

28 November 2024

BUILDING CONSENT REVIEW FORM

Building consent no:	BC24-011274
Building address:	13 Ross Road Western Heights Rotorua 3015

Planning *(Only complete where planning approval is required)*

Processor:	Roimata Mansell
Assessment date:	26 November 2024
Referral date:	11 November 2024

Assessment/Commentary:

Planning consent is required for this project?
Resource Consent Number
Land use consent for
Additional information required?
Clarification sought and noted?

Have emailed agent to provide a Full Assessment against the District Plan Performance Standards for Residential 1, awaiting a response.

20/11/2024 - RM - Have emailed agent to change the elevation for the glazing as it doesn't match the floor plan, awaiting a response.

26/11/2024 - RM - Proposal now meets the ODP, no further planning required.

Engineering *(Only complete where an RFI is necessary to seek clarification or where design alterations are required affecting the proposed building work)*

Processor:	Adam Henderson-Genefaas
Assessment date:	21 November 2024
Referral date:	11 November 2024

Assessment/Commentary:

📍 Civic Centre, 1061 Haupapa Street, Private Bag 3029,
Rotorua 3046, New Zealand

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🌐 rotorualakescouncil.nz

Additional information required?
Advice note
Uncompleted subdivision
Natural Hazards
Land Features/ Consent Notice requirements
Easements
Building/earthworks near public drains
Filling
Vehicle access
Stormwater
Water Supply
Wastewater
CBD
Trade Waste
Development Contribution (future requirement)

LD RFI 15/11/24

~~The plans show a stormwater connection, the stormwater network has not been designed for house connections and there is a Consent Notice registered on the title requiring stormwater to be directed to on-site soakage, updated stormwater plans required.~~

-----GM 21/11/2024 - Plan updated, showing that Stormwater directed to soakage device.

External referral Building - Request for Further Information (RFI) Primary Contact

Processor:	
Assessment date:	30 October 2024
Referral date:	30 October 2024

Assessment/Commentary:

 Civic Centre, 1061 Haupapa Street, Private Bag 3029, Rotorua 3046, New Zealand

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Additional information required?

External referral Building - Geo Technical - TTC1 (External)

Processor:

Assessment date: 15 November 2024

Referral date: 12 November 2024

Assessment/Commentary:

Additional information required?

External referral Building - Request for Further Information (RFI) Primary Contact

Processor:

Assessment date: 18 November 2024

Referral date: 15 November 2024

Assessment/Commentary:

Additional information required?

External referral Building - Request for Further Information (RFI) Primary Contact

Processor:

Assessment date: 25 November 2024

Referral date: 21 November 2024

Assessment/Commentary:

Additional information required?