

TWIN CREEKS ESTATE

Community Update

In the latter half of 2016 the following improvements to the community facilities were completed:

Removal of Original BBQ

This project included the removal of the original “safety” designed BBQ from the Community Facilities as the original BBQ was impractical and not utilised.

- The gas line connection was terminated by a qualified plumber. The BBQ was demolished and the concrete base was removed. The gas line was left in place as a provision for potential future use for other purposes.
- A new steel garden edge was installed to match the existing garden bed edging of the area.
- The concrete pad was then cut up to be reused and relocated adjacent to the Community Facilities function room.
- A layer of mulch was applied to the garden bed area to cover the space after the removal of the BBQ.



Safety BBQ prior to removal



After removal of BBQ and Concrete Pad

Repurposing and relocation of concrete pad



The concrete pad that was removed from the BBQ was custom cut and relocated to the garden bed area adjacent to the function room. This concrete pad is intended to be used as a base for the mobile BBQ that is available to residents hiring the community facility.

A second concrete pad was also cut as a provision for the future garbage bin enclosure.

The area surrounding the concrete pads were also mulched.

Pool Shade Sail

A shade sail was installed at the end of the swimming pool to provide a shaded area over a section of the pool and paved area.

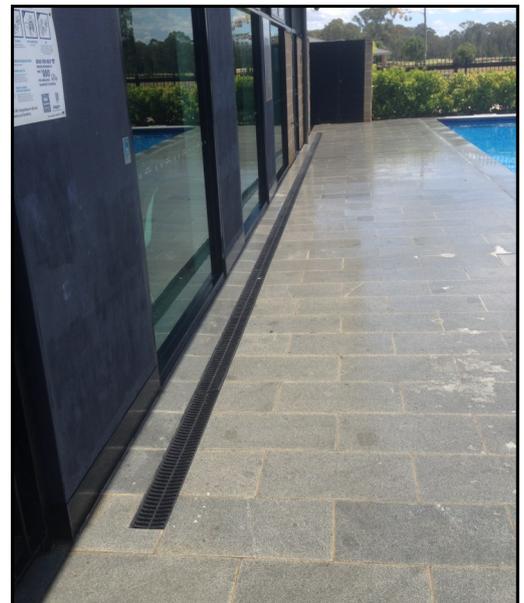
- The sail is a standard 99% UV shade sail for commercial applications.
- Materials include stainless steel fixtures and powder coated steel support pole.



Rock drainage removal and replacement

The original pebble drain located inside the swimming pool area has been replaced with better suited grate drain thus eliminating the distribution of pebbles in wet areas and to prevent pebbles from collecting inside the swimming pool.

- The original pebbles and Ag pipe were removed and the base of the drain re-established.
- A channel drain was custom fitted and installed to allow for the appropriate drainage of water. The drain was connected to the existing stormwater outlets.
- A grate was installed in black to match the colour scheme of the Community Building and silicone attached to help avoid unnecessary removal.



New drain to replace previous pebble drain