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## GIVE WOOD A CHANCE

JACK BOWEN GUEST EDITOR



I cannot claim expertise when arguing the case for timber as we head to a 7 star energy efficiency rating of the Australian Building Codes Board for Housing. But as I read and work through publications on Energy Efficiency, I get really frustrated that the rating system continues to look merely at the energy used to operate (the) building.

It is worth emphasising that "True low-energy building design will (should) consider the important aspect of Embodied Energy and take a broader life-cycle approach to energy assessment."

The carbon tax debate is fierce and centred around the use of coal burning fuel. As we decide whether to tax carbon or not, let's for a moment provide some facts that highlight the net effect of forests and wood products on Australia's carbon balance.

I'm pulling all my information from a 2007 report on the subject by the Forest and Wood Products Research and Development Corporation (sponsored by the Australian Government):

"The combination of carbon sequestration in growing trees and the long-term carbon storage in wood products represents a significant net sink and store of carbon. In 2004 alone, carbon stored in Australian plantations and commercial forests increased by 11.9 million tonnes, all of which was the result of removal of carbon dioxide from the atmosphere. Carbon in wood products in service grew by a further 1.4 million tonnes in the same year. The increase in carbon stored in wood and paper products in landfill was 1.6 million tonnes of carbon.

In 2004, a net 14.9 million tonnes of carbon were removed from the atmosphere through sustainable forestry and the increase in carbon stored in wood products. This growing store of carbon in wood products (both in service and in landfill) combines with carbon sequestration in commercial forests and plantations to offset emissions – reducing by about 10 per cent Australia's annual net greenhouse gas emissions of 565 million tonnes of carbon dioxide equivalents.

CONTINUED PAGE 2 >

## ROWVILLE REBUILD

BRETT WOODERSON BRANCH MANAGER



At the time of writing this the Rowville Rebuild had entered Stage 2. All demolition has been completed and the footings are being dug. The 20 tonne excavator made quick work of our old sheds and lunchroom and the backyard is very bare and eerie right now.

There are 2,000 odd cubic metres of soil to come in next to raise our new building to an acceptable

level. Yes we have to raise the site some 700mm so that next time the floods come they will not wash us away!

Now that the site is empty you can tell just how big the timber shed is going to be, which means we will be able to make room for an expanded range and keep everything our customers want.

As for our showroom, it is presently 80% full and by the time this is published, it should be 100%. We still have some merchandising to do around the showroom, but the main thing is all our stock will be here for customers to buy.

Our paint range is now comprehensive, we have the largest fastening range around, a bigger range of power tools and we are now keeping a lot of different products that have never been on our shelves before.

We have had quite a few new customers through the store and they were impressed with the new layout. I hope to see more of our customers coming in to see what we now have on offer, and to give myself and my staff some feedback.

Thanks again to everyone who has helped get the store looking great.

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## GIVE WOOD A CHANCE

FROM PAGE 1 >

JOHN BOWEN GUEST EDITOR



The accumulated storage in Australia's forest plantations, wood products in service and in landfills is about 232 million tonnes of carbon (Figure 6). This is equivalent to all of Australia's greenhouse gas emissions for 2003 and 2004 combined.

There are no published estimates of carbon stored in the 15 million hectares of commercial forests in Australia. However, based on the published estimate of carbon stored in Australia's conservation forests, it is conservatively estimated that commercial forests potentially contain around 1 billion tonnes of carbon.

Further carbon benefits accrue where wood is used to generate energy, displacing the use of fossil fuels. Firewood and residues from processing wood and wood products are estimated to contribute about 2.5 per cent of Australia's energy use.

Substitution of wood products for more energy-intensive building materials adds further to the greenhouse benefits of forestry because wood products typically require less energy in their manufacture than alternative materials. Full life-cycle analysis of both the wood product and material displaced is required to assess the actual impact on Australia's carbon balance.

Ignoring the benefits of carbon storage in wood products and the impact of non-wood substitution results in misleading building guidelines and unintended environmental consequences.

Wood products have important environmental advantages over alternative building materials in addition to storing carbon from the atmosphere:

- Wood is a renewable resource;
- Comparatively small amounts of energy are used in the manufacture of most wood products;
- The residues generated during the manufacture and processing of wood products can be used in several forms, including replacing fossil fuels to generate energy; and
- About 31 per cent of the energy used by the pulp and paper sector comes from renewable sources.

The use of wood products results in overall lower greenhouse gas emissions than most alternatives.

By choosing wood products wherever possible in house construction, greenhouse gas emissions equivalent to up to 25 tonnes of carbon dioxide per house could be saved in Australia. In the United States, the CORRIM project has demonstrated through a series of life-cycle assessments that the use of wood products is consistently more greenhouse-friendly than alternative material. In New Zealand, use of wood in new buildings has been shown to reduce emissions of greenhouse gases due to the manufacture of materials by 30 to 85 per cent.

Construction materials such as aluminium, cement and plastic products require large energy inputs, usually from fossil fuels, during manufacture. The manufacture of wood products typically requires less energy than competing materials."

Dr Alastair Woodard (TPC Solutions Pty Ltd) recently put together a paper... 'A vision for a logical and positive evolution for the Government's National Strategy on Energy Efficiency Initiative's for residential buildings – 7 Star and Beyond.'

The move from '5 Star' to '6 Star' Energy Efficiency legislation for residential buildings still has its main focus on the thermal envelope of the building and the reduction in the impact of heating and cooling.

Dr Woodard asks the question as to "what is the logical progression in the next steps of environmental improvements of residential buildings?" He suggests that "...future energy efficiency regulations cannot simply focus on more and more improvements just to the thermal envelope of the building. The law of diminishing returns means that after a certain point the benefits received simply do not outweigh the costs. It is at this point that other factors need to be investigated and included which give a better return on investment."

It should be about achieving the best environmental outcome "...Greenhouse Gas Emission (GHG) reduction particularly, but also other environmental impacts – that fairly treats all homes regardless of size, construction, location and age (new or existing). It is believed that an evolution of current government energy efficiency regulation to a more holistic 'whole-of-house', 'whole-of-life' approach provides a practical solution."

The Government itself is committed to ongoing greenhouse gas emission reduction which a 'whole-of-life' approach is all about. Life Cycle Assessment (LCA) studies have shown that "...the embodied impacts of the lifetime of a house (50 years) can be around half (45-59%) of the total GHG emissions when compared to energy consumption for heating, ventilation and cooling."

Recent research compared the difference in greenhouse gas emission generated in the construction of a single-storey house when predominantly wood products are used in favour of alternative materials with high greenhouse gas emissions in their production. More than 25 tonnes of CO2 equivalents would be saved if the 'wood products' were used.

**Give wood a chance!**

## DECKING ADVICE



JEFF HARVEY TIMBER MANAGER

It's that time of year again when decking problems usually happen. This is because the decking boards are at a relatively high moisture content and accordingly, at maximum board width.

From my experience, whenever there is a problem and I am called to undertake an inspection, the main cause is usually lack of ventilation.

Lack of ventilation causes the ground under the deck to be too damp and the moisture content of the bottom of the boards to be higher than the top, causing cupping, particularly if the boards come together.

Regular readers from past editions of this publication will know I have recommended the following points to avoid the above problem;

- Plan to leave a minimum gap between the boards of: (1) 4 millimetres for decking up to 90mm in width, and (2) 6 millimetres for decking up to 140mm in width.
- Ensure there is good sub deck ventilation (similar to flooring regulations).
- Before installing decking, coat the boards with an oil-based preservative/sealer (I recommend Cutek) on all four faces including the cut or trimmed ends. Then after installation and the first coat has fully diffused into the wood, apply a second coat to all exposed surfaces. These applications will not only help stabilize the product, but also help suppress sap bleed.
- Use a waterproof membrane (eg. Malthoid) between the joist and the decking.
- Use a properly designed decking screw or nail which should be hot dipped galvanized or stainless steel. If close to saltwater use stainless steel.
- If the joist is treated pine, the length of the fixing pin, whether it be a screw or nail, should be at least 65mm long for 19mm thick boards and 75mm for 32mm thick boards. I believe the gauge should be no less than 10.
- Drill a pilot or countersink hole, then drill the holes to facilitate the decking screw. This will help harness the stress the decking will experience when there are movement changes in the overall deck. These two processes will stop the boards cracking. If using a decking nail ensure the end of the boards are predrilled.

Having said the above, there are some situations where ventilation is difficult to achieve.

A typical scenario is: Some of the perimeter of a deck is a concrete slab or a swimming pool. In this situation artificial or forced ventilation is an option.

We stock specially designed vent/fans which could help overcome the problem, however, where they are positioned is very important.

I may be able to help with this strategic positioning.

My contact details are 0412 550 740, or [harveyj@bowens.com.au](mailto:harveyj@bowens.com.au)

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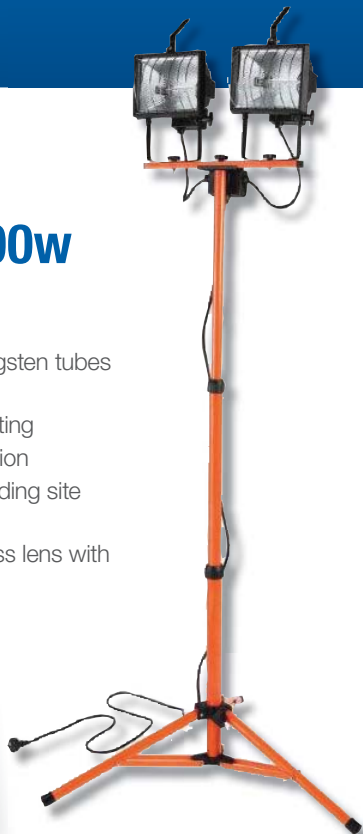
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# HIA SAYS CARBON TAX WILL HURT HOMEBUYERS

## GIL KING HIA EXECUTIVE DIRECTOR – VICTORIA



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The Federal Government's plans to introduce a carbon pricing mechanism will impact across the entire Australian economy. But the residential building industry will be affected more than most. It will have painful and widespread repercussions, according to the Housing Industry Association, the voice of Australia's residential building industry.

Housing affordability is already at a distressing level, new housing supply is well below underlying demand and housing activity is declining to mid-1990's levels. Families buying a new home will now face additional building costs and higher mortgage repayments.

New housing is already designed and built to meet stringent energy regulations that make them substantially more energy efficient than existing homes. Lifting the cost of new homes further through a new tax, without any benefit at all to the individual home buyer makes no sense.

HIA's modelling work estimates that the aggregate increase in cost of all the inputs (building materials, products, assemblies, administration, etc) into an average new house and land package due to the Carbon Tax will be between \$5,000 and \$6,000.

Based on the details announced by the Federal Government (including the initial rate of \$23/t, zero impact on petrol and diesel for general purpose and compensation rates for "emissions-intensive, trade-exposed emitters"), we anticipate HIA's final analysis will show an increase of between 1.2% and 1.4%.

Unfortunately, jobs in Australia's residential building sector and building product manufacturing sector will be lost under this Carbon Tax.

Competing against imports from non-CO2-e taxing countries, Australian building product manufacturers face a cost collage as the carbon tax is passed on down the line into the inputs for each production and fabrication phase. Building materials and products, such as kitchen cabinets and benchtops, windows and doors, and wall linings and finishes, will increase in price, or be sourced from overseas – or both.

If production goes offshore, so too will Australian jobs, and more than likely without any net global CO2-e benefit. Many manufacturers have been forgotten or ignored in the Government's announcements.

What we need are policies to place new energy efficient housing within reach of the average home buyer and to provide incentives for current home owners to make their homes more energy efficient.

HIA's fight against the Carbon Tax continues and together with a number of associations from other industries. HIA has joined a targeted national advertising campaign on the proposed Carbon Tax under the umbrella of the Australian Trade and Industry Alliance. The organisations involved in the campaign include the Australian Chamber of Commerce & Industry, and other industries including retail, mining, manufacturing, coal, and housing.

But does the HIA opposition to a Carbon Tax mean it doesn't believe in climate change?

HIA's opposition to the proposed Carbon Tax isn't because it doubts the science of global warming or doesn't believe that the building industry should play a role in reducing our collective environmental footprint.

The residential building industry and HIA are leaders in promoting sustainable building practices and energy efficient housing.

However, HIA does not believe that a policy that will increase costs, disadvantage local manufacturing and ultimately export Australian jobs is the answer. As jobs go overseas, so too will the associated carbon emissions and the environment will be no better off.

So what has the residential building sector and HIA been doing about the environment?

HIA's GreenSmart program has been operating since 1999. Part of the success of GreenSmart is that it is a market driven program, where builders, suppliers and consumers recognise the benefits they all can accrue from innovation and action on the environment, without the heavy handedness of additional regulation or taxes.

Over 4000 HIA members are GreenSmart accredited professionals. The program promotes building principles that improve efficiency and reduce waste in the construction phase and creates the legacy of a safer, sustainable and more energy efficient home for its occupants for the future. The end result is a lower carbon footprint in the building of a home and then reduced energy use through its lifetime.



## DON'T CONTAMINATE THE STORM WATER SYSTEM

**GARY MOGFORD PROGRAM MANAGER,  
CLEAN SITE, KEEP AUSTRALIA BEAUTIFUL, VIC**



How often do you see tell tale trails of washings running across footpaths and into the storm water system?

Washings from painting, tiling, concreting, rendering, brick laying and roof tiling all contain chemicals and/or slurry that are detrimental to our storm water systems, creeks, streams, rivers and the bay.

Washings and slurry do not need to end up in the storm water system.

There are proprietary products available for paint wash ups which contain the washings and then separate the chemicals from the water, the water can then be safely tipped on a garden bed or lawn and the hardened chemical residue can be sent off to landfill.

Paint wash ups can still be contained without a clean up device. Dig out a small depression near the tap. Place a thick layer of newspaper in the bottom of the depression and complete the clean up over the depression

The newspaper will catch the sediment and chemicals and the water will soak into the soil, place the newspaper in the skip when the clean up is completed.

This method will also work for plaster, tiling and rendering cleanups.

Slurry from brick cutting is heavy and smothers both amphibious animals and plant life, obviously an unwanted and avoidable result. There is also a proprietary product to contain water and slurry from brick cutting and reduce the amount of water used. Brick cutting should always have sediment barriers placed around the brick saw to contain the water and slurry.

For more information about the proprietary product or simple methods to contain washings and slurry contact Gary Mogford at [gary.mogford@sustainability.vic.gov.au](mailto:gary.mogford@sustainability.vic.gov.au) or by telephone on 8626 8794.

## TRADESMAN CORNER BUILDING A LIFESTYLE

Craig Bennet left his job as a project manager for another building company several years ago to create **Coastal Life Construction**. A boutique building company whose primary focus is service, quality and superior response to client's needs.

Based on Phillip Island, Craig has built a name for himself and now takes on only a few houses at a time, ensuring the client is getting exactly what they hoped for when planning the build of the house.

Specialising in residential homes and the occasional holiday home, Craig works closely with an architectural draughtsman on the island, creating custom built homes.

"Working on site means I can communicate to the clients exactly where a project is up to and if problems arise, I can solve them straight away," Craig says.

Craig started using Bowens when they moved to Phillip Island and has a great relationship with his Bowens representative, Rob Quaiife. "Rob gets me whatever I need and keeps me up-to-date with the latest products. This way I am offering my clients the latest and the best for their homes."

However working and living in a small town does have it's drawbacks. "You can never escape work," laughed Craig. "You walk down the street and see your clients so you have to be mindful that you are always working in a way."

Thankfully the service he receives at Bowens supports him even when Craig isn't at work. "I have to be organised, I can't let things slide and Bowens always makes sure I have what I need when I need them."

The shared value of service is what underpins Coastal Life Constructions and Bowens, and this is what sets them apart from their competitors.

## WebXact – eXactly WHAT EVERY BUILDER NEEDS!



**BRIAN WELCH EXECUTIVE DIRECTOR,  
MASTER BUILDERS ASSOCIATION OF VICTORIA**

One of the most frustrating parts of a builder's job is having to deal with paperwork. Recognising this the Master Builders Association of Victoria is launching an end to end, simple to use, estimating, purchasing, invoicing and job management tool that will revolutionise the way builders do business.

WebXact is a custom built, 'cloud' based application for builders that can be accessed from any computer with internet access. This helps make it convenient and easy to use – allowing builders to breeze through paperwork and get back 'on the tools' fast.

WebXact is a simple, reliable and innovative tool that provides:

- Visibility across workflow;
- A very simple and quick estimating process;
- A builder's schedule and document storage and control;
- Purchasing; and
- Email or SMS reminders to builders or their contractors.

WebXact was developed by software company LogicalTech WorkXact in close consultation with Master Builders to ensure it meets the specific needs of builders. It is the most practical, accessible and easy to use software on the market.

Other features include:

- **Auto warnings:** the ability to set up and receive SMS and email auto reminders for employees, contractors and builders.
- **Estimating and quoting:** the ability to create an estimate and turn it into a quote to send to clients.
- **Jobs/builder's schedule:** the ability to turn quotes into jobs and use the builders schedule to get clear visibility and solid control of the job.
- **Purchasing:** the ability to create and email or print and send purchase orders as required.
- **Invoicing:** the ability to create, send and monitor invoices.
- **Greenhouse calculator:** the ability to compare the energy ratings, greenhouse gas, product energy star rating and water rating of popular appliances.
- **Free SMS:** the first 50 SMS's are free with each yearly subscription.

WebXact has a low entry cost with no high, upfront licence or ongoing maintenance fees. There is just one, low yearly subscription fee for single or multiple users.

WebXact saves builders time by allowing them to manage their jobs more effectively. It is a reliable and flexible platform with guaranteed access to data 24-hours a day.

The WebXact software package also comes with support via the net, phone or tutorials, this means users will always be able to access help if they get stuck.

To launch this revolutionary new software platform, the Master Builders are offering a no cost, no commitment, free 30 day trial in return for feedback.

For more info, visit [www.webxact.com.au](http://www.webxact.com.au) or phone 1800 965 597 or email [support@webxact.com.au](mailto:support@webxact.com.au)

# INNOVATIVE SOLUTIONS



## SUN PROTECTION

**SUSAN ROBINSON OH&S/ WORK-COVER MANAGER**



It is another cold and overcast day in Melbourne today, with the weather again threatening rain. It is hard to believe that in a months' time at the start of September, we will be at the commencement of Melbourne's UV radiation exposure peak period. People who work outdoors will need to protect themselves from UV Radiation prior to commencing work. The start of September through to the end of April is the high risk period for sun exposure.

Temperature does not affect UV radiation levels. Temperature is due to the sun's infra-red rays heating up the Earth and is not related to the amount of UV radiation present. Solar UV radiation can penetrate through light cloud cover and on lightly overcast days the UV radiation intensity can be similar to that of a cloud-free day.

As we are now entering the high risk months (September – April) for sun exposure, it's time to slip, slop, slap when working outdoors. It is recommended by the health authorities that a hat with a brim of 8-10cm wide, long sleeve shirt, long pants and sunglasses are worn when working outdoors to help reduce exposure to the sun. It is recommended that clothing is made from fabric rated as UPF50+ to reduce UV radiation exposure.

A broad spectrum SPF 30+ Sunscreen should be applied 20 minutes before going outside, and reapply every two hours, particularly if perspiring or in contact with water. Look after yourself and colleagues this summer at work by starting to prepare for working outdoors in September 2011.

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# VENTILATION – THE OVERLOOKED ESSENTIAL FOR BOARD STABILITY

**JEFF HARVEY TIMBER MANAGER**



Some of you may recognize this is a duplication of an earlier article we published in this publication over two years ago. However, I make no apology for this at all, because I believe the power of ventilation to be not understood by many builders and for that matter designers, which is evidenced in many of the structures I see.

Whenever there is an onsite problem involving a timber product performance issue, I usually get called to make an inspection to find out what has gone wrong. On most occasions the customer believes the problem is with the timber. However, from my experience this is seldom the case. In today's world most timber producers have comprehensive quality assurance measures in place to ensure good performance during a product's service life.

Finding the cause of the problem is essential. All too often many builders or timber users address the effects of the problem without finding out why it has occurred in the first place.

An example of this is where flooring boards have cupped not long after installation, so the builder decides to get rid of the cupping by sanding it flat without checking the moisture content of the boards, or to see if they have stabilised. In the process of sanding out the cup the boards lose symmetry and if they then drop in moisture content they will shrink back showing a concave or dome effect.

Often when a problem exists it is not just attributable to one thing. There can be some other reasons as well. However, one of the most common factors is lack of ventilation. This is not only for floors but also decks in particular can be effected.

An anecdote from a recent job inspection I recently made highlights this problem. The sub-deck was damp with no crossflows of effective ventilation. The 135 millimetre wide decking was installed with only a 4 to 5 millimetre gap in a north facing orientation. The board width ranged from a low of 136 millimetres to a maximum of over 139 millimetres in the worst areas, where the boards had come together, resulting to medium to severe cupping. Cupping can only exist if the bottom of the boards are at a higher moisture content than the top or opposite face of the board, which is exposed to the sun. It was interesting to note the boards in a balcony situation had expanded, but had only grown in a range of 136 millimetres to 137 millimetres – so the gap was able to handle the expansion.

Usually the Equilibrium Moisture Content under a poorly performing deck is much lower than the Equilibrium Moisture Content above, resulting in board expansion and cupping. Particularly in the winter months.

The possible solution is to install mechanical fans placed strategically so we are drawing above ground air to the sub-deck space. The aim is to dry out the ground under the deck and importantly create a lower EMC. Hopefully this would cause the boards to contract back in size and at the same time decrease the cupping.

I have also successfully used a mechanical fan in a wall cavity behind shiplap cladding that had severely distorted in a west wall situation, after going through first summer, then winter. I recently checked on the cladding and found the boards had returned to a position when they were originally installed without any remedial work by the builder.

There is no doubt in my mind many builders do not understand ventilation and how important it is towards the satisfactory use of timber products where board stability is necessary.

If any customer would like some advice on this subject I am available on 0412 550 740, or email [harveyj@bowens.com.au](mailto:harveyj@bowens.com.au)

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CSR Cemintel's new Designer Series™ is a unique lightweight walling solution which is leading modern design trends in Australia

## innovative, distinct and modern

An exciting new phase in design is now being offered to home owners looking to tailor the look of their home to their lifestyle. The new Designer Series™ range by CSR Cemintel™ allows home owners to create a contemporary and individual look for the exterior of their home, whether they desire to create a bold statement or complement the existing materials of their home. A first in Australia, Cemintel's Designer Series™ is an innovative range of durable, pre-finished panels, which come in a variety of unique modern textures and colours and ideal for any façade application. The product offers versatility and is the ideal solution for a variety of walling applications ranging from upper storey designs and feature walls to the entire home. The Designer Series™ can also be used as a viable option to traditional construction materials such as brick, or to complement existing finishes.

### Changing the face of building

Consisting of five different styles of panels, the Designer Series™: allows home owners to differentiate their home by choosing a bold and striking design or one which blends with the remaining exterior of the home. The range includes the ultra modern i-Cube, Textured, Slimline, Woodgrain and Smooth.

The high level of texture and depth of colour means the Designer Series™ is superior to traditional walling solutions. It offers long lasting performance through a multi layered coating system, providing a highly durable finish that requires little maintenance.

The external façade is obviously the first thing people notice in a home's appearance and is arguably one of the most important factors affecting the property value, so it's no wonder today's design trends for exteriors call for the use of new and different building materials.

### Create the look you want

[www.designerseries.com.au](http://www.designerseries.com.au) is a dedicated website which provides interactive tools to assist homeowners, designers and builders alike in selecting a Designer Series™ panel to suit their tastes and designs. The online visualiser will allow people to mix and match a variety of housing styles with different Designer Series™ finishes to create the look they want. The Cemintel™ Designer Series™ range enables any number of designs to be created using the same innovative fixing system. Panels are simply attached to the house frame using a unique clip system, which delivers significant savings in installation time – making it appealing to both home owners and builders.

**At Cemintel™, we continuously strive to improve the way building materials work, while at the same time providing a performance edge. We are proud to say that the Designer Series™ offers structural integrity and advanced performance, while also product innovation.**

### Cemintel™ Designer Series™ Range

The Cemintel™ Designer Series™ is available in a variety of textures and colours:

 i-CUBE

With an ultra-modern look, the **i-Cube** is stunning on any residential feature façade. A choice of three individual panels provides and enables you to match i-Cube with a range of colour schemes.

 TEXTURED

The **Textured** panels offer a truly unique residential façade solution with a depth of colour and intricate texture not seen in the Australian façade market before. Available in natural tones, the pre-finished panels will complement any colour scheme and will create a point of difference to any home.

 SLIMLINE

The traditional **Slimline** design offers a distinctive look to any home as a full walling solution or when used as a feature wall.

 WOODGRAIN

**Woodgrain** is a classic finish, ideal for a full wall or first storey wrap solution.

 SMOOTH

**Smooth** is an affordable walling solution with a minimalist aesthetic. A high level finish and visible horizontal joints mean the Smooth panels are the modern walling choice.

For more information on the Cemintel™ Designer Series™, please call CEMINTEL™ (1300236468) or visit [www.cemintel.com.au](http://www.cemintel.com.au)

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#### Laverton

163 Cherry Lane  
Ph 9353 7700

#### Mt Evelyn

26 York Rd  
Ph 9736 2588

#### North Melbourne

135-173 Macaulay Rd  
Ph 9328 1041

#### Oakleigh South

717 Warrigal Rd  
Ph 9579 1188

#### Phillip Island

83-85 Settlement Rd  
Ph 5952 5633

#### Rowville

963 Stud Rd  
Ph 9763 7522

#### Shepparton

7 Wheeler St  
Ph 5822 2364

#### Taylor's Lakes

45 Melton Hwy  
Ph 9390 8899

#### Prefabrication Plants

##### Dandenong

267 Hammond Rd  
Ph 9792 2888

##### Hastings

Graydens Road  
Ph 5979 2223

##### Morwell

8 Jones Road  
Ph 5235 6781

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