



INSPECTION REPORT

Name: **Orange Residential Homes Limited**

Consent No: **BC160489**

Address: **184 Horton Road, Tasman**

Inspected by: Kevan Vickers

On **8/02/2017** at **2:45 p.m.** this site was inspected pursuant to the Building Act 2004 (section 222/230) and the Local Government Act 2004 (Section 174). The purpose of the inspection was:

07 PRE-LINE BRACE/INSULATION/PLUMBING: INTERNAL FRAMING AND BRACING LOCATION AND FIXINGS AND INSULATION MATERIAL IN PLACE BEFORE THE WALLS ARE LINED.

Notes Summary: Pre-line inspection. The following require to be addressed: 1. The upper floor front, rear and gable left hand side requires to be made weathertight and then re-inspected before the Gib can be installed to this area. 2. The mid-floor insulation batts are required to be Silencer batts whereas pink batt insulation has been installed. Please address. 3. The plumbing pipework outside the heated area requires to be insulated plus over-stair insulation. Confirmation O.K. 4. The wall cavity requires to be blocked off from the roof cavity. Confirmation O.K. 5. Details required of the VV6 bracing element specified. Hold-downs seen in place to this element. 6. The roof vents at high and low level have yet to be installed.

Next Inspection:

Failed Inspection Points

Bracing as per plans

Details required of VV6 bracing element.

Lagged where required

Pipework to be insulated where outside heated envelope