

# TechnologyOne ECM Document Summary

Printed On 03-Feb-2026

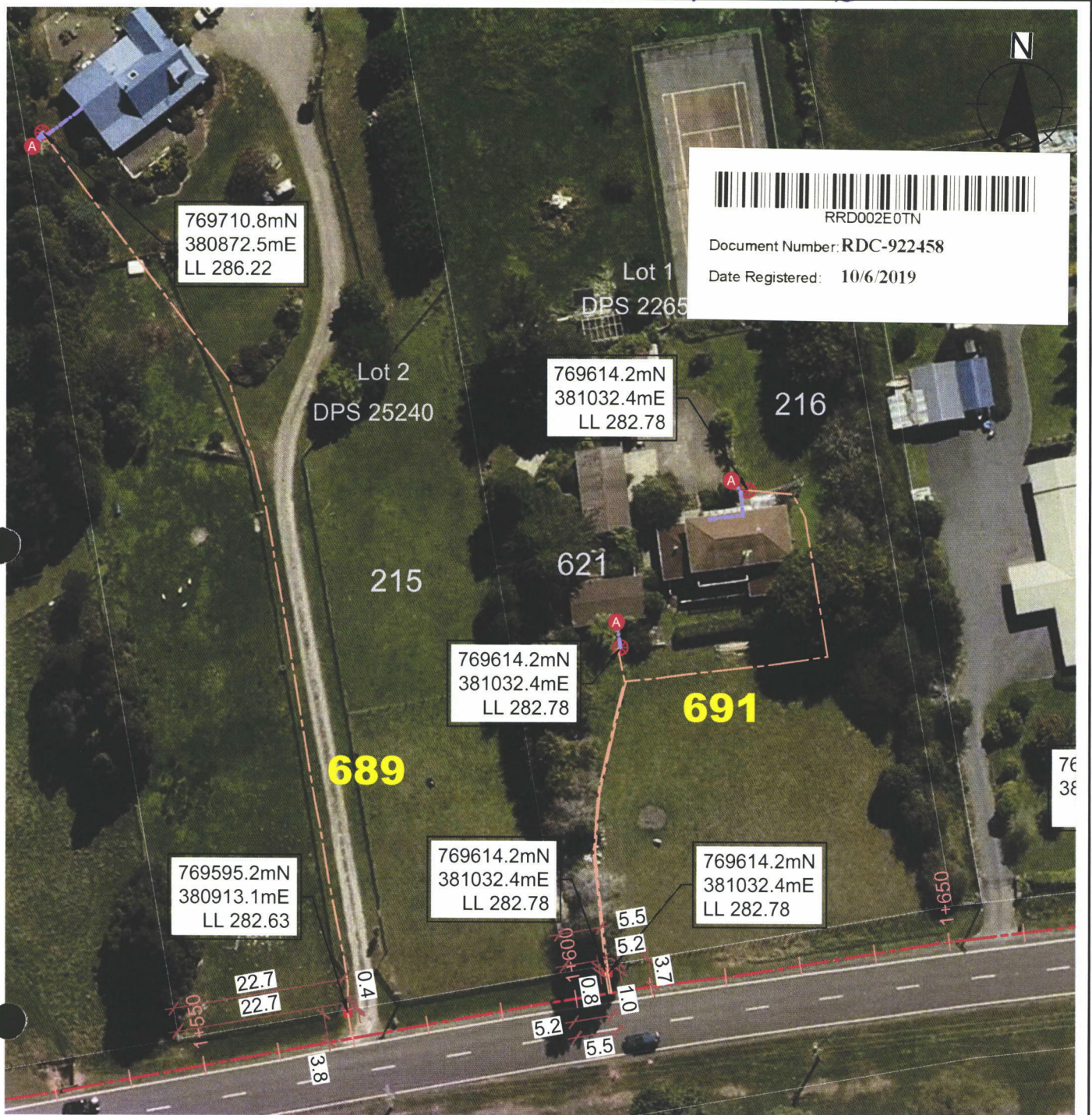
Class	Description	Doc Set Id / Note Id	Version	Date
PUBLIC	Plans - As built sewer connection	3453868	1	10-Jun-2019
PUBLIC	BC77814 - Code compliance certificate	3310866	1	15-May-2018
PUBLIC	BC77814 - Issue of consent	3309191	1	08-May-2018
PUBLIC	BC69013 - Asbuil sewer scheme	3299796	1	09-Apr-2018
PUBLIC	BC69013 - Code compliance certificate	2640833	1	10-Jul-2013
PUBLIC	Hamurana / Awahou sewerage scheme - Capital cost recalculation	2609256	1	15-May-2013
PUBLIC	Hamurana / Awahou wastewater scheme	2599174	9	22-Apr-2013
PUBLIC	BC69013 - Specification	2433057	1	18-Apr-2012
PUBLIC	BC69013 - Issue of consent	2433053	1	18-Apr-2012
PUBLIC	Hamurana sewerage scheme - LPGP A4 plan	2407678	1	28-Feb-2012
PUBLIC	Hamurana / Awahou sewerage scheme - Lump sum payments	2347016	16	08-Aug-2011
PUBLIC	Hamurana sewerage scheme - Capital contribution	2338026	45	27-Jul-2011
PUBLIC	Hamurana sewerage scheme - Capital contribution	2297201	8	18-Mar-2011
PUBLIC	Hamurana / Awahou sewerage scheme - Local Government Act notice	2259525	4	24-Nov-2010

PUBLIC	Hamurana sewerage scheme - Electrical audit notice	2225700	3	30-Aug-2010
PUBLIC	Hamurana sewerage scheme - Local Government Act notices	2225125	29	27-Aug-2010
PUBLIC	Hamurana sewerage scheme - Programme of works	1995708	8	03-Jun-2010
PUBLIC	Safe and sanitary report - Incomplete building works - Inspect NZ	738141	1	04-Apr-2018
PUBLIC	Property file information update notice	738140	1	04-Apr-2018
PUBLIC	BCE057621 - Carter Cottage Plans	510453	1	04-Dec-2009
PUBLIC	Plans - Site and foundation - Resited dwelling	510452	1	04-Dec-2009
PUBLIC	BCF054598 - Extension Plans	510451	1	04-Dec-2009
PUBLIC	Plans - Proposed garage	510450	1	04-Dec-2009
PUBLIC	LF15749 - Information - Safe and sanitary report	510411	2	04-Dec-2009
PUBLIC	Site plan for garage	510410	1	04-Dec-2009
PUBLIC	Applicatgion for connection to Hamurana water supply	510408	1	04-Dec-2009
PUBLIC	BCJ035077 - Dwelling and garage	510407	1	04-Dec-2009
PUBLIC	BCE057621 - Relocated building as office	510406	1	04-Dec-2009
PUBLIC	BC1045 - Plumbing and drainage to transportable house	510405	1	04-Dec-2009

PUBLIC	BCF054598 - Building additions - Bedroom and Spa	510404	1	04-Dec-2009
PUBLIC	BC971827 - Garage	510402	1	04-Dec-2009
PUBLIC	BC981337 - Garage	510401	1	04-Dec-2009
PUBLIC	BC5741 - Ensuite	510400	1	04-Dec-2009

P12128

BC 69013



RRD002E0TN  
Document Number: RDC-922458  
Date Registered: 10/6/2019

Property Lateral 40mm SDR11 PN16  
Alarm panel cable  
Street pressure main  
Boundary  
Boundary Assembly

Co-ordinates in terms of NZGD 2000, Bay of Plenty Circuit. Co-ordinate origin : BM AQ59 BE01  
Levels in terms of Moturiki Datum. Level Origin : BM AQ59 (BE01)  
Aerial imagery from RDC. Boundary data from Landonline xml  
Boundary data has been extracted from Landonline. The boundaries shown may not be survey accurate and may not represent the true legal position of the boundary. Material types, ground levels and depths supplied by Downer

A Alarm Panel  
Grinder Pump Unit

RDC Contact PH 07 348 4199

0 20 40 Meters

Prepared for: **Downer**

Prepared by: **LANDHELP LTD**  
SURVEYING • ENGINEERING • PLANNING  
0800 LANDHELP

**Hamurana/Awahou Sewer Scheme Asbuilt Site Installation**

Address: **689 Hamurana Rd**

Catchment No. 01  
Site No. 215

Date Drawn: Mar 2013  
Scale: 1:750  
Drawing No. 12-215



RRD002AGRZ

Document Number: **RDC-823803**

Date Registered: **15/5/2018**

15 May 2018

THE KAMO-ANDERTON FAMILY TRUST  
689 HAMURANA ROAD  
RD 7  
ROTORUA 3097

File Ref: P12128  
Building Consent No: 77814

Dear Sir/Madam,

**CODE COMPLIANCE CERTIFICATE**  
**BUILDING CONSENT NO: 77814**

Please find attached your copy of the Code Compliance Certificate that has been issued in relation to the above building consent.

This is an important document and should be retained by you as it specifies the work carried out under the Consent has been completed, and meets the requirements of the Building Code supporting documents.

If in future you should desire to sell your property, your solicitor may ask you to produce this Certificate to prove that your building complies with the Building Code to the extent required by the above Building Consent. A copy is also placed on your property file.

Yours faithfully

Karen Shand  
Team Lead Business Support  
Planning & Development Solutions

Encl.

**Code Compliance Certificate: 77814**  
Section 95, Building Act 2004

Issued: 15 MAY 2018

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

**The Building**

**Property ID:** P12128  
**Street Address:** 689 HAMURANA ROAD, HAMURANA  
**Valuation number:** 06951 341 02  
**Legal Description:** Lot 2 DPS25240  
**Current lawfully established use:** SOLID FUEL HEATER (ANCILLARY)  
**Description of Work:** WOODSMAN BRUNNER MKII F/S FIRE

**The Owner**

**Name & Address of Owner:** THE KAMO-ANDERTON FAMILY TRUST  
689 HAMURANA ROAD  
RD 7  
ROTORUA 3097

First point of contact for communications with the building consent authority:  
H B HILL CONTRACTING LIMITED  
C/O MANA HILL  
PO BOX 10055  
ROTORUA MAIL CENTRE  
ROTORUA 3046  
manahills@msn.com

**Building Work**

**Building Consent no:** 77814  
**Issued by:** Rotorua District Council (operating as Rotorua Lakes Council)

**Code Compliance**

The Building Consent Authority named above is satisfied, on reasonable grounds, that –

- The building work complies with the building consent.

Signed for and on behalf of Rotorua District Council (operating as Rotorua Lakes Council):

Name: Karen Shand Position: Team Lead Business Support, Planning & Development Solutions

Signed:  Date: 15 May 2018

To be used for minor works; R1/ C1 - outbuildings, ancillary buildings, sleep-outs, drainage work, SFH's and Marquees

BC No.: 77814 Date: 11/05/18  
Address: 689 HAMURANA ROAD.

P = Pass, F = Fail, N/A = Not Applicable – Circle appropriate box

No	Item				Comments / Reasons for Decision
1	Work complies with the approved BC documentation (sect 94(1))	<input checked="" type="radio"/> P	F	N/A	COMPLETE.
2	All the required inspections have been completed	<input checked="" type="radio"/> P	F	N/A	COMPLETE.
3	Check sheets are complete	<input checked="" type="radio"/> P	F	N/A	COMPLETE.
4	Instruction sheets/ NTF complied with	<input type="radio"/> P	F	<input checked="" type="radio"/> N/A	NICC.
5	BC conditions have been complied with	<input checked="" type="radio"/> P	F	N/A	COMPLY
6	PIM requirements have been complied with	<input type="radio"/> P	F	<input checked="" type="radio"/> N/A	BC ONLY
7	All documents have BC number on them	<input checked="" type="radio"/> P	F	N/A	ALL HAVE BC#
8	Energy work certificate has been provided (if required) (section 94(3))	<input type="radio"/> P	F	<input checked="" type="radio"/> N/A	NICC.
9	Any amendments/ as built have been issued and whether documentation associated with these have been properly completed.	<input type="radio"/> P	F	<input checked="" type="radio"/> N/A	NICC.
10	Photographs of elevations/ other	<input checked="" type="radio"/> P	F	N/A	TAKEN
11	Plumbing statements	<input type="radio"/> P	F	<input checked="" type="radio"/> N/A	NICC.
12	Roofing SOC	<input type="radio"/> P	F	<input checked="" type="radio"/> N/A	EXISTING. (REPLACED 11/5/18)
13	Drainage Plan	<input type="radio"/> P	F	<input checked="" type="radio"/> N/A	NICC.
14	Solid Fuel Heater SOC	<input checked="" type="radio"/> P	F	<input checked="" type="radio"/> N/A	RECEIVED.
15	Form 6 completed	<input checked="" type="radio"/> P	F	N/A	COMPLETE.
16	Additional fees	<input type="radio"/> P	F	<input checked="" type="radio"/> N/A	NICC
17	Warnings or bans?	<input type="radio"/> P	F	<input checked="" type="radio"/> N/A	NICC
18	Other? Possible Bond Refund?	<input type="radio"/> P	F	<input checked="" type="radio"/> N/A	NICC.

Site Development Form to be sent with CCC	YES	<input checked="" type="radio"/> NO	Modification / Waiver applies	YES	<input checked="" type="radio"/> NO
CCC Assessment (If F request info below)	<input checked="" type="radio"/> P	F	As Built / Supplied Plans in Poly	YES	<input checked="" type="radio"/> NO

All building work is completed in accordance with the building consent and information and documentation is present and correct. A Code Compliance Certificate can be issued providing all outstanding additional fees and/or development contribution has been paid.

Name: BOB CAMERON Signature: [Signature]

Date Received <i>Date of final on-site inspection and or when all outstanding items resolved (this is the date when the clock starts)</i>	Date Suspended <i>Date when information requested from owner, or when invoice sent for extra inspection fees or development contribution (this is the date when the clock stops)</i>	Date Responded <i>Date when information received from owner, or invoice is paid (this is the date when the clock re-starts)</i>	Date CCC Approved or Refused to Issue <i>(Circle one)</i>
<u>11/5/18</u>	<u>N/A</u>	<u>N/A</u>	<u>11/5/18</u>

Business Support Advisor to complete (P= copies sent for filing with Building Consent documents) If not applicable circle N/A

Copy of code compliance certificate	<input checked="" type="radio"/> P	N/A	Copy of letter refusing to issue CCC	<input type="radio"/> P	<input checked="" type="radio"/> N/A
Copy certificate cover letter	<input checked="" type="radio"/> P	N/A	Bond refund	<input type="radio"/> P	<input checked="" type="radio"/> N/A
All information collated and sent to records	<input checked="" type="radio"/> P	N/A	Other (note):	<input type="radio"/> P	<input checked="" type="radio"/> N/A

Name: K Sieber Signature: [Signature] Date CCC Issued by BSA: 15/5/18



# Form 6 APPLICATION FOR CODE COMPLIANCE CERTIFICATE

## Section 92, Building Act 2004

### THE BUILDING CONSENT

Building consent number: \_\_\_\_\_

Issued by [name of building consent authority that granted building consent]: Rotorua Lakes Council

No - 77814

### THE OWNER

Name of owner [include preferred form of address, eg, Mr, Miss, Dr, if an individual]:

The Kamo - Arderton Family Trust **B Cameron**

Contact person [if the applicant is not an individual]: \_\_\_\_\_

Mailing address: 689 Hamurua Rd R07 Rotorua 3097

Street address/registered office: \_\_\_\_\_

Phone number: Landline: \_\_\_\_\_

Mobile: \_\_\_\_\_

Daytime: \_\_\_\_\_

After hours: \_\_\_\_\_

Facsimile number: \_\_\_\_\_

Email address: \_\_\_\_\_

Website [if applicable]: \_\_\_\_\_



The following evidence of ownership is attached to this application [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

[Only complete this section if the application is being made on behalf of the owner]

Name of agent: \_\_\_\_\_

Contact person [if the agent is not an individual]: **H.B. Hill Contracting**

Mailing address: **PO Box 10055**

**ROTORUA**

**Ph: 07 3482015**

**GST No: 96 242 263**

Street address/registered office: \_\_\_\_\_

Phone number: Landline: \_\_\_\_\_

Mobile: \_\_\_\_\_

Daytime: \_\_\_\_\_

After hours: \_\_\_\_\_

Facsimile number: \_\_\_\_\_

Email address: \_\_\_\_\_

Website [if applicable]: \_\_\_\_\_

Relationship to owner [state details of the authorisation from the owner to make the application on the owner's behalf]:

Installer

First point of contact for communications with the council/building consent authority [state full name, mailing address, phone number(s), facsimile number(s), and email address(es). Contact details must be in New Zealand]:

**APPLICATION**

All building work to be carried out under the above building consent was completed on [insert date]: 10.5.18

The licensed building practitioner(s) who carried out or supervised the restricted building work is/are as follows:

Name	Licensing class	Licensed building practitioner number (or registration number if treated as being licensed under section 291 of Building Act 2004)	Particular work carried out or supervised

The personnel who carried out building work other than restricted building work are as follows:

[List names, addresses, telephone numbers, and (where relevant and if not provided above) licensed building practitioner numbers or Plumbers, Gasfitters, and Drainlayers Board registration numbers]

**H.B. Hill Contracting**  
PO Box 10055  
ROTORUA  
Ph: 07 3482015 #1705  
GST No: 96 242 263

RECEIVED  
11 MAY 2018  
B.C. NO 77814

Note: continue on another page if necessary

The following specified systems are contained on the compliance schedule for the building and, in the opinion of the personnel who installed them, are capable of performing to the performance standards set out in the building consent:

[list specified systems]

**B Cameron**

I request that you issue a code compliance certificate for this work under section 95 of the Building Act 2004.

The code compliance certificate should be sent to: [state which address, and whether owner or agent]

Owners

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

Name of person signing: H.B.Hill

Date: 10.5.18

**ATTACHMENTS**

The following documents are attached to this application:

- Memoranda (Records of Building Work) from licensed building practitioner(s) stating what restricted building work they carried out or supervised
- Other documents from the personnel who carried out the work
- Evidence that specified systems are capable of performing to the performance standards set out in the building consent

## Building Consent Authority Inspection Summary Sheet

BC ONLY  
 77814

BUILDING CONSENT NO. <b>77814</b>	DATE ISSUED: <b>8-5-18</b>
DESCRIPTION OF WORK: <b>INSTALL A WOODS MAN BRUNNER MK II F/S SFH</b>	
SITE ADDRESS: <b>689 HAMURANGA RD</b>	
OWNER: <b>USMO-ANDERSON FAMILY TRUST</b>	BUILDER: <b>H B CONTRACTING</b>
PH: <b>027 7158406</b>	PH: <b>02 3482015</b>
Building Category: <b>RT</b>	CCC Decision Date: <b>8-5-20</b>
<b>Inspections</b>	Allowance Used \$ Adjustment
Number of on-site inspections allowed for:	1 1
Total inspection time allowance (hours):	2 1/2
Inspection travel allowance – one way (min):	- -
Total	Credit Charge <b>NILL</b>

**P = PASS      F = FAIL**

DATE	START/FINISH TIME <small>e.g. 8.00-8.45</small>	MINS <small>eg 45</small>	NAME	SUMMARY/NOTES:	P/F
<b>11/5/18</b>	<b>8:15-8:45</b>	<b>30</b>	<b>BOB C</b>	<b>SFH FINAL</b>	<b>PAS</b>
<b>14/5/18</b>	<b>E Wilkins</b>			<b>Review of Bob's inspection above checked OK.</b>	





# SOLID FUEL HEATER INSTALLATION STATEMENT OF COMPLIANCE

Ref: IF 05
Ver: 1
Issued: 21 Jan 2014
Doc No: RDC-432013
Page 1 of 1

**Statement of Compliance**

**DETAILS:**

Date: 10.5.18 Building Consent No: 77814

Installation of: [make] Woodsman [model]: Burner

Property Address: 689 Hamurua Rd  
Rotorua

Owners First Name: Kamo-Anderson Surname: Family Trust

**CHECKLIST:**

The above fire was installed according to the manufacturer's specifications, Standard AS/NZS 2918.2001 and the approved Building Consent.

It is confirmed that for the installation the following checks were taken:

- Smoke alarms tested and locations checked (3m from each bedroom and on exit path) owner to fit
- Flashing complies with E2
- Flue extends 600mm above the ridge if within 3m
- Seismic restraints fitted
- Hearth measurement checked and hearth extension fitted if too short
- Flues sealed and fixed with 3 Stainless or Monel fasteners

**Freestanding Installation**

- Inner liner used in ceiling and extending 200mm above roof penetration
- Support stays installed if flue extends more than 1500mm from penetration
- Photos shall be available to confirm compliance with ceiling and roof space framing requirements.

**Insert Installation**

- All cracks in masonry cavity filled with fire resistant sealant or matting
- Chimney swept
- No exposed timber in cavity
- Mantle height checked and mantle reflector installed if too low

**B Cameron**

RECEIVED

11 MAY 2018

B.C. NO 77814

Installers Name: H.B. Hill Contracting Signature: [Signature]  
PO Box 10055  
ROTORUA  
Ph: 07 3482015  
GST No: 96 242 263 1705

Registration No: \_\_\_\_\_



RECEIVED  
 11 MAY 2018  
 B.C. NO 7784

B Cameron



# WOODSMAN

Warming kiwi homes since 1887.

## BURN ONLY SOFTWOODS

FUEL SHOULD BE LOADED FRONT TO REAR

MODEL Brunner MKII (steel door)    
 Tasman MKII (cast door)

**Performance:**

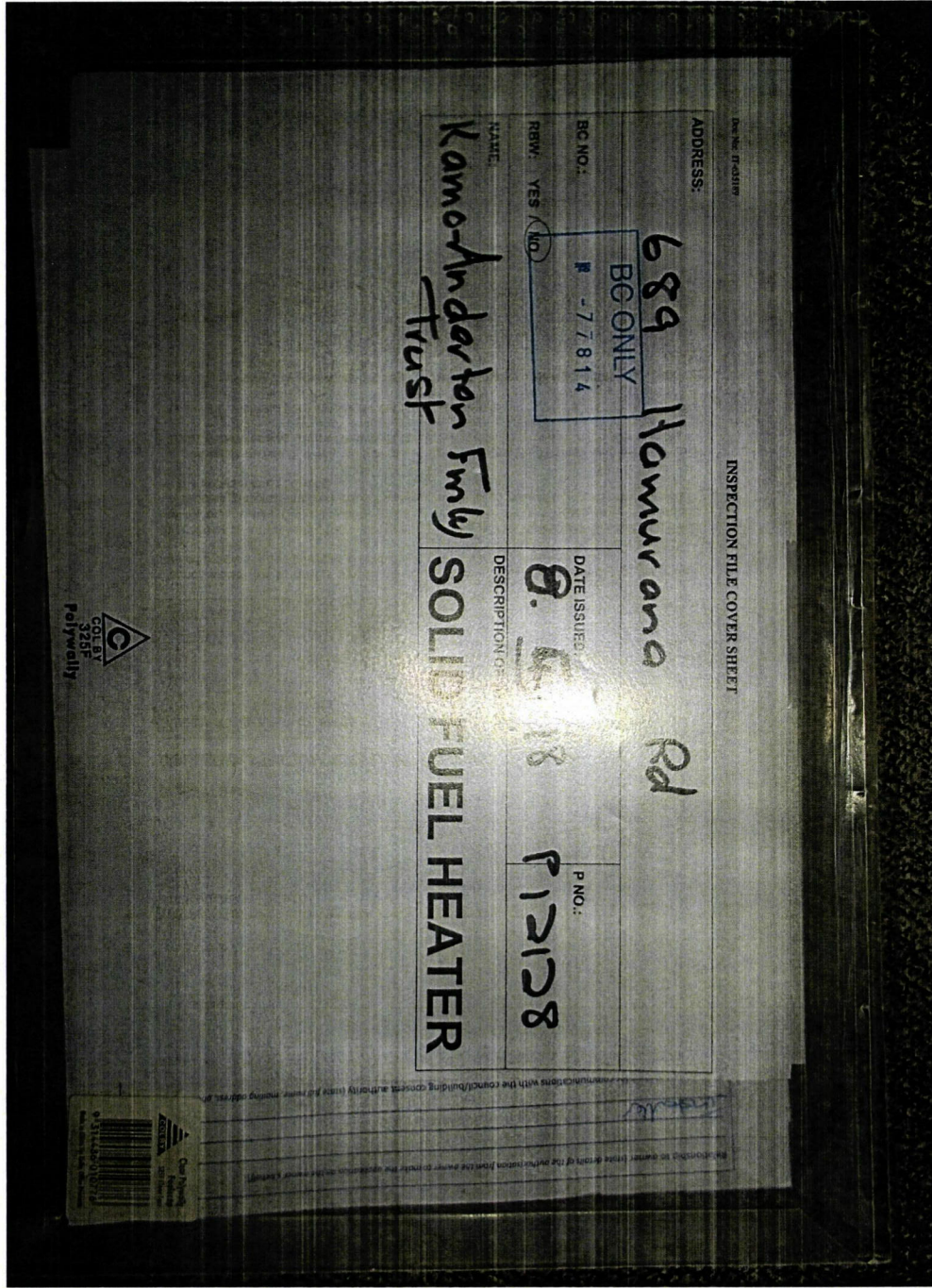
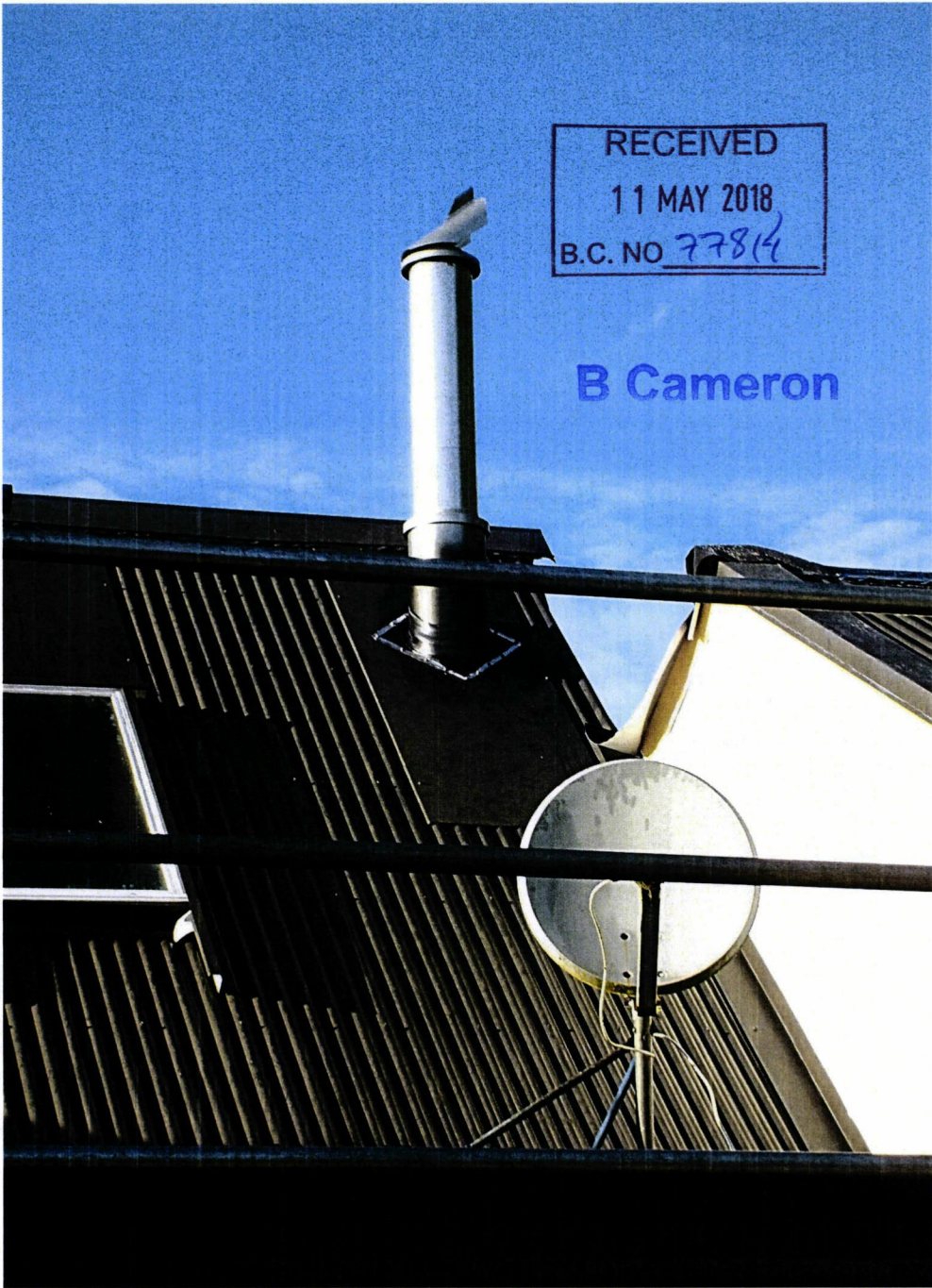
	Dry	Wetback
ECan Authorisation Number		
Brunner MKII	142896	142897
Tasman MKII	142898	142899
Overall Average Space Heating Efficiency Burning Softwood	71%	65%
Average Particulate Emission Factor Burning Softwood	0.5g/Kg (38mg/MJ)	0.5g/Kg (41mg/MJ)
Maximum Average Heat Output Burning Softwood (AS/NZS 4012)	14.5kW	12.25kW
Minimum Average Heat Output Burning Softwood (AS/NZS 4012)	8.4kW	8.6kW
Maximum Average Heat Output (NZHHA)	18.6kW	18.6kW
Peak Heat Output (NZHHA)	19.6kW	19.6kW

Testing:	Report No.
AS/NZS 2318:2001	Spectrum 0333 & 0332
AS/NZS 4012:1999	Spectrum 0215
AS/NZS 4013:1999	Spectrum 0215

**Approved Fuel:**  
 Softwood that has less than 20% moisture (measured on a dry weight basis); has not been treated with preservatives or impregnated with chemicals or glue; must not be chipboard, particle board or laminated board, and is not painted, stained or oiled. Performance may vary from test values, depending on actual burning conditions.

Serial No. **NC 3837**  
 Date installed: **10.5.14**





# Inspection Checklist: Liquid / Solid Fuel Burners

<b>BC No:</b> <del>629</del> 778K	<b>Contact on site</b> (Name, licence no. – RBW, company & position) ALAN ANDERSON OWNER.	
<b>Date:</b> 11/5/18		
<b>Inspector:</b> BOB C	<b>Area of work inspected:</b> SFH FINAL.	
<b>Inspection Comments / Notes:</b> (Include comment on any alternative solutions identified, site observation statements, warranties or 'As Laid's to be provided, if applicable)		
PHOTOS VIEWED OF ROOF SPACE ON SITE.		
<b>If Inspection Result = PASS</b> then date and sign here	<b>Date</b> 11/5/18	<b>Signature</b>
<b>If Inspection Result = FAIL</b> then complete instruction sheet (record number here and on summary card)		

**F = Fail** = Non-compliance with approved plans & documentation  
**P = Pass** = Compliance with approved plans & documentation.  
**N/A** = Means that Building officer feels that this portion of the prompt sheet is not relevant

General				Comments (reasons for decisions)	
1	Approved Consent documents on site	P	F	N/A	READ
2	Building consent conditions/ endorsements	P	F	N/A	READ.
3	Form 6 received	P	F	N/A	RECEIVED
4	Energy Certificates received	P	F	N/A	NICC.
5	Smoke alarms with hush buttons installed in every bedroom or within 3.0m of every bedroom door or escape routes and every building level.	P	F	N/A	3x SMOKE ALARMS TESTED & WORKING < 3m FROM BEDROOMS
6	Curtains at 1m away from heater or securely restrained	P	F	N/A	> 1m.
7	Confirm gasfitters/ plumbers details are correct (current license)	P	F	N/A	Name License No
SFH In Built 1 <sup>st</sup> Inspection				Comments (reasons for decisions)	
8	Make and model of heater	P	F	N/A	} FREE STANDING.
9	Fire box cavity is sound and has been correctly sealed/repaired	P	F	N/A	
10	Check zero clearance Box is correct for model of heater	P	F	N/A	
11	Hearth is correct dimensions/front to back	P	F	N/A	
12	Check the flue is correct type for zero clearance Box.	P	F	N/A	
13	Hearth is correct dimensions/each side of fire	P	F	N/A	
14	Hearth is constructed of correct material	P	F	N/A	
15	Mantel has sufficient clearance	P	F	N/A	

SFH In Built 2 <sup>nd</sup> Inspection					Comments (reasons for decisions)	
16	Deflector is fitted to mantel (if necessary)	P	F	N/A	} FREESTANDING	
17	Heater is bolted down	P	F	N/A		
18	Flashings to roof comply	P	F	N/A		
19	Chimney to good height (0.6mtr above ridge/1 mtr high, 3mtrs from ridge)	P	F	N/A		
Free Standing Solid Fuel Heater					Comments (reasons for decisions)	
20	Make and model of heater	P	F	N/A	WOODSMAN BRUNNER MK4	
21	Flue shield fitted?	P	F	N/A	SINGLE SKIN 120 HIGH	
22	Rear clearance is correct between wall & SFH measurement is	P	F	N/A	REQ 120	ACTUAL 200
23	Side clearance is correct between wall & SFH measurement is	P	F	N/A	450	> 1m.
24	Hearth size to sides is correct	P	F	N/A	850	<del>1360</del> 1360
25	Hearth dimension to front of SFH is	P	F	N/A	300	370.
26	Heater is bolted down	P	F	N/A	24 BOLTS.	
27	Flue is pop riveted together	P	F	N/A	3 RWEBS.	
28	Ceiling plate is on ceramic spacers	P	F	N/A	25 X 450 X 450 PLATE.	
29	Outer flue is fixed to supporting noggs	P	F	N/A	FIXED.	
30	25mm Air gap around outer flue or square hole in ceiling	P	F	N/A	SQUARE HOLE.	
31	Sealant used on SFH/Flue connection	P	F	N/A	APPLIED.	
32	Roof space framing is intact/not cut away	P	F	N/A	INTACT.	
33	Flashing to roof complies?	P	F	N/A	RUBBER DOUT ON BACKRAV	
34	Chimney to good height (0.6mtr above ridge/1 mtr high, 3mtrs from ridge)	P	F	N/A	> 600 ABOVE RIDGE	
Wet Backs					Comments (reasons for decisions)	
35	Tempering valve is fitted?	P	F	N/A	}	
36	Water temperature is correct	P	F	N/A		
37	Wet back pipe is copper	P	F	N/A		
38	Wet back pipe is run correctly	P	F	N/A		
39	Vent is open air off HWC	P	F	N/A		
Diesel Burners					Comments (reasons for decisions)	
40	Diesel Burners have isolating tap? <i>Do they require automatic cut off solenoid?</i>	P	F	N/A	} SFH ONLY	
42	Flue requirements to manufacturer's specifications?	P	F	N/A		
43	Producer statement for Installation (pump - radiators)	P	F	N/A		
44	Seismic restraint correct	P	F	N/A		
45	Fuel storage tank and bunding as per consent	P	F	N/A		



RRD002AEIN

Document Number: RDC-822133

Date Registered: 8/5/2018

**ROTORUA  
LAKES COUNCIL**  
Te kaunihera o ngā roto o Rotorua

8 May 2018

THE KAMO-ANDERTON FAMILY TRUST  
C/O H B HILL CONTRACTING LIMITED  
C/O MANA HILL  
PO BOX 10055  
ROTORUA MAIL CENTRE  
ROTORUA 3046

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

File Ref: P12128  
Building Consent No: 77814

Dear Sir/Madam,

**BUILDING CONSENT****Address of Project: 689 HAMURANA ROAD**

Please find enclosed your Building Consent and its relevant Plans and Specifications. You should take time to read the Conditions that are attached to your Building Consent and Plans, including the stamps on those plans.

You should also be aware that in some instances although you have received your Building Consent, there may still be outstanding issues regarding land use, etc. You will need to finalise these before you undertake any building work.

However, if you have received your Resource Consent (if required) and have satisfied all the Conditions set out in this document, you are free to start your building work.

Remember, you need to arrange for all the inspections that have been estimated and are listed as Conditions to your Building Consent. When requesting an inspection a minimum of 24 hours' notice should be given. Remember also that you or your agent/builder, etc, needs to attend and/or be on site for any inspection.

To avoid potential delays on site and help you understand what Council will be inspecting it is suggested you reference the suite of inspection checklists that are available on Council's web site.

Please note Council's Valuers (Landmass Technology Ltd) may also carry out an inspection.

**"Please remember also to quote your Building Consent No. 77814 when making any inspection bookings." The direct dial number for inspections is 3495646.**

We wish you well with your project and look forward to working alongside you to achieve a satisfactory completion of your project.

Please feel free to phone Council's Building Services should you require further information.

Yours faithfully

Darrell Holder  
Manager, Building Services

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

**Owner**

THE KAMO-ANDERTON FAMILY TRUST  
689 HAMURANA ROAD  
RD 7  
ROTORUA 3097

**The Building**

**Property ID:** P12128  
**Street Address:** 689 HAMURANA ROAD, HAMURANA  
**Valuation number:** 06951 341 02  
**Legal Description:** Lot 2 DPS25240

First point of contact for communication with the building consent authority:

H B HILL CONTRACTING LIMITED  
C/O MANA HILL  
PO BOX 10055  
ROTORUA MAIL CENTRE  
ROTORUA 3046  
manahills@msn.com

**Building Work**

The following building work is authorised by this consent:

**Project is for:** WOODSMAN BRUNNER MKII F/S FIRE  
**Intended Use:** SOLID FUEL HEATER  
**Intended Life:** N/A

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.

All building work associated with this building consent must comply with the NZ Building Code.

**This Building Consent is subject to the following conditions:**

**Inspections by Building Consent Authority (Phone Building Services 349 5646 to book inspections)**

Solid Fuel Heater - (at the completion of the heater installation prior to ceiling plate being fixed)

Final Inspection when all building work is complete.

## **IMPORTANT ENDORSEMENTS**

### **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.

### **CERTIFICATION FOR INSTALLATION OF SOLID FUEL HEATERS**

A Statement of Compliance (SOC) is required from the installer confirming that the installation has been completed in accordance with the manufacturer's specifications (AS/NZS2918:2001) and the approved Building Consent.

Authorised installers must include in the SOC certification of the chimneys structural condition and cavities heat resistant integrity. The SOC must be lodged with the CCC application.

### **COMPLETION OF WORK**

At completion of work authorised by this consent the Building Act requires you to apply for a Code of Compliance Certificate (use Form 6) as soon as practicable after the Building work is completed.

## **COMPLIANCE SCHEDULE**

A Compliance Schedule is not required for the building.

## **ADDITIONAL FEES**

**During consent processing Council estimates the number, type and grouping of inspections required to complete a project.**

**Should additional inspections be required to confirm compliance with the approved Building Consent/Building Code, Council reserves the right to seek payment for these prior to the issue of Code Compliance Certificate.**

**Processing of As-built plans received may also attract a fee payable prior to the issue of Code Compliance Certificate.**

Signed for and on behalf of the Council:

Name: Ann Kelly

Position: Business Support Advisor, Planning & Development Solutions

Signed: \_\_\_\_\_



Date: 8 May 2018

Received

02 MAY 2018

Rotorua District Council  
Customer Centre

Property File ID #: P12128

**BC ONLY**  
# -77814

# Form 2 SOLID FUEL HEATER

## APPLICATION FOR PROJECT INFORMATION MEMORANDUM AND /OR BUILDING CONSENT Section 33 or 45, Building Act 2004

### 1. THE BUILDING [if item is not applicable put N/A in the space]

Street address of building: 689 Hamurana Rd

[If no street address - details of nearest intersection]: \_\_\_\_\_

Legal description of land where building is located: Lot 2 DPS 25240 Site area: \_\_\_\_\_ m<sup>2</sup>  
Sec \_\_\_\_\_ Block \_\_\_\_\_

Building name: \_\_\_\_\_ Valuation No: 06951341 02

Location of building within site/block number: [Include nearest street access] \_\_\_\_\_

Number of levels: [Above & below ground] \_\_\_\_\_

Level/Unit No: \_\_\_\_\_ Floor area: \_\_\_\_\_ (sq m) [Indicate area affected by the building work]

Current, lawfully established, use: detached dwelling Year First Constructed: 1980's

[Add no. of occupants per level and per use if more than 1] \_\_\_\_\_

### 2. OWNER

Name of Owner: Komo - Anderson Family Trust

Contact person: Han Anderson

Mailing address: 689 Hamurana Rotorua.

Street address/registered office: \_\_\_\_\_

Phone No: \_\_\_\_\_ Landline: \_\_\_\_\_  
Mobile: 027715 8406 Daytime: \_\_\_\_\_  
After hours: \_\_\_\_\_ Facsimile: \_\_\_\_\_  
Email: \_\_\_\_\_  
Website: \_\_\_\_\_

#### THE FOLLOWING EVIDENCE OF OWNERSHIP IS ATTACHED:

- Certificate of Title  Lease Agreement  
 Agreement for Sale and Purchase  Other document

### 3. AGENT [Only required if application is being made on behalf of the owner]

Name of Agent: \_\_\_\_\_

Contact person: H.B. Hill Contracting

Mailing address: PO Box 10055 ROTORUA  
Ph: 07 3482015  
GST No: 96 242 263

Street address/registered office: \_\_\_\_\_

Phone No: \_\_\_\_\_ Landline: \_\_\_\_\_  
Mobile: \_\_\_\_\_ Daytime: \_\_\_\_\_  
After hours: \_\_\_\_\_ Facsimile: \_\_\_\_\_  
Email: \_\_\_\_\_  
Website: \_\_\_\_\_

Relationship to owner: [State details of the authorisation from the owner to make the application on the owner's behalf] installer

#### FIRST POINT OF CONTACT [Mark boxes as appropriate]

- Further information  Agent  Owner Invoicing:  Agent  Owner  
Correspondence  Agent  Owner Additional copy of Code Compliance Certificate

**RECEIVED**  
02 MAY 2018

4. APPLICATION [Tick if applicable]

I, [name] H.B.Hill request that you issue one of the following [for the building work described in this application]:

Signature: [Signature] Date: 1/5/2018

The signature is that of the  Owner OR the  Agent on behalf of and with the approval of the Owner.

Project Information Memorandum (PIM) & Building Consent  Project Information Memorandum (PIM)  
 Building Consent Existing PIM No [if applicable] is: \_\_\_\_\_

Cultural or Heritage Significance?  Yes  No

To be completed in lieu of Authorisation Letter:  
I, Alan Winton Anderson as the owner of the property, authorise

**H.B. Hill Contracting**  
**PO Box 10055**  
**ROTORUA**  
**Ph: 07 3482015**  
**GST No: 96 242 263**

Signature: [Signature] Date: 01/05/2018

5. PRIVACY INFORMATION

The information you have provided on this form is required so that your building consent application can be processed under the Building Act 2004. The Council collates statistics relating to issued building consents and has a statutory obligation to forward these regularly to Statistics New Zealand. The Council stores the information on a public register, which must be supplied (as previously determined by the Ombudsman) to whoever requests the information. Under the Privacy Act 1993 you have the right to see and correct personal information the Council holds about you.

6. THE PROJECT

Description of Building Work: [Provide sufficient information below to enable scope of work to be fully understood]  
Install F/S Woodsman Brunner MKH SFIT

Will the building work result in a change of use of the building?  Yes  No If Yes, provide details of the new use of the building: \_\_\_\_\_

Intended life of the building if less than 50 years: 10 [Years]

List Building Consents previously issued for this project (if any): \_\_\_\_\_

Estimated value of the building work on which the building levy will be calculated [including goods and services tax]:  
\$ 4,500.00 [State estimated value as defined in section 7 of the Building Act 2004]

7. CONTACTS [Provide all details where relevant]

Please provide the following details of all licensed building practitioners who will be involved in carrying out or supervising the restricted building work [If these details are unknown at the time of the application, they must be supplied before the building work begins].

INSTALLER:	OTHER KEY PERSONNEL:
Name: <u>H.B. Hill Contracting</u>	Name: _____
Address: <u>PO Box 10055</u>	Address: _____
Email: <u>ROTORUA</u>	Email: _____
Telephone: <u>Ph: 07 3482015</u>	Telephone: _____ LBP No: _____
Reg No: <u>GST No: 96 242 263</u>	Reg No: _____

**8. PROJECT INFORMATION MEMORANDUM** [Do not fill in this section if the application is for a building consent only]

The following matters are involved in the project: *[Tick the matters relevant to the project]*

- Subdivision
- Alterations to land contours *[e.g. digging out the site for a building platform]*
- New or altered connections to public utilities *[e.g. Council sewer, stormwater or water mains]*
- New or altered locations and/or external dimensions of buildings
- New or altered access for vehicles
- Building work over or adjacent to any road or public place
- Disposal of stormwater and wastewater
- Building work over any existing drains or sewers or in close proximity to wells or water mains
- Other matters known to the applicant that may require authorisations from the Territorial Authority: *[Specify]*

N/A

The following plans and specifications are attached to this application:

---

Building Code Clause <i>Tick relevant clauses</i>	Acceptable Solution & NZS 4121 Accessible Design	Verification Method	Alternative Solution <small>[Supporting documents listed below]</small>	Waiver/Modification <small>[Supporting documents listed below]</small>	Proposed Inspections
<input checked="" type="checkbox"/> B1 Structure	<input type="checkbox"/> AS1/NZS1170 <input type="checkbox"/> B1/AS1 <input type="checkbox"/> NZS3604 <input type="checkbox"/> NZS4229 <input type="checkbox"/> Other	<input type="checkbox"/> B1/VM1 <input type="checkbox"/> Other	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/> Council <input type="checkbox"/> Engineer <input type="checkbox"/> Other <i>(Specify):</i>
<input checked="" type="checkbox"/> B2 Durability	<input type="checkbox"/> B2/AS1	<input type="checkbox"/> B2/VM1	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/> Council <input type="checkbox"/> Other <i>(Specify):</i>
<input type="checkbox"/> C1-6 Protection from Fire	<input type="checkbox"/> C/AS1 <input type="checkbox"/> C/AS2	<input type="checkbox"/> C/VM1	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/> Council <input type="checkbox"/> Other <i>(Specify):</i>
<input checked="" type="checkbox"/> E2 External moisture	<input checked="" type="checkbox"/> E2/AS1 <input type="checkbox"/> E2/AS2 <input type="checkbox"/> SED <input type="checkbox"/> E2/AS3	<input type="checkbox"/> E2/VM1	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/> Council <input type="checkbox"/> Other <i>(Specify):</i>
<input checked="" type="checkbox"/> F7 Warning systems	<input checked="" type="checkbox"/> F7/AS1		<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/> Council <input type="checkbox"/> Other <i>(Specify):</i>
<input checked="" type="checkbox"/> G4 Ventilation	<input checked="" type="checkbox"/> G4/AS1	<input type="checkbox"/> G4/VM1	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/> Council <input type="checkbox"/> Other <i>(Specify):</i>
<input checked="" type="checkbox"/> G10 Piped Services	<input type="checkbox"/> G4/AS1	<input type="checkbox"/> G4/VM1	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/> Council <input type="checkbox"/> Other <i>(Specify):</i>
<input checked="" type="checkbox"/> G12 Water supplies	<input type="checkbox"/> G12/AS1 <input type="checkbox"/> G12/AS2	<input type="checkbox"/> G12/VM1	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/> Council <input type="checkbox"/> Other <i>(Specify):</i>

**9. WAIVER/MODIFICATION TO NZ BUILDING CODE REQUIRED FOR FOLLOWING PARTS OF CODE:**

Supporting documentation attached as follows [please list]:

N/A

**10. COMPLIANCE SCHEDULE:**

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

There are no specified systems in the building  **Applicant to complete**

Any system installed from below to be accompanied by procedures for inspection and routine maintenance. [Council to vet and verify in first column.]

COUNCIL	Existing	New	Altered	Added	Removed	Inspection performance standards	Maintenance performance standards	Reporting frequency
<b>Specified Systems Prescribed by Building Act 2004 Compliance Schedule Handbook 25 May 2007 (List Systems)</b>								
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

**11. ATACHMENTS**

The following documents are attached to this application: [Tick as applicable]

Plans and specifications [list] 2x Floor Plans  
2x Manufactures Specs  
2x Flashing Detail

- Memoranda from licensed building practitioner(s) who carried out or supervised any design work that is restricted building work
- Project Information Memorandum
- Development contribution notice
- Certificate attached to Project Information Memorandum
- National Environmental Standard Checklist
- Other information relevant to this application: [Please specify]: \_\_\_\_\_

# COUNCIL USE ONLY

## ESTIMATED TOTAL VALUE OF WORK

\$ 4,500-00 GST inclusive Project floor area n/a sfh m<sup>2</sup>

### FEE PAYABLE

Project Information Memorandum \$ -  
 Building Administration \$ 136-00  
 Technical Processing fee \$ 110-25  
 Inspection fee \$ 138-75  
 Certificate of Title \$ \_\_\_\_\_  
 Other \$ \_\_\_\_\_

### LODGEMENT FEE

Technical Processing fee \$ \_\_\_\_\_  
 Inspection fee \$ \_\_\_\_\_  
 Industry Levy (DBH) \$ \_\_\_\_\_  
 Industry Levy (BRANZ) \$ \_\_\_\_\_  
 BCA Levy \$ \_\_\_\_\_  
 Rural ID # \$ \_\_\_\_\_  
 Compliance Schedule \$ \_\_\_\_\_  
 Specified Systems \$ \_\_\_\_\_  
 Vehicle Crossing \$ \_\_\_\_\_  
 Street Damage \$ \_\_\_\_\_  
 Water Connection \$ \_\_\_\_\_  
 Sewer Connection \$ \_\_\_\_\_  
 Peer Review \$ \_\_\_\_\_  
 NZFS \$ \_\_\_\_\_  
 Development Contribution \$ \_\_\_\_\_  
 \_\_\_\_\_ \$ \_\_\_\_\_  
 \_\_\_\_\_ \$ \_\_\_\_\_

### TOTAL BALANCE PAYABLE

Lodgement deposit \$ 385-  
 Date paid 21/5/18  
 Receipt No. 332025  
 Consent fee balance \$ \_\_\_\_\_  
 Date paid \_\_\_\_\_  
 Receipt No. \_\_\_\_\_

Cost Category : **4A**

**R THOMSON**

Granted by \_\_\_\_\_

Signature R Thomson

Date 4/5/18

Issued by A Kelly

Signature \_\_\_\_\_

Date 8/5/18

**BC ONLY**  
 No -77814

Please complete

Forward any refunds or further invoices to:

\_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

# Solid Fuel Burner Vetting/ Processing Checklist

**For initial completion by the applicant**

**Address:** 689 Hamurana Rd

### How to use this checklist

Use this checklist when finalising your building drawings plans to assist you to lodge a complete application and to avoid delays in processing. Your application will be accepted based on this checklist to ensure that it has sufficient information to commence processing. All items on this checklist must be circled to show that they are either provided or are not applicable to your project (N/A).

Later additional information may be requested during the processing of your building consent to confirm compliance with the Building Act, Building Code, District/City Plan and any other relevant legislation. Processing time will be suspended until information is received.

Your application will only be accepted if the information in this checklist is provided and the checklist completed.

### Person completing checklist

Name of person signing: H.B. Hill Contracting  
PO Box 10055  
ROTORUA Date: 1/5/18  
 Signature: [Signature]  Agent  Owner  Other:  
Ph: 07 3482015  
GST No: 96 242 263

Customer Use <small>Circle as appropriate</small>	Doc ref./ page #	COUNCIL USE ONLY – Vetting/ Processing <small>(Reasons for decisions to be recorded by Council in space below each prompt, where provided)</small>	Council Use		
--	------------------	---	-------------	--	--

<b>Solid Fuel Heaters - B1, B2,C,G4</b>	<input checked="" type="checkbox"/> Section Checked
---	---

Yes	N/A	Application form completed in full and signed, ( <i>Bay Of Plenty Regional Council Resource Consent provided for applications in the Rotorua air shed</i> )	Yes	No	N/A
Yes	N/A	Lodgement fee (refer to Schedule of Fees and Charges for amount)	Yes	No	N/A
Yes	N/A	Two (2) complete sets of drawings/report/specification/plans and other relevant documents are required	Yes	No	N/A
Yes	N/A	All plans to be to a recognised metric scale and drawn in black ink (not pencil or red pen)	Yes	No	N/A
Yes	N/A	All documents must have at least 10mm margin on all outer edges with no information in them	Yes	No	N/A
Yes	N/A	All documents including photocopies must be legible	Yes	No	N/A
Yes	N/A	All plans are to be titled and dated (or version number)	Yes	No	N/A
Yes	N/A	Re used plans to have historical building permit/ consent numbers removed	Yes	No	N/A
Yes	N/A	Do not use grid or lined paper	Yes	No	N/A
Yes	N/A	Make/Model - inbuilt or freestanding or wetback <i>Woodson Brunner MKFI</i>	Yes	No	N/A
Yes	N/A	Is the proposed appliance 'clean air' approved? (approved for wet back where proposed) <i>Check MFE website for approved appliances(not applicable &gt;2 ha)</i> <i>OutBrid Airshed - MFE 0.5/71<sup>do</sup> - complies</i>	Yes	No	N/A
Yes	N/A	Manufacturer specifications including installation information (all clearances specified including to mantels for inbuilt installations) <i>Manufacturer spec included</i>	Yes	No	N/A

Yes	N/A	Hearth details provided <i>page 11 of specs AS4</i>	Yes	No	N/A
Yes	N/A	Seismic restraints shown <i>8mm wash screws part of specs</i>	Yes	No	N/A
Yes	N/A	Flashing details relevant to type of roof/ wall (roof/wall penetrations) <i>Rebate boot / Heat saver flue</i>	Yes	No	N/A
Yes	N/A	Flue heights above roof detailed <i>AS/NZS 2912 part of specs</i>	Yes	No	N/A
Yes	N/A	Cross section through roof provided (including relevant clearance to skillion ceilings) <i>Heat saver flue - part of specs</i>	Yes	No	N/A
Yes	N/A	Entire floor plan showing position of proposed appliance in relation to windows, doors and flammable materials (curtain restraints required when adjacent to fire) <i>hand drawn plan - no complete plans on file</i>	Yes	No	N/A
Yes	N/A	Means of escape (escape path encroachment and travel length <25m) <i>M.O.E. &lt; 25m</i>	Yes	No	N/A
Yes	N/A	Location and distance of all smoke alarms (within 3m of sleeping space and on each level on escape routes) <i>smoke detectors to F.7 within 3m of sleeping</i>	Yes	No	N/A
Yes	N/A	Ventilation provisions (opening windows and or specific manufacturers requirements) <i>a-n.asp - existing window opening</i>	Yes	No	N/A
<b>Wetback Installation – B2, G12</b>			<input type="checkbox"/> Section Checked		
Yes	N/A	Wetback installation (circle one) (NEW) or (EXISTING)	Yes	No	N/A
Yes	N/A	New wetback installation (diagram/manufacturers installation instructions)	Yes	No	N/A
Yes	N/A	Tempering valve information provided (where wetback is a new installation)	Yes	No	N/A
<b>Other Solid Fuel Heaters - B1, B2, C, G4</b>			<input checked="" type="checkbox"/> Section Checked		
Yes	N/A	Second hand fire producer statement (from an approved recognised expert)(New flue required on all second hand fires)	Yes	No	N/A
Yes	N/A	Diesel burner information including isolating tap, tank location	Yes	No	N/A
Yes	N/A	Piping layout supplied (where connected to radiators)	Yes	No	N/A

<b>Comments – COUNCIL USE ONLY</b>	<b>BC ONLY</b>
	No - 77816

Outcome of decisions – COUNCIL USE ONLY	Officer	Date
<input type="checkbox"/> This application was not accepted for lodgement because documentation was incomplete		
<input type="checkbox"/> This application needs to be re-vetted		
<input checked="" type="checkbox"/> Information complete and demonstrates compliance with the building code meaning the consent can be granted	<i>RauT</i>	<i>4/15/18</i>
	Signature (on acceptance)	<i>[Signature]</i>

**Customer Centre – COUNCIL USE ONLY**

- Geyserview printout checked for correctness with applicant
- Site Inspection Card completed
- Applicant Inspection card complete
- Form 6 (Application for Code Compliance Certificate) attached to Applicant Inspection Card
- Form 2 administratively complete and front cover signed appropriately

**Consent Solutions - COUNCIL USE ONLY**

Category **R1**

1st Inspector:

*Bov*

2nd Inspector:

*[Signature]*

**Consent Conditions – 400 – Inspections by BCA (circle where applicable)**

- u.a – Solid Fuel Heater (at completion of the heater installation prior to ceiling plate being fixed)
- u.b – Inbuilt Solid Fuel Heater (to be inspected prior to inbuilt solid fuel heater being installed)
- v – Final inspection when all building work is complete
- f – Free text \_\_\_\_\_

**Consent Endorsements – 402 – Important Endorsements (circle where applicable)**

- a - Section 52 BA 2004 (Lapse of Building Consent)
- s - Certification for Installation of Solid Fuel Heaters
- s a – Certification of Existing Wet Back Systems Being Connected to Solid Fuel Heater
- x – Plumbing work to be carried out by licenced tradesperson only
- y - Completion of work
- f – Free text \_\_\_\_\_

**Consent Endorsements – 403 - Compliance Schedule (circle)**

- b - A compliance schedule is not required for this building

**Business Support – COUNCIL USE ONLY – Information sent to applicant/ records for scanning**

- Plans and specifications
- Supporting documentation
- Building consent document
- Owners on CT matches applicant details

Name

*A Kelly*

Signature

*[Signature]*

Date

*8/5/18*



**COMPUTER FREEHOLD REGISTER  
UNDER LAND TRANSFER ACT 1952**

**COUNCIL  
COPY**



*R.W. Muir*  
Registrar-General  
of Land

**Search Copy**

**Identifier** SA23C/937  
**Land Registration District** South Auckland  
**Date Issued** 22 June 1978

**Prior References**  
SA22A/885

---

**Estate** Fee Simple  
**Area** 8420 square metres more or less  
**Legal Description** Lot 2 Deposited Plan South Auckland  
25240

**Proprietors**  
Alan Winton Anderton and Stuart Ian Atkins

---

**Interests**  
9482279.3 Mortgage to Bank of New Zealand - 1.10.2013 at 12:05 pm

**BC ONLY**  
**Nº -77814**

COUNCIL  
COPY

V. J. KASKA REGD OWNER  
CERTIFIED SUBDIVISION COMPLIES WITH THE OPERATIVE  
DISTRICT SCHEME AND CONSENT GIVEN 22.11.1977

1179766  
VICTORIA COUNTY CLERK

Total Area 1.7161 ha  
Comprised in C.T. 22A-885 (PT)

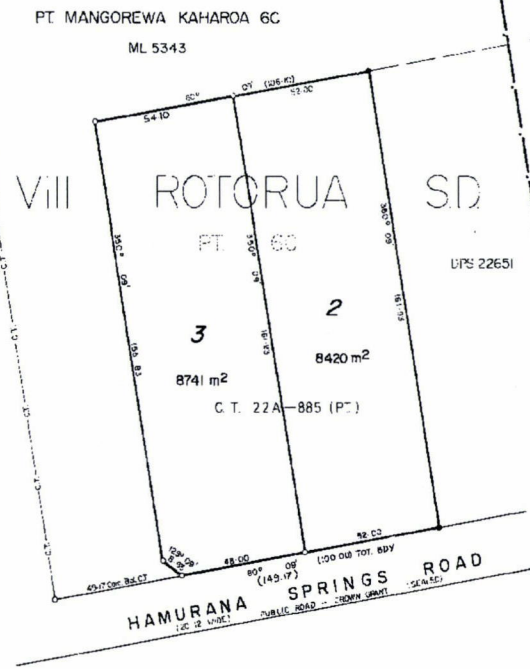
I, ALISTAR HIRSH HORNBER of ROTORUA  
Registered Surveyor and holder of an annual practicing certificate  
herby certify that this plan has been made from Surveys executed  
by me or under my direction; that both plan and Survey are correct  
and have been made in accordance with the regulations under the  
Surveyors Act 1966  
Date of 18th May 1978  
Signature

Field Book S 270 p 90 Traverse Book S 15 p 118  
Reference Plans D.P.C. 100, 101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 116, 117, 118, 119, 120, 121, 122, 123, 124, 125, 126, 127, 128, 129, 130, 131, 132, 133, 134, 135, 136, 137, 138, 139, 140, 141, 142, 143, 144, 145, 146, 147, 148, 149, 150, 151, 152, 153, 154, 155, 156, 157, 158, 159, 160, 161, 162, 163, 164, 165, 166, 167, 168, 169, 170, 171, 172, 173, 174, 175, 176, 177, 178, 179, 180, 181, 182, 183, 184, 185, 186, 187, 188, 189, 190, 191, 192, 193, 194, 195, 196, 197, 198, 199, 200, 201, 202, 203, 204, 205, 206, 207, 208, 209, 210, 211, 212, 213, 214, 215, 216, 217, 218, 219, 220, 221, 222, 223, 224, 225, 226, 227, 228, 229, 230, 231, 232, 233, 234, 235, 236, 237, 238, 239, 240, 241, 242, 243, 244, 245, 246, 247, 248, 249, 250, 251, 252, 253, 254, 255, 256, 257, 258, 259, 260, 261, 262, 263, 264, 265, 266, 267, 268, 269, 270, 271, 272, 273, 274, 275, 276, 277, 278, 279, 280, 281, 282, 283, 284, 285, 286, 287, 288, 289, 290, 291, 292, 293, 294, 295, 296, 297, 298, 299, 300, 301, 302, 303, 304, 305, 306, 307, 308, 309, 310, 311, 312, 313, 314, 315, 316, 317, 318, 319, 320, 321, 322, 323, 324, 325, 326, 327, 328, 329, 330, 331, 332, 333, 334, 335, 336, 337, 338, 339, 340, 341, 342, 343, 344, 345, 346, 347, 348, 349, 350, 351, 352, 353, 354, 355, 356, 357, 358, 359, 360, 361, 362, 363, 364, 365, 366, 367, 368, 369, 370, 371, 372, 373, 374, 375, 376, 377, 378, 379, 380, 381, 382, 383, 384, 385, 386, 387, 388, 389, 390, 391, 392, 393, 394, 395, 396, 397, 398, 399, 400, 401, 402, 403, 404, 405, 406, 407, 408, 409, 410, 411, 412, 413, 414, 415, 416, 417, 418, 419, 420, 421, 422, 423, 424, 425, 426, 427, 428, 429, 430, 431, 432, 433, 434, 435, 436, 437, 438, 439, 440, 441, 442, 443, 444, 445, 446, 447, 448, 449, 450, 451, 452, 453, 454, 455, 456, 457, 458, 459, 460, 461, 462, 463, 464, 465, 466, 467, 468, 469, 470, 471, 472, 473, 474, 475, 476, 477, 478, 479, 480, 481, 482, 483, 484, 485, 486, 487, 488, 489, 490, 491, 492, 493, 494, 495, 496, 497, 498, 499, 500, 501, 502, 503, 504, 505, 506, 507, 508, 509, 510, 511, 512, 513, 514, 515, 516, 517, 518, 519, 520, 521, 522, 523, 524, 525, 526, 527, 528, 529, 530, 531, 532, 533, 534, 535, 536, 537, 538, 539, 540, 541, 542, 543, 544, 545, 546, 547, 548, 549, 550, 551, 552, 553, 554, 555, 556, 557, 558, 559, 560, 561, 562, 563, 564, 565, 566, 567, 568, 569, 570, 571, 572, 573, 574, 575, 576, 577, 578, 579, 580, 581, 582, 583, 584, 585, 586, 587, 588, 589, 590, 591, 592, 593, 594, 595, 596, 597, 598, 599, 600, 601, 602, 603, 604, 605, 606, 607, 608, 609, 610, 611, 612, 613, 614, 615, 616, 617, 618, 619, 620, 621, 622, 623, 624, 625, 626, 627, 628, 629, 630, 631, 632, 633, 634, 635, 636, 637, 638, 639, 640, 641, 642, 643, 644, 645, 646, 647, 648, 649, 650, 651, 652, 653, 654, 655, 656, 657, 658, 659, 660, 661, 662, 663, 664, 665, 666, 667, 668, 669, 670, 671, 672, 673, 674, 675, 676, 677, 678, 679, 680, 681, 682, 683, 684, 685, 686, 687, 688, 689, 690, 691, 692, 693, 694, 695, 696, 697, 698, 699, 700, 701, 702, 703, 704, 705, 706, 707, 708, 709, 710, 711, 712, 713, 714, 715, 716, 717, 718, 719, 720, 721, 722, 723, 724, 725, 726, 727, 728, 729, 730, 731, 732, 733, 734, 735, 736, 737, 738, 739, 740, 741, 742, 743, 744, 745, 746, 747, 748, 749, 750, 751, 752, 753, 754, 755, 756, 757, 758, 759, 760, 761, 762, 763, 764, 765, 766, 767, 768, 769, 770, 771, 772, 773, 774, 775, 776, 777, 778, 779, 780, 781, 782, 783, 784, 785, 786, 787, 788, 789, 790, 791, 792, 793, 794, 795, 796, 797, 798, 799, 800, 801, 802, 803, 804, 805, 806, 807, 808, 809, 810, 811, 812, 813, 814, 815, 816, 817, 818, 819, 820, 821, 822, 823, 824, 825, 826, 827, 828, 829, 830, 831, 832, 833, 834, 835, 836, 837, 838, 839, 840, 841, 842, 843, 844, 845, 846, 847, 848, 849, 850, 851, 852, 853, 854, 855, 856, 857, 858, 859, 860, 861, 862, 863, 864, 865, 866, 867, 868, 869, 870, 871, 872, 873, 874, 875, 876, 877, 878, 879, 880, 881, 882, 883, 884, 885, 886, 887, 888, 889, 890, 891, 892, 893, 894, 895, 896, 897, 898, 899, 900, 901, 902, 903, 904, 905, 906, 907, 908, 909, 910, 911, 912, 913, 914, 915, 916, 917, 918, 919, 920, 921, 922, 923, 924, 925, 926, 927, 928, 929, 930, 931, 932, 933, 934, 935, 936, 937, 938, 939, 940, 941, 942, 943, 944, 945, 946, 947, 948, 949, 950, 951, 952, 953, 954, 955, 956, 957, 958, 959, 960, 961, 962, 963, 964, 965, 966, 967, 968, 969, 970, 971, 972, 973, 974, 975, 976, 977, 978, 979, 980, 981, 982, 983, 984, 985, 986, 987, 988, 989, 990, 991, 992, 993, 994, 995, 996, 997, 998, 999, 1000

Examined G.T. HORRAN Correct  
Approved as to Survey  
17.5.78  
Deposited this 18th day of May 1978  
District Land Registrar  
D P S25240



V ROTOTITI SD



LOTS 2 and 3 BEING A SUBDIVISION OF  
PT MANGOREWA KAHAROA 6C BLOCK

LOCAL AUTHORITY ROTORUA COUNTY  
Surveyed by HORNER & HAWLEY

DISTRICT SOUTH AUCKLAND  
BY BLK & DIST VIII ROTORUA



Parcel Information

Parcel is highlighted.

This map is a user generated static output from an Internet mapping site and is for reference only. Data layers that appear on this map may or may not be accurate, current, or otherwise reliable.

Valuation Number: 06951\*341\*02\*  
Capital Value: \$660,000.00  
Land Value: \$390,000.00  
Improvements: DWG FG OB OI  
Legal Desc: LOT 2 DPS 25240 BLK VIII ROTORUA SD  
Area (ha): 0.8420  
Address: 689 HAMURANA ROAD  
Cert Title: SA23C/937  
1 refuse charge(s)  
1 sewer connection(s)  
1 water connection(s)  
1 parcel(s)  
Comments: BUILDING APPLICATIONS 1 dwellings

*Fossil*

Ozone Parcel ID	PFile	Full Address and Parcel Name
3116/36 (SURVEYED) Title(s) SA23C/937	P12128	689 HAMURANA ROAD , HAMURANA, RD 7 (LOT 2 DPS 25240)
0000/3151 (HOLDING) Title(s)	VARIOUS	UNKNOWN ROAD , ROTORUA (HAMURANA SEWERAGE SCHEME)

**Building Consent(s)** Please note that there may be other building consents on the property file other than those listed here due to data capture issues.

Application Id: 69013

- | Type: Building Consent
- | Description: CONNECT TO COUNCIL SEWER
- | Agent: DOWNER NEW ZEALAND LIMITED
- | Value of work: \$4000.00
- | Date Received: 20/03/2012
- | PIM Target Date to Issue: 19/04/2012
- | Consent Target Date to Issue: 19/04/2012
- | PIM Date Approved: 23/03/2012
- | Consent Date Approved: 23/03/2012
- | PIM Date Issued: 29/03/2012
- | Consent Date Issued: 29/03/2012
- | CCC Issued: 30/04/2013

Application Id: 5741

- | Type: Building Consent
- | Description: ENSUITE
- | Agent: WICHMANN, MR FERDINAND CORNELIS
- | Value of work: \$4000.00
- | Date Received: 04/08/2000
- | Consent Target Date to Issue: 01/09/2000
- | Consent Date Approved: 04/08/2000
- | Consent Date Issued: 10/08/2000
- | CCC Issued: 19/02/2002

Application Id: 5740

- | Type: PIM
- | Description: ENSUITE
- | Agent: WICHMANN, MR FERDINAND CORNELIS
- | Value of work: \$4000.00
- | Date Received: 04/08/2000
- | PIM Target Date to Issue: 01/09/2000
- | PIM Date Approved: 04/08/2000
- | PIM Date Issued: 04/08/2000

**Resource Consent(s)** Please note that there may be other resource consents on the property file other than those listed here due to data capture issues.

# Testing and Certification

MODEL	AS/NZS 2918:2001, APP B	AS/NZ 2918:2001, APP E	AS/NZS 4012:1999	AS/NZS 4013:1999	ECan Cert Number
ECR NoVo	Complies	N/A	67%	0.9g/kg	153733
ECR NoVo Wet	Complies	N/A	65%	0.9g/kg	155148
Totara	Complies	Complies	67%	0.9g/kg	110220
Matai ECR MkIII	Complies	N/A	71%	0.7g/kg	102148
Matai ECR MkV	Complies	N/A	65%	0.7g/kg	102454
IMF	Complies	Complies	N/A	3.9g/kg	N/A
Flare - Wood	Complies	N/A	68%	0.97g/kg	134775
Flare - Wood WB	Complies	N/A	65%	0.89g/kg	135021
Flare - Multi	Complies	N/A	N/A	N/A	N/A
RMF	Complies	N/A	83%	3.9g/kg	N/A
Strongman	Complies	N/A	N/A	N/A	N/A
Aspen	Complies	N/A	71%	0.5g/kg	111306
Aspen WB	Complies	N/A	65%	0.5g/kg	111307
*Brunner MKII	Complies	N/A	71%	0.5g/kg	142896
Brunner MKII WB	Complies	N/A	65%	0.5g/kg	142897
Tasman MKII	Complies	N/A	71%	0.5g/kg	142898
Tasman MKII WB	Complies	N/A	65%	0.5g/kg	142899
Tarras MKIII	Complies	N/A	69%	0.37g/kg	143492
Tarras MKIII WB	Complies	N/A	65%	0.5g/kg	143494

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No - 77814

# Minimum Safe Installation Clearances to COMBUSTIBLE Materials

**COUNCIL COPY**

	BRUNNER MKII & TASMAN MKII	BRUNNER MKII & TASMAN MKII With Rear Deflector Fitted (see Page 7)	FLARE-WOOD	FLARE-MULTI	TARRAS MKIII	TARRAS MKIII With Rear Deflector Fitted (see Page 7)
A	200	120	100	100	230	160
B	450	450	320	350	480	460
C	300	300	300	300	300	300
D	118	118	110	110	67	67
E	230	240	120	150	250	220
F	345	265	281	281	372	302
G	758	758	635	665	863	843
H	535	545	449	479	611	581
J	850	850	850	850	898	898
K	1025	945	933	933	1052	982
L	1437	1451	1287	1329	1544	1500
M	1220	1230	1122	1152	1304	1274
N	680	680	652	652	680	680
O	615	615	600	600	600	600
	1200 With flue shield deflector fitted	1200 With flue shield deflector fitted	1200 With flue shield deflector fitted	1200 With flue shield deflector fitted	1200 With flue shield deflector fitted	1200 With flue shield deflector fitted

Flue Shield Requirements (See Page 6)

**Notes:**

Dimensions **A, B & E** are taken from the combustible wall to the closest point of the appliance including panels.

Dimension **C** is measured from the edge of the hearth to the closest point of the firebox door frame as in AS/NZS 2918:2001 3.3.2

Dimensions **F, G & H** are not clearances that need to be adhered to. They are measurements for the purpose of locating the flue centre when the appliance is installed with the minimum safe clearances.

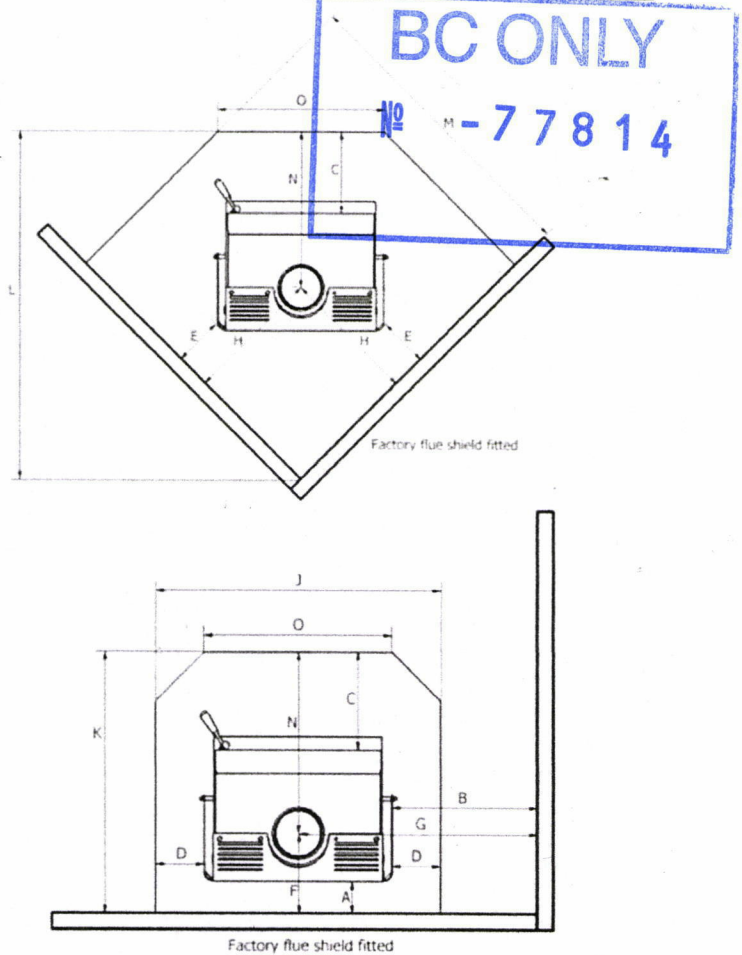
\*610mm with firebox side panels fitted.

\*\*968mm with firebox side panels fitted.

All dimensions are given in millimetres (mm).

	ECR MkIII, MkIV, MkV	ECR NoVo With Rear Deflector Fitted (see Page 7)	ASPEN	RMF	STRONGMAN
A	100	110	255	125	300
B	400	490	435	500	875*
C	300	300	300	300	GRAPH 1
D	150	115	118	150	150
E	200	200	230	180	380
F	251	265	404	276	441
G	690	800	743	790	1233**
H	512	517	521	492	711
J	880	850	850	880	1015
K	807	792	1084	832	1364
L	1280	1259	1417	1252	1928
M	1110	1049	1219	1060	1616
N	556	527	680	556	923
O	580	450	615	580	715
	900	1200	1200	900	1200

Flue Shield Requirements (See Page 6)



## Ceiling Heights

All Woodsman free standing fires have been tested and approved to AS/NZ 2918:2001 App B with a ceiling height of 2.4m and with the factory flue shield fitted in the below configurations. In some cases, the top of the flue shield terminates within 600mm of the ceiling height (refer to AS/NZ 2918:2001 **4.5.2**) but all ceiling temperatures did not exceed the allowable limit in these cases and are therefore able to be installed. Reports are available on request for Councils.

If the ceiling height is less than 2.4m, then heat shielding is required as per AS/NZ 2918:2001 Table 3.2

## Factory Flue Shields

### Standard 900mm high flue shield:

ECR MKIII, ECR MKV & RMF

### Standard 1200mm high flue shield:

Brunner, Tasman, Aspen, ECR NoVo & Strongman

### 1200mm high flue shield with flue shield deflector (REQUIRED)

Tarras MKII, Tarras MKIII, Brunner/Tasman MKII & Flare (All Variants) - See Below

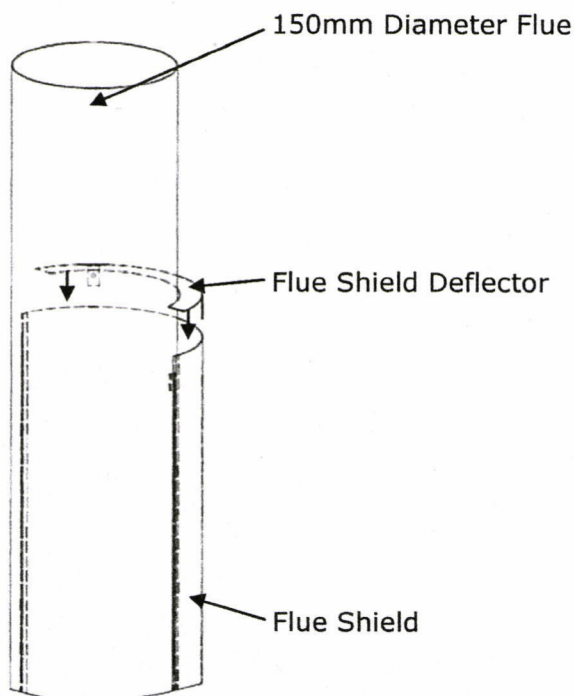
\*IMPORTANT - Flue shields should be no further than 10mm off the top of the fire box\*

**BC ONLY**

**№ - 7 7 8 1 4**

## Fitting the Flue Shield Deflector

for Tarras MKII, Tarras MKIII, Brunner/Tasman MKII  
and Flare (All Variants)



### To fit the heat shield deflector:

- Place the deflector on top of the heat shield and ensure no large gaps
- Fix in place by securing the tabs with rivets to the heat shield

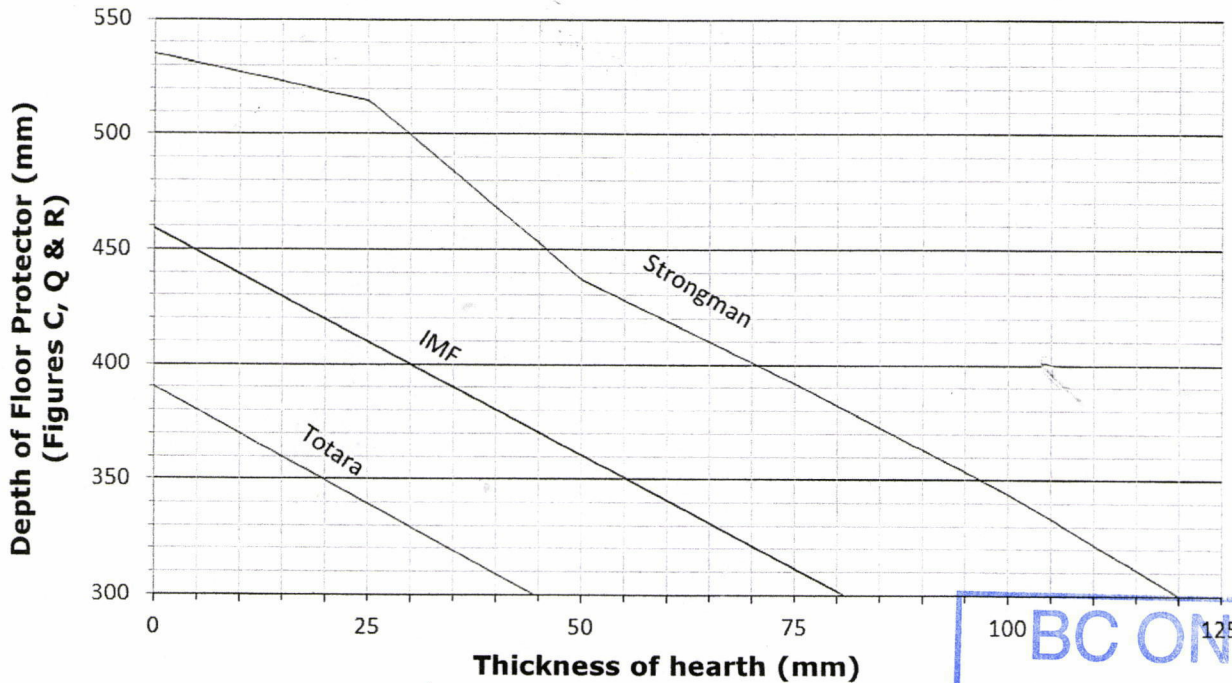
### WARNING

This part is required to be installed on the listed models with ALL types of flue kits. Failure to do so, may cause the ceiling to over heat. The part is located in the fire itself and not the flue kit packaging.

# Floor Protector Graph

**Graph 1**

## Floor Protector Sizes

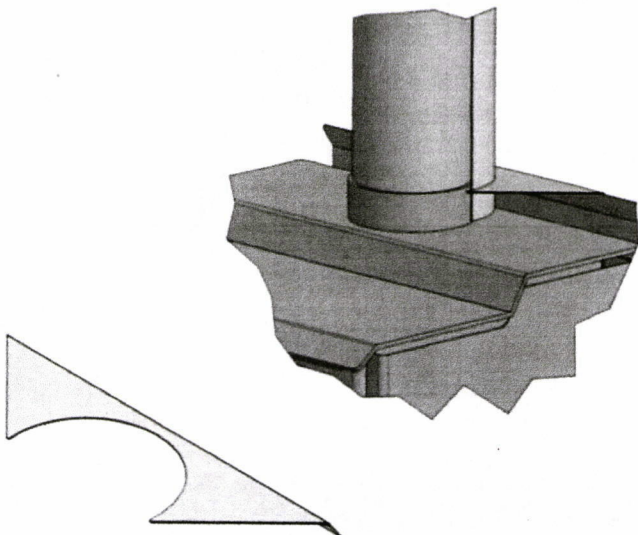


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No - 77814

This graph refers to Page 4 dimension C and Page 5 dimension Q & R.

The floor protector distance out in front of the fire (taken from the door), is dependent on the thickness of the floor protector. The thicker the floor protector is above the surrounding combustible floor, the less this distance is out in front of the fire.

## Rear Deflector



The rear deflector is used for reducing rear clearances for applicable fires (see page 4 for details). It is located loose in the firebox.

To fit the rear deflector, simply attach it to the rear shield of the fire using 2 rivets in the predrilled holes.

The rear deflector should be positioned tight up against the flue shield as shown.

Available for:  
Brunner MKII, Tasman MKII, ECR NoVo & Tarras MKIII

# Installation Instructions

**It is recommended this appliance should be installed by a trained and NZHHA qualified installer.**

**Warning:** the appliance and flue system shall be installed in accordance with AS/NZS 2918 and the appropriate requirements of relevant building code/codes.

**Warning:** appliances installed in accordance with this standard shall comply with the requirements of AS/NZS 4013 where required by the regulatory authority, i.e. the appliance shall be identifiable by a compliance plate with the marking "Tested to AS/NZS 4013".

Any modification of the appliance that has not been approved in writing by the testing authority is considered to be in breach of the approval granted for compliance with AS/NZS 4013.

**Caution:** mixing of appliance or flue system components from different sources or modifying the dimensional specification of components may result in hazardous conditions. Where such action is considered, the manufacturer should be consulted in the first instance.

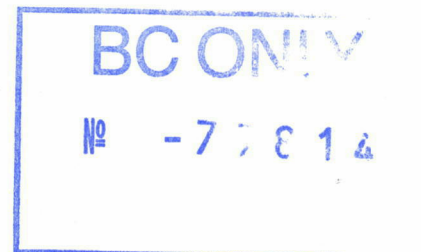
**Caution:** cracked and broken components e.g. glass panels or ceramic tiles, may render the installation unsafe.

- Maintain a clearance of at least 1 metre between front of the appliance and building structure or any other substantial immovable object.
- If the appliance is installed on a heat sensitive floor, the floor should be protected with a floor protector, which shall extend entirely beneath the heater. For the correct floor protector sizes, refer to dimensions on page 4. For the minimum required material, see table below.
- Your appliance shall be seismically restrained, including the floor protector using the provided holes or brackets. The restraints should be sufficient enough to resist a seismic loading equal to 0.4 times the mass of the appliance. We recommend a minimum of 8mm dynabolts on concrete floors and 8mm coach screws for wooden floors of appropriate length.

## Minimum Material Specifications For Floor Protectors on a Floor of Combustible Material

MODEL	SPECIFICATION
ASPEN	9mm Eterpan LD + 8mm ceramic tiles (or equivalent)
FLARE (All Variants) ECR (MkIII, IV, V) RMF TOTARA*	8mm ceramic tiles only (or equivalent)
STRONGMAN	24mm Eterpan LD (or equivalent)
BRUNNER MKII TASMAN MKII TARRAS MKIII ECR NoVo	Ash Floor Protector. Any non-combustible material of any thickness

\*The Totara is also approved with 1mm sheet steel with a 10mm spacing above combustible material. For use when extending hearths.



## Minimum Flue Height

The top of the flue system should be at least 600mm above the highest point of the roof ridgeline, if the point of intersection of the flue system and the roofline is less than 3 metres from the ridgeline horizontally.

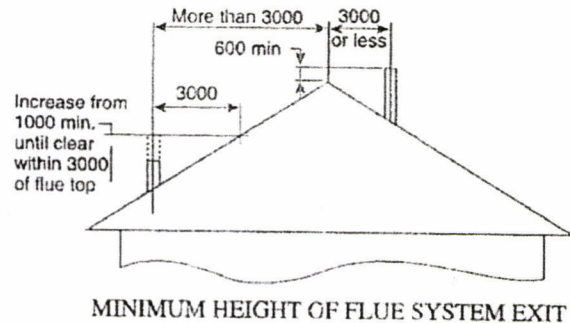
If the point of intersection of the flue system and the roofline is greater than 3 metres horizontally, the top of the flue system shall be at least 1 metre above the point of intersection with the roofline. (refer FIG 3)

**The total flue height should be no less than 4.6m from the level of the hearth.**

These are considered to be **minimum dimensions**, and depending on local conditions, **taller flue system heights may be required for satisfactory performance.**

FIG 3.

DIMENSIONS IN MILLIMETRES



## Flue Installation Detail

Your Woodsman appliance should be installed with a HeatSaver Flue System.

A HeatSaver Flue System is available from all authorised Woodsman dealers throughout New Zealand.

The HeatSaver Flue System contains a complete installation drawing and correct clearances from the ceiling level up. Minimum clearances from the appliance to nearby combustible surfaces are given in FIGS 1 & 2.

Use of a flue system other than a genuine HeatSaver Flue System may affect the safety of the installation, and may affect your Woodsman warranty.

**Insist on a genuine HeatSaver Flue System.**

**Installation requirements for Woodsman fireplace inserts and flue system where timber framing is less than 50mm from the chimney structure.**

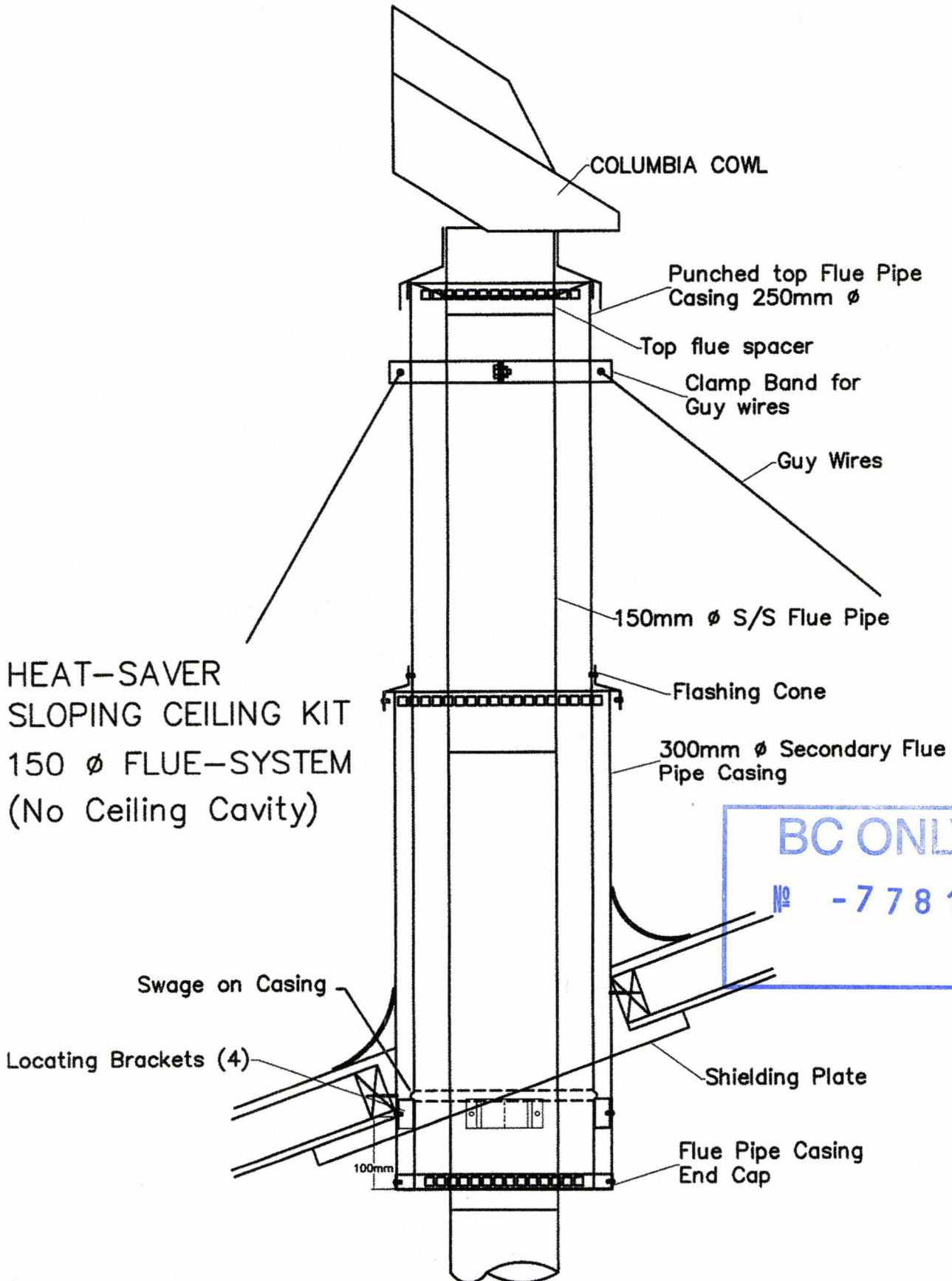
Installation should be carried out by a qualified installer who will ensure:

- That the minimum clearances determined by tests in accordance with AS/NZS 2918:2001 are complied with to prevent overheating of nearby combustibles.
- That the minimum opening size of **600mm wide x 600mm high x 500mm deep** is available when firebricks are removed, and that extra provision also be made for plumbing where a hot water booster is fitted (where permitted).
- That any flue requirements specific to the model being installed are met in full - refer HeatSaver Flue System Instructions.
- Where the fireplace opening is in a heat sensitive wall, a non-metallic heat resistant material shall extend not less than 50mm beyond each side of the appliance and 150mm beyond the top of the appliance.
- Clearance of at least 1 metre between the front of the appliance and building structure, or any other substantial material object.
- That the insulating floor protector of non-combustible material is provided, extending not less than the dimensions shown in the chart. (Refer Table 2)
- A fireplace appliance shall not be connected to a flue common with an open fireplace.

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No - 77814

**COUNCIL  
COPY**

2nd March 2011



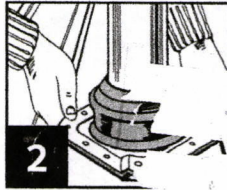
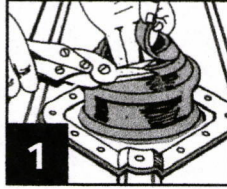
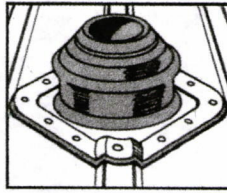
# Dektite Premium

The versatile solution for metal roofs



- Most extensive range of Dektites 0 - 510mm penetrations, available in black and grey EPDM and silicone red for high temperatures.
- Designed to enable practically any pipe flashing operation to be carried out within minutes, simple to install and very effective.
- The low profile cone not only looks good but provides a generous internal clearance, so even the steepest roofs are handled with ease.
- Around the base of the cone a flexible bead reduces stress on the flashing membrane.
- Suitable for flashing pipes that penetrate wall claddings.
- For a maintenance free seal on pipes from 0 - 510mm diameter, it's much more than a flexible solution to pipe flashing, it's a means of saving time and money.
- Can also be used to flash square penetrations. Just add 30% to the pipe diameter and trim the cone to suit.
- EPDM withstands temperatures from -50°C - 115°C and up to 150°C intermittently.
- Silicone withstands temperatures from -60°C - 200°C and up to 250°C intermittently.

## Installation Instructions:



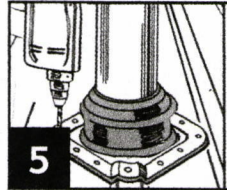
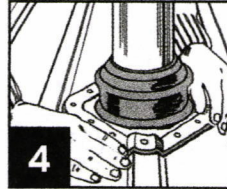
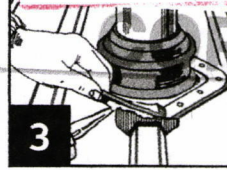
### NOTE:

For more effective drainage, always fit the Dektite on the diamond or bias.

Dektites are suitable for flashing pipes that penetrate wall claddings.

Cut a neat hole in roofing sheet with minimum clearance for pipe and insert pipe through hole. Trim the cone to suit pipe size using sharp tin snips. Where required, support cut sections of sheet with additional framing.

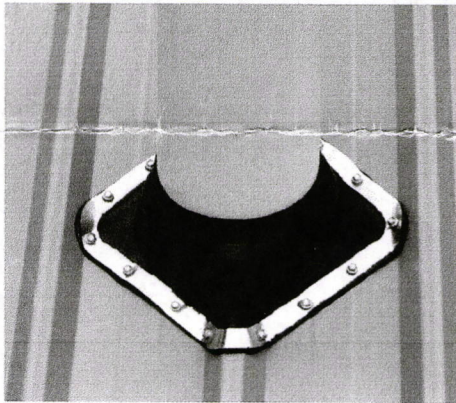
Slide Dektite flashing down over pipe. Lubricating the pipe with water allows the pipe to slide snugly into



turning back the flexible flange (refer to page 13 for silicone types).

Press base to the roof profile by hand, smooth out any awkward creases. Don't fully extend to allow for vibration.

Fasten using self drilling washered screws. Fit fasteners progressively outward in opposing pairs to avoid gaps.



Code:	Code:	Code:	Base (mm)	Pipe (mm)	Pitch
Black EPDM	Grey EPDM	Red Silicone			
DFE10MB			71 x 71	0-20	0-60
DFE100B	DFE100MG		100 x 100	0-35	0-60
DFE100BS		DFE200RES	100 x 100	0-35	0-60
DFE101B	DFE101G		139 x 139	5-55	0-45
DFE101BS		DFE201RES	139 x 139	5-55	0-45
DFE102BA	DFE102GA	DFE202REA	181 x 181	50-70	0-45
DFE103B	DFE103G	DFE203RE	218 x 218	5-127	0-45
DFE104B	DFE104G	DFE204RE	279 x 279	75-175	0-45
DFE105B	DFE105G	DFE205RE	309 x 309	100-200	0-45
DFE106B	DFE106G	DFE206RE	363 x 363	125-230	0-45
DFE107B	DFE107G	DFE207RE	456 x 456	150-300	0-45
DFE108B	DFE108G	DFE208RE	495 x 495	170-355	0-45
DFE109B	DFE109G	DFE209RE	680 x 680	230-508	0-45

BC ONLY  
-77814

# Dektite Aluminium

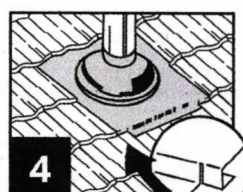
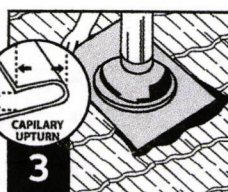
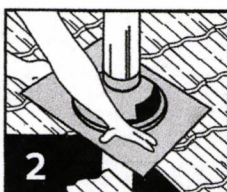
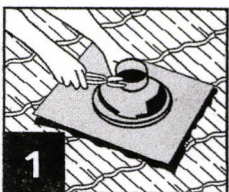
The best solution for stone chip and pressed metal tiles

- The base is 99.9% pure grade aluminium making it strong, malleable and easy to install.
- Environmentally friendly, ideal where potable water is collected.
- The best solution for stone chip and pressed metal tiles.
- EPDM withstands temperatures from -50°C - 115°C and up to 150°C intermittently.



Code	Base (mm)	Pipe (mm)	Pitch	Colour
TFA 12-70	500 x 600	12-70	0-45°	
TFA 50-170	600 x 600	50-170	0-45°	
TFA 110-220	764 x 764	110-200	0-45°	BLACK (EPDM)
TFA 160-300	764 x 764	160-300	0-45°	
TFA 300-450	965 x 965	300-450	0-45°	

## Installation Instructions:

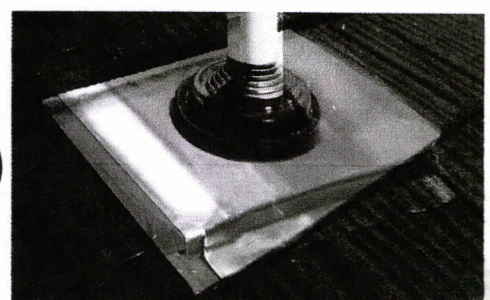


Trim Dektite cone to suit pipe size using sharp tin snips.

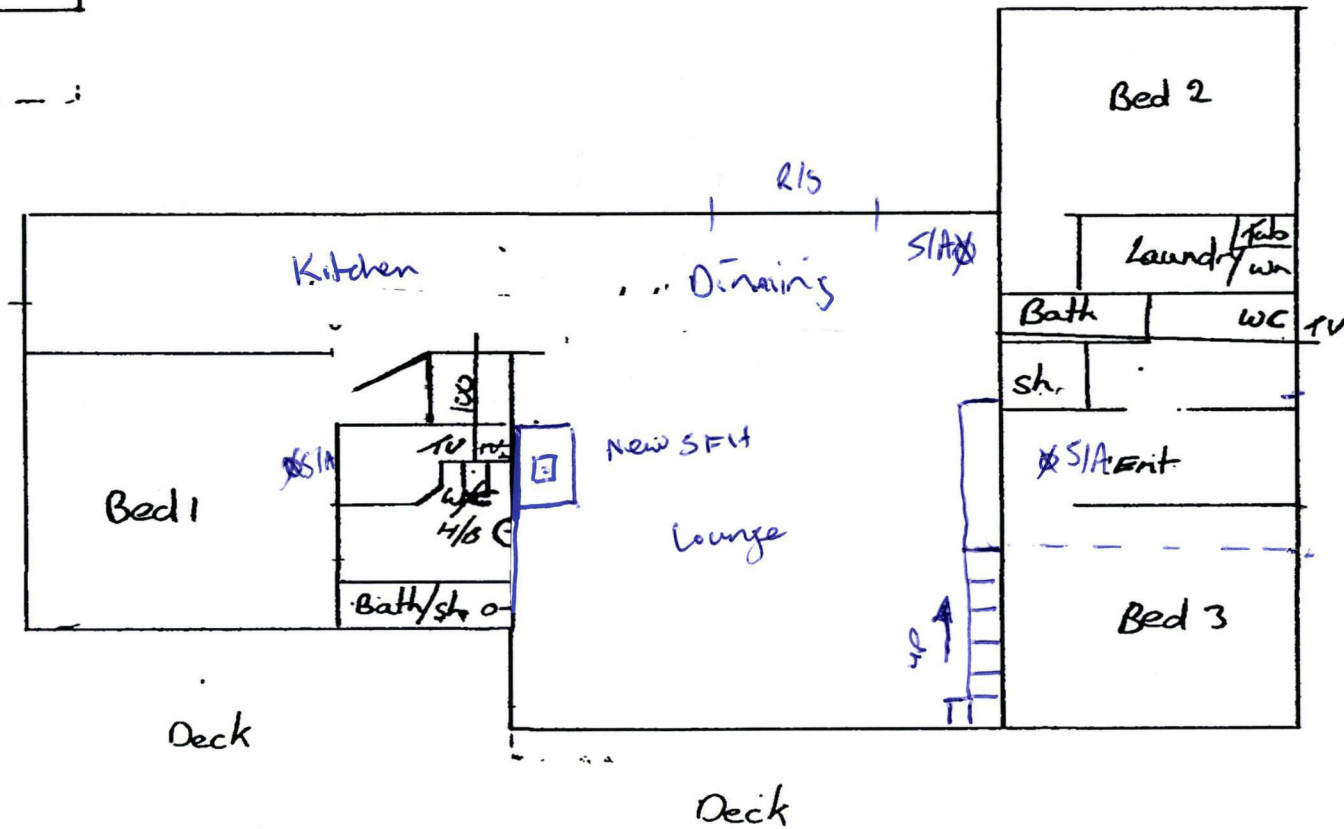
After lubricating the flue with water, slide Dektite down to the tile level.

Form an anti-capillary fold then place upper edge of base under up-stream tiles.

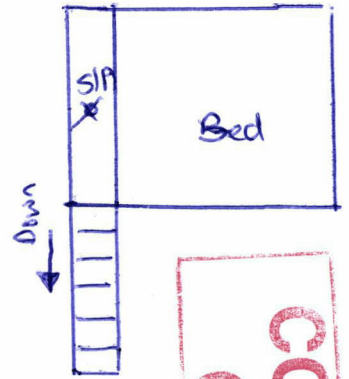
Dress base to profile, cut tabs on the bottom corners and fold under to stop wind lift.



Approved  
Tank  
Position



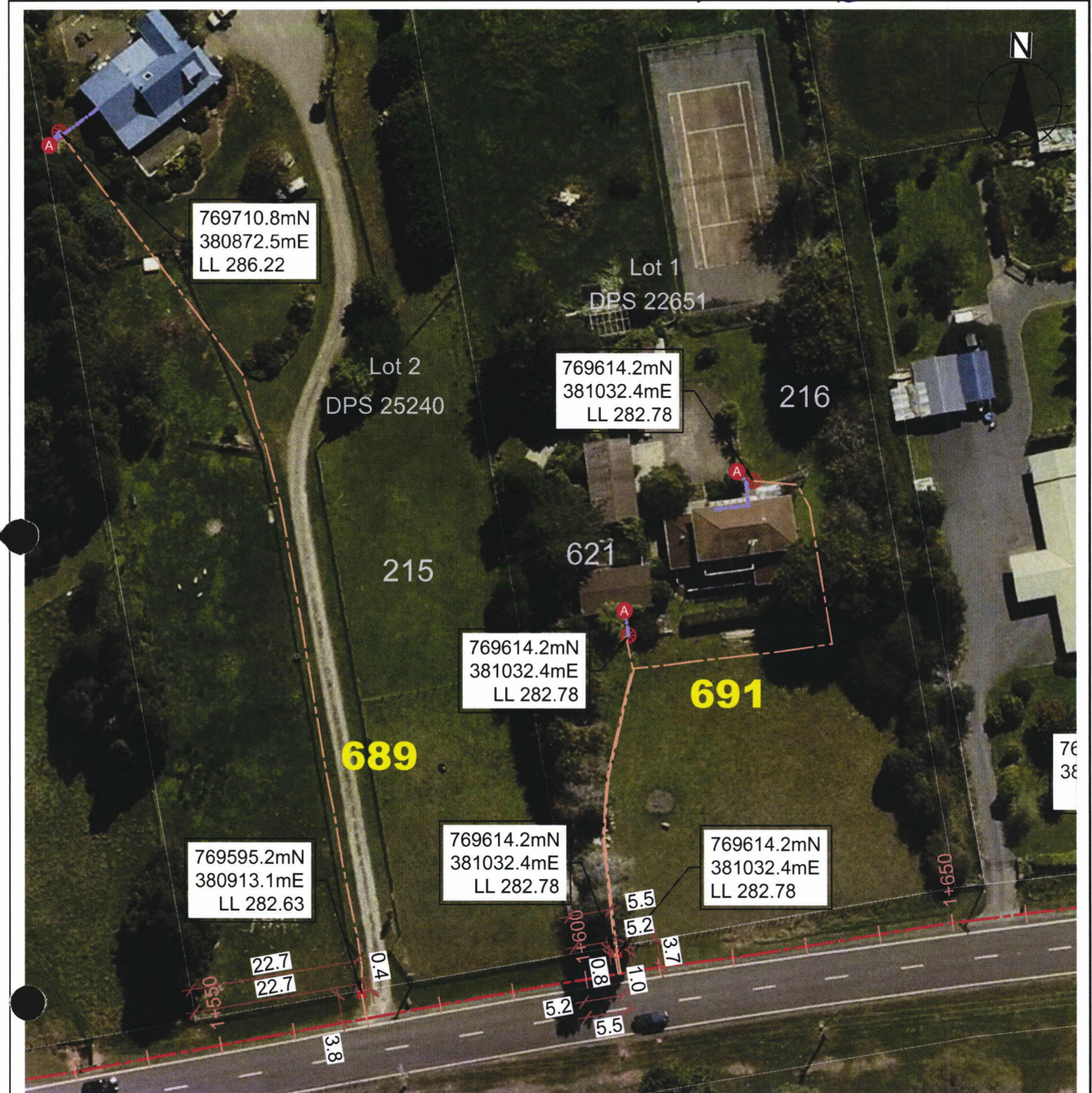
PLANS APPROVED SUBJECT TO ALL  
REQUIREMENTS OF THE BUILDING  
ACT 2004 BEING FULLY COMPLIED  
WITH  
DATE: 18/11/14  
OFFICER: [Signature]  
CONSENT No: -77814  
A Kelly



**COUNCIL  
COPY**

P12128

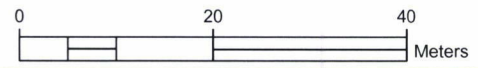
BC 69013



--- Property Lateral  
--- 40mm SDR11 PN16  
--- Alarm panel cable  
--- Street pressure main  
   Boundary  
■ Boundary Assembly  
A Alarm Panel ⊗ Grinder Pump Unit

Co-ordinates in terms of NZGD 2000 , Bay of Plenty Circuit. Co-ordinate origin : BM AQ59 BE01  
 Levels in terms of Moturiki Datum. Level Origin : BM AQ59 (BE01)  
 Aerial imagery from RDC. Boundary data from Landonline xml  
 Boundary data has been extracted from Landonline. The boundaries shown may not be survey accurate and may not represent the true legal position of the boundary. Material types , ground levels and depths supplied by Downer

RDC Contact    PH 07 348 4199



Prepared for:



**Hamurana/Awahou Sewer Scheme Asbuilt**  
**Site Installation**

Date Drawn  
 Mar 2013  
 Scale  
 1:750

Prepared by:



**689 Hamurana Rd**

Catchment No.    01  
 Site No.            215

Drawing No.  
 12-215

30 April 2013

Mr A W Anderton  
c/- Downer NZ Ltd  
PO Box 3219  
Greerton  
TAURANGA 3142

File Ref: P12128  
Building Consent No: 69013

Dear Sir,

**CODE COMPLIANCE CERTIFICATE**  
**BUILDING CONSENT NO: 69013**

Please find attached your copy of the Code Compliance Certificate that has been issued in relation to the above building consent.

This is an important document and should be retained by you as it specifies the work carried out under the Consent has been completed, and meets the requirements of the Building Code supporting documents.

If in future you should desire to sell your property, your solicitor may ask you to produce this Certificate to prove that your building complies with the Building Code to the extent required by the above Building Consent. A copy is also placed on your property file.

Yours faithfully



Karen Crisp  
Administration Officer - Building

Encl.



RRD001V4UB

Document Number: **RDC-381044**

Date Registered: **10/7/2013**

**Code Compliance Certificate: 69013**  
Section 95, Building Act 2004

Issued: 30 APR 2013



Rotorua District Council  
1061 Haupapa Street  
Private Bag 3029  
Rotorua Mail Centre  
Rotorua 3046  
New Zealand  
P: 07 348 4199  
F: 07 346 3143  
E: mail@rdc.govt.nz  
W: www.rdc.govt.nz

**The Building**

**Property ID:** P12128  
**Street Address:** 689 HAMURANA ROAD  
**Valuation number:** 06951 341 02  
**Legal Description:** Lot 2 DPS25240  
**Intended Use:** CONNECT TO SEWER  
**Description of Work:** CONNECT TO COUNCIL SEWER

**The Owner**

**Name & Address of Owner:** ANDERTON, MR ALAN WINTON  
C/O KAMO-ANDERTON FAMILY TRUST  
689 HAMURANA ROAD  
RD 7  
ROTORUA 3097

First point of contact for communications with Council Building Consent Authority:  
Rotorua District Council, Private Bag 3029 Rotorua 3046,  
Phone: 07 348 4199 Fax: 07 349 0993 Email: mail@rdc.govt.nz.

**Building Work**

**Building Consent no:** 69013  
**Issued by:** Rotorua District Council

**Code Compliance**

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

- The building work complies with the building consent.

Signed for and on behalf of the Council:

Name: Karen Crisp

Position: Building Services Administrator

Signed:  \_\_\_\_\_

Date: 30 APR 2013



# Form 6 APPLICATION FOR CODE COMPLIANCE CERTIFICATE

## Section 92, Building Act 2004

Received P  
18 APR 2013  
Rotorua District Council  
Customer Centre

### THE BUILDING CONSENT

Building consent number: 69013

Issued by [name of building consent authority that granted building consent]: RDC.

### THE OWNER

Name of owner [include preferred form of address, eg, Mr, Miss, Dr, if an individual]:

Contact person [if the applicant is not an individual]:

Mailing address:

Street address/registered office:

Phone number: Landline: \_\_\_\_\_ Mobile: \_\_\_\_\_

Daytime: \_\_\_\_\_ After hours: \_\_\_\_\_

Facsimile number: \_\_\_\_\_

Email address: \_\_\_\_\_ Website [if applicable]: \_\_\_\_\_

The following evidence of ownership is attached to this application [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

[Only complete this section if the application is being made on behalf of the owner]

Name of agent: Downen NZ

Contact person [if the agent is not an individual]: David Colvin

Mailing address: PO-Box 3219, Greerton, Tauranga

Street address/registered office: 58 Taurikura Drive, Tauriko, Tauranga

Phone number: Landline: 07 5790087 Mobile: \_\_\_\_\_

Daytime: \_\_\_\_\_ After hours: \_\_\_\_\_

Facsimile number: \_\_\_\_\_

Email address: \_\_\_\_\_ Website [if applicable]: \_\_\_\_\_





# Building Consent Authority Inspection Summary Sheet

## PIM/BC

Ref: IF 02
Ver: 4
Issued: 03 Dec 07
Doc No: IT-639923
Page 1 of 2

BUILDING CONSENT NO: <b>69013</b>	DATE ISSUED: <b>29.3.12</b>
RESOURCE CONSENT REQUIRED? YES / NO	DATE ISSUED:
OWNER: <b>ANDERTON</b> PH.	BUILDER: <b>Downer NZ Ltd</b> PH. <b>07 578 0087</b>
SITE: <b>689 Hamurana Rd</b>	PLUMBER: PH. REG. #
VALUATION NO. <b>06951   34 x 02</b>	DRAINLAYER: <b>Downer NZ Ltd</b>
PROPERTY FILE NO. <b>P1228</b>	PH. <b>07 578 0087</b> REG. #
LEGAL DESCRIPTION:	LOT / SEC: <b>2</b>
BUILDING CATEGORY: <b>IAI</b>	DPS / BLK: <b>25240</b>
CCC Decision Date: <b>29.3.12</b>	No of Inspections Allowed For: <b>1</b>

DESCRIPTION OF WORK: **Connect to Sewer.**

P = PASS      F = FAIL

DATE:	TIME:	INSPECTOR:	INSPECTION SUMMARY/NOTES:	P/F:
<b>18-4-13</b>		<b>T Quilty</b>	No inspections as agreed by RDC (audits only) Information received: Form 6 Electrical COC As Built Plan Commissioning Certificate Approval to issue CCC granted	<b>Pass</b>
<div style="border: 2px solid blue; padding: 10px; width: fit-content; margin: auto;"> <p><b>Building work completed in accordance with Building Consent. CCC can be issued</b></p> <p>Name <u><b>T Quilty</b></u></p> <p>Signature <u></u></p> <p>Date <u><b>30-4-13</b></u></p> </div>				
<b>30.4.13</b>		<b>K Crisp</b>	<b>CCC ISSUED</b>	



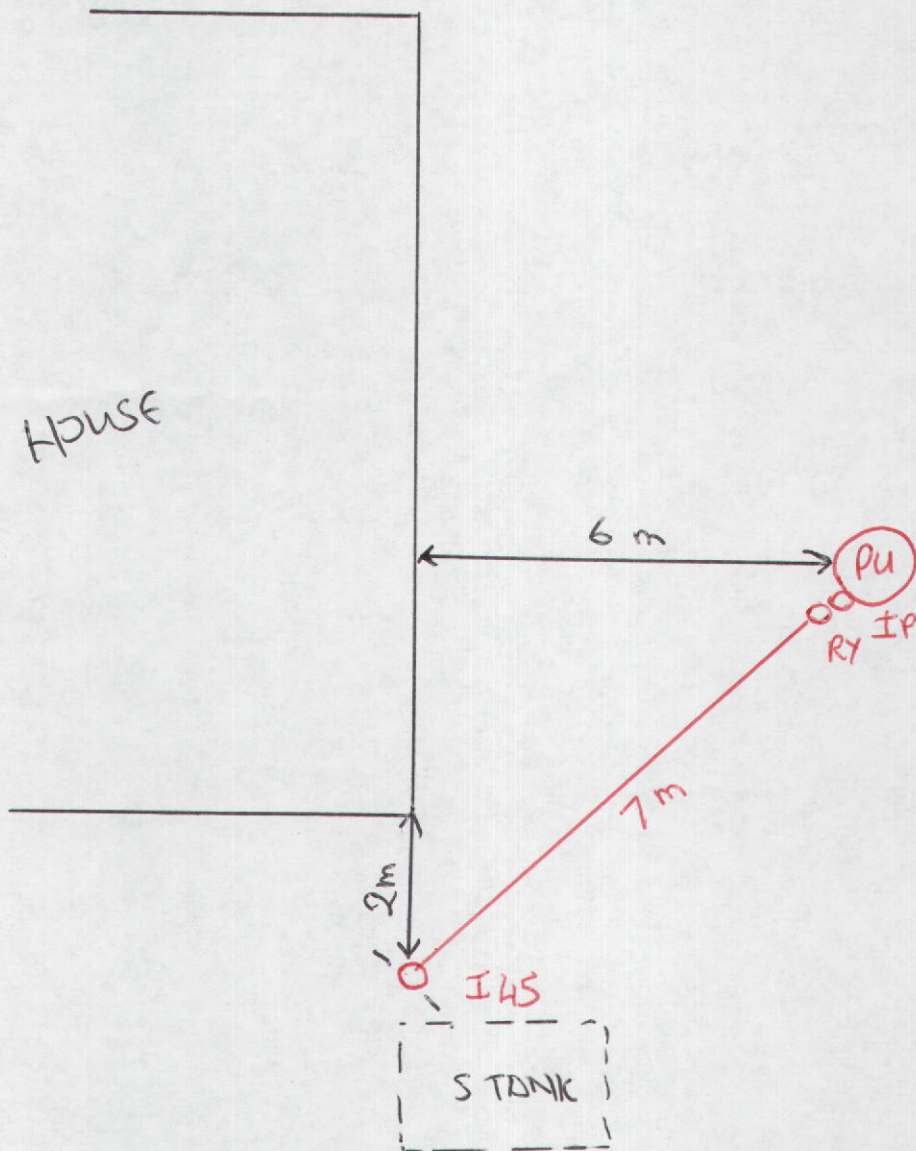
**AS BUILT DRAINAGE PLAN**

Inspection Booking Phone 07 349 5646

Street: <u>Hamurana Rd</u> No: <u>689</u>	Lot: <u>2</u> DPS: <u>25240</u>
Owner: <u>ANDERTON, MR ALAN WINTON</u> <u>C/O KAMO-ANDERTON FAMILY</u>	Drainlayer: <u>Shayne Doyle</u>
Inspector: <u>RECEIVED TRUST</u>	Reg No: <u>10888</u>
Date of Inspection: <u>18 APR 2013</u>	Consent No: <u>69013</u>

**DRAINLAYER PLEASE FILL IN ALL DETAILS**

The building consent must be onsite for all inspections.



*Shayne Doyle*

ELECTRICAL WORKERS  
REGISTRATION BOARD

Safety • Competency

# Electrical Certificate of Compliance

for a low voltage installation if prescribed electrical work has been done on any part of it and the prescribed electrical work involved placing, replacing, or repositioning conductors or fittings attached to conductors.

No. No. of attachments 

**To be completed whether or not an Inspection is required.**

## CUSTOMER INFORMATION - PLEASE PRINT CLEARLY

Name of customer

Phone: 

Address of installation

Postal address of customer (if not as above) 

## DECLARATION OF CONFORMITY (Please tick (✓) appropriate boxes)

In accordance with Regulation 58 of the Electricity (Safety) Regulations 2010, the design of the installation or part of the installation to which this certificate applies

- (a) complies with either Part 2 of AS/NZS 3000:2007  or Part 1 of AS/NZS3000:2007 and Regulation 59  and  
 (b) the supply system of the installation or part of the installation to which this certificate applies is  
 230V/400 V MEN  or attached other system

RECEIVED  
18 APR 2013  
B.C. No. 69013

## WORK DETAILS

 No. of lighting outlets No. of ranges

Please tick (✓) as appropriate where work includes:

 No. of socket outlets No. of water heaters Mains Main earthing system

Was any installation work carried out by the homeowner?

 Yes  No MEN Switchboard closest to point of supply Electric linesDescription of work carried out (If necessary attach any pages with work done) 

## CERTIFICATION OF WORK (Please tick (✓) appropriate boxes)

I certify that the completed installation or part of the installation to which this certificate applies

- has been installed in accordance with the design detailed in the Declaration of Conformity section above  
 has had tests which are required by the Electricity (Safety) Regulations 2010 satisfactorily completed  
 has an earthing system that is correctly rated  
 contains fittings which are safe to connect to a power supply  
 is safe to connect to a power supply

## ELECTRICAL WORKER DETAILS

Name

Registration No.

Company

Contact Ph No.

Signature

Date

## INSPECTION DETAILS

Electrical work requiring inspection by a registered electrical inspector

 Mains work (mains, MEN switchboards closest to the point of supply, or main earthing systems) Attached other Work carried out in accordance with Part 1 of AS/NZS 3000:2007

I certify that the items identified above are electrically safe and that the inspection has been carried out in accordance with the Electricity (Safety) Regulations 2010.

Name

Registration No.

Signature

Date

Contact Ph No.

215



**Ecoflow Ltd**

5D Miro Place, North Harbour, Albany  
 Phone- (09) 447 1793 Fax- (09) 447 3901

**Pressure Sewer Start-Up Sheet**

Pump Serial Number: **KH430604**  
 Alarm Panel Serial Number: **S12122520120018**  
 Vessel Number: **1900**  
 Chip Version:

RECEIVED  
 18 APR 2013  
 B.C. No. 69013

Client: **Rotorua DC / Downer EDI** Site Number: **215**  
 Project Name: **Hamurana** Installation address: **689 Hamurana**  
 City: **Rotorua**

Initial inspection	Comment	
Does the installation have its own circuit and is labelled correctly?	x	
The alarm panel is not controlled by an RCD.	x	
current rating and trip curve of circuit breaker.	20 Amps	Curve
Is the equipment damage free and the tank free from debris?	✓	
EQD connected properly and hung correctly?	✓	
Equalizer hung properly and clamps fitted?	✓	
Lifting ropes fixed and accessible from top of tank?	✓	
Is the control panel and boundary isolation valve readily accessible?	✓	
Is the boundary valve and ball valve open?	✓	
Check all cables enter the bottom of the alarm panel and are sealed.	✓	
Glands and conduit entries on tank and alarm panel are tight?	✓	
Is the tank, pump and alarm panel installed properly?	✓	
Carry out continuity checks with supply isolated.	x	
Turn on supply circuit breaker	✓	
<b>Pump Run Test- Fill tank with clean water to HL alarm</b>		
Check and record 240V ac supply voltage: 216v to 264v is the range.	241	Vac
Turn on alarm circuit breaker. Do both audible and visual alarms activate?	✓	
Check alarm mute button functions	✓	
Turn on pump circuit breaker. Did the pump start and is it pumping?	✓	
Note loaded voltage. Should be at least 95% of unloaded voltage	238	Vac
Measure pump run current. Is it within normal range 5.0 to 7.5A?	5.2	Amps
Power consumption	540	W
Are there any leaks in the discharge pipe or boundary isolation box?	✓	
Did the alarm shut off when the water receded to the correct level?	✓	
Did the pump shut off when the water receded to the correct level?	✓	
Fill to pump start level. Did the pump start, and pump down?	✓	
<b>Final Test / Inspection</b>		
Check pump manual run button	✓	
Is the customer's gravity feed connected to the tank?	x	
Is the reticulation system ready to accept effluent discharged?	✓	
Boundary kit left in .....position	open	
All circuit breakers left in .....position	on	
<b>Comments/actions required</b>		
Technician	Date	Time
Aaron	09/02/2012	

Individual Property testing sheet

QC 88

Contract name: Hamurana/Awahou Sewerage Scheme

Client: RDC

Site Number: 315

Property address: 689 Hamurana Rd.



Drainlayer name: SHAYNE DOYLE

Drainlayer No. 10882

Consent No. 69013

Testing Checklist:

Gravity line from existing to new grinder tank

Gravity pipe work Test

Completed by: SHAYNE DOYLE

Date: 23.08.12

Grinder Pump to Boundary Assembly

40mm PE lateral pressure test

Completed by: Nathan Harvey

Date: 7/7/12

We'll certify that the old septic tank or tanks has been decommissioned and backfilled as per the contract requirements.

Sign Name:

[Signature]

Date:

14/4/13

Note: Boundary assembly to main pressure line was tested with the main line test.

Return this inspection sheet with photographs if applicable to your supervisor/ department manager

## HAMURANA - AWAHOU SEWERAGE SCHEME

CONTRACT No 11/029

**Statement of  
Compliance**



Private Property Connections to Street Main

### Commissioning

The section of 40mm PE pipe between the Boundary Assembly and the Low Pressure Pump Unit was installed as per contract specification. This was then pressure tested using equipment supplied by Ecoflow Ltd. Once a satisfactory pass is achieved the result is recorded on Downer quality control sheet QC88.

Once the Low Pressure Pump Grinder Unit had been installed by Downer, It was then tested/ commissioned by the system suppliers Ecoflow Ltd to ensure correct installation.

The new 100mm PVC gravity pipe was installed from where it intercepted the house drainage, before the septic tank inlet and was tested with an air test. The result was recorded on Downer quality control sheet QC88.

The septic tank was cleaned out by a licensed contractor and then filled with suitable fill. All pipe details and features have been recorded on the drainage as-built.

Iain Conroy,

Contract Manager – Hamurana / Awahou sewer scheme

15 May 2013

File Ref: 85-08-441\05  
Doc No: RDC-361666-186  
P File No: P12128-REGLAT

ALAN WINTON ANDERTON  
C/O KAMO-ANDERTON FAMILY TRUST  
689 HAMURANA ROAD  
RD 7  
ROTORUA 3097

Dear Sir/ Madam

### **Final Capital Cost Recalculation: Hamurana / Awahou Sewerage Scheme**

Rotorua District Council is pleased to be able to report that the final cost of constructing the new Hamurana/Awahou Sewerage Scheme has come in \$1.8 million under budget. The final costing is \$14.82 million, \$1.8 million less than the earlier estimate of \$16.62 million. This substantial saving is the result of a highly competitive tendering programme and careful management of costs throughout the project.

All amounts following are stated with GST included.

Taking into account the final cost of the sewerage scheme, the unsubsidised capital contribution per household unit equivalent is \$21,491.58. Council obtained subsidies for the sewerage scheme from Ministry for the Environment (\$10,745.80), Bay of Plenty Regional Council (\$2,986.34) and from general rates (\$1,725.00).

Ratepayers' capital contribution to the scheme will therefore decrease from the previously advised \$7,391.46 per household unit equivalent down to \$6,034.44 - a decrease of \$1,357.02. The final Lump Sum Capital Contribution is now:

### **Voluntary Lump Sum Capital Contribution per HUE\***

	<b>GST inclusive</b>
New Lump Sum Payment	\$6,034.44
Less portion of Targeted Rate 2011/12 and 2012/13	\$1,852.72
<b>Total Voluntary Lump Sum to be paid</b>	<b>\$4,181.72</b>

\*HUE = Household Unit Equivalent

Those ratepayers choosing to pay the Voluntary Lump Sum Capital Contribution option should now contact the council and request an invoice.

If you have already obtained an invoice but not yet paid it please call the council and request an updated invoice showing the new lower amount. This Voluntary Lump Sum Capital Contribution will need to be paid by the extended date of 24 June 2013.

Ratepayers who have already paid a previously advised lump sum amount will receive a letter from the council by 30 June 2013 setting out partial refund options.

For those residents paying for the scheme through the targeted rate option there will be a reduction from the original annual figure of \$926.36 per HUE to \$489.99 for the coming financial year. The targeted rate will now be as follows:

**Targeted Rate per HUE\* over 23 years remaining**

GST inclusive	
Quarterly	Yearly
\$122.50	\$489.99

\*HUE = Household Unit Equivalent

Ratepayers who choose to remain paying the annual targeted rate will be able to settle their residual capital cost amount in any future year during the remaining term of the scheme and thereby cease their liability to pay the annual targeted rate from that year.

We appreciate your cooperation during this programme to improve services for our residents and to enhance the water quality of Rotorua's lakes. The council is pleased to have been able to deliver these services at a lower than previously anticipated cost.

If you have any questions please contact the Rotorua District Council on 07 3484199 or email [mail@rdc.govt.nz](mailto:mail@rdc.govt.nz).

Yours faithfully

Peter Guerin  
Chief Executive

26 April 2013

File Ref: 85-08-418

Doc No: RDC-355447

Dear Sir / Madam

**HAMURANA / AWAHOU WASTEWATER SCHEME**

Council would like to set the final lump sum costs and targeted rates for the Hamurana / Awahou Wastewater Scheme.

However, as part of the draft Annual Plan deliberations, Councillors have expressed some caution over setting these costs prior to the outcome of the District Plan submissions. Council signalled in the draft Annual Plan that they were considering deferring the setting of costs until later in 2013. Staff have reviewed the situation and are preparing to report to Council on the final costs as part of the Annual Plan submission hearings in mid-May.

Due to the timeframes involved, there will be no penalties for 'late' payment of lump sum costs and lump sum fees can be paid up until mid-June. Mid-June is the date at which the targeted rates need to be set for those not paying the lump sum.

As soon as Council has deliberated on the issue, we will advise property owners of the final lump sum fee to pay and the new targeted rates that will apply, depending on the property owners' decision to pay a lump sum or the targeted rate.

I hope this allays any fears regarding penalty payments and gives an update on the current situation regarding the decision to be made on the final costs.

We apologise for the delay, but it is important that the scheme costs and targeted rates are correctly set. Extending the payment deadline until mid-June will ensure ratepayers have the opportunity to settle the capital cost or elect to have the targeted rate continue.

Yours faithfully



Andy Bell  
Group Manager, Infrastructure Services

## HAMURANA - AWAHOU SEWERAGE SCHEME

CONTRACT No 11/029

Private Property Connections to Street Main

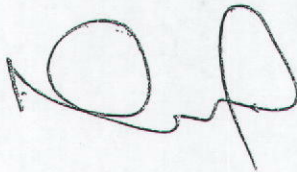
### Commissioning

The section of 40mm PE pipe between the Boundary Assembly and the Low Pressure Pump Unit will be installed as per contract specification. This will then be pressure tested using equipment supplied by E-One Sewer Systems. The results will be recorded on DownerNZ quality control sheet QC88.

Once the Low Pressure Pump Grinder Unit has been installed by DownerNZ, It will be tested/ commissioned by the system suppliers E-One Sewer Systems to ensure correct installation.

The new 100mm PVC gravity pipe will be installed from where it has intercepted the house drainage, before the septic tank inlet and will be tested with an air test or flow test depending on length. The results will be recorded on DownerNZ quality control sheet QC88.

The septic tank will be cleaned out by a licensed contractor and then filled with suitable fill. All pipe details and features will be recorded on the Building Consent As-Built.



Neil McLaughlin,

Contract Manager – Hamurana / Awahou sewer scheme



RRD001RCPS

Document Number: RDC-257070

Date Registered: 18/4/2012



ROTORUA DISTRICT COUNCIL

HAMURANA - AWAHOU SEWERAGE SCHEME

CONTRACT No 11/029

Building Consent Authorisation  
(Compulsory)

Property Address: 689 HAMURANA ROAD

Site Number: 215

I/We (please print) Alan Winton Anderton Janni Kamo Anderton

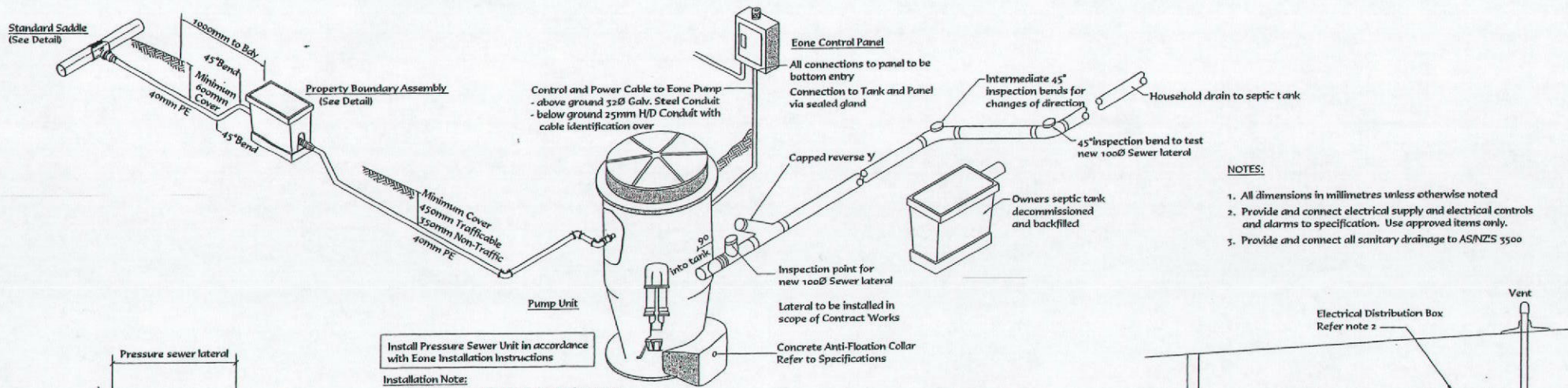
As owner(s) of the above property authorise Downer to act as agent on my/ our behalf to obtain a building consent to connect to the sewer scheme.

Signed *[Signature]* Date 19/11/2011

Preferred contact phone number: 02102404833

E-mail: \_\_\_\_\_

ci LPSM

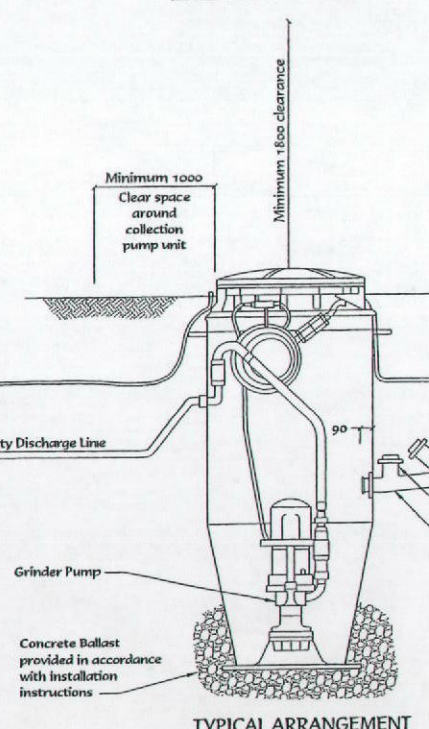
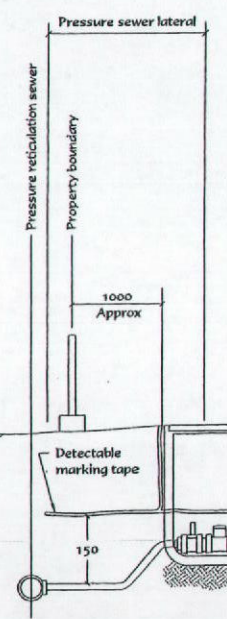


- NOTES:**
1. All dimensions in millimetres unless otherwise noted
  2. Provide and connect electrical supply and electrical controls and alarms to specification. Use approved items only.
  3. Provide and connect all sanitary drainage to AS/NZS 3500

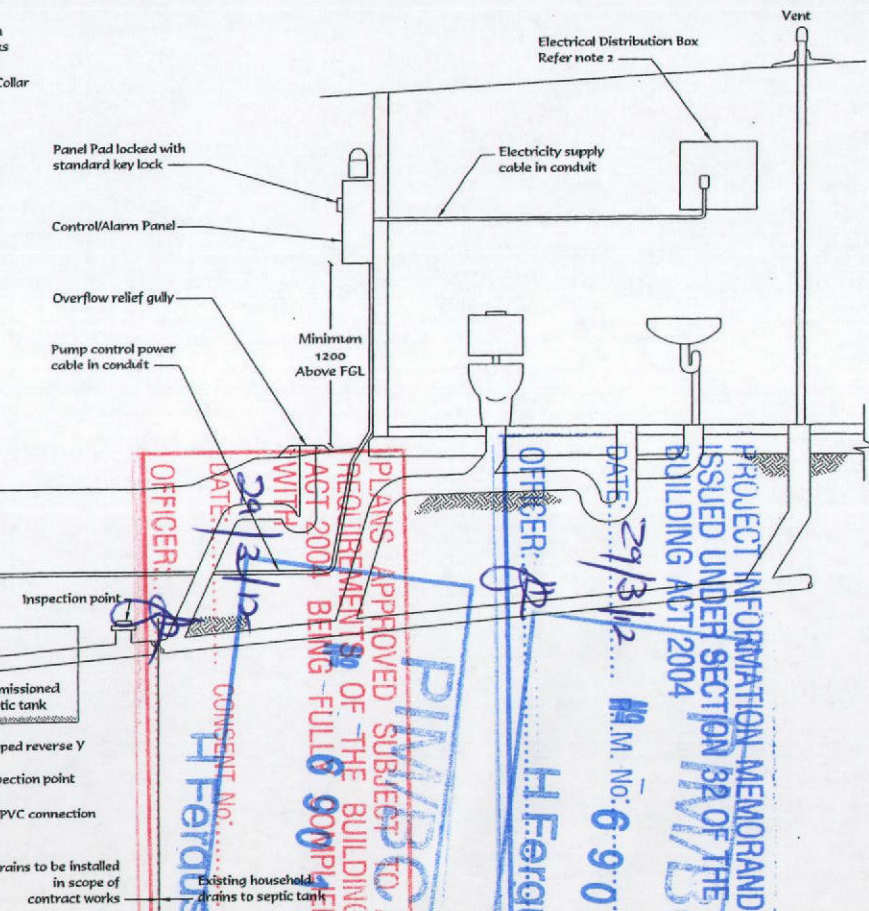
Install Pressure Sewer Unit in accordance with Eone Installation Instructions

- Installation Note:**
1. Allow for 0.16mm/M/10°C Expansion from 20°C
  2. On Site bends to be a minimum radius of 20 x Dia.

**TYPICAL HOUSE SERVICE**



**TYPICAL ARRANGEMENT**



PROJECT INFORMATION MEMORANDUM  
 ISSUED UNDER SECTION 32 OF THE BUILDING ACT 2004  
 DATE: 29/3/12  
 H.M. No: 69013  
 OFFICER: H. Fergusson  
 PLANS APPROVED SUBJECT TO ALL REQUIREMENTS OF THE BUILDING ACT 2004 BEING FULLY COMPLIED WITH  
 DATE: 29/3/12  
 OFFICER: H. Fergusson  
 CONSENT NO. H. Fergusson

<b>DISCLAIMER</b>		<b>COPYRIGHT</b>	
The services shown on this plan are indicative only. The Rotorua District Council accepts no responsibility for the accuracy of the detail and location. The contractor shall consult with all appropriate authorities for services information prior to excavation.		This design and drawing is the COPYRIGHT of the ROTORUA DISTRICT COUNCIL and shall not be reproduced without written permission.	
SCALE AS SHOWN (ORIGINAL DRAWING SIZE A1)		FIELDWORK	
DRAWN: G. GAYDSON 03.2011		DRAWN: E. BANGONG 03.2011	

Approved: N. CLAASSEN Group Manager  
 INFRASTRUCTURE SERVICES  
 CONTROLLED COPY

HAMURANA/AWAHOU SEWERAGE SCHEME  
 TYPICAL HOUSE SERVICE STANDARD DETAILS

DESTINATION: ROTORUA DISTRICT COUNCIL ENGINEERS DEPARTMENT PRIVATE BAG 2022 ROTORUA 3016 PH 07 346 4100 FAX 07 346 3143  
 DRAWING No. 12603 - 017  
 HYDRUS



**Reference**

- Proposed Sewer Main
- Water Main
- Internal Sewer
- Telecommunications
- Electricity - Underground
- Electricity - Overhead
- Pressure Discharge Line
- Pressure Sewer Lateral
- Electric Cable (Distribution Board Alarm)
- Electric Cable (Alarm - Pump Unit)
- Pump Unit
- Boundary Assembly
- Alarm Panel
- Septic Tank
- Meter Box
- Gully Trap
- Distribution Board (Inside Pump Enclosure)

**Note:** Co-ordinates are in BOP 2000

Owners Name/s  
 Print Name \_\_\_\_\_ Signature \_\_\_\_\_ Dated \_\_\_\_\_  
 Print Name \_\_\_\_\_ Signature \_\_\_\_\_ Dated \_\_\_\_\_

Agreed Pursuant to Section 181 of the Local Government Act 2002

**Note:**  
 The location of pressure pump units and boundary kits as shown on the plan are indicative only and actual location may vary due to obstructions encountered during construction.

<b>DISCLAIMER</b>		This design and drawing is the COPYRIGHT of the ROTORUA DISTRICT COUNCIL and shall not be reproduced without written permission.	
SCALE	1:750	• A4	LB
FIELDWORK			G. NUTTALL 03/2010
DESIGNED			E. BANDOING 04/2010
DRAWN			G. DAVIDSON 05/2010
TRACED			
CHECKED			

APPROVED

HAMURANA SEWERAGE  
 SCHEME  
 PROPOSED LPGP ON-SITE  
 INSTALLATION  
 P12128 (SITE 215)  
 689 HAMURANA ROAD  
 LOT 2 DP 525210

 DESTINATION 	ROTORUA DISTRICT COUNCIL ENGINEERS DEPARTMENT PRIVATE BAG ROTORUA Telephone 07 348 4198 Facsimile 07 348 3143
	DRAWING No. 12918

IN TRIM



# Processing PIM / TAR / BC / Amendment Master Checklist

Ref: CP 06  
Ver: 17  
Issued: 18/01/2012  
IT-641173  
Page 1 of 6

CATEGORY	RBW	NZSEC	CONTRACTOR	INSPECTOR	INSPECTOR
103		PIM/BC		Glenn	Pat Barry
PIM/BC Application No.		69013		Valuation No. 00951/34 x02	
Owner: ANDERTON		Property File No. P12128			
Project Location: 689 Hamurana Rd					
Description of Work: Connect to Sewer					
PIM Issued: 29.3.12			BC Issued: 29.3.12		

**PIM Tracking Record:**

Processing	Referral Date (Building Services)	Name	Signature	Date Reviewed	Early Notification or PIM suspension	
					Y	N
Hazard/Caution/ Information (as noted on file) n/a gensemer						
Building Services	23/3/12	A Hoffman	[Signature]	23/3/12	Y	N
Admin Assistant - Building	23/3/12	H Ferguson	[Signature]	27/3/12	Y	N
<del>Resource Engineer</del>					Y	N
<del>Pollution Control</del>					Y	N
<del>Development Contributions</del>					Y	N
<del>Planning</del>					Y	N
<del>Regulatory/Geothermal</del>					Y	N
<del>Environmental Health</del>					Y	N
<del>Recreation &amp; Community</del>					Y	N

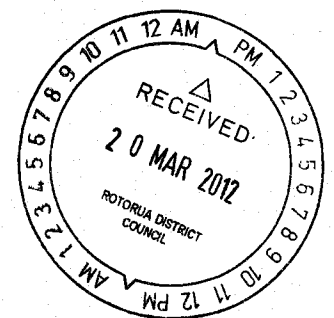
**BC Tracking Record**

	Date Reviewed	Name	Suspend Consent		Approval Signature	Date of Approval
			Y	N		
<del>DAP assessment</del>			Y	N		
Building Consent		A Hoffman	Y	N	[Signature]	23/3/12

Records sent to applicant and TA. Administration to complete on issue (✓ included or x NA)	Plans	✓ Supporting documentation	✓ Section 37 Notice
	PIM	✓ Building Consent	✓ Section 36 Notice
Name: H Ferguson	Signature: [Signature]	Date: 29/3/12	



Document Number: RDC-257067  
Date Registered: 18/4/2012



# PIM ENDORSEMENTS

- 300 a b c d e g h i j k l  
f
- 302 a b c d e g h i j k l  
m n o p q r s t u v w1  
w2 w3 x y z f
- 304 a b c f
- 306 a b c d e g h i j k l  
m n o f
- 308 a b c d e f
- 312 a b c d e g h i j k l  
m n o p q f
- 314 a b c c1 c2 d d1 e g h i  
j k l m f
- 316 a b c c1 c2 d e g h i j  
k f
- 318 a b c d e g h i j k f
- 320 a b c c1 c2 d1 d2 e g h i  
j f
- 322 a b f
- 324 a b c d e g h i j k f
- 330 a b c d f
- 336 a b f
- 338 a b c d e g h i j f
- 340 a b c f
- 342 a b c f
- 344 a b c d e g h i j k l m  
n o p q r s t u v w f
- 346 a f
- 348 a b c d e g h i j k l m  
n o p q r s t u v w x y  
z f
- 350 a b c d e g f
- 352 a b c f
- 354 a b c f
- 356 a b c d e g h f
- 358 a b c d f
- 360 a b c d f
- 362 a f
- 364 a f
- 366 a b c d f
- 368 a b f
- 370 a b f
- 372 a b f
- 374 a b f
- 376 a a1 b c d f

11

<b>BUILDING SECTION</b> Please record any thing that may be relevant to the processing Building Officer		
<b>PLANNING SECTION (Section 37 Notice)</b> Please record considerations and reasons for decisions		
Zone		
Any notified plan changes / proposed Designations relevant? ( <i>check RDC web site</i> )		Y   N
Any relevant Planning Land Features that may impact on whether planning consent require.		Y   N
Check all Planning PIM standard statements-(Circle any relevant ) <i>special zoning provisions SP / Scheduled site / Building on uncompleted subdivision / Development / Road widening / Appendix A sites / Service lanes / Special Height controls (airport, Maori Villages) / Airport noise / height issues / reserve contribution required for permitted activity / Hazardous substances / Contamination etc</i>		
Proposal may affect Marae ( <i>can be on an adjacent site</i> ) ( <i>Liaise with Director Kaupapa Maori</i> )		
Outcome.....		
The proposal requires resource consent or other planning consent ( <b>early notification if yes</b> )		Y   N
No resource consent or other planning consent is required for the proposal <ul style="list-style-type: none"> <li>The proposal is a permitted activity and enough info is provided to demonstrate all relevant performance standards are met, site plan sighted, height and day lighting planes checked, all required parking and turning, reserve contribution needs to be picked up for permitted activities etc</li> <li>Existing use rights apply (<i>why</i>).....</li> <li>Proposal in accordance with designation.....</li> <li>Other reason.....</li> </ul>		



**RESOURCE ENGINEER** Please record considerations and reasons for decisions

**Further Information Reviewed** (*record what was supplied, how compliance demonstrated and outcome*)

Name Signature Date

**ENGINEERING POLLUTION CONTROL** Please record considerations and reasons for decisions Circle

Grease trap required Y N

**Further Information Reviewed** (*record what was supplied, how compliance demonstrated and outcome*)

Name Signature Date

**ENGINEERING (Development Contribution Notice)** Please record considerations and reasons for decisions Circle

Development contribution applies (**early notification**) Y N

Copy of Development contribution notice attached (**early notification**) Y N

**GEOHERMAL** Please record considerations and reasons for decisions

**ENVIRONMENTAL HEALTH** Please record considerations and reasons for decisions

Officers will contact the applicant to complete Health application and information booklet Y N

**RECREATION AND COMMUNITY** Please record considerations and reasons for decisions

The applicant requires the approval of the Parks and Recreational Manager to carry out works proposed in the vicinity of Council vegetation.	Y	N
The applicant requires the approval of the Parks and Recreational Manager to shift / replace Council vegetation that will be effected by the proposal. The applicant shall pay / carry out compensation / remedial work as instructed	Y	N

**Building Consent Processing Section:  
Building Consent Endorsements / Conditions:**

**Conditions:-**

**Inspections:**

400 see over page

**Additional BA Conditions**      **Important Endorsements**

401	a	b	402	a	b	c	d	e	g	h	i	j	k	l
C	d	f		m	n	o	oa	ob	p	q	r	s	t	u
				v	w	x	y	lbp1	lbp2	lbp3	lbp4	lbp4	lbp5	f

**Compliance Schedule SS and CS systems**

403	a	b	c	d	f									
	ss1	ss2	ss3/1	ss3/2	ss3/3	ss4	ss5	ss6	ss7	ss8/1				
ss8/2	ss8/3	ss9/1	ss9/2	ss10	ss11	ss12	ss13/1	ss13/2	ss13/3	ss14/1				
ss14/2	ss15/1	ss15/2	ss15/3	ss15/4	ss15/5	ss16								
cs1	cs2	cs3	cs4	cs5	cs6	cs7	cs8/1	cs8/2	cs8/3	cs9				
cs10	cs11	cs12	cs13	cs14	cs15	cs16								

**Attachments**

404 a b c d f

15

**FREE TEXT:** PIM 69013

Allan Hoffman spoke with Debra Olson to see if the new Hamurana sewerage scheme building consent applications needed to be sent to Engineering for PIM input? She informed me that the contract in place was ensuring that no input was required by the Engineering department. 2/2/2011 11.10am

## Site Inspection Calculation / Conditions and Fees Sheet

<b>PROCESSING</b>	<b>TIME ALLOCATED</b>	<b>TIME TAKEN (Quantity)</b>	<b>TOTALS in Dollars</b>
Processing Hrs INSPECTOR			
Processing Fees Paid			
<b>SUB TOTAL</b>			
Further information			
<b>TOTAL PROCESSING COST</b>			
<b>400 INSPECTIONS (Circle correct letter)</b>	<b>Guide Only – Dependent On Complexity &amp; Size Of Project.</b>	<b>No of Inspections</b>	<b>No of ¼ HR Increments</b>
a. Siting, Footings, Foundations	3	0.75	
a. Retaining Walls	2/3	0.5 – 0.75	
b. Subfloor Bracing & Fixing	2	0.5	
c. Pre-floor P&D	2	0.5	
d. Concrete Floor Building	2	0.5	
e. Pre-Wrap <200-<300->etc	3	0.75–1.0–1.25	
g. Wrap Only	2	0.5	
g. Wrap/Cavity Battens	3	0.75	
h. ½ High Brick	2	0.5	
i. Bond Beams (One Block- full basement)	2	0.5 – 0.75	
j. Precast Concrete Work	2	0.5	
k. Pre Plaster	3	0.75	
l. Solar water heater	2	0.50	
m. Preline Building	3	0.75	
n. Preline P&D	2	0.5	
o. Wet Areas/Tanking/Basements	2	0.5	
p. Postline (Addition – New Dwelling)	2	0.5 – 0.75	
<input checked="" type="checkbox"/> q. Sanitary & Stormwater Drainage (Alteration / New Conn – New Dwelling)	2	0.5 – 0.75	
r. Enclosed Decks – membrane roofs/gutters	2	0.5	
s. Disconnection drainage	2	0.5	
t. Swimming Pools (Pool fencing)	2	0.5	
u.a. Solid Fuel Heater	2	0.5	
u.b In Built Solid Fuel Heater			
<input checked="" type="checkbox"/> v. Final Inspection (add time for paper work for minor consents ¼ hr )	4/5	1.0-1.25	
w Combined inspections	Complete free text on sheet 5		
x Trade waste			NC
f Free text	Complete free text on sheet 5		
<b>Building officer desk top review (allow 5 min each allocated inspection, dwellings/ commercial only)</b>			
<b>CCC Assessment (not required for garages, carports and minor works)</b>			
Other			
<b>TOTAL NUMBER OF INSPECTIONS</b>			
Plus Travel			
<b>TOTAL INSPECTION COST</b>			
<b>RECORD NUMBER OF INSPECTION AND BUILDING CATEGORY ON SITE SUMMARY SHEET (Circle to right)</b>			<b>Completed</b>

29 MAR 2012

File Ref: 12128  
Building Consent No: 69013

Rotorua District Council  
1061 Haupapa Street  
Private Bag 3029  
Rotorua Mail Centre  
Rotorua 3046  
New Zealand  
P: 07 348 4199  
F: 07 346 3143  
E: mail@rdc.govt.nz  
W: www.rdc.govt.nz

DOWNER NZ LIMITED  
C/O DAVID COLVIN  
PO BOX 3219  
GREERTON  
TAURANGA 3142

Dear Sir/Madam

**PROJECT INFORMATION MEMORANDUM NO: 69013**

**Address of Project: 689 HAMURANA ROAD**

Please find enclosed your Project Information Memorandum.

Your Project Information Memorandum (PIM) conditions are usually related to land use issues and council utilities, i.e., sewer, water, storm-water, roading, etc, and also issues related to the Resource Management Act and the District Plans. It does not refer to structural or Building Code issues (these are addressed in your Building Consent).

You will need to meet all the conditions of your PIM before starting your building work.

**Please note:**

**“Your Project Information Memorandum is not a ‘Building Consent’ and is not an authority to commence building work.”**

That authority is contained within the conditions of the Building Consent.

Should you have trouble understanding any of the conditions of your PIM then you should phone Council on (07) 348 4199 and ask to speak with the relevant division of Council (i.e. Planning, Engineering, Health etc) and seek clarification from them.

Yours faithfully



D Holder  
Building Services Manager

Encl.

# Project Information Memorandum No: 69013

Section 34, Building Act 2004

Received: 20 Mar 2012

Issued: 29 Mar 2012

DESTINATION

**ROTORUA**

ROTORUA DISTRICT  
COUNCIL

Rotorua District Council  
1061 Haupapa Street  
Private Bag 3029  
Rotorua Mail Centre  
Rotorua 3046  
New Zealand  
P: 07 348 4199  
F: 07 346 3143  
E: [mail@rdc.govt.nz](mailto:mail@rdc.govt.nz)  
W: [www.rdc.govt.nz](http://www.rdc.govt.nz)

## Agent

DOWNER NZ LIMITED  
C/O DAVID COLVIN  
PO BOX 3219  
GREERTON  
TAURANGA 3142

## Owner

ANDERTON, MR ALAN WINTON  
C/O KAMO-ANDERTON FAMILY TRUST  
689 HAMURANA ROAD  
RD 7  
ROTORUA 3097

## Site Information

**Property ID:** 12128  
**Street Address:** 689 HAMURANA ROAD  
**Valuation number** 06951 341 02  
**Legal Description::** Lot 2 DPS25240

## Project Information

**Project is for** CONNECT TO COUNCIL SEWER  
**Intended Use** CONNECT TO SEWER  
**Intended life:** Indefinite but not less than 0 years  
**Value of Work:** 4,000

## Conditions.....

### PROJECT INFORMATION MEMORANDUM STATUS

#### SUBJECT TO THE BUILDING CONSENT BEING ISSUED

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

### SPECIAL FEATURES OF LAND

#### EARTHQUAKE ZONE 2

The proposed building work is to be sited on land which Council has identified as being Earthquake Zone 2.

#### EXPOSURE ZONE B

Building elements will be required to be of specific design if within 50mtrs of a bore, steam vent, mud pool or other fume source.

### SERVICING

#### NO PUBLIC SERVICING

There are no public servicing or Resource Engineering issues relating to this project.

### INFORMATION REQUIRED FOR BUILDING CONSENT - BUILDING SERVICES

**NZ BUILDING CODE**

Sufficient details to clearly show how the building work is to comply with the New Zealand Building Code are required. (The use of the Rotorua District Council check list may assist you.)

**PERMITTED ACTIVITY**

**ROTORUA DISTRICT PLAN**

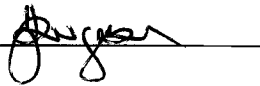
The proposed building work is a Permitted Activity under the Rotorua District Plan. No Resource Consent is required.

Signed for and on behalf of the Council:

Name: Helen Ferguson

Position: Building Services Administration

Signed: \_\_\_\_\_



Date: 29 MAR 2012

29 MAR 2012

DOWNER NZ LIMITED  
C/O DAVID COLVIN  
PO BOX 3219  
GREERTON  
TAURANGA 3142



Rotorua District Council  
1061 Haupapa Street  
Private Bag 3029  
Rotorua Mail Centre  
Rotorua 3046  
New Zealand  
P: 07 348 4199  
F: 07 346 3143  
E: mail@rdc.govt.nz  
W: www.rdc.govt.nz

File Ref: 12128  
Building Consent No: 69013

Dear Sir/Madam,

**BUILDING CONSENT**

**Address of Project: 689 HAMURANA ROAD**

Please find enclosed your Building Consent and its relevant Plans and Specifications.

You should take time to read the Conditions that are attached to your Building Consent and Plans, including the stamps on those plans.

You should also be aware that in some instances although you have received your Building Consent, there may still be outstanding issues regarding land use, etc. You will need to finalise these before you undertake any building work.

However, if you have received your Resource Consent (if required), your Project Information Memorandum and have satisfied all the Conditions set out in those documents, then you are free to start your building work.

Remember, you need to arrange for all the inspections that have been estimated and are listed as Conditions to your Building Consent. You will need to give Council a minimum of 48 hours notice of requiring an inspection. Remember also that you or your agent/builder, etc, needs to also attend and/or be on site for any inspection.

**“Please remember also to quote your Building Consent No. 69013 when making any inspection bookings.” The direct dial number for inspections is 3495646.**

We wish you well with your project and look forward to working alongside you to achieve a satisfactory completion of your project.

Please feel free to phone Council's Building Services should you require further information.

Yours faithfully

A handwritten signature in black ink, appearing to read 'D. Holder'.

D. Holder  
Building Services Manager



**Building Consent No: 69013**  
Section 51, Building Act 2004  
Issued: 29 Mar 2012

Rotorua District Council  
1061 Haupapa Street  
Private Bag 3029  
Rotorua Mail Centre  
Rotorua 3046  
New Zealand  
P: 07 348 4199  
F: 07 346 3143  
E: mail@rdc.govt.nz  
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**Agent**

DOWNER NZ LIMITED  
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PO BOX 3219  
GREERTON  
TAURANGA 3142

**Owner**

ANDERTON, MR ALAN WINTON  
C/O KAMO-ANDERTON FAMILY TRUST  
689 HAMURANA ROAD  
RD 7  
ROTORUA 3097

**The Building**

**Property ID:** 12128  
**Street Address:** 689 HAMURANA ROAD  
**Valuation number:** 06951 341 02  
**Legal Description:** Lot 2 DPS25240

First point of contact for communications with council building consent authority:  
RDC Building Services – Direct Dial 349 5646

**Building Work**

The following building work is authorised by this consent:

**Project is for:** CONNECT TO COUNCIL SEWER  
**Intended Use:** CONNECT TO SEWER  
**Intended Life:** Indefinite but not less than 0 years

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:**

**Inspections By Building Consent Authority (Phone Building Services 3495646 To Book Inspections)**

Sanitary And Stormwater Drainage - (under test and prior to backfilling).

Final Inspection when all building work is complete

**Important Endorsements**

**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.

**Energy Works Certificates**

Energy works certificate to be supplied for any gas or electrical installation with the CCC application.

**As Built Drainage Plan**

As- built drainage plan to be supplied by contractor on completion of work

**Siting**

The owner of the property is responsible for the correct siting of buildings or additions in accordance with the approved building consent through the use of one or a combination of the following;

- o Existing boundary pegs
- o Boundary reinstatement (monumentation) survey
- o A siting certificate from a Licensed Cadastral Surveyor
- o Boundary offset survey with accompanying certificate from a Licensed Cadastral Surveyor

**Plumbing And Drainage**

Plumbing and drainage work to be carried out by licensed tradesperson only. Plumber/Drainlayer is required to be on site for any plumbing and drainlaying inspections.

**Completion Of Work**

At completion of work authorised by this consent the Building Act requires you to apply for a Code of Compliance Certificate (use Form 6) as soon as practicable after the Building work is completed.

**Compliance Schedule**

A Compliance Schedule is not required for the building

**Attachments**

Copies of the following documents are attached to this building consent:-

Project Information Memorandum No 69013

**During consent processing Council estimates the number and type of inspections required to complete a project.**

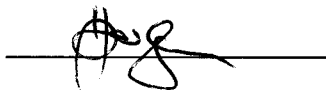
**Should additional inspections be required to confirm compliance with the approved Building Consent/Building Code, Council reserves the right to seek payment for these prior to the issue of Code Compliance Certificate.**

Signed for and on behalf of the Council:

Name: Helen Ferguson

Position: Building Services Administration.

Signed: \_\_\_\_\_



Date: 29 MAR 2012

215

Received

PIM / APPLICATION No. \_\_\_\_\_

DATE RECEIVED \_\_\_\_\_

19 MAR 2012 <sup>BP</sup>  
12.35

DATE ISSUED \_\_\_\_\_

Rotorua District Council  
Customer Centre

SITE FILE No. P12128

PIM/BC  
Form 2 69013

# 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]*

689 Hamurana Rd  
R07  
Rotorua

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. 10951/341 x 02 Lot No. 2  
DPS 25240 Section \_\_\_\_\_  
Block \_\_\_\_\_ Survey District \_\_\_\_\_

Building name: \_\_\_\_\_

Location of building within site/block number:  
*[include nearest street access]*

P File # 12128

Number of levels: \_\_\_\_\_  
*[include ground level and any levels belowground]*

Level/unit number: \_\_\_\_\_  
*[insert level/unit number if applicable]*

Area: \_\_\_\_\_ m<sup>2</sup>  
*[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]*

## OFFICE USE ONLY

Administratively Complete  
Cost Category 4  
Name Roimata  
Date 19/03/12  
Signature [Signature]

VETTED  
Complete / Incomplete Exempt  
Name \_\_\_\_\_  
Date \_\_\_\_\_  
Signature \_\_\_\_\_

Version 3 6/09

**THE OWNER**

Name of owner:  
[include preferred form of address, eg,  
Mr, Miss, Dr, if an individual]

Alan + Janine Anderson

Contact person:  
[insert mailing address]

Street address/registered office:  
[insert street address/registered office]

689 Hamurana Rd  
R07  
Rotorua

Phone numbers: \_\_\_\_\_ Landline: \_\_\_\_\_ Daytime: \_\_\_\_\_  
Mobile: \_\_\_\_\_ After Hours: \_\_\_\_\_

Facsimile number: \_\_\_\_\_ Email address: \_\_\_\_\_

Website:  
[website address if applicable]

The following evidence of ownership attached to this application:  
[current copy of Certificate of Title less than 6 months old, lease, agreement for sale  
and purchase, or other document showing full name of legal owner(s) of building]

**AGENT**

Name of agent:  
[include preferred form of address, eg,  
Mr, Miss, Dr, if an individual]

Downer NZ Ltd

Contact person:  
[insert contact name]

David Colvin

Mailing Address:  
[insert mailing address]

P O Box 3219, Greerton, Tauranga

Street address/registered office:  
[insert street address/registered office]

58 Taurikura Drive, Tauriko, Tauranga

Phone numbers: 07 578 0087 Landline: \_\_\_\_\_ Daytime: \_\_\_\_\_  
Mobile: \_\_\_\_\_ After Hours: \_\_\_\_\_

Facsimile number: \_\_\_\_\_ Email address: david.colvin@downer.co.nz

Website:  
[website address if applicable]

Relationship to owner:  
[state details of the authorisation from the owner to make the application on the  
owner's behalf]

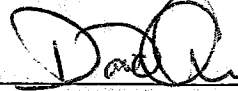
First point of contact for communications  
with the council/building consent authority:  
[all invoices and refunds related to this  
application will be directed to this person in  
all instances ]

David Colvin

**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

If you do not want information contained in this application to be made available for purposes of marketing please tick the box   
Signature of [owner/agent on behalf of and with the authority of the owner]



Date: 5/3/12

A separate vetting check sheet has been completed and attached by the Applicant. [compulsory]  
Available from council or online at council web page.

**To be completed in lieu of Authorisation Letter**

I, \_\_\_\_\_ as owner of the above property,  
authorise Supplier to act as my agent.

Signature \_\_\_\_\_ Date \_\_\_\_\_

**THE PROJECT**

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

Connector to Low Pressure Grinder Pump Unit and associated drainage & electrical work.

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

Yes  No  [if in doubt, please check information brochure]

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

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

Intended life of the building if less than 50 years: \_\_\_\_\_

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]

\$ 4,000

Number of Toilet Pans: \_\_\_\_\_  
(Commercial properties only)

**PROJECT INFORMATION MEMORANDUM**

The following matters are involved in the project

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

**BUILDING CONSENT**

The following plans and specifications are attached to this application:

Hydros / ROC contract 11/029 dwg # 12538-2

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>
<input checked="" type="checkbox"/> Applicable <input checked="" type="checkbox"/> Not Applicable		
<input type="checkbox"/> B1 Structure	<input type="checkbox"/> B1/AS2 <input type="checkbox"/> NZS 3604 <input type="checkbox"/> AS/NZS1170 <input type="checkbox"/> NZS 4229 <input type="checkbox"/> Other _____ <i>[Specify]</i>	<input type="checkbox"/> Council <input type="checkbox"/> Engineer <input type="checkbox"/> Other _____ <i>[Specify]</i>
<input checked="" type="checkbox"/> B2 Durability	<input checked="" type="checkbox"/> B2/AS1 <input type="checkbox"/> NZS 3101 <input type="checkbox"/> NZS 3602 <input type="checkbox"/> NZS 3604 <input type="checkbox"/> Other _____ <i>[Specify]</i>	<input checked="" type="checkbox"/> Council <input type="checkbox"/> Engineer <input type="checkbox"/> Other _____ <i>[Specify]</i>
<input type="checkbox"/> C1-4 Fire	<input type="checkbox"/> C1/AS1 <input type="checkbox"/> Other _____ <i>[Specify]</i>	<input type="checkbox"/> Council <input type="checkbox"/> Engineer <input type="checkbox"/> Other _____ <i>[Specify]</i>
<input type="checkbox"/> D1 Access Routes	<input type="checkbox"/> D1/AS1 <input type="checkbox"/> NZS 4121 <input type="checkbox"/> NZS 4121 <input type="checkbox"/> Other _____ <i>[Specify]</i>	<input type="checkbox"/> Council <input type="checkbox"/> Engineer <input type="checkbox"/> Other _____ <i>[Specify]</i>
<input type="checkbox"/> D2 Mechanical installations for access	<input type="checkbox"/> D2/AS1 <input type="checkbox"/> NZS 4332 <input type="checkbox"/> EN 81 <input type="checkbox"/> EN 115 <input type="checkbox"/> Other _____ <i>[Specify]</i>	<input type="checkbox"/> Engineer <input type="checkbox"/> Other _____ <i>[Specify]</i>
<input type="checkbox"/> E1 Surface Water	<input type="checkbox"/> E1/AS1 <input type="checkbox"/> AS/NZS3500.3 <input type="checkbox"/> Other _____ <i>[Specify]</i>	<input type="checkbox"/> Council <input type="checkbox"/> Other _____ <i>[Specify]</i>
<input type="checkbox"/> E2 External Moisture	<input type="checkbox"/> E2/AS1 <input type="checkbox"/> Specific design & testing	<input type="checkbox"/> Council <input type="checkbox"/> Other _____ <i>[Specify]</i>
<input type="checkbox"/> E3 Internal Moisture	<input type="checkbox"/> E3/AS1 <input type="checkbox"/> Other _____ <i>[Specify]</i>	<input type="checkbox"/> Council <input type="checkbox"/> Other _____ <i>[Specify]</i>
<input type="checkbox"/> F1 Hazardous Agents on Site	<input type="checkbox"/> F1/AS1 <input type="checkbox"/> Other _____ <i>[Specify]</i>	<input type="checkbox"/> Council <input type="checkbox"/> Other _____ <i>[Specify]</i>
<input type="checkbox"/> F2 Hazardous Building Materials	<input type="checkbox"/> F2/AS1 <input type="checkbox"/> NZS 4223 <input type="checkbox"/> Other _____ <i>[Specify]</i>	<input type="checkbox"/> Council <input type="checkbox"/> Other _____ <i>[Specify]</i>
<input type="checkbox"/> F3 Hazardous Substances and Processes	<input type="checkbox"/> F3/AS1 <input type="checkbox"/> Other _____ <i>[Specify]</i> <input type="checkbox"/> NZS 3604 <input type="checkbox"/> Other _____ <i>[Specify]</i>	<input type="checkbox"/> Council <input type="checkbox"/> Other _____ <i>[Specify]</i>
<input type="checkbox"/> F4 Safety from Falling	<input type="checkbox"/> F4/AS1 FSP Act <input type="checkbox"/> Other _____ <i>[Specify]</i>	<input type="checkbox"/> Council <input type="checkbox"/> Other _____ <i>[Specify]</i>
<input type="checkbox"/> F5 Construction and Demolition Hazards	<input type="checkbox"/> F5/AS1 <input type="checkbox"/> Other _____ <i>[Specify]</i>	<input type="checkbox"/> Council <input type="checkbox"/> Other _____ <i>[Specify]</i>
<input type="checkbox"/> F6 Lighting for Emergency	<input type="checkbox"/> F6/AS1 <input type="checkbox"/> Other _____ <i>[Specify]</i>	<input type="checkbox"/> Council <input type="checkbox"/> Other _____ <i>[Specify]</i>

The building work will comply with the building code as follows: [Continued]

Clause	Means of compliance	Proposed inspections
<input type="checkbox"/> F7 Warning Systems	<input type="checkbox"/> F7/AS1 <input type="checkbox"/> AS/NZS 1668 <input type="checkbox"/> NZS 4512 <input type="checkbox"/> NZS 4515 <input type="checkbox"/> Other _____ [Specify]	<input type="checkbox"/> Council <input type="checkbox"/> Engineer <input type="checkbox"/> Other _____ [Specify]
<input type="checkbox"/> F8 Signs	<input type="checkbox"/> F8/AS1 <input type="checkbox"/> Other _____ [Specify]	<input type="checkbox"/> Council <input type="checkbox"/> Other _____ [Specify]
<input type="checkbox"/> G1 Personal Hygiene	<input type="checkbox"/> G1/AS1 <input type="checkbox"/> Other _____ [Specify]	<input type="checkbox"/> Council <input type="checkbox"/> Other _____ [Specify]
<input type="checkbox"/> G2 Laundering	<input type="checkbox"/> G2/AS1 <input type="checkbox"/> Other _____ [Specify]	<input type="checkbox"/> Council <input type="checkbox"/> Other _____ [Specify]
<input type="checkbox"/> G3 Food preparation and prevention of contamination	<input type="checkbox"/> G3/AS1 <input type="checkbox"/> Other _____ [Specify]	<input type="checkbox"/> Council <input type="checkbox"/> Other _____ [Specify]
<input type="checkbox"/> G4 Ventilation	<input type="checkbox"/> G4/AS1 <input type="checkbox"/> AS/NZS 1668.2 <input type="checkbox"/> Other _____ [Specify]	<input type="checkbox"/> Council <input type="checkbox"/> Other _____ [Specify]
<input type="checkbox"/> G5 Interior environment	<input type="checkbox"/> G5/AS1 <input type="checkbox"/> Other _____ [Specify]	<input type="checkbox"/> Council <input type="checkbox"/> Other _____ [Specify]
<input type="checkbox"/> G6 Airborne & Impact Sound	<input type="checkbox"/> G6/AS1 <input type="checkbox"/> Other _____ [Specify]	<input type="checkbox"/> Council <input type="checkbox"/> Other _____ [Specify]
<input type="checkbox"/> G7 Natural Light	<input type="checkbox"/> G7/AS1 <input type="checkbox"/> Other _____ [Specify]	<input type="checkbox"/> Council <input type="checkbox"/> Other _____ [Specify]
<input type="checkbox"/> G8 Artificial Light	<input type="checkbox"/> G8/AS1 <input type="checkbox"/> NZS 6703 <input type="checkbox"/> Other _____ [Specify]	<input type="checkbox"/> Council <input type="checkbox"/> Other _____ [Specify]
<input checked="" type="checkbox"/> G9 Electricity	<input checked="" type="checkbox"/> G9/AS1 <input type="checkbox"/> Other _____ [Specify]	By certification only
<input type="checkbox"/> G10 Piped Services	<input type="checkbox"/> G10/AS1 <input type="checkbox"/> NZS 5261 <input type="checkbox"/> Other _____ [Specify]	By certification only
<input type="checkbox"/> G11 Gas as an energy source	<input type="checkbox"/> G11/AS1 <input type="checkbox"/> Other _____ [Specify]	By certification only
<input type="checkbox"/> G12 Water Supplies	<input type="checkbox"/> G12/AS1 <input type="checkbox"/> AS/NZS 3500.1 <input type="checkbox"/> AS/NZS 3500.4 <input type="checkbox"/> Other _____ [Specify]	<input type="checkbox"/> Council <input type="checkbox"/> Other _____ [Specify]
<input checked="" type="checkbox"/> G13 Foul Water	<input type="checkbox"/> G13/AS1 <input type="checkbox"/> AS/NZS 3500.2 BS 5572 <input checked="" type="checkbox"/> Other <u>SED</u> [Specify]	<input type="checkbox"/> Council <input type="checkbox"/> Other _____ [Specify]
<input type="checkbox"/> G14 Industrial Liquid Waste	<input type="checkbox"/> G14/AS1 <input type="checkbox"/> Other _____ [Specify]	<input type="checkbox"/> Council <input type="checkbox"/> Other _____ [Specify]
<input type="checkbox"/> G15 Solid Waste	<input type="checkbox"/> G15/AS1 <input type="checkbox"/> Other _____ [Specify]	<input type="checkbox"/> Council <input type="checkbox"/> Other _____ [Specify]
<input type="checkbox"/> H1 Energy Efficiency	<input type="checkbox"/> H1/AS1 <input type="checkbox"/> NZS 4218 <input type="checkbox"/> NZS 4243 <input type="checkbox"/> ALF Design Manual <input type="checkbox"/> NZS 4214 <input type="checkbox"/> Other _____ [Specify]	<input type="checkbox"/> Council <input type="checkbox"/> Other _____ [Specify]

**WAIVER/MODIFICATION TO NZ BUILDING CODE REQUIRED FOR FOLLOWING PARTS OF CODE:**

Supporting documentation attached as follows [please list]

NONE

**COMPLIANCE SCHEDULE**

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

Any system installed from below to be accompanied by procedures for inspection and routine maintenance. [Council to vet and verify in first column.]

There are no specified systems in the building

COUNCIL

Applicant to complete

Existing New Altered Added Removed

**Specified Systems Prescribed by Building Act 2004 Compliance Schedule Handbook 25 May 2007**

		COUNCIL	Existing	New	Altered	Added	Removed
ss1	Automatic systems for fire suppression	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
ss2	Automatic or manual emergency warning systems for fire or other dangers (other than a warning system for fire that is entirely within a household unit and serves only that unit)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
ss3	Electromagnetic or automatic doors and windows						
	ss3/1 Automatic doors	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	ss3/2 Access controlled doors	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	ss3/3 Interfaced fire or smoke doors or windows	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
ss4	Emergency lighting systems	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
ss5	Escape route pressurisation systems	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
ss6	Riser mains for use by fire services	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
ss7	Automatic back-flow preventers connected to a potable water supply	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
ss8	Lifts, escalators, travelators, or other systems for moving people or goods within buildings						
	ss8/1 Passenger carrying lifts	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	ss8/2 Services lifts	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	ss8/3 Escalators and moving walks	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
ss9	Mechanical ventilation or air conditioning systems	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
ss10	Building maintenance units providing access to exterior and interior walls of buildings	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
ss11	Laboratory fume cupboards	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
ss12	Audio loops or other assistive listening systems						
	ss12/1 Audio loops	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	ss12/2 FM radio frequency systems and infrared beam transmission systems	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
ss13	Smoke control systems						
	ss13/1 Mechanical smoke control	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	ss13/2 Natural smoke control	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	ss13/3 Smoke curtains	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
ss14	Emergency power systems for a system or feature specified in any of specified systems 1-13	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	ss14/1 Emergency power systems	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	ss14/2 Signs in relation to any specified systems 1-13	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

COMPLIANCE SCHEDULE [Continued]

		COUNCIL					
			Existing	New	Altered	Added	Removed
ss15	Other fire safety systems or features						
*	ss15/1 Systems for communicating spoken information intended to facilitate evacuation	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
*	ss15/2 Final exits	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
*	ss15/3 Fire separations	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
*	ss15/4 Signs for communicating information	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
*	ss15/5 Smoke separations	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
ss16	Cable cars	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

\* Only include where one or more of ss1 - 6, 9 or 13 are included.

ATTACHMENTS

The following documents are attached to this application:

- Certificate attached to project information memorandum
- Plans and specifications [list] \_\_\_\_\_
- Project information memorandum
- Development contribution notice.

BUILDING PRACTITIONERS

Builder:  
 Business/name: Downer NZ Ltd  
 Address: 58 Taurikura Drive, Tauriko, Tairāra  
 Phone: 07 578 0087 Mobile: \_\_\_\_\_ After hours: 07 578 0087 Facsimile: 07 578 7900  
 Email: \_\_\_\_\_ Registration/qualification: \_\_\_\_\_

Designer/Architect:  
 Business/name: Hydros Engineering Consultants  
 Address: c/o Civic Centre, 1061 Haupapa Street  
 Phone: \_\_\_\_\_ Mobile: \_\_\_\_\_ After hours: \_\_\_\_\_ Facsimile: \_\_\_\_\_  
 Email: \_\_\_\_\_ Registration/qualification: \_\_\_\_\_

Structural Engineer:  
 Business/name: \_\_\_\_\_  
 Address: \_\_\_\_\_  
 Phone: \_\_\_\_\_ Mobile: \_\_\_\_\_ After hours: \_\_\_\_\_ Facsimile: \_\_\_\_\_  
 Email: \_\_\_\_\_ Registration/qualification: \_\_\_\_\_

Engineer (Identify practice college):  
 Business/name: \_\_\_\_\_  
 Address: \_\_\_\_\_  
 Phone: \_\_\_\_\_ Mobile: \_\_\_\_\_ After hours: \_\_\_\_\_ Facsimile: \_\_\_\_\_  
 Email: \_\_\_\_\_ Registration/qualification: \_\_\_\_\_

**BUILDING PRACTITIONERS**

**Head Contractor/Site Manager/Site Lead**

Business/name: Downer NZ Ltd  
Address: 58 Taurikura Drive, Tauriko, Tauranga  
Phone: \_\_\_\_\_ Mobile: \_\_\_\_\_ After hours: \_\_\_\_\_ Facsimile: \_\_\_\_\_  
Email: \_\_\_\_\_ Registration/qualification: \_\_\_\_\_

**Plumber/Gas Fitter:**

Business/name: \_\_\_\_\_  
Address: \_\_\_\_\_  
Phone: \_\_\_\_\_ Mobile: \_\_\_\_\_ After hours: \_\_\_\_\_ Facsimile: \_\_\_\_\_  
Email: \_\_\_\_\_ Registration/qualification: \_\_\_\_\_

**Drainlayer:**

Business/name: Downer NZ Hd  
Address: 58 Taurikura Drive, Tauriko, Tauranga  
Phone: \_\_\_\_\_ Mobile: \_\_\_\_\_ After hours: \_\_\_\_\_ Facsimile: \_\_\_\_\_  
Email: \_\_\_\_\_ Registration/qualification: \_\_\_\_\_

**Electrician:**

Business/name: Hepburn Electrical Ltd  
Address: 98 White Street, Rotorua  
Phone: 07 347 8491 Mobile: \_\_\_\_\_ After hours: 07 347 8491 Facsimile: 07 347 1226  
Email: tony@hepburnelectrical.co.nz Registration/qualification: \_\_\_\_\_

**Other:**

Business/name: \_\_\_\_\_  
Address: \_\_\_\_\_  
Phone: \_\_\_\_\_ Mobile: \_\_\_\_\_ After hours: \_\_\_\_\_ Facsimile: \_\_\_\_\_  
Email: \_\_\_\_\_ Registration/qualification: \_\_\_\_\_

**Other:**

Business/name: \_\_\_\_\_  
Address: \_\_\_\_\_  
Phone: \_\_\_\_\_ Mobile: \_\_\_\_\_ After hours: \_\_\_\_\_ Facsimile: \_\_\_\_\_  
Email: \_\_\_\_\_ Registration/qualification: \_\_\_\_\_

**Other:**

Business/name: \_\_\_\_\_  
Address: \_\_\_\_\_  
Phone: \_\_\_\_\_ Mobile: \_\_\_\_\_ After hours: \_\_\_\_\_ Facsimile: \_\_\_\_\_  
Email: \_\_\_\_\_ Registration/qualification: \_\_\_\_\_

**Other:**

Business/name: \_\_\_\_\_  
Address: \_\_\_\_\_  
Phone: \_\_\_\_\_ Mobile: \_\_\_\_\_ After hours: \_\_\_\_\_ Facsimile: \_\_\_\_\_  
Email: \_\_\_\_\_ Registration/qualification: \_\_\_\_\_

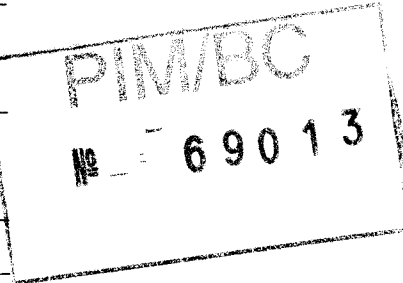
# COUNCIL USE ONLY

## ESTIMATED TOTAL VALUE OF WORK

\$ 4,000 GST inclusive Project floor area \_\_\_\_\_ m<sup>2</sup>

### FEE PAYABLE

Consent deposit  
Project Information Memorandum \$ 26.00  
Building Administration \$ 109.00  
Technical Processing \$ 120.00  
Industry Levy (DBH) \$ \_\_\_\_\_  
Industry Levy (BRANZ) \$ \_\_\_\_\_  
Developmental Contribution  
Inspection Dept \$ 80.00  
\_\_\_\_\_  
Certificate of Title \$ 15.00  
Producer Statements \$ \_\_\_\_\_  
Compliance Schedules \$ \_\_\_\_\_  
Rural Number \$ \_\_\_\_\_  
Vehicle Crossing \$ \_\_\_\_\_  
Street Damage \$ \_\_\_\_\_  
Water Connection \$ \_\_\_\_\_  
Sewer Connection \$ \_\_\_\_\_  
Other(s) \$ \_\_\_\_\_  
Total consent deposit \$ \_\_\_\_\_  
Inspections \$ \_\_\_\_\_  
Processing \_\_\_\_\_  
Peer Review \_\_\_\_\_  
N Z F S \_\_\_\_\_



Granted by A Hoffman  
Signature \_\_\_\_\_  
Date 23/3/12  
Issued by H Ferguson  
Signature \_\_\_\_\_  
Date 29/3/12

Total balance payable \$ 350.00  
Lodgement deposit \$ 350  
Date paid 00/3/12  
Receipt No. 200/252819  
Consent fee balance \$ \_\_\_\_\_  
Date paid \_\_\_\_\_  
Receipt No. \_\_\_\_\_

Please complete  
Forward any refunds or further invoices to:

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_



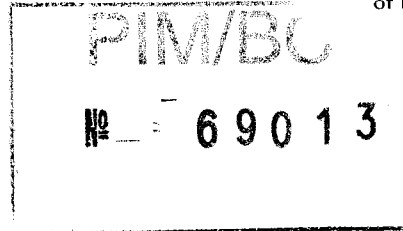
**COMPUTER FREEHOLD REGISTER  
UNDER LAND TRANSFER ACT 1952**



Search Copy

  
R. W. Muir  
Registrar-General  
of Land

**Identifier** SA23C/937  
**Land Registration District** South Auckland  
**Date Issued** 22 June 1978



**Prior References**  
SA22A/885

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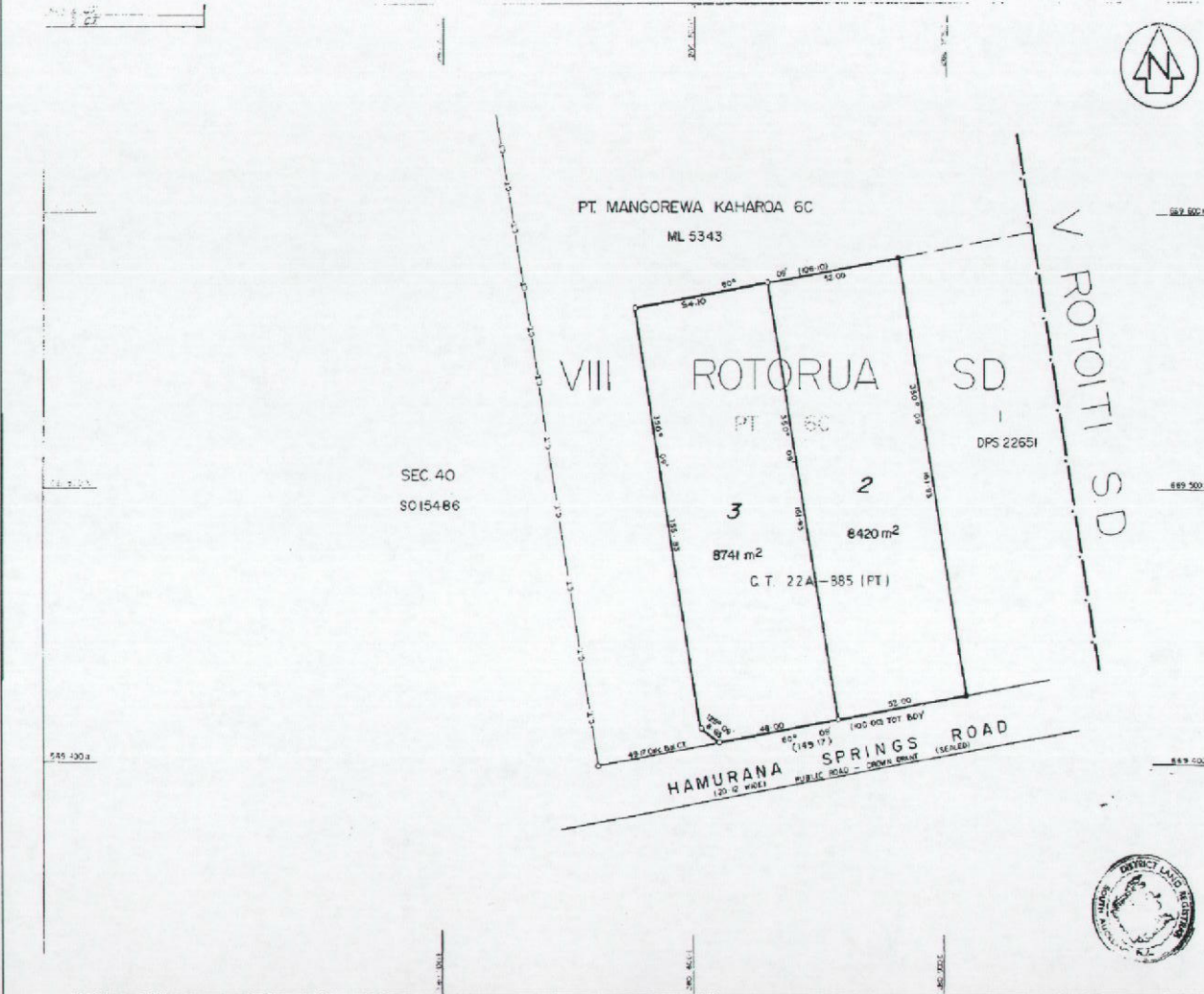
**Estate** Fee Simple  
**Area** 8420 square metres more or less  
**Legal Description** Lot 2 Deposited Plan South Auckland  
25240

**Proprietors**  
Alan Winton Anderton and Janine Gaye Kamo-Anderton

---

**Interests**  
7879342.2 Mortgage to Bank of New Zealand - 23.7.2008 at 3:35 pm

M.J. KASKA RECD OWNER  
 CERTIFIED SUBDIVISION COMPLIES WITH THE OPERATIVE DISTRICT SCHEME AND CONSENT GIVEN 8-11-1977  
 1179766 *[Signature]*  
 ROTORUA COUNTY CLERK



Total Area 1.761 ha  
 Comprised in C.T. 22A-885 (PT)

I, ALISTAIR HIRST HORNOR of ROTORUA  
 Registered Surveyor and holder of an annual practicing certificate  
 hereby certify that this plan has been made from Surveys made by me or under my direction, that both plan and Surveys are correct  
 and have been made in accordance with the regulations under the  
 Surveyors Act 1968  
 Date of Return this 26<sup>th</sup> day of August 1977  
 Signature *[Signature]*

Field Book S 270 p 80 Traverse Book 515 p 118  
 Reference Plans DPL 2200, 2400, 2400A, 2400B, 2400C, 2400D

Examined G.T. HORSAN Corroborated  
 Approved as to Survey  
 17.5.78 *[Signature]*  
 Chief Surveyor

Deposited this 18<sup>th</sup> day of August 1978  
*[Signature]*  
 District Land Registrar

File 24564  
 Received 19.8.78  
 D P S25240

LAND DISTRICT SOUTH AUCKLAND  
 TOWN BLK. & DIST VIII ROTORUA

LOTS 2 and 3 BEING A SUBDIVISION OF  
 PT. MANGOREWA KAHAROA 6C BLOCK

LOCAL AUTHORITY ROTORUA COUNTY  
 Surveyed by HORNER & HAWLEY  
 Scale 1:1000 Date SEPT 1977



# Sewer Connection / On Site Effluent Disposal Processing and Vetting Checklist

*For initial completion by the applicant*

Ref: CPV 02  
 Ver: 07  
 Issued 22 June 2011  
 IT-654302  
 Page 1 of 2

Copies Rqd	ADMINISTRATION CHECKLIST <i>To be completed by Customer Service Centre</i>	Complete
2	Geyserview printout (contour plan) checked with Applicant for Correctness	✓
1	Green PIM/BC Master cover has been completed	✓
1	Site Inspection Card completed	✓
1	Applicant Inspection card complete	✓
1	Form 6 (Application for Code Compliance Certificate) attached to Applicant Inspection Card	✓
	Form 2 administratively complete and front cover signed appropriately	✓

**Applicant**  
 S = Supplied  
 N/A = Not Applicable

Please arrange an vetting appointment through customer services should you wish to lodge this application in person (2 copies of plans and any relevant specifications to be supplied with application)

Building Consent No. \_\_\_\_\_ Processor Name: **A Hoffman**

	Sewer Connection	Applicant to Complete		RDC USE ONLY		
		S	NA	P	F	N/A
1	Site plan with position of existing septic tank. <i>Council Supplied Site Plan</i>	S	NA	P	F	N/A
2	Sizes of drain pipes supplied <i>See dwg 12603-017</i>	S	NA	P	F	N/A
3	Access points, chambers, rodding points and inspection points as appropriate <i>As built supplied on completion of job</i>	S	NA	P	F	N/A
4	Drain gradient supplied <i>1:60</i>	S	NA	P	F	N/A
5	Correctly lateral detailed or grinder pump (specifications supplied and approved contractor nominated where pump is to become RDC asset? Part of new scheme) <i>Council supplied + located features</i>	S	NA	P	F	N/A
6	Methodology provided for the decommissioning of existing septic tank, emptying & backfilling. <i>See Downer scope of works</i>	S	NA	P	F	N/A
	<b>On Site Disposal (Vetting Only)</b>	NA	NA	NA	NA	NA
7	Site plan with contours, main & reserve effluent field dimension & location, septic tank size & location, test hole positions	S	NA	P	F	N/A
8	Regional Council Approval	S	NA	P	F	N/A
9	Specification of advanced system	S	NA	P	F	N/A
10	Cross section of effluent trench and test holes	S	NA	P	F	N/A

**RDC**  
 P = Pass  
 N/A = Not Applicable  
 F = Non-compliance with the Building Code – further information required



**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.

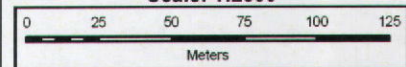
Position measurements are subject to reasonable tolerances and depth of cover may have changed after installation. Service locations were not recorded relative to one another and display is indicative only. Verify locations prior to excavating with machinery. A Road Opening Notice is required for excavation work within the road reserve.

All valves, hydrants and manholes must be kept clear and accessible at all times. Failure to do so may affect Council or Fire Service response for maintenance or emergency purposes.

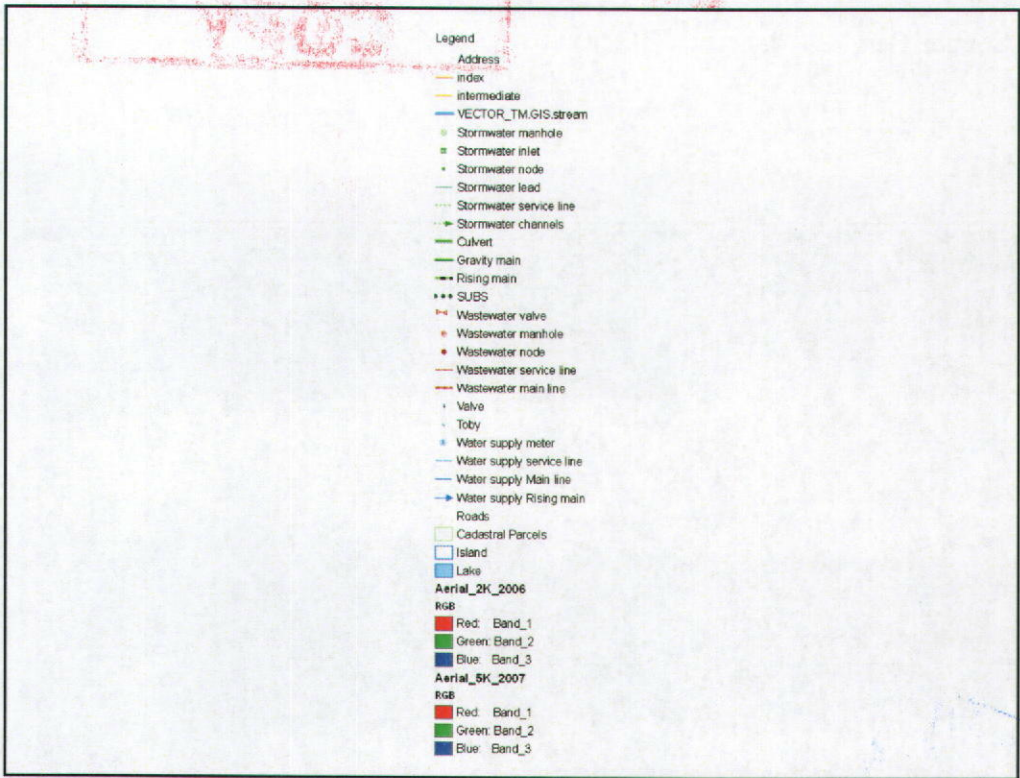
**Warning:** Check for other underground services.

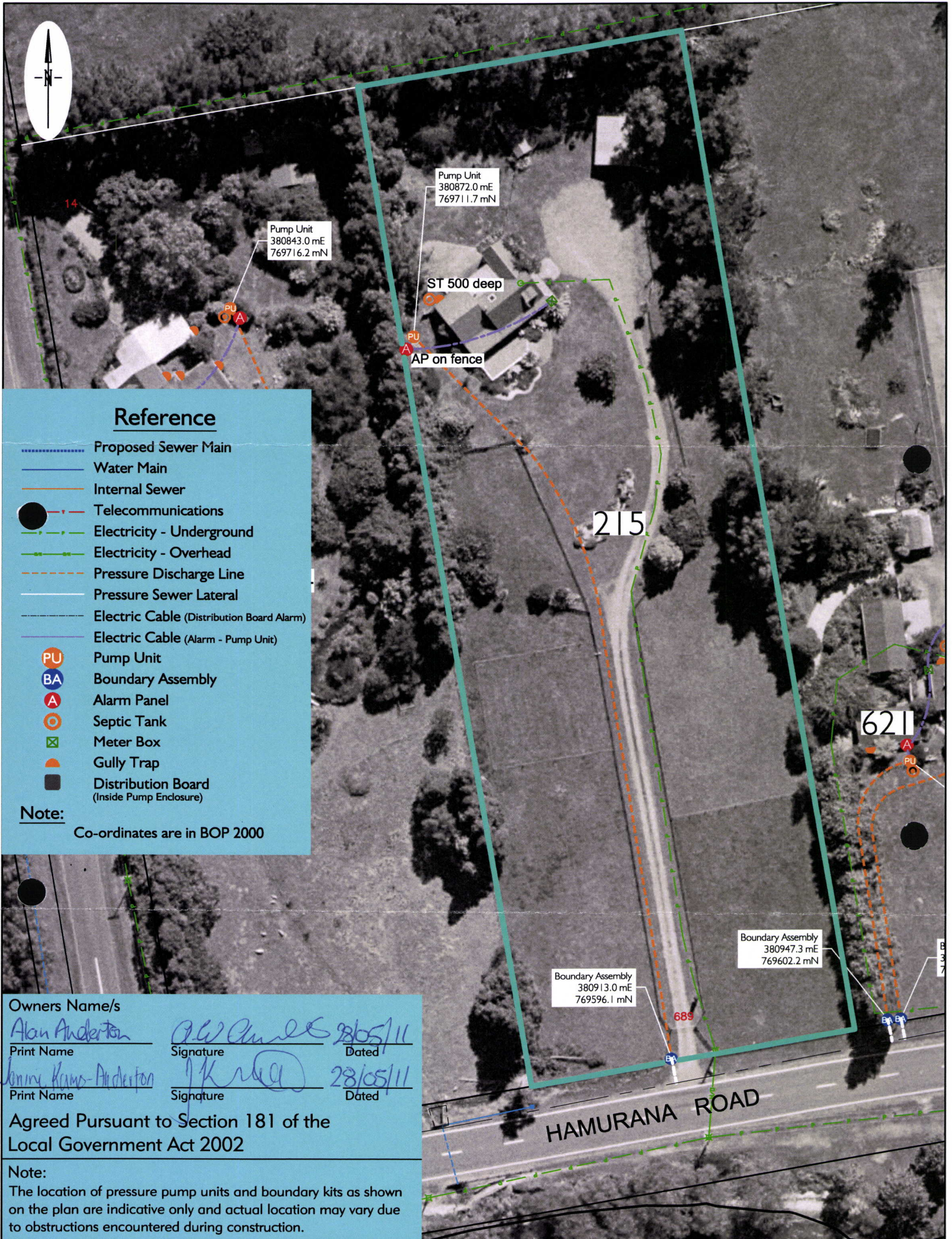
Refer to disclaimer in the LIM document for further data limitations.

Scale: 1:2500



*[Handwritten signature]*





### Reference

- Proposed Sewer Main
- Water Main
- Internal Sewer
- Telecommunications
- - - - - Electricity - Underground
- Electricity - Overhead
- - - - - Pressure Discharge Line
- Pressure Sewer Lateral
- - - - - Electric Cable (Distribution Board Alarm)
- Electric Cable (Alarm - Pump Unit)
- Pump Unit
- Boundary Assembly
- Alarm Panel
- Septic Tank
- Meter Box
- Gully Trap
- Distribution Board (Inside Pump Enclosure)

**Note:**  
Co-ordinates are in BOP 2000

### Owners Name/s

Alan Anderson *[Signature]* 28/05/11  
 Print Name Signature Dated  
 Janine Kraus-Anderson *[Signature]* 28/05/11  
 Print Name Signature Dated

Agreed Pursuant to Section 181 of the  
Local Government Act 2002

**Note:**  
The location of pressure pump units and boundary kits as shown on the plan are indicative only and actual location may vary due to obstructions encountered during construction.

<p><b>DISCLAIMER</b> The services shown on this plan are indicative only. The Rotorua District Council accepts no responsibility for the accuracy of their detail and location. The Contractor shall consult with all appropriate authorities for services information prior to excavation.</p>		<p>This design and drawing is the COPYRIGHT of the ROTORUA DISTRICT COUNCIL and shall not be reproduced without written permission.</p>		<p>APPROVED</p>		<p>HAMURANA SEWERAGE SCHEME PROPOSED LPGP ON-SITE INSTALLATION P12128 (SITE 215) 689 HAMURANA ROAD LOT 2 DPS 25240</p>		<p>HYDNUS DESTINATION ROTORUA ROTORUA DISTRICT COUNCIL</p>		<p>ROTORUA DISTRICT COUNCIL ENGINEERS DEPARTMENT PRIVATE BAG ROTORUA Telephone 07 348 4199 Facsimile 07 348 3143</p>	
<p>SCALE 1:750</p>		<p>FIELDWORK G. NUTTALL 03/2010 DESIGNED E. BANDONG 04/2010 DRAWN G. DAVIDSON 05/2010</p>		<p>P-12128</p>		<p>DRAWING No. 12918</p>		<p>SHEET No 215 OF</p>		<p>DATE RECOMMENDED</p>	

8 August 2011

File Ref: 85-08-441\03

«Trim\_Number»

Doc No: RDC-206801

«Owners»  
«Address\_1»  
«Address\_3»  
«Address\_4»

Dear Sir/ Madam

**RE: HAMURANA / AWAHOU SEWERAGE SCHEME LUMP SUM PAYMENTS LUMP SUM PAYMENTS**

At a public meeting on 7 July 2011 Rotorua District Council advised that having received tenders for construction of the Hamurana/ Awahou Sewerage Scheme it was now confident that the capital cost per household could be reduced from the original estimates down to \$7,391.46 (incl GST).

However, as explained at the meeting and reaffirmed in our letter of 27 July, the council was in the meantime required to continue to charge property owners the original higher cost adopted with the Annual Plan, and then refund any differences once the scheme was completed and all actual costs calculated.

The council has now reviewed that process. In order to streamline matters we will now adopt changes to our funding policy which allow property owners to pay the lower indicative lump sum capital cost.

As per our previous letter all properties will still be charged the targeted rate of \$926.36 (incl GST) for the first year. However those choosing the lump sum payment option will then be able to pay the remaining capital amount of \$6,465.10 (incl GST) per household equivalent anytime up until 25 May 2012.

**In Summary:**

- Total lump sum capital contribution is now set at \$7,391.46 (incl GST).
- The targeted rate payment applies to all properties for the first year.
- The lump sum capital contribution payable is therefore:  
\$7,391.46 minus \$926.36 (first year targeted rate paid) = \$6,465.10 (balance)
- The lump sum of \$6,465.10 can be paid anytime until 25 May 2012.

- If you wish to pay the lump sum capital contribution you can bring this letter in to the council Customer Centre and make your payment or telephone the council on 07 348 4199 or email at mail@rdc.govt.nz and request that an invoice be sent to you.

Please note that if you prefer not to pay a lump sum capital contribution for connection to the sewerage scheme and instead prefer the targeted rate payment over 25 years you do not need to contact council at all. The targeted rate will be automatically applied to your rates invoices and final payments recalculated at the completion of construction work.

If you require further clarification on any of this information please contact Greg Manzano or Mark Buckley at Rotorua District Council on 07 348 4199.

Yours faithfully

Peter Guerin  
Chief Executive

27 July 2011

File Ref: P26335-REGLAT

Property File:

Doc No:

Address

Dear Sir/ Madam

**RE: HAMURANA SEWERAGE SCHEME - CAPITAL CONTRIBUTION**

Rotorua District Council has now completed detailed design of the new pressure sewer system for the Hamurana/Awahou lakeside community. The initial estimated capital cost for the scheme was \$20.36 million.

However at the recent Hamurana community meeting on 8 July 2011 we were able to indicate that based on an assessment of actual tenders received subsequently, the cost of the sewerage scheme was now estimated to be considerably lower at \$16.66 million. This includes street and trunk pipelines, pumping units to each property, connection to the system and a contribution towards upgrading capacity of the wastewater treatment plant.

Under the Local Government Rating Act (2002) the council can only formally recalculate the capital contribution on one occasion after the initial estimate. Therefore the final formal recalculation of capital contribution will be made when construction has been completed in 2013 and all actual costs are known. That recalculation will be incorporated into our 2013/14 Annual Plan. At that point rebates on lump sum payments will be made and the 25 year targeted rate levels recalculated.

Based on figures in the current year's Annual Plan, the capital contribution is currently \$10,154.10 plus GST per household unit equivalent. You have two payment options available for this - a voluntary lump sum payment (option 1) or a targeted rate paid over 25 years (option 2).

**OPTION 1:  
INDICATIVE VOLUNTARY LUMP SUM CONTRIBUTION**

If you choose to pay your contribution as a one-off lump sum the indicative amount per Household Unit Equivalent is currently as follows:

Without GST	With GST
\$9,348.57	\$10,750.86

This lump sum is the capital contribution per household unit equivalent, less the first year's targeted rate. The first year's targeted rate will be applied to all properties irrespective of whether or not the lump sum payment is chosen.

If you wish to pay the lump sum contribution please bring a copy of this letter to the council before 25 May 2012 and an invoice will be generated allowing you to pay the lump sum contribution. Once the lump sum payment has been made (before 25 May 2012) the targeted rate will be removed from rates invoices for subsequent years.

**OPTION 2:**

**INDICATIVE TARGETED RATE PER HOUSEHOLD UNIT EQUIVALENT OVER 25 YEARS**

Without GST		With GST	
Quarterly	Yearly	Quarterly	Yearly
\$201.38	\$805.53	\$231.59	\$926.36

If you choose this targeted rate option there is no need to contact the council. The targeted rate will automatically be applied to the rates on your property for a period of 25 years, in line with the requirements of the Local Government Rating Act (2002). The targeted rate option includes an amount of interest related to the council borrowing the money for construction of the sewerage scheme. Therefore the total amount to be paid over 25 years is substantially more than the voluntary lump sum amount of Option 1.

If you require further clarification of any of this information please feel free to contact Mark Buckley or Greg Manzano at Rotorua District Council on 07 348 4199

Yours faithfully

Peter Guerin  
Chief Executive

18 March 2011

File Ref: 85-08-418

«File\_No»

Doc No: RDC-179587

«Owners»

«Address\_1»

«Address\_3»

«Address\_4»

Dear Sir/Madam

**HAMURANA SEWERAGE SCHEME: CAPITAL CONTRIBUTION**

Rotorua District Council has now completed detailed design of the pressure sewer system for the Hamurana/Awahou lakeside community. The total estimated capital cost for the scheme is \$20.36 million. This includes street and trunk pipelines, pumping units to each property, connection to the system and a contribution towards upgrading the wastewater treatment plant capacity.

The **indicative capital** contribution per household unit equivalent (HUE) is:

<b>Costs &amp; Subsidies</b>	<b>Hamurana/Awahou</b>	
Unsubsidised cost per HUE*		\$21,948.16
Ministry for Environment subsidy	Less	- \$8,084.08
Regional Council Subsidy	Less	- \$2,209.98
District Council Subsidy	Less	-\$1,500.00
Estimated amount to be funded per HUE		\$10,154.10

\*Note: a HUE (Household Unit Equivalent) is equivalent to one single domestic connection.

Residents will have two payment options:

Option 1. Pay as a targeted rate over 25 years.

Option 2. Pay as a single voluntary lump sum.

**Option 1 Indicative Targeted Rate per HUE over 25 years**

<b>Without GST</b>		<b>With GST</b>	
<b>Quarterly</b>	<b>Yearly</b>	<b>Quarterly</b>	<b>Yearly</b>
\$201.38	\$805.53	\$231.59	\$926.36

**Option 2 Indicative Voluntary Lump Sum Contribution**

If you elect to pay your contribution as a one-off lump sum payment the indicative amount per Household Unit Equivalent is as follows:

<b>Without GST</b>	<b>With GST</b>
\$10,154.10	\$11,677.21

Both the targeted rate and lump sum contributions will be set as part of the 2011/12 annual plan process and residents can make a submission to the district council about these rates. The draft annual plan will be released at the beginning of April and submissions will close on 3 May 2011.

If these rates are adopted in the final 2011/12 annual plan you will be able to choose which payment option you want. We will send you a letter in early July 2011 explaining the payment options and inviting you to choose which payment option you prefer.

The Local Government (Rating) Act 2002 allows the council to recalculate the final contribution on completion of the sewerage scheme.

Please contact Mark Buckley or Greg Manzano at Rotorua District Council on 07 348 4199 if you require further clarification.

Yours faithfully

Peter Guerin  
Chief Executive

24 November 2010

File Ref: 85-08-441\02  
Property File:«File\_No»  
Doc No: RDC-160032

«Address\_1»  
«Address\_2»  
«Address\_3»  
«Address\_4»

Dear Sir/ Madam


**Hamurana/ Awahou Sewerage Scheme; Local Government Act Notice - Follow Up**

Rotorua District Council sent you a letter in September 2010 regarding the proposed location of the low pressure grinder pump unit, boundary valve and alarm panel on your property. The letter requested that a response be received from you by November 2010, either agreeing to the proposed locations as shown or requesting an appointment with one of our engineers to look at alternative locations. Our records show that we have not received a response from you regarding our letter.

This letter is following up on our earlier letter seeking your approval for the location of the pump unit, boundary valve and alarm panel, pursuant to section 181 of the Local Government Act (2002). Please take the time to contact Efren Bandong at the District Council on phone 3484199 extn 8237 before the end of December 2010, if you wish to discuss the location of the sewerage fixtures, otherwise please sign the attached plan and return it to the District Council.

If the council does not receive any written response by 31<sup>st</sup> December 2010, your non-response is taken as an unconditional approval in accordance with the Local Government Act (2002). If you have any questions relating to the contents of this letter please contact either Efren Bandong or the undersigned.

Yours faithfully



Riaan Rossouw  
Senior Engineer - HYDRUS

18 August 2010

File Ref: 85-08-441  
Property File:«File\_Number»  
Doc No: RDC-138722

«Name»  
«Address\_1»  
«Address\_2»  
«Address\_3»

Dear Sir/Madam

**Hamurana Sewerage Scheme: Electrical Audit Notice**

Rotorua District Council wishes to advise that we have now engaged the services of Power Solutions Limited (PSL), to carry out an inspection and audit of your domestic power supply. The objective of the inspection is to ensure that the connection of the pumping unit to the existing domestic power supply complies with requirements.

PSL will commence work on the 23<sup>rd</sup> August 2010. This will include an inspection of your power meter box and distribution box. PSL have been supplied with your contact details and will endeavour to contact you prior to the week they visit your property to carry out the inspection. The field personnel from PSL can be identified by the following:

- They will have a laminated copy of this letter;
- They will be wearing high visibility vests;
- They will show identification cards and business cards.

The contact person for PSL is Allan Neil who can be contacted at:

Office : 07 349 8349 - Fax : 07 347 8321 - Email : psl@powereng.co.nz

If you have any other concerns regarding this matter or the sewerage scheme in general, please do not hesitate to contact either myself or Efren Bandong at:

Efren Bandong  
07 348 4199 Ext. 8237  
027 2334213  
Efren.Bandong@hydrus.co.nz

Riaan Rossouw  
07 348 4199 Ext. 8555  
027 566 5468  
Riaan.Rossouw@rdc.govt.nz

Yours faithfully



Riaan Rossouw

Senior Engineer - HYDRUS

28 September 2010

File Ref: P00400-REGLAT

Property File:«File\_No»

Doc No: RDC-140669

«Owners»

«Address\_1»

«Address\_3»

«Address\_4»

Dear Sir/Madam

**Hamurana Sewerage Scheme - Local Government Act Notices - See notes for address details**

Rotorua District Council is now finalising the design of the proposed sewerage scheme. As part of the design the Council wants your feedback on the location of the low pressure grinder pump, boundary valve and alarm panel on your property.

Attached is a plan showing the location of the low pressure grinder pump (PU), boundary valve (BA) and alarm panel (A). If you are satisfied with the location of the three pressure sewer system fixtures, please sign the attached plan and return in the enclosed envelope. In signing the attached plan you are allowing the District Council to install the pressure sewer system on your property pursuant to section 181 of the Local Government Act 2002 (copy attached).

Please note the location of electricity and telecommunication lines shown on the plan may not be in the correct location. This information is supplied to council by those service providers and may not accurately reflect the location of the lines. The location of these lines is not important for the design of the sewer system, as council will be locating these service lines during construction as a means of ensuring their protection. If you want any clarification of the location of these lines please contact the relevant service providers. Please do not contact council about this matter as it is not critical for design purposes.

If however you are not satisfied with the proposed location of the pressure sewer fixtures, please contact Efren Bandong on ph.07 3484199 extension 8237 or alternatively email: [efren.bandong@rdc.govt.nz](mailto:efren.bandong@rdc.govt.nz), who will arrange for an engineer to visit your property and discuss any alternative location you may have for the pressure sewer system.

If you object to the location of the pressure sewerage fixtures, then pursuant to the Twelfth Schedule of the Local Government Act (2002) please state your objection in writing one month from the date of this notice. The Council will then organise a date for a hearing during which you may state your reason for opposing the location of the pressure sewer fixtures, councilors will make a ruling on your opposition.

Please ensure that you either send in the signed copy of the plan, or a written objection to the

location of the pressure sewer fixtures, or contact myself at the council before 28th October 2010

The signing of the local government notice (attached plan) does not authorise your unconditional support for the sewerage scheme. Once the District Council has completed the design of the sewerage scheme there will be a public meeting and all of the property owners will be sent a letter with the final cost of the scheme and your capital contribution. At that point we will be asking residents whether you wish to continue with the sewerage scheme or not. If you oppose the sewerage scheme then this is your opportunity to have your say.

If you have any questions relating to the contents of this letter please do not hesitate to contact the undersigned.

Yours faithfully



Riaan Rossouw  
Senior Engineer HYDRUS

3 June 2010

File Ref: 85-08-441  
Property File:  
Doc No: RDC-123764

Address

Dear Sir/Madam

**Hamurana Sewerage Scheme: Programme of Works**

Rotorua District Council sought submissions from the community whether there would be support for a sewerage scheme to be implemented.

The submissions received showed that 84% of the community:

- Support a sewerage scheme to proceed
- Preferred the pressure sewer system to be implemented

The Works Committee of the District Council in their meeting on 26 April 2010 resolved to proceed with the detailed planning and design of the proposed sewerage scheme based on a low pressure grinder pump system. This letter is to inform you that the District Council will now undertake the engineering design of the sewerage scheme for the above areas.

The design process involves a district council engineer visiting every property to undertake a plumbing audit of your external wastewater system, and an electrician to inspect the integrity of the power supply to your meter box. The plumbing audit will start 14 June 2010 and take approximately fifteen weeks and the electrical audit will take place in July to September. In both cases the engineer/electrician should only take between one to two hours to complete their assessment. If you want to be present at the time of either audit please contact Greg Nuttall at the District Council phones. 07 3500209 (extn 8148), mobile ph.0274189699 or email [Greg.Nuttall@rdc.govt.nz](mailto:Greg.Nuttall@rdc.govt.nz). If we do not hear from you prior to starting the audit, council will visit the property sometime during the period indicated previously.

The plumbing audit will involve establishing the best location of the proposed pumping unit within your property based on engineering principles. A plan will be sent to you showing the chosen location of the proposed pumping unit. Should you want an alternative location you will have the opportunity to contact the Council and discuss possible relocation of the pump unit.

A newsletter will be sent to you shortly providing further information on the detailed planning and design process including further details of the project.

If you have any questions relating to the topics discussed in this letter please contact either the undersigned or Greg Nuttall at the Council regarding the on property plumbing and electrical audit.

Yours faithfully

A handwritten signature in blue ink, appearing to read 'Riaan Rossouw', with a circular scribble above the first part of the name.

Riaan Rossouw  
Senior Engineer - HYDRUS

# INSPECT NZ

LIMITED



1815105 R17395

170 RANOLF STREET  
PO BOX 8044, ROTORUA  
P: 07 347 0602  
F: 07 347 0601  
E: kgmurphy@xtra.co.nz

12 May 2005

P1228  
Lot 2 OPS 25240

Ref: KGM47790405

The Rotorua District Council  
Chief Building Officer  
Mr. Pat Lawrence  
Private Bag  
Rotorua

Re: 689 Hamurana Rd, Rotorua - Val. No. 06951/341.02.  
Original Dwelling Permit – Not Signed Off – 1987.  
Bedroom and Spa Addition Permit – Not Signed Off – 1988.  
Various additions interspersed among permit works 1987-2000.

Dear sir

I act on instructions from the owner of the above property, Mrs. D. Alley, who wishes to have this report recorded on the property file of her Hamurana Rd home.

Background:

The issues are that the building permits taken out for relocation of the Dwelling Permit No. 5303 issued 03.04.87, and the extension of a bedroom and spa Permit No. 2444 issued 10.09.88, never received full sets of inspections and permits were never signed off. Solid Fuel Heater installation is not included in this inspection and report.

This has recently come to the attention of the owner, during the process of selling the property. The owner wishes to confirm the condition of the building and whether a final inspection, if carried out at the time would have passed the building as completed to within the NZ Building Regulations of the time.

Inspection Findings:

The property was inspected on 27 April 2005 during which the works were found to have been initially completed in the configuration as identified in the original permit documents, though a number of additional alterations and additions have also been carried out that were not recorded.

*Original Dwelling Permit 5303 - 1987:*

The foundation structure received inspection confirming solid bearing. The completed foundation and bearer structure is sound with appropriate fixings and subfloor bracing. Compliant levels of ventilation is provided.

The exterior of the transported dwelling is fully developed and complete. Stormwater management is intact and catchment is directed to on-site soakage.

Interior has appropriate impervious surfaces where appropriate and insulation is intact as far as visual inspection can determine.



Plumbing and drainage was carried out under Permits 1046 and 1047 respectively, issued in 1987. The permit inspection records confirm the work as satisfactorily completed.

*Additions Permit 2444 - 1988:*

The bedroom and spa permit received Council inspections up to and including the pre-line inspection which was passed October 1988. We have assumed thermal insulation was fully installed at time of pre-line inspection, this now only being visible in roof space and subfloor.

The spa pool no longer exists though the original filter locker attest to it having been fully completed at one time. The space shown as spa pool deck and conservatory on permit plans is now a kitchen and dining room extension. Refer later in report.

The ensuite built into the bedroom was built under a later Consent No. 5741 which received inspections and Code Compliance Certificate issued.

Inspection of the bedroom finds the foundation and subfloor structure to be sound and comply with appropriate regulations and planned intent. The wall and roof structure is as indicated on the plans and meet building standards. The planned end wall of the spa pool is now the end of kitchen and the deck and trellis surround has been removed.

*Bedroom 2 Extension:*

A bedroom and laundry has been built to the north east corner of the original transported dwelling. As far as can now be determined, this extension was carried out after the spa/bedroom extension in 1988 at which time it does not appear on the site plan.

The bedroom extension has been built to good standard and as far as visual inspection can determine, follows the same construction formula including foundation set out, timber gauges and spans, flashing and cladding and general finish, as the original dwelling.

Appropriate linings including impervious surfaces have been used and are in sound condition. While bracing cannot be visually checked, a quick calculation of the Gib lined walls finds it adds to the overall bracing value of the building, rather than borrow from it.

*Kitchen/Dining Room Extension:*

At some time that the writer believes to be since August 2000, the spa pool and deck were removed and the now kitchen, dining room and lounge extension were built. The kitchen and dining area are positioned under the existing truss roof structure that was built under Consent 2444. The roof and roofing is sound and meets Code Standard.

The structure of floor and foundations for the extension appear to be full replacement of the earlier deck and spa room structure. Piles, bearers, joists and flooring including fixings appear sound, correctly configured and adequately fixed. The wall structures appear true and have no evidence of stress or movement.

Insulation was able to be confirmed in ceiling of the kitchen and subfloor though no visible confirmation of the outer wall was possible. Internal linings are appropriate to situations and finished to good standard.

The roof over the lounge portion of the extension is single low pitch, skillion design roof that appears stable. The roofing to this portion is corrugated iron that is laid to very little fall. Flashings are intact and Stormwater to the whole alteration is controlled and discharged to existing soakage. There is no evidence of ponding issues on the low portion of roofing or overflowing of flashings at this time. In the event leakage does occur replacement of the corrugated profile with tray section roofing will be advised.



The roof structure, where the former back wall has been removed to open the extension to the lounge, has been taken up to ceiling height. The exposed existing rafters land onto a bulkhead that is fully lined and inaccessible. The bulkhead is of sufficient depth that a Ganglam beam of the required 400x100 would fit into the space below the rafters. There is no deflection of the bulkhead and the writer is reasonably satisfied adequate provision has been made for the roof loads, visual confirmation of actual beam size now not possible. Load transfer to the foundations is through doubled up boundary joists immediately in line, which now form a bearer.

Plumbing and drainage to the kitchen is only partially visible, but appears to meet to the generally principles of G13 Sanitary Plumbing and Drainage. Waste water is disposed of to the existing drainage to septic tank.

Conclusion:

The writer is satisfied on reasonable grounds that the building work that is subject of this report generally provides a Safe and Sanitary building as defined in NZ Building Code, suitable for the current use, and that had a final building inspection been requested at the time of practical completion of the permitted works, they would have been passed as compliant with the then building regulations.

There is no reason to anticipate durability expectation other than as specified in the NZ Building Code, given that this does not confirm issues or component conditions that may be currently present, that are the result of the time components have already served of the durability expectation, and are now subject to maintenance requirement.

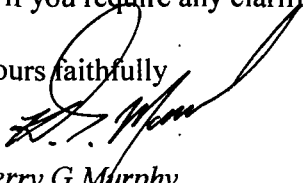
Request:

It is our purpose to request that the property file be updated with this report and amended 'as built' plan. My client acknowledges there is no provision under the Building Act 1991 for a Code Compliance certificate being issued retrospectively or to retrospectively sign off pre-1991 permits.

The writer would appreciate the issuance of a letter advising receipt of this report and the subsequent attachment to the property file.

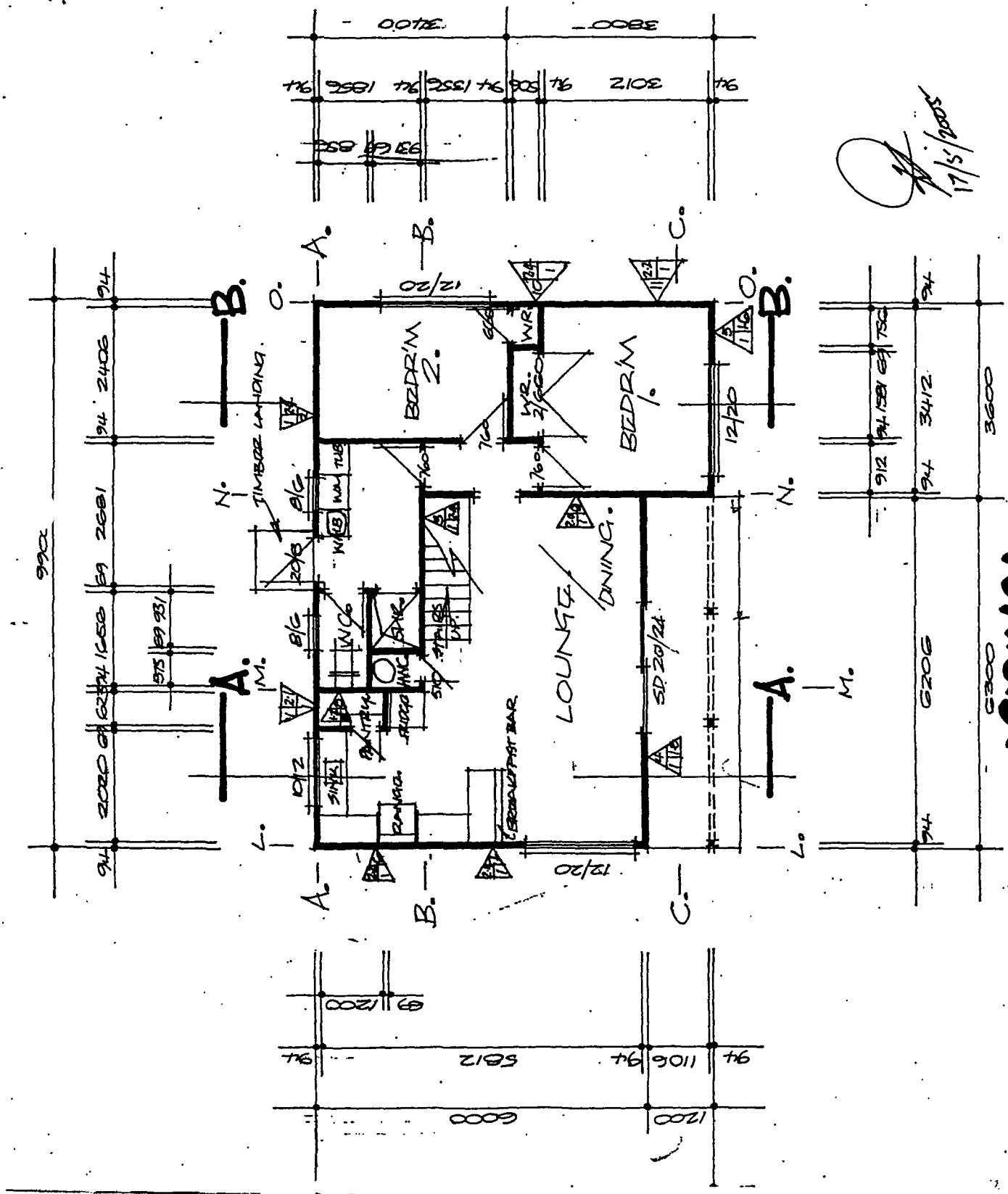
Please direct reply or any inquiry to the writer. I remain available if further information is required or if you require any clarification of this report.

Yours faithfully

  
Kerry G Murphy  
MBA, MNZIBS, BOINZ.  
Registered Building Surveyor  
BRANZ Accredited Advisor

*Limits to accountability:*

*This report has been prepared for the addressee's information, in terms of the instructions to us. It is a record of the building status in terms of relevant building regulations in force at the time of construction. The report may comment on, but does not intend or attempt to assess or record condition of components or items of deferred maintenance. Where items are concealed, or we have been unable to gain access, we have used our judgement and experience, but actual conditions may only be evident upon opening up the relevant areas. INSPECT NZ LTD. and all its principals, employees, their heirs and assignees, disclaim all responsibility and liability to third parties.*



17/5/2005

**ORIGINAL FLOOR PLAN** SCALE 1/8100



30 May 2005

Property File No: **P12128**

Doc No: **OW-42878**

IAN LOUIS ALLEY  
DONNA THERESE SPARKE  
689 Hamurana Road  
Hamurana  
ROTORUA 3221

Dear Sir / Madam

**UPDATING OF PROPERTY FILE – 689 HAMURANA ROAD  
HAMURANA**

Rotorua District Council has recently identified information in relation to your property at the above address. A Property File Notice has been placed on the Council file for your property. A copy of the notice is attached for your information.

Such notices are necessary to alert Council staff or any other person having an interest in the property to matters that affect or may affect the use of that property.

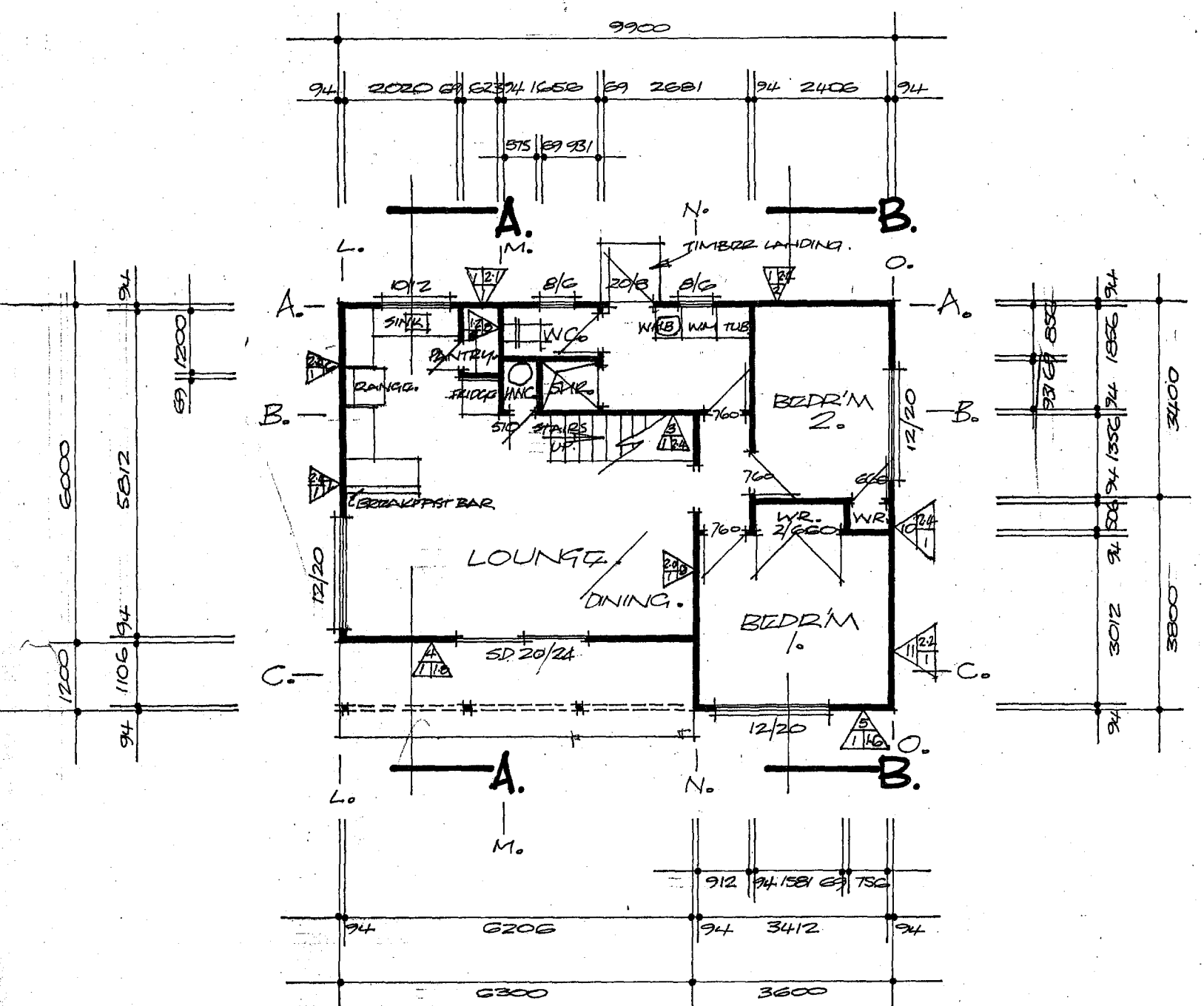
If you wish to view the file relating to your property, you may do so during normal office hours at the Property Records Section of the Council.

If you have any queries or concerns regarding this notification, please contact the Initiating Officer specified on the attached notice.

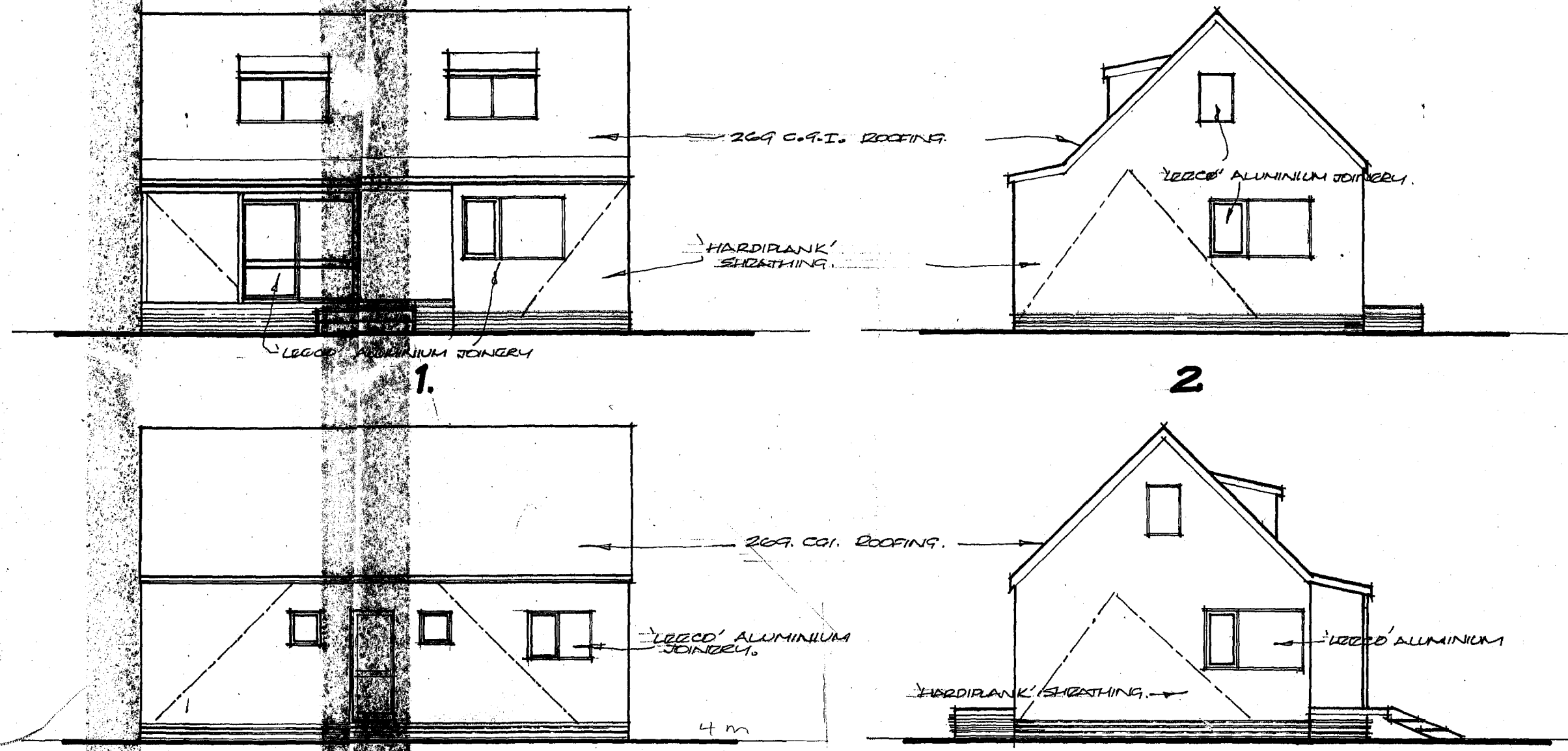
Yours faithfully



Pat Lawrence  
Building Control Manager

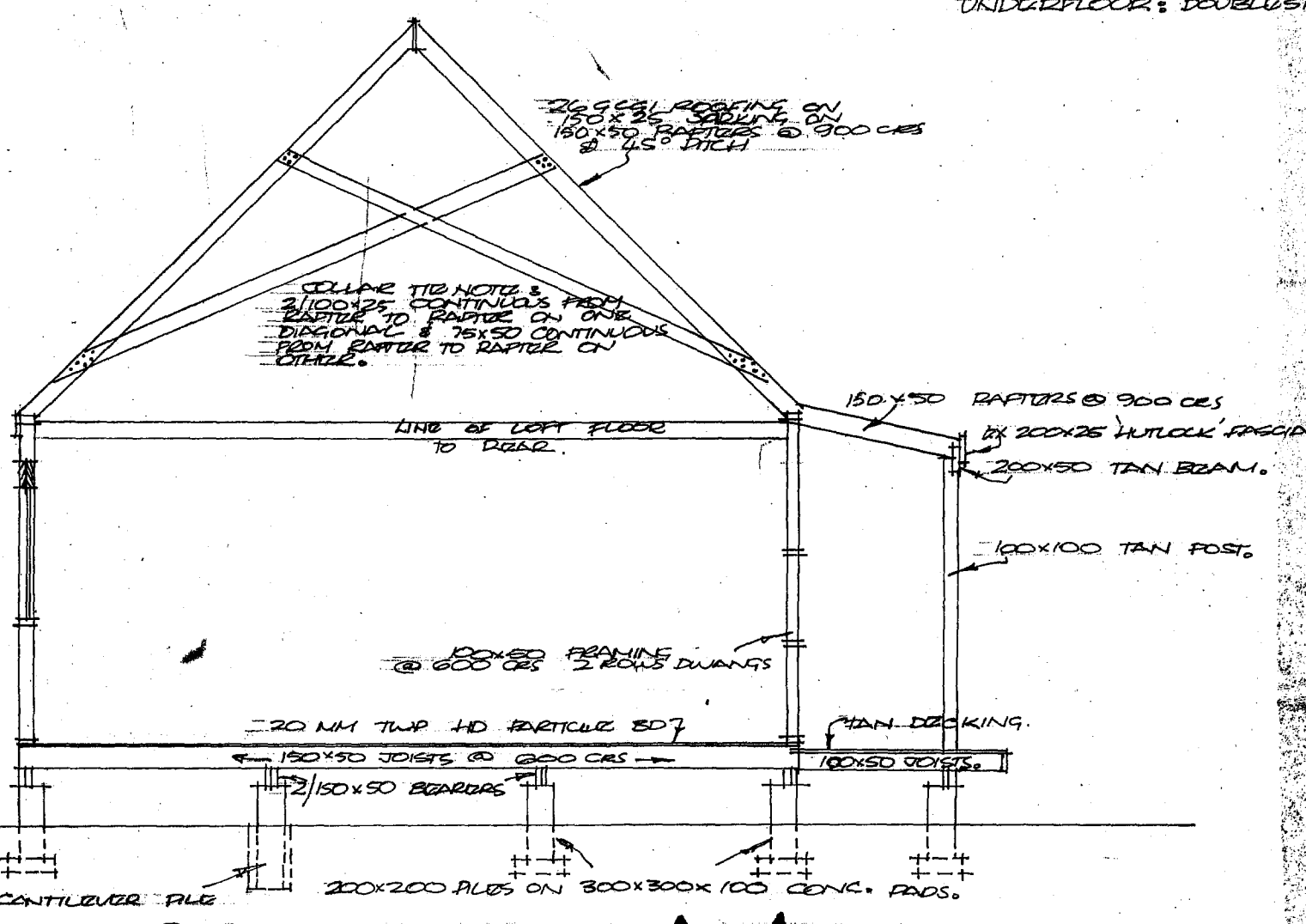


FLOOR PLAN SCALE 1:100

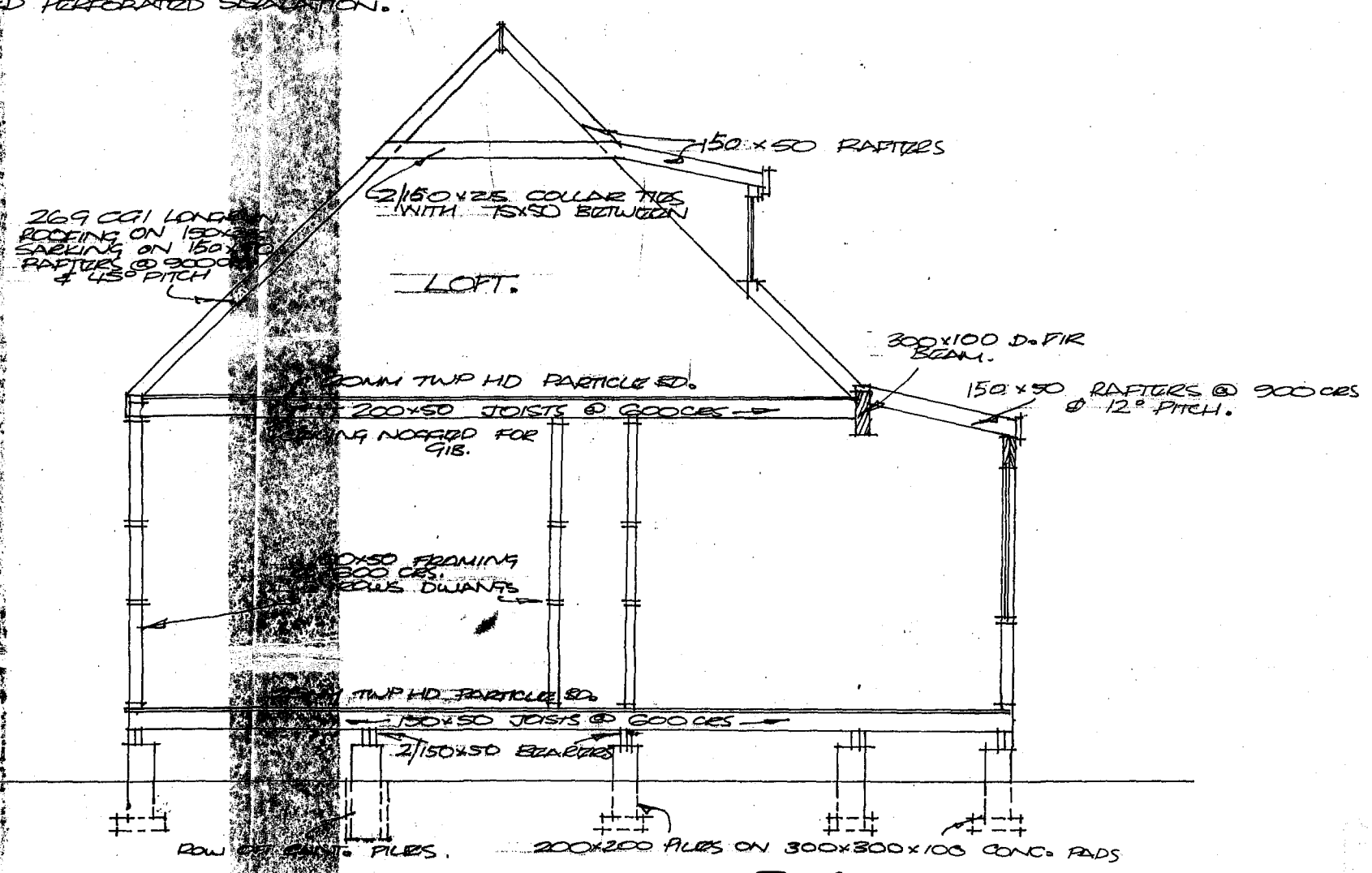


ELEVATIONS. SCALE 1:100

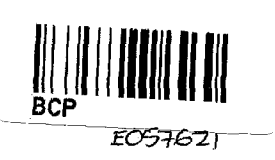
**INSULATION:**  
 ROOF: RIG WALL BATTES + MOISTURE BARRIER  
 WALLS: RIG WALL BATTES  
 UNDERFLOOR: DOUBLESIDED PERFORATED SEALANT.



CROSS SECTION A-A SCALE 1:50



CROSS SECTION B-B SCALE 1:50



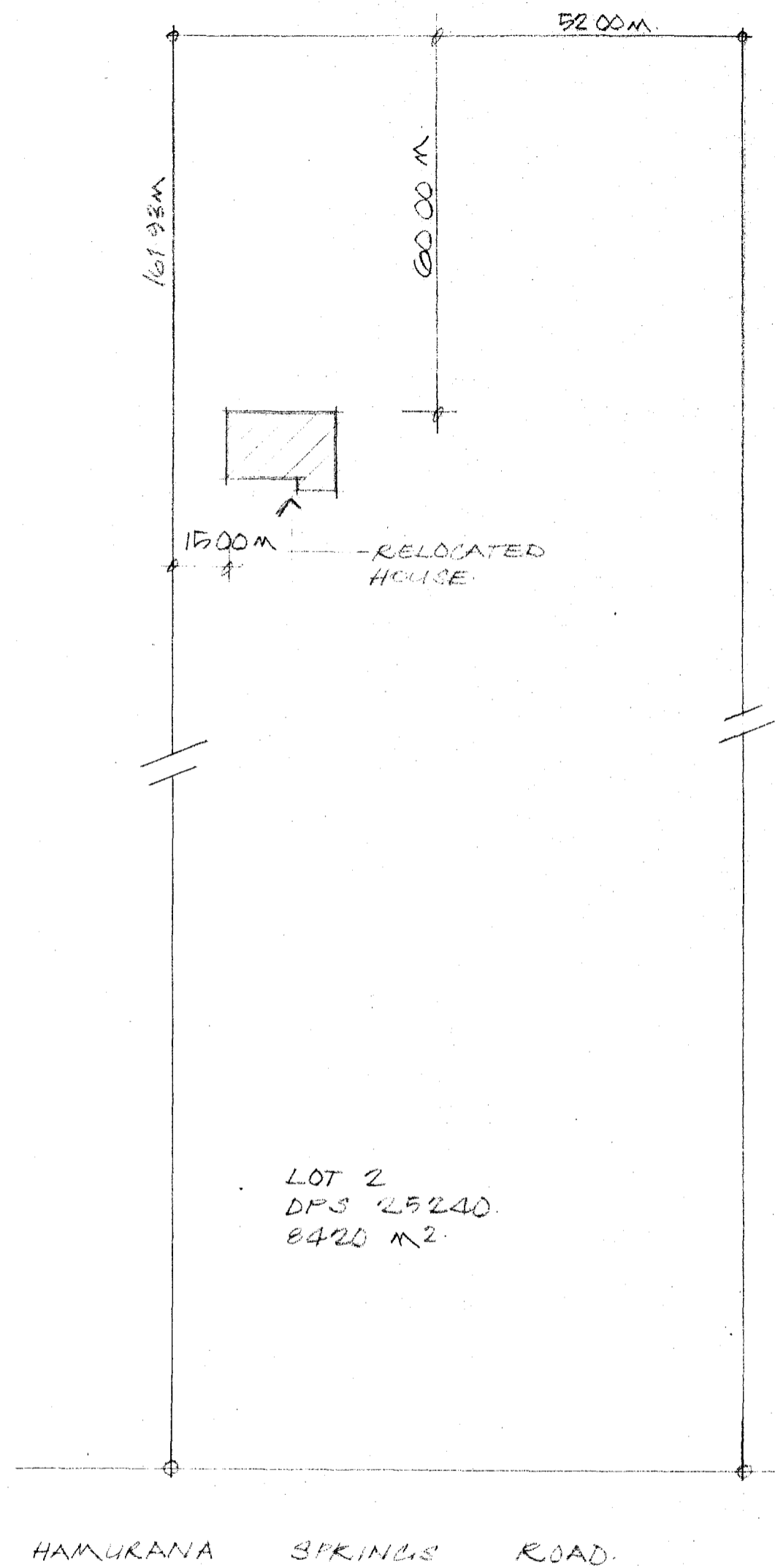
TWO BEDROOM CARTER COTTAGE

PLANS APPROVED SUBJECT TO ALL RE  
QUIREMENTS OF THE BY-LAWS AND  
HEALTH DEPT. BEING FULLY COMPLIED  
WITH.

Date 13-4-87 Permit Number 2057621

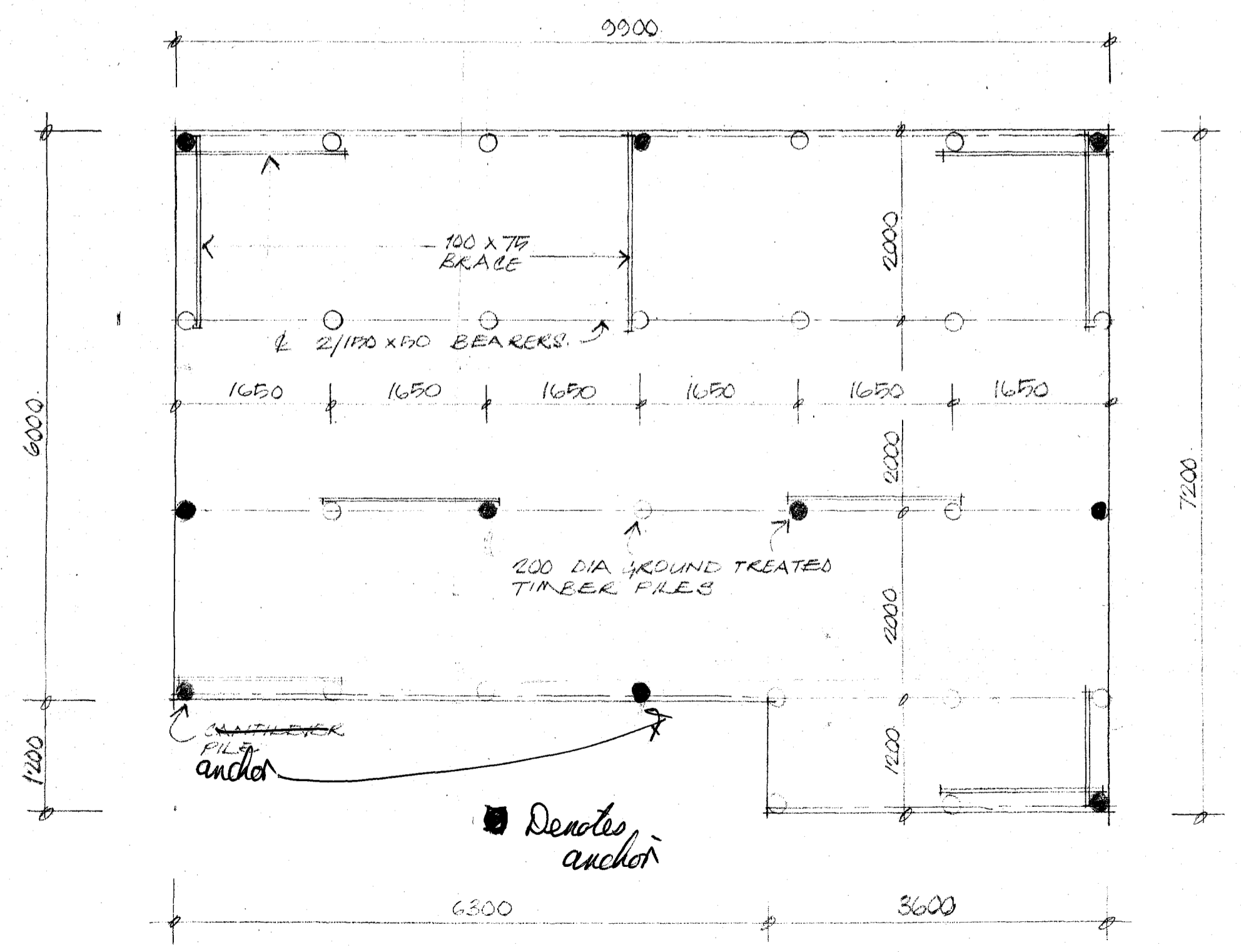
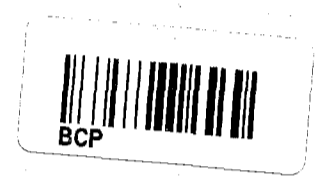
Inspector

*Du St*

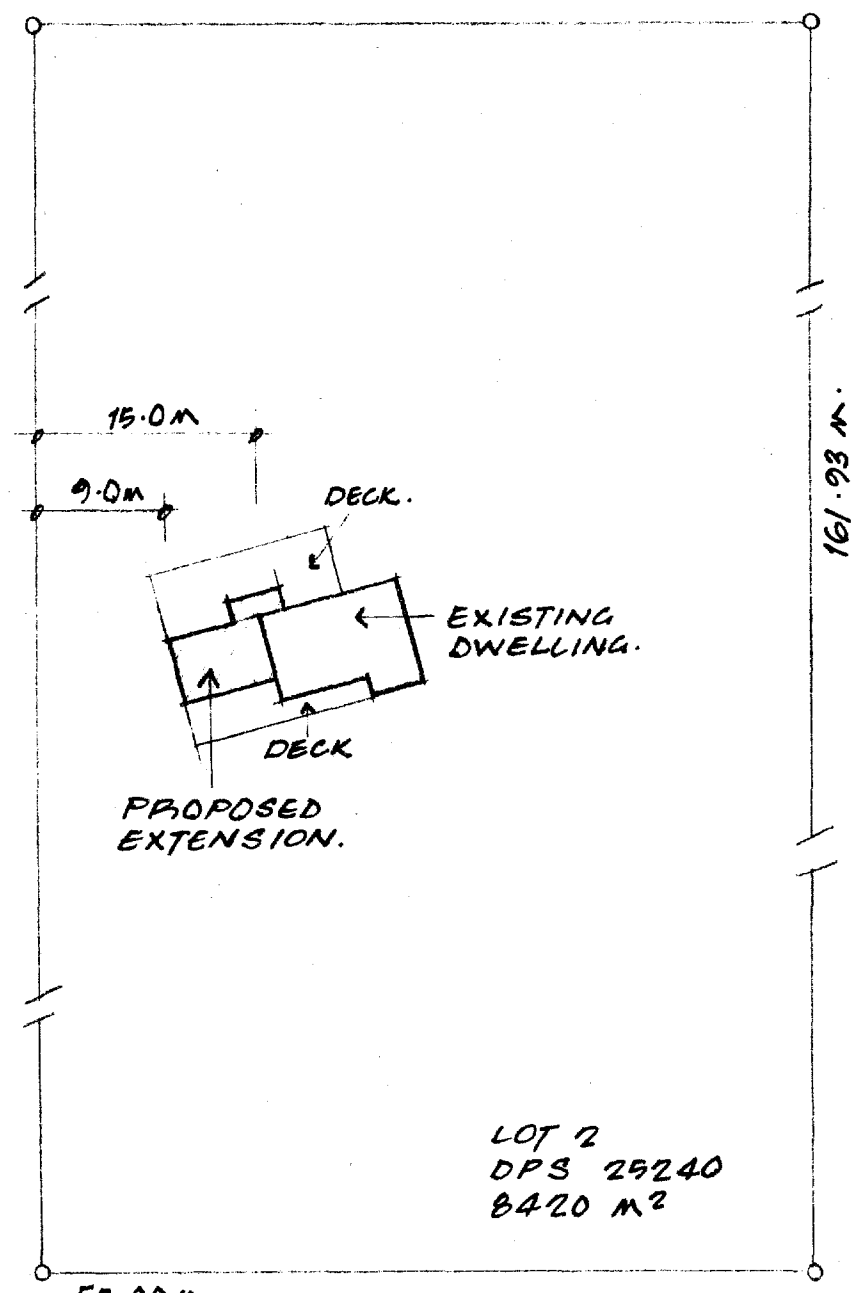


**SITE PLAN.**  
SCALE 1:500

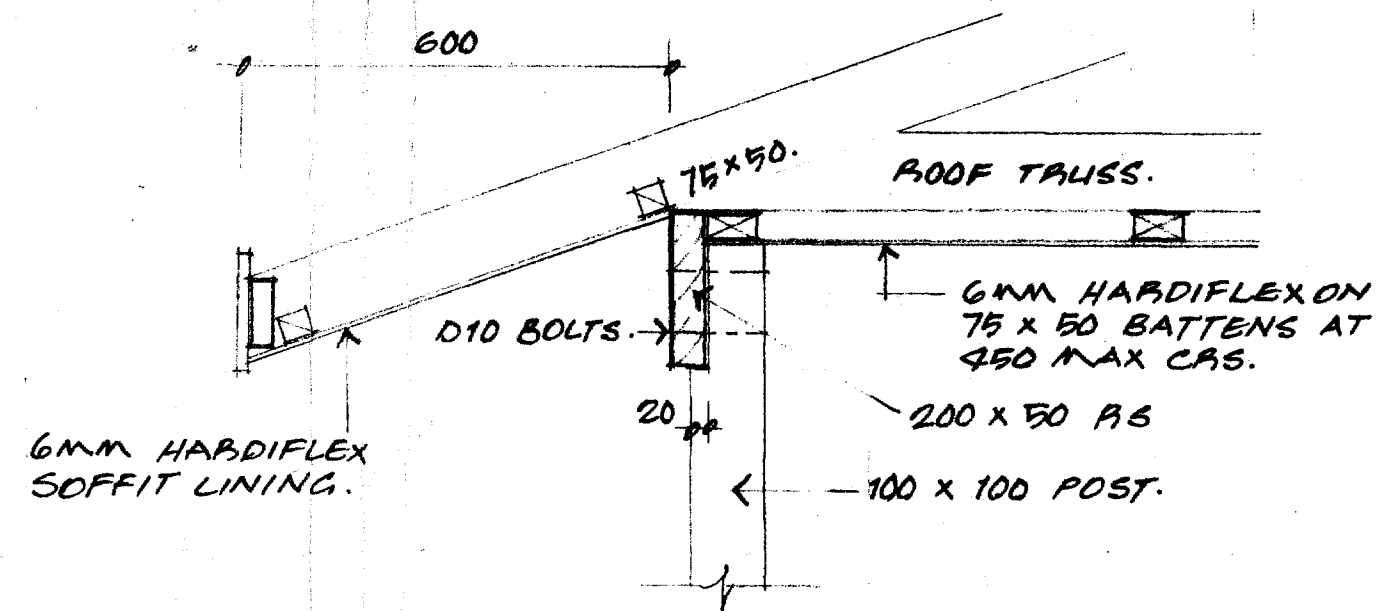
**PILE PLAN FOR  
RELOCATED HOUSE FOR  
MR & MRS A NEWBY - HAMURANA.**



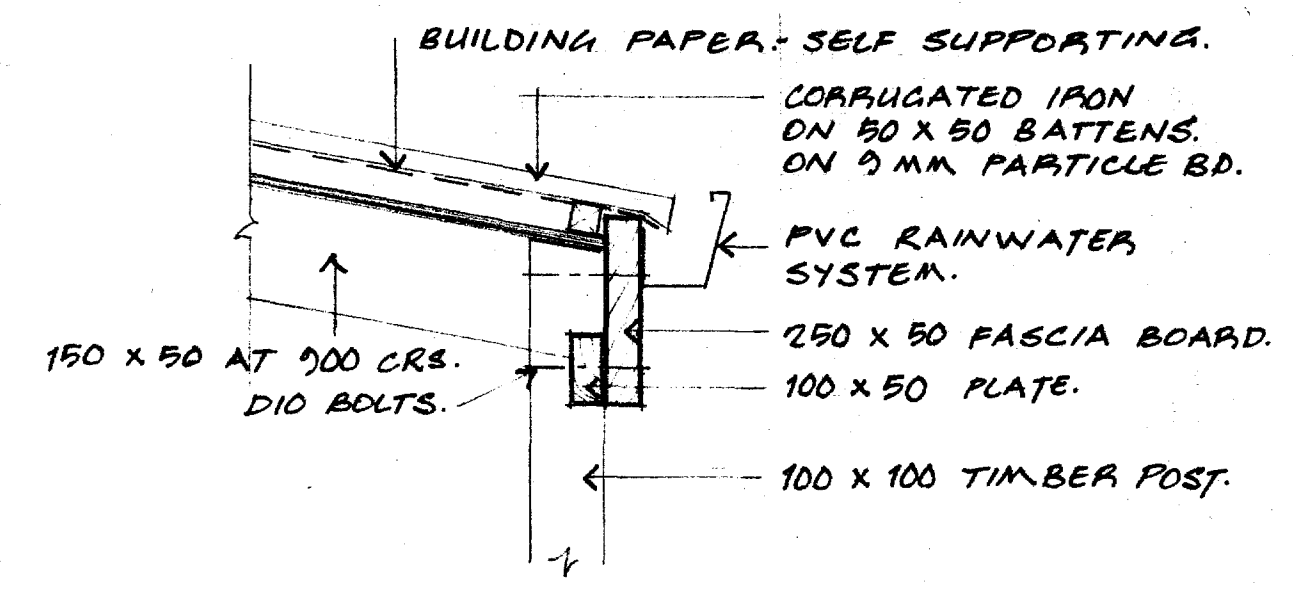
**PILE PLAN.**  
SCALE 1:50



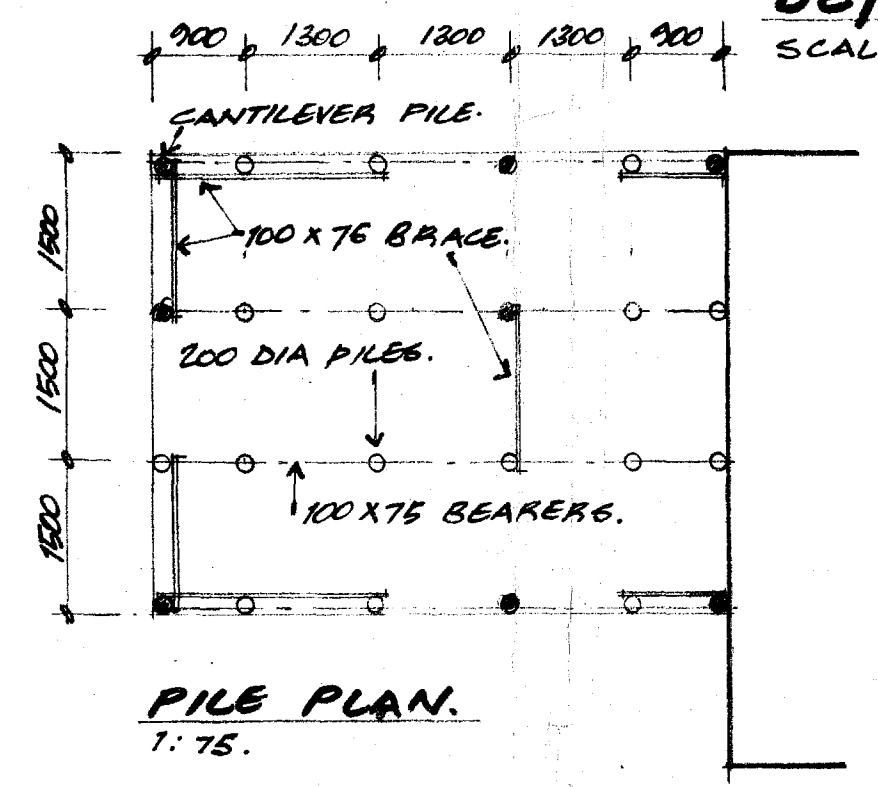
LOT 2  
DPS 29240  
8420 M<sup>2</sup>  
HAMURANA SPRINGS RD.  
**SITE PLAN.**  
SCALE 1:500.



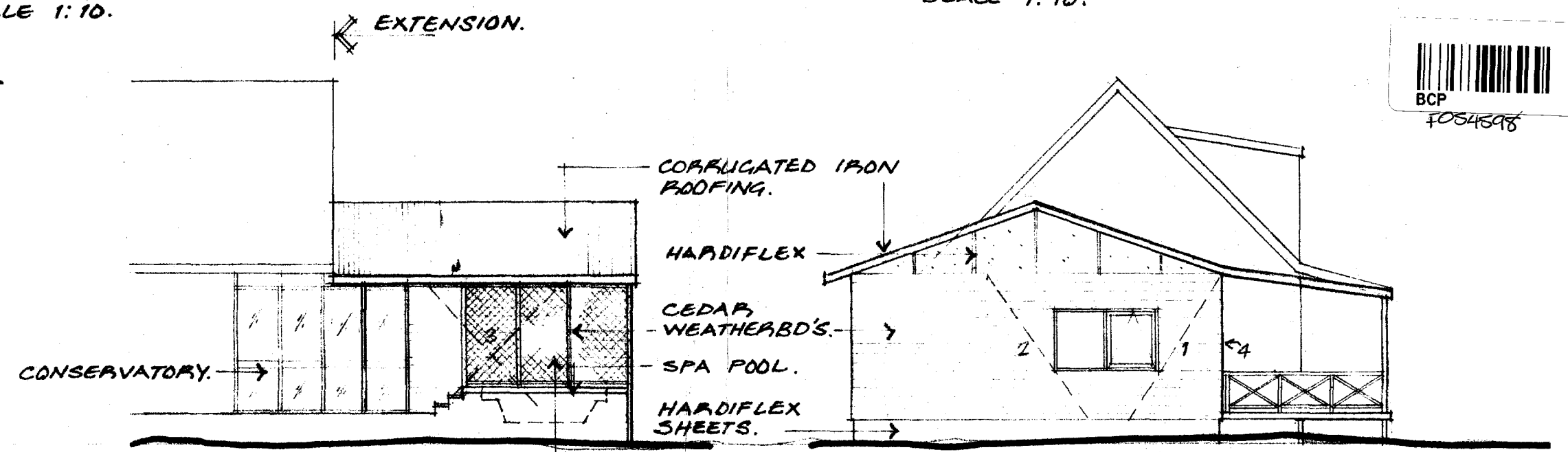
**DETAIL 1.**  
SCALE 1:10.



**DETAIL 2.**  
SCALE 1:10.

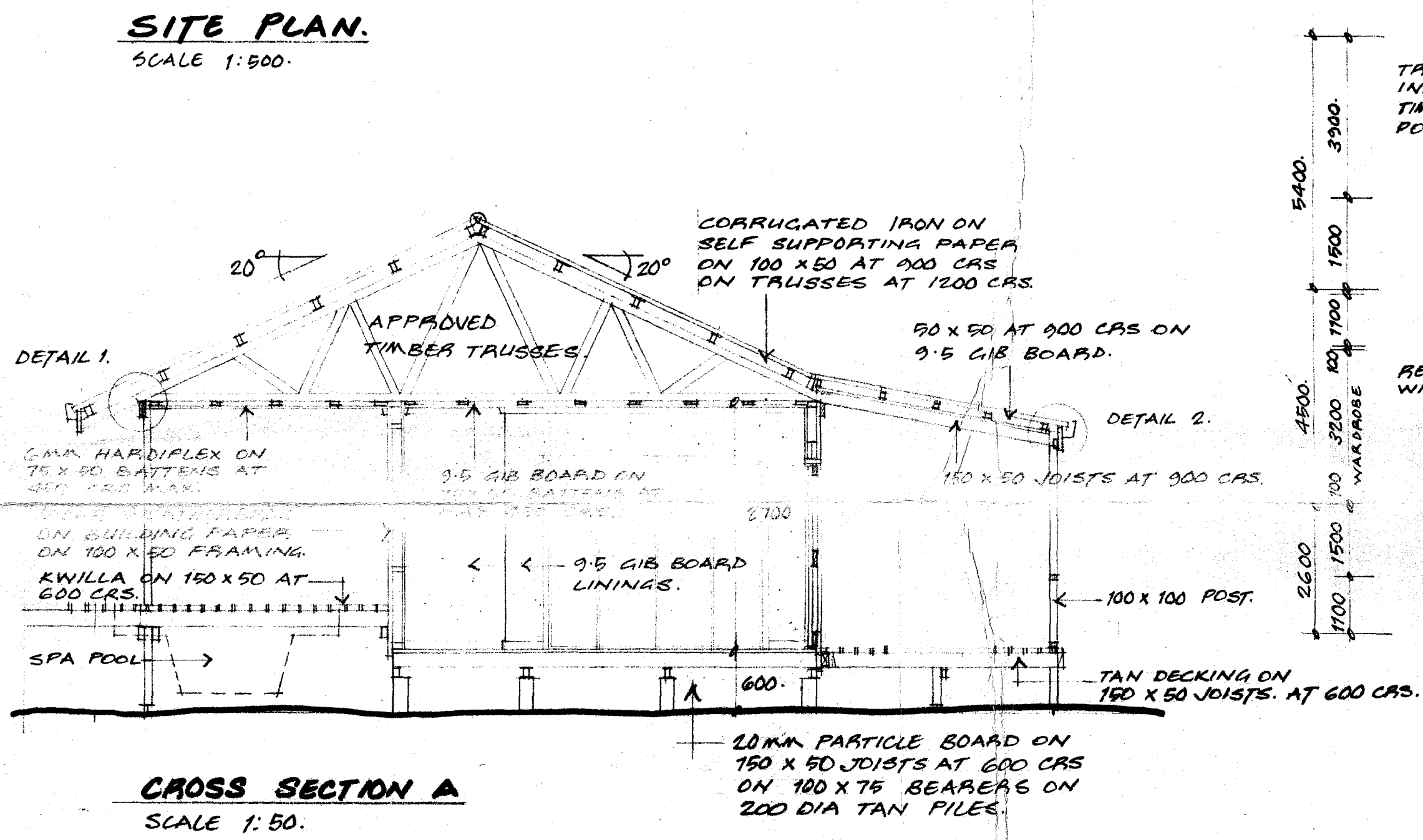


**PILE PLAN.**  
1:75.

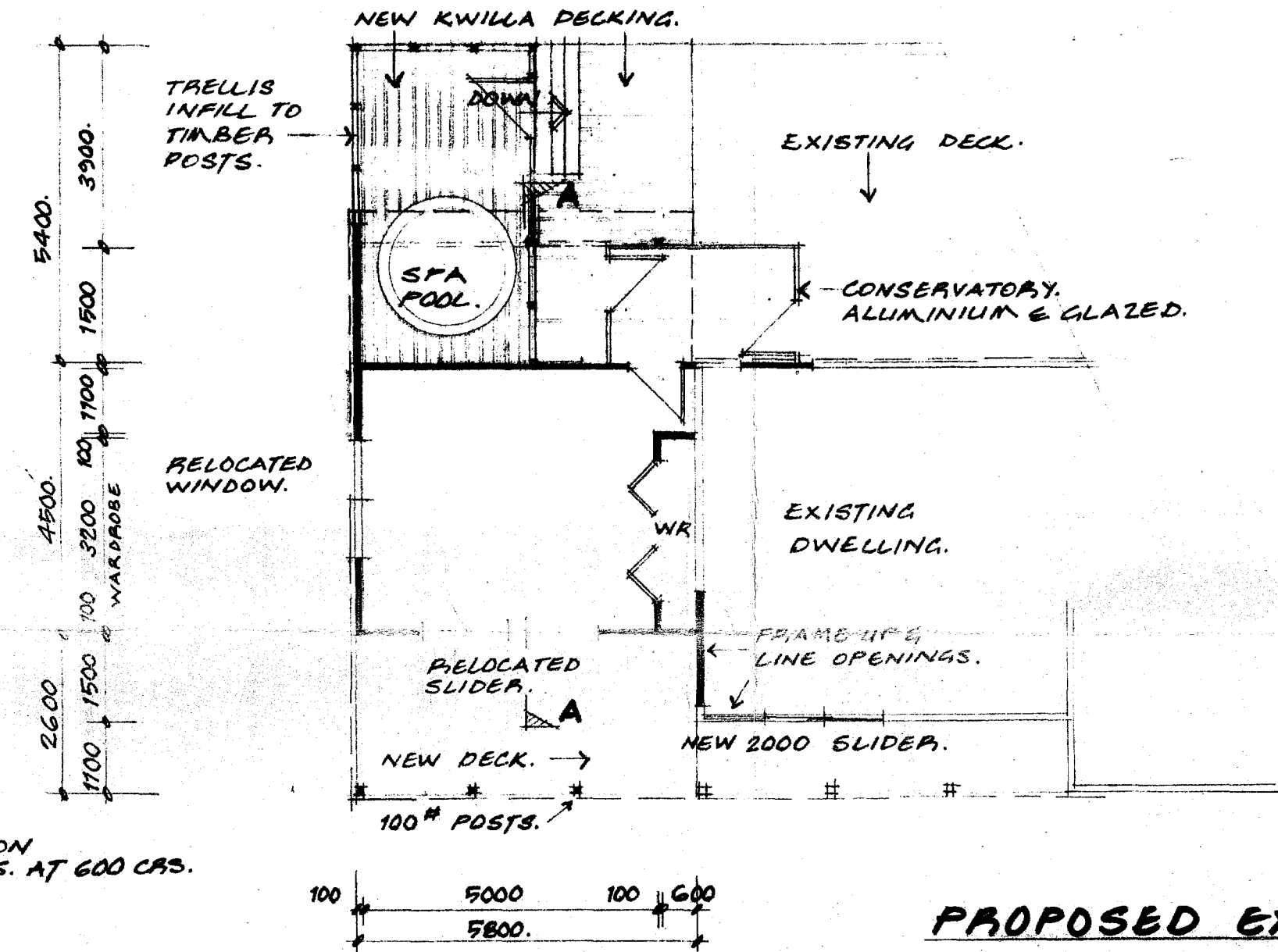


**ELEVATION 1**  
SCALE 1:100

**ELEVATION 2**



**CROSS SECTION A**  
SCALE 1:50.



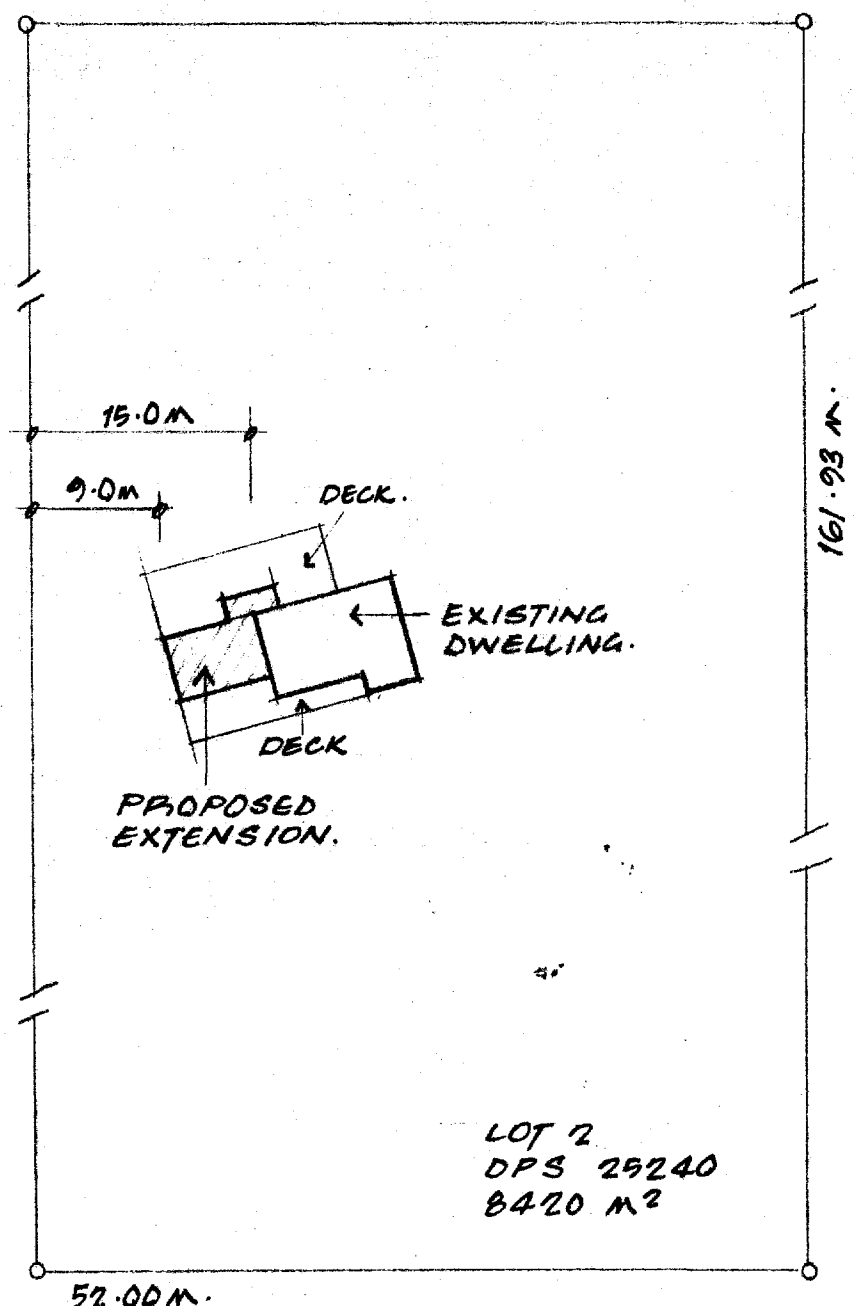
**FLOOR PLAN**  
SCALE 1:100.

**ELEVATIONS.**  
SCALE 1:100.

**PROPOSED EXTENSION FOR  
MR & MRS A NEWBY  
HAMURANA.**

DRAWN AUG 1988

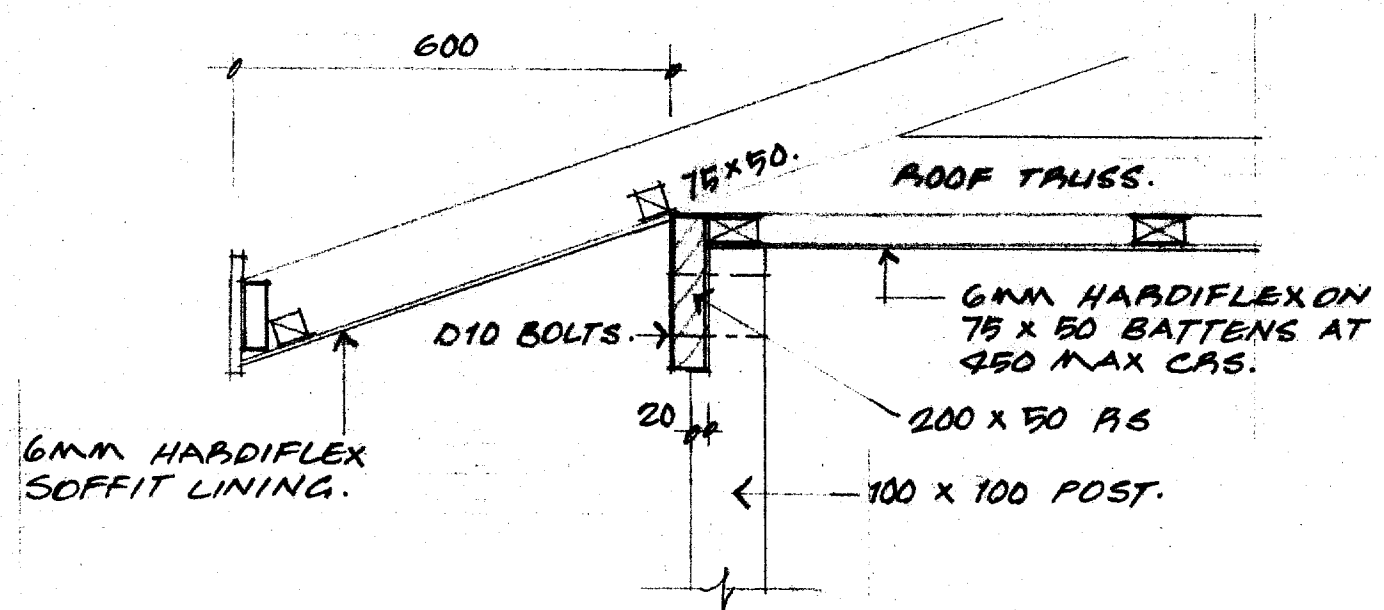
PLANS APPROVED SUBJECT TO ALL RE-  
QUIREMENTS OF THE BY-LAWS AND  
HEALTH DEPT. BEING FULLY COMPLIED  
WITH.  
Date 5.9.88 Permit Number FOS4598  
Inspector C Alexander (A)



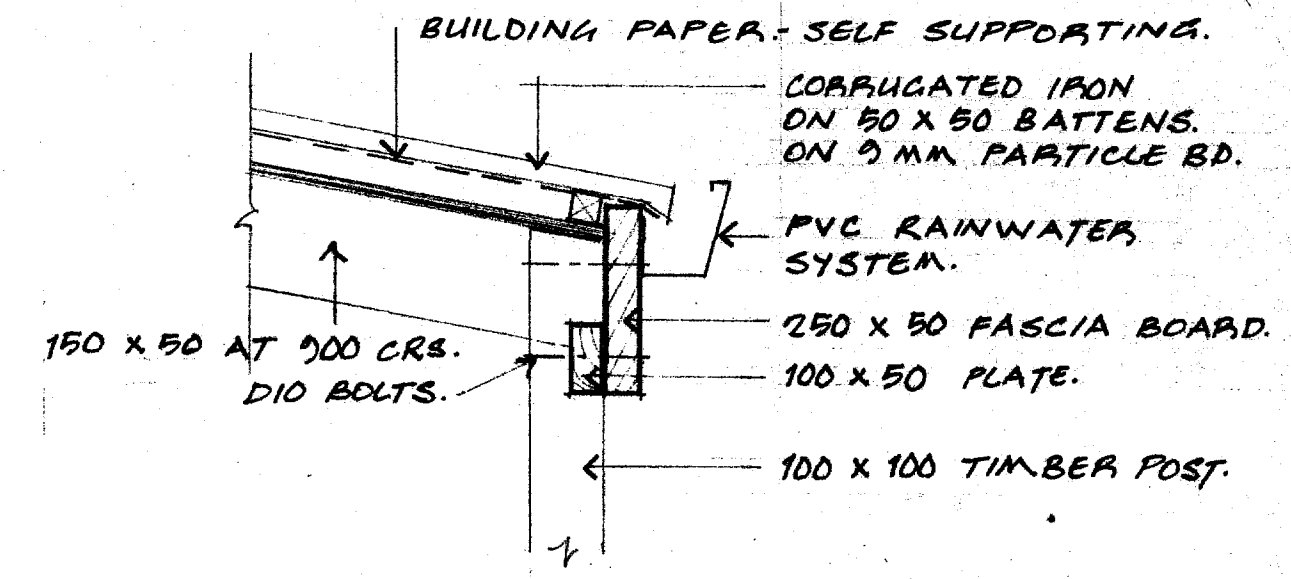
LOT 2  
DPS 29240  
8420 M<sup>2</sup>

HAMURANA SPRINGS RD.

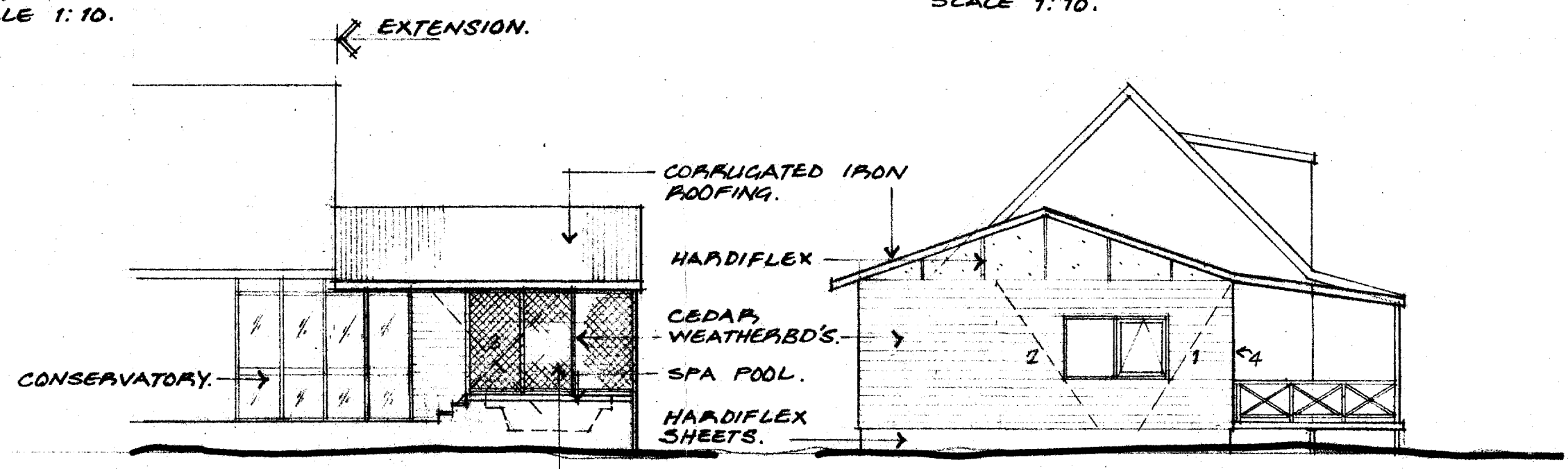
**SITE PLAN.**  
SCALE 1:500.



**DETAIL 1.**  
SCALE 1:10.

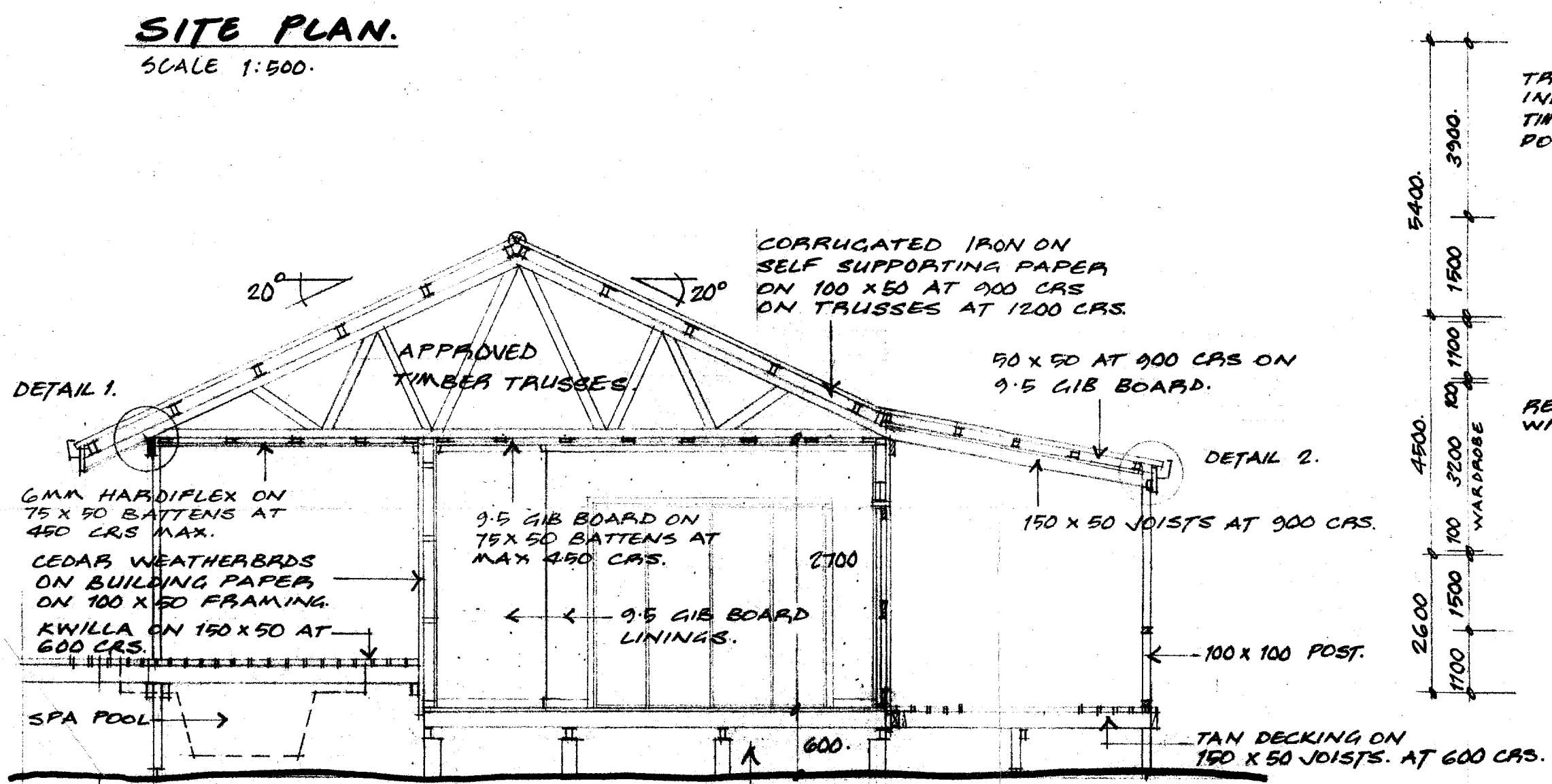


**DETAIL 2**  
SCALE 1:10.

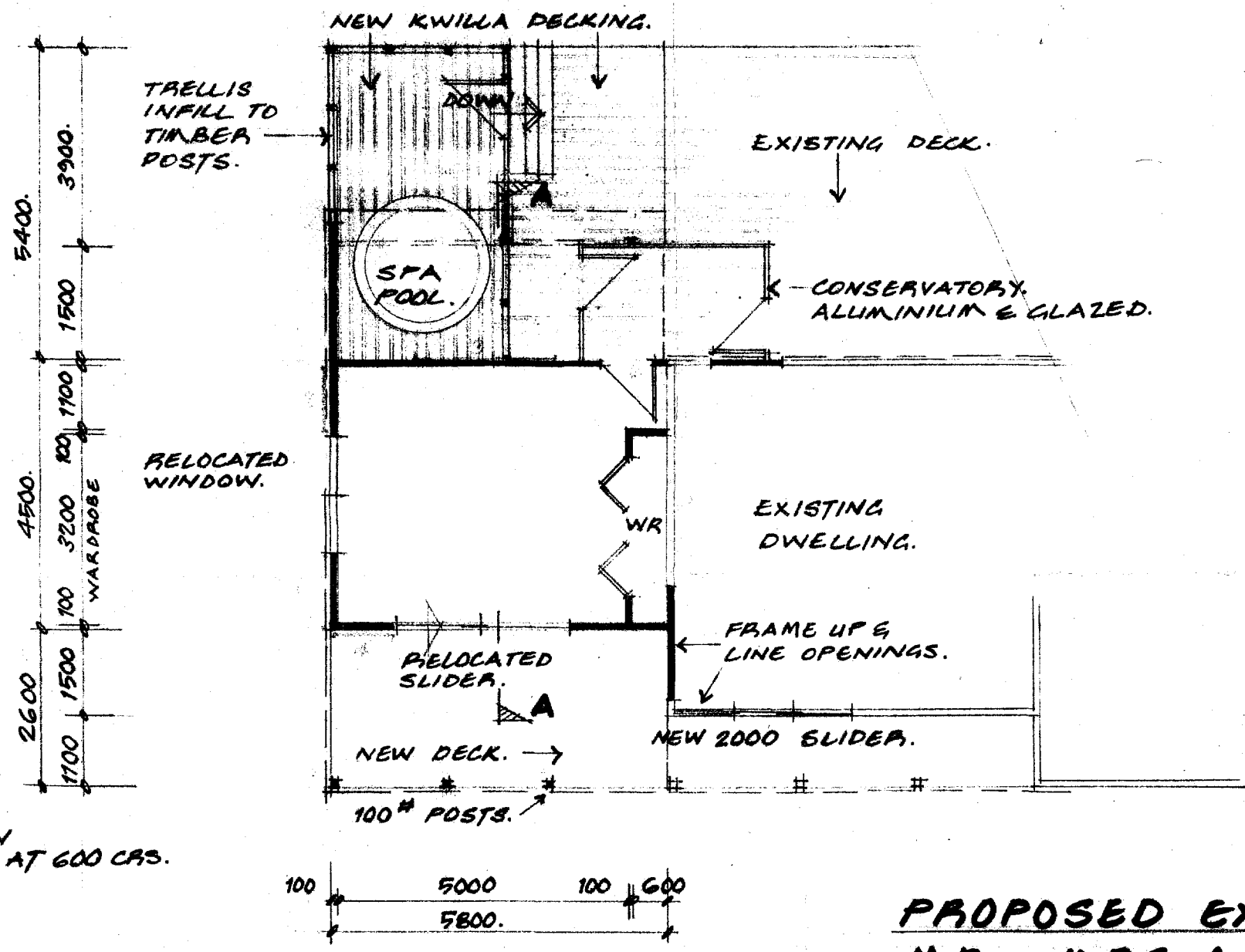


**ELEVATION 1**  
SCALE 1:100

**ELEVATION 2**



**CROSS SECTION A**  
SCALE 1:50.

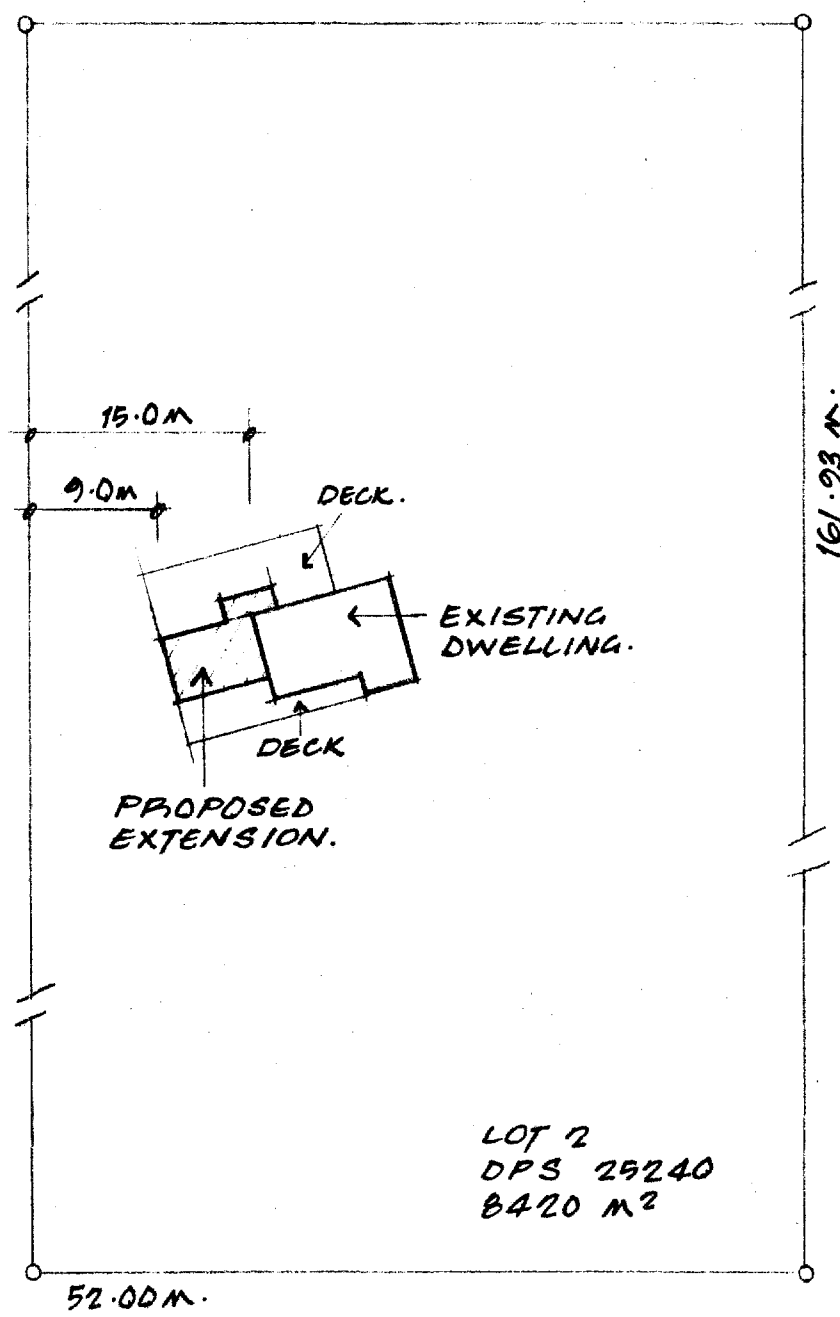


**FLOOR PLAN.**  
SCALE 1:100.

**ELEVATIONS.**  
SCALE 1:100.

**PROPOSED EXTENSION FOR  
MR & MRS A NEWBY  
HAMURANA.**

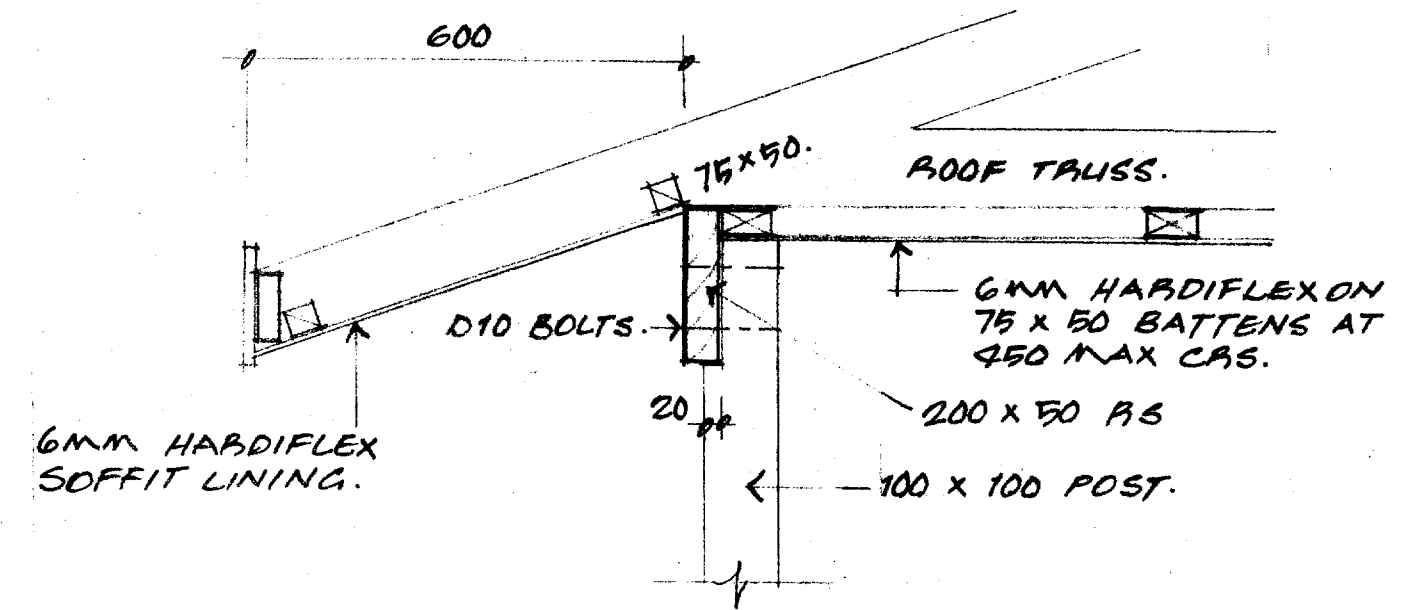
DRAWN AUG 1988



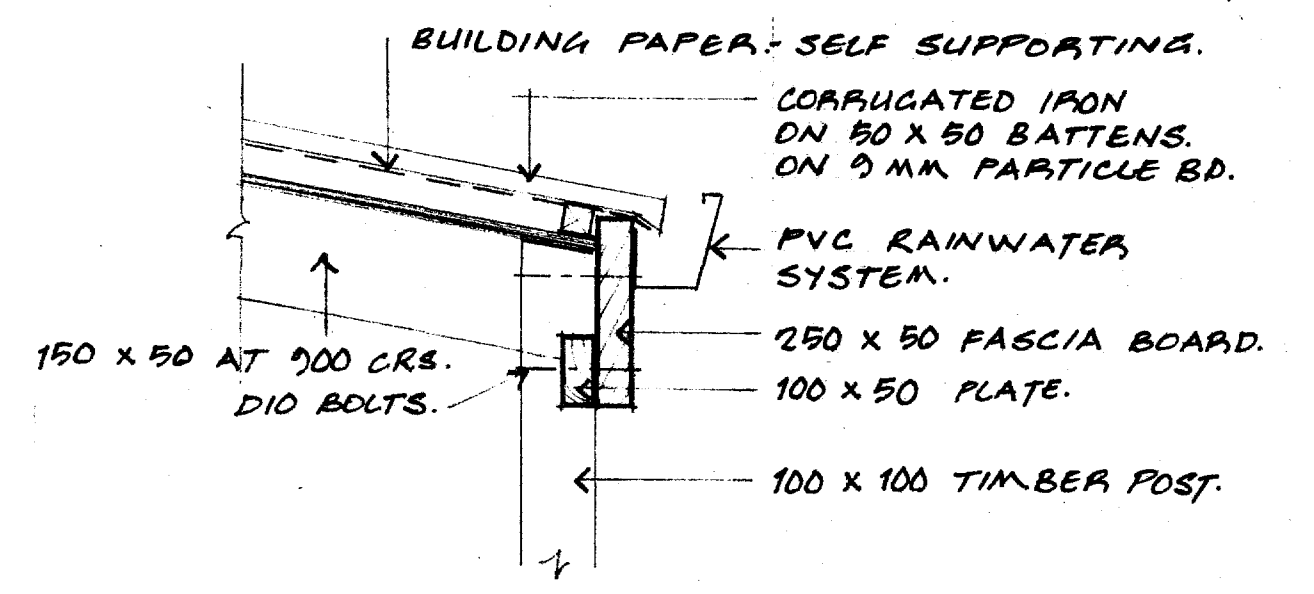
LOT 2  
DPS 29240  
8420 M<sup>2</sup>

HAMURANA SPRINGS RD.

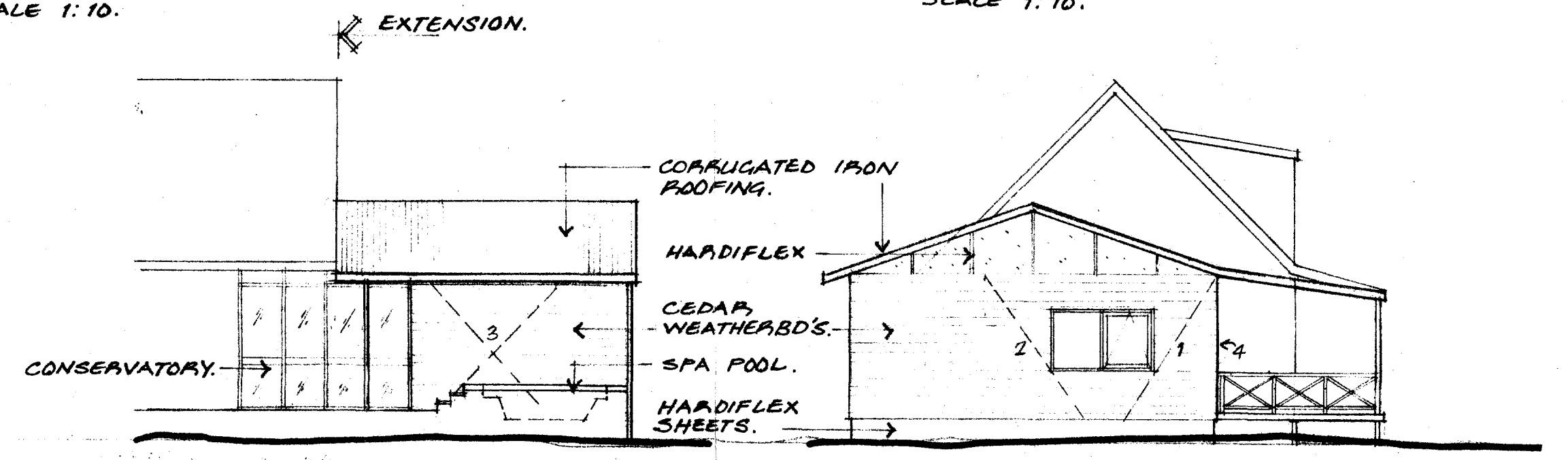
**SITE PLAN.**  
SCALE 1:500.



**DETAIL 1.**  
SCALE 1:10.

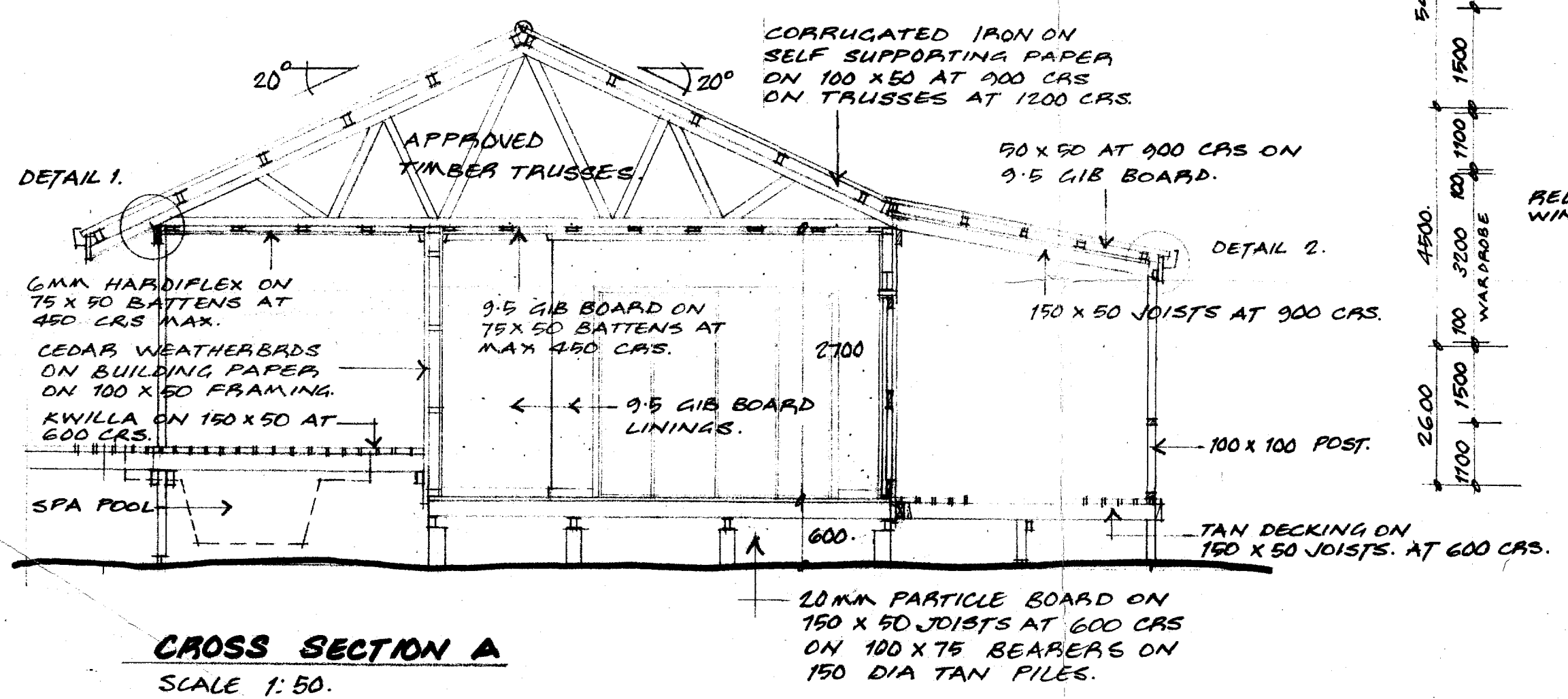


**DETAIL 2**  
SCALE 1:10.

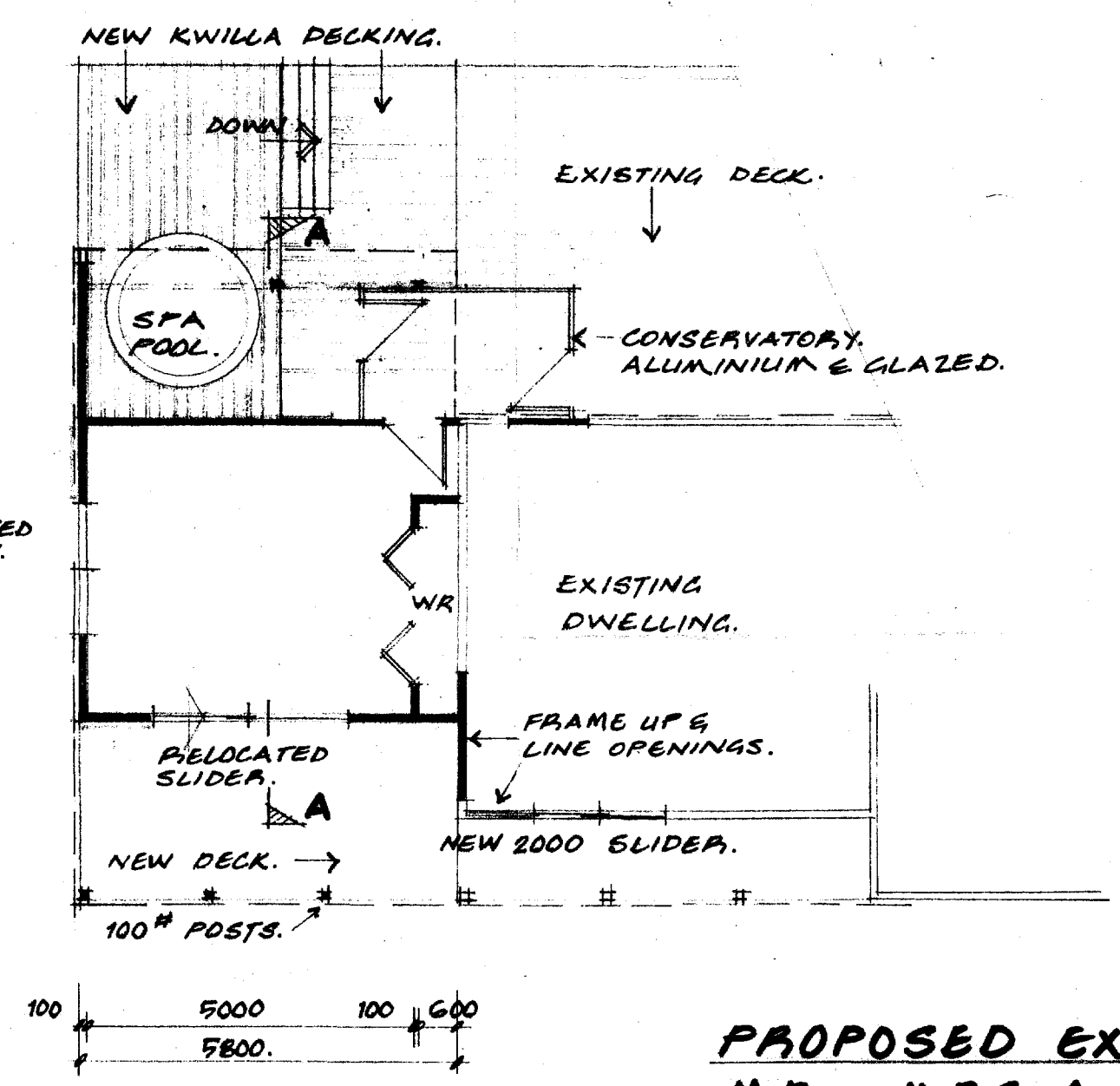


**ELEVATION 1**  
SCALE 1:100

**ELEVATION 2**



**CROSS SECTION A**  
SCALE 1:50.

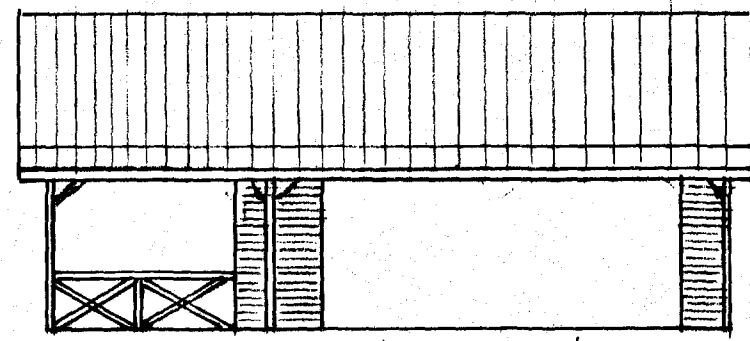


**FLOOR PLAN.**  
SCALE 1:100.

**ELEVATIONS.**  
SCALE 1:100.

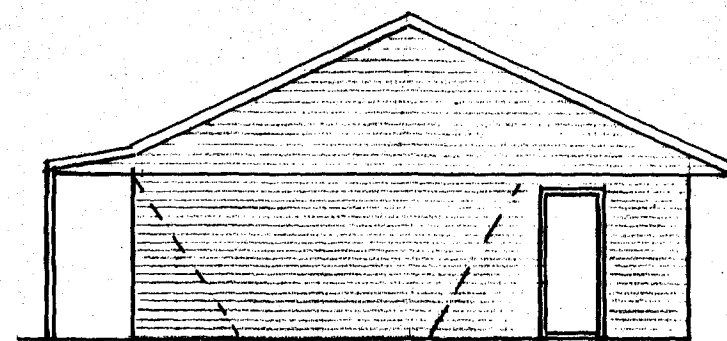
**PROPOSED EXTENSION FOR  
MR & MRS A NEWBY  
HAMURANA.**

DRAWN AUG 1988

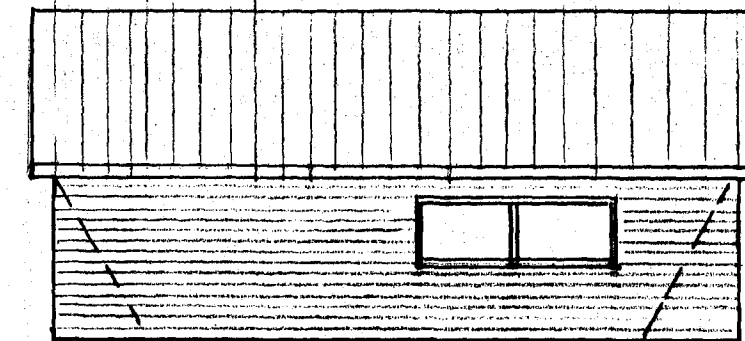


lift garage door

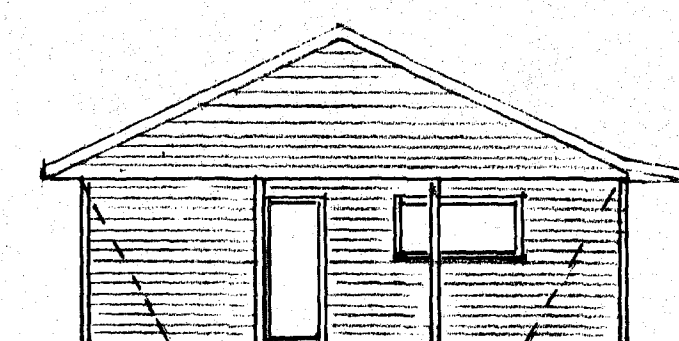
Elevation



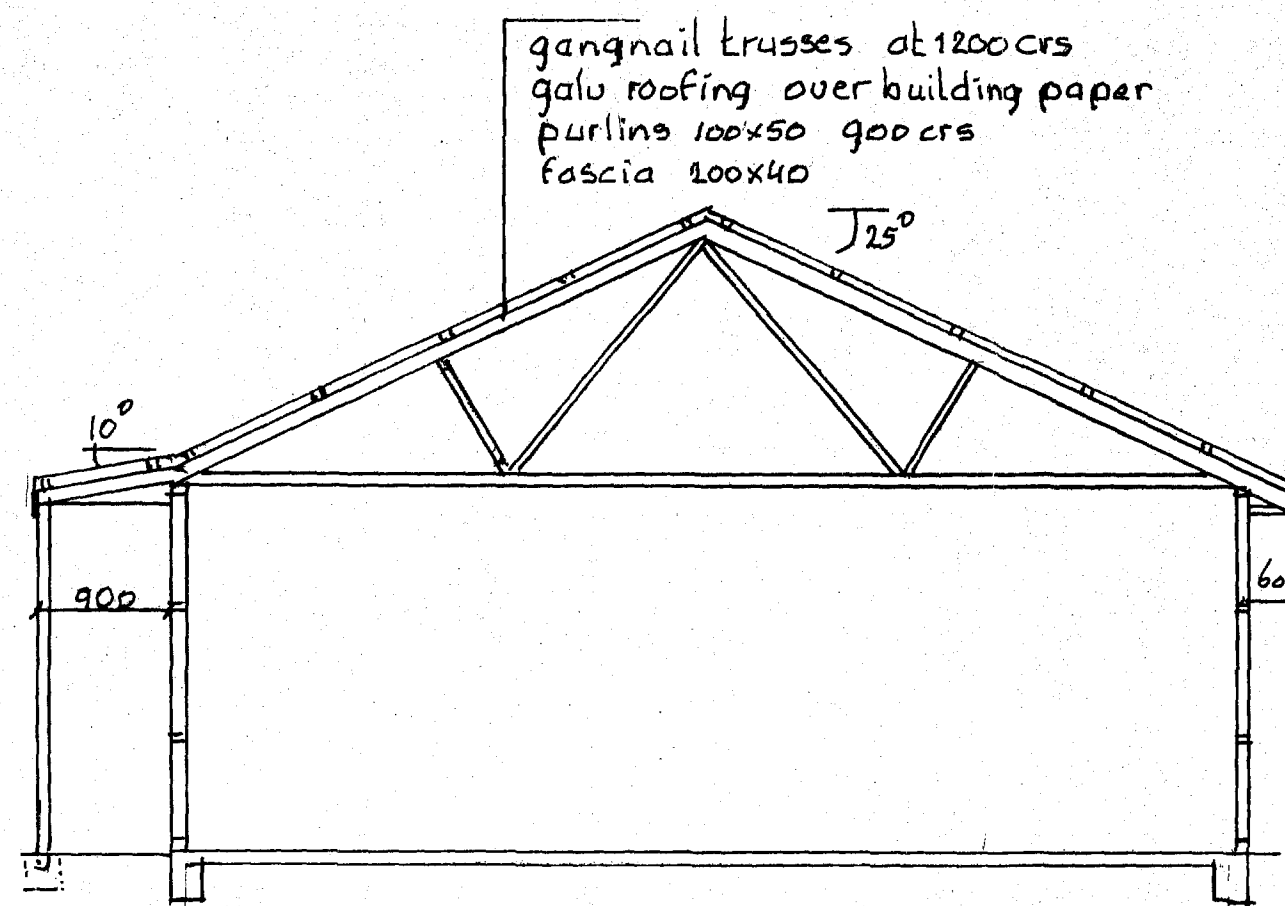
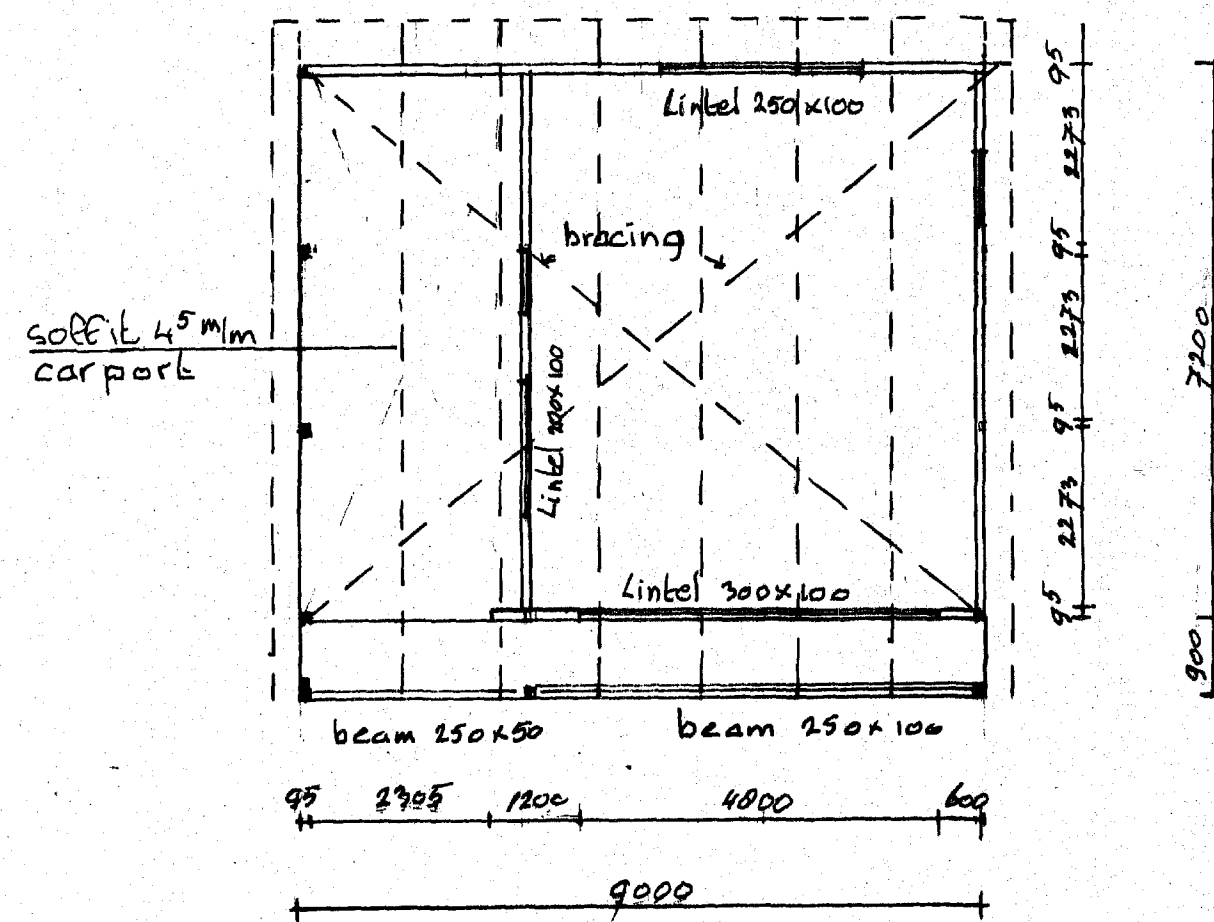
Elevation



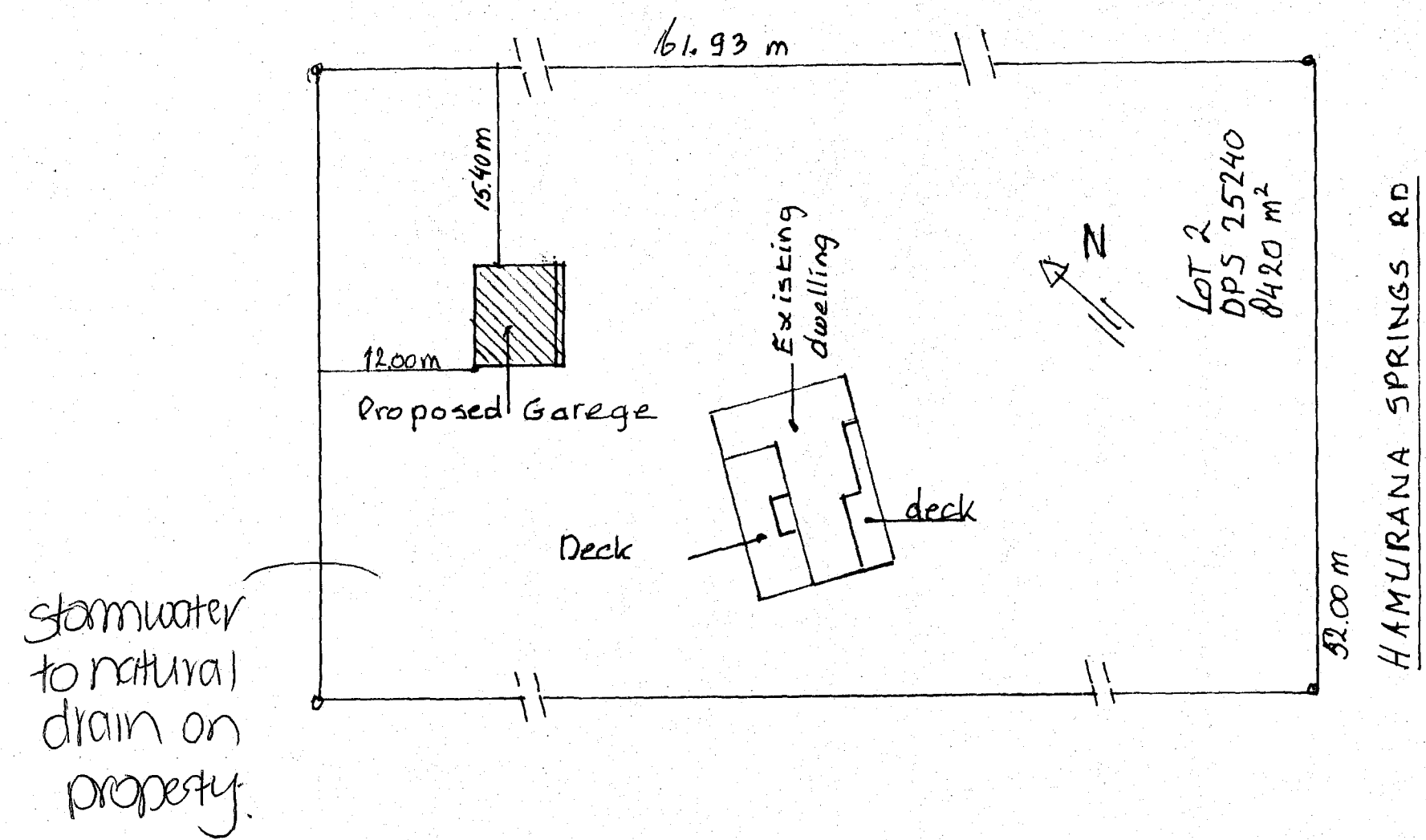
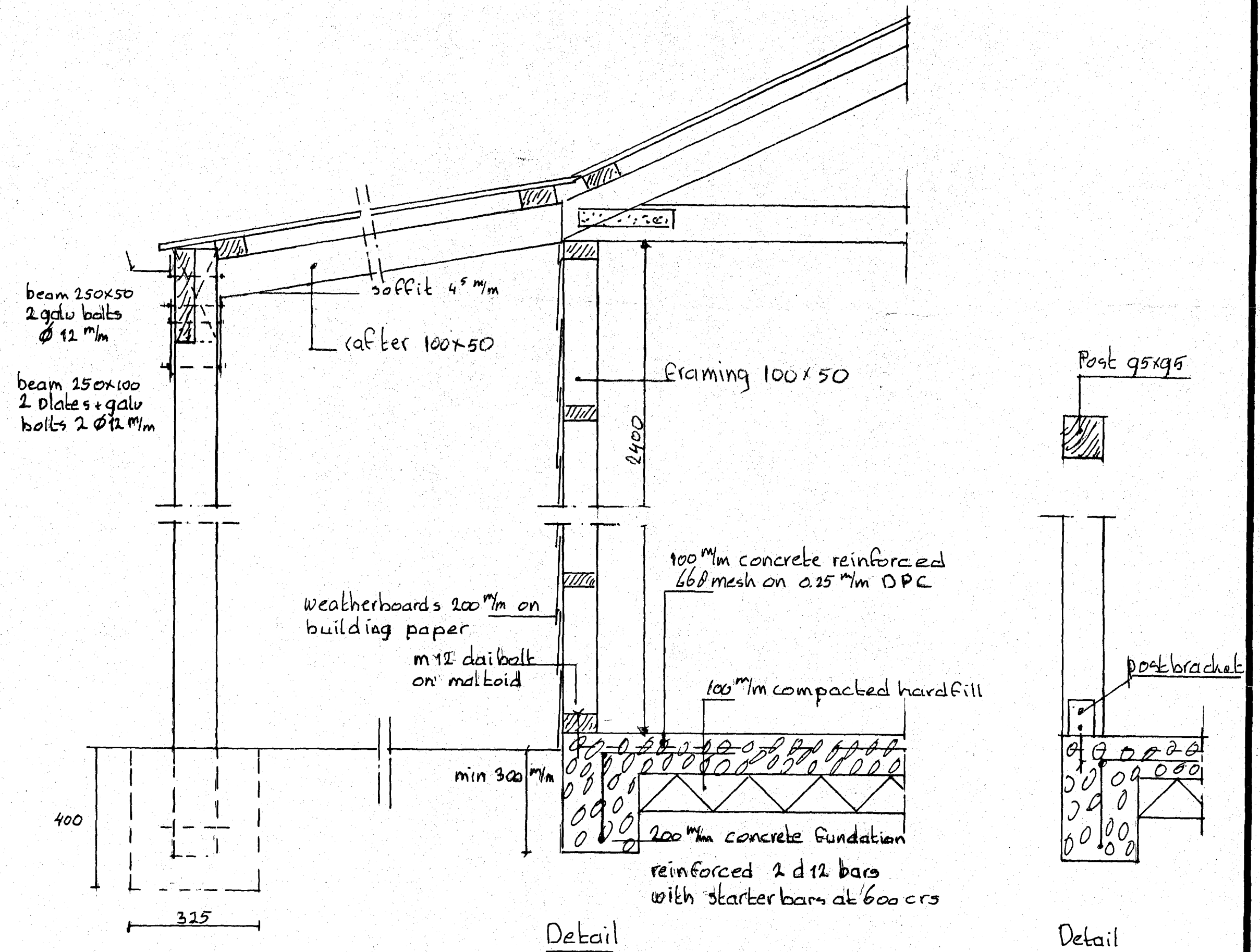
Elevation



Elevation



Section

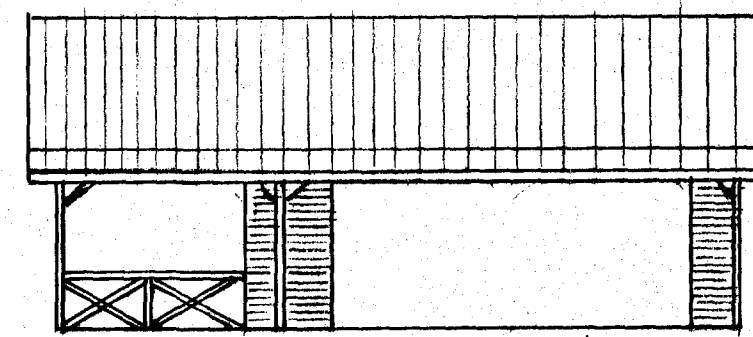


Proposed Garage  
Mr. Mrs. Wichmann  
Hamurana Rd's Roburua

SHEET

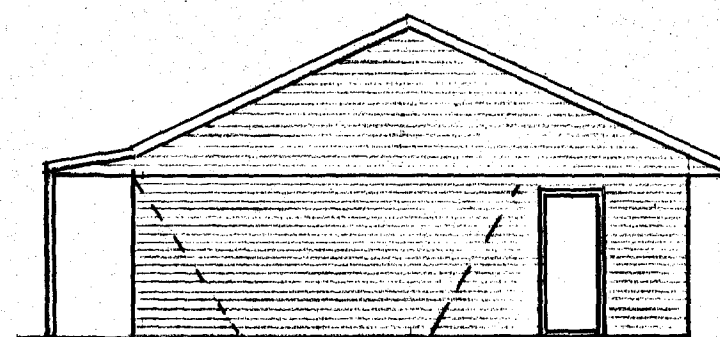
1-1

DRAWN	CHECKED	SCALES	SHEET
TRACED	DATE 1-4-07	1:100 / 1:20	1-1
SERIES OF			REF

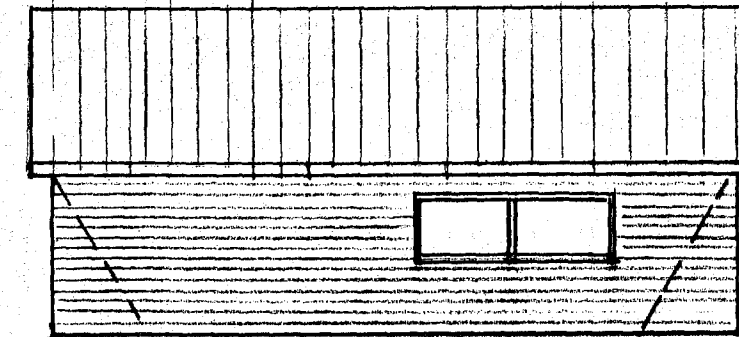


louver garage door

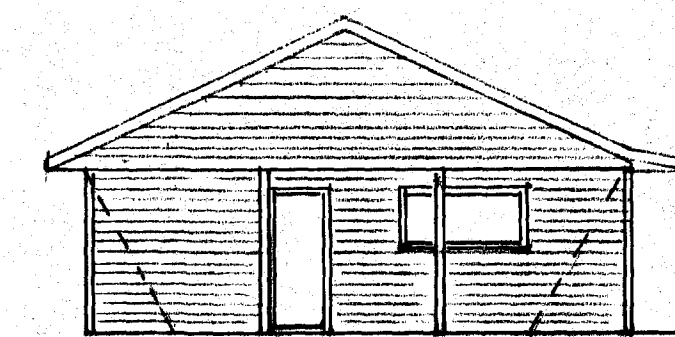
Elevation



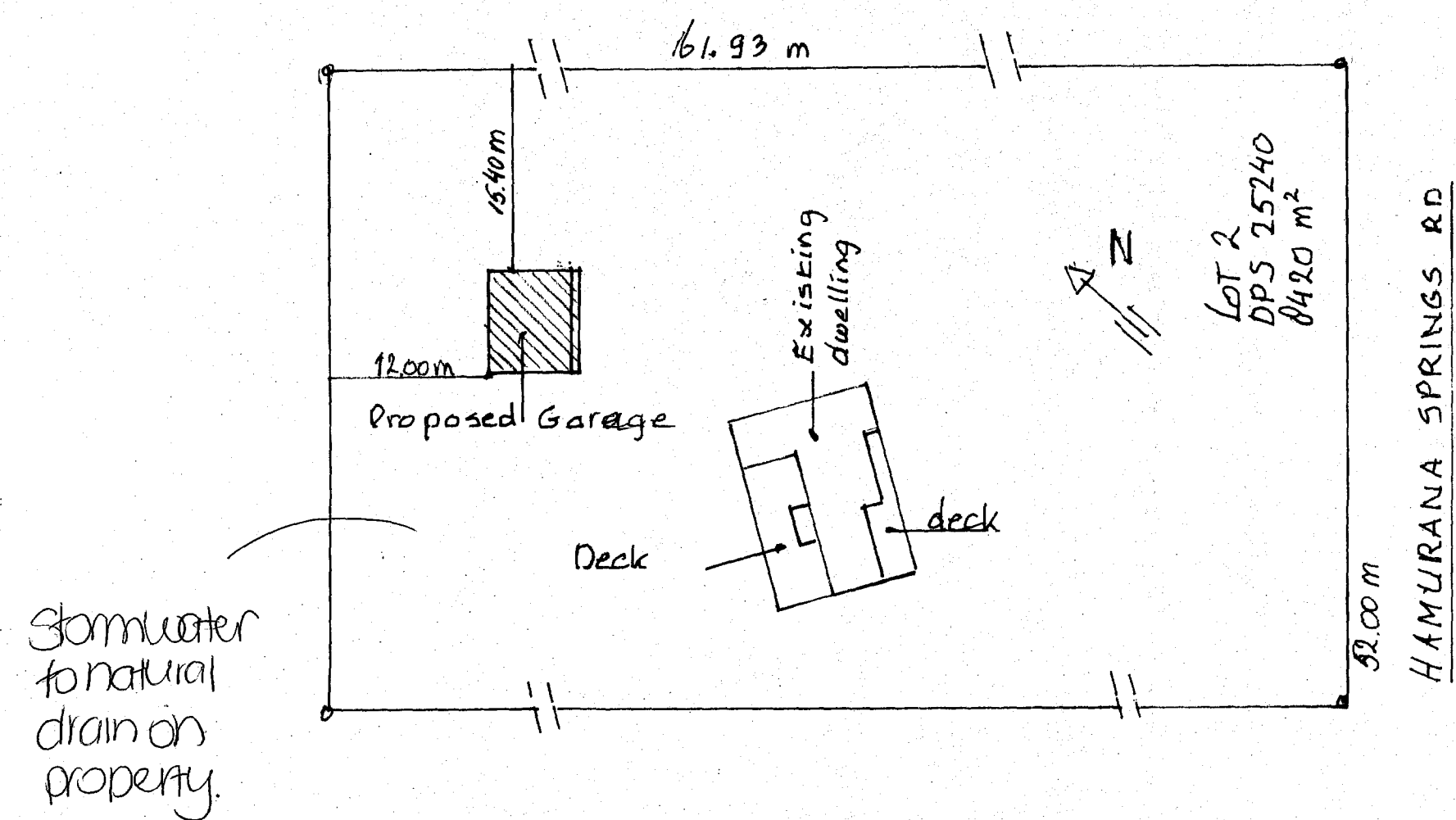
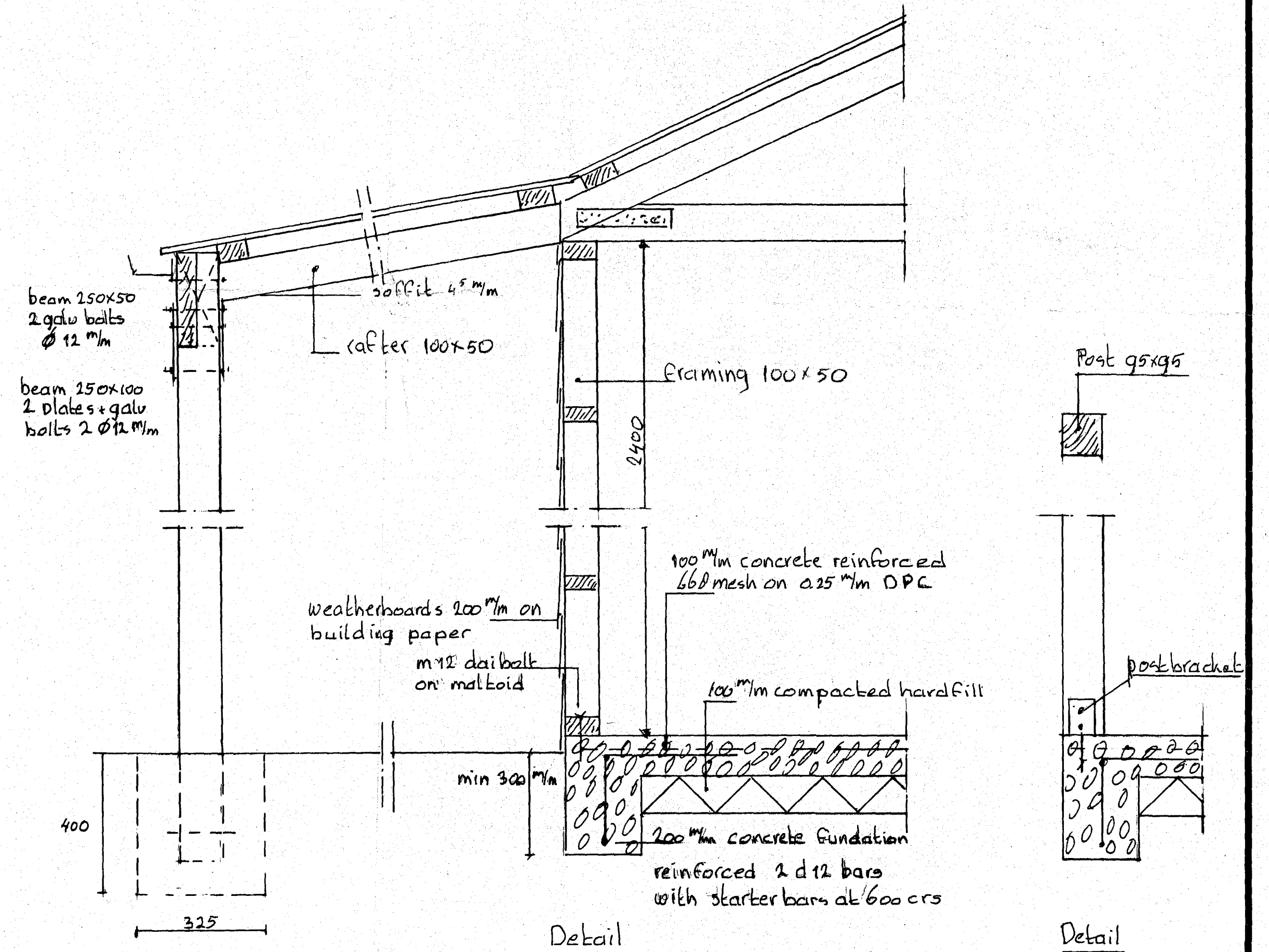
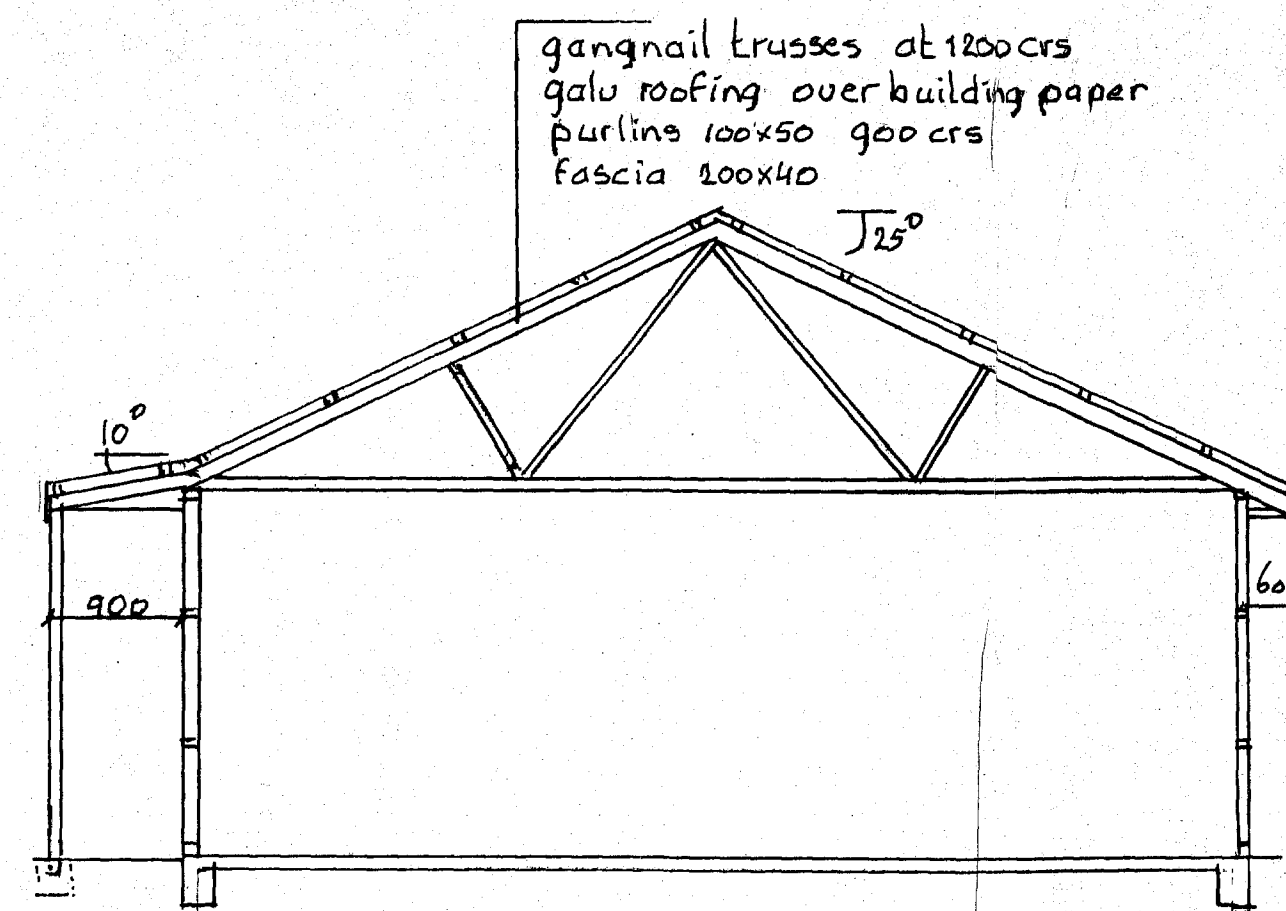
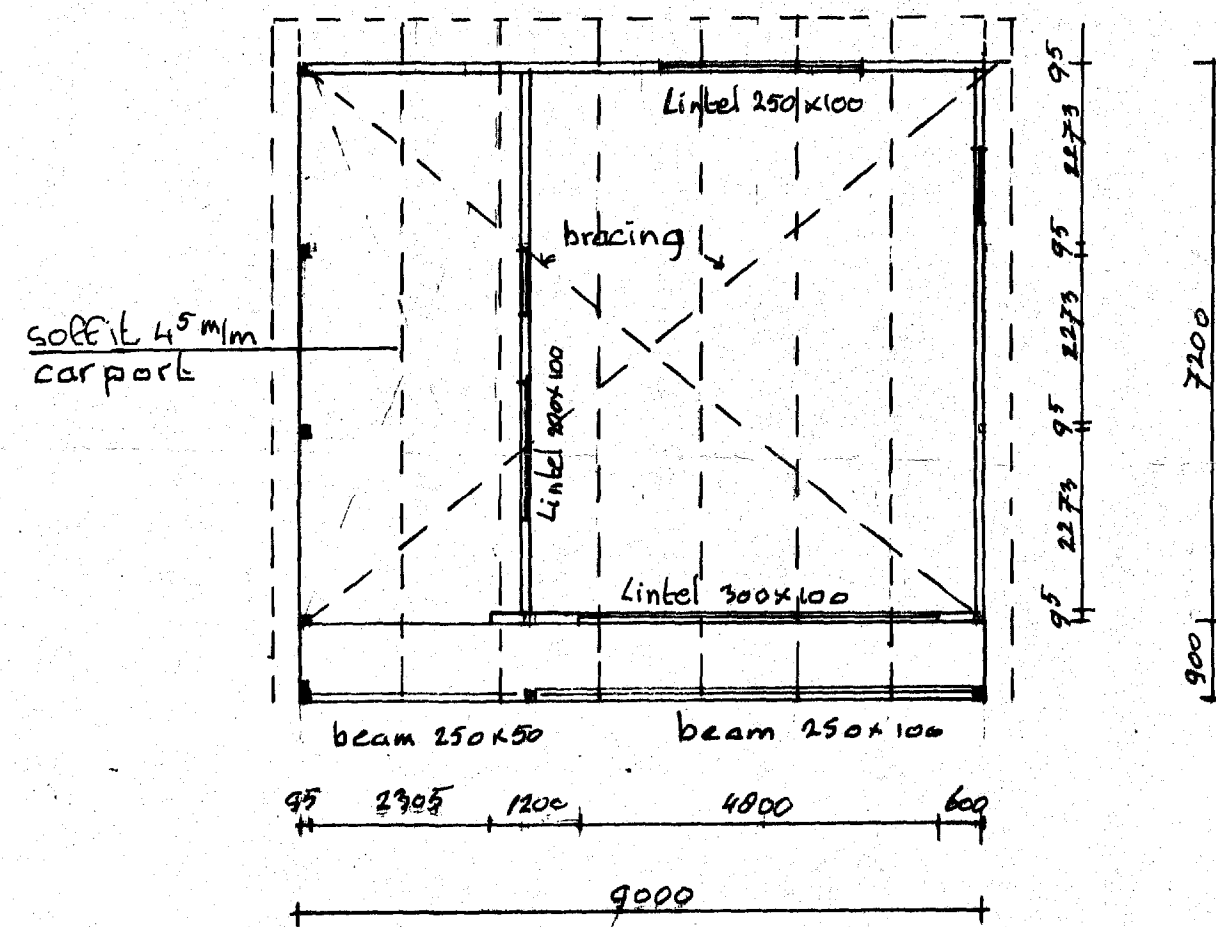
Elevation



Elevation



Elevation



<b>Proposed Garage</b> <b>Mr. Mrs. Wichmann</b> <b>Hamurana RDs Rotorua</b>			SHEET <b>1-1</b>
DRAWN TRACED	CHECKED DATE <b>1-6-07</b>	SCALES <b>1:10</b>	SERIES OF REF



# Property File Information



**Property Address:** 689 HAMURANA ROAD  
HAMURANA, R D 2  
ROTORUA

**Property File No:** P12128

**Legal Description:** Lot 2 DPS 25240


**Classification ID:** 15749

**Type:** INFO - Other

**Explanation:** Original Dwelling Permit not signed off. Bedroom and Spa Permit not signed off.

**References:** See report and plans received from Inspect NZ Ltd dated 12 May 2005.

## Initiating Officer

**Name:** Ann Kelly  
**Position:** Building Admin Officer  
**Date:** 27/05/2005  
**Signature:** 

## Authorising Officer

**Name:** Pat Lawrence  
**Position:** Building Control Manager  
**Date:** 30/05/2005  
**Signature:** 

24 May 2005

Please Quote: P12128

Doc No: OW-42486

Inspect NZ Ltd  
P O Box 8044  
ROTORUA

Dear Sir/Madam

**WORK COMPLETED - FINAL INSPECTIONS NOT RECORDED**

**ADDRESS:** 689 Hamurana Road  
**PERMIT NUMBER:** Various

We acknowledge receipt of the report regarding the Building Permit/Consent not having a final inspection carried out and recorded or being signed off as completed. This will be recorded on the Property File.

Building Permits/Consents of this nature, which have been issued prior to the introduction of the Building Act 1991 are not subject to the issue of a Code of Compliance Certificate.

The supply of such reports should satisfy the requirements of any future purchasers and/or insurers of the above stated property.

For any further information or clarification please do not hesitate to contact the Building Services Section, Rotorua District Council.

Yours faithfully

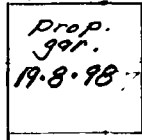


Ann Kelly  
Building Administration Officer

52.00

Valuation No. 6951/341/2	
Lot No. 2	
D.P. S. 25240	
Blk./Sctn. Pt Manorewa Kaharoa 6 <sup>c</sup>	
S.D. BIK. VIII ROTORUA	
Street No.	Scale: 1 : 500

12.00

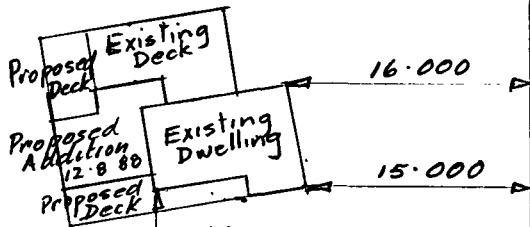


15.40



PLEASE NOTE: This site plan must remain at the front of the file

161.93



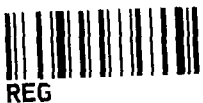
60.000



8.579

LOT 2  
8420 m<sup>2</sup>

52.00



ROTORUA DISTRICT COUNCIL

Application for a connection to the  
HAMUNANA Water Supply

(FOR OFFICE USE)

Appln. No. H138  
Valn. No. 695/347/02  
Plan Ref. \_\_\_\_\_  
Meter No. 91P964906  
Conn. Size. 15

Name of Property Owner: Wichmann FC and CE

Name of Previous Owner: \_\_\_\_\_

Legal description of property: LOT 2 DPS 25240 Bllk VIII Rotorua SD  
(Lot No. D.P.S. S.D. Blk No. etc.)

Name of Road and Street No. HAMUNANA Road

Name and description of existing buildings: House  
(House, Garage, Unit etc)

Description of proposed buildings: \_\_\_\_\_  
(House, Garage, Unit etc)

Preferred location of gate valve and/or meter from either side of boundary.

..... 1.6 m Left/Right Boundary



(Street Name)

PLEASE NOTE:

ROTORUA DISTRICT COUNCIL GENERAL BYLAW  
1980:724:1

The Council shall have the sole rights to determine the point at which the service shall enter the premises to be served with water.

Water required for :

Domestic  Commercial  Agricultural  Industrial

Plumber installing works:  
Name \_\_\_\_\_

Postal address of Owner:  
RD2

Address: \_\_\_\_\_

Rotorua

Phone: \_\_\_\_\_

Phone: 33 22 10 2

I hereby make application for the above water connection and agree to meet such fees, water rates, and/or conditions as may from time to time apply in respect to the Rotorua District Council General Bylaws 1980.

Signature of Applicant/Owner. Date 21/4/92

FOR OFFICE USE  
BACKFLOW \$80

Connection Size 15 mm Deposit Amount \$ 350 Rec.No. 311998 Date 20/5/92  
402759 23.4.92

Approval Conditions:  Backflow Preventor  Flow Recorder  
 Water Meter  On Site Storage  
 Scheme Contribution  Other (state).....

Connection Authorised:.....Engineer Date.....

Connection Completed:.....Overseer Date.....

Recorded: Inspectorate Paye 27.4.92 Rates..... Engineers.....

**ROTORUA DISTRICT COUNCIL**

**BUILDING PERMIT**

Owner: **R. Thompson**

Address: **Owner**

Type of Work: **Dwelling & Garage**

Valuation No.: **6951/341/2**

Permit No.: **J035077**

Appn. No.: **116366**

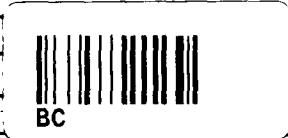
Date: **28/10/80**

**INSPECTIONS**

DATE

**16-10-81**

**Permit Cancelled**



**J035077**

**urana Rd**

Street Lot

**2**

DPS

**25240**

Section

Block



16 March 1981

Mr R.J. Thompson  
55 Jervis Street  
ROTORUA

Dear Sir

**BUILDING PERMIT NO. J035077  
REFUND OF PERMIT FEES**

Council's Building Bylaw, in cases where work authorised by a building permit is not proceeded with, provides for refunds of a maximum of one half the fees paid for building permit purposes.

Accordingly I am able to authorise the refund of the sum of \$96.50. The \$54.00 paid in respect of the Building Research Levy is an amount that Council has no jurisdiction over, however I suggest that you make a separate request for refund to the Building Research Association of New Zealand, Private Bag, Judgeford, Wellington.

The authority to refund the sum of \$96.50 has been forwarded to our Treasury Division in order that the matter may be finalised.

Yours faithfully

D.J. McCartney  
SENIOR BUILDING INSPECTOR

DISTRICT TREASURER

Receipt number 1405 of 28 October 1980 refers. Mr Thompson's address is as above.

D.J. McCartney  
SENIOR BUILDING INSPECTOR

RECEIVED  
12 MAR 1981  
ROTORUA  
COUNCIL

FOR ACTION  
COUNCIL  
REPORT  
REPLY  
D. J. [unclear]  
FOR INFORMATION

55 Jennie St  
Rotorua  
9/3/81

The Secretary,  
Rotorua District Council,  
Rotorua

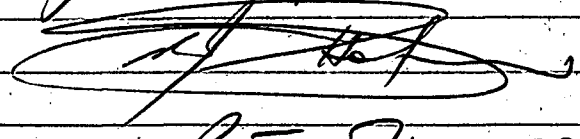
Dear Sir,

Please find enclosed my  
building plan (stamped) and receipt for  
my proposed building at Hamurua.

I am not going to build now  
and ask if it is possible to get a refusal  
on the permit.

Thanking you in anticipation

Yours faithfully



R. J. Thompson.

ROTORUA DISTRICT COUNCIL  
INSPECTORATE DEPT.  
13 MAR 1981  
RECEIVED

ROTORUA DISTRICT COUNCIL

No 1405

RECEIVED from

R. Thompson

6951/341/2

this 28 day of October, 1980

the sum of two hundred & forty seven Dollars

Cents, being for

Bld Rem 310/109 \$193-00

B. RL. 1633/339 \$54-00

\$247-00

*K. L. Latta*

NSW 115934

Receiver

# BUILDING PERMIT

Refer to cover for general instructions regarding completion of this form.

J 035077  
App No 116366  
OFFICE USE ONLY

## 1. LOCATION AND OWNERSHIP

Local Authority: Rotorua District Date: 29/10/80  
Number Valuation Roll: 6951/341/2 Receipt No. 1405  
Lot: \_\_\_\_\_ D.P.: 25240 Section: \_\_\_\_\_ Block: \_\_\_\_\_  
Site of Building: S.D. \_\_\_\_\_  
Street: (Number and Name) Hamurana Rd  
Township or Rural District: Hamurana  
Riding: Hamurana

Received from R. Thompson  
for Building Permit Fee, etc \$ 193-00  
Building Research Levy \$ 54-00  
the sum of (Total) \$ 247-00

Authorised Officer  
R. Oshon  
28/10/1980

Owner - Name: R. Thompson  
Full Postal Address: 55 Jervis St, Rotorua  
Builder - Name: Owner  
Full Postal Address: \_\_\_\_\_

## 2. NATURE OF PERMIT (Tick box)

New building including separate buildings added to existing complex.  Repairs, alterations or extensions to an existing building.  Conversion  Demolition

## 3. VALUE AND AREA OF BUILDING

Est. value of building work \$ 51,000.00  
Est. value of plumbing and drainage if not included in permit. \$ 3,000.00

Total floor area (sq. metres)  
226.64

## 4. DESCRIPTION OF BUILDING OR STRUCTURE AND MAIN PURPOSE FOR WHICH IT WILL BE USED:

Dwelling & Garage

## 5. PREDOMINANT ACTIVITY OF OWNER (See Cover Instructions):

Special Conditions: (In addition to those listed on the Reverse)

Permission is hereby granted you to carry out the works as proposed in accordance with the drawings and other documents submitted; such work to be subject at any time during progress to inspection, and to be carried out in strict conformity with the requirements of the council bylaws, and subject to the builder taking full responsibility for any damage done to any works such as telephone cables, power cables, water mains, sewers, pipes, footpaths, roads, or other services.

REVISIONS

## CONDITIONS

(1) A separate permit is required for any drainage or plumbing work carried out in connection with this building.

(2) After a permit has been issued no deviation or alteration from the original plans and specifications is permissible without the written approval of the Building Inspector, and it is an offence to convert the building to any other use than that stated on the permit.

(3) Any person to whom a permit has been given shall commence such work in a substantial manner within 6 months of the date of issue of such permit, and failing compliance therewith, such permit shall become void unless the applicant produces the permit for a further 6 months' extension of time in writing from the Building Inspector.

(4) As the owner of the property and builder are responsible for the correct siting of buildings or additions thereon, according to the Building By-laws and Town Planning Scheme Clauses, the owner and builder shall ascertain the true position of survey pegs before building operations commence.

(5) Second-hand timber, including packing case timber, is prohibited unless permission is obtained from the Building Inspector: see section 53 of the Health Act 1956.

(6) Where garages are sited above or below road level, the access to same must be approved by the Engineer before building commences.

(7) Before any residential building is occupied, the owner must obtain a certificate that the building is complete and ready for occupation. The owner or builder shall give at least 7 days' notice in writing to the Building Inspector prior to the issue of the certificate.

(8) **Restrictions on the Erection of Buildings Near Overhead Electric Lines:—** Under the Electrical Supply Regulations, 1976 it is an offence to erect any building or structure etc. within certain prescribed distances of an overhead electric line. To enquire about these restrictions, contact the nearest office of the New Zealand Electricity Department or your local Power Supply Authority.

# BUILDING APPLICATION FORM

Application No. 116366

Date 29. 9. 1980

**TO THE CITY ENGINEER**

I hereby apply for permission to erect, repair, alter, extend, demolish, remove a building at No. \_\_\_\_\_

HAMURANA for  
(address)

Mr/Mrs R J Thompson of 55 JERVIS ST ROTORUA  
(address) (owner)

according to locality plan and detailed plans, elevations, cross sections, and specification of building deposited herewith in DUPLICATE (see reverse side).

**PARTICULARS OF LAND**

Val. Roll No. <u>6951/341/2</u>
Checked _____ clerk

Lot No. 2 Area 8420 m<sup>2</sup>  
D.P. No. CT 22A-885 Frontage \_\_\_\_\_  
Zoning \_\_\_\_\_ Depth \_\_\_\_\_

**PARTICULARS OF USE OF BUILDINGS**

Proposed purpose for which every part of building is to be used or occupied (describing separately each part intended for use or occupation for a separate purpose, i.e. shop, factory, dwelling, office, carport, etc.).

Dwelling & Garage

Area of ground floor	<u>226.64 m<sup>2</sup></u>	Estimated value	<u>GARAGE 3000.00</u>
Gross floor area	_____	Building work	<u>\$48000.00</u>
Area of accessory buildings	<u>39.04</u>	Plumbing & Drainage	<u>\$3000.00</u>
Owner <u>[Signature]</u> (Signature)		Total	<u>\$54000.00</u>
Address <u>55 JERVIS ST</u>		Builder's name <u>SELF</u> (Please Print)	
Phone No. <u>84646</u>		Signature <u>[Signature]</u>	
		Address <u>AS ABOVE</u>	
		Phone No. <u>84646</u>	

**FOR OFFICE USE ONLY**

Application checked and approved by:		Issue of Permit Approved	
Building Inspector <u>[Signature]</u>	Health Inspector <u>[Signature]</u>	<u>[Signature]</u> City Engineer	
Date _____	Date <u>1/10/80</u>		
Town Planning Officer <u>DN</u>	Dangerous Goods Inspector _____	Date <u>3-10-80</u>	
Date <u>29/9/80</u>	Date _____		
Plumbing & Drainage Inspector <u>[Signature]</u>	Water & Geothermal Inspector <u>[Signature]</u>	Comments _____	
Date <u>2/10/80</u>	Date <u>9-10-80</u>		
Structural Engineer _____	Fire Prevention Officer _____		
Date _____	Date _____		

SUBJECT	APPLN. No.	PERMIT No.	DATE	VALUE	FEE
Building		<u>103507</u>		<u>\$ 51.00</u>	<u>\$ 193.00</u>
Plumbing & Drainage				\$	\$
Water Connection				\$	\$
Damage Deposit				\$	\$
Vehicle Crossing				\$	\$
Sewer Disconnection				\$	\$
Stormwater Discon.				\$	\$
Water Disconnection				\$	\$
Building Research Levy				\$	<u>\$ 54.00</u>

TOTAL: \$ 247.00

(see scale of fees on back)

Receipt No. 1405

Date 28-10-80

**FEEs PAYABLE ON THE ISSUE OF ANY BUILDING PERMIT**  
according to the Estimated Value of Work

Estimated Value of Work	Fees	Estimated Value of Work	Fees
	\$		\$
Not exceeding \$200	6.00	Over \$18,000 and not exceeding \$20,000	83.00
Over \$200 and not exceeding \$1,000	11.00	Over \$20,000 and not exceeding \$25,000	99.00
Over \$1,000 and not exceeding \$1,200	14.00	Over \$25,000 and not exceeding \$30,000	116.00
Over \$1,200 and not exceeding \$1,400	16.00	Over \$30,000 and not exceeding \$35,000	132.00
Over \$1,400 and not exceeding \$1,600	18.00	Over \$35,000 and not exceeding \$40,000	149.00
Over \$1,600 and not exceeding \$1,800	20.00	Over \$40,000 and not exceeding \$50,000	171.00
Over \$1,800 and not exceeding \$2,000	22.00	Over \$50,000 and not exceeding \$60,000	193.00
Over \$2,000 and not exceeding \$2,500	25.00	Over \$60,000 and not exceeding \$70,000	215.00
Over \$2,500 and not exceeding \$3,000	27.00	Over \$70,000 and not exceeding \$80,000	237.00
Over \$3,000 and not exceeding \$3,500	29.00	Over \$80,000 and not exceeding \$90,000	259.00
Over \$3,500 and not exceeding \$4,000	31.00	Over \$90,000 and not exceeding \$100,000	281.00
Over \$4,000 and not exceeding \$5,000	35.00	Over \$100,000 and not exceeding \$120,000	303.00
Over \$5,000 and not exceeding \$6,000	38.00	Over \$120,000 and not exceeding \$140,000	325.00
Over \$6,000 and not exceeding \$7,000	41.00	Over \$140,000 and not exceeding \$160,000	347.00
Over \$7,000 and not exceeding \$8,000	44.00	Over \$160,000 and not exceeding \$180,000	369.00
Over \$8,000 and not exceeding \$9,000	48.00	Over \$180,000 and not exceeding \$200,000	391.00
Over \$9,000 and not exceeding \$10,000	51.00	Over \$200,000 and not exceeding \$240,000	435.00
Over \$10,000 and not exceeding \$12,000	57.00	Over \$240,000 and not exceeding \$280,000	47
Over \$12,000 and not exceeding \$14,000	63.00	For every \$40,000 or part thereof in excess	
Over \$14,000 and not exceeding \$16,000	70.00	of \$280,000 an additional fee of	22.00
Over \$16,000 and not exceeding \$18,000	76.00		

**BUILDING RESEARCH LEVY**

A building research levy based upon \$1 per \$1,000 or part thereof of value of total permit value requires to be paid.

Permits of a lesser value than \$3,000 are exempt from this levy.

**IMPORTANT**

**PLANS AND SPECIFICATIONS**

All builders should be conversant with the Building By-laws wherein the requirements regarding drawings are stipulated.  
Any applications not complying will not be accepted.  
It is an offence to start building work before a permit is issued.  
All plans must be drawn to scale.

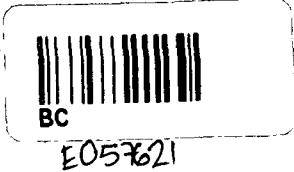
**DAMAGE DEPOSIT**

The amount of the damage deposit referred to overleaf is necessary to ensure that the value of any damage that is caused to public property during construction operations is recovered from the main contractor, or applicant, as the case may be.

The amount is to be regarded purely as a deposit and will be refunded or adjusted upon application, at the completion of the work.

**SITING OF BUILDINGS**

It shall be the responsibility of the Owner of the land and the Builder to ensure that siting of all buildings, conforms with the requirements of the District Planning Scheme and the Building By-laws.



Received 3.4.87  
 File Number 6951/341/2  
 Application No. 5303  
 Date \_\_\_\_\_ 198\_\_

# BUILDING APPLICATION FORM

I hereby apply for permission to erect, repair, alter, extend a building at No. 102  
HAMURANA ROAD for  
 (Address)

Mr/Mrs A.A. & T.M. NEWBY of RD 2 NGONGOTAHUA  
 (Owner) (Address)

according to locality plan and detailed plans, elevations, cross sections, and specification of building deposited herewith in DUPLICATE (see reverse side).

**PARTICULARS OF LAND**

**NUMBER OF SANITARY FITTINGS**

Lot No. 2 Zoning                      Toilet Pans 2  
 Area: 8400<sup>2</sup>M D.P. No. 25240 Urinals                     

**PARTICULARS OF USE OF BUILDINGS**

Proposed purpose for which every part of building is to be used or occupied (describing separately each part intended for use or occupation for a separate purpose, i.e., shop, factory, dwelling, office, carport, etc.)

USE DWELLING  
TRANSPORTING New Transportable x office L.A.R.O.  
EXISTING BUILDING.

Area of ground floor 56<sup>2</sup>M Estimated value: 40000-00  
 Gross floor area 91<sup>2</sup>M Building work \$2000-00  
 Area of accessory buildings                      Plumbing & Drainage \$1000-00  
 Builder's name DEVANTIER (Please Print) Total \$41000-00  
 Signature of Applicant [Signature]  
 Address MONOKIA ST ROTORUA Address RD 2 NGONGOTAHUA  
 Phone No. 84149 Phone No. 23791

**FOR OFFICE USE ONLY**

Application checked and approved by:	Health Inspector <u>D. J. G.</u>	Issue of Permit Approved
Building Inspector <u>CW</u>	Date <u>8/4/87</u>	
Town Planning Officer <u>MT</u>	Dangerous Goods Inspector	
Date <u>13-4-87</u>	Date	
Plumbing & Drainage Insp. <u>[Signature]</u>	Geothermal Inspector	
Date <u>8.4.87</u>	Date	
Structural Engineer	General Inspector <u>MRD</u>	
Date	Date <u>8-4-87</u>	Date <u>13-4-87</u>

SUBJECT	APPLN No.	PERMIT No.	DATE	VALUE	FEE
Building		<u>2057621</u>	<u>481836</u>	<u>\$40,000-00</u>	<u>\$204-60</u>
Plumbing				\$	\$
Drainage				\$	\$
Water Connection				\$	\$
Damage Deposit				\$	\$
Vehicle Crossing				\$	\$
Sewer Connection				\$	\$
Building Research Levy			<u>837</u>	<u>\$41,200-00</u>	<u>\$45-10</u>
Development Contribution				\$	\$

Date 13.4.87 ALL FEES G.S.T. INCLUSIVE UNLESS OTHERWISE NOTED. TOTAL: 249-70

NOTE: G.S.T. applies to fees payable on or after 1 October, 1986.

## FEES PAYABLE ON THE ISSUE OF ANY BUILDING PERMIT

according to the Estimated Value of Work

Estimated Value of Work	Fees	G.S.T.	Total
Not exceeding \$800	—	\$15.00	\$16.50
Over \$800 and not exceeding \$1,600	\$1,600	\$20.00	\$22.00
Over \$1,600 and not exceeding \$1,800	\$1,800	\$25.00	\$27.50
Over \$1,800 and not exceeding \$2,000	\$2,000	\$27.00	\$29.70
Over \$2,000 and not exceeding \$2,500	\$2,500	\$30.00	\$33.00
Over \$2,500 and not exceeding \$3,000	\$3,000	\$33.00	\$36.30
Over \$3,000 and not exceeding \$3,500	\$3,500	\$36.00	\$39.60
Over \$3,500 and not exceeding \$4,000	\$4,000	\$39.00	\$42.90
Over \$4,000 and not exceeding \$5,000	\$5,000	\$43.00	\$47.30
Over \$5,000 and not exceeding \$6,000	\$6,000	\$47.00	\$51.70
Over \$6,000 and not exceeding \$7,000	\$7,000	\$52.00	\$57.20
Over \$7,000 and not exceeding \$8,000	\$8,000	\$57.00	\$62.70
Over \$8,000 and not exceeding \$9,000	\$9,000	\$62.00	\$68.20
Over \$9,000 and not exceeding \$10,000	\$10,000	\$67.00	\$73.70
Over \$10,000 and not exceeding \$12,000	\$12,000	\$72.00	\$79.20
Over \$12,000 and not exceeding \$14,000	\$14,000	\$78.00	\$85.80
Over \$14,000 and not exceeding \$16,000	\$16,000	\$85.00	\$93.50
Over \$16,000 and not exceeding \$18,000	\$18,000	\$95.00	\$104.50
Over \$18,000 and not exceeding \$20,000	\$20,000	\$104.00	\$114.40
Over \$20,000 and not exceeding \$25,000	\$25,000	\$124.00	\$136.40
Over \$25,000 and not exceeding \$30,000	\$30,000	\$145.00	\$159.50
Over \$30,000 and not exceeding \$35,000	\$35,000	\$165.00	\$181.50
Over \$35,000 and not exceeding \$40,000	\$40,000	\$186.00	\$204.60
Over \$40,000 and not exceeding \$50,000	\$50,000	\$214.00	\$235.40
Over \$50,000 and not exceeding \$60,000	\$60,000	\$241.00	\$265.10
Over \$60,000 and not exceeding \$70,000	\$70,000	\$269.00	\$295.90
Over \$70,000 and not exceeding \$80,000	\$80,000	\$296.00	\$325.60
Over \$80,000 and not exceeding \$90,000	\$90,000	\$324.00	\$356.40
Over \$90,000 and not exceeding \$100,000	\$100,000	\$351.00	\$386.10
Over \$100,000 and not exceeding \$120,000	\$120,000	\$379.00	\$416.90
Over \$120,000 and not exceeding \$140,000	\$140,000	\$406.00	\$446.60
Over \$140,000 and not exceeding \$160,000	\$160,000	\$434.00	\$477.40
Over \$160,000 and not exceeding \$180,000	\$180,000	\$461.00	\$507.10
Over \$180,000 and not exceeding \$200,000	\$200,000	\$489.00	\$537.90
Over \$200,000 and not exceeding \$240,000	\$240,000	\$544.00	\$598.40
Over \$240,000 and not exceeding \$280,000	\$280,000	\$599.00	\$658.90

For every \$40,000 or part thereof in excess of \$280,000 an additional fee of — \$28.00 plus \$2.80 G.S.T.

NOTE—The permit fee for the installation of free-standing fire places, pot belly stoves, or log fires is \$12.00 plus G.S.T.

### BUILDING RESEARCH LEVY— TO WHICH G.S.T. IS TO BE ADDED

A building research levy based upon \$1 per \$1,000 or part thereof of total permit value requires to be paid. Permits of a lesser value than \$10,000 are exempt from this levy.

## IMPORTANT

### PLANS AND SPECIFICATIONS

All builders should be conversant with the Building Bylaws wherein the requirements regarding drawings are stipulated.

Any applications not complying will not be accepted.

It is an offence to start building work before a permit is issued.

All plans must be drawn in metric to scale.

### SITING OF BUILDINGS

It shall be the responsibility of the Owner of the land and the Builder to ensure that siting of all buildings conforms with the requirements of the District Planning Scheme and the Building Bylaws.

### DAMAGE DEPOSIT

The amount of the damage deposit referred to overleaf is necessary to ensure that the value of any damage that is caused to public property during construction operations is recovered from the main contractor, or applicant, as the case may be. The amount is to be regarded purely as a deposit and will be refunded or adjusted upon application at the completion of the work.

### SEWER CONNECTIONS

Applicants are reminded of their responsibility to have regard to the levels of Council's drainage services before construction of a building commences. Service levels can be obtained from the District Engineer's Office, Depot Street. Failure to do so may result in plumbing alterations or pumping being required.

### DEVELOPMENT CONTRIBUTIONS

If you are contemplating a residential development which comprises 3 or more new units, or 2 or more additional units, or an industrial or commercial development, the value of which exceeds \$100,000, you will be liable to make a development contribution to the Rotorua District Council. If your proposal comes within this levy you are advised to contact the District Town Planning Department for further information.

Rotorua District Council No. 5303

Inspector: M \_\_\_\_\_ File No. \_\_\_\_\_

Receipt No. 451836

Date Permit Issued 14/4/87

**OWNER**

Name H. H. & T. M. Newby

Mailing Address Rd 2  
Ngongotaha

**BUILDER**

Name O. J. de Vanties

Mailing Address Monokia St  
Rotorua

**PROPERTY ON WHICH BUILDING IS TO BE ERECTED/DEMOLISHED**

**SITE**

Street No. \_\_\_\_\_

Street Name Hamarana Rd

Town/District Rotorua

Riding \_\_\_\_\_

**LEGAL DESCRIPTION**

Valuation Roll No. 6951/34/1212-1-28

Lot 2 D.P. 25240

Section \_\_\_\_\_ Block \_\_\_\_\_

Survey District \_\_\_\_\_

**DESCRIPTION OF PROPOSED WORK AND MAIN PURPOSE OF USE**

dwg 4, transporting existing dwg  
20 wc

**FLOOR AREA** Whole Sq. Metres 56 m<sup>2</sup>

**DWELLING UNITS** Number Erected \_\_\_\_\_

ESTIMATED VALUES \$	Building	<u>40,000</u>	±
	Plumbing	<u>1,000</u>	±
	Drainage		
	TOTAL	<u>41,000</u>	±

**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	\$ <u>186</u>	Water Connection	\$ _____	Receipt No. <u>451836</u>
Street Damage Deposit	\$ _____	Vehicle Crossing Levy	\$ _____	Date of Payment <u>13/4/87</u>
Building Research Levy	\$ <u>41</u>	M.S. Plumbing	\$ <u>22 70</u>	Authorised Officer _____
Plumbing	\$ _____			
Drainage	\$ _____			
Sewer Connection	\$ _____	<b>TOTAL:</b>	\$ <u>247 70</u>	

Special Conditions: \_\_\_\_\_

Date Inspected	REMARKS (e.g. stage reached with work)
<u>15.4.87</u>	<u>Foundation inspection, average bearing anchor &amp; braces piles all comply</u>



8 April 1987

A.A. & T.M. Newby  
R.D.2  
NGONGOTAHA

File No. 6951/341/2  
Appln No. 5303

Dear Sir,

PROPOSED RESITE EXISTING NEW OFFICE - LOT 2 DPS 25240, HAMURANA ROAD

Receipt of your application for the above is acknowledged. Perusal of the plans and specifications has raised the following point which is hereby drawn to your attention.

1. Town Planning

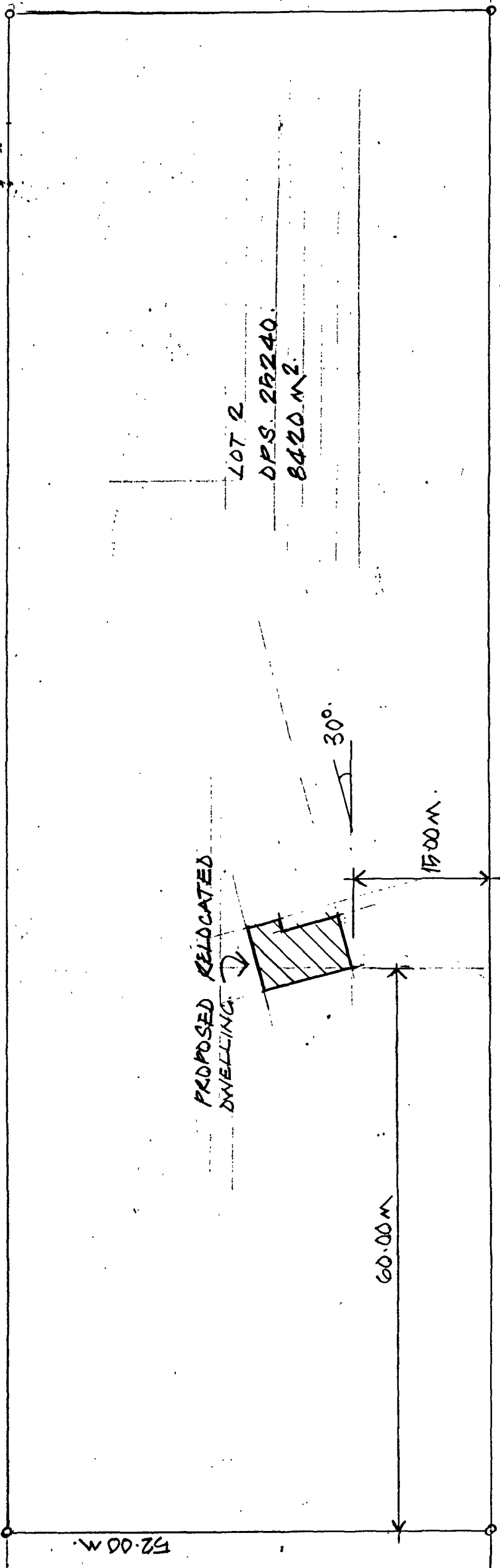
It will be necessary to provide an accurately dimensioned and scaled site plan, in order that the yard requirement factors may be properly assessed. OK

Receipt of your advice in respect of the above matter will enable your application to be more fully considered.

Yours faithfully,

D.J. McArtney  
Senior Building Inspector

HAMURANA SPRINGS ROAD



SITE PLAN.  
SCALE 1:500.

HOUSE FOR:  
MR & MRS A NEWBY  
HAMURANA.

DRAWN APRIL 87

PLANS APPROVED SUBJECT TO ALL RE  
QUIREMENTS OF THE BY-LAWS AND  
HEALTH DEPT. BEING FULLY COMPLIED  
WITH.

Date 13-4-87 Permit Number 805821

Inspector RM A



1045-1046

Application No. 3623  
3624

# ROTORUA DISTRICT COUNCIL

Valuation No. 6951/347/02

**APPLICATION FOR PERMIT TO CARRY OUT SANITARY PLUMBING AND DRAINAGE WORK**  
I, the undersigned, hereby apply for permission to have the work described herein, and set out on the plans attached hereto, carried out in accordance with the provisions of the Drainage and Plumbing Regulations 1978 and Amendments at premises situated at:

Address of Work RD HAMURAHIA ROAD

Legal Description: \_\_\_\_\_

Lot No. 2 Deposited Plan No. \_\_\_\_\_

Section No. \_\_\_\_\_ Block No. \_\_\_\_\_

Description of Work: NEW DRAIN & SEPTIC TANK to transportable house

Number of Sanitary Fittings: Toilet Pans 2 Urinals \_\_\_\_\_

Name and address of person for whom work is to be carried out: \_\_\_\_\_

A.A. NEWBY RD 2 NGONGONG TOWN

Name and address of Craftsman-Plumber: D. RUMNEY

Name and address of Registered Drainlayer: STAN BLOKERS

	Value	Fees
Plumbing	\$200:00	\$33:00
Drainage	\$400:00	\$48:40
<b>TOTAL FEES</b>		<b>\$81:40</b>
<b>GST inclusive</b>		

Signature: [Signature]  
Date: 13/5/87

**FOR OFFICE USE ONLY**

Receipt Number 373987

Fee Paid \$81.40

Date Paid 13-5-87

Issue Approved [Signature]

Date Approved 13/5/87

Permit No. 1045 1046

See reverse for Fees and Notes

**FOR OFFICE USE ONLY**

# FEE PAYABLE ON THE ISSUE OF ANY PLUMBING OR DRAINAGE PERMIT

according to the Estimated Value of Work

Value of work (excluding value of fittings)

The following fees are GST inclusive.

Value of Work	Permit Fee
Up to \$200	\$33.00
\$201 to \$300	\$41.80
\$301 to \$400	\$48.40
\$401 to \$500	\$55.00
\$501 to \$600	\$61.60
\$601 to \$700	\$68.20
\$701 to \$800	\$74.80
\$801 to \$900	\$82.50
\$901 to \$1,000	\$88.00

\$1,001 and over, \$11.00 extra for every \$200 or part thereof.

## IMPORTANT

### INSPECTION AND TESTING REQUIREMENTS

**INSPECTIONS:** A minimum of 4 hours' notice is required.

**DRAINAGE WORK:** Drainlayers are required to notify the Plumbing and Drainage Inspector when all work is completed. This includes effluent disposal systems for septic tanks. All drains will be tested. To implement this test it will be necessary for persons undertaking drainage work to have sufficient drain plugs to fill all sections of the drain prior to the Plumbing and Drainage Inspector arriving on the job.

Testing is essential to exclude the possibility of ground water infiltration with its attendant increase in pumping charges and overloading of the sewers and treatment plant.

**PLUMBING WORK:** Plumbers are required to notify the Plumbing and Drainage Inspector when work is ready for inspection as follows:

(a) When the building has been initially piped out and wastes are installed (before wall linings are fixed and floors laid).

(b) When work is complete.

### Plans of Drainage and Plumbing Work

In the case of single houses a preliminary drainage plan will not be required. In all other cases, however, plans of the preliminary proposal are to be submitted at the time of application for a permit. In all instances, however, an "as laid" plan must be available on site as a prerequisite to a test of the work.

In commercial buildings full plans and elevations of plumbing stacks must be provided at the time of application for a permit.





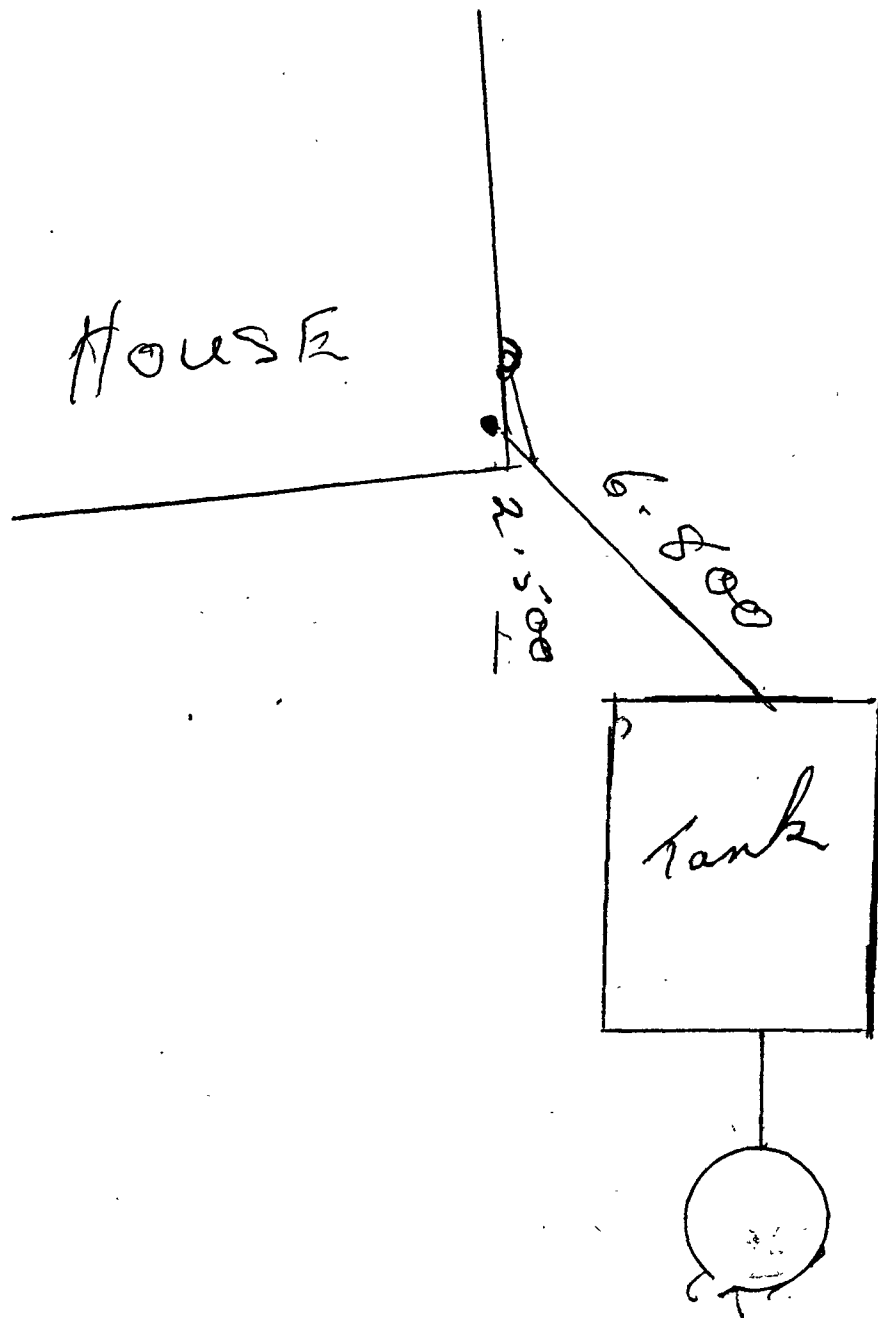
Plans **MUST** show dimensions and distances from section boundaries in metric units

# Rotorua District Council

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

## DRAINAGE PLAN

6951/341/2



OWNER A. Newby

LOT 2 SEC. \_\_\_\_\_ BL. \_\_\_\_\_

No. \_\_\_\_\_ STREET Hamurana Rd.

SIGNATURE OF DRAINLAYER J. Bicker DATE 15/5/84

8-8-88

ROTORUA DISTRICT COUNCIL

Apn Received \_\_\_\_\_  
File Number 6951/34/2  
Application No. 2444  
Date 8/8/ 19888

**BUILDING APPLICATION FORM**

I hereby apply for permission to erect, repair, alter, extend a building at No. \_\_\_\_\_

RD2 HAMUKANARO NGONGOTAHARA for  
(Address of Work)

Mr/Mrs A.A. + T.M. NEWBY of RD2 NGONGOTAHARA  
(Owner) (Postal Address)

according to locality plan and detailed plans, elevations, cross sections, and specification of building deposited herewith in DUPLICATE (see reverse side).

**PARTICULARS OF LAND**

**NUMBER OF SANITARY FITTINGS**

Lot No. 2 D.P. No. 25-240 Toilet Pans \_\_\_\_\_  
Area 9420 m<sup>2</sup> Zoning \_\_\_\_\_ Urinals \_\_\_\_\_

**PARTICULARS OF USE OF BUILDINGS**

Proposed purpose for which every part of building is to be used or occupied (describing separately each part intended for use or occupation for a separate purpose, i.e., shop, factory, dwelling, office, carport, etc.).

USE BEDROOM + SPA



Area of ground floor 25 m<sup>2</sup> Estimated value: FO54598  
Gross floor area \_\_\_\_\_ Building work \$ 12000.00  
Area of accessory buildings \_\_\_\_\_ Plumbing & Drainage \$ 300.00  
Total \$ 12300.00

Builder's name THAMES CONSTRUCTION Signature of Applicant [Signature]  
(Please print)

Address RD2 NGONGOTAHARA Address RD2 NGONGOTAHARA

Phone No. 23791 Phone No. 23791

**FOR OFFICE USE ONLY**

Application checked and approved by:	Health Inspector <u>[Signature]</u>	Issue of Permit Approved
Building Inspector <u>[Signature]</u>	Date <u>16-8-88</u>	<u>[Signature]</u>
Date <u>31-8-88</u>	Dangerous Goods Inspector _____	Engineer
Town Planning Officer <u>[Signature]</u>	Date _____	Date <u>31-8-88</u>
ate <u>10-8-88</u>	Geothermal Inspector _____	
Plumbing & Drainage Insp. <u>[Signature]</u>	Date _____	
Date <u>16-8-88</u>	General Inspector <u>[Signature]</u>	
Structural Engineer _____	Date <u>16-8-88</u>	
Date _____		

SUBJECT	APPLN No.	PERMIT No.	RECEIPT	VALUE	FEE
Building			<u>FO54598 595019</u>	<u>\$12000-</u>	<u>\$85.80</u>
Plumbing				\$	\$
Drainage				\$	\$
Water Connection				\$	\$
Damage Deposit (GST does not apply)				\$	\$
Vehicle Crossing				\$	\$
Sewer Connection				\$	\$
Building Research Levy				\$	\$
Development Contribution				\$	\$

Date 5.9.88 ALL FEES GST INCLUSIVE UNLESS OTHERWISE NOTED. TOTAL: \$ 85.80

CW (See scale of fees and general information on back)

# FEES PAYABLE ON THE ISSUE OF ANY BUILDING PERMIT

according to the Estimated Value of Work

Estimated Value of Work	Fee (GST inclusive)
Not exceeding 1,600	\$33.00
" 1,600 and not exceeding 3,000	\$36.30
" 3,000 " " " 3,500	\$39.60
" 3,500 " " " 4,000	\$42.90
" 4,000 " " " 5,000	\$47.30
" 5,000 " " " 6,000	\$51.70
" 6,000 " " " 7,000	\$57.20
" 7,000 " " " 8,000	\$62.70
" 8,000 " " " 9,000	\$68.20
" 9,000 " " " 10,000	\$73.70
" 10,000 " " " 12,000	\$79.20
" 12,000 " " " 14,000	\$85.80
" 14,000 " " " 16,000	\$93.50
" 16,000 " " " 18,000	\$104.50
" 18,000 " " " 20,000	\$114.40
" 20,000 " " " 25,000	\$136.40
" 25,000 " " " 30,000	\$159.50
" 30,000 " " " 35,000	\$181.50
" 35,000 " " " 40,000	\$204.60
" 40,000 " " " 50,000	\$235.40
" 50,000 " " " 60,000	\$265.10
" 60,000 " " " 70,000	\$295.90
" 70,000 " " " 80,000	\$325.60
" 80,000 " " " 90,000	\$356.40
" 90,000 " " " 100,000	\$386.10
" 100,000 " " " 120,000	\$416.90
" 120,000 " " " 140,000	\$446.60
" 140,000 " " " 160,000	\$477.40
" 160,000 " " " 180,000	\$507.10
" 180,000 " " " 200,000	\$537.90
" 200,000 " " " 240,000	\$598.40
" 240,000 " " " 280,000	\$658.90
For every \$40,000 or part thereof in excess of \$280,000 an additional fee of	\$44.00

## BUILDING RESEARCH LEVY

A building research levy based upon \$1.10 per \$1,000 or part thereof of total permit value requires to be paid. Permits of a lesser value than \$10,000 are exempt from this levy.

## IMPORTANT

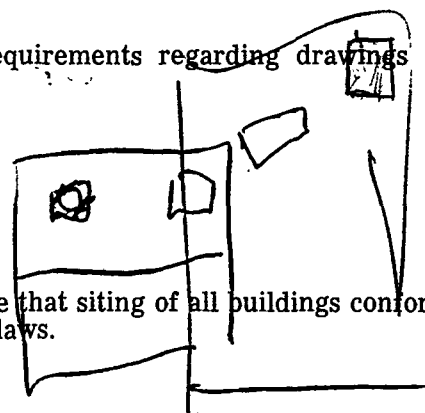
### PLANS AND SPECIFICATIONS

All builders should be conversant with the Building Bylaws wherein the requirements regarding drawings are stipulated.

Any applications not complying will not be accepted.

It is an offence to start building work before a permit is issued.

All plans must be drawn in metric to scale.



### SITING OF BUILDINGS

It shall be the responsibility of the Owner of the land and the Builder to ensure that siting of all buildings conforms with the requirements of the District Planning Scheme and the Building Bylaws.

### DAMAGE DEPOSIT

The amount of the damage deposit referred to overleaf is necessary to ensure that the value of any damage that is caused to public property during construction operations is recovered from the main contractor, or applicant, as the case may be. The amount is to be regarded purely as a deposit and will be refunded or adjusted upon application at the completion of the work.

### SEWER CONNECTIONS

Applicants are reminded of their responsibility to have regard to the levels of Council's drainage services before construction of a building commences. ~~Services levels can be obtained from the District Planning Office~~. Failure to do so may result in plumbing alterations or pumping being required.

### DEVELOPMENT CONTRIBUTIONS

If you are contemplating a residential development which comprises 3 or more new units, or 2 or more additional units, or an industrial or commercial development, the value of which exceeds \$100,000, you will be liable to make a development contribution to the Rotorua District Council. If your proposal comes within this levy you are advised to contact the District Town Planning Department for further information.

18th August 1988

Thames Construction  
RD 2  
NGONGOTAHA

Please Quote  
P12128

LT071910DJM  
6951/34102/

Appn No. 2444

Dear Sir,

PROPOSED BEDROOM AND SPA - LOT 2 DPS 25240, HAMURANA ROAD

Receipt of your application for the above is acknowledged. Perusal of the plans and specifications has raised the following points which are hereby drawn to your attention:

Building Bylaw

1. Foundation pla. complying with Clause 4.3.2 NZS 3604 to be supplied. ✓
2. Type of wall bracing being used and the number of bracing units each brace achieves. ✓
3. Design number and manufacture of trusses is required. ✓

Receipt of your advice in respect of the above matters will enable your application to be more fully considered.

Yours faithfully

D.J. McArtney  
DISTRICT INSPECTOR

Please initial when action completed:

Hamurana Rd

	Initials	Date
Town Planning	MS	10-8-88
Draughting	HPK	12-8-88
Senior Building Inspector	HRS	12-8-88
<del>Design Engineer</del>		
<del>Engineer, Sewerage</del>		
<del>Engineer, Water</del>		
<del>Engineer, Drainage</del>		
General Inspector *	HRS	16-8-88
Dangerous Goods/Geothermal Inspector		
Senior District Health Inspector	J	16-8-88
Snr Plumbing & Drainage Inspector	Key C.	16-8-88
Senior Building Inspector		

PT. MANGOREWA KAHAROA 6C

ML 5343

VIII

ROTORUA

S.D.

PT 6C

0702651

350° 09'

350° 09'

350° 09'

155.83

161.93

3



2

8741 m<sup>2</sup>

8420 m<sup>2</sup>

C. T. 22A-885 (PT.)

52.00

DPS 25240

5 JOB NO. : ALAN DATE : 25AUG88 PAGE : 1  
6 CLIENT :  
7 SITE ADDRESS :  
8

9 \*\*\*\*\*  
10

11  
12 JOB DESIGN PARAMETERS

13  
14 Pitch ..... 20.00 deg. Truss Centres ..... 1200 mm  
15 Roof Cladding ..... Light TC/BC Restraint Crs ..... 1200/1200 mm  
16 Dead Load on TC ..... .25 kPa Dead Load on BC ..... .20 kPa  
17 Live Load on TC ..... .25 kPa  
18 Wind Area ..... Low (q= .41 kPa, Cpe= -.9, Cpi= -.3)  
19  
20  
21

22  
23  
24 TRUSS SCHEDULE

Mark	No. Off	Span	Truss
T1	1 Off	6000	R0

25  
26  
27  
28  
29  
30 The above trusses are manufactured by CARTER HOLT LTD,  
31 a licenced GANG-NAIL truss fabricator, registered plant  
32 code CR4.  
33

34 These trusses have been designed under licence using the  
35 DATATRUSS II program.  
36  
37  
38  
39  
40  
41  
42  
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60

**ALONG**

1	Wall or Bracing Line		Wall Bracing Elements Provided				
	2	3	4	5	6	7	8
Total Bracing Units Required for this storey	Line Label	Minimum B.U.'s Required	Bracing Element NO.	Type (table 20)	Rating B.U.'s (table 20)	Length of Element (m)	B.U.'s Achieved
From sheet A greater of earthquake or wind along	A	5.8 x	3	1	42	2.4	101.
		10.					
		58.					
	B		4	10	83	1.2	100
		58					
	C						
	D						
	E						
135.	TOTAL						201.

**ACROSS**

1	Wall or Bracing Line		Wall Bracing Elements Provided				
	2	3	4	5	6	7	8
Total Bracing Units Required for this storey	Line Label	Minimum B.U.'s Required	Bracing Element NO.	Type (table 20)	Rating B.U.'s (table 20)	Length of Element (m)	B.U.'s Achieved
From sheet A greater of earthquake or wind across	M	4.5 x	1	1	42	2.2	93.
		10.					
		45.					
	N		2.	1	42.	2.2	93.
	O						
	P						
	Q						
174	TOTAL						186.

**SHEET A**  
(CIRCLE whichever is applicable)

NAME: A NEWBY

STOREY:	<input checked="" type="radio"/> Single or top Lower of two or middle of three Lower of three
WIND AREA:	High / Medium / <input checked="" type="radio"/> Low
STOREY HEIGHT =	<u>2.7</u> m

SITE ADDRESS:

LOT 2

RD 2

NGONGOTAHA

1) **FOR EARTHQUAKE**

Roof weight : <input checked="" type="radio"/> light / heavy	E = <u>2</u> B.U.'s/m <sup>2</sup>
Average roof slope : <u>20</u> °	
Earthquake Zone: A / <input checked="" type="radio"/> B / C	

2) **WIND along the building (W1)**

Average roof height : <u>1.2</u> m	ALONG	w1 wall = <u>9</u> B.U.'s/m
Greatest roof slope : <u>20</u> °		w1 roof = <u>21</u> B.U.'s/m
		W1 total = <u>30</u> B.U.'s/m

3) **WIND across the building (W2)**

Average roof height : <u>1.2</u> m	ACROSS	w2 wall = <u>9</u> B.U.'s/m
Greatest roof slope : <u>20</u> °		w2 roof = <u>21</u> B.U.'s/m
		W2 total = <u>30</u> B.U.'s/m

ROOF or BUILDING LENGTH BL = 5.8 m

ROOF or BUILDING WIDTH BW = 7.2 m

GROSS ROOF or BUILDING PLAN AREA GPA = 42 m<sup>2</sup>

EARTHQUAKE: LOAD (ALONG and ACROSS) Ex GPA = 2 x 42 = 84 B.U.'s

WIND: LOAD ALONG W1 x BW = 30 x 7.2 = 216 B.U.'s

WIND: LOAD ACROSS W2 x BL = 30 x 5.8 = 174 B.U.'s

Potorua District Council No. 2444

Inspector: M \_\_\_\_\_ File No. \_\_\_\_\_

P12-1-28  
6/7/88

Receipt No. 595019

Date Permit Issued 6/7/88

**OWNER**

Name A S T Newby

Mailing Address KD2  
Ngongotaha

**BUILDER**

Name Thomas Construction

Mailing Address KD2  
Ngongotaha

**PROPERTY ON WHICH BUILDING IS TO BE ERECTED/DEMOLISHED**

**SITE**

Street No. \_\_\_\_\_

Street Name Hanurana Rd

Town/District Ngongotaha

Riding \_\_\_\_\_

**LEGAL DESCRIPTION**

Valuation Roll No. 6951/301/2

Lot 2 D.P. 20240

Section \_\_\_\_\_ Block \_\_\_\_\_

Survey District \_\_\_\_\_

**DESCRIPTION OF PROPOSED WORK AND MAIN PURPOSE OF USE**

dwelling addition

**FLOOR AREA**

**DWELLING UNITS**

Whole  
Sq. Metres

\_\_\_\_\_

Number  
Erected

\_\_\_\_\_

ESTIMATED  
VALUES  
\$

Building  
Plumbing  
Drainage  
G.S.T.  
TOTAL

	<u>12,000</u>
	<u>300</u>
	<u>12,300</u>

**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 .....	\$ <u>78</u>	Water Connection .....	\$ _____
Street Damage Deposit ..	\$ _____		\$ _____
Building Research Levy ..	\$ _____		\$ _____
Plumbing .....	\$ _____		\$ _____
Drainage .....	\$ _____		\$ _____
Power Connection .....	\$ _____		\$ _____
Vehicle Crossing Levy ..	\$ _____	G.S.T.	\$ <u>750</u>
M.S. Plumbing .....	\$ _____	TOTAL:	\$ <u>8580</u>

Receipt No. 595019

Date of Payment 2/7/88

Authorised Officer C Wiggins

Special Conditions: \_\_\_\_\_

Date Inspected

REMARKS (e.g. stage reached with work)

11/10/88 footings comply. solid bearing  
preline moisture west wall too wet will  
re apply for inspection

Date Inspected

14-10-88

preline now complies J.A

COMPLETED (Signature) \_\_\_\_\_

Date

/ /



BC

971827

# ROTORUA DISTRICT COUNCIL

## APPLICATION FOR A BUILDING CONSENT

Section 33, Building Act 1992  
(Attach all relevant documents in duplicate)

APPLICATION NUMBER 97/1827



### PART A : GENERAL

(Complete Part A in all cases)

#### 1. OWNER

#### 2. CONTACT (If not owner)

Name <u>FCPC Wichmann</u>	Contact Name
Postal Address <u>RD2, Rotorua.</u>	Postal Address
Phone Number <u>07-3322102</u>	Phone Number
Fax Number <u>07-3322102</u>	Fax Number

CANCELLED

CANCELLED

#### 3. PROJECT LOCATION

Address: '68g' Hamurana Rd.

#### 4. LEGAL DESCRIPTION

Valuation Number <u>0695/34+02</u> <del>15-25240</del>	OFFICE USE ONLY Property ID: <u>P12128.</u>
Lot:(s) (Section)	DP:/S (Block) <u>25240</u>
	Lot Area:(s) m <sup>2</sup> /ha <u>8420m<sup>2</sup></u>
	No. of new toilets/urinals

#### 5. PROJECT

5.1 New Building <input checked="" type="checkbox"/>	5.2 Intended Life Indefinite but not less than 50 yrs <input checked="" type="checkbox"/>	5.3 Description of Work: <u>Building Garage.</u>
Alteration <input type="checkbox"/>	or	5.4 Intended Use(s) (in detail) <u>Garage for cars.</u>
Relocation <input type="checkbox"/>	Specified as <input type="checkbox"/> yrs	5.5 Estimated Value: \$ <u>9,500.</u> (GST INCL)
Demolition <input type="checkbox"/>		

- Application for Building Consent only, in accordance with Project Information Memorandum No. ....
- Application for Building Consent and Project Information Memorandum.

Signed by the owner/owner's agent:

Signature: [Signature]

Name: C. Wichmann Date: 7-10-97.  
(PLEASE PRINT)

CANCELLED

<b>Office Use Only</b>
<b>TARGET DATE</b>
<u>22 10 1997</u>

## PART B : PROJECT DETAILS

6. (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.

- (a)  Location, in relation to legal boundaries, and external dimensions of new, relocated, or altered buildings. (Site Plan with elevations, Topography, drawn to scale, Elevations in relation to natural ground level and proposed finish level).
- (b)  Details of any known or potential erosion, avulsion, falling debris, filled ground, subsidence, slippage, alluvion, inundation, geothermal, hazardous contaminants on or near the site.
- (c)  Provision to be made for vehicular access, including parking and materials used. (To be shown on site plan).
- (d)  Provisions to be made in building over or adjacent to any road or public place.
- (e)  Provisions to be made for disposing of stormwater and wastewater. (To be shown on site plan).
- (f)  Precautions to be taken where building work is to take place over existing drains or sewers or in close proximity to wells or water mains.
- (g)  New connections to public utilities, i.e. water supply, stormwater system, wastewater system.
- (h)  Provisions to be made in any demolition work for the protection of the public, suppression of dust, suppression of noise, disposal of debris and disconnection from public utilities.
- (i)  Details of any cultural or heritage significance of the building or building site, including whether it is on a marae, or waahi tapu.
- (j)  Copy or reference to, of any resource consent or planning approval for this project.
- (k)  Details of volume of Proposed Excavations: Include volumes for Site Preparation, Basement, and Driveway.

## PART C : PROJECT DETAILS

(Complete Part C in all cases)

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

7.  The drawings, specifications, and other documents according to which the building is proposed to be constructed to comply with the provision of the New Zealand Building Code, with supporting documents, if any, including:
8.  Building certificates
9.  Producer statements
10.  References to accreditation certificates issued by the Building Industry Authority.
11.  References to determinations issued by the Building Industry Authority.
12.  Proposed procedures, if any, for inspection during construction.

**PART D**

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

13. DESIGNER(S)

Name: ..... *Self* .....

Address: .....

Phone Number: ..... Fax Number: .....

BUILDER

Name: ..... *Self* .....

Address: .....

Phone Number: ..... Fax Number: .....

DRAINLAYER

Name: ..... *n/a* ..... Reg. No. ....

Address: .....

Phone Number: ..... Fax Number: .....

PLUMBER

Name: ..... *n/a* ..... Reg. No. ....

Address: .....

Phone Number: ..... Fax Number: .....

If more than number allowed for, please provide details on a separate sheet.

Floor Area of Proposed Work	Area square metres <i>65</i>
<b>Buildings Other Than Detached Accessory Buildings:</b>	sq.m.
Floor	sq.m.
Basement	sq.m.
Ground Floor	sq.m.
First Floor	sq.m.
Second Floor	sq.m.
Additional Floors (Total)	sq.m.
Mezzanine	sq.m.
Decks	sq.m.
Total	sq.m.
<b>Detached Accessory Buildings:</b>	Area square metres
Garage	sq.m.
Carport	sq.m.
Other Buildings	sq.m.
Total	sq.m.

**FOR OFFICE USE ONLY**

FEES		
Fees paid on Application	\$	c
Plan Review <i>S 266224 5/10</i>	<i>200</i>	<i>00</i>
Project Information Mem.		
<b>TOTAL FEE GST Incl.</b>		
Fees payable on approval	\$	c
Building Consent	_____	
Footpath Damage Deposit		
Crossing Deposit		
BRANZ Levy		
B.I.A. Levy		
Water Connection		
Sewer Connection		
Disconnection of Services		
Controlled Activity Fee		
Controlled Activity Bond		
Reserve/ Development Contribution		
Photocopying		
Structural Check		
Resiting Bond		
Service Lane Information		
Other		
<b>APPROVAL TOTAL</b>		

CONSENT ISSUE AUTHORITY	
Receipt No.	_____
Date of Issue	_____
Authorised By	_____
Date authorised	_____

REFERRALS		
	SENT	RETURNED
Structural	_____	_____
_____	_____	_____
_____	_____	_____

AMENDED DETAILS RECEIVED		
	DATE	SIGN
Planning	_____	_____
Health	_____	_____
P & D	_____	_____
Trade Waste	_____	_____
Rec & Com	_____	_____
DG/GEO	_____	_____
Res Eng	_____	_____
Building	_____	_____
Structural	_____	_____

**CANCELLED**

**CANCELLED**

17.8.98

BUILDING CONSENT 97/1827 WAS NEVER ISSUED.  
\$200 WAS PAID. COULD WE TRANSFER FEE FOR  
THESE AMENDED PLANS.

SKYLINE ROTORUA



J. TETENBURG.

Plan Review fee to be held i.e. \$100.00  
we can use balance \$100.00 for  
this consent



17.8.98

# BUILDING CONSENT PROCESSING SHEET

CONSENT NUMBER: 60/97/ 1827

DATE RECEIVED: 7/10/97

SITE ADDRESS

689 Hamurana Road

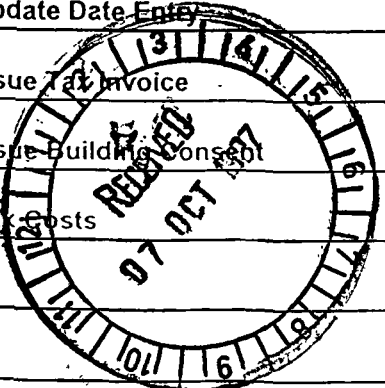
P12128

ACTION / OFFICER	REVIEW	DATE	TIME TAKEN	APPRO	DATE
Check Appln - Bldg Officer	<i>[Signature]</i>	7/10	Hours Min. 5		
Prepare File & Data Entry			Hours Min. 15	LS	8-10-97
C.P.C. Planning			Hours Min. 5	DH	8/10/97
Drafting			Hours Min. 10	<del>DAH</del>	8-10-97
Controlled Activity / Resource Consent			Hours Min. .		
Environmental Health			Hours Min. .		
Dangerous Goods/Geoth			Hours Min. .		
Pollution Control Officer			Hours Min. .		
Plumbing & Drainage	<i>[Signature]</i>	10-10	Hours Min. 5	<i>[Signature]</i>	10-10
Recreation & Community			Hours Min. .	<i>[Signature]</i>	10-10-97
Resource Engineer			Hours Min. .	<i>[Signature]</i>	13-10-97
Land Fill			NO UNKNOWN		
Flood Prone			NO UNKNOWN		
Building Officer	<i>[Signature]</i>		Hours Min. .		
Update Date Entry			Hours Min. .		
Issue Tax Invoice			Hours Min. .		
Issue Building Consent			Hours Min. .		
Fax Costs			Hours Min. .		
			Hours Min. .		

CANCELLED

CANCELLED

CANCELLED



Resource Consent:

Activity: Controlled/Discretionary/Non-Complying

Requested:

Received:

Waiting for further info/Donna:

Approval/John:

11 December 1997

Please Quote: P12128

Doc No: 76765

FC & V. Wichmann  
689 Hamurana Rd  
R.D. 2  
ROTORUA

Dear Sir/Madam,

**BUILDING CONSENT: 60971827**  
**PROPOSED: GARAGE**  
**STREET ADDRESS: 689 HAMURANA ROAD**

It has been noted that your application for the above building consent has been held in this office since 8 October 1997

A letter was sent to you on 20 October 1997 requesting further information (copy enclosed) to which no reply has yet been received.

Accordingly, please now advise whether or not you intend to proceed with this application. If so, please provide the information requested to enable your application to be processed and issued.

Yours faithfully

Pat Lawrence  
Building Controls Manager

Encl.

20 October 1997

Please Quote: P12128

Doc. No: 72051

FC & V Wichmann  
Hamurana Road  
RD 2  
ROTORUA

Dear Sir,

**NOTICE TO SUSPEND PROCESSING OF CONSENT APPLICATION  
PURSUANT TO THE BUILDING REGULATIONS 1992 SECTION 6(2)  
APPL NO. 97/1827 - PROPOSED GARAGE  
STREET ADDRESS - 689 HAMURANA ROAD**

Receipt of your building consent application is acknowledged. You are hereby notified that the processing of this consent is suspended on the following grounds:

**Building:**

- A. The 300 x 100 door lintel and the 250 x 50 veranda beam are undersized. Please provide an alternative.
- B. Bracing calculations are required for this structure. The maximum distance between bracing lines shall be 5.0m.

Receipt of your advice in respect of the above matters will enable your consent to be more fully considered.

PLEASE DIRECT ALL REPLIES/ENQUIRIES TO THE DUTY BUILDING OFFICER.

Yours faithfully

P. Lawrence  
Building Control Manager





**BUILDING CONSENT NO:**

98/1337

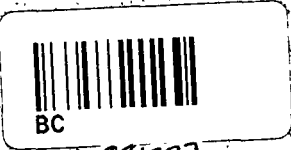
Project Information Memorandum No:

Section 35, Building Act 1991  
ROTORUA DISTRICT COUNCIL

ISSUED BY

(Insert a cross in each applicable box. Attach relevant documents).

**FILE**

APPLICANT	PROJECT	
<p>Name: <b>F &amp; C WICHMANN</b></p> <p>Mailing Address: <b>C/O J TETENBURG P O BOX 144 NBONGOTAHA</b></p>	<p>All <input type="checkbox"/></p> <p>Stage No <sup>X</sup> of an intended stages</p> <p>of:</p> <p>New Building <input type="checkbox"/></p> <p>Alteration <input type="checkbox"/></p>	
PROJECT LOCATION	<p>Intended Use(s) (in detail): <b>GARAGE / CARPORT NEW GARAGE</b></p> <p>Intended Life:</p>	
<p>Street Address: <b>689 HAMURANA ROA ROTORUA</b></p> 	<p>Indefinite, but not less than 50 years <input checked="" type="checkbox"/></p> <p>Specified as years</p> <p>Demolition <input type="checkbox"/></p> <p>Estimated Value: \$ <b>9,990.00</b></p>	
LEGAL DESCRIPTION	<p>Signed for and on behalf of the Council:</p> <p>Name: <u><i>[Signature]</i></u></p> <p>Position: <u>Admin - Building</u></p> <p>Date: <u>1/9/98</u></p>	
<p>Property Number: <b>12128</b></p> <p>Valuation Roll Number: <b>06951/341.02</b></p> <p>Lot: <b>2</b> DP: <b>25240</b></p> <p>Section: Block:</p> <p>Survey District:</p>	<th data-bbox="105 1357 778 1400">COUNCIL CHARGES</th> <p>The balance of Council's charges payable on uplifting of this building consent, in accordance with the tax invoice are:</p> <p>Total: \$ <b>0.00</b></p> <p>ALL FEES ARE G.S.T. INCLUSIVE</p>	COUNCIL CHARGES

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 does not affect any duty or responsibility under any other Act nor permit any breach of any other Act.

This building consent is issued subject to the conditions specified in the attached \_\_\_\_\_ pages, headed "Conditions of Building Consent No /"

# CODE COMPLIANCE CERTIFICATE NO:

98/1337

P12128

Section 43(3), Building Act 1991

ISSUED BY: ROTORUA DISTRICT COUNCIL

# FILE

BUILDING CONSENT NO: 98/1337

(Insert a cross in each applicable box. Attach relevant documents.)

PROJECT		PROJECT LOCATION	
All <input checked="" type="checkbox"/>		Street Number:	
Stage No of: _____ of an intended _____ stages		<b>F &amp; C WICHMANN</b>	✓
New or relocated building <input checked="" type="checkbox"/>		<b>689 HAMURANA ROAD,</b>	202
Alteration <input type="checkbox"/>		<b>ROTORUA</b>	Hamurana
Intended use(s) (in detail): <b>GARAGE / CARPORT</b> <b>NEW GARAGE</b>		LEGAL DESCRIPTION	
Intended Life: Indefinite, but not less than 50 years <input checked="" type="checkbox"/>		Property Number: <b>12128</b>	
Specified as _____ years <input type="checkbox"/>		Valuation Roll Number: <b>06951/341.02</b>	
Demolition <input type="checkbox"/>		Lot: <b>2</b>	DP: <b>25240</b>
		Section:	Block:
		Survey District:	

981337

This is:

- A final code compliance certificate issued in respect of all of the building work under the above building consent
- An interim code compliance certificate in respect of part only, as specified in the attached particulars, of the building work under the above building consent
- This certificate is issued subject to the conditions specified in the attached \_\_\_\_\_ page(s) headed "Conditions of Code Compliance Certificate No \_\_\_\_\_" (being this certificate).

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

Receipt No: NO FEES

Signed for and on behalf of the Council:

Name: D Macleod

Position: Building Admin

Date: 14 10/8/2000





# BUILDING CONSENT PROCESSING SHEET

**CONSENT NUMBER:** 60/98/ 1337      **DATE RECEIVED:** 17. 11. 98  
**SITE ADDRESS** 689 HAMURANA ROAD INV 26/8

ACTION / OFFICER	REVIEW	DATE	TIME TAKEN	APPRO	DATE
Check Appln - Bldg Officer	X		Hours ___ Min. ___		
Prepare File & Data Entry			Hours ___ Min. 15.	25	17.8.98
C.P.C. Planning	Fina	18/8	Hours ___ Min. ___	Fina	26/8
Drafting			Hours ___ Min. 6.	JYK	19.8.98
<del>Controlled Activity / Resource Consent</del>			Hours ___ Min. ___		
<del>Building Officer</del>			Hours ___ Min. 5.	JYK	24.8.98
Plumbing & Drainage	WJ.	21/8	Hours ___ Min. 5.	WJ.	21.8.98
<del>Pollution Control Officer</del>			Hours ___ Min. ___		
<del>Dangerous Goods/Geoth</del>			Hours ___ Min. ___		
Resource Engineer			Hours ___ Min. ___	[Signature]	26.8.98
<del>Environmental Health</del>			Hours ___ Min. ___		
<del>Recreation &amp; Community</del>			Hours ___ Min. ___		
Fees			Hours ___ Min. ___		
Disabled Facilities			Hours ___ Min. ___		
Update Date Entry			Hours ___ Min. ___		
Issue Tax Invoice			Hours ___ Min. ___		
Issue Building Consent			Hours ___ Min. ___		
Fax Costs			Hours ___ Min. ___		
Land Fill					
Flood Prone					
			Hours ___ Min. ___		

**Resource Consent:** [Stamp: RECEIVED 4 NOV 1998]  
**Activity:** Controlled/Discretionary/Non-Complying  
**Requested:**  
**Received:** Waiting for further info/Donna

**Approval/John:**

F e C Wichmann  
c/- J Tetenburg  
P.O. Box 144  
Ngongolakes

PLEASE QUOTE: P12128

Dear Sir

**NOTICE TO SUSPEND PROCESSING OF CONSENT APPLICATION BUILDING REGULATIONS 1992 SECTION 6 (2)**

Appn No. 98,1337 - Proposed Garage

Street Address: 689 Hamurana Road

Receipt of your building consent application is acknowledged. You are hereby notified that the processing of this consent is suspended on the following grounds:

COMMENTS



Private Bag RO 3029  
Rotorua  
New Zealand  
Telephone 07-348 4199  
Fax 07-346 3143  
E-mail mail@rdc.govt.nz

# ROTORUA DISTRICT COUNCIL

## APPLICATION FOR A BUILDING CONSENT

Section 33, Building Act 1992  
(Attach all relevant documents in duplicate)

APPLICATION NUMBER 98/1337

### PART A : GENERAL

(Complete Part A in all cases)

1. OWNER

2. CONTACT (If not owner)

Name <u>F&amp;E WICHMANN</u>	Contact Name <u>J. TENBUREL</u>
Postal Address <u>689 HAMURANA RD</u> <u>RD2 ROTORUA</u>	Postal Address <u>PO BOX 144</u> <u>NGONGOTATA</u>
Phone Number <u>3322102</u>	Phone Number <u>3685132</u>
Fax Number	Fax Number

3. PROJECT LOCATION

Address: 689 HAMURANA RD ROTORUA

4. LEGAL DESCRIPTION

Valuation Number <u>06951/341.02</u>	OFFICE USE ONLY		
	Property ID: <u>P12128</u>		
Lot(s) (Section) <u>2</u>	DP:/S (Block) <u>25240</u>	Lot Area(s) m <sup>2</sup> /ha <u>8420</u>	No. of new toilets/urinals <u>—</u>

5. PROJECT

5.1 New Building <input checked="" type="checkbox"/>	5.2 Intended Life	5.3 Description of Work: <u>CARAGE</u>
Alteration <input type="checkbox"/>	Indefinite but not less than 50 yrs <input type="checkbox"/>	5.4 Intended Use(s) (in detail) <u>CARAGE</u>
Relocation <input type="checkbox"/>	or	5.5 Estimated Value: \$ <u>9990</u> (GST INCL)
Demolition <input type="checkbox"/>	Specified as <input type="checkbox"/> yrs	

- Application for Building Consent only, in accordance with Project Information Memorandum No. ....
- Application for Building Consent and Project Information Memorandum.

Signed by the owner/owner's agent:

Signature: [Signature]

Name: J. TENBUREL Date: 17.8.98  
(PLEASE PRINT)

Office Use Only			
TARGET DATE			
<u>1</u>	<u>1</u>	<u>9</u>	<u>1998</u>

## PART B : PROJECT DETAILS

6. (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.

- (a)  Location, in relation to legal boundaries, and external dimensions of new, relocated, or altered buildings. (Site Plan with elevations, Topography, drawn to scale, Elevations in relation to natural ground level and proposed finish level).
- (b)  Details of any known or potential erosion, avulsion, falling debris, filled ground, subsidence, slippage, alluvion, inundation, geothermal, hazardous contaminants on or near the site.
- (c)  Provision to be made for vehicular access, including parking and materials used. (To be shown on site plan).
- (d)  Provisions to be made in building over or adjacent to any road or public place.
- (e)  Provisions to be made for disposing of stormwater and wastewater. (To be shown on site plan).
- (f)  Precautions to be taken where building work is to take place over existing drains or sewers or in close proximity to wells or watermains.
- (g)  New connections to public utilities, i.e. water supply, stormwater system, wastewater system.
- (h)  Provisions to be made in any demolition work for the protection of the public, suppression of dust, suppression of noise, disposal of debris and disconnection from public utilities.
- (i)  Details of any cultural or heritage significance of the building or building site, including whether it is on a marae, or waahi tapu.
- (j)  Copy or reference to, of any resource consent or planning approval for this project.
- (k)  Details of volume of Proposed Excavations: Include volumes for Site Preparation, Basement, and Driveway.

## PART C : PROJECT DETAILS

(Complete Part C in all cases)

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

- 7.  The drawings, specifications, and other documents according to which the building is proposed to be constructed to comply with the provision of the New Zealand Building Code, with supporting documents, if any, including:
  - 8.  Building certificates
  - 9.  Producer statements
  - 10.  References to accreditation certificates issued by the Building Industry Authority.
  - 11.  References to determinations issued by the Building Industry Authority.
  - 12.  Proposed procedures, if any, for inspection during construction.

**PART D**

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

13. DESIGNER(S)  
 Name: SKYLINE BUILDINGS LTD  
 Address: PO BOX 12261 PENROSE  
 Phone Number: 5791226 Fax Number: \_\_\_\_\_

BUILDER  
 Name: SKYLINE ROYORUA  
 Address: PO BOX 1144 NGONGOTATA  
 Phone Number: 3185132 Fax Number: \_\_\_\_\_

DRAINLAYER  
 Name: ANDERSEN DRAINAGE Reg. No. \_\_\_\_\_  
 Address: 8 MAY RD ROYORUA  
 Phone Number: 3161639 Fax Number: \_\_\_\_\_

PLUMBER  
 Name: \_\_\_\_\_ Reg. No. \_\_\_\_\_  
 Address: \_\_\_\_\_  
 Phone Number: \_\_\_\_\_ Fax Number: \_\_\_\_\_

If more than number allowed for, please provide details on a separate sheet.

4.	
Floor Area of Proposed Work	Area square metres
<b>Buildings Other Than Detached Accessory Buildings:</b>	sq.m.
Floor	sq.m.
Basement	sq.m.
Ground Floor	sq.m.
First Floor	sq.m.
Second Floor	sq.m.
Additional Floors (Total)	sq.m.
Mezzanine	sq.m.
Decks	sq.m.
Total	sq.m.
<b>Detached Accessory Buildings:</b>	Area square metres
Garage	51.86 sq.m.
Carport	sq.m.
Other Buildings	sq.m.
Total	sq.m.

**FOR OFFICE USE ONLY**

FEES		
Fees paid on Application	\$	c
Plan Review <i>referred from 97/1827</i>	100	00
Project Information Mem. -		
<b>TOTAL FEE GST Incl.</b>		
Fees payable on approval	\$	c
Building Consent	100	
Footpath Damage Deposit		
Crossing Deposit		
BRANZ Levy		
B.I.A. Levy		
Water Connection		
Sewer Connection		
Disconnection of Services		
Controlled Activity Fee		
Controlled Activity Bond		
Reserve/ Development Contribution		
Photocopying		
Structural Check		
Resiting Bond		
Service Lane Information		
Other		
<b>APPROVAL TOTAL</b>	100	

CONSENT ISSUE AUTHORITY	
Receipt No.	5396191
Date of Issue	1.9.98
Authorised By	<i>[Signature]</i>
Date authorised	26.8.98

REFERRALS		
	SENT	RETURNED
Structural		

AMENDED DETAILS RECEIVED		
	DATE	SIGN
Planning		
Health		
P & D		
Trade Waste		
Rec & Com		
DG/GEO		
Res Eng		
Building		
Structural		

52.00

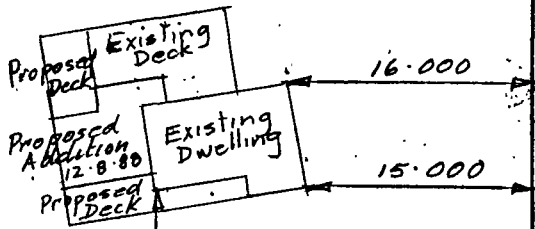
V ation No. 6951/341/  
 Lot No. 2  
 D.P. S. 25240  
 Blk./Sctn. Pt Manorewa Kaharua 6  
 S.D. BIK. VIII ROTORUA  
 Street No. Scale: 1 : 500

Prop.  
gar.  
9-10-97

12.00

8m

PLANS APPROVED SUBJECT TO ALL  
 REQUIREMENTS OF THE BUILDING ACT  
 1991 BEING FULLY COMPLIED WITH  
 Date 1.9.98 Consent Number 58/1337  
 Officer



PLEASE NOTE: This site plan must remain at the front of the site



8.579.

60.000

LOT 2  
 8420 m<sup>2</sup>

52.00

HAMURANA ROAD

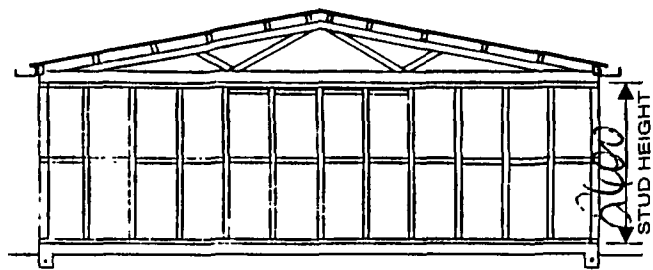
Nichman 97/1827

# SKYLINE GARAGE

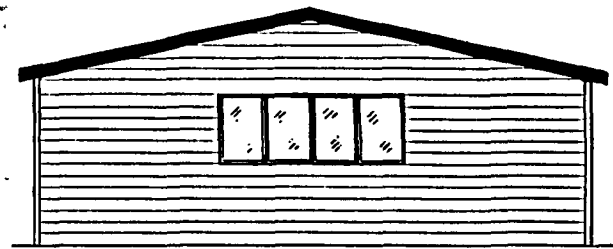
## SPECIFICATIONS

- FOUNDATIONS:** As per detail, or 200 x 200 concrete piles @ 1200 max. centres under studs.
- DAMPCOURSE:** 2 ply d.p.c. under all bottom plates.
- FRAMING:** All timber is boron treated Laser frame. All framing is housed, i.e. studs checked into plates and nogs checked into studs. Studs 90 x 35 Laser frame @ 600 centres. Top & bottom plates & nogs are 90 x 35 Laser frame.
- WALL BRACES:**  For sheet metal weatherboards refer to "Bracing resistance of Skyline Buildings Ltd wall systems." established by Auckland Uniservices Ltd.  
 Galvanised steel angle braces.
- ROOF TRUSSES:** Design series: Gang nail - 4260 and CH 2722 Trusses up to 6m wide spaced @ 2400 centres (Max.) Trusses over 6m wide spaced @ 1800 centres (Max.)
- ROOF PITCH:** 12.5° 15° 20° 25° 30°
- PURLINS:** 90 x 45 Laser frame @ 1100 centres max.
- TRUSS STIFFENERS:** 90 x 35 Laser frame on edge, up to 6m Garage width - 1 Row, over 6m Garage width - 2 rows
- SIDE ENTRY DOOR BEAM:** 2650 opening - 2 x 140 x 45.  
2950 opening - 2 x 180 x 45.  
4530 opening - Fitch Beam.
- DRAGON TIES:** 75 x 35 Laser frame on flat @ 45° angle over top plates at each corner up to 7.2m garage length, over 7.2m length additional dragon ties at either side of centre truss.
- SPOUTING:** .55 (24 GA) Zincalume steel gutters fixed to two sides of building.
- DOWNPIPES:** .40 (26 GA) 65 x 50 Zincalume steel, 1 off per gutter.
- RIDGING:** .40 (26 GA) Zincalume steel.
- ROOFING:** .40 (26 GA) Zincalume steel long run ribbed roofing.
- DOORS:** Side door - Timber frame, Zincalume steel clad each side.  
Main doors - .40 (26 GA) Zincalume steel overdoors or Galv. steel roller doors.
- EXTERIOR SHEATHING:**  .40 (26 GA) Zincalume steel weatherboards, 113mm profile. Color Cote / Colour Steel  
 .40 (26 GA) Zincalume steel weatherboards, 155mm profile. Color Cote / Colour Steel  
 Ultra-Clad .40 (26 GA) Zincalume steel weatherboards. Color Cote / Colour Steel  
 Hardiplank weatherboard.

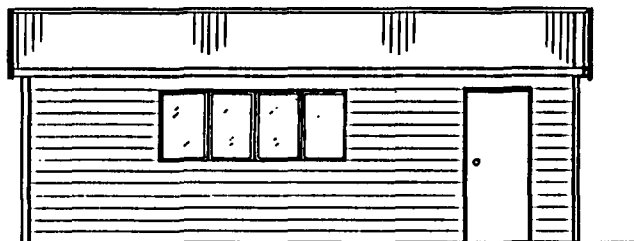
**NOTES:**  
On Color Cote / Colour Steel / Hardiplank Buildings. Zincalume Steel components referred to in spouting, exterior sheathing, doors and ridging are made of Zincalume Steel with baked on silicone polyester paint, known as 'COLOR STEEL' or 'COLOR COTE' (Trade Terms).



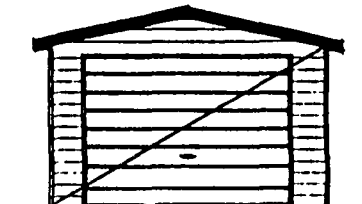
TYPICAL SECTION



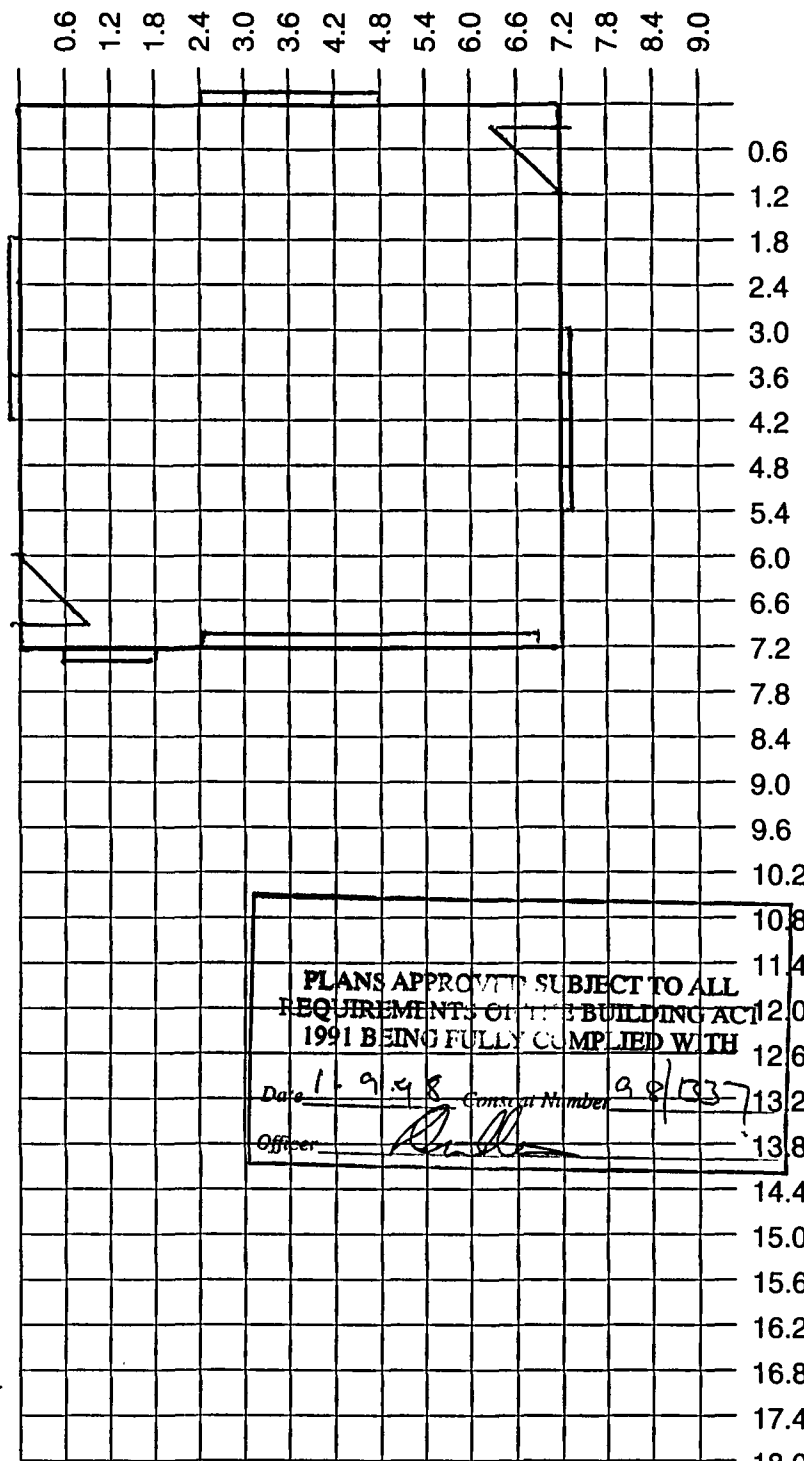
TYPICAL REAR VIEW



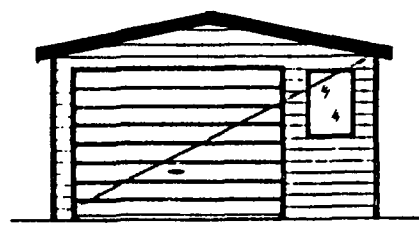
TYPICAL SIDE VIEW



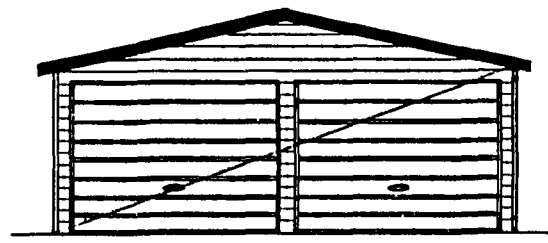
SINGLE



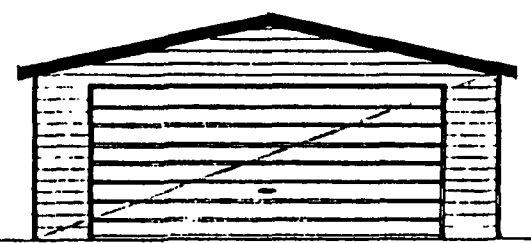
PLANS APPROVED SUBJECT TO ALL REQUIREMENTS OF THE BUILDING ACT 1991 BEING FULLY COMPLIED WITH  
Date 1.9.98 Const. Number 98/133  
Officer [Signature]



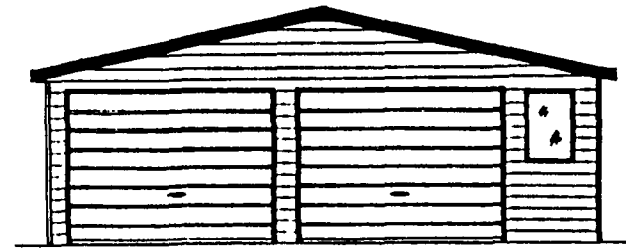
SINGLE WORKSHOP



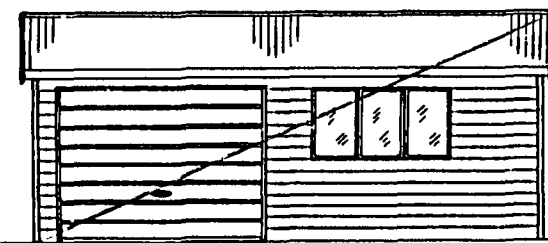
DOUBLE



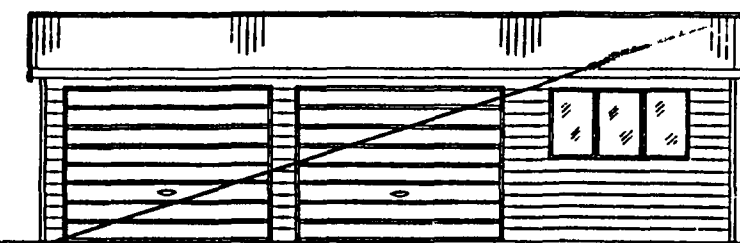
DOUBLE (4.5m DOOR)



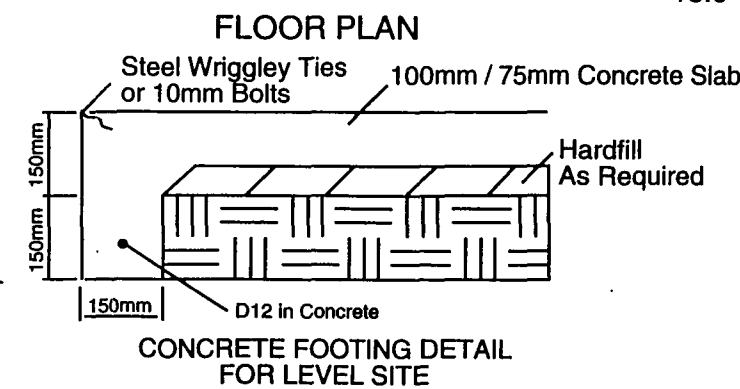
DOUBLE WORKSHOP



ONE DOOR SIDE ENTRY



TWO DOOR SIDE ENTRY



FLOOR PLAN

CONCRETE FOOTING DETAIL FOR LEVEL SITE

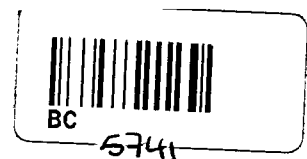
NOTE: CONTRACTORS MUST VERIFY ALL DIMENSIONS BEFORE COMMENCING ANY WORK

FOR: F&C WIEHMANN  
AT: 689 HAMURANA RD ROTORUA



DISTRIBUTOR: ROTOLOK CONSTRUCTION LTD  
P.O. BOX 144  
NGONGOTAHA.  
PHONE: 3485-132

DATE: AUG 98  
SCALE: 1:100  
SHEET 1



BC Only.

**BUILDING SERVICES - BUILDING CONSENT**

APPLICATION NO: 5741 VALUATION NO: 069511341.02  
 OWNER: Wichmann PROPERTY NO: P12128  
 PROJECT LOCATION: 689 Hamurana Road  
 DESCRIPTION OF WORK: Ensuite  
 CHECK APPLICATION - BUILDING OFFICER:

DATE RECEIVED: <u>7-8-00</u>	DUE DATE: <u>18-8-00</u>
DATE SUSPENDED:	DATE ISSUED: <u>10/8/00</u>

PROCESSING	REVIEW	DATE	TIME TAKEN	APPROVED	DATE
<del>Hazard</del>					
Administration			<u>10</u>	<u>OM</u>	<u>4-8-00</u>
Building			<u>20</u>	<u>MCY</u>	<u>8-8-00</u>
Plumbing Drainage					
Geothermal D/Goods					
Environmental Health					

FEES		
	Amount	Sign
Plan Review Fee	<u>\$300.00</u>	<u>OM</u>
Damage Bond		
Crossing Bond		
Water Connection		
Disconnection of Services		



# Rotorua District Council Services Plan

Valuation No.	06951/341.02	
Lot No.	2	
D.P.	S 25240	
Blk		
S.Blk	VIII	ROTORUA S.D.
Street No.	689	Scale 1 : 500



Lake Rotorua

Note: There are no RDC Services to this property.

## 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 18/04/2005.

P12128.  
**ROTORUA DISTRICT COUNCIL**

1061 Haupapa Street, Private Bag RO 3029, Rotorua. Telephone 07-348 4199 ext 9859. Fax 07-349 0999



FILE

**Issue Document**

CODE COMPLIANCE CERTIFICATE No:5741

Section 43(3), Building Act 1991

Issued: 10/08/2000

Building Consent No: 5741

**Owner**

MR FERDINAND CORNELIS WICHMANN  
689 HAMURANA ROAD  
HAMURANA, R D 2 ✓  
ROTORUA 3221

**Agent**

MR FERDINAND CORNELIS WICHMANN  
689 HAMURANA ROAD  
HAMURANA, R D 2  
ROTORUA 3221

**Site Information**

PROPERTY ID: 12128  
ASSESSMENT NO: 06951/341.02  
STREET ADDRESS: 689 HAMURANA ROAD, HAMURANA, R D 2, ROTORUA 3221  
LEGAL DESCRIPT: \*\*\*\*HAMURANA WATER\*\*\*\*LOT 2 DPS 25240 BLK VIII ROTORUA SD

**Project Information**

PROJECT IS FOR: Additions & Alterations  
INTENDED USE(S): ENSUITE  
INTENDED LIFE: Indefinite but not less than 50 years  
NUMBER OF STAGES: 1

**Fees**

There are no outstanding fees.

No Fees ✓

FINAL CODE COMPLIANCE CERTIFICATE: 5741  
See attached page(s) for any other conditions.

Page : 1

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

Signed for and behalf of the Council:

Name: P Lawrence      Position: Building Control Manager

Signed: PP [Signature]      Date: 11/2/2009

**BUILDING SERVICES**

**FIELD INSPECTION CARD**

Application No: 5741 Date Consent Issued: 10-8-00

OWNER: Wichmann

BUILDER: Kevin Singleton

SITE: 689 Hamurana Road  
Hamurana

PLUMBER: Jim of Lake City Plumbing

VALAUTION NO: 06961/341.00

DRAINLAYER:

FILE NO: P19129

LOT NO: 2

**DESCRIPTION OF PROPOSED WORK:**

*Ensuite*

DATE	INSPECTION REPORTS	TIME
14/8/2000	PRELIME - moisture content to framing all complies Plumbing installed in polybutylene under test 200 psi. All fixings in place where required. No footing inspection required all work is inside the existing envelope of the building.	45-
14/10/02	Not signed off letter	
18-2-02	Final - all work now complete OK to issue c.c.c.	
19/2/02	CCO ISSUED Start Dates.	
	NO FEES	
	✓	





Private Bag RO 3029  
Rotorua  
New Zealand  
Telephone 07-348 4199  
Fax 07-346 3143  
E-mail mail@rdc.govt.nz

Address all  
communications to:  
District Manager  
Rotorua District Council

Date: 14.2.2002

Please Quote: P12128.

Doc No: 43284

Mr F. Wichmann  
689 Hamurua Rd.  
Hamurua  
R.D. 2

Dear Building Owner,

**BUILDING CONSENT NO:** 5741  
**ADDRESS:** 689 Hamurua Rd.  
**PROJECT:** Ensuite

A check of our records shows that the above Building Consent has, as yet, not been signed off by Council as completed.

Whether the above project is completed or not, please contact Council so a Final Inspection can be arranged or a Progress Inspection or an Extension of Time be granted. Failure to do this could result in the above Consent being Lapsed or Cancelled. This could possibly jeopardise any future sale of your property.

Enclosed is a copy of Section 41 of the Building Act 1991 which gives Council the authority to Lapse and Cancel the Building Consent.

For further information or to book for an Inspection please contact Diane MacLeod directly on telephone (07) 348 4199.

Yours faithfully

Diane MacLeod  
Administration Assistant, Building



# ROTORUA DISTRICT COUNCIL

1061 Haupapa Street, Private Bag RO 3029, Rotorua, Telephone 07-348 4199 ext 8859, Fax 07-349 0993

## Issue Document

Building Consent No:5741  
Section 35, Building Act 1991  
Issued:10Aug00  
Project Information Memorandum No: 5740

## Owner

MR FERDINAND CORNELIS WICHMANN  
689 HAMURANA ROAD  
HAMURANA, R D 2  
ROTORUA 3221

## Agent

MR FERDINAND CORNELIS WICHMANN  
689 HAMURANA ROAD  
HAMURANA, R D 2  
ROTORUA 3221

## Site Information

PROPERTY ID: 12128  
ASSESSMENT NO: 06951/341.02  
STREET ADDRESS: 689 HAMURANA ROAD, HAMURANA, R D 2, ROTORUA 3221  
LEGAL DESCRIPTION: \*\*\*\*HAMURANA WATER\*\*\*\*LOT 2 DPS 25240 BLK

## Project Information

PROJECT IS FOR: Additions & Alterations  
INTENDED USE(S): ENSUITE  
INTENDED LIFE: Indefinite but not less than 50 years  
VALUE OF WORK: \$4,000.00  
NUMBER OF STAGES: 1

## Fees

COUNCIL'S TOTAL CHARGES FOR THIS BUILDING CONSENT ARE: \$300.00  
PAYMENTS RECEIVED TO DATE:  
Receipt number: 697480 Date: 04Aug00 Amount: \$300.00

Building Consent: 5741  
See attached page(s) for any other conditions.

Page : 1

**1: Inspections Required**

Plumbing work within any wall cavity, eg timber or blockwork.

Framing timber required to have a specified moisture content.

At the completion of the work authorised by this consent.

Please arrange the booking of inspections and direct enquiries regarding this consent to the Building Services Department, phone (07) 3484199.

The fixing of framing members prior to any lining being fixed.

**2: Code of Compliance Certificate**

The owner or his 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.

**3: 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.

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.


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

**4: 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.

Signed for and behalf of the Council:

Name: P Lawrence Position: Building Control Manager

Signed:  Date: 11/8/00



Private Bag RO 3029  
Rotorua  
New Zealand  
Telephone 07-348 4199  
Fax 07-346 3143  
E-mail mail@rdc.govt.nz

# ROTORUA DISTRICT COUNCIL

## APPLICATION FOR A BUILDING CONSENT

Section 33, Building Act 1992  
(Attach all relevant documents in duplicate)

APPLICATION NUMBER 5741

### PART A : GENERAL

(Complete Part A in all cases)

1. OWNER

2. CONTACT (If not owner)

Name <u>Ferdinand Wichmann</u>	Contact Name .....
Postal Address <u>689 Hamarara Rd.</u>	Postal Address .....
Phone Number <u>3322402</u>	Phone Number .....
Fax Number .....	Fax Number .....

3. PROJECT LOCATION

Address: 689 Hamarara Rd.

4. LEGAL DESCRIPTION

Valuation Number <u>0951/341-00</u>		OFFICE USE ONLY Property ID: <u>P12128</u>	
Lot(s) (Section) <u>2</u>	DP:/S (Block) <u>25240</u>	Lot Area:(s) m <sup>2</sup> <u>8400</u>	No. of new toilets/urinals <u>1</u>

5. PROJECT

5.1 New Building <input type="checkbox"/>	5.2 Intended Life Indefinite but not less than 50 yrs <input checked="" type="checkbox"/>	5.3 Description of Work: <u>Ensuite</u>
Alteration <input checked="" type="checkbox"/>	or Specified as <input type="checkbox"/> yrs	5.4 Intended Use(s) (in detail) <u>Toilet Shower</u> <u>Hand Basin</u>
Relocation <input type="checkbox"/>		5.5 Estimated Value: \$ <u>4,000</u> (GST INCL)
Demolition <input type="checkbox"/>		

- Application for Building Consent only, in accordance with Project Information Memorandum No. ....
- Application for Building Consent and Project Information Memorandum.

Signed by the owner/owner's agent:

Signature: [Signature]

Name: Karin Singleton Date: 3/7/2k  
(PLEASE PRINT)

<b>Office Use Only</b>	
<b>TARGET DATE</b>	
<u>1</u>	<u>1</u>

## PART B : PROJECT DETAILS

6. (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.

- (a)  Location, in relation to legal boundaries, and external dimensions of new, relocated, or altered buildings. (Site Plan with elevations, Topography, drawn to scale, Elevations in relation to natural ground level and proposed finish level).
- (b)  Details of any known or potential erosion, avulsion, falling debris, filled ground, subsidence, slippage, alluvion, inundation, geothermal, hazardous contaminants on or near the site.
- (c)  Provision to be made for vehicular access, including parking and materials used. (To be shown on site plan).
- (d)  Provisions to be made in building over or adjacent to any road or public place.
- (e)  Provisions to be made for disposing of stormwater and wastewater. (To be shown on site plan).
- (f)  Precautions to be taken where building work is to take place over existing drains or sewers or in close proximity to wells or watermains.
- (g)  New connections to public utilities, i.e. water supply, stormwater system, wastewater system.
- (h)  Provisions to be made in any demolition work for the protection of the public, suppression of dust, suppression of noise, disposal of debris and disconnection from public utilities.
- (i)  Details of any cultural or heritage significance of the building or building site, including whether it is on a marae, or waahi tapu.
- (j)  Copy or reference to, of any resource consent or planning approval for this project.
- (k)  Details of volume of Proposed Excavations: Include volumes for Site Preparation, Basement, and Driveway.

## PART C : PROJECT DETAILS

(Complete Part C in all cases)

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

- 7.  The drawings, specifications, and other documents according to which the building is proposed to be constructed to comply with the provision of the New Zealand Building Code, with supporting documents, if any, including:
- 8.  Building certificates
- 9.  Producer statements
- 10.  References to accreditation certificates issued by the Building Industry Authority.
- 11.  References to determinations issued by the Building Industry Authority.
- 12.  Proposed procedures, if any, for inspection during construction.

**PART D**

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

13. DESIGNER(S)  
Name: .....  
Address: .....  
Phone Number: ..... Fax Number: .....

BUILDER  
Name: *K Singleton*  
Address: *576 Te Anae Rd.*  
Phone Number: *3454540* Fax Number: *7454540*

DRAINLAYER  
Name: ~~*Jim of lake city plumbing*~~ Reg. No. ....  
Address: .....  
Phone Number: ..... Fax Number: .....

PLUMBER  
Name: *Jim of lake city plumbing* Reg. No. ....  
Address: .....  
Phone Number: ..... Fax Number: .....

If more than number allowed for, please provide details on a separate sheet.

Floor Area of Proposed Work	Area square metres
<b>Buildings Other Than Detached Accessory Buildings:</b>	sq.m.
Floor	sq.m.
Basement	sq.m.
Ground Floor	sq.m.
First Floor	sq.m.
Second Floor	sq.m.
Additional Floors (Total)	sq.m.
Mezzanine	sq.m.
Decks	sq.m.
Total	sq.m.
<b>Detached Accessory Buildings:</b>	Area square metres
Garage	sq.m.
Carport	sq.m.
Other Buildings	sq.m.
Total	sq.m.

**FOR OFFICE USE ONLY**

FEES		
Fees paid on Application	\$	c
Plan Review	<del>1500</del>	
Project Information Mem.		
<b>TOTAL FEE GST Incl.</b>		
Fees payable on approval	\$	c
Building Consent <sup>4/8/00</sup> <del>500</del>	<del>500</del>	
Footpath Damage Deposit		
Crossing Deposit		
BRANZ Levy		
B.I.A. Levy		
Water Connection		
Sewer Connection		
Disconnection of Services		
Controlled Activity Fee		
Controlled Activity Bond		
Reserve/ Development Contribution		
Photocopying		
Structural Check		
Resiting Bond		
Service Lane Information		
Other		
<b>APPROVAL TOTAL</b>		

CONSENT ISSUE AUTHORITY	
Receipt No.	<u>5697680</u>
Date of Issue	<u>10-8-00</u>
Authorised By	<u>[Signature]</u>
Date authorised	<u>8-8-00</u>

REFERRALS		
	SENT	RETURNED
Structural		

AMENDED DETAILS RECEIVED		
	DATE	SIGN
Planning		
Health		
P & D		
Trade Waste		
Rec & Com		
DG/GEO		
Res Eng		
Building		
Structural		

