

## Registered Master Builders House of the Year

### 2017 JUDGING CRITERIA

#### Multi Apartments / Duplexes / Terrace Housing New Home

| Judging Categories  | Points (2000) | Weighting |
|---|---------------|-----------|
| 1. Workmanship  | 1100          | 55%       |
| 2. Design, functionality and style & general considerations | 900           | 45%       |

#### 1. Workmanship

|   |              |
|---|--------------|
| <p><b>Structure</b><br/>           The foundations, floors, walls and roof are straight, true, level and plumb. Attention to detail has been maintained providing a structure with high levels of accuracy for fixing roofing, cladding and linings.</p>  | /150         |
| <p><b>External cladding and roofing</b><br/>           All roofing, cladding, veneers, soffits and trims have been fixed or laid to the manufacturer's specifications and to the best possible trade practice, e.g. the paintwork should be free of blemishes.</p> <p>All flashings on the roof, parapet, windows and doors, wall junctions and projections have been installed neatly to the best trade practice and to the manufacturer's instructions.</p> <p>Special weather resistant finishes such as coatings, have been applied neatly and weather resistant deckings installed to the best trade practice and in accordance with the manufacturers specifications.</p> | /300         |
| <p><b>Installation of products</b><br/>           Products and materials have been installed correctly - taking into account the difficulty of the application of some products over others.</p>  | /150         |
| <p><b>Finishing</b><br/>           The levels of finish incorporate the fixing and stopping of wall linings, accurate fitting and fixing of windows and doors, architraves, skirtings and mouldings; installation of the kitchen, bathroom cabinets, and any joinery; tile work, painting and decorating, plumbing and electrical fittings. All of this work should provide a quality finish.</p>   | /200         |
| <p><b>General workmanship</b><br/>           General assessment of the workmanship and quality of the dwelling including the degree of difficulty of the complete building project, relative to the category it is in.</p>  | /300         |
| <b>SUB TOTAL</b>  | <b>/1100</b> |

## 2. Design, Functionality and Style

|   |             |
|---|-------------|
| <p><b>Functionality and design</b><br/> The general design should take into consideration the sun and the views available to individual units. The layout and functionality of individual units should be practicable and provide the occupants with a comfortable and pleasant environment.</p> <p>Are the kitchen, bathroom(s) and service spaces suitable to the size of the unit?</p> <p>Has consideration been given to privacy and outdoor living space(s)?</p> <p>Has consideration been given to fire rating ie; concrete blocks versus GIB fire line etc?</p> <p>Has consideration been given to proximity to roads and entry access?</p> <p>Is the selection and suitability of products appropriate to the site conditions and overall design of the development with good attention to detailing?</p> | /350        |
| <p><b>Fit to Site/Access/Entrance</b><br/> The development should take into consideration the topography and the adjacent surroundings.</p> <p>Is there good planning for both pedestrian and vehicle movement to access the individual units, car parking and garaging?</p> <p>Is there well defined access points for emergency vehicles and evacuation?</p> <p>Has consideration been given to weather protection to unit entrance points and access ways?</p>   | /200        |
| <p><b>Future proofing/Maintenance</b><br/> Has there been good use of low maintenance materials with consideration to reasonable access for future maintenance?</p> <p>Has consideration been given to ongoing sustainability ie heat pump hot water, solar panels etc</p> <p>Are there appropriate security measures in place?</p>   | /150        |
| <p><b>General considerations</b><br/> Are there appropriate and well located service courts with clothes lines, rubbish storage and removal facilities?</p> <p>Is there good use of surplus habitable and common areas within the development?</p> <p>Is there well designed and controlled landscaping to common areas?</p> <p>Has consideration been given to soundproofing between the units?</p>  | /200        |
| <p><b>SUB TOTAL</b></p>   | <b>/900</b> |

**TOTAL**

**/2000**