

CODE COMPLIANCE CERTIFICATE NO: 97/2195

Section 43(3), Building Act 1991

FILE
P06451

ISSUED BY

ROTORUA DISTRICT COUNCIL

BUILDING CONSENT NO: 97/2195



(Insert a cross in each applicable box. Attach relevant documents.)

PROJECT		PROJECT LOCATION
All	<input checked="" type="checkbox"/>	Street Number:
Stage No of:	of an intended stages	M & C AVERY 23 TANIA CRE / ROTORUA
New or relocated building	<input type="checkbox"/>	
Alteration	<input checked="" type="checkbox"/>	
Intended use(s) (in detail): GARAGE / CARPORT GARAGE/CARPORT		LEGAL DESCRIPTION
Intended Life:		Property Number: 06451
Indefinite, but not less than 50 years	<input checked="" type="checkbox"/>	Valuation Roll Number: 06551/555.09
Specified as years		Lot: 15 DP: 22438
Demolition	<input type="checkbox"/>	Section: Block:
		Survey District:

This is:



A final code compliance certificate issued in respect of all of the building work under the above building consent



An interim code compliance certificate in respect of part only, as specified in the attached particulars, of the building work under the above building consent



This certificate is issued subject to the conditions specified in the attached page(s) headed "Conditions of Code Compliance Certificate No " (being this certificate).

The Council charges payable on the uplifting of this code compliance certificate, in accordance with the attached details, are: \$ 0.00

Receipt No: No fees

Signed for and on behalf of the Council:

Name: _____

Jim Knight

Position: Admin Assistant Building

Date: 02/07/98

FIELD INSPECTION CARD

BUILDING SERVICES**FIELD INSPECTION COMPLIANCE**

File No: P 06451 Appn No: 60-97-2195
 Contractor: Rotolok Construction Phone: 348-5132
 Owner: Avery Phone: 348-3238
 Lot No: 15 DPS: 22438
 Site Address: 23 Tania crescent
 Proposed Work: Garage + carport

Initial Inspection	First		Second		Complies	
	Owner	RDC	Owner	RDC	Owner	RDC
1. Footings/Piles						<i>Reopen</i>
2. Concrete Floor 1						
3. Concrete Floor 2 P & D						
4. Bond beams						
5. Prelining 1						
6. Prelining 2						
7. Prelining P & D						
8. Linings						
9. Fittings P & D						
10. Drain test P & D						
11. Final						<i>Reopen</i>
12. Solid Fuel Heaters						
13. Vehicle Crossing/ Damage Deposit						
14. Other (please note)						

13/2/98

1/7/98

Issue of Code Compliance Certificate approved.

Date: 1/7/98Building Officer: *Reopen*

IMPORTANT

**THIS CARD MUST BE PRODUCED
ON THE SITE AT EVERY INSPECTION
EITHER BY THE OWNER OR
HIS/HER AGENT**

As the holder of a building consent the **OWNER** or his/her **AGENT**
is required to:

(GIVE 24 HOURS NOTICE FOR ANY INSPECTION ON SITE)

1. Footings - reinforcing steel to be in place. Pile excavations complete.
No concrete to be poured.
2. Concrete Floor Slabs - two inspections; first for sub grade preparation,
second when moisture barrier and steel is in place and plumbing pipe work is fitted.
3. Prelining Inspection 1 - when the structure is completely closed in, plumbing pipework is
in place and before insulation is fitted.
- 3A. If applicable check for correct facilities for disabled persons.
Prelining Inspection 2 - when the insulation is fitted.
4. Linings and fittings - when all linings are fixed, plumbing fittings in place and before any
decoration is done.
5. Water Supply - Back flow preventers in place.
6. Drains fully laid and ready to test - sewer and stormwater.
7. Final - when the building is ready for occupancy, but before occupancy takes place.

For all the above inspections, the **OWNER** or their **AGENT**, is required to be on site at the
time of the inspection and they shall have a set of the stamped, approved drawings for the job
on site.

PLEASE NOTE:

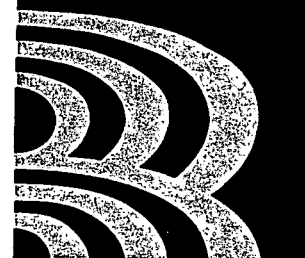
Additional charges may be made for the following if the Building Officers arrives and:

1. The work is not ready for the inspection.
2. Owner/agent/plans not on site.
3. Inspection not cancelled.
4. Boundaries not located or proved.

It is important to note that should the necessary inspections not be done, a **CODE
COMPLIANCE CERTIFICATE** will not be issued.

Owners should have regard to consequence of occupying or selling a non-complying building.

ROTORUA
DISTRICT
COUNCIL



Private Bag RO 3029
Rotorua
New Zealand
Telephone 07-348 4199
Fax 07-346 3143

Address all
communications to:
District Manager
Rotorua District Council

BUILDING CONSENT PROCESSING SHEET

CONSENT NUMBER: 60/97/

2195

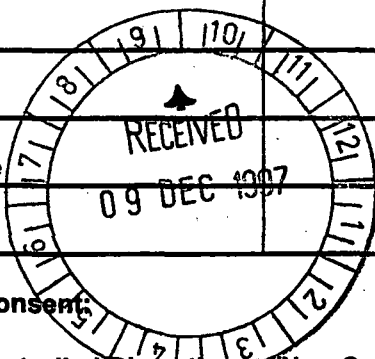
DATE RECEIVED: 9/12/97

SITE ADDRESS

23 Tania Cres

INV 29/1

ACTION / OFFICER	REVIEW	DATE	TIME TAKEN	APPRO	DATE
Check Appln - Bldg Officer	<i>[Signature]</i>	9/12	Hours ____ Min. ____		
Prepare File & Data Entry			Hours ____ Min. 15	LS	11.12.97
C.P.C. Planning <i>Res B</i>	<i>du id 12</i> <i>MAC</i>	10/12/97	Hours ____ Min. 15	MAC	23.12.97
Drafting <i>seen wrong file</i>	<i>[Signature]</i>	11-12-97	Hours ____ Min. ____		
Controlled Activity / Resource Consent			Hours ____ Min. ____	DA	23/12/97
Building Officer			Hours ____ Min. ____	<i>[Signature]</i>	29/12/97
Plumbing & Drainage	<i>[Signature]</i>	30-12	Hours ____ Min. 5	<i>[Signature]</i>	30-12-97
Pollution Control Officer			Hours ____ Min. ____	<i>[Signature]</i>	5.1.98
Dangerous Goods/Geoth			Hours ____ Min. 5	<i>[Signature]</i>	6.1.98
Resource Engineer			Hours ____ Min. 5	<i>[Signature]</i>	8.1.98
Environmental Health			Hours ____ Min. 5	<i>[Signature]</i>	14.1.98
Recreation & Community			Hours ____ Min. ____	WAL	15.1.98
Fees			Hours ____ Min. ____		
Disabled Facilities			Hours ____ Min. ____		
Update Date Entry			Hours ____ Min. ____		
Issue Tax Invoice			Hours ____ Min. ____		
Issue Building Consent			Hours ____ Min. ____		
Fax Costs			Hours ____ Min. ____		
Land Fill					
Flood Prone					
			Hours ____ Min. ____		
<p>Resource Consent:</p> <p>Activity: Controlled/Discretionary/Non-Complying</p> <p>Requested:</p> <p>Received: 10/2/97 <i>Waiting for further info/Donna</i></p> <p>Approval/John: 10/12</p>					



ROTORUA DISTRICT COUNCIL

APPLICATION FOR A BUILDING CONSENT

Section 33, Building Act 1992
(Attach all relevant documents in duplicate)

APPLICATION NUMBER 97/2195



PART A : GENERAL

(Complete Part A in all cases)

1. OWNER

2. CONTACT (If not owner)

Name <u>M & C AUGER</u>	Contact Name <u>J. TETENBULL</u>
Postal Address <u>23 TANIA CRES</u> <u>ROTORUA</u>	Postal Address <u>PO BOX 144</u> <u>NGONGOTAHU.</u>
Phone Number <u>3483238</u>	Phone Number <u>3485132</u>
Fax Number	Fax Number

3. PROJECT LOCATION

Address: 23 TANIA CRES ROTORUA

4. LEGAL DESCRIPTION

Valuation Number <u>6551/555.09</u>		OFFICE USE ONLY Property ID: <u>P06451</u>	
Lot(s) (Section) <u>15</u>	DP/S (Block) <u>22438</u>	Lot Area(s) m ² /ha <u>676</u>	No. of new toilets/urinals

5. PROJECT

5.1 New Building <input checked="" type="checkbox"/>	5.2 Intended Life Indefinite but not less than 50 yrs <input type="checkbox"/>	5.3 Description of Work: <u>GARAGE +</u> <u>CARPORT</u>
Alteration <input type="checkbox"/>	or	5.4 Intended Use(s) (in detail) <u>GARAGE & CARPORT</u>
Relocation <input type="checkbox"/>	Specified as <input type="checkbox"/> yrs	5.5 Estimated Value: \$ <u>9990.</u> (GST INCL)
Demolition <input type="checkbox"/>		

- ☐ Application for Building Consent only, in accordance with Project Information Memorandum No.
- ☒ Application for Building Consent and Project Information Memorandum.

Signed by the owner/owner's agent:

Signature: [Signature]

Name: J. TETENBULL Date: 3-12-97
(PLEASE PRINT)

Office Use Only

TARGET DATE

23 / 12 / 1997

PART B : PROJECT DETAILS

6. (Complete Part B only if you have NOT applied separately for a project information memorandum).

The project involves the following matters; tick each applicable box, if any, and attach relevant information in duplicate.

- (a) ☐ Location, in relation to legal boundaries, and external dimensions of new, relocated, or altered buildings. (Site Plan with elevations, Topography, drawn to scale, Elevations in relation to natural ground level and proposed finish level).
- (b) ☐ Details of any known or potential erosion, avulsion, falling debris, filled ground, subsidence, slippage, alluvion, inundation, geothermal, hazardous contaminants on or near the site.
- (c) ☐ Provision to be made for vehicular access, including parking and materials used. (To be shown on site plan).
- (d) ☐ Provisions to be made in building over or adjacent to any road or public place.
- (e) ☐ Provisions to be made for disposing of stormwater and wastewater. (To be shown on site plan).
- (f) ☐ Precautions to be taken where building work is to take place over existing drains or sewers or in close proximity to wells or water mains.
- (g) ☐ New connections to public utilities, i.e. water supply, stormwater system, wastewater system.
- (h) ☐ Provisions to be made in any demolition work for the protection of the public, suppression of dust, suppression of noise, disposal of debris and disconnection from public utilities.
- (i) ☐ Details of any cultural or heritage significance of the building or building site, including whether it is on a marae, or waahi tapu.
- (j) ☐ Copy or reference to, of any resource consent or planning approval for this project.
- (k) ☐ Details of volume of Proposed Excavations: Include volumes for Site Preparation, Basement, and Driveway.

PART C : PROJECT DETAILS

(Complete Part C in all cases)

This application is accompanied by (tick each applicable box, attach relevant documents in duplicate).

- 7. ☐ The drawings, specifications, and other documents according to which the building is proposed to be constructed to comply with the provision of the New Zealand Building Code, with supporting documents, if any, including:
- 8. ☐ Building certificates
- 9. ☐ Producer statements
- 10. ☐ References to accreditation certificates issued by the Building Industry Authority.
- 11. ☐ References to determinations issued by the Building Industry Authority.
- 12. ☐ Proposed procedures, if any, for inspection during construction.

PART D

(Complete as far as possible in all cases)
Give names, addresses, telephone numbers. Give relevant numbers if known.

13.

DESIGNER(S)

Name:

SKYLINE BUILDINGS LTD

Address:

PO BOX 12261 ARLAND

Phone Number:

Fax Number:

BUILDER

Name:

ROTORUA CONSTRUCTION LTD

Address:

PO BOX 144 NGONGOTAHUA.

Phone Number:

3685132

Fax Number:

DRAINLAYER

Name:

ANDERSEN DRAINAGE

Reg. No.

Address:

8 MAY ROAD ROTORUA

Phone Number:

3461639

Fax Number:

PLUMBER

Name:

Reg. No.

Address:

Phone Number:

Fax Number:

If more than number allowed for, please provide details on a separate sheet.

Floor Area of Proposed Work	Area square metres
Buildings Other Than Detached Accessory Buildings:	sq.m.
Floor	sq.m.
Basement	sq.m.
Ground Floor	sq.m.
First Floor	sq.m.
Second Floor	sq.m.
Additional Floors (Total)	sq.m.
Mezzanine	sq.m.
Decks	sq.m.
Total	sq.m.
Detached Accessory Buildings:	Area square metres
Garage	sq.m.
Carport	sq.m.
Other Buildings	sq.m.
Total	sq.m.

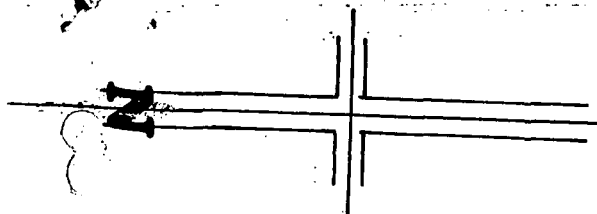
FOR OFFICE USE ONLY

FEES		
Fees paid on Application	\$	c
Plan Review		
Project Information Mem.		
TOTAL FEE GST incl.		
Fees payable on approval	\$	c
Building Consent	200	
Footpath Damage Deposit		
Crossing Deposit		
BRANZ Levy		
B.I.A. Levy		
Water Connection		
Sewer Connection		
Disconnection of Services		
Controlled Activity Fee	\$65	00
Controlled Activity Bond		
Reserve/ Development Contribution		
Photocopying		
Structural Check		
Resiting Bond		
Service Lane Information		
Other		
APPROVAL TOTAL	265	

CONSENT ISSUE AUTHORITY	
Receipt No.	5312011
Date of Issue	4.2.98
Authorised By	<i>[Signature]</i>
Date authorised	31-1-98

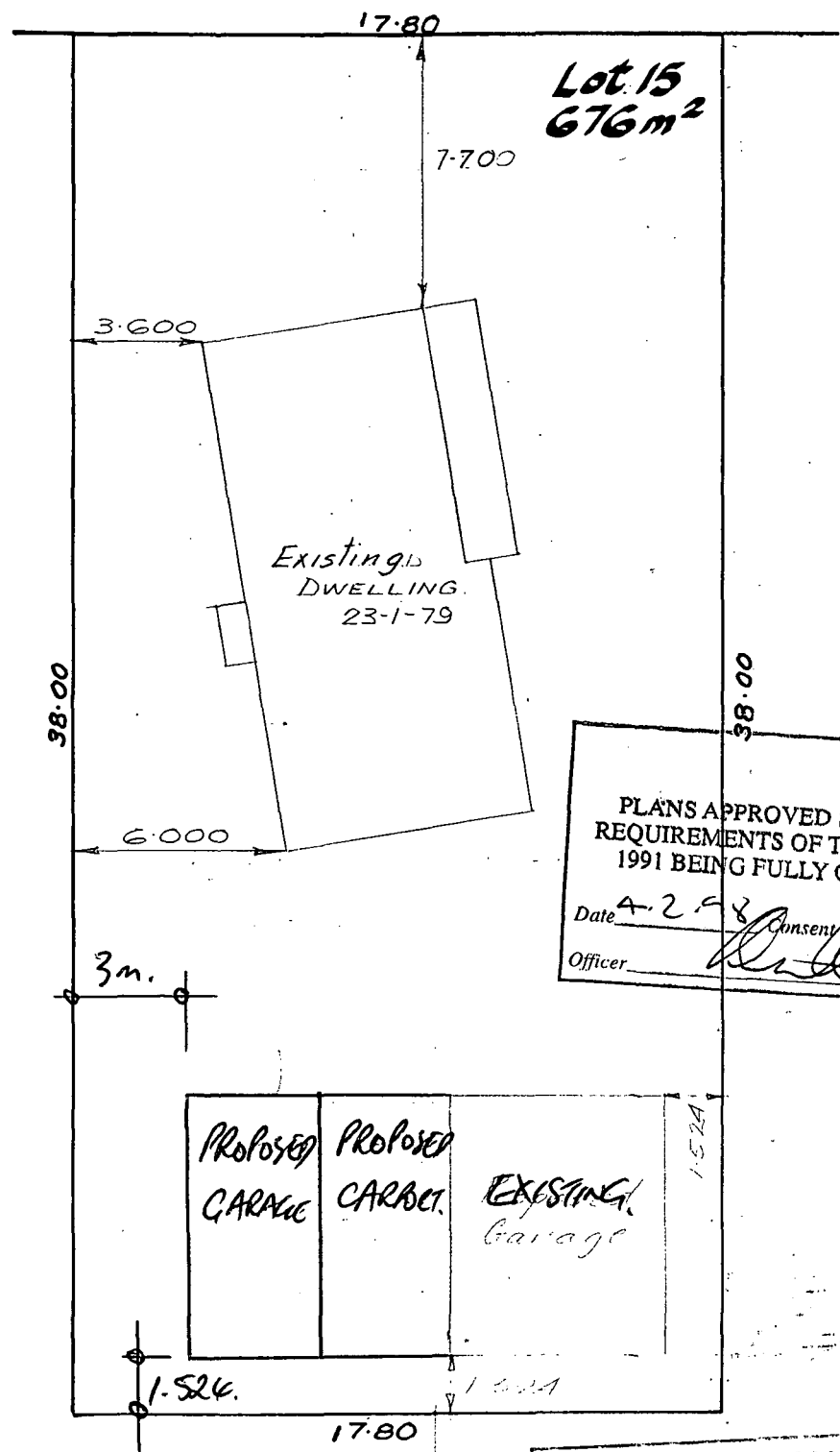
REFERRALS	
SENT	RETURNED
Structural	

AMENDED DETAILS RECEIVED		
	DATE	SIGN
Planning		
Health		
P & D		
Trade Waste		
Rec & Com		<i>[Signature]</i>
DG/GEO		
Res Eng		
Building		
Structural		



Valuation No. 0551/555/5	
Lot No. 15	
Blk./Sctn. Pt. Kaitao Rotohokahoka IM5	
S.D. BLK. IV HOROHORO	
D.P. 22438	
Street No.	Scale: 1 : 200

TANIA CRES.



PLANS APPROVED SUBJECT TO ALL REQUIREMENTS OF THE BUILDING ACT 1991 BEING FULLY COMPLIED WITH

Date 4.2.98 Consent Number 98/2195

Officer [Signature]

X J. Tait

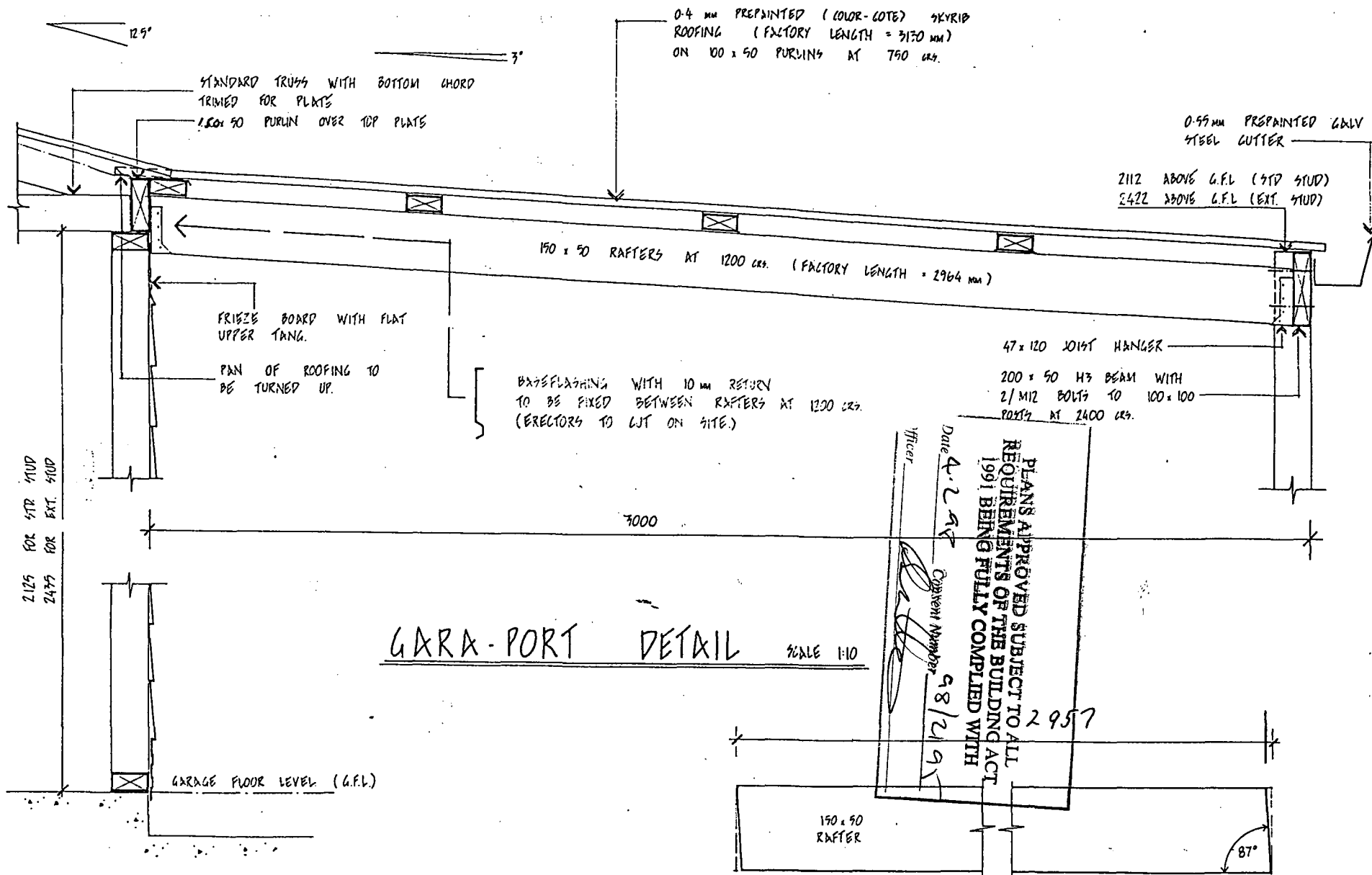
RESOURCE CONSENT

Approved 23.12.97

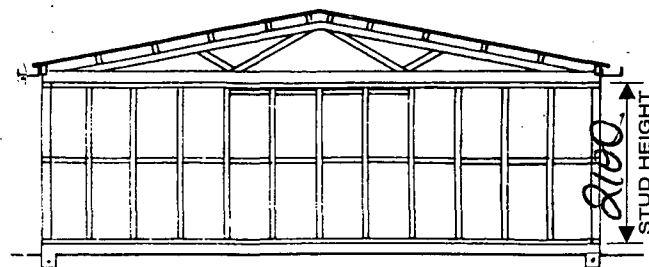
Appn No. 1997/332B

Plan No. P06541/1

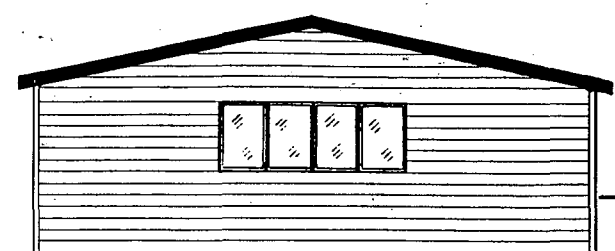
Date 23.12.97



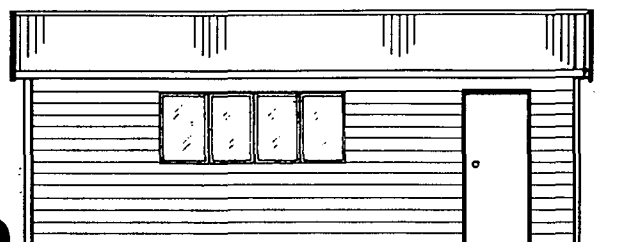
DRAWN A.S.V	CHECKED R.C	SCALES 1:10	SHEET B117
TRACED	DATE 7/10/97		SERIES OF 1



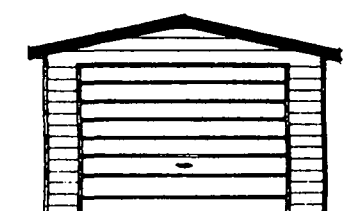
TYPICAL SECTION



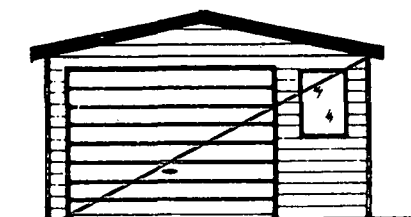
TYPICAL REAR VIEW



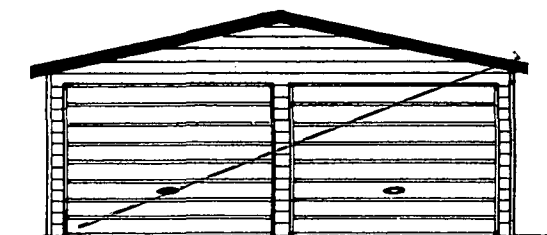
TYPICAL SIDE VIEW



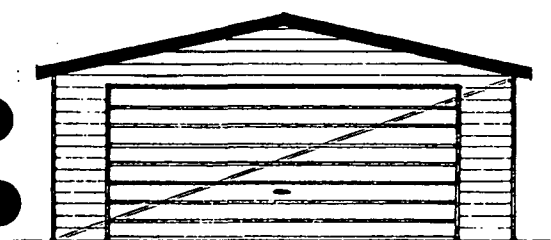
SINGLE



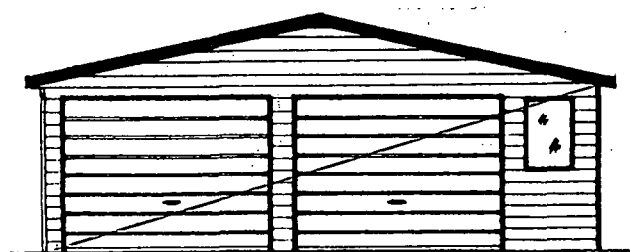
SINGLE WORKSHOP



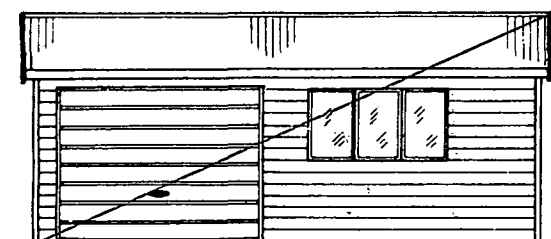
DOUBLE



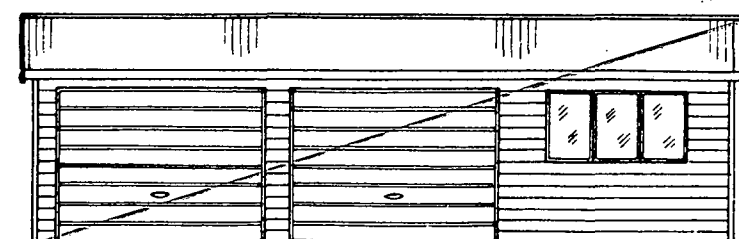
DOUBLE (4.5m DOOR)



DOUBLE WORKSHOP

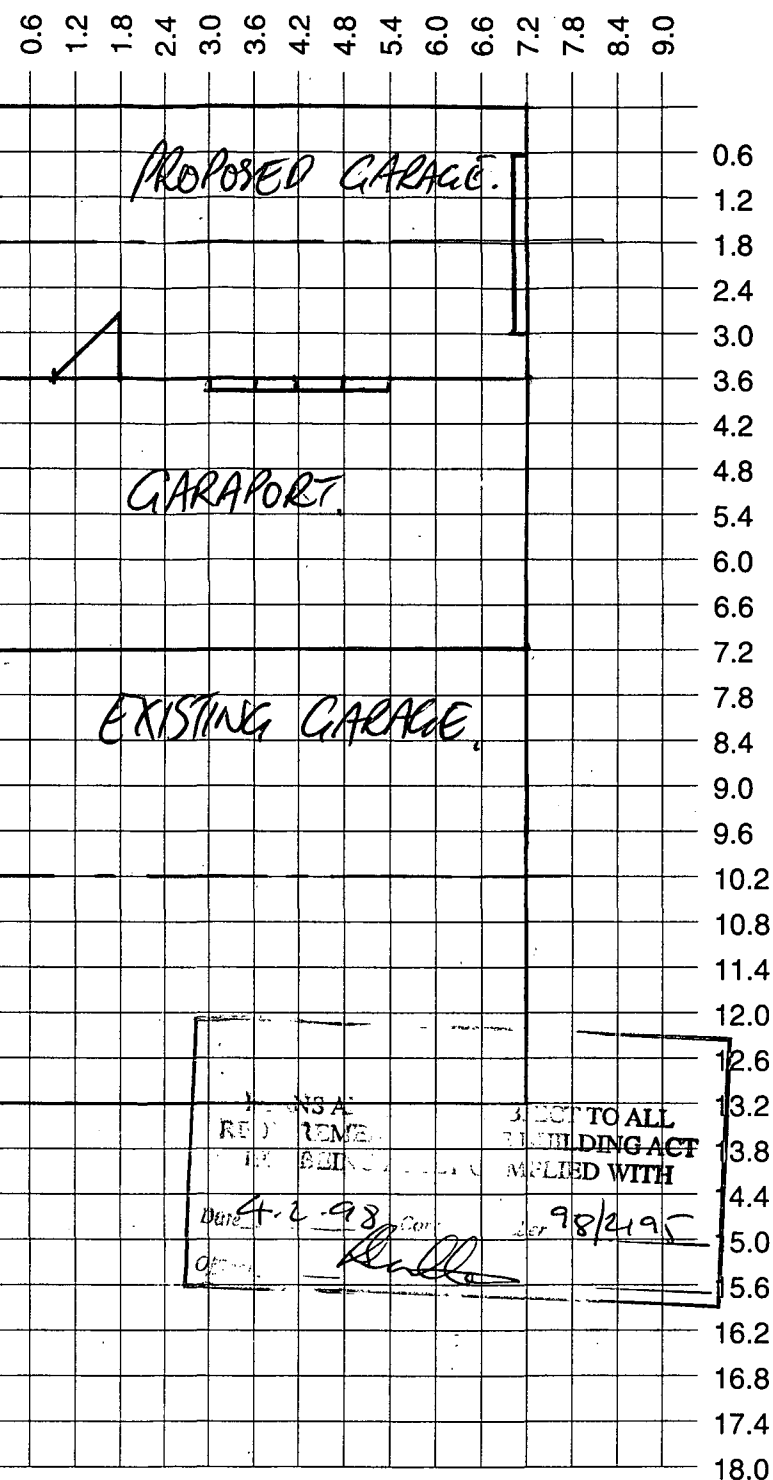


ONE DOOR SIDE ENTRY

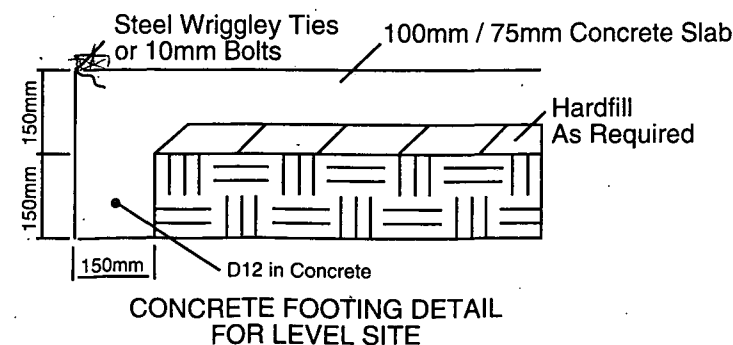


TWO DOOR SIDE ENTRY

NOTE: CONTRACTORS MUST VERIFY ALL DIMENSIONS BEFORE COMMENCING ANY WORK



FLOOR PLAN



CONCRETE FOOTING DETAIL FOR LEVEL SITE

SKYLINE GARAGE

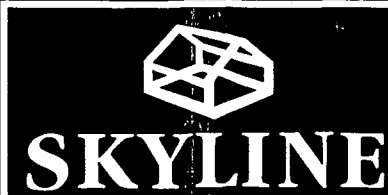
SPECIFICATIONS

FOUNDATIONS:	As per detail, or 200 x 200 concrete piles @ 1200 max. centres under studs.
DAMPCOURSE:	Cromford Supercourse under all bottom plates.
FRAMING:	All timber is Laser frame. All framing is housed, i.e. studs checked into plates and nogs checked into studs. Studs 90 x 35 Laser frame @ 600 centres. Top plates & nogs are 90 x 35 Laser frame. Bottom plates 90 x 35 H3 Tanalised Laser frame.
WALL BRACES:	<input type="checkbox"/> For sheet metal weatherboards refer to "Bracing resistance of Skyline Buildings Ltd wall systems." established by Auckland Uniservices Ltd. <input type="checkbox"/> Galvanised steel angle braces.
ROOF TRUSSES:	Design series: Gang nail - 9750 and CH 2722 Trusses up to 6m wide spaced @ 2400mm centres (Max.) Trusses over 6m wide spaced @ 1800mm centres (Max.)
ROOF PITCH:	12.5° 15° 20° 25° 30°
PURLINS:	90 x 45 Laser frame @ 1000mm centres max.
TRUSS STIFFENERS:	90 x 35 Laser frame on edge, up to 6m Garage width - 1 Row, over 6m Garage width - 2 rows
SIDE ENTRY DOOR BEAM:	2650 opening - 2 x 140 x 45. 2950 opening - 2 x 180 x 45. 4530 opening - Flitch Beam.
DRAGON TIES:	70 x 35 Laser frame on flat @ 45° angle over top - plates at each corner up to 7.2m garage length, over 7.2m length additional dragon ties at either side of centre truss.
SPOUTING:	.55 (24 GA) Zincalume/Galvalume steel gutters fixed to two sides of building.
DOWNPIPES:	.40 (26 GA) 65 x 50 Zincalume/Galvalume steel, 1 off per gutter.
RIDGING:	.40 (26 GA) Zincalume/Galvalume steel.
ROOFING:	.40 (26 GA) Zincalume/Galvalume steel long run ribbed roofing.
DOORS:	Side door - Timber frame, Zincalume/Galvalume steel clad each side. Main doors - .40 (26 GA) Zincalume/Galvalume steel overdoors or roller doors.
EXTERIOR SHEATHING:	<input type="checkbox"/> .40 (26 GA) Zincalume/Galvalume steel weatherboards, 113mm profile. Color Cote. <input type="checkbox"/> .40 (26 GA) Zincalume/Galvalume steel weather boards, 155mm profile. Color Cote. <input type="checkbox"/> Ultra Clad .40 (26 GA) Zincalume/Galvalume steel weatherboards. Color Cote. <input type="checkbox"/> Hardiplank weatherboard.

NOTES:
On Color Cote / Hardiplank Buildings.
Zincalume/Galvalume Steel components referred to in spouting, exterior sheathing, doors and ridging are made of Zincalume/Galvalume Steel with baked on silicone polyester paint, known as 'COLOR COTE' (Trade Terms).

FOR: MRC AGENCY
AT: 23 TANIA CRES
ROTORUA.

DESIGN
MARK



DISTRIBUTOR: **ROTOLOK CONSTRUCTION LTD**
P.O. BOX 144
NGONGOTAHA.
PHONE: 3485-132

DATE:
SCALE: 1:100

SHEET
1

