



Real Sheds - Real Value®



535 Boat Harbour Drive, TORQUAY, QLD, 4655
 P: 07 41 252 300 • F: 07 41 252 761
 E: sales@universalhomeimprovements.com.au

A.B.N: 86 098 818 181
 BSA License: 100 3008

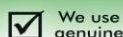
Customer Details:	Extra Contact:	Quote Number:38385 29/01/2025 Quote valid for 7 Days due to Steel Price Volatility.
Ellie Salter-Smith 5 Basil Court Nikenbah 4655 0437332476	elliejane37@gmail.com	

Dear Ellie Salter-Smith

Thank you for allowing Universal Home Improvements to quote on your Fair Dinkum Shed

Quotation Overview:			
Dimensions:			
Length:	12m		
Span:	6m		
Height:	3.9m		
Bay Width:	6m x 2 bay(s)		
Roof Pitch:	11Deg°		
Left Leanto			
Right Leanto			
Design Factors:			
Importance Level:	2	Topography:	1
Wind Region:	Reg B	Shielding Factor:	1
Terrain Category:	TCat 2.06	Int Pressure Co-efficient:	-0.34, 0.24
Ultimate Wind Speed:	57	Site wind speed in m/s:	49 (ultimate limit state)
Building Details:			
Walls	COLORBOND® COLORBOND MonoClad 0.42 CB		
Roof	COLORBOND® COLORBOND Corrugated 0.42 CB 11Deg		
Gutter & Barge	COLORBOND® COLORBOND M Pattern Gutter Slotted Gutter CB		
Downpipe	90mm PVC Run to Ground Level Only		
Skylights			
Roller Doors	COLORBOND® COLORBOND 1 x 3.10h X 3.05 CB *Series A #		
PA Doors	1 x 3.40h X 3.75 CB Direct Drive NovaTaur Commercial COLORBOND® COLORBOND Personal Access Door in RIGHT of Bay 2 of BACK wall. 2040 x 820 x 35mm - Pre-Hung - Single Skin - P/C Tube Frame - 180 deg - CB		
Sliding Glass Doors			
Windows			
Insulation	COMFORT - SISAL FOAMCELL SHED LINER 4MM (to store) (45m2) for ROOFMAIN for area		
Whirly Birds	73.3476m2		
Open Bays	1 x Roof Ventilators COLORBOND® COLORBOND		
Divider Walls			
Vermin Proofing	Included		

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Materials:			
Columns:	2C20024	Purlins:	Z15019
Rafters:	C20024	Side Girts:	Z15019
Knee/Apex Brace:	C10019	End Girts:	Z15019
Left Leanto Column:		Right Leanto Column:	
Left Leanto Rafter:		Right Leanto Rafter:	
Mezzanine Bearer:		Mezzanine Joists:	
Notes:			

QUOTATION	
Kit Delivered To Site	Included
Development Approval	Included
Town Planning	Included
QBCC Insurance (required for jobs over \$3300)	Included
Erection	Included
Concrete Slab (Allowance of 100mm fall and good site access)	Included (Any extras paid direct to concreter)
Total Price Including GST	\$40,830.00

If no power is available onsite, generator hire applies @ \$60 per day.

WE WON'T BE BEATEN ON PRICE!

If you have a comparable quote in writing that is cheaper, we will beat it!

Payment Schedule

- 5% Deposit – Plans to council.
- 35% - Upon approvals to order materials.
- 25% - Upon completion of slab pour.
- 25% - 3 days prior to delivery of materials.
- 10% - Upon practical completion of build.

Steel Price Volatility

We are currently experiencing significant price movements from our major suppliers and have been for some time, including notification of increases in the coming months. For this reason we can only offer quotes that are valid for 7 days.

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Comparing Our Quote to Other Shed Companies? Things to look for/ask

National Construction Code

The National Construction Code was amended in May 2019. This amendment requires that all shed structures are built to withstand higher internal pressure as doors and large windows shall now be considered openings, unless they are demonstrated to be capable of resisting the applied wind pressure (ie. Wind Lock Roller Doors).

Ask the question to the other company, do you comply with the National Construction Code Amendment? On small sheds this can make a few hundred dollars difference, however on bigger sheds its easily thousands in materials. Not to mention the fact that you could end up with a non-compliant shed and problems with your insurance company later on.

Wind Rating

Make sure your shed has been designed to the correct wind rating. Using our software in conjunction with Shed Safe, we can pin the exact location of the shed, bringing up details regarding terrain, topography and other shielding factors, ensuring the structure is designed to the correct wind rating. Remember every site's wind rating is different! **Please note that VR is an Ultimate Wind Speed rating that is not designed to be shown on any quote, as it is not the actual Site Wind Speed. So please don't compare our site wind speed rating against VR.**

Shedsafe Accreditation

ShedSafe provides an opportunity for Shed suppliers to demonstrate their compliance with the Building Code of Australia via the ShedSafe third party accreditation program.

ShedSafe is about sheds meeting the requirements of the Building Code of Australia which has requirements for structural and community safety.

Wind loads on a shed are the main force sheds need to resist, and the wind will always find the weakest point in a shed. Whilst some sheds appear to be robust, all the structural parts of the shed need to be designed correctly to withstand the wind loads.

The ShedSafe program reviews the engineering plans and calculations provided by the consulting engineer engaged by the shed supplier. The review considers the design principles for compliance with the Building Code of Australia.

We are one of only two Shedsafe Accredited Shed companies on the Fraser Coast!

Wall & Roof Thicknesses

Some shed companies reduce the thickness of the wall sheets to save money. We use Monoclad or Corrugated 0.42BMT/0.47TCT for both the walls and the roof.

Cast In Stirrups

For added strength we cast stirrups into the concrete slab. This means the column is held in place via a stirrup set into the concrete compared to drilling and inserting dynabolts.

Custom Flashings

Each shed is designed with custom flashings, not general one size fits all flashings. This gives you the best finish possible on your new shed.

Bolted Frame

The frame is completely bolted using purlin bolts, not tek screwed!

So before going for the cheaper quote, make sure you consider the above, remembering you generally get what you pay for!

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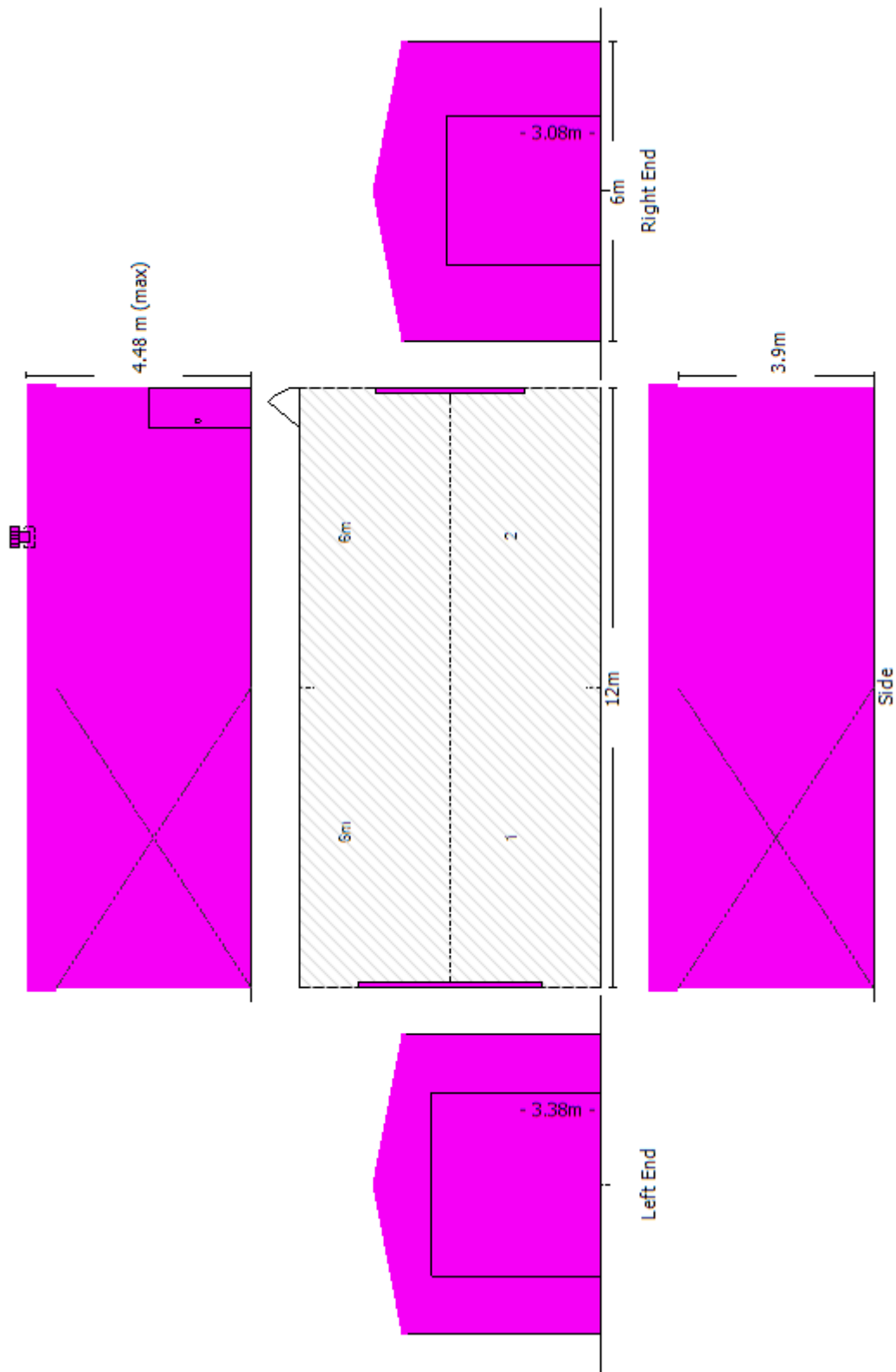
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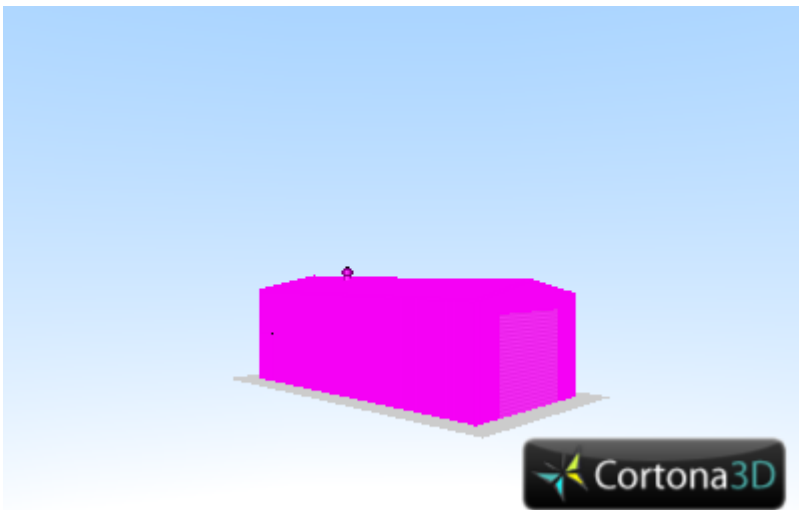
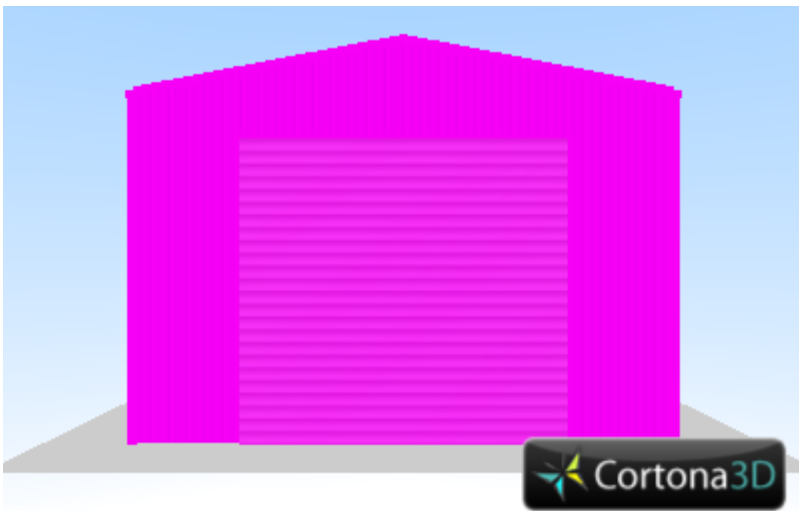
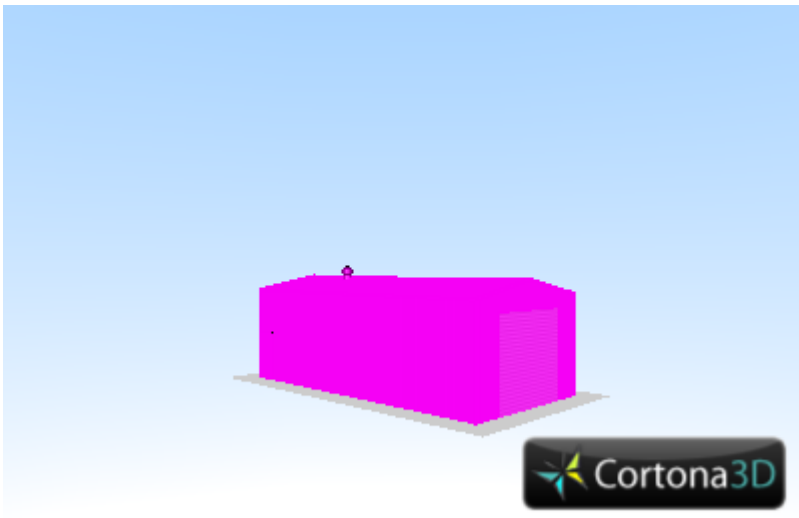
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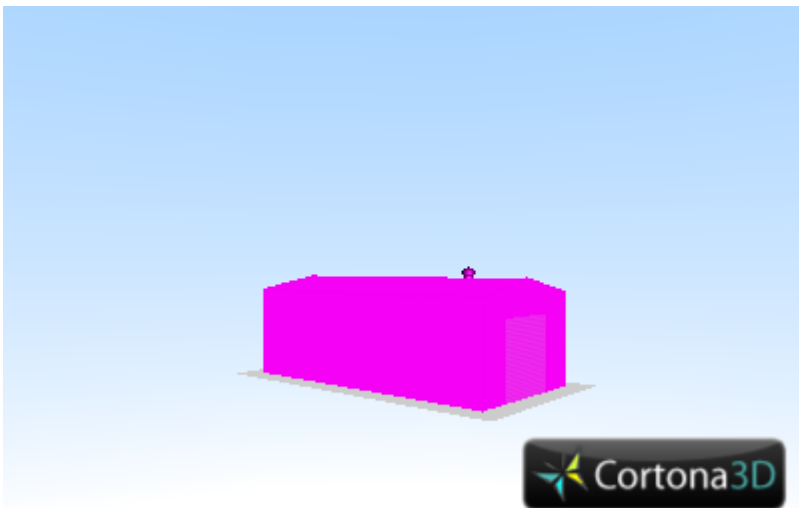
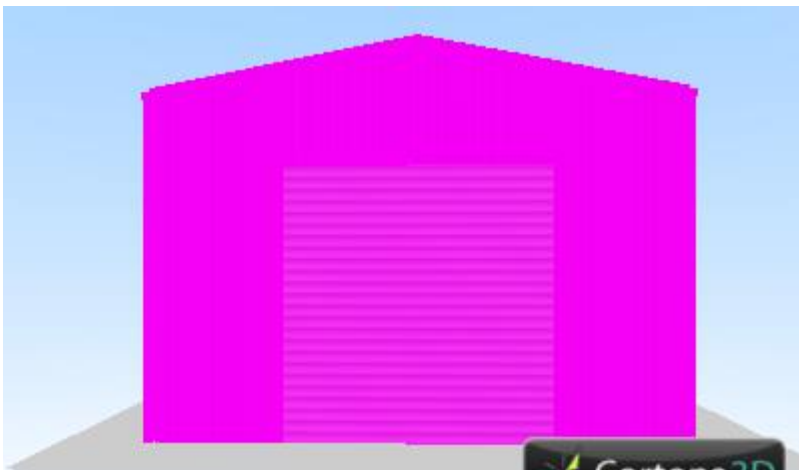
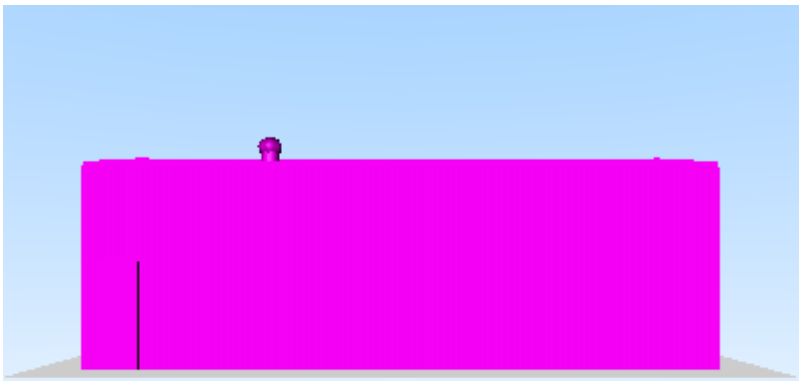
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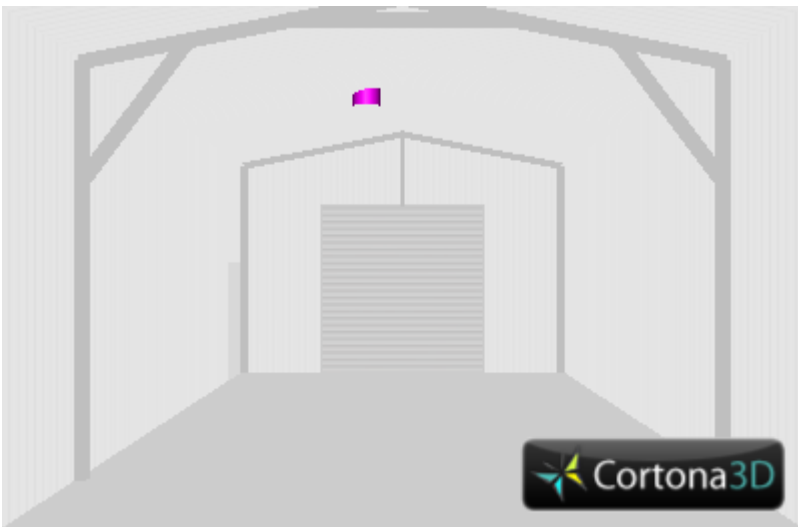
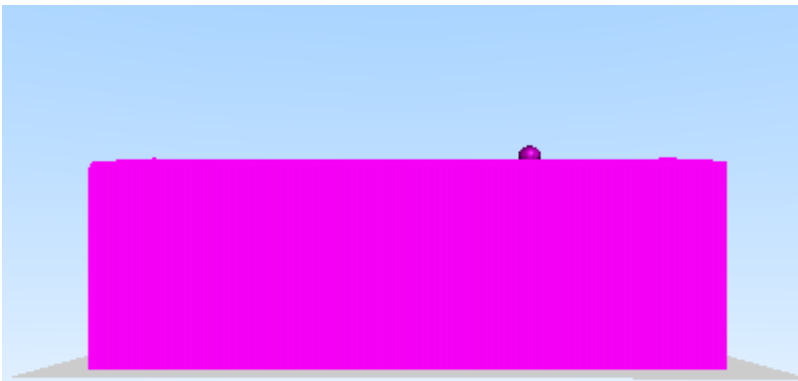
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