PT 96/355

96/355/5

BC 0096035505

VARNEY

~~D. PETHOPA~~

~~G. CADWALLADER~~

56 COLVILLE R.D.

N.L. OSBALDISTON

10/85

9/92 58

ADDITION ON TOP OF DECK 11/96

GARAGE GAMES ROOM 5/00

Dargaville Office
Private Bag 1001
DARGAVILLE
Phone094397059
Fax 094396756

KAIPARA DISTRICT COUNCIL

APPLICATION FOR A BUILDING CONSENT

Kaiwaka Office
State Highway 1
KAIWAKA
Phone09431 2013
Fax 09 431 2023

OWNER

Name K.N & L.A. OSBALDISTON

Postal Address 56A COLVILLE RD
DARGAVILLE

Phone Number 09 439 7588

Fax Number

APPLICANT

Name K.N. & L.A. OSBALDISTON

Postal Address 56A COLVILLE RD
DARGAVILLE

Phone Number 09 439 7588

Fax Number

PROJECT LOCATION

Address 56A COLVILLE RD.

DESCRIPTION OF WORK & INTENDED USE

GARAGE & GAMES ROOM

LEGAL DESCRIPTION

Valuation Number 96/355/5

Lot(s) 5 DP(s) 151448

Section Block

Survey District

Area of Site 52 ~~hectares~~ / square metres

Nature of soil (rock, clay, sand, loam etc) SANDSTONE

Floor area (proposed work - square metres)

	Basement	Ground Floor	Other Floors	Total
Main Building				52
Accessory Buildings				

NATURE OF CONSENT

☐ New building -exclude domestic garages & domestic outbuildings

Intended Life: Indefinite. but not less than 50 yrs ☐ OR Specified as yrs

☐ Foundations only

☐ Alterations, repairs. extensions, conversions, resiting, installation of heating appliances

Demolition ☐

Being stage ..... of an intended ..... stages

d o m e s t i c garages & domestic outbuildings

ESTIMATED VALUE OF WORK (including GST)

Main buildings	$ 14,500
Accessory buildings	$
Plumbing & Drainage	$ 500
Total Value of Work	$ 15,000

OFFICE USE ONLY

Property ID:

FEES PAID ON APPLICATION (including GST)

	$ c
P I M	50-00
Building Consent	255-00
BRANZ Levy	
B I A Levy	
TOTAL	$ 305-00

Receipt No: 739643

Date: 18-05-05

☐ Application for Building Consent only, in accordance with Project Information Memorandum No:

☐ Application for Building Consent and Project Information Memorandum

Signed for and on behalf

Signature K.N. Osbaldiston

Name K.N. OSBALDISTON Date 18.5.2005
Please print

Note: Information regarding vehicle crossings & services eg water connection, sewerage & stormwater connections are handled by the Assets Department. Forms for these items are available from the Dargaville & Paparoa offices.

PART B : PROJECT DETAILS

(Complete Part B only if you have not applied separately for a Project Information Memorandum)

The project involves the following matters (Tick each applicable box, if any, and attach relevant information in duplicate)

- ☐ Location, in relation to legal boundaries, and external dimensions of new, relocated, or altered buildings
  (Site Plan with elevations, topography, drawn to scale)
- ☐ Details of any known or potential erosion, avulsion, falling debris, filled ground, subsidence, slippage, alluvion, inundation, hazardous contaminants on or near the site
- ☐ Provisions to be made for vehicular access, including parking (to be shown on site plan)
- ☐ Provisions to be made in building over or adjacent to any road or public place
- ☐ New provisions to be made for disposing of stormwater and wastewater (to be shown on site plan)
- ☐ Precautions to be taken where building work is to take place over existing drains or sewers or in close proximity to wells or waterrnains
- ☐ New connections to public utilities ie water supply, stormwater system, wastewater system (Note: Council has no agreement with network utility operations to act as their agent)
- ☐ Provisions to be made in any demolition work for the protection of the public, suppression or dust, disposal of debris, disconnection from public utilities, and suppression of noise
- ☐ Details of any cultural heritage significance of the building site, including whether it is on a marae, or waahi tapu
- ☐ Copy or reference to, of any resource consent or planning approval for this project
- ☐ Details of volume. Proposed excavations : Include volumes for site preparation, basement and driveway

(Complete Part C in all cases)

PART C : BUILDING DETAILS

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

- ☐ The drawings, specifications and other documents according to which the building is proposed *to* be constructed to comply with the provisions of the New Zealand Building Code, with supporting documents, if any, including -
- ☐ Building Certificates
- ☐ Producer Statements
- ☐ References to accreditation certificates issued by the Building Industry Authority
- ☐ References to determinations issued by the Building Industry Authority
- ☐ Proposed procedures, if any, for inspection during construction

KAIPARA DISTRICT COUNCIL

PROGRESS CHECK SHEET FOE A BUILDING CONSENT

Valuation Reference: 96/355/5

Name of Applicant: K.N. + L.A OSBALDISTON

Address of Property: 56A COLVILLE RD

Consent Required For: GARAGE - GAMES ROOM

Consent Issued (number): 001314

OBJECTION TO RELEASE OF INFORMATION: YES/NO

Sent To Applicant

Building Consent ✓ PIM ✓

Various Receipts ✓ Inspection Checklist ✓

One Copy of Approved Plan and Specification Submitted with Application ✓

21-06-00 Footing - floor slab inspection : steel placement, temperature OK

6-12-01 Completed OK.

DGW/dgw

Code Compliance Certificate

Section 43(3), Building Act 1991

Application

KN & LA OSBALDISTON 56A COLVILLE ROAD DARGAVILLE	No. Issue date	001314 11/12/01

Project

Description	Alterations, Repairs or Extensions Being Stage 1 of an intended 1 Stages GARAGE & GAMESROOM
Intended Life	Indefinite, but not less than 50 years
Intended Use	OWNERS USE
Estimated Value	$15,000
Location	56A COLVILLE RD, DARGAVILLE
Legal Description	LOT 5 DP 151448-INT IN EASE
Valuation No.	0096035505

This is a final Code Compliance Certificate issued in respect of all the building work under the above building consent.

Signed for and on behalf of the Council: J. Nolan

Name: **Date:** 11-12-01

Advice of Completion of Building Work

Section 43(1), Building Act 1991

To: **KAIPARA** DISTRICT COUNCIL

Consent Details

KN & **LA** OSBALDISTON	NO.	001314
56A COLVILLE **ROAD**	**Issue** date	22/05/00
DARGAVILLE	Application **date**	18/05/00

,.Project

Description	ALTERATIONS, **REPAIRS** or EXTENSIONS BEING **STAGE** 1 OF AN INTENDED 1 STAGES **GARAGE & GAMESROOM**
Intended Life	INDEFINITE, BUT NOT **LESS** THAN ***50*** **YEARS**
Intended **Use**	OWNERS USE
Estimated Value	**$15,000**
Location	**56A** COLVILLE RD, **DARGAVILLE**
Legal Description	LOT 5 DP **151448-INT IN EASE**
Valuation No.	**0096035505**

You are hereby **advised that**

✓ All

___ Part **only as specified in** the **attached** particulars

of the building **work** under **the** above building consent **is** believed to **have** been completed to the **extent** required **by** that building consent.

You are **requested** to **issue**

✓ **A final**

___ **An** interim

code compliance certificate accordingly (except where a code compliance certificate has been issued by a building certifier **as** stated below).

The attached particulars **include:**

___ Building and energy **certificates**

___ A code compliance certificate **issued by a** building certifier

___ **Producer** statements

Signed by or for and on behalf of the owner:

Name: K J Osbaldiston

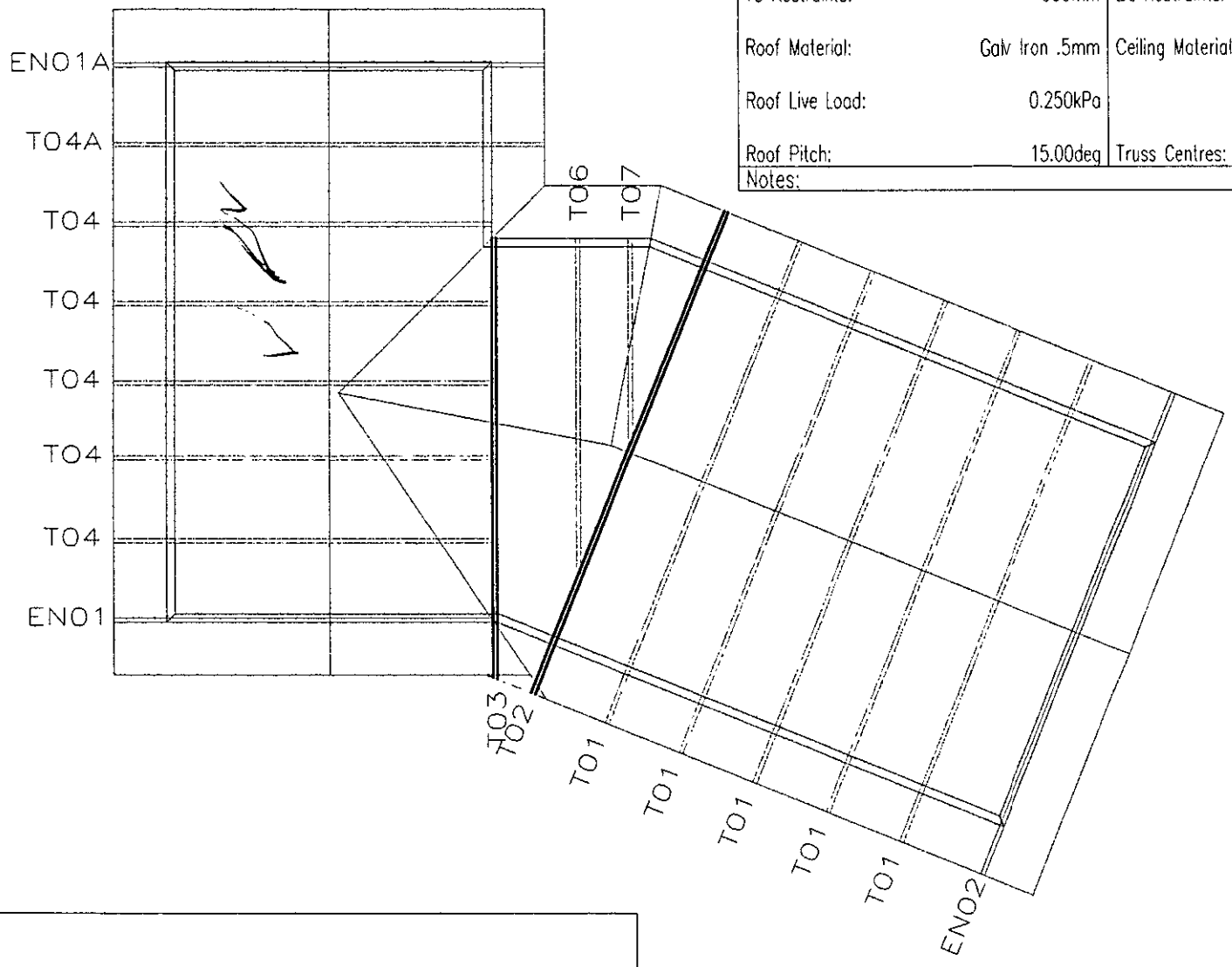
Position: OWNER **Date:** 8 08 01

Business hours contact phone no.: (09) 439 7588

Job Details:

Ext. Pressure Coeff.:	-0.9	Int. Pressure Coeff.:	0.3
Wind Area:	Medium	Design Wind Speed:	37.0m/s
TC Restraints:	900mm	BC Restraints:	400mm
Roof Material:	Galv Iron .5mm	Ceiling Material:	Standard
Roof Live Load:	0.250kPa		
Roof Pitch:	15.00deg	Truss Centres:	900mm

Notes:



Copy Please

Kaihu Valley Sawmill

40 Normanby Stree
Dargaville
Dargaville
New Zealand
Telephone: 09 439 0833
Fax: 09 439 0833

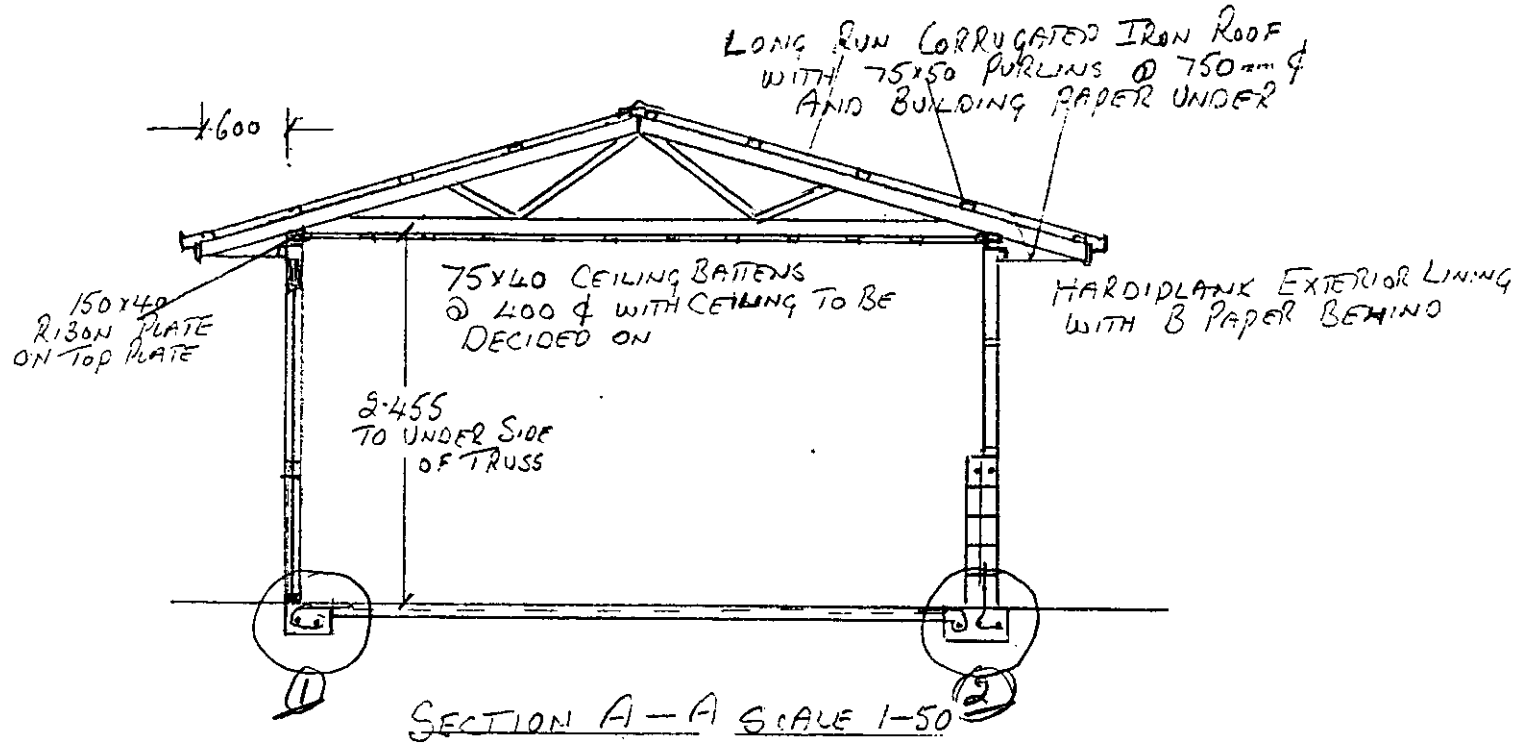
Name:
Address:

Telephone:

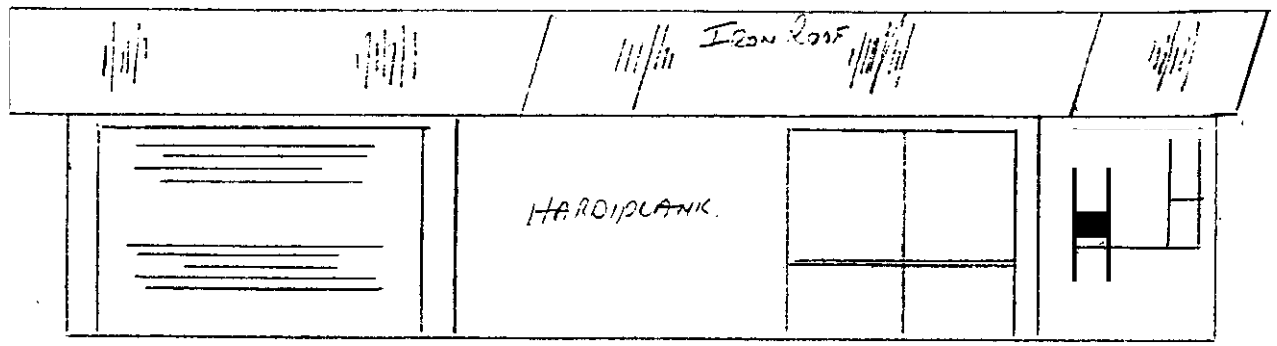
Description:

Job: OSBAL

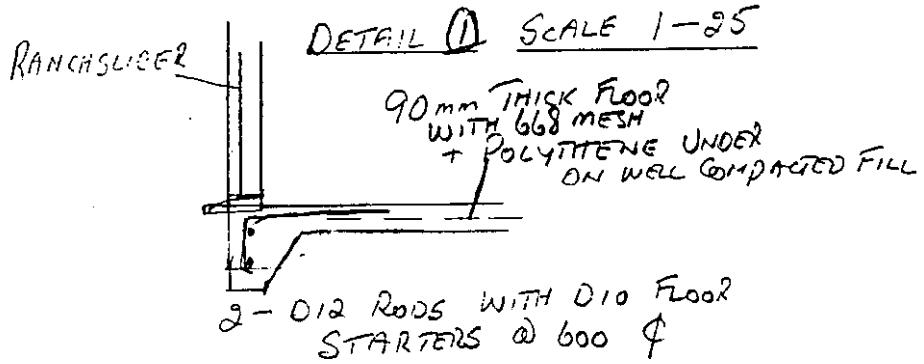
@ 900 LY LINED

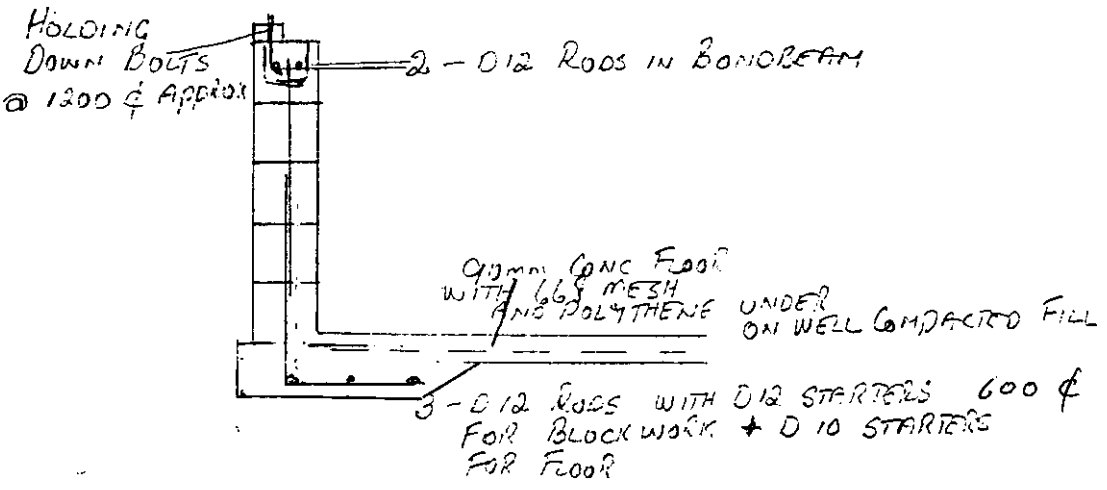


SECTION A—A SCALE 1-50

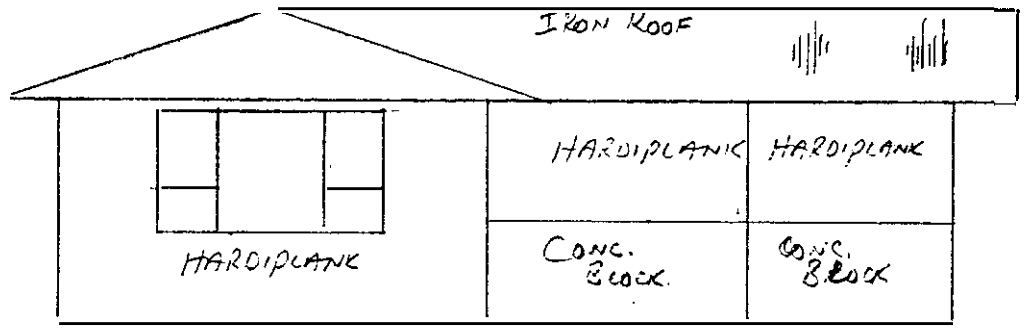


NORTH ELEVATION



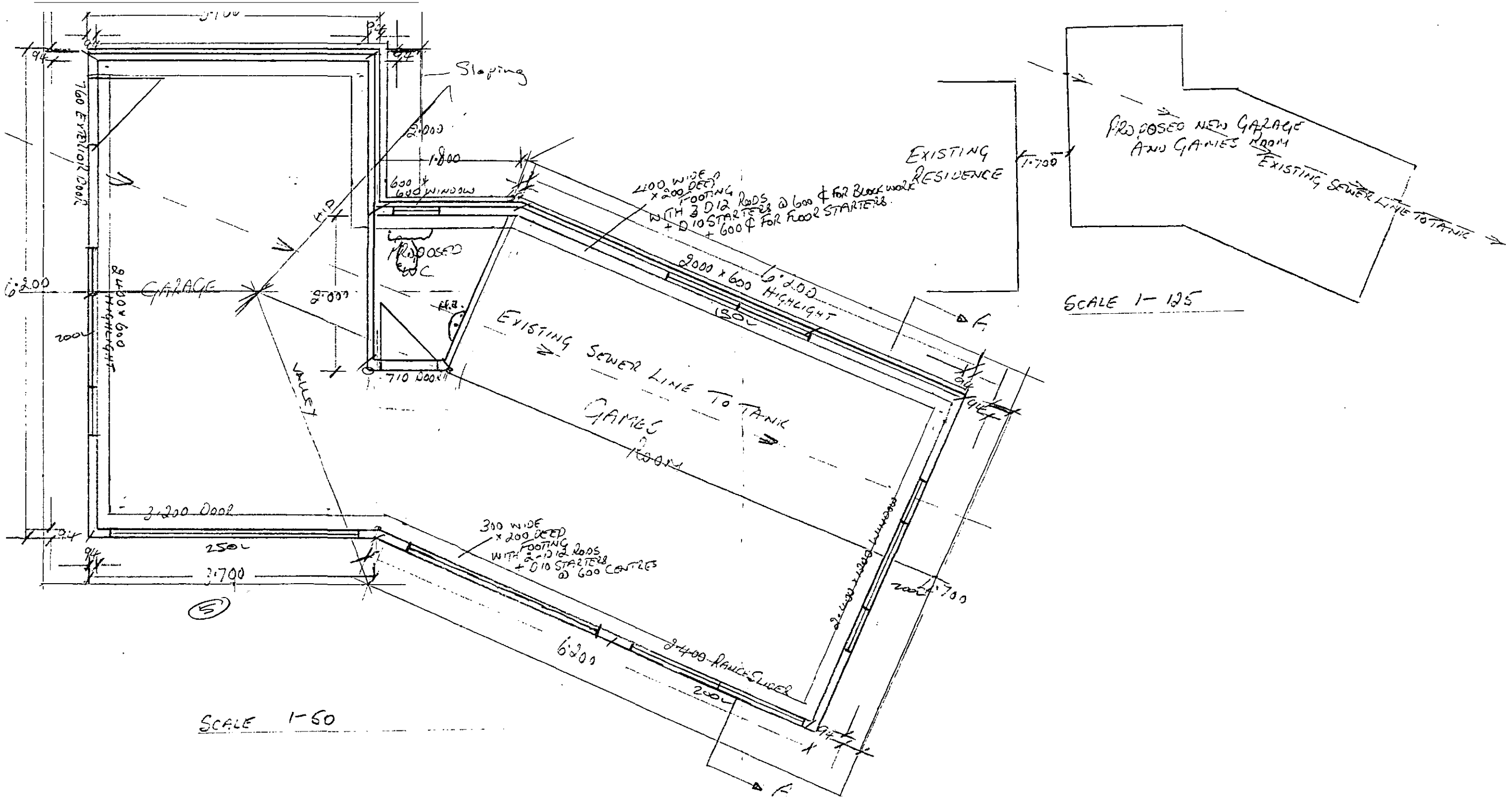


DETAIL (2) SCALE 1-25



WEST ELEVATION

KAIPARA DISTRICT COUNCIL
BC 001314
BUILDING INSPECTOR



PROPOSED NEW GAMES ROOM AND GARAGE FOR —

K. N. + L. OSBALDISTON 439 7588

56 A COLVILLE RD. OAKVILLE

				00		
NOTE:	One days notice is required for all inspections (A day means one Council Working day) inspections relating to this consent are those highlighted in the following list.					
CONTACT: KAIPARA DISTRICT COUNCIL TELEPHONE. Dargaville(09) 439 7053 FAX: (09) 439 6756 Paparoa (09) 431 7019 FAX: (09) 431 7017			APPROVED YES	APPROVED NO	Re-check	Initial
✓		correct clearances prior to placement of concrete.				
	Subfloor	Sub floor bracing and connectors, crawl space, dpc.				
✓	Floor Slab	Damp proofing and/or reinforcement in place, correct clearances, plumbing & drainage pipes in place and protected, damp proofing continuous to the exterior face of the building.				
✓	Masonry	Inc. bond beams, reinforcement in place, starters tied, bottom of core 8 ports clean, plumbing 8 drainage pipes in place.				
✓		framing, bracing, moisture content, insulation, fixings for subfloor.				
	Insulation	Skillion roofs, solid construction (where insulation cannot be seen at the preiine stage).				
	Gib Nail	Sheet bracing and insulation, double skin firewalls.				
	Brick Veneer	When the veneer reaches sill height (brick ties. weep holes, clean cavities, steel lintels which support brickwork).				
✓	Sanitary Drainage	Manholes, benching, test on lines bedding SS connection, septic tank & irrigation installations prior to backfilling.				
	Stormwater Drainage	All drains, manholes, connection to SW system, soak holes in place but prior to covering up.				
	Disconnect Stormwater	Removal and capping of existing stormwater connection.				
	Disconnect Water	Removal of water meter from Council supply.				
	Completion	Weathertighmess, flashings, doors, deviation from plans, building, plumbing, drainage, free standing fire unit completion of ail work authorised by this				

NOTE: DEPENDING ON THE FORM **OF** CONSTRUCTION SOME OF THESE INSPECTIONS COULD BE INCORPORATED INTO ONE INSPECTION.

Building Consent

Section 35, Building Act 1991

Application

KN & LA OSBALDISTON	No.	001314
56A COLVILLE ROAD	Issue date	22/05/00
DARGAVILLE	Application date	18/05/00

Project

Description	ALTERATIONS, REPAIRS or EXTENSIONS
	BEING STAGE 1 OF AN INTENDED 1 STAGES
	GARAGE & GAMESROOM
Intended Life	INDEFINITE, BUT NOT **LESS** THAN 50 YEARS
Intended Use	OWNERS USE
Estimated Value	$15,000
Location	56A COLVILLE RD, DARGAVILLE
Legal Description	LOT 5 DP 151448-INT IN EASE
Valuation No.	0096035505

Charges

The Council's charges paid on uplifting this Building Consent, in accordance with the attached details are:

	$	305.00
Building Research Levy	$	0.00
Building Industry Authority Levy	$	0.00
Total	$	305.00

This building consent is a consent under the Building Act 1991 to undertake building work in accordance with the attached plans and specifications so as to comply with the provisions of the building code. It is not a consent under the Resource Management Act and **does** not affect any duty or responsibility under any other Act nor permit any breach of any other Act.

Signed for and on behalf of the Council:

Name: **Date:** 22-05-00

Project Information Memorandum

Section 31, Building Act 1991

Application

KN & LA OSBALDISTON	No.	001314
56A COLVILLE ROAD	Issue date	22/05/00
DARGAVILLE	Application date	16/05/00

Project

Description	ALTERATIONS, REPAIRS or EXTENSIONS
	BEING STAGE 1 OF AN INTENDED 1 STAGES
	GARAGE & GAMESROOM
Intended Life	INDEFINITE, BUT NOT LESS THAN 50 YEARS
Intended Use	OWNERS USE
Estimated Value	$15,000
Location	56A COLVILLE RD, DARGAVILLE
Legal Description	LOT 5 DP 151446-INT IN EASE
Valuation No.	0096035505

This project information memorandum is confirmation that the proposed building work may be undertaken, subject **to** the provisions of the Building Act 1991, and any requirements of the building consent.

This project information memorandum includes:

- Information identifying relevant special features of the land concerned

Signed for and on behalf of the Council:

Name:

Date: 22-05-00

KAIPARA DISTRICT COUNCIL

ATTACHMENT TO PROJECT INFORMATION MEMORANDUM NO 001314

INSPECTORATE

(A) Wind Zone rating for site

Low
Medium
High ✓
Very High

(B) Durability : Classification of Exposure Zones
Sea Spray Zone
Zone 1
Zone 2

(C) Provisions being made with regard to building er or adjacent to a road or public place are accepta

Hoardings)
Gantries) **N/A**
Temporary Support)

(D) Provisions made for demolition are adequate

Removal of materials from site)
Dust Extraction) **N/A**

(E) The site is known to be affected by hazardous contaminants which may impact on the proposed project

Chemical Contamination)
Underground Tanks) **None Known**
Asbestos)

(F) Licences required to operate, subject to Building Consent being granted

Health Licences)
Dangerous Goods Licence) **N/A**

PLANNING

(A) Proposed Project complies with District Plan Zoning

Yes ✓
No

(B) The bulk and location of the proposed project complies with the restrictions of the District Plan

Yes ✓
No

(C) Special planning restrictions know to affect the site which impact on the proposed project

Protected Tree Restrictions)
Historic Site Restrictions) **None Known**

(D) Proposed vehicle access acceptable

Gradient)
Width) **Existing**
Length)

(E) Resource Consent Required - **No**

Nature of required consent

NOTE: The Northland Regional Council Transitional Regional Rule for small domestic sewage treatment systems, requires that there be a two metre separation between the lowest point of a septic tank effluent field and the highest ground water level. As this can only be determined by an examination of your site it is recommended that you seek professional advice on this point. If you cannot obtain the required separation it will be necessary to apply to the Northland Regional Council for a resource consent to discharge effluent.

ENGINEERING

(A) The site is known to have soil conditions which will have impact on the proposed project

Fill)
Erosion)
Slippage) **None Known**
Poor Bearing Capacity)

(B) Site is known to be prone to flooding or lies within an overland flow path - **No**

(C) Propc er or
servic

(D) Proposed connection to services acceptable

Stormwater Disposal To existing
Foulwater Disposal To existing
Water Connection To existing

(E) Proposed location of vehicle access acceptable

Location) **Existing**
Traffic Implications)

(F) Restrictions which may be imposed owing to potential impact on traffic

Signs **N/A**

Dargaville Office:
Private bag 1001
DARGAVILLE
Phone 0-9-439-7059
Fax 0-9-439-6756

KAIPARA DISTRICT COUNCIL

TAX INVOICE

GST No. *52-237-122*

Paparoa Office:
P.O.Box 1
PAPAROA
Phone 0-9-431-7019
Fax 0-9-431-7017

Date: 18-05-00 **No:** 5478

K.N. & L.A. OSBALDISTON

56 A COLVILLE RD

DARGAVILLE

This is to **advise that your application for a** Building Consent to ERECT A GARAGE - GAMES ROOM AT 56 A COLVILLE RD. ON LOT 5 D.P. 151648

Will be processed and the relevant consents, subject to compliance, **wilt be** available for issue upon **payment** of the following fees:

D114641	Project Information Memorandum	$ 50-00
D114042	**Building consent**	$ 255-00
OL63017	Building **Research Levy**	$
OL63021	Building Institute **Levy**	$
		$
		$ 305-00

Total includes $ 33-88 **GST**

Signed: _____

BUILDING INSPECTOR

PART D : KEY PERSONNEL

(Complete Part D As far as possible in all cases. Give names, addresses and telephone numbers. Give relevant registration numbers if known)

DESIGNER(S)

Name _____

Address _____

Phone Number _____ Fax Number _____

BUILDER

Name E. B. ROPE

Address 56 AWAKINO RD

Phone Number 09 439 8953 Fax Number _____

DRAINLAYER

Name _____

Address _____

Phone Number _____ Fax Number _____

PLUMBER

Name T. HANNAN

Address BAYLYS COAST

Phone Number 09 439 7135 Fax Number _____

CERTIFIERS

Name _____ Reg No _____

Address _____

Phone Number _____ Fax Number _____

Certifying _____

Name _____ Reg No _____

Address _____

Phone Number _____ Fax Number _____

Certifying _____

RELEASE OF INFORMATION

Council provides building consent information *to* a number of organisations. Included in this is the names of applicants and the location of the projects. Much of this information has to be supplied in terms of the Local Government Information Act, however we can withhold personal identification if you wish. Please indicate below if you object to release of identifying information.

I WISH TO OBJECT TO THE ISSUE OF IDENTIFYING INFORMATION ON MY PROJECT ☐

PART E : COMPLIANCE SCHEDULE DETAILS

E l : SYSTEMS NECESSITATING A COMPLIANCE SCHEDULE

(Complete Part E l for all new buildings and alterations, except single residential dwellings)

The building will contain the following (Tick ☐ each applicable box and attach proposed inspection, maintenance and reporting procedures.

- ☐ Automatic Sprinkler systems or other systems of automatic fire protection
- ☐ Automatic doors which form part of any fire wall and which are designed to close shut and remain shut on an alarm of fire
- ☐ Emergency warning systems for fire and other dangers
- ☐ Emergency lighting systems
- ☐ Escape route pressurisation systems. Riser
- ☐ Mains for fire service use
- ☐ Any automatic back-flow preventer connected to a potable water supply
- ☐ Lifts, escalators, or travelators or other similar systems
- ☐ Mechanical ventilation or air conditioning system serving all or a major part of the building
- ☐ Any other mechanical, electrical, hydraulic or electronic system whose proper operation is necessary for compliance with the building code
- ☐ Building maintenance units for providing access to the exterior and interior walls of buildings
- ☐ Such signs as are required by the building code in respect of the above-mentioned systems
- ☐ None of the above

E2 : OTHER SYSTEMS AND FEATURES TO BE INCLUDED IN THE COMPLIANCE SCHEDULE

(Complete Part E2 only if the building contains one or more of the systems listed in Pari E l)

The building will contain the following (Tick ☐ each applicable box and attach proposed inspection, maintenance and reporting procedures)

- ☐ Means of escape from fire
- ☐ Safety barriers
- ☐ Means of access and facilities for use by persons with disabilities which meet the requirements of Section 25 of the Disabled Persons Community Welfare Act 1975.
- ☐ Hand-held hoses for fire fighting
- ☐ Such signs as are required by the building code or Section 25 of the Disabled Persons Community Welfare Act 1975

Dargaville Borough Council

Private *Bag*, Dargaville. | Local Government *Centre*, (Office,. Hokianga Road,) Dargaville | Phone *7059* Dargaville

APPLICATION FOR BUILDING PERMIT

TO THE BOROUGH ENGINEER,

Sir,

I hereby make application to ~~erect~~/~~re-erect~~/~~extend~~/~~alter~~/~~repair~~ the building(s) according to the site plan, detailed plans, elevations, cross sections and specifications deposited herewith in duplicate.

Particulars of the land and buildings are:—

OWNER Name Mr & Mrs D.M & K. REIHANA

Postal Address 56, COLVILLE ROAD DARGAVILLE **Phone** 7709

BUILDER Name BARKER & STANISIC

Postal Address 24, McKAY CRES. DARGAVILLE Phone 7041

PLUMBER Name BRIAN BOKES

Postal Address 27, KAURI ST DARGAVILLE Phone 8684

DRAINLAYER Name BRIAN BOKES.

Postal Address 27, KAURI ST DARGAVILLE Phone 8684

EXISTING USE OF SITE AND BUILDINGS VACANT

NATURE OF PROPOSED BUILDING WORK ERECT NEW HOUSE
e.g., additions to Dwelling, Bedroom, Lounge extensions etc.

VALUATION DEPT. ASSESSMENT No.: (from rate demand) 96/355

LEGAL DESCRIPTION OF SITE: (from rate demand or title *deeds*) LOT 40 AND PART LOT 43 D.P. 482 CT 50C/114

Road or Street: COLVILLE ROAD

AREA OF SITE: 7683 **Square Metres**

NATURE OF SOIL: (rock, clay, sand, loam, etc). SAND STONE

FLOOR AREA: (**proposed** work—square metres)

	Basemnet	Ground Floor	Other Floors	Total
Main Building				106·7
Accessory Buildings				

ESTIMATED VALUE OF WORK:

Main Buildings (excluding plumbing and drainage)	$ 44,000
Accessory Buildings (excluding plumbing and drainage)	$
Plumbing and Drainage	$ 6350
Total of Work	$ 50,350

CERTIFICATE: I hereby certify that the above information is correct in every respect and do hereby agree to abide by all provisions of the Dargaville Borough Council by-laws governing and regulating all matters the subject of the foregoing.

Signature of Applicant:

Date:

FOR OFFICE USE ONLY

TO ADMINISTRATIVE OFFICER: Date Received .....

Check List: Forms completed (Valuation No. ( ) Fees receipted ( )

Remarks: .....

Signature: ..... Date: .....

TO PLANNING OFFICER: (Check with District Planning Scheme. Refer to Council if required).

Approved by Council Minute No. ..... Date: .....

Checked and approved by Officer Signature: ..... Date: .....

TO HEALTH INSPECTOR: (Check for drainage, health. etc)

Checked and approved Signature: ..... Date: .....

TO BUILDING INSPECTOR: (Check for by-laws. etc.)

Checked and approved Signature: ..... Date: .....

TO FIRE INSPECTOR . . (Check for by-laws, etc.)

Remarks: .....

.....

.....

.....

Checked and approved Signature: ..... Date: .....

TO STRUCTURAL ENGINEER: (Check *design calcs, etc.)*

Remarks: .....

.....

.....

Checked and approved Signature: ..... Date: .....

REMARKS: .....

.....

.....

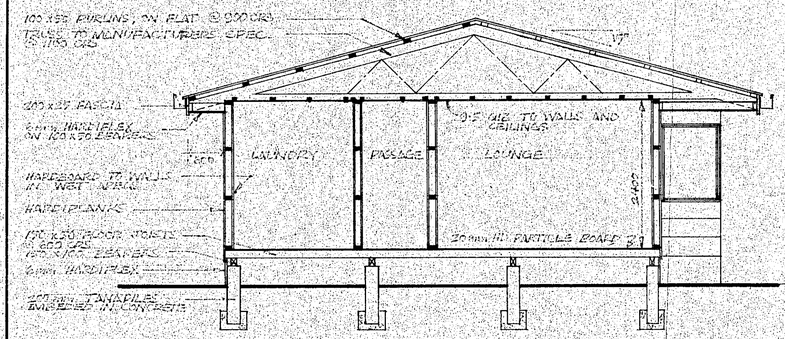
PERMIT TO BE ISSUED SUBJECT TO: .....

.....

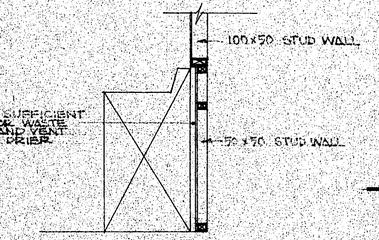
.....

.....

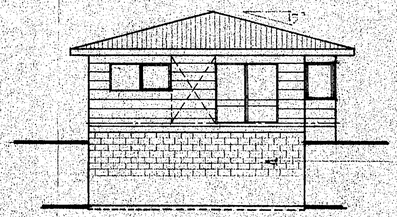
TRUSS DETAIL TO BE SUPPLIED



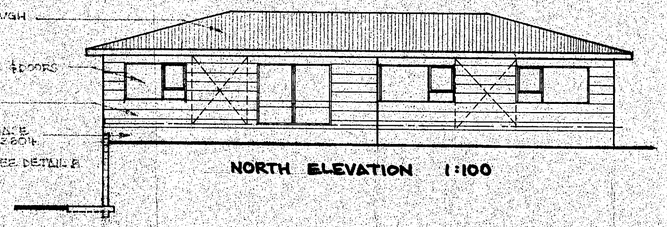
TYPICAL SECTION 1:50



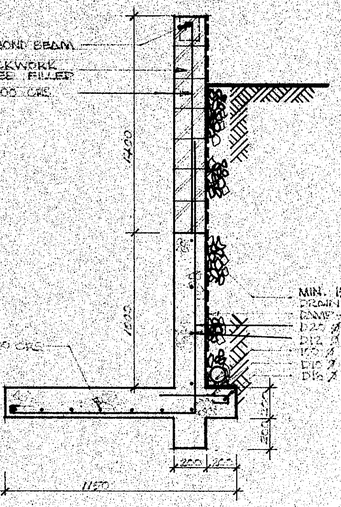
SECTION A-A 1:20



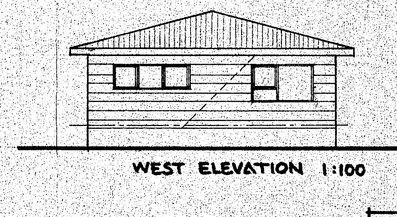
EAST ELEVATION 1:100

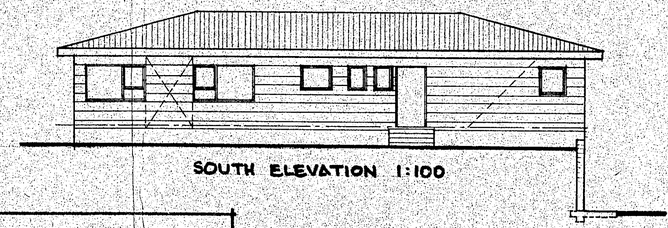


NORTH ELEVATION 1:100



SECTION B 1:20



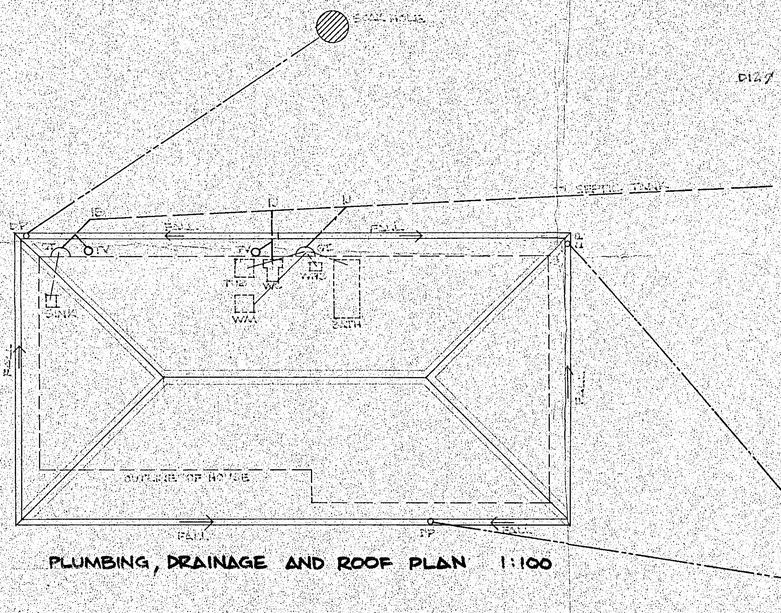


NOTES:

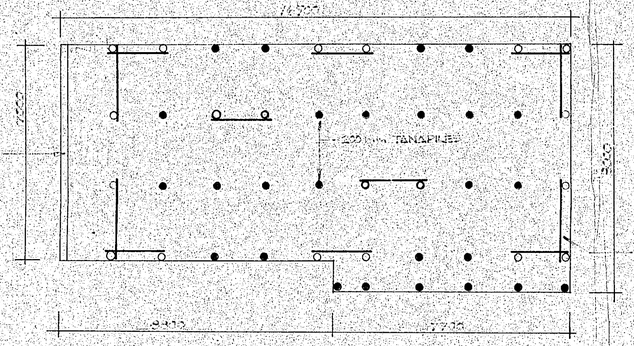
OWNER TO POSITION BUILDING ON SITE WITH BUILDER AND CHECK BOUNDARY DISTANCES TO PARKSVILLE BOROUGH COUNCIL APPROVAL.

ALL CLADDINGS & LININGS TO BE APPROVED BY OWNER PRIOR TO ORDERING.

THE GENERAL CONTRACTOR SHALL CHECK ALL DIMENSIONS AGAINST WORK MEASURED PRIOR TO ORDERING ITEMS OF SPECIFIC SIZE.



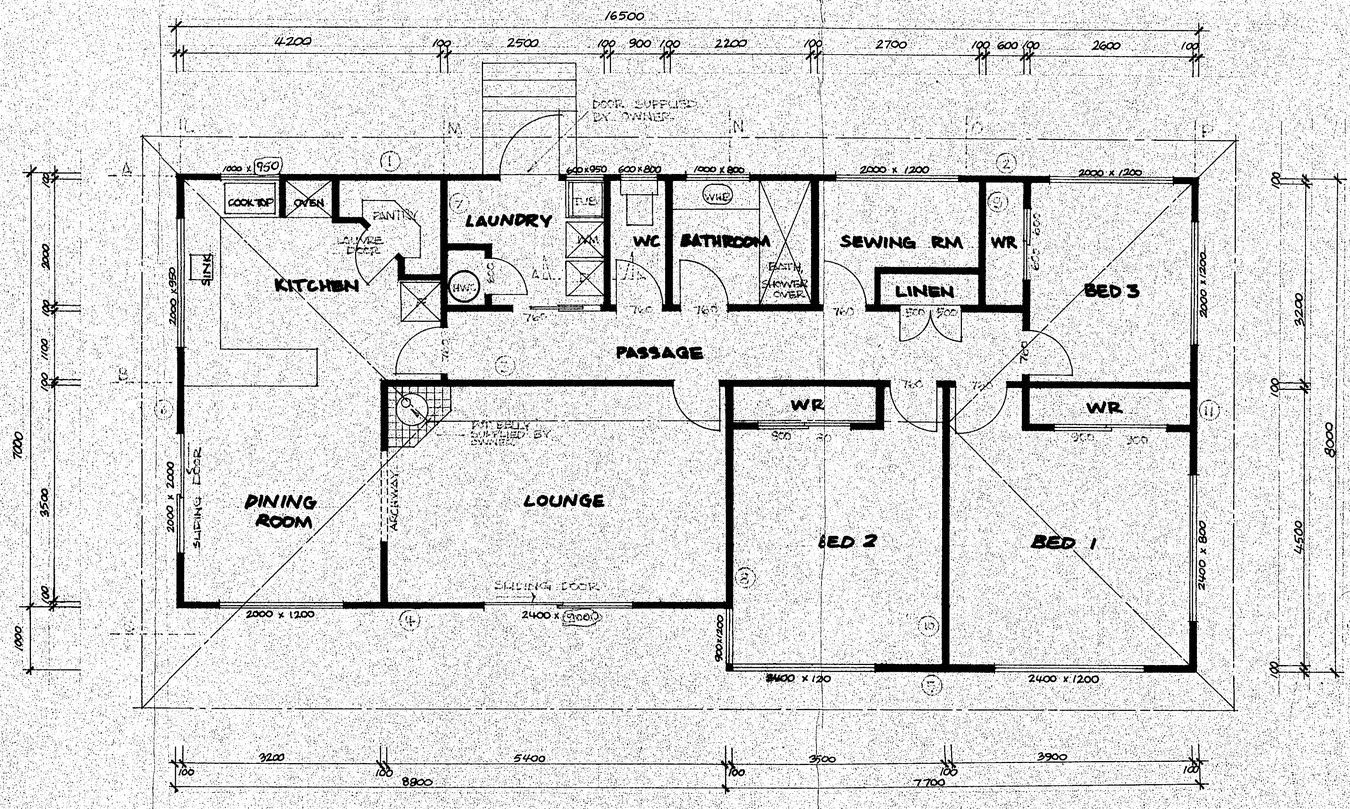
PLUMBING, DRAINAGE AND ROOF PLAN 1:100



FOUNDATION PLAN 1:100

PROPOSED RESIDENCE
FOR
MR & MRS D. PEIHOPA
DARGAVILLE

LEGAL DESCRIPTION:
96/358 76 DALVILLE RD
LOT 30 & PT
DP 1397
76&A MT
DARGAVILLE



FLOOR PLAN 1:50 123.2 m²

BUILDING PERMIT
(Office Copy)

AUTHORITY
DARGAVILLE BOROUGH COUNCIL

Stats. No. C 063909
No.

Receipt No. 7174

Date Permit Issued 28/10/85

OWNER
Name D M & K. PEIHOPA ✓
Mailing Address 50 COLVILLE R.D.
DARGAVILLE

BUILDER
Name BARKER & STANISIC
Mailing Address 24 McKAY CRES
DARGAVILLE

PROPERTY ON WHICH BUILDING IS TO BE ERECTED/DEMOLISHED

SITE
Street No.
Street Name COLVILLE R.D.
Town/~~District~~ DARGAVILLE
Riding

LEGAL DESCRIPTION
Valuation Roll No. 96/355
Lot PT 43 LOT 40 D.P. 482
Section Block

DESCRIPTION OF PROPOSED WORK AND MAIN PURPOSE OF USE
NEW DWELLING FOR OWNERS USE

FLOOR AREA
Whole Sq. Metres: 106

DWELLING UNITS
Number Erected: 1

ESTIMATED VALUES $

Building	44,000 00
Plumbing	
Drainage	6,350 00
TOTAL	50,350 00

NATURE OF PERMIT (TICK BOX)
- [✓] NEW BUILDING – exclude domestic garages and domestic outbuildings
- [ ] FOUNDATIONS ONLY
- [ ] ALTERED, REPAIRED, EXTENDED – include conversions and resited buildings
- [ ] NEW CONSTRUCTION OTHER THAN BUILDINGS – include demolitions
- [ ] DOMESTIC GARAGES AND DOMESTIC OUTBUILDINGS

FEES APPLICABLE

Building Permit	$ 231 00	Water Connection	$
Street Damage Deposit	$	Vehicle Crossing Levy	$
Building Research Levy	$ 51 00	M.S. Plumbing	$
Plumbing	$ 65 00		$
Drainage	$		$
Sewer Connection	$	TOTAL	$ 347 00

Receipt No. 7174
Date of Payment 24/10/85
Authorised Officer J Nolan

Special Conditions: (In addition to those noted on reverse):

NOTICE TO APPLICANT
PERMISSION IS HEREBY GRANTED YOU to carry out the works as proposed in accordance with the drawings and other documents submitted, and with any conditions defined: such work to be subject to inspection at any time during progress and to be carried out in strict conformity with the requirements of the Council By-Laws.

IMPORTANT – YOU ARE FULLY RESPONSIBLE far any damage done to any works such as telephone cables. power cables. water mains.

DARGAVILLE BOROUGH COUNCIL

APPLICATION FOR PERMIT FOR DRAINAGE AND/OR PLUMBING WORK

The Tow Clerk,

Dargaville Borough Council,
Private Bag,
DARGAVILLE.

I, the undersigned .....GERALD...VARNEY..... hereby apply for permission to have the work described herein and set out in the plan attached hereto, carried out in the premises situated at .....

56, COLVILLE ROAD DARGAVILLE..... and situated on land legally described as LOTS 40 & 43 DP 482 CT 64/118..... Assessment No.....

Name & Address of person for whom) ...KAREN & DEAN REIHANA.....

work is to be carried out.) 56, COLVILLE ROAD DARGAVILLE..

Name of Plumber .....BRIAN BOKES..... (Undertaking such work)

Name of Regd. Drainlayer ...BRIAN BOKES..... (Undertaking such work)

Description of Work (Sanitary Plumbing and Drainage, but excluding roofing)

State type of premises .....HOUSE..... (e.g. house, beach cottage shop, factory etc.)

State extent of work ....NEW INSTALLATION OF W.C.; SEPTIC TANK; BATH/SHOWER; WASHTUB; WATER RETICULATION; HOT WATER RETICULATION; STORM WATER DRAINAGE.....

.....

(e.g. Urinal, W.C., septic tank, bath, shower, washtub, water reticulation, hot water reticulation, stormwater drainage or sanitary drainage - and whether New, additional, renewal or repair.)

Estimated Value of Work:-

Drainage $ $1700.00

Plumbing $ $4650.00

$ 6350.00 Total

(These amounts should be the real value of the work as opposed to the possible cost of work or material.)

Dated .....14 : 10 : 1985

Signature G R Varney

OFFICE USE ONLY

Received $ 65-00

Receipt No. 7174

Date 24-10-1985

Approved for permit _____

Permit No. _____

Issued _____

Scale of permit fees payable:-

Estimated Value of Work:-	Fees Payable
Not exceeding $50	$1.00
Exceeding $ 50 but not exceeding $100	$2.00
Exceeding $100 but not exceeding $200	$3.00
Exceeding $200 but not exceeding $400	$5.00

Plus $2.00 for every $200 or part thereof in excess of the first $400.00

Plan:-

A suitable small plan should be provided here indicating position, and length of the walls of the building, the position of sanitary fittings, the proposed position of drainage and septic tank, distances from boundaries and the position and dimensions to nearest sewer.

NOTE :

No application will be entertained unless:-

1. (a) Work to be carried out by a registered plumber or drain layer.
   (b) A plan of the proposed work is drawn on this sheet; or attached hereto.
   (c) "As built" plans of the completed work must be submitted before a certificate of completion will be issued. Blank block drainage plan sheets for this purpose are obtainable at the office of the Dargaville Borough Council.
2. Permit fees are payable on sanitary plumbing and drainage, but not on roofing.

DARGAVILLE BOROUGH COUNCIL

APPLICATION FOR SEWERAGE / STORMWATER CONNECTION

NOTES:

1. Applicants will pay a fee of $20 for actual connection to a sewer or stormwater piped drain, and the cost of laying a pipe from the nearest available drain to their property. In the event that the nearest drain is in or across the road or footpath, Council will do the work and charge the applicant.
2. No stormwater connection shall be made into a sanitary sewer (and vice versa).
3. Stormwater connections to a Borough Stormwater Sewer/open road drain may be made by a registered drainlayer provided that
   (a) an inspection fee of $10.00 is paid
   (b) the work is done under Council's supervision and
   (c) before backfilling the connection must be inspected by the drainage Inspector.

   Any footpath, road, or berm shall be reinstated to approval or repaired by Council at the applicants expense as applicable.
4. Except as indicated in note 3 no connection shall be made to any sewer by a private individual.
5. The drainage inspector requires at least 24 hours notice for any inspection of work permitted in No. 3. He must also be notified before any work in a Borough Street may commence.
6. Any connection greater than 100 mm diameter must be connected to Borough sewers in a manhole.

I hereby apply to have the work done as indicated below.

NAME OF OWNER: _____

ADDRESS OF PROPERTY _____

VALUATION DEPT. ASS. NO. _____

LEGAL DESCRIPTION _____

NAME OF APPLICANT _____

SIGNATURE OF APPLICANT _____

WORK TO BE DONE N/A. (USING SEPTIC TANK.)

tick box

- ☐ Make a connection to sewer drain - $20
- ☐ Make a connection to stormwater - $20
- ☐ Inspection fee for stormwater - $10
- ☐ Lay pipe to nearest drain (charged out at cost)

RECEIPT NO.: 7174

DATE: 25-10-85

brnz

SHEET A

(CIRCLE whichever is applicable)

NAME: ADDRESS:

STOREY: (Single or Uppermost) / Lower of two or middle of three / Lower of three

ROOF TYPE: (Light) / Heavy

ROOF PITCH: (0° – 25°) / 26° – 45°

WIND AREA: High / (Medium) / Low — W = 23 B.U.'s/m

EARTHQUAKE ZONE: A / B / (C) — E = 2 B.U.'s/m²

ROOF OR BUILDING LENGTH — BL = 16.5 m

ROOF OR BUILDING WIDTH — OW = e m

GROSS ROOF OR BUILDING FLAN AREA — GPA = 123.2 m²

EARTHQUAKE: B.U.'s ALONG AND ACROSS — E x GPA = 246.48 B.U.'s

WIND: B.U.'s ALONG — W x BW = 184 B.U.'s

WIND: B.U.'s ACROSS — W x BL = 380 B.U.'s

SKETCH PLAN (external and internal walls) :

1	2	3	4	5	6	7	8
Required	Wall Line		Wall Bracing Elements Provided				
	Label	Minimum B.U.'s Required	Label No.	Type	Rating B.U.'s/m	Length (m)	B.U.'s Provided
ALONG	A						
						Sub-total	
	J						
						Sub-total	
	C						
						Sub-total	
	D						
						Sub-total	
	TOTAL					TOTAL	
ACROSS	L						
						Sub-total	
	M						
						Sub-total	
	N						
						Sub-total	
	O						
						Sub-total	
	P						
						Sub-total	

D A R G A V I L L E B O R O U G H C O U N C I L

APPLICATION FUR WATER METER AND CONNECTION

I hereby apply to have water connected to the property at the following address:

_____ _____ _____

Legal Description ----------

Valuation Assessment No. ----------

I enclose the sum of $_____ for work detailed below:

		TICK
a)	Provide 15 mm connection and meter ($116.00)	_____
	Provide 19 mm connection and meter ($132.00)	_____
	Provide 25 mm connection and meter ($186.00)	_____
b)	Where water connection provided by developer:	
	Provide 15 mm meter ($52)	_____
	Provide 19 mm meter ($59)	_____
	Provide 25 mm neter ($106)	_____

c) Where a larger meter than 25 mm is required the work will be done and the actual cost paid by the applicant, hut a $300.00 deposit will be required before the work is commenced.

Signature of Applicant: ----------

Address: ----------

Date: ----------

OFFICE USE ONLY

Receipt No. 7174

Date: 25-10-85

Work Authorised:	
Work Complete:	
Meter hook noted:	
Meter No.:	

6/82

APOLLO BUILDING ASSOCIATES SOCIETY LTD

,APOLLO HOMES

STANDARD SPECIFICATIONS

I N D E X

Page	
	PRELIMINARY & GENERAL
	SUBCONTRACTOHS
	EXCAVATOR & CONCHETOR
	PILES, CONCRETE COVERS
7	CARPENTER
10	MATERIAL SCHEDULE
12	JOINER
13	HARDWARE
14	DHAINLAYER
15	PLUMBEK
	SOLID PLASTERER, GLAZIER
	BRICKLAYERS, ULOCKLAYEHS
	INSULATION
	ELECTRICIAN
	HEATING
	ROOFER
	STRUCTURAL STEEL
	PAINTER & PAPERHANGER
24	CALCULATION SHEETS

APOLLO HOMES

STANDARD SPECIFICATIONS

~~OWNER~~ : _____

BUILDER : _____

SITE ADDRESS: _____

NOTE : The Addenda and Schedule of Linings and Finishes. **shall take** precedence over this standard part of the Specification.

GENERAL:

The contract comprises of the erection and completion, in the most tradesmanlike manner, the work described in the following complimentary contract documents:

a) This Specification.

b) Plans.

c) Relevant N.Z. Standards Institute Codes, N.Z.S.S. 3604.

d) Conditions of Contract as set out in Addenda,.

LOCAL BODY AND MORTGAGE LENDER'S REQUIREMENTS:

The Builder shall comply with the requirements of the above and he shall notify Local Body and Mortgage Lender's Inspectors prior to pouring of concrete foundations. Any amendments to the plans and specifications or additional works to those drawn and specified required by either of the above shall be a charge to the contract, except that the builder shall allow to do the work in accordance with the standard codes above.

GROUND LEVELS :

The building has been priced allowing for ground levels as drawn on the plans with nine inches of top soil on top of good sound bearing clay or sand. Additional costs due to extra slope in site or additional depths to solid bearing ground **shall** be an extra charge to the contract.

SCAFFOLDING REGULATIONS :

Comply with all relevant regulations, provide safety supervisors when required to do so and notify the Department of Labour when a free-fall is over 4.5 metres.

FEES, PERMITS AND CHARGES:

The Builder shall pay for the following charges:

a) Permit Fees.

b) Street crossing fee (3m width), if applicable.

c) Temporary power supply charges.

CLEAR **SITE**:

The Owner shall clear the site, where necessary, of all **rubbish**, trees, shrubs and excessive vegetation, blackberry, gorse etc. Upon completion, the Builder shall leave the site free of all waste materials caused by his building operations and all plant, equipment and materials.

ACCESS TO SITE:

The Owner shall provide access to the building area'suitable for heavy traffic.

LUMP SUM ALLOWANCES:

Shall be adjusted with actual costs.

P.C. SUMS:

Expenditure shall be under the complete control and administration of the Builder. They shall refer to the retail' prices delivered to site and the Owner shall have the right to select such items by furnishing the Builder with accurate and complete descriptions of goods WELL IN ADVANCE, of construction requirements.

PROVISIONAL OR CONTINGENCY SUMS:

Expenditure of sums shall also be under complete control and administration of the Builder and sha'll cover all materials and, labour, overheads and profit, fixings and finishings.

INSURANCE:

The Builder shall take out the following insurance policies and pay for same:

a) Workers' Compensation.

b) Fire Insurance (for contract sum).

c) Public Risk Insurance ($100,000).

MAINTENANCE:

Maintenance period shall be 30 days from possession or completion, whichever is the earliest. The Owner agrees to give the Builder one complete list of all items requiring maintenance,. Once all items in this list that are in accordance with Conditions of Contract, have been attended to by the Builder, maintenance obligations by the Builder shall be deemed to be satisfied.'

PROGRESS PAYMENTS:

Progress payments shall be made monthly within seven days of receipt of a claim from the Builder, according to the value of work performed. When the Housing Corporation of New Zealand is financing the contract and when the Builder has received the difference between the contract price and the net loan'funds and the Owner's solicitor has completed all documents and certificates, then the Builder shall accept progress payments as made by the Corpcration.

SUBCONTRACTORS

NOTE: Subcontractors to read and conform to Preliminary and General.

Should there be any omission, doubt or ambiguity as to the meaning of any part of plans and specifications, or whether an item is to be allowed for hy another trade, or not, the subcontractor shall set forth same in writing with his tender, or alternatively allow for the most expensive interpretation of documents to his trade or to provide such item omitted. Every trade will be responsible for the finish and quality of their own work. If a previous trade's work is defective and will not enable a good standard of workmanship or finish to be provided, the main contractor must be notified before work commences and the faults rectified.

This specification is subdivided into trades'for convenience of reference only and it shall not be construed that a trade section is an entire and separate contract; hence no claims shall be admitted from subcontractors for work not specifically mentioned in a trade section, but which is provided for or impressed or implied elsewhere in this specification or N.Z. Standard Codes or where it i.s common good trade practice that such materials or quality of materials or works be supplied by such trade. Every trade shall jointly collaborate, wait on, assist and render all necessary assistance to complimentary trades. All sub-trades' work shall comply with all relevant N.Z.S.S. Codes, Local Bylaws and other Bodies having authority over the job, Should any constructions, materials or works described in any trade be faulty or inadequate for purpose designed, the subcontractor shall set same forth in writing with his quote, or alternatively allow to rectify same in his tendered price. Should subcontractors submit schedules of quantities or other descriptions with their quotes, they will be held responsible for the completeness and accuracy of such schedules in relation to the plans and specifications.

Time shall be the essence of any subcontract (verbal or written) and any failure in performance shall render sub-trade liable to partial or complete forfeiture of subcontract and FULL financial responsibility for any resultant losses to the Buiider.

No extras whatsoever shall. be paid to subcontractor by the Builder, unless such extras have been agreed to by him or his representative in writing prior to work being performed.

Subcontractors will be held responsible for all maintenance of building in accordance with head contract. No extras shall be admitted for such work. A 5% maintenance retention MAY be held by the Builder and a 10% Liens Act Retention also should he consider either necessary.

Subcontractors shall supply their own scaffolding in accordance with all relevant regulations and shall indemnify the main contractor from any responsibility and provide their own safety supervisor.

PLEASE READ SPECIAL CONDITIONS ON ADDENDA AND LINING SCHEDULE AND COMPLY WITH SAME.

EXCAVATOR AND CONCRETOR

Piles and Concrete Floors

EXCAVATION :

Excavate to solid ground for all drains and foundation footings etc. as shown on plans. Filling to all slabs and steps to be consolidated pit shingle.

BULLDOZER WORK:

Where necessary and were indicated on schedule, allow a Provinsional Sum for excavating operations other than those described below, which are additional to sum allowed.

STRIP TOP SOIL:

Remove top 225mm of grass roots and top soil over complete area of the building and stockpile on site. Excavations to stop at good bearing clay or sand. Should hard ground be encountered at a depth of less than 225mm, do not excavate any further. Should it be necessary to excavate to a greater AVERAGE depth or 225mm over the building area, consult the Building Contractor before proceeding. Generally excavate to the minimum depth necessary to reach hard bearing ground.

HARCFILL:

Provide sand/pumice road mix, or shingle to bring to required levels under concrete slab. Mechanically vibrate or compact to give a sound bearing.

MIX :

Shall be Ready Mixed giving a minimum certified crushing strength at 28 days of 17.5MPa. High structural load bearing beams and cantilvered or self-supporting slabs strength shall be 20MPa.

FOOTINGS:

Construct 250 x 300 footings according to details (3 - No.12 M.S. Rods). Soil to support footings to be assumed ,to have safe bearing pressure of not less than 100KPa.
For veneer work shall be 300 x 225 with 3 - No.12 M.S. rods. For block basement garages shall be 300 x 300, 4 - No.12 M.S. rods. N0.6 stirrups at .300 centres. For porch and terrace walls shall be 300 x 15.0 (2 - No.12 M.S.) if walls are over 1800mm in height or when shown in blockwork. If walls are pured concrete and below 1800mm in height, THERE WILL BE NO FOOTINGS. Continue 125 concrete wall straight into ground to solid.

STEPS, NIBS, POUCH ANG TERRACE WALLS AND SLABS:

Also shall have a minimum thickness of concrete of 100mm with the exception of terrace and porch slabs, which shall be 75mm thick - reinforced with 668 mesh and set to shed water. Steps generally to have 150mm risers and 30mm treads unless shown-otherwise on drawings.

PORCH LEVELS:

Porches and terraces shall be a minimum of 100mm below slab levels.

PRECAST PILES:

Shall be 200 x 200 in section and set in 300 x 300 x 100 concrete pads. Provide Malthoid dampcourse and wire to sleepers-with galvanised wire and staples. Maximum height .600mm.

BRACED PILES:

To be a minimum depth of 450mm measured below cleared ground level.

ANCHOR PILE:

To be a minimum depth of 900mm measured below cleared ground level.

TIMBER PILES:

To be set in a minimum of 300mm of concrete. No timber pile to be cut off closer than 300mm to finished ground. level.
Pile spacing 1.3 between piles.

BRACES:

To be put in as shown on foundation plan in 5.0 x 5.0 grids.

No brace to end over a bearer join.
To be bolted with M12 galv. bolts and two 50 x 50mm galv. washers.,
Sizes: a) length not exceeding 3M 100mm x 75mm
b) " " " 4.5M two 100mm x 50mm well nailed together,
c) " " " 5.0M 100mm x 100mm

BOXING:

Provide as necessary to form concrete to details as shown. Soffits, beams etc. to remain giving support for three weeks.

Allow to machine sand all floors ready for only a fine sand preparatory to varnish work which is not in the conttact unless shown in the Addenda.

CONCRETE COVERS:

Footing: 75mm against ground, 50mm if boxed.

Beams and Columns:	50mm	exposed not plastered
	40mm	not exposed
	40mm	exposed and plastered
Walls:	50mm	against ground
	40mm	against ground if boxed
	40mm	exposed, not plastered
	25mm	exposed plastered
	25mm	not. exposed

Cover over end of bars and hooks 75mm

SLABS:

Reinforce with 665 Mesh or where the maximum plan dimension of concrete cast in one operation does not exceed 25M or 668 mesh lapped 225mm.

LOAD BEARING INTERNAL WALLS:
Slab to be thickened to 200 deep min by 300 with two D12 bars.

SHRINKAGE CONTROL **JOINTS**:

Shall be formed by dividing complete slab up into squares not exceeding 28M². Cut with diamond saw to approximately .025 depths.

SLAB FINISH:

Concrete to have a smooth, high quality finish.

CURING:

Protect concrete from frost and rapid drying with sand (for frost) and water in **summer** heat conditions.

DAMPCOURSE:

Shall be 0.25mm polythene and shall be placed on hardfill. Protect from punctures and join with purpose-made tape. (No D.P.C. required to terrace and garage slabs). Joints not less than 150mm.

SLAB LEVELS:

Shall be a minimum of 150mm above finished adjacent ground levels **for** masonry veneers. 225mm above for all other claddings. fig 62

SERVICES:

Generally ensure that all plumbing, pipes, drains, chases etc. have been laid prior to the pouring of concrete.. Where electric central heating is specified, the electrician must be in attendance during the **pour** and his cables placed exactly and positioning of slab **saw** cuts marked on boxing so as to avoid cutting of cables with diamond saw. It is essential that:

a) Mesh be in centre of slab.

b) Electric cable on top of mesh and as close **as** possible to surface of concrete

PLEASE READ SPECIAL CONDITIONS ON ADDENDA AND LINING SCHEDULE AND COMPLY WITH SAME.

CAHPENTER

TIMBERS:

All timbers shall conform to grades defined by N.Z.S.S. No.3631, which shall form part of this specification. Unless otherwise on the drawings, all external timber shall be D.A. Rimu or Matai or approved finger jointed pine. All framing timber up to floor level shall be B.A. Ht. Rimu or Matai or tanalised pine. All internal finishing timber shall be of selected, treated clean D.A. Rimu or approved finger jointed pine. Al.? internal sizes.shown on the drawings and as specified. All dressing timbers shall be well seasoned before being brought on the site.

SEASONING OF ALL TIMBERS:

Before being machined, all joinery and dressiny timbers shall 'be thoroughly air-seasoned or kiln dried and before being built in, all framing timbers are to be reasonably well seasoned. All joinery kiln-dired dressed and finished timbers and all pre-built components' shall be stacked under cover from weather at all times prior to erection on the site. Internal finishing timbers to be sanded.

STANDARDS:

a) All work shall conform to a standard not less than the requirements of N.Z.S.S.3604 for 'Light Timber Construction'.

b) All Local Authority By-laws shall be strictly conformed to and should any conflict be found between the N.Z.S.S. and a Local Authority By-law, the latter shall. be adhered to,.'

DAMPCOURSE:

Between timber and concrete of brickwork, lay an approved three ply damp proof material.

PRIMING:

All external timbers to be primed before fixing.

FRAMING:

The whole of the building 'is to be properly framed and the various sections securely spiked and naii plated together.

NOGS:

There will be two rows of nog's equally. They shall also be put in as required to accommodate the work of electric-lans and-plumbers. etc.

BRACINC:

To be put in as shown on floor plan or on bracing calculation sheets.

Sheet bracing: to be nailed, not less than 10mm from sheet edge and 150mm apart. Intermediate studs 300mm centres all with 30 x 2.5 flat head nails. Stud strap to stud or joist nailed with 6 30 x 2.5 flat head nails.

DIAGONAL BRACING:

To be 100 x 25 continuous let in timber nailed with 75 x 3.15 nails, in 'plates, 2 in studs.

A continuous galvanised steel angle brace nailed with 60 x 3.15 nails 3 in plates, 2 in studs.

Diagonal bracing shall be not steeper than 55° from the horizontal.

SUB FLOOR:

BRACES:

To be put in as shown on foundation plans in 5.0 x 5.0 grids.
No brace to end over a bearer join.
To be bolted with M12 yalv, bolts arid two 50 x 50mm galv. washers.

Sizes

a) length not exceeding 3M 100mm x 75mm
b) " " 4.5M two 100mm x 50mm well nailed togethcr
c) length not exceeding 5.0 100mm x 100mm

BEARERS:

To be set out as Table 5 for spans.
Packing beneath bearers to be kept to a minimum.
Joints shall be made only over supports but shall not occur where sub floor braces end.
Joints can be butted or flitched over jack studs as fig.23.
Halved or scarfed centrally over piles only.

FLOOR JOISTS:

To be set. out as per Table 8.
To have their top surface set to a common level to support floor decking and shall be laid in straight lines.

1. Joints must have a min bearing of 32mm.
2. They may be butted with a flitch plate or two nail plates
3. Be lapped not less than 150mm on each side of a centre line with 100 x 3.75 nails 2 each side.

For lateral support at the ends of joists a continuous boundary joist of 25mm thick and the same depth of the joist.

Double joists to be placed under main bearing walls where bearing walls run at right angles 100 x 5.m nogs to be used at 1.8 centres..

ROOF:

To be braced as shown on elevations in the plan to Table 27.
Trusses and rafters to be fastened down with two 2 nails each end..
Eaves cverhang shall not exceep 750mm. Truss spacing shall not exceed 1.200mm.

CEILING JOISTS:

To Table 23.

Bottom suraces to be set to a common level shall not be supported by roof or ceiling framing other than ceiling runners.

a) be lapped 150mm either side of centre line. .Nailed either side with two 100 x 3.75 nails
b) be butted snd flitched with timber of the same size.

CEILING RUNNEHS

To table 24.

To have a min landing of 65mm on a plate. It shall sit directly over a stud or if packed the packer is to span over studs.

FLOOR JOISTS.

To be 150x50 spaced at 450 centres and gauged to an even surface and nailed with 100 nails or to Table 8.

PLATES:

All to be straight and in long lengths, scarfed or nail plated at all corners and joints.

BRACES :

Wherever possible, toward external corners with 150x25 braces checked into studs.

STUDS:

To be spaced at maximum 600mm centres (Refer Code 1900). Double nail to all plates with two 100mm nails.

TUB:

Supply 1 single Stainless Steel tub.

HOT WATER CUPBOARD:

Cupboards shall be made to allow for the removal of cylinder and to give easy access to heating element. Fix slat shelves out of 50x25 with 13mm space between, above top of cylinder.

RECESSCO FITTING:

Fit over bath in the wall, one plastic recessco 300x150 fitting, plus one 150x150 in Shower.

WARDROBES :

Finish wardrobes internally with a full length shelf out of 300x25 at a height of 1.75mm. Provide a 19mm diameter G.I. hanger rod supported at ends on neat wood fillets 50mm below upper shelf.

LINEN CUPBOARD:

Provide in linen cupboard, five full depth shelves out of 25mm material and spaced at 300mm centres and supported at ends on 13mm ledges.

FINISH TO BATH:

Set bath on floor and fix angle fillets out of 50mm timber. Frame up front with 75x50 timber on flat. Line with Hardboard. Fix fillets under lip of bath. Finish with intersection of bath flange and wall with 100x25 D.A. Ht. Rimu skirting. Skirting shall be scribed accurately to bath set in Sealastic, mitred at angles and finished with rounded upper edge at ends.

LININGS :

Line the whole of the interior walls not specified for other linings with Gibraltar Board sheets 9mm thick. Sheets shall be kept 3mm apart and the joints and nail holes shall be pointed as specified for 'Fibrous Plasterer'. Other approved finings may be used.

SHOWER:

Line shower to full height with Formica, Lamiwall or Serratone wallboard.

ENTRANCE PORCH LININGS:

Line the front and back porches with Flat Fibrolite.

Sub-floor jack studs	100x75	) Rad. Tan. No. 1	Dry salt retentions to conform
Sub-floor bracing 100x50, and	100x75	) grade or B.A. grade	with Local Authority Codes.
Bearers	100x75	) Heart Rimu or Matai	Wired down.
Wall plates	100x50	)	Bolted down.
Floor joists	150x50	) "	At 450mm centres.
Herringbone strutting, or	50x40	)	At 2400mm centres.
Solid bridging	Joist depth x 50	) "	At 2400mm centres.
Bottom plates	100x50 75x50	)	Long Lengths.
Studs and top plates	100x50 75x50	) Rad Tan. No. 1	At 600mm centres maximum
Trimmer studs		) No.1 grade Boric	See table below
Lintels	100x50	) treatment to T.P A	See table below
Nogging (Dwangs)	75x50	) Requirements of	3 rows to walls
	150x25 100x25	) Douglas Fir equivalent	4 rows for vertical boards
Bracing		) to No.1 Rad Grade	Checked in flush (space as per codes).
Ceiling joists	100x50	)	At 500mm centres maximum.
Ceiling bracing	150x25	)	
	100x50	) OR	Diagonal.
Ceiling nogging	75x50	)	At 1800mm centres maximum
Rafters	100x50	) B A Rimu Treated	At 450mm centres (tiles)
		)	At 650mm centres (iron)
Ridges and Hip rafters	200x25	)	
Valley rafters	150x40	)	
Valley boards	150x25	)	
Underpurlins	100x75	)	As detailed.
Roof struts	100x50	)	1500 centres maximum.
Collar ties	150x25	)	1500 centres maximum.
Purlins (Iron roof)	75x50	)	650mm centres maximum
Roof trusses		)	900mm centres.
Eaves framing	75x40	) Gangnail or similar	
Fascia boards	200x25	) Tanalised Dressing	Huttlock, Grooved
Barge boards	200x25	)	
Weatherboards (if shown on plan)	150x25	) Grade or Rimu tanal-	and dressed 4 sides.
Vertical boards (if shown on plan)	200x25	)	
Exterior facings	75x25	) ised or Heart Rimu	
Scribers	Standard	)	Primed (or Tanalised Rimu)
Flooring	3600x1800	) Cedar or Ht. Totara	High density. Weather protected.
Interior door jambs	ex 25mm	) Particle Board	13mm bevelled stops or rebated
		) D.A. Rimu or finger	ex 40mm.
		) jointed	

SPECIFICATION SCHEDULE:

		GRADE	REMARKS
Architraves	60 or 40mm	D.A. Rimu	Bevelled two edges.
Skirtings	60mm	D.A. Rimu	Bevelled one edge.
Sill boards	Ex 25mm	D.A. Rimu	Sanded.
Cornices	Ex 31mm	D.A. Rimu	Bevelled.
Splash boards	Ex 25mm	Rad, tanalised	
		53 Retention	Primed.
Shelving	ex 25mm	Rad. Pine	Dressing grade
Exterior trim		Rad. or D.A. Rimu	
		tanalised or Ht. Totara	Mouldings as required.
Interior trim		Rad, or D.A. Rimu	Mouldings as required.
RIMMER STUDS -			
Single or top storey			Table 15, Code 3604.
Openings up to 1350 wide	100x50		
Openings 1350 to 2700 wide	100x75		Solid or built up.
Openings 2700 to 4200 wide	100x100		Solid or built up.
Bottom of two stories			
Openings up to 1050 wide	100x50		
Openings 1050 to 2100 wide	100x75		Solid or built up.
Openings 2100 to 3150 wide	100x100		Solid or built up.
LINTELS -		Building A Rimu or No.1 Rad. Pine Boric Treated.	Sizes and spans shall conform to the MINIMUM sizes set out in the relevant tables in N.Z.S.S. Code 3604, Table 16

JOINER

NOTS: Subcontractors to read and conform to Preliminary and General.

TIMBER JOINERY:

All exterior door and window frames to be as scheduled and to be grooved, throated and constructed in a proper and tradesmanlike manner and primed before fixing.

ALUMINIUM JOINERY:

Fix aluminium joinery as per manufacturers specifications, if shown on Addenda, otherwise provide timber joinery.

KITCHEN CUPBOARDS:

The design of all of the cupboards to be supplied and fixed in the kitchen will be carried out in accordance with the Owner's approval, or as shown on detail drawings. All doors to be of flush Hardboard Drum Doors or Mahogany 19mm thick and hung on 2 13mm galvanised butts. In cupboard, provide and fix rows of 25mm shelving as detailed and properly dressed and cleaned off. All shelving full width. All kitchen cupboard doors to be fitted with selected catches. Supply and fix Formica bench top. Return bench tops to be 40mm blockboard or chipboard with Formica fitted.

TUB CABINET:

Supply tub cabinet complete.

BATHROOM CABINET:

In bathroom, construct a recessed shaving cabinet 600x400 overall, 1275mm from floor level. Line with timber 9mm finished thickness and provide 4.5mm plywood back with wood beads.

DOORS AND JAMBS:

Provide doors and jambs to sizes shown on Drawings. Doers tc be Kauriply Flush, unless otherwise mentioned in Addenda.

PLEASE READ SPECIAL CONDITIONS ON ADDENDA AND LINING SCHEDULE AND COMPLY WITH SAME.

HARDWARE

NOTE: Subcontractors to read and conform to Preliminary and General.

GENERAL:

The Contractor shall furnish the whole of the rough hardware of whatever kind may be necessary to execute in good and substantial manner, the whole of the work specified by the 'Carpenter and Joiner'.

SCREWS:

Brass screws shall be used for brass fittings, C.P. Screws' for C.P. fittings, steel screws for steel and iron fittings. All screws damaged when driven with screwdriver or from any other source shall be removed and replaced by undamaged ones.

BUTTS AND HINGES:

Hang external doors on 1½ pairs 100x69 galvanised butts with loose pins. Hang internal doors on three 3½ x 2¼ F.B. butts, with loose pins. Use 25 x No. 9 screws. Hang kitchen cupboard doors on 1 pair and 40mm thick, closet doors on 1½ pairs of 63mm butts,. Use 19mm x No. 7 screws.

LOCKS, FASTENERS AND FURNITURE FOR DOORS AND WINDOWS:

Allow for a P.C. Sum of $ for all door locks, furniture, fasteners, socket bolts and cabin hooks and for all sash fasteners, stays and for drawer and cupboard catches, towel rails etc. This shall cover only the items listed and shall not include hinges or sliding door tracks, or any item of rough hardware necessary to complete the work as drawn and specified and must be allowed for by the Builder. Front entry door shall be approved type cylinder night latch and mortice latch with C.P. furniture. This item included in P.C. Sum.

The Owner shall choose all the above hardware at Apollo Timber, & Hdwre who will provide the owner and builder with a written and costed schedule of ALL hardware etc.

DRAINLAYER

NOTE: Subcontractors to read and conform to Preliminary and General.

PERMITS :

Drainlayer to pay for all drainage and stormwater permit fees.

SEWER:

Lay 100mm glazed eathenware sewer drains to connection as shown on plans, or alternatively, provide septic tank and effluent disposal', if shown on drainage plan. 'Arrange for all tests and comply with all Authority's requirements and complete job by neatly backfilling excavations and providing neatly plastered concrete gully traps with' grates as required. Provide all necessary inspection chambers or 110mm plastic soil pipe and appropriate fitting, to council requirements.

STORMWATER:

Unless shown .otherwise, allow for 3M³ soak holes .filled with rubble etc. Lay 100mm field tile drains from downpipes.. (The effictiveness of these sold holes depends on the soakage ability of the ground), or 90mm plastic storm water and appropriate fittings to council requirements.

LEVELS :

Ensure that levels of drains and gullies and soak holes wili allow for a reasonable development of section levels, paths etc. Minimum:".: depths to be 450mm and generally a minimum gradient of 1 in 40 shall' be maintained. Bed drains on solid ground.

CONNECTIONS :

Con'nections sha'll be approved rubber, or plastic.

BASEMENTS :

When shown, lay 100mm field tile drain around basement perimeter below footing level, as indicated on plans or other approved method:

PLEASE READ SPECIAL CONDITIONS ON ADDENDA AND LINING SCHEDULE AND COMPLY WITH SAME

PLUMBER

NOTE: Subcontractors to read and conform to Preliminary and General.

GENERAL:

This work comprises of the installation of hot and cold water systems, sanitary fittings, wastes and soil pipes, vents, complete flashing of building to render water-tight and the provision of all necessary spoutings, dawnpipes, gullies, gutters and bird-proofings etc. Allow for all permit charges and arrange all inspections and comply with all relevant regulations..

MATERIALS:

Spouting to be .06 galvanised iron securely held with metal brackets (150 standard profile). Downpipes 75mm galvanised or P.V.C. firmly fixed to walls. Flashings lead and galvanised iron as necessary for neatness and water-proofing. Water supply to be in 19mm P.V.C. Alkathene or copper pipe. Wastes to be P.V.C. supported as necessary. Fix all necessary vents in cast iron or Fibrolite or copper or P.V.C. .Cold hater pipes to be P.V.C. running in such a manner and to be of such a size as to give a suitable supply at each tap free from air locks etc. Hot water pipes shall be copper, also of adequate size and run. Provide all vents and exhausts as required in materials suitable and to Local Authority requirements, complete with all flashings and bird-proofing, to all joinery and roof and linings where necessary.

WORKMANSHIP AND CONTACT OF DISSIMILAR METALS:

To be all in accordance with best trade practices, all suppliers', and manufacturers' recommendations and all Health Regulations, Local Body By-laws and all work shall be carried out only by Registered Plumbers under the Registration Act 1953 and amendments. Generally run pipes directly to fittings in such a manner as to, prevent air locks. Avoid use of elbow fittings where possible. Provide all overflow pipes as necessary all waste pipes, **Allow to** pipe hot and cold supply to the following fittings as well as future washing machine and outside hose tap. Securely lag all hot water pipe runs. Pipe shower direct from cylinder to ensure even pressure.

FITTINGS:

Allow for connection of all necessary pipes to the following fittings supplied by the main contractor:

a) Sink
b) Tub
c) Shower Tray

Allow to provide and fix all the following fittings complete with all necessary plugs, vents, waste brackets etc:

a) Cast Iron or enamelled pressed steel standard white bath (at option of Plumber).

b) First quality pan and firm plastic seat and plastic cistern and pipes.

c) 135 litre Hot Water cylinder, lagged and complete with Ajax valve and 1000 watt element.

TAPS:

Shall be chrome, plated streamlined marked 'hot' and 'cold'. Shower rose also to be chrome plated.

SOLID PLASTERER

NOTE: Subcontractors to read and conform to Preliminary and General.

Plaster all steps, concrete porch and terrace slabs. concrete blocks shall not be plastered. Provide coves to all nibs and plaster any exposed concrete.

Plaster beams above garage floor on basement jobs.

GLAZIER

NOTE: Subcontractors to read and conform to' Preliminary and General.'

Refer to sash and door schedule for sizes.

Panes up to 1m² to be 3mm.

Panes up to 1.5m² to be 4mm.

Largcrpanes 5.5mm D. Plate.

Obscure, glass to be selected. Provide to W.C., bathroom, laundry, and kitchen doors (where exterior) and allow for selection from standard range.

Obscur glass ....

BRICKLAYER

NOTE: Subcontractors to read and conform .toPreliminary and General

VENEER: TO be of materials as scheduled. Generally lay all concrete masonry dry and all brickwork damp. Ties to timber frame in accordance with regulations

a) at not more than 600mm horizontally and not more than 350mm vertically or
.b) at not more than 450mm horizontally and not more than 400mm vertically

provided that the vertical spacing shall not exceed four coarse high. Ensure that ties turn cavity water away from frame and that ties do not penetrate building paper.

CAVITIES:

Shall be a minimum of 40mm and MUST he kept clean of all mortar droppings, particularly at vermin netting point, on wire ties and at rebates for veneer on concrete floor jobs. The blocklayer will be held responsible for any future water damage resulting from mortar accumulation at these points. Provide all necessary weep holes.

JOINTS:

Maximum thickness of all joints shall be 9mm. Provide weather struck or coved joints. Mortar to be natural grey unless shown otherwise in Addenda and provide Brickmix or other plasticiser.

BLOCKLAYER

BLOCK FOUNDATION WALLS AND PARTY WALLS:

Build in standard units as indicated on plans. Use all necessary flush ends, bond beams to complete job in workmanlike manner. Lay blocks dry with all 'joints a maximum of 9mm thickness. Blocklayer to provide concrete and steel and pour all cores and bond beams as indicated on plans and where basement retaining walls are shown; completely fill below ground,level' all cores and coat exterior with Mulseal or Flint'coat.. Provide purpose-made sill.blocks and vents 50mm from corners and at 1800mm intervals if they are not to be provided in veneer and required by codes.

INSULATION

Walls: 75mm R16 glass fibre batts.

all to have building paper from a point below the bottom of floor joist to top of top plate.

Ceilings: approved loose fill or 7.5mm R16 glass fibre batts

Floors: Timber double sided perorated aluminium foil laid to sag 100mm between floor joists

ELECTRICIAN

NOTE: Subcontractors to read and conform to Preliminary and General.

MATERIALS AND WORKMANSHIP:

Shall all be according to best trade practices and all regulations., of Local Authority and Power Board and Underwriters' Association. Enough separate circuits shall be wired to ensure that the requirements of heavy domestic usage are met. Conceal all runs where possible and provide earth pin as required. Wire temporary supply.

MAIN SUPPLY:

Will be at the eaves or barge board, unless scheduled otherwise. Allow adequate mains for electric heating loading when heating is specified.

METER BOARD:

Provide a metal meter board complete with fuses or circuit breakers and meters allowing room for wiring to electric heating system when specified. Clearly label fuses.

SWITCHES AND PLUG SOCKETS:

All to be white plastic. All lights to be finished complete with shades and 100 watt lamps. Allow for two sets of double switches.

LIGHTS:

Allow the total. of _____ light points as set out in the Addenda.

POWER POINTS:

Allow the total of _____ power points as set out in the Addenda.

RANGE:

Range shall be obtained from Odlins Limited and the P.C. Sum of $ shall be allowed for the PURCHASE AND DELIVERY ONLY of an electric range. Allow to wire same..

HOT WATER CYLINDER:

Allow to wire up to Hot Water Cylinder element which will be supplied by the Plumber.

EARTH AND AERIAL:

Earth and Aerial plates and T.V. ribbon connection and draw wire shall be provided for both T.V. and A.E. points.

THE SUPPLY AND FIXING OF FANCY LIGHT FITTINGS has not been allowed for and unless shown in the Addenda, provide standard shades.

HEATING

NOTE: Subcontractors to read and conform to Preliminary and General.

CHIMNEY:

Provide a Firth Precast chimney complete with tile surround and hearth, fire-back, hobs and grate. Where exposed to view, rake out all horizontal joints and paint as for blocks. Provide complete with all fire protection and ensure that flue is 40mm clear of timber framework. Provide a 150mm thick concrete footing reinforced with No. 12 M.S. Rods at 150mm centres and two precast piles to support concrete under hearth slab between floor joists. Install in strict accordance with manufacturer's instructions.

HEATING:

Allow the Provisional Sum of $ for the purchase and installation of electric skirting heaters or other heating as may be required.

ELECTRIC CENTRAL HEATING:

Refer to drawings for layout of underfloor heating and concrete construction joints. Heating wires shall be as close as practicable to the surface of concrete (minimum 25mm).

Install elements in complete accordance with manufacturer's recommendations and allow to check as concrete slab is being poured to ensure that wires are not disconnected. Provide all thermostats (as shown on plans) and wiring to them and wiring to switchboard, space on which will be made available by the electrician. Heating shall be wired to the Night Store half-price power rates.

GAS HEATING:

Provide and install a 30,000 B.T.U. wall-mounted gas heating unit.

VISOR HEATER:

Shall be a Black Witch complete with legs and all flues, cowls, flashings, grates and supplementary units. Form double sleeve where flue passes through chimney and insulate outside sleeve between timber with asbestos rope. Flue shall extend to aboye ridge height and shall be a MINIMUM distance between wall linings and flue of 100mm.

Place heater on 4 600x600 exposed aggregate slabs which shall be bedded on 50mm layer of concrete on top of timber floor. Finish with timber hearth moulds.

Centre of slab to sit on concrete pile 200 x 200 which will go to to solid bearing and be set in concrete.

ROOFER

NOTE: Subcontractors to read and conform to Prelimin'ary and General.

.06 GAUGE CORRUGATED IRON ROOF:

Provide .06 long-run iron roof. Fix with lead head nails and laps as recommended by manufacturers. Prime all laps before fixing and provide all ridging etc. Fix on building paper and netting. Provide barge rolls and all necessary finishings.

MONIER TILE ROOF COVERINGS:

Tiles to be concrete and fixed to manufacturer's instructions and details, complete with all cappings and supplementary units.. Wire tiles down to rafters and provide 50x25 timber battens. Minimum roof pitch shall be 19°. The acceptance of a tiling subcontract shall automatically carry with it the full responsibility of providing a completely water-tight job. The subcontractor shall be responsible for making good any leaks and resultant water damage occurring up to 2 years time from fixing the roof. Should there be any reason why the tiling work cannot be guaranteed, this must be put before the main contractor in writing prior to quoting for the job.

Ridge cappings shall be bedded down as low as possible to tiles,

Colours shall be as selected.

BITUMISTIC CHIP ROOF:

Fit Decramastic or Harveytile roof in accordance with manufacturer's specifications. Provide battens and netting and building paper. Colours to be selected by Owner. Finish with all necessary cappings and bird-proofing and 'chip' coating to Plumber's flashings.

The acceptance of the tiling contract shall automatically carry with it the full responsibility for providing a completely water-tight job.

STRUCTURAL STEELWORKER

GENERAL

Construct R.S.J. frames, cleats, fixing etc. as detailed. Provide suitable erection gear and take every precaution to ensure that steelwork is erected without distortion and without damaging the remainder of the building.

Provide all necessary temporary shoring during construction. Provide bolt holes, studs etc. as necessary for fixing timber.

STEEL

All steel shall conform with NZS 309, free from kinks, scale and other defects.

All steelwork encased in concrete shall have No.10 gauge block wire loosely wrapped around at 6" pitch.

WELDING

Welds shall be of sound metal, free from slag inclusion and porosity and with faces of even and regular finish. Slag shall be removed from the weld face on the completion of each run by wire brushing. Where welds are shown to be veed they shall be fully prepared to the correct angle and shall be given sufficient runs of weld to be equal to the parent member. All steel posts exposed in the finished job shall have the welds ground flush.

Joints shall be completely seal welded wherever practical.

PAINTING

Before fabrication of the steelwork it shall be thoroughly wire brushed using a power brush to remove all rust, mill scale etc. cleaned to remove grease, oil or other deleterious substances.

PAINTER AND PAPERHANGER

NOTE: Subconiractors to read and conform to Preliminary and General and schedule of linings and finishes.

MATERIALS:

All materials shall be of approved brands delivered in unbroken packages, bearing the Maker's name. Apply materials strictly in accordance with the Maker's instructions. Where a proprietary brand is specified, but is unobtainable, another brand of equivalent quality may be used with the approval of the Owner.

WORKMANSHIP:

Workmanship shall be of the highest standard performed only by experienced and skilled tradesmen. Do not apply paint to damp surfacrs and do not do any external painting during unsuitable weather. Rub down with glass paper and dust off between each coat. Rub down and recoat any work damaged by dust, rain or other cause. Each coat of paint shall be thoroughly dry and hard before a further coat is applied. Stop and putty smooth after the first or priming coat has become hard and dry and all nail holes or imperfections. Do not use oil putty on surfaces to be paintec with plastic flat finish paints. Take every precaution to prevent floors and other surfaces from being stained. Do no interior painting, oiling or varnishing except in perfectly clean rooms, free from dust or workmen.

MIXING:

Carefully follow the method of mixing as recommended by the menufacturers. Carry out mixing in the followiny manner: When the container is opened, pour off the oil and thinners from the top into a separate container. Thoroughly stir the remaining paste to mix heavier particles which have settled. Then pour back the oil and thinners and carefully stir in. Pour the complete contents of the container into a separate container and pour from one container into the other several times to provide a mixture of thoroughly even consistency with the entire contents of the original container properly intermingled.

PROTECTION OF WORK:

Take precautions, during and after painting operations both inside and out to protect work from dust, dirt and any disfigurements whatsoever. Provide trays on which to keep materials and carry out all necessary floor and wall protection. Take care in all cutting in work and clean off any disfigurements.

EXTERIOR WOODWORK:

To receive one coat of white lead and red lead priming using first quality white lead and linseed oil. Putty all nail holes and finish with two coats of approved brand ready mixed paint. Tint paint and pick out in colours to approval of the Owner.

CEILINGS:

Flat paint finish. All ceilings shall receive one coat of approved Sealer and two coats of Monocoat or other approved paint in colours to approval. Thin with approved thinners.

VARNISH FINISH:

All woodwork not specified for other treatment including door:, . Seal with Brolite well wiped off the woodwork, followed with a coat of white polish. Check over surface and then apply two coats of Smith's, General Purpose Clear.

INTERNAL WORK :

Enamel finish. All exposed woodwork, walls etc. throughout kitchen, bathrocm, laundry and W.C. including the backs of all kitchen cupboard doors, edges of shelving and bathroom cabinet to receive one coat of priming as specified for external woodwork. Neatly stop all nail holes and defects with best linseed oil putty and then apply one coat of approved undercoat and one good csvering coat of approved enamel.

PAINT FINISH:

All skirting, ,architraves and all timber not specified for other 'treatment to receive one coat of primer, one coat of approved undercoat and one good coat of ,approved Semi-flat enamel.

PAPERHANGER:

Where directed, hang wallpaper and allow the P.C. Sum of $ per roll for the supply only of wallpaper, which will be selected by the Owner. Properly prepared all surfaces to be papered Sealers shall be approved brand. All paste shall be fresh. Machine trim both edges, neatly butt and patterns registering all in accordance with the best trade practice. At completion, leave surfaces flush, uniform in colour and texture and free? from a11 wrinkles, blisters, lumps, tears or other imperfections.

WARDROBES :

Nil.

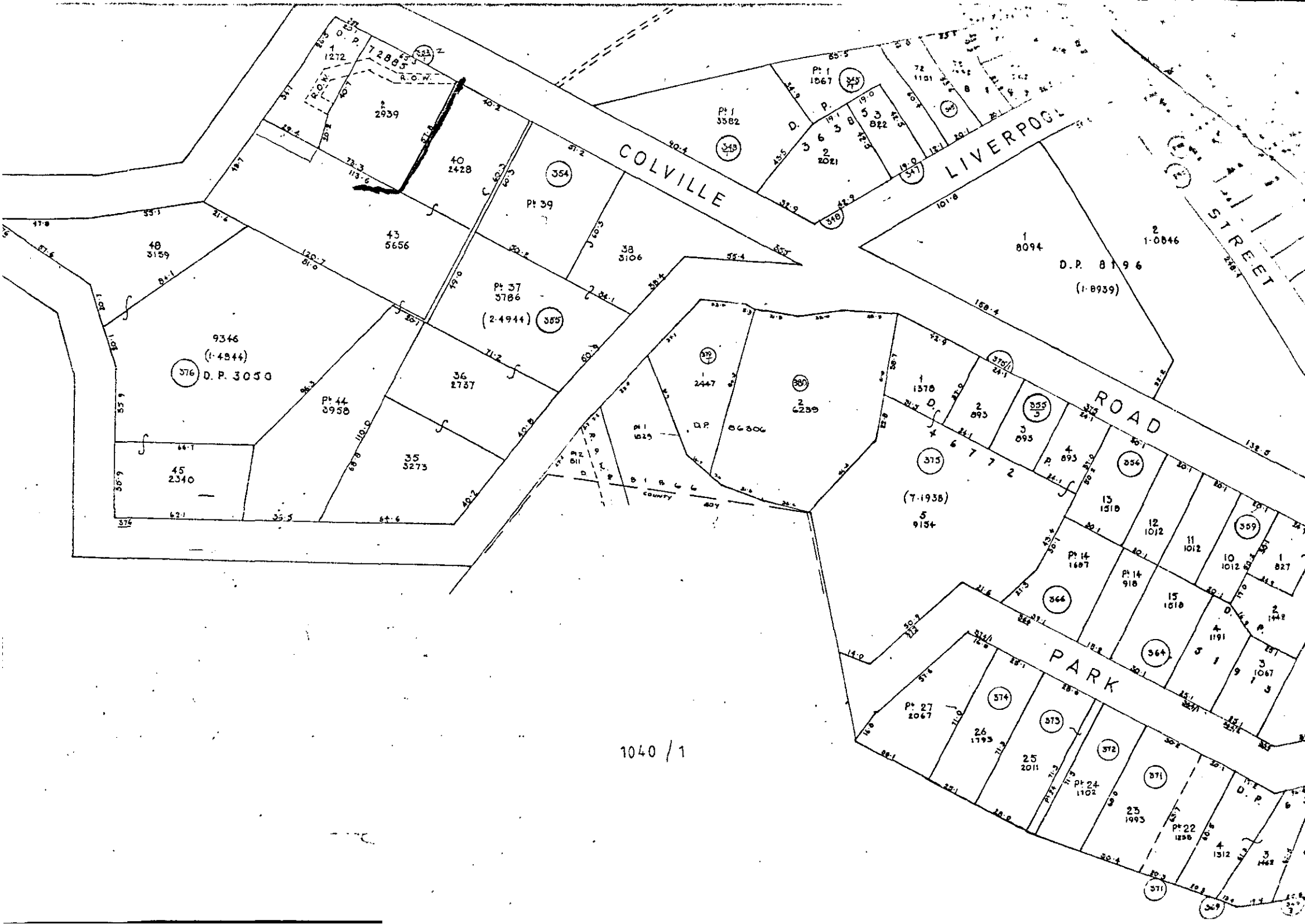
CHOICE **OF COLOURS:**

The Owner shall choose the colour scheme and with the painter, prepare in duplicate, a COMPLETE written description. This shall be signed by the Owner and the painter before any work proceeds (except that the list can be prepared in two stages outside and inside).

WALLPAPER

P.C. sum ..... per roll for the supply only of wallpaper.

PLEASE READ SPECIAL CONDITIONS. ON ADDENDA AND LINING SCHEDULE AND COMPLY WITH SAME.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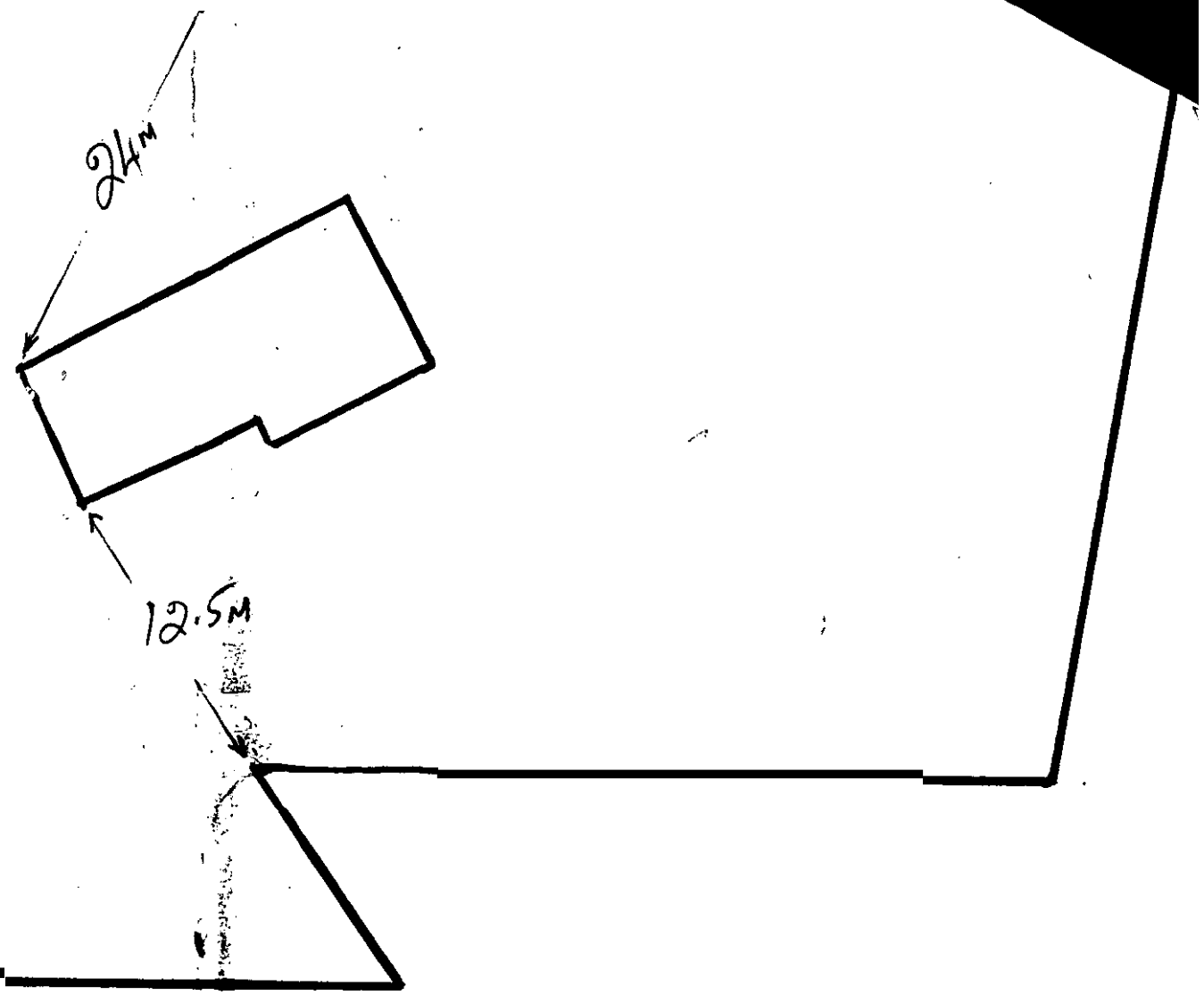


SITE PLAN

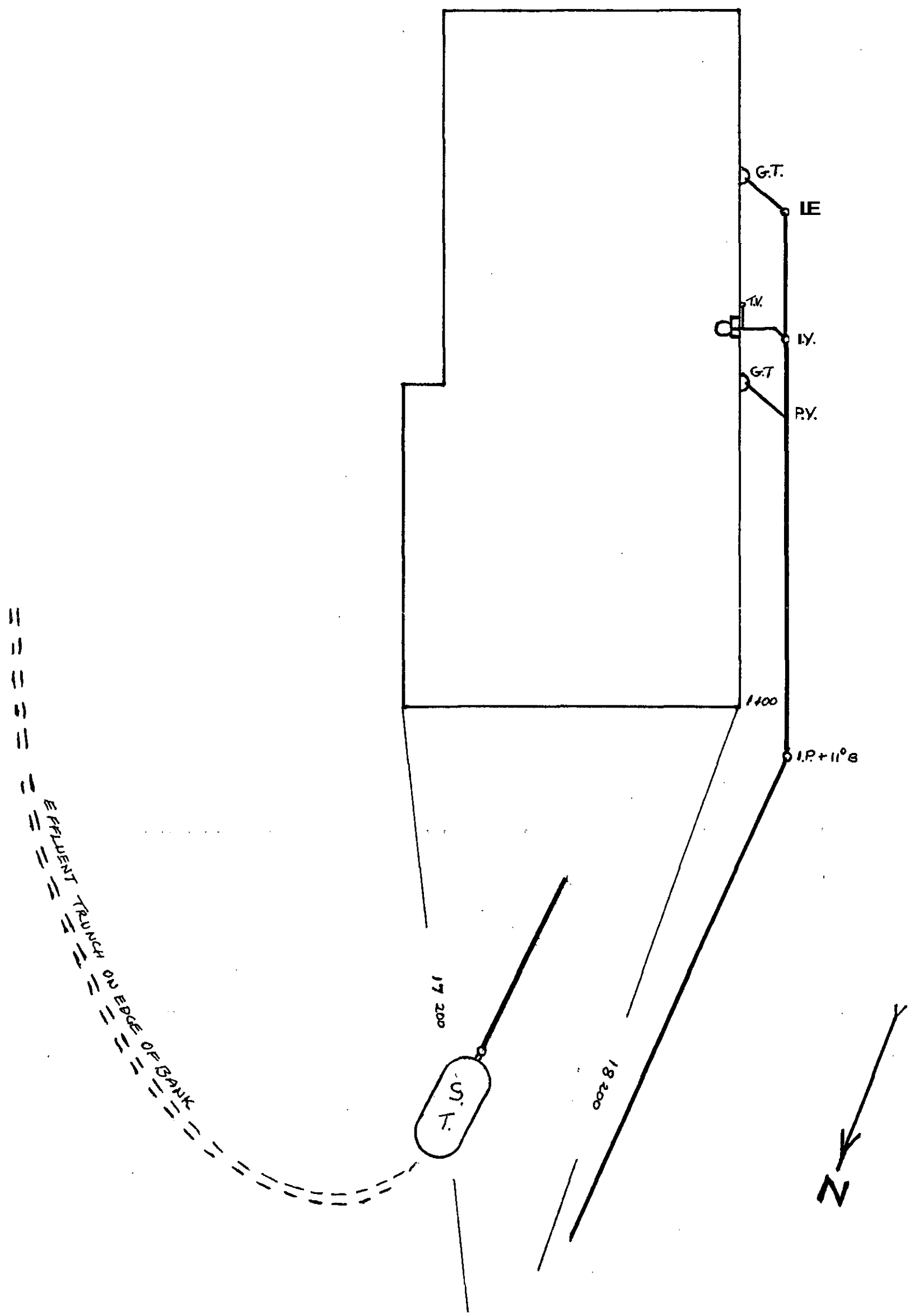
KALAMAZOO H 11,311 B

BOROUGH OF DARGAVILLE

DRAINAGE BLOCK PLAN

REFERENCE:

I. C. Inspection Chamber	G. T. Gully Trap
I. B. Inspection Bend	T. V. Terminal Vent
I. Y. Inspection Junction	Drain to be shown in RED
I. P. Inspection Pipe	SCALE — 1-100



OWNER D. & K. PEIHOPA

STREET 56 COLVILLE RD.

SECTION No. LOT 40 & PT 43 D.P. 482

B. F. BOAKES
DRAINLAYER

DATE 8/86

GENERAL INFORMATION

(1) The following MUST accompany this Application:

PLANS AND SPECIFICATIONS TO BE SUBMITTED IN DUPLICATE (in *ink* or on print paper) including—

(a) Ground plans of proposed work showing position of all sanitary fittings and names and sizes of various rooms.

(b) Where the building is on a sloping site the correct height of foundations must be shown.

(c) Front and side elevations.

(d) Cross-section showing framing with bracing.

(e) Where a building requires Plumbing and Drainage work a separate Application Form must be filled in and fee paid before a Building Permit can be issued.

(f) Such drawings and information in detail as may be necessary to indicate that the proposed building or other work or change of use of land or buildings will comply in all respect with the District Planning Scheme and with the By-laws.

(g) A report and calculations showing how *the* design complies with the By-laws in the case of buildings requiring specific designs.

(h) Applications for (in so far applicable):

(1) Drainage and plumbing

(2) Sewer connections

(3) Water supply connection

(4) Crossing

(5) Footpath damage deposit

(6) Hoarding licence

(7) Vehicular crossing

(8) Stormwater connection

(i) In duplicate a location drawing showing the site (all four boundaries) the buildings already on the site and the new proposed building shown in black. The measurements from the proposed building to all *buildings* on the site and *the* boundary lines should be given.

(2) FEES may be forwarded later on advice of availability *of* permit and the amount of fees required.

FOR OFFICE USE ONLY

FEES (where applicable)		Receipt No.	Date	Permit No.
Building Permit	$231 :	7174	25-10-85	.....
Building Research Levy	$ 51 :	7174	25-10-85	.....
Plumbing and Drainage Permit	$ 65 :	7174	25-10-85	.....
Footpath Damage Deposit	$:	.....	.....	
sewer Connection . . . N.A.	$:	.....		
Water Connection ... EXISTING ...	$:			
Stormwater Inspection NA. .:....	$	.....		
Hoarding Licence	$	.....		
Vehicular Crossing	$:	.....		
Off-Street Parking				
spaces		.....		
Contribution	$:	.....		.....
TOTAL FEES	$347:			

SCALE OF GEES

For the examination of plans and specifications of any building and for the inspection of such building the following fees shall be payable according to the estimated value of the work.

In any dispute as to value, the Borough Engineer shall have the absolute determination of the value of the proposed work or building.

BUILDING PERMIT FEES

ESTIMATED VALUE OF WORK: (Value to exclude value of Plumbing and Drainage work).

ESTIMATED VALUE OF WORK

Value of Work $	Fees $
0-600	-
601-800	9.00
801-1000	11.00
1001-1200	14.03
1201-1400	16.00
1401-1600	18.00
1601-1800	21.00
1801-2000	23.00
2001-2500	27.00
2501-3000	31.00
3001-3500	37.00
3501-4000	41.00
4001-5000	47.00
5001-6000	53.00
6001-7000	62.00
7001-8000	68.00
8001-9000	74.00
9001-10000	82.00
10001-12000	92.00
12001-14000	101.00
14001-16000	109.00
16001-18000	118.00
18001-20000	134.00
20001-25000	151.00
25001-30000	168.00
30001-35000	189.00
35001-40000	210.00
40001-50000	231.00
50001-60000	252.00
60001-70000	273.00
70001-80000	294.00
80001-90000	315.00
90001-100000	346.00
100001-120000	390.00
120001-140000	410.00
140001-160000	440.00
160001-180000	460.00
180001-200000	480.00
200001-240000	516.03
240001-280000	550.00

BUILDING RESEARCH LEVY FEE

In addition to the above fees there will also be payable a Building Research Levy in accordance with the Building Research Levy Act, 1969, which is set at $1 in each $1000 or part thereof of the value of each Building Permit issued. Permits for work of a value less than $10,000 are exempted.

PLUMBING AND DRAINAGE PERMIT FEES

	Fee
UP to $50	$1.00
$51-$100	$2.00
$101-$200	$3.00
$201-$400	$5.00

Plus $2.00 for every $200 or part thereof in excess of the first $400.

KAIPARA DISTRICT COUNCIL

Dargaville Office
Private Bag, Dargaville
Phone (0884) 7059

Paparoa Office
P.O. Box 1, Paparoa
Phone (089) 4317019.

APPLICATION FOR BUILDING PERMIT

To the Engineer (ATTENTION: Building Inspector)

I hereby make application to erect/re-erect/extend/alter/repair the building(s) according to the site plan, detailed plans, elevations, cross sections and specifications deposited herewith in duplicate.

Particulars of the land and buildings are:

OWNER Name D.M & K PEIHOPA
Postal Address 56 COLVILLE RD
DARGAVILLE Phone 433 7709.

BUILDER Name SELF
Postal Address
Phone

EXISTING USE OF SITE AND BUILDINGS HOUSE

NATURE OF PROPOSED BUILDING WORK DECKING.
e.g. additions to Dwelling, Bedroom, Lounge extensions etc.

VALUATION DEPT. ASSESSMENT No: (from rate demand) 96/355/5

LEGAL DESCRIPTION OF SITE (from rate demand or title deeds) 43 482 DP.

ADDRESS OF SITE 56 COLVILLE RD.

AREA OF SITE Hectares sq. metres

NATURE OF SOIL (rock, clay, sand, loam etc) SAND CLAY.

FLOOR AREA (proposed work-square metres)

	Basement	Ground Floor	Other Floors	Total
Main Building		33.		
Accessory Buildings				

ESTIMATED VALUE OF WORK AND FEES

	VALUE	FOR OFFICE USE ONLY Fees	Receipt No.	Date	Permit No.
Main Buildings (excluding plumbing and drainage)	$ 2200	$ 55	89028	10/9/92	
Accessory Buildings (excluding plumbing and drainage)	$	$		/ /	
Plumbing	$	$		/	
Drainage	$	$		/	
Sub Total	$	$		/	
Building Levy Fee (on Sub Total Value)		6		/	
Vehicle Crossing Deposit		$		/	
Vehicle Crossing Payment		$		/	
Footpath and Street Damage Deposit		$		/ /	
Sewer Connection		6		/ /	
Water Connection		$		/ /	
Other: e.g. Hoarding Licence, Stormwater inspection, Off Street Parking		$		/ /	
	TOTAL FEE				

CERTIFICATE

I hereby certify that the above information is correct in every respect and do hereby agree to abide by all provisions of the Kaipara District Council By-laws governing and regulating all matters the subject of the foregoing application.

Signature of Applicant

Date 10-9-92

FOR OFFICE USE ONLY

TO TOWN PLANNING OFFICER:

Checked and approved Signature .....
Date .....

TO BUILDING INSPECTOR:

Checked and approved Signature .....
Date .....

TO STRUCTURAL ENGINEER:

Checked and approved Signature .....
Date .....

TO FIRE INSPECTOR:

Checked and approved Signature .....
Date .....

TO HEALTH INSPECTOR

Checked and approved Signature .....
Date .....

REMARKS

.....

.....

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.....

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....

PERMIT TO BE ISSUED SUBJECT TO:

.....

.....

....

PERMITS:

Building Permit No. ..... Signature ..... Date .....
Plumbing Permit No. ..... Signature ..... Date .....
Drainage Permit, No. ..... Signature ..... Date .....

.....

.....

...

.....

BUILDING INSPECTOR'S FIELD SHEET

AUTHORITY

Stats. No. J 60214

BUILDING DEPARTMENT

No.

Inspector: M _____ File No. _____

Receipt No _____ Date Permit Issued 1 / 9 / 92

OWNER

Name D.M. & K. FERRIS

Mailing Address 56 CHANDLER RD

ONEHUNGA

BUILDER

Name OWNER

Uailing Address _____

PROPERTY ON WHICH BUILDING IS TO BE ERECTED/DEMOLISHED

SITE

Street No OWNER

Street Name _____

Town/District _____

Riding _____

LEGAL DESCRIPTION

Valuation Roll No. 96/--/5

Lot 4 D.P. 472

Section _____ Block _____

Survey District _____

DESCRIPTION OF PROPOSED WORK AND MAIN PURPOSE OF USE

ERECT NEW GARAGE & CARPORT

FLOOR AREA

Whole Sq Metres 37

DWELLING UNITS

Number Erected _____

ESTIMATED VALUES $

Building	1100
Plumbing	
Drainage	
GST	
TOTAL	1200

NATURE OF PERMIT (TICK BOX)

- ☐ NEW BUILDING – exclude domestic garages and domestic outbuildings
- ☐ FOUNDATIONS ONLY
- ☐ ALTERED, REPAIRED, EXTENDED CONVERTED, RESITED – include installation of heating appliances
- ☐ NEW CONSTRUCTION OTHER THAN BUILDINGS – include demolitions
- ☐ DOMESTIC GARAGES AND DOMESTIC OUTBUILDINGS

FEES APPLICABLE

Building Permit	$ 55	Water Connection	$
Street Damage Deposit	$		$
Building Research levy	$		$
Plumbing	$		$
Drainage	$		$
Sewer Connection	$		$
Vehicle Crossing Levy	$	G.S.T.	$
M.S. Plumbing	$	TOTAL	$ 55

Receipt No. 19029

Date of Payment 10 / 9 / 92

Authorised Officer _____

Special Conditions: _____

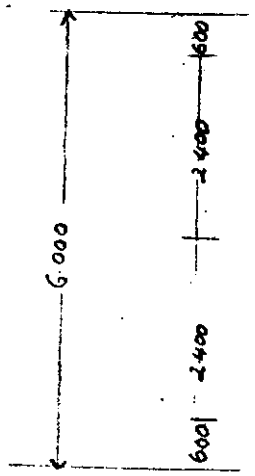
Date Inspected	REMARKS (e.g. stage reached with work)

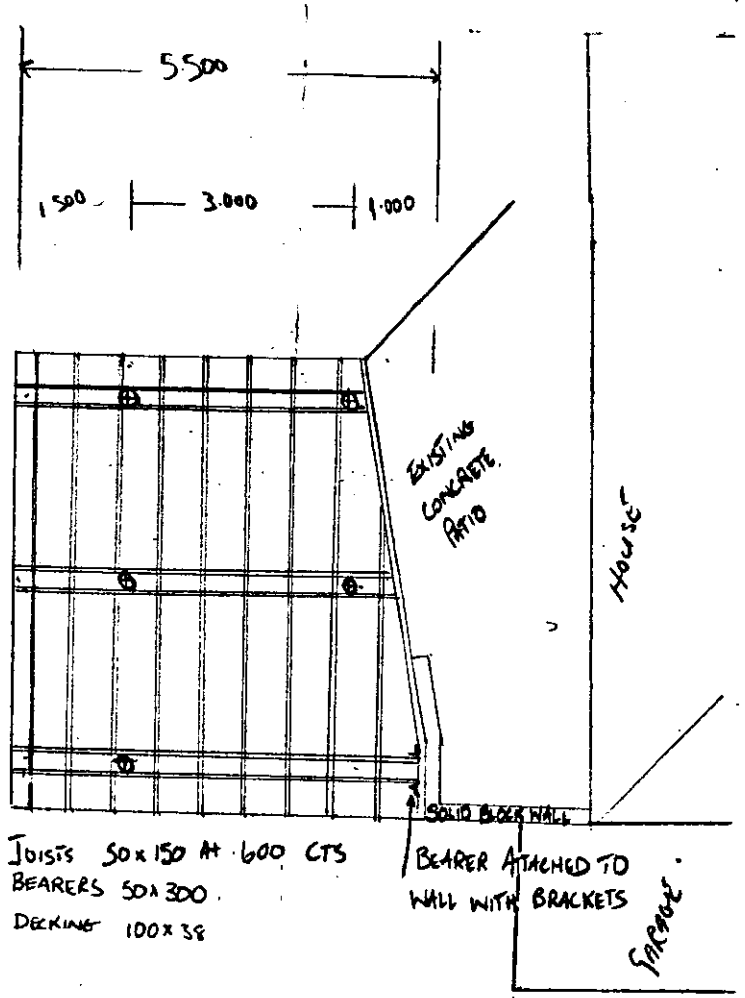
(CONTINUED OVER)

Date Inspected	
17-9-92	footing inspection: OK general inspection O.K

COMPLETED (Signature) _____ Date ___/___/___

1-100

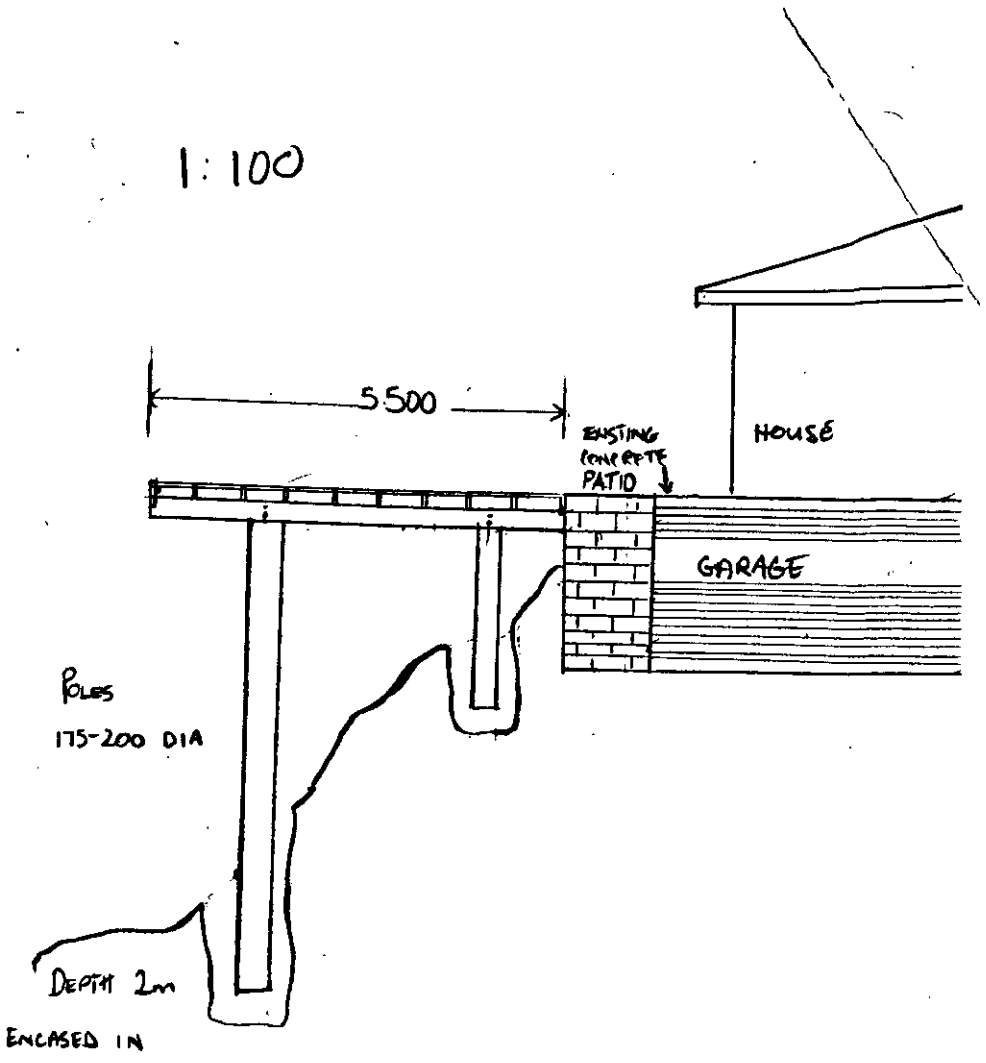


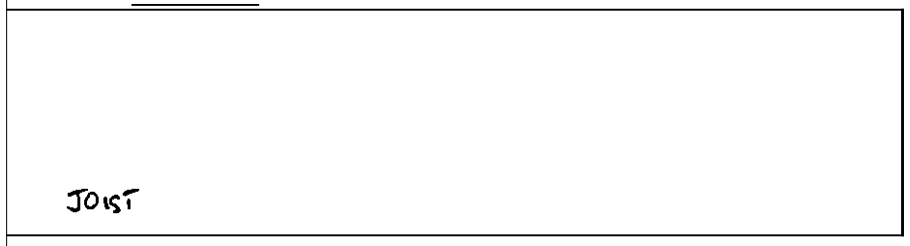


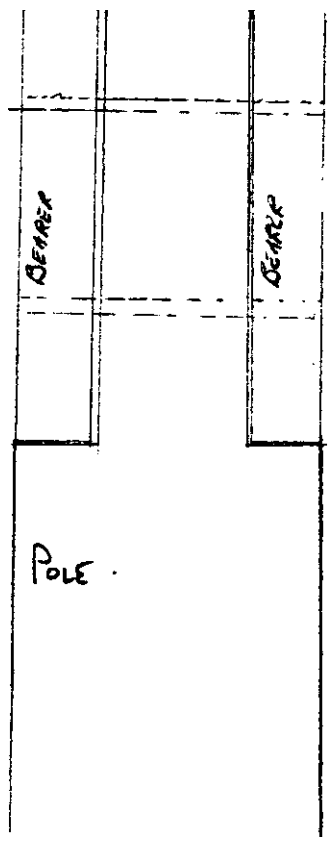
JOISTS 50 x 150 AT 600 CTS
BEARERS 50 x 300
DECKING 100 x 38

BEARER ATTACHED TO WALL WITH BRACKETS

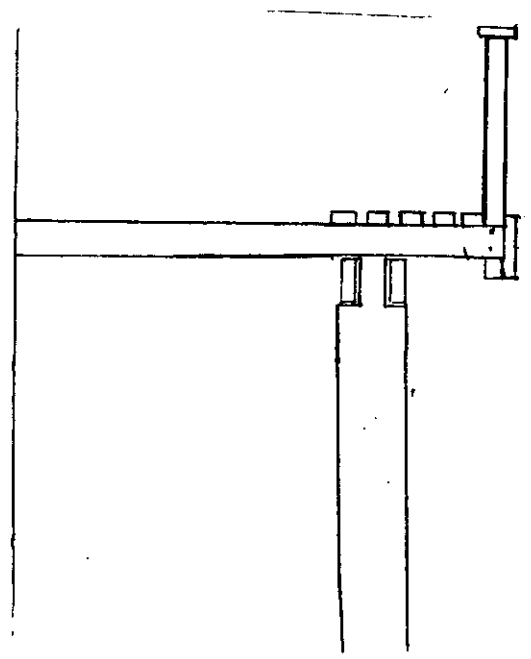
1:100

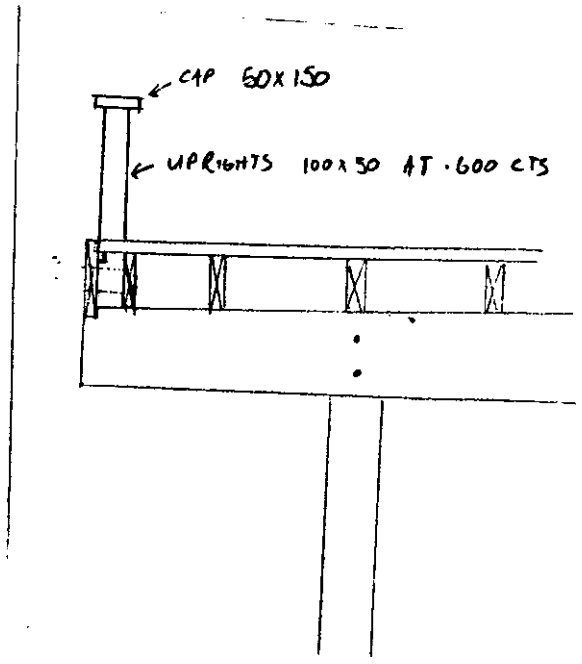






BEARERS TO BE FIXED TO EACH POLE AT TWO POINTS USING 16mm BOLTS.





PLUMBING, DRAINAGE AND ROOF PLAN 1:100

1·100

5500

1500 | 3000 | 1000

2400 | 600

EXISTING CONCRETE PATIO

HOUSE

GARAGE

OUTLINE OF ROOF OVER

FALL

SOLID BLOCK WALL

BEARER ATTACHED TO WALL WITH BRACKETS

JOISTS 50 x 150 AT 600 CTS
BEARERS 50 x 300
DECKING 100 x 38

1 mm THICK BUTYNOL SHEET OR SIMILAR CAULKS FIXED OVER
18 mm THICK STRUCTUREDY SUBSTRATE TO MAKERS INSTRUCTIONS
PLYWOOD SUBSTRATE MUST BE FIXED AS DIRECTED BY THE
MANUFACTURERS OF THE ABOVE MENTIONED MATERIALS.
(PROVIDE 30 mm FALL)

EX 240 x 200 HANDRAILING

38 x 38 x 4 mm RHS HANDRAIL
SUPPORTS AT 1350 CTS

DRILL & TAP FOR
M5 BOLT FIXINGS

800

EX 25 x 150 FACING BOARD

2 - Ø10 ENG'S BOLTS

EX 75 x 100 WALL PLATE

600

EX 50 x 100 WALL FRAMING
(STUDS AT 600 MAX. CTS)

6 mm HARDIFLEX
BASS WALL LINING

BUILDING PAPER

9 M x 4 M
1.5 Butynol

D.10 H.D. VERT. RODS AT 600 CTS

THREE-WAY MAITHOID

10 SERIES BOND BEAM
BLOCKS UPSTAND

2 - D 12 RODS

0.250 POLYTHENE FILM

CONC. FOUNDATION SILL

D.10 STARTER RODS AT 600

300 HIGH, 220 WIDE CONC.
FOUNDATION SILL

GARAGE FLOOR PLAN

SCALE 1:50

CONCRETE DRIVEWAY

BATTERED BANK

DP

CUT STEPS

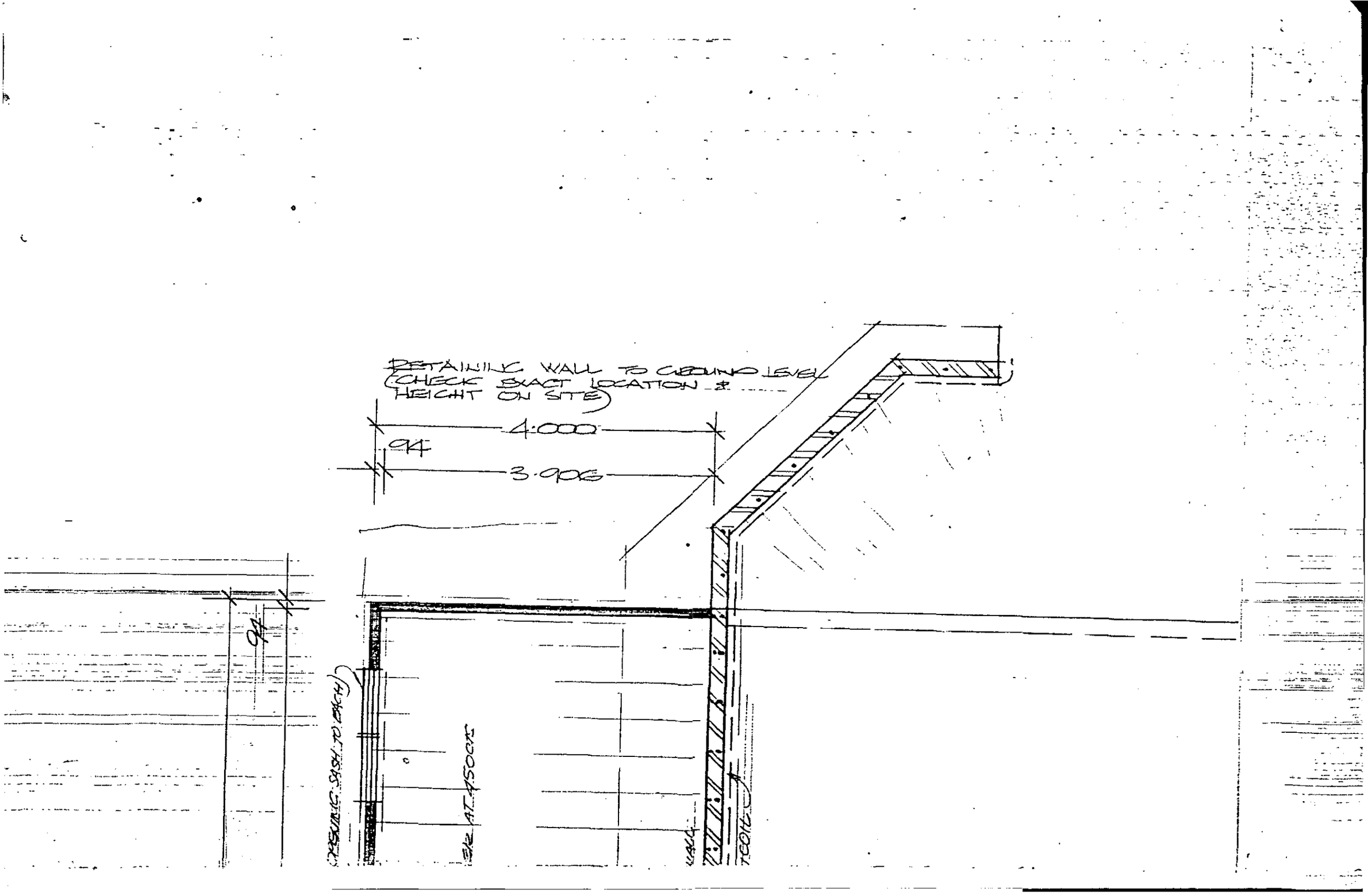
1000 HIGH W

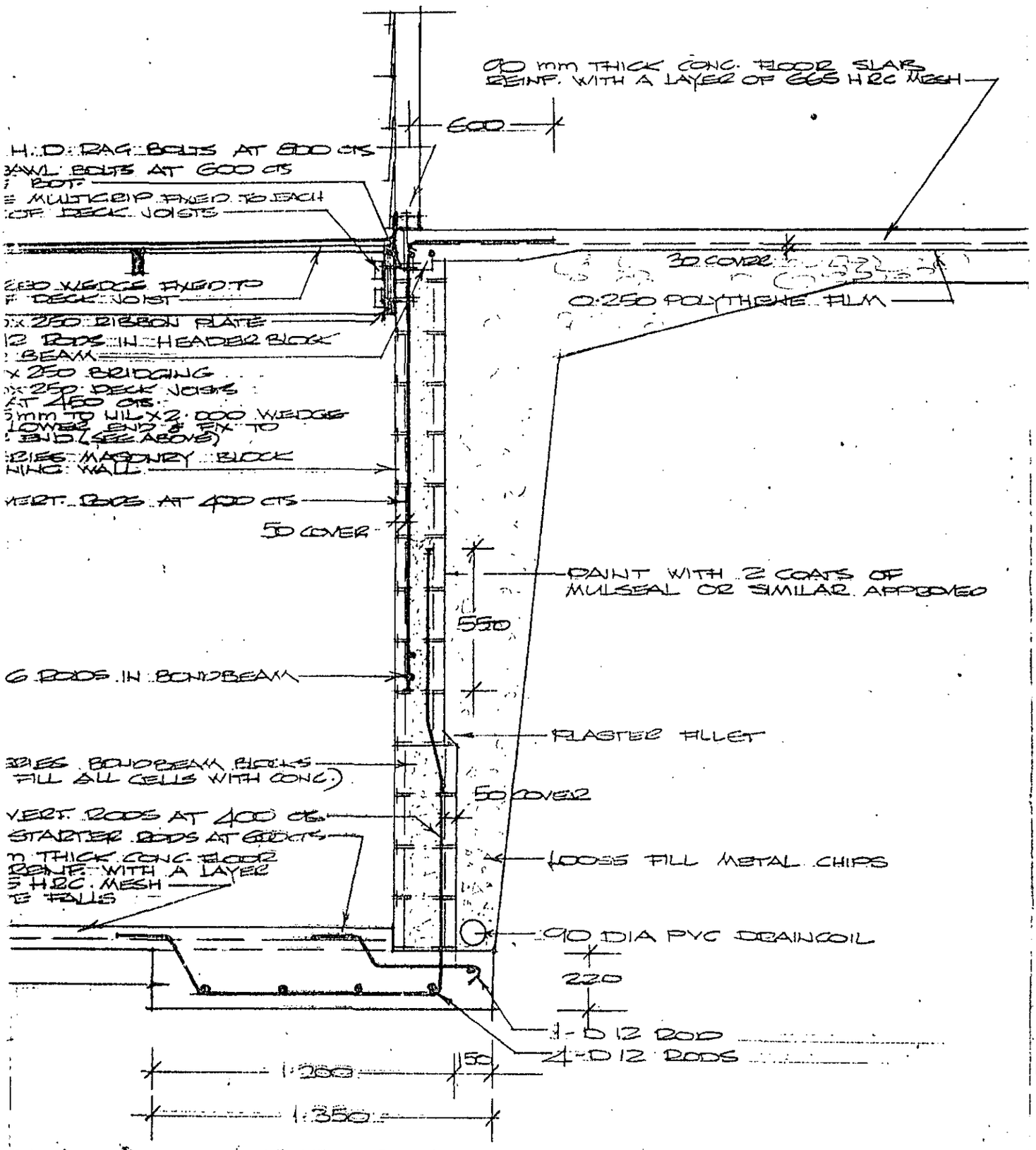
WAL

EX 50x250 DECK

MASONRY BLOCK RE

90 DIA P


RETAINING WALL TO GROUND LEVEL
(CHECK EXACT LOCATION & HEIGHT ON SITE)
4·000
94
3·905
94
REBARS STAGGERED (HIGH TO LOW)
12 AT 450 CTS
WALL
FOOTING



ON A AMENDMENT

29

1mm THICK BUTYNOL SHEET OR SIMILAR GLUE FIXED OVER 18mm THICK STRUCTUREBY SUBSTRATE TO MAKER INSTRUCTIONS. PLYWOOD SUBSTRATE MUST BE FIXED AS DIRECTED BY THE MANUFACTURERS OF THE ABOVE MENTIONED MATERIALS. (PROVIDE 30mm FALL)

EX 40x200 HANDRAILING

98x38x4mm RHS HANDRAIL SUPPORTS AT 1350 CTS

DRILL & TAP FOR 7.5 BOLT FIXINGS

800

EX 25x150 FACING BOARD

2-R10 ENG'S BOLTS

EX 75x100 WALL PLATE

500

EX 50x100 WALL FRAMING (STUDS AT 600 MAX CTS)

6mm HARDIFLEX BASS WALL LINING

BUILDING PAPER

D 10 H.D. VERT. RODS AT 600 CTS

THREE BY MALTHOID

10 SERIES BONDBEAM BLOCKS UPSTAND

2-D 12 RODS

900 HIGH, 220 WIDE CONC FOUNDATION SILL

90 mm THICK CONC. FLOOR SLAB REINF. WITH A LAYER OF 665 H.D. MESH

600

R 10 H.D RAG BOLTS AT 600 CTS

R 10 BAWL BOLTS AT 600 CTS TOP & BOT.

HYDE MULTICLIP FIXED TO EACH SIDE OF DECK JOISTS

TAPERED WEDGE FIXED TO TOP OF DECK JOIST

EX 50x250 RIBBON PLATE

2-D 12 RODS IN HEADER BLOCK BOND BEAM

EX 50x250 BRIDGING

EX 50x250 DECK JOISTS FIXED AT 450 CTS

CUT 15mm TO NIL X 2 000 WEDGE FROM LOWER END & FIX TO UPPER END (SEE ABOVE)

20 SERIES MASONRY BLOCK RETAINING WALL

D 12 VERT. RODS AT 400 CTS

50 COVER

30 COVER

0.250 POLYTHENE FILM

PAINT WITH 2 COATS OF MULSEAL OR SIMILAR APPROVED

550

2 D 16 RODS IN BONDBEAM

PLASTER FILLET

25 SERIES BONDBEAM BLOCKS (SOLID FILL ALL CELLS WITH CONC.)

50 COVER

D 16 VERT RODS AT 400 CTS

D 12 STARTER RODS AT 600 CTS

90 mm THICK CONC FLOOR SLAB REINF WITH A LAYER OF 665 H.D.C. MESH PROVIDE FALLS

LOOSE FILL METAL CHIPS

90 DIA PVC DRAINCOIL

220

+D 12 ROD

+D 12 RODS

0.250 POLYTHENE FILM

CONC. FOUNDATION SILL

D 10 STARTER RODS AT 600 CTS

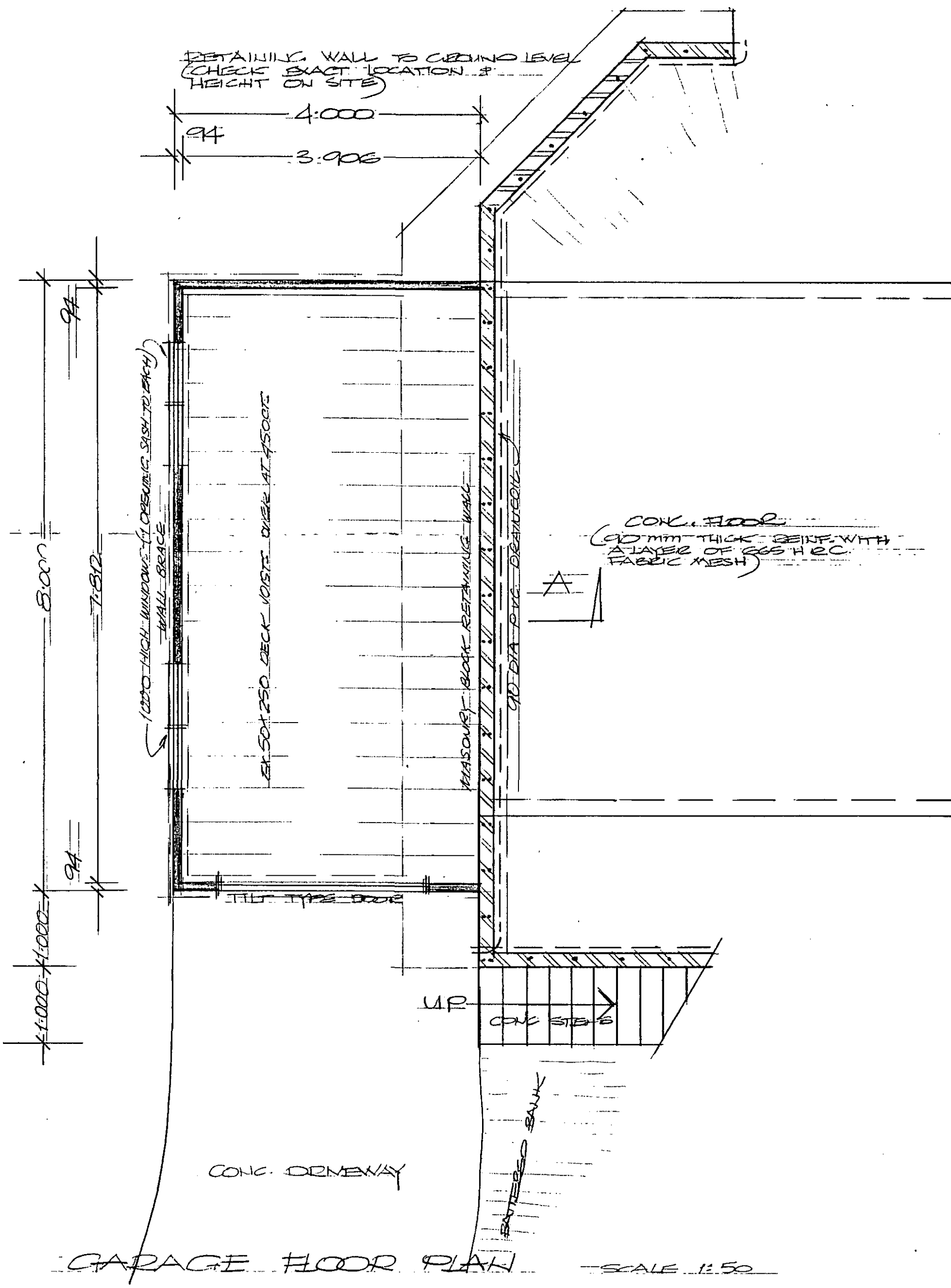
1200

50

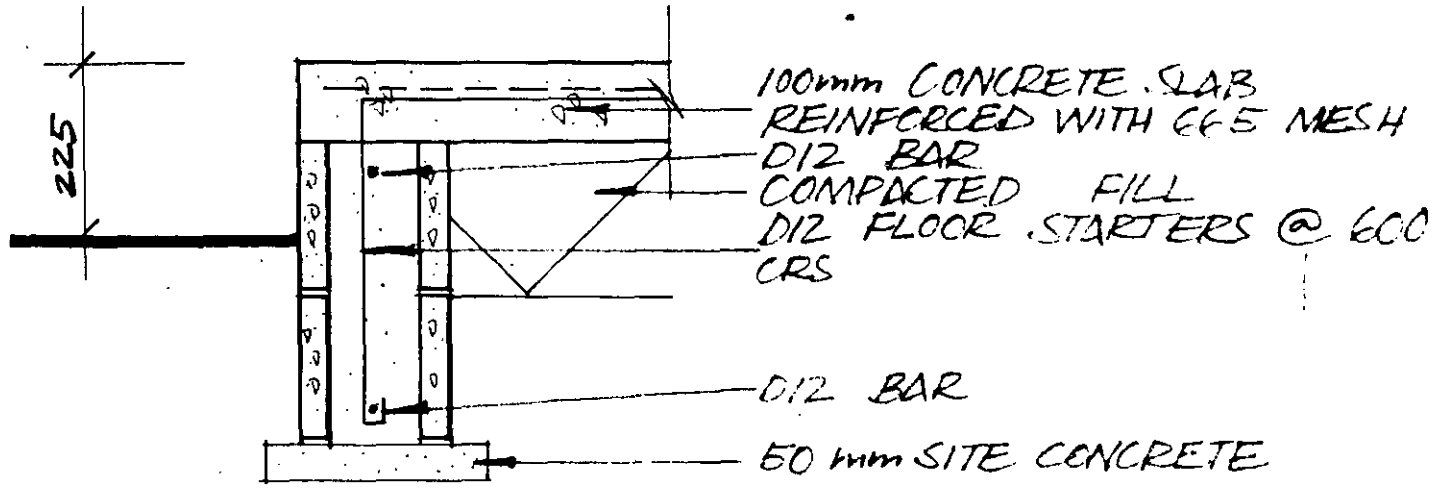
1350

SECTION A AMENDMENT

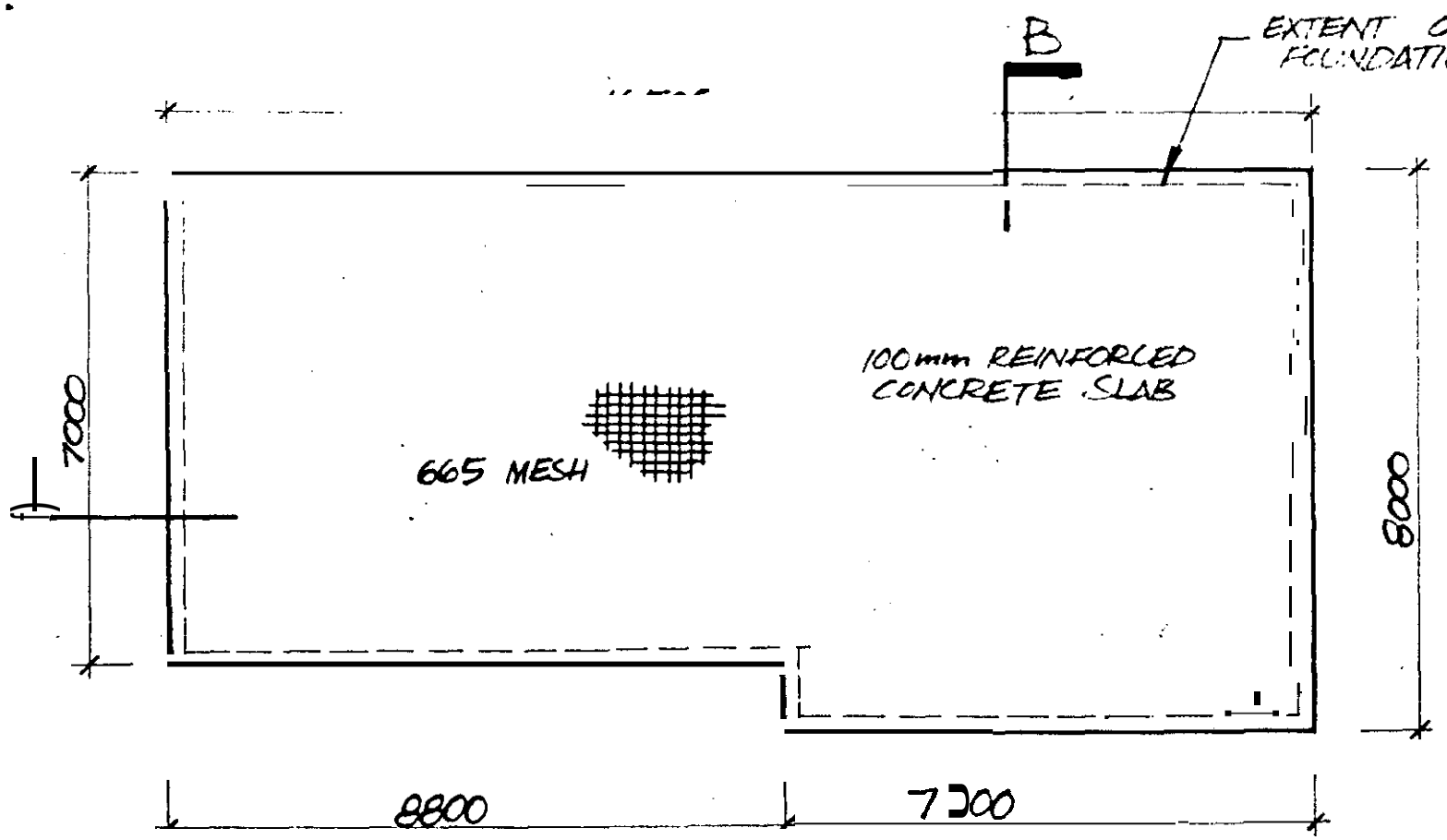
SCALE 1:20



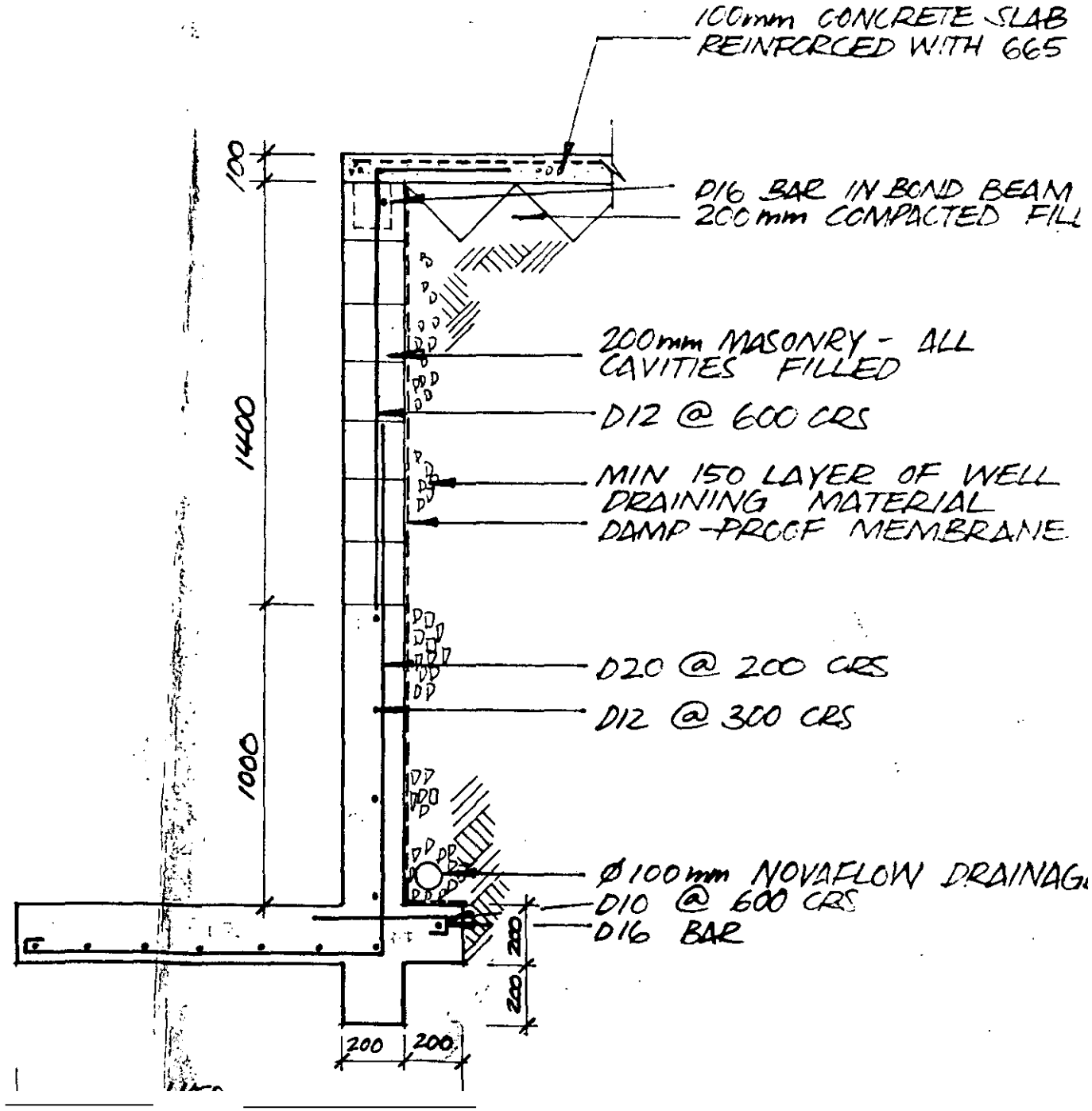
GARAGE FLOOR PLAN — SCALE 1:50



SECTION B 1:10



FOUNDATION PLAN 1:100



SECTION A 1:20

GENERAL INFORMATION

(1) The following MUST accompany this Application:

PLANS AND SPECIFICATIONS TO BE SUBMITTED IN DUPLICATE in ink or on print paper to an acceptable metric scale (eg. Plans and Elevations 1:100, Cross sections 1:50, Details 1:10, Site Plan 1:200 would be normal) and drawings shall be drawn or printed on quality paper preferably of Standard AI, A2 or A3 size.

The following shall be included:

(a) A floor plan of each floor level showing position of all sanitary fittings and names and sizes of various rooms.

(b) Where the building is on a sloping site the correct height of foundations must be shown.

(c) An elevation of each external wall

(d) Cross-sections showing framing, the type and location of cladding, insulation, sheathing and lining.

(e) The type and location of each' foundation element (for example: reinforced masonry foundation wall, anchor pile, cantilevered pile, and so on).

(f) Adequate information on all subfloor, floor, wall, and roof framing, including the type and location of each subfloor brace, diagonal brace, and wall bracing element and the number of bracing units assigned to each wall bracing element.

(g) Where a building requires Plumbing and Drainage work a separate Application form must be filled in and fee paid before a Building Permit can be issued.

(h) Such drawings and information in details as may be necessary to indicate that the proposed building or other work or change of use of land or buildings will comply in all respect with the District Planning Scheme and with the By-laws.

(i) A report and calculations showing how the design complies with the By-laws in the case of buildings requiring specific designs.

(j) Applications for (in so far applicable):

(1) Drainage and Plumbing
(2) Sewer Connections
(3) Water Supply Connection
(4) Footpath Damage Deposit
(5) Hoarding Licence
(6) Vehicle Crossing
(7) Stormwater Connection

(k) In duplicate a location drawing showing the site (all four boundaries) the buildings already on the site and the new proposed building shown in black. The measurements from the proposed buildings to all buildings on the site and the boundary lines should be given.

(2) FEES may be forwarded later on advice of availability of permit and the amount of fees required.

SCALE OF FEES

For the examination of plans and specifications of any building and for the inspection of such building the following fees shall be payable according to the estimated value of the work.

In any dispute as to value, the Engineer shall have the absolute determination of the value of the proposed work or building.

BUILDING PERMIT FEES

ESTIMATED VALUE OF WORK (Value to exclude value of Plumbing and Drainage work)

Values must be calculated at current market rates and include the GST content of the price of the building.

0 to $ 2,500	fee	**$ 55.00**
$ 2,501 to $ **5,000**	fee	$ 95.00
$ 5,001 to $ 9,000	fee	$145.00
$ 9,001 to $ 13,000	fee	**$220.00**
$ 13,001 to $ 20,000	fee	$300.00
$ 20,001 to $ 30,000	fee	$370.00
$ 30,001 to **$ 45,000**	fee	**$425.00**
$ 45,001 to $ 60,000	fee	**$485.00**
$ 60,001 to $ **80,000**	fee	$525.00
$ 80,001 to $110,000	fee	**$585.00**
$110,001 to $150,000	fee	**$650.00**
$150,001 to $200,000	fee	$750.00

$200,001 and above — $750.00 for the first **$200,000** plus $100.00 for every **$50,000** or part thereof thereafter.

That where a design certificate or structural checking is required, .that the fee be increased by 25%.

BUILDING RESEARCH LEVY FEE

In addition to the above fee, there will also be payable a Building Research Levy in accordance with the Building Research Levy Act 1969, which is set at $1.00 in each $1,000 or part thereof of the value of each Building Permit issued. Permits for work of a value less than $20,000 are exempted.

PLUMBING AND DRAINAGE PERMIT FEE

See Drainage and Plumbing Application Form

A minimum fee of $30.00 for the first $200 worth of work (labour without materials).

$6.00 per $100.00 worth of work thereafter.

All the above fees include GST.

Dargaville Office:
Private bag 1001
DARGAVILLE
Phone 0-9-439-7059
Fax 0-9-439-6756

KAIPARA DISTRICT COUNCIL

APPLICATION FOR A BUILDING CONSENT

Paparoa Office:
P.O.Box I
PAPAROA
Phone 0-9-431-7019
Fax 0-9-431-7017

Section 33, Building Act 1991
(Attach all relevant documents in duplicate)

Name: e.. CADWALLADER

Postal Address 56 COLVILLE RD
DARGAVILLE

Phone Number

Fax Number

Contact Name: M. KING

Postal Address 69 MONTGOMERY AV
DARGAVILLE

Phone Number 09 439 8567

Fax Number

AREA

LEGAL DESCRIPTION

Jaluation Number: 96/355/5

Lot:(s) 5 DP:/S 151 4448

Section Block

Survey District

AREA OF SITE hectares/sqare metres

NATURE OF SOIL:(rock, clay. sand, loam, etc)

FLOOR AREA: (proposed work - square meters)

	Basement	Ground floor	Other Floors	Total
Main Building		36M		
Accessory Buildings				

ESTIMATED VALUE OF WORK

Main Buildings (excluding plumbing & drainage) $

Accessory Buildings (excluding plumbing & drainage) $

Plumbing & Drainage - Labour $

- Materials $

Total value of Work $18,000-a

Application f a building consent only. in accordance with Project Information Memorandum No:

☑ Application for Building Consent and Project Information Memorandum

Signed for and on behalf of the owner

Signature M King

Name: M. J. KING (Please Print) Date. 28.11.96

☐ New Building - exclude domestic garages & domestic outbuildings

☐ Foundations only

☑ Alterations, repairs, extensions, conversions, resiting, installation of heating appliances

Domestic garages & domestic outbuildings

Intended Ufe: Indefinite.
but not less than 50 yrs ☑ (
Specified as yr:

Demolition ☐

Being stage..... of an intended..... stages

OFFICE USE ONLY

Property ID:

FEES PAID ON APPLICATION (including GST)

	$	c
P.I.M.	50	00
Building Consent	330	00
Street Crossing		
BRANZ Levy		
B.I.A Levy		
Footpath Deposit		
Photocopying		
Water Connection		
Structural Check		
Plumbing		
Drainage (Labour only)		
TOTAL	380	00

RECEIPT NO: 250299

DATE: 20-12-96

PART B : PROJECT DETAILS

(Complete Part B only if you have not applied separately for a Project Information Memorandum)

The project involves the following matters (Tick ☐ each applicable box. if any, and attach relevant information in *duplicate)*

- ☐ Location, in relation to legal boundaries, and external dimensions of new, relocated, or altered buildings (Site Plan with elevations, Topography, drawn to Scale)
- ☐ Detail;s of any known or potential erosion, avulsion, falling debris, filled ground, subsidence, slippage, alluvion, inundation, hazardous contaminants on or near the site.
- ☐ Provisions to be made for vehicular access, including parking (To be shown on site plan)
- ☐ Provisions to be made in building over or adjacent to any road or public place
- ☐ New provisions to be made for disposing of stormwater and wastewater (To be shown on site plan)
- ☐ Precautions to be taken where building work is to take place over existing drains or sewers or in close proximity to wells or watermains
- ☐ New Connections to public utilities i.e. water supply, stormwater system, wastewater system (Note: Council has no agreement with network utility operations to act as their agent)
- ☐ Provisions to be made in any demolition work for the protection of the public, suppression or dust, disposal of debris, disconnection from public utilities, and suppression of noise
- ☐ Details of any cultural heritage significance of the building or building site, including whether it is *or* a marae, or waahi tapu.
- ☐ Copy or reference to, of any resource consent or planning approval for this project.
- ☐ Details of volume Proposed Excavations: Include volumes for Site Preparation, Basement and Driveway.

(Complete Pan C in all cases)

PART C : BUILDING DETAILS

This application is accompanied by (Tick ☐ each applicable box, attach relevant documents in du*plicate*)

- ☑ The drawings, specifications, and other documents according to which the building is proposed to be constructed to comply with the provisions of the New Zealand Building Code, with sup porting documents, if any, including -
  - ☐ Building Certificates
  - ☐ Producer Statements
  - ☐ References to accreditation certificates issued by the Buiding Industry Authority
  - ☐ References to determinations issued by the Building Industry Authority
- ☐ Proposed procedures, if any, for inspection during construction

Code Compliance Certificate

Section 43(3), Building Act 1991

Application

G CADWALLADER 56 COLVILLE ROAD DARGAVILLE	No. Issue date	960677 30/07/99

Project

Description	ALTERATIONS, REPAIRS or EXTENSIONS BEING STAGE 1 OF AN INTENDED 1 STAGES EXTEND KITCHEN-DINING AREA
Intended Life	INDEFINITE, BUT NOT LESS THAN 50 YEARS
Intended Use	OWNERS USE
Estimated Value	$18,000
Location	56 COLVILLE RD
Legal Description	LOT 5 DP 151448-INT IN EASE
Valuation No.	0096035505

This is a final Code Compliance Certificate issued in respect of all the building work under the above building consent.

Signed for and on behalf of the Council:

Name: [signature] **Date:** 3-8-99

INSPECTORS FIELD SHEET'

NAME: G. CADWALLADER

CONSENT NO: 960677

Date Inspected	Comments
30-1-97	Closed in : framing dog : roof framing OK
	Handrail fixing on deck needs more fixing
7-6-97	Not quite Complete DW
22-7-98	no change DW
9-2-99	Complete, check Distance between
	deck uprights. DW
29/7/99	Final inst Deck uprights rectified OK
	for CCC DW

Project Information Memorandum

Section 31. Building Act 1991

Application

G CADWALLADER	No.	960677
56 COLVILLE ROAD	Issue date	23/12/96
DARGAVILLE	Application date	20/12/96

Project

Description	ALTERATIONS, REPAIRS or EXTENSIONS
	BEING STAGE 1 OF AN INTENDED 1 STAGES
	EXTEND KITCHEN-DINING AREA
Intended Life	INDEFINITE, BUT NOT LESS THAN 50 YEARS
Intended Use	OWNERS USE
Estimated Value	$18,000
Location	56 COLVILLE RD
Legal Description	LOT 5 DP 151448-INT IN EASE
Valuation No.	0096035505

This project information memorandum is confirmation that the proposed building work may be undertaken, subject to the provisions of the Building Act 1991, and any requirements of the building consent.

This project information memorandum includes:

___ Information identifying relevant special features of the land concerned

Signed for and on behalf of the Council:

Name: _____ **Date:** 23-12-96

KAIPARA DISTRICT COUNCIL

ATTACHMENT TO PROJECT INFORMATION MEMORANDUM NO 960677

INSPECTORATE

(A) Wind Zone rating for site

Low
Medium
High ✓
Very High

(B) Provisions being made with regard to building over or adjacent to a road or public place are acceptable

Hoardings)
Gantries) **N/A**
Temporary Support)

(C) Provisions made for demolition are adequate

Removal of materials from site)
Dust Extraction) **N/A**

(D) The site is known to be affected by hazardous contaminants which may impact on the proposed project

Chemical Contamination)
Underground Tanks) **None Known**
Asbestos)

(E) Licences required to operate, subject to Building Consent being granted

Health Licences)
Dangerous Goods Licence) **N/A**

PLANNING

(A) Proposed Project complies with District Plan Zoning

Yes ✓
No

(B) The bulk and location of the proposed project complies with the restrictions of the District Plan

Yes ✓
No

(C) Special planning restrictions know to affect the site which impact on the proposed project

Protected Tree Restrictions)
Historic Site Restrictions) **Known**

(D) Proposed vehicle access acceptable

Gradient)
Width) **N/A**
Length)

(E) Resource Consent Required - No

Nature of required consent

NOTE: The Northland Regional Council Transitional Regional Rule for small domestic sewage treatment systems, requires that there be a two metre separation between the lowest point of a septic tank effluent field and the highest ground water level. As this can only be determined by an examination of your site it is recommended that you seek professional advice on this point. If you cannot obtain the required separation it will be necessary to apply to the Northland Regional Council for a resource consent to discharge effluent.

ENGINEERING

(A) The site is known to have soil conditions which will have impact on the proposed project

Fill)
Erosion) **Original footings on**
Slippage) **solid ground**
Poor Bearing Capacity)

(B) Site is known to be prone to flooding or lies within an overland flow path **No**

(C) Proposed methods for building over or near service pipes acceptable? **N/A**

(D) Proposed connection to services acceptable

Stormwater Disposal **To existing**

(E) Proposed location of vehicle access acceptable

Location)
Traffic Implications) **N/A**

(F) Restrictions which may be imposed owing to potential impact on traffic

Signs **N/A**

(Building Consent

Section 35, Building Act 1991

Application

G CADWALLADER	No.	960677
56 COLVILLE ROAD	Issue date	23/12/96
DARGAVILLE	Application date	20/12/96

Project

Description	ALTERATIONS, REPAIRS or EXTENSIONS
	BEING STAGE 1 OF AN INTENDED 1 STAGES
	EXTEND KITCHEN-DINING AREA
Intended Life	INDEFINITE, BUT NOT LESS THAN 50 YEARS
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Estimated Value	$18,000
Location	56 COLVILLE RD
Legal Description	LOT 5 DP 151448-INT IN EASE
Valuation No.	0096035505

Charges

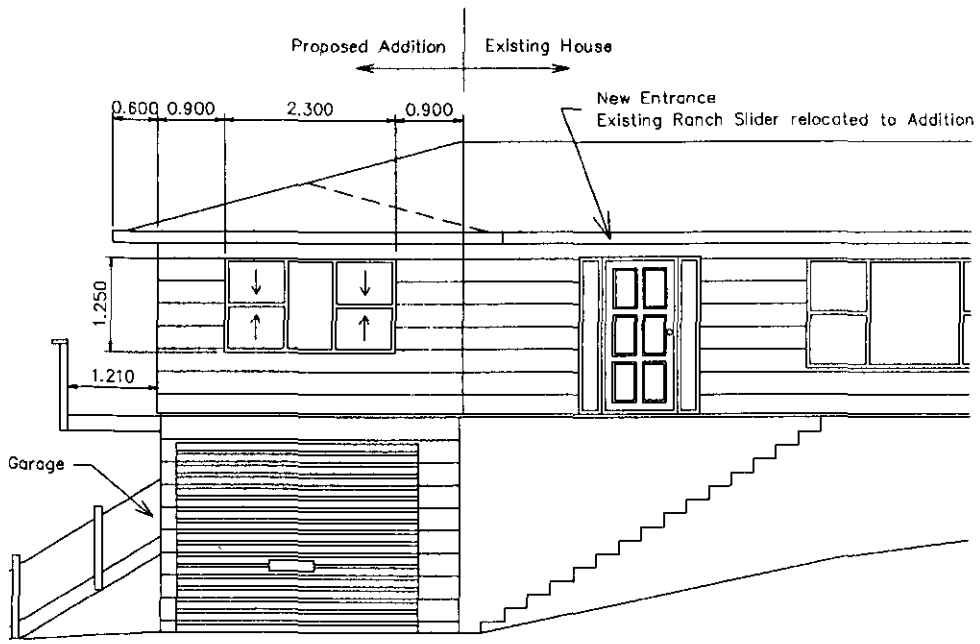
The Council's charges paid on uplifting this Building Consent, in accordance with the attached details are: $ 380.00

Building Research Levy	$	0.00
Building Industry Authority Levy	$	0.00
Total	$	380.00

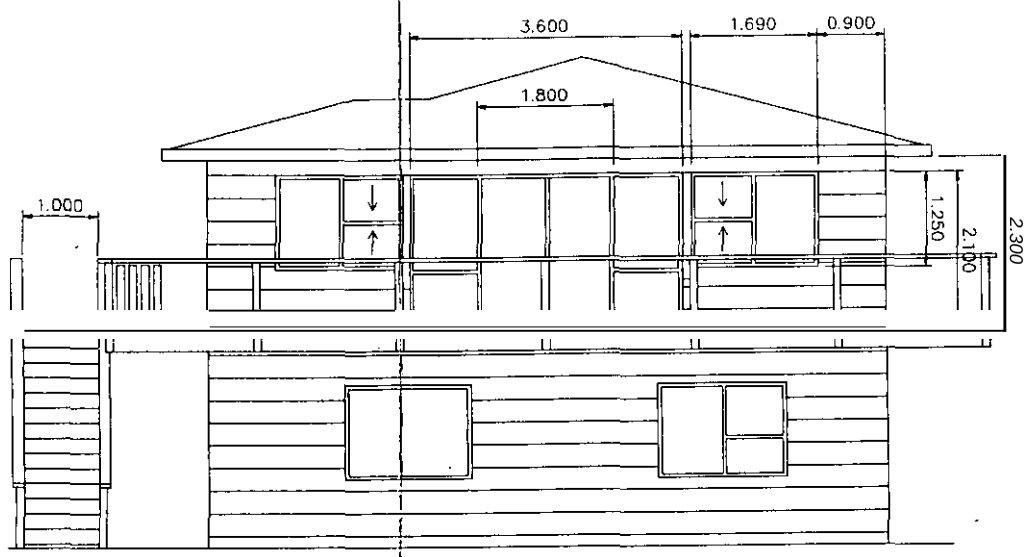
This building consent is **a** consent under the Building Act 1991 to undertake building work in accordance with the attached plans and specifications so as to comply with the provisions of the building code. It is not a consent under the Resource Management Act and does not affect any duty or responsibility under any other Act nor permit any breach of any other Act.

Signed for and on behalf of the Council:

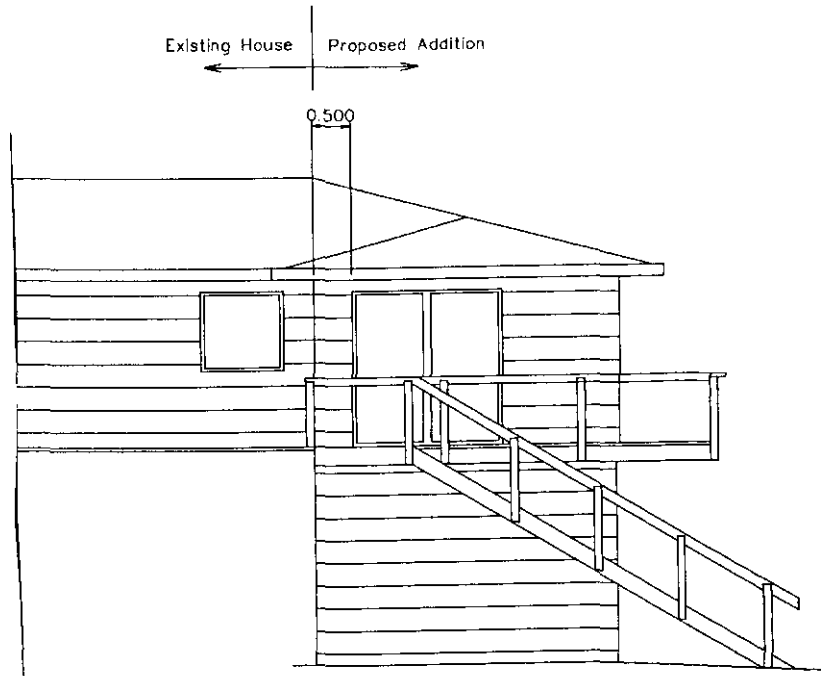
Name: J Williams Date: 23-12-96



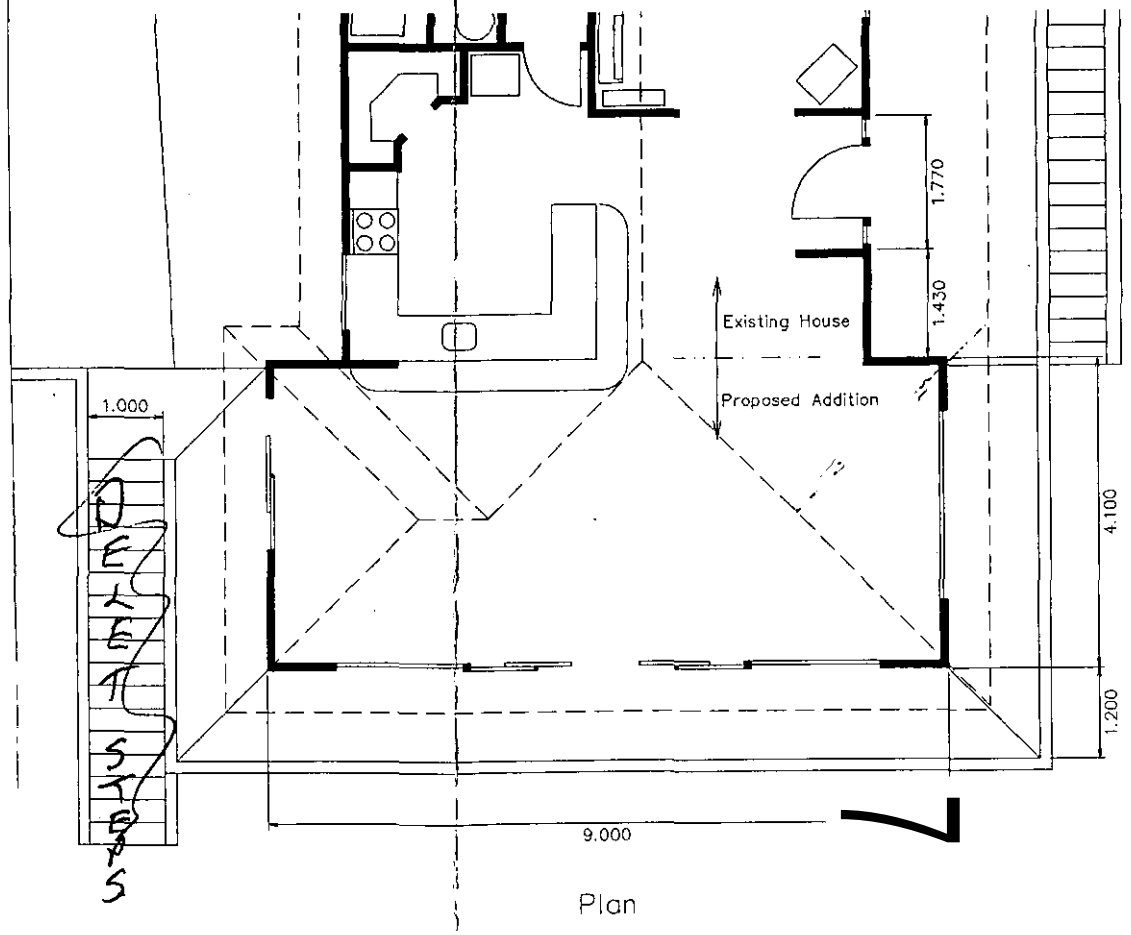
North Elevation



East Elevation



South Elevation



Plan

PART D : KEY PERSONNEL

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

DESIGNER(S)

Name

Address

Phone Number Fax Number

BUILDER

Name M. J. King

Address 69 Montgomery Av DARGAVILLE.

Phone Number 09-439-8567 Fax Number

DRAINLAYER

(Name

Address

Phone Number Fax Number Registration No:

PLUMBER

Name

Address

Phone Number Fax Number Registration No:

CERTIFIERS

Name Reg.No

Address

Phone Number Fax Number

Certifying

Name Reg NO

Address

Phone Number Fax Number

Certifying

RELEASE OF INFORMATION

Council provides building consent information to a number of organisations. Included in this is the names of applicants and the locations of the projects. Much of this information has to be supplied in terms of the Local Government Information Act, however we can withhold personal identification if you wish. Please indicate below if you object to release of identifying information.

I WISH TO OBJECT TO THE ISSUE OF IDENTIFYING INFORMATION ON MY PROJECT. ☐

PART E : COMPLIANCE SCHEDULE DETAILS

E I : SYSTEMS NECESSITATING A COMPLIANCE SCHEDULE

(Complete Part E I for all new buildings and alterations, except single residential dwellings)

'he building will contain the following (Tick ☐ each applicable box and attach proposed inspectic iaintenance, and reporting procedures.

- ☐ Automatic Sprinkler systems or other systems of automatic fire protection
- ☐ Automatic doors which form part of any fire wall and which are designed to close shut and remain shut on anal: of fire.
- ☐ Emergency warning systems for fire and other dangers.
- ☐ Emergency lighting systems.
- ☐ Escape route pressurisation systems. Riser
- ☐ Mains for fire service use.
- ☐ Any automatic back-flow preventer connected to a potable water supply.
- ☐ Lifts, escalators, or travelators or other similar systems.
- ☐ Mechanical ventilation or air conditioning system serving all or a major part of the building.
- ☐ Any other mechanical, electrical, hydraulic. or electronic system whose proper operation is necessary compliance with the building code.
- ☐ Building maintenance units for providing access to the exterior and interior walls of buildings.
- ☐ Such signs as are required by the building code in respect of the above-mentioned systems.
- ☐ None of the above.

E2 : OTHER SYSTEMS AND FEATURES TO BE INCLUDED IN THE COMPLIANCE SCHEDULE

(Complete Part **E2** only if the building contains one or more of the systems listed in Part E I)

The building will contain the following *(Tick* ☑ *each* applicable box and *attach* proposed *inspectio* maintenance, and reporting *procedures).*

- ☐ Means of escape from fire.
- ☐ Safety barriers.
- ☐ Means of access and facilities for use by persons with disabilities which meet the rf irements of Section 25 the Disabled Persons Community Welfare Act 1975.
- ☐ Hand-held hoses for fire fighting.
- ☐ Suchsignsasarerequired by the building code or Section 25 of the Disabled Persons Community Welfare Act 1975