

T I M A R U



DISTRICT COUNCIL

BUILDING CONSENT No:54202

Section 51, Building Act 2004

Issued:30 Mar 07

The Building

Street Address of building: 12 PYE RD, R D 21, GERALDINE 8751

Legal Description of land where building is located:

LOT 9 DP 11274 BLK V GERALDINE SD

Building Name: Dwelling

The Owner

Name of owner: PA & MR LOW

Mailing Address: 111 Mckenzie Street
GERALDINE

Contact Person: PETER ATHOL LOW

Mailing Address: 12 PYE RD
R D 21
GERALDINE 8751

Building Work

The following building work is authorised by this consent:

Project: Building Alterations

Intended Use: Dwelling Alteration (Kitchen/Living/Bathroom) Erect Deck

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.

This building consent is subject to the following conditions:

1: This Building Consent is

Permission to undertake building work in accordance with the approved plans and specifications. All work must comply with the provisions of the Building Code. Any alterations from the original plans and specifications must have prior written approval from the Building Advisory Services Manager.

2: Endorsement

On Plans and Specifications form part of this approval.

3: Code Compliance Certificate

An application for Code Compliance Certificate must be made after all the building work to be carried out under the Building Consent is completed, as soon as practicable after the building work is completed or within 2 years after the date on which the Building Consent was issued. The application for Code Compliance Certificate shall be in the prescribed form.

4: Siting

The Owner of the property is responsible for the correct siting of buildings or additions in relation to boundary pegs.

5: Any Act/Building Deficiency

Any deficiency not specifically drawn to the attention of the Builder or Owner by the Building Official shall not be deemed to have been approved.

6: Building Use

Use is limited to that stated on the Building Consent.
Any change of use would require a separate approval.

7: Qualified Plumber

Plumbing and Drainage work to be carried out by licensed tradespersons only.

8: Fire Requirements

Domestic Smoke Alarm System Required - Please refer to attachment on "Approved Plans".

9: Building Consent Lapses

This Building Consent Lapses and is of no effect if the building work to which it relates does not commence within 12 months after the date of issue of the Building Consent. An extension of time may be allowed subject to application in the prescribed form.



Signature

Senior Building Advisor – Approvals
Position

On behalf of: Timaru District Council

Date: 30 Mar 2007



TIMARU
03-687-7200
Fax 03-687-7209

BUILDING CONSENT No:- 54202
Issued: 30/03/2007

OWNER : PA & MR LOW
MAILING ADDRESS : 111 Mckenzie Street, GERALDINE

BUILDER : PA & MR LOW

PROPOSED WORK :- Dwelling Alteration (Kitchen/Living/Bathroom) Erect Deck
SITE ADDRESS :- 12 PYE RD, R D 21, GERALDINE 8751
VALUE of WORK :- \$60,000.00
ASSESSMENT NO :- 24660/233.01

NOTICE of MANDATORY INSPECTIONS

- * To arrange for an inspection phone 03-687-7200 (8:30am - 5:00pm).
- * At least 24 hours notice must be given by Owner or Builder of the Inspections Required (listed below) [S] Inspections paid
- * Failure to notify will invalidate the Building Consent and result in consequential action
- * Approved plans must be on the site for reference by the Building Official

----- INSPECTIONS REQUIRED -----

Boundaries.....	Footings and Reinforcing.....
Floor construction.....	Wall construction.....
Roof construction.....	Linings.....
Ventilation.....	Durability.....
Underfloor.....	Plumbing.....
Hot water cylinder.....	Foul water.....
Fire requirements.....	

Final inspection for code compliance issue
Application for CCC received.

12 Pye Road
RD 21
Geraldine.
14/8/07.



Timaru District Council
P.O. Box 522
Timaru

For attention of: - Mark Fields - Building Adviser

re: Dwelling 12 Pye Road Geraldine.
P.A & MR Low - BC No 54202.

We wish to apply for 3 amendments to the above building consent. Please see attached sketch.

1. The handrail around the exterior deck to be aluminium and not wooden. This should provide longer life and less maintenance
2. It is intended that Linear Board to be fitted to the exterior on the western side will now extend only to 250mm above the line of the windows.
3. The wall which replaces the existing door between the upstairs Bathroom and the hall is to be moved back into the Bathroom in order to provide a small cupboard which will be accessed via a door in the hallway

We trust these amendments can be approved and look forward to receiving confirmation at your earliest convenience.

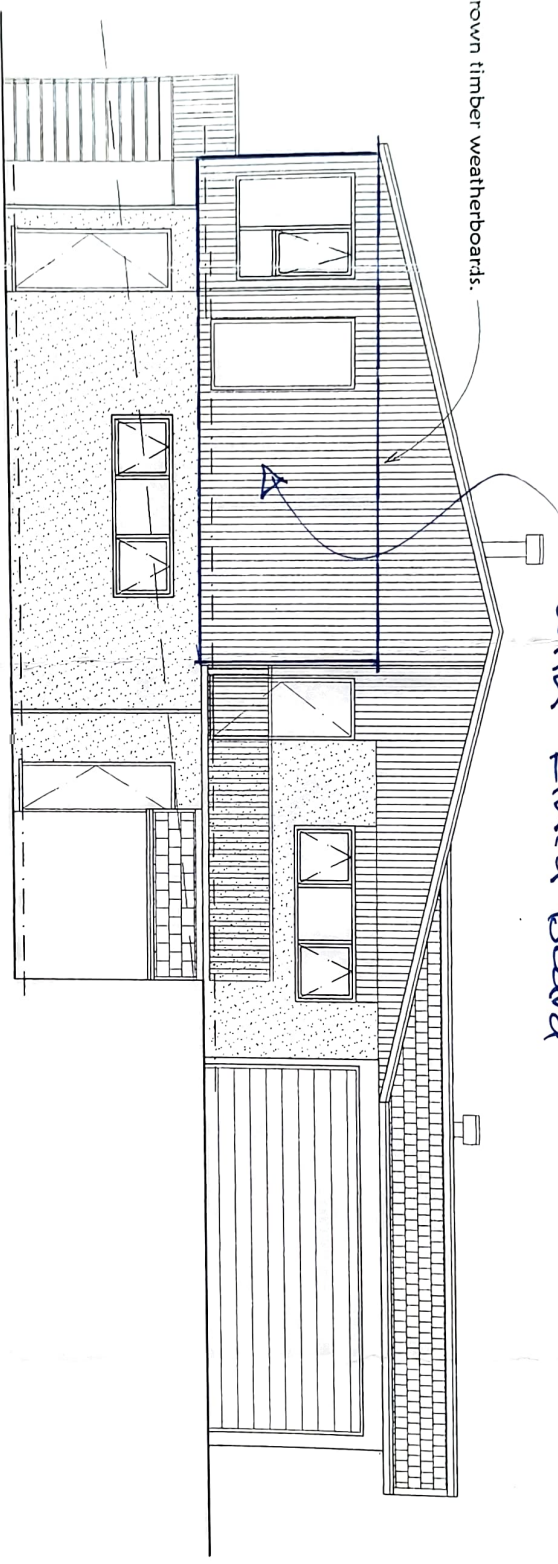
Thank you.

A handwritten signature in black ink, appearing to read "Mark Fields".

AMENDED PLANS

This area to be replaced
with Linea Board

Dark brown timber weatherboards:

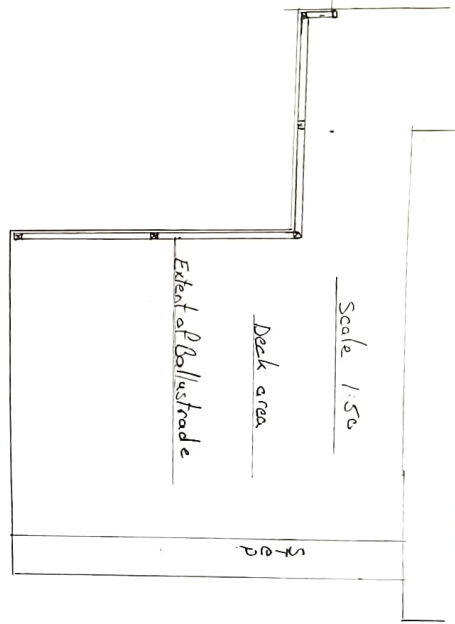


Existing West Elevation

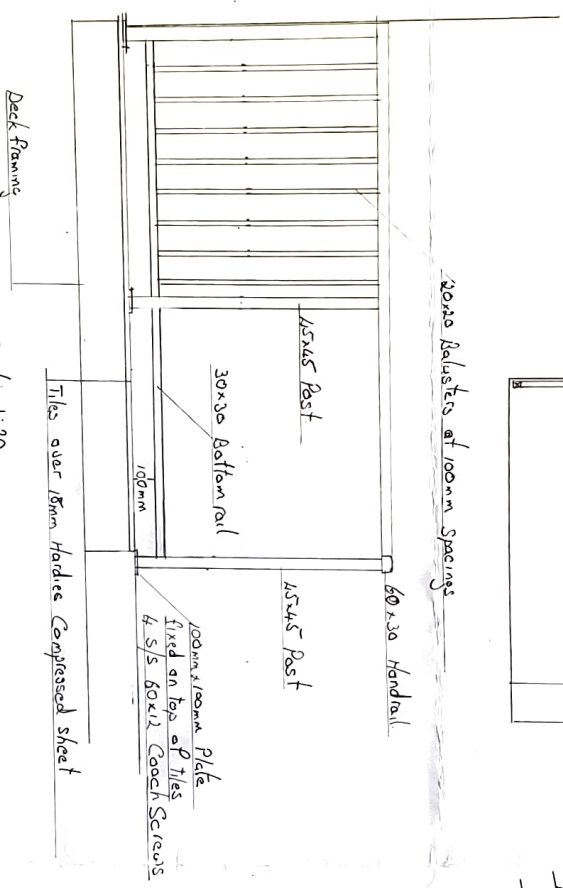
1 : 100

TIMARU DISTRICT COUNCIL
14 AUG 2007
BUILDING ADVISORY SERVICES

AMENDED PLANS



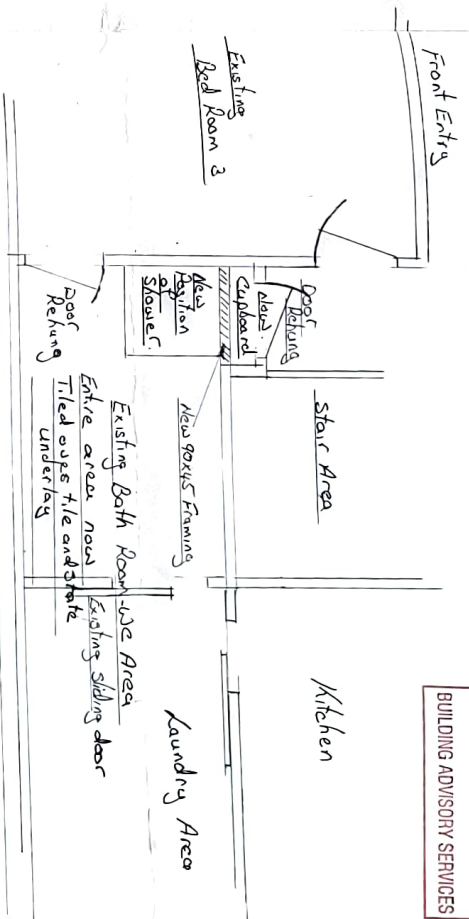
Scale 1:50



Scale 1:20

Area of Powder Coated Ballustrade Colour Black

Alteration to Original Submitted plan with wooden Ballustrade



Scale 1:50

Details of alterations to Original plan Submitted

Plan AMENDMENTS

MR/MRS P KOW 12 PYE ROAD GERALDINE

Consent No 51102

AMENDED PLANS