

04 Independent Quality Assurance: Waterproof/Fix Inspection

04 Independent Quality Assurance: Waterproof/fix
Inspection / SAMPLE CHECKLIST

Complete

Inspection type	04 Independent Quality Assurance: Waterproof/fix Inspection
Job Name	SAMPLE CHECKLIST
Client	Sample
Site Address	77 C123, Geelong VIC 3220, Australia (-38.148193, 144.356416)
Inspection Date	22nd Jun, 2020
Property description	<ul style="list-style-type: none"> Double storey Slab on ground Timber sub-floor Brick Veneer Lightweight cladding
Inspection completed by	Assessor
Weather	8:20am: 7°, Mostly cloudy, Wind: WNW at 13 km/h, Wind Gusts: 18 km/h

1.0: GENERAL

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INSPECTION PROCESS:

Visual appraisal under normal or special lighting

BOUNDARIES OF THE INSPECTION:

The dwelling and it's immediate surroundings within the title boundary on the aforementioned property address. Items inspected are as per the list below.

REPORTING:

Any defects listed in reports will be based on elements that are known to not comply with the following but not limited to; Client supplied project drawings and specifications, the Building Act 1993, the Building Regulations 2018, National Construction Code/Building Code of Australia Volume 2, AS 4349.0 – 2007 Inspection of buildings, relevant Australian Standards, the Victorian Building Authority Guide to Standards and Tolerances 2015, manufacturers guidelines, and other similar relevant documents.

LEGEND

- MNC = Minor Non-Compliance
- NC = Non-Compliant
- NA = Not Applicable

1.1: GENERAL

1.1.2: Perimeter surface drainage

CHECKED

2.0: BATHROOM WATERPROOFING

2.1: BATHROOM GENERAL

2.1.1: Concrete and compressed fibre cement sheeting applicable?	YES
2.1.1.1: Floor waterproofing	CHECKED
2.1.2: Waterstop doorway	CHECKED
2.1.3: Sheet fixing requirements	CHECKED
2.1.4: Membrane - Any visible holes or tares?	CHECKED

2.2: BATHROOM SHOWER AREA

2.2.1: Shower area	YES
2.2.1.1: Preformed base	YES
2.2.1.1.1: Shower base free from damage?	CHECKED
2.2.1.1.2: Waterproofing	CHECKED
2.2.2: Niche?	YES
2.2.2.1: Fall to base?	CHECKED
2.2.2.2: Sealed	CHECKED
2.2.3: Termination at drainage flange	CHECKED
2.2.4: Membrane - Any visible holes or tares?	CHECKED

2.3: BATH

Applicable?	YES
2.3.1: Horizontal surfaces	CHECKED
2.3.2: Walls	CHECKED
2.3.3: Wall junctions and joints	CHECKED
2.3.4: Penetrations	CHECKED
2.3.5: Waterstop	CHECKED
2.3.6: Bath free from damage?	CHECKED
2.3.7: Membrane - Any visible holes or tares?	CHECKED

2.4: BATHROOM BASIN

2.4.1: Walls	CHECKED
2.4.2: Wall junctions and joints	CHECKED
2.4.3: Penetrations	CHECKED
2.4.4: Basin free from damage?	CHECKED
2.4.5: Sheet fixing requirements	CHECKED
2.4.6: Membrane - Any visible holes or tares?	CHECKED

SAMPLE

3.0: ENSUITE WATERPROOFING

3.1: ENSUITE GENERAL

3.1.1: Concrete and compressed fibre cement sheeting applicable?	YES
3.1.1.1: Floor waterproofing	CHECKED

SAMPLE

5.0: POWDER ROOM WATERPROOFING

5.1: POWDER ROOM 1

Applicable?	YES
5.1.1: Floors	CHECKED
5.1.2: Wall/floor junctions	CHECKED
5.1.3: Basin?	YES
5.1.3.1: Walls	CHECKED
5.1.3.2: Wall junctions and joints	CHECKED
5.1.3.3: Penetrations	CHECKED
5.1.3.4: Basin free from damage?	CHECKED
5.1.4: Sheet fixing requirements	CHECKED
5.1.5: Membrane - Any visible holes or tares?	CHECKED

6.0: LAUNDRY WATERPROOFING

6.1: Floors	CHECKED
6.2: Wall/floor junctions	CHECKED
6.3: Laundry trough/basin	YES
6.3.1: Walls	CHECKED
6.3.2: Wall junctions and joints	CHECKED
6.3.3: Penetrations	CHECKED
6.3.4: Trough free from damage?	CHECKED
6.4: Sheet fixing requirements	CHECKED
6.5: Membrane - Any visible holes or tares?	CHECKED

SAMPLE

7.0: WC WATERPROOFING

Applicable?	YES
7.1: Floors	CHECKED
7.2: Wall/floor junctions	CHECKED
7.3: Basin?	NA
7.4: Membrane - Any visible holes or tares?	CHECKED

SAMPLE

8.0: BALCONY WATERPROOFING

Applicable?	YES
8.1: Membrane - Any visible holes or tares?	CHECKED
8.2: Door/windows	CHECKED
8.3: Door/window upstand height	CHECKED

SAMPLE

9.0: PLASTER

9.1: No visible bows at external corners

CHECKED

9.2: Cornice lines visibly straight (up and down)

CHECKED

+9.3: Visible bulge/lump/bump in plaster

CHECKED

SAMPLE

10.0: FIXING ITEMS

10.1: Door/window quirks

CHECKED

+10.2: Bowed window heads, sills and jambs

CHECKED

10.3: Door; clearances, out of wind etc

CHECKED

SAMPLE

CONCLUSION

Limitations:

Specific limitations

Waterproofing product unknown
Dust/dirt covering floor/wall junctions
Waterproof covering fixings

Other limitations as per the "Consultancy Service Agreement"

This report is prepared in accordance with AS 4349.0 - 2007: Inspection of buildings. It is not a certificate of compliance of the property within the requirements of any Act, regulation, ordinance, local law or by-law, and is not a warranty against problems developing with the building in the future.

Has there been any previous Quality Assurance Inspections by Manse Group

Pre-Pour
Frame
Pre-Plaster

CONCLUSION

Conclusion

Overall excellent trades person skills shown throughout the Waterproof/fix stage

Report completed by



Assessor

22nd Jun, 2020 12:16 PM AEST

QUALIFICATIONS:

- Registered Building Practitioner DB-U

Manse Group Address: 72-76 Ryrie Street, Geelong VIC 3220

Manse Group "Consultancy Service Agreement" applies.