

## PALMERSTON NORTH CITY CORPORATION

## BUILDING APPLICATION FORM

7th June, 1979.

TO: The City Engineer

I hereby apply for permission to Erect A Dwelling

at 94 Benmore Ave. Palmerston North.

FOR MR. T.C. & MRS. R.D. ARLIDGE of 61 Church Street. Palmerston North.  
according to plans / specifications deposited.

PARTICULARS OF LAND Lot No. 36 D.P. 45359 V/A

AREA OF BUILDING: 92M<sup>2</sup>

Plumber: T. Tricklebank Ltd.

Estimated value of Work:

Drainlayer: Hans Wierenga Ltd.

Building: \$ 22735.00

MIKE HAROLD BUILDERS LTD.,

Drainage: \$ 257.00

SPEC BOX 12202 WE Ellis

Builder

Plumbing: \$ 1260.00

Owner

PALMERSTON NORTH

Arch/Eng.

ADDRESS: P.O. Box 1220. P.N.

TOTAL: \$ 24,247.00

Deposited Plans: Specs. Calcs.

Zoning Decision issued by:

Permit No: 2311

Date issued: 26-6-79

|                            | DATE:   | FEE: \$ |   |
|----------------------------|---------|---------|---|
| Building Permit Fee        |         | 96.00   | - |
| Footway Deposit            |         | -       |   |
| Proportion of Refuse Rates |         | 6.00    | - |
| B/R Levy                   |         | 25.00   | - |
| Drainage and Plumbing Fees |         | 36.00   | - |
| Sewer Charge               |         |         |   |
| Stormwater Charge          |         |         |   |
| Water                      |         |         |   |
| Vehicle Crossing           |         | 115.00  | - |
| Planning Fee               | 14.6.79 | 2.00    | - |
| Boarding Fee               |         |         |   |

TOTAL FEES: \$280.00

NOTES:

ADDRESS: \_\_\_\_\_

PERMIT REQUIREMENTS

TOWN PLANNING:

OK A. J. Doherty 19.6.79

PLUMBING AND DRAINAGE:

W. A. Penell. 15-6-79

( DANGEROUS GOODS. )

BUILDING INSPECTORS:

- 1/ Insulation: If using gcb board 214 batts in ceiling. If pinex on battens R11 Batt OK.
- 2/ Trusses to be of approved design.

17/6/79

DESIGN ENGINEER:

SIGNATURE .....

(Builder)

COMPLETE 27-9-79  
PALMERSTON NORTH CITY CORPORATION

Res.

No. of Bedrooms 3

Units

Area

92 m<sup>2</sup>

No.

**Building Inspection Sheet**

Permit No. 2311

Value \$ 24,247

OWNER LC & R.D. A. Lodge

BUILDER Mike Harold

STREET 94 Benmore

SEC.

LOT 36

|                  | Inspection<br>Date |
|------------------|--------------------|
| Boundaries       |                    |
| Excavation       | 5-7-79             |
| Foundation       | 12-7-79            |
| Piles            | 7-8-79             |
| Vents            | 28-8-79            |
| Chimney Found.   | Pre-Living W.H.    |
| Con. Floor       | 27-9-79            |
| Framework        |                    |
| Trimmers         |                    |
| Ventilation      |                    |
| Rafters          |                    |
| Truss            |                    |
| Purlins          |                    |
| Sheathing        |                    |
| Rubbish Bags     |                    |
| Vehicle Crossing |                    |
| Completion Date  | 27-9-79            |
| Footway          | OK                 |



# SPECIFICATIONS

## FOR A BEAZLEY HOME

For MR. T.C. & MRS. R. D. ARLIDGE.

Contractor Mike Harold Builders Ltd.

Employer -----

### PRELIMINARY AND GENERAL

This specification covers materials to be supplied by Beazley Homes Ltd. and work done and materials supplied by the contractor. The word "contractor" shall mean the person or firm engaged under the building contract to carry out and complete the erection of the dwelling house. The addendum attached to this specification forms part of this specification and details the particular requirements of the owner. Any materials in the addendum shall be fixed according to the manufacturers' instructions and in accordance with the lending authorities and Local Body requirements.

**CONTRACT:** The contract includes the supply and delivery of all materials, labour, fittings, tools, plant, etc., necessary for the due and proper completion of the building as shown on the drawings and herein specified in a thorough and workmanship manner, in strict accordance with the By-Laws.

**PRECEDENCE OF DOCUMENTS:** Should any discrepancy be discovered between this specification and any other documents which together with this specification comprise the contract to build, then the following shall be the order of precedence: (1) The Building Agreement; (2) The Addendum to Specification; (3) Detailed drawings for any portion of the building whether separate or shown on the scale house plans; (4) This specification; (5) The scale house plans.

**PERMITS:** Contractor to comply with the Labour and Building By-Laws of the district and to apply for and obtain all necessary permits and to pay all fees for same.

**PROVIDE AND FIX:** The words "provide" and "fix" shall be construed to mean "provide and fix" where mentioned separately unless otherwise specified.

**INSURANCE:** The Contractor to take out insurance against fire for a sum sufficient to cover 100 per cent of the Contract sum, the policy to remain in force until the building is taken over by the owner.

**WORKMANSHIP:** All workmanship must be careful, thorough and in accordance with the Local Body By-Laws and the S.A.N.Z. Building Code.

**STABILITY:** The Contractor shall carefully brace and support all parts of his work against damage by wind and also protect same from damage by water.

**SURPLUS SPOIL:** The disposal of any surplus spoil from excavations of foundations, drainage, etc., will be the responsibility of the owner.

**MATERIALS:** Any materials herein specified that are not procurable at the time they are required may be substituted with other similar materials provided that the substituted materials conform to the Local By-Laws, and the lending institution's requirements. Where alternate materials are specified, the Contractor reserves the right to use any of the alternates unless it is agreed in writing that no alternate may be used.

**PRICE FLUCTUATION:** Should there be either a rise or fall in the price of labour or materials from the date the quotation is submitted, until final payment, an adjustment to the Contract Price is to be made accordingly, provided that the Contract Price has been affected by such rise or fall in prices.

## CONCRETOR

Piles to be pre-cast concrete. Provide as required, dimensions to suit particular local bodies and lending institutions. Set on 300mm x 300mm x 100mm concrete pad. If shown on plan or addendum erect chimney of precast type. Base to be purpose made sections. Sections to be placed on concrete footing full size of base 100mm thick and reinforced. After erection, chimney to be plastered. Alternatively, chimney base may be poured in situ at Contractor's option.

If continuous concrete foundations are specified in the addendum they shall be:-

**FOOTINGS:** Minimum 300mm x 150mm to solid bearing, reinforced with one 12mm R.M.S.

**FOUNDATION WALLS:** Minimum 130mm thick with continuous 12mm R.M.S. near top. Concrete shall finish not less than 300mm above ground level. Walls over 915mm in height shall be reinforced with 10mm rods at 380mm centres both ways. 150mm x 150mm piers to carry stringers are to be built from and bonded into wall. Corbels reinforced back into wall may be used in high foundations.

**VENTILATION:** Provide purpose made vents at appropriate centres and not more than 750mm from any angle.

**SOLID BEARING:** If solid bearing for piles or continuous foundation is in excess of 300mm below ground level the additional excavation costs, concrete, reinforcements, and back filling shall be subject to an extra charge.

**PORCH FLOORS:** To be constructed in 100mm concrete reinforced with 10mm R.M.S. rods at 300mm centres or equivalent in H.R.C. fabric. Floors and steps to be plastered with 12mm thick coat of three to one sand and cement rendering.

## CARPENTER AND JOINER

All materials are to be laid true to their various levels and constructed in a proper tradesmanlike manner to make the whole of the works a sound construction and to comply with the Local By-Laws in every respect.

**JACK STUDS:** Where piles do not reach underside of stringers fix 100mm x 75mm jack studs from top of piles to underside of stringers. Brace between jack studs at corners with 100mm x 50mm diagonal bracing. Place damp-course between timber framing and concrete work.

**STRINGERS:** To be 100mm x 75mm on edge and spaced at approximately 2000mm centres or 2400mm centres maximum with a truss roof. All joints to be butted and jointed with two 2nw or similar approved nail plates to each joint.

**FLOOR JOISTS:** To be 150mm x 50mm gauged to an even surface and nailed with 75mm and 100mm nails to stringers or bearers. All joists to be lapped or butted over a solid bearing. Provide double joists under exterior end walls.

**PLATES:** All to be straight. Scarfed at all joints and halved at corners and intersections, excepting exterior walls when additional 150mm x 40mm top plate is provided when interior partitions are non bearing and all interior bottom plates. Alternatively purpose made nail plates may be used in lieu of scarfed and halved joints.

**STUDS:** To be double nailed to all plates with 75mm and 100mm nails. Wall height to be approximately 2400mm.

**TRIMMERS:** All window openings to have lintels in accordance with S.A.N.Z. Openings 1220mm and over to have lintels supported by 100mm x 50mm stretcher studs cut between lintels and bottom plate. 100mm x 50mm jack studs to be cut between bottom plate and sill trimmer. Sill trimmer to be one 100mm x 50mm, openings over 2200mm to have two 100mm x 50mm spiked together.

**BRACES:** Wherever possible brace to all external corners with 150mm x 25mm braces cut into studs or alternatively use purpose made galvanised angle metal bracing. Provide 100mm x 50mm ceiling runners to all spans from 1800mm to 2400mm. For spans over 2400mm provide a 200mm x 25mm on edge with a 100mm x 50mm nailed to the ceiling joists and spiked to the 200mm x 25mm.

**ROOF:** Roof to be framed up properly in the manner as shown to required degree of pitch. Rafters to be 100mm x 50mm spaced as shown in timber schedule, properly birdsmouthed and checked and securely nailed to all plates, ridges and hips with 75mm and 100mm nails. Provide collar ties, under-purlins and roof strutting to S.A.N.Z. or alternatively prefabricated nail plate trusses at 900mm centres. Fix 75mm x 50mm purlins at maximum 800mm centres. For concrete tile roofs, rafters shall be 100mm x 50mm B.A.O.B.R. or Douglas Fir, or 125mm x 50mm P.S.B.T. Radiata. To gable roofs provide and fix galvanised angle metal bracing, or 150mm x 25mm fixed diagonally to under side of rafters as wind bracing.

**BASE SHEATHING:** Unless otherwise specified base sheathing shall be 6mm asbestos cement sheets fixed to timber backing as shown in the standard details.

**VENTILATION:** Provide purpose made vents at appropriate centres and not more than 750mm from any angle.

**EAVES:** Allow the rafters to overhang as shown and cut off plumb. Frame down with 100mm x 50mm and fix 150mm x 25mm or 200mm x 25mm Fascia board. Line under with asbestos sheets and finish as detailed. Alternatively Fascia may be an approved metal type.

**EXTERIOR SHEATHING:** Sheathing will consist of 235mm fibroplanks fixed to manufacturer's instructions; or alternative materials as specified in the addendum.

**FLOORING:** To be High Density Flooring Grade particleboard. On completion of all trades, clean off with one cut of machine sanding.

**NOGGING:** Nogging to exterior and interior walls shall be to S.A.N.Z.

**CEILING FRAMING:** Where truss roof construction with non-bearing interior partitions are used or for conventional ceiling joists provide 75mm x 40mm strapping at 400mm centres, generally.

**CEILINGS:** Ceilings to be lined with 9mm Gibraltar board sheets. All sheets to be nailed with galvanised flat head nails and to have joints covered with splayed or half round batten or purpose made jointer. Alternative linings as shown on the addendum.

**CORNICES:** Provide wooden scotia moulding to all ceilings.

**LININGS:** All interior wall-papered walls to be lined with 9mm Gibraltar board sheets flush jointed. All sheets to be nailed with galvanised flat heads on joints every 150mm and intermediate studs every 230mm. All interior painted wall joints and angles to be covered with purpose made mouldings. Alternatively prefabricated purpose made partitions may be used. All stopping to be done with the best stopping plaster, filled to an even surface and all spots and risers removed.

**INGOING TO PORCHES:** Ingoing to back and front porches to be lined with 4.5mm asbestos sheets. Joints and angles to be finished with purpose made mouldings.

**WARDROBES:** To be lined and ceiled and to have 300mm full length hat shelving. Provide hanger rod.

**LINEN CUPBOARD:** To be lined and finished as for wardrobes and to be fitted with full width slatted shelves spaced approximately 450mm apart.

**KITCHEN CUPBOARDS:** Fix units as shown on plan.

**HOT WATER CUPBOARD:** Provide hot water cupboard where shown with two rows of slatted shelving above the cylinder.

**ALUMINIUM JOINERY:** Fixed according to manufacturers' specification.

**WOODEN JOINERY:** All exterior door and window frames and sills to be as mentioned in schedule and to be grooved, throated and constructed in a proper manner and joints primed before assembly.

Sashes to be top opening, hung on friction stays and secured with split rail fasteners. Where sashes are shown as split rail type, bottom portion will be fixed. All landscape sashes will be fixed.

## TIMBER SCHEDULE

| POSITION IN BUILDING                           | Size                        | TYPE                                                                    | Remarks     |
|------------------------------------------------|-----------------------------|-------------------------------------------------------------------------|-------------|
| Jack Studs                                     | 100x75 P.G.                 | Treated Radiata or B.A.H. Rimu                                          |             |
| Stringers                                      | 100x75 P.G.                 | "                                                                       |             |
| Foundation Bracing                             | 100x50 P.G.                 | "                                                                       |             |
| Jack Framing (Fibrolite Bases)                 | 100x50 P.G.                 | "                                                                       |             |
| Floor Joists                                   | 150x50 P.G.                 | "                                                                       |             |
| "                                              | 200x50 P.G.                 | "                                                                       | Douglas Fir |
| "                                              | 225x50 P.G.                 | "                                                                       | "           |
| "                                              | 250x50 P.G.                 | "                                                                       | "           |
| "                                              | 300x50 P.G.                 | "                                                                       | "           |
| Herringbone Bracing                            | 50x50 P.G.                  | "                                                                       |             |
| Top and Bottom Plates (Exterior)               | 100x50 P.G.                 | "                                                                       |             |
| Top Plate (Exterior) additional for Truss roof | 150x40 P.G.                 | "                                                                       | B.A.U.B.    |
| Top and Bottom Plates (Interior Bearing)       | 100x50 P.G.                 | "                                                                       | "           |
| Top and Bottom Plates (Non Bearing)            | 50x50, 75x50 or 100x50 P.G. | "                                                                       | "           |
| Studs (Non Bearing)                            | 75x50 or 100x50 P.G.        | "                                                                       | Douglas Fir |
| Studs, External and Internal (Bearing)         | 100x50 P.G.                 | "                                                                       | "           |
| Window Trimmers, Top                           | 200x50 P.G.                 | "                                                                       | "           |
| Window Trimmers, Bottom                        | 100x50 P.G.                 | "                                                                       | "           |
| Window Stretchers                              | 100x50 P.G.                 | "                                                                       | "           |
| Window Jacks                                   | 100x50 P.G.                 | "                                                                       | "           |
| Ceiling Joists                                 | 100x50 P.G.                 | "                                                                       | "           |
| Ceiling Runners                                | 200x25 R.S.                 | "                                                                       | "           |
| "                                              | 100x50 P.G.                 | "                                                                       | "           |
| Ceiling Ribbons or Strapping                   | 50x25, 75x40 or 75x25 P.G.  | "                                                                       | "           |
| Rallies (Iron Roof)                            | 100x50 P.G.                 | "                                                                       | "           |
| Rallies (Metal Tiled Roof)                     | 100x50 P.G.                 | "                                                                       | "           |
| Rallies (Concrete Tied Roof)                   | 100x50 or 125x50 P.G.       | "                                                                       | "           |
| Struts (Roof)                                  | 100x50 P.G.                 | "                                                                       | "           |
| Under-purlins (Concrete Tile Roof)             | 100x75 P.G.                 | "                                                                       | "           |
| Under-purlins (Metal Roof)                     | 100x50 P.G.                 | "                                                                       | "           |
| Collar Ties                                    | 150x25 R.S.                 | "                                                                       | "           |
| Trusses                                        | 100x50                      | "                                                                       | "           |
| Ridges and Hips                                | 200x25 R.S.                 | Treated Radiata or B.A.H. Rimu or Douglas Fir                           |             |
| Valley Rallies                                 | 150x50 P.G.                 | "                                                                       | "           |
| Pailley Boards                                 | 150x25 R.S.                 | "                                                                       | "           |
| Purlins                                        | 75x50 R.S.                  | "                                                                       | "           |
| Dwangs (Nogging)                               | 100x50 or 75x50 P.G.        | "                                                                       | "           |
| Braces                                         | 75x50 or 100x50 P.G.        | "                                                                       | "           |
| Fascia and Frieze Board                        | 150x25, 200x25 or 225x25    | "                                                                       | "           |
| Internal Door Jambs                            | 25                          | O.B. Rimu or Finishing Grade Radiata                                    |             |
| Internal Door Stops                            | 12                          | "                                                                       |             |
| Architraves                                    | 50x12                       | "                                                                       |             |
| Skirting                                       | 50x12                       | "                                                                       |             |
| Sill Boards                                    | 25                          | "                                                                       |             |
| Window and Door Jambs                          | 150x40                      | D.A.H. Rimu or Treated D.C.J. Native Timber or Cedar or Treated Radiata |             |
| Window Sills                                   | 150x50                      | "                                                                       |             |
| Door Sills                                     | 200x60                      | "                                                                       |             |
| Window Mullions                                | 100x75                      | "                                                                       |             |
| Window Sashes                                  | 100x50 & 60x50              | "                                                                       |             |

To General List of Timber Acceptances (Housing) accepted by Housing Corporation of N.Z.

| Remarks                                             |
|-----------------------------------------------------|
| Generally 1400mm centres                            |
| Centres as required                                 |
| Approx. 600mm centres maximum                       |
| When required                                       |
| "                                                   |
| "                                                   |
| "                                                   |
| " when span exceeds 2400mm                          |
| 600mm centres                                       |
| 400mm or with additional top plate at 600mm centres |
| When required                                       |
| 450mm centres                                       |
| Nailed together                                     |
| "                                                   |
| When required                                       |
| 900mm centres                                       |
| 900mm centres                                       |
| 450mm centres                                       |
| 900mm centres                                       |
| 800mm centres maximum                               |
| Alternatively approved purpose made                 |
| "                                                   |
| "                                                   |

Interior Finishing work not specifically mentioned to be D.A. Rimu or Finishing Grade Radiata.  
Exterior finishing work not specifically mentioned to be D.A.H. Rimu or approved Treated Timber.

**DOORS:** Interior (main) 1980mm x 760mm hollow flush type. W.C., bathroom 1980 x 660mm hollow flush type. Wardrobes etc. 1980mm x 660mm hollow flush type. Interior doors to be hung in 25mm jambs with 12mm planted stops. Alternatively door jambs and window jambs may be grooved for wallboard sheets, in which case architraves will not be required. Exterior front, 1980mm x 810mm, two light obscure glazed. Exterior rear 1980mm x 810mm, two or three light obscure glazed. Exterior laundry 1980mm x 760mm, two or three light obscure glazed. Fit interior main doors with latch sets. Fit W.C. and bathroom doors with snib sets. Fit wardrobe and linen doors with half sets. Fit front door with night latch and handle. Fit rear door and exterior laundry door with lock set.

**FINISHING:** Finish off inside of door and window openings with 50mm architraves or alternatively jambs may be grooved to take wall linings. Windows to have 25mm sillboards. Skirting to be 50mm fitting to all walls.

**BATHROOM:** Bath to be built in with framing and lined around with wallboard sheets. Finish around bath with timber splash board. Build in single shaving cabinet with mirror.

**MANHOLE:** Provide an opening in ceiling and provide cover of same material as ceiling.

**LAUNDRY:** Provide single 560mm x 450mm stainless steel tub and brackets.

**FIRE SURROUND:** If plan or addendum specifies a chimney provide a fire surround to owner's requirements and allow a provisional sum of \$

**SINK TOP:** To be stainless steel fluteline.

## PLUMBER

**FLASHING:** Flash chimney and all openings through roof with appropriate materials and make the building water tight.

**SPOUTING:** To be approved type supported on brackets to manufacturers' instructions and given evenly graded falls to downpipe outlets.

**ROOF:** 0.45mm Corrugated Galvanised Iron. All laps to be primed. Where required by Local Authority or lending institution, fix under roofing tightly stretched netting, and on top of this lay building paper. Valleys to be 0.60mm Galvanised Iron.

**WATERPROOF:** Leave the building absolutely waterproof in every respect. Any part or parts omitted from this specification and necessary to make the building water-tight, shall be taken as mentioned.

**COLD WATER:** Lay water from supply through galvanised, P.V.C. or copper piping, fitted with all necessary fittings to points over basin, sink, W.C., tub bath and inlet to hot water cylinder.

**HOT WATER:** Provide and fix an approved electric hot water cylinder to capacity required by local Power Board with element and thermostat control and all necessary connections to make same in working order. Lay water through copper piping lagged where required by local authority to bath, basin, sink, laundry washer and tub.

**BATHROOM:** Provide and fix in bathroom one moulded acrylic or other approved bath where shown on plan. Provide one 560mm x 400mm W.P. earthenware wall basin on brackets, or standard pattern vanity where shown on plan.

**WATER CONNECTION:** Fees for water connection to be paid by Contractor to Local Authority.

**WASTES:** Bath, tub and sink to have 38mm; basin to have 30mm; P.V.C. or copper traps and P.V.C. or copper wastes. All wastes to discharge into gully traps. Provide and fix all necessary anti-syphons. All sanitary plumbing to be installed by a registered plumber approved by the Health Department and the Sanitary Inspector.

**TAPS:** Taps and extensions, except stop cocks, to be chromium plated streamlined bib and pillar cocks indicated "Hot" and "Cold" respectively. Stop cocks to be brass. Install one brass hose tap.

**W.C.:** To be provided complete with white earthenware pan, plastic seat, low set flush cistern, flush pipe, soil pipes, fittings and vent.

## DRAINER

**DRAINAGE:** Excavate for and lay all necessary drains from gully traps and W.C. to septic tank or town sewer. All pipes and connections to be 100mm first quality earthenware or any alternative that is acceptable to the Local Authority, with sound socket joints to be laid to a true and even fall.

All joints to earthenware pipes to be sealed with rubber rings. Fill in trenches carefully after the work has been inspected.

**SEPTIC TANK:** Where town sewerage is not available, allow to provide a septic tank, constructed and situated to Local Body requirements. Lay sewer drains from gully traps and W.C. to this tank. From septic tank take effluent to soak hole in glazed earthenware pipes. All drainage work to comply with Health Regulations.

## PAINTER AND PAPERHANGER

**MATERIALS:** All materials to be used according to best trade practices.

**EXTERIOR:** All woodwork to be sanded between coats. Exterior woodwork and interior of wooden sashes to receive one coat of first quality priming. Putty all nailholes and finish with two coats of approved paint as selected.

Metal spouting and downpipe and metal fascia when used to be given one coat of approved primer and two coats of approved paint as selected or alternatively two coats of acrylic. Where pre-finished fascia, spouting or downpipes are used painting of these items is not required.

**ROOF:** Painting of roof to be Owner's responsibility.

**INTERIOR:** Walls and ceilings of all service rooms to have a coat of pigmented sealer or similar. All finishing timber trim to be given a coat of white primer then all work to be given one coat of undercoat and one coat of selected enamel in shades to suit owner. Woodwork to be sanded between coats.

Ceilings in other than service rooms to be given one coat of sealer and two coats of flat paint or alternatively two coats of acrylic. Finishing not to be painted, to have one coat of clear sealer and two coats of varnish. The inside of the wardrobes and linen cupboard to be painted with two coats of acrylic paint. The kitchen cupboards will be painted inside. The hot water cylinder cupboard is unpainted.

**COLOURS:** The number of colours per room shall not exceed three. Additional colours may be added at extra cost.

**WALLPAPER:** Walls of other than service rooms to be wallpapered. Wallpaper cost per roll to average \$ as agreed with the Contractor. Papers to be hung plumb and joints butted where possible. Walls first to have a coat of sealer.

## ELECTRICIAN

**ELECTRICIAN:** The Electrician will make the necessary notifications to the Local Power Board. All work to be carried out to the satisfaction of the said Power Board and the Underwriter's Association.

**METER PANEL:** Provide and fix one meter panel complete where directed by the Power Board Authority.

**SWITCHES:** Provide and fix flush switches to all light points.

**LIGHTS:** Provide and fix one light point to each room, one to hall, and one to front and rear porches where directed.

**POWER:** Provide and fix a total of 8 power points where directed and make connections to hot water cylinder and stove.

**STOVE:** Allow the provisional sum, as shown on addendum for supply of electric stove and fix where shown.



# BEAZLEY HOMES LIMITED

## ADDENDUM TO SPECIFICATION

CLIENT'S NAME MR. JUDGE AREA No. 848  
 CHRISTIAN NAMES TONY CALVIN & ROBYN DALE JOB No. 41019  
 PRESENT ADDRESS 61 CHURCH STREET DATE 21-3-79  
PALMERSTON NORTH PHONE 82175 PLAN No. 81  
 BUILDER MRS HAROLD BUILDERS LTD PLAN VARIATION No. \_\_\_\_\_  
 SOLICITOR MR. HUBBARD FIRM'S NAME PETERSON SIVYER & HUBBARD REVERSED Yes/No\* NO  
 SOLICITOR'S ADDRESS \_\_\_\_\_  
 SOURCE OF FINANCE — Some Cash/Cash only/Housing Corp./Family Benefit/Maori Affairs/Savings Bank/County Loan Building Soc/Other \_\_\_\_\_

Delete those not applicable. If other specify: SECOND MORTGAGE TO BE ARRANGED

BEAZLEY SECTION Yes/No\* LOT No. 36 D.P.S. 45359 TC/VN PALMERSTON NORTH  
 STREET BENMORE AVE. SUBDIVISION NAME (if Beazleys) RIANTINE GARDENS

|                                                                                                                                                                                                                      |                                                                                                                                              |
|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------|
| FOUNDATIONS: Site level/ <u>slipping</u> *                                                                                                                                                                           | EXTERIOR SHEATHING (Supply ONLY changes to basic plan)                                                                                       |
| Piles & Flat Asbestos _____                                                                                                                                                                                          | Wall Height — Std. 2.4m <u>Other</u> m                                                                                                       |
| Continuous Concrete <u>YES</u>                                                                                                                                                                                       | Type Sheathing _____                                                                                                                         |
| Other _____                                                                                                                                                                                                          | <u>WEATHERSIDE</u>                                                                                                                           |
| Finish: <u>Paint/Plaster/Splash</u> *                                                                                                                                                                                |                                                                                                                                              |
| BASEMENT: <u>Yes/No</u> *                                                                                                                                                                                            |                                                                                                                                              |
| If basement required, no costing will be done unless basement page and all necessary details are supplied. All sections of basement page MUST be completed in full, otherwise, job will not be accepted for quoting. | Panel Infills (if any) <u>N/A</u>                                                                                                            |
| TERRACE SIZE _____                                                                                                                                                                                                   |                                                                                                                                              |
|                                                                                                                                                                                                                      | Type Brick: Masonry/Veneer* <u>N/A</u>                                                                                                       |
|                                                                                                                                                                                                                      | Type Sill (if veneer) <u>N/A</u>                                                                                                             |
| Concrete/Wooden/Fibrolite* <u>XXXXXXXXXXXX</u>                                                                                                                                                                       | Coloured pointing/mortar* <u>N/A</u>                                                                                                         |
| Handrail and steps — Prov. sum to be allowed by Builder for supplying, fixing and painting \$ _____                                                                                                                  | Sheathing to porches (if not to specification specify type and extent)                                                                       |
|                                                                                                                                                                                                                      | Front <u>WEATHERSIDE</u>                                                                                                                     |
|                                                                                                                                                                                                                      | Back <u>FLAT FIBROLITE SHEET</u>                                                                                                             |
| FLOOR: Particle board/Concrete* <u>XXXXXXXX</u>                                                                                                                                                                      |                                                                                                                                              |
| If other specify _____                                                                                                                                                                                               |                                                                                                                                              |
|                                                                                                                                                                                                                      |                                                                                                                                              |
|                                                                                                                                                                                                                      |                                                                                                                                              |
| It must be accepted that variation in colour may occur in adjacent sheets of particle board.                                                                                                                         | NOTE: When frieze board is shown in elevation but 'NO' is specified here windows will be raised to soffit height unless otherwise requested. |
| Sander: 1 cut _____ 2 cuts <u>YES</u>                                                                                                                                                                                |                                                                                                                                              |
| Finish <u>POLYURETHANE</u> No of coats <u>OWNERS CARE</u>                                                                                                                                                            | FRIEZE BOARD: Yes/No* _____                                                                                                                  |

Please prepare a quotation for me based on the above information.

Client's Signature \_\_\_\_\_

NOTE: All sections of this Addendum must be completed before the job will be accepted for quoting.

Delete whichever is not applicable. (The words "As plan" or "Standard" not acceptable)

**ADDENDUM TO SPECIFICATION**CLIENT'S NAME J.C. & R.D. ARLIDGECONTRACTOR MIKE HAROLD BUILDERS LTD.AREA No. 848JOB No. 41019DATE 21-3-79PLAN No. 81**EXTERIOR JOINERY:**Front Door 810/Other\* DELETEBack Door 810/Other\* ALUMINIUM

Laundry Door 760/Other\* \_\_\_\_\_

Other Exterior Doors \_\_\_\_\_

WINDOWS: ~~Timber~~/Aluminium\*

(Supply ONLY changes to basic plan)

ALUMINIUM FINISH: Silver/Other\* XXXX

JAMB LININGS GROOVED: Yes/No\*

Increased Trim Size required: Yes/No\*

Non Basic Trim — Height x width

Lounge RANCH SLIDER x  
AXO 27 x

Bed 1 x

Bed 2 x

Bed 3 x

Bed 4 x

Kitchen x

Dining ADD 1 79R SIDE WALL x

Laundry x

Bathroom x

W.C. x

Other \_\_\_\_\_

Obscure \_\_\_\_\_

**ROOF**Pitch 15

Truss/Conventional rafters\*

~~Truss/Conventional rafters\*~~Gable: ~~Flush/Stopped~~/Dutch/Swiss/Other\*

Specify other \_\_\_\_\_

Gable Sheathing COVERLINERoof Cladding LONGRIN CORRUGATED TRONOverhang from frame 600mm

SPROUTING TO BE TAYLOR FASCIA

Variations to ext. sheathing affecting soffit width should be noted on page three or four of this Addendum.

**INTERIOR WALLS: (Supply ONLY changes to basic plan)**

Wall Height — Std: 2.4m Other m

Wall Linings GIBRALTAR BOARDTrower Partitions: Yes/No\* XXINTERIOR DOORS: SAPELLE MAHOGANYGrooved Jambs: ~~Yes~~/No\*

CEILING LININGS: Gib board/Pinex sheet/Pinex tiles\*

Other — Specify \_\_\_\_\_

~~KITCHEN DINING LOUNGE PINEX TILES~~Type Joints ALUMINIUM

NOTE: Flush gib board ceiling are liable to crack and if specified become the client's responsibility.

INSULATION: Ceiling BATTS R11Ext. Walls BATTS R11Under Floor Foil YESCHIMNEY: ~~Yes~~/No\* Exterior/Interior\*Size of trim N/A

(Location sketch provided Yes/No\*)

Fire Surround N/A Prov. Sum SOther Heating ALLOW ONE 1500 WATT PANEL HEATER TO LOUNGE. HEATWAY WITH THERMOSTAT AND ALLOW TO INSTAL.

\*Please prepare a quotation for me based on the above information.

NOTE: All sections of this Addendum must be completed before the job will be accepted for quoting.

Delete whichever is not applicable.

**ADDENDUM TO SPECIFICATION**

CLIENT'S NAME J.C. & P.D. ARLIDGE  
CONTRACTOR MIKE HAROLD BUILDERS LTD.

AREA No. 848  
JOB No. 41019  
DATE 21-3-79  
PLAN No. 81

RANGE: (check that it fits) SHACKLOCK (HET 24  
4 PLATE Prov. sum \$.

SINKTOP: Type STAINLESS STEEL  
Size

DRESSER TOPS: Laminate type FORMICA  
Color

TUB STAINLESS STEEL SINGLE  
TUB CABINET YES WOODEN SINGLE

VANITY UNIT STANDARD TYPE WITH LAKRONITE TOP

SHOWER: Box/Over-bath\*  
Base type STAINLESS STEEL Size  
Linings FORMICA Colour  
Taps/Mixer\* Type MARHAM

WALLPAPER: Prov. sum per roll \$ 44-50  
Specify any varnished woodwork DOORS ONLY

**ELECTRICAL (Excluding Basement)**

U'ground/O'head\* Length N/A  
Lights: One way 14 Two way  
Power points: Single 8 Double  
T.V. Connection YES Expelair  
Eye level range  
Other fitments Shaver

**PLUMBING: High/low\* pressure**

Town Supply Yes/No\*  
Other Supply by Owner/Builder\* N/A  
Pressure Reducing valve/ceiling tank\*  
Total hose taps required TWO  
Separate taps for Auto Washing Machine Yes/No\*  
Hot water cylinder 135 litre/180 litre\*  
Electric/Gas\*

**DRAINAGE: Sepsic/Sewer\***

Length of drain allowed PROV. SUM \$500-00  
N.B. We accept no responsibility if dark colours are used on the exterior, as they often cause excessive shrinkage and paint failure.

**RIGHT OF WAY SERVICES:** Water/Sewer/Stormwater/Power/Gas\*

**ITEMS OF OWNER'S CARE NOT INCLUDED IN CONTRACT**

- ADDITIONAL ITEMS**
1. Allow extra door on Linen Cupboard
  2. Extend Wall into Lounge
  3. Delete Front Door, and Centralise Ranch Slider
  4. Delete Pantry, Extend base unit and over cupboard.

NOTE: Separate site plan, signed by client, is required by the Builder.  
Refer to specification for precedence of documents.

Please prepare a quotation for me based on the above information.

CLIENT'S SIGNATURE \_\_\_\_\_

REPRESENTATIVE'S SIGNATURE \_\_\_\_\_

DATE \_\_\_\_\_

NOTE: All sections of this Addendum must be completed before the job will be accepted for quoting.

\* Delete whichever is not applicable.

Is the 2/3 Section Finance Scheme involved in this contract Yes/No\*

Number of Pages submitted for this quotation

Number of sketches submitted for this quotation

## PALMERSTON NORTH CITY CORPORATION

## BUILDING APPLICATION FORM

TO: The City Engineer9.6.82

I hereby apply for permission to Erect addition to  
dwelling at 94 Benmore Ave  
FOR T. D. Ridge of 94 Benmore Ave  
according to plans / specifications deposited.

PARTICULARS OF LAND Lot No. \_\_\_\_\_ D.P. \_\_\_\_\_ V/A \_\_\_\_\_

AREA OF BUILDING: 5m<sup>2</sup>

Plumber: \_\_\_\_\_

Estimated Value of Work:

Drainlayer: \_\_\_\_\_

Building: \$ \_\_\_\_\_

SIGNATURE: 3C RidgeBuilder  
Owner  
Arch/Eng.

Drainage: \$ \_\_\_\_\_

Plumbing: \$ \_\_\_\_\_

ADDRESS: \_\_\_\_\_

TOTAL: \$ 1000Deposited Plans: 2 Specs. \_\_\_\_\_ Calcs. \_\_\_\_\_

Zoning Decision issued by: \_\_\_\_\_

Permit No: 6046Date issued: 24.6.82

Building Permit Fee  
Lotway Deposit  
Proportion of Refuse Rates  
B/R Levy  
Drainage and Plumbing Fees  
Sewer Charge  
Stormwater Charge  
Water  
Vehicle Crossing  
Planning Fee

|  | DATE: | FEE: \$       |
|--|-------|---------------|
|  |       | <u>7.50</u>   |
|  |       |               |
|  |       |               |
|  |       |               |
|  |       |               |
|  |       |               |
|  |       |               |
|  |       |               |
|  |       | <u>\$7.00</u> |

TOTAL FEES: \$ 14.50

NOTES:

ADDRESS: \_\_\_\_\_

PERMIT REQUIREMENTS

TOWN PLANNING:

O.K. J. Hunter 9/6/82.

PLUMBING AND DRAINAGE:

N/A. W.B. Powell. 10.6.82

(DANGEROUS GOODS.)

BUILDING INSPECTORS:

1/ Concrete Foundation requires 1/D12 in footing + 1 D10 in wall.

2/ Lintels required to be in accordance with N.Z.S. 3604  
(Tables supplied)

DESIGN ENGINEER:

Kdk. 11/6/82.

SIGNATURE .....

(Builder)

Value \$ 1,000

Completion 20/4/83.

**PALMERSTON NORTH CITY CORPORATION**  
**Building Inspection Sheet**

Permit No. 6046

Date 24/6/82

Owner

T & R. Arlidge

Builder

Owner

No.

Street

94 Benmore Ave.

Description Erect Add & Alt. 5m<sup>2</sup>

C/I. 8/7/82.

2/D12.

C/P. 22/7/82

L/P. 10/8/82

2/P. 14/10/82.

N/P. 20/11/82

N/P. 3/2/83

17/2/83.

C/P. 20/2/83.

B18/94

## PALMERSTON NORTH CITY CORPORATION

## BUILDING APPLICATION FORM

TO: The City Engineer15-1-1980I hereby apply for permission to build garageat 94 BenmoreFOR Mr J Solidgeof above

according to plans / specifications deposited.

PARTICULARS OF LAND

Lot No. \_\_\_\_\_

D.P. \_\_\_\_\_

V/A \_\_\_\_\_

AREA OF BUILDING: 42 m<sup>2</sup>

Plumber: \_\_\_\_\_

Estimated Value of Work:

Drainlayer: \_\_\_\_\_

Building: \$ 1600.00SIGNATURE: [Signature]

Builder

Drainage: \$ 100.00

Owner

Plumbing: \$ \_\_\_\_\_

ADDRESS: 82175

Arch/Eng.

TOTAL: \$ 1700.00Deposited Plans: 2

Specs. \_\_\_\_\_

Calcs. \_\_\_\_\_

Zoning Decision issued by: \_\_\_\_\_

Permit No: 2970Date issued: 28-1-80

Building Permit Fee

Footway Deposit

Proportion of Refuse Rates

B/R Levy

Drainage and Plumbing Fees

Power Charge

Stormwater Charge

Water

Vehicle Crossing

Planning Fee

|                            | DATE:          | FEE: \$         |
|----------------------------|----------------|-----------------|
| Building Permit Fee        |                | <u>12.00</u> ✓  |
| Footway Deposit            |                |                 |
| Proportion of Refuse Rates |                |                 |
| B/R Levy                   |                |                 |
| Drainage and Plumbing Fees |                | <u>3.00</u> ✓   |
| Power Charge               |                |                 |
| Stormwater Charge          |                |                 |
| Water                      |                |                 |
| Vehicle Crossing           |                |                 |
| Planning Fee               | <u>27/1/80</u> | <u>\$1.00</u> ✓ |

TOTAL FEES: \$ 16.00

HAW

NOTES: \_\_\_\_\_

ADDRESS: \_\_\_\_\_

PERMIT REQUIREMENTS

TOWN PLANNING:

O.K. J.A. Smith 15/1/80

PLUMBING AND DRAINAGE:

S/WATER FROM THE GARAGE TO BE CONNECTED TO THE EXISTING S/WATER SYSTEM  
BY A REGISTERED DRAINLAYER.

Wes Powell 15-1-80.

(DANGEROUS GOODS.)

BUILDING INSPECTORS:

IF TRUSSES NOT USED THEN ROOF MUST BE  
PROPERLY SUPPORTED - 200x200 Ring Foundation  
ALL WORK TO BE DONE IN A TRADESMAN LIKE MANNER.

H. Webb 17-1-80

DESIGN ENGINEER:

SIGNATURE .....

(Builder)

## INSPECTORS COPY OF PERMIT

Plumber ..... Drainlayer .....

Mr. &amp; MRS. T. ARLIDGE ..... Owner

No. 94 BENTMORE AVE., Palmerston North, Lot .....

Description of Work: The installation of:—

Bath Basin Shower Sink Tub W.C. Urinal Stall  
Hotwater Cylinder

.....m. Sewerage drain .....m. Stormwater drain

## Miscellaneous:

WATER FROM THE GARAGE TO BE CONNECTED TO  
THE EXISTING SEWER SYSTEM BY A REGISTERED  
DRAIN LAYER.

Insp. Dates: .....

Building Permit No. 2970

Receipt No. ....

Dated this 15 day of January 1980

PALMERSTON NORTH CITY CORPORATION

## INSPECTORS COPY OF PERMIT

Plumber T. TRICKLEBANK. Drainlayer H. WIERENG.Mr. T.C. & MRS R.D. ARLIDGE. OwnerNo. 94 BENMORE AVE., Palmerston North, Lot 36

Description of Work: The installation of:—

( Bath ( Basin / Shower / Sink / Tub / W.C. / Urinal-Stall  
/ Hotwater Cylinder

21 m. Sewerage drain 15 m. Stormwater drain

Miscellaneous:

26.9.79

PLAN DRAWN 1-10-79 WMP.

Insp. Dates:

Building Permit No. 2311 Receipt No. \_\_\_\_\_Dated this 15 day of June 1979

## PALMERSTON NORTH CITY CORPORATION

Receipt No:

Permit No:

Building Permit No:

235428552311

## APPLICATION FOR PERMIT FOR PLUMBING AND/OR DRAINAGE WORK

TO: THE ENGINEER

I, the undersigned, hereby apply for permission for the work described herein and set out in the plans attached hereto to be carried out in the premises whose owner and location are shown below:-

LOCATION 94 BENMORE AVE Being Lot 36 D.P. \_\_\_\_\_ Sec. \_\_\_\_\_OWNER: Mr/Mrs T.C.O.R.D. ARLIDGE.BUILDER: BEARLEYDRAINLAYER: H. WIERENGA.PLUMBER: T. TRICKLEBANK.

1. The installation of:

| Fitting       | Base-<br>ment | Ground<br>Floor | First<br>Floor | Above<br>First |
|---------------|---------------|-----------------|----------------|----------------|
| Bath          |               | 1               |                |                |
| Basin         |               | 1               |                |                |
| Shower        |               | 1               |                |                |
| Sink          |               | 1               |                |                |
| Tub           |               | 1               |                |                |
| W.C.          |               | 1               |                |                |
| Urinal Stall  |               | 1               |                |                |
| H.W. Cylinder |               | 1               |                |                |
| TOTAL:        |               | 7               |                |                |

2. The construction of:

21 m 100 mm F/water dr. 15 100 mm S.W.  
 \_\_\_\_\_ m 150 mm " " \_\_\_\_\_ 150 mm  
 \_\_\_\_\_ m " " \_\_\_\_\_

3. Does Work Involve a NEW Connection to:

(a) City Sewerage System YES / NO

(b) City S.W. System YES / NO

4. Miscellaneous Work (state details): \_\_\_\_\_

(special traps, special plumbing fittings etc.)

Estimated value of Drainage \$ 252.00" " Plumbing \$ 1260.00TOTAL: \$ 1512.00

SIGNATURE

(Builder / Owner / Plumber / D'layer)

DATE: \_\_\_\_\_

## FOR OFFICE USE ONLY

Charge for: \_\_\_\_\_

Permit Fees \_\_\_\_\_

Sewer Lateral / Saddle

S.W. Lateral / Saddle

S.W. Crossing

Water Connection Renewal

Drainage

Plumbing

TOTAL:

2.0027.0036.00

REMARKS:

D. McPherson 16-6-79  
 continue over if necessary

# PALMERSTON NORTH CITY CORPORATION

Receipt No: \_\_\_\_\_

Permit No: 3158

Building Permit No: 2975

## APPLICATION FOR PERMIT FOR PLUMBING AND/OR DRAINAGE WORK

TO: THE ENGINEER

I, the undersigned, hereby apply for permission for the work described herein and set out in the plans attached hereto to be carried out in the premises whose owner and location are shown below:-

LOCATION 94 BENMORE AVE Being Lot \_\_\_\_\_ D.P. \_\_\_\_\_ Sec. \_\_\_\_\_

OWNER: Mr/Mrs T. ARLIDGE

BUILDER: \_\_\_\_\_

DRAINLAYER: \_\_\_\_\_

PLUMBER: \_\_\_\_\_

**1. The installation of:**

| Fitting       | Base-<br>ment | Ground<br>Floor | First<br>Floor | Above<br>First |
|---------------|---------------|-----------------|----------------|----------------|
| Bath          |               |                 |                |                |
| Basin         |               |                 |                |                |
| Shower        |               |                 |                |                |
| Sink          |               |                 |                |                |
| Tub           |               |                 |                |                |
| W.C.          |               |                 |                |                |
| Urinal Stall  |               |                 |                |                |
| H.W. Cylinder |               |                 |                |                |
| TOTAL:        |               |                 |                |                |

**2. The construction of: S.W.**

\_\_\_\_\_ m 100 mm F/water dr. \_\_\_\_\_ 100 mm  
 \_\_\_\_\_ m 150 mm " " \_\_\_\_\_ 150 mm  
 \_\_\_\_\_ m " " \_\_\_\_\_

**3. Does Work Involve a NEW Connection to:**

- (a) City Sewerage System YES / NO  
 (b) City S.W. System YES / NO

**4. Miscellaneous Work (state details):** \_\_\_\_\_

(special traps, special plumbing fittings etc.)

Estimated value of Drainage \$ 100.00

" " Plumbing \$ \_\_\_\_\_

TOTAL: \$ 100.00

SIGNATURE

(Builder / Owner / Plumber / D'layer)

DATE: \_\_\_\_\_

### FOR OFFICE USE ONLY

\$

Charge for: \_\_\_\_\_

Permit Fees \_\_\_\_\_

Sewer Lateral / Saddle

S.W. Lateral / Saddle

S.W. Crossing

Water Connection Renewal

Drainage

Plumbing

TOTAL:

3.00

3.00

**REMARKS:**

S/WATER FROM THE GARAGE TO BE CONNECTED TO THE EXISTING S/WATER SYSTEM BY A REGISTERED DRAINLAYER.

15-1-80



## PALMERSTON NORTH CITY CORPORATION

## BUILDING APPLICATION FORM.

(Please Print)

TO: THE CITY ENGINEER

30. 10 1988

I hereby apply for permission to Erect addition to Dwelling  
at 94 Benmore  
in accordance with plans/specifications deposited.

FOR: J.C. & B.D. Dillidge of 94 BenmoreAPPLICANT: " Phone No: 76684SIGNATURE: J.C. Dillidge Address: \_\_\_\_\_

PARTICULARS OF LAND - Lot No. \_\_\_\_\_ D.P. \_\_\_\_\_ Floor Area: \_\_\_\_\_ sq.m

PLUMBER: P. BarrettDRAINLAYER: TrembathBUILDER: Owner

Address - \_\_\_\_\_

ARCH./ENG: \_\_\_\_\_

## Estimated Value of Work

|           |    |              |
|-----------|----|--------------|
| Building: | \$ | <u>7400</u>  |
| Plumbing: | \$ | <u>2100</u>  |
| Drainage: | \$ | <u>500</u>   |
| TOTAL:    | \$ | <u>10000</u> |

## FOR OFFICE USE ONLY

Deposited Plans: 2 Specs: \_\_\_\_\_ Calcs: \_\_\_\_\_ Insp. Area: John

Permit No: \_\_\_\_\_ Date Issued: \_\_\_\_\_

|                     | OUT   | IN    | Item                  | Amount<br>\$ |
|---------------------|-------|-------|-----------------------|--------------|
| Town Planning       | 30.10 | 12.11 | Building Permit       | 110          |
|                     |       |       | B/R Levy              | 10 -         |
| P/D Inspector       | 12.11 | 18.11 | Plumbing & Drainage   | 54 -         |
|                     |       |       | Planning Fee          | 9 -          |
| Building Inspector  | 18.11 | 22.11 | Prop. Refuse Rate     |              |
|                     |       |       | Reserves Contribution |              |
| Structural Engineer |       |       | Vehicle Crossing      |              |
|                     |       |       | Water Service         |              |
| Street Maintenance  |       |       | Sewer                 |              |
|                     |       |       | Stormwater            |              |
| Health Inspector    |       |       |                       |              |
| TOTAL FEE:          |       |       |                       | \$183        |

646  
WESTERN NORTH CITY CORPORATION

## BUILDING PERMIT REQUIREMENTS

30-10 1985  
PROPOSED Addition to Dwelling AT 94 Benmore Ave  
for I.C. + B.D. Arlidge PHONE 76684  
BUILDER Owner PLUMBER P. Barwell DRAINLAYER T. Lambeth  
LOT NO: 36 D.P. 45359 FLOOR AREA \_\_\_\_\_ PRICE \$10000

CITY PLANNING Waiting for site plan

## FEES

|                                                        |        |      |
|--------------------------------------------------------|--------|------|
| <u>Approved by G.M. Wicks 12/11/85</u>                 | B/P    | 110  |
|                                                        | B/R    | 10   |
|                                                        | P/D    | 54   |
| PLUMBING & DRAINAGE INSPECTOR: <u>NO CONNECTION TO</u> | T/P    | 9.00 |
| <u>Foul WATER DRAIN under Building</u>                 | Rates  |      |
| <u>BACopm</u>                                          | Res/C  |      |
| <u>18-11-85</u>                                        | V/Xing |      |
|                                                        | Water  |      |
|                                                        | Sewer  |      |
|                                                        | S/W    |      |
|                                                        | TOTAL  | 183  |

DESIGN ENGINEER: \_\_\_\_\_

BUILDING INSPECTOR: \_\_\_\_\_

- 22-11-85
1. Brick veneer wall foundations as enclosed 3604 UZ.SS
  2. Foundation ventilation as UZ.SS 3604
  3. If trusses made 'on site' inspection to be made of the first truss.
  4. Metal bracing where shown on the plan.

I/WE (Owner/Builder)

accept the above conditions.

I.C. Arlidge

## APPENDIX F

## MASONRY VENEER EXTERIOR WALL COVERING

F1  
Scope

## F1.1

This appendix sets down requirements for masonry veneer exterior wall coverings.

## F1.2

This appendix applies only in conjunction with and as a supplement to the rest of this standard.

## F1.3

The rest of this standard shall apply to all matters that are not specifically varied by the provisions of this appendix.

\* see list of related documents

## F2

## General

## F2.1

The materials and workmanship of masonry veneer shall be in accordance with NZS 1900 : Chapter 6.2\*.

## F2.2

The height of any masonry veneer wall measured to the top of the veneer or, in the case of a gable end wall, to half the height of the gable shall not exceed 4 m above the top of the foundation wall nor 7 m above finished ground level.

## CF2.2

The 4 m maximum height is measured from the top of the foundation wall even when the veneer is supported by the foundation wall footing as shown in fig. 68.

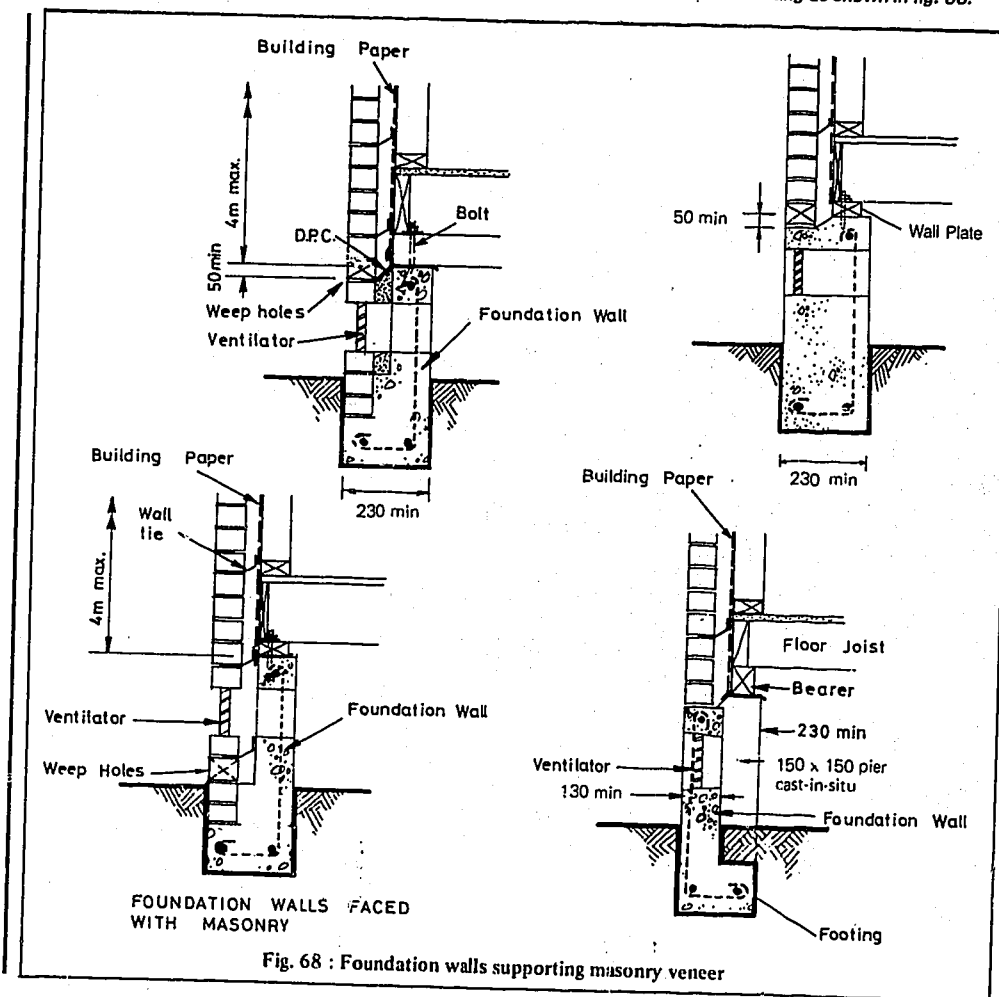


Fig. 68 : Foundation walls supporting masonry veneer



1. Plates are "Pyral type 1, 2 mm gauge galvanized steel applied to both sides, of joints.
2. Plates are not recommended for highly corrosive atmospheres without further protection.
3. All plates symmetrical on joint, except when shown otherwise.
4. Particular care must be taken to have clean thrust for all small sizes of thrust.
5. No changes shall be made to the design shown. Any variation will require specific re-design.
6. The standard "fracture" are designed to span full length between external wall support reactions from internal partitions. There is no margin of approximately 5 mm should be provided between truss and all internal partitions during construction.

BUILDING INSPECTOR'S  
FIELD SHEET

AUTHORITY

Stats. No. **D 031251**

No. \_\_\_\_\_

Inspector: M. \_\_\_\_\_

Receipt No. \_\_\_\_\_

Date Permit Issued **23/12/85**

**B18/94**

**OWNER**

Name TC & RD ARIDGE

Mailing Address 94 PENMORE AVENUE

**BUILDER**

Name OWNER

Mailing Address \_\_\_\_\_

PROPERTY ON WHICH BUILDING IS TO BE ERECTED/DEMOLISHED

**SITE**

Street No. 94

Street Name PENMORE AVENUE

Town/District \_\_\_\_\_

Riding \_\_\_\_\_

**LEGAL DESCRIPTION**

Valuation Roll No. \_\_\_\_\_

Lot 36 D.P. 45359

Section \_\_\_\_\_ Block \_\_\_\_\_

Survey District \_\_\_\_\_

DESCRIPTION OF PROPOSED WORK AND MAIN PURPOSE OF USE

ADDITION TO DWELLING

| FLOOR AREA                |           | DWELLING UNITS |       |
|---------------------------|-----------|----------------|-------|
| Whole Sq. Metres          | <u>29</u> | Number Erected | _____ |
| ESTIMATED<br>VALUES<br>\$ | Carling   | <u>74.00</u>   | -     |
|                           | Plumbing  | <u>21.00</u>   | -     |
|                           | Drainage  | <u>5.00</u>    | -     |
|                           | TOTAL     | <u>100.00</u>  | -     |

NATURE OF PERMIT (TICK BOX)

- ☐ NEW BUILDING  
- exclude domestic garages and domestic outbuildings
- ☐ FOUNDATIONS ONLY
- ☒ ALTERED, REPAIRED, EXTENDED  
- include conversions and resited buildings
- ☐ NEW CONSTRUCTION  
OTHER THAN BUILDINGS - include demolitions
- ☐ DOMESTIC GARAGES  
AND DOMESTIC OUTBUILDINGS

FEES APPLICABLE

|                           |               |                           |               |
|---------------------------|---------------|---------------------------|---------------|
| Building Permit .....     | \$ <u>110</u> | Water Connection .....    | \$ _____      |
| Street Damage Deposit ..  | \$ _____      | Vehicle Crossing Levy ... | \$ _____      |
| Building Research Levy .. | \$ <u>10</u>  | M.S. Plumbing .....       | \$ <u>9</u>   |
| Plumbing .....            | \$ <u>24</u>  | TP .....                  | \$ _____      |
| Drainage .....            | \$ _____      | TOTAL:                    | \$ <u>183</u> |
| Sewer Connection .....    | \$ _____      |                           |               |

Receipt No. \_\_\_\_\_

Date of Payment 23/12/85

Authorised Officer R. H. [Signature]



Special Conditions:

AS PER PHOTO COPY SUPPLIED.

**OK**

| Date Inspected | REMARKS (e.g. stage reached with work)                                                                                                |
|----------------|---------------------------------------------------------------------------------------------------------------------------------------|
| <u>3/1/86</u>  | <u>Foundation inspection 2/12 12 rods</u><br><u>Could be poured perhaps 2 weeks from</u><br><u>now. Ask to be phoned before pour.</u> |

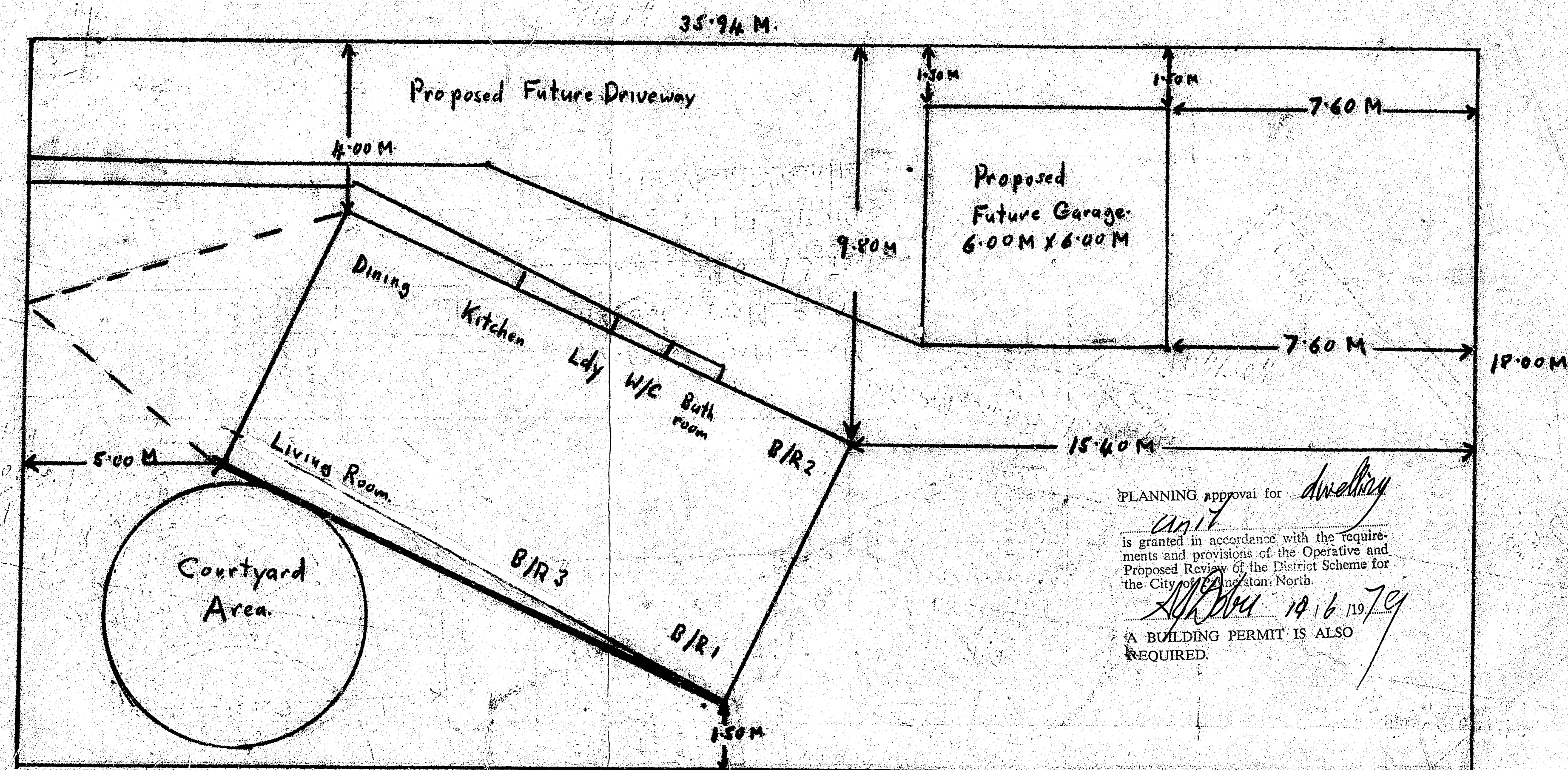
(CONTINUED OVER)

ate Inspected

3/1/86 Foundation inspection - ok  
4/2/86 Prelim inspection M/C 17% wall batts  
on site.

COMPLETED (Signature) \_\_\_\_\_ Date 14 / 9 / 88

Benmore Ave.



Mr & Mrs Arlidge

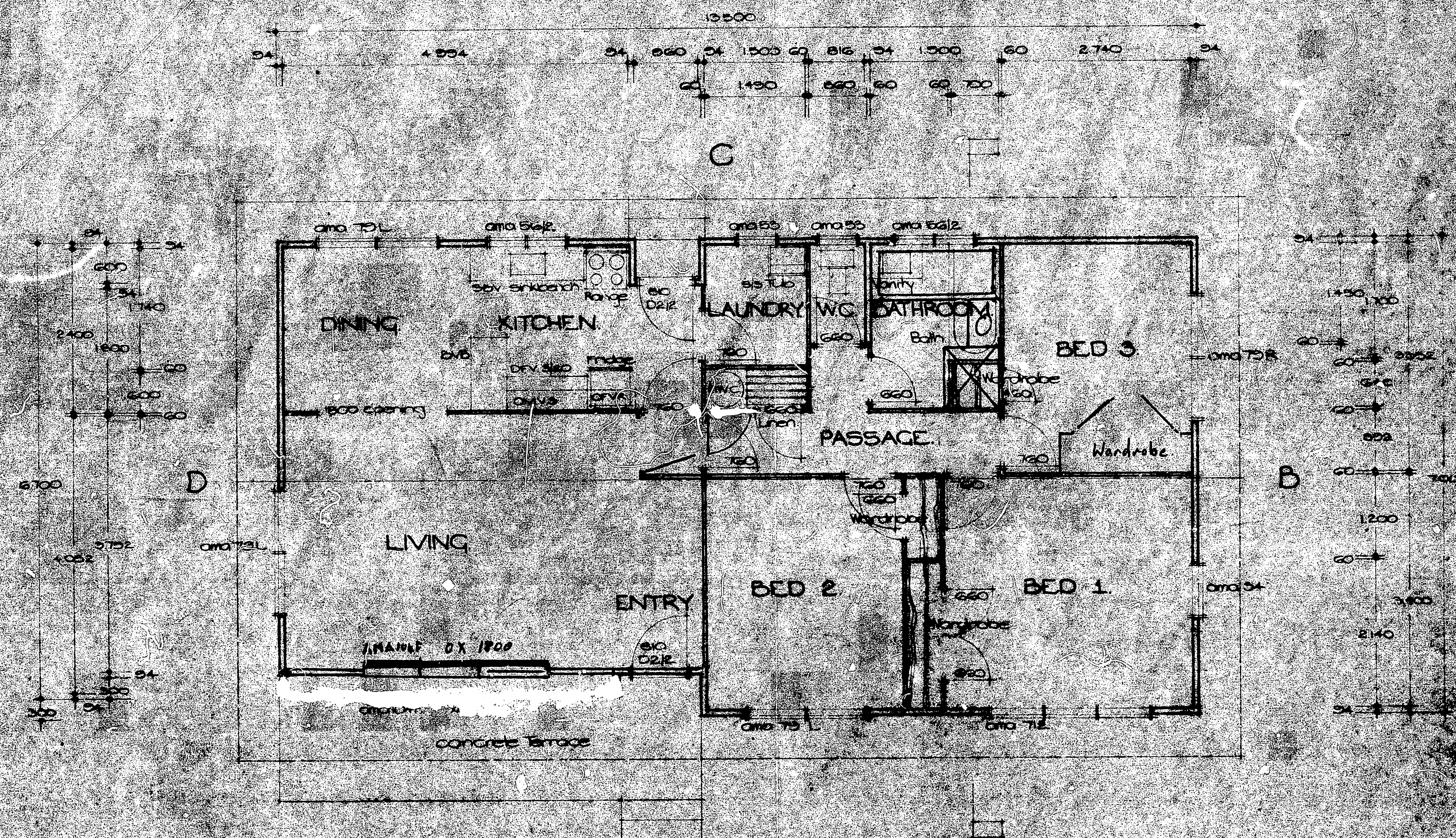
Lot 36 DP 45359

Benmore Avenue

Palmerston North



56/94



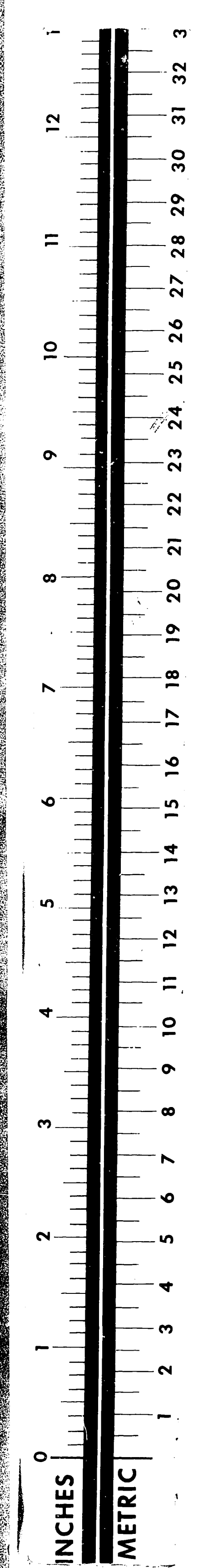
DESIGN M1  
SOMERSET  
area 92m<sup>2</sup>

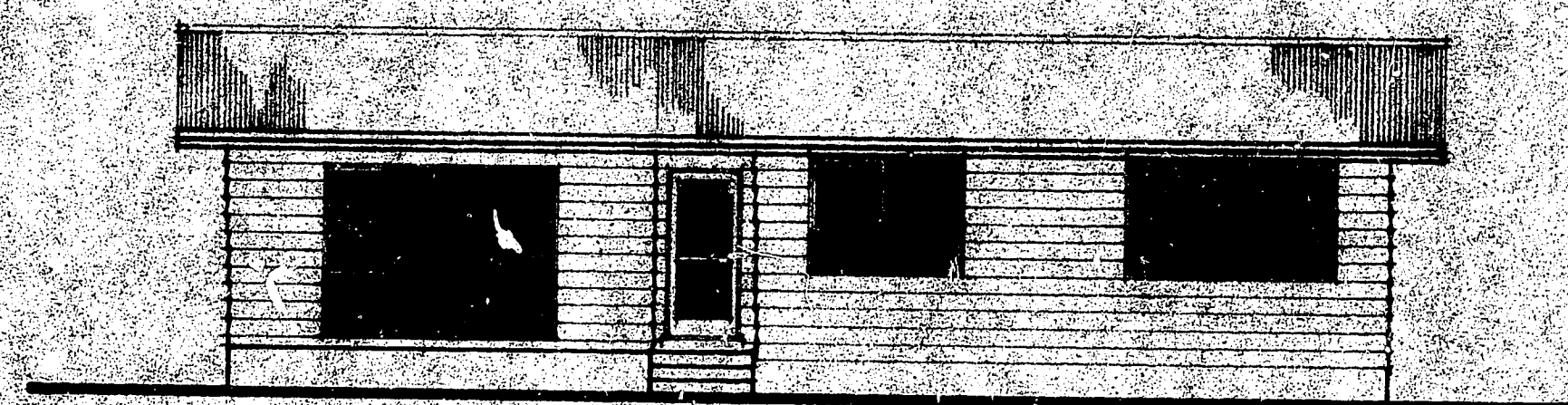
23/10/94  
26/5/94

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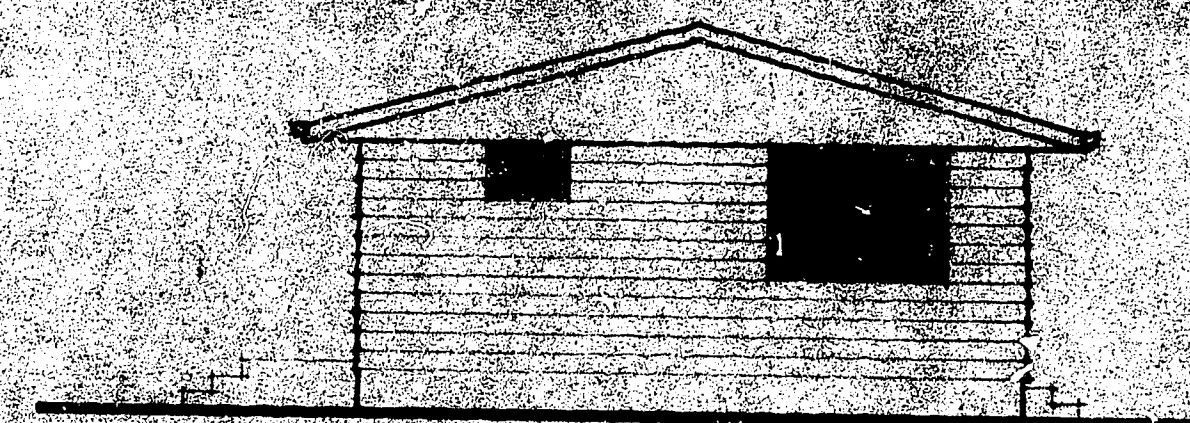
**beazley design**

BEAZLEY HOMES LTD. 1000 WYNDHAM STREET, WYNDHAM, VIC 3208. TEL: 03 9431 1111. FAX: 03 9431 1112. EMAIL: SALES@BEAZLEYDESIGN.COM.AU. SCALE: 1/50. FLOOR AREA: 92m<sup>2</sup>. JOB NO.





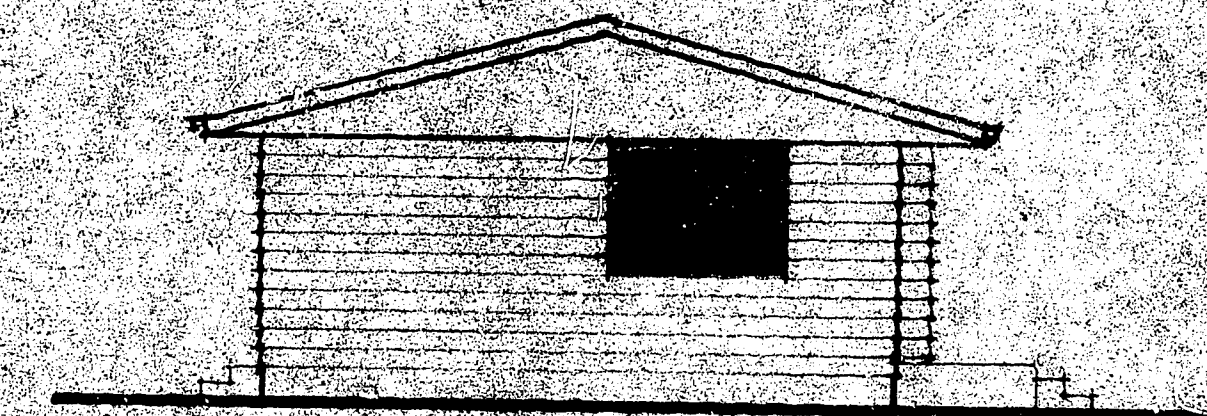
VIEW A



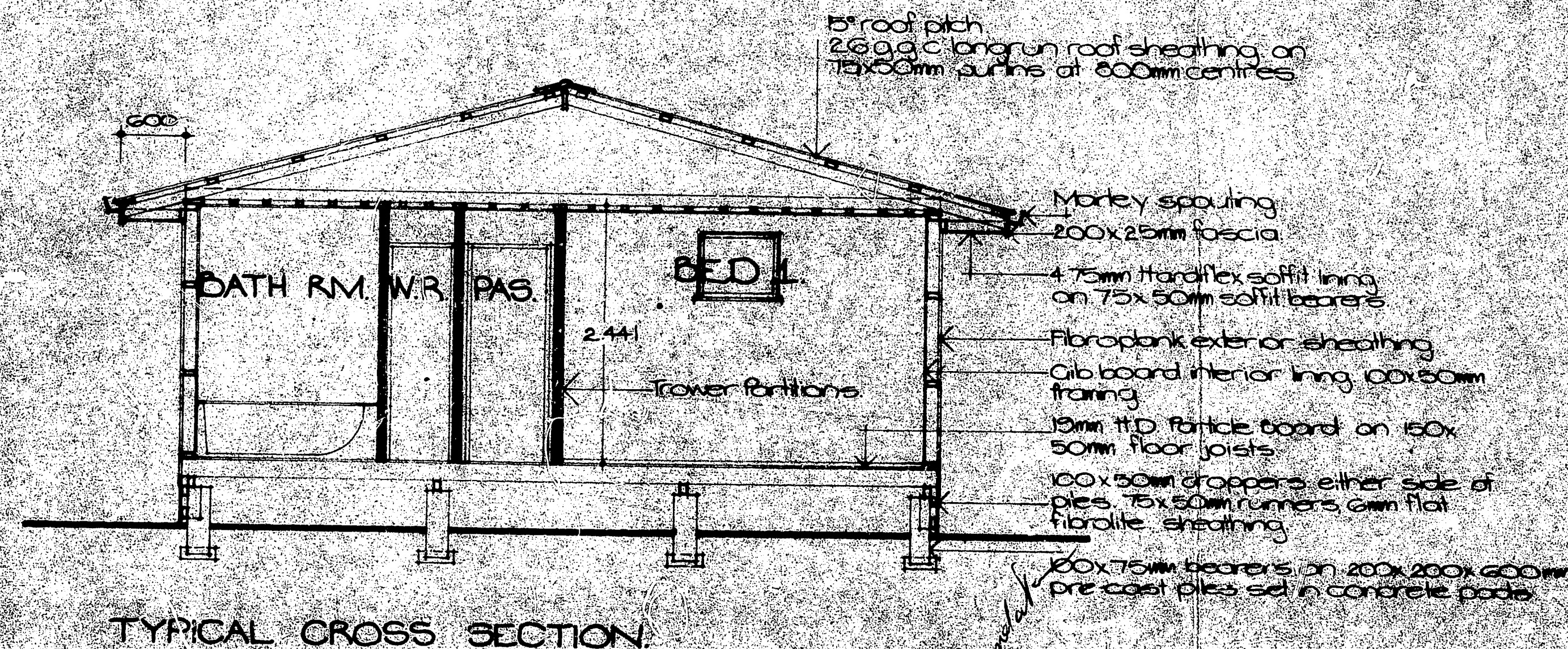
VIEW B



VIEW C

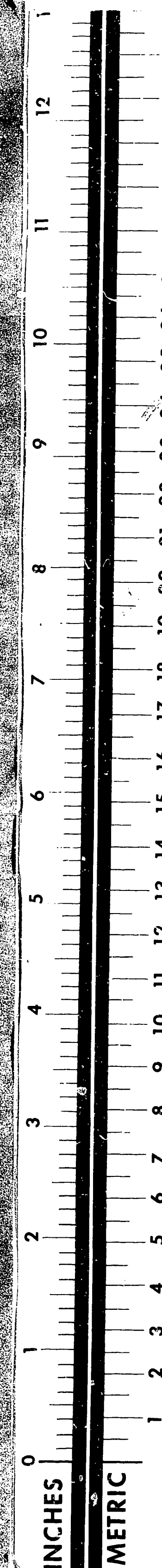


VIEW D



TYPICAL CROSS SECTION

DESIGN M1  
SOMERSET  
area: 92m<sup>2</sup>



**beazley design**

BEAZLEY HOMES LTD. HEAD OFFICE: MT. MAUNGARUA SOUTH NEW ZEALAND PHONE 34 009 704

BUILDER:

DRAWN: Offickman

CHECKED:

DATE: 0.0.70

SCALE: 1/50 & 1/100 FLOOR AREA

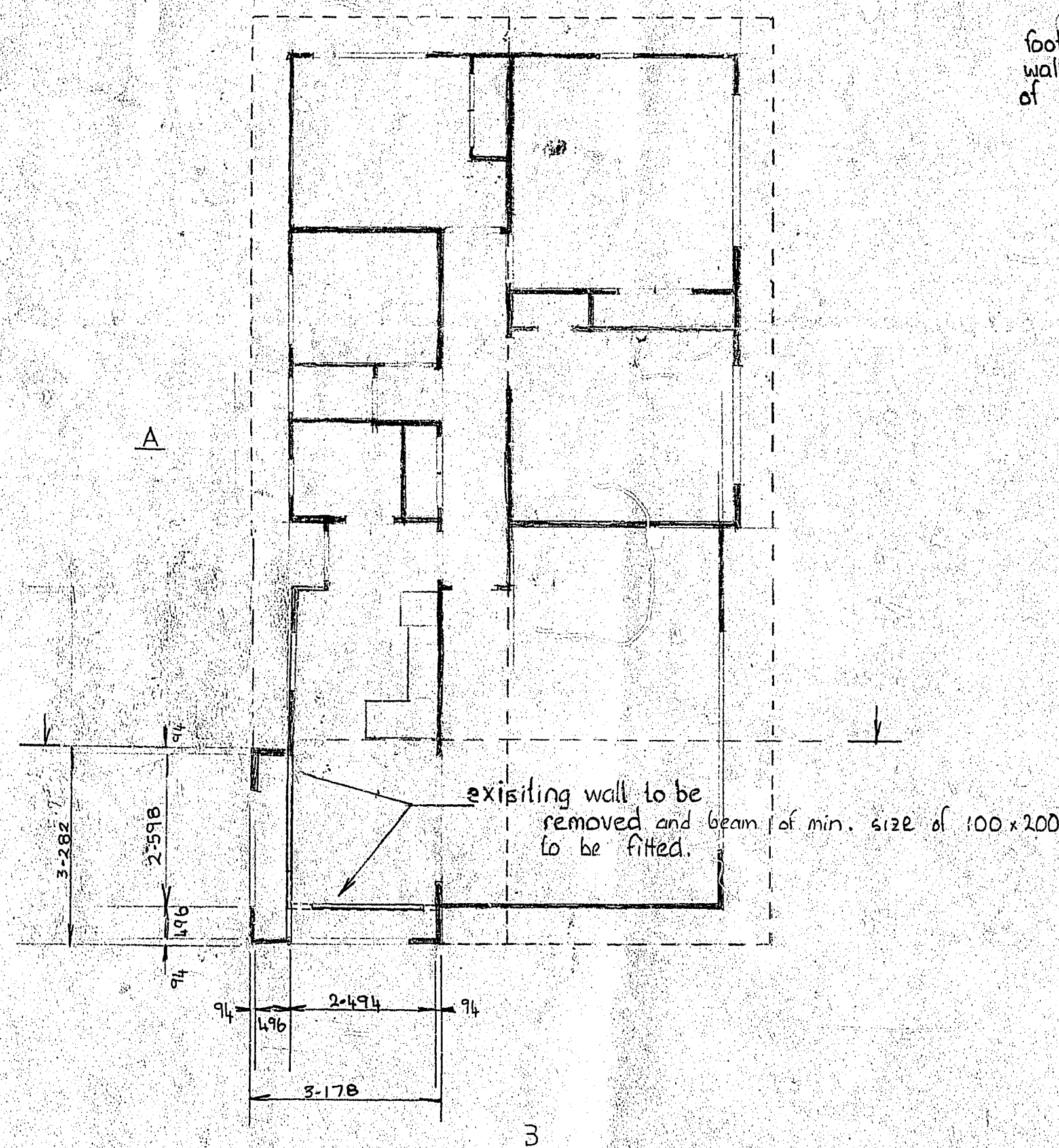
SHEET NO.

FILE NO. M1

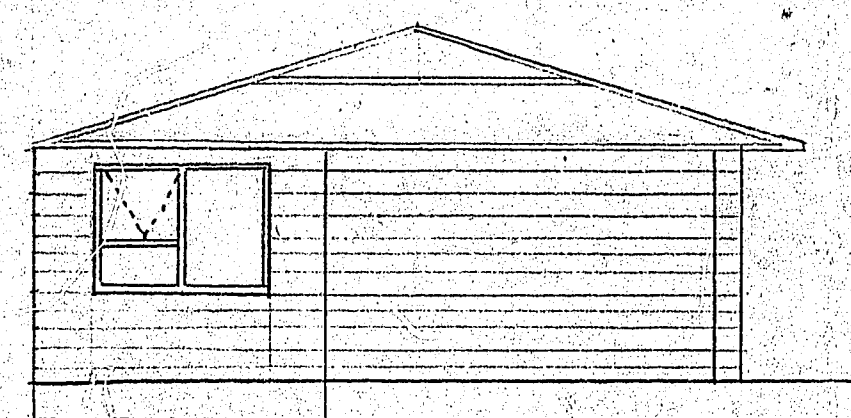
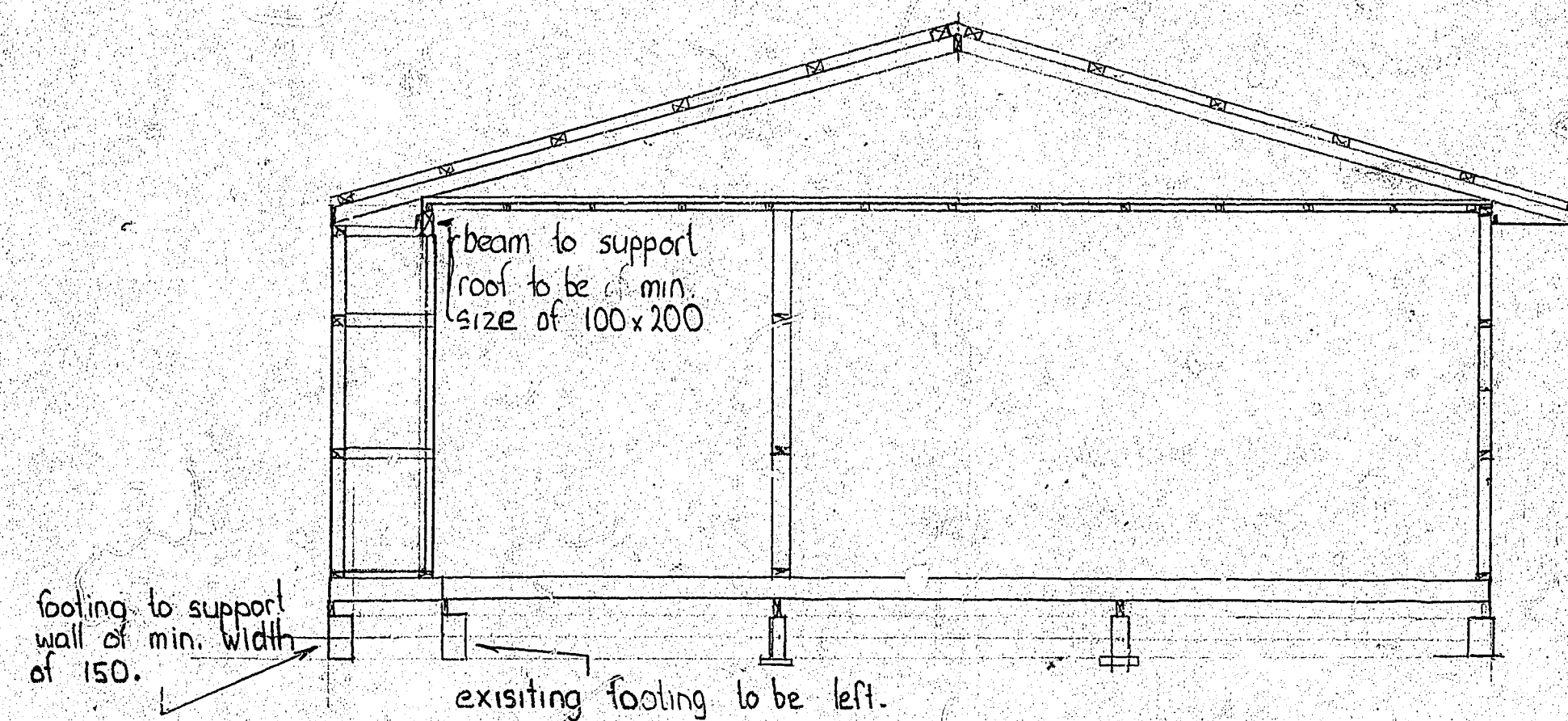
OR NO.

56/94

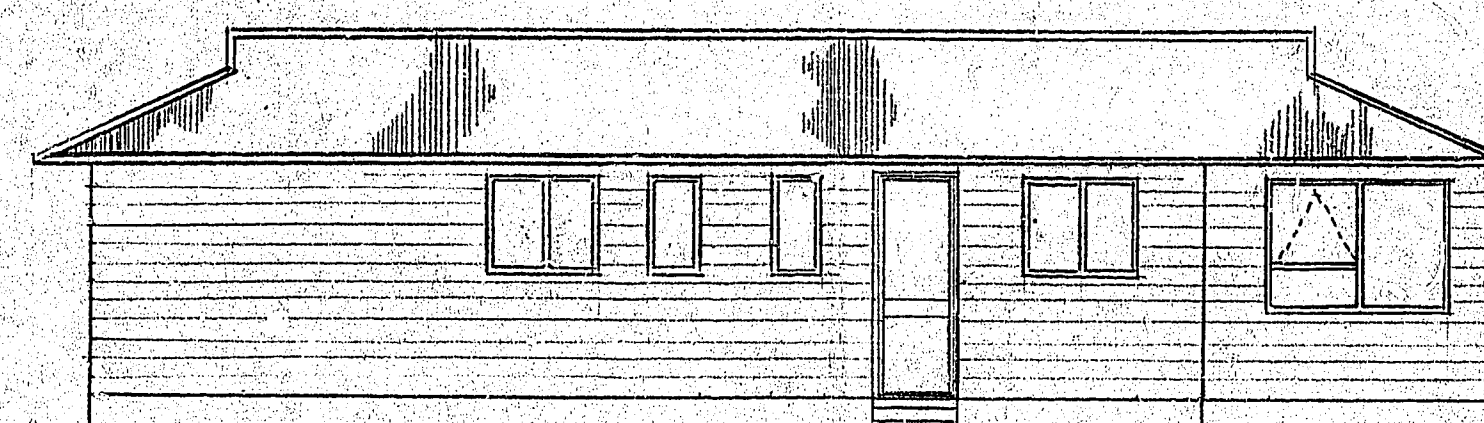
PLAN



CROSS SECTION



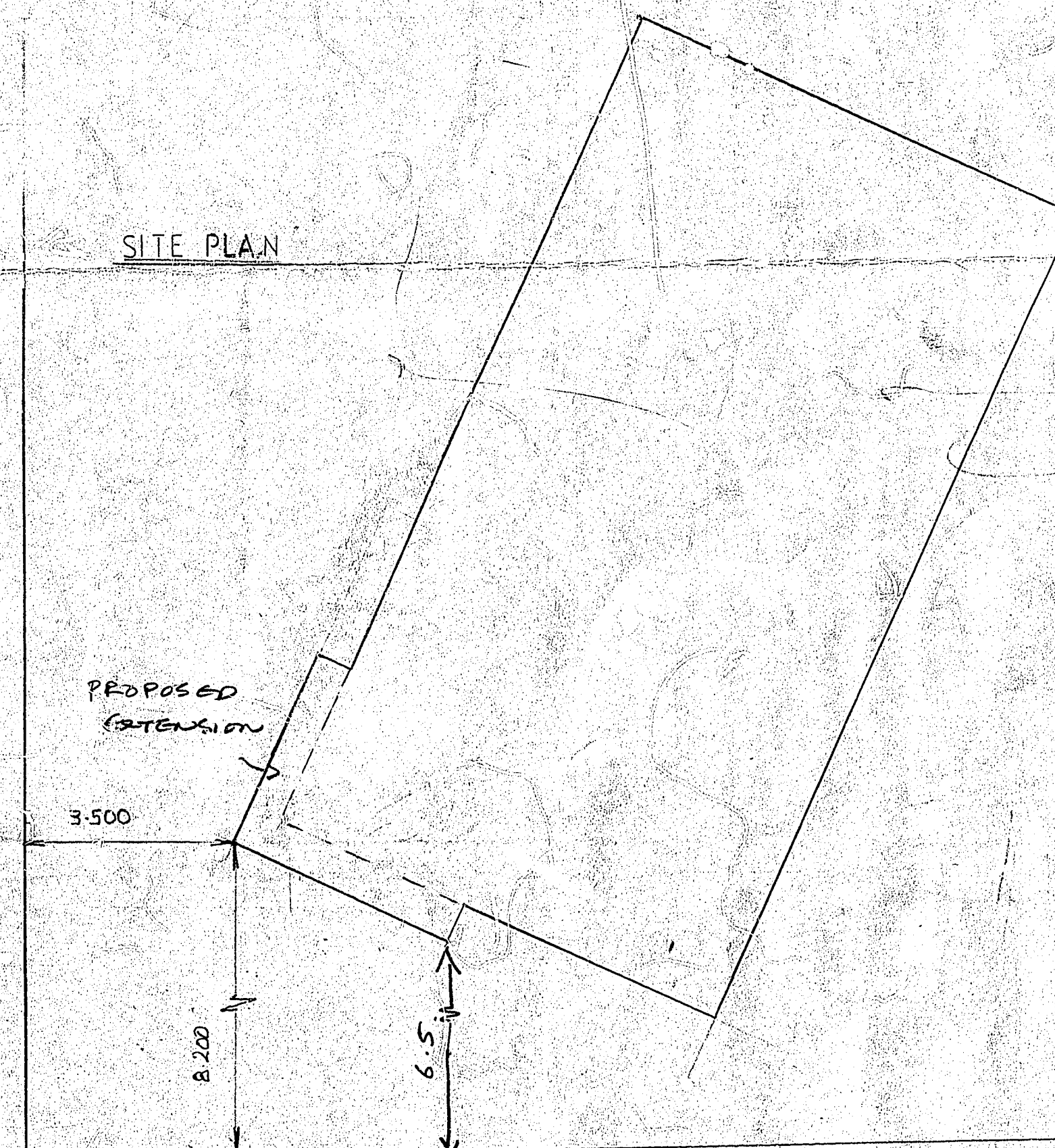
3



## SPECIFICATIONS

CONCRETE FOOTING MIN. WIDTH 150(mm) FULLY REINFORCED WITH #12 ROD.  
ALL WOOD FRAMING - STUDS - 94 x 47(mm)  
                        -DOWELS - 94 x 47(mm)  
WEATHERSIDE EXTERIOR  
WALL INSULATION - BATT'S R11  
  
ANY ELECTRICAL WORK TO BE CARRIED OUT BY  
A ELECTRICIAN WITH NECESSARY NOTIFICATIONS  
TO THE LOCAL POWER BOARD.

## SITE PLAN



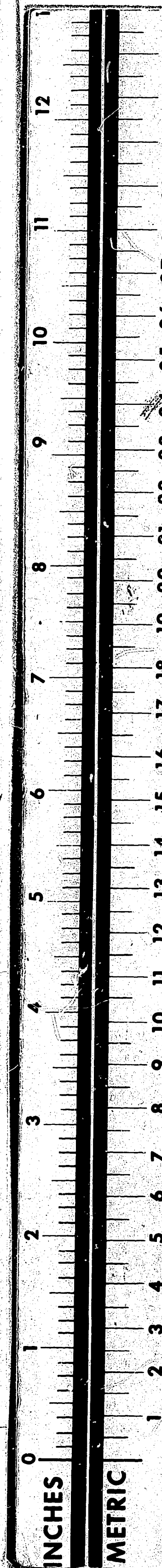
PLANNING approval for \_\_\_\_\_  
 granted in accordance with the require-  
 ments and provisions of the Ordinance and  
 proposed Review of the District Scheme for  
 the City of Palmerston North.  
 \_\_\_\_\_ / 19\_\_\_\_  
 A BUILDING PERMIT IS ALSO  
 REQUIRED

**PLANNING** approval for addition to dwelling  
is granted in accordance with the requirements and provisions of the Operative and Proposed Review of the District Scheme for the City of Palmerston North.

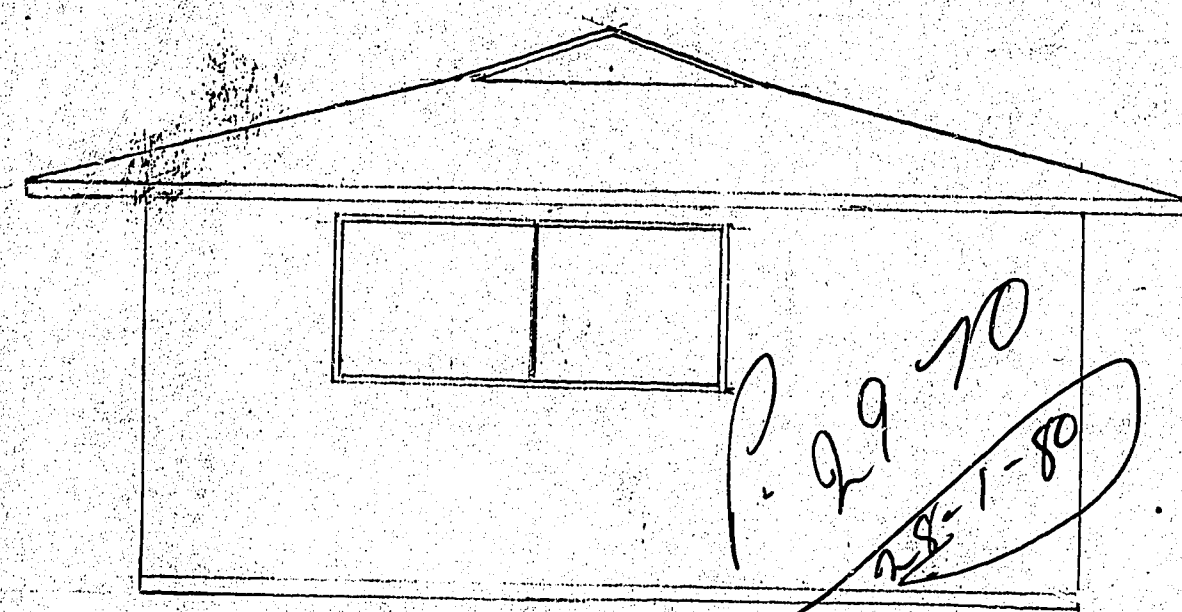
*S.A. Smith* 9/6/82

**A. BUILDING PERMIT IS ALSO  
REQUIRED**

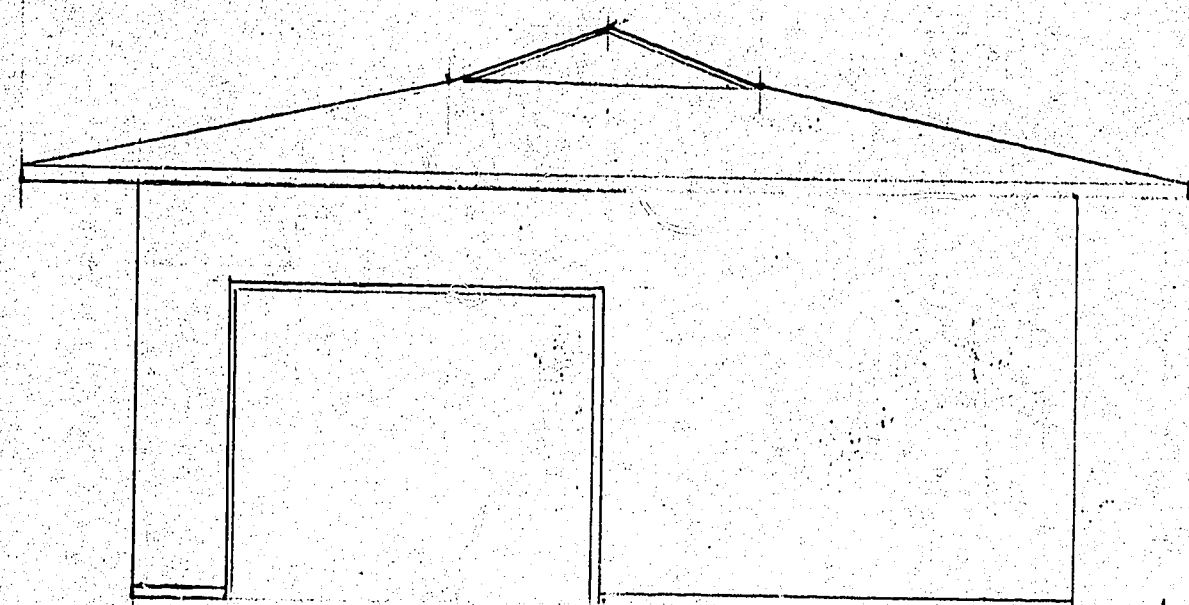
56/94



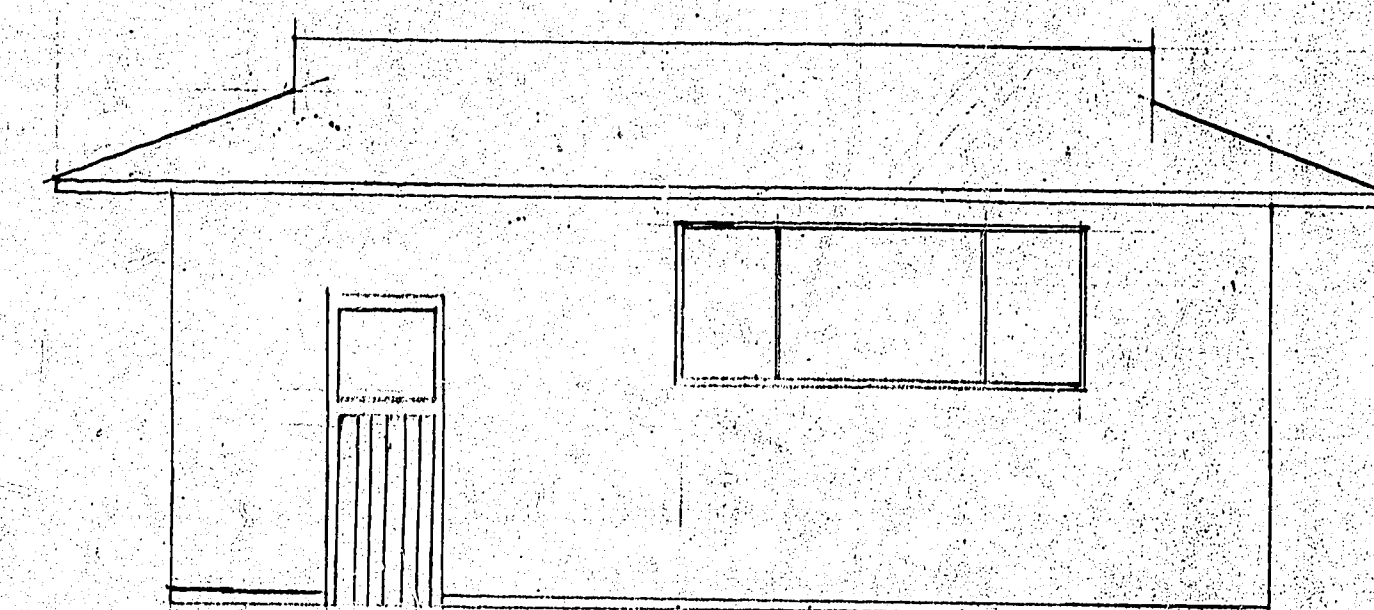
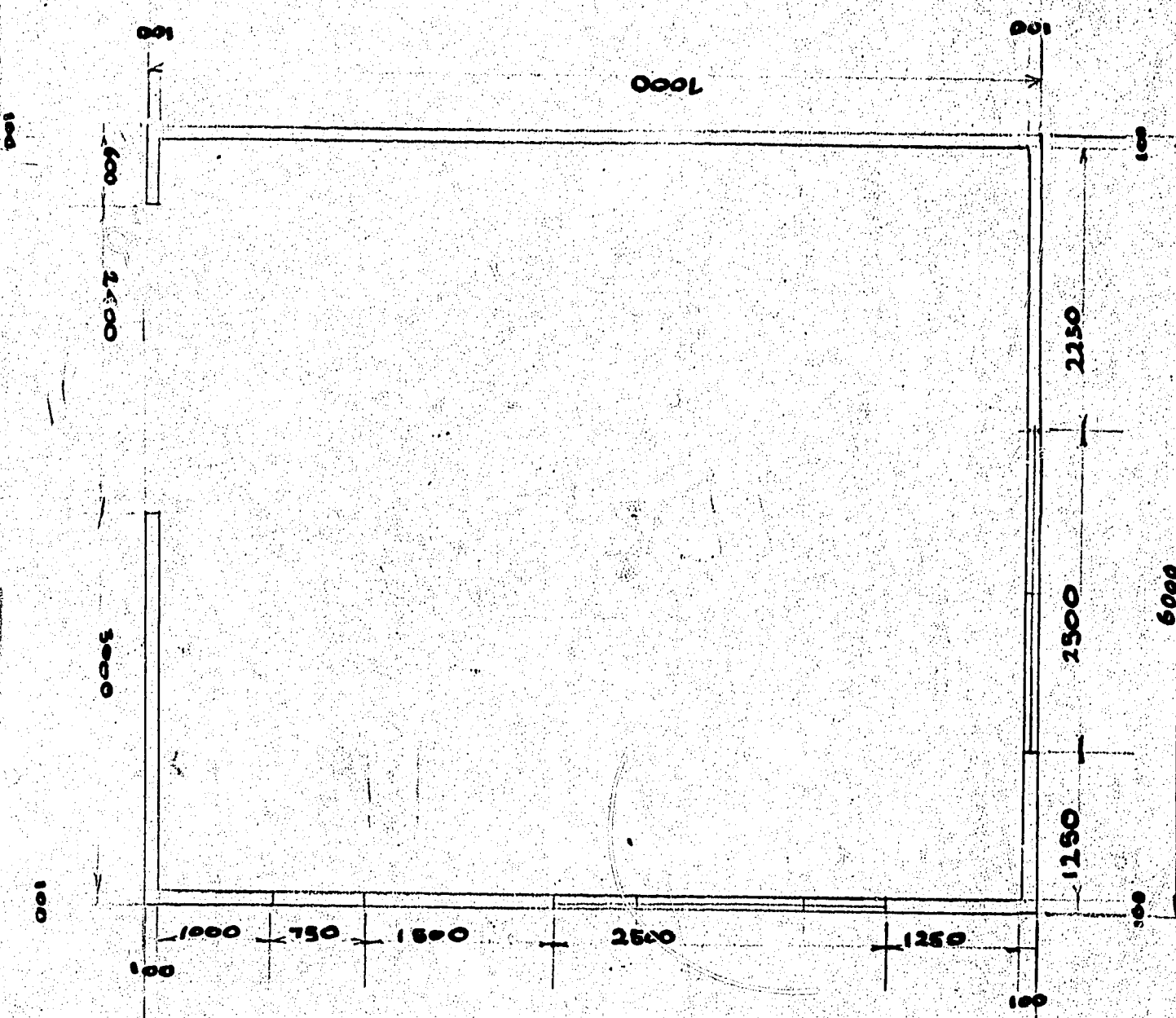
PROPOSED GARAGE  
FOR MR & MRS T ARLIDGE  
OF 94 BENMORE AVE.



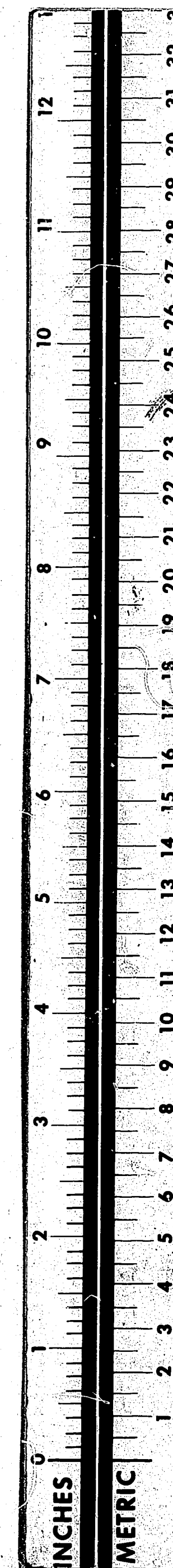
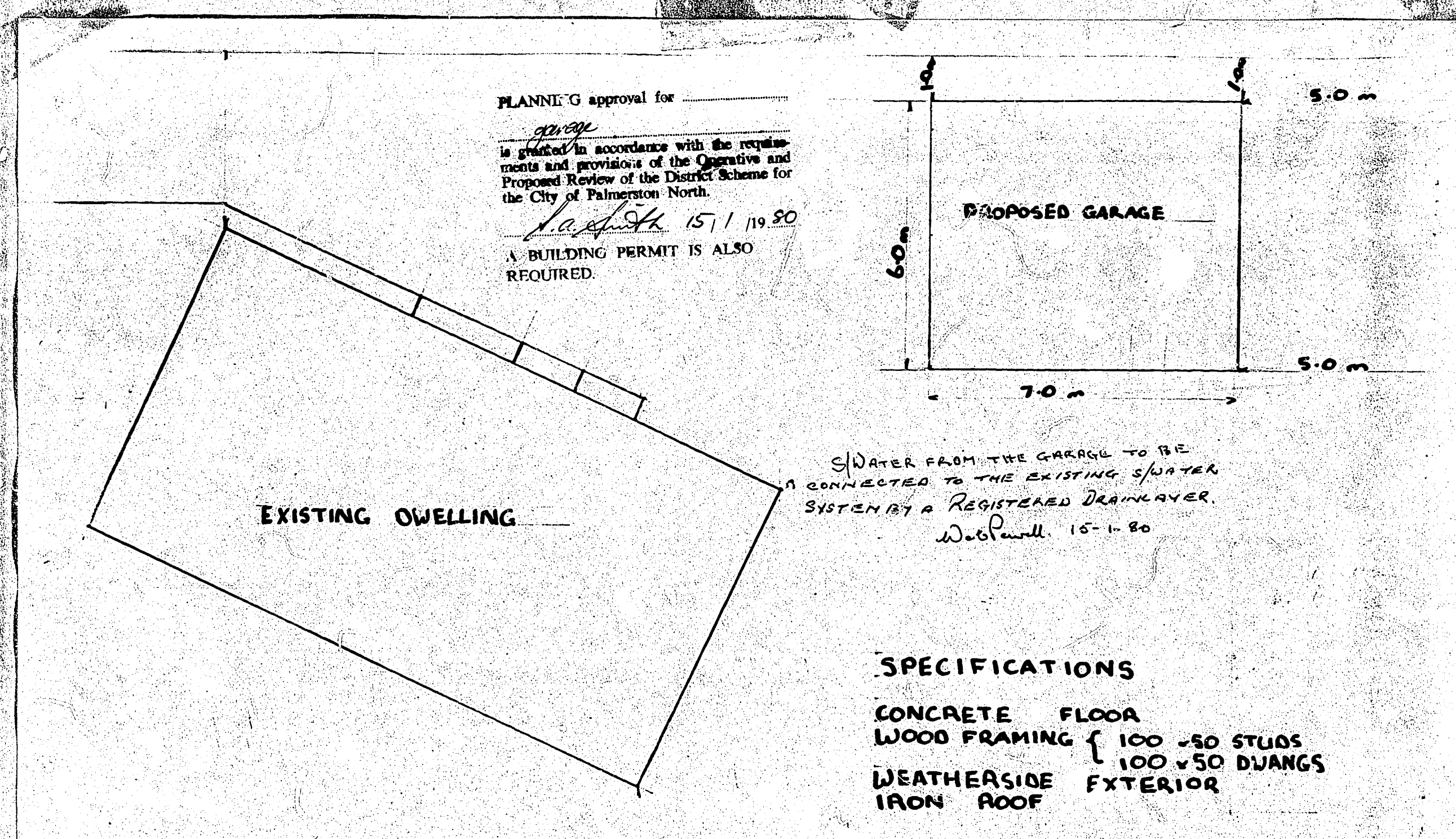
REAR ELEVATION



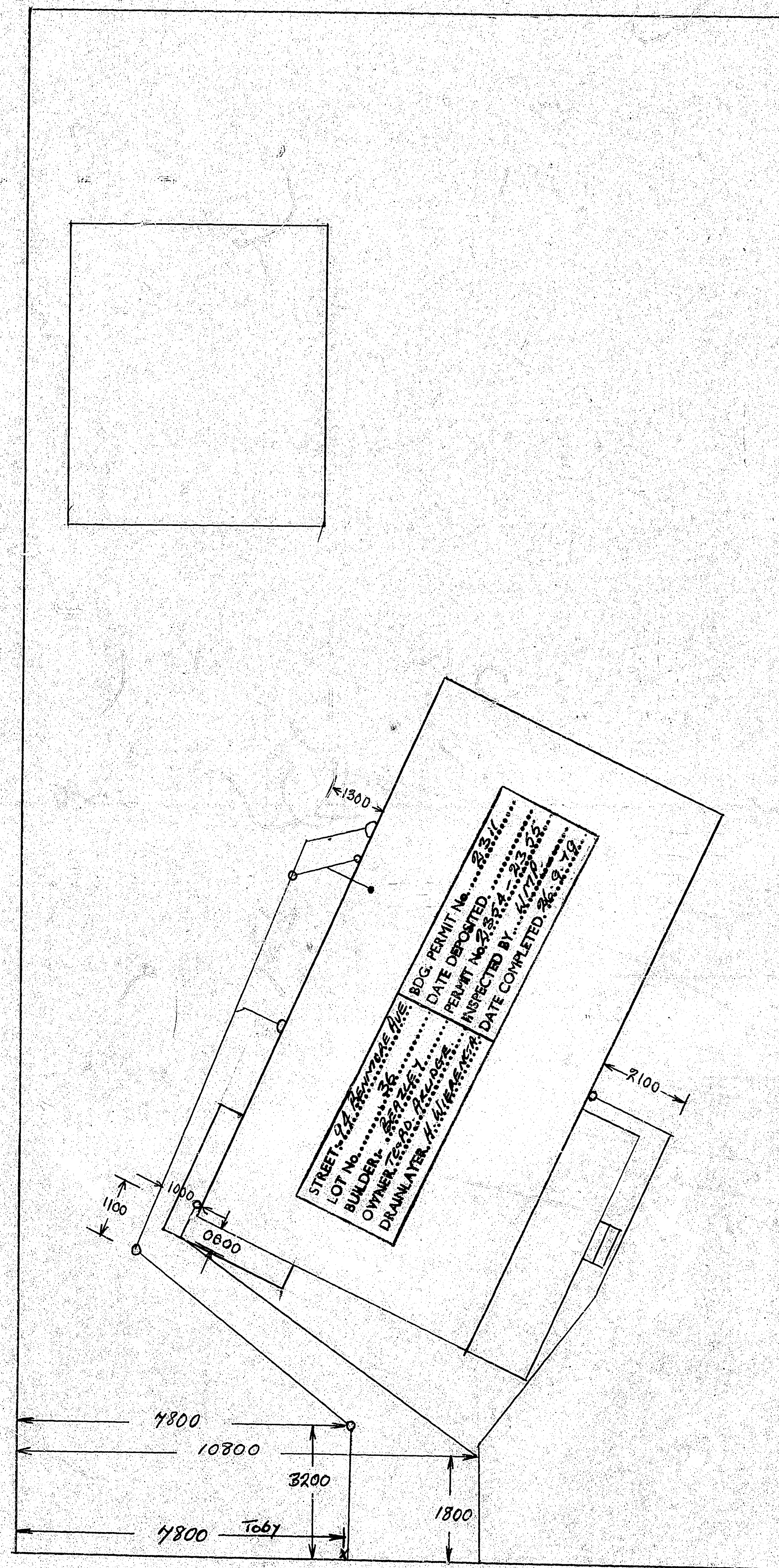
FRONT ELEVATION



SIDE ELEVATION



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94 Benmore Ave Lot 36.

56/94

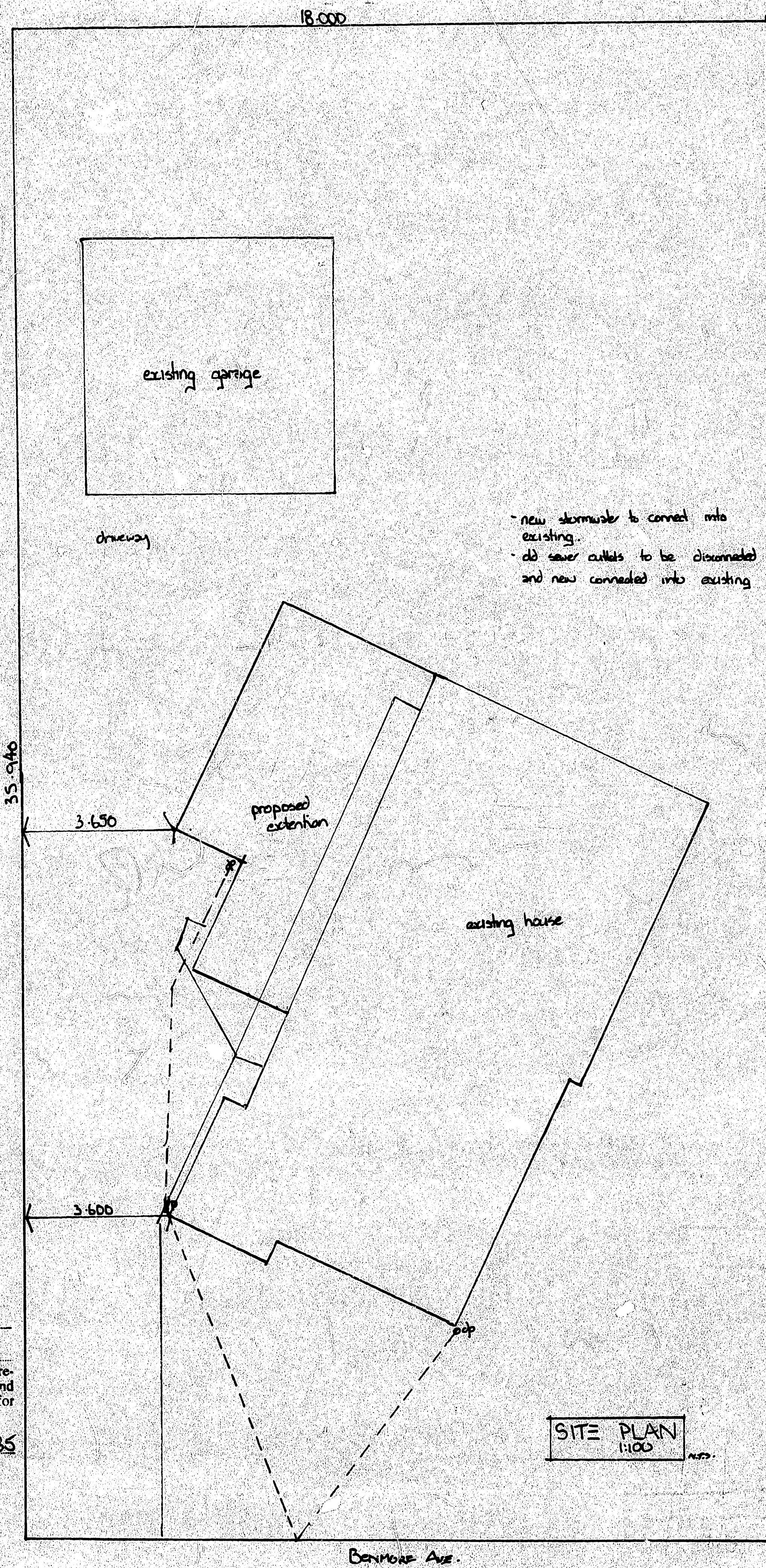


PLANNING approval for addition

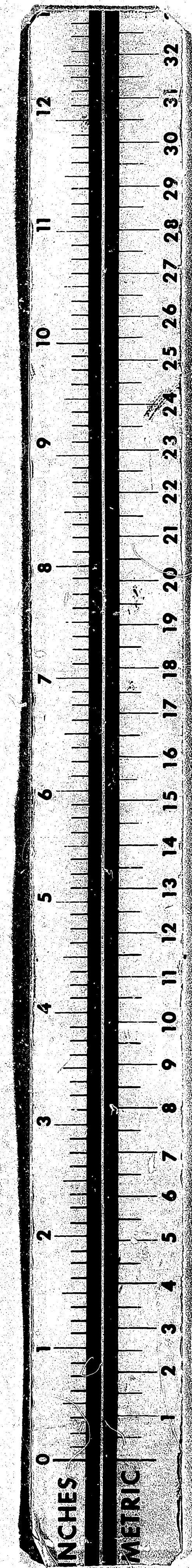
is granted in accordance with the requirements and provisions of the Operative and Proposed Review of the District Scheme for the City of Palmerston North.

A.M. O'Sullivan 12/11/1985

A BUILDING PERMIT IS ALSO REQUIRED.



- new stormwater to connect into existing.
- all sewer outlets to be disconnected and new connected into existing



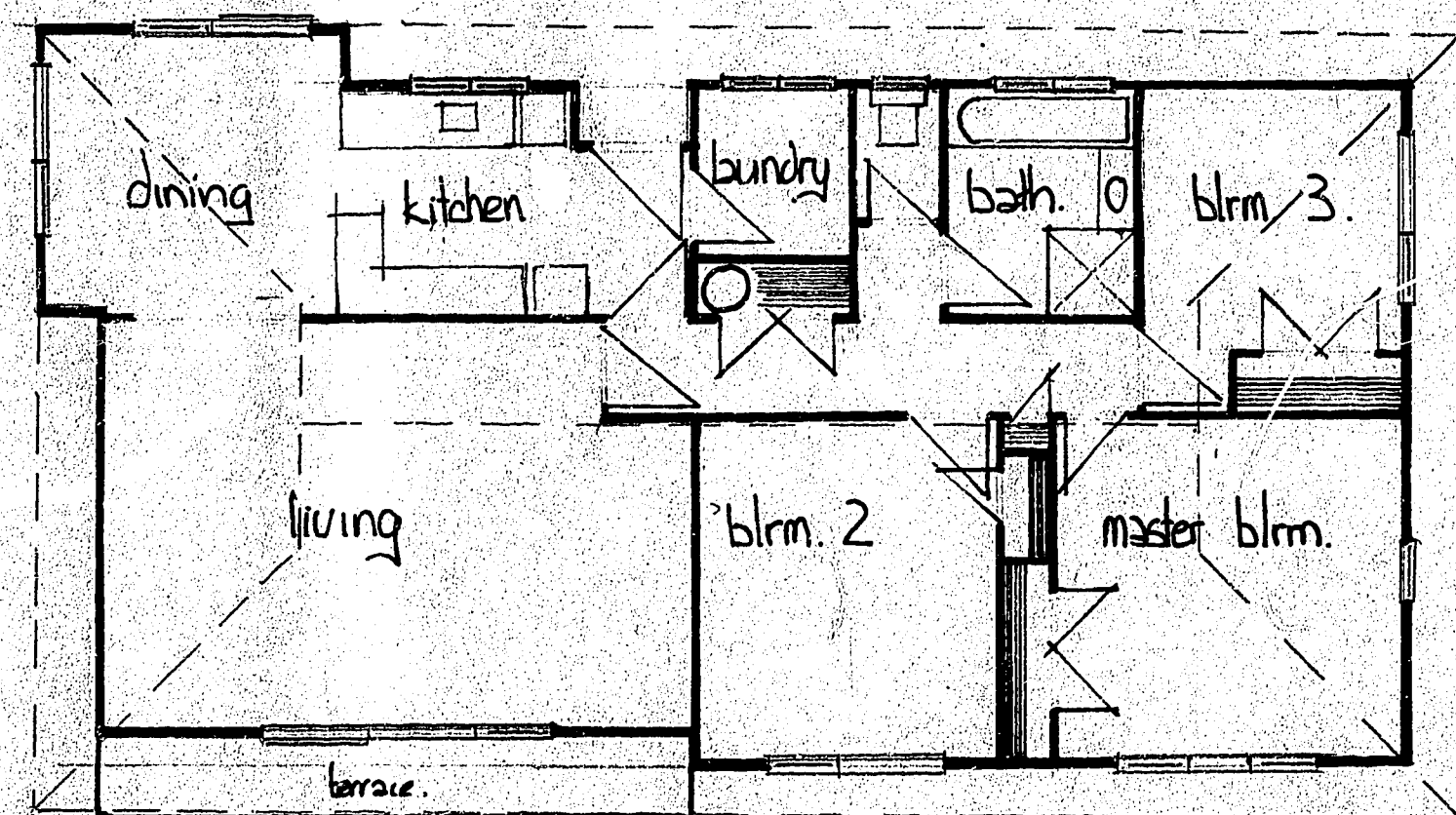
56/94

Drawn by LM  
SEPT 1985

# PROPOSED EXTENSION AND ALTERATIONS FOR T.C. AND R.D. ARLIDGE, OF 94 BENMORE AVE, PALMERSTON NORTH.

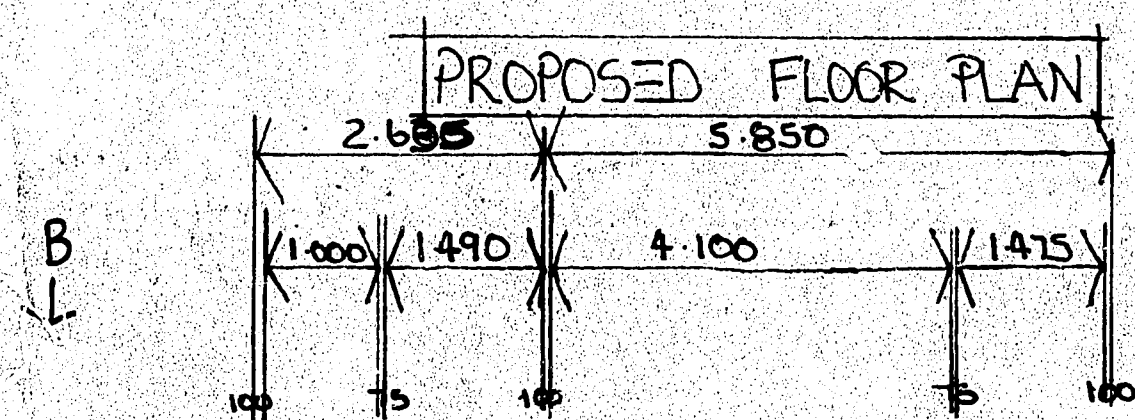
EXISTING FLOOR PLAN

1:100

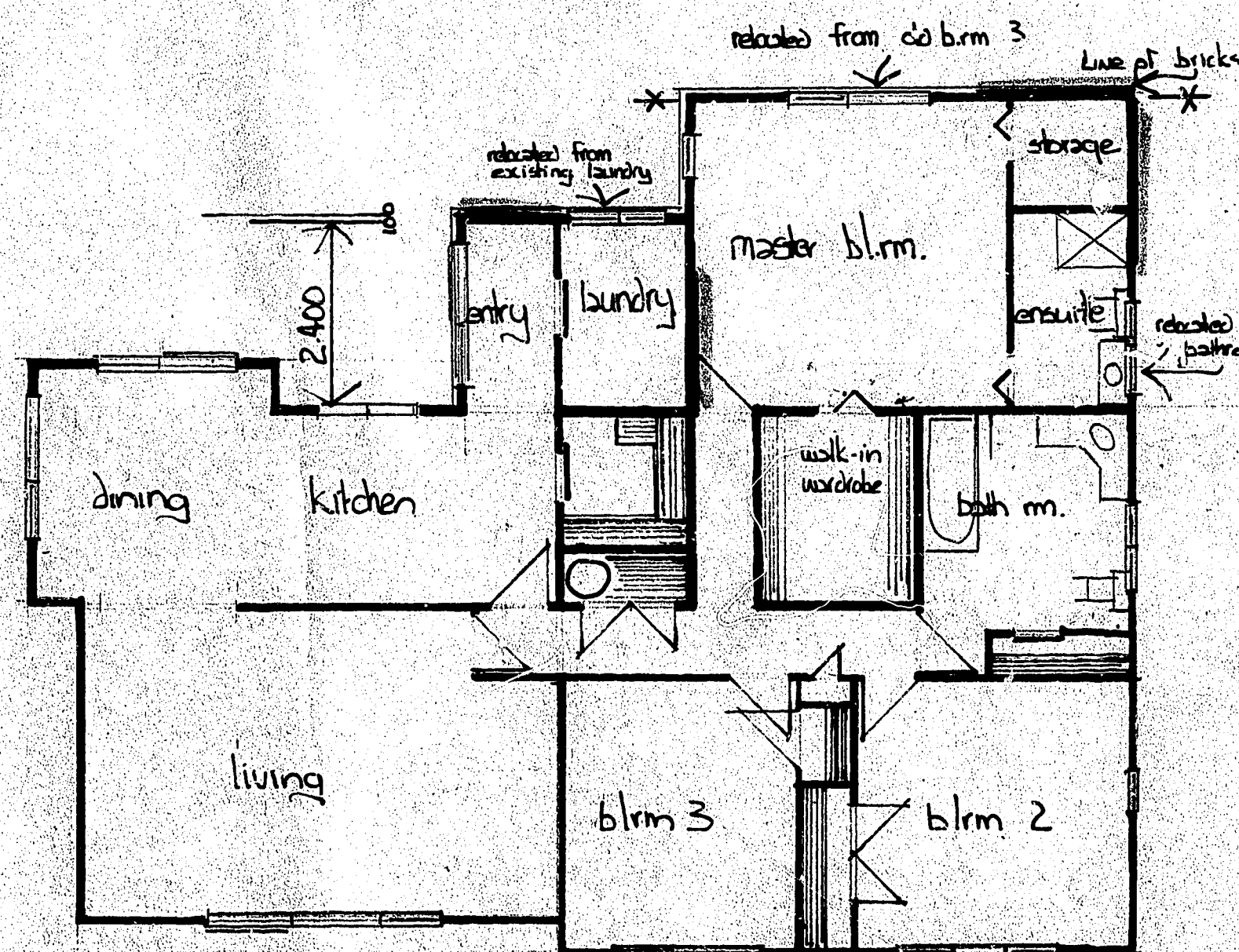


PROPOSED FLOOR PLAN

1:100



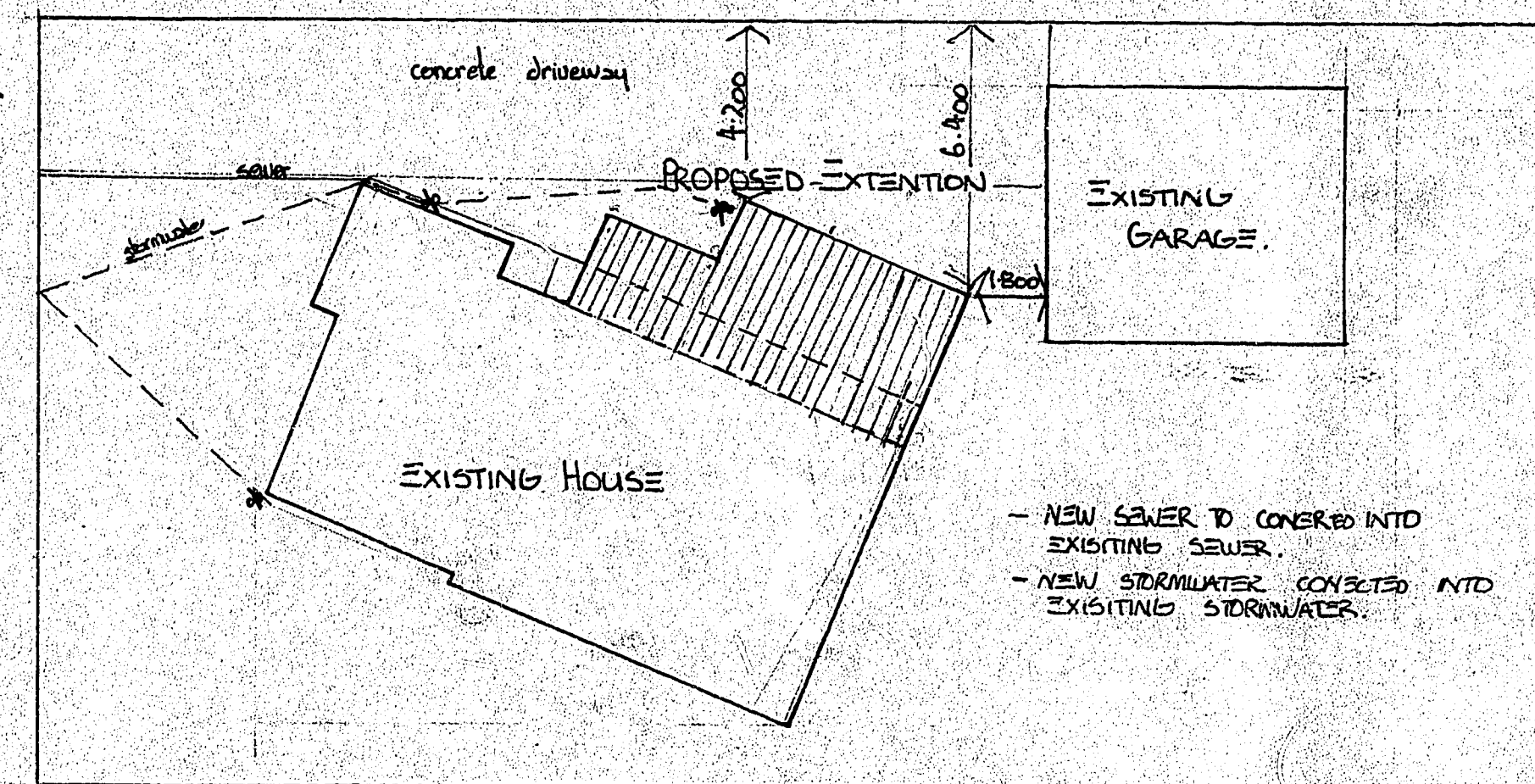
A →



NOTE: - old bath to be relocated in new bathroom with shower over.  
- old vanity to be relocated in ensuite.  
- doors removed to be used where ever possible.

- drawings may not be to exact scale use scaled measurements only

BENMORE AVE.

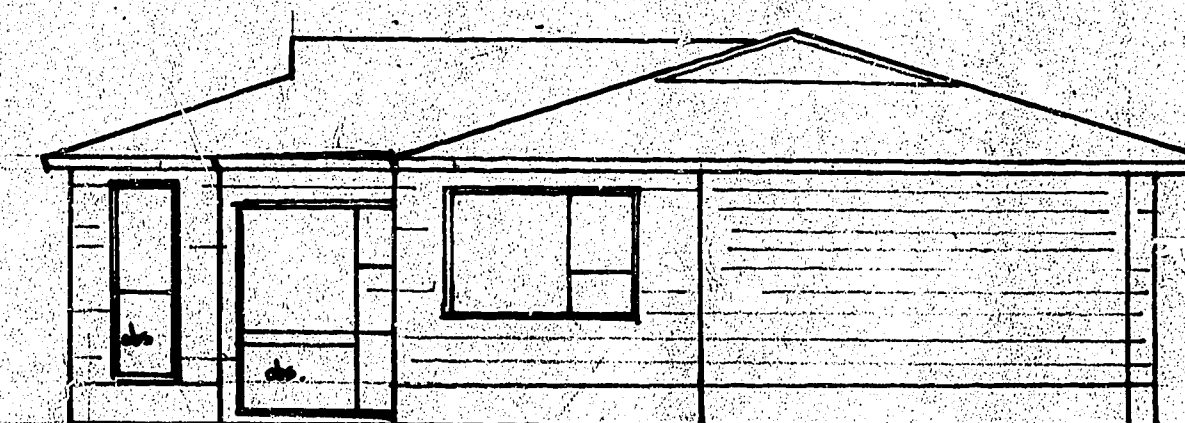


35.940m

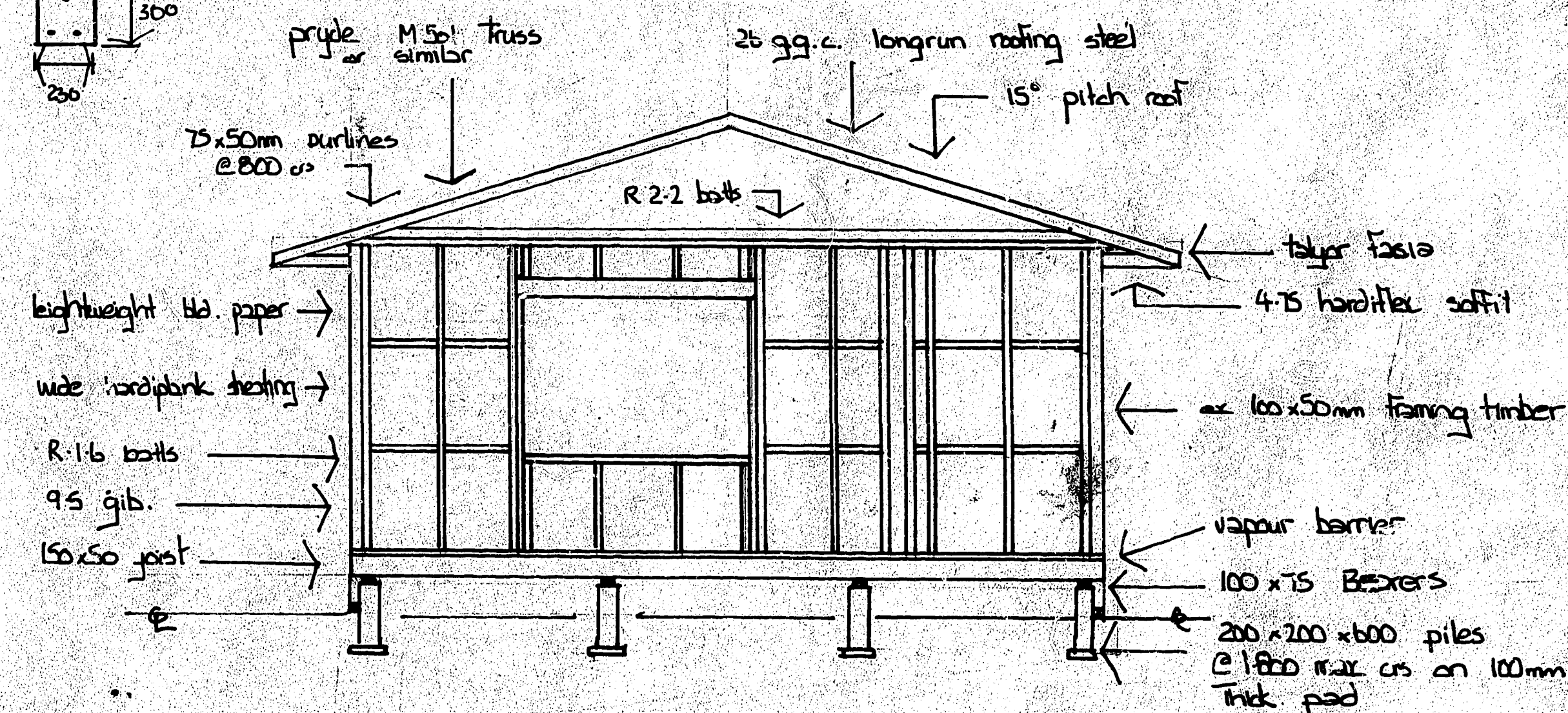
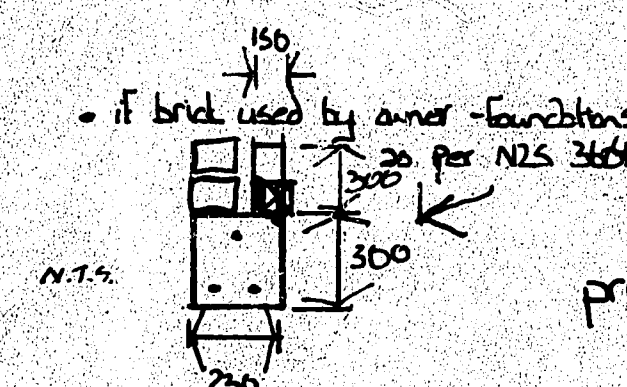
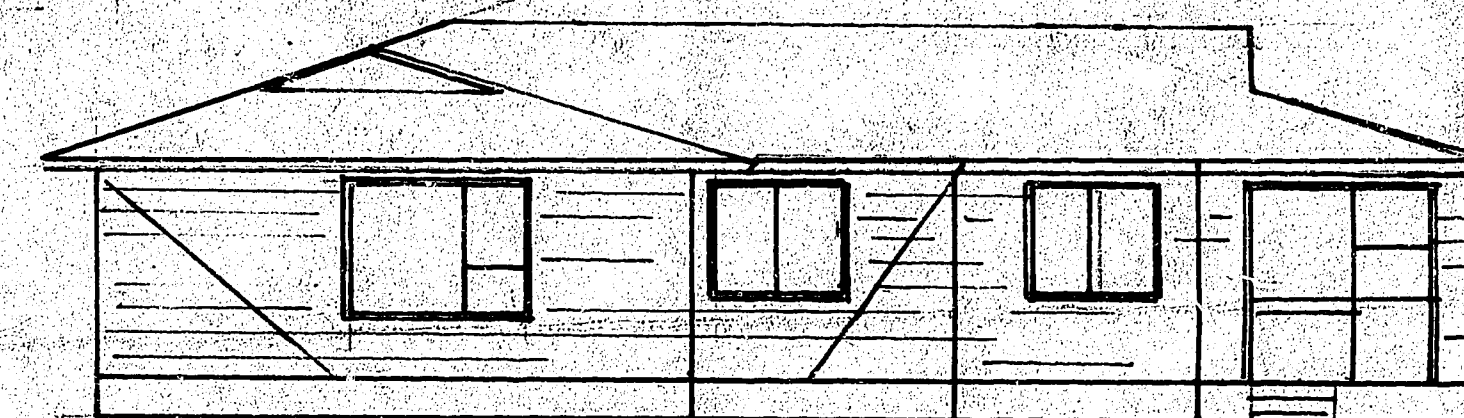
SITE AND DRAINAGE PLAN

1:200

ELEVATION A



ELEVATION B



CROSS SECTION x-x 1:50



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