



FLOATING FLOORS Pty Ltd



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TIMBER FLOORS  AU NATURALE

NOISE REQUIREMENTS FOR TIMBER FLOORS

Noise and sound transmission, specifically in residential strata units, are an unwelcomed consequence of the increasing popularity of engineered timber floating floors in homes. However, standard by-laws governing appropriate noise levels in strata developments provide only a subjective idea of acceptable noise levels. The question of whether an engineered timber floor won't breach noise by-laws will depend on a many factors. All owners of units in multi-storey buildings need to consider the consequences that installing an engineered timber floor may have on their neighbours, and the potential legal ramifications involved.

Owners/occupiers of residential strata apartments must comply with the by-laws that apply to their particular strata development.

Of particular interest to those in this situation is By-law 14 (Strata Schemes Management Act 1996), which states that the owner/occupier of the property must not create any noise that will affect the "peaceful enjoyment" of the person in any adjacent property (be it above, either side, but particularly those below).

The law doesn't say you can't install a timber floor, merely that you don't upset the person below you. If you are in this situation and are considering renovating an existing property, please consult your individual body corporation for advice. In this instance, all the sound transmission tests, and BCA compliance in the world won't provide protection if your neighbour proves their case.

As a supplier of engineered timber flooring, our focus is on providing the highest levels of quality timber flooring. We recommend for all acoustic solution enquiries you contact our friends at Damtec. They have the ways and means to ensure your timber flooring dreams become reality, particularly in multi storey apartments.

W: www.damtec.com.au | P: 1800 DAMTEC

Of course if you are specifying flooring for a new building/full refurbishment then the Building Codes of Australia need to be complied with; we are only too happy to work with and assist you in finding the best value solution using our beautiful timber floors within your building.

Our floors come with a 25 structural warranty (see warranty section) however we can only offer the warranty on our products when laid within the manufacturer's recommendations. We cannot warranty your existing subfloor, environment or installation quality as these are beyond our control.