

Building Consent No. 206452 / 1

Section 51, Building Act 2004

The building

Street address of building: **Fernbrook RD, OAMARU**

Legal description of land where building is located: **LOT 4 DP 12106**

Valuation No: **26250 / 02700**

The owner

Name of owner: **P R Bishop Builders Ltd**

Mailing address: **P O Box 160, OAMARU 8915**

Building work

The following building work is authorised by this building consent:

Construct 3 bedroom dwelling with double garage

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:

The approved documents must be kept on site at all times and be available for the Waitaki District Council inspectors to view.

Storm water needs to be taken to the kerb and channel.

Safety glazing is required above the bath.

No surface water from the driveway etc is to discharge over the public footpath.

Proposed Lot 1 and Lot 2 will only be allowed to have a drain in common and a Marley type inspection chamber required where proposed Lot 1 drain connection is made.

Connection and development contribution fees for water and sewer are to be paid prior to Council's contractor, Whitestone Ltd, installing connections.

The owners drain layer shall have the sewer main exposed and ready for the connections and shall be certificated to carry out works on Council roads.

The Building Act requires installation of smoke alarms (Hush type) for all new & altered dwellings that require a building consent.

Compliance schedule

A compliance schedule is not required for the building.


Name: Jim Hannan

Position: SENIOR BUILDING CONTROL
OFFICER

On behalf of: Waitaki District Council
Date: 12 September 2007