



ManseGroup

02 Independent Quality Assurance: Frame Inspection

02 Independent Quality Assurance:
Frame Inspection / SAMPLE CHECKLIST

Complete

Flagged items	0	
Inspection type	02 Independent Quality Assurance: Frame Inspection	
Job Name	SAMPLE CHECKLIST	
Client	Sample	
Site Address	72 Ryrie St, Geelong VIC 3220, Australia (38.1486281, 144.3565969)	
Inspection Date	05.03.2024	
Property description		
Double storey	Slab on ground	Timber frame
Structural steel	Sheet roof	Brick Veneer
Inspection completed by	Assessor	
Weather	8:20am: 7°, Mostly cloudy, Wind: WNW at 13 km/h, Wind Gusts: 18 km/h	

1.0: GENERAL

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, ABCB Housing Provisions Standard, 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

-  DEFECT
-  SIGNIFICANT DEFECT
-  CLOSED OUT
-  OBSERVATION

[Manse Group How defects are classified V1.1 04052023.pdf](#)

1.1: GENERAL

1.1.3: External elevations appear as per plans

ESSENTIALS PACKAGE

COMPLETE PACKAGE

1.1.4: Perimeter surface drainage

ESSENTIALS PACKAGE

COMPLETE PACKAGE

1.1.5: Bottom plate overhang

ESSENTIALS PACKAGE

COMPLETE PACKAGE

1.1.6: Walk through appears as per plan/walls generally built/installed

ESSENTIALS PACKAGE

COMPLETE PACKAGE

1.1.7: Bottom plate secure

ESSENTIALS PACKAGE

COMPLETE PACKAGE

1.1.8: Window manufacturer

NCC 2022

1.1.8.1: Window/door jamb head clearance?

ESSENTIALS PACKAGE

COMPLETE PACKAGE

SAMPLE
CHECKLIST

2.0: STRUCTURAL	
2.1: STRUCTURAL	
2.1.1: Connections appear as per the supplied Engineering drawings	<input type="checkbox"/> ESSENTIALS PACKAGE <input checked="" type="checkbox"/> COMPLETE PACKAGE
2.1.2: Load bearing stud sizes/locations as per supplied drawings	<input type="checkbox"/> ESSENTIALS PACKAGE <input checked="" type="checkbox"/> COMPLETE PACKAGE
2.1.3: Lintel sizes as per supplied drawings	<input type="checkbox"/> ESSENTIALS PACKAGE <input checked="" type="checkbox"/> COMPLETE PACKAGE
2.2: SUB FLOOR	
Joist manufacturer?	<input checked="" type="checkbox"/> Other?
2.2.1: Connection details appear as per the supplied drawings?	<input type="checkbox"/> ESSENTIALS PACKAGE <input checked="" type="checkbox"/> COMPLETE PACKAGE
2.2.2: Bracing/blocking locations as per drawings	<input type="checkbox"/> ESSENTIALS PACKAGE <input checked="" type="checkbox"/> COMPLETE PACKAGE
2.2.3: Internally braced walls on level 1 are back blocked underneath	<input type="checkbox"/> ESSENTIALS PACKAGE <input checked="" type="checkbox"/> COMPLETE PACKAGE
2.2.4: Concentrated loads back blocked accordingly	<input type="checkbox"/> ESSENTIALS PACKAGE <input checked="" type="checkbox"/> COMPLETE PACKAGE
2.3: STRUCTURAL STEEL	
Applicable?	<input checked="" type="checkbox"/> YES
2.3.1: Steel sizes (dimensions) as per engineer's drawings	<input type="checkbox"/> ESSENTIALS PACKAGE <input checked="" type="checkbox"/> COMPLETE PACKAGE
2.3.2: Steel connection details as per engineer's drawings	<input type="checkbox"/> ESSENTIALS PACKAGE <input checked="" type="checkbox"/> COMPLETE PACKAGE
+2.3.3: Base plate fixings	<input checked="" type="checkbox"/> COMPLETE PACKAGE

SAMPLE
CHECKLIST

3.0: WALL BRACING

3.1: WALL BRACING

3.1.1: Wall brace: locations as per supplied drawings

ESSENTIALS PACKAGE

COMPLETE PACKAGE

+3.1.2: Wall brace: fixings as per supplied drawings

COMPLETE PACKAGE

+3.1.3: Wall brace: bottom plate fixings as per supplied drawings

COMPLETE PACKAGE

SAMPLE
CHECKLIST

4.0: ROOF TRUSSES

4.1: ROOF TRUSSES

4.1.1: Trusses all generally installed

ESSENTIALS PACKAGE

COMPLETE PACKAGE

4.1.2: Truss hold downs appear installed as per plan

ESSENTIALS PACKAGE

COMPLETE PACKAGE

4.1.5: Speed brace installed as per plan locations

ESSENTIALS PACKAGE

COMPLETE PACKAGE

+4.1.6: Speed brace fixings apex

COMPLETE PACKAGE

+4.1.7: Speed brace fixings at heel

COMPLETE PACKAGE

+4.1.8: Creeper/jack hip connections

COMPLETE PACKAGE

+4.1.9: Valley truss blocking/hold downs

COMPLETE PACKAGE

+4.1.10: Valley truss overhang

COMPLETE PACKAGE

5.0: MISCELLANEOUS

5.1: MISCELLANEOUS

5.1.1: Corner studs plumb (Entry, Bed 1, Ensuite, Wet areas, Kitchen, main living area)

ESSENTIALS PACKAGE

COMPLETE PACKAGE

+5.1.2: External/internal/load bearing corners shot together

COMPLETE PACKAGE

5.1.3: L brackets for wall straightening

ESSENTIALS PACKAGE

COMPLETE PACKAGE

+5.1.4: Noggings (load bearing walls) installed and continuous

ESSENTIALS PACKAGE

COMPLETE PACKAGE

CONCLUSION

LIMITATIONS

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.

CONCLUSION

Conclusion

Overall excellent tradesperson skills shown throughout the Frame stage.

Report completed by



Assessor
05.03.2024 10:50 AEDT

QUALIFICATIONS:

- Registered Building Practitioner

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

Manse Group "Consultancy Service Agreement" applies.