



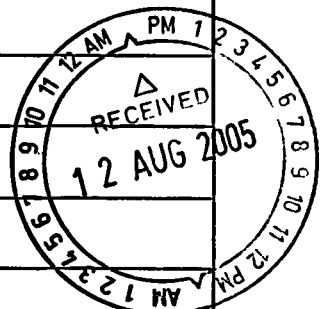
30401

BUILDING SERVICES – BUILDING CONSENT
30408

APPLICATION NO: *30408* VALUATION NO: *06570/313.00*
 OWNER: *Talk Mortgages* PROPERTY NO: *P09611*
 PROJECT LOCATION: *177 Old Taupo Rd*
 DESCRIPTION OF WORK: *Demolish part, garage & wash house*
 CHECK APPLICATION - BUILDING OFFICER:

DATE RECEIVED: <i>16.8.05</i>	DUE DATE: <i>13.9.05</i>
DATE SUSPENDED:	DATE ISSUED: <i>30.8.05</i>

PROCESSING	REVIEW	DATE	TIME TAKEN	APPROVED	DATE
Hazard					
Administration			<i>40</i>	<i>CM</i>	<i>16.8.05</i>
Building			<i>20</i>	<i>CW</i>	<i>25-8-05</i>
Resource Engineers					
Geothermal					
Hazardous Substances					
Environmental Health					
Disabled Persons					



NOTES AND CONDITIONS: (Please circle appropriate code for checkboxes)

200 a b c d e g h i j k
l m n o p q r s t u
v w x y f

201 a b c d e g f

202 **a** **b** **f**

203 a f

204 f

205 **a** **b** **f**

206 **a** **b** **c** **f**

207 a f

208 a f

209 a f

210 a b c f

211 a b c f

212. (a) f

213 a b c d e g h i j k l
 m n o p q r s f

214 a b f

215 a b c f

216 a f

217 a b f

218 (a b c d e g h) i j k f

219 f

220 (a) b c d f

221 a b c d e g h i j k l
m n f

FREE TEXT:

This image shows a single sheet of white paper with horizontal ruling lines. The lines are evenly spaced and run across the width of the page. There are no margins, text, or other markings on the paper.

192/124 /

30408

BUILDING SERVICES - PROJECT INFORMATION MEMORANDUM

APPLICATION NO:

30407

VALUATION NO:

06570/313.00

OWNER:

Talk Mortgages

PROPERTY NO:

P09611

PROJECT LOCATION:

177 Old Toupo Rd

DESCRIPTION OF WORK:

Demolish Corport, garage & wash house

CHECK APPLICATION - BUILDING OFFICER:

DATE RECEIVED:

16.8.05

DUE DATE:

13.9.05

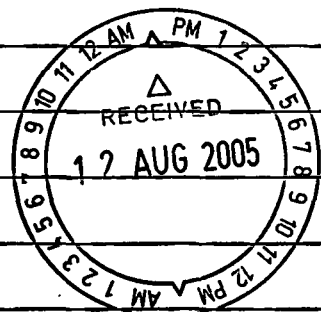
DATE SUSPENDED:

DATE ISSUED:

30.8.05

PROCESSING	REVIEWED BY	TIME TAKEN	DATE RECEIVED	DATE PROCESSED
Administration	Am	30	15.8.05. 12pm	16.8.05
Hazard				
Graphic Solutions	PJ	80		16.08.05.
Planning	-			
Resource Engineers	Bic	10		18.8.05
Pollution Control				
Geothermal				
Hazardous Substances				
Environmental Health				
Recreation and Community				
Building				

PIM FEE	DATE PAID	RECEIPT NO.	DATE RECEIVED STAMP
\$137-	11.8.05	P24002	



NOTES AND CONDITIONS: (Please circle appropriate code for checkboxes)

300 a b c d e g h i j k l f	338 a b c d e g h i f
302 a b c d e g h i j k l m	340 a b c f
n o p q r s t u v w x f	342 a b f
304 a b c f	344 a b c d f
306 a b c d e g h i j k l	346 a f
m n o f	348 a b c d e g h i j k
308 a b c d e f	l m n o p q r s t u
310 a f	v w x y z f
312 a b c d e g f	350 a b c d e g f
314 a b c d e g f	352 a b c f
316 a b c d e f	354 a b c f
318 a b c d e g h i f	356 a b c d e g h f
320 a <u>(b)</u> c d e g h <u>(f)</u>	358 a b c d f
322 a f	360 a b c d f
324 a b c d e g h i j f	362 a f
326 a b c d e g h i j f	364 a f
328 a b c d e g h i j k l m	366 a b c d f
n f	368 a b f
330 a b c d f	370 a b c f
332 a b c d e g h i j f	372 a b f f
334 a b c d e g h i f	374 a b f
336 a b f	

FREE TEXT:

320(f) Any connections to the sewerage system made redundant by these works will need to be properly capped to prevent any groundwater from entering the sewerage main.

ROTORUA

ROTORUA DISTRICT
COUNCIL

Rotorua District Council
1061 Haupapa Street
Private Bag 3029
Rotorua, New Zealand
P: 07 348 4199
F: 07 346 3143
E: mail@rdc.govt.nz
W: www.rdc.govt.nz

Code Compliance Certificate: 30408
Section 95, Building Act 2004

Issued: 26 Sep 05

The Building

Street Address of building: 177 OLD TAUPU ROAD, UTUHINA, ROTORUA 3201
Legal Description of land where building is located:

Lot 11 DP 5265

Current, lawfully established use:

Year first constructed:

- DEMOLISH CARPORT, GARAGE & WASH HOUSE

The Owner

Name of owner: TALK MORTGAGES LTD
Contact Person: MR LANT CHARLES HARRIS
Mailing Address: C/O LANT HARRIS
24 EXETER PLACE
ROTORUA 3201

Street address/registered office: 177 OLD TAUPU ROAD
UTUHINA
ROTORUA 3201

Phone number: 3490114 (Bus.)
(Pvt.)

Facsimile number:

Email address:

Website:

First point of contact for communications with council/building consent authority:

Building Work

Building Consent number: 30408
Issued by: ROTORUA DISTRICT COUNCIL

Code Compliance

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

No fees

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

Council Charges

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

This is a final code compliance certificate issued in respect of all of the building work under the above building consent



Signature

BUILDING ADMINISTRATION
Position

On behalf of: ROTORUA DISTRICT COUNCIL

Date: 26 Sep 2005

Rotorua District Council
1061 Haupapa Street
Private Bag 3029
Rotorua, New Zealand
P: 07 348 4199
F: 07 346 3143
E: mail@rdc.govt.nz
W: www.rdc.govt.nz

FIELD INSPECTION CARD

Date Consent Issued: 30.8.05

DPS/BHk: 5265

DESCRIPTION OF PROPOSED WORK:
Demolish carport, garage & wash house

CODE COMPLIANCE
CERTIFICATE

SIGN: _____

DATE: 23/9/05

[illegible]

Project Information Memorandum No:30407
Section 34, Building Act 2004
Received:16Aug05
Issued:30Aug05

Rotorua District Council
1061 Haupapa Street
Private Bag 3029
Rotorua, New Zealand
P: 07 348 4199
F: 07 346 3143
E: mail@rdc.govt.nz
W: www.rdc.govt.nz

TALK MORTGAGES
C/O LANT HARRIS
24 EXETER PLACE
ROTORUA 3201

MR LANT CHARLES HARRIS
24 EXETER PLACE
TIHI-O-TONGA
ROTORUA 3201

PROPERTY ID: 09611
STREET ADDRESS: 177 OLD TAUPU ROAD, UTUHINA, ROTORUA 3201
LEGAL DESCRIPTION: Lot 11 DP 5265

PROJECT IS FOR: Demolition
INTENDED USE(S): DEMOLISH CARPORT, GARAGE & WASH HOUSE
INTENDED LIFE: Indefinite but not less than 50 years
VALUE OF WORK: \$1,000.00
NUMBER OF STAGES: 1

COUNCIL'S TOTAL CHARGES FOR THIS PROJECT INFORMATION MEMORANDUM
ARE: \$137.00

PAYMENTS RECEIVED TO DATE:

Receipt number: 24002 Date: 11Aug05 Amount: \$137.00

Project Information Memorandum: 30407
See attached page(s) for any other conditions.

Page : 1

1: PIM STATUS

The proposed building work may be undertaken, subject to the provisions of the Building Act 2004, and any condition of the Building Consent.

2: SPECIAL FEATURES OF THE LAND

No information concerning special features of the land has been identified.

3: SEWERAGE

The proposed building work is to be sited on land which the Council has identified in its records as having a connection to a Public Sewerage System administered by the Council and As Built connection details are attached (Services Plan).

Any connections to the sewerage system made redundant by these works will need to be properly capped to prevent any groundwater from enetring the sewerage main.

NATURAL GAS CORPORATION

For information regarding a proposed gas connection or the location of existing gas pipelines as they affect this property, please contact the Natural Gas Corporation. For any building work (as defined by Section (2) of the Building Act 1991) that will disturb over and around any gas pipeline or service and prior to the commencement of that work, the applicant shall be required to contact the gas centre for authorisation to proceed.

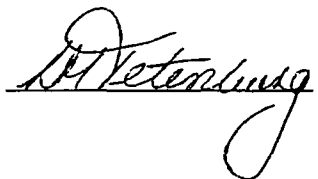
ELECTRICITY

Under the Electrical Supply Regulations 1976 it is an offence to erect any building or structure within certain prescribed distances of an overhead electrical line. To enquire about these retrictions, contact your local electricity distributor.

Signed for and on behalf of the Council:

Name: L Tetenburg Position: Administration - Building

Signed:

 Date: 30/08/2005

Project Information Memorandum: 30407
See attached page(s) for any other conditions.

Page : 2

Building Consent No:30408
Section 51, Building Act 2004

Issued:30Aug05

Rotorua District Council
1061 Haupapa Street
Private Bag 3029
Rotorua, New Zealand
P: 07 348 4199
F: 07 346 3143
E: mail@rdc.govt.nz
W: www.rdc.govt.nz

The Building

Street Address of building: 177 OLD TAUPU ROAD, UTUHINA, ROTORUA 3201

Legal Description of land where building is located:

Lot 11 DP 5265

Building Name: PRIVATE DWELLING

The Owner

Name of owner: TALK MORTGAGES

Mailing Address: C/O LANT HARRIS

24 EXETER PLACE

ROTORUA 3201

Contact Person: MR LANT CHARLES HARRIS

Mailing Address: 24 EXETER PLACE

TIHI-O-TONGA

ROTORUA 3201

Street address/registered office: 177 OLD TAUPU ROAD

UTUHINA

ROTORUA 3201

Phone number: 3490114 (Bus.)

(Pvt.)

Facsimile number:

Email address:

Website:

First point of contact for communications with council/building consent authority:

Building Work

The following building work is authorised by this consent:

Project: Demolition

Intended Use: DEMOLISH CARPORT, GARAGE & WASH HOUSE

This building consent is issued under section 51 of the Building Act 2004.
This building consent does not relieve the owner of the building (or proposed building) of any duty or responsibility under any other Act relating to or affecting the building (or proposed building).

This building consent also does not permit the construction, alteration,

demolition, or removal of the building (or proposed building) if that construction, alteration, demolition, or removal would be in breach of any other Act.

This building consent is subject to the following conditions:

1: Notice to be given by owner or agent that building work is ready for inspection shall be given to the Rotorua District Council at least 1 (one) working day in advance of covering in any of the following work:

At the completion of the work authorised by this Building Consent.

Please arrange the booking of inspections and direct enquiries regarding this consent to the Building Services Department, phone (07) 348 4199.

Disconnection and capping of existing sewer connection.

Disconnection of sanitary plumbing and request for removal of water meter from the Council's water supply.

Disconnection and capping of existing stormwater connection.

All foul water and stormwater drainage in ground before backfilling.

2: Demolition

The sited is to be left in a clean and tidy condition.

A minimum of 1.2 metres clear access is to be maintained at all times for pedestrian access along public ways/footpaths.

3: Code Compliance Certificate

The owner or agent shall as soon as practicable, advise the Rotorua District Council that all building work has been completed to the extent required by this Building Consent.

SECTION 93(2)(b)(i) BUILDING ACT 2004

The owner or agent must apply for a Code Compliance Certificate within 2 years after the date on which the Building Consent for the building work was granted.

4: Standard Conditions

This building consent is permission to undertake building work in accordance with the approved plans and specifications. All work must comply with the provisions of the Building Code. Any alterations from the original plans and specifications must have prior approval from the Building Control Manager.

Endorsement on Plans and Specifications form part of this approval.

If the work is not commenced within six months and/or reasonable progress has not been made within twelve months a written extension of time can be granted on application to the Council.

The owner of the property is responsible for the correct siting of buildings or additions in relation to boundary pegs.

Any deficiency not specifically drawn to the attention of the builder or owner by the Building Officer shall not be deemed to have been approved.

The use is limited to that stated on the Building Consent. Any change

of use would require a separate approval.

Plumbing and drainage work to be carried out by licensed tradesperson only.

5: Standard Statement

THIS BUILDING CONSENT IS ISSUED SUBJECT TO ALL OTHER OUTSTANDING CONSENTS HAVING BEEN APPROVED. WORK SHALL NOT COMMENCE AND INSPECTIONS WILL NOT BE UNDERTAKEN UNTIL THOSE OUTSTANDING CONSENTS HAVE BEEN COMPLIED WITH.

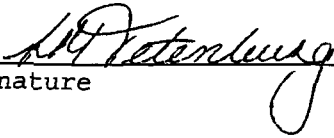
A CODE COMPLIANCE CERTIFICATE MAY NOT BE ISSUED IF ALL FLASHINGS HAVE NOT BEEN INSPECTED PRIOR TO THE COVERING UP OR CLOSING IN OF BUILDING WORK.

SECTION 52 BUILDING ACT 2004 (LAPSE OF BUILDING CONSENT)

A Building Consent lapses and is of no effect if the building work to which it relates does not commence within 12 months of the date of issue unless prior arrangements are made with the Building Consent Authority

Compliance Schedule

A compliance schedule is not required for the building.


Signature

ADMINISTRATION ASSISTANT
Position

On behalf of: ROTORUA DISTRICT COUNCIL

Date: 30 Aug 2005

Rotorua District Council Services Plan



UTA ST

Valuation No.	06570/313.00	
Lot No.	11	
D.P.	5265	
Blk		
S.Blk	IV	HOROHO S.D.
Street No.	177	Scale 1 : 500

OLD TALPO RD

PERERIKA ST

water main
water conn

wastewater main

stormwater main

stormwater main

CAUTION

This plan is for the purpose of indicating RDC assets of water, sewerage and stormwater services ONLY. It is not to be used as a site plan for building purposes. All services are indicated in good faith, however additional services may have been installed that do not appear on this plan. Position measurements are subject to reasonable tolerances and depth of cover may have changed after installation. Verify locations prior to excavating with machinery. A Road Opening Notice is required for excavation work within the road reserve.
Warning : Check for other underground services.

This plan was issued on 16/08/05.



Rotorua District Council
1061 Haupapa Street
Private Bag 3029
Rotorua, New Zealand
P: 07 348 4199
F: 07 346 3143
E: mail@rdc.govt.nz
W: www.rdc.govt.nz

Project Information Memorandum No:30407
Section 34, Building Act 2004
Received:16Aug05
Issued:30Aug05

TALK MORTGAGES
C/O LANT HARRIS
24 EXETER PLACE
ROTORUA 3201

MR LANT CHARLES HARRIS
24 EXETER PLACE
TIHI-O-TONGA
ROTORUA 3201

PROPERTY ID: 09611
STREET ADDRESS: 177 OLD TAUPU ROAD, UTUHINA, ROTORUA 3201
LEGAL DESCRIPTION: Lot 11 DP 5265

PROJECT IS FOR: Demolition
INTENDED USE(S): DEMOLISH CARPORT, GARAGE & WASH HOUSE
INTENDED LIFE: Indefinite but not less than 50 years
VALUE OF WORK: \$1,000.00
NUMBER OF STAGES: 1

COUNCIL'S TOTAL CHARGES FOR THIS PROJECT INFORMATION MEMORANDUM
ARE: \$137.00
PAYMENTS RECEIVED TO DATE:
Receipt number: 24002 **Date:** 11Aug05 **Amount:** \$137.00

Project Information Memorandum: 30407
See attached page(s) for any other conditions.

Page : 1

1: PIM STATUS

The proposed building work may be undertaken, subject to the provisions of the Building Act 2004, and any condition of the Building Consent.

2: SPECIAL FEATURES OF THE LAND

No information concerning special features of the land has been identified.

3: SEWERAGE

The proposed building work is to be sited on land which the Council has identified in its records as having a connection to a Public Sewerage System administered by the Council and As Built connection details are attached (Services Plan).

Any connections to the sewerage system made redundant by these works will need to be properly capped to prevent any groundwater from entering the sewerage main.

NATURAL GAS CORPORATION

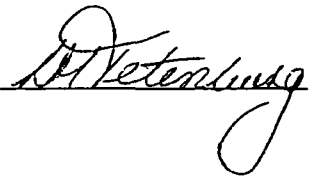
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ELECTRICITY

Under the Electrical Supply Regulations 1976 it is an offence to erect any building or structure within certain prescribed distances of an overhead electrical line. To enquire about these restrictions, contact your local electricity distributor.

Signed for and on behalf of the Council:

Name: L Tetenburg Position: Administration - Building

Signed:  Date: 30/08/2005

**Building Consent No:30408
Section 51, Building Act 2004**

Issued:30Aug05

Rotorua District Council
1061 Haupapa Street
Private Bag 3029
Rotorua, New Zealand
P: 07 348 4199
F: 07 346 3143
E: mail@rdc.govt.nz
W: www.rdc.govt.nz

The Building

Street Address of building: 177 OLD TAUPU ROAD, UTUHINA, ROTORUA 3201

Legal Description of land where building is located:

Lot 11 DP 5265

Building Name: PRIVATE DWELLING

The Owner

Name of owner: TALK MORTGAGES
Mailing Address: C/O LANT HARRIS
24 EXETER PLACE
ROTORUA 3201

Contact Person: MR LANT CHARLES HARRIS
Mailing Address: 24 EXETER PLACE
TIHI-O-TONGA
ROTORUA 3201

Street address/registered office: 177 OLD TAUPU ROAD
UTUHINA
ROTORUA 3201

Phone number: 3490114 (Bus.)
(Pvt.)

Facsimile number:

Email address:

Website:

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At the completion of the work authorised by this Building Consent.

Please arrange the booking of inspections and direct enquiries regarding this consent to the Building Services Department, phone (07) 348 4199.

Disconnection and capping of existing sewer connection.

Disconnection of sanitary plumbing and request for removal of water meter from the Council's water supply.

Disconnection and capping of existing stormwater connection.

All foul water and stormwater drainage in ground before backfilling.

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The sited is to be left in a clean and tidy condition.

A minimum of 1.2 metres clear access is to be maintained at all times for pedestrian access along public ways/footpaths.

3: Code Compliance Certificate

The owner or agent shall as soon as practicable, advise the Rotorua District Council that all building work has been completed to the extent required by this Building Consent.

SECTION 93(2)(b)(i) BUILDING ACT 2004

The owner or agent must apply for a Code Compliance Certificate within 2 years after the date on which the Building Consent for the building work was granted.

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The use is limited to that stated on the Building Consent. Any change

of use would require a separate approval.

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5: Standard Statement

THIS BUILDING CONSENT IS ISSUED SUBJECT TO ALL OTHER OUTSTANDING CONSENTS HAVING BEEN APPROVED. WORK SHALL NOT COMMENCE AND INSPECTIONS WILL NOT BE UNDERTAKEN UNTIL THOSE OUTSTANDING CONSENTS HAVE BEEN COMPLIED WITH.

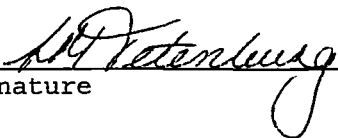
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SECTION 52 BUILDING ACT 2004 (LAPSE OF BUILDING CONSENT)

A Building Consent lapses and is of no effect if the building work to which it relates does not commence within 12 months of the date of issue unless prior arrangements are made with the Building Consent Authority

Compliance Schedule

A compliance schedule is not required for the building.



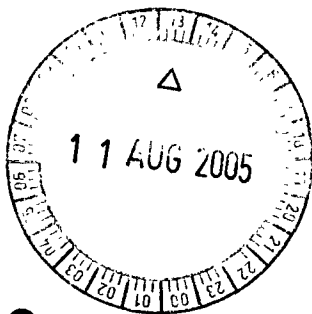
Signature

ADMINISTRATION ASSISTANT

Position

On behalf of: ROTORUA DISTRICT COUNCIL

Date: 30 Aug 2005



PIM / APPLICATION No. 30407/30408

DATE RECEIVED _____

DATE ISSUED _____

SITE FILE No. P09611.

792/124

Form 2

APPLICATION FOR PROJECT INFORMATION MEMORANDUM AND/OR BUILDING CONSENT

Section 33 or section 45, Building Act 2004

THE BUILDING

Street address of building:

[for structures that do not have a street address, state the nearest street intersection and the distance and direction from that intersection]

177 OLO TAUPU RD

BOTORUA

Legal description of land where building is located:

[state legal description as at the date of application and, if the land is proposed to be subdivided, include details of relevant lot numbers and subdivision consent]

Subdivision Consent (if applicable) _____

Valuation No. 06570/33.00 Lot No. 11

DPS 5265 Section _____

Block IV Survey District Horocho

Building name: _____

Location of building within site/block number:

[include nearest street access]

Number of levels: _____

[include ground level and any levels belowground]

Level/unit number: _____

[insert level/unit number if applicable]

Area: _____ m²

[total floor area; indicate area affected by the building work if less than the total area]

Current, lawfully established, use:

[include number of occupants per level and per use if more than 1]

Year first constructed: _____

[insert year, approximate date is acceptable e.g. c1920s or 1960-1970]

Expected completion date: _____

[insert month year]

THE OWNER

Name of owner:

*[include preferred form of address, eg, Mr, Miss, Dr, if an individual]*Talk Mortgages

Contact person:

*[insert contact name]*Loma Harris

Mailing address:

*[insert mailing address]*12 Kerswell Tce - ROTORUA

Street address/registered office:

*[insert street address/registered office]*As above

Phone numbers:

Landline: 3490144Daytime: 3490144Mobile: 0272863225After Hours: 3439927

Facsimile number:

Email address: lomaharris@talkmortgages.co.nz

Website:

[website address if applicable]

The following evidence of ownership is attached to this application:

*[current copy of certificate of title, lease, agreement for sale and purchase, or other document showing full name of legal owner(s) of the building]***AGENT**

Name of agent:

*[include preferred form of address, eg, Mr, Miss, Dr, if an individual]*Lant Harris

Contact person:

[insert contact name]

Mailing address:

*[insert mailing address]*24 Exeter PL - ROTORUA

Street address/registered office:

*[insert street address/registered office]*As above

Phone numbers:

Landline: 3439927Daytime: 3439927Mobile: 0276364311After Hours: 3439927

Facsimile number:

Email address: Cosmo7of9@hotmail.com

Website:

[website address if applicable]

Relationship to owner:

Husband*[state details of the authorisation from the owner to make the application on the owner's behalf]*First point of contact for communications with the council/
building consent authority:*[all invoices and refunds related to this application will be directed to this person in all instances]*Loma Harris

HAVE YOU PROVIDED ALL THE FOLLOWING INFORMATION?

(Strike out where not applicable)

NOTE TO APPLICANTS Please use this check sheet to ensure all the information required to be supplied with your application has been provided. If required information has not been provided your application may not be accepted and you will experience delays in obtaining your consent.

GENERAL	Yes	No	BCA
Plans and specifications of an acceptable standard (Reference BRANZ Bulletin 365 Acceptable Plans and Specifications)	☐	☒	☐
Plans, elevations, cross sections of the proposal in duplicate	☐	☒	☐
Certificate of Title (recent search copy less than 6 months old)	☐	☐	☐
Wind Zone classification	☐	☒	☐
Earthquake Zone classification	☐	☒	☐
Corrosion Zone classification	☐	☒	☐
Presence of natural hazards eg. Flooding, falling debris, erosion	☐	☒	☐

BULK & LOCATION	Yes	No	N/A
Site Plan: Fully dimensioned, scaled, showing all buildings and easements (proposed/existing)	☐	☒	☐
Site boundaries nominated	☒	☐	☐
Site area per unit indicated	☐	☒	☐
Site coverage and plot ration calculations %	☐	☒	☐
Shared access ways/other areas	☐	☒	☐
Foulwater (sewer) drains	☒	☐	☐
Stormwater drains and soakholes	☐	☒	☐
Water service details	☒	☐	☐
Site levels and finished floor level indicated	☐	☒	☐
Vehicle crossing position indicated on plan	☐	☒	☐
Vehicle access manoeuvre and parking areas indicated	☐	☒	☐
Street trees, poles, sumps, manholes, traffic islands affecting vehicle access	☐	☒	☐
Hill sites: indicate contours, drive gradients and building heights	☐	☒	☐
Landscaped areas indicated and planting plan produced	☐	☒	☐
Earthworks: identify proposal for cut and/or fill where cut is more than 1.5m deep or 20 cubic metres.	☐	☒	☐

OTHER MISCELLANEOUS	Yes	No	N/A
Demolition details	☒	☐	☐
Swimming pool: design, fence and discharge	☐	☒	☐
Backflow prevention	☐	☒	☐
Notable and protected trees indicated	☐	☒	☐
Heritage site or building affected	☐	☒	☐
Resource Consent application	☐	☒	☐
Subdivision details	☐	☒	☐

$\frac{1}{2} \pi$ only one

COMPLIANCE

The specified systems for the building are as follows: *[specified systems are defined in regulations]*

N/A

The following specified systems are being altered, added to, or removed in the course of the building work: *[specify]*

Toilet and Sink/tap connections are being removed by
Gardrick Contractors!

There are no specified systems in the building. ☐

PROJECT INFORMATION MEMORANDUM

The following matters are involved in the project

- | | |
|---|--|
| ☐ Subdivision | ☐ New or altered locations and/or external dimensions of buildings |
| ☐ Alterations to land contours | ☐ Building work over or adjacent to any road or public place |
| ☐ New or altered connections to public utilities | ☐ Building work over any existing drains or sewers or in close proximity to wells or water mains |
| ☐ New or altered access for vehicles | ☐ Other matters known to the applicant that may require authorisations from the territorial authority: <i>[specify]</i> |
| ☐ Disposal of stormwater and wastewater | |

BUILDING CONSENT

The following plans and specifications are attached to this application:

Site plan, drainage plan.

ATTACHMENTS

The following documents are attached to this application:

- ☐ Certificate attached to project information memorandum
- ☒ Plans and specifications *[list]* Site plan, drainage plan.
- ☐ Project information memorandum
- ☐ Development contribution notice

MATERIALS USED (Identify materials used. Required for Department of Building and Housing records)

What materials will be used for the:

Floor

1 ☐ Timber 2 ☐ Concrete 3 ☐ Wood Products

4 ☐ Other Specify: _____

Framing

1 ☐ Timber 2 ☐ Concrete 3 ☐ Steel 4 ☐ Aluminium

5 ☐ Other Specify: _____

Roof

1 ☐ Steel sheeting 2 ☐ Steel tiles 3 ☐ Concrete tiles 4 ☐ Shingles

5 ☐ Aluminium 6 ☐ Other Specify: _____

Internal

1 ☐ Plaster board 2 ☐ Fibrous Plaster 3 ☐ Wood Products

4 ☐ Other Specify: _____

External Cladding

1 ☐ Brick 2 ☐ Concrete 3 ☐ Concrete block 4 ☐ Cement board

5 ☐ Plaster 6 ☐ Timber 7 ☐ Steel 8 ☐ Aluminium

9 ☐ XPS 10 ☐ Other Specify: _____

Energy

Energy source _____

Cooking: _____

Insulation _____

Connection to or disconnection from:

☐ Council water supply (Please attach "Application for Water Connection" form.) ☐ Council sewerage

ESTIMATED TOTAL VALUE OF WORK

\$ 1000.00 gst inclusiveProject floor area 40 m²

FEE PAYABLE

Consent deposit

Project Information Memorandum \$ ✓ 137.00Building Administration \$ ✓ 88.00

Technical Processing \$ _____

Industry Levy (DBH) \$ _____

Industry Levy (BRANZ) \$ _____

Developmental Contribution Levy \$ _____

Certificate of Title \$ ✓ 10.50

Producer Statements \$ _____

Compliance Schedules \$ _____

Rural Number \$ _____

Vehicle Crossing \$ Street Damage \$

Water Connection \$ _____

Sewer Connection \$ _____

Other(s) \$ _____

Total consent deposit \$ _____

Consent fee balance

Inspections \$ _____

Other(s) \$ _____

Total balance payable \$ 235.50

COUNCIL USE ONLY

Lodgement deposit \$ 235.50Date paid 11.8.05Receipt No. R24002

Consent fee balance \$ _____

Date paid _____

Receipt No. _____

Please complete

Forward any refunds or further invoices to:

THE PROJECT

Description of the building work:
[provide sufficient description of building work to enable scope of work to be fully understood]

Carport, Garage and wash house to be demolished

Will the building work result in a change of use of the building?

Yes ☐ No ☐

If Yes, provide details of the new use:
[provide description of new use]

N/A

Intended life of the building if less than 50 years:

N/A

List building consents previously issued for this project (if any):
[list who issued the consent, the date of issue and the consent number]

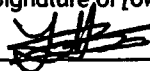
Estimated value of the building work on which the building levy will be calculated (including goods and services tax): \$ _____
[state estimated value as defined in section 7 of the Building Act 2004]

Number of Toilet Pans: _____
(Commercial properties only)

APPLICATION

I request that you issue a ~~project information memorandum~~ ☒ ~~project information memorandum and building consent~~ ☒ building consent] [delete which is not applicable] for the building work described in this application

Signature of [owner/agent on behalf of and with the authority of the owner]



Date:

11.08.05

BUILDING PRACTITIONERS**Builder:**

Business/name:

Stewart Smith

Address:

12 Henswell Tce

Phone: _____

Mobile: _____

After hours: _____

Facsimile: _____

Registration/qualification:

Builder

Designer/Architect:

Business/name: _____

Address: _____

Phone: _____

Mobile: _____

After hours: _____

Facsimile: _____

Registration/qualification: _____

Plumber:

Business/name: _____

Address: _____

Phone: _____

Mobile: _____

After hours: _____

Facsimile: _____

Registration/qualification: _____

Drainlayer:

Business/name: _____

Address: _____

Phone: _____

Mobile: _____

After hours: _____

Facsimile: _____

Registration/qualification: _____

Structural Engineer:

Business/name: _____

Address: _____

Phone: _____

Mobile: _____

After hours: _____

Facsimile: _____

Registration/qualification: _____

Engineer (Identify practice college):

Business/name: _____

Address: _____

Phone: _____

Mobile: _____

After hours: _____

Facsimile: _____

Registration/qualification: _____

Head Contractor/Site Manager

Business/name: _____

Address: _____

Phone: _____

Mobile: _____

After hours: _____

Facsimile: _____

Registration/qualification: _____

Other:

Business/name: _____

Address: _____

Phone: _____

Mobile: _____

After hours: _____

Facsimile: _____

Registration/qualification: _____

The building work will comply with the building code as follows: *[Delete this section if this is an application for a PIM only]*

Clause <i>[which of the following clauses will be involved in the proposed building work?]</i>	Means of compliance <i>[refer to the relevant compliance document(s) or detail of alternative solution in the plans and specifications]</i>	Proposed inspections <i>[state means of inspection. Note PS4 or certification may be required]</i>
☐ B1 Structure	☐ B1/AS2 ☐ NZS 3604 ☐ NZS 4203 ☐ NZS 4229 ☐ Other _____ <i>[Specify]</i>	☐ Council ☐ Engineer ☐ Other _____ <i>[Specify]</i>
☐ B2 Durability	☐ B2/AS1 ☐ NZS 3101 ☐ NZS 3602 ☐ NZS 3604 ☐ Other _____ <i>[Specify]</i>	☐ Council ☐ Engineer ☐ Other _____ <i>[Specify]</i>
☐ C1- 4 Fire	☐ C1/AS1 ☐ Other _____ <i>[Specify]</i>	☐ Council ☐ Engineer ☐ Other _____ <i>[Specify]</i>
☐ D1 Access Routes	☐ D1/AS1 ☐ ZS 4121 ☐ NZS 4121 ☐ Other _____ <i>[Specify]</i>	☐ Council ☐ Engineer ☐ Other _____ <i>[Specify]</i>
☐ D1 Mechanical installations for access	☐ D2/AS1 ☐ NZS 4332 ☐ EN 81 ☐ EN 115 ☐ Other _____ <i>[Specify]</i>	☐ Engineer ☐ Other _____ <i>[Specify]</i>
☐ E1 Surface water	☐ E2/AS1 ☐ AS/NZS3500.3 ☐ Other _____ <i>[Specify]</i>	☐ Council ☐ Other _____ <i>[Specify]</i>
☐ E2 External moisture	☐ E2/AS1 ☐ Specific design & testing	☐ Council ☐ Other _____ <i>[Specify]</i>
☐ E3 Internal moisture	☐ E2/AS1 ☐ Other _____ <i>[Specify]</i>	☐ Council ☐ Other _____ <i>[Specify]</i>
☐ F1 Hazardous substances etc	☐ F1/AS1 ☐ Other _____ <i>[Specify]</i>	☐ Council ☐ Other _____ <i>[Specify]</i>
☐ F2 Hazardous building materials	☐ F2/AS1 ☐ NZS 4223 ☐ Other _____ <i>[Specify]</i>	☐ Council ☐ Other _____ <i>[Specify]</i>
☐ F3 Hazardous substances	☐ F3/AS1 ☐ Other _____ <i>[Specify]</i>	☐ Council ☐ Other _____ <i>[Specify]</i>
☐ F4 Safety from falling	☐ F2/AS1 ☐ FSP Act ☐ Other _____ <i>[Specify]</i>	☐ Council ☐ Other _____ <i>[Specify]</i>
☐ F5 Construction and demolition hazards	☐ F5/AS1 ☐ Other _____ <i>[Specify]</i>	☐ Council ☐ Other _____ <i>[Specify]</i>
☐ F6 Lighting for emergency	☐ F6/AS1 ☐ Other _____ <i>[Specify]</i>	☐ Council ☐ Other _____ <i>[Specify]</i>
☐ F7 Warning systems	☐ F7/AS1 ☐ AS/NZS 1668 ☐ NZS 4512 ☐ NZS 4515 ☐ Other _____ <i>[Specify]</i>	☐ Council ☐ Engineer ☐ Other _____ <i>[Specify]</i>
☐ F8 Signs	☐ F8/AS1 ☐ Other _____ <i>[Specify]</i>	☐ Council ☐ Other _____ <i>[Specify]</i>
☐ G1 Personal hygiene	☐ G1/AS1 ☐ Other _____ <i>[Specify]</i>	☐ Council ☐ Other _____ <i>[Specify]</i>

☐ G2	Laundering	☐ G2/AS1	☐ Other _____ [Specify]	☐ Council ☐ Other _____ [Specify]
☐ G3	Food preparation and prevention of contamination	☐ G3/AS1	☐ Other _____ [Specify]	☐ Council ☐ Other _____ [Specify]
☐ G4	Ventilation	☐ F7/AS1	☐ AS/NZS 1668.2 ☐ Other _____ [Specify]	☐ Council ☐ Other _____ [Specify]
☐ G5	Interior environment	☐ G5/AS1	☐ Other _____ [Specify]	☐ Council ☐ Other _____ [Specify]
☐ G6	Airborne & impact sound	☐ G6/AS1	☐ Other _____ [Specify]	☐ Council ☐ Other _____ [Specify]
☐ G7	Natural light	☐ G7/AS1	☐ Other _____ [Specify]	☐ Council ☐ Other _____ [Specify]
☐ G8	Artificial light	☐ G8/AS1	☐ NZS 6703 ☐ Other _____ [Specify]	☐ Council ☐ Other _____ [Specify]
☐ G9	Electricity	☐ G9/AS1	☐ Other _____ [Specify]	By certification only
☐ G10	Piped services	☐ G10/AS1	☐ NZS 5261 ☐ Other _____ [Specify]	By certification only
☐ G11	Gas as an energy source	☐ G11/AS1	☐ Other _____ [Specify]	By certification only
☐ G12	Water supplies	☐ G12/AS1	☐ AS/NZS 3500.1 ☐ AS/NZS 3500.4 ☐ Other _____ [Specify]	☐ Council ☐ Other _____ [Specify]
☐ G13	Foul water	☐ G13/AS1	☐ AS/NZS 3500.2 BS 5572 ☐ Other _____ [Specify]	☐ Council ☐ Other _____ [Specify]
☐ G14	Industrial liquid waste	☐ G14/AS1	☐ Other _____ [Specify]	☐ Council ☐ Other _____ [Specify]
☐ G15	Solid waste	☐ G15/AS1	☐ Other _____ [Specify]	☐ Council ☐ Other _____ [Specify]
☐ H1	Energy efficiency	☐ H1/AS1	☐ NZS 4218 ☐ NZS 4243 ☐ ALF Design Manual ☐ NZS 4214 ☐ Other _____ [Specify]	☐ Council ☐ Other _____ [Specify]

[illegible]

File No: 37-04-001

Doc No: OW-13507

Rotorua District Council
1061 Haupapa Street
Private Bag 3029
Rotorua, New Zealand
Phone: 07 348 4199
Fax: 07 346 3143
Email mail@rdc.govt.nz
Website: www.rdc.govt.nz

**TO: ALL BUILDING OWNERS &
BUILDING CONTRACTORS**

DEFINITION OF BOUNDARIES

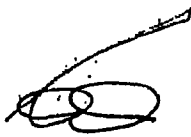
This is to confirm that in all instances of undertaking building work which is outside the original footprint of an existing building, it is a requirement of every Building Consent, and in particular the First Footing Inspection that the owner of the property identifies the boundaries of the property.

Identifying means finding and exposing the boundary pegs or, alternatively, at least having the boundaries redefined by a Registered Surveyor.

Please note that failure to undertake this work will probably result in the Building Officer being unable to undertake the first inspection because he cannot determine where the boundaries to the property are located.

Help us to help you.

Ensure that this is undertaken before the First Inspection.


Pat Lawrence
Building Control Manager

FIM / DC
12 0030408



Scale: 1:500

10m

**Property Type:** Assessment**File Number:** 09611**Address:** 177 Old Taupo Road, Utuhina, Rotorua**Rating details:**

Legend for current display scale

Address

Road Intersection

S Hwy

Road

Marsh

Provisional Easement

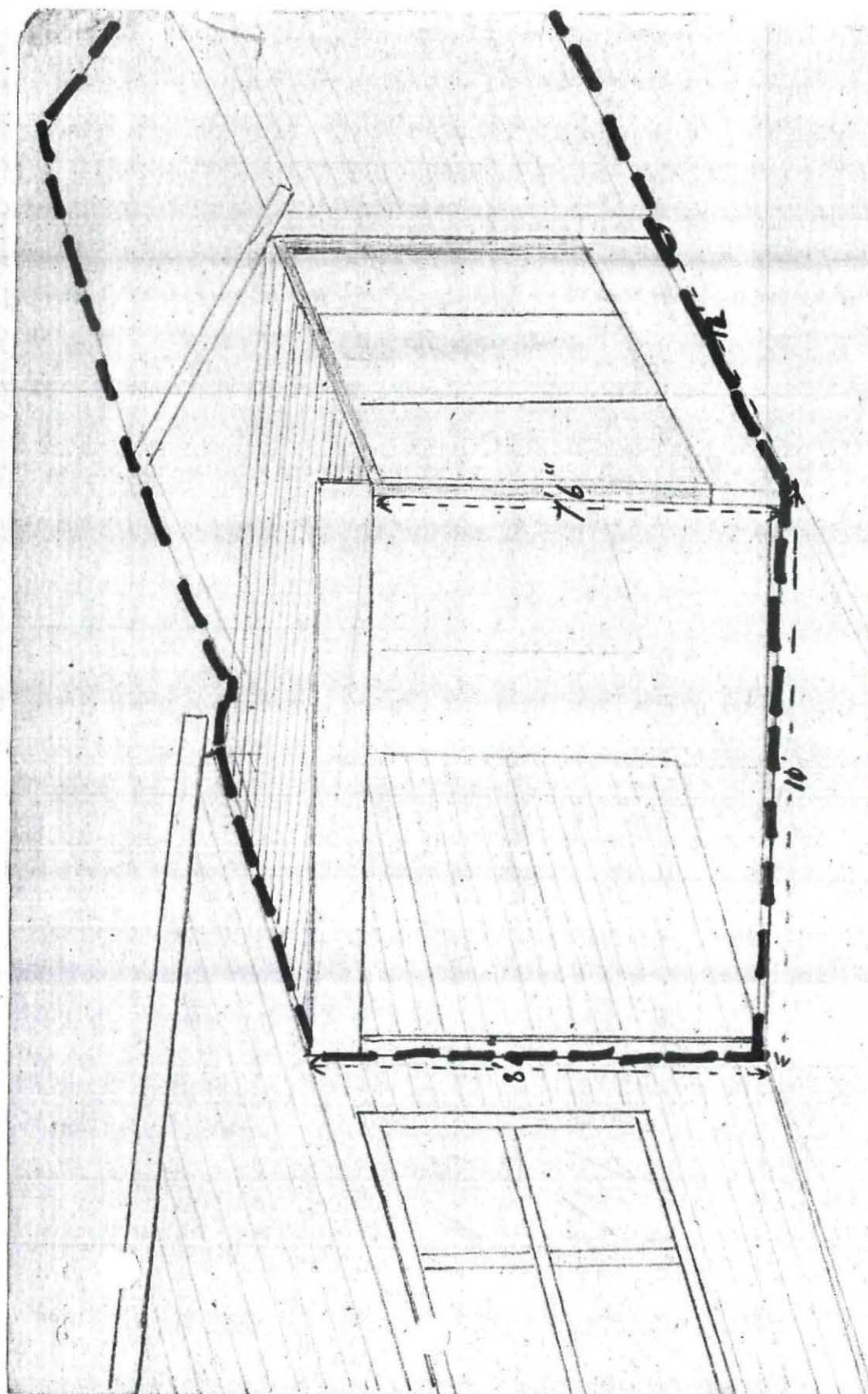
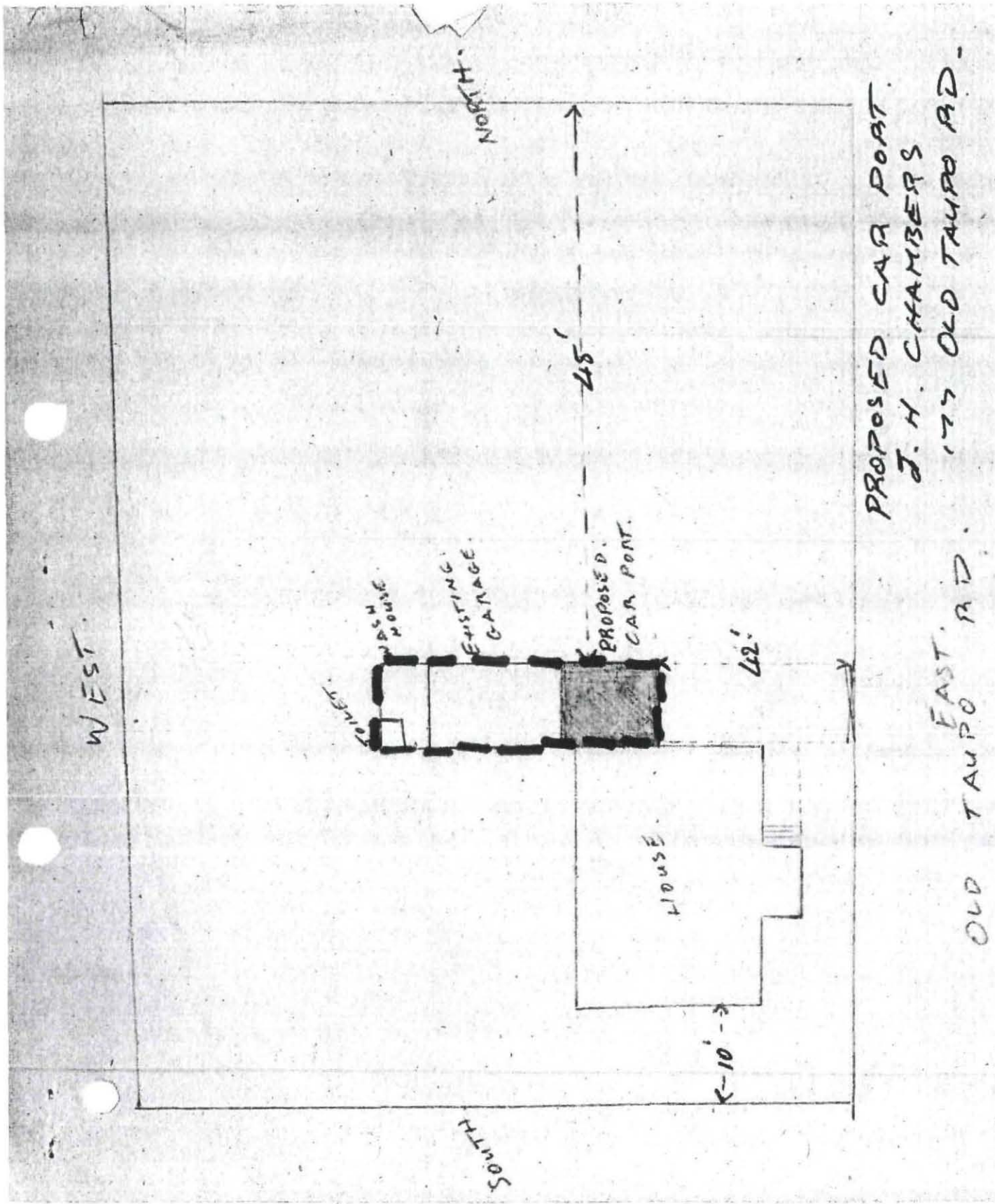
Provisional Parcel

Parcel

Lakes

Island

Lake



PROJECT INFORMATION MEMORANDUM
 ISSUED UNDER SECTION 32 OF THE
 BUILDING ACT 2004
 DATE: 30/8/05 P.I.M. No: 30407
 OFFICER: *Jim*

PLANS APPROVED SUBJECT TO ALL
 REQUIREMENTS OF THE BUILDING
 ACT 2004 BEING FULLY COMPLIED
 WITH
 DATE: 30/8/05 CONSENT No: 30408
 OFFICER: *Jim*

PROPOSED CAR PORT.
 J. H. CHAMBERS
 177 OLD TAUPPO RD.

To Be

Demonstrated

Plans MUST show dimensions and distances from section boundaries in metric units

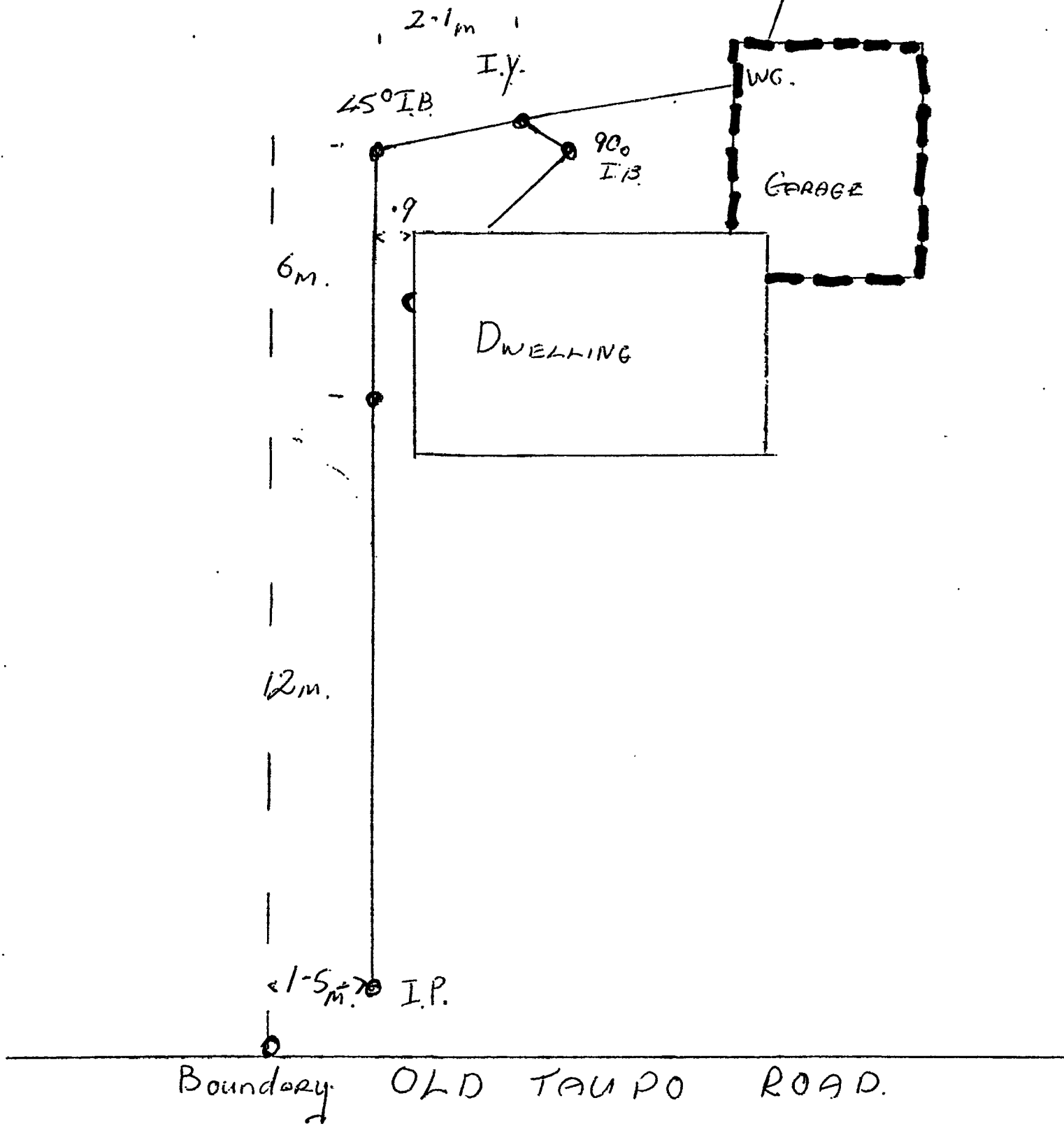
Rotorua City Council DRAINAGE PLAN

SEWERAGE DRAINS — RED
STORMWATER — DOTTED BLACK
OLD DRAINS — FULL BLACK

657/313

To be Demolished

Drain to be capped and water disconnected by Goodrich contractors.



OWNER R.J. Spence LOT 11 SEC. BL
No. 177 STREET OLD TAUPU RD. SIGNATURE M. Helder DATE 17.6.77
Bryce 11446 Entered on cards. OF DRAINLAYER

PLAN 1/100
120050403