

Identifier

292687



SUPPLEMENTARY RECORD SHEET UNDER UNIT TITLES ACT 1972

Search Copy

Identifier

308863

Land Registration District

Canterbury

Date Issued

28 August 2006

Plan Number

DP 372338

Subdivision of

Lot 9 Deposited Plan 9098

Prior References

CB419/243

Unit Titles Issued

292683

292684

292685

292686

292687

Interests

OWNERSHIP OF COMMON PROPERTY

Pursuant to Section 47 Unit Titles Act 2010 -

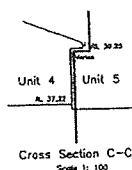
(a) the body corporate owns the common property and

(b) the owners of all the units are beneficially entitled to the common property as tenants in common in shares proportional to the ownership interest (or proposed ownership interest) in respect of their respective units.

The above memorial has been added to Supplementary Record Sheets issued under the Unit Titles Act 1972 to give effect to Section 47 of the Unit Titles Act 2010.

Subject to a (in gross) water easement over part coloured blue on DP 9098 in favour of Christchurch City Council created by Transfer 362224 - 9.7.1952 at 2.20 pm
7042983.1 Change of rules of the Body Corporate - 25.9.2006 at 9:00 am

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 245. INDUSTRY</



Cross Section C-C
Scale 1: 100

Right to convey water
in Gross by T367224



Approvals	
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I hereby certify that this plan was approved by the Christchurch City Council pursuant to section 223 of the Resource Management Act 1991 on the 21 day of June 2008.

Authorised Officer

SCHEDULE		
Cat Allocation	Allocation	Unit Enrollment
197665	Unit 1	2050
197668	Unit 2	1950
197669	Unit 3	1950
197667	Unit 4	1950
197667	Unit 5	2050
Total Unit Enrollment		10000

Supplementary Record Sheet 308863

Address of Body Corporate
18 Tower Street, Hornby, Christchurch

105

NOTES:
All Units are restricted in height as follows:
Upper Height Limit - Ft. 45.00
Lower Height Limit - Ft. 30.00
Limits are in terms of the Christopher Columbus Drive
The origin of bridge is Bal: 1642 (Corner of Gorman R.
and Winston Road)

Total Area 971 m^2

Composed in CT CB410/243

1. Edwin Balfour Taylor
being a person entitled to practice as a licensed industrial surveyor, certify that -

a) The surveys to which this document relates are accurate, and were undertaken by me or under my direction in accordance with the Certified Survey Act 2002 and the Surveyors' General's Rules for Certified Survey

b) This document is accurate, and has been created in accordance with that Act

Signed [Signature] Date 13 1061 20

Field Book _____ Page _____ Loose Book _____ p. _____

Reference Plans Doc. 2000-77412-81654-8-01950

Expected _____ Correct _____

Approved as to Survey by Land Information NZ on
28.17.13006

28/1/00

Deposited by Land Information NZ on

2818 12006

File Serial 3-7-04	003723
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Received 3-17-00
Instructions

LAND DISTRICT Conterbury

Units Erected on Lot 9 DP9098

TERRITORIAL AUTHORITY Christchurch City
 Surveyed by Balfour Taylor Limited
 Scale 1:" 200 Date June 2006

File
Received 3-7-06
Instructions

DP3723

NO EH

BC 372338

Full

1-5

TC1

EQC Claim Assessment

Address	1-5/19 TOWER STREET, HORNBY, CHRISTCHURCH, 8042	EQC Claim Number	CLM/2011/093259
Hazards	Nil	EQC Assessor (L,F)	Richardson, Craig
Inspection Date	11-Nov-2011	Placard	No Sticker
		EQC Estimator (L,F)	Palmer, Nick

Claimants				
Name	Home Phone	Work Phone	Mobile Phone	Email Address
HAZELDINE KEVIN	64 03 9809927	64	64	

Property Detail - Services		
Element	Description / Damage / Repair Strategy	Measure
Water Supply	Town Connection, Plastic	120 m
Sewerage	Town Connection, PVC Pipe	150 m

Property Detail - Site		
Element	Description / Damage / Repair Strategy	Measure
Land	Exposed, Soil	900 m2
Main Access	Drive, Asphalt	390 m2
Land	Under dwelling, Soil	420 m2

MAIN BUILDING	Age Post 1980	Area 0.0m2	Footprint T-Shape
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Structure		
Element	Description / Damage / Repair Strategy	Measure
Elevation (North wall 21 x 2.4 m)	UNIT 1 LOOSE BRICK	
Comments:	brick veneer On timber frame Soffit 400 mm UNIT 2 LOOSE BRICK	

Element	Description / Damage / Repair Strategy	Measure
Elevation (East wall 21 x 2.4 m)	UNIT 1 LOOSE BRICK	
Comments:	Brick veneer, timber frame, soffit 400 mm Windows x 4 Sectional metal garage doors x 2	

Element	Description / Damage / Repair Strategy	Measure
Elevation (West wall 21 x 2.4 m)	UNIT 3 LOOSE BRICK X L	
Comments:	X2 French doors X2 windows Back of garage solid block 7 x 2.4 m Soffit 400 mm	

Element	Description / Damage / Repair Strategy	Measure
Elevation (South walls 21 x 2.4 m)	UNIT 3 LOOSE BRICKS X L	
Comments:	brick veneer front unit 2 Back door unit 1 2 windows Linea weatherboard fake chimney 1.2 x .8 x height 3.2 m, cosmetic only	

Element	Description / Damage / Repair Strategy	Measure
Foundations (Concrete slab 21 x 15 m)		
Comments:	concrete slab modern depth 220 mm	

Element	Description / Damage / Repair Strategy	Measure



EQC Claim Number CLM/2011/093259

Roof (Gable end 25 x 16 m)**Comments:** rolled metal gutters on fascia Pitch 33 degrees from central apex to four sides**Ground Floor**

Element	Description / Damage / Repair Strategy	Measure
Building (Main Building)		

MB UNIT 1 HAZELDINE

Age Post 1980

Area 86.5m2

Footprint T-Shape

Ground Floor

Room / Element	Description / Damage / Repair Strategy	Measure
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Kitchen (L=2.8m W=2.3m H=2.4m)**Room - Comments:** Tiled floor. Bench 5M laminate. Gib painted walls and ceiling. Laminate kitchen units. One window.**Room - Additional Notes:****Living (L=7.2m W=4.9m H=2.4m)****Room - Comments:** Gib painted walls and ceiling. Carpet floor. One set of french doors to exterior. 6 internal doors.**Room - Additional Notes:****Bedroom Eastern elevation (L=4.0m W=3.1m H=2.4m)****Room - Comments:** Gib painted walls and ceiling. Carpet floor. One door. One window.**Room - Additional Notes:****Bathroom (L=2.2m W=1.9m H=2.4m)****Room - Comments:** Tiled floor. Gib painted walls and ceiling. Toilet. Shower. Single vanity.**Room - Additional Notes:****Bedroom (L=2.2m W=3.1m H=2.4m)****Room - Comments:** Gib painted walls and ceiling. One door. One window. Carpet floor.**Room - Additional Notes:****Internal Garage (L=3.1m W=6.2m H=2.4m)****Window** Aluminium Awning, Pane double glazed (1.00 No of)**Floor** Concrete (19.22 m2)

Cosmetic damage

Grind out and epoxy fill (up to 5mm)

6 m

Wall covering Gib, Paint (44.64 m2)**Ceiling** Gib, Paint (19.22 m2)**Garage door** Rolla Door Steel, Steel (1.00 No of)**Door (External)** Single glass door, Aluminium (1.00 No of)**Door (Internal)** Single Hollow Core, MDF (1.00 No of)

2

EQC Claim Number CLM/2011/093259

Room - Additional Notes:

MB UNIT 2 FOX

Age Post 1980

Area 71.9m2

Footprint T-Shape

Ground Floor

Room / Element	Description / Damage / Repair Strategy	Measure
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Kitchen Galley (L=2.3m W=2.9m H=2.4m)

Room - Comments: Gib painted walls and ceiling. Tiled floor. One door. One window. Bench 5M.

Room - Additional Notes:

(03) 344 5735

Internal Garage (L=3.3m W=6.0m H=2.4m)

Floor Concrete (19.80 m2)

Cosmetic damage

Grind out and epoxy fill (up to 5mm)

5 m



Wall covering Gib, Paint (44.64 m2)

GAP FILL CRACKS (4.8m) PAINT GIB WALLS

Ceiling Gib, Paint (19.80 m2)

REPAIR GIB PLASTER + PAINT

Garage door Sectional Metal, Steel (1.00 No of)

Door (External) Single glass door, Aluminium (1.00 No of)

Door (Internal) Single Hollow Core, MDF (1.00 No of)

Room - Comments: Gib painted walls and ceiling. Concrete floor. One door. One window. Roller door metal. Crack to slab

Room - Additional Notes:

Living (L=4.0m W=4.2m H=2.4m)

Room - Comments: Gib painted walls and ceiling. Carpet floor. One door. One window. One set french doors.

Room - Additional Notes:

Entry (L=1.3m W=2.6m H=2.4m)

Room - Comments: Gib painted walls and ceiling. Carpet floor. One exterior door. One window.

Room - Additional Notes:

Hallway (L=1.8m W=1.0m H=2.4m)

Room - Comments: Gib painted walls and ceiling. Carpet floor.

Room - Additional Notes:

Bathroom (L=2.4m W=1.6m H=2.4m)

Room - Comments: Gib painted walls and ceiling. Tiled floor. One door. One window. Tiled shower. Vanity. Toilet.

Room - Additional Notes:

3

EQC Claim Number CLM/2011/093259

Bedroom Eastern elevation (L=3.4m W=2.1m H=2.4m)**Room - Comments:** Gib painted walls and ceiling. Carpet floor. One door. One window.**Room - Additional Notes:****Bedroom Southeastern corner (L=3.4m W=3.0m H=2.4m)****Room - Comments:** Gib painted walls and ceiling. Carpet floor. One door. One window.**Room - Additional Notes:**

MB 2 UNIT 3 HOLDEN

Age Post 1980

Area 71.9m²

Footprint T-Shape

Ground Floor

TRISNA

Room / Element	Description / Damage / Repair Strategy	Measure
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Kitchen (L=2.3m W=2.9m H=2.4m)**Room - Comments:** Gib painted walls and ceiling. Carpet floor. One door. One window. Bench 5M. Freestanding oven.**Room - Additional Notes:** (03) 9811 561**Internal Garage (L=3.3m W=6.0m H=2.4m)****Window** Aluminium Awning. Pane double glazed (1.00 No of)**Floor** Concrete (19.80 m²)

Cosmetic damage

Grind out and epoxy fill (up to 5mm)

5 m

EQC. PAID OUT. DELETE

Wall covering Gib, Paint (44.64 m²)

Gib FILL 2-4m PAINT BLOCK WALL

Ceiling Gib, Paint (19.80 m²)**Garage door** Rolla Door Steel, Steel (1.00 No of)**Door (External)** Single glass door, Aluminium (1.00 No of)**Door (Internal)** Single Hollow Core, MDF (1.00 No of)**Room - Comments:** Cosmetic floor crack**Room - Additional Notes:****Living (L=4.0m W=4.2m H=2.4m)****Room - Comments:** Gib painted walls and ceiling. Carpet floor. One door. One window. Set of french doors.**Room - Additional Notes:****Entry (L=2.6m W=1.3m H=2.4m)****Room - Comments:** Gib painted walls and ceiling. Carpet floor. External wooden door.**Room - Additional Notes:****Hallway (L=1.8m W=1.0m H=2.4m)**

4

EQC Claim Number CLM/2011/093259

Room - Comments: Gib painted walls and ceiling. Carpet floor.

Room - Additional Notes:

Bathroom (L=2.4m W=1.6m H=2.4m)

Room - Comments: Gib painted walls and ceiling. Tiled floor. One door. One window. Shower. Vanity. Toilet.

Room - Additional Notes:

Bedroom Eastern elevation (L=3.4m W=2.1m H=2.4m)

Room - Comments: Gib painted walls and ceiling. Carpet floor. One door. One window.

Room - Additional Notes:

Bedroom Southern (L=3.4m W=3.0m H=2.4m)

Room - Comments: Gib painted walls and ceiling. Carpet floor. One door. One window.

Room - Additional Notes:

MB 2 UNIT 4 GRAY

Age Post 1980

Area 71.9m²

Footprint T-Shape

Ground Floor

Room / Element	Description / Damage / Repair Strategy	Measure
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Kitchen Galley (L=2.3m W=2.9m H=2.4m)

Room - Additional Notes:

942 5993

Internal Garage Garage (L=3.3m W=6.0m H=2.4m)

Floor	Concrete (19.80 m ²)	✓
	Cosmetic damage	✓
	Grind out and epoxy fill (up to 5mm)	5 m ✓
Wall covering	Gib, Paint (44.64 m ²)	✓
	Cosmetic damage	✓
	Rake out, plaster and paint	44.64 m ² ✓
Ceiling	Gib, Paint (19.80 m ²)	
Garage door	Sectional Metal, Steel (1.00 No of)	
Door (External)	Single glass door, Aluminium (1.00 No of)	
Door (Internal)	Single sliding, MDF (1.00 No of)	

Room - Comments: Cosmetic floor cracks Garage walls have cracked

Room - Additional Notes:

Living Lounge (L=4.0m W=4.2m H=2.4m)

Window	Aluminium Awning, Pane single glazed (1.00 No of)
Floor	Concrete, Carpet (16.80 m ²)
Ceiling	Gib, Paint (16.80 m ²)

VAK. ✓

EQC Claim Number CLM/2011/093259

Wall covering	Gib, Paint (39.36 m2)	
	Cosmetic damage	✓
	Rake out, plaster and paint	39.36 m2 ✓
Door (Internal)	Single Hollow Core, MDF (1.00 No of)	
Room - Comments: Cracks above French door		
Room - Additional Notes:		

Entry Hall (L=2.6m W=1.3m H=2.4m)

Room - Additional Notes:

Hallway Hall (L=1.8m W=1.0m H=2.4m)

Room - Additional Notes:

Bathroom Bathroom (L=2.4m W=1.6m H=2.4m)

Room - Comments: Gib painted ceiling and walls, tiled floor, one door, one window, tiled shower, single vanity, standard toilet,

Room - Additional Notes:

Bedroom North (L=3.4m W=2.1m H=2.4m)

Window	Aluminium Awning, Pane single glazed (1.00 No of)	
Floor	Concrete, Carpet (7.14 m2)	
Wall covering	Gib, Paint (26.40 m2)	
	Cosmetic damage	✓
	Rake out, plaster and paint	52.8 m2 ✓
Ceiling	Gib, Paint (7.14 m2)	
Door (Internal)	Single Hollow Core, MDF (1.00 No of)	
Room - Comments: Cracks to walls		
Room - Additional Notes:		

Bedroom North (L=3.4m W=3.0m H=2.4m)

Window	Aluminium Awning, Pane single glazed (1.00 No of)	
Floor	Concrete, Carpet (10.20 m2)	
Wall covering	Gib, Paint (30.72 m2)	
	Cosmetic damage	✓
	Rake out, plaster and paint	60 m2 ✓
Ceiling	Gib, Paint (10.20 m2)	
Door (Internal)	Single Hollow Core, MDF (1.00 No of)	
Room - Comments: Cracks to wall finish		
Room - Additional Notes:		

5

EQC Claim Number CLM/2011/093259

MB 3 UNIT 5 WEAVERS	Age Post 1980	Area 77.3m ²	Footprint Rectangular
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Structure	MULLEN	344 0617
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Elevation (East 14 x 2.4 m)

Comments: 3 windows Brick veneer 4 x 2.4 solid block concrete wall

Element	Description / Damage / Repair Strategy	Measure
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Elevation (North wall 11.5 x 2.4 m)

Wall framing Timber Frame, Timber (27.60 m²)Wall cladding Brick veneer, Brick (27.60 m²)

Cracking

Remove and relay loose sill bricks

0.3 m ✓

Comments: 1 French door 1 sliding door 1. Back door 1 Brick veneer 1 Loose brick

Element	Description / Damage / Repair Strategy	Measure
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Elevation (West wall 14 x 2.4)

Comments: Sectional garage door front door unit 5 1 window

Element	Description / Damage / Repair Strategy	Measure
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Elevation (South wall 11.5 x 2.4 m)

Comments: solid block 7 x 2.4 Brick veneer 7x2.4 m Soffit 400 mm

Element	Description / Damage / Repair Strategy	Measure
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Foundations (Concrete slab 11.5 x 14 m)

Comments: Concrete slab 220 mm depth modern

Element	Description / Damage / Repair Strategy	Measure
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Roof (Gable end 13 x 16.5 m)

Comments: rolled metal guttering attached to fascia Pitch from apex 33 degrees Down pipe

Ground Floor

Room / Element	Description / Damage / Repair Strategy	Measure
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Internal Garage (L=5.5m W=3.8m H=2.4m)

Room - Comments: Concrete slab. Gib painted walls and ceiling. Roller door. One external and one internal door.

Room - Additional Notes:

CRACK TO C-ALABE FLOOR 3m.
BRIND OUT + REPAIR

Living (L=5.2m W=3.7m H=2.4m)

Window Aluminium Awning, Pane double glazed (1.00 No of)

Floor Concrete, Carpet (19.24 m²)

Door (External) French doors, Aluminium (1.00 No of)

Wall covering Gib, Paint (42.72 m²)

Cosmetic damage

Rake out, plaster and paint

42.72 m² ✓Ceiling Gib, Paint (19.24 m²)

Door (Internal) Single Hollow Core, MDF (1.00 No of)

EQC Claim Number CLM/2011/093259

Room - Additional Notes:

Kitchen Cosmetic gib cracking (L=3.7m W=2.6m H=2.4m)	
Window	Aluminium Awning, Pane double glazed (1.00 No of)
Floor	Concrete, Tiles (9.62 m2)
Range (Free standing oven)	Electric, Standard Electric (1.00 Item)
Ceiling	Gib, Paint (9.62 m2)
Wall covering	Gib, Paint (30.24 m2)
	Cosmetic damage
	Rake out, plaster and paint
	30.24 m2 ✓
Work top	Kitchen work top, Laminate (5.00 m)
Kitchen joinery	Medium Spec, Laminate (1.00 Item)
Range Hood	Over Head, Standard spec (1.00 Item)

Room - Additional Notes:

Bedroom (L=2.6m W=2.8m H=2.4m)

Room - Comments: Gib painted walls and ceiling. Carpet floor. One door. One window.

Room - Additional Notes:

Bathroom (L=3.2m W=1.9m H=2.4m)

Room - Comments: Gib painted walls and ceiling. Tiled floor. One door. One window. Toilet. Vanity. Shower - tiled.

Room - Additional Notes:

Bedroom Southwestern corner (L=3.9m W=3.1m H=2.4m)

Window	Aluminium Awning, Pane double glazed (1.00 No of)
Floor	Concrete, Carpet (12.09 m2)
Ceiling	Gib, Paint (12.09 m2)
Wall covering	Gib, Paint (33.60 m2)
	Cosmetic damage
	Rake out, plaster and paint
	33.6 m2 ✓
Door (Internal)	Single Hollow Core, MDF (1.00 No of)

Room - Additional Notes:

MAIN BUILDING 2		Age Post 1980	Area 0.0m2	Footprint T-Shape
Structure				
Element	Description / Damage / Repair Strategy			Measure
Elevation (West wall 21 x 2.4 m)				
Comments: X2 French doors - X 2 windows , Back of garage solid block 7 x 2.4 m - Soffit 400 mm				

EQC Claim Number CLM/2011/093259

Element	Description / Damage / Repair Strategy	Measure
Elevation (South wall 21 x 2.4 m)		
Wall framing	Timber Frame, Timber (294.00 m2)	
Wall cladding	Brick veneer, Brick (294.00 m2) Cracking	
	Relay and re-bed loose bricks	0.3 m2 ✓
Comments: brick veneer, soffit .400 mm air con unit, 1 front door unit 4 One loose brick above front door on right face,		

Element	Description / Damage / Repair Strategy	Measure
Elevation (North 21 x 2.4)		
Comments: brick veneer On timber frame Soffit .400 mm		

Element	Description / Damage / Repair Strategy	Measure
Elevation (East wall 21x 2.4 m) <i>UNIT 4 LOOSE BRICK</i>		
Comments: Brick veneer, timber frame, soffit 400 mm, Windows x 4 Sectional metal garage doors x 2		

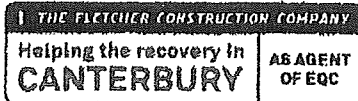
Element	Description / Damage / Repair Strategy	Measure
Foundations (Concrete slab 21x 15 m)		
Comments: concrete slab modern depth 220 mm		

Element	Description / Damage / Repair Strategy	Measure
Roof (Gable end 25 x 16 m)		
Comments: rolled metal gutters on fascia Pitch 33 degrees from central apex to four sides		

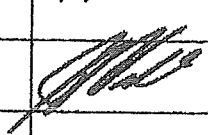
Ground Floor

Element	Description / Damage / Repair Strategy	Measure
Building (Main building 2)		

End Of Assessment



Scope Change Summary

Claim No	CLM/2011/093259	Contractor	Summit Build
Body Corp Number:	BC 372338	Supervisor	Rob Allsop
Unit Owner Details:		Date	9/7/2012
Address:	1-5 19 Tower St Hornby	EQC	 J. [REDACTED]
Contact re work			10.7.12

This Scope Change Summary should be read in conjunction with the EQC Statement of Claim. The work described in these two documents covers the full scope of work for the property. Please scan document and send through Aconex. Check if there is a June 2011 claim

Room	No. of Walls	Ceiling	Floor	Photo Number	Amendments to 2011 scope
✓ Unit 1 Exterior North & East Elevations	2	✓	✓	1, 2	One loose brick on each Elevation (2 total) Grind out mortar and re lay bricks 0.3m2
✓ Unit 2 Exterior North Elevation	1				One loose brick on North Elevation Grind out mortar and re lay brick 0.2m2
✓ Unit 2 Garage Wall	1			4, 5	Cracking to paint at wall junction. Gap fill cracks and paint Gib walls -- 20m2
✓ Unit 2 Garage Ceiling		✓		3	Gib pulling away from ceiling baton. Re fix Gib, plaster and paint ceiling. 19.80m2
✓ Unit 3 Garage Floor				✓	Delete from Scope. Customer paid by EQC for this repair.
✓ Unit 3 Garage Wall	1			10	Cracking to paint at wall junction. Gap fill crack and paint Block wall. 14.4m2
✓ Unit 3 Exterior East & South Elevations	2			6,7,8,9	Loose bricks on two elevations (6 total) Grind out mortar and relay bricks 0.5m2
✓ Unit 4 Garage Floor			✓	12	Garage floor repair on EQC scope. Painted floor. Paint Garage floor after repair. 19.80m2



✓

Approved

Ed C

10.7.12

**CONTRACTORS FINAL ACCOUNT
AGREEMENT**

Hub	Body Corporate	Company	Summitbuild Construction Ltd
Claim no	2011/003259	Address	
Customer Name		Phone	
Site Address	1-5/19 Tower Street, Hornby	Mobile	
EQR Contracts Supervisor	Robert Allsop	Accreditation No	EQR00732
Date	31.08.2012	GST	

(a) Original Contract Value \$13,915.24
 (b) Variation (1) \$633.33

Final Contract Value \$14,548.57
 Less Previous Payments \$

Amount for Final payment \$14,548.57
 + GST 212.29
16,730.86 SALES

We hereby confirm that this statement represents the full and Final Contract Value and amount outstanding for all matters relating to this subcontract.

Start Date:

Finish Date:

Signature of contractor:

Date: 21.02.2013

Signature of supervisor:

Date: 8/12/2012

Signature of quantity surveyor:

Date: 31/08/2012