

Assessment No. 1/192/

Permit No. 976

Plan and Application No. 5108

BOROUGH OF ROTORUA

APPLICATION FOR BUILDING PERMIT.



I hereby apply, in terms of your Building By-laws, for a permit for the erection of the undermentioned buildings in accordance with the plans and details which are hereby submitted, and request your inspection in terms of the said By-laws.

Lot: 6 Section: Pt 34 Block: Street: Devon St.

Area of Section: 32 perches.

Description of Proposed Work: Wood.

(Wood, brick, concrete, stone or iron)

Purpose for which Building to be used: Private residence

If fronting a Street, how far back, and what approach? 40 ft.

Road frontage

Number of Storeys: One Height of Each: 8' stud

Thickness of Outer Walls on each Storey: 4" stud 6" O.A.

Thickness of Party Walls: none

Full Length and Breadth of Building: 34' x 30'

Roofing: Tiles

Time required for erection: 3 months.

Name and Address of Owner: E. Davidson Devon St. Rotorua.

Name and Address of Builder: R. A. Forsyth Devon St. Rotorua

Name and Address of Licensed Sanitary Drainer: Atkinson & Duff
Fenton St. Rotorua.

Name and Address of Licensed Sanitary Plumber: Atkinson & Duff
Fenton St. Rotorua

Estimated cost or Contract Price: £2000.

If Hoarding required, state Length and Width: /

If Crossing required, show positions: /

DATED this 3rd day of Oct. 1949

E. Davidson.

Signature of Applicant.

Proper Plans and Specifications in DUPLICATE must accompany this application.

BUILDING INSPECTED:-

REMARKS:-

(Dates)

Building Completed:

Inspector.

SPECIFICATIONS.

For Dwelling To be Erected In Devon St., Rotorua.

GENERAL.

The proposal comprises in general for the erection of a residence in Devon St., Rotorua, for Mrs. E. Davidson.
The owner will apply for and pay for all permits and comply with all by-laws and see that all workmen are covered by insurance.
In the event of any discrepancies between the written and scaled dimensions, the written sizes will be taken.

MATERIALS.

If various materials specified herein, are unprocurable or will tend to delay the construction, other materials may be substituted in their place, provided however, that the substituted materials comply with the local by-laws.

CONCRETE.

All concrete to be not less than 5-1 of pu~~rice~~ice and cement with sand to suit. Five inch foundation walls to have 12" X 6" footing on solid steps, corner and chimney foundation to be taken down to solid construction, chimneys as required. Provide for 12" X 9" concrete vents at 3' from each external angle of walls and thereafter at not more than 6' apart. Porch slabs 4" thick.

SCHEDULE OF MATERIALS.

<u>MATERIAL.</u>	<u>SIZE.</u>	<u>GRADE.</u>	<u>SPACING.</u>
Jack Studs.	4" X 3"	S.A.H.R.	4'6" centres
Sleeper Plates.	4" X 3"	"	
Floor Joists	6" X 2"	"	18" "
Studs & Plates.	4" X 2"	R.O.B.A.	18" "
Ceiling Joists.	4" X 2"	R.O.B.A.	18" "
Rafters.	4" X 2"	"	18" "
Dwangs.	4" X 2"	"	2 Rows.
Bracings	6" X 1"	"	
Tile Battens.	2" X 1"	"	
Flooring.	4" X 1"	R.H.B.A.	
Fascia.	9" X 1"	"	
Architraves.	3" X 1" bev.	R.O.B.A.	
Skirting.	3" X 1"	"	
Shelving.	9" X 1"	"	
Jambs.	4" X 1"	"	
Stops.	2" X 1"	"	
Scotia.	1" X 1"	"	
Round.	1" X 3"	"	
Weatherboarding.	6" X 1"	D.A.H.R.	
Sills.	5" X 1"	O.D.A.R.	
Battens.	1" circlet.	R.O.B.A.	
Bearers.	3" X 1"	"	
Bogs & Corners.	2" X 2"	"	
Hips.	9" X 1"	"	
Purlins.	4" X 3"	"	

FRAMING.

Constructed with spacings as indicated. All plates to be scarfed at joints and intersections. Check trimmers of over 4' span $\frac{1}{2}$ " into studs and double brace wherever possible with 6" X 1" let in flush. Fix 4" X 3" purlin under rafters well strutted off partitions. Fix 4" X 2" on edge, stringers over ceiling joists. All weatherboards to be primed before fixing. Allow a galthoid damp course between all timber to concrete surfaces. Piles to have No. 8. wire for fixing to jack studs and to be placed on 12" X 12" sole base. Stringers to be 4" X 3" on edge laid in lengths and all joints scarfed over a jack stud. Floor joists gauged to an even depth and double nailed.

FLOORING.

Cut down neatly and cramp, nail and punch. Flooring to be sanded on completion of job.

LINING.

Line all walls with gibraltar board. All joints and nail holes in gibraltar boards to be stopped by plasterer and left ready for painter. Ceilings to be of pinex. *or Gibraltar board.* Treat walls of porches as exterior. Porch ceilings maybe match lining or fibrolite.

FACIA.

Fix 9" X 1" level fascia with $\frac{7}{8}$ " quarter round to joint of fascia to soffit. Cover joints in soffit with $\frac{1}{2}$ " round battens.

INSIDE FINISHING.

Fix 3" X 1" skirting and architraves throughout. All work to be sanded and left ready for painter.

CUPBOARDS.

Frame sink bench of dressed 2"X2" and fit terrazo sink top of colour selected by owner. Use space under sink bench to best advantage and construct floor to ceiling, safe where shown with gauge vents through floor and ceiling.

Construct cupboards where shown, using 12" X 1" shelving. All cupboard doors $\frac{7}{8}$ " flush pattern hung with $1\frac{1}{2}$ " butts and filled with catches. Construct wardrobes with one 12" shelf and coat rail. Fit door over wardrobe doors as access to trunk cupboards. Fit solid shelving to linen cupboard and slatted shelves to drying cupboard.

DOORS.

Hang 6'6" X 2'6" flush doors with facing strip to lock side to all main interior door openings with $3\frac{1}{2}$ " butts. 6" X 2" doors to wardrobes, coat, linen and H.W. cupboard with 3" butts. Back door 6'6" X 2'8" framed and ledged with glass and top panel. Laundry door framed and ledged. Front door fancy glass panel door and 6'6" X 2'4" flush door to lavatory.

JOINERY.

All sashes and frames shall be dry heart timber from an approved joinery factory. Sashes shall be in dry totara to sizes shown generally 2' wide and hung on 3" galvanised butts and fitted with telescopic stays and fastenings all to be hung, quadrants to all opening fanlights.

HARDWARE.

All locks, catches and fittings to sashes, doors and cupboards, to be purchased, by the owner to his own discretion. Also to include toilet paper holder, toilet rail and soap holder.

PLUMBER.

Provide shoe trays to all windows. 24 gauge valley and chimney flashing. Lay and connect water supply from town supply to 30 gallon quick recovery electric cylinder and thence with $\frac{1}{2}$ " branches to tubs, copper and sink, both basin and cystem. Hot water sink, both basin and one tub. Chrome pillar cocks to sink, bath and basin. Hose tap where directed. Provide and fix 5'6" enamel bath and basin. Provide and fix septic tank with soak hole, glazed tile drain, vents, gulleys and wastes to comply with local body by-laws.

PLASTERER.

Plaster case steps and front porch with one coat of 3 to 1 and one colour coat. Lay firebrick back and hoob to open fireplace and plaster fireplace and kitchen fireplace to selected colour.

TILER.

Provide and fix concrete roofing tiles of a selected colour and finish with necessary ridging. Roof to be guaranteed weather proof.

PAINTER.

Prime all joinery and exterior woodwork, then stop and cover with two coats of 1st quality paint tinted to approval.

Ceiling walls and woodwork of bathroom, W.C. and kitchen to be given a ceiling or priming coat and undercoat and one coat of enamel in shades to suit owner. Woodwork of porches to be finished as exterior.

Oil stain stop and varnish all other woodwork. Inside of sashes to be treated as exterior. Seat and cover with two coats of flat oil paint the remaining ceilings and paper walls of hall, living room and bedrooms.

Inside cupboard doors, wardrobe doors and shelf edging treated to match surrounding woodwork.

ELECTRICIAN.

Provide necessary lights and heating points with flush plates and switches. Provide electric range and element and thermostat to water heater.

Exterior Walls

To be of weather-board. Apply a priming coat to all boards before nailing up. Nail punch and stop and leave ready for painter. Two coats of approved paint, tinted to suit owner, to be applied.