

# APPLICATION FOR BUILDING CONSENT

BC  
126108.

## 1. WHAT ARE YOU APPLYING FOR? *Tick all applicable*

- |                                                                     |                                                                                                              |
|---------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------|
| <input checked="" type="checkbox"/> Building Consent                | <input type="checkbox"/> Project Information Memo (PIM) <sup>1</sup>                                         |
| <input type="checkbox"/> Amendment to Building Consent <sup>2</sup> | <input type="checkbox"/> Building Consent using a National Multiple-Use Approval ('MultiProof') <sup>3</sup> |
| <input type="checkbox"/> Staged Building Consent <sup>2</sup>       |                                                                                                              |

<sup>2</sup> Please enter existing building consent number below:

<sup>3</sup> Please enter National Multiple-Use Approval number below:

<sup>1</sup> For PIM applications complete Sections 1 to 7, and 13 only. Follow instructions as per section.

## 2. WHAT BUILDING WORK ARE YOU DOING?

<b>Residential</b>	<i>Tick all applicable</i> <i>If your building work is not listed, tick <b>Other</b> and provide details</i>		
<input checked="" type="checkbox"/> New detached dwelling	<input type="checkbox"/> New multi-residential dwelling (more than 2 household units)	<input type="checkbox"/> Plumbing works	
<input type="checkbox"/> Major alterations/additions – any work that <b>includes</b> altering or attaching to the exterior of a building	<input type="checkbox"/> Minor alterations – any internal work that does <b>not include</b> altering the exterior of the building	<input type="checkbox"/> New solid fuel burner	
<input type="checkbox"/> Garage/detached carport	<input type="checkbox"/> Other ( <i>please provide details below</i> )		
<b>Commercial/Industrial</b>	<i>Tick all applicable</i> <i>If your building work is not listed, tick <b>Other</b> and provide details</i>		
<input type="checkbox"/> New commercial/industrial building	<input type="checkbox"/> Major alterations/additions – any work that <b>includes</b> altering or attaching to the exterior of a building	<input type="checkbox"/> Seismic Strengthening	
<input type="checkbox"/> Minor alterations – any internal work that does <b>not include</b> altering the exterior of the building	<input type="checkbox"/> Internal fit-out only (including plumbing and ventilation)	<input type="checkbox"/> Other ( <i>please provide details below</i> )	

**3. WHERE IS THE BUILDING WORK?** Complete all fields, enter N/A where not applicable

What is the street address? *No street address? State nearest street intersection and distance/direction from that intersection.	58 Beechwood Road, Feilding		
Legal description:	LOT: 21	DP: 642890	
Building Name			
Location of building within site/block including near street access:			
Does the building or site have any cultural or heritage significance, or is it a Marae?	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No	
Provide details			
Is the subdivision of an existing site involved?	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No	
If a subdivision is proposed and you have not yet received a s224 certificate, the application will also need to provide any relevant information stating legal description as at the date of application and, if subdivision is proposed, include details of the relevant resource consent number and any proposed lot number.			
If Yes, complete the following:	Resource Consent No.		
	Proposed LOT No.		

**4. WHO OWNS THE BUILDING OR LAND?** Complete all fields

Owner name:	KOHARIA TRUST	Title: e.g. Mr, Mrs, Ms, Dr	
Owner email address:	LEISABIRDIE@HOTMAIL.COM		
Owner contact number:	06 356 5011 0214 80 550		
Owner mailing address:	c/o 146 WEST ST FEILDING		
Indicate which of the following Proof of Ownership documents is attached to your application Your document <b>must</b> be less than 3 months old			
<input checked="" type="checkbox"/> Copy of Certificate of Title <i>COUNCIL TO PROVIDE</i>	<input type="checkbox"/> Copy of Lease Agreement	<input type="checkbox"/> Agreement for Sale and Purchase	<input type="checkbox"/> Other document showing full name of legal owner
Are you using an Agent?	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No	If Yes, please also complete the following
Who is the first point of contact for further correspondence?	<input type="checkbox"/> Agent	<input checked="" type="checkbox"/> Owner	
Who is the first point of contact for invoicing?	<input type="checkbox"/> Agent	<input checked="" type="checkbox"/> Owner	
Agent name:			Title: e.g. Mr, Mrs, Ms, Dr
Agent email:			

Agent contact number:	
Agent mailing address:	<span style="font-size: 2em; color: blue;">BC</span> <span style="font-size: 1.5em; color: blue;">126108</span>

**5. WHO'S INVOLVED IN THE BUILD?** Complete all fields per line, or select N/A where not applicable

Role	N/A	Name	Registration	Contact Number
Designer	<input checked="" type="checkbox"/>	D CAMPBELL	LBP: 109495	06 355 2260 021 2484 877
Architect	<input type="checkbox"/>		NZRAB:	
Structural Engineer	<input type="checkbox"/>		CPENG:	
			LBP:	

**6. WHAT ARE THE SPECIFICS OF THE SITE?** Complete all fields, or enter N/A if not applicable

What is the wind zone?					
<input type="checkbox"/> Low	<input type="checkbox"/> Medium	<input checked="" type="checkbox"/> High	<input type="checkbox"/> Very High	<input type="checkbox"/> Extra High	<input type="checkbox"/> Specific Design <i>State value below</i>
What is the exposure zone?		<input checked="" type="checkbox"/> Low (B)	<input type="checkbox"/> Medium (C)	<input type="checkbox"/> High/Sea spray (D)	
Does the proposed building work cover two or more allotments?			<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No	<input type="checkbox"/> N/A
Are there public drains on the site?			<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No	<input type="checkbox"/> N/A
Is the site subject to natural or created hazards such as erosion, subsidence, flooding, slips, cut and fill or contamination?			<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No	<input type="checkbox"/> N/A
Are there any alterations to land contours (e.g. earthworks)?			<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No	<input type="checkbox"/> N/A
Are there new or altered connections to public utilities?			<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No	<input type="checkbox"/> N/A
Are there new or altered locations and/or external dimensions of buildings?			<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No	<input type="checkbox"/> N/A
Is there new or altered access for vehicles?			<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No	<input type="checkbox"/> N/A
Is the building work over or adjacent to any road or public place?			<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No	<input type="checkbox"/> N/A
Does the building work involve the disposal of storm-water or wastewater?			<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No	<input type="checkbox"/> N/A
Is the building work over any existing drains or sewers or in close proximity to wells or water mains?			<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No	<input type="checkbox"/> N/A

Are there any other matters known to the applicant that may require authorisation from the territorial authority?	<input type="checkbox"/> Yes	<input type="checkbox"/> No	<input checked="" type="checkbox"/> N/A
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If Yes, please provide a summary here

**7. WHAT ARE THE DETAILS OF THE BUILDING WORK?** Complete all fields, or enter N/A if not applicable

Provide a full description of the building work:  <i>E.g. 4-bedroom dwelling with multiple cladding types and attached garage</i>	Construct a new 4 bedroom single level dwelling with attached double garage. RCS insulated facade cladding & Linea cladding over cavity systems. Corrugated roofing systems. Tiled wet shower areas. Water tank storage and waste water systems
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Estimated value of the building work (including GST):	\$	425,000.00
What is the intended life of the building?	<input checked="" type="checkbox"/> 50+ years	<input type="checkbox"/> Limited Life
If Limited Life, please indicate the intended life of the building	years	
Have you discussed this project with Council prior to applying?	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No
Does the project include Restricted Building Work?	<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No
Are you applying for Owner/Builder exemption to complete the Restricted Building Work?	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No

If Yes, please complete and attach the Statutory Declaration as to Owner Builder form

If No, please complete and attach the Memorandum from Licensed Building Practitioner – Certificate of Design Work form for each type of building work being undertaken

Total number of floor levels:	One	Levels below ground:	Nil
Current floor area:	235 m <sup>2</sup>	Proposed new floor area:	235 m <sup>2</sup>

If you are making alterations to an existing dwelling, please complete the following

Is there any Recladding?	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No	Is Recladding covered by a claim under the Financial Assistance Package scheme?	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No
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If Yes, please provide Financial Assistance Package reference number:	
Year first constructed:	
Current lawful established use:	
Proposed use:	

Will the building work result in a change of use of the building?

Yes

No

If you are unsure how to determine if a change of use will occur, please refer to the guidance provided by the Ministry of Business, Innovation and Employment: <http://www.building.govt.nz/managing-buildings/change-of-use-and-alterations/>

If Yes, please provide details in the space below

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## 8. WHAT CLAUSES OF THE BUILDING CODE DOES YOUR WORK COMPLY WITH?

PLEASE READ THE FOLLOWING CAREFULLY

- You are required to indicate what code clause(s) your building work complies with
  - Unless otherwise noted below, your application will be assessed under Acceptable Solutions
  - If you are using another means of compliance, please provide details of the standard(s) that your building work complies with and the means of compliance in the space provided. Use a separate sheet of paper if necessary.
  - If you do not provide all the necessary information to support your application, it will be returned unprocessed.
- I understand that this application is to be assessed against Acceptable Solutions, unless otherwise stated in the following section. Please tick to indicate your agreement

<input checked="" type="checkbox"/> B1 Structure	<input type="checkbox"/> F1 Hazardous agents on site	<input type="checkbox"/> G6 Airborne and impact sound
<input checked="" type="checkbox"/> B2 Durability	<input checked="" type="checkbox"/> F2 Hazardous building materials	<input checked="" type="checkbox"/> G7 Natural light
<input checked="" type="checkbox"/> C1 Protection from fire	<input type="checkbox"/> F3 Hazardous substances and processes	<input checked="" type="checkbox"/> G8 Artificial light
<input type="checkbox"/> C2 Prevention of fire occurring	<input checked="" type="checkbox"/> F4 Safety from falling	<input checked="" type="checkbox"/> G9 Electricity
<input type="checkbox"/> C3 Fire affecting areas beyond fire source	<input checked="" type="checkbox"/> F5 Site safety	<input checked="" type="checkbox"/> G10 Piped services
<input type="checkbox"/> C4 Movement to place of safety	<input type="checkbox"/> F6 Visibility in escape routes	<input type="checkbox"/> G11 Gas as an energy source
<input type="checkbox"/> C5 Access and safety for fire-fighting operations	<input checked="" type="checkbox"/> F7 Warning systems	<input checked="" type="checkbox"/> G12 Water supplies
<input type="checkbox"/> C6 Structural stability	<input type="checkbox"/> F8 Signs	<input checked="" type="checkbox"/> G13 Foul water
<input checked="" type="checkbox"/> D1 Access routes	<input checked="" type="checkbox"/> G1 Personal hygiene	<input type="checkbox"/> G14 Industrial liquid waste
<input type="checkbox"/> D2 Mechanical installations	<input checked="" type="checkbox"/> G2 Laundering	<input type="checkbox"/> G15 Solid waste
<input checked="" type="checkbox"/> E1 Surface water	<input checked="" type="checkbox"/> G3 Food preparation and prevention of contamination	<input checked="" type="checkbox"/> H1 Energy efficiency
<input checked="" type="checkbox"/> E2 External moisture	<input checked="" type="checkbox"/> G4 Ventilation	
<input checked="" type="checkbox"/> E3 Internal moisture	<input checked="" type="checkbox"/> G5 Interior environment	

Provide details of all Verification Methods being used (include relevant code clause and means of compliance)

N/A

Provide details of all Alternative Solutions being used (include relevant code clause and means of compliance) or details of any waivers and modifications (including applicable code clauses)

**9. WHAT SPECIFIED SYSTEMS ARE INCLUDED IN YOUR BUILDING WORK?** *Complete all fields*

Does your building work involve any Specified Systems (SS)?		<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No
<i>If Yes: for Residential applications, please complete Specified System 16 (Cable Car) for Commercial/Industrial applications please complete Appendix A (Specified Systems)</i>			
SS16 Does your building work involve a cable car?		<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No
<i>If Yes, please indicate below</i>			
<input type="checkbox"/> New	<input type="checkbox"/> Existing	<input type="checkbox"/> Altered	<input type="checkbox"/> Added
<input type="checkbox"/> Removed			
<i>Provide details</i>			
If applicable, what is the existing compliance schedule number:			
<i>For Commercial/Industrial applications, please complete the following fields:</i>			
Risk Group:			
Total occupancy numbers:			

## 10. DOES YOUR BUILDING REQUIRE A FIRE DESIGN REVIEW (DRU)?

Certain applications for building consent must be submitted to the New Zealand Fire Service Commission Fire Engineering Unit (FEU) for review. *For commercial/industrial applications please complete the following:*

Is your building of a type defined in the Gazette notice and section 46 of the Building Act 2004?	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No
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## 11. HAVE YOU ATTACHED ALL REQUIRED DOCUMENTATION?

*You are required to provide all the necessary documents to support your application. This includes (but is not limited to) the following sections:*

- *Section 4: Proof of Ownership*
- *Section 6: Plans showing land and boundary features as required  
PIM, development of contribution notice or certificate attached to PIM*
- *Section 7: Statutory Declaration as to Owner Builder form OR Memorandum of Licensed Building Practitioners – Certificate of Design Work (for each type of building work being undertaken)*
- *Section 8: Plans, specifications and other supporting information in relation to the compliance method of the build, e.g. where the work deviates from an Acceptable Solution method.*

*Please check your application and ensure all the supporting information is attached otherwise your application will be returned **unprocessed**.*

*When you are satisfied your application is complete, please complete section 13 and send to your local Building Consent Authority.*

*Once you have filled out the form, including signatures, please save the application to your computer. You can then submit the application with supporting documentation to your local council.*

*If you are unsure about what information to include in your application, a guidance document is available ([click here](#)).*

### Privacy Information

The information you have provided on this form is required so that your building consent application can be processed under the Building Act 2004. The Council collates statistics relating to issued building consents and has a statutory obligation to forward these regularly to Statistics New Zealand. The Council stores the information on a public register, which must be supplied (as previously determined by the Ombudsman) to whoever requests the information. Under the Privacy Act 1993 you have the right to see and correct personal information the Council holds about you.

## 12. YOUR APPLICATION FEES

Your council will charge fees for your consent application. These will include statutory levies payable to BRANZ and the Ministry of Business, Innovation & Employment.

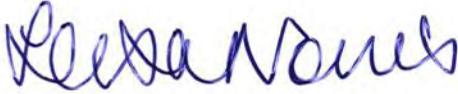
A full fee schedule can be found on the Council's website. Please consult this before submitting your application.

## 13. HAVE YOU SIGNED THE APPLICATION?

All of the information contained in this application is, to the best of my knowledge, true and correct.

I understand that work must not commence until the building consent is issued and uplifted

*Name and signature of the owner/agent on behalf of and with the authority of the owner*

Owner/Agent Name:	LEISA NORRIS
Owner/Agent Signature:	
Date:	19 / 1 / 17

*You can add a digital signature to this document, either using Adobe or your existing digital signature.*

*Your local council (or their web site) will be able to help you with information specific to the site your application covers.*



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# National Environment Standard for assessing and managing contaminants in soil to protect human health

Please complete this form to notify Council of the 'activity' proposed in your application. Please check the Hazardous Activities and Industries List (HAIL) overleaf if you are unsure.

## Project and owner details

Street address of building 58 Beechwood Road, RD9, Feilding  
 Land owner Kohavia Trust (Leisa Norris 4479  
 Contact address c/o 146 West St. & Glenn Alan McKay)  
Feilding  
 Contact numbers 06 3565011 021480550 —  
Phone (day) Mobile Fax  
 Email address leisabirdie@hotmail.com

Please answer the following questions to assist us with your application:

- Is an activity described on the HAIL currently being undertaken on the piece of land to which this application applies?  Yes  No If yes: HAIL ref and description:
- Has an activity on the HAIL ever been undertaken on the piece of land to which this application applies?  Yes  No If yes: HAIL ref and description:
- Is it more likely than not that an activity described on the HAIL is being or has been undertaken on the piece of land to which this application applies?  Yes  No If yes: HAIL ref and description:
- Has a preliminary investigation been undertaken and provided with this application?  Yes  No

If **NO** to the above questions, no further consideration is required.

If **YES** to any of the questions above, the following must be considered:

- Is the activity you propose to undertake removing or replacing a fuel storage system or parts of it?  Yes  No
- Is the activity you propose to undertake sampling soil?  Yes  No
- Is the activity you propose to undertake disturbing soil?  Yes  No
- Is the activity you propose to undertake subdividing land?  Yes  No
- Is the activity you propose to undertake changing the use of the land?  Yes  No

If **NO** to all of the above questions, no further consideration is required.

If **YES** to any of the questions above, please provide a detailed site investigation report of the piece of land. The report must state that the soil contamination does not exceed the applicable standard in regulation 7.

## Signature (of land/building owner)

Name (print in full) LEISA MARNIE NORRIS  
Leisa Norris 19/1/17  
Signature Date

## Hazardous Activities and Industries List (HAIL)

### A. Chemical manufacture, application and bulk storage

1. Agrichemicals including commercial premises used by spray contractors for filling, storing or washing out tanks for agrichemical application
2. Chemical manufacture, formulation or bulk storage
3. Commercial analytical laboratory sites
4. Corrosives including formulation or bulk storage
5. Dry-cleaning plants including dry-cleaning premises or the bulk storage of dry-cleaning solvents
6. Fertiliser manufacture or bulk storage
7. Gasworks including the manufacture of gas from coal or oil feedstocks
8. Livestock dip or spray race operations
9. Paint manufacture or formulation (excluding retail paint stores)
10. Persistent pesticide bulk storage or use including sport turfs, market gardens, orchards, glass houses or spray sheds
11. Pest control including the premises of commercial pest control operators or any authorities that carry out pest control where bulk storage or preparation of pesticide occurs, including preparation of poisoned baits or filling or washing of tanks for pesticide application
12. Pesticide manufacture (including animal poisons, insecticides, fungicides or herbicides) including the commercial manufacturing, blending, mixing or formulating of pesticides
13. Petroleum or petrochemical industries including a petroleum depot, terminal, blending plant or refinery, or facilities for recovery, reprocessing or recycling petroleum-based materials, or bulk storage of petroleum or petrochemicals above or below ground
14. Pharmaceutical manufacture including the commercial manufacture, blending, mixing or formulation of pharmaceuticals, including animal remedies or the manufacturing of illicit drugs with the potential for environmental discharges
15. Printing including commercial printing using metal type, inks, dyes, or solvents (excluding photocopy shops)
16. Skin or wool processing including a tannery or fellmongery, or any other commercial facility for hide curing, drying, scouring or finishing or storing wool or leather products
17. Storage tanks or drums for fuel, chemicals or liquid waste
18. Wood treatment or preservation including the commercial use of anti-sapstain chemicals during milling, or bulk storage of treated timber outside

### B. Electrical and electronic works, power generation and transmission

1. Batteries including the commercial assembling, disassembling, manufacturing or recycling of batteries (but excluding retail battery stores)
2. Electrical transformers including the manufacturing, repairing or disposing of electrical transformers or other heavy electrical equipment
3. Electronics including the commercial manufacturing, reconditioning or recycling of computers, televisions and other electronic devices
4. Power stations, substations or switchyards

### C. Explosives and ordnances production, storage and use

1. Explosive or ordnance production, maintenance, dismantling, disposal, bulk storage or re-packaging
2. Gun clubs or rifle ranges, including clay targets clubs that use lead munitions outdoors
3. Training areas set aside exclusively or primarily for the detonation of explosive ammunition

### D. Metal extraction, refining and reprocessing, storage and use

1. Abrasive blasting including abrasive blast cleaning (excluding cleaning carried out in fully enclosed booths) or the disposal of abrasive blasting material
2. Foundry operations including the commercial production of metal products by injecting or pouring molten metal into moulds
3. Metal treatment or coating including polishing, anodising, galvanising, pickling, electroplating, or heat

treatment or finishing using cyanide compounds

4. Metalliferous ore processing including the chemical or physical extraction of metals, including smelting, refining, fusing or refining metals
5. Engineering workshops with metal fabrication

**E. Mineral extraction, refining and reprocessing, storage and use**

1. Asbestos products manufacture or disposal including sites with buildings containing asbestos products known to be in a deteriorated condition
2. Asphalt or bitumen manufacture or bulk storage (excluding single-use sites used by a mobile asphalt plant)
3. Cement or lime manufacture using a kiln including the storage of wastes from the manufacturing process
4. Commercial concrete manufacture or commercial cement storage
5. Coal or coke yards
6. Hydrocarbon exploration or production including well sites or flare pits
7. Mining industries (excluding gravel extraction) including exposure of faces or release of groundwater containing hazardous contaminants, or the storage of hazardous wastes including waste dumps or dam tailings

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**F. Vehicle refuelling, service and repair**

1. Airports including fuel storage, workshops, washdown areas, or fire practice areas
2. Brake lining manufacturers, repairers or recyclers
3. Engine reconditioning workshops
4. Motor vehicle workshops
5. Port activities including dry docks or marine vessel maintenance facilities
6. Railway yards including goods-handling yards, workshops, refuelling facilities or maintenance areas
7. Service stations including retail or commercial refuelling facilities
8. Transport depots or yards including areas used for refuelling or the bulk storage of hazardous substances

**G. Cemeteries and waste recycling, treatment and disposal**

1. Cemeteries
2. Drum or tank reconditioning or recycling
3. Landfill sites
4. Scrap yards including automotive dismantling, wrecking or scrap metal yards
5. Waste disposal to land (excluding where biosolids have been used as soil conditioners)
6. Waste recycling or waste or wastewater treatment

**H. Any land that has been subject to the migration of hazardous substances from adjacent land in sufficient quantity that it could be a risk to human health or the environment**

**I. Any other land that has been subject to the intentional or accidental release of a hazardous substance in sufficient quantity that it could be a risk to human health or the environment**



Building Services

# PIM/Building Consent Application Checklist

BC

Project Address: 58 BEECHWOOD RD 126108

Interviewing Officer/s: VJ Date: 12/1/2017

Application Documentation		Yes	N/a	No
Application type:	<input type="checkbox"/> PIM <input checked="" type="checkbox"/> BC <input type="checkbox"/> Combination PIM & BC			
Does this application rely on a MultiProof certificate? If yes, ensure certificate is provided.				<input checked="" type="checkbox"/>
Does application relate to Restricted Building Work (RBW) If yes complete RBW section below		<input checked="" type="checkbox"/>		
Residential: <b>Two</b> sets of plans and specifications provided		<input checked="" type="checkbox"/>		
Commercial: <b>Two</b> sets of plans and specifications provided, plus 1 electronic copy if NZFS review required			<input checked="" type="checkbox"/>	
Confirmed street address on system?		<input checked="" type="checkbox"/>		
Consult and confirm with Land Admin for new buildings (residential & commercial) and relocates		<input checked="" type="checkbox"/>		
Legal Description Completed		<input checked="" type="checkbox"/>		
Proof of ownership matches applicant details		<input checked="" type="checkbox"/>		
Application form signed and dated		<input checked="" type="checkbox"/>		
Description of work accurate		<input checked="" type="checkbox"/>		
NES Notification form completed and attached (MDC only)		<input checked="" type="checkbox"/>		
Value of work checked		<input checked="" type="checkbox"/>		
Compliance detail completed on application form		<input checked="" type="checkbox"/>		
Trades peoples' details filled out (back page)	<i>YES TO BE CONFIRMED</i>			<input checked="" type="checkbox"/>
Application form completed & correct				
Applicant advised of DBH and BRANZ Levies, Structural processing fees, bonds, Vehicle Crossing and inspection and legal fees		<input checked="" type="checkbox"/>		
Is application part of Financial Assistance Package (FAP) – Notify Team Leader if yes				<input checked="" type="checkbox"/>
<b>Section 75</b>				
Any buildings over boundaries shown (Section 75)? If yes, indicate 'Claims Management' technical input.		<input checked="" type="checkbox"/>		<input checked="" type="checkbox"/>
<b>Restricted Building Work (RBW)</b>				
Is this an owner-builder exemption application? If yes, ensure Statutory declaration (Form 2B) attached				<input checked="" type="checkbox"/>
Certificate(s) of work provided on prescribed form, fully completed and signed	<i>DESIGN</i>	<input checked="" type="checkbox"/>		
Register checked and license current for Licensed Building Practitioner (LBP) identified on Certificates of work		<input checked="" type="checkbox"/>		
Applicant advised to provide Trade LBP's information prior to commencing work (If not provided)	<i>PRIOR TO COMMENCEMENT</i>	<input checked="" type="checkbox"/>		
<b>EQ Prone Building (n/a if residential unless multi unit / level building)</b>				
Record of building on EQP database (if no, update database)				<input checked="" type="checkbox"/>
Please record EQP assessment ID # here: _____				
Building meets EQP criteria			<input checked="" type="checkbox"/>	
Building work relates to EQ prone strengthening			<input checked="" type="checkbox"/>	
<b>City Networks</b>				
Any roading / footpath encroachments				<input checked="" type="checkbox"/>
<b>Staged consent</b>				
Stage ___ of ___ Description:			<input checked="" type="checkbox"/>	
Construction programme provided			<input checked="" type="checkbox"/>	
<b>Commercial</b>				
Demolition work – copy of Building Consent application to Information Services			<input checked="" type="checkbox"/>	
Building being used or intended to be used by the public prior to CCC being issued (if 'Yes' Application for Certificate of Public Use & Project Management Plan required)			<input checked="" type="checkbox"/>	
Work likely to impact on road reserves (If yes, provide City Network handout)			<input checked="" type="checkbox"/>	
Fire analysis report for new buildings & alterations to existing buildings provided			<input checked="" type="checkbox"/>	
NZ Fire Service Design Review Unit, review required? <b>If required, obtain electronic copy of all documentation from customer as requested by NZFS Design Review Unit.</b>			<input checked="" type="checkbox"/>	
To City Networks for Service Connections, Backflow and Trade Waste (grease traps/oil interceptors etc)			<input checked="" type="checkbox"/>	
Accessibility for new buildings & alterations to existing buildings addressed & checked on plans			<input checked="" type="checkbox"/>	
Inspection, maintenance and reporting details for specified systems provided			<input checked="" type="checkbox"/>	

Building Officer







**COMPUTER FREEHOLD REGISTER  
UNDER LAND TRANSFER ACT 1952**



**Search Copy**

**Identifier** 553390  
**Land Registration District** Wellington  
**Date Issued** 09 September 2011

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**Prior References**  
WN22C/966

**Estate** Fee Simple  
**Area** 1.9971 hectares more or less  
**Legal Description** Lot 21 Deposited Plan 442890

**Proprietors**  
Leisa Marnie Norris and Glenn Alan Mackay

**Estate** Fee Simple - 1/7 share  
**Area** 4342 square metres more or less  
**Legal Description** Lot 31 Deposited Plan 442890

**Proprietors**  
Leisa Marnie Norris and Glenn Alan Mackay

**Interests**

Subject to Section 241(2) Resource Management Act 1991 (affects DP 442890)

\* 8861130.2 Consent Notice pursuant to Section 221 Resource Management Act 1991 - 9.9.2011 at 5:09 pm (affects Lot 21 DP 442890)

Subject to a water supply easement over Lot 31 DP 442890 marked F on DP 442890 created by Easement Instrument 8861130.3 - 9.9.2011 at 5:09 pm

Appurtenant to Lot 21 DP 442890 is a stormwater drainage easement and an electricity and water supply easement created by Easement Instrument 8861130.3 - 9.9.2011 at 5:09 pm

The easements created by Easement Instrument 8861130.3 are subject to Section 243 (a) Resource Management Act 1991

Subject to a right to convey electricity in gross over Lot 31 DP 442890 marked F on DP 442890 in favour of Powerco Limited created by Easement Instrument 8861130.5 - 9.9.2011 at 5:09 pm

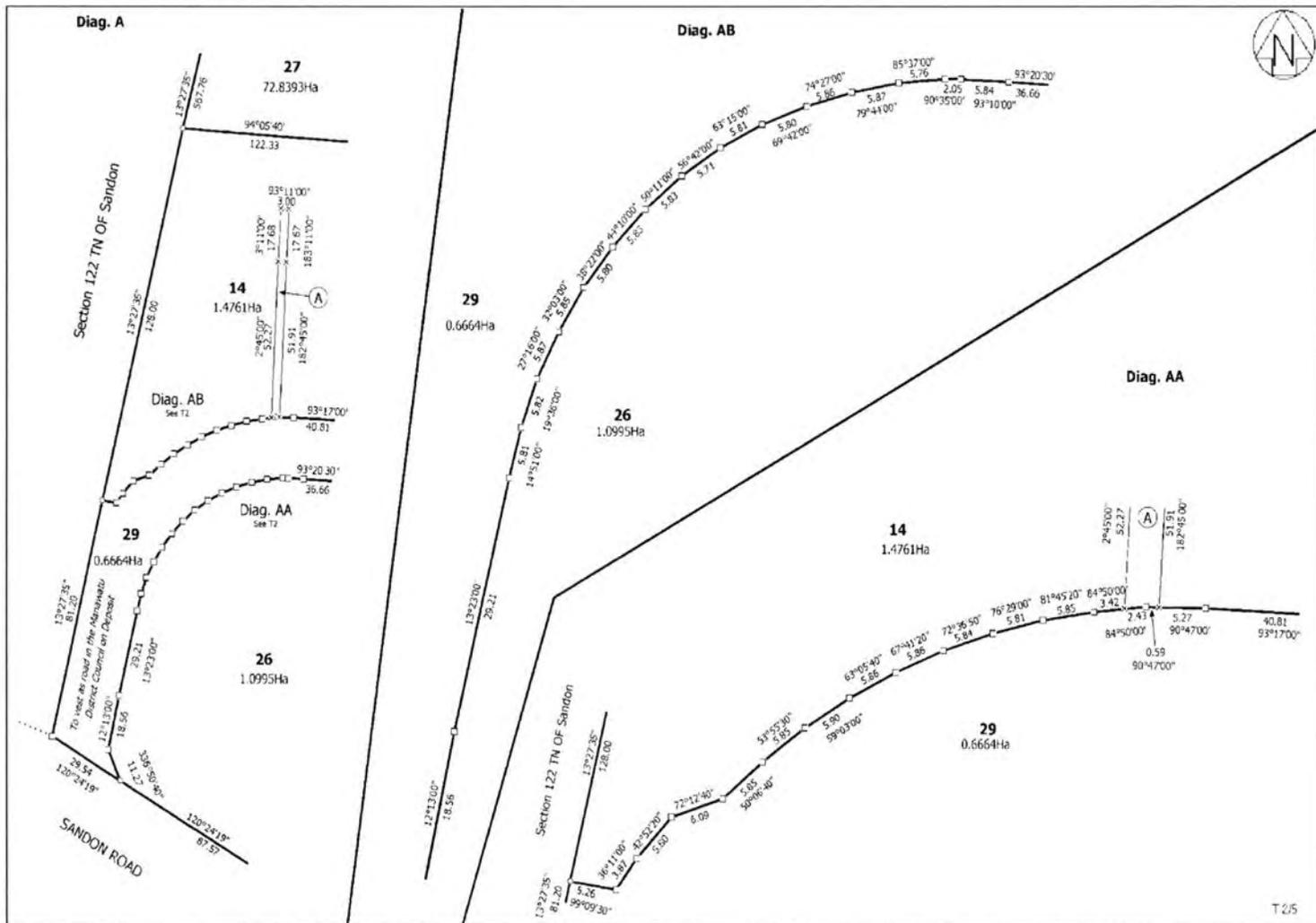
The easement created by Easement Instrument 8861130.5 is subject to Section 243 (a) Resource Management Act 1991

Land Covenant in Easement Instrument 8861130.6 - 9.9.2011 at 5:09 pm

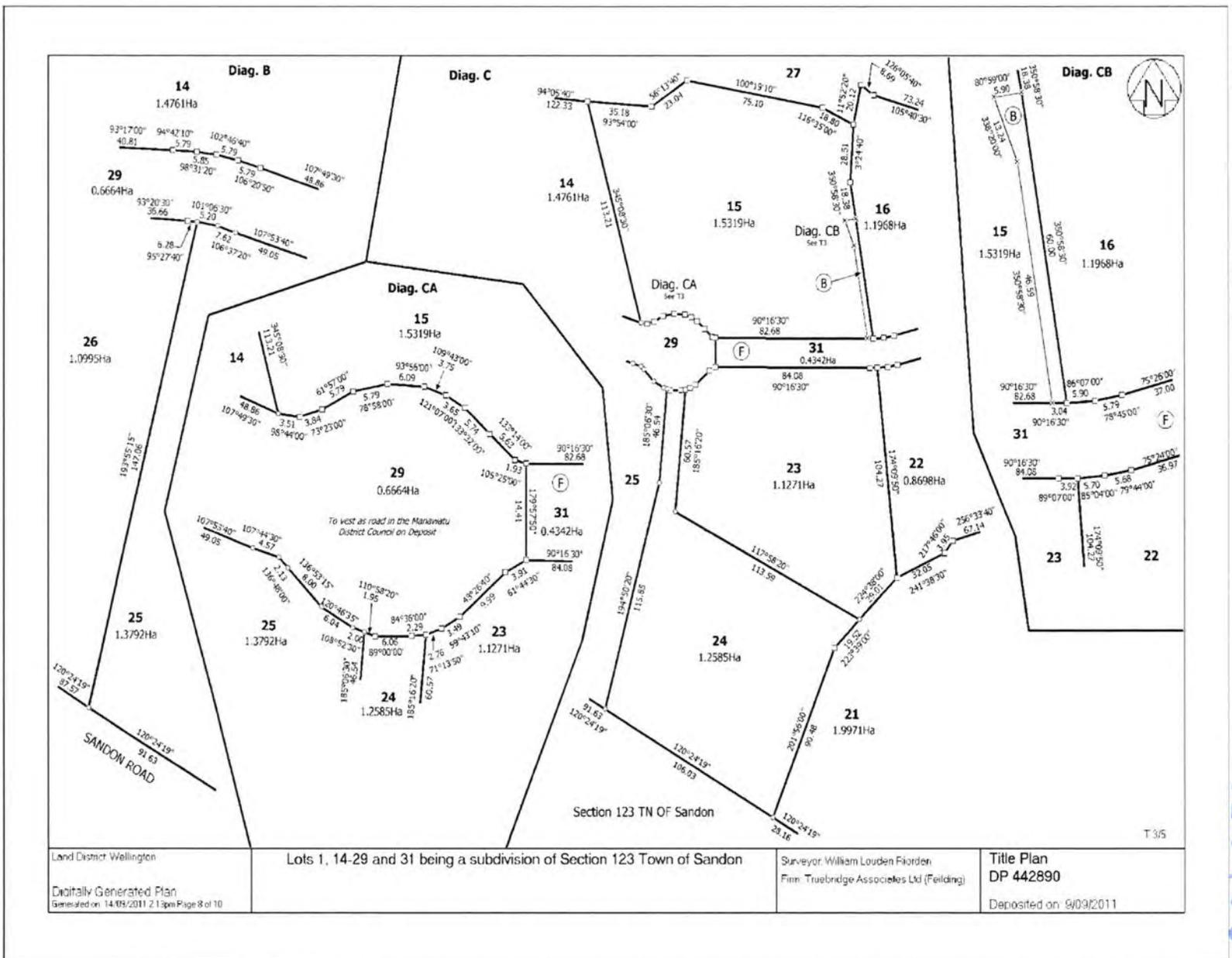
Fencing Covenant in Transfer 8866063.3 - 29.9.2011 at 10:23 am

Appurtenant hereto is a right water supply easement created by Easement Instrument 9241628.4 - 11.12.2012 at 10:00 am

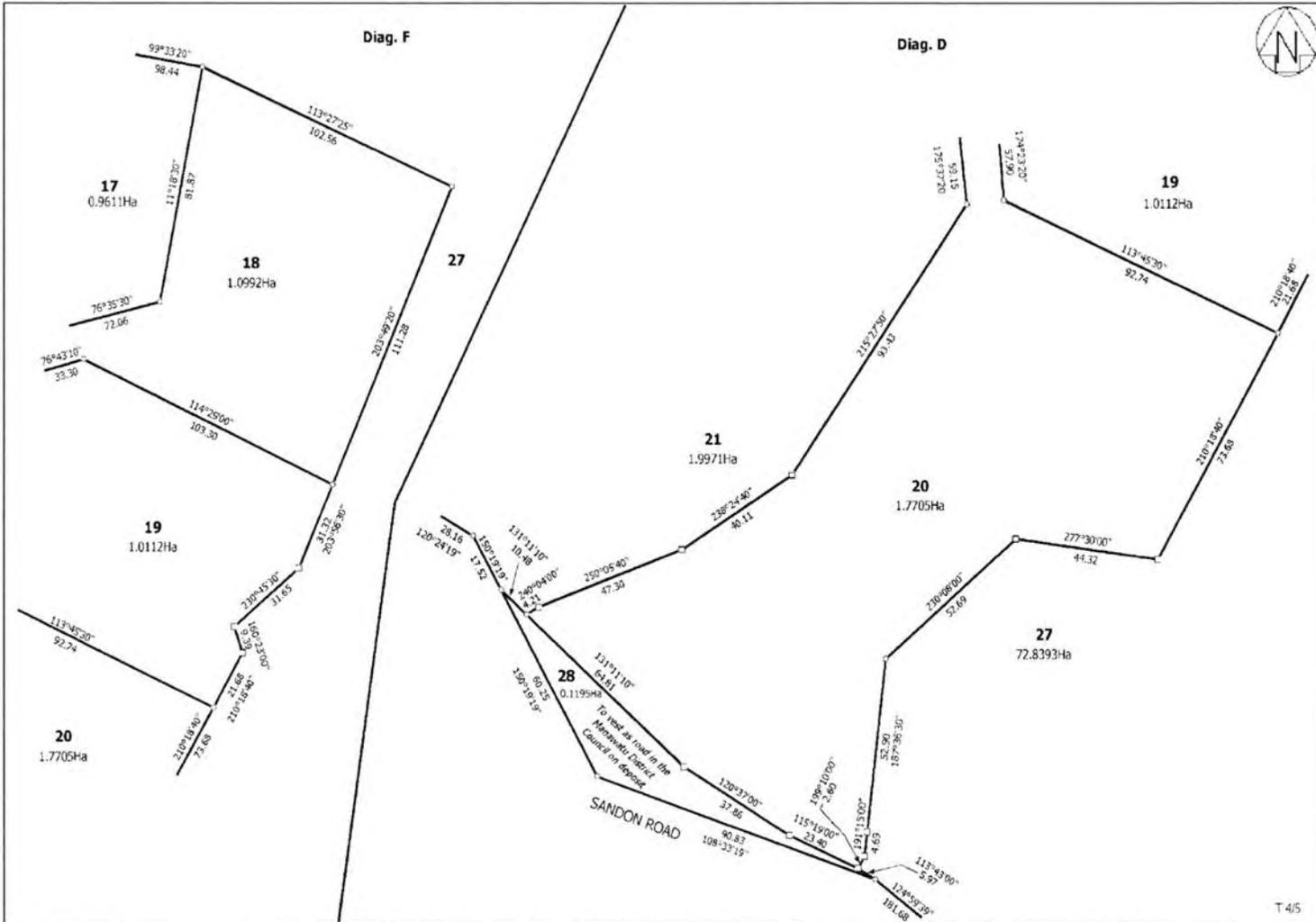




Land District Wellington	Lots 1, 14-29 and 31 being a subdivision of Section 123 Town of Sandon	Surveyor William Loudon Fioren	Title Plan DP 442890
Digitally Generated Plan Generated on: 14/08/2011 2:13pm Page 7 of 10		Firm: Truebridge Associates Ltd (Feilding)	Deposited on: 8/09/2011

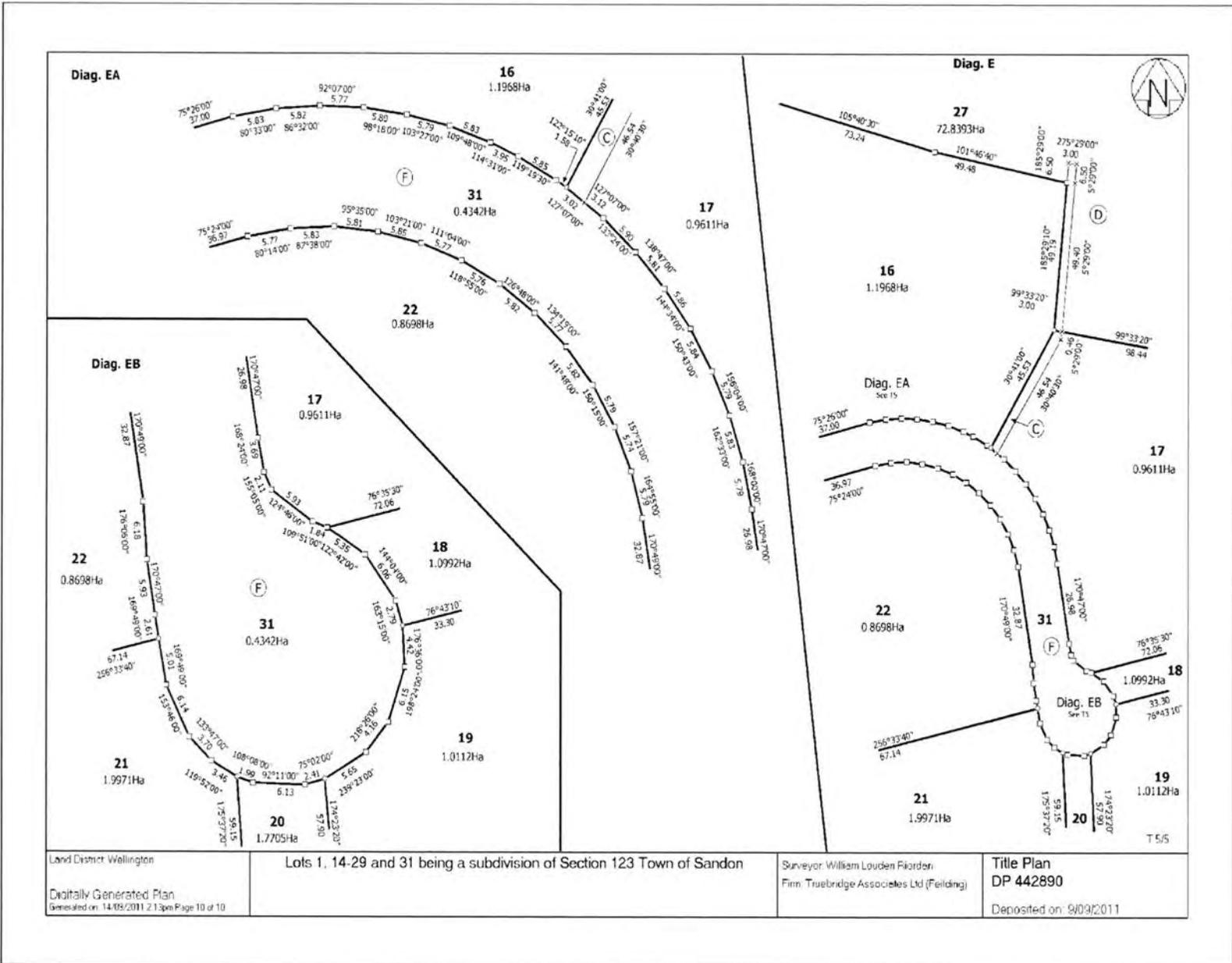


Land District Wellington	Lots 1, 14-29 and 31 being a subdivision of Section 123 Town of Sandon	Surveyor: William Loudon Fiorden Firm: Truebridge Associates Ltd (Wellington)	Title Plan DP 442890
Digitally Generated Plan Generated on: 14/09/2011 2:13pm Page 8 of 10			Deposited on: 9/09/2011



T 4/5

Land District: Wellington	Lots 1, 14-29 and 31 being a subdivision of Section 123 Town of Sandon	Surveyor: William Loudon Fiorden Firm: Truebridge Associates Ltd (Feilding)	Title Plan DP 442890
Digitally Generated Plan Generated on: 14/09/2011 2:13pm Page 9 of 10			Deposited on: 9/09/2011



Land District: Wellington  
 Digitally Generated Plan  
 Generated on: 14/09/2011 2:13pm Page 10 of 10

Lots 1, 14-29 and 31 being a subdivision of Section 123 Town of Sandon

Surveyor: William Loudon Fikard  
 Firm: Truebridge Associates Ltd (Feilding)

Title Plan  
 DP 442890

Deposited on: 9/09/2011



# View Instrument Details

Instrument No. 8861130.2  
Status Registered  
Date & Time Lodged 09 Sep 2011 17:09  
Lodged By Stewart, Bruce Anthony  
Instrument Type Consent Notice under s221(4)(a) Resource Management Act 1991



---

Affected Computer Registers	Land District
553382	Wellington
553383	Wellington
553384	Wellington
553385	Wellington
553386	Wellington
553387	Wellington
553388	Wellington
553389	Wellington
553390	Wellington
553391	Wellington
553392	Wellington
553393	Wellington
553394	Wellington
553395	Wellington
553396	Wellington

126108

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**Annexure Schedule:** Contains 5 Pages.

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### Signature

Signed by Bruce Anthony Stewart as Territorial Authority Representative on 14/09/2011 01:17 PM

\*\*\* End of Report \*\*\*

RC  
126108

**MANAWATU DISTRICT COUNCIL**

**CONSENT NOTICE PURSUANT TO SECTION 221 OF  
THE RESOURCE MANAGEMENT ACT 1991**

**IN THE MATTER** LAND TRANSFER PLAN NO. 442890 BEING A  
SUBDIVISION OF Section 123 Town of Sandon

**AND**

**IN THE MATTER** OF SUBDIVISION CONSENT PURSUANT TO SECTIONS  
105, 108 AND 220 OF THE RESOURCE MANAGEMENT  
ACT 1991

Pursuant to Section 220(1)(c) of the Resource Management Act 1991 the Manawatu District Council by resolution passed on the 18<sup>th</sup> day of March 2009 imposed the following condition in respect of Lots 1, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26 and 27 on the subdivision depicted on Land Transfer Plan No 442890

1. Buildings must be limited to areas clear of the maximum water level on Lots 14, 15 and 16 as depicted on plans attached to John Philpott & Associates Ltd report dated 23 June 2011
2. Ongoing maintenance and protection of dams is required on Lots 15 and 27.
3. Future dwellings and accessory buildings on all Lots are not permitted within 9 metres of a front boundary and within 6 metres of a side or rear boundary without a land-use consent from the Manawatu District Council.
4. Future dwellings and accessory buildings on Lots, 20, 21 and 25 are not permitted within 100 metres of Sandon Road. ✓
5. Future buildings on all Lots must meet the recommendations outlined in Hamish Wells Engineering report dated 7 July 2011. ✓
6. Any onsite wastewater system must be in compliance with the requirements of the Manawatu-Wanganui Regional Councils "Manawatu Catchment Water Quality Regional Plan" and "Proposed One Plan" and any relevant subsequent Regional Plans. The Issuance of any Project Information Memorandum and Building Consent is subject to approval of the wastewater disposal design by Manawatu-Wanganui Regional Council. No works must commence prior to the issuance of the same. Any onsite wastewater system must be designed and installed by a professional and suitably qualified person experienced in onsite effluent disposal systems. The system must be situated and installed so as to avoid any significant adverse effects on human health or the environment, and must not create a nuisance to neighbouring properties. The Lot owner must furnish a copy of the annual inspection report to the Manawatu District Council on the anniversary date of the issuance of the code of compliance certificate. ✓

RC  
126108

- 7. Future dwellings and accessory buildings on Lot 1 cannot be located within the non-buildable areas shown on Drawing Z1682502/C001/A (MWH Geotechnical Assessment dated 11 September 2008).
- 8. **The following level of design must apply to all lots-**
  - a. Where the development is on ground no steeper than 15°, the design of the building platforms, dwelling foundations, and access driveways should be undertaken by a Chartered Professional Engineer.
  - b. Where development is on ground steeper than 15° and is more than 5m from the defined non-buildable area (refer to Drawing Z1682502/C001/A in the MWH Geotechnical Assessment dated 11 September 2008), the design of the building platforms, dwelling foundations, and access driveways should be undertaken by a Chartered Professional Engineer and reviewed by a Chartered Professional Engineer competent in the Geotechnical practice area.
  - c. Where development is on ground steeper than 15° and is proposed closer than 5m to the defined non-buildable area (refer to Drawing Z1682502/C001/A in the MWH Geotechnical Assessment), then the location of the non-buildable area must be defined accurately by a site assessment to be carried out by a Chartered Professional Engineer competent in the Geotechnical practice area. Thereafter, the design of the building platforms, dwelling foundations, and access driveways should be undertaken by a Chartered Professional Engineer and reviewed by a Chartered Professional Engineer competent in the Geotechnical practice area.

✓  
see  
report

Dated this Feilding this 11th day of August 2011

  
Wendy Thompson  
PRINCIPAL PLANNER  
MANAWATU DISTRICT COUNCIL



BC

126108

**CONSENT OF MORTGAGEE**

**WESTPAC NEW ZEALAND LIMITED** the Mortgagee under and by virtue of Memorandum of Mortgage 8600514.1 hereby consents to the deposit of subdivisional plan being DP 442890, creation and registration of an easement relating to stormwater drainage in favour of the Manawatu District Council; creation and registration of easements relating to water supply, stormwater drainage, and electricity and water supply; creation and registration of an easement relating to electricity in favour of Powerco Limited; and issue of new Certificates of Title 553382- 553396 (inclusive) in relation to Certificate of Title WN22C/966 **SUBJECT TO AND WITHOUT PREJUDICE TO** its rights and remedies under the said Mortgage.

Dated this 3rd day of June 2011

Signed by

**WESTPAC NEW ZEALAND LIMITED**

by its attorney

  
TIMOTHY URQUHART-HAY

in the presence of:

  
BANK OFFICER  
WESTPAC NEW ZEALAND LIMITED  
LEGAL SERVICES UNIT  
AUCKLAND

BC  
126108

**CERTIFICATE OF NON-REVOCATION OF POWER OF ATTORNEY**

I, **TIMOTHY JULIAN URQUHART-HAY**, of Auckland in New Zealand, Bank Officer

HEREBY CERTIFY -

1. **THAT** by Deed dated 6 September 2006, a copy of which is deposited with Land Information New Zealand and numbered 7032934.1, **WESTPAC NEW ZEALAND LIMITED**, incorporated in New Zealand and having its principal place of business at Westpac on Takutai Square, 16 Takutai Square, Auckland appointed me its attorney on the terms and subject to the conditions set out in that Deed.
2. **THAT** at the date of this certificate I am a Tier Two Attorney for Westpac New Zealand Limited.
3. **THAT** at the date of this certificate I have not received any notice or information of the revocation of that appointment by the winding up or dissolution of **Westpac New Zealand Limited** or otherwise.

SIGNED at Auckland

On this 3<sup>rd</sup> day of June 2011



---

**Timothy Urquhart-Hay**

26 May 2011 13:00

VOB MANAGEMENT SERVICES LTD  
PROPERTY FUNDING LTD

No. 1843 P. 27

126108

**IN THE MATTER** of the Land Transfer Act  
1952

**AND**

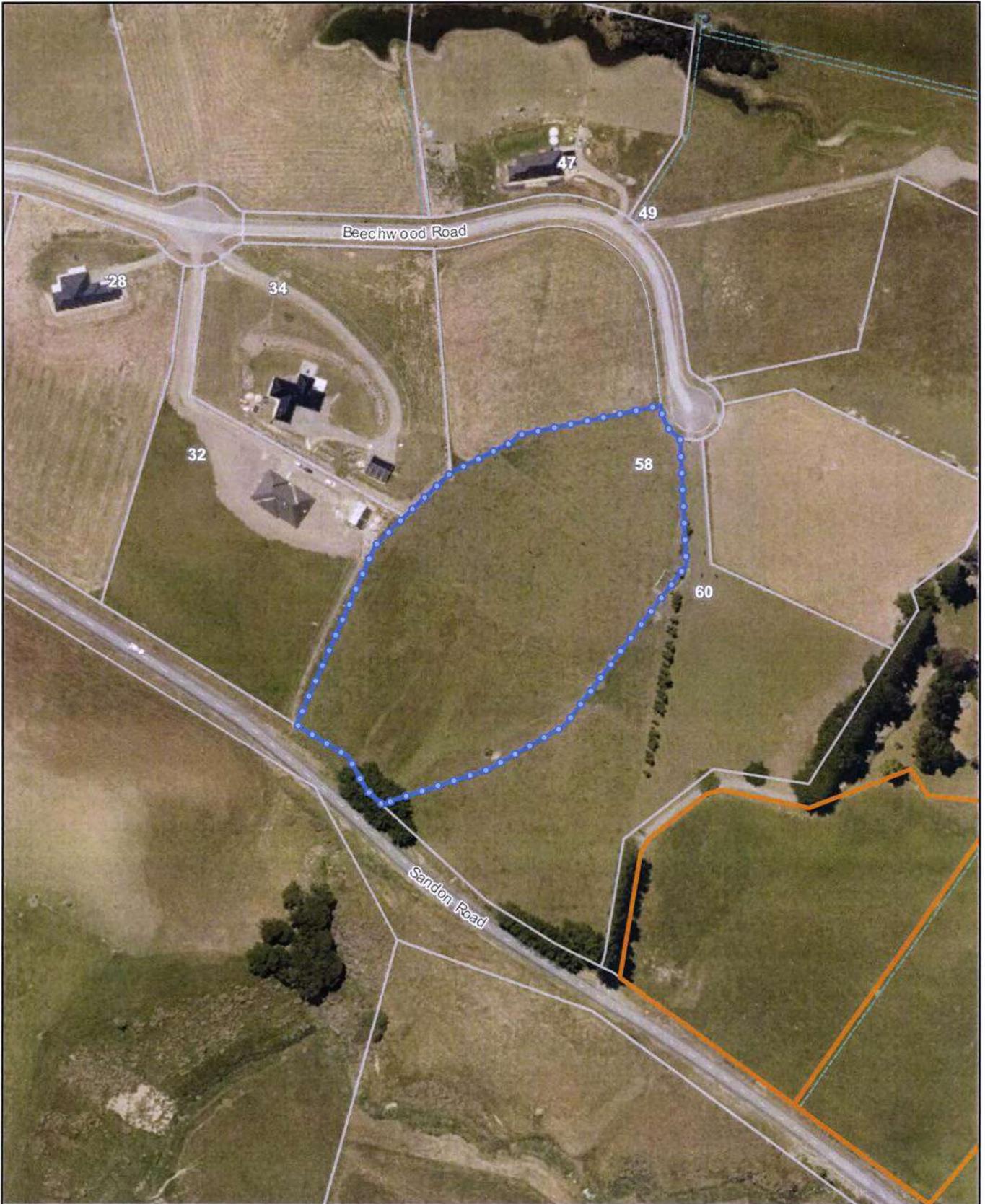
**IN THE MATTER** of Mortgage Number 7696890.3

Instant Funding Limited being the Mortgagee under the above mortgage **HEREBY**  
**CONSENTS** to the deposit of plan number 442890 and to all easements referred to in the  
Memorandum of Basements

**DATED** this 26<sup>th</sup> day of May 2011



A handwritten signature in black ink, consisting of stylized initials, is written above a horizontal line.



Scale: 1:2432  
Original Sheet Size A4

Projection: NZGD2000 / New Zealand Transverse Mercator 2000  
Bounds: 1814363.60597082,5545590.01539947  
1814812.06573498,5546147.85559393

Digital map data sourced from Land Information New Zealand. CROWN COPYRIGHT RESERVED.  
The information displayed in the GIS has been taken from Manawatu District Council's databases and maps.  
It is made available in good faith but its accuracy or completeness is not guaranteed.  
If the information is relied on in support of a resource consent it should be verified independently.

Map Selection:	Map Legend:
<p><b>Valuation</b></p> <p>Valn Ref 14160/15718</p> <p>Addresses At This Location 58 Beechwood Road Feilding</p> <p>Click To View <a href="#">Street View</a></p> <p>Google</p> <p>NZ Post Code 4779</p> <p>Ward Name <a href="#">Southern</a> <a href="#">Manawatu Rural</a> <a href="#">Ward</a></p> <p>Census Area Unit <a href="#">Oroua Downs-</a> <a href="#">Waitohi</a></p> <p><b>Rates Info</b></p> <p>Valn Ref <a href="#">14160/15718</a></p> <p>Rate Payer 1 N</p> <p>Confidential?</p> <p>Rate Payer 2 N</p> <p>Confidential?</p> <p>Rate Payer 1 <a href="#">MS LEISA MARNIE NORRIS</a></p> <p>Rate Payer 2 <a href="#">MR GLENN ALAN MACKAY</a></p> <p>Postal Address 58 BEECHWOOD ROAD RD 9 FEILDING 4779</p> <p>Land Area Ha 1.9971</p> <p>Land Value 170,000</p> <p>Capital Value 175,000</p> <p>Values At 1 Aug 2016</p> <p>Legal Description LOT 21 DP 442890 &amp; 1/7 SHARE IN LOT 31 DP 442890</p> <p>Improvements FG</p> <p>Valuation Creation Date 10 Oct 2011</p> <p>Location 58 BEECHWOOD ROAD</p> <p><b>Annual Rates Yes (5)</b></p> <p><b>Rate Charges Yes (5)</b></p> <p><b>Billing Areas Yes (2)</b></p> <p><b>Service No</b></p> <p><b>Connections</b></p> <p><b>Parcels Yes (1)</b></p> <p><b>Building Yes (1)</b></p> <p><b>Consents</b></p> <p><b>Historic Permits No</b></p> <p><b>Compliance No</b></p> <p><b>Schedules</b></p> <p><b>Resource No</b></p> <p><b>Consents</b></p> <p><b>Premises and No</b></p>	<p><b>Map Legend:</b></p> <ul style="list-style-type: none"> <li> Boundaries</li> <li> Manawatu</li> <li> TLA Boundaries</li> <li> Labels</li> <li> SH Labels</li> <li> Address Labels</li> <li> Set Address</li> <li> New Address</li> <li> Amended Address</li> <li> Deleted Address</li> <li> Building Point Names</li> <li> Road Label</li> <li> Major Arterial</li> <li> Minor Arterial</li> <li> Collector Road</li> <li> Local - Sealed</li> <li> Local - Unsealed</li> <li> Private</li> <li> Service Lane</li> <li> Walkway</li> <li> Cycle path</li> <li> Transport</li> <li> Railway</li> <li> Roads</li> <li> Major Arterial SH</li> <li> Major Arterial SH</li> <li> Arterial</li> <li> Arterial Gravel</li> <li> Collector (Tourist)</li> <li> Collector</li> <li> Local</li> <li> Gravel</li> <li> Private</li> <li> Proposed</li> <li> Service Lane</li> <li> Walkway</li> <li> Cycleway</li> <li> Paper Road</li> <li> Land Information</li> <li> Property Changes</li> <li> Scheme Plan</li> <li> Valuation</li> <li> Council Parcels</li> <li> LINZ Legal Parcels</li> <li> Easement Parcels</li> <li> Rural Aerial Photo 2016</li> </ul>

BC  
126108

**Licences**

**Current Dogs**                      **Yes (1)**

**Land Data**                              **Yes (5)**

**Contact Centre**                      **No**

**(Recent 3 years)**

**Contact Centre**                      **Yes (1)**

**(Historic)**

**BC**  
**126108.**



# MDC - Building & Planning Services Project Sheet

Applicant Name: Eisa Marnie Norris

Project Address: 58 BEECHWOOD RD.  
4 BEDROOM HOUSE WITH ATTACHED

Project Description: CARAGE

Building Category (circle):  R2  R3  C1  C2  C3 (circle): Residential Commercial Industrial

Restricted Building Work?  Yes  No Project Number: 126108

Fast Track?  Yes  No Date accepted: 19/1/2017

Project Value (\$): \$425,000.00 Person Making Payment: L NORRIS

Does this application rely on a Multiple - use certificate?  Yes  No

TYPE	GL Code	AMOUNT
PIM	Lodg BCON	\$
DING CONSENT	Lodg BCON	\$ 685.00
BUILDING RESEARCH LEVY - \$1.00 / \$1,000,00 (set fees)	Lodg BCON	\$ 425
BUILDING LEVY - \$2.01 / \$1,000,00 (set fees)	Lodg BCON	\$ 854.25
BUILDING CONSENT AMENDMENT	BCA	\$
CERTIFICATE FOR PUBLIC USE	CPU	\$
EXEMPT/ UNAUTHORISED BUILDING WORK / THIRD PARTY REPORT / EXTENSION OF TIME	BLDG	\$
CERTIFICATE OF ACCEPTANCE	Lodg BCON	\$
DEVELOPMENT CONTRIBUTION	SI NONE	\$
INSTANT RESOURCE CONSENT	RCON INST	\$
LAND USE CONSENT	RCON LUSE	\$
CERTIFICATE OF COMPLIANCE INCL. OVERSEAS INVESTMENT/EXISTING USE RIGHTS	RCON COMP	\$
RELOCATION BOND	RBND	\$
CERTIFICATE OF TITLE (CT) <u>COUNCIL TO PROVIDE</u>	Lodg BCON	\$ 20.00
<b>TOTAL</b>		<b>1984.25</b>

Comments:

**Please tick technical inputs for processing as required:**

<input checked="" type="checkbox"/> Planning	<input checked="" type="checkbox"/> Building	<input checked="" type="checkbox"/> Infrastructure
<input checked="" type="checkbox"/> Plumbing & Drainage	<input type="checkbox"/> Structural - PNCC	<input type="checkbox"/> Claims Management
<input type="checkbox"/> Environmental Health	<input type="checkbox"/> NZ Fire Service DRU	<input type="checkbox"/> Land Admin

**Please tick appropriate processing checklist:**

<input checked="" type="checkbox"/> MT-08a Planning Processing PIM	<input type="checkbox"/> T-19h Commercial Addition & Alteration	<input type="checkbox"/> T-19q Demolitions
<input type="checkbox"/> T-08b Building processing PIM	<input type="checkbox"/> T-19i Commercial Minor Alteration	<input type="checkbox"/> T-19r Multiproof Consent
<input checked="" type="checkbox"/> MT-08c PIM/Building Consent Site Visit	<input type="checkbox"/> T-19j EH Food Premises	<input type="checkbox"/> T-19s Shade sails/Small Sheds/Open Sited Buildings
<input checked="" type="checkbox"/> T-19b New Dwelling	<input type="checkbox"/> T-19k EH Hair Premises	<input type="checkbox"/> T-19t Continuous Flow Hot Water
<input type="checkbox"/> T-19c Small Addition	<input type="checkbox"/> T19l EH Hazardous Substances	<input type="checkbox"/> MT-19u Engineering Processing - Residential
<input type="checkbox"/> T-19d Minor Alteration	<input type="checkbox"/> T19m Swimming Pool	<input type="checkbox"/> MT- 19v Engineering Processing - Commercial
<input type="checkbox"/> T-19e Garage/Carport/Pergola/Sleepout	<input type="checkbox"/> T19n Relocation	<input type="checkbox"/> T-21b Amendment to Building Consent
<input type="checkbox"/> T-19f Conservatory	<input type="checkbox"/> T19o Fires	<input type="checkbox"/> T-47a Certificate for Public Use C/list
<input type="checkbox"/> T-19g Commercial - New Building	<input type="checkbox"/> T-19p Farm Buildings	

## CHARGE SHEET

### FOH VETTING OFFICER

Date	Time	Task	Who
03/1/2017	1.5	CONSEAL APPROV	JS
			BC
			125108.

### CONTRACTORS / CONSULTANTS TIME

Date	Time	Task	Who

### Description of Fees To Be Waived:

Type of fee	Reason for waiving	Amount
Total		\$

Waived Fees Approved By (Manager): \_\_\_\_\_

Date: \_\_\_\_\_

## INSPECTIONS REQUIRED

		Tick if Applicable	No. of Inspections
T28A	Building WOF	✓	
T30A	Foundations	✓	1
T30AA	Reinspection		
T30AB	Inbuilt Fireplace Pre-Install Check		
T30AC	Final - Fireplace		
T30AE	COMM - Foundation/Pads/Ground Beams		
T30AD	Structural Concrete & Masonry		
T30AF	COMM - Concrete Slab		<b>BC</b> 126108
T30AG	COMM - Framing		
T30AH	COMM - Preline		
T30AI	COMM - Postline		
T30AJ	COMM - Final		
T30AV	COMM - Final - Plumbing		
T30AK	Swimming & Spa Pool		
T30AL	CPU Inspection		
T30B	Foundations Slab Single Pour		
T30C	Retaining Wall/Split Level Foundation		
T30D	Ring and Pile Foundation		
T30DA	Farm Building Foundation		
T30E	Subfloor Framing		
T30F	Underfloor/Preslab Soil/Drain/Waste	✓	1
T30G	Concrete Slab	✓	1
T30GH	Blockfill		
T30H	Framing	✓	1
T30J	Cavity	✓	1
T30I	Preclad/Plaster System Flashings		
T30K	Monolithic Backing		
T30L	Paper Netting		
T30M	Scratch Coat		
T30N	Half High Brick		
T30O	Weathertightness		
T30JP	Preline - Single/Lower Storey	✓	1
T30Q	Preline - Upper Level	✓	1
T30R	Preline - Plumbing	✓	1
T30RA	Minor Preline - Plumbing & Building		
T30P/R	Preline - Building & Plumbing		
T30S	Postline	✓	1
T30T	Drainage	✓	2
T30U	Final - Building	✓	
T30V	Final - Plumbing	✓	1
T30W	Final - Building and Plumbing		
T30WA	Final - Relocation		
T30X	Final - Garage, Carport, Pergola		
T30XA	Final - Farm Buildings		
T30Y	Final - Minor Internal Alteration		
T30Z	Final - Demolition		
T30ZZ	Engineer Observation		
<b>Total Number of Inspections Charged</b>			12

Manawatu District  
Council

<<COPY ONLY>>

TAX INVOICE No: 2017/93248  
GST Reg No : 52-867-193

Received From  
NORRIS, LM

Date : 19 Jan 2017, Time: 02:44p.m.  
Till : FOH1  
Received : \$1984.25 EFTPOS  
=====

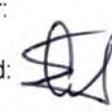
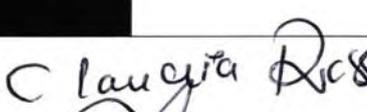
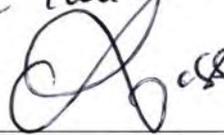
Applicat'n: \$1984.25 BCON-126108  
NORRIS, MS LEISA MARNIE

-----  
Total Rec : \$1984.25  
=====

Incl GST : \$258.82  
-----



# MDC - Project File Sign Off Checklist

Item to be checked for completion:	Yes	N/A	No	Comments:
<b>Final Review Decision</b>				
Do mandatory inspections match number of inspections carried out?	✓			126108
Do additional inspection or other charges or refunds apply?				If yes: Number of additional inspections to be charged: _____ @ \$ _____ If No: Enter reason if no charge applies: _____ _____ _____ _____ Number of inspections for refund: _____
Development Contribution paid?		✓		If no: suspend CCC until payment received. Date to suspend from: _____
CCC application approved for issue?	✓			Officer: Tony Kellerman Building Officer Signed:  Date: 4/2/19
<b>Regulatory Support</b>				
Any changes to Property ID?			✓	
File been amended if street address has changed?		✓		
All additional inspections invoiced?		✓		
All bonds or inspections refunded if applicable?		✓		
Development Contribution paid?		✓		If no: ensure suspension has been added to system.
All fees paid?	✓			
BC number stamped on ALL pages within file? (Applicable to hard copy applications only)	✓			
Copy plan showing means of escape, fire and smoke separations and exits from fire report for attachment to CS		✓		
Compliance Schedule (CS) and Compliance Schedule Statement (CSS) prepared?		✓		
Updated EQP Building Register and HAIL intramap layer?		✓		
CCC issued?	✓			
Copy of signed CCC, CS & CSS (if applicable) and project file sign off checklist placed in project file.				
Regulatory Support items signed off?				Officer:  Date: 05/02/2014 Signed: 

<sup>1</sup> Urinals are treated as one pan

# Code Compliance Certificate

## Building Consent No: 126108

### Section 95 Building Act 2004



Manawatu District Council, 135 Manchester Street, Private Bag 10 001, Feilding 4743  
T (06) 323 0000 F (06) 323 0822 E [building@mdc.govt.nz](mailto:building@mdc.govt.nz) [www.mdc.govt.nz](http://www.mdc.govt.nz)  
GST No. 52-867-193 OFFICE HOURS 8:00am - 5:00pm Monday to Friday (except Wednesday 9:00am - 5:00pm)

#### The Owner

Name of Owner	Norris, Ms Leisa Marnie Mackay, Mr Glenn Alan	Name of contact	Norris, Ms Leisa Marnie
Mailing Address	58 Beechwood Road Rd 9 Feilding 4779	Mailing address	58 Beechwood Road Rd 9 Feilding 4779

#### The Building

Street Address of Building	58 Beechwood Road, Feilding
Legal description	LOT 21 DP 442890
Valuation No	14160 157 18
Current, lawfully established use	Housing - Detached Dwelling
Year first constructed	2019

#### Building Work

Project **New 4 Bedroom Dwelling With Attached Garage**

#### Code Compliance

The building consent authority named below is satisfied, on reasonable grounds, that:

- (a) The building work complies with the building consent

On behalf of **Manawatu District Council**

Date 05/02/2019

A handwritten signature in black ink, appearing to be "TK", written over a horizontal line.

Name **Tony Kellerman**  
Position **Advanced Building Officer**  
**MDC Building Services**

MARTY.

Site Visit 3/2/17 @ 8.30 ish

BC 126100

MDC - PIM/Building Consent Site Visit Checklist PIM/BC No.:

Address: 58 Beechwood Rd Date: 3.2.17 Time Taken: 30 min

Site & address identified:	<input checked="" type="checkbox"/> Lot No. <input checked="" type="checkbox"/> Street Number <input type="checkbox"/> Rapid Response No.	Office Check Needed
Boundaries / Building Line Restriction clearly identified	Yes - How? BP & Street No sited No - comment	
Proposed Building site identified on Building Platform	<input checked="" type="checkbox"/> Measured out by officer <input checked="" type="checkbox"/> Pegged/marked out by owner/builder	
Existing Building assessed	<input type="checkbox"/> Means of Escape <input type="checkbox"/> Access & facilities for people with disabilities N/A	
Restrictions / hazards (building and/or effluent disposal)	Sloping site - comment: No - Top of crest - flat build platform Gullies/banks/cuttings likely to affect work - comment: No Streams/watercourses likely to affect work - comment: No Other parties affected - comment: No Other restrictions (eg. Overhead utilities, pylons, power & phone lines, forest, access, etc) - comment: Nil	
Effluent Disposal site identified	<input checked="" type="checkbox"/> Measured out by officer <input type="checkbox"/> Pegged/marked out by owner/builder Water tank siting - overflow discharge: OK Cut off drains required:	
Footpath & Vehicle crossing	Footpath damage - Yes (No) Vehicle Crossing damage - Yes (No) <input checked="" type="checkbox"/> Photos taken and forwarded to Assets team. 1 front distance including road 2 side view (each direction) including kerb and drain	
New Floor Levels	<input checked="" type="checkbox"/> For sites level with or above the road, no less than 150mm above the road crown on at least one cross-section through the building and roadway <sup>1</sup> <input type="checkbox"/> For sites below the road, no less than 150mm above the lowest point on the site boundary <sup>2</sup>	
Wind Zone (Tick applicable zone)	<input type="checkbox"/> Low / <input type="checkbox"/> Medium / <input checked="" type="checkbox"/> High / <input type="checkbox"/> Very High / <input type="checkbox"/> Extra High / <input type="checkbox"/> Specific Design (SED)	
Comments: Dwelling situated at crest of hill		
Officer: Marty Leach	Signature: [Signature]	

<sup>1</sup> Ref. E1AS1 2.0.1 Fig. 1  
<sup>2</sup> Ref. E1AS1 2.0.1 Fig. 2

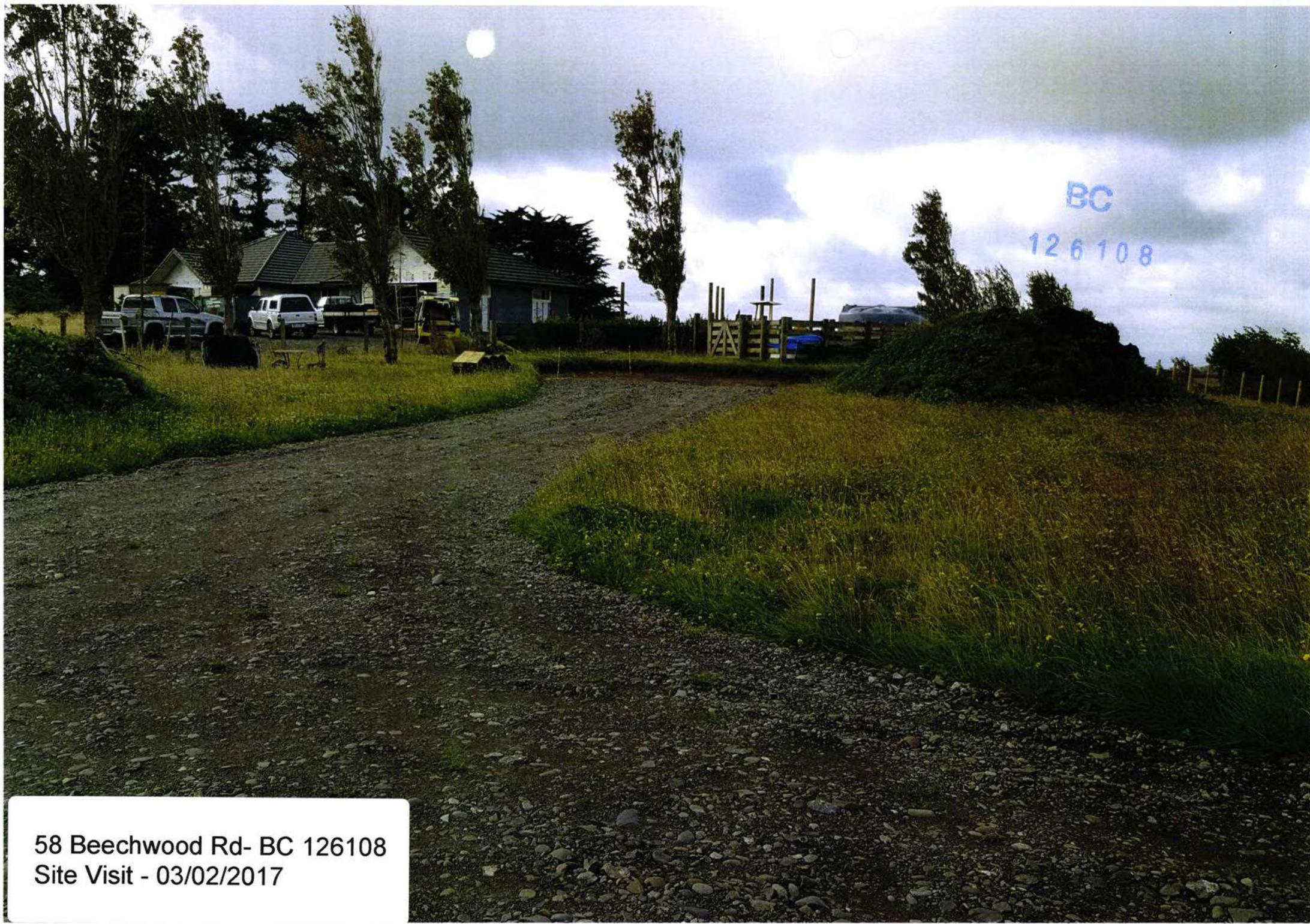


58 Beechwood Rd- BC 126108  
Site Visit - 03/02/2017

BC  
126108

House

58 Beechwood Rd- BC 126108  
Site Visit - 03/02/2017



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58 Beechwood Rd- BC 126108  
Site Visit - 03/02/2017

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E100 West

58 Beechwood Rd- BC 126108  
Site Visit - 03/02/2017

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58 Beechwood Rd- BC 126108  
Site Visit - 03/02/2017

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Reserve effluent

58 Beechwood Rd- BC 126108  
Site Visit - 03/02/2017



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58 Beechwood Rd- BC 126108  
 Site Visit - 03/02/2017

Consent No: **126108**  
 Applicant: **NORRIS, MS LEISA MARNIE**  
 Site Address: **58 BEECHWOOD ROAD FEILDING**  
 Work Type: **New 4 Bedroom Dwelling with attached garage**

Inspection Type: **Foundations**  
 Inspection Outcome: **Fail**  
 Inspected By: **Tony Kellerman**  
 Inspection Date: **5 July 2017 10:56 a.m.**  
 Duration: **30 minutes**

Inspection Element	Status
General	Fail
Tradesperson <b>Tony Robertson 102577</b>	Pass
Reg.No <b>LBP Notification required for all RBW Not provided</b>	Fail
Conditions of consent/site instructions read?	Pass
Approved plans & specifications sighted?	Pass
Approved plans include specific design detail? <b>Founds.</b>	Pass
Confirmation of Exposure Zone <b>B</b>	Pass
Confirmation of Snow loading <b>1kPa</b>	Pass
Confirmation of Wind Zone <b>High</b>	Pass
Special PPE required for this site? <b>SAFETY BOOTS HIGH VIS VEST</b>	Pass
Property address confirmed	Pass
Boundary pegs identified	Pass
Surveyor certificate required for siting	N/A
Building footprint matches plan <b>Dwelling moved to 12.5 meters from Eastern boundary / Complies with panning requirements Amended siting plan required</b>	Fail
Measurements taken building to boundary	Pass
Floor heights	Pass
Foundation height in respect of proposed finished ground levels	Pass
Spot levels & floor heights	N/A
Sloping site	N/A
Specific design	N/A
Ground bearing	Pass
Prod check	Pass
Soil characteristics <b>Clay Hard Wet</b>	Pass
Engineer report required	N/A
Foundation to be taken to solid bearing (Reinspection required)	N/A
Organic matter removed	Pass

Foundation (NZS 3604)	Pass
As per approved plans	Pass
Dimensions	Pass
<b>300 X 300mm</b>	
Footing level, square & clean	Pass
Formwork complete	Pass
Stepped footing	N/A
Service penetration in foundation wall	Pass
Pads	N/A
Ground Beams	N/A
Footings	Fail
Post Footings	Fail
<b>NOT YET INSTALLED</b>	
Set out as per plan – dimensions	Fail
Steel/Reinforcing	Pass
Specify	Pass
<b>deformed steel/round steel</b>	
Horizontal bar size	Pass
<b>4/5 D12</b>	
Starter bar size & spacing	Pass
<b>D10 @ 200mm ©</b>	
Reinforcing lapped & tied	Pass
Reinforcing clean & supported	Pass
Reinforcing cover correct	Pass
Concrete strength as specified	Pass
<b>20MPa</b>	
Amended plans required?	Fail
<b>Siting.</b>	
Amended specifications required?	N/A
Partial inspection	N/A



Manawatu District Council  
135 Manchester Street  
Private Bag 10001  
Feilding 4743  
Phone 06 323 0000

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## SITE NOTICE

Consent No: **126108**  
Owner/Agent: **NORRIS, MS LEISA MARNIE**  
Valuation Ref: **14160/15718**  
Site Address: **58 BEECHWOOD ROAD FEILDING**  
Work Type: **New 4 Bedroom Dwelling with attached garage**

Inspection Type: **Foundations**  
Inspection Status: **Fail**  
Inspected By: **Tony Kellerman**  
Inspection Date: **5 July 2017**

### Passed Items

#### General

Tradesperson	<b>Tony Robertson 102577</b>
Conditions of consent/site instructions read?	
Approved plans & specifications sighted?	
Approved plans include specific design detail?	<b>Founds.</b>
Confirmation of Exposure Zone	<b>B</b>
Confirmation of Snow loading	<b>1kPa</b>
Confirmation of Wind Zone	<b>High</b>
Special PPE required for this site?	<b>SAFETY BOOTS HIGH VIS VEST</b>
Property address confirmed	
Boundary pegs identified	
Measurements taken building to boundary	

#### Floor heights

Foundation height in respect of proposed finished ground levels

#### Ground bearing

Prod check	
Soil characteristics	<b>Clay Hard Wet</b>

Organic matter removed

#### Foundation (NZS 3604)

As per approved plans	
Dimensions	<b>300 X 300mm</b>
Footing level, square & clean	
Formwork complete	
Service penetration in foundation wall	

#### Steel/Reinforcing

Specify	<b>deformed steel/round steel</b>
---------	-----------------------------------

Horizontal bar size  
Starter bar size & spacing  
Reinforcing lapped & tied  
Reinforcing clean & supported  
Reinforcing cover correct  
Concrete strength as specified

**4/5 D12**  
**D10 @ 200mm ©**

**20MPa**

**Failed Items**

General

Reg.No

**LBP Notification required for all RBW  
Not provided**

Building footprint matches plan

**Dwelling moved to 12.5 meters from Eastern boundary  
/ Complies with panning requirements  
Amended siting plan required**

Footings

Post Footings

**NOT YET INSTALLED**

Set out as per plan – dimensions

Amended plans required?

**Siting.**

**GoGet Inspection Audit Report**

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Consent No: **126108**  
 Applicant: **NORRIS, MS LEISA MARNIE**  
 Site Address: **58 BEECHWOOD ROAD FEILDING**  
 Work Type: **New 4 Bedroom Dwelling with attached garage**

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Inspection Type: **Underfloor-Pre slab Soil, Drain, Wastes**  
 Inspection Outcome: **Pass**  
 Inspected By: **Brendon McNabb**  
 Inspection Date: **10 July 2017 1:27 p.m.**  
 Duration: **30 minutes**

<b>Inspection Element</b>	<b>Status</b>
General	Pass
Tradesperson	Pass
<b>Jonathan Cater 27311</b>	
<b>Richard Lyndsay 12739</b>	
Reg.No	Pass
Conditions of consent/site instructions read?	Pass
Approved plans & specifications sighted?	Pass
Approved plans include specific design detail?	N/A
Special PPE required for this site?	Pass
<b>Hi Viz / Safety Footwear</b>	
Previous inspections passed?	N/A
Identify type of systems	Pass
<b>G13</b>	
Drain uncovered	Pass
Pipe sizes	Pass
Main drain (mm)	N/A
Branch sizes (mm)	N/A
Branch drains over 10m vented	N/A
Gradient for 100mm pipe	N/A
Gradient for 65mm pipe	N/A
Branches enter at grade	N/A
Level inverts installed correctly	N/A
Provision for vent(s) identified	N/A
Joints primed and cemented	Pass
Drains as per plans	Pass
As laid plans required	N/A
Pipes protected through concrete	Pass
<b>socket butted up to boards</b>	
Drains bedded in granular fill	Pass
Drain & waste support in subfloor	N/A
Water supply pipe support in subfloor	N/A
Floor waste gullies	Pass
Length of fixture discharge pipe (m)	Pass
<b>laundry over 3.5m. AAV</b>	
Fixture discharge pipe sizes (mm)	Pass
<b>40mm Discharge pipe</b>	
<b>50mm Discharge Pipe</b>	
Fixtures in same room as FWG	N/A
Drain under water test observed	N/A

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Waste pipes	Pass
Graded discharge pipes <b>1:60 - 16.66mm/metre</b>	Pass
Discharge pipes protected through concrete	Pass
HWC drain pipe size (mm) <b>Exterior HWC</b>	N/A
Amended plans required?	N/A
Amended specifications required?	N/A
Partial Inspection	N/A

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Consent No: **126108**  
 Applicant: **NORRIS, MS LEISA MARNIE**  
 Site Address: **58 BEECHWOOD ROAD FEILDING**  
 Work Type: **New 4 Bedroom Dwelling with attached garage**

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Inspection Type: **Concrete Slab**  
 Inspection Outcome: **Fail**  
 Inspected By: **Tony Kellerman**  
 Inspection Date: **11 July 2017 3:18 p.m.**  
 Duration: **30 minutes**

Inspection Element	Status
General	Fail
Tradesperson <b>TONY ROBERTSON 102577</b>	Pass
Reg.No	Fail
Conditions of consent/site instructions read?	Pass
Approved plans & specifications sighted?	Pass
Approved plans include specific design detail?	Pass
Foundation inspection passed?	N/A
<b>Post footings only captured on foundation check sheet Does not affect this inspection</b>	
Pre-slab drainage inspection passed?	Pass
Special PPE required for this site? <b>SAFETY BOOTS HIGH VIS VEST</b>	Pass
Concrete strength specified on plans	Pass
Confirm if other than 17.5MpA <b>20MPa</b>	Pass
Retaining walls drained	N/A
Hard fill & blinding	Pass
Type <b>compacted</b>	Pass
Compaction certificate required (fill>600mm)	N/A
Damp Proof Membrane	Pass
Specify type <b>.25 MICRON BLACK POLYTHENE</b>	Pass
Overlaps foundation	Pass
Joins lapped & taped	Pass
Penetrations or punctures sealed	Pass
Engineer Detail	N/A
Reinforced slab	Pass
Mesh Specify <b>SEISMIC SE 62</b>	Pass
Mesh clean, lapped & tied	Pass
Supplementary bars	Pass
Free joints (slabs >24m)	Pass
Starters bent into slab	Pass
Cover & placement	Pass
Supported on bar chairs	Pass
Slab thickenings and pads NZS 3604:1999 Section 7.5.11 / NZS 3604:2011 Section 7.5.11	N/A
Split floor levels	N/A

Amended plans required?

N/A

Amended specifications required?

N/A

Partial Inspection

N/A



Manawatu District Council  
135 Manchester Street  
Private Bag 10001  
Feilding 4743  
Phone 06 323 0000

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## SITE NOTICE

Consent No: **126108**  
Owner/Agent: **NORRIS, MS LEISA MARNIE**  
Valuation Ref: **14160/15718**  
Site Address: **58 BEECHWOOD ROAD FEILDING**  
Work Type: **New 4 Bedroom Dwelling with attached garage**

Inspection Type: **Concrete Slab**  
Inspection Status: **Fail**  
Inspected By: **Tony Kellerman**  
Inspection Date: **11 July 2017**

### Passed Items

#### General

Tradesperson **TONY ROBERTSON 102577**

Conditions of consent/site instructions read?

Approved plans & specifications sighted?

Approved plans include specific design detail?

Pre-slab drainage inspection passed?

Special PPE required for this site?

**SAFETY BOOTS HIGH VIS VEST**

Concrete strength specified on plans

Confirm if other than 17.5MPa

**20MPa**

Hard fill & blinding

Type

**compacted**

Damp Proof Membrane

Specify type

**.25 MICRON BLACK POLYTHENE**

Overlaps foundation

Joins lapped & taped

Penetrations or punctures sealed

Reinforced slab

Mesh Specify

**SEISMIC SE 62**

Mesh clean, lapped & tied

Supplementary bars

Free joints (slabs >24m)

Starters bent into slab

Cover & placement

Supported on bar chairs

### Failed Items

#### General

Reg.No

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Consent No: **126108**  
 Applicant: **NORRIS, MS LEISA MARNIE**  
 Site Address: **58 BEECHWOOD ROAD FEILDING**  
 Work Type: **New 4 Bedroom Dwelling with attached garage**

Inspection Type: **Framing**  
 Inspection Outcome: **Fail**  
 Inspected By: **Tony Kellerman**  
 Inspection Date: **11 September 2017 10:30 a.m.**  
 Duration: **60 minutes**

Inspection Element	Status
General	Fail
Tradesperson <b>TONY ROBERTSON 102577</b>	Pass
Reg.No	Pass
Conditions of consent/site instructions read?	Pass
Approved plans & specifications sighted?	Pass
Approved plans include specific design detail?	Pass
Concrete slab inspection passed?	Fail
Subfloor framing inspection completed?	N/A
Special PPE required for this site? <b>SAFETY BOOTS HIGH VIS VEST</b>	Pass
Exterior	N/A
Fixings Exterior Walls	Fail
Bottom plate fixing type <b>SCREWBOLTS &amp; SQUARE WASHERS</b>	Pass
Bottom plate fixing spacings <b>@ 900mm ©</b>	Pass
Bottom plate brace straps & fixings <b>SCREWBOLTS &amp; HANDIBRAC</b>	Pass
Ext. bracing sheets recessed into framing <b>EP braces in place Fixed off at 150mm ©</b> <b>Framing packed Cavity to be installed over</b>	Pass
Bracing set out as per plans	Pass
Lintel & beam high wind fixings <b>Type E F G H</b>	Fail
<b>Post to beam fixings to complete</b> <b>Beam to wall pocket fixings to complete</b> <b>Lintel to top plate fixings (6 kn) to complete to family outdoor lintel</b> <b>Chimney to framing fixings to complete</b>	
Top plate fixings <b>Top plate straps</b>	Pass
Framing - Exterior	Pass
Timber grade & treatment <b>SG 8 H 1.2</b>	Pass
DPC under exterior bottom plate	Pass
Stud size & spacing <b>90 X 45 @ 400mm ©</b>	Pass
Double studs or blocking to openings for brick veneer ties	N/A
Lintel & beam sizes	Pass
Blocking under girder trusses & beams etc	Pass

## Ribbon plate in place

Roof	Pass
Timber grade & treatment <b>SG 8 H 1.2</b>	Pass
Truss/rafter set out	Pass
Truss/rafter fixings	Pass
Purlin/batten set out (span & spacing) <b>75 X 45 @ 750@</b>	Pass
Purlin/batten fixings periphery & body <b>2 gun nails 1 blue screw to all</b>	Pass
Does the roof cladding thickness meet the requirements for air noise control?	N/A
Access to roof space <b>NOT YET INSTALLED</b>	Pass
Interior	Pass
Control joints/saw cuts in slab	Pass
Framing - Interior	Pass
Timber treatment & grade <b>SG 8 H 1.2</b>	Pass
Internal lintel/beam sizes	Pass
Blocking around penetrations for flashings	Pass
Upper storey floor joists sizes & spans	N/A
Mid span blocking	N/A
Checks & notches in framing	N/A
Strap fixings through floor	N/A
Fixings Interior Walls	Fail
Bottom plate fixing type <b>SHOT FIRED PINS &amp; DISCS</b>	Pass
Bottom plate fixing spaces <b>Required @ 600mm centres max</b>	Fail
Bottom plate brace straps & fixings <b>NOT YET INSTALLED</b>	Fail
Bracing set out as per plans	Pass
Internal lintel/beam fixings & support <b>Internal top plate fixings to complete</b>	Fail
Engr structural members as per plans	N/A
Engr structural fixings as per plans	N/A
Engr confirmation required?	N/A
Amended plans required?	N/A
Amended specifications required?	N/A
Partial Inspection	N/A



Manawatu District Council  
135 Manchester Street  
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## SITE NOTICE

Consent No: **126108**  
Owner/Agent: **NORRIS, MS LEISA MARNIE**  
Valuation Ref: **14160/15718**  
Site Address: **58 BEECHWOOD ROAD FEILDING**  
Work Type: **New 4 Bedroom Dwelling with attached garage**

Inspection Type: **Foundations**  
Inspection Status: **Fail**  
Inspected By: **Tony Kellerman**  
Inspection Date: **11 September 2017**

### Passed Items

#### General

Reg.No

**LBP Notification required for all RBW  
Not provided**

#### Footings

Post Footings

**450 X 1000mm  
D12 cages in place**

Set out as per plan – dimensions

### Failed Items

#### General

Building footprint matches plan

**Dwelling moved to 12.5 meters from Eastern boundary  
/ Complies with panning requirements  
Amended siting plan required**

Amended plans required?

**Siting.**

Inspection Type: **Concrete Slab**  
Inspection Status: **Pass**  
Inspected By: **Tony Kellerman**  
Inspection Date: **11 September 2017**

### Passed Items

#### General

Reg.No

Inspection Type: **Framing**  
Inspection Status: **Fail**  
Inspected By: **Tony Kellerman**  
Inspection Date: **11 September 2017**

### Passed Items

#### General

Tradesperson	TONY ROBERTSON 102577
Reg.No	
Conditions of consent/site instructions read?	
Approved plans & specifications sighted?	
Approved plans include specific design detail?	
Special PPE required for this site?	<b>SAFETY BOOTS HIGH VIS VEST</b>
Fixings Exterior Walls	
Bottom plate fixing type	<b>SCREWBOLTS &amp; SQUARE WASHERS</b>
Bottom plate fixing spacings	<b>@ 900mm ©</b>
Bottom plate brace straps & fixings	<b>SCREWBOLTS &amp; HANDIBRAC</b>
Ext. bracing sheets recessed into framing	<b>EP braces in place Fixed off at 150mm ©</b>
	<b>Framing packed Cavity to be installed over</b>
Bracing set out as per plans	
Top plate fixings	<b>Top plate straps</b>
Framing - Exterior	
Timber grade & treatment	<b>SG 8 H 1.2</b>
DPC under exterior bottom plate	
Stud size & spacing	<b>90 X 45 @ 400mm ©</b>
Lintel & beam sizes	
Blocking under girder trusses & beams etc	<b>Ribbon plate in place</b>
Roof	
Timber grade & treatment	<b>SG 8 H 1.2</b>
Truss/rafter set out	
Truss/rafter fixings	
Purlin/batten set out (span & spacing)	<b>75 X 45 @ 750©</b>
Purlin/batten fixings periphery & body	<b>2 gun nails 1 blue screw to all</b>
Access to roof space	<b>NOT YET INSTALLED</b>
Interior	
Control joints/saw cuts in slab	
Framing - Interior	
Timber treatment & grade	<b>SG 8 H 1.2</b>
Internal lintel/beam sizes	
Blocking around penetrations for flashings	
Fixings Interior Walls	
Bottom plate fixing type	<b>SHOT FIRED PINS &amp; DISCS</b>
Bracing set out as per plans	
<b>Failed Items</b>	
General	
Concrete slab inspection passed?	
Fixings Exterior Walls	
Lintel & beam high wind fixings	<b>Type E F G H</b>
	<b>Post to beam fixings to complete</b>
	<b>Beam to wall pocket fixings to complete</b>
	<b>Lintel to top plate fixings (6 kn) to complete to family</b>
	<b>outdoor lintel</b>
	<b>Chimney to framing fixings to complete</b>
Fixings Interior Walls	
Bottom plate fixing spaces	<b>Required @ 600mm centres max</b>
Bottom plate brace straps & fixings	<b>NOT YET INSTALLED</b>

Internal lintel/beam fixings & support

Internal top plate fixings to complete

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12 6 10 8

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Consent No: **126108**  
Applicant: **NORRIS, MS LEISA MARNIE**  
Site Address: **58 BEECHWOOD ROAD FEILDING**  
Work Type: **New 4 Bedroom Dwelling with attached garage**

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126108

Inspection Type: **Concrete Slab**  
Inspection Outcome: **Pass**  
Inspected By: **Tony Kellerman**  
Inspection Date: **11 September 2017 10:40 a.m.**  
Duration: **0 minutes**

<b>Inspection Element</b>	<b>Status</b>
General	Pass
Reg.No	Pass

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Consent No: **126108**  
Applicant: **NORRIS, MS LEISA MARNIE**  
Site Address: **58 BEECHWOOD ROAD FEILDING**  
Work Type: **New 4 Bedroom Dwelling with attached garage**

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Inspection Type: **Foundations**  
Inspection Outcome: **Fail**  
Inspected By: **Tony Kellerman**  
Inspection Date: **11 September 2017 10:40 a.m.**  
Duration: **0 minutes**

Inspection Element	Status
General	Fail
Reg.No	Pass
<b>LBP Notification required for all RBW Not provided</b>	
Building footprint matches plan	Fail
<b>Dwelling moved to 12.5 meters from Eastern boundary / Complies with panning requirements Amended siting plan required</b>	
Footings	Pass
Post Footings	Pass
<b>450 X 1000mm D12 cages in place</b>	
Set out as per plan – dimensions	Pass
Amended plans required?	Fail
<b>Siting.</b>	



126108

### SITE NOTICE

Consent No: **126108**  
Owner/Agent: **NORRIS, MS LEISA MARNIE**  
Valuation Ref: **14160/15718**  
Site Address: **58 BEECHWOOD ROAD FEILDING**  
Work Type: **New 4 Bedroom Dwelling with attached garage**

Inspection Type: **Drainage**  
Inspection Status: **Fail**  
Inspected By: **Brendon McNabb**  
Inspection Date: **9 November 2017**

#### Passed Items

##### General

Tradesperson **Shane O'Hagan 13768**  
Reg.No  
Conditions of consent/site instructions read?  
Proposed plans sighted?  
Special PPE required for this site? **Hi Viz / Safety Footwear**  
Identify type of systems **G13**

##### Pipe sizes

Branch sizes (mm) **100mm Branch Drain**  
Branch drains over 10m vented  
Gradient for 100mm pipe **1:80 - 12mm/metre**  
Branches enter at grade  
Inspection points/openings  
Provision for vent(s) identified **branch and main**  
Joints primed and cemented  
Drains bedded in granular fill  
Drain under water test observed  
Discharge pipes sealed through foundation  
ORG/Gully traps  
Gully trap installed?  
Gully trap charged

##### Stormwater NZBC E1 AS1

Pipe size (mm) **100mm / 90mm**  
Rodding points/ access points  
Y junctions @ 45°

##### Septic Tank

Fresh air inlet  
Risers above finished ground level

Water Tanks

Siting as per plans

Overflow piped to approved water course

126108

**Failed Items**

Pipe sizes

Main drain (mm)

**100mm Sewer Drain**

**to be connected to septic tank. check at final**

As laid plans recorded

**As Laid Drainage Plan and Waste Water Installer Declaration required**

**check at final plumbing inspection**

Stormwater NZBC E1 AS1

Discharge to

**Water Tanks**

**to be connected via first flush diverter. not completed**

Septic Tank

Siting as per plans

**entry invert requires lowering, or tank lowered 150mm**

Effluent Disposal

Design matches as laid plans

**not installed**

Siting

Minimum 3m from boundaries

Minimum 20m from watercourse

Minimum 3m from house

Stormwater cut off drain

Amended plans required?

**As Laid Drainage Plan and Waste Water Installer Declaration required**

**check at final plumbing inspection**

GoGet Inspection Audit Report

Consent No: **126108**  
 Applicant: **NORRIS, MS LEISA MARNIE**  
 Site Address: **58 BEECHWOOD ROAD FEILDING**  
 Work Type: **New 4 Bedroom Dwelling with attached garage**

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Inspection Type: **Drainage**  
 Inspection Outcome: **Fail**  
 Inspected By: **Brendon McNabb**  
 Inspection Date: **9 November 2017 5:41 p.m.**  
 Duration: **30 minutes**

Inspection Element	Status
General	Pass
Tradesperson <b>Shane O'Hagan 13768</b>	Pass
Reg.No	Pass
Conditions of consent/site instructions read?	Pass
Proposed plans sighted?	Pass
Special PPE required for this site? <b>Hi Viz / Safety Footwear</b>	Pass
Identify type of systems <b>G13</b>	Pass
Pipe sizes	Fail
Main drain (mm) <b>100mm Sewer Drain</b> <b>to be connected to septic tank. check at final</b>	Fail
Branch sizes (mm) <b>100mm Branch Drain</b>	Pass
Branch drains over 10m vented	Pass
Gradient for 100mm pipe <b>1:80 - 12mm/metre</b>	Pass
Gradient for 65mm pipe	N/A
Branches enter at grade	Pass
Inspection points/openings	Pass
Level inverts installed correctly	N/A
Provision for vent(s) identified <b>branch and main</b>	Pass
Joints primed and cemented	Pass
As laid plans recorded <b>As Laid Drainage Plan and Waste Water Installer Declaration required</b> <b>check at final plumbing inspection</b>	Fail
Drains bedded in granular fill	Pass
Drain under water test observed	Pass
Discharge pipes sealed through foundation	Pass
ORG/Gully traps	Pass
Gully trap installed?	Pass
Gully trap charged	Pass
Water Toby location in accordance with Water Supply Bylaw	N/A
Stormwater NZBC E1 AS1	Fail
Pipe size (mm) <b>100mm / 90mm</b>	Pass

Discharge to <b>Water Tanks</b> <b>to be connected via first flush diverter. not completed</b>	Fail
Rodding points/ access points	Pass
Y junctions @ 45°	Pass
Soak pit as per plans	N/A
Liner perforated	N/A
Paved areas and sumps discharge to approved outfall	N/A
Septic Tank	Fail
Siting as per plans <b>entry invert requires lowering, or tank lowered 150mm</b>	Fail
Fresh air inlet	Pass
Risers above finished ground level	Pass
Effluent Disposal	Fail
Design matches as laid plans <b>not installed</b>	Fail
Siting	Fail
Minimum 3m from boundaries	Fail
Minimum 20m from watercourse	Fail
Minimum 3m from house	Fail
Stormwater cut off drain	Fail
Water Tanks	Pass
Siting as per plans	Pass
Overflow piped to approved water course	Pass
Amended plans required? <b>As Laid Drainage Plan and Waste Water Installer Declaration required check at final plumbing inspection</b>	Fail
Amended specifications required?	N/A
Partial Inspection	N/A

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**58 Beechwood Road BC126108**  
Taken at 5:17 PM on Thursday 9/11/2017



**58 Beechwood Road BC126108**  
Taken at 5:18 PM on Thursday 9/11/2017



**58 Beechwood Road BC126108**  
Taken at 5:19 PM on Thursday 9/11/2017



**58 Beechwood Road BC126108**  
Taken at 5:20 PM on Thursday 9/11/2017



**58 Beechwood Road BC126108**  
Taken at 5:21 PM on Thursday 9/11/2017



**58 Beechwood Road BC126108**  
Taken at 5:23 PM on Thursday 9/11/2017



**58 Beechwood Road BC126108**  
Taken at 5:24 PM on Thursday 9/11/2017



**58 Beechwood Road BC126108**  
Taken at 5:26 PM on Thursday 9/11/2017



58 Beechwood Road BC126108  
Taken at 5:28 PM on Thursday 9/11/2017



58 Beechwood Road BC126108  
Taken at 5:28 PM on Thursday 9/11/2017



58 Beechwood Road BC126108  
Taken at 5:28 PM on Thursday 9/11/2017

BC  
126108

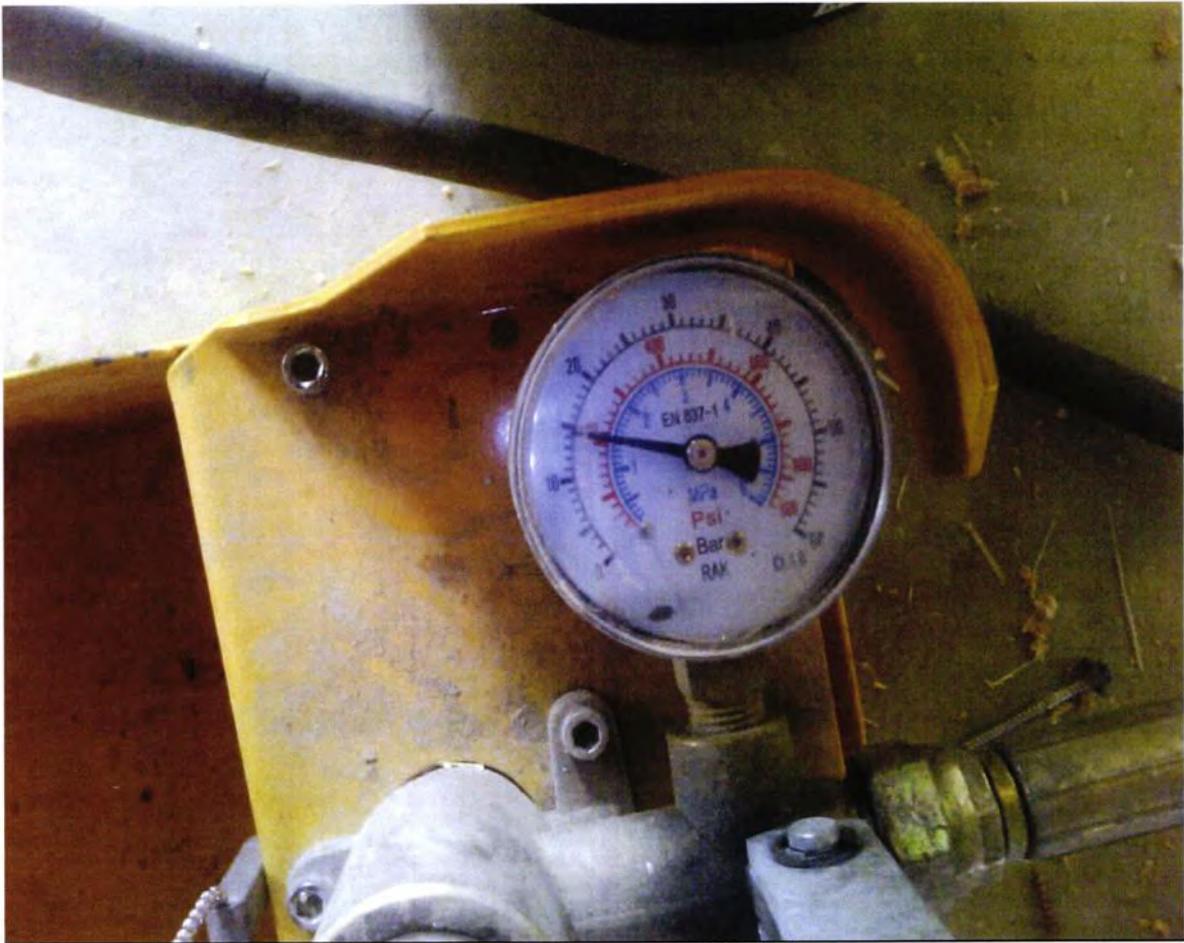
BC

126108

Consent No: **126108**  
 Applicant: **NORRIS, MS LEISA MARNIE**  
 Site Address: **58 BEECHWOOD ROAD FEILDING**  
 Work Type: **New 4 Bedroom Dwelling with attached garage**

Inspection Type: **Preline Plumbing**  
 Inspection Outcome: **Pass**  
 Inspected By: **Brendon McNabb**  
 Inspection Date: **17 November 2017 11:01 a.m.**  
 Duration: **30 minutes**

Inspection Element	Status
General	Pass
Tradesperson <b>Richard Lyndsay 12739.</b>	Pass
Reg.No	Pass
Conditions of consent/site instructions read?	Pass
Approved plans & specifications sighted?	Pass
Approved plans include specific design detail?	N/A
Previous Underfloor/Preslab – Soil/Drain/Wastes inspection passed?	Pass
Special PPE required for this site? <b>Hi Viz / Safety Footwear</b>	Pass
Pipe Out	Pass
Identify pipe material type (Hot/Cold) <b>Polybuteline</b> <b>Hot</b> <b>Cold</b>	Pass
Water supply pipe support (mm) <b>Wall spacing: 600mm</b> <b>Ceiling spacing: 750 mm</b>	Pass
Pipe-size – Water heater to kitchen <b>15mm</b>	Pass
Hot Water pipe lagging	Pass
Backflow Protection Required?	N/A
Pipe Insulation	Pass
Pressure test observed (lbs/Kpa) <b>200psi</b>	Pass
Internal terminal vent fitted (Record location)	N/A
Soil stack	N/A
Floor waste gullies	N/A
Fire Collars	N/A
Amended plans required?	N/A
Amended specifications required?	N/A
Partial Inspection	N/A



**58 Beechwood Road BC126108**  
Taken at 10:59 AM on Friday 17/11/2017

BC

126108

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RC  
126108

Consent No: 126108  
Applicant: NORRIS, MS LEISA MARNIE  
Site Address: 58 BEECHWOOD ROAD FEILDING  
Work Type: New 4 Bedroom Dwelling with attached garage

Inspection Type: Framing  
Inspection Outcome: Fail  
Inspected By: Tony Kellerman  
Inspection Date: 21 November 2017 8:49 a.m.  
Duration: 0 minutes

Inspection Element	Status
General	Pass
Concrete slab inspection passed?	N/A
Fixings Exterior Walls	Pass
Lintel & beam high wind fixings Type E F G H	Pass
<b>Post to beam fixings to complete Beam to wall pocket fixings to complete Lintel to top plate fixings (6 kn) to complete to family outdoor lintel Chimney to framing fixings to complete ALL REMEDIAL WORK COMPLETED</b>	
Fixings Interior Walls	Fail
Bottom plate fixing spaces Required @ 600mm centres max COMPLETED	Pass
Bottom plate brace straps & fixings NOT YET INSTALLED	Fail
Internal lintel/beam fixings & support Internal top plate fixings to complete COMPLETED	Pass

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Consent No: **126108**  
 Applicant: **NORRIS, MS LEISA MARNIE**  
 Site Address: **58 BEECHWOOD ROAD FEILDING**  
 Work Type: **New 4 Bedroom Dwelling with attached garage**

BC  
126108

Inspection Type: **Cavity**  
 Inspection Outcome: **Fail**  
 Inspected By: **Tony Kellerman**  
 Inspection Date: **21 November 2017 8:43 a.m.**  
 Duration: **30 minutes**

<b>Inspection Element</b>	<b>Status</b>
General	Fail
Tradesperson	Pass
<b>TONY ROBERTSON 102577 TONY MIDDLEMISS 114467</b>	
Reg.No	Pass
Conditions of consent/site instructions read?	Pass
Approved plans & specifications sighted?	Pass
Approved plans include specific design detail?	Pass
Framing inspections passed?	Fail
Special PPE required for this site?	Pass
<b>SAFETY BOOTS HIGH VIS VEST</b>	
External bracing sheets checked into framing?	N/A
Building Wrap	Pass
<b>Inspection for linea &amp; EPS CAVITY</b>	
Type & weight	Pass
<b>Tekton</b>	
Cavity Battens	Pass
Set out as per plans	Pass
<b>@ 600mm @</b>	
Battens overhang bottom plate (min. 50mm)	Pass
Double battens installed at control joint position	Pass
Min. cladding ground clearance as per plans	Pass
Type of battens	Pass
<b>Timber</b>	
<b>Other / Polystyrene</b>	
Timber grade & treatment (H3.1 min.)	Pass
Fixing of battens	Pass
Vermin proof flashing at base	Pass
<b>Vermin strip installed to polystyrene when EPS installed</b>	
Exterior Bracing Over Cavity	N/A
Flashings	Pass
Head flashings under battens	Pass
Flexible (tape/building wrap) flashings	Pass
Building wrap over head flashings	Pass
Flashing of penetrations	Pass
Amended plans required?	N/A
Amended specifications required?	N/A
Partial Inspection	N/A



**BC 126108**

Taken at 8:35 AM on Tuesday 21/11/2017



Taken at 8:36 AM on Tuesday 21/11/2017



**BC126108**

Taken at 8:38 AM on Tuesday 21/11/2017



**BC 126108**

Taken at 8:40 AM on Tuesday 21/11/2017

Consent No: **126108**  
 Applicant: **NORRIS, MS LEISA MARNIE**  
 Site Address: **58 BEECHWOOD ROAD FEILDING**  
 Work Type: **New 4 Bedroom Dwelling with attached garage**

Inspection Type: **Preline-Single Lower Storey**  
 Inspection Outcome: **Fail**  
 Inspected By: **Tony Kellerman**  
 Inspection Date: **5 December 2017 9:05 a.m.**  
 Duration: **30 minutes**

Inspection Element	Status
General	Pass
Tradesperson	Pass
<b>TONY ROBERTSON 102577</b>	
Reg.No	Pass
Conditions of consent/site instructions read?	Pass
Approved plans & specifications sighted?	Pass
Approved plans include specific design detail?	N/A
Approved plans include air/noise detail?	N/A
Framing inspection passed?	Pass
Plumbing pre-line inspection passed?	Pass
Subfloor inspection passed?	N/A
Special PPE required for this site?	Pass
<b>SAFETY BOOTS HIGH VIS VEST</b>	
Exterior	Pass
Exterior cladding in place & weathertight?	Pass
Exterior protected (where cladding is not in place)	N/A
Roof	Pass
Does the roof cladding thickness meet the requirements for air noise control?	N/A
Roof cladding & flashings	Pass
Access to roof space	Pass
Bracing	Pass
Plan checked & wind zone confirmed	Pass
<b>High</b>	
Brace bottom plate fixings	Pass
<b>SCREWBOLTS &amp; SQUARE WASHERS</b>	
<b>SCREWBOLTS &amp; HANDIBRAC</b>	
Unit length as per plan	Pass
Bracing limitations	Pass
Bracing as per approved plans	Pass
Bracing plan amended & approved	N/A
Framing	Pass
Bottom plate fixings	Pass
<b>SCREWBOLTS &amp; SQUARE WASHERS</b>	
Floor plan as per approved plans	Pass
Moisture content MC Range (% - %)	Pass
<b>9.8 - 12.2%</b>	
Lintels & beams as per approved plans	Pass
Lintel/beam support & fixings	Pass

Fixings for high wind	Pass
Top plate fixings	Pass
Spacing (suitable for linings)	Pass
Engineer detail as per approved plans	N/A
Engineer design steel connections checked	N/A
Fire Wall	N/A
Insulation	Pass
Air gap backing rod and foam installed correctly?	Pass
Insulation walls	Pass
<b>PINK BATTS R 2.4</b>	
Insulation ceilings	Pass
<b>PINK BATTS R 3.2</b>	
Blown insulation thickness	N/A
Insulation in skillion roof	N/A
Ply (roof & decks) thickness as per plans	N/A
Safety Glazing	Fail
Exterior windows	Pass
Window restrictors fitted	N/A
Doors	Fail
<b>Plan shows safety glass to entry door (D1)</b>	
<b>Confirmation required from glazer that it meets code &amp; confirmation required from owner that she accepts glass as installed</b>	
Stairs	N/A
Wet areas	Fail
<b>Plan shows safety glass to Bathroom &amp; ensuite (W9a &amp; 16) Windows are over 1500mm from floor</b>	
<b>Confirmation required from glazer that it meets code &amp; confirmation required from owner that she accepts glass as installed</b>	
Wet Area	Pass
Flooring substrate as per plans	Pass
Waterproofing systems checked	N/A
<b>Acrylic shower cubicle</b>	
Amended plans required?	N/A
Amended specifications required?	N/A
Partial Inspection	N/A



Manawatu District Council  
135 Manchester Street  
Private Bag 10001  
Feilding 4743  
Phone 06 323 0000

126108

## SITE NOTICE

Consent No: **126108**  
Owner/Agent: **NORRIS, MS LEISA MARNIE**  
Valuation Ref: **14160/15718**  
Site Address: **58 BEECHWOOD ROAD FEILDING**  
Work Type: **New 4 Bedroom Dwelling with attached garage**

Inspection Type: **Framing**  
Inspection Status: **Pass**  
Inspected By: **Tony Kellerman**  
Inspection Date: **5 December 2017**

### Passed Items

Fixings Interior Walls

Bottom plate brace straps & fixings

**SCREWBOLTS & SQUARE WASHERS**  
**SCREWBOLTS & HANDIBRAC**

Inspection Type: **Preline-Single Lower Storey**  
Inspection Status: **Fail**  
Inspected By: **Tony Kellerman**  
Inspection Date: **5 December 2017**

### Passed Items

General

Tradesperson

**TONY ROBERTSON 102577**

Reg.No

Conditions of consent/site instructions read?

Approved plans & specifications sighted?

Framing inspection passed?

Plumbing pre-line inspection passed?

Special PPE required for this site?

**SAFETY BOOTS HIGH VIS VEST**

Exterior

Exterior cladding in place & weathertight?

Roof

Roof cladding & flashings

Access to roof space

Bracing

Plan checked & wind zone confirmed

**High**

Brace bottom plate fixings

**SCREWBOLTS & SQUARE WASHERS**  
**SCREWBOLTS & HANDIBRAC**

Unit length as per plan

Bracing limitations

Bracing as per approved plans

#### Framing

Bottom plate fixings

**SCREWBOLTS & SQUARE WASHERS**

Floor plan as per approved plans

Moisture content MC Range (% - %)

**9.8 - 12.2%**

Lintels & beams as per approved plans

Lintel/beam support & fixings

Fixings for high wind

Top plate fixings

Spacing (suitable for linings)

#### Insulation

Air gap backing rod and foam installed correctly?

Insulation walls

**PINK BATTS R 2.4**

Insulation ceilings

**PINK BATTS R 3.2**

#### Safety Glazing

Exterior windows

#### Wet Area

Flooring substrate as per plans

### Failed Items

#### Safety Glazing

Doors

**Plan shows safety glass to entry door (D1)  
Confirmation required from glazer that it meets code &  
confirmation required from owner that she accepts  
glass as installed**

Wet areas

**Plan shows safety glass to Bathroom & ensuite (W9a  
& 16) Windows are over 1500mm from floor  
Confirmation required from glazer that it meets code &  
confirmation required from owner that she accepts  
glass as installed**

---

Inspection Type: **Cavity**  
Inspection Status: **Pass**  
Inspected By: **Tony Kellerman**  
Inspection Date: **5 December 2017**

### Passed Items

#### General

Framing inspections passed?

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Consent No: **126108**  
 Applicant: **NORRIS, MS LEISA MARNIE**  
 Site Address: **58 BEECHWOOD ROAD FEILDING**  
 Work Type: **New 4 Bedroom Dwelling with attached garage**

B.C.  
126108

Inspection Type: **Postline**  
 Inspection Outcome: **Pass**  
 Inspected By: **Joe Jaques**  
 Inspection Date: **11 January 2018 12:12 p.m.**  
 Duration: **30 minutes**

<b>Inspection Element</b>	<b>Status</b>
General	Pass
Tradesperson <b>Tony Robertson</b>	Pass
Reg.No <b>102577</b>	Pass
Conditions of consent/site instructions read?	Pass
Approved plans & specifications sighted?	Pass
Approved plans include specific design detail?	N/A
Preline inspection passed? <b>documentation for glazing only         covered under preline</b>	N/A
Amended plans provided?	N/A
Special PPE required for this site? <b>boots and visibility vest</b>	Pass
Bracing	Pass
Bracing sheet material (type & thickness) <b>10 mm gib / gib brace line</b>	Pass
Size & location of elements as per plans	Pass
Fixing of sheets <b>glued and screwed</b>	Pass
Double sided bracing, fixings both sides of element	Pass
Ceiling Diaphragm	N/A
Size & location	N/A
Fixing of sheets	N/A
Fire Walls	N/A
Sheet material (type & thickness)	N/A
Fixing of sheets	N/A
Size & location of elements as per plans	N/A
Seal of penetrations	N/A
Other Linings	Pass
Walls (type & thickness) i.e. villa board, ply, etc.	N/A
Ceilings (type & thickness) <b>13 mm gib / gib aqua line</b>	Pass
Air Noise	N/A
Wall linings (type & thickness/double layered)	N/A
Ceilings (type & thickness/double layered)	N/A
Exterior joinery & glazing	N/A
Safety	Pass
Glazing	Pass

Window restrictors <b>confirmation being addressed</b>	N/A
Amended plans required?	N/A
Amended specifications required?	N/A
Partial inspection	N/A

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Consent No: 126108  
Applicant: NORRIS, MS LEISA MARNIE  
Site Address: 58 BEECHWOOD ROAD FEILDING  
Work Type: New 4 Bedroom Dwelling with attached garage

126108

Inspection Type: Drainage  
Inspection Outcome: Fail  
Inspected By: Chris Henry  
Inspection Date: 5 April 2018 2:43 p.m.  
Duration: 30 minutes

Inspection Element	Status
Pipe sizes	Pass
Main drain (mm)	Pass
<b>100mm Sewer Drain</b>	
<b>to be connected to septic tank. check at final</b>	
As laid plans recorded	N/A
<b>As Laid Drainage Plan and Waste Water Installer Declaration required</b>	
<b>check at final plumbing inspection</b>	
Stormwater NZBC E1 AS1	Pass
Discharge to	Pass
<b>Water Tanks</b>	
<b>to be connected via first flush diverter. not completed</b>	
Septic Tank	Pass
Siting as per plans	Pass
Effluent Disposal	Fail
Design matches as laid plans	Fail
<b>change to layout of disposal field,as built plan required</b>	
Siting	Pass
Minimum 3m from boundaries	Pass
Minimum 20m from watercourse	Pass
Minimum 3m from house	Pass
Stormwater cut off drain	N/A
Amended plans required?	N/A
<b>As Laid Drainage Plan and Waste Water Installer Declaration required</b>	
<b>check at final plumbing inspection</b>	



Manawatu District Council  
135 Manchester Street  
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Phone 06 323 0000

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## SITE NOTICE

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Consent No: **126108**  
Owner/Agent: **NORRIS, MS LEISA MARNIE**  
Valuation Ref: **14160/15718**  
Site Address: **58 BEECHWOOD ROAD FEILDING**  
Work Type: **New 4 Bedroom Dwelling with attached garage**

---

Inspection Type: **Drainage**  
Inspection Status: **Fail**  
Inspected By: **Chris Henry**  
Inspection Date: **5 April 2018**

### Passed Items

#### Pipe sizes

Main drain (mm)

**100mm Sewer Drain  
to be connected to septic tank. check at final**

#### Stormwater NZBC E1 AS1

Discharge to

**Water Tanks  
to be connected via first flush diverter. not completed**

#### Septic Tank

Siting as per plans

#### Siting

Minimum 3m from boundaries  
Minimum 20m from watercourse  
Minimum 3m from house

### Failed Items

#### Effluent Disposal

Design matches as laid plans

**change to layout of disposal field,as built plan  
required**



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**SITE NOTICE**

Consent No: **126108**  
 Owner/Agent: **NORRIS, MS LEISA MARNIE**  
 Valuation Ref: **14160/15718**  
 Site Address: **58 BEECHWOOD ROAD FEILDING**  
 Work Type: **New 4 Bedroom Dwelling with attached garage**

Inspection Type: **Drainage**  
 Inspection Status: **Pass**  
 Inspected By: **Brendon McNabb**  
 Inspection Date: **12 June 2018**

**Passed Items**

Effluent Disposal

Design matches as laid plans **change to layout of disposal field,as built plan required**

Inspection Type: **Final - Plumbing**  
 Inspection Status: **Fail**  
 Inspected By: **Brendon McNabb**  
 Inspection Date: **12 June 2018**

**stormwater cutoff drain to be installed at boundary to 56 Beechwood.**

**Passed Items**

General

Tradesperson **Richard Lyndsay 12739**

Reg.No

Application for Code Compliance Certificate received?

Conditions of consent/site instructions read?

Conditions of consent actioned

All required inspection sheets passed

Approved plans & specifications sighted?

Special PPE required for this site? **Hi Viz / Safety Footwear**

Smoke Alarms installed?

Work completed as per approved plans

Waste water system inspected?

No. of WC Pans **3**

Drainage G13 AS2 Section 3.3.1

Finished height of gully dish **Unpaved 100mm**

Terminal vent installed & flashed

Vent cowl fitted

Discharge pipes to gullies

Sealed against gully dish  
Sealed through foundation  
Lids fitted to gully dish  
Pipes discharge under gully grating

Stormwater

Guttering fitted  
Downpipes fitted and fixed to walls  
Watertank overflow piped away

HWC

Type: Open vented-Valve vented-Instantaneous

**Valve vented**

Valve Vented Cylinder

Isolating (3 in 1) valve  
Cold water expansion valve  
Pressure limiting valve  
Drain valve  
Temperature & pressure relief valve  
Tempering valve Temperature: °C  
Cylinder restraints

**53.1 deg C**

**3 straps**

Sanitary Fixtures Trapping – G13 AS 1 Section 3.0

Sink working  
Sink trap free of leaks  
Dishwasher trap above flood level of dishwasher  
Bath trap water seal visible  
Vanity working  
Vanity trap free of leaks  
Shower working  
Shower trap  
Shower cubicle watertight  
Laundry tub working  
Laundry trap free of leaks  
WC working  
WC trap water seal

**Easi-clean**

**Failed Items**

General

Electrical certificate of compliance provided?

Drainage G13 AS2 Section 3.3.1

Asbuilt drainage plan received?

**installer declaration required for septic system**

Stormwater

Site water run off (sloping sites)

**to assess and install cut off drain.**

Valve Vented Cylinder

Air gap to drain

**tundish required from TPR valve**

Sanitary Fixtures Trapping – G13 AS 1 Section 3.0

Bath working

**silicon required along left end and wall side along bath where reset into cradle**

WC secured to floor

**ensuite WC and separate WC require silicon where toilet sealed to floor**

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Consent No: **126108**  
 Applicant: **NORRIS, MS LEISA MARNIE**  
 Site Address: **58 BEECHWOOD ROAD FEILDING**  
 Work Type: **New 4 Bedroom Dwelling with attached garage**

BC  
126108

Inspection Type: **Final - Plumbing**  
 Inspection Outcome: **Fail**  
 Inspected By: **Brendon McNabb**  
 Inspection Date: **12 June 2018 12:42 p.m.**  
 Duration: **30 minutes**

**stormwater cutoff drain to be installed at boundary to 56 Beechwood.**

<b>Inspection Element</b>	<b>Status</b>
General	Fail
Tradesperson	Pass
<b>Richard Lyndsay 12739</b>	
Reg.No	Pass
Application for Code Compliance Certificate received?	Pass
Conditions of consent/site instructions read?	Pass
Conditions of consent actioned	Pass
All required inspection sheets passed	Pass
Approved plans & specifications sighted?	Pass
Special PPE required for this site?	Pass
<b>Hi Viz / Safety Footwear</b>	
Records of work received from all LBP's	N/A
Electrical certificate of compliance provided?	Fail
Gas certificate of compliance provided?	N/A
HSNO Certificate provided for storage of >100kg LPG on site?	N/A
Smoke Alarms installed?	Pass
Work completed as per approved plans	Pass
Waste water system inspected?	Pass
No. of WC Pans	Pass
<b>3</b>	
Drainage G13 AS2 Section 3.3.1	Fail
Asbuilt drainage plan received?	Fail
<b>installer declaration required for septic system</b>	
Finished height of gully dish	Pass
<b>Unpaved 100mm</b>	
Terminal vent installed & flashed	Pass
Vent cowl fitted	Pass
Discharge pipes to gullies	Pass
Sealed against gully dish	Pass
Sealed through foundation	Pass
Lids fitted to gully dish	Pass
Pipes discharge under gully grating	Pass
Stormwater	Fail
Guttering fitted	Pass
Downpipes fitted and fixed to walls	Pass
Diffusers/spreaders (downpipes to roofs)	N/A
Overflows to internal gutters	N/A

Butynol correctly laid & glued	N/A
Surface drains	N/A
Site water run off (sloping sites) <b>to assess and install cut off drain.</b>	Fail
Watertank overflow piped away	Pass
HWC	Pass
Type: Open vented-Valve vented-Instantaneous <b>Valve vented</b>	Pass
Open Vented Cylinder	N/A
Valve Vented Cylinder	Fail
Isolating (3 in 1) valve	Pass
Cold water expansion valve	Pass
Pressure limiting valve	Pass
Drain valve	Pass
Temperature & pressure relief valve	Pass
Air gap to drain <b>tundish required from TPR valve</b>	Fail
Tempering valve Temperature: °C <b>53.1 deg C</b>	Pass
Cylinder restraints <b>3 straps</b>	Pass
Instantaneous Water Heating	N/A
Solar Water Heaters	N/A
Wetbacks: G12 AS 1 Section 6.13	N/A
Sanitary Fixtures Trapping – G13 AS 1 Section 3.0	Fail
Sink working	Pass
Sink trap free of leaks	Pass
Dishwasher trap above flood level of dishwasher	Pass
Bath working <b>silicon required along left end and wall side along bath where reset into cradle</b>	Fail
Bath trap water seal visible	Pass
Vanity working	Pass
Vanity trap free of leaks	Pass
Shower working	Pass
Shower trap <b>Easi-clean</b>	Pass
Shower trap – standard trap water seal visible	N/A
Shower cubicle watertight	Pass
Laundry tub working	Pass
Laundry trap free of leaks	Pass
WC secured to floor <b>ensuite WC and separate WC require silicon where toilet sealed to floor</b>	Fail
WC working	Pass
WC trap water seal	Pass
Swimming-Spa Pools	N/A
Modification to consent required?	N/A
Agreement in writing obtained from owner/agent to modify consent?	N/A
Product warnings & bans	N/A
Amended plans required?	N/A
Amended specifications required?	N/A
Partial Inspection	N/A

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Consent No: **126108**  
Applicant: **NORRIS, MS LEISA MARNIE**  
Site Address: **58 BEECHWOOD ROAD FEILDING**  
Work Type: **New 4 Bedroom Dwelling with attached garage**

Inspection Type: **Foundations**  
Inspection Outcome: **Pass**  
Inspected By: **Tony Kellerman**  
Inspection Date: **12 June 2018 10:36 a.m.**  
Duration: **0 minutes**

<b>Inspection Element</b>	<b>Status</b>
General	Pass
Building footprint matches plan	Pass
<b>Dwelling moved to 12.5 meters from Eastern boundary / Complies with panning requirements</b>	
<b>Amended siting plan required</b>	
<b>Recieved</b>	
Amended plans required? <b>Siting.</b>	Pass

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Consent No: **126108**  
Applicant: **NORRIS, MS LEISA MARNIE**  
Site Address: **58 BEECHWOOD ROAD FEILDING**  
Work Type: **New 4 Bedroom Dwelling with attached garage**

Inspection Type: **Drainage**  
Inspection Outcome: **Pass**  
Inspected By: **Brendon McNabb**  
Inspection Date: **12 June 2018 11:52 a.m.**  
Duration: **0 minutes**

<b>Inspection Element</b>	<b>Status</b>
Effluent Disposal	Pass
Design matches as laid plans <b>change to layout of disposal field,as built plan required.</b> <b>Received</b>	Pass

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Consent No: **126108**  
 Applicant: **NORRIS, MS LEISA MARNIE**  
 Site Address: **58 BEECHWOOD ROAD FEILDING**  
 Work Type: **New 4 Bedroom Dwelling with attached garage**

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 126108

Inspection Type: **Final - Building**  
 Inspection Outcome: **Fail**  
 Inspected By: **Tony Kellerman**  
 Inspection Date: **12 June 2018 11:15 a.m.**  
 Duration: **60 minutes**

Inspection Element	Status
General	Fail
Tradesperson <b>TONY ROBERTSON 102577</b>	Pass
Reg.No	Pass
Reg No: / LBP license detail and Council notified?	Pass
Stamped approved plans and specification on site?	Pass
Application for Code Compliance Certificate received?	Pass
Conditions of consent/site instructions read?	Pass
Conditions of consent actioned	Pass
Plumbing final inspection passed?	Fail
All required inspections passed	Fail
Special PPE required for this site? <b>SAFETY BOOTS HIGH VIS VEST</b>	Pass
Records of work received from all LBP's? <b>Roofer &amp; Plasterer ROW required</b>	Fail
Electrical certificate of compliance provided? <b>Required</b>	Fail
Gas certificate of compliance provided?	N/A
HSNO Certificate provided for storage of >100kg LPG on site?	N/A
Producer Statements as specified on building consent conditions provided?	N/A
Exterior	Pass
Photos taken	Pass
Landscaping <b>started</b>	Pass
Floor heights	Pass
Chimney/flue	N/A
Vents in chimney (Jetmaster fires)	N/A
Wall cladding	Fail
Cladding painted & sealed	Pass
Gaps / junctions properly filled & sealed <b>Cant strip required to close off cavity</b>	Fail
Facings & scribes fitted & sealed	Pass
Warranty & guarantee certificates provided	N/A
Weep holes in brick clear	N/A
Vent gaps at top of brickwork	N/A
Lintel bars fitted	N/A
Subfloor	N/A
Verandahs/Pergolas/Upper Level Decks	Pass

Post / beam fixings as per plans	Pass
<b>Checked at framing</b>	
Rafter / floor joist fixings as per plans	N/A
Rafter / joist / ribbon board connections to building envelope	N/A
Decks	N/A
Overhead Glazing	N/A
Retaining Walls/Excavations	N/A
Interior	Pass
Paint & sealing of interior complete	Pass
Safety glazing window seats, hinged doors, low level glass	Pass
Windows (general glazing checked)	Pass
Fire – Solid fuel heater / open fireplace	N/A
Window Opening Restrictors	N/A
Kitchen	Pass
Painting & sealing of kitchen complete	Pass
Seal around bench complete	Pass
Splash protection around sink complete	Pass
Range hood vents to the exterior of the building	N/A
<b>Charcoal filter</b>	
Smoke Alarms	Pass
Operational	Pass
Hush facility	Pass
<b>Hardwired</b>	
Manufactured to an approved standard	Pass
Located as per plans	Pass
Stairs	N/A
Interior Balconies	N/A
Bathroom	Fail
Wall paint & sealing complete	Pass
Impervious floor seal complete	Pass
Flexible seal to floor wall junctions (tiles)	Pass
Branded safety glazing identified	Pass
Seal around vanity, bath & shower	Fail
<b>Grout around bath to be removed &amp; flexible sealant installed</b>	
Splash protection complete	Pass
Ventilation	Pass
Toilet	Pass
Wall paint & sealing complete	Pass
Impervious floor seal complete	Pass
Flexible seal to floor wall junctions (tiles)	N/A
Pan secured to floor	Pass
Seal around toilet	Pass
Seal around handbasin complete	Pass
Splash protection complete	Pass
Ventilation	Pass
Ensuite	Pass
Wall paint & sealing complete	Pass
Impervious floor seal complete	Pass
Flexible seal to floor wall junctions (tiles)	N/A
Branded safety glazing identified	N/A

Pan secured to floor	Pass
Seal around vanity, bath, shower & toilet	Pass
Splash protection complete	Pass
Ventilation	Pass
Ceiling Space	Fail
Access to space provided min. 600 x 500mm	Pass
Insulation installed as per manufacturer's specifications	Pass
Insulation away from downlights & flues	Fail
<b>Downlight specification required</b>	
Fan vent ducts connected	Pass
Laundry	Pass
Wall paint & sealing complete	Pass
Impervious floor sealed & complete	Pass
Flexible seal to floor wall junctions (tiles)	N/A
Seal around tub	Pass
Splash protection complete	Pass
Ventilation	Pass
Vehicle Crossing	N/A
Swimming Pool/Spa Pool	N/A
Modification to consent required?	N/A
Agreement in writing obtained from owner/agent to modify consent?	N/A
Product warnings & bans	N/A
Amended plans required?	N/A
Amended specifications required?	N/A
Partial Inspection	N/A

BC  
12 6 10 8



Manawatu District Council  
135 Manchester Street  
Private Bag 10001  
Feilding 4743  
Phone 06 323 0000

BC

126108

**SITE NOTICE**

Consent No: **126108**  
Owner/Agent: **NORRIS, MS LEISA MARNIE**  
Valuation Ref: **14160/15718**  
Site Address: **58 BEECHWOOD ROAD FEILDING**  
Work Type: **New 4 Bedroom Dwelling with attached garage**

Inspection Type: **Foundations**  
Inspection Status: **Pass**  
Inspected By: **Tony Kellerman**  
Inspection Date: **12 June 2018**

**Passed Items**

General

Building footprint matches plan

**Dwelling moved to 12.5 meters from Eastern boundary / Complies with panning requirements  
Amended siting plan required  
Recieved**

Amended plans required?

**Siting.**

Inspection Type: **Preline-Single Lower Storey**  
Inspection Status: **Fail**  
Inspected By: **Tony Kellerman**  
Inspection Date: **12 June 2018**

**Failed Items**

Safety Glazing

Doors

**Plan shows safety glass to entry door (D1)  
Confirmation required from glazer that it meets code & confirmation required from owner that she accepts glass as installed**

Wet areas

**Plan shows safety glass to Bathroom & ensuite (W9a & 16) Windows are over 1500mm from floor  
Confirmation required from glazer that it meets code & confirmation required from owner that she accepts glass as installed**

Inspection Type: **Final - Building**  
Inspection Status: **Fail**  
Inspected By: **Tony Kellerman**  
Inspection Date: **12 June 2018**

**Passed Items**

General

Tradesperson

**TONY ROBERTSON 102577**

Reg.No

Reg No: / LBP license detail and Council notified?

Stamped approved plans and specification on site?

Application for Code Compliance Certificate received?

Conditions of consent/site instructions read?

Conditions of consent actioned

Special PPE required for this site?

**SAFETY BOOTS HIGH VIS VEST**

Exterior

Photos taken

Landscaping

Floor heights

**started**

Wall cladding

Cladding painted & sealed

Facings & scribes fitted & sealed

Verandahs/Pergolas/Upper Level Decks

Post / beam fixings as per plans

**Checked at framing**

Interior

Paint & sealing of interior complete

Safety glazing window seats, hinged doors, low level glass

Windows (general glazing checked)

Kitchen

Painting & sealing of kitchen complete

Seal around bench complete

Splash protection around sink complete

Smoke Alarms

Operational

Hush facility

Manufactured to an approved standard

Located as per plans

**Hardwired**

Bathroom

Wall paint & sealing complete

Impervious floor seal complete

Flexible seal to floor wall junctions (tiles)

Branded safety glazing identified

Splash protection complete

Ventilation

Toilet

Wall paint & sealing complete

Impervious floor seal complete

Pan secured to floor

Seal around toilet

Seal around handbasin complete

Splash protection complete

Ventilation

Ensuite

Wall paint & sealing complete

Impervious floor seal complete

Pan secured to floor

BC  
126108

Seal around vanity, bath, shower & toilet

Splash protection complete

Ventilation

Ceiling Space

Access to space provided min. 600 x 500mm

Insulation installed as per manufacturer's specifications

Fan vent ducts connected

Laundry

Wall paint & sealing complete

Impervious floor sealed & complete

Seal around tub

Splash protection complete

Ventilation

**Failed Items**

General

Plumbing final inspection passed?

All required inspections passed

Records of work received from all LBP's?

Electrical certificate of compliance provided?

**Roofer & Plasterer ROW required  
Required**

Wall cladding

Gaps / junctions properly filled & sealed

**Cant strip required to close off cavity**

Bathroom

Seal around vanity, bath & shower

**Grout around bath to be removed & flexible sealant installed**

Ceiling Space

Insulation away from downlights & flues

**Downlight specification required**

---

Consent No: 126108

Applicant: NORRIS, MS LEISA MARNIE

Site Address: 58 BEECHWOOD ROAD FEILDING

Work Type: New 4 Bedroom Dwelling with attached garage

---

126108

Inspection Type: Preline-Single Lower Storey

Inspection Outcome: Pass

Inspected By: Tony Kellerman

Inspection Date: 12 June 2018 2:53 p.m.

Duration: 0 minutes

**Inspection Element****Status**

Safety Glazing

Pass

Doors

Pass

Plan shows safety glass to entry door (D1)

Confirmation required from glazer that it meets code &amp; confirmation required from owner that she accepts glass as installed

Confirmation received from Metro Building, Stewart Hanegraaf

Wet areas

Pass

Plan shows safety glass to Bathroom &amp; ensuite (W9a &amp; 16) Windows are over 1500mm from floor

Confirmation required from glazer that it meets code &amp; confirmation required from owner that she accepts glass as installed

Received

GoGet Inspection Audit Report

Consent No: 126108  
Applicant: NORRIS, MS LEISA MARNIE  
Site Address: 58 BEECHWOOD ROAD FEILDING  
Work Type: New 4 Bedroom Dwelling with attached garage

PG  
126108

Inspection Type: Final - Plumbing  
Inspection Outcome: Fail  
Inspected By: Brendon McNabb  
Inspection Date: 29 January 2019 3:09 p.m.  
Duration: 0 minutes

Inspection Element	Status
Valve Vented Cylinder	Fail
Air gap to drain <b>tundish required from TPR valve</b>	Fail
Sanitary Fixtures Trapping – G13 AS 1 Section 3.0	Fail
Bath working <b>silicon required along left end and wall side along bath where reset into cradle</b>	Fail
WC secured to floor <b>ensuite WC and separate WC require silicon where toilet sealed to floor</b>	Fail

GoGet Inspection Audit Report

Consent No: 126108  
Applicant: NORRIS, MS LEISA MARNIE  
Site Address: 58 BEECHWOOD ROAD FEILDING  
Work Type: New 4 Bedroom Dwelling with attached garage

BC  
126108

Inspection Type: Final - Building  
Inspection Outcome: Pass  
Inspected By: Tony Kellerman  
Inspection Date: 30 January 2019 7:50 a.m.  
Duration: 0 minutes

Inspection Element	Status
General	Pass
Plumbing final inspection passed?	Pass
Wall cladding	Pass
Gaps / junctions properly filled & sealed	Pass
<b>Cant strip required to close off cavity / Completed</b>	
Venting	Pass
Bathroom venting ducts exiting envelope	Pass
Ensuite venting ducts exiting envelope	Pass
Laundry venting ducts exiting envelope	N/A
Kitchen venting ducts exiting envelope	Pass
Bathroom	Pass
Seal around vanity, bath & shower	Pass
<b>Grout around bath to be removed &amp; flexible sealant installed</b>	
Ceiling Space	Pass
Insulation away from downlights & flues	Pass
<b>Downlight specification required / Received, zero clearance</b>	

GoGet Inspection Audit Report

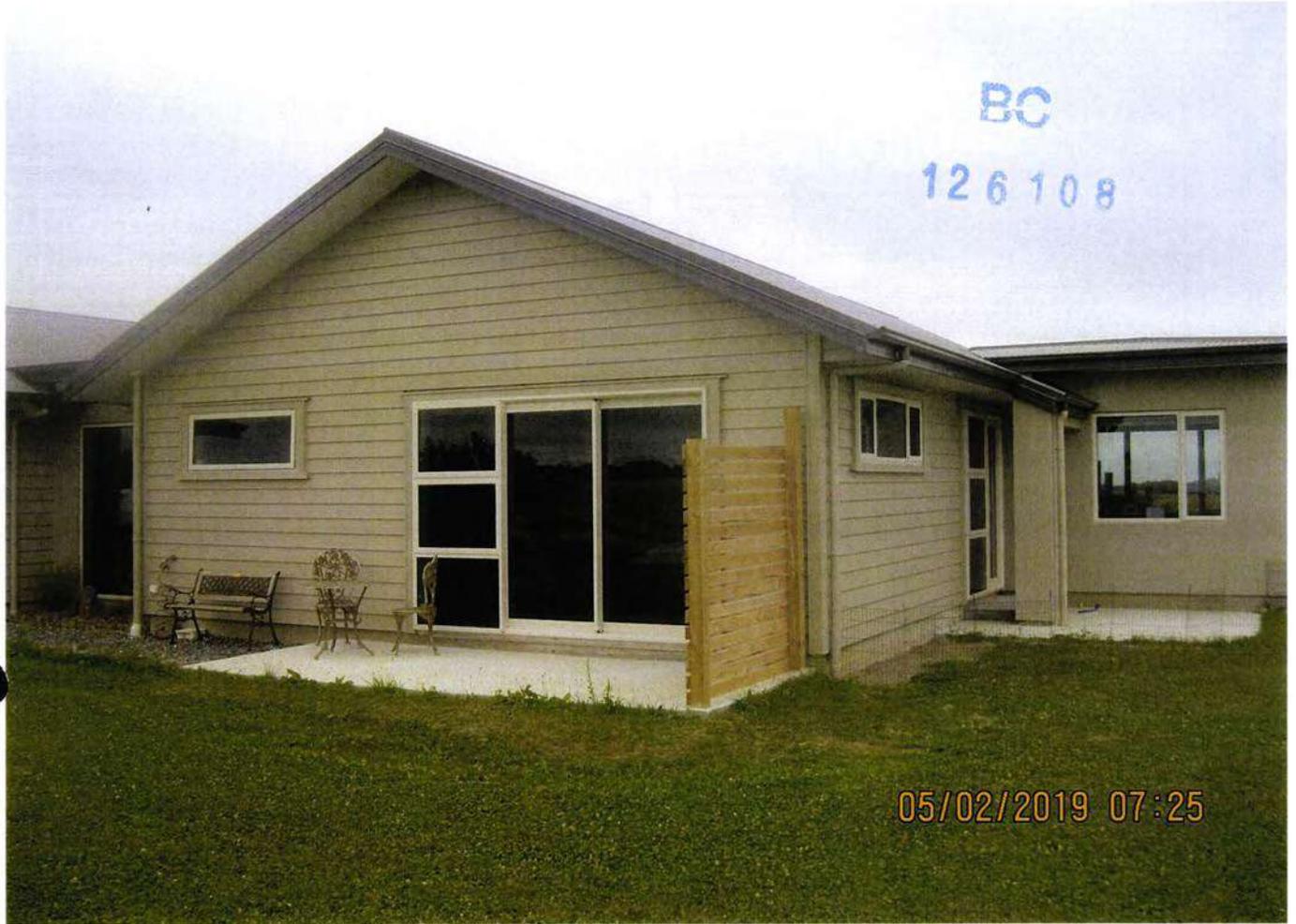
Consent No: 126108  
Applicant: NORRIS, MS LEISA MARNIE  
Site Address: 58 BEECHWOOD ROAD FEILDING  
Work Type: New 4 Bedroom Dwelling with attached garage

BC  
126108

Inspection Type: Final - Plumbing  
Inspection Outcome: Pass  
Inspected By: Brendon McNabb  
Inspection Date: 1 February 2019 1:00 p.m.  
Duration: 0 minutes

Inspection Element	Status
Valve Vented Cylinder	Pass
Air gap to drain tundish required from TPR valve.	Pass
Photo supplied and veiwed from plumber	
Sanitary Fixtures Trapping – G13 AS 1 Section 3.0	Pass
Bath working silicon required along left end and wall side along bath where reset into cradle. confirmation from plumber, completed	Pass
WC secured to floor ensuite WC and separate WC require silikon where toiket sealed to floor confirmation from plumber, completed	Pass

BC 126108



BC 126108



BC 126108

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126108



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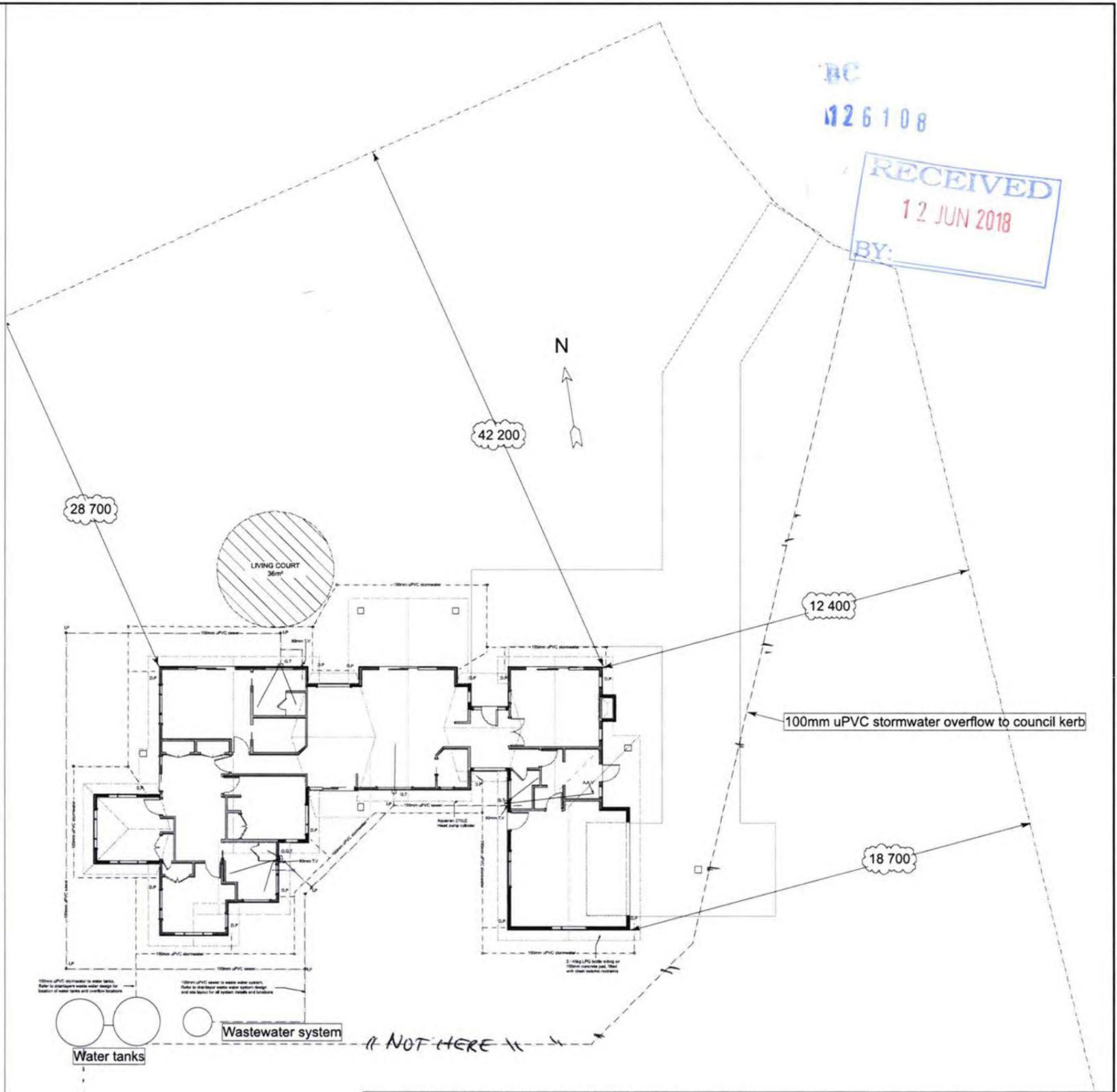
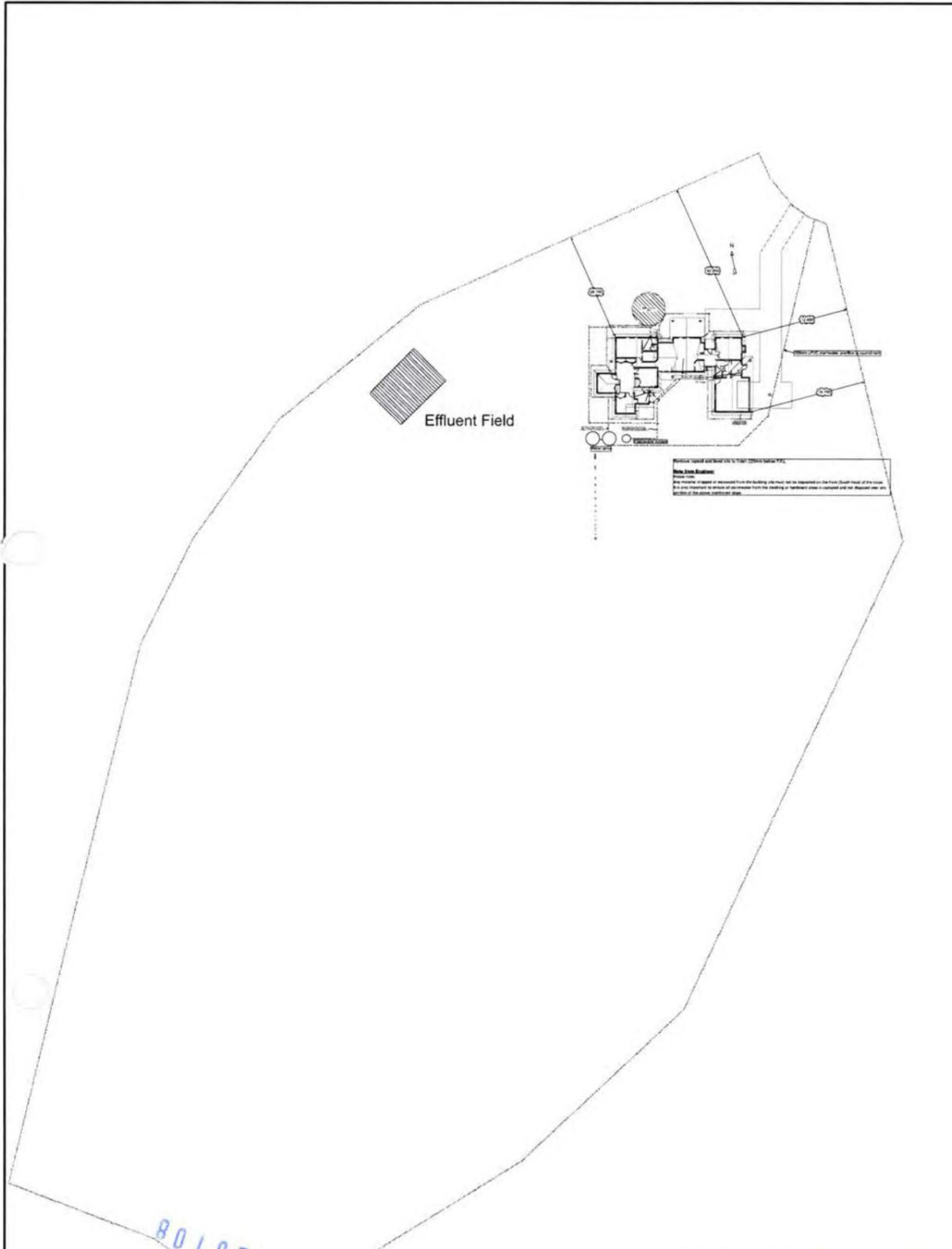
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BC 126108



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12 JUN 2018  
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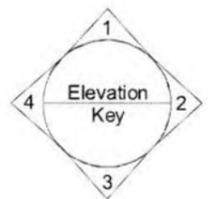


Revision Table			
Number	Label	Date	Description
1	RFI	18/02/17	Stormwater Overflow
2	R1	11/05/17	Side boundary measurements

Remove topsoil and level site to finish 225mm below F.F.L

**Note from Engineer**  
Please note;  
Any material stripped or excavated from the building site must not be deposited on the front (South Face) of the slope. It is also important to ensure all stormwater from the dwelling or hardstand areas is captured and not disposed over any portion of the above mentioned slope.

Site Coverage Calculations	
Lot: 21	DP: 442890
Land Area:	1.9971ha
Wind Zone:	HIGH
EQ Zone:	3
Dwelling Area:	235.3m <sup>2</sup>
Outdoor Areas:	21.5m <sup>2</sup>
Total Site Coverage:	256.8m <sup>2</sup>
Exposure Zone:	B



All work must comply with relevant local authority and New Zealand Building Code and Building Act 2004  
All setting out, dimensions & levels must be verified on site before commencing work  
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**Owners**  
L Norris  
58 Beechwood Road  
Feilding

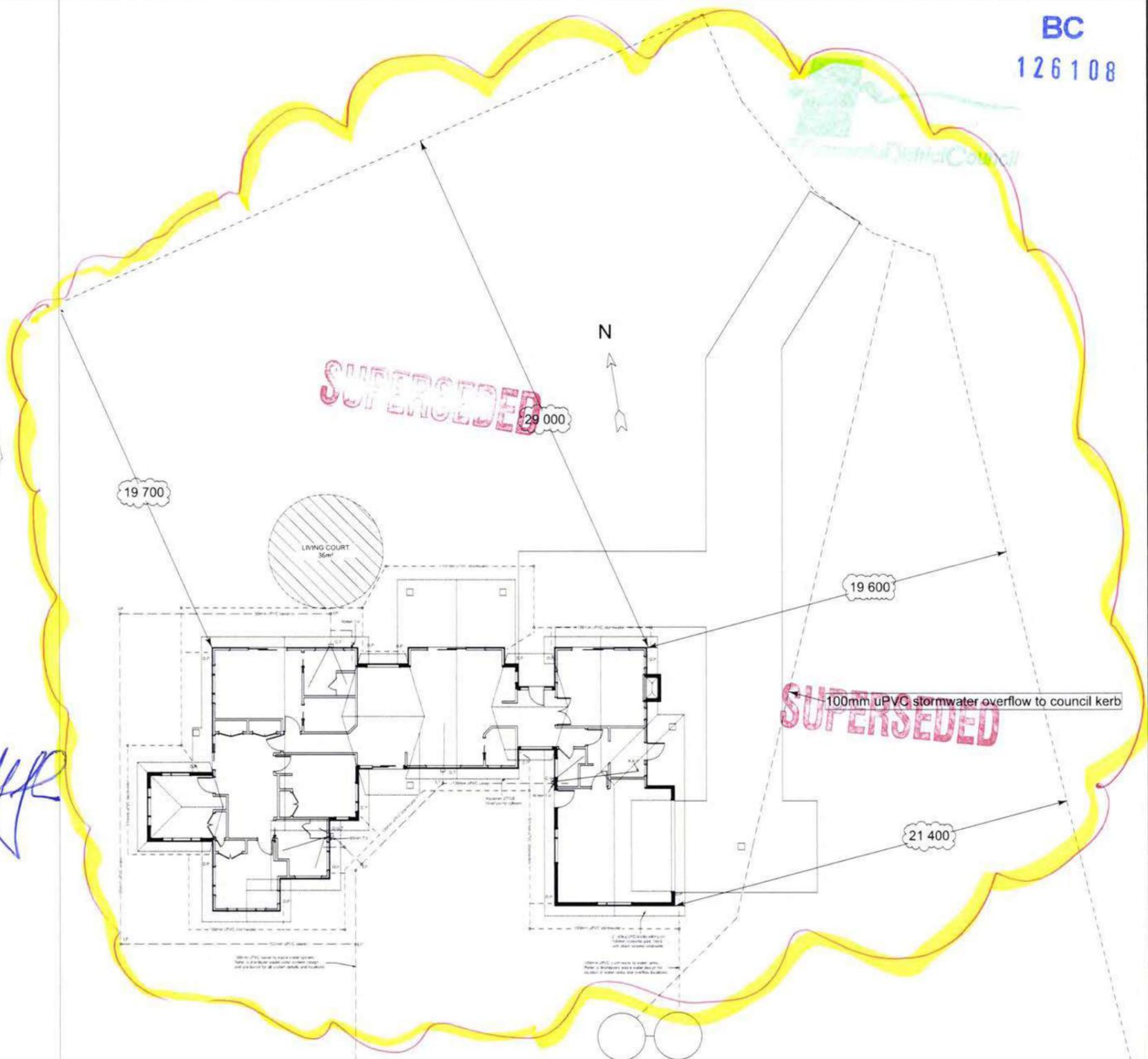
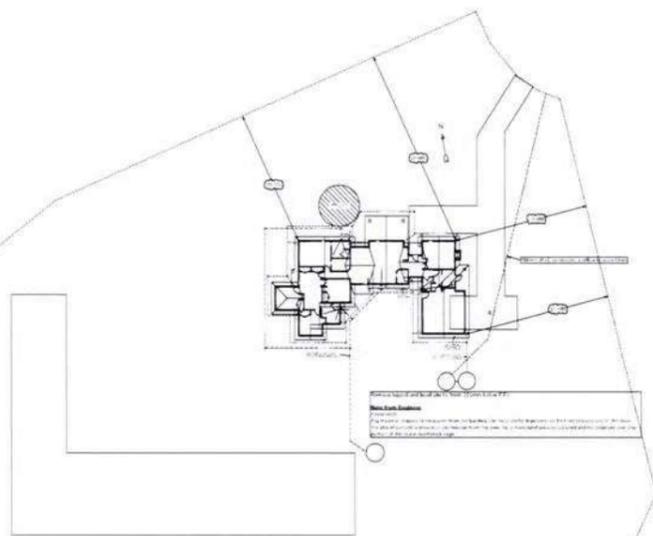
**Project Name**  
Norris Residence

**Campbell Design Build Ltd**  
DRAUGHTING SERVICES

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M: 021 248 4877  
E: daryl@campbelldesignbuild.co.nz  
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18 April 2018 12:47:17	A2 R1 paper size (ISO A3) (297 mm x 420 mm)

BC  
126108



*Approved as minor variation*

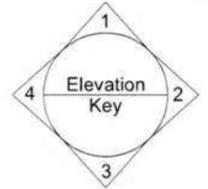
**AMENDMENT**  
 DATE RECEIVED 15/05/2017  
 DATE APPROVED 15/05/2017

Revision Table			
Number	Label	Date	Description
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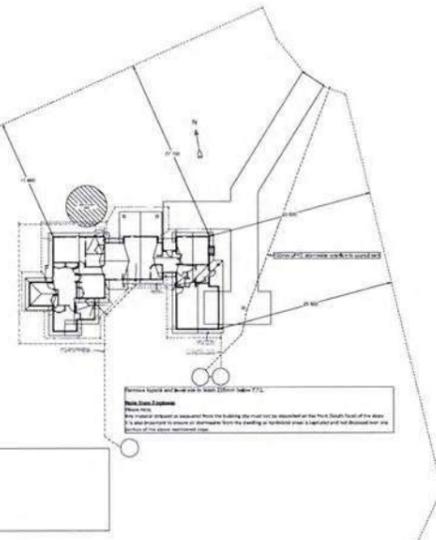
**Project Name**  
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Date:	Scale:
11 May 2017	1:1000, 1:250
12.05.27	Page
	A2 R1

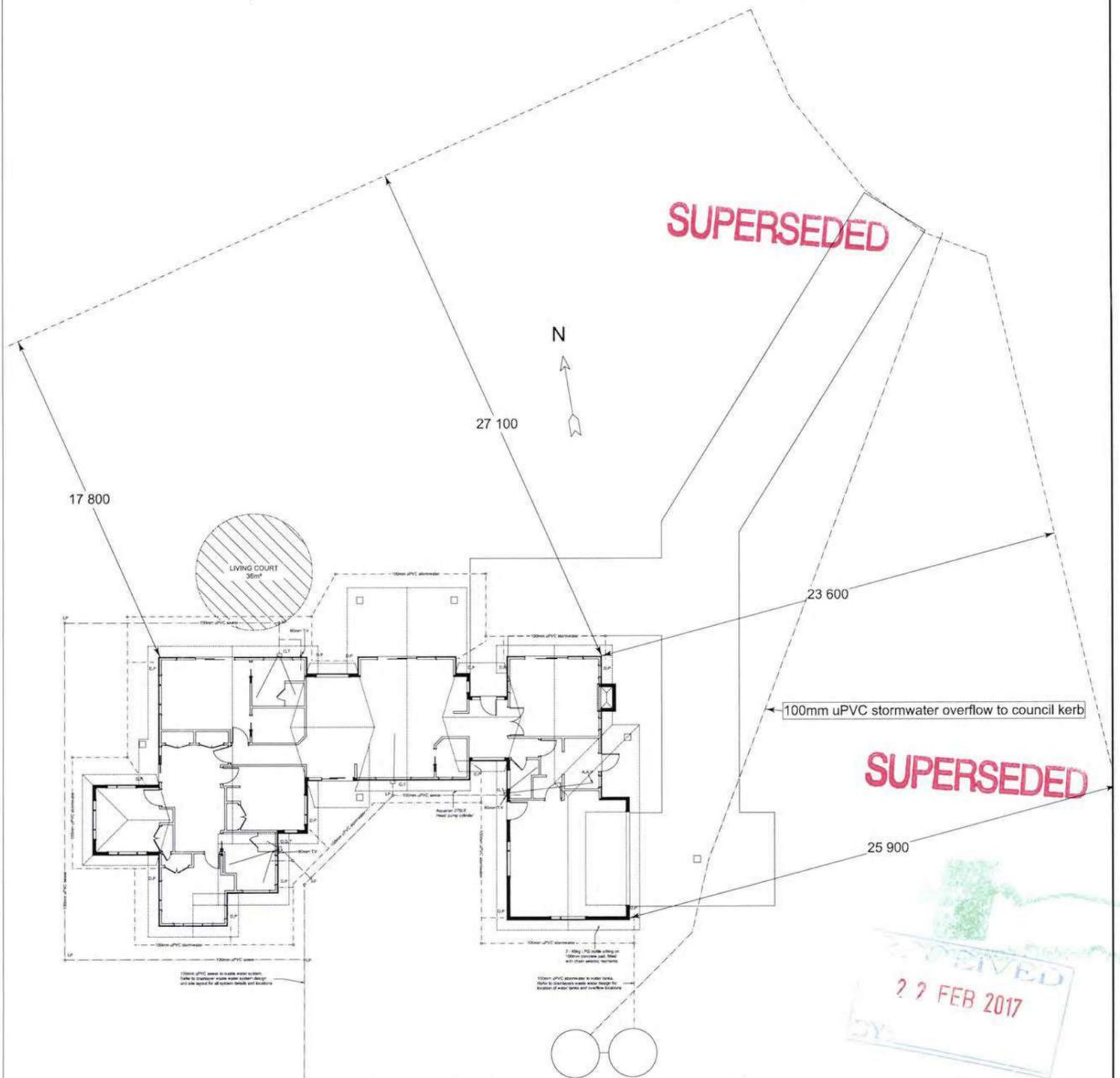
**SUPERSEDED**

**SUPERSEDED**



**Note from Engineer**  
Please note:  
Any material stripped or excavated from the building site must not be deposited on the front (South Face) of the slope. It is also important to ensure all stormwater from the dwelling or hardstand areas is captured and not disposed over any portion of the above mentioned slope.

Revision Table			
Number	Label	Date	Description
1	RFI	18/02/17	Stormwater Overflow



**SUPERSEDED**

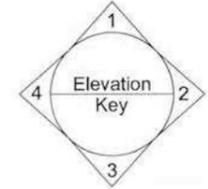


Remove topsoil and level site to finish 225mm below F.F.L

**Note from Engineer**  
Please note;  
Any material stripped or excavated from the building site must not be deposited on the front (South Face) of the slope. It is also important to ensure all stormwater from the dwelling or hardstand areas is captured and not disposed over any portion of the above mentioned slope.

**Site Coverage Calculations**

Lot: 21	DP: 442890	Dwelling Area:	235.3m <sup>2</sup>
Land Area:	1.9971ha	Outdoor Areas:	21.5m <sup>2</sup>
Wind Zone:	<b>HIGH</b>	Total Site Coverage:	256.8m <sup>2</sup>
EQ Zone:	3	ExposureZone:	B



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Feilding

**Project Name**  
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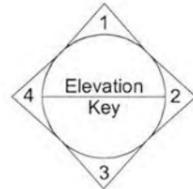
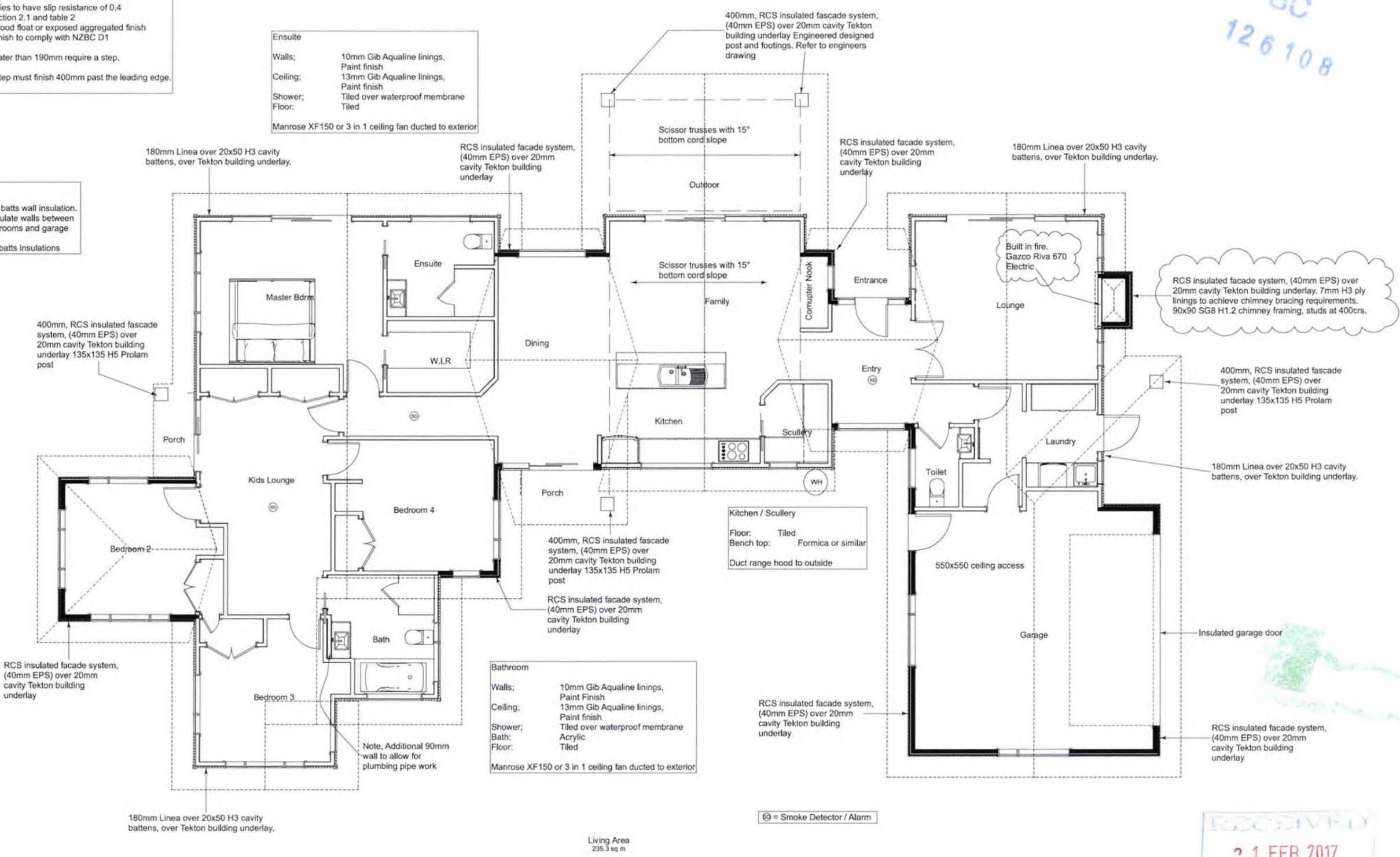
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	BC01 RFI
<b>Job No.</b>	<b>Scale:</b>
40649	1:1000, 1:250
<b>Date:</b>	<b>Page</b>
22 February 2017 09:18:37	<b>A2 RFI</b>

BC  
126108

**Exterior walkways & porch areas**  
 Exterior walkways, porches and entries to have slip resistance of 0.4 to comply with NZBC clauses D1 section 2.1 and table 2  
 Concrete surfaces to be broomed, wood float or exposed aggregated finish  
 Tiled surfaces to be profiled or grit finish to comply with NZBC D1  
 Entry's & Exits with a step down greater than 190mm require a step, finished a 150mm below F.F.L.  
 Where exterior door opens out the step must finish 400mm past the leading edge.  
 Refer to Figure 15 D1/AS1

**Ensuite**  
 Walls; 10mm Gib Aqualine linings, Paint finish  
 Ceiling; 13mm Gib Aqualine linings, Paint finish  
 Shower; Tiled over waterproof membrane  
 Floor: Tiled  
 Manrose XF150 or 3 in 1 ceiling fan ducted to exterior

**Insulation.**  
 Walls: R2.4 Pink batts wall insulation. NOTE Insulate walls between habitable rooms and garage  
 Ceilings: R3.2 Pink batts insulations



Revision Table			
Number	Label	Date	Description
1	RFI	18/02/17	Chimney Stud Centres

All work must comply with relevant local authority and New Zealand Building Code and Building Act 2004  
 All setting out, dimensions & levels must be verified on site before commencing work  
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**Owners**  
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 Feilding

**Project Name**  
 Norris Residence

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 Scale: 1:100  
 Page: A3 RFI

**Job No.**  
 40649

**Date:**  
 20 February 2017  
 08:36:40

RECEIVED  
 21 FEB 2017  
 BY:

**PLUMBING**

Carry out sanitary plumbing work and tests as applicable to: G13/AS1

Polybutylene water pipes.  
Polybutylene tubing complete with fittings and accessories brand-matched to ASNZS 2642

Hot Water Piping  
ALL Hot water pipe insulation to comply with NZBC H1 Armaflex 25mm insulation

Tempered Hot Water

Sewer  
100mm PVC, Fall 1:60

Kitchen  
40mm PVC, 1:30 fall

Laundry  
40mm PVC, 1:30 fall  
Air Admittance valve fitted

Basin (toilet)  
40mm PVC, 1:30 fall

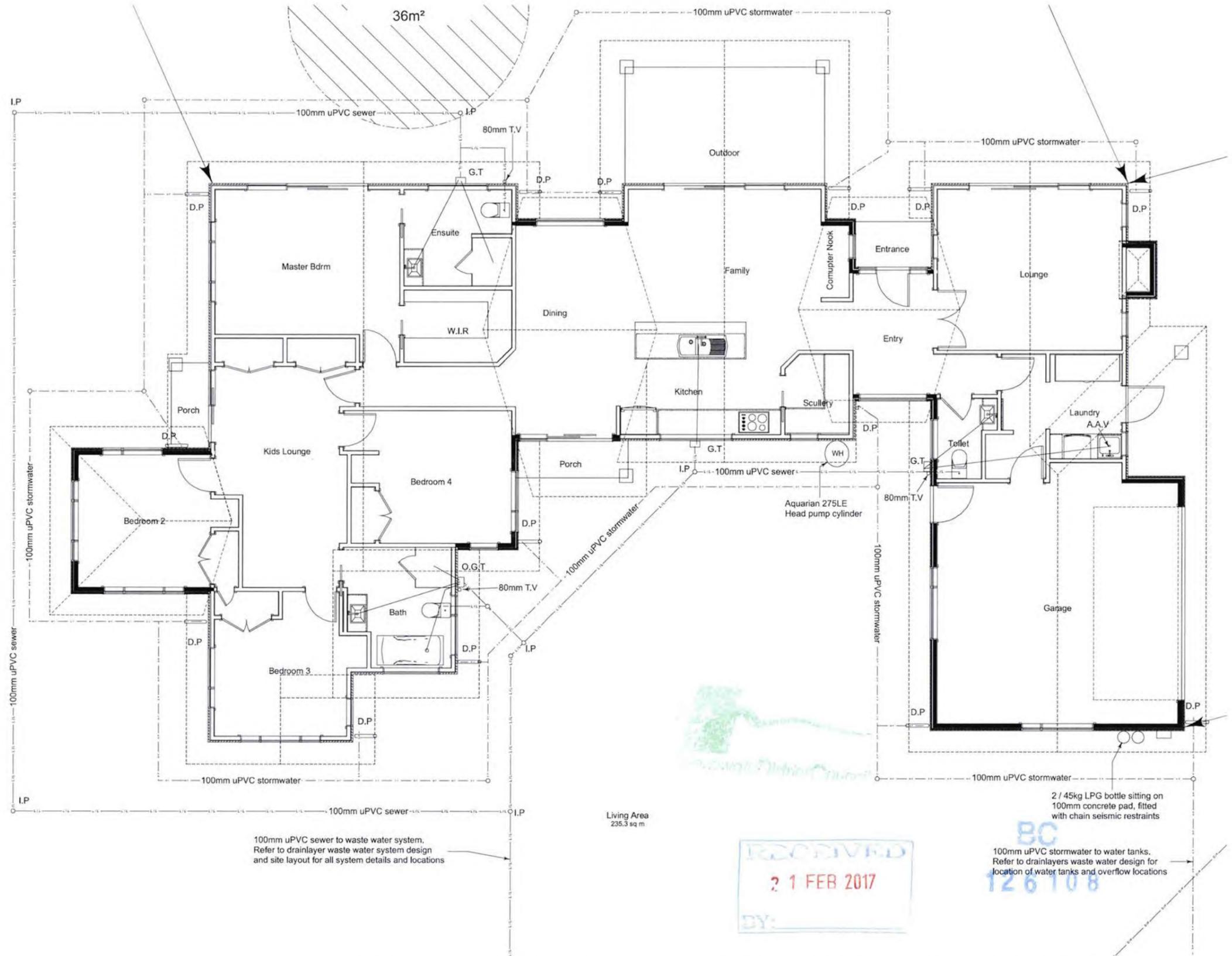
Bath & Shower  
40mm PVC, 1:30 fall

Vanity  
32mm PVC waste, 1:20 fall

Stormwater  
100mm uPVC stormwater

Spouting  
1/4 round colour steel 125mm wide x 95mm deep (65mm back edge)

- I.B = Inspection Bend
- I.P = Inspection Point
- I.J = Inspection Junction
- T.V = Terminal Vent
- A.A.V = Air Admittance Valve
- G.T = Gully Trap
- O.G.T = Over Flow Relief Gully Trap
- D.P = 80mm Downpipe



Revision Table			
Number	Label	Date	Description
1	R1	19/01/17	Heatpump Cylinder
2	RFI	18/02/17	Compliance changed to G13/AS1

All work must comply with relevant local authority and New Zealand Building Code and Building Act 2004  
All setting out, dimensions & levels must be verified on site before commencing work  
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**Owners**  
L Norris  
58 Beechwood Road  
Feilding

**Project Name**  
Norris Residence

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**Designed by**  
Version BC01 RFI  
Scale: 1:100  
Page A8 RFI

**Job No.**  
40649

**Date:**  
20 February 2017  
08:36:42

BC

# PIM/BC Processing Checklist

Applicant Name: Norris/Mackay PIM No: \_\_\_\_\_ BC No: 126100  
 Site Address: 58 Beechwood Road Date: 1/2/16

Site Visit: Yes/No \_\_\_\_\_ Date: \_\_\_\_\_ Officer/s: \_\_\_\_\_

**Notes<sup>1</sup>**

Compliance with Geotech Report required. - See copy attached. SED foundation and slab based on engineers scalar penetrometer testing results conducted on site. Producer statement for site provided.

Item to be checked for compliance: <small>Note: N/A = this item is not applicable to this application and has not been assessed</small>	Plans/Specs Checked			Details of Processing & Comments: Comments must be made for: 1. Non-complying items 2. Alternative solutions & how compliance will be achieved
	Complies	N/A	Non-complying	
<b>Planning</b>				
Certificate of title attached and no more than 3 months old?		Yes/No		
<b>Site Identification</b>				
Identify site on Mapper (aerial photography)		Yes/No		If no, attach copy of #Subdivision Scheme Plan from SB file, & identify Lot
Site plan matches property boundaries	✓			
<b>New Dwelling or Relocate</b>				
Is a new property number required?		Yes/ N/A		Provide site plan, identifying access and confirm property number with Land Information Officer. Confirmed property number: _____ <input type="checkbox"/> Update hard copy records <input type="checkbox"/> Add endorsement (#404) to BC confirming official street address
		Yes		Comments? <u>Done</u>
		No		
<b>Subdivision/ Property Issues Information</b>				
Subdivision conditions / restrictions / property issues / undevelopable land / consent notices / geotech reports	↓			Attach copies: <u>yes ✓ - see note + Engineers Report provided.</u>
<b>National Environment Standard (NES) for assessing and managing contaminants in soil to protect human health</b>				
Is the activity covered by the NES? Reg 5(2)- 5(6) <sup>2</sup>		Yes/No		
Is activity relating to a new development and listed in the HAIL?		Yes/No		If Yes: Add endorsement to Building Consent

BC

126108

# PIM/BC Processing Checklist

Item to be checked for compliance:  Note: N/A = this item is not applicable to this application and has not been assessed	Plans/Specs Checked			Details of Processing & Comments:  Comments must be made for: 1. Non-complying items 2. Alternative solutions & how compliance will be achieved
	Complies	N/A	Non-complying	
Is the land covered by the NES? Reg 5(7) – 5(9); Reg 6 <sup>3</sup>		Yes/No		Check HAIL Activities layer Preliminary site investigation provided by applicant <input type="checkbox"/>
Will the activity comply with the permitted activity conditions? Reg 8		Yes/No		If No: Resource consent is required <sup>4</sup>
<b>Section 72 – Land subject to natural Hazards</b>				
Is land likely to be subject to natural hazard/s? <sup>5</sup>		Yes/No		Type of hazard/s:
Has adequate provision been made to protect land, building work or other property or restore damage to land or other property as a result of building work? <sup>1</sup>				<input checked="" type="checkbox"/> Yes: Consent can be issued. <input type="checkbox"/> No: Move to next question.
Will the building work accelerate, worsen or result in a natural hazard on the land or any other property?		N/A if Yes to question above		<input type="checkbox"/> Yes: Refuse application. Inform applicant in writing. <input type="checkbox"/> No: Liaise with Senior Building Officer for Building Code waiver/modification. Add condition to BC & make notification under Building Act 2004, section 73. (Ref form: PL BA Sect 73) <input type="checkbox"/> Add hazard to property in the Land Feature Module
<b>Section 75 – Building over 2 or more allotments</b>				
Building constructed over boundaries <sup>6</sup>		Yes/No		Details:
Does proposed building contain a 'Party Wall'?		Yes/No		
Has 'Subdivision' been made to amalgamate allotments?		Yes/No		(if 'YES' has 224 certificate been issued?)
Condition placed on PIM and/or BC		Yes/No		
Mapper plan marked demonstrating lots affected?		Yes/No		Number of lots affected: 1 2 3 4 5 6 7 (circle number applicable)
Project file suspended		Yes/No		
<b>Cert. of Title/Easements/X Lease</b>				
Any easements/building line restrictions		Yes/No		Details:
Easements still relevant		Yes/No		Details:
Building over private easements <sup>7</sup>		Yes/No		Details:
Cross lease property		Yes/No		Details:
<b>District Plan</b>				
Zoning				Rural 1 / 2 / Residential / Village / Nodal / Industrial / Flood Channel 1 / 2 / Recreational / Business Details:
Site in air noise zone		<input checked="" type="checkbox"/>		Details:
Notable trees on/near site		Yes/No		Details:
Building/site registered heritage building		Yes/No		Details:
Site registered archaeological/Waahi Tapu site		Yes/No		Details:
<b>Land Use Consent</b>				
Land Use Consent required?		Yes/No/Obtained		Details:

<sup>1</sup> Datum to be provided by Horizons where minimum floor levels are specified.

# PIM/BC Processing Checklist BC

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<b>Item to be checked for compliance:</b>  <small>Note: N/A = this item is not applicable to this application and has not been assessed</small>	Plans/Specs Checked			<b>Details of Processing &amp; Comments:</b>  Comments must be made for: 1. <b>Non-complying</b> items 2. Alternative solutions & how compliance will be achieved
	Complies	N/A	Non-complying	
Form 4 required? (Restriction on commencing building work under the RMA)	Yes/No			If yes, select form by entering details onto computer system. Add endorsement to the BC
Neighbours consent required?	Yes/No/N/A			
Bond payable	Yes/No			Details:
<b>Development Contribution</b>				
Development contribution payable	Yes/No			Details:
Form 3 required? (Development contribution notice)	Yes/No			If yes, select form by entering amount onto computer system & place 2 copies of the calculation sheet in file. Add endorsement to the BC
Telephone owner to confirm development Contribution is payable	Yes/No			If No, provide reason:
Does owner wish to pay DC fees at BC issue?	N/A/Yes			If yes, include fees on Building & Planning Services Project Sheet BCA T-04b
Send written confirmation to owner	<input type="checkbox"/>			
<b>Application delayed for further info?</b>		<b>Date Suspended:</b>		<b>Date Lifted:</b>
<b>Building Officer and/or Business Support Officer alerted of any issues</b>				Yes/No/N/A
<b>Historic Places Trust notified</b>				Yes/No/N/A
<b>Planning letter sent</b>				Yes/No
<b>Conditions / comments recorded</b>	Yes/No	<b>Name:</b> Bill		<b>Date:</b> 2/2/17
<b>Approved?</b>	Yes/No	<b>Signed:</b> Bill Jamieson		
<b>Infrastructure</b>				
Is this application for a new dwelling, relocate or commercial project?	Yes/No	If yes and the address is within the recycling bin catchment area: Insert recycling bin information leaflet into customer folder		
<b>Roading</b>				
Does the property connect to a MDC controlled road?	Yes/No			
Does the property connect to NZTA (New Zealand Transport Agency) road?	Yes/No			
Is property located within the Feilding CBD, and does the project require a TMP?	Yes/No			
Is there an existing crossing that meets MDC standards?	Yes/No			
Is a new vehicle crossing proposed on the plans?	Yes/No	If no new crossing is proposed and the existing crossing does not meet MDC standards: request VC amendment application <input type="checkbox"/>		
Has a VC application been received?	Yes/No	If yes, does the proposed VC comply Yes/No If No, advise applicant that an application for new VC is required <input type="checkbox"/>		
Does the project involve crossing over a Horizons drains?	Yes/No			
<b>Subdivision</b>				
Is the property in the process of subdivision	Yes/No			



# PIM/BC Processing Checklist

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Item to be checked for compliance:  Note: N/A = this item is not applicable to this application and has not been assessed	Plans/Specs Checked			Details of Processing & Comments:  Comments must be made for: 1. Non-complying items 2. Alternative solutions & how compliance will be achieved
	Complies	N/A	Non-complying	
<b>Relocation / Demolition</b>				
Does the project involve relocation or demolition?	Yes / No			
Do existing services require disconnection or capping?	Yes / No			
Have photographs been taken?	Yes / No			
<b>Services</b>				
Are there MDC mains protected by easement on the property?	Yes / No			
<b>Water</b>				
Is there a standard water connection to the property?	Yes / No			
Does the property require a water meter & RPZ backflow preventor?	Yes / No			
Is the water connection a restricted supply?	Yes / No			
Is a storage tank required?	Yes / No			
Does the water connection require upgrading?	Yes / No			
Is an application for a new connection required or fees to be paid?	Yes / No			
<b>Sewer</b>				
Is there a standard sewer connection on the property?	Yes / No			
Is a septic tank required?	Yes / No			
Is the septic tank required to be connected to an MDC grey water system?	Yes / No			
Does the sewer connection require upgrading?	Yes / No / N/A			
Is an application for a new connection required or fees to be paid?	Yes / No / N/A			
Is the application for a wet business/industry that may require a trade waste consent?	Yes / No			<b>If yes: See Waste Manager for comment. Add endorsement to the BC.</b>
Is the application for food premises, dental premises or commercial garage?	Yes / No			<input type="checkbox"/> Food premises require a grease trap maintenance schedule - Add endorsement to the BC <input type="checkbox"/> Commercial garage requires an oil interceptor maintenance schedule - Add endorsement to the BC <input type="checkbox"/> Dental premises require an amalgam separator maintenance schedule - Add endorsement to the BC
<b>Stormwater</b>				
Is there a storm water connection on the property?	Yes / No / N/A			
Is an application for a new connection required or fees to be paid?	Yes / No / N/A			
<b>Application delayed for further info?</b>	<b>Date Suspended:</b>		<b>Date Lifted:</b>	

# PIM/BC Processing Checklist

**BC**  
**126108.**

Item to be checked for compliance: <small>Note: N/A = this item is not applicable to this application and has not been assessed</small>	Plans/Specs Checked			Details of Processing & Comments: Comments must be made for: 1. <b>Non-complying</b> items 2. Alternative solutions & how compliance will be achieved
	Complies	N/A	Non-complying	
<b>Building Officer and/or Business Support Officer alerted of any issues</b>				<b>Yes / No / N/a</b>
<b>Conditions / comments recorded</b>	<b>Yes / No</b>	<b>Name:</b>		<b>Date:</b> 7/02/17
<b>Approved?</b>	<input checked="" type="radio"/> <b>Yes</b> / No	<b>Signed:</b> <i>[Signature]</i>		
<b>Environmental Health</b>				
<b>Legislative requirements for operation</b>	<b>Yes / No</b>			
<b>MDC Responsibility</b>				
Food premises	Yes / No			
Information pamphlet placed in file	Yes / N/A			
Hairdresser	Yes / No			
Information pamphlet placed in file	Yes / N/A			
Funeral Parlour	Yes / No			
Camping Ground	Yes / No			
Offensive Trade	Yes / No			
HSNO (Private Dwelling/Public place not covered by other agency).	Yes / No			
Liquor licensing	Yes / No			
<b>Other legislation / Agencies</b>				
HSNO (Places of work)	Yes / No			
Child Care Centre	Yes / No			
Abrasive blasting/spray painting	Yes / No			
Old peoples home	Yes / No			
<b>Application delayed for further info?</b>	<b>Date Suspended:</b>		<b>Date Lifted:</b>	
<b>Building Officer and/or Business Support Officer alerted of any issues</b>				<b>Yes / No / N/a</b>
<b>Conditions / comments recorded</b>	<b>Yes / No</b>	<b>Name:</b>		<b>Date:</b>
<b>Approved?</b>	<b>Yes / No</b>	<b>Signed:</b>		

<sup>1</sup> General notes and observations

<sup>2</sup> Activities

(2) An activity is removing a fuel storage system from the piece of land or replacing a fuel storage system in or on the piece of land, which means—

(a) doing any of the following:

- (i) removing or replacing the whole system:
- (ii) removing or replacing an underground part of the system:
- (iii) taking away or putting back soil associated with the removal or replacement of the system or the part:

(b) doing any of the following for purposes associated with removing or replacing the whole system or part of the system:

- (i) sampling the soil of the piece of land:
- (ii) investigating the piece of land:

## PIM/BC Processing Checklist

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- (iii) remediating the piece of land:
  - (iv) validating the piece of land:
  - (v) managing the piece of land.
- (3) An activity is sampling the soil of the piece of land, which means sampling it to determine whether or not it is contaminated and, if it is, the amount and kind of contamination.
- (4) An activity is disturbing the soil of the piece of land, which—
- (a) means disturbing the soil of the piece of land for a particular purpose:
  - (b) does not include disturbing the soil of the piece of land, whatever the purpose, if the land is land to which regulation 33(9) or 36 of the Resource Management (National Environmental Standard for Electricity Transmission Activities) Regulations 2009 applies.
- (5) An activity is subdividing land, which means subdividing land—
- (a) that has boundaries that are identical with the boundaries of the piece of land; or
  - (b) that has all the piece of land within its boundaries; or
  - (c) that has part of the piece of land within its boundaries.
- (6) An activity is changing the use of the piece of land, which means changing it to a use that, because the land is as described in subclause (7), is reasonably likely to harm human health.

### <sup>3</sup> Land covered

- (7) The piece of land is a piece of land that is described by 1 of the following:
- (a) an activity or industry described in the HAIL is being undertaken on it:
  - (b) an activity or industry described in the HAIL has been undertaken on it:
  - (c) it is more likely than not that an activity or industry described in the HAIL is being or has been undertaken on it.
- (8) If a piece of land described in subclause (7) is production land, these regulations apply if the person wants to—
- (a) remove a fuel storage system from the piece of land or replace a fuel storage system in or on the piece of land:
  - (b) sample or disturb—
    - (i) soil under existing residential buildings on the piece of land:
    - (ii) soil used for the farmhouse garden or other residential purposes in the immediate vicinity of existing residential buildings:
    - (iii) soil that would be under proposed residential buildings on the piece of land:
    - (iv) soil that would be used for the farmhouse garden or other residential purposes in the immediate vicinity of proposed residential buildings:
  - (c) subdivide land in a way that causes the piece of land to stop being production land:
  - (d) change the use of the piece of land in a way that causes the piece of land to stop being production land.

### <sup>4</sup> detailed site investigation means an investigation that—

- (a) is done by a suitably qualified and experienced practitioner; and
- (b) is done in accordance with the current edition of Contaminated Land Management Guidelines No. 5—Site Investigation and Analysis of Soils, Wellington, Ministry for the Environment; and
- (c) is reported on in accordance with the current edition of Contaminated Land Management Guidelines No. 1—Reporting on Contaminated Sites in New Zealand, Wellington, Ministry for the Environment; and
- (d) results in a report that is certified by the practitioner

<sup>5</sup> Natural hazard means: erosion (including coastal erosion, bank erosion and sheet erosion); falling debris (including soil, rock, snow and ice); subsidence; inundation (including flooding, overland flow, storm surge, tidal effects and ponding); slippage. *The answer to this question is based on the best knowledge and systems available to Council officers at the time of processing the application.*

<sup>6</sup> Section 75 required

<sup>7</sup> Requiring other parties consents



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# Processing Checklist – New Dwelling

Item to be checked for compliance: with the NZ Building Act 2004, NZBC and Approved Documents Note: N/A = this item is not applicable to this application and has not been assessed	Plans/Specs Checked			Details of Processing & Comments: Comments <b>must</b> be made for: 1. <b>Non-complying</b> items 2. Alternative solutions & how compliance with NZBC achieved
	Complies	N/A	Non-Complying	
<b>Plans</b>				
Site plans for building location	Yes / No			
Letter of encumbrance required	Yes / No			
<b>Issues</b>				
Minimum floor levels for flood	Yes / No			Details:
Soft ground	Yes / No			Details: <b>SED FOUNDATIONS</b>
Overhead utilities (power/phone lines, etc)	Yes / No			Details:
<b>Site Visit</b>				
Conducted	Yes / No			If no, comment:
Building – site visit checklist completed & attached	Yes / No / N/a			
Planning – site visit checklist completed & attached	Yes / No / N/a			
<b>Are network utility connections required</b>				
City Networks (Engr. Approved)	Yes / No / N/a			
Water	Yes / No			Details:
Stormwater	Yes / No			Details: <b>REFER TO ASSETS</b>
Sewer	Yes / No			Details:
<b>Other</b>				
	Yes / No / N/a			
	Yes / No / N/a			
<b>LPG</b>				
Storage of LPG >100kg on site? <sup>3</sup>	Yes / No			
Location on site plan identified?	Yes / No			<b>2 x 451kg</b>
Preliminary test certificate letter of approval provided for proposed work (ERMA)?	Yes / No			
<b>Plumbing</b>				
Sufficient information to process	Yes / No			Details:
Plumbing Act noted on PIM/BC	Yes / No			Details:
Effluent disposal report & description required	Yes / No / N/a			Details:
<b>Site Services</b>				
Is site serviced?	Yes / No			Details:
Age of existing laterals (pre 1960)	Yes / No / N/a			Details:
Existing lateral >40 years	Yes / No / N/a			Details:
Proposed site service plan				<b>Provided</b> / required / N/a

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## Processing Checklist – New Dwelling

Item to be checked for compliance: with the NZ Building Act 2004, NZBC and Approved Documents Note: N/A = this item is not applicable to this application and has not been assessed	Plans/Specs Checked			Details of Processing & Comments: Comments <b>must</b> be made for: 1. <b>Non-complying</b> items 2. Alternative solutions & how compliance with NZBC achieved
	Complies	N/A	Non-Complying	
Existing site service plan checked on building file, copy provided	Yes / No			N/A.
<b>Water Supply</b>				
Water Toby location in accordance with Water Supply Bylaw	Yes / No			
Water supply tank issues (from site visit)	Yes / No			Details: N/A.
Water mains pressure for sprinklers	Yes / No / N/a			Details: N/A.
<b>Other</b>				
	Yes / No			
	Yes / No			
Any outstanding Building Consents relating to property?	Yes / No			
Is the previously issued PIM attached relevant to this building work?	Yes / N/a / No			
If 'No' advised applicant new PIM application required & suspended BC?	Yes / N/a			
<b>Planning PIM detail</b>				
Planning checklist completed & attached?	Yes / No			
Planning requirements noted on consent/PIM?	Yes / No			
Is proposed addition over a 'Private Easement'?	Yes / No			
Survey certificates required <sup>4</sup> ?	Yes / No			
Is this a sloping site <sup>5</sup>	Yes / No			
Spot levels & floor heights & datum shown on plans	✓			
Min. floor heights for areas subject to flood shown on plans	✓			
<b>Building PIM detail</b>	NZBC – B1 & B2			
Wind zone identified	Yes / No			Low / medium / high / very high / extra high / specific design (SED)
Snow zone identified	Yes / No / N/a			Up to 1.0kPa / Greater: specify
Exposure zone identified	Yes / No / N/a			B / C / D (seaspray)
Building PIM checklist completed & attached?	Yes / No / N/a			
Building requirements from PIM noted?	Yes / No / N/a			
<b>Waiver and Modification</b>				
Application for a Waiver or Modification?	Yes / No			
<b>Restricted Building Work (RBW)</b>	Yes / No			
Certificates of work collectively cover all design RBW <sup>6</sup>	Yes / No			

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## Processing Checklist – New Dwelling

Item to be checked for compliance: with the NZ Building Act 2004, NZBC and Approved Documents Note: N/A = this item is not applicable to this application and has not been assessed	Plans/Specs Checked			Details of Processing & Comments: Comments must be made for: 1. Non-complying items 2. Alternative solutions & how compliance with NZBC achieved
	Complies	N/A	Non-Complying	
Check designers license class covers building category	Yes	No		
Trade LBP classes <b>required</b> (circle)				Carpentry / External Plastering / Brick/Blocklaying Foundation / Roofing
Trade LBP classes <b>provided</b> (circle)				Carpentry / External Plastering / Brick/Blocklaying Foundation / Roofing
Trade LBP's registered	Yes	No	Na	TBC
Trade LBP endorsement added to Building Consent	Yes	No	Na	DESIGN 1 & CTRNG.
<b>Building consent detail</b>	<b>Building Act -Sec 45</b>			
Earth brick/straw bale construction <sup>7</sup>	Yes	No		
Siting measurements from min. 2 boundaries shown	Yes	No		
Sloping site accurately shown on plans		✓		
Compliant residential driveway gradient	✓			DI COMPLIANCE DEMONSTRATED.
Vehicle crossing required?	Yes / No			} REFER TO ASSESS.
Vehicle crossing application submitted <sup>8</sup>				
<b>Foundations</b>	<b>NZBC – B1 &amp; B2</b>			
Inhouse engineer reviewed calculations?		✓		(Eng. to initial items checked)
External engineer peer review with PS2 provided?		✓		
Engineer detail correctly shown on plans	✓		NA	
Type B masonry		✓		
Ribraft floor used	Yes / No			
Ribraft floor design checked (no. of piles)		✓		
Concrete strength specified	✓			Specified MPa: 20MPa
Footing dimensions	✓			SED
Pad & beam dimensions	✓			"
Reinforcing: size, type, placement on plans	✓		NA	
Concrete block foundation detail		✓		
<b>Foundation walls</b>	<b>NZBC – B1, B2, E1 &amp; E2</b>			
Floor heights in relation to finished ground levels		✓		
Heights & dimensions of foundation walls shown		✓		
Foundation height in respect of subfloor access, pile heights etc. <sup>9</sup>		✓		
Reinforcing: size, type, placement on plans		✓		
Ventilator set out <sup>10</sup>		✓		

# Processing Checklist – New Dwelling

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Item to be checked for compliance: with the NZ Building Act 2004, NZBC and Approved Documents <small>Note: N/A = this item is not applicable to this application and has not been assessed</small>	Plans/Specs Checked			Details of Processing & Comments: Comments <b>must</b> be made for: 1. <b>Non-complying</b> items 2. Alternative solutions & how compliance with NZBC achieved
	Complies	N/A	Non-Complying	
Subfloor access door <sup>11</sup>				
Retaining wall detail (incl. landscape walls)				
Waterproofing of retaining walls on plans				
Protection of waterproofing detailed on plans				
Drainage of retaining walls detailed on plans				
<b>Ordinary piles<sup>12</sup>:</b>	<b>NZBC – B1 &amp; B2</b>			
Footing dimensions				
Pile dimensions shown on plans				
Set out, spacing & treatment				
Ordinary pile connections shown				
<b>Driven piles<sup>13</sup></b>	<b>NZBC – B1 &amp; B2</b>			
Size, set out, spacing & treatment				
Specification for driving of piles				
Certificate required confirming piles driven to approved specification entered on BC conditions?				
<b>Anchor piles<sup>14</sup>:</b>	<b>NZBC – B1 &amp; B2</b>			
Footing dimensions				
Pile dimensions shown on plans				
Set out, spacing & treatment				
Anchor pile connections shown (min. 12Kn)				
<b>Braced piles<sup>15</sup>:</b>	<b>NZBC – B1 &amp; B2</b>			
Footing dimensions				
Pile dimensions shown on plans				
Set out, spacing & treatment				
Braced pile connections shown (min. 12Kn)				
Brace type				
<b>Column/post footings<sup>16</sup>:</b>	<b>NZBC – B1 &amp; B2</b>			
Post dimensions shown on plans	✓		✓	135 SQ12 H5
Post footings	✓			SED
Chimney/fireplace foundation detailed on plans		✓		
<b>Slab on Ground</b>	<b>NZBC – B1, B2 &amp; E2</b>			
Concrete strength specified	✓			Specified MPa: 20MPa

## Processing Checklist – New Dwelling BC

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<b>Item to be checked for compliance:</b> with the NZ Building Act 2004, NZBC and Approved Documents Note: N/A = this item is not applicable to this application and has not been assessed	Plans/Specs Checked			<b>Details of Processing &amp; Comments:</b> Comments <b>must</b> be made for: 1. <b>Non-complying</b> items 2. Alternative solutions & how compliance with NZBC achieved
	Complies	N/A	Non-Complying	
Floor heights shown on plans	✓			225. 150 - PAVED.
Design for foundation >600mm		✓		
Datum & spot levels detailed on plans		✓		
Hardfill detail	✓			150mm.
Compacted fill (report required if > 600mm in depth)		✓		
Damp proof membrane	✓			POLYTHENE.
Slab Thickening <sup>17</sup>		✓		} AS PER TRUSS DESIGN.
Pads		✓		
Reinforcing: size, type, placement on plans	✓			SE 62.
Supplementary reinforcing detailed on plans	✓			2 x D10 1.2m.
Shrinkage control joints detailed on plans	✓			SAW CUTS.
Free joints (slabs > 24m) detailed on plans	✓			
<b>Split floor levels</b>	<b>NZBC – B1, B2 &amp; E2</b>			
Reinforcing: size, type, placement on plans		✓		
Waterproofing detail (DPM) <sup>18</sup>		✓		
<b>Masonry foundations &amp; walls</b>	<b>NZBC – B1, B2, E1 &amp; E2</b>			
Concrete strength specified				Specified MPa:
Masonry detail				
Reinforcing detail				
Inhouse engineer reviewed calculations?				(Eng. to initial items checked)
External engineer peer review with PS2 provided?				
Engineer detail shown on plans				
<b>Timber Treatment</b>	<b>NZBC - B1 &amp; B2</b>			
Timber grade & treatment schedule (for all timber)	✓			
<b>Framing</b>	<b>NZBC – B1, B2, C clauses, E2, F2 &amp; F4</b>			
Wind zone identified (so fixings can be checked)	✓			HIGH
Exposure zones identified (so fixings can be checked)	✓			W. B.
Bearer size & spans				
Bearer fixing details to foundation walls shown on plans				
Joist size & spans				
Support of walls parallel to floor joists				

# Processing Checklist – New Dwelling

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Item to be checked for compliance: with the NZ Building Act 2004, NZBC and Approved Documents Note: N/A = this item is not applicable to this application and has not been assessed	Plans/Specs Checked			Details of Processing & Comments: Comments <b>must</b> be made for: 1. <b>Non-complying</b> items 2. Alternative solutions & how compliance with NZBC achieved
	Complies	N/A	Non-Complying	
Split floor level framing shown on plans		/		
Flooring material specified		/		
Bottom plate fixing (walls) detailed <sup>19</sup>	✓			M12 TRU @ 900
Top plate fixings detailed	✓			AS PER TRUSS DESIGN
Stud height & spacing	✓			90x45 @ 400 2-6 HIGH. CHIMNEY 90x90 @ 400
Verandah post, beam & fixing detail shown on plans	✓			Bowmac B85 & M12 BOLTS.
Lintel sizes & specifications shown on plans <sup>20</sup>	✓			AS PER TRUSS DESIGN
Lintel fixing details attached (Place copy in site file)	✓			LUMPELLOK.
Design certificate(s) or calculation table(s) provided		✓		
Cantilever beams, corner window etc. <sup>21</sup>		✓		
Engineer beams & supports peer reviewed (by 2 <sup>nd</sup> Engr/PS1/2 provided)		✓		(Eng. to initial items checked)
Engineer details, incl. connections shown on plans <sup>22</sup>		✓		
Ceiling batten size, grade, spacing, span	✓			70 x 35 @ 600
Ceiling joists size, spacing, span		✓		
Strongbacks/runners size, spacing, span		✓		
Wall & ceiling linings shown on plans	✓			W=10m C=13m
Framing set out suitable for linings	✓			
Fire rated walls & ceilings shown on plans		/		
Fire design checked <sup>23</sup>		/		
Fire wall detail e.g. fixings etc. shown on plans		/		
Escape routes < 25m	✓			
Truss manufacturer's design certificate	✓			} MITEK 20/20
Truss manufacturer's set out detail <sup>24</sup>	✓			
Truss manufacturer's fixing detail <sup>25</sup>	✓			
Point loads to lintels identified <sup>26</sup>		/		
Rafter size, spacing & span				
Rafter fixing shown on plans				
Underpurlin size shown on plans				
Strutting beams size shown on plans				
Struts loading on strutting beam or load bearing walls				
Ridge beam detail and fixings shown on plans				

# Processing Checklist – New Dwelling

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	Complies	N/A	Non-Complying	
Purlin/batten size, spacing & span	✓			70x45 @ 900¢
Purlin/batten fixing detail specified	✓			A7.
Skillion roof detail <sup>27</sup>		✓		
Building paper/wrap specified - walls	✓			WRAP
Building paper/wrap specified - roof	✓			PAPER.
Chimney/flue construction detail on plans <sup>28</sup>		✓		
Chimney roof restraint detail	✓			AG.
Roof membrane substrate detail shown on plans		/		
Roof framing set out suitable for substrate		/		
Roof cladding specified	✓			CGI
Roof cladding suitable for min. roof pitches (length of sheet may effect min. pitch)	✓			3° MIN.
Internal gutter(s) construction detail shown on plans	✓			N/A NOW SHOWN AS AN INTERNAL VALLEY GUTTER
Internal gutter(s) overflow detail shown on plans		✓		
Balcony drainage & overflow detail shown on plans				
Deck joists size, spacing & span				
Saddle flashings fitted to deck joists				
Deck stringer spaced off cladding min. 12mm				
Fixing of deck barrier detail				
Pergola/porch framing detail shown on plans				
Pergola/porch fixing detail shown on plans				
<b>Bracing</b>	<b>NZBC – B1 &amp; B2</b>			
Calculations incl. subfloor / lower / upper storeys (circle calculations applicable)	✓			R2. GIBERLYBRACE 13/16.
Fixing details for framing and sheet material provided <sup>29</sup> (One copy only for site folder)	✓			Record information (type, version, month and year) placed in site folder
Elements equally distributed throughout building	✓			
Double sided bracing of exterior walls checked <sup>30</sup>	✓			
Interior walls: bracing limitations e.g. bathrooms <sup>31</sup>	✓			
Ceiling diaphragms shown on plans		✓		
Ceiling dragon ties shown on plans	✓			100 BUs TO EXTERIOR WALLS.

## Processing Checklist – New Dwelling

Item to be checked for compliance: with the NZ Building Act 2004, NZBC and Approved Documents <small>Note: N/A = this item is not applicable to this application and has not been assessed</small>	Plans/Specs Checked			Details of Processing & Comments: Comments must be made for: 1. <b>Non-complying</b> items 2. Alternative solutions & how compliance with NZBC achieved
	Complies	N/A	Non-Complying	
Roof bracing shown on plans	✓			<div style="text-align: right; font-size: 2em; color: blue; font-weight: bold;">BC</div> <div style="text-align: right; font-size: 1.5em; color: blue;">126108.</div> <p style="font-size: 1.2em; color: blue; margin-top: 10px;">HIPS, VALLEYS &amp; STRAP.</p>
Decks > 2m width bracing calculation provided		✓		
<b>Interior</b>	<b>NZBC – H1</b>			
Area of glazing > 30% of wall <sup>32</sup>		(Yes / No)		
<b>Insulation</b>	<b>NZBC – H1</b>			
Non Solid Construction	✓			
Solid Timber Construction		✓		
Solid Construction		✓		
Heated ceiling / wall / floor		✓		
Calculation Method	✓			REFER TO RFI EMAIL ITEM 7
Modelling Method				
Verification Method – with Producer Statement				
Air noise: design, construction detail shown on plans				
Air noise: producer statement – design received				
<b>Stairs / Landings / Barriers</b>	<b>NZBC – D1 &amp; F4</b>			
Stair, handrail & barrier (min. 1m) details shown on plans		✓		
Stair - min.tread, max. rise specified		✓		
<b>Lighting &amp; Ventilation</b>	<b>NZBC – G4 &amp; G7</b>			
Light & visual awareness (incl. attic windows & skylights)	✓			
Ventilation (incl. all habitable spaces)	✓			
<b>Wet Areas</b>	<b>NZBC – B2 &amp; E3</b>			
Type of shower specified?	✓			Fully tiled floor & walls / <u>tiled walls only</u> / Acrylic cubicle
Flooring linings specified?	✓			Concrete / sealed timber / vinyl / <u>Tiled</u>
Wall linings specified	✓			Fibre cement / <u>Plasterboard</u> / Wet wall linings
Waterproofing membrane specification provided for interior situation?	✓			HISTORY IN USE, APPROVED INSTALLER ENDORSEMENT ADDED.
Membrane junction details provided?	✓			
Waterproofing detail decks / balconies				
Waterproofing membrane specification provided for exterior situation?				

## Processing Checklist – New Dwelling

Item to be checked for compliance: with the NZ Building Act 2004, NZBC and Approved Documents Note: N/A = this item is not applicable to this application and has not been assessed	Plans/Specs Checked			Details of Processing & Comments: Comments <b>must</b> be made for: 1. <b>Non-complying</b> items 2. Alternative solutions & how compliance with NZBC achieved
	Complies	N/A	Non-Complying	
<b>Glazing</b>	NZBC – F2			
Safety glazing specifications & details provided for: stairs balustrade, landing barriers, window seats, wet area screens & windows, balcony barriers etc.	✓			
<b>Fire / smoke alarms</b>	NZBC - C clauses & F7			
Smoke alarms specified & shown on plans	✓			
Fireplace / solid fuel heater shown on plans	✓			
Manufacturers' specifications provided	⊗		✗	
Flue location shown on elevations	✓			
Woodburners comply with MFE Clean Air Policy <sup>33</sup>		(✓)	✗	ELECTRIC.
<b>Food preparation &amp; prevention of contamination</b>	NZBC - G3			
Sink & preparation surfaces	✓			
Food storage	✓			
Wall linings	✓			
<b>Exterior</b>	NZBC – B1, B2 & E2			
E2 risk matrix assessment checked	✓			7-12.
Exterior cladding(s) specified	✓			LINEA (CODE MARK) 40mm EPS.
System specification provided	✓			
Cavity system details (batten size, fixing & treatment)	✓			
Control joints shown on plans (solid plaster)		✓		
Vermin proofing	✓			} AS PER MANUFACTURERS DETAILS?
Internal & external corner details	✓			
Junction details of dissimilar materials	✓			
Bottom edge clearances to ground levels &/or decks	✓			
Brick veneer cavity, fixing & waterproofing detail				
Double studs or blocking to openings for brick veneer ties				
Brick veneer > 4m high				
Brick veneer lintel bars				
Brick veneer shelf angles				
Brick veneer panel widths				
<b>Flashings</b>	NZBC – B2 & E2			

RC  
126108.

## Processing Checklist – New Dwelling

Item to be checked for compliance: with the NZ Building Act 2004, NZBC and Approved Documents <small>Note: N/A = this item is not applicable to this application and has not been assessed</small>	Plans/Specs Checked			Details of Processing & Comments: Comments must be made for: 1. <b>Non-complying</b> items 2. Alternative solutions & how compliance with NZBC achieved
	Complies	N/A	Non-Complying	
Windows & doors <sup>34</sup> , meter boxes, gas boxes, etc.	<input checked="" type="checkbox"/>		<input checked="" type="checkbox"/>	<div style="text-align: right; font-size: 2em; color: blue; font-weight: bold;">BC</div> <div style="text-align: right; font-size: 1.5em; color: blue;">126108</div> <p style="color: blue; font-weight: bold;">EZ COMPLIANCE DEMONSTRATED VIA HISTORY OF USE, EZ/ASI. ACT SOLUTIONS &amp; MANUFACTURERS DETAILS.</p> <p style="color: blue; font-weight: bold;">NO FLUE. ELECTRIC</p> <p style="color: blue; font-weight: bold;">190mm</p> <p style="color: blue; font-weight: bold;">N/A</p> <p style="color: blue; font-weight: bold;">POLYURETHANE - ARMAFLEX 25mm (ALT SOLUTION)</p> <p style="color: blue; font-weight: bold;">ON SCHEMATIC IN SPEC.</p>
Apron flashing detail	<input checked="" type="checkbox"/>			
Chimney & flue flashing detail	<input checked="" type="checkbox"/>			
Stop end apron flashing detail	<input checked="" type="checkbox"/>			
Sill threshold flashing detail		<input checked="" type="checkbox"/>		
Soffitt/wall junction flashing detail	<input checked="" type="checkbox"/>			
Penetrations @ fixing points, pergolas, decks		<input checked="" type="checkbox"/>		
Penetrations of electrical cables	<input checked="" type="checkbox"/>			
Parapets - caps, walls, intersections, etc.		<input checked="" type="checkbox"/>		
Intersections, roof walls, dissimilar claddings	<input checked="" type="checkbox"/>		<input checked="" type="checkbox"/>	
<b>Stairs &amp; Barriers</b>	NZBC – B1, B2, D1, F4 & F2			
Exterior stair construction detail shown on plans		<input checked="" type="checkbox"/>		
Exterior balcony, stair & landing barrier detail shown on plans		<input checked="" type="checkbox"/>		
Stair min. tread max. rise specified	<input checked="" type="checkbox"/>			
Slip resistant surface (main entry decks & stairs)	<input checked="" type="checkbox"/>			
<b>Conditions/Endorsements &amp; Inspections entered onto computer system?</b>	<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No		
<b>Plumbing</b>	NZBC – G12, G13 & B1			
Plumbing Processing Officer:	SAWERS			
Schematic layout provided – waste/drains	<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No		
Discharge length of pipes / sizes	<input checked="" type="checkbox"/>			
Discharge pipes venting / AAV	<input checked="" type="checkbox"/>		<input checked="" type="checkbox"/>	
Soil stack layout provided	Yes / No			
Soil stack layout (incl. relationship to floor joists)			<input checked="" type="checkbox"/>	
Soil stack venting			<input checked="" type="checkbox"/>	
<b>Water supply</b>	NZBC – G2, G12, H1			
Type of material	<input checked="" type="checkbox"/>			
Backflow prevention		<input checked="" type="checkbox"/>		
Pipe Insulation	<input checked="" type="checkbox"/>		<input checked="" type="checkbox"/>	
Type of hot water supply	<input checked="" type="checkbox"/>		<input checked="" type="checkbox"/>	
Hot water – distance to furthest fixture	<input checked="" type="checkbox"/>		<input checked="" type="checkbox"/>	
Tempered hot water	<input checked="" type="checkbox"/>		<input checked="" type="checkbox"/>	

## Processing Checklist – New Dwelling

Item to be checked for compliance: with the NZ Building Act 2004, NZBC and Approved Documents Note: N/A = this item is not applicable to this application and has not been assessed	Plans/Specs Checked			Details of Processing & Comments: Comments <b>must</b> be made for: 1. <b>Non-complying</b> items 2. Alternative solutions & how compliance with NZBC achieved
	Complies	N/A	Non-Complying	
Provision of laundering facilities	<input checked="" type="checkbox"/>			<input checked="" type="checkbox"/>
Water main pressure for sprinklers		<input checked="" type="checkbox"/>		
<b>Drainage</b>				
	<b>NZBC– E1,E2 &amp; G13</b>			
Stormwater layout shown on plans	<input checked="" type="checkbox"/>			100mm PVC TO TANKS
Gutter & outfall sizes in relation to roof size	<input checked="" type="checkbox"/>			80mm DI ROOF PLANE < 85mm sq
Internal gutter / overflow		<input checked="" type="checkbox"/>		
Site stormwater/surface water collection & disposal detail (Erosion of sloping sites)		<input checked="" type="checkbox"/>		
Water tank overflow detail on plans (Erosion of sloping sites)	<input checked="" type="checkbox"/>			TO KERB. SPOKE TO CHRIS HENRY. HE IS OK WITH THIS
Sewer layout	<input checked="" type="checkbox"/>			100mm PVC 1:60
Gully traps/ overflow relief gullies (ORGs)	<input checked="" type="checkbox"/>			<input checked="" type="checkbox"/>
Sewer venting	<input checked="" type="checkbox"/>			80mm TD TO MAIN & BRANCH
<b>Effluent disposal</b>				
	<b>NZBC - G13</b>			
Septic tank & effluent disposal design	<input checked="" type="checkbox"/>			Designer: Wright Tanks (andrew)
Effluent disposal site plan	<input checked="" type="checkbox"/>			Type: PCD I + Reserve field
Proximity to water course(s) & buildings	<input checked="" type="checkbox"/>			as per Horizons Lplan Rule 14.
Stormwater cut off drain above effluent bed shown on plans (Sloping sites)		<input checked="" type="checkbox"/>		< 10° slope.
Conditions/Endorsements & Inspections entered onto computer system?	<input checked="" type="checkbox"/> Yes / No			
Structural - Application approved: <sup>35</sup>	Yes / No			Officer: Signed: _____ Date: _____
Plumbing & Drainage - Application approved: <sup>36</sup>	<input checked="" type="checkbox"/> Yes / No			Officer: SAWEEDS 23/2/17 Signed: _____ Date: _____
Building Officer - Application approved for Granting: <sup>37</sup>	<input checked="" type="checkbox"/> Yes / No			Officer: Signed: SAWEEDS Date: 23/2/17

<sup>1</sup> General notes and observations

<sup>2</sup> Section 75 required

<sup>3</sup> >100kg LPG on site requires Location Test Certificate from an Environmental Risk Management Authority (ERMA) approved HSNO Test Certifier. Forward onto Environmental Health – Dangerous Goods for review.

<sup>4</sup> Refer to Policy BLG-001p siting of proposed buildings & Policy BLG-002p when to require surveyor's certificates as a condition of a resource consent

<sup>5</sup> Sloping sites > 11°, refer to Tonkin Taylor report

<sup>6</sup> Ensure Design License Class is applicable to building category (1, 2 or 3)

## Processing Checklist – New Dwelling

- 7 This checksheet should be used as a general guideline for these types of construction, specific notes should be made for items not covered in the checksheet
- 8 If vehicle crossing application is required and has not yet been submitted, this results in a "non-compliance"
- 9 Check that minimum pile heights and subfloor access will be satisfied, particle board floor required to be > 550mm above ground level
- 10 Maximum 750mm from corners and ends. Spaced at 1.8m centres maximum
- 11 Openings in foundations walls exceeding 300mm any direction require one D12 trimming bar each side
- 12 The minimum treatment for all timber in contact with ground is H5.
- 13 The minimum treatment for all timber in contact with ground is H5.
- 14 The minimum treatment for all timber in contact with ground is H5.
- 15 The minimum treatment for all timber in contact with ground is H5.
- 16 The minimum treatment for all timber in contact with ground is H5.
- 17 Check truss manufacturer's design and set out detail for special requirements
- 18 Must include protection of DPM
- 19 Type & spacing of fixings is required to be shown on plans
- 20 Where proprietary lintels are specified, manufacturer's detail/specification tables copied & included on file. For timber lintels:
- 21 Construction detail of corner window showing cantilever beams required
- 22 Check load path from beam supports for slab thickening, piles and enlarged pile footings
- 23 Where proprietary design is used, e.g. from GIB manual, include a copy on file
- 24 Check set out detail for girder trusses, etc., loadings requiring slab thickenings or pads/piles & pile footings
- 25 Copy placed in "green" folder for on-site checking
- 26 Check for point loads to lintels from girder trusses, beams etc., and ensure if specific lintels sizes have been identified by the truss designer or engineer these are consistent with the proposed lintels shown.
- 27 Check for air gap over ceiling insulation
- 28 Check support of "false" chimneys on roofs and flashing details
- 29 Details to be provided for framing fixing requirements and fixing of the sheet material on all types of bracing systems proposed, i.e. Gib, Ply, Strand board, MDF, Hardibacker etc
- 30 Double sided bracing e.g. GS2-N & BLG-H braces not appropriate for exterior walls. Recessing of sheet bracing into wall framing on approved cavity systems.
- 31 Check bracing limitations in appropriate bracing manual e.g. GIB bracing systems. GIB Winstone Bracing limitations prohibit the use of bracing elements behind showers & baths
- 32 Total area of glazing (including skylights) and glazed area of doors in the building thermal envelope, including frames and opening tolerances
- 33 Updated list see <http://www.mfe.govt.nz/laws/standards/woodburners/authorised-woodburners.html>
- 34 Head, jamb & sill flashing details
- 35 If the decision is made by the Structural Engineer to refuse to approve the application, document the reasons for refusal in the notes section of this checklist
- 36 If the decision is made by the Plumbing and Drainage Officer to refuse to approve the application, document the reasons for refusal in the notes section of this checklist
- 37 If the decision is made by the Building Officer to refuse to approve the application for granting, document the reasons for refusal in the notes section of this checklist

BC  
126108

# SUSPENSION

<input type="checkbox"/> PIM	<input checked="" type="checkbox"/> BC	<input type="checkbox"/> COA	#: 126108
Property Address:	58 BEECHWOOD		
Date Suspended:	16/2/17	Suspended By:	SAWERS
Person notified:	OWNER		Date: 16/2/17
Notified by:	<input type="checkbox"/> Letter	<input checked="" type="checkbox"/> Email	<input type="checkbox"/> Fax
Statutory clock stopped: <small>(on computer system)</small>	<input checked="" type="checkbox"/> Yes	Date reply document received:	
Date suspension lifted:	23/2/17	By:	SAWERS
Additional notes if required:			

# SUSPENDED

BCA  
126108

## Glen Sawers

---

**From:** Glen Sawers  
**Sent:** Thursday, 16 February 2017 2:15 p.m.  
**To:** 'leisabirdie@hotmail.com'  
**Subject:** BC 126108 at 58 Beechwood Rd. Plan Ref# 40649

PC  
126108

Hi Leisa,

Thank you for your application for a building consent.

We are seeking additional information under Section 48(2) of the Building Act 2004 in order to process your application.

Please supply us with details relating to the following:

1. The foundation reinforcing on plan A5 differs from the Engineers design. It's up to you, but I recommend removing all details from your plans and just refer to the Engineers details as the inspectors have had issues in the past where the builders have not looked at the Engineers details in the spec and have had to redo everything. Of course there are some details that will need to stay as not all details are shown on the Engineers details, hardfill for example.
2. The Engineer has specified 135sq SG 12 posts with a timber treatment of H4. Two things, can you get SG12? And I believe the treatment needs to be increased to H5 for in ground. Please confirm and have the Engineer make necessary changes if required.
3. You have specified 90x90 chimney studs at 600crs. I believe this falls outside the scope of NZS 3604. Please reassess.
4. Please provide specific lintel fixing details for the garage door lintel as it spans 4.8m which falls outside table 8.14 NZS 3604. (High wind. 3.0m loaded dimension. Max. lintel span 4.3m)
5. Please reassess the valley detail on plan A7 to show the 25degree pitch coming down to the 8degree pitch. As this is more of an internal gutter rather than a valley and should be sized as such or at least be wider on the 8 degree side.
6. Please add element length to bracing element R2.
7. Just to let you know as of the 1<sup>st</sup> of January 2017 NZS 4218:2009 has been sighted in H1. This means that any area of glazing over 30% for the Reference building will need to have an R-value of 0.4 instead of 0.31 as you have shown. Also you have shown 81.1msq of window area in the R0.31 section so Prop HL will be will under the REF HL.
8. Please specify the model of wood burner being installed and provide manufacturers installation details.
9. Please reassess the chimney cap flashing detail (plan A11) to show venting (should the fire not be gas)
10. Also if a wood burner is being installed then a non-combustible material will need to be detailed directly under the cap flashing.
11. I have noticed on elevation 1 that the fascia/spouting is running into the joinery of window 5. Please detail how this will be flashed.
12. You have specified on plan A8 that compliance has been achieved with ASNZS 3500, but it is clear that the plumbing and drainage has been designed in accordance with G13/AS1 therefore please detail venting to wastes that exceed 3.5m in length.
13. You have referred to the drain layers waste water design for water tank location and overflow details. The wastewater design shows the location of the water tanks, but does not show tank overflow. Please provide water tank overflow details.

We are suspending your building consent until we receive the above information in full.

Please CC all requested information to [chris.henry@mdc.govt.nz](mailto:chris.henry@mdc.govt.nz)

## Glen Sawers

---

**From:** Glen Sawers  
**Sent:** Tuesday, 21 February 2017 11:37 a.m.  
**To:** 'Daryl Campbell'  
**Cc:** 'leisabirdie@hotmail.com'  
**Subject:** RE: BC 126108 at 58 Beechwood Rd. Plan Ref# 40649

BC  
126108

Hi Daryl

Thank you for the new plans as requested, but there are still a couple of items that have not quite been addressed and are as follows:

1. You have amended the chimney stud spacing's to be 90x90 at 400crs, but the inspector who carried out the initial site inspection has assessed this site as being in a high wind zone. This means that a 3.6 stud with 90x90 studs at 400crs still falls outside the scope of NZS 3604. Please reassess.
2. Please provide the amended bracing plan.
3. You have removed the overhang so that the fascia does not intersect with the window joinery which is fine, but the truss design shows this overhang. Please provide an amended truss design.
4. Please provide plan A2 showing the tank overflow to kerb.
5. Item 2. Yet to come as advised.

The consent will remain on suspension until the above items have been addressed.

Please CC all requested information to [chris.henry@mdc.govt.nz](mailto:chris.henry@mdc.govt.nz)

Regards

Glen Sawers  
behalf of the Manawatu District Council

---

**From:** Daryl Campbell [mailto:daryl@campbelldesignbuild.co.nz]  
**Sent:** Monday, 20 February 2017 8:43 a.m.  
**To:** Glen Sawers <Glen.Sawers@mdc.govt.nz>; Chris Henry <Chris.Henry@mdc.govt.nz>  
**Cc:** Mossman Construction <info@mossmanconstruction.co.nz>; Leisa Norris <leisabirdie@hotmail.com>  
**Subject:** Re: BC 126108 at 58 Beechwood Rd. Plan Ref# 40649

Hi Glen,

New pages attached A1, 3, 4, 5, 7, 8, 10, 11

1. The foundation reinforcing on plan A5 differs from the Engineers design. It's up to you, but I recommend removing all details from your plans and just refer to the Engineers details as the inspectors have had issues in the past where the builders have not looked at the Engineers details in the spec and have had to redo everything. Of course there are some details that will need to stay as not all details are shown on the Engineers details, hardfill for example.

## Glen Sawers

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**From:** Glen Sawers <Glen.Sawers@mdc.govt.nz>  
**Sent:** Tuesday, 21 February 2017 10:33 a.m.  
**To:** Glen Sawers  
**Subject:** FW: BC 126108 at 58 Beechwood Rd. Plan Ref# 40649  
**Attachments:** Lintel Fixing Schedule.pdf; ATT00001.htm; 116406\_COMO\_AEBtoNorrisL\_LTO 01\_161109-signed.pdf; ATT00002.htm; Electric Riva2 670 Installation & User Instructions.pdf; ATT00003.htm; 40649 H1 RFI.pdf; ATT00004.htm; 40649 RFI.pdf; ATT00005.htm

126108

Regards

Glen Sawers  
On behalf of the Manawatu District Council

---

**From:** Daryl Campbell [mailto:daryl@campbelldesignbuild.co.nz]  
**Sent:** Monday, 20 February 2017 8:43 a.m.  
**To:** Glen Sawers <Glen.Sawers@mdc.govt.nz>; Chris Henry <Chris.Henry@mdc.govt.nz>  
**Cc:** Mossman Construction <info@mossmanconstruction.co.nz>; Leisa Norris <leisabirdie@hotmail.com>  
**Subject:** Re: BC 126108 at 58 Beechwood Rd. Plan Ref# 40649

Hi Glen,

New pages attached A1, 3, 4, 5, 7, 8, 10, 11

The foundation reinforcing on plan A5 differs from the Engineers design. It's up to you, but I recommend removing all details from your plans and just refer to the Engineers details as the inspectors have had issues in the past where the builders have not looked at the Engineers details in the spec and have had to redo everything. Of course there are some details that will need to stay as not all details are shown on the Engineers details, hardfill for example.

- I have changed all the details to reflect the engineers all in one pour detail, I have also removed the lower D12 from my details and moved the top D12 up into the slab and changed the lap note to show 400. Measurements & Reo are not labeled as these can be found on the engineers details.

2. The Engineer has specified 135sq SG 12 posts with a timber treatment of H4. Two things, can you get SG12? And I believe the treatment needs to be increased to H5 for in ground. Please confirm and have the Engineer make necessary changes if required.

- This is to be Confirmed by KOA - OWNER TO ARRANGE

You have specified 90x90 chimney studs at 600crs. I believe this falls outside the scope of NZS 3604. Please reassess.

- I've changed these to be 90x90 @ 400crs, I have also added a chimney height to the elevations page
4. Please provide specific lintel fixing details for the garage door lintel as it spans 4.8m which falls outside table 8.14 NZS 3604. (High wind. 3.0m loaded dimension. Max. lintel span 4.3m)
    - This should be covered by ITM's lintel schedule? I have attached the lumberlok lintel fixing details and I've also updated the note on A6 and remove the standard NZS3604 detail from A1
  5. Please reassess the valley detail on plan A7 to show the 25degree pitch coming down to the 8degree pitch. As this is more of an internal gutter rather than a valley and should be sized as such or at least be wider on the 8 degree side.
    - Details replace on A7
  6. Please add element length to bracing element R2.
    - Corrected
  7. Just to let you know as of the 1st of January 2017 NZS 4218:2009 has been sighted in H1. This means that any area of glazing over 30% for the Reference building will need to have an R-value of 0.4 instead of 0.31 as you have shown. Also you have shown 81.1msq of window area in the R0.31 section so Prop HL will be will under the REF HL.
    -
  8. Please specify the model of wood burner being installed and provide manufacturers installation details.
    - It seams this is now a Gazco Riva Electric fire, I have attached the specs and changed the details to show no flue
  9. Please reassess the chimney cap flashing detail (plan A11) to show venting (should the fire not be gas)
    - As above
  10. Also if a wood burner is being installed then a non-combustible material will need to be detailed directly under the cap flashing.
    - Not required as its an electric fire, Details now just show a cap flashing
  11. I have noticed on elevation 1 that the fascia/spouting is running into the joinery of window 5. Please detail how this will be flashed.

BC  
126108

- Ah I see, At first I was wondering what you were talking about. I have removed the overhang to this wall, this will increase the Risk but since all the claddings are already on a cavity it won't effect the detailing. I have also added a note to A7 (roof plan) relating to NO overhang)

12. You have specified on plan A8 that compliance has been achieved with AS/NZS 3500, but it is clear that the plumbing and drainage has been designed in accordance with G13/AS1 therefore please detail venting to wastes that exceed 3.5m in length.

- I've updated the note, along with added an AAV to the laundry waste

13. You have referred to the drain layers waste water design for water tank location and overflow details. The wastewater design shows the location of the water tanks, but does not show tank overflow. Please provide water tank overflow details.

- Now showing on A2, connected to existing kerb and channel at road / drive.
- In relation to this I have attached the original cover letter from KOA, There is a note that I have just remembered reading....Any material stripped or excavated from the building site must not be deposited on the front (South Face) of the slope. It is also important to ensure all stormwater from the dwelling or hardstand areas is captured and not disposed over any portion of the above mentioned slope. I have added this to the site plan A2.

Kind Regards

Daryl Campbell

Campbell Design Build Ltd

Draughting Services

M: 0212484877

Member Certified Builders NZ  
Registered Building Practitioner (BP 109495)

On 16/02/2017, at 5:38 PM, Mossman Construction <[info@mossmanconstruction.co.nz](mailto:info@mossmanconstruction.co.nz)> wrote:

[www.mossmanconstruction.co.nz](http://www.mossmanconstruction.co.nz)  
0508 385 385

---

From: Leisa Norris [[leisabirdie@hotmail.com](mailto:leisabirdie@hotmail.com)]  
Sent: Thursday, 16 February 2017 4:44 p.m.  
To: Mossman Construction  
Subject: FW: BC 126108 at 58 Beechwood Rd. Plan Ref# 40649

Arrrrrh!!!!

Sent from my Windows Phone

From: Glen Sawers<<mailto:Glen.Sawers@mdc.govt.nz>>  
Sent: 16/02/2017 2:14 p.m.  
To: 'leisabirdie@hotmail.com'<<mailto:leisabirdie@hotmail.com>>  
Subject: BC 126108 at 58 Beechwood Rd. Plan Ref# 40649

BC  
126108

Hi Leisa,

Thank you for your application for a building consent.

We are seeking additional information under Section 48(2) of the Building Act 2004 in order to process your application.

Please supply us with details relating to the following:

1. The foundation reinforcing on plan A5 differs from the Engineers design. It's up to you, but I recommend removing all details from your plans and just refer to the Engineers details as the inspectors have had issues in the past where the builders have not looked at the Engineers details in the spec and have had to redo everything. Of course there are some details that will need to stay as not all details are shown on the Engineers details, hardfill for example.
2. The Engineer has specified 135sq SG 12 posts with a timber treatment of H4. Two things, can you get SG12? And I believe the treatment needs to be increased to H5 for in ground. Please confirm and have the Engineer make necessary changes if required.
3. You have specified 90x90 chimney studs at 600crs. I believe this falls outside the scope of NZS 3604. Please reassess.
4. Please provide specific lintel fixing details for the garage door lintel as it spans 4.8m which falls outside table 8.14 NZS 3604. (High wind. 3.0m loaded dimension. Max. lintel span 4.3m)
5. Please reassess the valley detail on plan A7 to show the 25degree pitch coming down to the 8degree pitch. As this is more of an internal gutter rather than a valley and should be sized as such or at least be wider on the 8 degree side.
6. Please add element length to bracing element R2.
7. Just to let you know as of the 1st of January 2017 NZS 4218:2009 has been sighted in H1. This means that any area of glazing over 30% for the Reference building will need to have an R-value of 0.4 instead of 0.31 as you have shown. Also you have shown 81.1msq of window area in the R0.31 section so Prop HL will be will under the REF HL.
8. Please specify the model of wood burner being installed and provide manufacturers installation details.
9. Please reassess the chimney cap flashing detail (plan A11) to show venting (should the fire not be gas)
10. Also if a wood burner is being installed then a non-combustible material will need to be detailed directly under the cap flashing.

11. I have noticed on elevation 1 that the fascia/spouting is running into the joinery of window 5. Please detail how this will be flashed.

12. You have specified on plan A8 that compliance has been achieved with ASNZS 3500, but it is clear that the plumbing and drainage has been designed in accordance with G13/AS1 therefore please detail venting to wastes that exceed 3.5m in length.

13. You have referred to the drain layers waste water design for water tank location and overflow details. The wastewater design shows the location of the water tanks, but does not show tank overflow. Please provide water tank overflow details.

BC  
126109

We are suspending your building consent until we receive the above information in full.

Please CC all requested information to  
[chris.henry@mdc.govt.nz](mailto:chris.henry@mdc.govt.nz)<<mailto:chris.henry@mdc.govt.nz>>

Regards

Glen Sawers  
On behalf of the Manawatu District Council

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## Glen Sawers

---

**From:** Glen Sawers <Glen.Sawers@mdc.govt.nz>  
**Sent:** Wednesday, 22 February 2017 11:45 a.m.  
**To:** Glen Sawers  
**Subject:** FW: BC 126108 at 58 Beechwood Rd. Plan Ref# 40649  
**Attachments:** 40649 A2-RFI.pdf; ATT00001.htm; 40649 Bracing RFI.pdf; ATT00002.htm

BC  
126108

Regards

Glen Sawers  
On behalf of the Manawatu District Council

---

**From:** Daryl Campbell [mailto:daryl@campbelldesignbuild.co.nz]  
**Sent:** Wednesday, 22 February 2017 9:25 a.m.  
**To:** Glen Sawers <Glen.Sawers@mdc.govt.nz>  
**Cc:** leisabirdie@hotmail.com; Mossman Construction <info@mossmanconstruction.co.nz>  
**Subject:** Re: BC 126108 at 58 Beechwood Rd. Plan Ref# 40649

Hi Daryl

Thank you for the new plans as requested, but there are still a couple of items that have not quite been addressed and are as follows:

1. You have amended the chimney stud spacing's to be 90x90 at 400crs, but the inspector who carried out the initial site inspection has assessed this site as being in a high wind zone. This means that a 3.6 stud with 90x90 studs at 400crs still falls outside the scope of NZS 3604. Please reassess.
  - Chimney framing is a non-load bearing wall?? I have taken this from table 8.4 NZS3604 which states that 90x90 study at 400crs my be upto 3.6m high
2. Please provide the amended bracing plan.
  - Plan attached
3. You have removed the overhang so that the fascia does not intersect with the window joinery which is fine, but the truss design shows this overhang. Please provide an amended truss design.
  - I have sent this through to Mossman & ITM
4. Please provide plan A2 showing the tank overflow to kerb.
  - Attached
5. Item 2. Yet to come as advised.

## Glen Sawers

---

**From:** Glen Sawers <Glen.Sawers@mdc.govt.nz>  
**Sent:** Thursday, 23 February 2017 2:20 p.m.  
**To:** Glen Sawers  
**Subject:** FW: 58 Beechwood  
**Attachments:** 116406\_SK03\_RevA.pdf

126108  
BC  
120

Regards

Glen Sawers  
On behalf of the Manawatu District Council

---

**From:** Barend Geldenhuys [mailto:Barend.Geldenhuys@koa.co.nz]  
**Sent:** Thursday, 23 February 2017 1:27 p.m.  
**To:** Glen Sawers <Glen.Sawers@mdc.govt.nz>  
**Cc:** leisabirdie@hotmail.com; Tony Barr <Tony.Barr@koa.co.nz>  
**Subject:** 58 Beechwood

Good day Glen

Please find attached our updated sketch reflecting the H5.0 treatment of the posts.  
Any other questions please feel free to ask.

Regards

**Barend Geldenhuys**  
tructural Engineer



P 04 385 9404	M 027 555 7785
E barend.geldenhuys@koa.co.nz	W www.koa.co.nz

Kevin O'Connor & Associates Ltd  
Level 7, 49 Boulcott Street, Wellington  
PO Box 11156, Manners Street, Wellington 6142

ENGINEERING | SURVEYING | PLANNING | SHOP DETAILING  
AUCKLAND | PALMERSTON NORTH | WELLINGTON | CHRISTCHURCH



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## Glen Sawers

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**From:** Glen Sawers <Glen.Sawers@mdc.govt.nz>  
**Sent:** Thursday, 23 February 2017 2:20 p.m.  
**To:** Glen Sawers  
**Subject:** FW: BC 126108 at 58 Beechwood Rd. Plan Ref# 40649  
**Attachments:** Q161251Con.pdf; ATT00001.htm

BC  
126108

Regards

Glen Sawers  
On behalf of the Manawatu District Council

---

**From:** Daryl Campbell [mailto:daryl@campbelldesignbuild.co.nz]  
**Sent:** Wednesday, 22 February 2017 3:12 p.m.  
**To:** Glen Sawers <Glen.Sawers@mdc.govt.nz>  
**Subject:** Re: BC 126108 at 58 Beechwood Rd. Plan Ref# 40649

Hi Glen,

Attached is the updated truss design, the only thing now should be the answer from the engineer.

Kind Regards

Daryl Campbell

Campbell Design Build Ltd  
Draughting Services  
M: 0212484877

ember Certified Builders NZ  
Licensed Building Practitioner (BP 109495)

On 22/02/2017, at 9:38 AM, Glen Sawers <Glen.Sawers@mdc.govt.nz> wrote:

Sorry mate, I keep forgetting about that table and scrolling down further

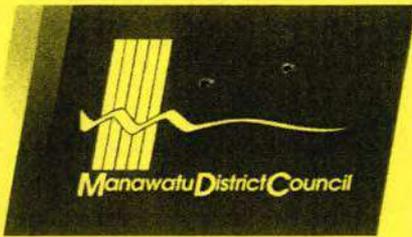
Regards

Glen Sawers  
On behalf of the Manawatu District Council

23 FEB 2017

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**From:** Daryl Campbell [mailto:daryl@campbelldesignbuild.co.nz]  
**Sent:** Wednesday, 22 February 2017 9:25 a.m.  
**To:** Glen Sawers <Glen.Sawers@mdc.govt.nz>  
**Cc:** leisabirdie@hotmail.com; Mossman Construction <info@mossmanconstruction.co.nz>  
**Subject:** Re: BC 126108 at 58 Beechwood Rd. Plan Ref# 40649



# PIM / CONSENT ACCOUNT TAX INVOICE

NORRIS, MS LEISA MARNIE  
58 BEECHWOOD ROAD  
RD 9  
FEILDING 4779

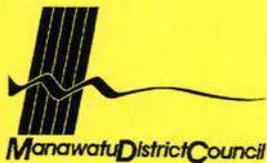
126108

Date: 28 Feb 2017  
BC number: 126108  
Invoice No: 758262  
Legal Description: LOT 21 DP442890  
Owner: NORRIS, MS LEISA MARNIE

58 BEECHWOOD ROAD - NEW 4 BEDROOM DWELLING WITH ATTACHED GARAGE	Quantity	Unit Price	Total
BUILDING RESEARCH ASSOCIATION OF NZ <b>**GST EXEMPT**</b>	1.000	425.00	425.00
DEPARTMENT OF BUILDING & HOUSING	1.000	854.25	854.25
CODE COMPLIANCE CERTIFICATE - RESIDENTIAL	1.000	97.00	97.00
SCANNING AND DIGITAL STORAGE	1.000	44.00	44.00
LICENSED BUILDING PRACTITIONER MEMO PROCESSING FEE	1.000	52.00	52.00
CERTIFICATE OF TITLE	1.000	20.00	20.00
BUILDING INSPECTION	12.000	178.00	2,136.00
ADMINISTRATION	1.750	106.00	185.50
GLEN SAWERS - CONSULTANT	6.750	141.00	951.75
INFRASTRUCTURE OFFICER	0.250	161.00	40.25
PLANNING OFFICERS	1.250	141.00	176.25
BUILDING OFFICERS	2.500	141.00	352.50
<i>Emailed leisabirdie@hotmail.com 1/3/17 Ph 021 480 550 SC</i>			
	GST Exclusive	GST	Total
<b>Total Fees</b>	\$4,694.13	\$640.37	<b>\$5,334.50</b>
Less Lodgement Received: Receipt No. 2017 93248			<b>\$1,984.25</b>
<b>Payment Due: 28 Feb 2017</b>	<b>Total Now Due</b>		<b>\$3,350.25</b>

Manawatu District Council terms of trade are available at [www.mdc.govt.nz](http://www.mdc.govt.nz)

✂ Detach here ..... Detach here



Address Private Bag 10-001, Feilding 4743  
Phone 06 323 0000  
Fax 06 323 0822  
Email [accounts.receivable@mdc.govt.nz](mailto:accounts.receivable@mdc.govt.nz)  
Website [www.mdc.govt.nz](http://www.mdc.govt.nz)  
GST No 52-867-193

### Remittance Advice

Manawatu District Council Bank Account 02 0628 0040024 00  
Please quote your customer number (5090) in the Ref area and the invoice number (758262) in the Code area

Customer NORRIS, MS LEISA MARNIE

PIM / BC Number 126108

<b>TOTAL DUE</b>	<b>\$ 3,350.25</b>
<b>AMOUNT PAID</b>	\$

Manawatu District  
Council

<<COPY ONLY>>

CASH RECEIPT No: 2017/119683

Received From  
L NORRIS

Date : 13 Mar 2017, Time: 02:31p.m.  
Till : FOH2  
Received : \$3350.25 EFTPOS  
=====

Sundry Inv: \$3350.25 5090  
NORRIS, MS LEISA MARNIE  
BCON 758262

-----  
Total Rec : \$3350.25  
=====

# Building Consent No 126108

## Section 51 Building Act 2004



Manawatu District Council, 135 Manchester Street, Private Bag 10 001, Feilding 4743  
T (06) 323 0000 F (06) 323 0822 E [building@mdc.govt.nz](mailto:building@mdc.govt.nz) [www.mdc.govt.nz](http://www.mdc.govt.nz)  
GST No. 52-867-193 OFFICE HOURS 8:00am - 5:00pm Monday to Friday (except Wednesday 9:00am – 5:00pm)

### The Building

Street Address of Building 58 Beechwood Road, Feilding  
Legal Description of Land Where Building Is Located LOT 21 DP 442890  
Building Name  
Location of Building Within Site/Block Number  
Level/Unit Number 1

126108

### The Owner

Name of Owner Norris, Ms Leisa Marnie  
Mackay, Mr Glenn Alan  
Mailing Address 58 Beechwood Road  
RD 9  
Feilding 4779  
First Point Of Contact For Communications With The Building Consent Authority Norris, Ms Leisa Marnie  
Mailing Address 58 Beechwood Road  
RD 9  
Feilding 4779  
Phone Number a/h 0064 06 3230401  
Facsimile Number  
Email Address

### Building Work

The following building work is authorised by the building consent:

**Project** New 4 Bedroom Dwelling With Attached Garage  
**Intended Use** Housing - Detached Dwelling

This building consent is issued under section 51 of the Building Act 2004. This building consent does not relieve the owner of the building (or proposed building) of any duty or responsibility under any other Act relating to or affecting the building (or proposed building).

This building consent also does not permit the construction, alteration, demolition, or removal of the building (or proposed building) if that construction, alteration, demolition, or removal would be in breach of any other Act.

126108

**This building consent is subject to the following conditions:**

**Building Act 2004, Section 90**

Inspection by Building Consent Authorities

Agents authorised by the building consent authority for the purposes of this section are entitled, at all times during normal working hours or while building work is being done, to inspect

- a) Land on which building work is being or is proposed to be carried out; and
- b) Building work that has been or is being carried out on or off the building site; and
- c) Any building.

**Inspections**

The following inspections are required to be carried out by Manawatu District Council to demonstrate compliance:

Detail	Date Completed	Time	Name/Signature	Pass/Fail
1 x Foundations	5-7-17 12-7-17		[Signature]	Fail Pass
1 x Underfloor/Preslab Soil/Drain/Waste	10/02/17		[Signature]	Pass
1 x Concrete Slab	11-7-17 11-9-17 11-9-17		[Signature]	Fail LBP only Pass
1 x Framing	5-12-17		[Signature]	Pass
1 x Cavity	5-12-17		[Signature]	Pass
1 x Preline - Single/Lower Storey	5-12-17 12-6-18		[Signature]	Fail Pass
1 x Preline - Plumbing	17-11-17		[Signature]	Pass
1 x Postline	11/1/2018		[Signature]	PASS
2 x Drainage	9-11-17 01/02/19		[Signature]	Fail Pass
1 x Final - Building	30-1-19		[Signature]	Pass
1 x Final - Plumbing	01/02/19		[Signature]	Pass

### Booking An Inspection

Please contact Manawatu District Council on 06 323 0000. Alternatively download the free **GoBuild** app from your app store.

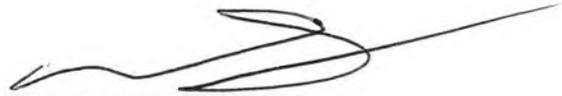
**NOTE: IT IS THE APPLICANTS RESPONSIBILITY TO ENSURE ALL INSPECTIONS ARE CARRIED OUT. FURTHER INSPECTIONS MAY INCUR ADDITIONAL COSTS AT THE TIME OF CODE COMPLIANCE CERTIFICATE ISSUE.**

### Compliance Schedule

A compliance schedule is not required for the building.

On behalf of **Manawatu District Council**

Date *13 March 2017*



Name Chris Henry  
Position Team Leader – MDC Building Services

## **Appendix to Building Consent No: 126108**

### **ADVISORY NOTES:**

#### **General**

For information regarding power, gas or telecom services you are advised to contact the respective utility providers.

#### **Planning**

##### **PROPERTY BOUNDARIES:**

The owner of the property and the builder are responsible for the correct siting of buildings or additions there-on, according to the District Plan and the New Zealand Building Code. The owner and the builder shall ascertain the true position of survey pegs before building operations commence, or provide evidence of boundary siting when the first foundation inspection is made. Existing fences are not always on the true boundary. Certification from a surveyor may be required to avoid future legal problems.

#### **Infrastructure**

If, during construction any damage occurs to the road reserve or environs, repair or reinstatement is to be carried out to the satisfaction of Council, within 24 hours of the damage being identified. If this is not done, Council will make good any damage and forward an account to you. The road reserve is the full width of the road between property boundaries and includes the carriageway, footpaths, berms, pipes, drains, signage, street furniture (fire hydrants etc) and any ornamental planting.

There are no Council utilities schemes in this area.

The property should have an approved vehicle crossing. If one does not exist, a new crossing will need to be constructed to Council standards. If an existing crossing does not meet Council standards, it must be upgraded.

#### **Plumbing and Drainage**

NZ Building Code Clause G12/AS1

Hot water being delivered to any new or altered personal hygiene fixture must be tempered in accordance with NZBC G12 Section 6.14

NZ Building Code Clause G13

As per the plans and specifications, the potable water pipe work is polybutylene, with the under floor plumbing to G13/AS1.

An 'as built' drainage plan is to be supplied prior to the issue of the Code Compliance Certificate.

NZ Building Code Clause G12 Plumbers, Gasfitters & Drainlayers Act 2006.

All potable water pipework is to be installed by a Licensed Plumber.

A Producer Statement (PS3) is required for the installation of the Solar Unit.

## **Building**

NZ Building Act 2004 Section 45 (4)

No deviation from the Approved Plan is permitted without prior Consent approval. Refer to the Building Act 2004 section 45 (5) for amendment information.

### **INSTALLER DECLARATION**

NZ Building Code clause E2

An installer declaration is required to be supplied to the Council from the exterior plasterer] prior to the application for a code compliance certificate.

### **RESTRICTED BUILDING WORK**

Building Act 2004, Section 87 & 88

Before Restricted Building Work commences under a building consent, it is the owner's responsibility to provide written notice on the appropriate form, of the name of every Licensed Building Practitioner who is engaged to carry out or supervise the Restricted Building Work.

The following licence classes have been identified as requiring Licensed Building Practitioners to undertake the work under this building consent:

Carpentry  
External Plastering  
Foundation  
Roofing Work

Each Licensed Building Practitioner who carries out (other than as an owner-builder) or supervises restricted building work under a building consent must, on completion of the restricted building work, provide the owner and the territorial authority for the district in which the restricted building work is situated with a record of work, in the prescribed form, stating what restricted building work the licensed building practitioner carried out or supervised.

### **WATERPROOFING SYSTEM/MEMBRANE:**

An installer declaration shall be supplied by the approved waterproofing membrane applicator prior to the CCC being issued.

### **OUTDOOR AREA POSTS:**

Written conformation must be provided to the Building Inspector at the time of post footing inspection confirming that SG 12 posts are installed as per the Engineers design.

### **Code Compliance Certificate**

**Upon completion of your building work and all required inspections, please apply for a Code Compliance Certificate (within 2 years of this building consent being granted) by submitting a completed application form which is available on the Council website or at the Customer Service Centre.**