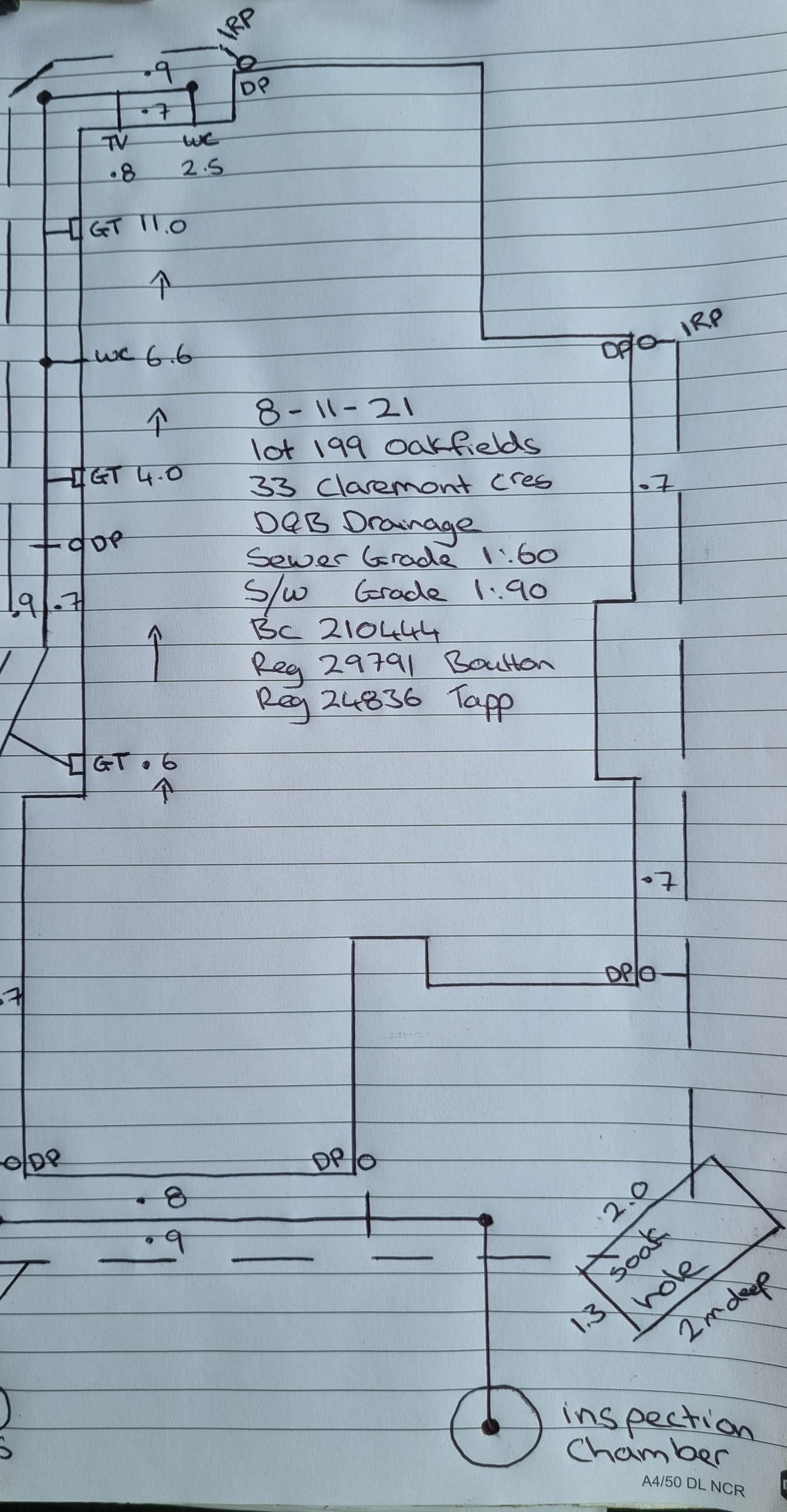
144080



A4/50 DL NCR
marbig

HURUNUI DISTRICT COUNCIL
P.O. Box 13 | Amberley | 7441 | 66 Carters Road | Amberley | 7410
Phone 03 314-8816 | Fax 03 314-9181 | Email info@hurunui.govt.nz
Web hurunui.govt.nz | facebook.com/HurunuiDistrictCouncil
Skype hdc_customer_services | twitter.com/hurunuidc

Form 7

Code Compliance Certificate

Section 95, Building Act 2004

The building:

Street address of building: 33 Claremont Crescent
Legal description of land where building is located: Lot 199 DP 560091
Building name:
Location of building within site/block number:
Level/unit number:
Current, lawful established, use: Detached Dwelling
Year first constructed: 2022

The owner:

Name of owner: Brendon Esler Builders Limited
Contact person: Sarah Esler
Mailing address: 70 Reserve Road, RD 1, Amberley 7481
Street address/registered office:
Phone number: Daytime: Mobile: 0272207505
Landline: Fax number:
Email: sarah@bebuilders.co.nz Website:
First point of contact for communications with the council/building consent authority:
Full Name: Jeremy Harrison
Mailing Address: 12 Murfitt Street, Pegasus
Phones: 0277715816
Email: jeremy@jandadesign.co.nz

Building work:

Building consent number: 210444
Project: 3-bedroom, 2-bathroom dwelling with attached double garage
Issued by: Hurunui District Council

Code Compliance:

The building consent authority named below is satisfied, on reasonable grounds, that –

(a) The building work complies with the building consent.

Position: Building Support Officer

Signature:

On behalf of: Hurunui District Council Date: 20/04/22

Hurunui District Council
66 Carters Road
PO Box 13
Amberley 7441
Phone (03) 314 8816

SITE NOTICE

Consent No: **210444**
Applicant: **Brendon Esler Builders Limited**
Site Address: **33 Claremont Crescent**
Work Type: **3-bedroom, 2-bathroom dwelling with attached double garage**
Building Category: **R1**

Inspection Type: **Final - Residential**
Inspection Outcome: **Pass**
Inspected By: **Tom Race**
Inspection Date: **20 April 2022**

Passed Items

Plumbing

Shower leak test	**ensuite glass shower screen missing** **Glass now in place, leak test completed. all ok no leaks**

GoGet Inspection Audit Report

Consent No: **210444**

Applicant: **Brendon Esler Builders Limited**

Site Address: **33 Claremont Crescent**

Work Type: **3-bedroom, 2-bathroom dwelling with attached double garage**

Inspection Type: **Final - Residential**

Inspection Outcome: **Pass**

Inspected By: **Tom Race**

Inspection Date: **20 April 2022 8:46 a.m.**

Duration: **15 minutes**

Inspection Element	Status
Plumbing	Pass
Shower leak test	Pass

ensuite glass shower screen missing

Glass now in place, leak test completed. all ok no leaks

Job: 21-4100A
Client: Brendon Esler
Phone:
Site: New House
Lot 199 Oakfields
Amberley
Description: New House
Building Consent No.:
Phone:

As built design
BC210444

MITEK FABRICATOR DESIGN STATEMENT

This statement is issued by MiTek accredited fabricator **VIP Frames & Trusses**, being licensed to use the MiTek 20/20® software, to the client listed above and may be used by the Building Consent Authority to assist in determining compliance with the New Zealand Building Code.

MiTek 20/20® TRUSS DESIGN DATA

The MiTek 20/20® computer design for this job is based on the following design parameters entered into the program. The Fabricator shall ensure that these job details are current and relevant to the project for the design of the MiTek ® trusses.

Job Details

Roof Truss					
Timber Group:	~MSGx45 H1.2	Pitch:	25.000 deg	Nominal Overhang:	600 mm
Roof		**Ceiling**		**Wind**	
Material:	Galv Iron .5mm	Material:	Gib Board 12mm	Area:	High (44.0 m/s)
Dead Load:	0.210 kPa	Dead Load:	0.200 kPa	Pressure Coeff:	Cpe = varies; Cpi = -0.30, 0.20
Restraints:	900 mm centres	Restraints:	600 mm centres	**Snow**	
Live Load:	Qur = 0.250 kPa Qc = 1.100 kN	Live Load:	Qc = 1.400 kN	Location:	Christchurch (N4) at 100 m
				Open Ground Load:	0.900 kPa
				Basic Roof Load:	0.441 kPa

Importance Level : 2

Design Working Life : 50 years

The minimum timber treatment for these MiTek® trusses shall be in accordance with B2/AS1 Table 1A and the relevant sections of NZS 3602:2003. The timber for these MiTek® trusses shall be graded to the requirements of NZS 3603:1993. Proprietary fixings and timber connectors shall be selected in accordance with NZS3604:2011 Section 4 - Durability.

MiTek® Truss List

Legend: * = detail only, ? = input only, ~~Txx~~ = failed design, Ø = non certified, Unmarked trusses = designed successfully, LB = lateral bracing required
GB = gable brace required

Truss	Qty	Span (mm)	Pitch (deg)	Spacing (mm)	Truss	Qty	Span (mm)	Pitch (deg)	Spacing (mm)	Truss	Qty	Span (mm)	Pitch (deg)	Spacing (mm)
*H1	1	2460	18.249	900	J29	1	2077	25.000	900	T1	1	10220	25.000	900
*H2	2	8021	18.249	900	J30	1	2077	25.000	900	T3	1	2978	25.000	900
*H3	1	4510	18.249	900	*R1	1	868	25.000	900	T4	1	2978	25.000	900
*H4	1	6105	18.249	900	*R2	1	1200	25.000	900	T5	1	10220	25.000	900
*H5	1	2259	18.249	900	*R3	4	913	25.000	900	T6	1	7510	25.000	900
*H6	2	3962	18.249	900	*R4	4	913	25.000	900	V1	1	1750	25.000	900
*H7	1	5037	18.249	900	*R5	1	913	25.000	900	V2	1	850	25.000	900
*H8	1	1187	18.249	900	*R6	1	1813	25.000	900	V3	1	1184	25.000	900
J1	1	3287	25.000	900	*R7	1	1273	25.000	900	V4	1	2084	25.000	900
J2	1	3287	25.000	900	*R8	1	901	25.000	900	V5	1	1860	25.000	900
J3	1	3287	25.000	900	*R9	1	1645	25.000	900	V6	1	960	25.000	900
J5	1	2387	25.000	900	*R10	1	1030	25.000	900	V7	1	983	25.000	900
J7	1	1487	25.000	900	*R11	1	1030	25.000	900	V8	1	2880	25.000	900
J8	1	1487	25.000	900	*R12	1	1790	25.000	900	V9	1	1280	25.000	900
J9	1	3360	25.000	900	*R13	1	7200	25.000	900	J6	1	2387	25.000	900
J10	1	3360	25.000	900	*R14	10	1305	0.000	878	J14	1	2460	25.000	900
J11	1	3360	25.000	900	*R15	1	4880	25.000	900	J18	1	2832	25.000	900
J13	1	2460	25.000	900	*R16	8	1305	0.000	783	J22	1	2217	25.000	900
J15	1	1560	25.000	900	S2	2	10220	25.000	900	J25	1	2217	25.000	900
J16	1	1560	25.000	900	S3	1	7510	25.000	900	J28	1	2077	25.000	900
J17	1	2832	25.000	900	S4	1	7510	25.000	900	J4	1	3287	25.000	900
J19	1	1932	25.000	900	S5	3	4860	25.000	900	J12	1	3360	25.000	900
J20	1	1932	25.000	900	S6	1	10220	25.000	920	S7	1	4480	25.000	900
J21	1	2217	25.000	900	S8	1	4480	25.000	758	T7	1	6000	25.000	900
J23	1	1317	25.000	900	S9	2	6000	25.000	900	S1	1	10220	25.000	900
J24	1	1317	25.000	900	S10	3	6000	25.000	900	T2	1	10220	25.000	900
J26	1	1317	25.000	900	S11	1	3680	25.000	900					
J27	1	1317	25.000	900	S12	1	3680	25.000	900					

Total quantity : 112

The computer design input has been carried out by:

Signed: .....

Date: ...Tuesday, 26 October 2021....

Name of Detailer: Anton Musson

Qualifications and Title: Detailer

On behalf of: VIP Frames & Trusses

MiTek New Zealand Limited

Correspondence from : **AUCKLAND**
As built design
BC210444
40 Neales Road, East Tamaki 2013
PO Box 58-014, Botany 2163
Phone: 09 274 7109
Fax: 09 274 7100

CHRISTCHURCH
14 Pilkington Way, Wigram 8042
PO Box 8387, Riccarton 8440
Phone: 03 348 8691
Fax: 03 348 0314

www.miteknz.co.nz

PRODUCER STATEMENT for MiTek 20/20® TRUSS DESIGN - Version 4.7

ISSUED BY: **MiTek New Zealand Limited**

TO: **VIP Frames & Trusses**

IN RESPECT OF: **MiTek® Truss Designs**

This producer statement covers the MiTek 20/20® truss design and the structural performance of the GANG-NAIL® connector plate for the job reference **21-4100A** and may be used by a Building Consent Authority to assist in determining compliance with the New Zealand Building Code.

The MiTek 20/20® truss design program has been developed by MiTek New Zealand Limited for the design of MiTek® timber roof, floor and attic trusses in New Zealand. The truss designs computed by MiTek 20/20 ® are prepared using sound and widely accepted engineering principles, and in accordance with compliance documents of the New Zealand Building Code and Verification Method B1/VM1; and internationally accepted standard ANSI/TPI 1 - 2002 as an alternative solution, to satisfy the requirements of Clause B1 of the New Zealand Building Code.

On behalf of MiTek New Zealand Limited, and subject to:

i) All proprietary products meeting their performance specification requirements
ii) The provision of adequate roof bracing and overall building stability
iii) Correct selection and placement of GANG-NAIL connector plates
iv) Correct input of Truss Design Data as shown in the Fabricator Design Statement for this job
v) The design being undertaken by the accredited fabricator under the terms of the software licence
vi) Timber is graded to the requirements of NZS 3603:1993
vii) Minimum timber treatment for these MiTek® trusses shall be in accordance with B2/AS1 Table 1A and the relevant sections of NZS 3602:2003

I believe on reasonable grounds that the trusses, if constructed in accordance with the MiTek 20/20® truss design and shop drawings, will comply with the relevant provisions of the New Zealand Building Code.

MiTek New Zealand Limited holds a current policy of Professional Indemnity Insurance no less than $500,000.

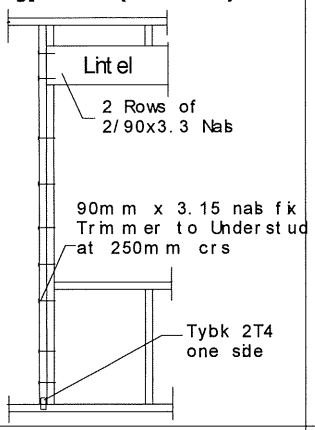
On behalf of MiTek New Zealand Limited, **Date: Tuesday, 26 October 2021**

In Ling Ng, BE (Hons), CPEng, IntPE, MIPENZ (ID: 146585)
TECHNICAL SERVICES MANAGER, MiTek New Zealand Limited

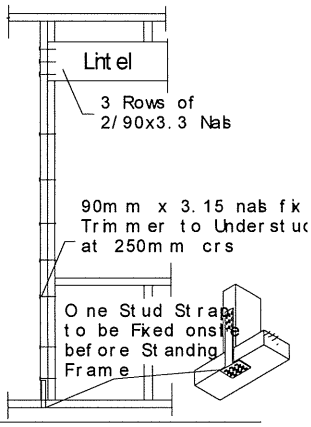
As built design
BC210444

Lintel Fixings

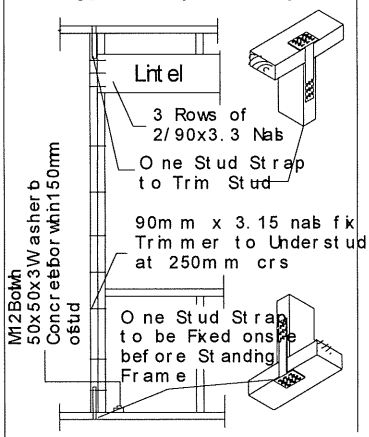
Type E (1.4kN)



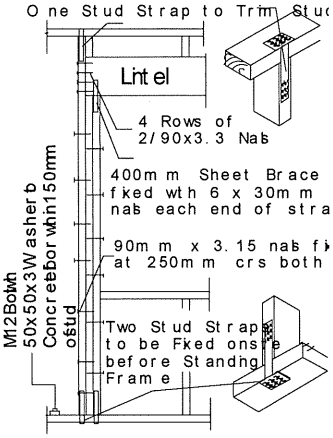
Type F (4.0kN)



Type G (7.5kN)



Type H (13.5kN)

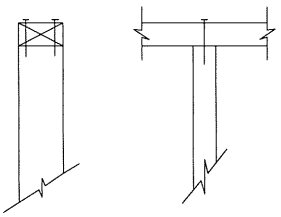


Note. Stud numbers indicative only. Refer Table 8.5 NZS 3604:201
For fixing of Jack Studs to hteland top plate refer to
Top Plate Fixing Schedule"

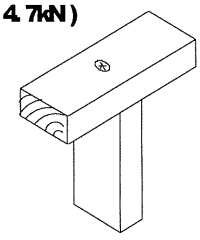
Top Plate Fixings

Fixing Type A (0.7kN)

2/90x3.33 Plain Steel Wire nails
Driven Vertically Into Stud



Fixing Type B (4.7kN)



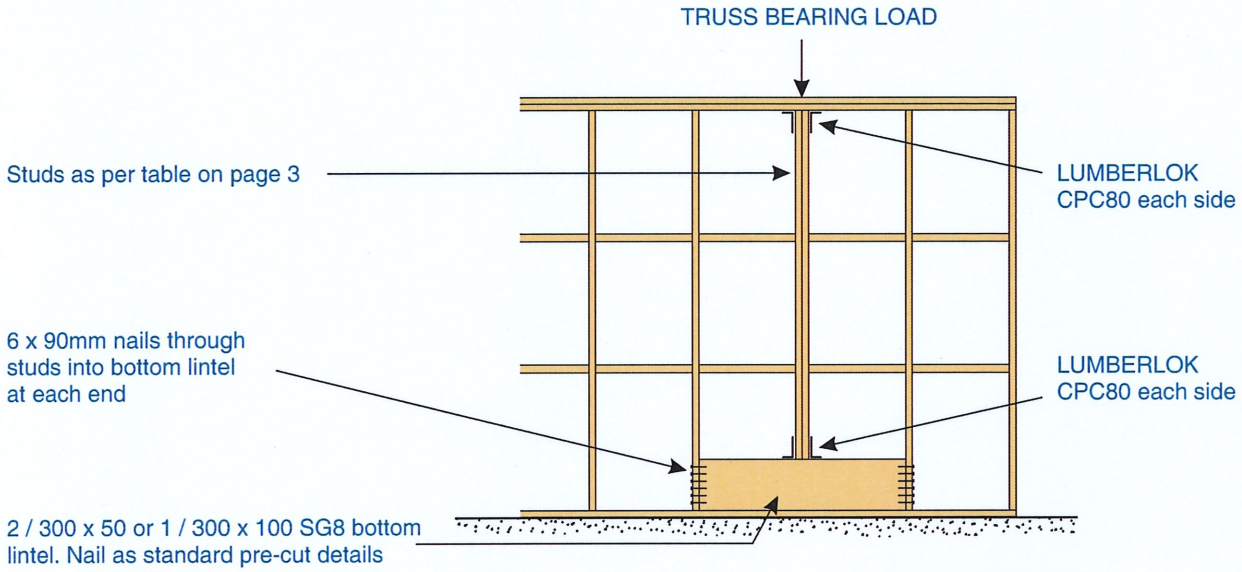
STUDLOK SCREW

Retro Fitted Load Bearing Option

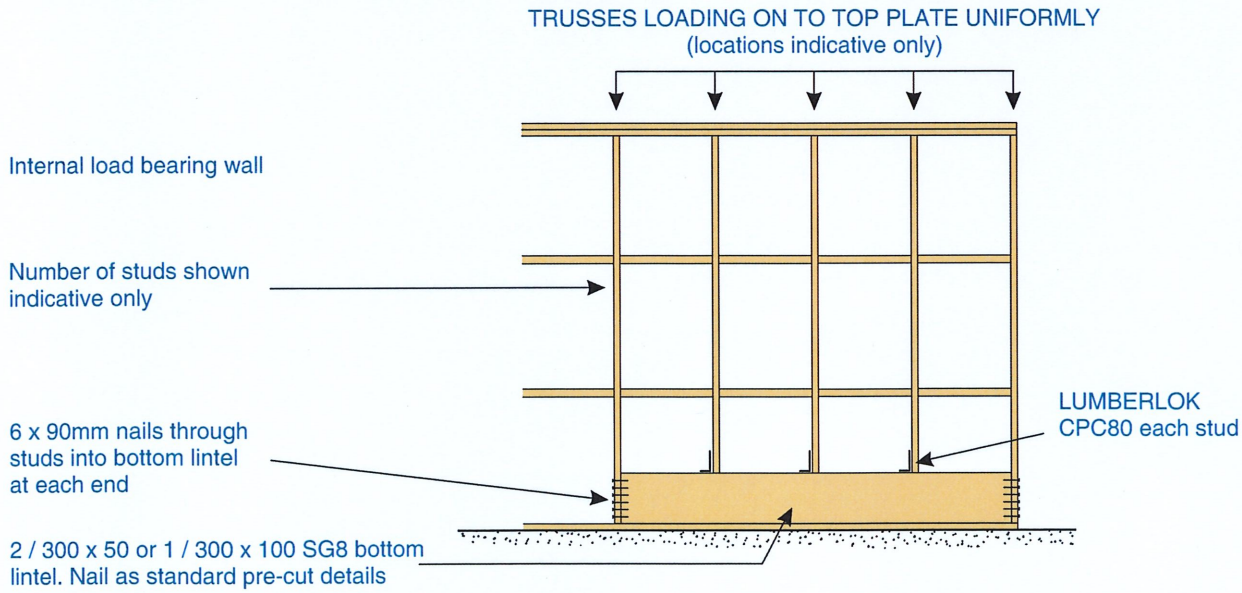
Note:

- Covers slab details where no thickening has been built into the foundation.
- For loads exceeding 10 kN install bottom lintel (300 x 100) between two adjacent studs as detailed below. For loads 30 kN or more, special design is required.
- Ensure the studs comply with requirements on page 3 and are located directly under concentrated loads. This may require on-site installation of these studs.

Concentrated Load



Uniformly Distributed Loads



MiTek New Zealand Limited

AUCKLAND
PO Box 58-014, Botany 2163
Phone: 09-274 7109
Fax: 09-274 7100

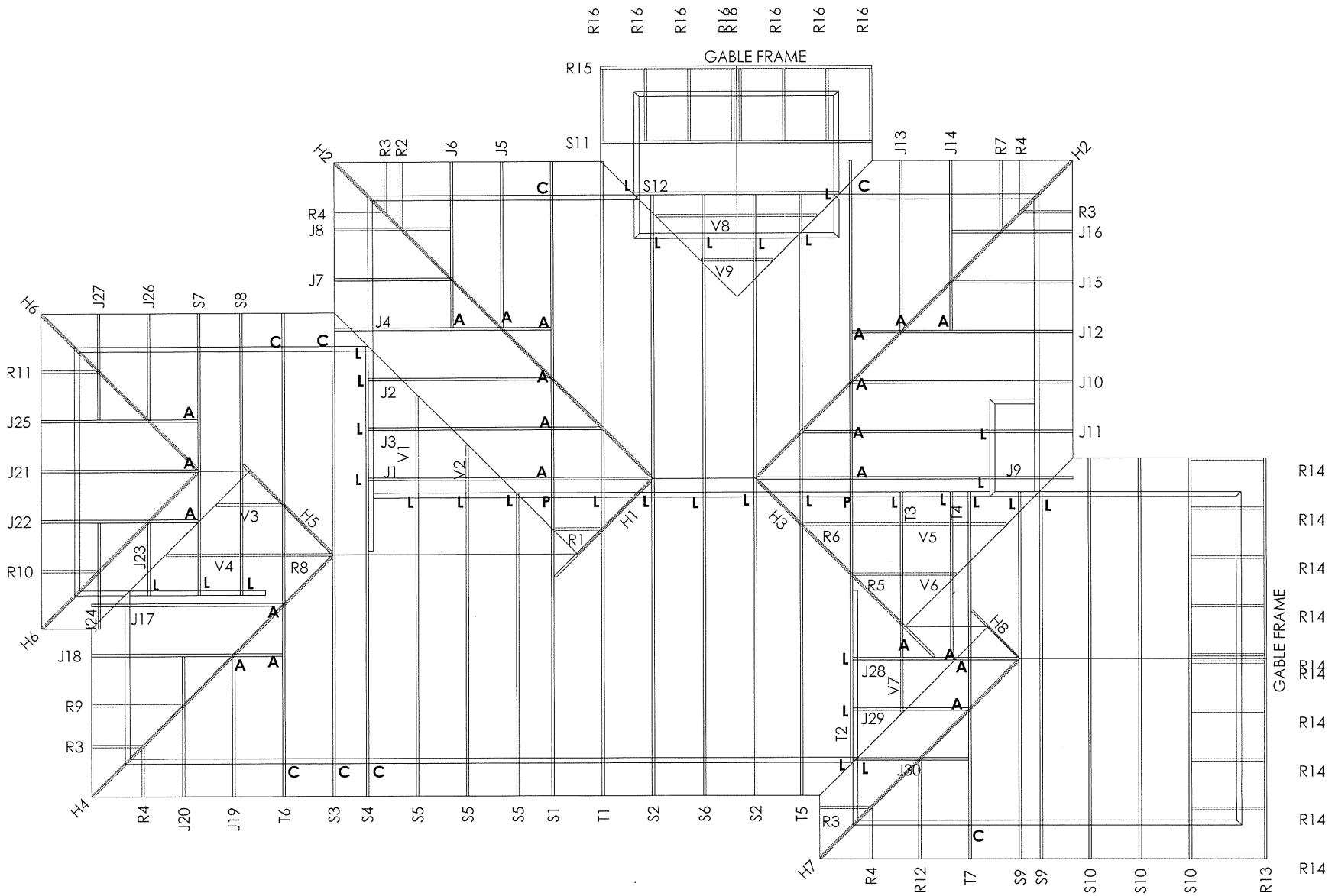
CHRISTCHURCH
PO Box 8387, Riccarton 8440
Phone: 03-348 8691
Fax: 03-348 0314

www.miteknz.co.nz

GANG-NAIL® LUMBERLOK® BOWMAC®

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TRUSS FIXING LAYOUT
0800 PRENAIL (0800 773 6245) ANTON MUSSON
VALLEY TRUSS = 2/90x3.15 SKEW NAILS + 2 WIRE DOGS UNLESS STATED OTHERWISE
MULTI-PLY NAILING (TOP CHORD = 1 row @ 180 ctrs, BOTTOM CHORD = 1 row @ 280 ctrs, WEBS = 1 row @ 140 ctrs)



VIP FRAMES & TRUSSES
200 Maces Road
PO Box 35-193 Christchurch
Ph (03) 389 8200

JOB No **21-4100A**

Client: Brendon Esler
Job Name: New House
Address: Lot 199 Oakfields
Amberley

Pitch: 25.000
Roof Material: Galv Iron .5mm
Soffit Overhang: 600
Wind Area: High
Snow Load: 0.441

Trusses And Rafters At 900 Centres
Unless Stated Otherwise

DRAWN BY Anton Musson
DATE 26 Oct,2021 PAGE 1 of

FIXINGS

A=47x90 JH
B=47x120 JH
D=47x190 JH
E=95x165 JH
Joist Hanger

CT 200

C=2xCT200's
M=Multigrips
N=Nail On Plate
L=Pair CPC 40
P=Pair CPC 80
Multi Grips

Nail on plate

CPC

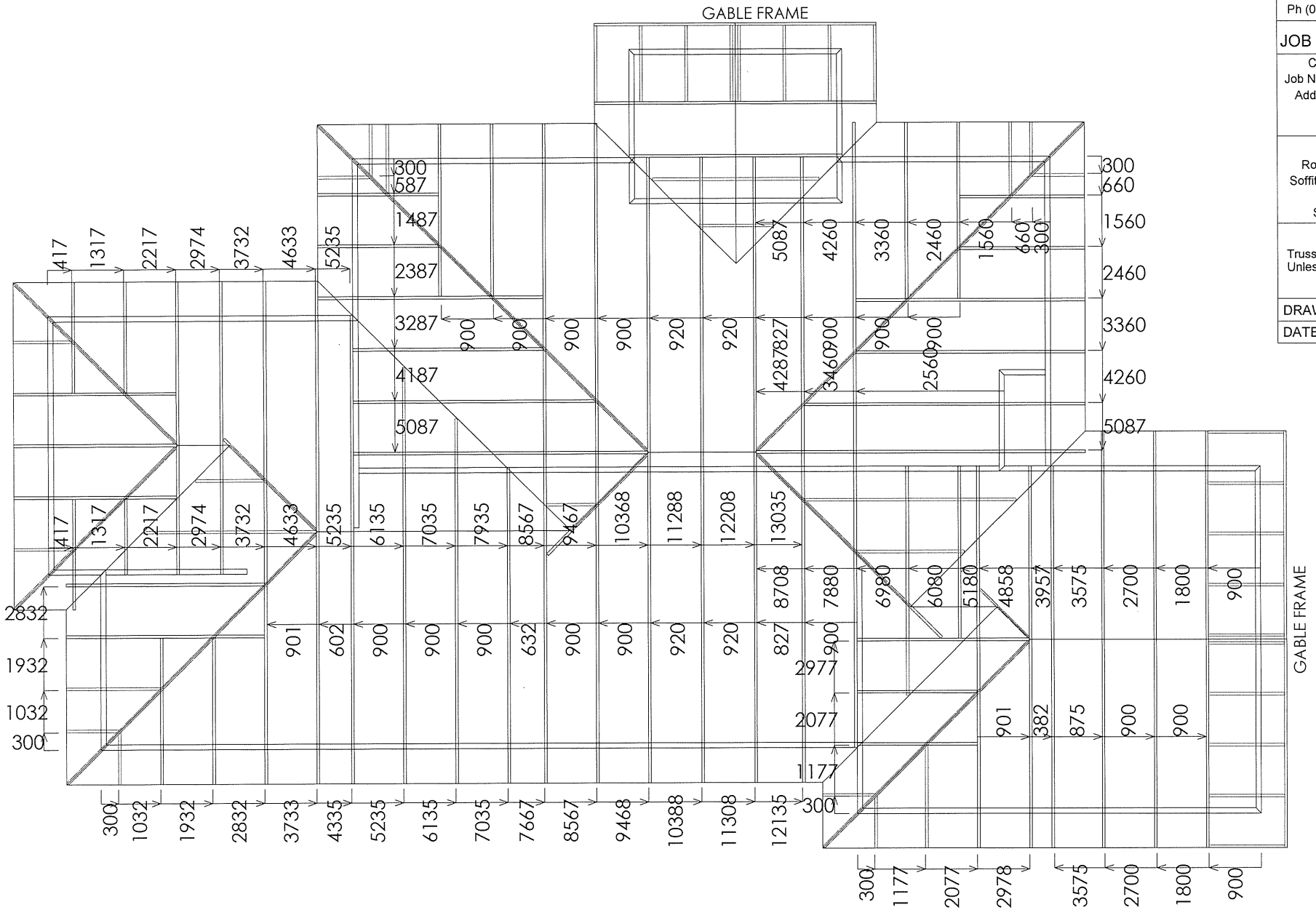
NOTE

Please contact VIP Frames and Trusses Ltd for any queries regarding this layout or if any on site remedial work is required.

No modifications to Roof Trusses or Wall Frames are to be undertaken without first obtaining written authority from VIP Frames and Trusses Ltd.

As built design
BC210444

TRUSS DIMENSION LAYOUT
0800 PRENAIL (0800 773 6245) ANTON MUSSON
VALLEY TRUSS = 2/90x3.15 SKEW NAILS + 2 WIRE DOGS UNLESS STATED OTHERWISE
MULTI-PLY NAILING (TOP CHORD = 1 row @ 180 ctrs, BOTTOM CHORD = 1 row @ 280 ctrs, WEBS = 1 row @ 140 ctrs)



VIP FRAMES & TRUSSES
200 Maces Road
PO Box 35-193 Christchurch
Ph (03) 389 8200

JOB No **21-4100A**

Client: Brendon Esler
Job Name: New House
Address: Lot 199 Oakfields
Amberley

Pitch: 25.000
Roof Material: Galv Iron .5mm
Soffit Overhang: 600
Wind Area: High
Snow Load: 0.441

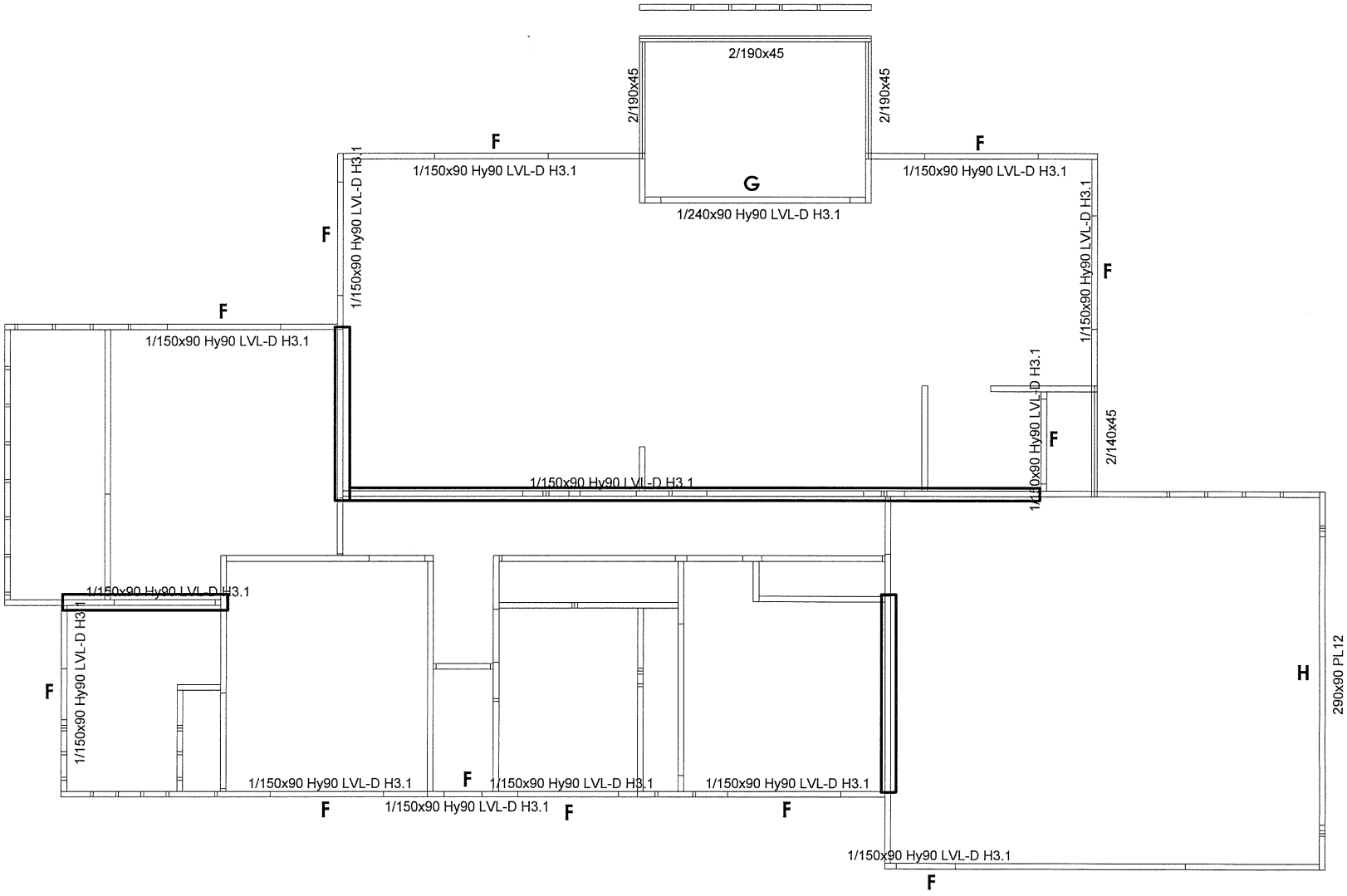
Trusses And Rafters At 900 Centres
Unless Stated Otherwise

DRAWN BY Anton Musson
DATE 26 Oct,2021 PAGE 1 of

As built design
BC210444

STUD TO TOP PLATE FIXINGS
EXTERNAL LOAD BEARING WALLS REQUIRE A TYPE "B" FIXING (4.7Kn) = 2/90x3.15mm PLUS SINGLE STUD-LOK SL125
200mm SHEET BRACE STRAP REQUIRED WHEN STUD STRAP DOESN'T FIX TO THE LINTEL
GABLE END WALLS REQUIRE A TYPE "A" FIXING (0.7Kn) = 2/90x3.15mm
INTERNAL LOAD BEARING WALLS REQUIRE A TYPE "B" FIXING (4.7Kn) = 2/90x3.15mm PLUS SINGLE STUD-LOC SL125
LINTELS SIZED USING DESIGN-IT SOFTWARE
REFER TO THE LINTEL FIXING OPTIONS SHEET FOR FIXING DETAILS
SL125 REPLACES ALL TOP PLATE TO STUD FIXINGS

As built design
BC210444



VIP FRAMES & TRUSSES
200 Maces Road
PO Box 35-193 Christchurch
Ph (03) 389 8200

JOB No **21-4100A**

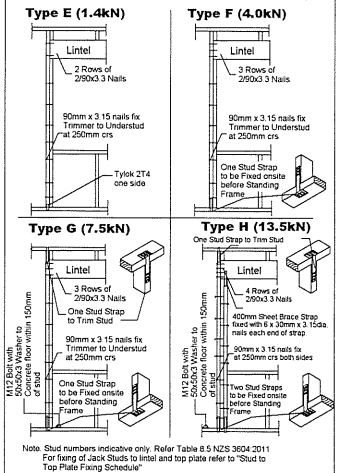
Client: Brendon Esler
Job Name: New House
Address: Lot 199 Oakfields
Amberley

Pitch: 25.000
Roof Material: Galv Iron .5mm
Soffit Overhang: 600
Wind Area: High
Snow Load: 0.441

Trusses And Rafters At 900 Centres
Unless Stated Otherwise

DRAWN BY Anton Musson
DATE 26 Oct,2021 | PAGE 1 of

Lintel Fixings

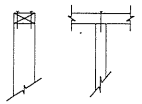


Note. Stud numbers indicative only. Refer Table 8.5 NZS 3604:2011
For fixing of Jack Studs to lintel and top plate refer to "Stud to Top Plate Fixing Schedule"

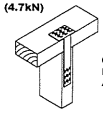
Top Plate Fixings

Fixing Type A (0.7kN)

2/90x3.33 Plain Steel Wirenails
Driven Vertically Into Stud

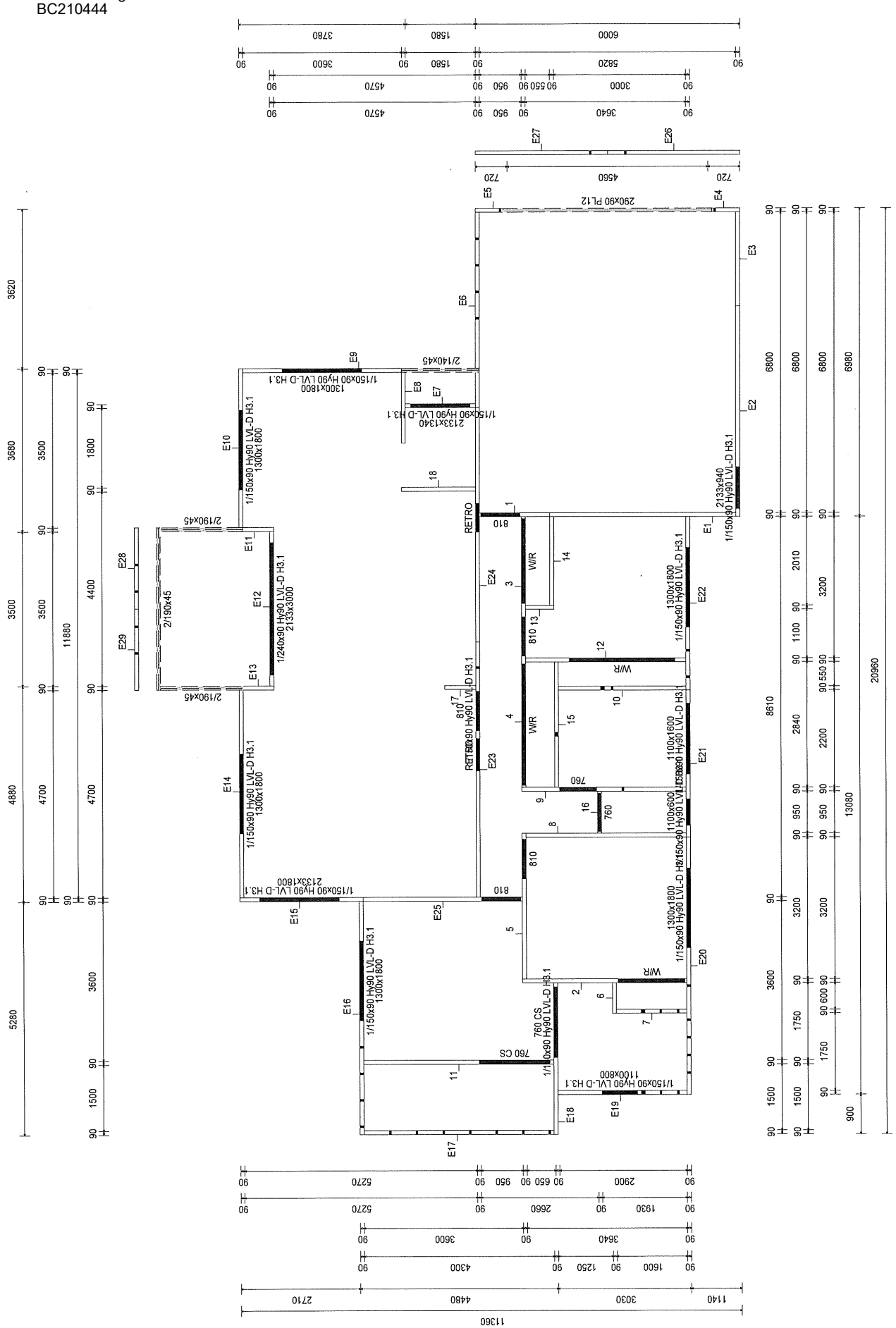


Fixing Type B (4.7kN)



GANG NAIL Stud Strap
Design Capacity 6.1 kN
AS1720.1-1997

As built design
BC210444


E1
E2
E3
E4
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E7
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E23
E24
E25
E26
E27
E28
E29
290x90 PL12
2133x940
1/150x90 Hy90 LVL-D H3.1
2/140x45
1/150x90 HY90 LVL-D H3.1
1300x1800
2133x1340
1/150x90 Hy90 LVL-D H3.1
1300x1800
2/190x45
2/190x45
2133x3000
1/240x90 Hy90 LVL-D H3.1
2/190x45
1/150x90 Hy90 LVL-D H3.1
1300x1800
2133x1800
1/150x90 HY90 LVL-D H3.1
1300x1800
1/150x90 Hy90 LVL-D H3.1
1300x1800
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1300x1800
1/150x90 Hy90 LVL-D H3.1
1100x1600
1/150x90 Hy90 LVL-D H3.1
1100x1600
1/150x90 Hy90 LVL-D H3.1
1100x800
1/150x90 HY90 LVL-D H3.1
760 CS
760 CS
RETRO
RETRO
810
810
810
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2710
3780
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3640
4560
720
720
3620
3500
3500
4400
4700
4700
3600
1500
1800
3500
3500
1800
90
90
90

HURUNUI DISTRICT COUNCIL
P.O. Box 13 | Amberley | 7441 | 66 Carters Road | Amberley | 7410
Phone 03 314-8816 | Fax 03 314-9181 | Email info@hurunui.govt.nz
Web hurunui.govt.nz | facebook.com/HurunuiDistrictCouncil
Skype hdc_customer_services | twitter.com/hurunuidc

sarah@bebuilders.co.nz

14 April 2022

Dear Sir/Madam,

Re: APPLICATION FOR CODE COMPLIANCE CERTIFICATE
BC210444: 3-bedroom, 2-bathroom dwelling with attached double garage
33 Claremont Crescent

The Council has received a code compliance request in relation to 3-bedroom, 2-bathroom dwelling with attached double garage at 33 Claremont Crescent. The construction has been assessed for compliance with the Building Act 2004 and the original building consent requirements.

Before we can issue the Code Compliance Certificate, there is some additional information that we require:

1. Please supply a photo of the glass shower screen installed to pass the final inspection.
2. Please supply an as-built frame & truss statement.

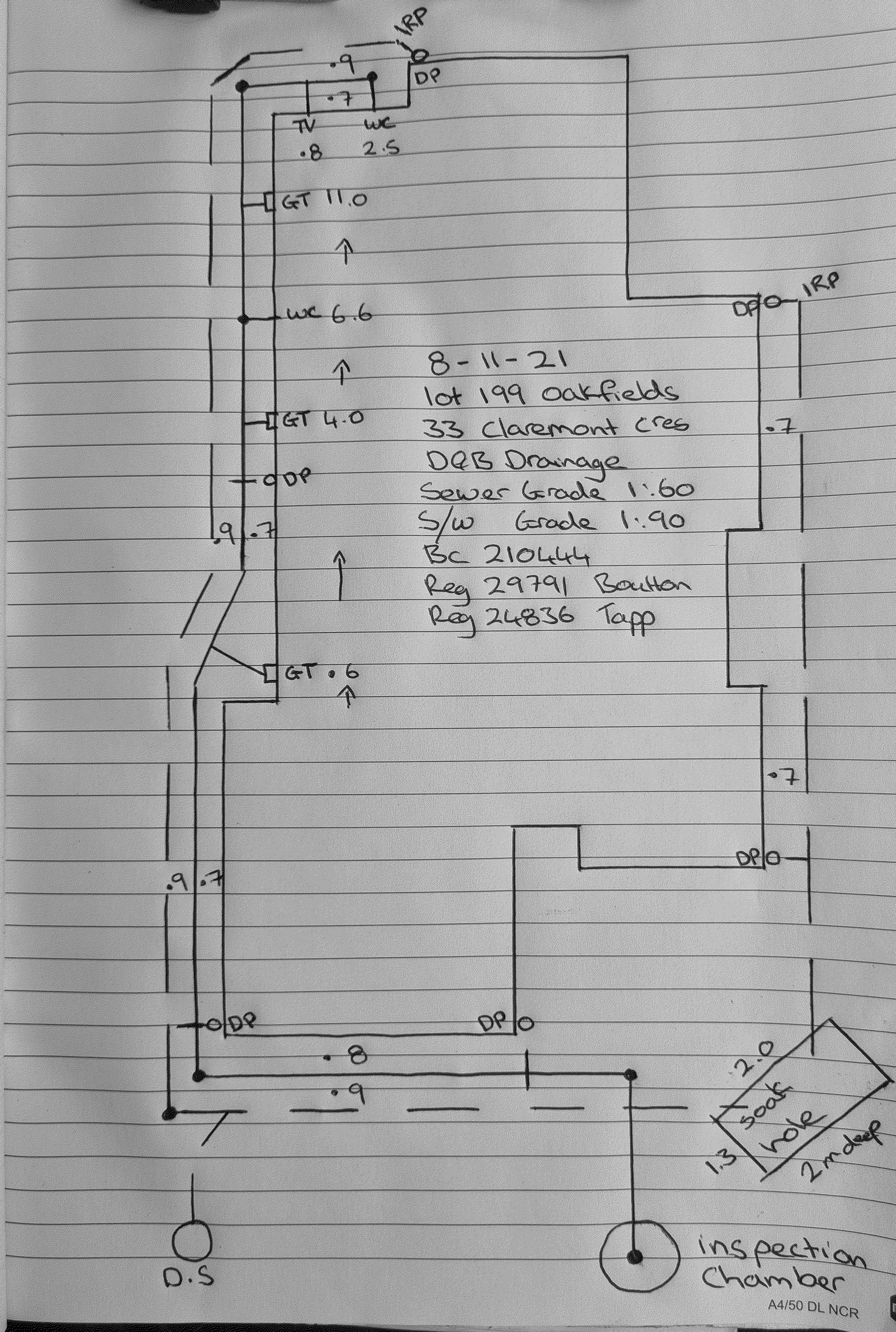
Please send this information to us within 28 days of this letter. Providing the information within 28 days will allow your application to be considered, otherwise we are required to refuse the application.

If there is anything we can do to assist you in progressing this application, please don't hesitate to contact me.

Regards,

Lisa Sandrey
Building Support Officer
Phone: 03 314 8816
Email: building@hurunui.govt.nz

144080



A4/50 DL NCR
marbig

GT TILING LTD
For all your Tiling Requirements
Gavin Thompson
027 229 3560
AH 312 5750
Servicing North Canterbury

MAPEI Approved Applicator Waterproofing Installation Statement

MAPEI approved applicator: **Mr. Gavin Thompson**

MAPEI applicator #: **459**

Customer: Brenden Esler Builders 15.3.2022

Site: lot 199
Claremont Cres
Oakfields, Amberley

MAPEI Waterproofing Systems Used

- [x] Aquadefense
- [ ] MAPELASTIC/SMART

Areas waterproofing applied to

- [x] SHOWER
- [x] BATH
- [ ] FULL BATHROOM
- [ ] DECK (EXTERNAL)
- [ ] OTHER:_____

This statement confirms that the abovementioned MAPEI approved applicator has installed MAPEI waterproofing Systems to this residence/building using appropriate MAPEI products and strictly in accordance with current MAPEI guidelines and instructions.

Applicators signature: _____
Mr. Gavin Thompson

Form 6A

Memorandum from licensed building practitioner: Record of building work

Section 88, Building Act 2004

Please fill in the form as fully and correctly as possible.

If there is insufficient room on the form for requested details, please continue on another page and attach the additional sheet(s) to this form.

THE BUILDING	
Street address of building: 33 Claremont Crescent	
Suburb:	
Town / City: Amberley	Postcode:

THE PROJECT
Building consent number: BC 210444

THE OWNER(S)	
Name(s): Brendon Esler Builders Limited	
PO / Reference:	
Mailing address:	
Suburb:	P O Box:
Town / City:	Postcode:
Phone number:	Email address:

RECORD OF WORK THAT IS RESTRICTED BUILDING WORK

PRIMARY STRUCTURE

Work that is restricted building work	**Description**	**Carried out or supervised**
Tick ☑	If necessary, describe the restricted building work	Tick ☑ whether you carried out the restricted building work or supervised someone else carrying out the restricted building work
Foundations and subfloor framing ☐		☐ Carried out ☐ Supervised
Walls ☐		☐ Carried out ☐ Supervised
Roof ☐		☐ Carried out ☐ Supervised
Columns and beams ☐		☐ Carried out ☐ Supervised
Bracing ☐		☐ Carried out ☐ Supervised
Other ☐		☐ Carried out ☐ Supervised

EXTERNAL MOISTURE MANAGEMENT SYSTEMS		
Work that is restricted building work	**Description of restricted building work**	**Carried out or supervised**
Tick ☑	If necessary, describe the restricted building work	Tick ☑ whether you carried out the restricted building work or supervised someone else carrying out the restricted building work
Damp proofing ☐		☐ Carried out ☐ Supervised
Roof cladding or roof cladding system ✓	Installation of Longrun Roofing and Flashings. No penetrations	✓ Carried out ✓ Supervised
Ventilation system (for example, ☐ subfloor or cavity)		☐ Carried out ☐ Supervised
Wall cladding or wall cladding ☐ system		☐ Carried out ☐ Supervised
Waterproofing ☐		☐ Carried out ☐ Supervised
Other ☐		☐ Carried out ☐ Supervised

Note: continue on another page if necessary.

ISSUED BY

Name and contact details of the licensed building practitioner who is licensed to carry out or supervise restricted building work

Name: **Mark James/James Roofing Ltd**	LBP number: **105507**
Class(es) licensed in: **Roofing R2**	
Plumbers, Gasfitters and Drainlayers Board registration number (if applicable):	
Mailing address (if different from below):	
Street address / Registered office: **4/297 Mound Road, RD 2, Broomfield, Amberley 7482**	
Phone number: Landline: **03 314 7774**	Mobile: **021 460 400**
Daytime: **021 460 400**	After hours: **021 460 400**
Fax:	
Email address: **admin@jamesroofing.nz**	Website:

DECLARATION

I, **Mark James**, [*name of practitioner*]

carried out or supervised the restricted building work recorded on this form.

Signature: MJames.

Date: 13th April 2022

Form 6A

Memorandum from licensed building practitioner: Record of building work

Section 88, Building Act 2004

Please fill in the form as fully and correctly as possible.
If there is insufficient room on the form for requested details, please continue on another sheet and attach the additional sheet(s) to this form.

THE BUILDING	
Street address: 33 Claremont Crescent	
Suburb:	
Town/City: Amberley	Postcode:

THE PROJECT	
Building consent number: 210444	

THE OWNER(S)	
Name(s): Brendon Esler Builders Ltd	
Mailing address: 70 Reserve Rd	
Suburb:	PO Box/Private Bag:
Town/City: Amberley	Postcode:
Phone number: 0272207505	Email address: Sarah@bebuilders.co.nz

RECORD OF WORK THAT IS RESTRICTED BUILDING WORK

PRIMARY STRUCTURE

Work that is restricted building work	Description of restricted building work	Carried out or supervised
Tick ✓	If necessary, describe the restricted building work.	Tick ✓ whether you carried out the restricted building work or supervised someone else carrying out the restricted building work.
Foundations and subfloor framing ☑		○ Carried out ✓ Supervised
Walls ☑		○ Carried out ✓ Supervised
Roof ☑		○ Carried out ✓ Supervised
Columns and beams ☑		○ Carried out ✓ Supervised
Bracing ☑		○ Carried out ✓ Supervised
Other ☐		○ Carried out ○ Supervised

EXTERNAL MOISTURE MANAGEMENT SYSTEMS		
Work that is restricted building work	**Description of restricted building work**	**Carried out or supervised**
Tick ✓	If necessary, describe the restricted building work.	Tick ✓ whether you carried out the restricted building work or supervised someone else carrying out the restricted building work.
Damp proofing ☑		○ Carried out ✓ Supervised
Roof cladding or roof cladding system ☐		○ Carried out ○ Supervised
Ventilation system (for example, subfloor or cavity) ☑		○ Carried out ✓ Supervised
Wall cladding or wall cladding system ☑		○ Carried out ✓ Supervised
Waterproofing ☐		○ Carried out ○ Supervised
Other ☐		○ Carried out ○ Supervised

ISSUED BY

Name and contact details of the licensed building practitioner who is licensed to carry out or supervise restricted building work.	
Name: Brendon Esler	LBP number: 105783
Class(es) licensed in: Carpentry	
Plumbers, Gasfitters and Drainlayers registration number (if applicable):	
Mailing address (if different from below):	
Street address/Registered office: 70 Reserve Rd	
Suburb:	Town/City: Ambelby
PO Box/Private Bag	Postcode:
Phone number:	Mobile: 0276247630
After hours:	Fax:
Email address: brendon@bebuilders.co.nz	Website:

DECLARATION

I Brendon Esler carried out or supervised the restricted building work recorded on this form.

Signature: BE

Date: 13/04/2022

Form 6A

Memorandum from licensed building practitioner: Record of building work

Section 88, Building Act 2004

Please fill in the form as fully and correctly as possible.
If there is insufficient room on the form for requested details, please continue on another sheet and attach the additional sheet(s) to this form.

THE BUILDING	
Street address: 33 Claremont Crescent	
Suburb:	
Town/City: Amberley	Postcode:

THE PROJECT
Building consent number: 210444

THE OWNER(S)	
Name(s): Brendon Esler Builders Limited	
Mailing address: 70 Reserve Road	
Suburb:	PO Box/Private Bag:
Town/City: Amberley	Postcode:
Phone number: 0272207505	Email address: brad@bebuilders.co.nz

RECORD OF WORK THAT IS RESTRICTED BUILDING WORK

PRIMARY STRUCTURE		
Work that is restricted building work	**Description of restricted building work**	**Carried out or supervised**
Tick ✓	If necessary, describe the restricted building work.	Tick ✓ whether you carried out the restricted building work or supervised someone else carrying out the restricted building work.
Foundations and subfloor framing ☐		○ Carried out ○ Supervised
Walls ☐		○ Carried out ○ Supervised
Roof ☐		○ Carried out ○ Supervised
Columns and beams ☐		○ Carried out ○ Supervised
Bracing ☐		○ Carried out ○ Supervised
Other ☐		○ Carried out ○ Supervised

EXTERNAL MOISTURE MANAGEMENT SYSTEMS		
Work that is restricted building work	**Description of restricted building work**	**Carried out or supervised**
Tick ✓	If necessary, describe the restricted building work.	Tick ✓ whether you carried out the restricted building work or supervised someone else carrying out the restricted building work.
Damp proofing ☐		○ Carried out ○ Supervised
Roof cladding or roof cladding system ☐		○ Carried out ○ Supervised
Ventilation system (for example, subfloor or cavity) ☐		○ Carried out ○ Supervised
Wall cladding or wall cladding system ☑	70 Series brick Veneer	○ Carried out ◉ Supervised
Waterproofing ☐		○ Carried out ○ Supervised
Other ☐		○ Carried out ○ Supervised

ISSUED BY

Name and contact details of the licensed building practitioner who is licensed to carry out or supervise restricted building work.

Name: Daniel Devlin	LBP number: BP118022
Class(es) licensed in:	
Bricklaying & Blocklaying B1	
Plumbers, Gasfitters and Drainlayers registration number (if applicable):	
Mailing address (if different from below):	
Street address/Registered office: 6 Seaward Street	
Suburb:	Town/City: Pegasus
PO Box/Private Bag	Postcode: 7612
Phone number: 03 920 0037	Mobile: 0276826885
After hours:	Fax:
Email address: devlin0711@icloud.cor	Website:

DECLARATION

I Daniel Devlin carried out or supervised the restricted building work recorded on this form.

Signature: _____

Date: 20/03/2022

HURUNUI DISTRICT COUNCIL
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Web hurunui.govt.nz | facebook.com/HurunuiDistrictCouncil
Skype hdc_customer_services | twitter.com/hurunuidc

Certification
Plumbing

Issued by (plumber) : Jamie Young
(To Hurunui District Council)

OWNER'S DETAILS	
Owner's name :	Brendan Esler Builders LTD
Project address :	33 Claremont Crescent Amberley
Building consent number :	210444
Description of building work :	new residential Dwelling

I (plumber) Jamie Young

have been engaged by Brendan Esler Builders LTD (building consent applicant)

to undertake the plumbing work on the above building consent.

I hereby certify that hot and cold water pipes have been pressure tested to 1500kPa for a period of not less than 15 minutes without pressure drop complying with NZ Building Code G12/AS1 clause 7.5.1

I understand that this certificate, if accepted, will be relied upon by Hurunui District Council for the purpose of establishing compliance with the Building Consent.

PLUMBER'S DETAILS			
Plumber's name :	Jamie Young		
Address :	347a Flaxton Road, Rangiora		
Registration number :	19461	Mobile phone :	021 726160
Phone (work) :	03 423 3233	E-mail address :	rangiora@laserplumbing.co.nz
Signature :		Date :	14-4-21

Company Details

D & B Drainage and Excavation

139 Merton Road, Fernside

dandb@dandbdrainage.co.nz

Michael Boulton 0276305726

Richard Tapp 0274249918

Producer Statement

Building Consent Number: 210444

Issued By: Richard Tapp, Drainage Reg #24836 & Michael Boulton Drainage Reg #29791

To: Brendon Esler

To be supplied to: Hurunui District Council

At: 33 Claremont Ave

Lot Number: 199 Oakfields

We have been engaged by the owner/developer/council referred to above to provide drainage and construction in respect of the requirements of G13 Drainage and E1 Surface Water of the building code for part only of the proposed work.

This is to confirm that this is done to clause G13 Foul Water AS3500 and E1 Surface Water under the building code and is in conjunction with the specifications on the consented plans for the property stated above. I confirm a water test was applied and held. We have attached working drawings and specifications of the above job. I believe that on reasonable grounds that all work as specified in the attached particulars of the building work under the building consent has been completed to the extent required by that building consent.

Signed:

Date: 29-11-21

Date of installation: 8-11-21

HURUNUI DISTRICT COUNCIL
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Phone 03 314-0006 | Fax 03 314-9181 | Email info@hurunui.govt.nz
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Skype hdc_customer_services | twitter.com/hurunuidc

Producer Statement Construction (PS3)

All sections of this PS3 must be completed

☐ Building ☐ Emergency Lighting ☐ Fire Alarm ☑ Drainlayer
☐ Fire Sprinkler ☐ Lift ☐ Mechanical (HVAC)
☐ Cladding ☐ Other (specify).....

Issued by (contractor / installer).....
to Hurunui District Council

OWNER'S DETAILS	
Owner's name:	
Project address:	33 Claremont Ave
Building consent number:	210494
Description of building work:	New Build
Scope of work covered by statement:	Drainage
System / Product used (if applicable):	—

I (constructor/installer) D&B Drainage have been engaged by (building consent applicant) Brendon Esler to construct:

ALL ✓ PART ONLY (circle one)

As specified in the attached particulars of the above mentioned building consent number and its attached conditions, I am satisfied on reasonable grounds that the building work specified above has been completed to the extent required by that building consent and complies with the building consent.

Specific reference to the Building Code:

What Clauses of the Building Code are covered by the Certificate?

(Circle applicable clauses)

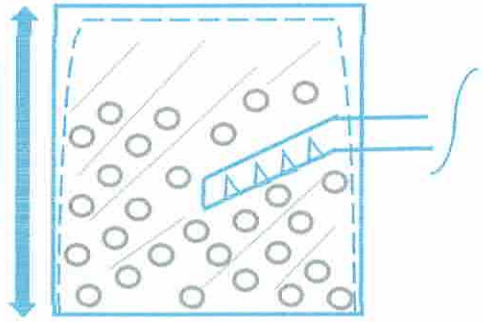
B1	B2	C1	C2	C3	C4	D1	D2
E1 ✓	E2	E3	F1	F2	F3	F4	F5
F6	F7	F8	G1	G2	G3	G4	G5
G6	G7	G8	G9	G10	G11	G12	G13 ✓
G14	G15	H1					

I understand that this Certificate, if accepted, will be relied upon by Hurunui District Council for the purpose of establishing compliance with the Building Consent.

CONTRUCTOR'S / INSTALLER'S DETAILS		
Name:	Richard Tapp	
Company name (if applicable):	D&B Drainage and Excavation	
Address:	205 Cones Road	
Registration number:	24836	Mobile phone: 0274249918
Phone (work):		E-mail address: dandbedandbdrainage.co.nz
Signature:		Date: 29-11-21

Please Tick Soak Hole Type And Fill In All Relevant Info

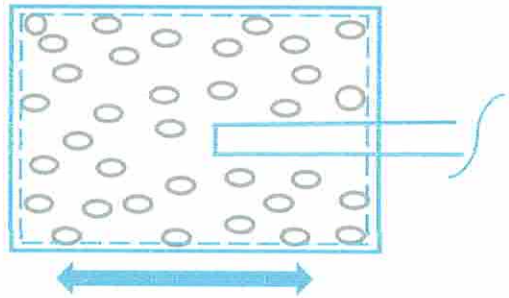
☐ ENGINEER OR STANDARD SOAKHOLE



_____ metres deep into free draining soil.

____ m^3 of 60mm Washed Rounds

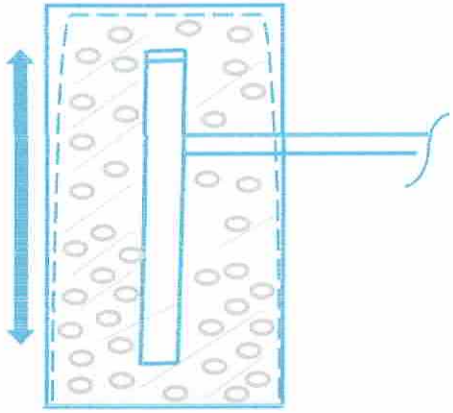
1.5 (Top view)



1.5 m width

1.5 m Length

☐ BOREHOLE



_____ metres diameter

_____ metres deep into free draining soil.

____ m^3 of 60mm Washed Rounds

Extra Notes / helpful info: BC 210444

Lot 199 / 33 Claremont Ave Oakfields

Soak hole was excavated 1.5m wide by 1.5m long and 1.5m deep Sok hole was then lined with filter cloth and backfilled with 150mm washed rounds

HURUNUI DISTRICT COUNCIL
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Skype hdc_customer_services | twitter.com/hurunuidc

FORM 6
CODE COMPLIANCE CERTIFICATE APPLICATION
Section 92, Building Act 2004

APPLICATION

Building Consent No : 210444 — Consent issued by Hurunui District Council

THE OWNER	AGENT – APPLICANT N/A ☐ *(leave section blank)*
Owner's Name : Brendon Esler Builders Ltd	Agent's Name :
Contact Person : Sarah Esler (if owner is not an individual)	Contact Person :
Mailing Address : Postcode :	Mailing or Billing Address : Postcode :
Street Address or Registered Office : 70 Reserve Rd Amberley Postcode :	Street Address or Registered Office : Postcode :
Mobile Phone : 0272207505	Mobile Phone :
Phone :	Phone :
After Hours Phone :	After Hours Phone :
Landline number :	Landline number :
Daytime phone :	Daytime phone :
Fax number :	Fax number :
E-mail Address : Sarah@ebebuilders.co.nz	E-mail Address :
Website :	Website :

Note – The Agent (if appointed) will be the first point of contact for communications with the Council / Building Consent Authority regarding this application / building work and will receive all correspondence including all invoices

The Code Compliance certificate should be sent to : ☑ Owner ☐ Agent

All building work carried out under the above Building Consent was completed on - Date : 13/4/2022

The following evidence of ownership is attached to this application : ☐ Certificate of Title ☐ Sale and Purchase Agreement (only if new purchase)

SIGNATURE

I request that the Hurunui District Council Building Consent Authority issue a Code Compliance Certificate for this work (under section 95 of the Building Act 2004)

Signature of owner / or agent on behalf of and with the authority of the owner : S. Esler

☑ Owner ☐ Agent Date : 13/4/2022

Note : If acting "for and on behalf", please read the following declaration before signing :

"I hereby declare that I am authorised to act as Agent of the Owner"

THE PERSONNEL WHO CARRIED OUT WORK **OTHER THAN** RESTRICTED BUILDING WORK	
Name of Builder : Brendon Esler Postal Address : 70 Reserve Rd Amberley E-mail Address :	Phone Number : 0276247630 Registration Number : 105783
Name of Craftsman Plumber : Jamie Young Postal Address : E-mail Address :	Phone Number : 021724160 Registration Number : 19461
Name of Craftsman Gasfitter : Postal Address : E-Mail Address :	Phone Number : Registration Number :
Name of Registered Drain-layer : Richard Tapp Postal Address : E-mail Address :	Phone Number : 0274249918 Registration Number : 24836
Name of Electrician : Shaun Quinn Postal Address : E-mail Address :	Phone Number : 027231262 Registration Number : E278953
Name of soild / liquid fuel burner installer : Postal Address : E-mail Address :	Phone Number : Registration Number :
Name of other Contractor / Tradesperson : Postal Address : E-mail Address :	Phone Number : Registration Number :
Add any additional persons on another (separate) sheet.	

ATTACHMENTS

The following supporting documents are attached to this application :

- ☐ Certificates / other documents from the personnel who carried out the work
- ☐ Certificates that relate to the energy work
- ☐ Evidence that Specified Systems are capable of performing to the performance standards set out in the building consent
- ☐ Memoranda from Licensed Building Practitioner(s) stating what Restricted Building Work they carried out or supervised

Notes by applicant: (Other notes or comments which you as the applicant may wish to add)

RESTRICTED BUILDING WORK

Did the Building Consent work include any restricted building work ☐ Yes ☐ No

If yes, provide the following details of all licensed building practitioners who were involved in the carrying out or supervising the restricted building work

Licensing Class	Name and address	Licensed building practitioner number (or registration number treated as being licensed under section 291 of the building Act 2004)	Description of particular work carried out or supervised
Foundations	Brendon Esler	105783	
Carpentry	"	"	
Exterior Plasterer			
Brick-layer	Daniel Oevlin	BP118022	
Block-layer			
Roofer	mark James	105507	

SPECIFIED SYSTEMS

Are there specified systems associate with this project? ☐ Yes (as listed below) ☑ No

The following specified systems are contained on the compliance schedule for the building and, in the opinion of the personnel who installed them, are capable of performing to the performance standards set out in the building consent.

SS1 Automatic systems for fire suppression
SS2 Emergency warning systems
SS3/1 Automatic doors
SS3/2 Access controlled doors
SS3/3 Interfaced fire or smoke doors and / or w indows
SS4 Emergency lighting systems
SS5 Escape route pressurisation systems
SS6 Riser Mains
SS7 Automatic back flow preventers
SS8/1 Passenger carrying lifts
SS8/2 Service lifts
SS8/3 Escalator and moving walks
SS9 Mechanical ventilation or air conditioning systems
SS10 Building maintenance units
SS11 Laboratory fume cupboards
SS12/1 Audio loops
SS12/2 FM radio and infrared beam transmission systems
SS13/1 Mechanical smoke control
SS13/2 Natural smoke control
SS13/3 Smoke curtains
SS14/1 Emergency power systems
SS14/2 Sign44s for SS1-13
SS15/1 Spoken information intended to facilitate evacuation
SS15/2 Final exits
SS15/3 Fire separations
SS15/4Signs for facilitating evacuation
SS15/5 Smoke separations
SS16 Cable cars

Additional Information to Note

1. A final inspection must have been completed prior to this application being sought.
2. The Code Compliance Certificate will be based on the approved building consent documents, so any variations to the original approved plans are required to be documented and approved prior to the work being carried out.
3. A Code Compliance Certificate will not be issued until all of the information required on this form that is relevant to the job is provided to the Council. This includes all names, certificates from personnel who carried out the work, registration numbers, producer statements, or any other required documents

Customer	Brendon Esler	**Certificate Number**	COCESC0000253
Installation Location	33 claremont crescent, Amberley, Christchurch	**Job ID**	33 claremont crescent

Certificate of Compliance

Date work commenced:
Sat 05 of Feb 2022

Date work completed:
Tue 05 of Apr 2022

Description of Work:
Pre wired and fit off entire installation 1x hwc 50x lighting points 35x socket outlets 2x bathroom heaters 2x heated towel rails 1x oven 1x Hob 1x Heat pump

Risk:
The work is General Risk

This work has been done in accordance with:
Part 2 of AS/NZS 3000

Supply system this work is suitable for:
230/400V MEN system

Has this work been done in accordance with a certified design?	✖
Was a Supplier's Declaration of Conformity relied on this work?	✔
Were Manufacturer's Instructions relied on in this work?	✔
Has an Earthing System that is correctly rated	✔
Contains fittings which are safe to connect to a power supply	✔
Satisfactorily tested in accordance with Electricity (Safety) Regulations 2010	✔
The entire installation is safe to connect.	

I confirm that I am satisfied that the work detailed in this Certificate of Compliance has been done lawfully and safely, and that the information contained in this certificate is correct and accurate.

Certificate issued by: Shaun Quinn
Registration number: E278953
Date: Wed 06 of Apr 2022



THIS IS AN IMPORTANT DOCUMENT AND SHOULD BE RETAINED

MASTER ELECTRICIANS

Customer	Brendon Esler	**Certificate Number**	COCESC0000253
Installation Location	33 claremont crescent, Amberley, Christchurch	**Job ID**	33 claremont crescent

Electrical Safety Certificate

The entire installation is safe to connect.

Date work connected:	Tue 05 of Apr 2022
Description of work:	Pre wired and fit off entire installation 1x hwc 50x lighting points 35x socket outlets 2x bathroom heaters 2x heated towel rails 1x oven 1x Hob 1x Heat pump

I confirm that the part installation described in this Electrical Safety Certificate is connected to a power supply and is safe to use.

Certificate issued by:	Shaun Quinn
Registration number:	E278953
Date:	Wed 06 of Apr 2022



THIS IS AN IMPORTANT DOCUMENT AND SHOULD BE RETAINED

MASTER ELECTRICIANS

HURUNUI District Council

Compaction Certificate

P O Box 13, Amberley
info@hurunui.govt.nz
Fax: 03 314 9181

Site Address 33 Claremont Crescent, Amberley

Client Name Brendon Esler Builders Limited

Building Consent Number 210444

Builder/Contractor Name Brendon Esler

Address 70 Reserve Rd, Amberley

Phone Number 027 624 7630

LBP Number 105783

This is to confirm that on the (date) 1/11/2021, I/we have placed and compacted AP40 or _____ in layers not exceeding 150mm per layer for the floor slab and finished with 25mm sand blinding on top.

I can confirm that the compacted hard fill in this foundation has been completed to meet the New Zealand Building Standards 3604.

Signed

Brendon Esler
Name

Hurunui District Council
66 Carters Road
PO Box 13
Amberley 7441
Phone (03) 314 8816

SITE NOTICE

Consent No:	**210444**
Applicant:	**Brendon Esler Builders Limited**
Site Address:	**33 Claremont Crescent**
Work Type:	**3-bedroom, 2-bathroom dwelling with attached double garage**
Building Category:	**R1**

Inspection Type:	**Final - Residential**
Inspection Outcome:	**Fail**
Inspected By:	**Tom Race**
Inspection Date:	**12 April 2022**

Failed Items

Plumbing	
Shower leak test	**ensuite glass shower screen missing**

Passed Items

General	
Inspection carried out	
Approved plans reviewed	**Yes - Electronic documents checked**
Warnngs and Bans	
Inspection Photos	
Exterior	
FFL above GL	**Good - sufficient**
FFL above paving	**Good - sufficient - OK**
Cladding clearances	**Good - sufficient for cladding types - OK**
Flashings correct	**All as designed - OK**
Penetrations sealed	**YES - silicone sealed - OK**
Access level height	**<190mm step at each door - OK**
Non-slip access	**Exposed aggregate concrete**
Roof fixed sufficiently	**Appear adequate**
Roof penetrations	**Boot flashing(s)**
Vermin proofing	**Gaps sealed as required - OK**
S/W discharge location	
S/W sumps/strip drain	
Downpipes clipped	**YES - 2 x clips each**
ORG clipped	**150mm clearance & loose grate**
Gully heights	**Min 100mm above natural ground**
MV/BV size/location	**80mm in place as drawn**
Veneer top vented	**YES - Every 2nd perpend clear**
Mechanical vents to exterior	**YES - vented to soffit outlets**
Duct covers installed	**YES - exterior grilles in place**

Soffit lines sealed	**YES - all OK**
Photo Record	**YES - All relevant photos taken**
Interior	
Wet areas sealed	**Yes**
Safety glass installed	**In place where required**
Aluminium joinery ID	**Labels fitted - H zoned**
Ventilation/Light	**Natural - sufficient glazing & openings**
Smoke dectectors	**In place where required, tested**
Impervious flooring	**In place where required**
Means of heating	**Heat pump(s)**
Plumbing	
HWC - type/size	**>300 <=400L mains pressure**
Safe tray installed to HW cylinder	
Seismic restraints	**3 x steel straps securely fixed - OK**
Mains valves fitted	**All in place as required**
Temp valve and temp	**In correct place, OK - temp tested @ 52°C**
Open vent fitted	**In place as required**
Fixtures sealed/connected/vented	**All connected, all sealed to walls, AAV's in place as reqd**
Water main/isolation valve accessible	**In place, access cover in Garage**
Roof space	
Insulation fitment	**Good cover, tidy, no gaps**
Downlight clearance	**Covering allowed**
Ducting connected	**YES - all extract vent ducts connected**
Underlay fitment/laps	**Fitment & laps OK**
Pipework insulated	**Yes**
Pipework clipped/supported	**Yes**
Amendments/Site Instructions	
As-built building aligns with consent plans/documents	**Yes**
Site instructions signed off	**Yes**

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Consent No: **210444**
Applicant: **Brendon Esler Builders Limited**
Site Address: **33 Claremont Crescent**
Work Type: **3-bedroom, 2-bathroom dwelling with attached double garage**

Inspection Type: **Final - Residential**
Inspection Outcome: **Fail**
Inspected By: **Tom Race**
Inspection Date: **12 April 2022 11:39 a.m.**
Duration: **45 minutes**

Inspection Element	Status
General	Pass
Inspection carried out	Pass
Approved plans reviewed ***Yes - Electronic documents checked***	Pass
Warnngs and Bans	Pass
Inspection Photos	Pass
Exterior	Pass
FFL above GL **Good - sufficient**	Pass
FFL above paving **Good - sufficient - OK**	Pass
Cladding clearances **Good - sufficient for cladding types - OK**	Pass
Flashings correct **All as designed - OK**	Pass
Penetrations sealed **YES - silicone sealed - OK**	Pass
Access level height **<190mm step at each door - OK**	Pass
Non-slip access **Exposed aggregate concrete**	Pass
Stair/step access, tread/riser/pitch, head clearance	N/A
Handrails/barriers	N/A
Roof fixed sufficiently **Appear adequate**	Pass
Roof penetrations **Boot flashing(s)**	Pass
Snow straps/boards	N/A
Vermin proofing **Gaps sealed as required - OK**	Pass
Effluent field/tank	N/A
S/W discharge location	Pass
S/W sumps/strip drain	Pass
Downpipes clipped **YES - 2 x clips each**	Pass
ORG clipped **150mm clearance & loose grate**	Pass
Gully heights **Min 100mm above natural ground**	Pass
MV/BV size/location	Pass

80mm in place as drawn	
Gas bottle location	N/A
Weep holes sealed (at gas storage)	N/A
Veneer top vented **YES - Every 2nd perpend clear**	Pass
Mechanical vents to exterior **YES - vented to soffit outlets**	Pass
Duct covers installed **YES - exterior grilles in place**	Pass
Soffit lines sealed **YES - all OK**	Pass
Solar panel fitting	N/A
Fire fighting water provided as per consent documents	N/A
Photo Record **YES - All relevant photos taken**	Pass
Interior	Pass
Wet areas sealed **Yes**	Pass
Safety glass installed **In place where required**	Pass
Window restraints	N/A
Aluminium joinery ID **Labels fitted - H zoned**	Pass
Ventilation/Light **Natural - sufficient glazing & openings**	Pass
Smoke dectectors **In place where required, tested**	Pass
Impervious flooring **In place where required**	Pass
Stair/step access, tread/riser/pitch, head clearance	N/A
Handrails/barriers	N/A
Gas hob protection	N/A
Means of heating **Heat pump(s)**	Pass
Heating unit	N/A
Plumbing	Fail
HWC - type/size **>300 <=400L mains pressure**	Pass
Safe tray installed to HW cylinder	Pass
Seismic restraints **3 x steel straps securely fixed - OK**	Pass
Mains valves fitted **All in place as required**	Pass
Temp valve and temp **In correct place, OK - temp tested @ 52°C**	Pass
Open vent fitted **In place as required**	Pass
Header tank/safe tray	N/A
Fixtures sealed/connected/vented **All connected, all sealed to walls, AAV's in place as reqd**	Pass
Shower leak test **ensuite glass shower screen missing**	Fail
Overflow relief	N/A
Water main/isolation valve accessible	Pass

In place, access cover in Garage

Roof space	Pass
Insulation fitment **Good cover, tidy, no gaps**	Pass
Downlight clearance **Covering allowed**	Pass
Ducting connected **YES - all extract vent ducts connected**	Pass
Underlay fitment/laps **Fitment & laps OK**	Pass
Pipework insulated **Yes**	Pass
Pipework clipped/supported **Yes**	Pass
Amendments/Site Instructions	Pass
As-built building aligns with consent plans/documents **Yes**	Pass
Site instructions signed off **Yes**	Pass



Taken at 11:23 AM on Tuesday 12/04/2022



Taken at 11:23 AM on Tuesday 12/04/2022



Taken at 11:23 AM on Tuesday 12/04/2022



Taken at 11:23 AM on Tuesday 12/04/2022



Taken at 11:24 AM on Tuesday 12/04/2022



Taken at 11:24 AM on Tuesday 12/04/2022



Taken at 11:24 AM on Tuesday 12/04/2022



Taken at 11:24 AM on Tuesday 12/04/2022



Taken at 11:30 AM on Tuesday 12/04/2022



Taken at 11:37 AM on Tuesday 12/04/2022



Taken at 11:38 AM on Tuesday 12/04/2022



Taken at 11:38 AM on Tuesday 12/04/2022



missing shower glass
Taken at 11:39 AM on Tuesday 12/04/2022



Taken at 11:39 AM on Tuesday 12/04/2022

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Consent No: **210444**

Applicant: **Brendon Esler Builders Limited**

Site Address: **33 Claremont Crescent**

Work Type: **3-bedroom, 2-bathroom dwelling with attached double garage**

Inspection Type: **Interior Tanking**

Inspection Outcome: **Pass**

Inspected By: **Henry Stikkelman**

Inspection Date: **9 March 2022 8:52 a.m.**

Duration: **15 minutes**

Inspection Element	Status
General	Pass
Inspection carried out **Inspection carried out.** **OK to continue**	Pass
Approved plans reviewed ***Yes - Electronic documents checked***	Pass
Warnngs and Bans **None**	Pass
Inspection Photos **Yes, taken.**	Pass
Materials/installation	Pass
Tanking Location **Shower only - En Suite**	Pass
Slope to shower base **As per manufacturer's specs - sufficient, OK**	Pass
Slope to soap recesses **As per manufacturer's specs - sufficient, OK**	Pass
Products Used (On approved list) **Mapelastic Aquadefense system (Mapei - BRANZ No. 484)**	Pass
Taping to Corners and Junctions **Junction tape in place as per manufacturer's specs - OK**	Pass
Splash Protection Installed	N/A



Tanking, En-suite
Taken at 8:51 AM on Wednesday 9/03/2022



Product used
Taken at 8:52 AM on Wednesday 9/03/2022

Hurunui District Council
66 Carters Road
PO Box 13
Amberley 7441
Phone (03) 314 8816

SITE NOTICE

Consent No: **210444**
Applicant: **Brendon Esler Builders Limited**
Site Address: **33 Claremont Crescent**
Work Type: **3-bedroom, 2-bathroom dwelling with attached double garage**
Building Category: **R1**

Inspection Type: **Interior Tanking**
Inspection Outcome: **Pass**
Inspected By: **Henry Stikkelman**
Inspection Date: **9 March 2022**

Passed Items

General	
Inspection carried out	**Inspection carried out. OK to continue**
Approved plans reviewed	**Yes - Electronic documents checked**
Warnngs and Bans	**None**
Inspection Photos	**Yes, taken.**
Materials/installation	
Tanking Location	**Shower only - En Suite**
Slope to shower base	**As per manufacturer's specs - sufficient, OK**
Slope to soap recesses	**As per manufacturer's specs - sufficient, OK**
Products Used (On approved list)	**Mapelastic Aquadefense system (Mapei - BRANZ No. 484)**
Taping to Corners and Junctions	**Junction tape in place as per manufacturer's specs - OK**

Support Documentation	Status
Application for CCC	Required
Electrical safety certificate (itemised)	Required
As-built drainage plan	Required
Plumbers pressure test declaration	Required
Wet Area tanking Certificate	Required
Design statement (truss manufacturer)	Required
Design statement (frame manufacturer)	Required
Under-slab hardfill compaction certificate	Required

PGDB Registration	Status
Plumber	Required
Drainlayer	Required

Record of Restricted Building Work (LBP #)	Status

Designer	Accepted
Bricklaying and Blocklaying	Required
Carpentry	Required
Foundations	Required
Roofing	Required

Hurunui District Council
66 Carters Road
PO Box 13
Amberley 7441
Phone (03) 314 8816

SITE NOTICE

Consent No: **210444**
Applicant: **Brendon Esler Builders Limited**
Site Address: **33 Claremont Crescent**
Work Type: **3-bedroom, 2-bathroom dwelling with attached double garage**
Building Category: **R1**

Inspection Type: **Pre-Cladding - Wrap**
Inspection Outcome: **Pass**
Inspected By: **Tom Race**
Inspection Date: **4 February 2022**

Passed Items

Flashings

Wrap Penetrations	**complete** **Taped & sealed appropriately**

Inspection Type: **Pre-Cladding - Mid Cladding**
Inspection Outcome: **Pass**
Inspected By: **Tom Race**
Inspection Date: **4 February 2022**

Passed Items

General

Inspection carried out	
Approved plans reviewed	**Yes - Electronic documents checked**
Warnngs and Bans	
Inspection Photos	

Cladding System

Cladding system installed as per plans/ specs	
Cladding Fixings	
Cavity Batten size	**Nom. 40 x 20mm horiz. notched timber w/slope**
Cavity Batten spacing	**600mm centres**
Cavity Batten treatment	**H3.1 timber**
Vermin proofing	**PVC vent strip in place**
Head flashings	**Most joinery to soffit; folded alum. w/stop-ends to other**
Sill flashings	**DPC on kick-out as drawn**
Jamb flashings	**DPC dressed into alum. jamb**
WANZ bars fitted	**Fitted to every window & door**
Photos taken	**YES - Any relevant photos taken**

Inspection Type: **Pre-Line**

Inspection Outcome: **Pass**
Inspected By: **Tom Race**
Inspection Date: **4 February 2022**

Passed Items

General

Inspection carried out	**NO COST OF RE INSPECTION IN AREA**

Framing

Framing Moisture	**>20% - drying required** **Now Pass 16%**

Other

Metal angle to showers	**Not yet fitted** **Now in place.**

Inspection Type: **Pre-Stop**
Inspection Outcome: **Pass**
Inspected By: **Tom Race**
Inspection Date: **4 February 2022**

Passed Items

General

Inspection carried out	**PLease plaster tape shower sheets at horizontal join and provide photos**
Approved plans reviewed	**Yes - Electronic documents checked**
Warnngs and Bans	
Inspection Photos	

Bracing

Locations	**All as drawn**
Types	**Mixed types (refer plans) - as drawn**
Edge Nailing	**Wall bracing fixings**
Holes in elements	**All OK**

Materials

Wet Areas	**GIB "Aqualine"® board 10mm**
Wet Area Ceilings	
Other Walls	**GIB board standard 10mm**
Other Ceilings	**GIB board standard 13mm**

Support Documentation	Status
Application for CCC	Required
Electrical safety certificate (itemised)	Required
As-built drainage plan	Required
Plumbers pressure test declaration	Required
Wet Area tanking Certificate	Required
Design statement (truss manufacturer)	Required
Design statement (frame manufacturer)	Required
Under-slab hardfill compaction certificate	Required

PGDB Registration	Status
Plumber	Required
Drainlayer	Required

Record of Restricted Building Work (LBP #)	Status
Designer	Accepted
Bricklaying and Blocklaying	Required
Carpentry	Required
Foundations	Required
Roofing	Required

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Consent No: **210444**
Applicant: **Brendon Esler Builders Limited**
Site Address: **33 Claremont Crescent**
Work Type: **3-bedroom, 2-bathroom dwelling with attached double garage**

Inspection Type: **Pre-Stop**
Inspection Outcome: **Pass**
Inspected By: **Tom Race**
Inspection Date: **4 February 2022 2:01 p.m.**
Duration: **30 minutes**

Inspection Element	Status
General	Pass
Inspection carried out **PLease plaster tape shower sheets at horizontal join and provide photos**	Pass
Approved plans reviewed ***Yes - Electronic documents checked***	Pass
Warnngs and Bans	Pass
Inspection Photos	Pass
Bracing	Pass
Locations **All as drawn**	Pass
Types **Mixed types (refer plans) - as drawn**	Pass
Ceiling Diaphragms	N/A
Edge Nailing **Wall bracing fixings**	Pass
Holes in elements **All OK**	Pass
Materials	Pass
Wet Areas **GIB "Aqualine"® board 10mm**	Pass
Wet Area Ceilings	Pass
Other Walls **GIB board standard 10mm**	Pass
Other Ceilings **GIB board standard 13mm**	Pass
Fire Walls	N/A



Taken at 1:58 PM on Friday 4/02/2022



Taken at 1:58 PM on Friday 4/02/2022

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Consent No: **210444**

Applicant: **Brendon Esler Builders Limited**

Site Address: **33 Claremont Crescent**

Work Type: **3-bedroom, 2-bathroom dwelling with attached double garage**

Inspection Type: **Pre-Line**

Inspection Outcome: **Pass**

Inspected By: **Tom Race**

Inspection Date: **4 February 2022 10:14 a.m.**

Duration: **15 minutes**

Inspection Element	Status
General	Pass
Inspection carried out **NO COST OF RE INSPECTION IN AREA**	Pass
Framing	Pass
Framing Moisture **>20% - drying required** **Now Pass 16%**	Pass
Other	Pass
Metal angle to showers **Not yet fitted** **Now in place.**	Pass

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Consent No: **210444**
Applicant: **Brendon Esler Builders Limited**
Site Address: **33 Claremont Crescent**
Work Type: **3-bedroom, 2-bathroom dwelling with attached double garage**

Inspection Type: **Pre-Cladding - Mid Cladding**
Inspection Outcome: **Pass**
Inspected By: **Tom Race**
Inspection Date: **4 February 2022 1:46 p.m.**
Duration: **30 minutes**

Inspection Element	Status
General	Pass
Inspection carried out	Pass
Approved plans reviewed ***Yes - Electronic documents checked***	Pass
Warnngs and Bans	Pass
Inspection Photos	Pass
Cladding System	Pass
Cladding system installed as per plans/ specs	Pass
Cladding Fixings	Pass
Cavity Batten size **Nom. 40 x 20mm horiz. notched timber w/slope**	Pass
Cavity Batten spacing **600mm centres**	Pass
Cavity Batten treatment **H3.1 timber**	Pass
Vermin proofing **PVC vent strip in place**	Pass
Head flashings **Most joinery to soffit; folded alum. w/stop-ends to other**	Pass
Sill flashings **DPC on kick-out as drawn**	Pass
Jamb flashings **DPC dressed into alum. jamb**	Pass
WANZ bars fitted **Fitted to every window & door**	Pass
Photos taken **YES - Any relevant photos taken**	Pass



Taken at 1:45 PM on Friday 4/02/2022



Taken at 1:45 PM on Friday 4/02/2022



Taken at 1:46 PM on Friday 4/02/2022



Taken at 1:46 PM on Friday 4/02/2022

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Consent No: **210444**
Applicant: **Brendon Esler Builders Limited**
Site Address: **33 Claremont Crescent**
Work Type: **3-bedroom, 2-bathroom dwelling with attached double garage**

Inspection Type: **Pre-Cladding - Wrap**
Inspection Outcome: **Pass**
Inspected By: **Tom Race**
Inspection Date: **4 February 2022 1:47 p.m.**
Duration: **15 minutes**

Inspection Element	Status
Flashings	Pass
Wrap Penetrations **complete** **Taped & sealed appropriately**	Pass
Meter box flashing **Not yet fitted**	N/A

Hurunui District Council
66 Carters Road
PO Box 13
Amberley 7441
Phone (03) 314 8816

SITE NOTICE

Consent No: **210444**
Applicant: **Brendon Esler Builders Limited**
Site Address: **33 Claremont Crescent**
Work Type: **3-bedroom, 2-bathroom dwelling with attached double garage**
Building Category: **R1**

Inspection Type: **Pre-Line**
Inspection Outcome: **Fail**
Inspected By: **John Arthur**
Inspection Date: **31 January 2022**

Failed Items

Framing	
Framing Moisture	**>20% - drying required**
Other	
Metal angle to showers	**Not yet fitted**

Passed Items

General	
Inspection carried out	**Yes**
Approved plans reviewed	**Yes - Approved documents onsite checked**
Warnngs and Bans	
Building weathertight	**Yes**
Inspection Photos	**Yes**
Framing	
Ceiling Batten Material	**Steel - Rondo**
Ceiling Batten Size	**Rondo - 35 x 40mm trapezoidal**
Ceiling Batten Centres	**600mm**
Bracing location and type	**Previously checked**
Bracing clear of wet areas	**Yes**
Bracing fixings/connections	**Previously checked**
Brace openings	**All OK**
Other	
Safety Glazing	**In place - as drawn & required - OK**
Window/joinery Rating	**Joinery displays correct ID rating for site wind speed**
Internal Ventilation	**Natural - opening windows & doors**
Insulation Material	**EarthWool**
R Value Walls	**R2.6 - as designed**
R Value Ceilings	**R3.6 - as designed**
Insulation Placement	**Good - tidy**
Opening Air Seals	**Good, tidy**

Water Services	
Pipework	**Polybutylene to hot & cold**
Jointing	**Brass, crimped**
Support/Clipping	**Good - secure - OK**
Lagging	**Inside insulation & lagged outside**
Shut Off Valve	**In place, as required (in Garage)**
Pressure Test	**Carried out - OK- Plumber to supply test declaration.**
Equipotential Bonding in place	**Bonding installed and connected**
Waste Services	
Pipework	**PVC**
Sizes	**All as drawn**
Support	**Conc floor**
Gradients	**All in slab - prev. inspected - appear OK**

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Consent No: **210444**
Applicant: **Brendon Esler Builders Limited**
Site Address: **33 Claremont Crescent**
Work Type: **3-bedroom, 2-bathroom dwelling with attached double garage**

Inspection Type: **Pre-Line**
Inspection Outcome: **Fail**
Inspected By: **John Arthur**
Inspection Date: **31 January 2022 12:26 p.m.**
Duration: **60 minutes**

Inspection Element	Status
General	Pass
Inspection carried out **Yes**	Pass
Approved plans reviewed ***Yes - Approved documents onsite checked***	Pass
Warnngs and Bans	Pass
Engineering inspections carried out (Required items checked)	N/A
Building weathertight **Yes**	Pass
Inspection Photos **Yes**	Pass
Framing	Fail
Framing Moisture **>20% - drying required**	Fail
Ceiling Batten Material **Steel - Rondo**	Pass
Ceiling Batten Size **Rondo - 35 x 40mm trapezoidal**	Pass
Ceiling Batten Centres **600mm**	Pass
Ceiling Batten Moisture	N/A
Bracing location and type **Previously checked**	Pass
Bracing clear of wet areas **Yes**	Pass
Bracing fixings/connections **Previously checked**	Pass
Brace openings **All OK**	Pass
Dragon ties	N/A
Diaphragms	N/A
Other	Fail
Fire Walls	N/A
Safety Glazing **In place - as drawn & required - OK**	Pass
Window/joinery Rating **Joinery displays correct ID rating for site wind speed**	Pass
Internal Ventilation **Natural - opening windows & doors**	Pass
Metal angle to showers **Not yet fitted**	Fail

Insulation Material **EarthWool**	Pass
R Value Walls **R2.6 - as designed**	Pass
R Value Ceilings **R3.6 - as designed**	Pass
Insulation Placement **Good - tidy**	Pass
Stair Head Clearance (2m min)	N/A
Opening Air Seals **Good, tidy**	Pass
Water Services	Pass
Pipework **Polybutylene to hot & cold**	Pass
Jointing **Brass, crimped**	Pass
Support/Clipping **Good - secure - OK**	Pass
Lagging **Inside insulation & lagged outside**	Pass
Shut Off Valve **In place, as required (in Garage)**	Pass
Pressure Test **Carried out - OK- Plumber to supply test declaration.**	Pass
Equipotential Bonding in place **Bonding installed and connected**	Pass
Waste Services	Pass
Pipework **PVC**	Pass
Sizes **All as drawn**	Pass
Support **Conc floor**	Pass
Gradients **All in slab - prev. inspected - appear OK**	Pass
Internal AAV's (hidden)	N/A



Looking east to kitchen area with ceiling and wall insulation
Taken at 12:23 PM on Monday 31/01/2022



Bathroom showing pvc wastes and water pipes and insulation
Taken at 12:25 PM on Monday 31/01/2022

Hurunui District Council
66 Carters Road
PO Box 13
Amberley 7441
Phone (03) 314 8816

SITE NOTICE

Consent No: **210444**
Applicant: **Brendon Esler Builders Limited**
Site Address: **33 Claremont Crescent**
Work Type: **3-bedroom, 2-bathroom dwelling with attached double garage**
Building Category: **R1**

Inspection Type: **Half-Height Masonry**
Inspection Outcome: **Pass**
Inspected By: **Tom Race**
Inspection Date: **27 January 2022**

Passed Items

General	
Inspection carried out	**Supervised by Kerry.**
Approved plans reviewed	**Yes - Electronic documents checked**
Warnngs and Bans	
Inspection Photos	
Half-Height Veneer	
Cavity Width	**>40mm less than or equal to 45mm - OK**
Cavity clear	**Yes**
Cavity closed soffit	
Brick tie spacing	**600mm centres horiz. generally; Every 2nd course - OK**
Brick tie type	
Brick type	**70 series hollow concrete**
Veneer siting on foundations	**Slight overhang**
Cover to window and door joinery	**>20mm**
Mortar widths	**8 - 10mm**
Weep holes/perpends	**Every 2nd perpend**
Penetrations	
Flashing and support	
Vermin proofing	**Drainage gap as required**
Sill flashings	**DPC on kick-out as drawn**
Jamb flashings	**DPC dressed into alum. jamb**
WANZ bars fitted	**Fitted to every window & door**

GoGet Inspection Audit Report

Consent No: **210444**
Applicant: **Brendon Esler Builders Limited**
Site Address: **33 Claremont Crescent**
Work Type: **3-bedroom, 2-bathroom dwelling with attached double garage**

Inspection Type: **Half-Height Masonry**
Inspection Outcome: **Pass**
Inspected By: **Tom Race**
Inspection Date: **27 January 2022 3:18 p.m.**
Duration: **30 minutes**

Inspection Element	Status
General	Pass
Inspection carried out **Supervised by Kerry.**	Pass
Approved plans reviewed ***Yes - Electronic documents checked***	Pass
Warnngs and Bans	Pass
Inspection Photos	Pass
Half-Height Veneer	Pass
Cavity Width **>40mm less than or equal to 45mm - OK**	Pass
Cavity clear **Yes**	Pass
Cavity closed soffit	Pass
Brick tie spacing **600mm centres horiz. generally; Every 2nd course - OK**	Pass
Brick tie type	Pass
Brick type **70 series hollow concrete**	Pass
Veneer siting on foundations **Slight overhang**	Pass
Cover to window and door joinery **>20mm**	Pass
Mortar widths **8 - 10mm**	Pass
Weep holes/perpends **Every 2nd perpend**	Pass
Penetrations	Pass
Lintel material (galv/S/S)	N/A
Lintel fixing	N/A
Flashing and support	Pass
Vermin proofing **Drainage gap as required**	Pass
Head flashings	N/A
Sill flashings **DPC on kick-out as drawn**	Pass
Jamb flashings **DPC dressed into alum. jamb**	Pass
WANZ bars fitted **Fitted to every window & door**	Pass



Taken at 3:17 PM on Thursday 27/01/2022



Taken at 3:17 PM on Thursday 27/01/2022



Taken at 3:17 PM on Thursday 27/01/2022

GoGet Inspection Audit Report

Consent No: **210444**

Applicant: **Brendon Esler Builders Limited**

Site Address: **33 Claremont Crescent**

Work Type: **3-bedroom, 2-bathroom dwelling with attached double garage**

Inspection Type: **Pre-Cladding - Wrap**

Inspection Outcome: **Pass Non Compliance**

Inspected By: **Henry Stikkelman**

Inspection Date: **18 December 2021 8:37 a.m.**

Duration: **15 minutes**

Inspection Element	Status
General	Pass
Inspection carried out **Inspection carried out.** **OK to continue.**	Pass
Approved plans reviewed ***Yes - Electronic documents checked***	Pass
Warnngs and Bans **None**	Pass
Inspection Photos **Yes, taken.**	Pass
Wrap/tape	Pass
Wrap/Barrier type **Thermakraft Watergate Plus**	Pass
Wrap/Barrier fixing **Good - well fixed**	Pass
Wrap overhang to founds	Pass
Sill tape type **Thermakraft Aluband foil tape throughout (BRANZ No. 614)**	Pass
Roof Underlay **Thermakraft 215 bituminous self supporting**	Pass
Netting support	N/A
Flashings	Pass Non Compliance
Flashing tape sill fixing **Full length as per manuf. specs**	Pass
Flashing tape head fixing **Fitted at corners as per manuf. specs**	Pass
Flashing tape jamb fixing	N/A
Wrap Penetrations **None as yet**	Pass Non Compliance
Meter box flashing **Not yet fitted**	Pass Non Compliance
Direct Fix cladding requirements met (sill and jamb blocks)	N/A
Thermal Barrier	N/A



Typical timber sill detail
Taken at 8:35 AM on Saturday 18/12/2021



Concrete sill detail
Taken at 8:35 AM on Saturday 18/12/2021



Wrap type
Taken at 8:36 AM on Saturday 18/12/2021



Wrap in place
Taken at 8:37 AM on Saturday 18/12/2021

Hurunui District Council
66 Carters Road
PO Box 13
Amberley 7441
Phone (03) 314 8816

SITE NOTICE

Consent No: **210444**
Applicant: **Brendon Esler Builders Limited**
Site Address: **33 Claremont Crescent**
Work Type: **3-bedroom, 2-bathroom dwelling with attached double garage**
Building Category: **R1**

Inspection Type: **Pre-Cladding - Wrap**
Inspection Outcome: **Pass Non Compliance**
Inspected By: **Henry Stikkelman**
Inspection Date: **18 December 2021**

Pass Non-Compliance

Flashings

Wrap Penetrations	**None as yet**
Meter box flashing	**Not yet fitted**

Passed Items

General

Inspection carried out	**Inspection carried out. OK to continue.**
Approved plans reviewed	**Yes - Electronic documents checked**
Warnngs and Bans	**None**
Inspection Photos	**Yes, taken.**

Wrap/tape

Wrap/Barrier type	**Thermakraft Watergate Plus**
Wrap/Barrier fixing	**Good - well fixed**
Wrap overhang to founds	
Sill tape type	**Thermakraft Aluband foil tape throughout (BRANZ No. 614)**
Roof Underlay	**Thermakraft 215 bituminous self supporting**

Flashings

Flashing tape sill fixing	**Full length as per manuf. specs**
Flashing tape head fixing	**Fitted at corners as per manuf. specs**

Support Documentation	Status
Application for CCC	Required
Electrical safety certificate (itemised)	Required
As-built drainage plan	Required
Plumbers pressure test declaration	Required
Wet Area tanking Certificate	Required
Design statement (truss manufacturer)	Required
Design statement (frame manufacturer)	Required

Under-slab hardfill compaction certificate	Required

PGDB Registration	Status
Plumber	Required
Drainlayer	Required

Record of Restricted Building Work (LBP #)	Status
Designer	Accepted
Bricklaying and Blocklaying	Required
Carpentry	Required
Foundations	Required
Roofing	Required

Consent No: **210444**
Applicant: **Brendon Esler Builders Limited**
Site Address: **33 Claremont Crescent**
Work Type: **3-bedroom, 2-bathroom dwelling with attached double garage**

Inspection Type: **Pre-Roof**
Inspection Outcome: **Pass**
Inspected By: **Henry Stikkelman**
Inspection Date: **4 December 2021 1:13 p.m.**
Duration: **60 minutes**

Inspection Element	Status
General	Pass
Inspection carried out **Inspection completed** **OK to continue**	Pass
Approved plans reviewed ***Yes - Approved documents onsite checked***	Pass
Warnngs and Bans **None**	Pass
Engineering inspections carried out (Required items checked)	N/A
Inspection Photos **Yes, taken**	Pass
Framing	Pass
Timber Species **Pinus Radiata generally**	Pass
Timber Grades **SG8 generally**	Pass
Timber treatments **H1.2 throughout**	Pass
Stud sizes **90 x 45mm throughout**	Pass
Stud spacing **600mm centres throughout**	Pass
DPC bottom plates	Pass
Lintel sizes **All as per consent**	Pass
Beam sizes **All as per consent**	Pass
Post sizes **All as per consent**	Pass
Truss layout **As per plan**	Pass
Truss support **Double top plates - good**	Pass
Girder truss support **Double top plates - good**	Pass
Purlin size/spacing **70 x 45mm SG8 on flat @ 600mm centres**	Pass
Tile Batten size/spacing	N/A
Rafters	N/A
Steel beams	N/A
Portal frames	N/A

Fixings	Pass
Bottom Plates **M12 galv. Reid bolts @ 1.2m centres ext. & drive pins @ 900mm centres int**	Pass
Top plate - stud **Stud lock screws as per manufactures specs**	Pass
Trusses - top plate **All as per manuf. specs**	Pass
Rafters - top plate	N/A
Purlins/Tile Battens **2 gun nails & 1 blue screw**	Pass
Lintels **All as per manuf. specs**	Pass
Steel angles	N/A
Steel beams	N/A
Portal frames	N/A
Post to foundations **Galv. steel brackets/ bolts as spec**	Pass
Post to beams **Galv. steel brackets/ straps as spec**	Pass
Fire wall frames	N/A
Stringers	N/A
Bracing wall and roof	Pass
Location/type **Some over sized from plans - OK**	Pass
Fixing/Connections **All as drawn**	Pass
Ply nailing **All galv nailed 150mm centres**	Pass
Roof bracing **Steel strap cross bracing as spec**	Pass
Dragon ties	N/A
Ply treatment **H3.2 as reqd**	Pass
Flat roof	N/A
Internal gutters	N/A



North elevation
Taken at 1:08 PM on Saturday 4/12/2021



Brace hold downs & stud fixing
Taken at 1:09 PM on Saturday 4/12/2021



Timber stud details
Taken at 1:10 PM on Saturday 4/12/2021



Roof bracing
Taken at 1:11 PM on Saturday 4/12/2021



Blue screw purlin fixing
Taken at 1:12 PM on Saturday 4/12/2021



Roof framing
Taken at 1:12 PM on Saturday 4/12/2021



Truss fixings
Taken at 1:13 PM on Saturday 4/12/2021

GoGet Inspection Audit Report

Consent No: **210444**
Applicant: **Brendon Esler Builders Limited**
Site Address: **33 Claremont Crescent**
Work Type: **3-bedroom, 2-bathroom dwelling with attached double garage**

Inspection Type: **Foundation - Slab**
Inspection Outcome: **Pass**
Inspected By: **Henry Stikkelman**
Inspection Date: **4 December 2021 1:02 p.m.**
Duration: **15 minutes**

Inspection Element	Status
Base Course	Pass
Compaction **Compaction certificate required**	Pass
Other items	Pass
Shrinkage control **Sawcuts completed**	Pass

Hurunui District Council
66 Carters Road
PO Box 13
Amberley 7441
Phone (03) 314 8816

SITE NOTICE

Consent No: **210444**
Applicant: **Brendon Esler Builders Limited**
Site Address: **33 Claremont Crescent**
Work Type: **3-bedroom, 2-bathroom dwelling with attached double garage**
Building Category: **R1**

Inspection Type: **Foundation - Slab**
Inspection Outcome: **Pass**
Inspected By: **Henry Stikkelman**
Inspection Date: **4 December 2021**

Passed Items

Base Course	
Compaction	**Compaction certificate required**
Other items	
Shrinkage control	**Sawcuts completed**

Inspection Type: **Pre-Roof**
Inspection Outcome: **Pass**
Inspected By: **Henry Stikkelman**
Inspection Date: **4 December 2021**

Passed Items

General	
Inspection carried out	**Inspection completed** **OK to continue**
Approved plans reviewed	**Yes - Approved documents onsite checked**
Warnngs and Bans	**None**
Inspection Photos	**Yes, taken**
Framing	
Timber Species	**Pinus Radiata generally**
Timber Grades	**SG8 generally**
Timber treatments	**H1.2 throughout**
Stud sizes	**90 x 45mm throughout**
Stud spacing	**600mm centres throughout**
DPC bottom plates	
Lintel sizes	**All as per consent**
Beam sizes	**All as per consent**
Post sizes	**All as per consent**
Truss layout	**As per plan**
Truss support	**Double top plates - good**
Girder truss support	**Double top plates - good**

Purlin size/spacing	**70 x 45mm SG8 on flat @ 600mm centres**
Fixings	
Bottom Plates	**M12 galv. Reid bolts @ 1.2m centres ext. & drive pins @ 900mm centres int**
Top plate - stud	**Stud lock screws as per manufactures specs**
Trusses - top plate	**All as per manuf. specs**
Purlins/Tile Battens	**2 gun nails & 1 blue screw**
Lintels	**All as per manuf. specs**
Post to foundations	**Galv. steel brackets/ bolts as spec**
Post to beams	**Galv. steel brackets/ straps as spec**
Bracing wall and roof	
Location/type	**Some over sized from plans - OK**
Fixing/Connections	**All as drawn**
Ply nailing	**All galv nailed 150mm centres**
Roof bracing	**Steel strap cross bracing as spec**
Ply treatment	**H3.2 as reqd**

Support Documentation	**Status**
Application for CCC	Required
Electrical safety certificate (itemised)	Required
As-built drainage plan	Required
Plumbers pressure test declaration	Required
Wet Area tanking Certificate	Required
Design statement (truss manufacturer)	Required
Design statement (frame manufacturer)	Required
Under-slab hardfill compaction certificate	Required

PGDB Registration	**Status**
Plumber	Required
Drainlayer	Required

Record of Restricted Building Work (LBP #)	**Status**
Designer	Accepted
Bricklaying and Blocklaying	Required
Carpentry	Required
Foundations	Required
Roofing	Required

Hurunui District Council
66 Carters Road
PO Box 13
Amberley 7441
Phone (03) 314 8816

SITE NOTICE

Consent No:	**210444**
Applicant:	**Brendon Esler Builders Limited**
Site Address:	**33 Claremont Crescent**
Work Type:	**3-bedroom, 2-bathroom dwelling with attached double garage**
Building Category:	**R1**

Inspection Type:	**Drains**
Inspection Outcome:	**Pass**
Inspected By:	**Mark Milnes**
Inspection Date:	**8 November 2021**

Passed Items

General	
Inspection carried out	**OK to backfill**
Approved plans reviewed	**Yes - Approved documents onsite checked**
Warnngs and Bans	
Inspection Photos	
Drainlayer details	
Drainlayer registration number	**#29791- Bolton** **#24836 - Tapp**
Sewerage	
Drain Material	**PVC**
Gradients	**>1 in 60**
Inspection Points	**In place where required**
Bedding Material	**13mm chip**
Cover	**>375mm**
Lateral Connection	**Connection with IA in place** **sewer chamber 600mm**
Joint Test	**Sighted**
Main Vent size/location	**100mm stub-up(s) in place as drawn**
Stormwater	
Drain Material	**PVC** **90mm / 100mm main drain**
Gradients	**>1 in 100**
Inspection Points	**In place where required**
Bedding Material	**13mm chip**
Cover	**>375mm**
Lateral Connection	**Storm water to soak holes on site**
Soak Pit sizes	**Sufficient volume for catchment**
Soak Pit filter cloth	**In place to sides & top of pit as reqd**
Soak Pit Locations	**Suitable locations**
Downpipe Positions	**All sized as per plans**

Driveway drainage	**sump to soak pit**

GoGet Inspection Audit Report

Consent No: **210444**
Applicant: **Brendon Esler Builders Limited**
Site Address: **33 Claremont Crescent**
Work Type: **3-bedroom, 2-bathroom dwelling with attached double garage**

Inspection Type: **Drains**
Inspection Outcome: **Pass**
Inspected By: **Mark Milnes**
Inspection Date: **8 November 2021 2:50 p.m.**
Duration: **30 minutes**

Inspection Element	Status
General	Pass
Inspection carried out **OK to backfill**	Pass
Approved plans reviewed ***Yes - Approved documents onsite checked***	Pass
Warnngs and Bans	Pass
Inspection Photos	Pass
Drainlayer details	Pass
Drainlayer registration number **#29791- Bolton** **#24836 - Tapp**	Pass
Sewerage	Pass
Drain Material **PVC**	Pass
Gradients **>1 in 60**	Pass
Inspection Points **In place where required**	Pass
Bedding Material **13mm chip**	Pass
Cover **>375mm**	Pass
Lateral Connection **Connection with IA in place** **sewer chamber 600mm**	Pass
Joint Test **Sighted**	Pass
Main Vent size/location **100mm stub-up(s) in place as drawn**	Pass
Branch Vent size/location	N/A
Septic Tank Type	N/A
Septic Tank Location	N/A
ECAN Effluent approved	N/A
Effluent Location	N/A
Effluent Type	N/A
Stormwater	Pass
Drain Material **PVC** **90mm / 100mm main drain**	Pass
Gradients **>1 in 100**	Pass

Inspection Points **In place where required**	Pass
Bedding Material **13mm chip**	Pass
Cover **>375mm**	Pass
Lateral Connection **Storm water to soak holes on site**	Pass
Soak Pit sizes **Sufficient volume for catchment**	Pass
Soak Pit filter cloth **In place to sides & top of pit as reqd**	Pass
Soak Pit Locations **Suitable locations**	Pass
Gutter Sizes and Overflows	N/A
Downpipe Positions **All sized as per plans**	Pass
Deck Drains	N/A
Internal Deck Overflows	N/A
Internal Deck Overflows	N/A
Bubble-up Sumps	N/A
Driveway drainage **sump to soak pit**	Pass



Taken at 2:32 PM on Monday 8/11/2021



1300 x 2000 x 1800mm deep

Taken at 2:33 PM on Monday 8/11/2021



Taken at 2:37 PM on Monday 8/11/2021



Taken at 2:37 PM on Monday 8/11/2021

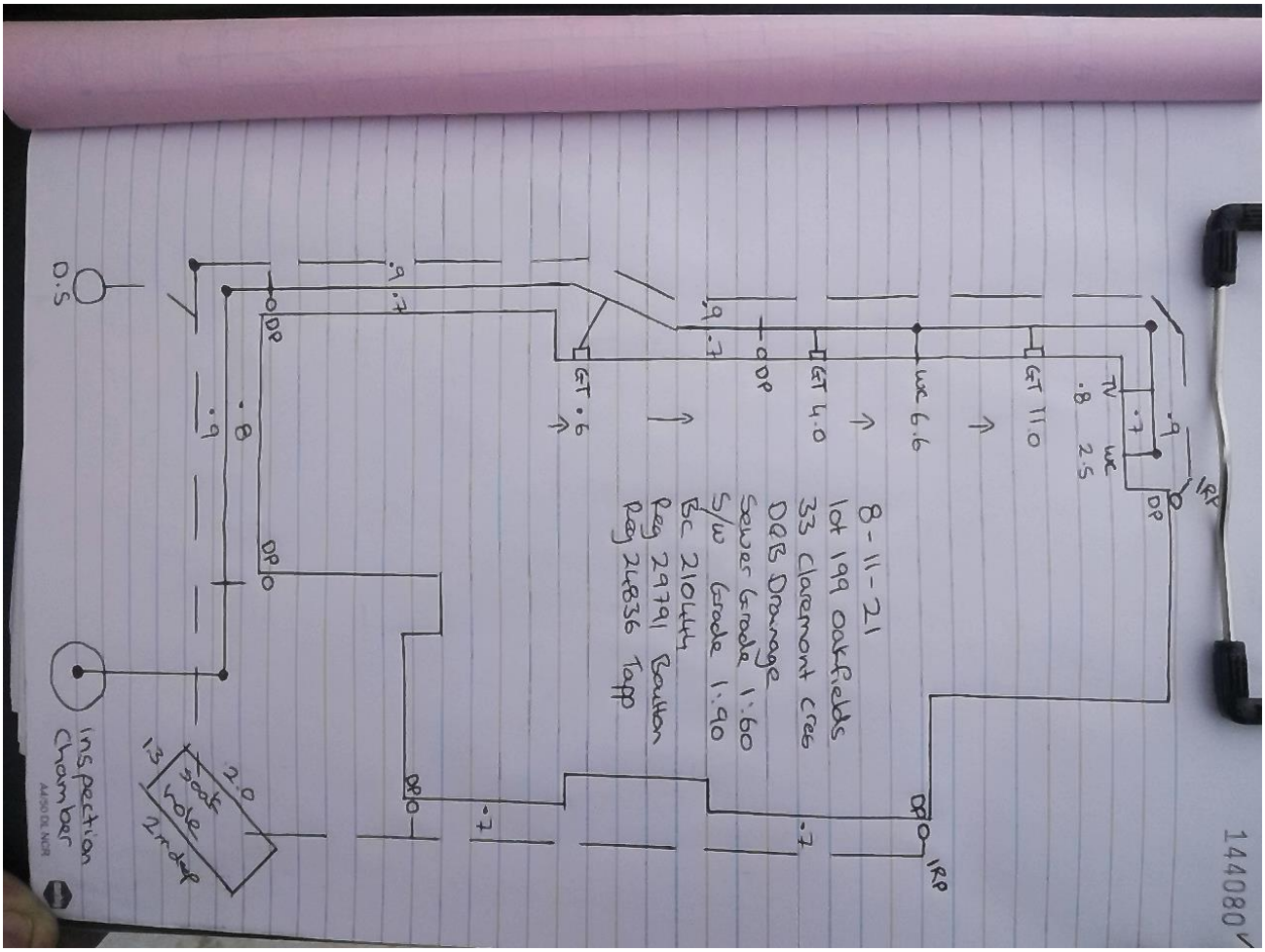


Taken at 2:42 PM on Monday 8/11/2021



driveway sump

Taken at 2:43 PM on Monday 8/11/2021



Taken at 2:45 PM on Monday 8/11/2021

Hurunui District Council
66 Carters Road
PO Box 13
Amberley 7441
Phone (03) 314 8816

SITE NOTICE

Consent No: **210444**
Applicant: **Brendon Esler Builders Limited**
Site Address: **33 Claremont Crescent**
Work Type: **3-bedroom, 2-bathroom dwelling with attached double garage**
Building Category: **R1**

Inspection Type: **Foundation - Slab**
Inspection Outcome: **Pass Non Compliance**
Inspected By: **Henry Stikkelman**
Inspection Date: **4 November 2021**

Pass Non-Compliance

Base Course	
Compaction	**Compaction certificate required - before pre-roof inspection.**
Other items	
Shrinkage control	**Sawcuts made later**

Passed Items

General	
Inspection carried out	**Inspection carried out. OK to continue.**
Approved plans reviewed	**Yes - Electronic documents checked**
Warnngs and Bans	**None**
Concrete production	**Audited plant.**
Inspection Photos	
Damp Proofing	
DPM	**Heavy polythene**
Lapping/Sealing	**Lapped & taped**
Penetrations	
Slab thickness	**Nom. 100mm**
Base Course	
Material	**AP40**
Depth	**200 - 300mm**
Sand blinding	**Yes Minimum 20mm**
Reinforcing	
Mesh size	**SE62 500E**
Mesh lapping	**2 laps**
Mesh concrete cover	**Nom. 30mm**
Mesh chairs	
Floor tie lapping	**Min. 600mm**
Floor tie connection	

Supplementary bars	**In place as per plan**
Equipotential Bonding in place	**Bonding installed and connected**
Services	
Materials	**PVC**
Gradients	
Sizes	
Sleeving	**Plastic & foam wrapped & taped**
Cylinder Drain	**Copper pipe, in place**
Safe Tray Drain	**40mm minimum drain installed**

Support Documentation	**Status**
Application for CCC	Required
Electrical safety certificate (itemised)	Required
As-built drainage plan	Required
Plumbers pressure test declaration	Required
Wet Area tanking Certificate	Required
Design statement (truss manufacturer)	Required
Design statement (frame manufacturer)	Required
Under-slab hardfill compaction certificate	Required

PGDB Registration	**Status**
Plumber	Required
Drainlayer	Required

Record of Restricted Building Work (LBP #)	**Status**
Designer	Accepted
Bricklaying and Blocklaying	Required
Carpentry	Required
Foundations	Required
Roofing	Required

GoGet Inspection Audit Report

Consent No: **210444**
Applicant: **Brendon Esler Builders Limited**
Site Address: **33 Claremont Crescent**
Work Type: **3-bedroom, 2-bathroom dwelling with attached double garage**

Inspection Type: **Foundation - Slab**
Inspection Outcome: **Pass Non Compliance**
Inspected By: **Henry Stikkelman**
Inspection Date: **4 November 2021 4:15 p.m.**
Duration: **30 minutes**

Inspection Element	Status
General	Pass
Inspection carried out **Inspection carried out.** **OK to continue.**	Pass
Approved plans reviewed ***Yes - Electronic documents checked***	Pass
Warnngs and Bans **None**	Pass
Concrete production **Audited plant.**	Pass
Engineering inspections carried out (Required items checked)	N/A
Inspection Photos	Pass
Damp Proofing	Pass
DPM **Heavy polythene**	Pass
Lapping/Sealing **Lapped & taped**	Pass
Penetrations	Pass
Slab thickness **Nom. 100mm**	Pass
Base Course	Pass Non Compliance
Material **AP40**	Pass
Depth **200 - 300mm**	Pass
Sand blinding **Yes Minimum 20mm**	Pass
Compaction **Compaction certificate required - before pre-roof inspection.**	Pass Non Compliance
Reinforcing	Pass
Mesh size **SE62 500E**	Pass
Mesh lapping **2 laps**	Pass
Mesh concrete cover **Nom. 30mm**	Pass
Mesh chairs	Pass
Floor tie lapping **Min. 600mm**	Pass
Floor tie connection	Pass
Supplementary bars	Pass

In place as per plan	
Equipotential Bonding in place **Bonding installed and connected**	Pass
Thickenings	N/A
Services	Pass
Materials **PVC**	Pass
Gradients	Pass
Sizes	Pass
Sleeving **Plastic & foam wrapped & taped**	Pass
Cylinder Drain **Copper pipe, in place**	Pass
Safe Tray Drain **40mm minimum drain installed**	Pass
Other items	Pass Non Compliance
Bottom plate anchors	N/A
Shrinkage control **Sawcuts made later**	Pass Non Compliance
Heating	N/A
Insulation	N/A



Slab overview
Taken at 4:16 PM on Thursday 4/11/2021



Penetrations wrapped
Taken at 4:17 PM on Thursday 4/11/2021



Bonding rod
Taken at 4:17 PM on Thursday 4/11/2021



Mesh tag
Taken at 4:18 PM on Thursday 4/11/2021

Hurunui District Council
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PO Box 13
Amberley 7441
Phone (03) 314 8816

SITE NOTICE

Consent No: **210444**
Applicant: **Brendon Esler Builders Limited**
Site Address: **33 Claremont Crescent**
Work Type: **3-bedroom, 2-bathroom dwelling with attached double garage**
Building Category: **R1**

Inspection Type: **Foundation - Concrete footings**
Inspection Outcome: **Pass**
Inspected By: **Mark Milnes**
Inspection Date: **28 October 2021**

Passed Items

General	
Inspection carried out	
Approved plans reviewed	**Yes - Approved documents onsite checked**
Warnngs and Bans	
Concrete production	**Audited plant**
Inspection Photos	
Site Factors	
Survey Pegs	**Sighted - locations OK**
Boundary Clearances	**All distances as shown on plans**
Site Stability	**Level site**
Ground Bearing	**Firm, dry clay**
Vegetation	
Excavations	
Horizontal Rods	**2 x D16 - as drawn**
Starters/Floor Ties	**D10 @ 600mm crs - as drawn**
Steel Identified	**Seismic 300 E**
Bottom Cover	**>75 & <=100mm**
Side Cover	**centre of foundation**
Lapping	**600mm min**
Tying	**Wire tied - OK**
Depth	**min 300mm as drawn**
Width	**min 250mm**
Formwork	**Constructed timber**
Level Bottom	**Yes - OK**
Other items	
Waste Ducts	**In place - OK**

GoGet Inspection Audit Report

Consent No: **210444**

Applicant: **Brendon Esler Builders Limited**

Site Address: **33 Claremont Crescent**

Work Type: **3-bedroom, 2-bathroom dwelling with attached double garage**

Inspection Type: **Foundation - Concrete footings**

Inspection Outcome: **Pass**

Inspected By: **Mark Milnes**

Inspection Date: **28 October 2021 8:45 a.m.**

Duration: **30 minutes**

Inspection Element	Status
General	Pass
Inspection carried out	Pass
Approved plans reviewed ***Yes - Approved documents onsite checked***	Pass
Warnngs and Bans	Pass
Concrete production **Audited plant**	Pass
Engineering inspections carried out (Required items checked)	N/A
Inspection Photos	Pass
Site Factors	Pass
Survey Pegs **Sighted - locations OK**	Pass
Siting certifcate required (Required items checked)	N/A
Boundary Clearances **All distances as shown on plans**	Pass
Site Stability **Level site**	Pass
Ground Bearing **Firm, dry clay**	Pass
Vegetation	Pass
Excavations	Pass
Horizontal Rods **2 x D16 - as drawn**	Pass
Vertical Rods	N/A
Starters/Floor Ties **D10 @ 600mm crs - as drawn**	Pass
Steel Identified **Seismic 300 E**	Pass
Bottom Cover **>75 & <=100mm**	Pass
Side Cover **centre of foundation**	Pass
Lapping **600mm min**	Pass
Tying **Wire tied - OK**	Pass
Depth **min 300mm as drawn**	Pass
Width **min 250mm**	Pass

Formwork **Constructed timber**	Pass
Level Bottom **Yes - OK**	Pass
Stepped Foundations	N/A
Other items	Pass
Waste Ducts **In place - OK**	Pass
Steel around blockouts	N/A
Drains under building	N/A
Subfloor ventilation	N/A



Taken at 8:44 AM on Thursday 28/10/2021



Taken at 8:44 AM on Thursday 28/10/2021



Taken at 8:45 AM on Thursday 28/10/2021



Taken at 8:45 AM on Thursday 28/10/2021

HURUNUI DISTRICT COUNCIL
P.O. Box 13 | Amberley | 7441 | 66 Carters Road | Amberley | 7410
Phone 03 314-8816 | Fax 03 314-9181 | Email info@hurunui.govt.nz
Web hurunui.govt.nz | facebook.com/HurunuiDistrictCouncil
Skype hdc_customer_services | twitter.com/hurunuidc

07 September 2021

70 Reserve Road
RD 1
Amberley 7481

Dear Brendon Esler Builders Limited

BUILDING CONSENT BC210444 - VEHICLE CROSSING CONSTRUCTION

Please note that in order to promote the safe and efficient use and development of the transportation network, the District Plan has rules for vehicle access onto properties. No activity, including the construction of a dwellinghouse, can be commenced unless the property is provided with adequate site access in terms of Rule 8.4.3 of the Hurunui District Plan. [In this case the specifications of the vehicle crossing are conditioned by Consent Notice registered to the Record of Title. The Consent Notice requires the new vehicle crossing to be formed in accordance with KF Consilium drawing 1027/1300 'Vehicle Crossing Type A/B].

In order for the Council to allow the building work to proceed, you have three options as follows:

1. Construct the vehicle crossing in accordance with the requirements of the Consent Notice before the Council will allow the building work to proceed. This will require you to contact the Council prior to construction commencing to arrange the required inspections. Confirmation that the vehicle crossing meets the design and construction standards of the Consent Notice will be discussed with the Consents Engineer at your pre-construction meeting. Please find attached the relevant design and construction requirements of the Consent Notice.

2. Enter into a cash bond agreement with the Council to secure compliance with the vehicle crossing standards of the Consent Notice. Once the bond agreement has been entered into, and the Council has issued the building consent, the building works may proceed. Please find attached a copy of the bond documents should you choose to enter into the bond agreement with the Council. Please complete two copies and return one copy to the Council with **$3,025**. The cash bond includes a non-refundable fee of $525 for administration and inspections.

   A reduced bond is being offered. The bond will not be deemed 'entered into' until the vehicle crossing is dug out and inspected by the Council's Consent Engineer. A hold will remain on the consent until this time and no building works will be able to commence.

   The construction of the vehicle crossing shall be undertaken within 12 months of the bond being entered into or before the use of the proposed activity commences, whichever is the lesser. Should you complete the work in accordance with the Consent Notice, then the cash bond will be refunded less the administration and inspections fee.

The vehicle crossing bond payment is to be made into the Hurunui District Council's bank account number: **03 0802 0946666 00.** Please ensure the payment details refer to the building consent number noted in this letter and that the payment is for a vehicle crossing bond.

3. Do nothing, in which case a certificate under section 37 of the Building Act will be attached to the Building Consent. This will require you to apply for resource consent to defer the construction of the vehicle crossing to a specified date. A resource consent application has a flat fee of $1,045.00. No building work may proceed until resource consent has been granted.

Please advise the Council at your earliest convenience as to how you wish to proceed.

Please do not hesitate to contact me should you wish to discuss the options available to you in further detail.

Yours faithfully

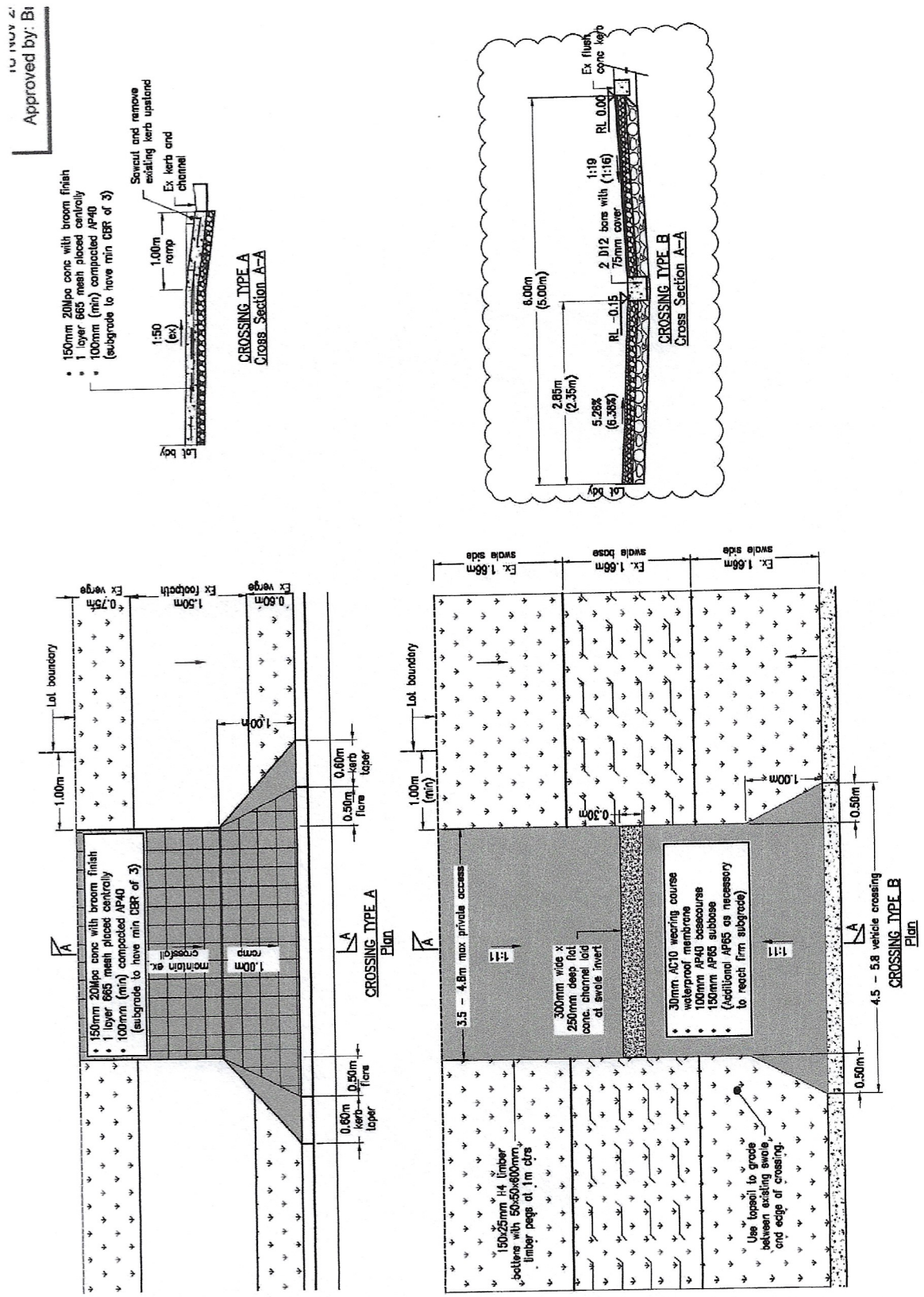


Brooke Benny
Planner

Encl.
Attachment 1: Vehicle crossing design and construction standards
Attachment 2: Bond documentation

Attachment 1: Vehicle crossing design and construction standards

KF Consilium drawing 1027/1300 'Vehicle Crossing Type A/B'



Attachment 2: Bond documentation

ACCESSWAY CONSTRUCTION BOND
BUILDING CONSENT BC210444

BY THIS BOND made the 20 day of October 2021

BETWEEN the Hurunui District Council (called "the Council") of the one part

AND Brendon Esler Builders Limited (the "Owner(s)") 70 Reserve Road, RD 1, Amberley 7481 (with his/her/their successors and assigns called "the Owner(s)")

BACKGROUND:

A. The Owner(s) wishes to undertake building works on the property situated at 33 Claremont Crescent, Amberley 7410, legal description – LOT 199 DP 560091 (hereinafter called "the Land").

B. The Council's District Plan for the Land provides that the creation of any new vehicle crossing, or the use of an existing vehicle crossing for a new activity, (including the relocation of such) shall meet the standards of Rule 8.4.2 of the Hurunui District Plan. In this instance the vehicle crossing specifications are set out in the Consent Notice registered to the Record of Title.

C. The Applicant has applied for a building consent (BC210444) under the Building Act 2004. The proposed activity complies in all other aspects with District Plan requirements with the exception of the vehicle crossing formation and construction. In order for the Council to issue a Building Consent for a permitted activity, the Owner agrees to provide a Bond to secure the carrying out of the vehicle crossing construction. The construction of the vehicle crossing shall be undertaken within 12 months of the bond being entered into or before the use of the proposed activity commences, whichever is the lesser.

D. The estimated cost of the construction and formation of the vehicle crossing to the required standard under the Consent Notice is estimated to be the sum of $2500.

CONDITIONS OF BOND:

Urban Vehicle Crossing
A vehicle crossing shall be provided to the Land in accordance with KF Consilium drawing 1027/1300 'Vehicle Crossing Type A/B as per the Consent Notice registered to the Land's Record of Title.

Notes:

1. *District Plan rules set out the location and sight distance requirements.*
2. *The Bond will not be deemed to be given effect to until the accessway is dug out and inspected by the Council's engineer. As such, the hold will remain on the consent until this time.*
3. *Note that anyone working in the road reserve will first need to obtain a Corridor Access permit from Council via the beforeUdig service (online at beforeUdig.co.nz or by phone at 0800 248 344).*

THIS AGREEMENT RECORDS:

1. The Owner(s) has deposited with the Council the sum of **$3,025** as surety for this Bond and agree that the Council may hold the said sum of money until the conditions of this Bond have been fully met or the moneys shall have otherwise been disbursed in accordance with the terms of this Agreement.

2. The Owners acknowledges that the following vehicle crossing inspections are compulsory and the owner is required to give the Councils engineer 48 hours' notice prior to any inspection.

   - Pre-construction
   - Excavation to sub grade
   - Pre Seal
   - Final

3. The Owner(s) shall complete the Work to the reasonable satisfaction of the Council within 12 months of the date of this bond or within such longer period as the Council may approve.

4. The sum deposited with the Council includes a non-refundable fee of $525 for administration and inspection costs incidental to the preparation and release of this Bond.

5. The Owner(s) acknowledges that their liability under this Agreement shall not be released, varied or affected in any way by any delay, extension of time, or other indulgence suffered or permitted by the Council or by any failure or neglect by the Council to enforce the terms of this Agreement.

   5.1 If the Owner(s) shall be in breach of any of the obligations under this Agreement, it shall be lawful for the Council, at the sole option of the Council to arrange for the satisfactory completion of all of the works and for this purpose the Council may employ its servants or agents or such contractors as the Council may see fit.

   5.2 The Owner(s) shall pay all costs incurred by the Council in arranging for the completion of those works and the Owner(s) shall be liable for any sum so expended by the Council or any expenses incurred by the Council in excess of the sum bonded.

   5.3 The Council may apply the moneys deposited with the Council towards payment of all such costs and expenses and in the event that the sum deposited with the Council is not sufficient to carry out the said works the Council may recover any excess from the Owner as a liquidated debt.

   5.4 In the event that costs and expenses incurred by the Council for the formation of the vehicle crossing are less than that sum deposited with the Council then the Owners shall be entitled to the repayment of the balance in accordance with the provisions in Clause 5.

6. Upon completion of the work being competed to the reasonable satisfaction of the Council in accordance with the Consent Notice the Owner(s) shall be entitled to repayment to them of the moneys deposited with the Council but without any entitlement to interest and any of the costs payable under clause 5 of this bond.

7. In the event of the Owner not proceeding with the building works then the sum bonded will be refunded to them in accordance with Clause 5.

8. The Owner(s) shall pay any costs and disbursements incurred by the Council for additional inspections and in the enforcement by the Council of any of its rights under this Agreement.

9. If there is dispute between the parties arising out of, or in connection with, this bond, neither of the parties is to commence any proceedings relating to that dispute until the following procedure had been complied with:

   9.1 The party claiming a dispute has arisen must give written notice to the other party specifying the nature of the dispute.

   9.2 The parties will endeavour, in good faith to resolve the dispute referred to in the notice by using informal dispute resolution techniques.

   9.3 If the parties do not agree on a dispute resolution technique within 14 days after the date notice of a dispute was given, the dispute is to be mediated according to the standard Bond of LEADR New Zealand Incorporated (Lawyers Engaged in Alternative Dispute Resolution), and the Chair of LEADR (or the Chair's nominee) will select the mediator and determine the mediator's remuneration.

   9.4 A party seeking urgent interlocutory relief may, by notice to the other party, elect not to comply with the provisions of this clause, but only to the extent of the relief sought, and only for the period required to dispose of the application for interlocutory.

   9.5 Pending resolution of the dispute, this Bond will remain in full effect without prejudicing the parties' respective rights and remedies.

SIGNED by S. [signature] and

_____

_____

in the presence of:

Ashleigh Beck
Name of Witness

[signature]
Signature of Witness

_____
Address of Witness

_____
Occupation of Witness

Pay someone

Success! Your payment has been processed

Receipt

From account:	38-9009-0184732-00 Business Edge
To account:	03-0802-0946666-00 HURUNUI DISTRICT COUNCI
Start date:	20 October 2021
Processing time:	We send payments to other banks every hour between 9am and midnight on business days. Payments submitted after midnight, or on a weekend or public holiday, will be sent the next business day. Processing times for other banks may vary.
Frequency	One-off payment
Amount:	$8,314.00

Statement details	Particulars	Code	Reference
On your statement	-	-	-
On their statement	Esler	-	BC210444

Make another transaction

HURUNUI DISTRICT COUNCIL
P.O. Box 13 | Amberley | 7441 | 66 Carters Road | Amberley | 7410
Phone 03 314-8816 | Fax 03 314-9181 | Email info@hurunui.govt.nz
Web hurunui.govt.nz | facebook.com/HurunuiDistrictCouncil
Skype hdc_customer_services | twitter.com/hurunuidc

Project Information Memorandum 210444

Section 34, Building Act 2004

Issued in accordance with Building Consent No. 210444

This project information memorandum is confirmation that the proposed building work may be undertaken, subject to the provisions of the Building Act 2004, and any requirements of the building consent attached.

This project information memorandum includes:

Notification of any other authorisations which must be obtained before the proposed building work may be undertaken.

1. CONSENT NOTICE: As per the consent notice registered on the Certificate of Title; The owners of lot 198 shall construct a vehicle crossing in accordance with KF Consilium drawing 1027/1300 `Vehicle Crossing Type A/B` as part of the building consent process, with timing and any necessary bonding or other requirements carried out in accordance with Council`s requirements. [Attached as Appendix A]. A bond will need to be entered into with Council or the vehicle crossing constructed to the Consent Notice requirements prior to building work starting. Contact the Duty Planner on 314 8816 to arrange a preconstruction meeting before excavation. Note: anyone working in the road reserve will first need to obtain a Works Access Permit (by applying for a Corridor Access permit from Council via the beforeUdig service - apply at beforeUdig.co.nz or ph 0800 248 344). *** VC bond letter provided with PIM issue *** NO BUILDING WORK TO PROCEED UNTIL ADDRESSED.
2. BC210444 plans and details in accordance with resource consent (RC210155) granted for breach of front yard setback, site coverage, and building length. Complies with Hurunui District Plan in all other respects. There is still a consent notice requirement related to the vehicle crossing which still needs to be resolved. NO BUILDING WORK TO PROCEEED UNTIL ADDRESSED.
3. CONSENT NOTICE: As per the consent notice registered on the Certificate of Title; The owner of the lot shall be responsible for undertaking all necessary maintenance to meet the requirements of the stormwater management plan submitted for the on-site stormwater systems installed under this condition.
4. Water: Connection to Amberley Township water supply available upon application. $650 connection fee applies. Form returned.

   For a full chemical analysis of your water supply please visit our website: https://www.hurunui.govt.nz/roading-water/water/water-testin g-reports

   Please note that your water supply is rated as moderately hard. For further information and advice, head to our website: https://www.hurunui.govt.nz/roading-water/water/faqs-frequen tly-asked-questions/hard-water
5. Wastewater: Connection to Amberley Township sewerage available upon application. $100 connection fee applies. Form returned.

   An inspection chamber will have to be installed less than one metre inside the property boundary before each connection of the sewer drain into the Council lateral. See Drawing D05 of the HDC Development Engineering Standards for details.
6. Stormwater: Needs to comply with Hurunui District Council`s Global stormwater discharge consent (CRC082988). There is no lateral as indicated on plans and stormwater will need to be managed onsite. a) At the time of building on the lots, stormwater runoff from buildings and hardstand areas on the lots resulting from up to and including the 24-hour 2% AEP rainfall event shall be managed so that no runoff enters any other property; b) For on-site soak pits, the following shall apply: * An investigation and soak pit design shall be carried out at each soak pit location to confirm that stormwater is able to be discharged to soakage at that location. *Soak pits shall be designed to cater for runoff from up to and including the 24-hour 2% AEP rainfall event, and to ensure that stormwater does not pond on the ground for more than 48 hours after the cessation of a 24 hour 2% AEP rainfall event; NB: soakage calculations may provide for notional on-site road frontage driveway areas discharging to the roading network. * For

soak pits dealing with trafficable hardstand areas, soak pit base levels shall be at least 1 metre above the water table.

Stormwater: Condition 16 of CRC082988 states that discharges to ground shall not be from an exposed Zinc coated (Galvanized) roof.

7. This structure must withstand the following:

   Wind Region: A

   Snow Zone: N4 - Altitude: 40

   Earthquake Zone: 3

   Exposure Zone: B

   Liquefaction Zone: 3

   Other: Amberley Stormwater Management Area

Signature: 

Position: Building Support Officer

On behalf of: Hurunui District Council

Date: 20/10/21

HURUNUI DISTRICT COUNCIL
P.O. Box 13 | Amberley | 7441 | 66 Carters Road | Amberley | 7410
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Skype hdc_customer_services | twitter.com/hurunuidc

Form 5

Building Consent 210444

Section 51, Building Act 2004

The building

Street address of building: 33 Claremont Crescent
Legal description of land where building is located: Lot 199 DP 560091
Building Name:
Location of building within site/block number:
Level/unit number:

The owner

Name of owner: Brendon Esler Builders Limited		
Contact person: Sarah Esler		
Mailing address: 70 Reserve Road, RD 1, Amberley 7481		
Street address/registered office:		
Phone number:	Daytime:	Mobile: 0272207505
Landline:	Fax number:	
Email: sarah@bebuilders.co.nz	Website:	
First point of contact for communications with the council/building consent authority:		
Full Name: Jeremy Harrison		
Mailing Address: 12 Murfitt Street, Pegasus		
Phone: 0277715816		
Email: jeremy@jandadesign.co.nz		

Building work

The following building work is authorised by this building consent:
Project: 3-bedroom, 2-bathroom dwelling with attached double garage
Current, lawfully established, use: Detached Dwelling

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.

CONDITIONS OF BUILDING CONSENT

Section 90 – Inspections by building consent authorities

This building consent is issued subjected to the condition that agents authorised by the BCA for the purposes of this section are entitled, at all times during normal working hours or while building work is being done, to inspect –

a) Land on which building work is being or is proposed to be carried out; and
b) Building work that has been or it being carried out on or off the building site; and
c) Any building

This building consent is issued subject to the following conditions:

1. A minimum of 24 hrs notice must be given to the Building Officer prior to any inspections.
2. Construction, fixings and materials are to be in accordance with the approved consent documents authorised under the Building Act 2004,any variance may require an application for an amendment
3. It is recommended that a copy of the approved plans and specifications are kept on site at all times for building contractors
4. Under section 52 of the Building Act 2004 a building consent will lapse in 12 months from date of issue if the building works concerned have not been commenced
5. All Plumbing and Drainage work is to be carried out by suitably qualified tradesman in accordance with the requirements of the Plumbers, Gasfitters and Drainlayers Act.
6. NO BUILDING WORK CAN COMMENCE UNTIL A RESOURCE CONSENT IS GRANTED.

Compliance schedule

A compliance schedule is not required for the building.

Attachments

Copies of the following documents are attached to this building consent:

- Project information memorandum 210444
- Certificate attached to project information memorandum
- Required Items Letter ***(refer to this for inspection and CCC documentation requirements)***

Signature: 

Position: Building Support Officer

On behalf of: Hurunui District Council

Date: 20/10/21

HURUNUI DISTRICT COUNCIL
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Skype hdc_customer_services | twitter.com/hurunuidc

Form 4

Certificate attached to Project Information Memorandum 210444

Section 37, Building Act 2004

Restrictions on commencing building work under the Resource Management Act 1991

The building work referred to in the attached project information memorandum is also required to have the following resource consents under the Resource Management Act 1991:

- CONSENT NOTICE: As per the consent notice registered on the Certificate of Title; The owners of lot 198 shall construct a vehicle crossing in accordance with KF Consilium drawing 1027/1300 `Vehicle Crossing Type A/B` as part of the building consent process, with timing and any necessary bonding or other requirements carried out in accordance with Council`s requirements. [Attached as Appendix A]. A bond will need to be entered into with Council or the vehicle crossing constructed to the Consent Notice requirements prior to building work starting. Contact the Duty Planner on 314 8816 to arrange a preconstruction meeting before excavation. Note: anyone working in the road reserve will first need to obtain a Works Access Permit (by applying for a Corridor Access permit from Council via the beforeUdig service - apply at beforeUdig.co.nz or ph 0800 248 344). *** VC bond letter provided with PIM issue *** NO BUILDING WORK TO PROCEED UNTIL ADDRESSED.

As these resource consents will or may materially affect the building work to which the attached project information memorandum relates, until they have been granted no building work may proceed.

Failure to comply with the requirements of this notice may result in legal action being taken against you under the Resource Management Act 1991.

Signature: 

Position: Building Support Officer

On behalf of: Hurunui District Council

Date: 16/09/21

HURUNUI District Council

Address: PO Box 13, Amberley
Telephone: (03) 314 8816
Facsimile: (03) 314 9181

Brendon Esler Builders Limited
70 Reserve Road
RD 1
Amberley 7481

Customer No BC210444
Date 20/10/21

GST Reg No 53-915-477

Tax Invoice 53466

210444 : 33 Claremont Crescent
3-bedroom, 2-bathroom dwelling with attached double garage
Owner: Brendon Esler Builders Limited

BRANZ levy	280.00	OG
DBH Levy	490.00	*
Set Fee	4,365.00	*
Planning/PIM Processing	405.00	*
Water Connection	650.00	*
Sewer Connection	100.00	*
Accessway Bond	2,500.00	OG
Accessway Bond Admin and Inspection	525.00	*
BCA Levy	224.00	*
Code Compliance Certificate	275.00	*

Continued...

Council's bank account 03-0802-0946666-00

HURUNUI District Council

Address: PO Box 13, Amberley
Telephone: (03) 314 8816
Facsimile: (03) 314 9181

Brendon Esler Builders Limited
70 Reserve Road
RD 1
Amberley 7481

Customer No BC210444
Date 20/10/21

GST Reg No 53-915-477

Tax Invoice 53466

(* Includes GST)	**BEFORE GST**	**8,896.52**
	GST	917.48
	Sub Total	**$9,814.00**
	Cash Received	1,500.00CR
	Total incl GST	**$8,314.00**

Council's bank account 03-0802-0946666-00

Brendon Esler Builders Limited

Customer No BC210444
Date 20/10/21
Invoice No 53466
Total Due $8,314.00

GoGet Processing Summary Report

Consent No: 210444

Site Address: 33 Claremont Crescent

Description: 3-bedroom, 2-bathroom dwelling with attached double garage

Checklist/Elements	Status	Notes	Processed By
Vetting	Pass		Adele Patchett
Exemption	N/A		AMP
Certificate of Acceptance (Building)	N/A		AMP
Building consent/PIM	Pass		AMP
Client Checklist *	Pass		AMP
Earthquake Fast Track Queue	N/A		AMP
PIM only check	N/A		AMP
ED buildings - ODP Waiver	N/A		AMP
Deposit/Fee	Pass		AMP
HDC Project Payment (Lominga)	N/A		AMP
Application Form - Building Consent*	Pass		AMP
Building Code Assessment	Pass		AMP
Compliance schedule information	Pass	CS not required (Residential)	AMP
Planning Check / PIM Declaration form *	Pass		AMP
Certificate of Title *	Pass	Sales and purchase agreement provided	AMP
Agent Nomination form *	Pass		AMP
Any relevant Resource Consents *	Pass	RM210104	AMP
Design Memorandum (Form 2A)	Pass		AMP
Heritage Building Status - Internal Only alterations	N/A	New build	AMP
DRAWINGS/SPECS:	Pass		AMP
Site plan *	Pass		AMP
Floor plan *	Pass		AMP
Elevations *	Pass		AMP
Drainage plan*	Pass		AMP
Bracing Plan & Schedule/Calculations	Pass		AMP
Cross sections	Pass		AMP
Construction details	Pass		AMP
Risk Score (Weathertightness Matrix)	Pass	Assessed by designer as 5 (highest)p	AMP
Building Category	Pass	R1 - RESIDENTIAL 1:	AMP
Lighting Plan	Pass	No specific lighting plan, but means of compliance recorded in specs	AMP
Written specifications	Pass		AMP
Roof Truss Design & PS1	Pass		AMP
Producer Statements	N/A		AMP
Liquefaction Assessment received?	N/A	N/Z for liq zone 3	AMP
Amendment to Building consent	N/A		AMP
Solid & Liquid Fuel Burner	N/A		AMP
Marquee Checklist	N/A		AMP
1 Storey Dwelling	Pass		Mel Varga
General	Pass		MXV
Property File Information Considered	Pass	Considered. No issues noted.	MXV
New building work	Pass	Building work has not been started - Confirmed	MXV
Building Complexity	Pass	R1 - Residential outbuilding & ancillary building; Single storey detached dwelling (SH) designed to a common standard (NZS 3604, NZS 4229) risk matrix score less than or equal to 6	MXV

Checklist/Elements	Status	Notes	Processed By
PIM Information Considered	Pass	The site plan does not match the site boundary measurements of the Subdivision Title Plan. Therefore, the site plan will need to be amended to show the site boundaries as per the Title Plan As per the consent notice registered on the Certificate of Title; At the time of building on the lots, stormwater runoff from buildings and hardstand areas on the lot resulting from up to and including the 24 hour 2% AEP rainfall event shall be managed so that no runoff enters any other property. The stormwater for the dwelling discharges to the stormwater road lateral connection. The stormwater for the driveway discharges to the stormwater road lateral connection via the Type 1 sump. There is no stormwater lateral for the discharge to be connected to, therefore does not comply. NO BUILDING WORK TO PROCEED UNTIL ADDRESSED As per the consent notice registered on the Certificate of Title; For on-site soak pits, the following shall apply: An investigation and soak pit design shall be carried out at each soak pit location to confirm that stormwater is able to be discharged to soakage at that location (the investigation and design may refer to the Surface Water Report/ Surface Water Planning Assessment provided under condition 9(c). No soak pit has been provided. NO BUILDING WORK TO PROCEED UNTIL ADDRESSED As per the consent notice registered on the Certificate of Title; For on-site soak pits, the following shall apply: Soak pits shall be designed to cater for runoff from up to and including the 24 hour 10% AEP rainfall event, and to ensure that stormwater does not pond on the ground for more than 48 hours after the cessation of a 24 hour 2% AEP rainfall event. NB: soakage calculations may provide for notional on-site road frontage driveway areas discharging to the roading network. No soak pit has been provided. NO BUILDING WORK TO PROCEED UNTIL ADDRESSED. As per the consent notice registered on the Certificate of Title; For on-site soak pits, the following shall apply: For soak pits dealing with trafficable hardstand areas, soak pit base levels shall be at least 1 metre above the water table. There is no soak pit provided. NO BUILDING WORK TO PROCEED UNTIL ADDRESSED Resource consent is required for breach of rule 4.6.3(a); No wall or ridgeline of any building shall be more than 20 m long without having an offset in plan of at least 2 m or an offset in height of at least 2 m. There is an offset in plan of 3.03m on the south elevation, although this is at 20.23m between the ensuite and WIR. NO BUILDING WORK TO PROCEED UNTIL ADDRESSED --- Response - MXV 17 Sep 2021 10:14am --- Amended site plan rcvd, sent to planning for assessment	MXV

Request for Further Information:

Request:	The site plan does not match the site boundary measurements of the Subdivision Title Plan. Therefore site plan will need to be amended to show the site boundaries as per the Title Plan	MXV

Checklist/Elements	Status	Notes	Processed By
Response: Amended site plan rcvd, sent to planning for assessment			MXV
Request for Further Information:			
Request: Resource consent is required for breach of rule 4.6.3(a); No wall or ridgeline of any building shall be more than 20 m long without having an offset in plan of at least 2 m or an offset in height of at least 2 m. There is an offset in plan of 3.03m on the south elevation, although this is at 20.23m between the ensuite and WIR.			MXV
Response: Resource consent has been applied for			MXV
Service Plan Review	Pass	Services locations & type correct as per plans provided	MXV
Earthquake zone	Pass	3	MXV
Altitude	Pass	0-100m	MXV
Snow zone & load	Pass	N4	MXV
Wind zone	Pass	A	MXV
Exposure zone	Pass	B	MXV
Ground	Pass	3 (VL)	MXV
Wind speed	Pass	H	MXV
Importance level	Pass	2	MXV
Building use - Schedule 2 Building Regulation 2005	Pass	SH	MXV
Procedure for inspections included	Pass	Yes	MXV
Building Act 2004 Sections	Pass		MXV
Sec 28 - Cases Involving Bans	N/A	N/A none identified in documents	MXV
Sec 67 - Waivers or Modifications	N/A	None requested/ required	MXV
Sec 71-74 - Building on Land Subject to Natural Hazards	N/A	Site of proposed building clear of natural hazard areas mapped on YourMaps	MXV
Sec 75 - Building on 2 or More Allotments	N/A		MXV
Sec 102 - When compliance schedule must be issued	N/A		MXV
Sec 112 - Alterations to Existing Buildings	N/A	New building - no requirements	MXV
Sec 133AT - Alterations to buildings subject to EPB notice	N/A		MXV
Sec 113 - Specified Intended Life	Pass	Indefinite but not less than 50 years	MXV
Sec 114 - Change of use	N/A	New building - no requirement	MXV
Sec 116A - Subdivision	N/A	N/A - no subdivision required as part of this application	MXV
NZ Building Code Handbook	Pass		MXV
A1 Classified Use	Pass	Housing - Detached dwelling	MXV
B1 Structure	Pass		MXV
Foundations	Pass	Alternative solution based on NZS 3604:2011 Fig 13(b) or 15 (b) - in situ concrete with 2/ D16	MXV
Floor Slab and mesh	Pass	100mm 500E mesh reinforced concrete	MXV
DPM	Pass	250 micron 1 ply polyethylene sheet	MXV
Steel concrete cover	Pass	Adequate support, min 30mm to concrete top surface	MXV
Supplementary bars	Pass	Positions comply (Fig. 7.18)	MXV
Shrinkage control	Pass	Saw-cuts - positions comply (Fig 7.19) Crack inducer - positions comply (Fig 7.19)	MXV
Slab thickenings (see truss design data)	N/A	Not specified	MXV
Piles (incl. bracing)	N/A		MXV
Bearers	N/A		MXV
Floor joists	N/A		MXV
Load-bearing walls	Pass	All loads transferred to exterior walls/footings Ext.footings/slab thickenings in place where required	MXV
Stud centres (ground level)	Pass	SG8 90 x 45mm @ 600mm crs	MXV

Checklist/Elements	Status	Notes	Processed By
		To Table 8.2 and 8.4 of NZS3604:2011	
Long studs	N/A		MXV
Lintels	Pass	By truss manufacturer - see drawings and PS1	MXV
Bracing (ground level)	Pass	GIB "Ezybrace" system	MXV
Brace calculations	Pass	See specification - calculations all OK	MXV
Bracing distribution	Pass	Sufficiently even bracing distribution - complies	MXV
Ceiling Diaphragms	N/A		MXV
Support beams	N/A		MXV
Trusses	Pass	Proprietary timber trusses - refer manufacturer's details and PS1 VIP Frames and Trusses using Mitek system to B1/VM1	MXV
Trusses - Truss point loads	Pass	All truss types loading to exterior walls/foundations	MXV
Trusses - Truss fixings	Pass	Proprietary manufacturer's fixings - see dwgs and PS1	MXV
Timber rafters	N/A		MXV
Rafter fixings	N/A		MXV
Purlins/tile battens	Pass	SG8 70 x 45mm on flat @ 900mm crs less than or equal to 900mm span	MXV
Purlin/batten fixings	Pass	1/10g self-drilling screw, min 80mm long	MXV
Roof bracing	Pass	Lumberlok "Multi-brace" cross bracing (complies with Sec. 10.4) Hips and valleys to Section 10.3 and 10.4	MXV
Gable braces	Pass	Multibraces, no strongback required	MXV
Ceiling battens/restraints	Pass	Specification states rondo metal ceiling battens but drawing 4 states timber batters. Please amend either for consistency. --- Response - MXV 17 Sep 2021 10:04am --- Sheet 4 amended to rondo	MXV
<u>Request for Further Information:</u>			
Request: Specification states rondo metal ceiling battens but drawing 4 states timber batters. Please amend either for consistency.			MXV
Response: Sheet 4 amended to rondo			MXV
Entry columns/beams	N/A		MXV
Verandah Posts	Pass	90 x 90mm timber	MXV
Footing sizes (uplift)	Pass	In regards to the post footing 0.15m3 can support 3m2 of roof area to NZS3604:2011 Table 9.1. From my calculations the roof area to be supported is 3.6m2. (1.82/2 + 0.6) x (3.59/2 + 0.6) --- Response - MXV 17 Sep 2021 10:06am --- Footing amended to 0.242m3 showing compliance to Table 9.1 of NZS3604:2011	MXV
<u>Request for Further Information:</u>			
Request: In regards to the post footing 0.15m3 can support 3m2 of roof area to NZS3604:2011 Table 9.1. From my calculations the roof area to be supported is 3.6m2. (1.82/2 + 0.6) x (3.59/2 + 0.6)			MXV
Response: Footing amended to 0.242m3 showing compliance to Table 9.1 of NZS3604:2011			MXV
Verandah beams	Pass	Covered by Truss Manufacturer, 200x90 Hy90, fixing to post 12kN in excess of Table 9.2. The verandah beam fixing to the dwelling is to be in accordance with NZS3604:2011 Table 10.8. Loaded dimension is 3.5/2 = 1.75. 200x90 beam requires a Type P fixing, 13.7kN.	MXV
<u>Request for Further Information:</u>			
Request: The verandah beam fixing to the dwelling is to be in accordance with NZS3604:2011 Table 10.8. Loaded dimension is 3.5/2 = 1.75. 200x90 beam requires a Type P fixing, 13.7kN. Please reassess your detail on			MXV

Checklist/Elements	Status	Notes	Processed By
sheet 12.			
Response: Type O provided which is for loaded dimension between 1.4 to 1.8 in Table 10.8, 2 M 12 bolts achieves 6.8Kn			MXV
Timber rafters	N/A		MXV
Deck piles	N/A		MXV
Deck Bearers	N/A		MXV
Deck joists	N/A		MXV
Decking	N/A		MXV
Retaining walls	N/A		MXV
Siting/surcharge	N/A		MXV
Stair construction	N/A		MXV
Footings and construction	N/A		MXV
Solid fuel heater compliance	N/A		MXV
Non Clean-Air-approved burner model	N/A		MXV
Clean-air approved burner model	N/A		MXV
Clean air approved number	N/A		MXV
Hearth/Slab	N/A		MXV
Chimney/flue	N/A		MXV
Fire/Flue Durability applications	N/A		MXV
B2 Durability	Pass		MXV
Fixings	Pass	Quality materials from reputable manufacturers	MXV
Durability evaluation	Pass	Quality materials from reputable manufacturers	MXV
Durability; materials suitable for application	Pass	Durability of all materials specified suitable for proposed applications - OK	MXV
Timber treatments - In ground	Pass	None	MXV
Timber treatments - Sub-floor	N/A		MXV
Timber treatments - Floor	N/A		MXV
Timber treatments - Ext. trims	N/A		MXV
Timber treatments - Cavities	Pass	H3.1	MXV
Timber treatments - Plywood	N/A		MXV
Timber treatments - Interior wall framing	Pass	H1.2	MXV
Timber treatments - Exterior wall framing	Pass	H1.2	MXV
Timber treatments - Roof framing	Pass	H1.2	MXV
Timber treatments - Exterior deck piling	N/A		MXV
Timber treatments - Exterior deck framing	N/A		MXV
C1 - C6 Protection from Fire	Pass		MXV
Solid Fuel heater (heat transfer)	N/A		MXV
Woodburner make and model	N/A		MXV
Risk group assessed	Pass	SH	MXV
Fire protection system	Pass	Type 1 - Domestic smoke alarms only Within 3m of bedrooms and on escape route	MXV
Escape path lengths	Pass	Match protection system Yes Less than 25m achieved	MXV
Distance to boundary (1m min)	Pass	1.4m to boundary	MXV
Life/Property rating system	Pass	Allowable unprotected areas correct	MXV
D1 Access Routes	Pass		MXV
Slip resistance to external access	Pass	Sheet 9 shows compliance with D1/AS1 Table 2	MXV
Stair	N/A		MXV
Tread and risers	Pass	Meets requirements of stair type - OK 190mm max riser height into dwelling noted on sheet 9 to show compliance with Table 6 of D1/AS1	MXV

Checklist/Elements	Status	Notes	Processed By
Handrails	N/A		MXV
D2 Mechanical Access	N/A		MXV
E1 Surface Water	Pass		MXV
Acceptable Solution Suitable	Pass	Does the site have a history of flooding? No Is the site adjacent to a watercourse? No Is the site in a low lying area? No Is the site located in a secondary flow path? No	MXV
Protection from flooding	Pass	Flat site FFL 225mm above ground level Adequate contours to direct surface water away - OK	MXV
Minimum FFLs	Pass	Please confirm the FFL to the crown of the road showing compliance with NZBC E1/AS1 clause 2.0.1 --- Response - MXV 23 Sep 2021 11:47am --- FFl is 425mm above crown of the road showing compliance with E1.	MXV
Request for Further Information:			
Request: Please confirm the FFL to the crown of the road showing compliance with NZBC E1/AS1 clause 2.0.1			MXV
Response: FFl is 425mm above crown of the road showing compliance with E1.			MXV
Gutters	Pass	Quad/box ext gutters - comply with E1 Fig. 15 , see spec	MXV
Down pipes	Pass	Standard downpipes - comply with E1, Table 5	MXV
Discharge pipe size	Pass	100mm diameter	MXV
Pipe gradients: mains	Pass	1:60 1:120 minimum	MXV
Soak pit/other	Pass	As per the consent notice registered on the Certificate of Title; At the time of building on the lots, stormwater runoff from buildings and hardstand areas on the lot resulting from up to and including the 24 hour 2% AEP rainfall event shall be managed so that no runoff enters any other property. The stormwater for the dwelling discharges to the stormwater road lateral connection. The stormwater for the driveway discharges to the stormwater road lateral connection via the Type 1 sump. There is no stormwater lateral for the discharge to be connected to, therefore does not comply. NO BUILDING WORK TO PROCEED UNTIL ADDRESSED As per the consent notice registered on the Certificate of Title; For on-site soak pits, the following shall apply: An investigation and soak pit design shall be carried out at each soak pit location to confirm that stormwater is able to be discharged to soakage at that location (the investigation and design may refer to the Surface Water Report/ Surface Water Planning Assessment provided under condition 9(c). No soak pit has been provided. NO BUILDING WORK TO PROCEED UNTIL ADDRESSED As per the consent notice registered on the Certificate of Title; For on-site soak pits, the following shall apply: Soak pits shall be designed to cater for runoff from up to and including the 24 hour 10% AEP rainfall event, and to ensure that stormwater does not pond on the ground for more than 48 hours after the cessation of a 24 hour 2% AEP rainfall event. NB: soakage calculations may provide for notional on-site road frontage driveway areas discharging to the roading network. No soak pit has been provided. NO BUILDING WORK TO PROCEED UNTIL ADDRESSED.	MXV

As per the consent notice registered on the Certificate of Title; For on-site soak pits, the following shall apply: For soak pits dealing with trafficable hardstand areas, soak pit base levels shall be at least 1 metre above the water table. There is no soak pit provided. NO BUILDING WORK TO PROCEED UNTIL ADDRESSED

Resource consent is required for breach of rule 4.6.3(a); No wall or ridgeline of any building shall be more than 20 m long without having an offset in plan of at least 2 m or an offset in height of at least 2 m. There is an offset in plan of 3.03m on the south elevation, although this is at 20.23m between the ensuite and WIR. NO BUILDING WORK TO PROCEED UNTIL ADDRESSED
--- Response - MXV 1 Oct 2021 5:22pm ---
K F Consilium have provided calculations based on 192m2 plus a further 60m2 hardstand area.

Based on subdivision soakage, confirmed from Brenna this is acceptable.

Request for Further Information:

Request: As per the consent notice registered on the Certificate of Title; At the time of building on the lots, stormwater runoff from buildings and hardstand areas on the lot resulting from up to and including the 24 hour 2% AEP rainfall event shall be managed so that no runoff enters any other property. The stormwater for the dwelling discharges to the stormwater road lateral connection. The stormwater for the driveway discharges to the stormwater road lateral connection via the Type 1 sump. There is no stormwater lateral for the discharge to be connected to, therefore does not comply. MXV

For on-site soak pits, the following shall apply: An investigation and soak pit design shall be carried out at each soak pit location to confirm that stormwater is able to be discharged to soakage at that location (the investigation and design may refer to the Surface Water Report/ Surface Water Planning Assessment provided under condition 9(c). No soak pit has been provided.

For on-site soak pits, the following shall apply: Soak pits shall be designed to cater for runoff from up to and including the 24 hour 10% AEP rainfall event, and to ensure that stormwater does not pond on the ground for more than 48 hours after the cessation of a 24 hour 2% AEP rainfall event. NB: soakage calculations may provide for notional on-site road frontage driveway areas discharging to the roading network. No soak pit has been provided.

For on-site soak pits, the following shall apply: For soak pits dealing with trafficable hardstand areas, soak pit base levels shall be at least 1 metre above the water table. There is no soak pit provided.

Response: K F Consilium have provided calculations based on 192m2 plus a further 60m2 hardstand area. MXV

Based on subdivision soakage, confirmed from Brenna this is acceptable.

Driveway drainage	Pass	In calculations to go to soakpit	MXV
Retaining wall drainage	N/A		MXV
E2 External Moisture	Pass		MXV
Floors	Pass	Cladding clearances to ground. To fig 65 and Table 18 of E2/AS1	MXV
Weathertightness risk factors	Pass	See Risk Matrix calcs - all complies Risk score 5	MXV
Building Wrap type / Sill tape	Pass	Thermakraft "Watergate Plus"	MXV
Cladding systems	Pass	Hardies "Linea" Oblique board - fixed on cavity Brick veneer	MXV
Brick tie spacings - SED	Pass	To Table 18E of E2/AS1	MXV
Cladding on frame - bare GL	N/A		MXV
Clad on frame - paved GL	N/A		MXV
Cav. veneer clad - bare GL	Pass	Greater than or equal to 225 and <600mm	MXV
Cav. Veneer clad - paved GL	Pass	Greater than or equal to 150 and <225mm	MXV

Checklist/Elements	Status	Notes	Processed By
Flashings	Pass	Standard flashings for brick veneer- Comply with E2 Table 7 And as per manufacturers manual for Linea Oblique, Codemark as an alternative solution	MXV
Roofing systems	Pass	Longrun metal - corrugated	MXV
Roof pitch	Pass	Greater than or equal to 25°less than or equal to 35° 25 deg Ridge, barge, valley, eaves detailed to Section 8.4 of E2/AS1 and Table 7 for high wind zone	MXV
Roofing underlay type	Pass	Thermakraft Covertek 407	MXV
E3 Internal Moisture	Pass		MXV
Surface finishes	Pass	Refer drawings and spec Vinyl and tiles specified	MXV
Fungal growth prevention	Pass	Appropriate surfaces/finishes installed/applied Plasterboard linings paint finish, to Section 3 of E3	MXV
Wet area shower	Pass	Proprietary shower cubicle - Tiled shower to ensuite. Wetseal waterproofing on gib aqualine. See page 22 of manual provided. Please clarify the fall of 1:100 to the shower waste on sheet 14. The minimum fall is to be 1:50 to show compliance with E3/AS1. --- Response - MXV 17 Sep 2021 10:11am --- Amended to 1:50 fall to E3	MXV
Request for Further Information:			
Request: Please clarify the fall of 1:100 to the shower waste on sheet 14. The minimum fall is to be 1:50 to show compliance with E3/AS1.			MXV
Response: Amended to 1:50 fall to E3			MXV
F1 Hazardous Agents	N/A		MXV
F2 Hazardous Building Materials	Pass		MXV
Hazardous building materials	Pass	Glazing only to consider; issues addressed OK To NZS4223	MXV
F3 Hazardous Substances	N/A		MXV
F4 Safety from Falling	N/A		MXV
F5 Construction Hazards	Pass		MXV
F5 Construction Hazards	Pass	Protection provided See specification pg 37	MXV
F6 Visibility in Escape Routes	N/A		MXV
F7 Warning Systems	Pass		MXV
Locations	Pass	3m max from all bedroom doors - OK	MXV
F9 Means of restricting access to residential pools	N/A		MXV
G1 Personal Hygiene	Pass		MXV
No. of sanitary fixtures	Pass	2 toilets, 2 showers, 2 vanities	MXV
Basin in WC space	Pass	No - wash basin in immediate adjacent room Yes to ensuite	MXV
G2 Laundering	Pass		MXV
Laundering facilities	Pass	Wash tub; w/machine and dryer connections provided Adequate space, located in garage	MXV
G3 Food Prep and Prevention of Contamination	Pass		MXV
Appliances and Facilities	Pass	Prep sink: Cooktop: Storage:	MXV

Checklist/Elements	Status	Notes	Processed By
		Refrigerator: Freezer: Benchtop Melamine (high pressure laminate) showing compliance	
G4 Ventilation	Pass		MXV
Ventilation	Pass	Natural openings + extract to Bathrooms and Kitchen G4/AS1	MXV
Ventilation rate	Pass	Natural - min. 5% of floor area opening windows	MXV
G6 Airborne and Impact Sound	N/A		MXV
G7 Natural Light	Pass		MXV
Vertical windows in external walls	Pass	Greater than or equal to 10% of floor area for window area to all habitable spaces	MXV
Outside environment awareness	Pass	Sufficient natural light levels and outside env. awareness	MXV
G8 Artificial Light	Pass		MXV
Illuminance	Pass	Illuminance at floor level will meet 20 lux minimum See electrical spec page 34	MXV
G9 Electricity	Pass		MXV
Electrical installation	Pass	Refer specifications for all elec. Fitting loc. and details	MXV
G10 Piped Services	N/A		MXV
G11 Gas as an Energy Source	N/A		MXV
G12 Water Supply	Pass		MXV
Water supply - source	Pass	Connected to Local Authority supply	MXV
Water supply - quantity	Pass	Adequate council supply - OK	MXV
Water supply - quality	Pass	Adequate council supply quality - OK	MXV
Safe tray installed	Pass	Yes	MXV
HW Tempering	Pass	Output max 55°C Polybuylene pipework to Table 1 of G12/AS1	MXV
Seismic restraints/ tank supports	Pass	Standard restraints - Fig.14 see spec	MXV
Drain/relief vent material	Pass	Suitably sized copper pipe to outside building	MXV
Solar heating system	N/A		MXV
Solar support/fixing	N/A		MXV
G13 Foul Water	Pass		MXV
Effluent disposal system (EDS)	N/A		MXV
ECAN rule 5.8	N/A		MXV
Bedroom numbers	N/A		MXV
EDS tank size	N/A		MXV
EDS daily flow	N/A		MXV
Gully traps	Pass	See drainage plan for locations	MXV
Support and thermal movement	Pass	Adequate support and thermal movement allowed for - OK	MXV
Discharge pipe size	Pass	100mm diameter	MXV
Drain ventilation	Pass	80mm TV/MV at head of drain To G13 Table 5	MXV
Pipe/joint materials	Pass	PVC	MXV
Pipe gradients: mains	Pass	1:60 minimum	MXV
Pipe gradients: fittings	Pass	40mm@1:40 65mm@1:40	MXV
Sanitary plumbing	Pass	Refer fitting layout on designer's drawings To NZBC G13/AS1, AAV to kitchen sink as over 3.5m	MXV

Checklist/Elements	Status	Notes	Processed By
		to gully trap	
Bedding and backfill	Pass	Bedded in adequate fill, to Fig. 7 - OK	MXV
Drains under buildings	N/A		MXV
Inspection chamber (see PIM notes)	Pass	Inspection chamber detailed on drawings in accordance with PIM requirements.	MXV
H1 Energy Efficiency	Pass		MXV
Means of Compliance	Pass	Schedule method and Calculation method provided Proposed = 341.53 and reference = 356.00	MXV
Thermal Envelope	Pass	Insulation R values: Floor: R1.3 Wall: R2.6 Ceiling: R3.6	MXV
Hot water system	Pass	HWC and pipework suitably insulated	MXV
Changes made during processing	N/A		MXV
Phone to resolve	N/A		MXV
Producer Statement Assessment 1	Pass		Mel Varga
Producer statement category	Pass		MXV
Category	Pass	PS 1 Mitek Truss Designs	MXV
Producer statement content	Pass		MXV
Heading	Pass	Headed with Producer Statement	MXV
Address details	Pass	The Producer Statement is addressed for VIP Frames and Trusses which is then used by the BCA in determining compliance	MXV
Author details	Pass	Clear identification of the person who has completed the design work The author's name and signature = In Ling Ng Qualifications suitable for work undertaken Registration number = CPEng 146585 Membership of professional organisation	MXV
Written statement	Pass	The parts/clauses of the Building Code that the work relates to B1/VM1	MXV
Date	Pass	Date the PS1 was produced 24 August 2021	MXV
Professional indemnity insurance	Pass	The sum of Professional Indemnity Insurance held is identified $200,000	MXV
Decisions and outcome	Pass		MXV
Acceptance	Pass	I have accepted this Producer Statement because the documentation is COMPLETE	MXV
Validation BC Checklist	Pass		Brenna Ogier
Validation	Pass		BXO
Validation	Pass	Information loaded onto Magiq reviewed: Restricted Building work - yes Purpose Group - SH Complexity confirmed - R1 Stats code - correct	BXO
Review of PIM requirements	Pass	Proposal confirmed as requiring RC - condition added to Magiq	BXO
Resource consent required	Pass		BXO
Review of processing correspondence	Pass	Processing summary reviewed All relevant code clauses considered by processing officer - some that were considered but resulted in N/A no notes RFI report reviewed	BXO

Checklist/Elements	Status	Notes	Processed By
		All RFI items signed off	
Phone to resolve carried out.	N/A	Not carried out	BXO
Processing decisions justified	Pass	Processing decisions reviewed: PS1 prompt not completed No dimensions to soak pit on plans (all notes refer to still be confirmed?) Conflicting information between insulation prompt assessment for H1 and plans (R2.6 in prompts, R2.4 on plans) Supplementary reinforcing bars missing to shower recess --- Response - BXO 18 Oct 2021 12:38pm --- H1 amended to sheet 2, R2.6 to wall. Endorsed dimensions to soakpit as instructed by Jeremy Harrison. PS1 prompt done for Truss design.	BXO

Request for Further Information:

Request:	Processing decisions reviewed: PS1 prompt not completed - please complete No dimensions to soak pit on plans (all notes refer to still be confirmed?) - please add dimensions to plans Conflicting information between insulation prompt assessment for H1 and plans (R2.6 in prompts, R2.4 on plans) - please clarify Supplementary reinforcing bars missing to shower recess - please add to plans	BXO
Response:	*H1 amended to sheet 2, R2.6 to wall.* *Endorsed dimensions to soakpit as instructed by Jeremy Harrison.* *PS1 prompt done for Truss design.*	BXO

Alternative solutions reviewed	Pass	Foundation: HDC approved foundation detail: Alternative solution based on NZS 3604:2011 Fig 13(b) or 15 (b) - in situ concrete with 2/ D16	BXO
Client copy correct	Pass	Approved documents stamped and added to folder	BXO
Environment risk assessment	Pass	Site factors added to PIM notes Site factors considered by processor - resulted in N.A was assessed Design assumptions by designer correct	BXO
Design and environment risk assessment	Pass	Design appropriate for site factors: Site hazards considered - natural , HAIL CT checked for easements, clearance to boundaries Internal FFL clearance above land height - E1/AS1	BXO
Construction risk assessment	Pass	Construction risks identified and assessed by processing officer: Structural risks: SED elements - Mitek/ NZS Standard NZS3604 Weather tightness detailing: E2/AS1	BXO
Inspection	Pass	Required items Letter to be reprinted: Record of restricted building works not completed PGDB Registration not completed Support documentation missing hardfill compaction certificate --- Response - BXO 18 Oct 2021 12:43pm --- Done :-) Not quite done as to how I do them how ever we are discussing at next BCA meeting so we are all on same page	BXO

Request for Further Information:

Request:	Required items Letter to be reprinted: Record of restricted building works not completed PGDB Registration not completed Support documentation missing hardfill compaction certificate	BXO

Checklist/Elements	Status	Notes	Processed By
Response: Done :-) *Not quite done as to how I do them how ever we are discussing at next BCA meeting so we are all on same page*			BXO
Annotations made permanent	Pass		BXO
Timesheet completed	Pass	Fixed Fee - confirmed on working file	BXO
Naming conventions	Pass	Naming conventions correct	BXO
consent approved for issue/satisfied on reasonable grounds that the Building Code will be met - S49	Pass	[Processing report to be created after validation and added to processing summaries] Required Items letter saved to Approvals folder as pdf Conditions added to Magiq	BXO

I am satisfied on reasonable grounds that the provisions of the Building Code will be met if the building work in relation to the attached application is properly completed in accordance with the attached plans and specifications.

Signed: _____ Date: 18 October 2021 12:47 pm
Brenna Ogier

HURUNUI DISTRICT COUNCIL
P.O. Box 13 | Amberley | 7441 | 66 Carters Road | Amberley | 7410
Phone 03 314-8816 | Fax 03 314-9181 | Email info@hurunui.govt.nz
Web hurunui.govt.nz | facebook.com/HurunuiDistrictCouncil
Skype hdc_customer_services | twitter.com/hurunuidc

Required Items for Building Consent No 210444
Proposal: 3-bedroom, 2-bathroom dwelling with attached double garage
Site Address: 33 Claremont Crescent

Before Council can issue a Code Compliance Certificate, you will need to ensure the following inspections are completed and that you have provided the paperwork requested.

Inspections Required

1	Foundation - Concrete footings	
1	Foundation - Slab	
1	Pre-Roof	
1	Pre-Cladding - Wrap	
1	Pre-Cladding - Mid Cladding	
1	Half-Height Masonry	
1	Pre-Line	
1	Pre-Stop	
1	Drains	Copy of soakage test to be on site at time of inspection
1	Final - Residential	
10	Total Inspections	

Documentation Required

Application for CCC
Electrical safety certificate (itemised)
As-built drainage plan
Plumbers pressure test declaration
Wet Area tanking Certificate
Design statement (truss manufacturer)
Design statement (frame manufacturer)
Under-slab hardfill compaction certificate

Licensed Building Practitioner Forms Required

Plumber
Drainlayer
Designer
Carpentry
Foundations
Bricklaying and Blocklaying
Roofing

Your application for Code Compliance Certificate and all requested documents will be required prior to booking a final inspection.

How do I book an inspection?

- Please give at least 72 hours notice prior to any inspection

- HDC will make every attempt to book inspections when required. However, this is not always possible - flexibility is often required. Please note that inspections are not available in all areas every day, please check the table below to see when an inspector will be in your area

- When you call to book an inspection, please supply: Your building consent number, site address, type of inspection, contact name and phone number

- To make a booking for inspection, email building@hurunui.govt.nz or telephone 03 314 8816

- Standard inspections are included in the consent fee.

Hurunui District Council Building Inspection - days/areas

- Amberley/Leithfield/Waipara areas:	Monday - Friday, all days
- Hanmer Springs/Waiau/Culverden/Waikari areas:	Monday, Wednesday, Friday
- Omihi/Scargill/Cheviot/Parnassus areas:	Tuesday & Thursday

What does the inspector require on site?

- The council approved building consent documents must be on site at the time of the inspection

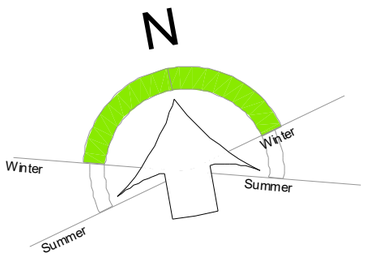
- The work to be inspected must be completed

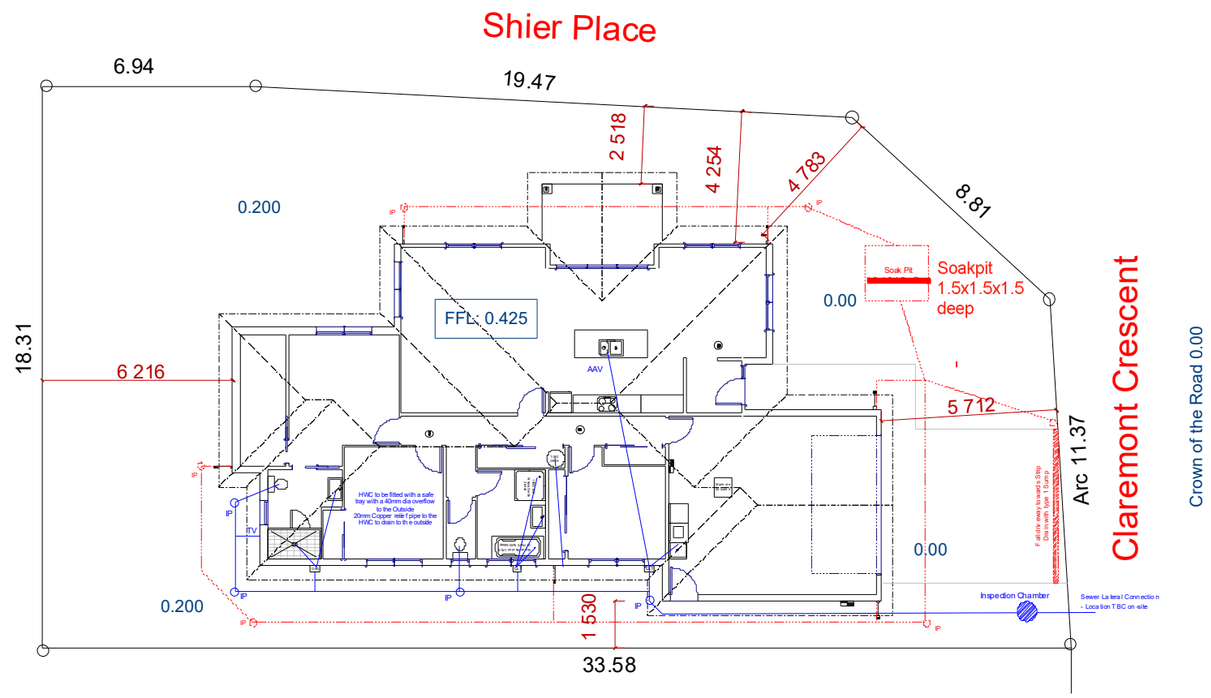
- Once the inspection is completed, the inspector will email a copy of the site notice to the email address provided

What happens when the building project is finished?

On completion of the project, please download and complete the Code Compliance Application (Form 6) and arrange for a final inspection. The Form 6 is an important legal document and indicates that consented building work has been completed in accordance with the consent documents

We look forward to working with you during the construction of your project. Please feel free to contact the Hurunui District Council Building Department to discuss any aspect of your project. Our contact details are Ph: 03 314 8816 or email: building@hurunui.govt.nz.





LEGEND

LEGEND.	
Sewer Pipe	———
S/W Pipe	– – – –
Down Pipe	DP
Gully Trap	GT
Terminal Vent	TV

SITE PLAN NOTES

Refer to Drainage Plan for specific drainage information

Refer to sediment control plan in specification and implement where required.

Convey surface water from sealed drive areas to an appropriate approved outfall.

Dimensions are shown to cladding face

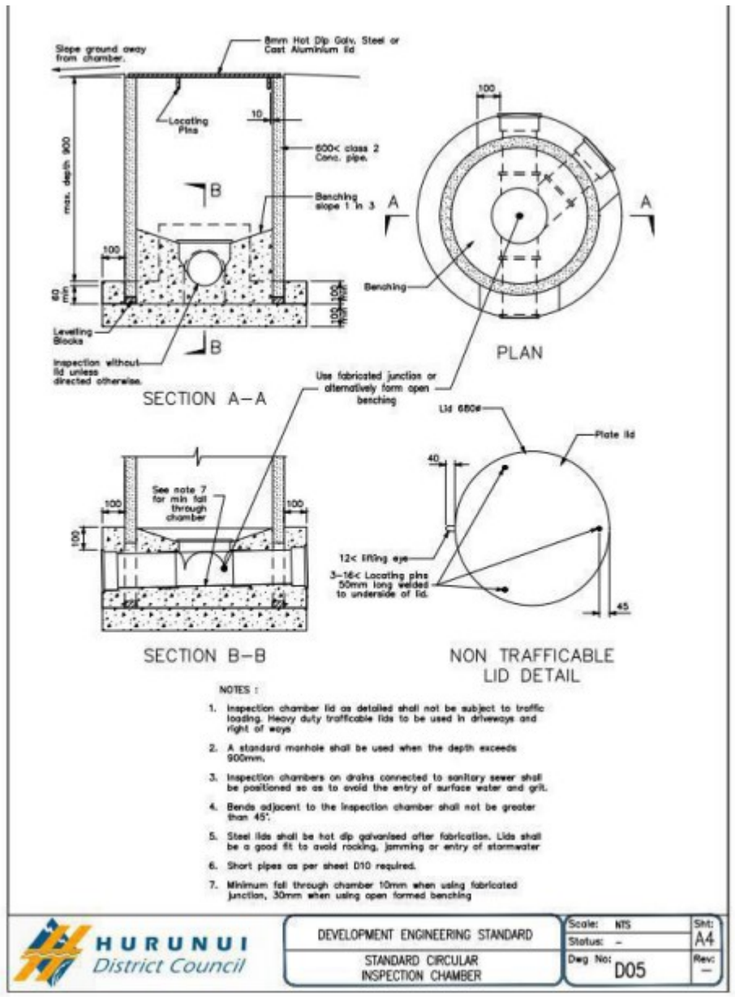
SITE INFORMATION

Zone	A
Wind	High
Earthquake	2
Durability	C
Snow	As Per Truss Design

BUILDING AREA AND SITE COVERAGE

Net Site Area = 571 m²	
Building Area (O/V) =	192.2m²
Actual Site Coverage=	33.6 %

Note:
Preliminary Site Plan.
All Dimensions to be confirmed



NOTES :

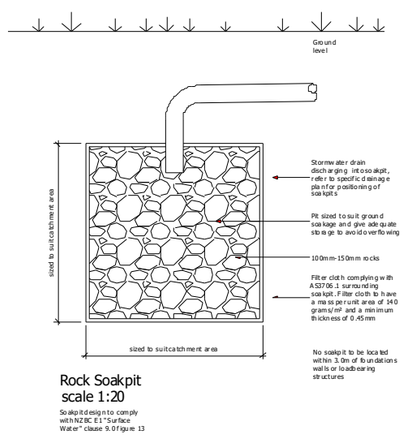
1. Inspection chamber lid as detailed shall not be subject to traffic loading. Heavy duty trafficable lids to be used in driveways and right of ways
2. A standard manhole shall be used when the depth exceeds 900mm.
3. Inspection chambers on drains connected to sanitary sewer shall be positioned so as to avoid the entry of surface water and grit.
4. Bends adjacent to the inspection chamber shall not be greater than 45°.
5. Steel lids shall be hot dip galvanised after fabrication. Lids shall be a good fit to avoid rocking, jamming or entry of stormwater
6. Short pipes as per sheet D10 required.
7. Minimum fall through chamber 10mm when using fabricated junction, 30mm when using open formed benching

HURUNUI District Council

DEVELOPMENT ENGINEERING STANDARD

STANDARD CIRCULAR INSPECTION CHAMBER

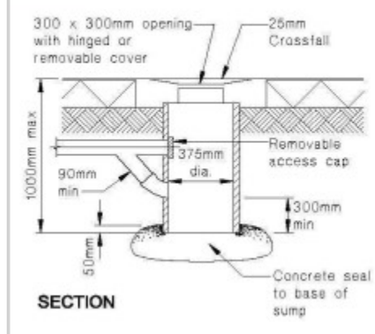
Scale: NTS | Status: – | Dwg No: D05 | Sht: A4 | Rev: —



Rock Soakpit
scale 1:20

Soakpit design to comply with NZBC E1 "Surface Water" clause 9.0 figure 13

Figure 8: Type-one Surface Water Sump
Paragraph 3.6.2



J and A Design Ltd
12 Murfitt St
Pegasus 7612
Ph: 027 7715816
Email : admin@jandadesign.co.nz

Project:
Brendon Esler Builders Ltd
Proposed Dwelling At:
Lot 199
Oakfields Amberley

Site Plan

Consent Plans

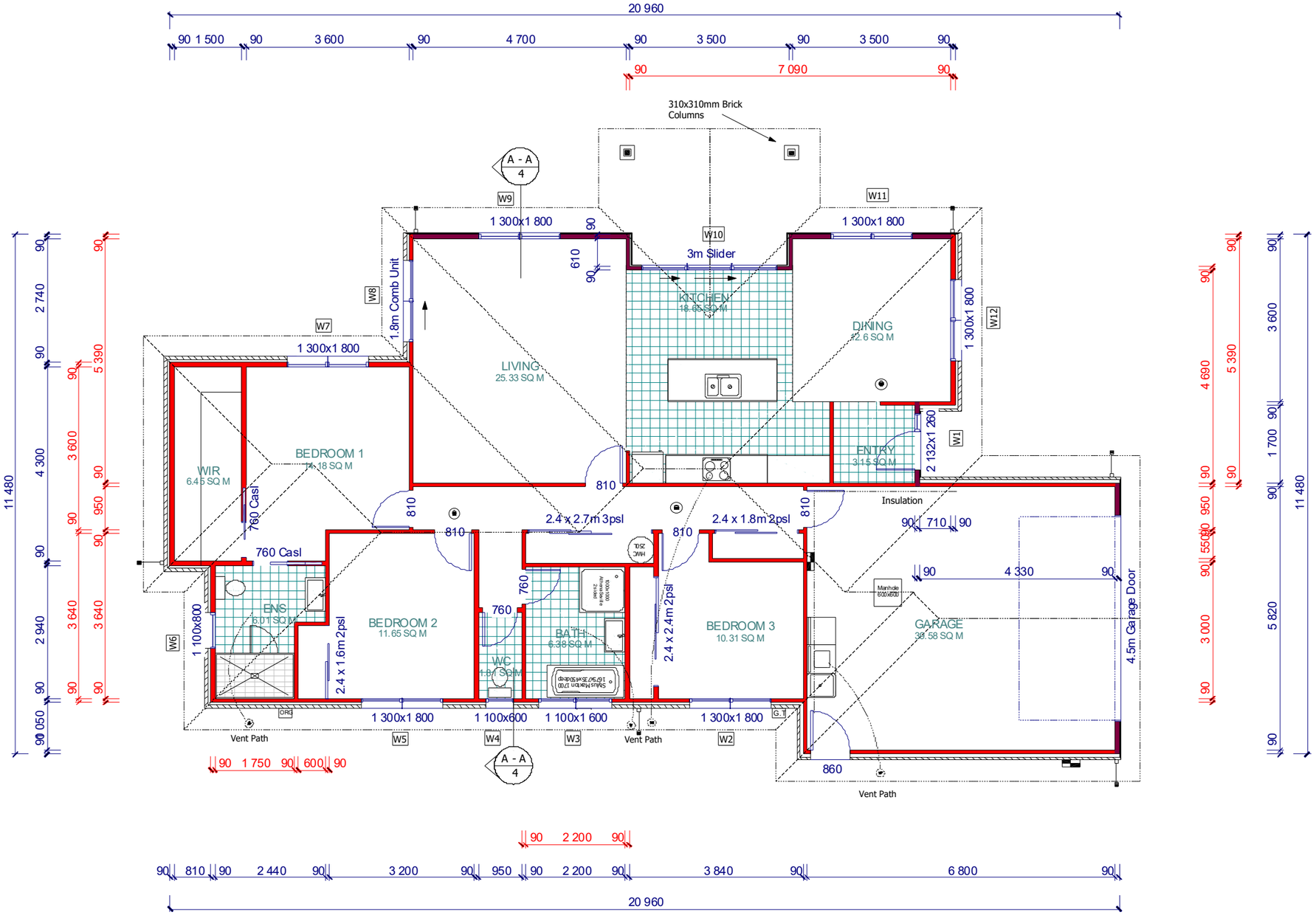
Drawn: Jeremy Harrison LBP # 105491	Job Number: 2269	SHEET: 1
Scale:	Date: 18/10/2021	OF: 16

Key To Elevations

ROOF & WALL CLADDING

Roof -	25° Coloursteel Roof
Walls -	70 Series Brick Veneer on a 50mm Cavity
	Linea Oblique Weatherboard exterior on a 20mm Cavity

Building Area: 192.2m² O/V



GENERAL FLOOR PLAN NOTES

SMOKE ALARMS
Smoke Alarms to be fitted within 3.0m of sleeping areas and on Escape routes, as indicated on plan. Refer to Construction Schedule (Page 2 & 3) in the Specification for more information.

MISCELLANEOUS:
Dimensions shown are to the frame,
GIB thickness not shown.
Refer to Construction Schedule (Page 2 & 3 of Specification) for additional construction information.
Entry through external doors
Mechanical ventilation
Air Seals to have PEF rod & low expansion foam
All windows and doors centered in room unless shown otherwise

FOUNDATION SYSTEM
Standard foundations as per NZS3604:2011 subject to final soil report.

WALL FRAMING -designed to high wind zone
Stud Height: 2420 mm
Exterior Walls: 90x45mm studs @ 600 mm crs
Fire Wall: 145x45 SG8 H1.2 Studs @ 600mm crs
Interior Loadbearing wall:
90x45mm studs @ 600 mm crs
Dwangs Ext: 90x45 @ 800 crs
Non loadbearing: 90x45mm studs @ 600 mm crs
Dwangs Int: 90x45mm @ 1350mm crs max

LINTELS AND BEAMS
Lintels and beams can be found on the Truss Design

BUILDING WRAP
Watergate Building Wrap, refer to manufacturers specifications attached

DOORS
Internal Height: 1980mm

INSULATION
Wall - Pink Batts R2.6 Wall Batts
Ceiling - Pink Batts R3.6 Ceiling Batts

WALL AND CEILING LININGS
Wall - Standard 10mm GIB (unless required for bracing)
Ceiling - Standard 13mm GIB
13mm GIB Aqualine (bathrooms)
Bathroom - 10mm GIB Aqualine
Corner Finish - Square

FLOOR FINISHES
Carpet, Vinyl

INTERIOR AND EXTERIOR JOINERY
Joinery - Double Glazed Vantage
Standard Aluminium Joinery
Interior - Shelf and rail to wardrobes

WATER HEATING
Electric Hot water system

KITCHEN COOKTOP
Electric Hobb
ROOF CLADDING AND STRUCTURE
Purlins - 70x45 SG8 H1.2 @ 900crs

GUTTER/FASCIA/DOWNPIPES/SOFFITS
Gutter - Metalline Quad Gutter
Fascia - Metalline 185 Fascia
Downpipes - Marley 80mm Dia PVC
Soffits - Hardiflex 4.5mm

J and A Design Ltd
12 Murfitt St
Pegasus 7612
Ph: 027 7715816
Email : admin@jandadesign.co.nz

Project:
Brendon Esler Builders Ltd
Proposed Dwelling At:
Lot 199
Oakfields Amberley

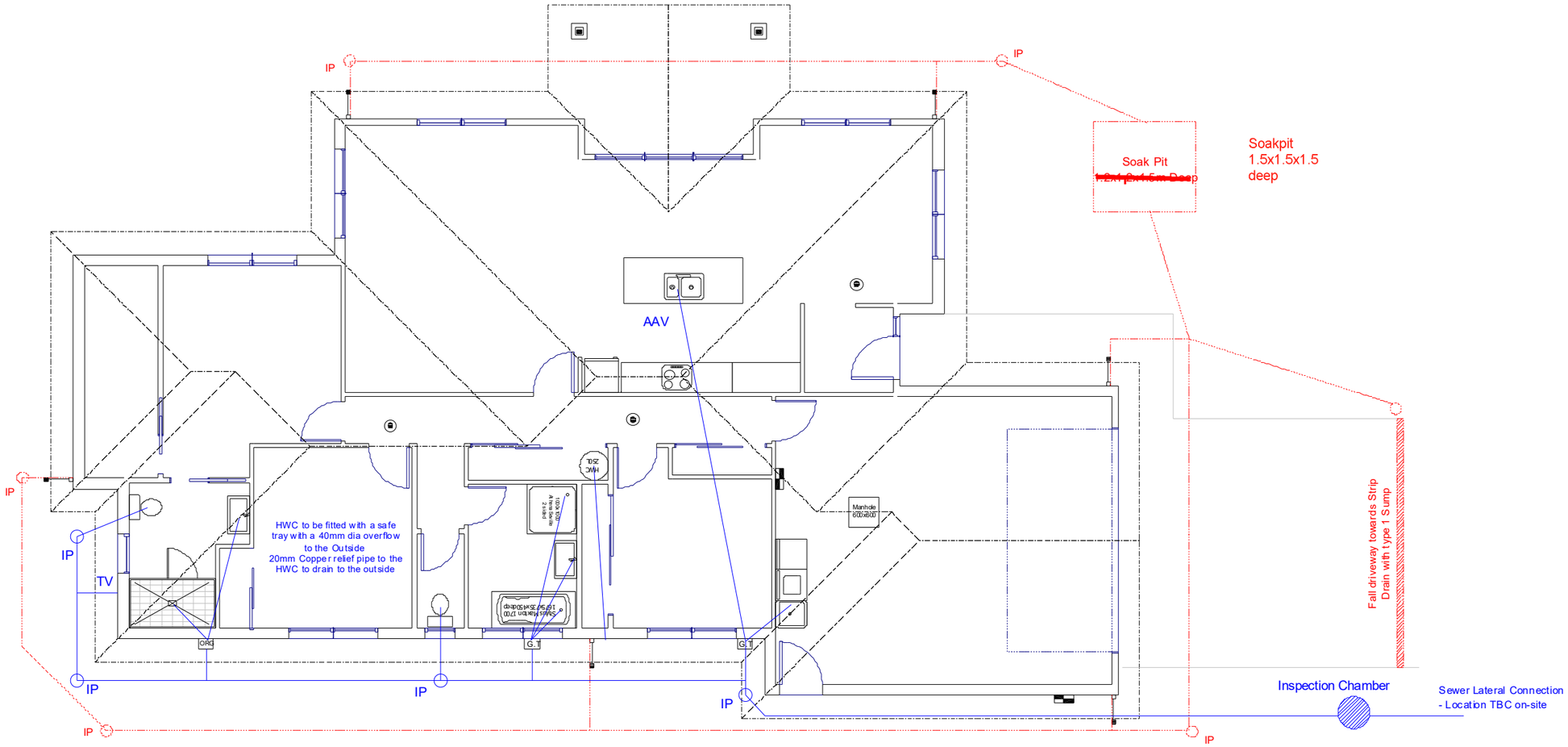
Plans

Consent Plans

Drawn: Jeremy Harrison LBP # 105491
Job Number: 2269
SHEET: 2
Scale: 1:100
Date: 18/10/2021
OF: 16

Drainage Schedule	NZBC G13	
(Drainage as per Schedule unless specified otherwise)		
Kitchen		
Sink:	Ø65mm @1:40	(3 discharge units)
Bathrooms		
Vanity:	Ø40mm @ 1:40	(1 discharge units per basin)
Shower:	Ø40mm @1:40	(2 discharge units)
Bath:	Ø40mm @1:40	(4 discharge units)
WC:	Ø100mm @1:40	(4 discharge units)
Laundry		
Sink:	Ø65mm @1:40 min	(5 discharge units)
Main Foulwater Drain	Ø100mm @1:60	
Stormwater Drain	Ø100mm @1:60 (1:120min)	
Terminal Vent	Ø80mm	
Vent	Ø50mm	
Heatpump	Drain over GT	
Hot water Cylinder	Drain over GT	
Services	To existing connections	

LEGEND.	
Sewer Pipe	————
S/W Pipe	- - - - - -
Down Pipe	DP
Gully Trap	GT
Terminal Vent	TV
Vent	V
Inspection Point	IP
Air Admittance Valve	AAV



J and A Design Ltd
12 Murfitt St
Pegasus 7612
Ph: 027 7715816
Email : admin@jandadesign.co.nz

Project:
Brendon Esler Builders Ltd
Proposed Dwelling At:
Lot 199
Oakfields Amberley

Drainage Plan

Consent Plans

Drawn: Jeremy Harrison LBP # 105491

Job Number: **2269**

SHEET: **6**

Scale: 1:100

Date: 18/10/2021

OF: **16**

Township On-Demand Water Supply

HURUNUI District Council

For Office use:

Appl. No WS21329 *BC No* 210456 *Val. No* 2143015308

Applicant Details:

Name of Applicant: BRENDON TIGER BUILDERS LTD

Postal Address: 70 RESERVE RD

Phone Number: 027 2207505

Email: brendon@bebuilders.co.nz

hereby make application for connection to the ~~AMBERLEY~~ CULVERDEN HANMER SPRINGS HAWARDEN LEITHFIELD BEACH WAIAU WAIKARI WAIPARA On - Demand Water Supply. (Circle the one that applies)

Connection Address: 33 CLAREMONT CRESCENT AMBERLEY

Legal Description: 204

I hereby submit the connection fee (including GST) of:

$650.00 **for a domestic connection (20mm) plus actual reinstatement costs**

The connection fee provides for a pipe installation from the main line to the property (up to the first 20 metres inside the road reserve from the point of water supply), a toby box, valve and water. Council advises applicants to install a gate valve on their side of the meter. A Works Order Form will be required with this application if Council staff is required to install additional water lines for distances over 20 metres. These lines may however be installed by the applicant using Council approved pipe & fittings as per the HDC Development Engineering Standards 2017.

NB: if the lateral to which this application applies is not within private property and excavation of the Road Reserve is required then a CAR (Corridor Access Request) request along with a traffic management plan must be applied for through a Beforeudig application at www.beforeudig.co.nz

By signing below, you agree to comply with all the provisions of the Hurunui District Council Three Waters Bylaw and Three Waters Policy.

Applicants Signature _____ Date 5-10-24

Township - Sewerage Scheme

HURUNUI District Council

For Office Use:

Appl. No WS21330 *BC No* 210456 *Val. Roll No* 2143015308

Applicant Details:

Name of Applicant: BRENDON ESLER BUILDERS LTD

Postal Address: 70 RESERVE RD

Phone Number: 027 2207505

Email: brendon@bebuilders.co.nz

Connection to the following reticulated sewer scheme required: (AMBERLEY) AMBERLEY BEACH CHEVIOT GRETA VALLEY HANMER SPRINGS HAWARDEN LEITHFIELD LEITHFIELD BEACH MOTUNAU BEACH WAIKARI (Circle the one that applies)

Connection Address: 33 CLAREMONT CRESCENT AMBERLEY

Legal Description: 204

Tradewaste: Yes / (No)

Connection Fee $100.00 (including GST)

An inspection chamber is required to be installed less than one metre inside the property boundary before connection of the sewer drain into the Council lateral. Generally, each property has a lateral from the sewer main to the boundary. However, in the instance where this is not provided, Council will be responsible for the cost of the lateral installation (up to 20m) or where a different connection point is chosen then the full cost of connection to the sewer main will be met by the applicant. This work will be done by a certified drain layer and will require a Building Consent.

No work is to start on the sewer connection until building consent approval is obtained

NB: If the lateral to which this application applies is not within private property and excavation of the road reserve is required then a CAR (Corridor Access Request) request along with a traffic management plan must be applied for through a Beforeudig application.

By signing below, you agree to comply with all the provisions of the Hurunui District Council Three Waters Bylaw and Three Waters Policy.

Applicants signature: _____ **Date:** 5-10-21

Updated 01/07/2019

RECORD OF TITLE
UNDER LAND TRANSFER ACT 2017
FREEHOLD

Search Copy

R.W. Muir
Registrar-General
of Land

Identifier	**987645**
Land Registration District	**Canterbury**
Date Issued	18 June 2021

Prior References
862661

Estate	Fee Simple
Area	571 square metres more or less
Legal Description	Lot 199 Deposited Plan 560091

Registered Owners
Ambers Property Developments Limited

Interests

Appurtenant hereto is a right to drain sewage specified in Easement Certificate A324953.8 - 5.11.1997 at 11:22 am

The easements specified in Easement Certificate A324953.8 are subject to Section 243 (a) Resource Management Act 1991

Land Covenant in Transfer A324953.17 - 5.11.1997 at 11:22 am (Limited as to duration)

7792570.1 Court Order modifying the Land Covenant in Transfer A324953.17 - 22.4.2008 at 9:00 am

Land Covenant in Covenant Instrument 12140805.4 - 18.6.2021 at 3:14 pm

12140805.5 Consent Notice pursuant to Section 221 Resource Management Act 1991 - 18.6.2021 at 3:14 pm

HURUNUI DISTRICT COUNCIL
P.O. Box 13 | Amberley | 7441 | 66 Carters Road | Amberley | 7410
Phone 03 314-8816 | Fax 03 314-9181 | Email info@hurunui.govt.nz
Web hurunui.govt.nz | facebook.com/HurunuiDistrictCouncil
Skype hdc_customer_services | twitter.com/hurunuidc

Required Items for Building Consent No 210444
Proposal: 3-bedroom, 2-bathroom dwelling with attached double garage
Site Address: 33 Claremont Crescent

Before Council can issue a Code Compliance Certificate, you will need to ensure the following inspections are completed and that you have provided the paperwork requested.

Inspections Required

1	Foundation - Concrete footings
1	Foundation - Slab
1	Pre-Roof
1	Pre-Cladding - Wrap
1	Pre-Cladding - Mid Cladding
1	Half-Height Masonry
1	Pre-Line
1	Pre-Stop
1	Drains
1	Final - Residential
10	Total Inspections

Documentation Required

Application for CCC
Electrical safety certificate (itemised)
As-built drainage plan
Plumbers pressure test declaration
Wet Area tanking Certificate
Design statement (truss manufacturer)
Design statement (frame manufacturer)

Your application for Code Compliance Certificate and all requested documents will be required prior to booking a final inspection.

How do I book an inspection?

- Please give at least 72 hours notice prior to any inspection
- HDC will make every attempt to book inspections when required. However, this is not always possible - flexibility is often required. Please note that inspections are not available in all areas every day, please check the table below to see when an inspector will be in your area
- When you call to book an inspection, please supply: Your building consent number, site address, type of inspection, contact name and phone number
- To make a booking for inspection, email building@hurunui.govt.nz or telephone 03 314 8816
- Standard inspections are included in the consent fee.

Hurunui District Council Building Inspection - days/areas

- Amberley/Leithfield/Waipara areas: Monday - Friday, all days
- Hanmer Springs/Waiau/Culverden/Waikari areas: Monday, Wednesday, Friday
- Omihi/Scargill/Cheviot/Parnassus areas: Tuesday & Thursday

What does the inspector require on site?

- The council approved building consent documents must be on site at the time of the inspection
- The work to be inspected must be completed
- Once the inspection is completed, the inspector will email a copy of the site notice to the email address provided

What happens when the building project is finished?

On completion of the project, please download and complete the Code Compliance Application (Form 6) and arrange for a final inspection. The Form 6 is an important legal document and indicates that consented building work has been completed in accordance with the consent documents

We look forward to working with you during the construction of your project. Please feel free to contact the Hurunui District Council Building Department to discuss any aspect of your project. Our contact details are Ph: 03 314 8816 or email: building@hurunui.govt.nz.

HURUNUI DISTRICT COUNCIL
P.O. Box 13 | Amberley | 7441 | 66 Carters Road | Amberley | 7410
Phone 03 314-8816 | Fax 03 314-9181 | Email info@hurunui.govt.nz
Web hurunui.govt.nz | facebook.com/HurunuiDistrictCouncil
Skype hdc_customer_services | twitter.com/hurunuidc

FORM 6

CODE COMPLIANCE CERTIFICATE APPLICATION

Section 92, Building Act 2004

APPLICATION

Building Consent No : Consent issued by Hurunui District Council

THE OWNER	AGENT – APPLICANT N/A ☐ *(leave section blank)*
Owner's Name :	Agent's Name :
Contact Person : (if owner is not an individual)	Contact Person :
Mailing Address : Postcode :	Mailing or Billing Address : Postcode :
Street Address or Registered Office : Postcode :	Street Address or Registered Office : Postcode :
Mobile Phone :	Mobile Phone :
Phone :	Phone :
After Hours Phone :	After Hours Phone :
Landline number :	Landline number :
Daytime phone :	Daytime phone :
Fax number :	Fax number :
E-mail Address :	E-mail Address :
Website :	Website :

Note – The Agent (if appointed) will be the first point of contact for communications with the Council / Building Consent Authority regarding this application / building work and will receive all correspondence including all invoices

The Code Compliance certificate should be sent to : ☐ Owner ☐ Agent

All building work carried out under the above Building Consent was completed on - Date :

The following evidence of ownership is attached to this application : ☐ Certificate of Title
☐ Sale and Purchase Agreement (only if new purchase)

SIGNATURE

I request that the Hurunui District Council Building Consent Authority issue a Code Compliance Certificate for this work (under section 95 of the Building Act 2004)

Signature of owner / or agent on behalf of and with the authority of the owner :

☐ Owner ☐ Agent Date :

Note : If acting "for and on behalf", please read the following declaration before signing :

"I hereby declare that I am authorised to act as Agent of the Owner"

THE PERSONNEL WHO CARRIED OUT WORK **OTHER THAN** RESTRICTED BUILDING WORK	
Name of Builder :	Phone Number :
Postal Address :	Registration Number :
E-mail Address :	
Name of Craftsman Plumber :	Phone Number :
Postal Address :	Registration Number :
E-mail Address :	
Name of Craftsman Gasfitter :	Phone Number :
Postal Address :	Registration Number :
E-Mail Address :	
Name of Registered Drain-layer :	Phone Number :
Postal Address :	Registration Number :
E-mail Address :	
Name of Electrician :	Phone Number :
Postal Address :	Registration Number :
E-mail Address :	
Name of soild / liquid fuel burner installer :	Phone Number :
Postal Address :	Registration Number :
E-mail Address :	
Name of other Contractor / Tradesperson :	Phone Number :
Postal Address :	Registration Number :
E-mail Address :	
Add any additional persons on another (separate) sheet.	

ATTACHMENTS

The following supporting documents are attached to this application :

- ☐ Certificates / other documents from the personnel who carried out the work
- ☐ Certificates that relate to the energy work
- ☐ Evidence that Specified Systems are capable of performing to the performance standards set out in the building consent
- ☐ Memoranda from Licensed Building Practitioner(s) stating what Restricted Building Work they carried out or supervised

Notes by applicant: (Other notes or comments which you as the applicant may wish to add)

RESTRICTED BUILDING WORK

Did the Building Consent work include any restricted building work ☐ Yes ☐ No

If yes, provide the following details of all licensed building practitioners who were involved in the carrying out or supervising the restricted building work

Licensing Class	Name and address	Licensed building practitioner number (or registration number treated as being licensed under section 291 of the building Act 2004)	Description of particular work carried out or supervised
Foundations			
Carpentry			
Exterior Plasterer			
Brick-layer			
Block-layer			
Roofer			

SPECIFIED SYSTEMS

Are there specified systems associate with this project? ☐ Yes (as listed below) ☐ No

The following specified systems are contained on the compliance schedule for the building and, in the opinion of the personnel who installed them, are capable of performing to the performance standards set out in the building consent.

SS1 Automatic systems for fire suppression
SS2 Emergency warning systems
SS3/1 Automatic doors
SS3/2 Access controlled doors
SS3/3 Interfaced fire or smoke doors and / or w indows
SS4 Emergency lighting systems
SS5 Escape route pressurisation systems
SS6 Riser Mains
SS7 Automatic back flow preventers
SS8/1 Passenger carrying lifts
SS8/2 Service lifts
SS8/3 Escalator and moving walks
SS9 Mechanical ventilation or air conditioning systems
SS10 Building maintenance units
SS11 Laboratory fume cupboards
SS12/1 Audio loops
SS12/2 FM radio and infrared beam transmission systems
SS13/1 Mechanical smoke control
SS13/2 Natural smoke control
SS13/3 Smoke curtains
SS14/1 Emergency power systems
SS14/2 Sign44s for SS1-13
SS15/1 Spoken information intended to facilitate evacuation
SS15/2 Final exits
SS15/3 Fire separations
SS15/4Signs for facilitating evacuation
SS15/5 Smoke separations
SS16 Cable cars

Additional Information to Note

1. A final inspection must have been completed prior to this application being sought.
2. The Code Compliance Certificate will be based on the approved building consent documents, so any variations to the original approved plans are required to be documented and approved prior to the work being carried out.
3. A Code Compliance Certificate will not be issued until all of the information required on this form that is relevant to the job is provided to the Council. This includes all names, certificates from personnel who carried out the work, registration numbers, producer statements, or any other required documents

HURUNUI District Council

Address: PO Box 13, Amberley
Telephone: (03) 314 8816
Facsimile: (03) 314 9181

Brendon Esler Builders Limited
70 Reserve Road
RD 1
Amberley 7481

Customer No RM210155
Date 21/09/21

GST Reg No 53-915-477

Tax Invoice 52848

210155 : 21 Hilton Drive, Amberley
Land Use - Discretionary
To construct a dwelling in breach of front yard setback,

Resource Management Planning	1,045.00	*

(* Incl GST $136.30)

Sub Total **$1,045.00**

Total incl GST **$1,045.00**

Council's bank account 03-0802-0946666-00

Brendon Esler Builders Limited

Customer No RM210155
Date 21/09/21
Invoice No 52848
Total Due $1,045.00

HURUNUI District Council

Form 9
Under Section 88 of the Resource Management Act 1991
Application for Resource Consent

To: Hurunui District Council
PO Box 13
Amberley 7441

Phone: 033148816
Email: planning@hurunui.govt.nz

---

1. I *(full name)*
Brendon Esler Builders Ltd (Sarah and Brendon Esler) apply for the following resource consent: Land use consent and/or Subdivision consent

2. Describe the activity to which the application relates: *(i.e. explain the proposal referring to the District Plan issues of non-compliance)*

- The dwelling is located with the Minimum Road Setbacks - TO SHIRE PLACE + CLAREMONT CRESC
- SITE COVERAGE IS OVER THE MAX 35%
- BUILDING LENGHT RULE IS OVER THE MAX 20m

3. The names and addresses of the owner and occupier (other than the applicant) of any land to which the application relates are as follows: *(give names and addresses)*

4. The location of the proposed activity is as follows:

Address: Oakfields Subdivision

Legal Description: Lot 199

Valuation Number:

5. Are any additional resource consents required from Canterbury Regional Council for the proposed activity? If the answer is yes, please list:

No

Have these been applied for?

6. **I attach** in accordance with the Fourth Schedule of the Resource Management Act 1991, an assessment of environmental effects in sufficient detail that corresponds with the scale and significance of the effects that the proposed activity may have on the environment.

7. **I attach** the information required on the attached check sheet for land use or subdivision.

8. On 1 January 2012 the National Environmental Standard for Assessing and Managing Contaminants in Soil to Protect Human Health (NES) came into effect. Is the site currently, or previously, or more likely than not to have been used for an activity on the Hazardous Activities and Industries List (HAIL) as attached to this form? In order to help determine whether the NES applies, please answer the following questions:

Is an activity described on the HAIL currently being undertaken on the piece of land to which this application applies?	Yes ☐ No ☑
Has an activity described on the HAIL ever been undertaken on the piece of land to which this application applies to the best of your knowledge?	Yes ☐ No ☑
Is it more likely than not that an activity described on the HAIL is being or has been undertaken on the piece of land to which this application applies?	Yes ☐ No ☑
If 'Yes' to any of the above, then the NES for Assessing and Managing Contaminants in Soil to Protect Human Health may apply. Check the five activities to which the NES applies:	
Is the activity you propose to undertake removing or replacing a fuel storage system or parts of it?	Yes ☐ No ☐
Is the activity you propose to undertake sampling soil?	Yes ☐ No ☐
Is the activity you propose to undertake disturbing soil?	Yes ☐ No ☐
Is the activity you propose to undertake subdividing land?	Yes ☐ No ☐
Is the activity you propose to undertake changing the use of the land?	Yes ☐ No ☐
If 'Yes' to any of the above activities, then the NES for Assessing and Managing Contaminants in Soil to Protect Human Health is likely to apply and you are required to provide an assessment in relation to the NES.	

9. I enclose $_____ being the relevant application fee.

10. _____ Date 16/9/21

Signature of applicant *(or person authorised to sign on behalf of applicant)*

11. Address for service of applicant:

70 Reserve Road
Amberley

Contact person: Sarah Esler

(Name and designation)

Phone No:

Mobile No: 0272207505

Email: sarah@bebuilders.co.nz

Note to applicant

You may apply for 2 or more resource consents that are needed for the same activity on the same form. You must pay the charge payable to the consent authority for the resource consent application under the Resource Management Act 1991.

Hazardous Activities and Industries List (HAIL)

October 2011

Ministry for the Environment
Manatu Mō Te Taiao

A Chemical manufacture, application and bulk storage

1. Agrichemicals including commercial premises used by spray contractors for filling, storing or washing out tanks for agrichemical application
2. Chemical manufacture, formulation or bulk storage
3. Commercial analytical laboratory sites
4. Corrosives including formulation or bulk storage
5. Dry-cleaning plants including dry-cleaning premises or the bulk storage of dry-cleaning solvents
6. Fertiliser manufacture or bulk storage
7. Gasworks including the manufacture of gas from coal or oil feedstocks
8. Livestock dip or spray race operations
9. Paint manufacture or formulation (excluding retail paint stores)
10. Persistent pesticide bulk storage or use including sport turfs, market gardens, orchards, glass houses or spray sheds
11. Pest control including the premises of commercial pest control operators or any authorities that carry out pest control where bulk storage or preparation of pesticide occurs, including preparation of poisoned baits or filling or washing of tanks for pesticide application
12. Pesticide manufacture (including animal poisons, insecticides, fungicides or herbicides) including the commercial manufacturing, blending, mixing or formulating of pesticides
13. Petroleum or petrochemical industries including a petroleum depot, terminal, blending plant or refinery, or facilities for recovery, reprocessing or recycling petroleum-based materials, or bulk storage of petroleum or petrochemicals above or below ground
14. Pharmaceutical manufacture including the commercial manufacture, blending, mixing or formulation of pharmaceuticals, including animal remedies or the manufacturing of illicit drugs with the potential for environmental discharges
15. Printing including commercial printing using metal type, inks, dyes, or solvents (excluding photocopy shops)
16. Skin or wool processing including a tannery or fellmongery, or any other commercial facility for hide curing, drying, scouring or finishing or storing wool or leather products
17. Storage tanks or drums for fuel, chemicals or liquid waste
18. Wood treatment or preservation including the commercial use of anti-sapstain chemicals during milling, or bulk storage of treated timber outside

B Electrical and electronic works, power generation and transmission

1. Batteries including the commercial assembling, disassembling, manufacturing or recycling of batteries (but excluding retail battery stores)
2. Electrical transformers including the manufacturing, repairing or disposing of electrical transformers or other heavy electrical equipment
3. Electronics including the commercial manufacturing, reconditioning or recycling of computers, televisions and other electronic devices
4. Power stations, substations or switchyards

C Explosives and ordinances production, storage and use

1. Explosive or ordinance production, maintenance, dismantling, disposal, bulk storage or re-packaging
2. Gun clubs or rifle ranges, including clay targets clubs that use lead munitions outdoors
3. Training areas set aside exclusively or primarily for the detonation of explosive ammunition

D Metal extraction, refining and reprocessing, storage and use

1. Abrasive blasting including abrasive blast cleaning (excluding cleaning carried out in fully enclosed booths) or the disposal of abrasive blasting material

2. Foundry operations including the commercial production of metal products by injecting or pouring molten metal into moulds

3. Metal treatment or coating including polishing, anodising, galvanising, pickling, electroplating, or heat treatment or finishing using cyanide compounds

4. Metalliferous ore processing including the chemical or physical extraction of metals, including smelting, refining, fusing or refining metals

5. Engineering workshops with metal fabrication

E Mineral extraction, refining and reprocessing, storage and use

1. Asbestos products manufacture or disposal including sites with buildings containing asbestos products known to be in a deteriorated condition

2. Asphalt or bitumen manufacture or bulk storage (excluding single-use sites used by a mobile asphalt plant)

3. Cement or lime manufacture using a kiln including the storage of wastes from the manufacturing process

4. Commercial concrete manufacture or commercial cement storage

5. Coal or coke yards

6. Hydrocarbon exploration or production including well sites or flare pits

7. Mining industries (excluding gravel extraction) including exposure of faces or release of groundwater containing hazardous contaminants, or the storage of hazardous wastes including waste dumps or dam tailings

F Vehicle refuelling, service and repair

1. Airports including fuel storage, workshops, washdown areas, or fire practice areas

2. Brake lining manufacturers, repairers or recyclers

3. Engine reconditioning workshops

4. Motor vehicle workshops

5. Port activities including dry docks or marine vessel maintenance facilities

6. Railway yards including goods-handling yards, workshops, refuelling facilities or maintenance areas

7. Service stations including retail or commercial refuelling facilities

8. Transport depots or yards including areas used for refuelling or the bulk storage of hazardous substances

G Cemeteries and waste recycling, treatment and disposal

1. Cemeteries

2. Drum or tank reconditioning or recycling

3. Landfill sites

4. Scrap yards including automotive dismantling, wrecking or scrap metal yards

5. Waste disposal to land (excluding where biosolids have been used as soil conditioners)

6. Waste recycling or waste or wastewater treatment

H Any land that has been subject to the migration of hazardous substances from adjacent land in sufficient quantity that it could be a risk to human health or the environment

I Any other land that has been subject to the intentional or accidental release of a hazardous substance in sufficient quantity that it could be a risk to human health or the environment

HURUNUI District Council

Land Use Consent Checklist

	INCLUDED	NOT APPLICABLE	OFFICE USE
Completed application form (Form 9) i.e. all questions have been answered.	✓		
Application fee enclosed or paid on-line HDC Bank Account: 03-0802-0946666-00 – Ref: RC<Applicant name> OWNER TO PAY			
A detailed description of the proposal.	✓		
An assessment of environmental effects with details of any mitigation measures proposed. You may wish to refer to the assessment matters in Section C1.2 of the Hurunui District Plan. This assessment may include specialist reports on matters such as traffic, heritage, noise or landscape.	✓		
Certificate of title (less than 6 months old and relevant) CAN COUNCIL PROVIDE.			
Site plan to a metric scale (1:100, 1:200, 1:250, 1:500, 1:1000, 1:2000) showing (where relevant): • Location and use of all existing buildings in relation to legal and internal boundaries • Location of any waterway and dimensions from its banks to any new buildings and/or earthworks • Vehicle access, manoeuvring, parking areas and driveway gradients, including stormwater treatment and disposal methods. • Landscape plan showing location, species and height of all existing and proposed plants • Location of any conservation, heritage features or protected trees on the site or adjoining sites • Location of street trees on road reserve adjoining application site • Areas of proposed filling or excavation, retaining walls and existing and proposed • Ground levels • Building coverage (proposed and existing) in square metres • Surveyed ground and finished floor levels	✓		
Floor plan to a metric scale (1:50, 1:100, 1:200) showing (where relevant): • Proposed uses • Gross floor areas for each use • Location of all kitchen facilities • Doors and windows • Overall dimensions of all buildings	✓		
Elevations to a metric scale (1:50, 1:100, 1:200) showing (where relevant): • Recession planes from accurate levels • Maximum height • Doors and windows • Type of cladding • Roof, wall and trim colours (British standard reference)	✓		
Relocated buildings • Address where the building can be inspected and contact details to organise inspection. • Photos of elevations of the building	X		

• Explanation of remedial works proposed (e.g. roofing, painting or replacing damaged cladding)			
Signage • Location plan (for both free standing and on-building signage) • Elevation showing height and dimensions of display area and stand • Lettering and proposed colours • Details of illumination and whether the sign has moving parts	X		
Business activities • Estimated number of vehicle movements to and from the site • Scale of activity e.g. number of persons to be employed or visitor design capacity • Hours of operation	X		

Assessment of Effects:

We are looking to gain a resource consent to allow us to position the Dwelling / Roof line within 4.5m of the Road Boundary

The current dwelling as per the plans is situated at around 2.6m to the house at the closes point and roof line around 2.2m at the closes point, this being the Columns to the covered area of the lounge.

Also the Dwelling is with in the 4.5m to soffits on Clarement Crescent as per the PIM notice.

Due the site being a corner one, we have tried to design the house where the living areas all face north and the main outdoor living area to face north west where the best days afternoon sun would be.

This Area will be grasses and along the road Frontage a Hedge will be planted to provide screening.

We have also kept the garage a Front entry one and as far away as possible from the corner.

There is also a Site coverage Resource consent.

The dwelling is over the 35% max, we are sitting at 36.41%

Due the Inclusion of the covered areas we are over the max. The aim of the covered area is to provide shelter to the front door , and to also provide a covered area to the North facing living area.

This covered area helps also to provide shade to the living area and keep the thermal gain to this room during the sunny part of the day down, also for Street appeal the Gable adds a feature to the frontage to make the house appealing to the eye.

Lastly we are applying for a resource consent for the Building Length.

The dwelling exceeds the max 20m long rule, we are at 20.33m , With the design of the house we feel that the Impact on the neighbour is very minimal as we are just over the rule by 230mm and we have also added in 2 breaks to the back of the house so as to break the building and roof lines up.

We ask this resource consent be considered.

HURUNUI DISTRICT COUNCIL
P.O. Box 13 | Amberley | 7441 | 66 Carters Road | Amberley | 7410
Phone 03 314-8816 | Fax 03 314-9181 | Email info@hurunui.govt.nz
Web hurunui.govt.nz | facebook.com/HurunuiDistrictCouncil
Skype hdc_customer_services | twitter.com/hurunuidc

15 September 2021

Brendon Esler Builders Limited
70 Reserve Road
RD1
Amberley 7481

Attn: S Esler

Dear Sarah

Resource consent application – Application returned incomplete

Consent Number:	RC210144
Applicant:	Brendon Esler Builders Limited
Site Address:	33 Claremont Crescent, Amberley
Proposed activity:	To construct a dwelling in breach of front yard setback

I am writing with respect to the above resource consent application. Having reviewed the information provided, Council has determined to return your application as incomplete under section 88(3) of the Resource Management Act 1991 (RMA). Returning the application means that a decision has not be made to either grant or refuse consent. It also means that to advance your proposal you will need to lodge a new application with us, which we must consider as new.

A full planning check undertaken as part of your building consent application (BC210444) has identified several other non-compliances with the rules in the District Plan. Therefore, these matters should be addressed as part of your new resource consent application, in addition to other information required under the RMA. As such, any new application must include the following information:

1) Rule 4.6.3(a) of the District Plan requires a minimum front yard requirement of 4.5 metres. The proposed dwelling will intrude the front yard setback on both road frontages i.e. Claremont Crescent and Shier Place. The current application only addresses the intrusion into the front yard setback from the boundary with Shier Place.

2) Further to clause (1) above, the proposed dwelling also does not comply with the following rules in the District Plan:

- Rule 4.6.3(a) requires a minimum yard setback of 1.0 metres from all internal boundaries. The proposed dwelling will intrude into the 1.0 metre minimum side yard setback on the southern boundary of the site. The planning check has identified that the proposed dwelling will be setback 0.897m from the south boundary. GARAGE MOVED TO COMPLY
- Rule 4.6.2 of the District Plan requires that the maximum site coverage of the site by buildings in the Residential 1A Zone is 35%. The proposed dwelling will result in a maximum site coverage of 36.41%.
- Rule 4.6.10 requires that no wall or ridgeline of any building shall be more than 20 metres long without having an offset in plan of at least 2 metres or an offset in height of at least 2 metres. While the proposed dwelling has an offset in plan of 3.03 metres this will be located at 20.23 metres. As such, the proposed dwelling does not comply with this rule.

These matters will need to be included and addressed under the Assessment of Environmental Effects (AEE) as part of any new resource consent application, or alternatively the plans for the proposed

dwelling will need to be amended to ensure that the dwelling complies with these rules in the District Plan.

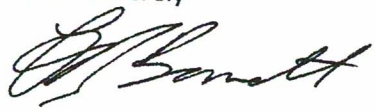
3) In addition to the above, Schedule 4 of the RMA sets out the information that must be included as part of any resource consent application. This includes an assessment of any relevant objectives and policies of the District Plan. The relevant objectives and policies can be found in Chapter 4 – Settlements, specifically Objectives 4 and 4.2 and Policy 4.9.

4) When considering the effects of any proposal, Council officers are required to consider the relevant assessment criteria in the District Plan. If you are intending on applying for all the identified breaches referred to in clauses (1) and (2) above, the relevant assessment criteria contained in Section 4.2.1 (setbacks), 4.2.2 (site coverage) and 4.2.7 (building length) of the District Plan would be relevant. These criteria give an indication of the matters that officers will be considering as part of your application and as such provide some direction as to the information that should be included with your new application.

Please note that any fees that you have paid will be transferred to your new resource consent application. However, if you decide to include the additional breaches in the new consent application, you will be required to pay an additional fee of $135.00.

Please do not hesitate to contact me should you have any queries regarding this matter.

Yours sincerely



Helga Bennett
Senior Planner

DDI 03 314-0092 | Mobile 027 1800 1025
Email helga.bennett@hurunui.govt.nz

HURUNUI DISTRICT COUNCIL
P.O. Box 13 | Amberley | 7441 | 66 Carters Road | Amberley | 7410
Phone 03 314-8816 | Fax 03 314-9181 | Email info@hurunui.govt.nz
Web hurunui.govt.nz | facebook.com/HurunuiDistrictCouncil
Skype hdc_customer_services | twitter.com/hurunuidc

Form 4

Certificate attached to Project Information Memorandum 210444

Section 37, Building Act 2004

Restrictions on commencing building work under the Resource Management Act 1991

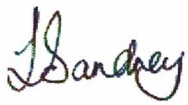
The building work referred to in the attached project information memorandum is also required to have the following resource consents under the Resource Management Act 1991:

- CONSENT NOTICE: As per the consent notice registered on the Certificate of Title; At the time of building on the lots, stormwater runoff from buildings and hardstand areas on the lot resulting from up to and including the 24 hour 2% AEP rainfall event shall be managed so that no runoff enters any other property. The stormwater for the dwelling discharges to the stormwater road lateral connection. The stormwater for the driveway discharges to the stormwater road lateral connection via the Type 1 sump. There is no stormwater lateral for the discharge to be connected to, therefore does not comply. NO BUILDING WORK TO PROCEED UNTIL ADDRESSED.
- CONSENT NOTICE: As per the consent notice registered on the Certificate of Title; For on-site soak pits, the following shall apply: An investigation and soak pit design shall be carried out at each soak pit location to confirm that stormwater is able to be discharged to soakage at that location (the investigation and design may refer to the Surface Water Report/ Surface Water Planning Assessment provided under condition 9(c). No soak pit has been provided. NO BUILDING WORK TO PROCEED UNTIL ADDRESSED.
- CONSENT NOTICE: As per the consent notice registered on the Certificate of Title; For on-site soak pits, the following shall apply: Soak pits shall be designed to cater for runoff from up to and including the 24 hour 10% AEP rainfall event, and to ensure that stormwater does not pond on the ground for more than 48 hours after the cessation of a 24 hour 2% AEP rainfall event. NB: soakage calculations may provide for notional on-site road frontage driveway areas discharging to the roading network. No soak pit has been provided. NO BUILDING WORK TO PROCEED UNTIL ADDRESSED.
- CONSENT NOTICE: As per the consent notice registered on the Certificate of Title; For on-site soak pits, the following shall apply: For soak pits dealing with roof and/ or non-trafficable hardstand areas, roofs shall not be zinc-coated (galvanised), and systems shall be sealed to prevent entry of contaminants. There is no soak pit system provided to be sealed. NO BUILDING WORK TO PROCEED UNTIL ADDRESSED.
- CONSENT NOTICE: As per the consent notice registered on the Certificate of Title; For on-site soak pits, the following shall apply: For soak pits dealing with trafficable hardstand areas, soak pit base levels shall be at least 1 metre above the water table. There is no soak pit provided. NO BUILDING WORK TO PROCEED UNTIL ADDRESSED.
- CONSENT NOTICE: As per the consent notice registered on the Certificate of Title; The owners of lot 198 shall construct a vehicle crossing in accordance with KF Consilium drawing 1027/1300 `Vehicle Crossing Type A/B` as part of the building consent process, with timing and any necessary bonding or other requirements carried out in accordance with Council`s requirements. [Attached as Appendix A]. A bond will need to be entered into with Council or the vehicle crossing constructed to the Consent Notice requirements prior to building work starting. Contact the Duty Planner on 314 8816 to arrange a preconstruction meeting before excavation. Note: anyone working in the road reserve will first need to obtain a Works Access Permit (by applying for a Corridor Access permit from Council via the beforeUdig service - apply at beforeUdig.co.nz or ph 0800 248 344). *** VC bond letter provided with PIM issue *** NO BUILDING WORK TO PROCEED UNTIL ADDRESSED.
- SETBACK: Resource consent is required for breach of rule 4.6.3(a); Minimum yard requirement for front yards is 4.5m. The dwelling is setback 2.25m from the north boundary. NO BUILDING WORK TO PROCEED UNTIL ADDRESSED.

- SETBACK: Resource consent is required for breach of rule 4.6.3(a); Minimum yard requirement for front yards is 4.5m. The dwelling is setback 4.16m from the north-east boundary. NO BUILDING WORK TO PROCEED UNTIL ADDRESSED.
- SETBACK: Resource consent is required for breach of rule 4.6.3(a); Minimum yard requirement for all other yards is 1m. The dwelling is setback 0.897m from the south boundary. NO BUILDING WORK TO PROCEED UNTIL ADDRESSED.
- BUILDING LENGTH: Resource consent is required for breach of rule 4.6.3(a); No wall or ridgeline of any building shall be more than 20 m long without having an offset in plan of at least 2 m or an offset in height of at least 2 m. There is an offset in plan of 3.03m on the south elevation, although this is at 20.23m between the ensuite and WIR. NO BUILDING WORK TO PROCEED UNTIL ADDRESSED.
- SITE COVERAGE: Resource consent is required for breach of rule 4.6.2; The maximum coverage of the site by buildings in the Residential 1A Zone is 35%. The site coverage of the site is 36.41%. NO BUILDING WORK TO PROCEED UNTIL ADDRESSED.

As these resource consents will or may materially affect the building work to which the attached project information memorandum relates, until they have been granted no building work may proceed.

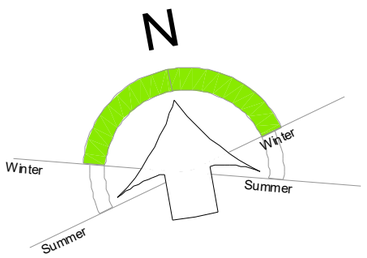
Failure to comply with the requirements of this notice may result in legal action being taken against you under the Resource Management Act 1991.

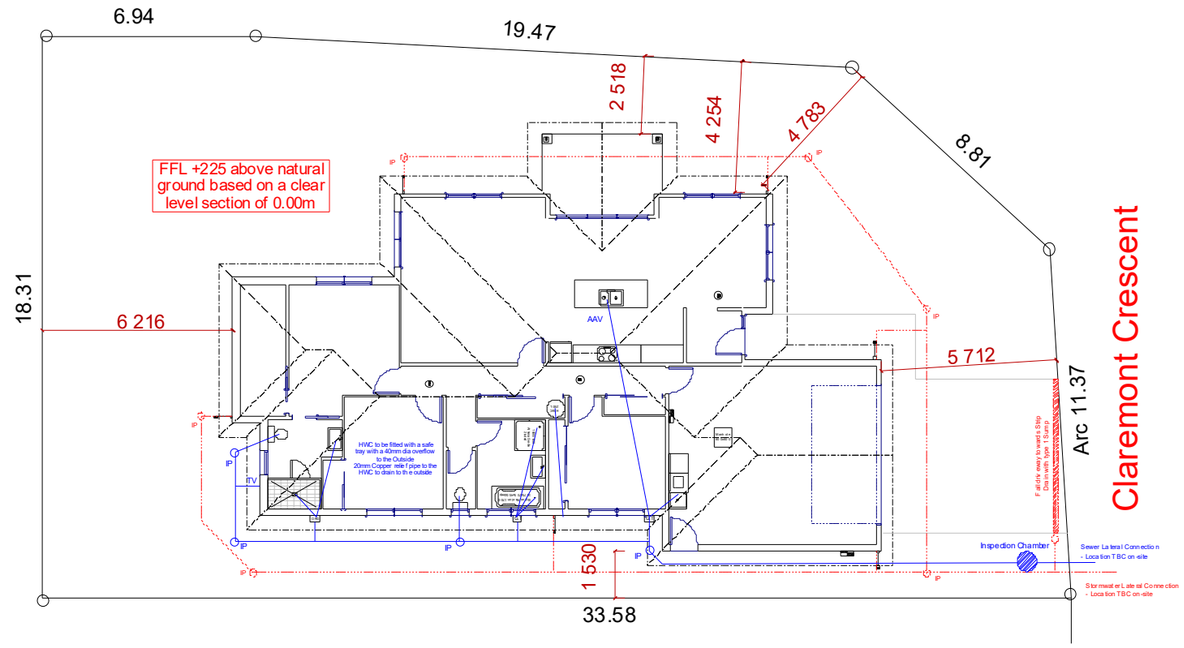
Signature: 

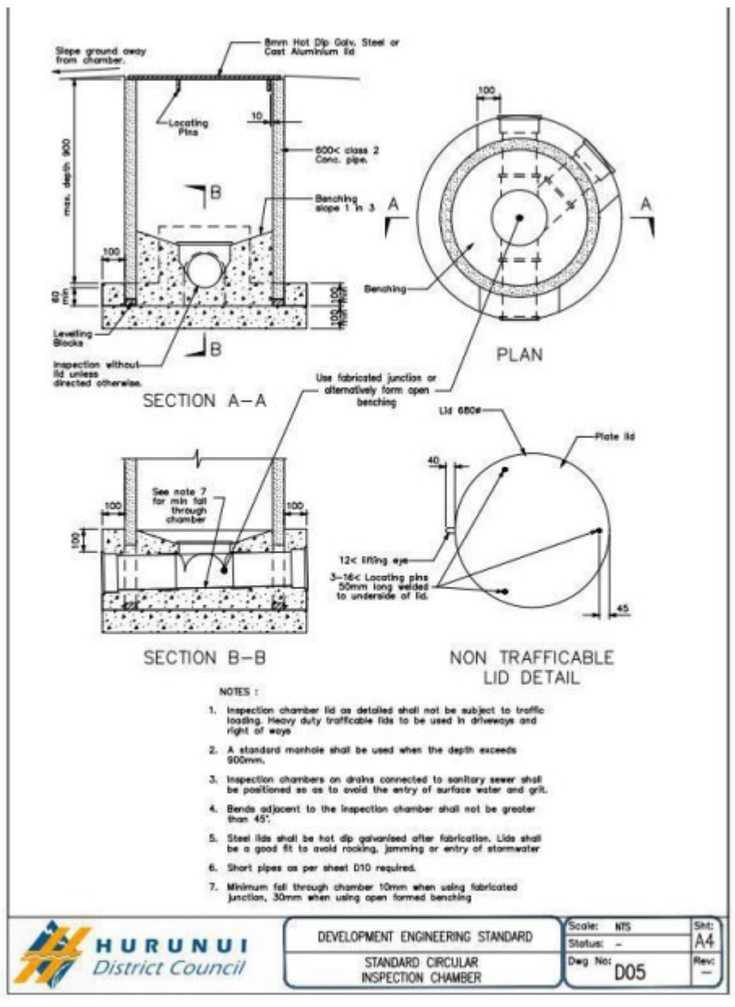
Position: Building Administration Officer

On behalf of: Hurunui District Council

Date: 16/09/21







LEGEND	
LEGEND.	
Sewer Pipe	———
S/W Pipe	– – – –
Down Pipe	DP
Gully Trap	GT
Terminal Vent	TV

SITE PLAN NOTES

Refer to Drainage Plan for specific drainage information

Refer to sediment control plan in specification and implement where required.

Convey surface water from sealed drive areas to an appropriate approved outfall.

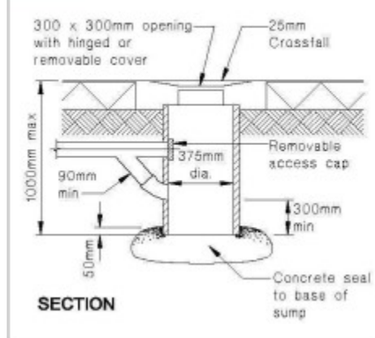
Dimensions are shown to cladding face

SITE INFORMATION	
Zone	A
Wind	High
Earthquake	2
Durability	C
Snow	As Per Truss Design

BUILDING AREA AND SITE COVERAGE	
Net Site Area = 571 m²	
Building Area (O/V) =	192.2m²
Actual Site Coverage=	33.6 %

Note:
Preliminary Site Plan.
All Dimensions to be confirmed

Figure 8: Type-one Surface Water Sump
Paragraph 3.6.2



J and A Design Ltd
12 Murfitt St
Pegasus 7612
Ph: 027 7715816
Email : admin@jandadesign.co.nz

Project: Brendon Esler Builders Ltd
Proposed Dwelling At:
Lot 199
Oakfields Amberley

Site Plan

Consent Plans

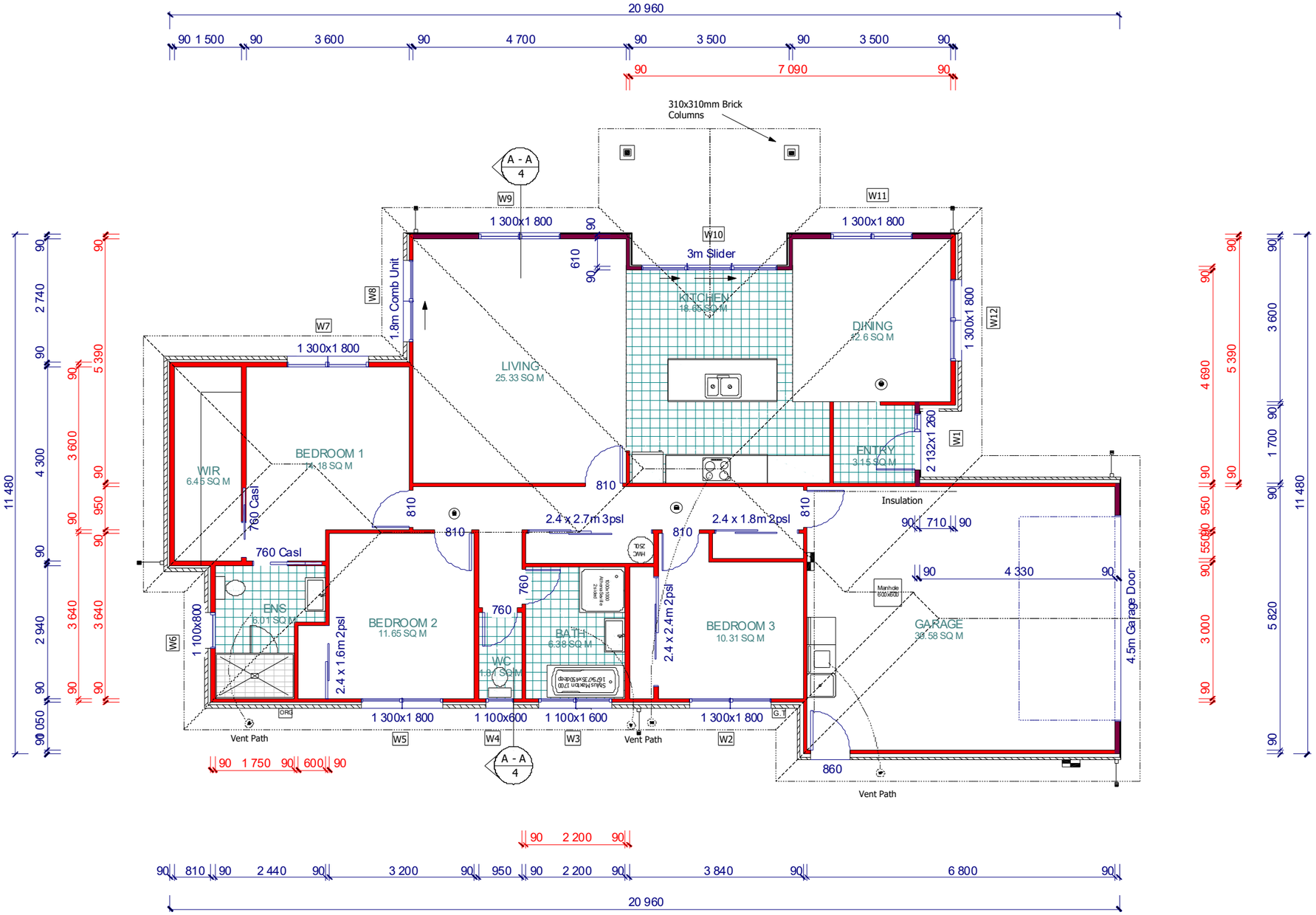
Drawn: Jeremy Harrison LBP # 105491
Job Number: 2269
SHEET: 1
Scale:
Date: 16/09/2021
OF: 16

Key To Elevations

ROOF & WALL CLADDING

Roof -	25° Coloursteel Roof
Walls -	70 Series Brick Veneer on a 50mm Cavity
	Linea Oblique Weatherboard exterior on a 20mm Cavity

Building Area: 192.2m² O/V



GENERAL FLOOR PLAN NOTES

SMOKE ALARMS
Smoke Alarms to be fitted within 3.0m of sleeping areas and on Escape routes, as indicated on plan. Refer to Construction Schedule (Page 2 & 3) in the Specification for more information.

MISCELLANEOUS:
Dimensions shown are to the frame,
GIB thickness not shown.
Refer to Construction Schedule (Page 2 & 3 of Specification) for additional construction information.
Entry through external doors
Mechanical ventilation
Air Seals to have PEF rod & low expansion foam
All windows and doors centered in room unless shown otherwise

FOUNDATION SYSTEM
Standard foundations as per NZS3604:2011 subject to final soil report.

WALL FRAMING -designed to high wind zone
Stud Height: 2420 mm
Exterior Walls: 90x45mm studs @ 600 mm crs
Fire Wall: 145x45 SG8 H1.2 Studs @ 600mm crs
Interior Loadbearing wall:
90x45mm studs @ 600 mm crs
Dwangs Ext: 90x45 @ 800 crs
Non loadbearing: 90x45mm studs @ 600 mm crs
Dwangs Int: 90x45mm @ 1350mm crs max

LINTELS AND BEAMS
Lintels and beams can be found on the Truss Design

BUILDING WRAP
Watergate Building Wrap, refer to manufacturers specifications attached

DOORS
Internal Height: 1980mm

INSULATION
Wall - Pink Batts R2.4 Wall Batts
Ceiling - Pink Batts R3.6 Ceiling Batts

WALL AND CEILING LININGS
Wall - Standard 10mm GIB (unless required for bracing)
Ceiling - Standard 13mm GIB
13mm GIB Aqualine (bathrooms)
Bathroom - 10mm GIB Aqualine
Corner Finish - Square

FLOOR FINISHES
Carpet, Vinyl

INTERIOR AND EXTERIOR JOINERY
Joinery - Double Glazed Vantage
Standard Aluminium Joinery
Interior - Shelf and rail to wardrobes

WATER HEATING
Electric Hot water system

KITCHEN COOKTOP
Electric Hobb
ROOF CLADDING AND STRUCTURE
Purlins - 70x45 SG8 H1.2 @ 900crs

GUTTER/FASCIA/DOWNPIPES/SOFFITS
Gutter - Metalline Quad Gutter
Fascia - Metalline 185 Fascia
Downpipes - Marley 80mm Dia PVC
Soffits - Hardiflex 4.5mm

J and A Design Ltd
12 Murfitt St
Pegasus 7612
Ph: 027 7715816
Email : admin@jandadesign.co.nz

Project: Brendon Esler Builders Ltd
Proposed Dwelling At:
Lot 199
Oakfields Amberley

Plans

Consent Plans

Drawn: Jeremy Harrison LBP # 105491
Job Number: 2269
SHEET: 2
Scale: 1:100
Date: 16/09/2021
OF: 16



Elevation A

ROOF & WALL CLADDING	
Roof -	25° Coloursteel Roof
Walls -	70 Series Brick Veneer on a 50mm Cavity
	Linea Oblique Weatherboard exterior on a 20mm Cavity

GENERAL ELEVATION NOTES

Air Barrier to unlined wall and gables, refer to the Construction Schedule in the Specification for type.

This sheet to be read in conjunction with the Risk Matrix in specification.

Driveway to fall from 20mm max below garage rebates (By Others).

Key
SS: Security Stay
SG: Safety Glass

Risk Matrix
Elevation A

Risk Factor	low	medium	high	Extra high	
Wind Zone			1		1
No of Storeys	0				0
Roof/Wall	0				0
Eaves Width	0				0
Building Envelope	0				0
Decks & Balconies	0				0
				Total	1



Elevation B

Risk Area 2
Elevation B

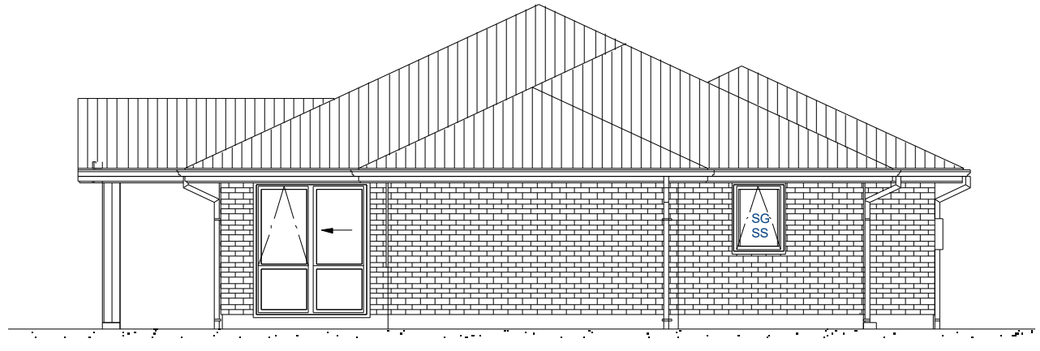
Risk Factor	low	medium	high	Extra high	
Wind Zone			1		1
No of Storeys	0				0
Roof/Wall	0				0
Eaves Width		1			1
Building Envelope			3		3
Decks & Balconies	0				0
				Total	5



Elevation C

Risk Area 3
Elevation C

Risk Factor	low	medium	high	Extra high	
Wind Zone			1		1
No of Storeys	0				0
Roof/Wall	0				0
Eaves Width		1			1
Building Envelope			3		3
Decks & Balconies	0				0
				Total	5



Elevation D

Risk Area 4
Elevation D

Risk Factor	low	medium	high	Extra high	
Wind Zone			1		1
No of Storeys	0				0
Roof/Wall	0				0
Eaves Width	0				0
Building Envelope	0				0
Decks & Balconies	0				0
				Total	1

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Email : admin@jandadesign.co.nz

Project:
Brendon Esler Builders Ltd
Proposed Dwelling At:
Lot 199
Oakfields Amberley

Elevations

Consent Plans

Drawn: Jeremy Harrison LBP # 105491

Job Number: **2269**

Scale: 1:100

Date: 16/09/2021

SHEET: **3**

OF: **16**

HURUNUI District Council

Form 9
Under Section 88 of the Resource Management Act 1991
Application for Resource Consent

To: Hurunui District Council
PO Box 13
Amberley 7441

Phone: 033148816
Email: planning@hurunui.govt.nz

---

1. I *(full name)*
Brendon Esler Builders Ltd (Sarah and Brendon Esler) apply for the following resource consent: Land use consent and/or Subdivision consent

2. Describe the activity to which the application relates: *(i.e. explain the proposal referring to the District Plan issues of non-compliance)*

The dwelling is located with the Minimum Road Setbacks

3. The names and addresses of the owner and occupier (other than the applicant) of any land to which the application relates are as follows: (*give names and addresses*)

4. The location of the proposed activity is as follows:

Address: Oakfields Subdivision

Legal Description: Lot 199

Valuation Number:

5. Are any additional resource consents required from Canterbury Regional Council for the proposed activity? If the answer is yes, please list:

No

Have these been applied for?

6. **I attach** in accordance with the Fourth Schedule of the Resource Management Act 1991, an assessment of environmental effects in sufficient detail that corresponds with the scale and significance of the effects that the proposed activity may have on the environment.

7. **I attach** the information required on the attached check sheet for land use or subdivision.

8. On 1 January 2012 the National Environmental Standard for Assessing and Managing Contaminants in Soil to Protect Human Health (NES) came into effect. Is the site currently, or previously, or more likely than not to have been used for an activity on the Hazardous Activities and Industries List (HAIL) as attached to this form? In order to help determine whether the NES applies, please answer the following questions:

Is an activity described on the HAIL currently being undertaken on the piece of land to which this application applies?	Yes ☐ No ☑
Has an activity described on the HAIL ever been undertaken on the piece of land to which this application applies to the best of your knowledge?	Yes ☐ No ☑
Is it more likely than not that an activity described on the HAIL is being or has been undertaken on the piece of land to which this application applies?	Yes ☐ No ☑
If 'Yes' to any of the above, then the NES for Assessing and Managing Contaminants in Soil to Protect Human Health may apply. Check the five activities to which the NES applies:	
Is the activity you propose to undertake removing or replacing a fuel storage system or parts of it?	Yes ☐ No ☐
Is the activity you propose to undertake sampling soil?	Yes ☐ No ☐
Is the activity you propose to undertake disturbing soil?	Yes ☐ No ☐
Is the activity you propose to undertake subdividing land?	Yes ☐ No ☐
Is the activity you propose to undertake changing the use of the land?	Yes ☐ No ☐
If 'Yes' to any of the above activities, then the NES for Assessing and Managing Contaminants in Soil to Protect Human Health is likely to apply and you are required to provide an assessment in relation to the NES.	

9. I enclose $_____ being the relevant application fee.

10. _____ Date 30/8/21

Signature of applicant *(or person authorised to sign on behalf of applicant)*

11. Address for service of applicant:

70 Reserve Road
Amberley

Contact person: Sarah Esler

(Name and designation)

Phone No:

Mobile No: 0272207505

Email: sarah@bebuilders.co.nz

Note to applicant

You may apply for 2 or more resource consents that are needed for the same activity on the same form. You must pay the charge payable to the consent authority for the resource consent application under the Resource Management Act 1991.

Hazardous Activities and Industries List (HAIL)

October 2011

Ministry for the Environment
Manatū Mō Te Taiao

A Chemical manufacture, application and bulk storage

1. Agrichemicals including commercial premises used by spray contractors for filling, storing or washing out tanks for agrichemical application

2. Chemical manufacture, formulation or bulk storage

3. Commercial analytical laboratory sites

4. Corrosives including formulation or bulk storage

5. Dry-cleaning plants including dry-cleaning premises or the bulk storage of dry-cleaning solvents

6. Fertiliser manufacture or bulk storage

7. Gasworks including the manufacture of gas from coal or oil feedstocks

8. Livestock dip or spray race operations

9. Paint manufacture or formulation (excluding retail paint stores)

10. Persistent pesticide bulk storage or use including sport turfs, market gardens, orchards, glass houses or spray sheds

11. Pest control including the premises of commercial pest control operators or any authorities that carry out pest control where bulk storage or preparation of pesticide occurs, including preparation of poisoned baits or filling or washing of tanks for pesticide application

12. Pesticide manufacture (including animal poisons, insecticides, fungicides or herbicides) including the commercial manufacturing, blending, mixing or formulating of pesticides

13. Petroleum or petrochemical industries including a petroleum depot, terminal, blending plant or refinery, or facilities for recovery, reprocessing or recycling petroleum-based materials, or bulk storage of petroleum or petrochemicals above or below ground

14. Pharmaceutical manufacture including the commercial manufacture, blending, mixing or formulation of pharmaceuticals, including animal remedies or the manufacturing of illicit drugs with the potential for environmental discharges

15. Printing including commercial printing using metal type, inks, dyes, or solvents (excluding photocopy shops)

16. Skin or wool processing including a tannery or fellmongery, or any other commercial facility for hide curing, drying, scouring or finishing or storing wool or leather products

17. Storage tanks or drums for fuel, chemicals or liquid waste

18. Wood treatment or preservation including the commercial use of anti-sapstain chemicals during milling, or bulk storage of treated timber outside

B Electrical and electronic works, power generation and transmission

1. Batteries including the commercial assembling, disassembling, manufacturing or recycling of batteries (but excluding retail battery stores)

2. Electrical transformers including the manufacturing, repairing or disposing of electrical transformers or other heavy electrical equipment

3. Electronics including the commercial manufacturing, reconditioning or recycling of computers, televisions and other electronic devices

4. Power stations, substations or switchyards

C Explosives and ordinances production, storage and use

1. Explosive or ordinance production, maintenance, dismantling, disposal, bulk storage or re-packaging

2. Gun clubs or rifle ranges, including clay targets clubs that use lead munitions outdoors

3. Training areas set aside exclusively or primarily for the detonation of explosive ammunition

D Metal extraction, refining and reprocessing, storage and use

1. Abrasive blasting including abrasive blast cleaning (excluding cleaning carried out in fully enclosed booths) or the disposal of abrasive blasting material

2. Foundry operations including the commercial production of metal products by injecting or pouring molten metal into moulds

3. Metal treatment or coating including polishing, anodising, galvanising, pickling, electroplating, or heat treatment or finishing using cyanide compounds

4. Metalliferous ore processing including the chemical or physical extraction of metals, including smelting, refining, fusing or refining metals

5. Engineering workshops with metal fabrication

E Mineral extraction, refining and reprocessing, storage and use

1. Asbestos products manufacture or disposal including sites with buildings containing asbestos products known to be in a deteriorated condition

2. Asphalt or bitumen manufacture or bulk storage (excluding single-use sites used by a mobile asphalt plant)

3. Cement or lime manufacture using a kiln including the storage of wastes from the manufacturing process

4. Commercial concrete manufacture or commercial cement storage

5. Coal or coke yards

6. Hydrocarbon exploration or production including well sites or flare pits

7. Mining industries (excluding gravel extraction) including exposure of faces or release of groundwater containing hazardous contaminants, or the storage of hazardous wastes including waste dumps or dam tailings

F Vehicle refuelling, service and repair

1. Airports including fuel storage, workshops, washdown areas, or fire practice areas

2. Brake lining manufacturers, repairers or recyclers

3. Engine reconditioning workshops

4. Motor vehicle workshops

5. Port activities including dry docks or marine vessel maintenance facilities

6. Railway yards including goods-handling yards, workshops, refuelling facilities or maintenance areas

7. Service stations including retail or commercial refuelling facilities

8. Transport depots or yards including areas used for refuelling or the bulk storage of hazardous substances

G Cemeteries and waste recycling, treatment and disposal

1. Cemeteries

2. Drum or tank reconditioning or recycling

3. Landfill sites

4. Scrap yards including automotive dismantling, wrecking or scrap metal yards

5. Waste disposal to land (excluding where biosolids have been used as soil conditioners)

6. Waste recycling or waste or wastewater treatment

H Any land that has been subject to the migration of hazardous substances from adjacent land in sufficient quantity that it could be a risk to human health or the environment

I Any other land that has been subject to the intentional or accidental release of a hazardous substance in sufficient quantity that it could be a risk to human health or the environment

HURUNUI District Council

Land Use Consent Checklist

	INCLUDED	NOT APPLICABLE	OFFICE USE
Completed application form (Form 9) i.e. all questions have been answered.	✓		
Application fee enclosed or paid on-line HDC Bank Account: 03-0802-0946666-00 – Ref: RC<Applicant name> OWNER TO PAY		✓	
A detailed description of the proposal.	✓		
An assessment of environmental effects with details of any mitigation measures proposed. You may wish to refer to the assessment matters in Section C1.2 of the Hurunui District Plan. This assessment may include specialist reports on matters such as traffic, heritage, noise or landscape.	✓		
Certificate of title (less than 6 months old and relevant) CAN COUNCIL PROVIDE.			
Site plan to a metric scale (1:100, 1:200, 1:250, 1:500, 1:1000, 1:2000) showing (where relevant): • Location and use of all existing buildings in relation to legal and internal boundaries • Location of any waterway and dimensions from its banks to any new buildings and/or earthworks • Vehicle access, manoeuvring, parking areas and driveway gradients, including stormwater treatment and disposal methods. • Landscape plan showing location, species and height of all existing and proposed plants • Location of any conservation, heritage features or protected trees on the site or adjoining sites • Location of street trees on road reserve adjoining application site • Areas of proposed filling or excavation, retaining walls and existing and proposed • Ground levels • Building coverage (proposed and existing) in square metres • Surveyed ground and finished floor levels	✓		
Floor plan to a metric scale (1:50, 1:100, 1:200) showing (where relevant): • Proposed uses • Gross floor areas for each use • Location of all kitchen facilities • Doors and windows • Overall dimensions of all buildings	✓		
Elevations to a metric scale (1:50, 1:100, 1:200) showing (where relevant): • Recession planes from accurate levels • Maximum height • Doors and windows • Type of cladding • Roof, wall and trim colours (British standard reference)	✓		
Relocated buildings • Address where the building can be inspected and contact details to organise inspection. • Photos of elevations of the building	X		

• Explanation of remedial works proposed (e.g. roofing, painting or replacing damaged cladding)			
Signage • Location plan (for both free standing and on-building signage)	X		
• Elevation showing height and dimensions of display area and stand			
• Lettering and proposed colours			
• Details of illumination and whether the sign has moving parts			
Business activities • Estimated number of vehicle movements to and from the site	X		
• Scale of activity e.g. number of persons to be employed or visitor design capacity			
• Hours of operation			

Assessment of Effects:

We are looking to gain a resource consent to allow us to position the Dwelling / Roof line within 4.5m of the Road Boundary

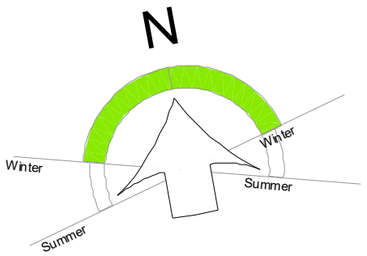
The current dwelling as per the plans is situated at around 2.6m to the house at the closes point and roof line around 2.2m at the closes point, this being the Columns to the covered area of the lounge.

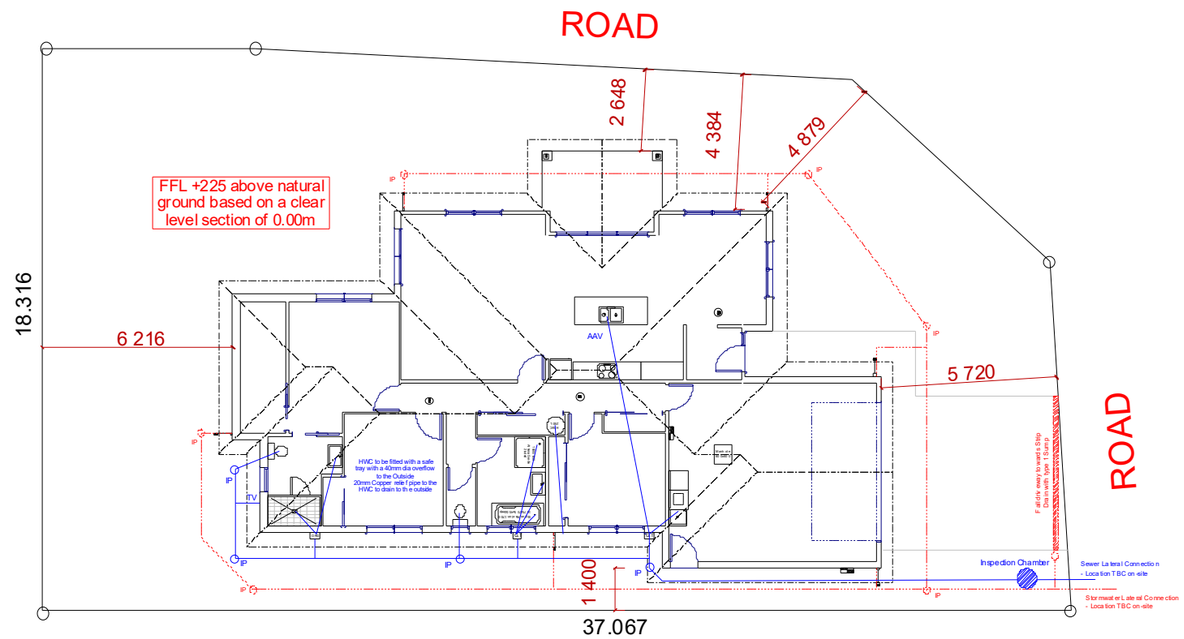
Due the site being a corner one, we have tried to design the house where the living areas all face north and the main outdoor living area to face north west where the best days afternoon sun would be.

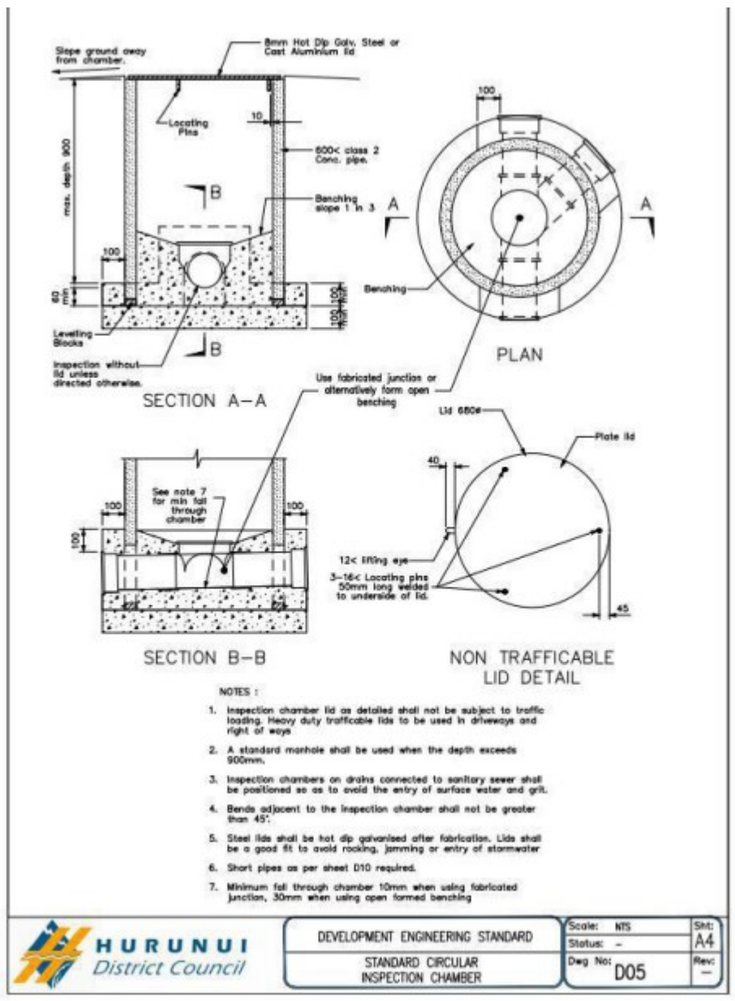
This Area will be grasses and along the road Frontage a Hedge will be planted to provide screening.

We have also kept the garage a Front entry one and as far away as possible from the corner.

We ask this resource consent be considered.







NOTES :

1. Inspection chamber lid as detailed shall not be subject to traffic loading. Heavy duty trafficable lids to be used in driveways and right of ways
2. A standard manhole shall be used when the depth exceeds 900mm.
3. Inspection chambers on drains connected to sanitary sewer shall be positioned so as to avoid the entry of surface water and grit.
4. Bends adjacent to the inspection chamber shall not be greater than 45°.
5. Steel lids shall be hot dip galvanised after fabrication. Lids shall be a good fit to avoid rocking, jamming or entry of stormwater
6. Short pipes as per sheet D10 required.
7. Minimum fall through chamber 10mm when using fabricated junction, 30mm when using open formed benching

HURUNUI District Council	DEVELOPMENT ENGINEERING STANDARD	Scale: NTS	Sht: A4
	STANDARD CIRCULAR INSPECTION CHAMBER	Status: –	
		Dwg No: D05	Revc: –

LEGEND

LEGEND.	
Sewer Pipe	———
S/W Pipe	– – – –
Down Pipe	DP
Gully Trap	GT
Terminal Vent	TV

SITE PLAN NOTES

Refer to Drainage Plan for specific drainage information

Refer to sediment control plan in specification and implement where required.

Convey surface water from sealed drive areas to an appropriate approved outfall.

Dimensions are shown to cladding face

SITE INFORMATION

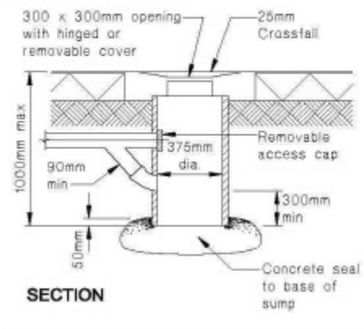
Zone	A
Wind	High
Earthquake	2
Durability	C
Snow	As Per Truss Design

BUILDING AREA AND SITE COVERAGE

Net Site Area = 703 m²	
Building Area (O/V) =	192.2m²
Actual Site Coverage=	27.4 %

Note:
Preliminary Site Plan.
All Dimensions to be confirmed

Figure 8: Type-one Surface Water Sump
Paragraph 3.6.2



J and A Design Ltd
12 Murfitt St
Pegasus 7612
Ph: 027 7715816
Email : admin@jandadesign.co.nz

Project: Brendon Esler Builders Ltd
Proposed Dwelling At:
Lot 199
Oakfields Amberley

Site Plan

Consent Plans

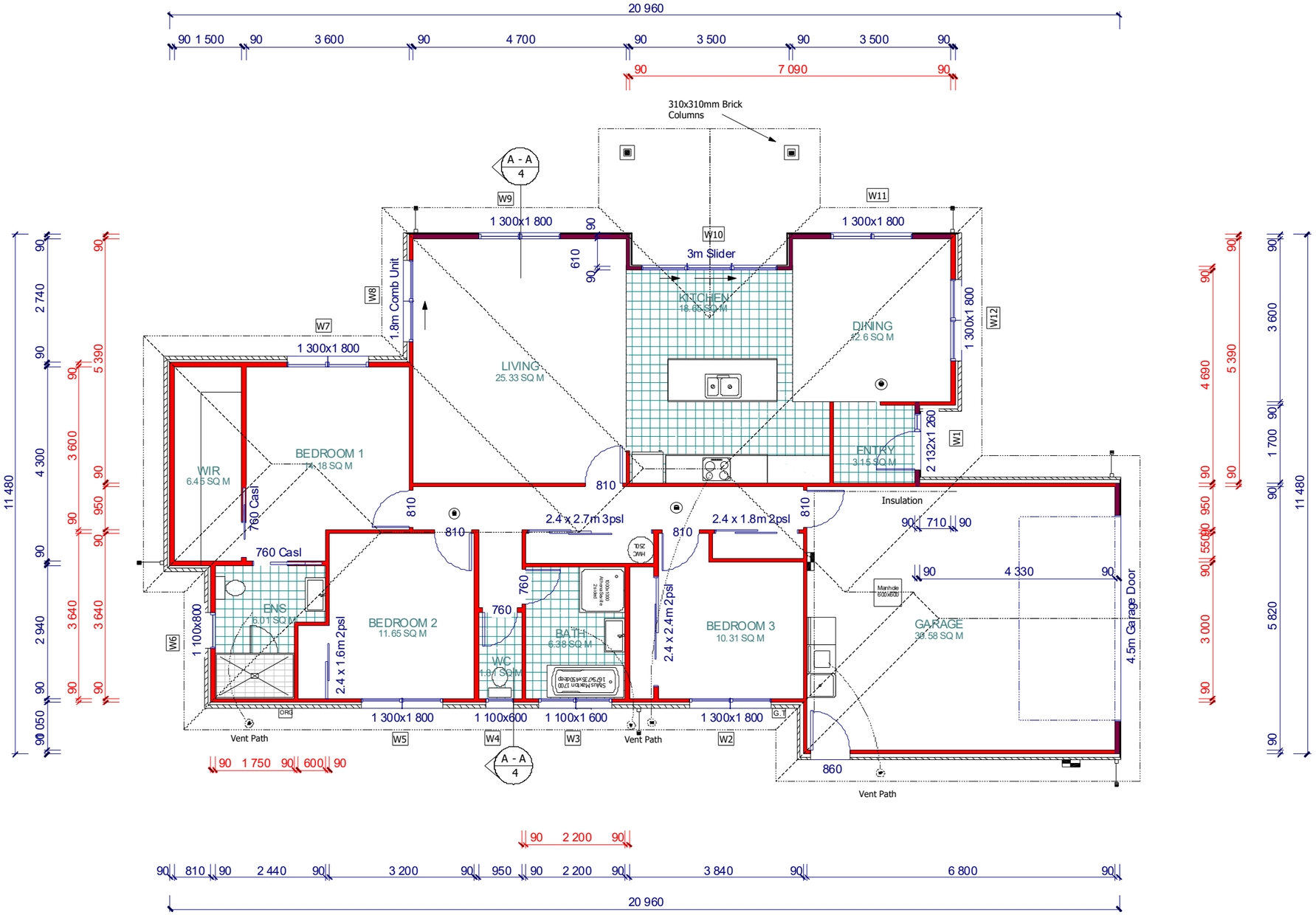
Drawn: Jeremy Harrison LBP # 105491
Job Number: 2269
SHEET: 1
Scale:
Date: 30/08/2021
OF: 16

Key To Elevations

ROOF & WALL CLADDING

Roof -	25° Coloursteel Roof
Walls -	70 Series Brick Veneer on a 50mm Cavity
	Linea Oblique Weatherboard exterior on a 20mm Cavity

Building Area: 192.2m² O/V



GENERAL FLOOR PLAN NOTES

SMOKE ALARMS
Smoke Alarms to be fitted within 3.0m of sleeping areas and on Escape routes, as indicated on plan. Refer to Construction Schedule (Page 2 & 3) in the Specification for more information.

MISCELLANEOUS:
Dimensions shown are to the frame,
GIB thickness not shown.
Refer to Construction Schedule (Page 2 & 3 of Specification) for additional construction information.
Entry through external doors
Mechanical ventilation
Air Seals to have PEF rod & low expansion foam
All windows and doors centered in room unless shown otherwise

FOUNDATION SYSTEM
Standard foundations as per NZS3604:2011 subject to final soil report.

WALL FRAMING -designed to high wind zone
Stud Height: 2420 mm
Exterior Walls: 90x45mm studs @ 600 mm crs
Fire Wall: 145x45 SG8 H1.2 Studs @ 600mm crs
Interior Loadbearing wall:
90x45mm studs @ 600 mm crs
Dwangs Ext: 90x45 @ 800 crs
Non loadbearing: 90x45mm studs @ 600 mm crs
Dwangs Int: 90x45mm @ 1350mm crs max

LINTELS AND BEAMS
Lintels and beams can be found on the Truss Design

BUILDING WRAP
Watergate Building Wrap, refer to manufacturers specifications attached

DOORS
Internal Height: 1980mm

INSULATION
Wall - Pink Batts R2.4 Wall Batts
Ceiling - Pink Batts R3.6 Ceiling Batts

WALL AND CEILING LININGS
Wall - Standard 10mm GIB (unless required for bracing)
Ceiling - Standard 13mm GIB
13mm GIB Aqualine (bathrooms)
Bathroom - 10mm GIB Aqualine
Corner Finish - Square

FLOOR FINISHES
Carpet, Vinyl

INTERIOR AND EXTERIOR JOINERY
Joinery - Double Glazed Vantage
Standard Aluminium Joinery
Interior - Shelf and rail to wardrobes

WATER HEATING
Electric Hot water system

KITCHEN COOKTOP
Electric Hobb
ROOF CLADDING AND STRUCTURE
Purlins - 70x45 SG8 H1.2 @ 900crs

GUTTER/FASCIA/DOWNPIPES/SOFFITS
Gutter - Metalline Quad Gutter
Fascia - Metalline 185 Fascia
Downpipes - Marley 80mm Dia PVC
Soffits - Hardiflex 4.5mm

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Project: Brendon Esler Builders Ltd
Proposed Dwelling At:
Lot 199
Oakfields Amberley

Plans

Consent Plans

Drawn: Jeremy Harrison LBP # 105491
Job Number: 2269
SHEET: 2
Scale: 1:100
Date: 30/08/2021
OF: 16



Elevation A

ROOF & WALL CLADDING	
Roof -	25° Coloursteel Roof
Walls -	70 Series Brick Veneer on a 50mm Cavity
	Linea Oblique Weatherboard exterior on a 20mm Cavity

GENERAL ELEVATION NOTES

Air Barrier to unlined wall and gables, refer to the Construction Schedule in the Specification for type.

This sheet to be read in conjunction with the Risk Matrix in specification.

Driveway to fall from 20mm max below garage rebates (By Others).

Key
SS: Security Stay
SG: Safety Glass

Risk Matrix
Elevation A

Risk Factor	low	medium	high	Extra high	
Wind Zone			1		1
No of Storeys	0				0
Roof/Wall	0				0
Eaves Width	0				0
Building Envelope	0				0
Decks & Balconies	0				0
				Total	1



Elevation B

Risk Area 2
Elevation B

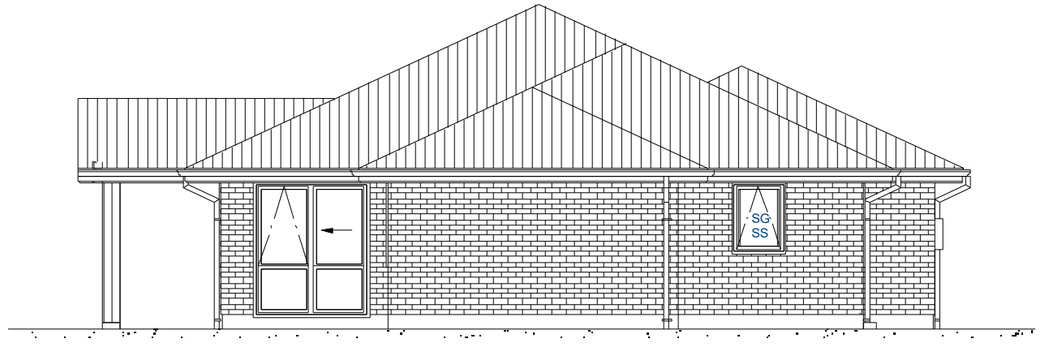
Risk Factor	low	medium	high	Extra high	
Wind Zone			1		1
No of Storeys	0				0
Roof/Wall	0				0
Eaves Width		1			1
Building Envelope			3		3
Decks & Balconies	0				0
				Total	5



Elevation C

Risk Area 3
Elevation C

Risk Factor	low	medium	high	Extra high	
Wind Zone			1		1
No of Storeys	0				0
Roof/Wall	0				0
Eaves Width		1			1
Building Envelope			3		3
Decks & Balconies	0				0
				Total	5



Elevation D

Risk Area 4
Elevation D

Risk Factor	low	medium	high	Extra high	
Wind Zone			1		1
No of Storeys	0				0
Roof/Wall	0				0
Eaves Width	0				0
Building Envelope	0				0
Decks & Balconies	0				0
				Total	1

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Project:
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Lot 199
Oakfields Amberley

Elevations

Consent Plans

Drawn: Jeremy Harrison LBP # 105491

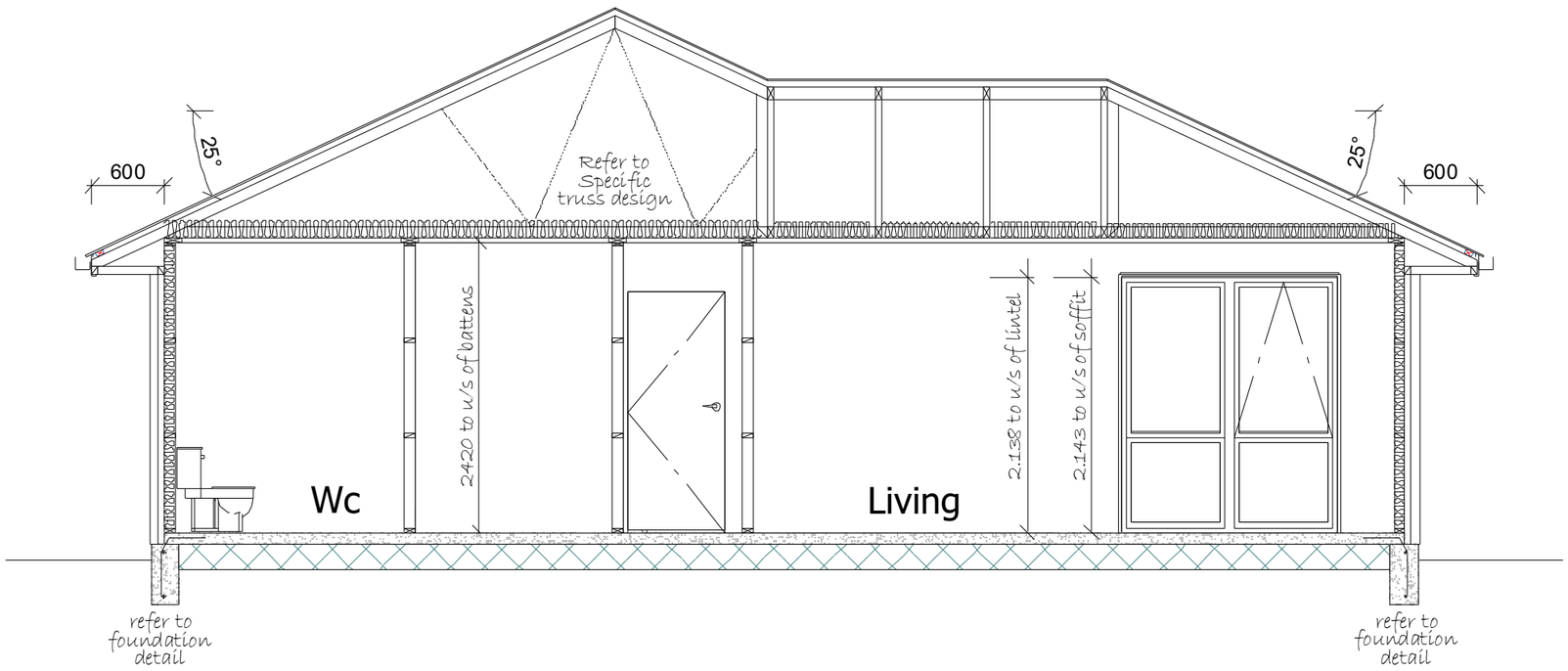
Job Number: **2269**

SHEET: **3**

Scale: 1:100

Date: 30/08/2021

OF: **16**



Cross Section A - A

LEGEND

Refer to the Construction Schedule (Page 2 & 3) in the Specification for sizing of Building Elements.
General Notes:

1 - Corrugated Colorsteel roofing by Metalcraft on self supporting ThermaKraft 215 roof underlay on 70x45mm SG8 H1.2 Purlins @ 900crs fixings 1/10g self-drilling screw, 80mm long

2 - Metalcraft fascia & quad gutter system with 4.5mm Hardies soffit lining on 70x35mm H1.2 eaves bearers on edge fixed to ribbon board.

3 - 4.5mm Hardies Soffit lining

4 - 13mm Standard GIB ceiling lining to underside timber ceiling battens @ 600 crs with R3.6 Pink Batts insulation.

5 - 70 Series Brick Veneer on a 50mm cavity (refer to specification) Watergate Plus building wrap on stud framing with R2.6 Pink Batts insulation & 10mm Std. GIB wall lining (Aqualine to wet areas).

6 - Linea weatherboards with 20mm cavity (refer to manufacturers details). Watergate Plus building wrap on stud framing with R2.6 Pink Batts insulation & 10mm Std. GIB wall lining (Aqualine to wet areas).

7 - Bottom Plate fixings: Lumberlok bottom plate fixing anchors as per manufacturers spec's @ 900mm crs on all external walls and within 150mm of each end of the plate.
75mmx4mm dia shot fired fasteners @ 600mm crs and within 150mm of each end of the bottom plate to interior load bearing walls.
DPC between bottom plate & floor slab (Refer to Mi Tek spec's attached for specific bottom plate fixing details required for bracing lintels)

8 - Studs 90x45 @ 600crs SG8, Dwangs @ 800crs. (exterior walls) unless otherwise stated

9 - Studs 90x45 @ 600crs SG8, Dwangs @ 800crs. 2 min. (interior loadbearing & non-loadbearing walls) unless otherwise stated

10 -20 MPa 100mm conc floor slab over DPM on sand blinding (refer specification) over compacted AP40 hardfill. Super ductile mesh to entire slab.

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Oakfields Amberley

Cross Section

Consent Plans

Drawn:	Job Number:	SHEET:
Jeremy Harrison LBP # 105491	**2269**	**4**
Scale: 1:50	Date: 30/08/2021	OF: **16**

SALE OF OWNERSHIP OR OCCUPANCY

Property #1

HURUNUI District Council

Hurunui District Council
33 Claremont Crescent
Amberley
987645
Lot 199 DP 560091

RECEIVED
02 MAR 2021
BY:

21430/15308
Source: Database

No buildings on land
0.0571 Ha

Owner / Ratepayer

Previous Owner	**Postal Address**	**Contact Details**	**View in DB**
Ambers Property Developments Limited			

New Owner
Brendon Esler Builders Ltd
0 696 46
70 Reserve Road
Amberley RD1 7481

Yes

Transaction

Transaction Details	Sale of single property	Date of agreement	20 November 2020
Tenure	Freehold	Date of possession	
Nature of transaction	Open market sale (arms length)	Date of settlement	25 February 2022
Lease details	Not subject to lease	Vendor final rates instalment	3, 2021/22
Vendor / Purchaser relationship	No known relationship		
G.S.T. registered parties			
		Land and Buildings	138,260
		Chattels not specified	
		G.S.T. zero rated	
		Sale Price	**$ 138,260**

On completion of the SalesDirect process, final copies of this sale notice will be forwarded to:

Hurunui District Council	Scheduled for delivery on 02 March 2022
Environment Canterbury	Scheduled for delivery on 02 March 2022
Mt Lyford Village Management (Hurunui District)	Scheduled for delivery on 07 March 2022

Other details

Vendor's Lawyer	**Purchaser's Lawyer***	**Real Estate Agent**
Nicky McCormick	Louise Doody	Maria Rickerby
Saunders & Co Christchurch	Williams McKenzie Rangiora	PGG Wrightson Real Estate
PO Box 18	PO Box 46	
E nicky.mccormick@saunders.co.nz	E louise@williamsmckenzie.co.nz	E
T 03 3797690	T 03 3118144	T
F 03 3793669	F 03 3134030	F

not yet rated.

ENTERED
02 MAR 2021

Township On-Demand Water Supply

HURUNUI District Council

For Office use:

Appl. No WS21329 *BC No* 210444 *Val. No* 2430153308

Applicant Details:

Name of Applicant: BRENDON EDGE BUILDERS LTD

Postal Address: 70 RESERVE RD

Phone Number: 027 2207505

Email: brendon@bebuilders.co.nz

hereby make application for connection to the ~~AMBERLEY~~ CULVERDEN HANMER SPRINGS HAWARDEN LEITHFIELD BEACH WAIAU WAIKARI WAIPARA On - Demand Water Supply. (Circle the one that applies)

Connection Address: 33 CLAREMONT CRESCENT AMBERLEY

Legal Description: ~~Lot~~ 199

I hereby submit the connection fee (including GST) of:

$650.00 for a domestic connection (20mm) plus actual reinstatement costs

The connection fee provides for a pipe installation from the main line to the property (up to the first 20 metres inside the road reserve from the point of water supply), a toby box, valve and water. Council advises applicants to install a gate valve on their side of the meter. A Works Order Form will be required with this application if Council staff is required to install additional water lines for distances over 20 metres. These lines may however be installed by the applicant using Council approved pipe & fittings as per the HDC Development Engineering Standards 2017.

NB: if the lateral to which this application applies is not within private property and excavation of the Road Reserve is required then a CAR (Corridor Access Request) request along with a traffic management plan must be applied for through a Beforeudig application at www.beforeudig.co.nz

By signing below, you agree to comply with all the provisions of the Hurunui District Council Three Waters Bylaw and Three Waters Policy.

Applicants Signature _____ Date 5-10-24

Water bill account
1430153308 created
CO 10/12/21

ASSETID:
2022061008513I

For Office Use:

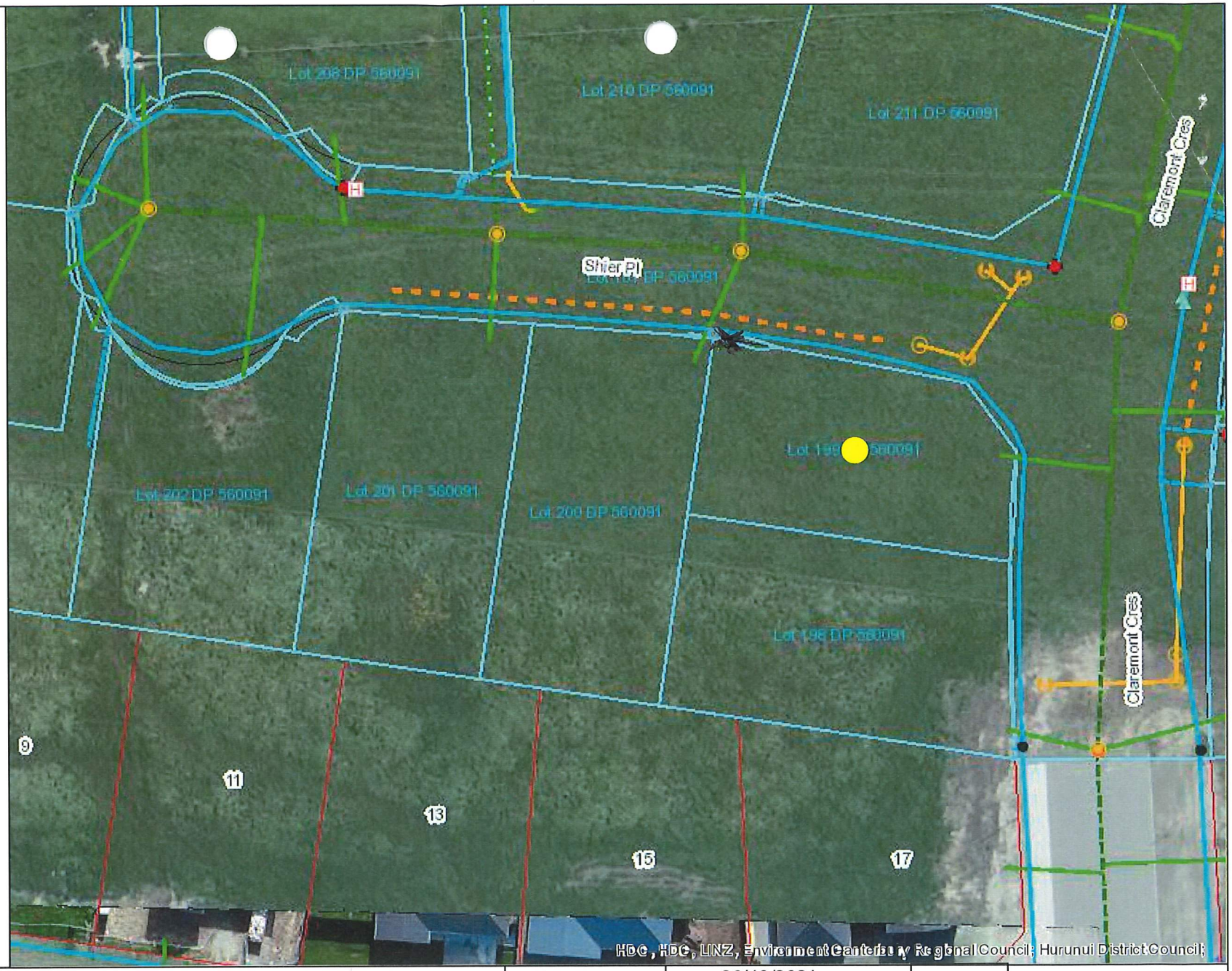
Receipt Number	Internet	Date	20/10/21
Invoice Number	53466	Date	20/10/21
Connection made by	Rick	Date	29-11-2021
Meter Number	21MC285020	Meter Type	SENSUS
Meter Location	NORTH WEST CNR BDY		
Meter Reading	00000-106	No. of digits	8
Rated by	DMS	Date	from 1.7.22
Drawn on Plans by	Cynthia	Date	6/10/22

21 MC 285020

Charged on Usage to 30.6.22

Other

- Parcel
- Assessment Boundary
- Urban Boundary



Three Waters

33 claremont crescent

Hurunui District Council does not guarantee that the data in this map is without flaw of any kind and disclaims all liability for any errors, loss or other consequences which may arise from relying on any information depicted. Cadastral and topographic data sourced from LINZ. Crown Copyright Reserved.

Date:	26/10/2021
Scale:	1:564
Print Size:	A4 Landscape
Projection:	NZTM
Produced by:	

N

HURUNUI District Council

Township - Sewerage Scheme

HURUNUI District Council

For Office Use:

Appl. No WS21330 *BC No* 210444 ~ *Val. Roll No* 2143015308

Applicant Details:

Name of Applicant: BRENDON ESLER BUILDERS LTD

Postal Address: 70 RESERVE RD

Phone Number: 027 2207505

Email: brendon@bebuilders.co.nz

Connection to the following reticulated sewer scheme required: (AMBERLEY) AMBERLEY BEACH CHEVIOT GRETA VALLEY HANMER SPRINGS HAWARDEN LEITHFIELD LEITHFIELD BEACH MOTUNAU BEACH WAIKARI (Circle the one that applies)

Connection Address: 33 CLAREMONT CRESCENT AMBERLEY

Legal Description: 204

Tradewaste: Yes / (No)

Connection Fee $100.00 (including GST)

An inspection chamber is required to be installed less than one metre inside the property boundary before connection of the sewer drain into the Council lateral. Generally, each property has a lateral from the sewer main to the boundary. However, in the instance where this is not provided, Council will be responsible for the cost of the lateral installation (up to 20m) or where a different connection point is chosen then the full cost of connection to the sewer main will be met by the applicant. This work will be done by a certified drain layer and will require a Building Consent.

No work is to start on the sewer connection until building consent approval is obtained

NB: If the lateral to which this application applies is not within private property and excavation of the road reserve is required then a CAR (Corridor Access Request) request along with a traffic management plan must be applied for through a Beforeudig application.

By signing below, you agree to comply with all the provisions of the Hurunui District Council Three Waters Bylaw and Three Waters Policy.

Applicants signature: _____ **Date:** 5-10-21

Updated 01/07/2019

For Office Use:

Receipt Number	Internet	*Date*	20/10/21
Invoice Number	53466	*Date*	20/10/21
Connection made by	Bolton	*Date*	08/11/21
Rated by	DMS	*Date*	from 1.7.22
Captured on ARC by	Cynthia	*Date*	17/5/22
As-builts to Utilities	Cynthia	*Date*	17/5/22
Inspected by	Mark Milnes	*Date*	08/11/21

charged on invoice 30.6.22