

Schedule of Materials

EXAMPLE TAKE OFF FULL HOUSE

One Off Test Merchant

Code	Product	Usage	Quantity	Unit
STEEL				
27200018.656	Plastic Reinforcing Bar Chair 50/65 ea	SLAB	179	each
27205018.364	Trenchmesh Clip 11TM 300mm	FOOTINGS	261	each
27207270.	Trench Mesh Spacer 11TM500		185	each
27480000.	Tie Wire 230mm Cut lengths		3	bdle
27500000.364	500 N12S Deformed Bar 6.0m	FOOTINGS	7	lgth
27500000.380	500 N12S Deformed Bar 6.0m	FOR STARTERS	51	lgth
27500000.656	500 N12S Deformed Bar 6.0m	SLAB	26	lgth
27500000.740	500 N12S Deformed Bar 6.0m	TO BLOCKS	43	lgth
27500144.364	500 N16S Deformed Bar 6.0m	FOOTINGS	13	lgth
27500144.740	500 N16S Deformed Bar 6.0m	TO BLOCKS	4	lgth
27800192.	MB Sqr Rib Mesh SL82 6.0x2.4m		13	sht
27850108.364	MB Trench Rib Mesh L011TM3W 0.2x6.0m	FOOTINGS	50	lgth
FOUNDATION HARDWARE				
30595432.	Washer SQ Galv 50x50x3x10mm		64	each
30601800.208	Bolt & Nut Cup HD Galv 10x200mm	BOTTOM PLATE	64	each
30850036.	Adhesive Capsule CHEM12 12mm		41	each
33004200.656	Builders Film Black 2mx50mx200Um Roll	SLAB	3	roll
33027000.656	Polythene Tape 48mm x 30m	SLAB	4	roll
33039000.	Ormonoid Bitkote No.3 4L		9	pail
99999.	100mm Aggi Line drainage pipe		15.8	Lm
99999.	Selected Waterproof Membrane m2		19.9	m2
CONCRETE				
23000126.368	Concrete Blockfill 20.0MPa 4mm	FOR GROUTING	4.8	M3
23000126.368	Concrete Blockfill 20.0MPa 4mm	FOR GROUTING	0.8	M3
23000126.368	Concrete Blockfill 20.0MPa 4mm	FOR GROUTING	0.6	M3
23002772.364	Structural Concrete 25MPa 20mm	FOOTINGS	37.0	M3
23002772.489	Structural Concrete 25MPa 20mm	TO PIER	1.1	M3
23002772.656	Structural Concrete 25MPa 20mm	SLAB	19.6	M3
99999997.	Sand Washed Mixed Bulk		9.8	M3
MASONRY				
25002000.	Block 150mm 15.01Standard		202	each
25004000.	Block 200mm 20.01Standard		596	each
SUBFLOOR FRAMING				
11550336.340	Hyne LVL 150x45mm	F/JOISTS	221.4	Lm
	[1/3.0, 11/4.8, 2/7.2, 18/8.4]			
11550336.853	Hyne LVL 150x45mm	WALL PLATE	21.0	Lm

11550498.180	Hyne LVL 245x63mm [1/3.0, 1/8.4, 1/10.5]	BEARERS	21.9	Lm
99999.489	75x75x4.0mm SHS Post [2/1.2, 4/2.7]	TO PIER	13.2	Lm

SUBFLOOR HARDWARE

30275018.374	Cap Pier 230 x 230 Full	FOR PILES	6	each
30700360.853	Sleeve Anchor Hex Dynabolt Galv DP16140GH	WALL PLATE	50	each

FRAMING HARDWARE

30285036.484	Pryda Strap Brace SB083/50 30 x 0.8mm x 50m	LINTELS	1	roll
30285036.879	Pryda Strap Brace SB083/50 30 x 0.8mm x 50m	DOORS	1	roll
30293792.	Pryda Multigrips 1.0mm MG 100 x 35mm		120	each
33026224.	GEM Dampcourse 500um 90 mm x 50m		2	roll
99999.212	M12 Threaded Rod Tie 2700mm	BRACING	54	each
99999.212	Ramset Anka Screw Anchor Galv M12x150mm	BRACING	50	each

PRENAILED FRAMES GND LEVEL

11002018.208	90x35 mm Pine Structural MGP10 H2 Blue L/m	BOTTOM PLATE	83.0	Lm
11002018.492	90x35 mm Pine Structural MGP10 H2 Blue L/m	NOGGINGS	91.3	Lm
11002018.732	90x35 mm Pine Structural MGP10 H2 Blue L/m	STUDS	717.8	Lm
11002018.748	90x35 mm Pine Structural MGP10 H2 Blue L/m	T/PLATE	199.2	Lm
11006144.484	120x45 mm Pine Structural MGP12 H2 Blue L/m [2/1.5]	LINTELS	3.0	Lm
11006162.484	140x45 mm Pine Structural MGP12 H2 Blue L/m [3/0.9, 1/1.2, 2/1.8]	LINTELS	7.5	Lm

RANDOM SUPPLY OTHER GND LEVEL

99999.540	75x75x4.0mm SHS [2/3.0]	POSTS	6.0	Lm
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MIDFLOOR FRAMING

11550090.340	Hyne I-Beam T2 360x90mm [2/2.4, 7/3.0, 2/4.2, 10/4.8, 9/5.4, 9/6.0, 15/7.2, 3/9.0]	F/JOISTS	319.8	Lm
11550090.764	Hyne I-Beam T2 360x90mm	TRIM	22.0	Lm
11550318.340	Hyne LVL 130x45mm [1/3.6, 2/5.4, 2/6.6]	F/JOISTS	27.6	Lm
11550336.172	Hyne LVL 150x45mm [4/1.2, 4/1.8]	BEAM	12.0	Lm
11550336.340	Hyne LVL 150x45mm [3/2.4]	F/JOISTS	7.2	Lm
11550354.172	Hyne LVL 200x45mm [2/2.4]	BEAM	4.8	Lm
11550372.172	Hyne LVL 245x45mm [2/2.4, 2/4.8]	BEAM	14.4	Lm
11550534.340	Hyne LVL 360x63mm [3/6.6]	F/JOISTS	19.8	Lm

99999.172	300 PFC	BEAM	5.7	Lm
[1/5.7]				

MIDFLOOR HARDWARE

20600000.	Cypress T&G Flooring End Matched 130x20mm		1539.4	Lm
30286432.	Pryda Face Mount I-Joist Hanger LF350/90 90 x 350mm		30	each
30289904.	Pryda Framing Bracket Galv FB65170 65 x 168mm (FB65)		3	each
37050036.354	Maxbond Adhesive 320g	FLOOR	3	cartridg
46607076.354	CSR Cemintel Compressed Sheet 18x2400x1200mm	FLOOR	8	sht

PRENAILED FRAMES LEVEL 1

11002018.208	90x35 mm Pine Structural MGP10 H2 Blue L/m	BOTTOM PLATE	164.5	Lm
11002018.492	90x35 mm Pine Structural MGP10 H2 Blue L/m	NOGGINGS	205.9	Lm
11002018.732	90x35 mm Pine Structural MGP10 H2 Blue L/m	STUDS	1391.7	Lm
11002018.748	90x35 mm Pine Structural MGP10 H2 Blue L/m	T/PLATE	380.5	Lm
11005936.484	120x35 mm Pine Structural MGP12 H2 Blue L/m	LINTELS	3.6	Lm
[2/1.8]				
11005972.484	190x35 mm Pine Structural MGP12 H2 Blue L/m	LINTELS	9.9	Lm
[3/2.4, 1/2.7]				
11005990.484	240x35 mm Pine Structural MGP12 H2 Blue L/m	LINTELS	3.3	Lm
[1/3.3]				
11550354.484	Hyne LVL 200x45mm	LINTELS	5.4	Lm
[1/2.4, 1/3.0]				
11550390.484	Hyne LVL 300x45mm	LINTELS	4.2	Lm
[1/4.2]				

TRUSSES

99999.	Trusses as per Quote		1	each
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PRECUT BALANCE OF ROOF

11002018.360	90x35 mm Pine Structural MGP10 H2 Blue L/m	FLYRAFTERS	40.9	Lm
11002018.500	90x35 mm Pine Structural MGP10 H2 Blue L/m	VERGE RAFTERS	49.6	Lm
11002018.502	90x35 mm Pine Structural MGP10 H2 Blue L/m	PACKING	57.2	Lm
11550354.556	Hyne LVL 200x45mm	RAFTERS	186.0	Lm
[2/4.2, 6/5.4, 22/6.6]				

RANDOM SUPPLY BALANCE OF ROOF

11002018.508	90x35 mm Pine Structural MGP10 H2 Blue L/m	PARAPET	106.9	Lm
11002262.244	140x45 mm Pine Structural MGP10 H2 Blue L/m	C/BEAM	2.1	Lm
[1/2.1]				
11550354.660	Hyne LVL 200x45mm	S/BEAM	7.2	Lm
[2/3.6]				
11550372.244	Hyne LVL 245x45mm	C/BEAM	4.8	Lm
[1/1.2, 1/3.6]				
11550408.660	Hyne LVL 360x45mm	S/BEAM	16.2	Lm
[1/2.4, 2/4.2, 1/5.4]				
11550534.244	Hyne LVL 360x63mm	C/BEAM	4.8	Lm

11550854.660	^[1/4.8] Hyne Beam 17C Grade A UT 230x65mm	S/BEAM	6.6	Lm
	^[1/6.6]			
11550980.244	Hyne Beam 17C Grade A UT 165x85mm	C/BEAM	2.1	Lm
	^[1/2.1]			
11552054.244	Hyne Beam 17C Grade C UT 230x65mm	C/BEAM	5.4	Lm
	^[1/5.4]			
99999.813	<i>200x25mm Pine RS</i>	V/BOARDS	22.6	Lm

ROOFING

35063000.	Medium Duty Anticon 60 15m x 1200mm		20	roll
40000576.	Lysaght Klip-Lok 406 Colorbond 0.48BMT (0.406 Cov)		34.4	Lm
40000648.	Lysaght KL65 Clip Colorbond (For Klip-Lok 406)		55	each
40075000.	Stramit Corrugated Colorbond 0.42 BMT (0.762 Cov)		454.2	Lm
40080000.	Ridge Roll Top Colorbond 0.55mm		3.9	Lm
40080144.	Square Barge Cap Std Colorbond		97.9	Lm
40080288.	Valley Colorbond		11.3	Lm
40080360.	Apron Flashing Colorbond		59.8	Lm
44505054.	Roofzip Screws 1000bx		5	box
44505090.579	40mm Battens Top Hat	ROOF BATTENS	679.8	Lm
99999.435	<i>Selected Internal Gutter to Shape Required</i>	GUTTER	9.5	Lm
99999.508	<i>Selected Shaped Parapet Capping</i>	PARAPET	13.8	Lm

RAINWATER SYSTEM

44503000.338	Fascia mtr	FASCIA	34.1	Lm
44503036.338	Fascia Gutter mtr	FASCIA	46.2	Lm
44503162.129	Barge mtr	BARGE	61.1	Lm

LOCK UP MATERIALS

30294872.	Pryda Foil Fix (21 x 21mm) SFF 50 strips of 10		48	each
35061036.	EnviroSeal Wall Wrap Light 1350mm60m		5	roll
35061108.	EnviroSeal Wall Breather Light 1350mm60m		2	roll
46597018.668	CSR FC Eaves Lining Sheet 4.5x2400x600mm	SOFFIT	25	sht
46597162.668	CSR FC Cladding Sheet 4.5x2400x1200mm	SOFFIT	7	sht
46597198.668	CSR FC Cladding Sheet 4.5x3000x1200mm	SOFFIT	3	sht
46597536.	CSR PVC H-Mould 4.5x2400mm		21	lgth
46597554.	CSR PVC H-Mould 4.5x2700mm		5	lgth
55090000.	RP3 Bronze Door Seal 915mm		1	each
55090018.	RP3 Bronze Door Seal 1220mm		1	each
65057000.330	25x25 (19F) Primed H3 Rad FJ Quad	EAVES MOULD	63.4	Lm
99999.290	<i>Design Pine Rusticated WbD H3 Primed 138x18</i>	CLADDING	644.5	Lm
99999.	<i>Selected 2450x1200mm Pivot Door</i>		1	each
99999.	<i>Selected Door frame and 300 Sidelight</i>		1	set
99999.	<i>Sel Foam Cladding (For Render)m2</i>		18.5	m2

INSULATION

35070000.	Bradford Gold Wall Batts R1.5 75mm m2		268.5	m2
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35070864	Bradford Gold Ceiling Batts R3.0 165mm m2		229.0	m2
INTERIOR DOORS				
54001018.	Ezitrim Primed F/J Door Jamb 110x30mm x 5.2m		12	lgth
54715000.	Hume Smartrobe Unit 2 Door Track & 112mm Rev		4	each
54715054.	Hume Smartrobe Unit 3 Door Track & 112mm Rev		1	each
55080234.	Hinge Butt FP SCP 100mm		36	each
99999.	Door Int 2040x620 Glass Door		2	each
99999.	Door Int 2400x770x35 MDF Flush		3	each
99999.	Door Int 2400x820x35 MDF Flush		13	each
99999.	Door Int 2040x820 Glass Door		1	each
99999.	Door-Cavity Unit Flush 2400x620x90mm		1	each
99999.	Door-Cavity Unit Flush 2400x820x90mm		5	each
99999.	Hume Smartrobe Door Primecoat 2040x900		9	each
99999.	Hume Smartrobe Door Primecoat 2040x1050		2	each
DOOR HARDWARE				
55000108.	Door Stop 75MM Cushioned White		10	each
55001000.	Gainsborough Combination Entry Set PB		1	each
55001250.	Gainsborough Windsor Passage Lever SC SVP		7	each
55001268.	Gainsborough Windsor Privacy Lever SC SVP		2	each
55001286.	Gainsborough Windsor Dummy Lever LH SC		2	each
55001304.	Gainsborough Windsor Dummy Lever RH SC		1	each
55005126.	Gainsborough Cavity Door Priv Lock SC SVP		1	each
55005288.	Gainsborough Cavity Door Pass Set SC SVP		4	each
55009500.	Gainsborough 6230 Roller Catch SC		3	each
55090000.	RP3 Bronze Door Seal 915mm		1	each
INTERIOR LININGS				
37050036.	Maxbond Adhesive 320g		14	cartridg
46558000.845	JH Villaboard 6.0mm m2	WALLS	121.7	m2
60001696.604	CSR Cove Cornice 90mm x 5.4m	CORNICE	74	lgth
60003000.845	Plasterboard-Gyprock RE 10mm m2	WALLS	780.9	m2
60004500.228	Plasterboard-Supa-Ceiling RE 10mm m2	CEILING INTERIOR	387.9	m2
60015000.	Gyprock Acrylic Stud Adhesive 1kg		39	pail
88307500.	P40 Rondo Int Corner Lgth 1.8m		19	lgth
99999.212	AWP Brace Ply F14 LOSP 4.0x2745x900mm	BRACING	22	sht
99999.212	AWP Brace Ply F14 LOSP 4.0x3050x900mm	BRACING	14	sht
99999.212	AWP Brace Ply F11 LOSP 4.5x3050x900mm	BRACING	21	sht
99999.212	AWP Brace Ply F11 LOSP 4.5x3050x1200mm	BRACING	2	sht
FITOUT MATERIALS				
65015324.644	Hume Pinetrim FJ Sgl Bev Arch 66x11mm x 5.4m	SKIRTING	66	lgth
65015324.124	Hume Pinetrim FJ Sgl Bev Arch 66x11mm x 5.4m	ARCHITRAVES	88	lgth
65015648.292	Hume Pinetrim FJ SQR Dressed DAR 42x18mm x 5.4m	SHELF SUPPORT	7	lgth
65015684.292	Hume Pinetrim FJ SQR Dressed DAR 92x18mm x 5.4m	SHELF SUPPORT	4	lgth
66502018.628	Melamine PVC Edged Shelving 16.0x1800x445	SHELVING	4	sht

66502075.628	Melamine PVC Edged Shelving 16.0x1800x525	SHELVING	1	sht
66502090.628	Melamine PVC Edged Shelving 16.0x2400x595	SHELVING	2	sht
66502144.628	Melamine PVC Edged Shelving 16.0x3600x595	SHELVING	1	sht
66504000.	Shelf Rail 19mm Diam 1800mm		1	lgth
66504072.	Shelf Rail 19mm Diam 3600mm		1	lgth
66504500.	Shelf end pillars 19mm Diam Pair		8	pair
66504536.	Shelf centre pillars 19mm Diam		6	each

NAILS

30296144.	Pryda Timber Connector Nails 35 x 3.15mm Galv 500g		8	pkt
30296324.	Pryda Timber Connector Nails 40 x 3.75mm for I-J/Hangers Galv 5kg		1	carton
70099654.	VillaBd Screw Slf/Dr Fine Thr YZ #8gx30 100box		22	box
70102444.	Drywall Screw Bugle FineThr NP YZ #6gx32 1000box		12	box
70125272.	Nail Fibre Cement Galv 30x2.8 5kg		2	tub
70125518.	Nail Fibre Cement Galv 40x2.8 0.5kg		5	pack
70145272.	Nail Bullet Head Galv 50x2.50 5kg		2	tub
70146872.	Nail Bullet Head Galv 75x3.75 5kg		3	tub
70158018.	Brads Panel Pins Bright 40x1.60 0.5kg		7	pack
70164108.	Nail Bullet Head Bright 100x3.75 25kg		5	ctn

BRICKS

51000000.	Brick Tie 85mm Galv ea		1946	each
51008000.	Standard Generic Brick 230x76x110mm 48/m2		15265	each

1. We can adapt to add extra items/measures as required.
2. This schedule has a guarantee to be within 5% of the total dollar value of material estimated in this schedule, items are not guaranteed on a 1 by 1 basis. This only includes for items listed in this schedule. It is your responsibility to check for items not listed.
3. This schedule of materials is prepared for pricing purposes. While some items may be able to be ordered directly off this schedule, it is the Contractors responsibility to check that the items ordered are correct for what is to be constructed. Estimating & Drafting Services PTY Ltd is not responsible for any costs incurred of wrong products ordered from this schedule. Speciality 'Non Stock' items especially need to be signed off by the Supplier before ordering.
4. Where quantities have been estimated, standard industry measures and wastage allowances have been employed. It is the responsibility of the client to check and confirm all quantities.
5. Where an item of timber is marked with a Call Size (EG EX 100x25mm) we have allowed what we assume to be the correct finished size product. It remains the responsibility of the Contractor to check items allowed on the schedule are what is required for construction of the job.
6. All material takeoffs are based on the plans and specifications as provided by the client.
7. Only items as listed and quantified above are included in this estimate.
8. Where there are contradictions on plans and specifications, the following order will be used to decide which solution is to be applied in this job. 1) Merchant Request Form, 2) Engineering Drawings [Layout Plans-Elevations-Cross Sections-Details], 3) Engineering Specifications, 4) Architectural Drawings [Layout Plans-Elevations-Cross Sections-Details], 5) Architectural Specifications. Estimating Services Ltd takes no responsibility for any difference in value of products measured using this selection order.
9. Where a schedule includes timber lengths in excess of 6.0m, then the customer should be aware that it is not always possible to supply timber over 6.0m lengths. Its the customers responsibility to check for supply and to source alternatives if supply is not able.
10. Where quantities have been assessed it has been done to the best of our ability from the information supplied, for pricing purposes only. It remains The CONTRACTORS responsibility to check the schedule of quantities prior to using for pricing, or the placing of a firm order.
11. This estimate only covers those materials quoted, if materials which are of a similar nature, or otherwise are ordered, then the quoted price will not be applicable.
12. Take off has been done as per printed plan pages provided.
13. The nail requirement for this building will vary from the schedule due to large differences in building systems. The nail section in this schedule is for price guide only.
14. Where no material types or details are stated then what we have allowed is deemed to be correct for the purposes of this schedule.
15. Some items we have had to assume, we have tried to tag as much as possible but it remains your responsibility to check all items.
16. No allowance for Glass door to laundry in this schedule, assumed supplied with aluminium windows.
17. No allowance for aluminium louvre gate to under the house.
18. No allowance for pool construction or surrounding tiled paving slab in this schedule. Assumed to be done by others.
19. No allowance for miscellaneous fixing brackets as per Engineer drawings example Page S31. Assumed to be priced by others.
20. No allowance for downpipes or fittings in this schedule.
21. No allowance for Render external finish in this schedule.
22. No allowance for painting in this schedule.
23. No allowance for plumbing in this schedule.
24. No allowance for electrical or electrical fittings in this schedule.
25. No allowance for aluminium joinery in this schedule.
26. No allowance for kitchen or joinery items in this schedule.
27. No allowance for floor finishing's in this schedule.
28. No reference on plans for insulation. Please check what has been allowed.
29. No allowance for Termite protection allowed for in this schedule.
30. No allowance for water tank in this schedule.
31. No allowance for cut and fill materials.
32. No allowance for mortar/cement to masonry or bricks in this schedule.
33. Villaboard allowed to walls of baths/ensuites and laundry in this schedule.
34. As no durability zones were specified it is assumed that this building is not located in sea spray zone. It is the responsibility of the main contractor to verify this before the placing of a firm order.
35. No site works allowed for in this schedule. No fences/gates/landscaping/footpaths or miscellaneous external items etc allowed for in this schedule.
36. Roof battens have been allowed at 600mm centres in this project. This is an estimate only and needs to be confirmed prior to firm pricing or ordering of materials.
37. Sheet sizes to sloping soffit must be checked on site before installation since there might be possibility of lack of width because of the sloping factor.
38. No weatherboard cladding type mentioned. Please check.
39. No ceiling insulation has been allowed to lower level ceilings in this schedule.
40. No interior stairs, treads or risers have been allowed for in this schedule.
41. Shelving allowed in this estimate has been allowed as follows unless stated otherwise on the plans: A single 600 wide shelf allowed to wardrobes, 4 rows of 600 wide shelves to linen cupboard, A single 600 wide shelf allowed to other cupboards shown on plans. Please adjust as required based on the owners needs.
42. Quantities for Plasterboard are for pricing only and a full quantification should be done on site before ordering.

#152 · Schedule of Materials · QS: Robbie (Central) · Origin: Central · Grade: 25 - C2a · One Off Test Merchant

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