



# PLANNING CHECKLIST

MICHAEL LIMB BUILDERS

## PRELIMINARIES

LAND SIZE  
LAND ORIENTATION  
EXISTING COVENANTS  
ESTATE/COUNCIL DESIGN REQUIREMENTS  
BUILDING SIZE/STOREY  
ESTIMATED BUDGET

### STYLE

ARCHITECTURAL  
COASTAL  
MODERN  
INDUSTRIAL  
RUSTIC/RECYCLED MATERIALS  
HERITAGE  
DESCRIBE YOUR LIFESTYLE

### GARAGE

CAR SPACES- 1 2 3 4 BOAT  
STORAGE- BIKE TOOLS EQUIPMENT  
SURFBOARD/SKI STORAGE  
ROOF STORAGE  
DROP ZONE- BAG HOOKS SHOES COATS  
ENTRY TO HOUSE/REAR YARD  
FLOOR COATING  
WORKBENCH/LOCKABLE SECTION

### BEDROOMS

MAIN-WITH ENSUITE/RETREAT  
OTHER BEDROOMS 1 2 3 4 5 6  
IN BUILT ROBES/WALK IN ROBES  
IN BUILT DESKS/SEPERATE STUDY NOOK  
ACCESSABILITY-LOWER/UPPER FLOOR  
ADJOINING COURTYARD  
SEPARATE "KIDS WING"  
SIZE-MINIMAL/SHARED  
NEARNESS TO BATHROOM  
STORAGE NEEDS

### BATHROOMS

TOILET INCLUDED/SEPARATE  
FREESTANDING/INSET BATH  
SINGLE/DOUBLE SHOWER  
SHOWER ROSE AND/OR RAIL  
BASINS SINGLE/DOUBLE  
TOILET-ECO FLUSH/OWN BASIN  
TOWEL RAIL-HEATED/NORMAL  
FAN/HEATING  
LIGHTING-FEATURE/SKYLIGHT/ABOVE  
MIRROR  
CABINERY-DRAWERS/CUPBOARDS  
CABINET BEHIND MIRROR  
POWERPOINTS-HAIR STRAIGHTENERS ETC

## LIVING SPACE

HOW DO YOU WANT EACH SPACE TO FEEL?  
MAIN- FOCUS FIREPLACE/TV/OUTDOOR  
MEDIA ROOM/PLAYROOM/LIBRARY  
OPEN PLAN/ENCLOSED SPACE  
LIGHTING-DIMMABLE/WALL/FEATURE  
STORAGE-INBUILT CABINETRY  
HEATING  
NATURAL LIGHT

## KITCHEN

BENCH- STONE LAMINEX CONCRETE  
PANTRY- BUTLERS CUPBOARD SLIDE OUT  
SINK-SINGLE/DOUBLE PANTRY SINK  
TAPWARE-PULLOUT/GOOSENECK  
CABINETRY- CUSTOM/SEMI/MODULAR  
DOORS/DRAWERS/OPEN  
DINING-ADJOINED FORMAL  
APPLIANCES GOLD SILVER BRONZE  
OUTSIDE KITCHEN

## FLOORING

POLISHED CONCRETE  
FLOATING FLOORBOARDS  
TIMBER PARQUETRY  
TILES- CERAMIC/PORCELAIN  
IN SLAB HEATING  
OTHER

## LIGHTING

FEATURE PENDANTS-BED/KITCHEN/DINING  
LED- DIMMABLE/SMART LIGHTS  
WALL LIGHTS  
LED STRIP LIGHTING  
BATHROOM-HEAT/LIGHT/FAN  
SKYLIGHTS HIGHLIGHT WINDOWS

## SUSTAINABLE FEATURES

GLAZING- DOUBLE/TRIPLE  
WATER TANKS-GREY WATER TOILET/GARDEN  
SOLAR PANELS/SOLAR HOT WATER  
PASSIVE SOLAR DESIGN  
EXTERNAL SHADING  
INSULATION  
ENERGY EFFICIENT APPLIANCES  
OFF GRID/BATTERY POWER STORAGE  
RECYCLED MATERIALS  
LOW VOC MATERIALS/PAINTS  
CROSS FLOW VENTILATION  
CEILING FANS

## SMART TECHNOLOGY

FULL HOME AUTOMATION SYSTEM  
AUTOMATED TEMPERATURE CONTROL  
AUTOMATED SECURITY/DOOR LOCKS  
AUTO LIGHTING/SMART GLOBES  
CHARGING POINTS  
CONNECTED ENTERTAINMENT  
SPEAKERS- INTERNAL/EXTERNAL  
TRACKABLE USAGE OF POWER  
HEATING-DUCTED HYDRONIC INSLAB

## HOME SECURITY

ENTRY- DEADBOLT/FINGERPRINT/CODE  
SECURITY CAMERAS-REMOTELY VIEWABLE  
CELLULAR BACKUP  
POWER BACK UP  
LOCKABLE WINDOWS

## LANDSCAPING

FRONT ENTRY-PAVED DECK STONE  
REAR- DECK LAWN VEGIE PATCH  
EXTERIOR SOLAR LIGHTING  
POOL/PLAYGROUND  
SUSTAINABLE- COMPOST/WATER TANKS  
PLANTING- NATIVE COTTAGE COASTAL  
LOW/HIGH MAINTENANCE

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## DESIGN BRIEF NOTES

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1. Set clear goals.

-What exactly are you wanting to achieve with your new build/renovation?

2. Examine how you currently live.

-What do you/don't you like about your current home and lifestyle?

Which rooms do you spend the most time in?

-Which functions of your life are currently well catered for?

3. Make sure you consider all of your storage requirements.

-Where do you need in built storage? Size of your linen/pantry etc

4. What qualities do you want each room to have?

-Natural light, spaciousness, comfort, warmth, serenity, cleanliness....

5. Determine your features and requirements.

-Is it Non-negotiable, Important, Nice to Have or Only if Budget Allows?

6. Collate pictures. Make notes on what captured your attention.

YOUR NOTES: