



Form 7

Code compliance certificate

SECTION 95, BUILDING ACT 2004

The building

Street address of building: 610 STANLEY ROAD

Legal description of land where building is located: LOT 1 DP361144

Building name (if applicable):

Current, lawfully established, use: GARAGE

Year first constructed:

The owner

Name of owner BARRACLOUGH, DAVID THOMAS
610 STANLEY ROAD
RD 2
OPOTIKI 3198

Contact person

IDEAL GARAGES
38 MELVILLE ROAD
RD 3
WHAKATANE 3193

Phone no. - Landline: day 0064 07 3049468

- Mobile:

Phone no. - Daytime: day 0064 07 3049468

- After hours:

Email address:

Website:

First point of contact for communications with the building consent authority is as follows:

Whakatane District Council,
Private Bag 1002,
Whakatane,
Phone 07 3060500, fax 07 3070718
info@whakatane.govt.nz

Building work

Building consent number: **17533**

Issued by: Whakatane District Council

Code compliance

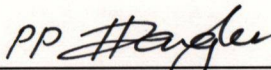
The building consent authority named below is satisfied, on reasonable grounds, that —

- (a) the building work complies with the building consent; and
- (b) ~~the specified systems in the building are capable of performing to the performance standards set out in the building consent.~~

Attachment

~~Compliance schedule~~

Notes



Signature

Team Leader Technical Administration

Position

On behalf of: Whakatane District Council

Date: 01 Feb 2013

Paul Howells

From: Paul Howells
Sent: Friday, 25 January 2013 9:50 a.m.
To: 'Lesley Ford'
Subject: RE: A J Barraclough - 610 Stanley Road, Wainui
Attachments: SKMBT_C552 13012509370.pdf

Hi Lesley.

I've just checked and the invoice has not been paid. A copy of same is attached as requested.

Kind regards

Paul

Paul Howells | Building Monitoring Officer

WHAKATĀNE DISTRICT COUNCIL | Private Bag 1002 | Whakatāne 3158
Phone 07 306 0500 Ext 7534 | **ddi** 07 306 0534 | **Mobile** 027 453 6259 | **Fax** 07 307 0718
Email Paul.Howells@whakatane.govt.nz | **Web** www.whakatane.govt.nz



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From: Lesley Ford [<mailto:l.ford@hamertons.co.nz>]
Sent: Friday, 25 January 2013 9:24 a.m.
To: Paul Howells
Subject: A J Barraclough - 610 Stanley Road, Wainui

Good morning Paul

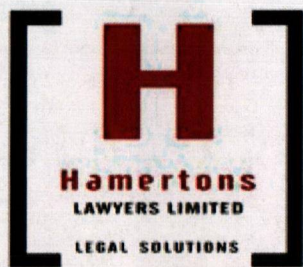
The CCC has issued for the garage on the property and a fee of \$253.75 is payable. Can you please advise whether that has been paid. I am holding funds in our trust account but as I have not received an invoice from you I am not sure whether it has been paid already by someone else. Please advise. If it is still owing, please forward an invoice and I will make payment.

Regards

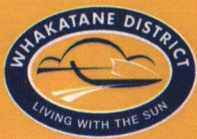
Lesley Ford
Law Clerk

Ph 07 3070680; Fax 07 3070225
Top Floor, Niederer Plaza, The Strand,
PO Box 601, Whakatane 3158

DX JA31519



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CCC Invoice

TAX INVOICE

GST REG NO: 16-940-356

BARRACLOUGH, DAVID THOMAS
610 STANLEY ROAD
RD 2
OPOTIKI 3198

Invoice No: 104185
Date: 04 Dec 2012
Customer No: 25885
Your Reference: BC - 17533

Due Date: 20 Jan 2013

DETAILS	QTY	UNIT	AMOUNT
BUILDING CONSENT ACCOUNT			
● PECTION - OUTSIDE TOWN BOUNDARY	2	91.31	182.61
BC PROCESSING FEE	25	1.52	38.04

PLEASE NOTE: CODE OF COMPLIANCE CERTIFICATE WILL BE ISSUED UPON PAYMENT OF THIS ACCOUNT

●
Payment can be made by Cash, Cheque, Eftpos, Telebanking or Internet Banking to
ANZ Bank 01-0434-0334411-00 quoting invoice number and customer number

SUB TOTAL	220.65
GST	33.10
TOTAL	\$253.75

Detach this portion and return with your payment to the address below.

 Whakatane District Council Commerce Street Private Bag 1002 Whakatane 3120 New Zealand Telephone: 07 3060 500	BARRACLOUGH, DAVID THOMAS 610 STANLEY ROAD RD 2 OPOTIKI 3198	INVOICE NUMBER: 104185 CUSTOMER NO: 25885 AMOUNT: \$253.75
---	---	--

Paul Howells

From: Paul Howells
Sent: Thursday, 29 November 2012 2:53 p.m.
To: 'Lesley Ford'
Subject: RE: A J Barracrough - 610 Stanley Road, Wainui

Hi Lesley.

Yes the final inspection has been done and the CCC approved for issue. We have just reconciled the file and there will be an invoice of \$253.75 to be paid in order for the CCC to be generated. Would you like the invoice to go to yourselves or off to the owners??

Kind regards

Paul

Paul Howells | Building Monitoring Officer

WHAKATĀNE DISTRICT COUNCIL | Private Bag 1002 | Whakatāne 3158
Phone 07 306 0500 Ext 7534 | ddi 07 306 0534 | Mobile 027 453 6259 | Fax 07 307 0718
Email Paul.Howells@whakatane.govt.nz | Web www.whakatane.govt.nz

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From: Lesley Ford [<mailto:l.ford@hamertons.co.nz>]
Sent: Thursday, 29 November 2012 2:36 p.m.
To: Paul Howells
Subject: A J Barracrough - 610 Stanley Road, Wainui

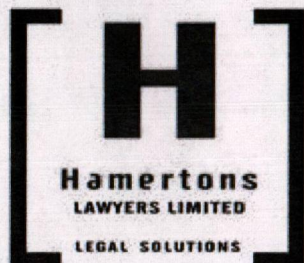
Hello Paul

Please advise whether you have completed the inspection of the above property and whether a code compliance certificate will now issue. Our settlement date is tomorrow.

Regards

Lesley Ford
Law Clerk

Ph 07 3070680; Fax 07 3070225
Top Floor, Niederer Plaza, The Strand,
PO Box 601, Whakatane 3158
DX JA31519



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Eric Scholte

From: Lesley Ford <l.ford@hamertons.co.nz>
Sent: Friday, 16 November 2012 9:07 a.m.
To: Eric Scholte
Subject: A J Barraclough - 610 Stanley Road, Wainui

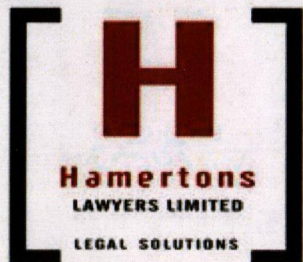
Hello Eric

Thank you for your emailed advice yesterday. A plumber is going to the property today. I will let you know when the work has been carried out so a re-inspection can be arranged.

Regards

Lesley Ford
Law Clerk

Ph 07 3070680; Fax 07 3070225
Top Floor, Niederer Plaza, The Strand,
Box 601, Whakatane 3158
BX JA31519



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Eric Scholte

From: Eric Scholte
Sent: Thursday, 15 November 2012 1:01 p.m.
To: 'l.ford@hamertons.co.nz'
Subject: Re: A J Barraclough- 610 Stanley Road

COPY

Hello Lesley

I was required to carry out a Final Code of Compliance Inspection (CCC) at the above address, Building Consent # 17533.

Unfortunately Whakatane District Council is not in a position to issue a CCC because the storm water is discharging directly onto the ground at the road face end of the garage. The downpipe discharges directly onto the ground and has the potential to undermine the foundations.

Can you please inform your client and have this rectified and then call for a re-inspection once this has been rectified. An option would be to install an adequately sized soak-hole or divert to the water tank as per the rear downpipe of the garage.

Kind regards

Eric Scholte | Building Control Officer

WHAKATĀNE DISTRICT COUNCIL | Private Bag 1002 | Whakatāne 3158
Phone 07 306 0500 Ext 7588 | **Mobile** | **Fax** 07 307 0718
Email Eric.Scholte@whakatane.govt.nz | **Web** www.whakatane.govt.nz

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Final Inspection Garages/ Carports

Builder / Agent / Applicant's Name:

IDEAL GARAGES.

Consent No:

17533

Property Address:

610 STANLEY ROAD.

Restricted Building Work - LBP license check:

☐ Applies ☒ Na

Name of LBP:

License sighted:

☐ Yes ☐ No

License No:

LBP Onsite:

☐ Yes ☐ No

ITEMS TO BE CHECKED [Checked against the approved Building Consent (BC) documents]

Key:

Decision: ☒ = Pass ☐ = Fail, further inspection required ☐ = Not Applicable

Reason for decision: Compliance or non compliance with the approved building consent documents

- ☒ CCC application has been received ☐ Yes ☐ No
- ☒ Approved Building consent documents on site
- ☒ Prior inspection passed or instructions addressed

Exterior

- ☒ Weathering and penetrations: roof and walls (fixings etc.). Flashing / sealants completed & in place
- ☒ Claddings installed as per standards/specifications
- ☒ Exterior decorated with finishings as approved plans
- ☒ Glazing
- ☒ Ground height complies (at time of inspection)
- ☒ Framing, bracing, fixings
- ☒ Stormwater disposed appropriately

Interior

- ☐ Firewall rating and stopping ☐ Yes ☐ No
- ☒ All installer certs. / QA / other required statements / energy/certificates (including gas) received ☐ Yes ☐ No

Other

- ☒ All documentation received
- ☐ Crossing & footpath damage

Comments if required:

① FRONT STORMWATER PIPE ISN'T CONNECTED TO A SOAKHOLE OR WATER TANKS. THIS MUST BE RESOLVED PRIOR TO A CCC BEING ISSUED.
e-mail compiled & forwarded to the lawyer @ HAMILTONS. 15 mins.

STORMWATER COMPLETE.

OUTCOME OF DECISIONS

- ☒ Work complies with the approved BC documents
- ☒ Work does NOT comply ☒ Reinspection required
- ☐ Work complies subject to conditions
- ☐ LBP: Record of Building Work documentation received (for consents approved from 1 March 2012)

Further Inspection:

- ☒ Work complies with the approved BC documents
- ☐ Work does NOT comply

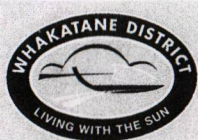
Officer:

Date: 15-11-12

Officer:

Date: 28/11/2012

☐ Notice to Fix, No:



15 March 2011

BARRACLOUGH, DAVID THOMAS
610 STANLEY ROAD
RD 2
OPOTIKI 3198

Dear Sir/Madam

OUTSTANDING CODE COMPLIANCE CERTIFICATE

I am writing to let you know that the Council's records indicate that:

Building Consent No.	17533
Granted on	19 Feb 2008
Owner	BARRACLOUGH, DAVID THOMAS
Project	Garage
Location	610 STANLEY ROAD

has not had a code compliance certificate issued.

The building Act 2004 requires building owners to apply for a code compliance certificate after all building work carried out under the building consent has been completed.

In the event that no application is received within 2 years from the date the consent was issued, the Council is required to make a decision on whether to issue a code compliance certificate. This will likely involve the need for a Building Control Officer to visit the property and conduct an inspection, the outcome of which may be an approval to issue a code compliance certificate (in the event the building work has been satisfactorily completed) or a notice to fix (where building work is outstanding or non-compliant).

You should be aware that any insurance cover on your building you have in place may be at risk where no code compliance certificate has been issued.

If the building work has been completed, please contact our Customer Services Department on 07 3060500 to arrange for a final inspection to be carried out.

If the building project is not completed, and unlikely to be completed within the next month, please contact the Team Leader Building on (07) 3060500 to discuss whether the Council would be prepared to approve an additional period of time for completion of the project and still qualify for a code compliance certificate.

Kind regards

Liisa Tioke
TEAM LEADER TECHNICAL ADMINISTRATION



11 September 2009

BARRACLOUGH, DAVID THOMAS
610 Stanley Road
OPOTIKI
Opotiki 3092

Dear Sir/Madam

OUTSTANDING CODE COMPLIANCE CERTIFICATE

I am writing to let you know that the Council's records indicate that:

Building Consent No.	17533
Granted on	19 Feb 2008
Owner	BARRACLOUGH, DAVID THOMAS
Project	Garage
Location	610 STANLEY ROAD

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The Building Act 2004 requires building owners to apply for a code compliance certificate after all building work carried out under the building consent has been completed. In the event that no application is received within 2 years from the date the consent was issued, the Council is required to make a decision on whether to issue a code compliance certificate.

You should be aware that any insurance cover on your building that you have in place may be at risk where no code compliance certificate has been issued.

If the building work has been completed, please contact our Customer Services Department on 07 3060500 to arrange for a final inspection to be carried out. Alternatively, if a final inspection has been done but not approved, please contact Technical Administration on 07 3060500 for clarification.

If the building project is not completed, I would encourage you to have the work finished within the next 6 months.

Kind regards

Liisa Tioke
TEAM LEADER TECHNICAL ADMINISTRATION

Electrical Certificate of Compliance

for prescribed electrical work that is carried out on electrical installations and involves the placing or positioning or the replacing or repositioning of conductors (including fittings attached to those conductors).
To be completed whether or not an inspection is required.

No 2634740

No. of attachments

NIL

CUSTOMER INFORMATION - PLEASE PRINT CLEARLY

Name of customer

DAVE BARACLOUGH

Phone:

0276602114

Address of installation

610 STANLEY RD. RD2 OPOTIKI

Postal address of customer (if not as above)

AS ABOVE

WORK DETAILS

9 No. of lighting outlets

☒ No. of ranges

Please tick (✓) as appropriate where work includes:

10 No. of socket outlets

☒ No. of water heaters☒ Mains☒ Main earthing system

Was any installation work carried out by the homeowner?

☒ Yes ☒ No☒ Switchboard☒ Electric lines

Description

WIRED UP CARSHED
FITTED OFF AND
POWERED UP. ALL
ON RCD PROTECTION
SUBMAIN CABLE WAS
ALREADY INSTALLED
BY LAST ELECTRICIAN

It is recommended that test results be recorded here:

Visual Examination



Earth Continuity



Bonding



Polarity



Insulation Resistance 200+ Mohm

Other

If necessary attach any pages with sketches of work done

CERTIFICATION OF WORK

I certify that the above electrical work has been carried out in accordance with the requirements of the Electricity Act 1992 and Electricity Regulations 1997.

ELECTRICAL WORKER DETAILS

Name

MIKE BIRD

Registration no.

E626

Company

MIKE BIRD ELECTRICAL

Signature

Michael J Bird

Date

4-1-10

Contact Ph No.

027 2450064

CERTIFICATION OF ELECTRIC LINES

(to be completed where a separate electrical worker has installed the electric line portion of the mains)

Name

Registration no.

Company

Signature

Date

Contact Ph No.

INSPECTION DETAILS

Electrical work requiring inspection by a registered electrical inspector



New mains



Switchboard



Earthing system



Installation work in hazardous areas

I certify that the inspection has been carried out in accordance with the requirements of regulation 41 of the Electricity Regulations 1997.

Name

Registration no.

Signature

Date

Daytime Contact Ph No.



WHAKATANE DISTRICT COUNCIL

PRIVATE BAG 1002
WHAKATANE

PRELINE BUILDING

PROPERTY ADDRESS: 610 STANLEY ROAD CONSENT NO: BC # 17533

BUILDERS NAME: 10522 GARDNER

(tick) ☒ Passed
(considered & approved)

(cross) ☒ Failed
(considered & not approved)

(dash) ☐ Not Applicable .
(not applicable to job / not required to be considered for compliance)

GENERAL

Approved building consent documents on site ☒

Conditions of consent (if any) are met ☒

Floor plan as per the approved plans ☒

WALLS

As per the approved plans ☒

Appropriate materials being used ☒

External envelope complete & weatherproof ☒

Wall bracing ☒

Fixings ☒

Windows (location, size, type, glazing etc) ☒

Moisture content ☒

ROOF

As per the approved plans ☒

Fixings ☒

Roof bracing ☒

Framing/Truss layout ☒

Roof penetrations & flashings ☒

Roof underlay ☒

INSULATION

As per the approved plans ☒

Correct installation ☒

Inspection Notes

• AMENDED PLAN REC.

• 30% MEASURED

15/7/08 19-22% measured

• NOT INSTALLED

Additional notes, observations and site instructions:
(weather conditions, discussions with builder, etc)

• WINDS IN PLACE - BRACING TO AMENDED
PLAN REQUIRED. BRACING DONE.

MOISTURE TOO HIGH. BATTES TO BE INSTALLED.

OUTCOME OF INSPECTION

Further Inspection Required
(cannot continue to next stage)

☒

15/7/08
Approved

(can continue to next stage)

☐

Reasons for Decision: (e.g. as per approved plans)

• OKAY TO LINE CEILING ONLY - NOT APPROVED
TO LINE ANY EXTERNAL WALLS. INTERNAL
PARTITION ~~OKAY~~ OKAY TO LINE ONE SIDE ONLY.
RE-LOOK REQUIRED.

Inspector:

4hp

Date:

1-7-2008

BC # 17533
610 Stanley Rd

WALL BRACING - ACHIEVED

JOB DETAILS

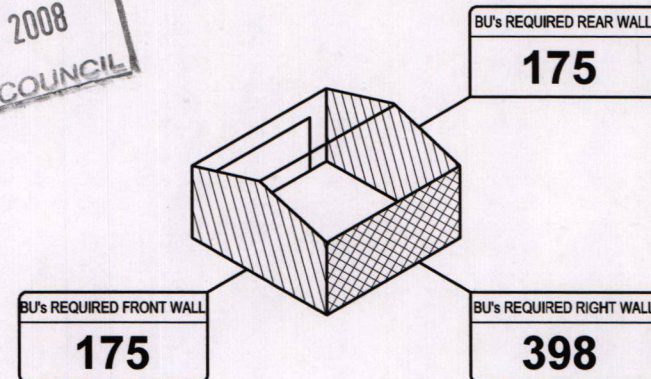
JOB No	BC # 17533
CLIENT NAME	Barraclough
PRODUCT TYPE	Classic
LENGTH x WIDTH	9000 x 7200
NOMINAL HEIGHT	3000
CLADDING TYPE	Deluxe
WIND ZONE	High
NOMINAL ROOF PITCH	15 degs

Bracing units required ratings are derived from the 'Wall Bracing - Required' section of the 'Ideal Buildings Producer Statement'.

Bracing units achieved ratings are derived from the 'Wall Bracing - Cladding Element' and the 'Wall Bracing - Hardware Element' sections of the 'Ideal Buildings Producer Statement'.

All bracing elements shall be installed in accordance with the 'Wall Bracing - Cladding Element' and the 'Wall Bracing - Hardware Element' sections of the 'Ideal Buildings Producer Statement'.

24 JUN 2008
DISTRICT COUNCIL



FRONT END WALL

CLADDING BRACING ELEMENTS	BU's	QTY	SUB TOTAL
DEL2-12	45	4	180
HARDWARE BRACING ELEMENTS	BU's	QTY	SUB TOTAL
TOTAL BU's ACHIEVED			180

REAR END WALL

CLADDING BRACING ELEMENTS	BU's	QTY	SUB TOTAL
DEL2-18	65	2	130
HARDWARE BRACING ELEMENTS	BU's	QTY	SUB TOTAL
SB1-24	70	1	70
TOTAL BU's ACHIEVED			200

RIGHT SIDE WALL

CLADDING BRACING ELEMENTS	BU's	QTY	SUB TOTAL
DEL2-12	45	2	90
DEL2-18	65	1	65
HARDWARE BRACING ELEMENTS	BU's	QTY	SUB TOTAL
SB1-24x2	70	4	280
TOTAL BU's ACHIEVED			435

Variation - Amended bracing layout.
26-05-08

BC# 17533
610 Stanley Rd

Variation - Amended bracing
26-05-08 layout

Customer Barraclough
Date 02/04/08 12:58
Dealer WHAKTANE

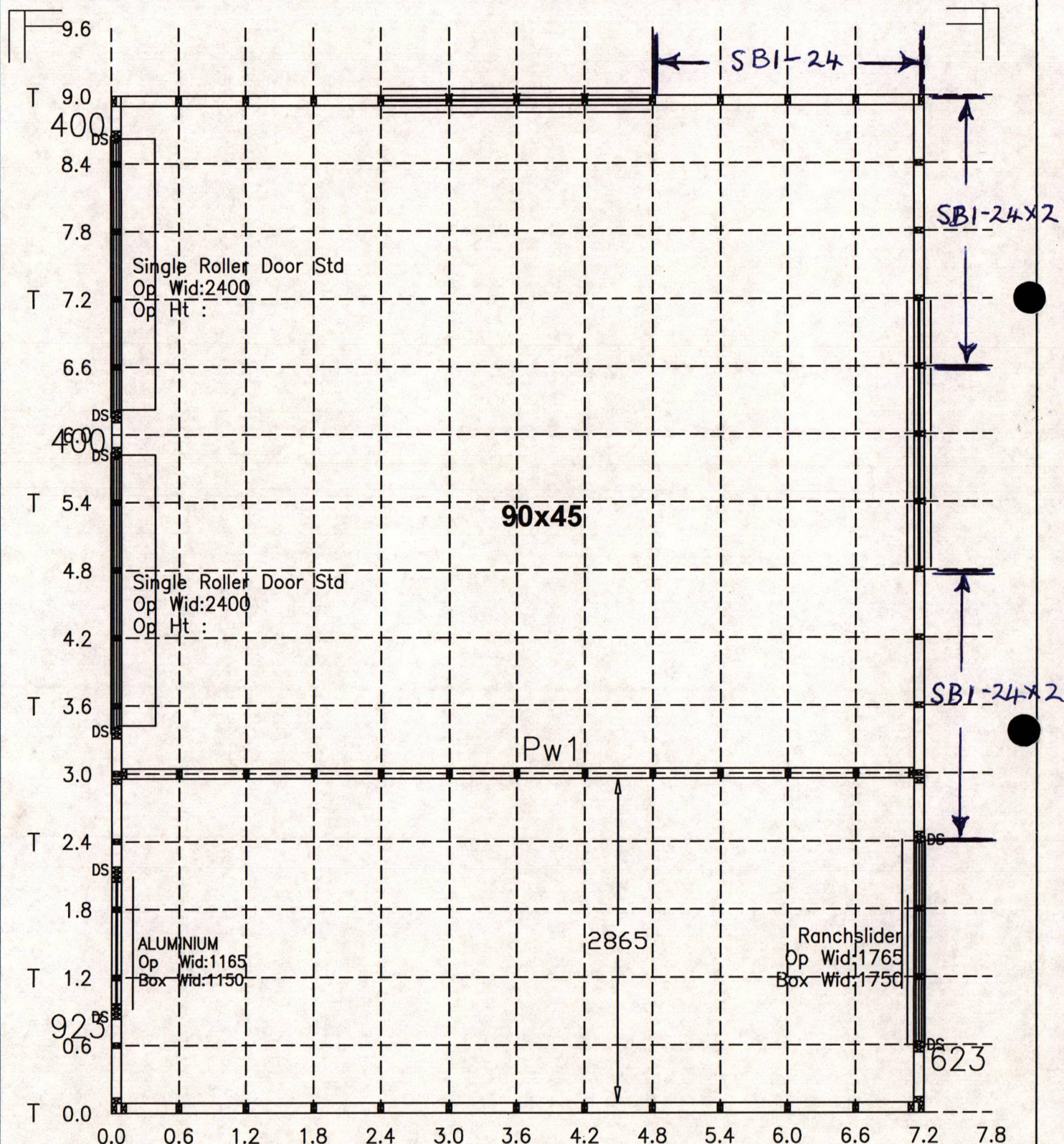
Job Number 160941

SIZE : 9000 x 7200
DOWNPIPES : REAR

ABBREVIATIONS: DS=Double Stud
TS=Triple Stud

ALL OPENING DIMENSIONS are to the GAP EDGE
of the TRIMMER STUD

(160941) - CLASSIC GARAGE - Studs: 90x45 - H1.2





WHAKATANE DISTRICT COUNCIL

PRIVATE BAG 1002
WHAKATANE

SITING & FOUNDATION

GARAGE

PROPERTY ADDRESS: 610 Stanley Rd CONSENT NO: 17533

BUILDERS NAME: IDEAL GARAGES

(tick) ☒ Passed
(considered & approved)

(cross) ☒ Failed
(considered & not approved)

(dash) ☐ Not Applicable.
(not applicable to job / not required to be considered for compliance)

SITING / GENERAL

- Correct site ☒
- Approved building consent documents on site ☒
- Conditions of consent (if any) are met ☐
- Surveyors Certificate ☐
- Excavations, safe slopes, hoarding etc for site safety ☒

Inspection Notes

FOUNDATIONS

- As per the approved plans ☒
- Appropriate materials being used ☒
- Location, type, sizes, cover, laps etc of reinforcing correct ☒
- Steel is clean and tied ☒
- Ground bearing checked and adequate ☒
- Foundations clean, sides vertical & no water in foundations ☒
- Proposed floor level correct ☒
- Engineer inspected (if required) ☐

✓ ☒ NO MESH FITTED YET. MESH IN PLACE (21/4/08)
☒ LAPS GOOD. CORRECT DIMENSIONS & TIED NEATLY.
✓ ☒ CHECKED @ APPROX 1000mm CTRS. OKAY, EXCEPT TWO CORNERS CAN MAKE A BIT DEEPER, HARD 100mm $\downarrow$.
AFFECTED AREA HAS BEEN CLEANED OUT / RESHAPED (21/4/08)

Additional notes, observations and site instructions:
(weather conditions, discussions with builder, etc)

RAINING. WATER IN FOUNDATIONS.
NO MESH IN PLACE, ALTHOUGH MESH IS ON SITE. FOUNDATIONS HAVE COLLAPSED IN ONE CORNER NEAR HOUSE DUE TO ACTION OF WATER. SOME PARTS OF SLAB PLATFORM WILL REQUIRE RE-COMPACTION.
FOUNDATIONS ARE DEEP ENOUGH (7600mm IN PLACES).

OUTCOME OF INSPECTION

Further Inspection Required
(cannot continue to next stage)



Approved
(can continue to next stage)



21/4/08

Reasons for Decision: (e.g. as per approved plans)

FOUNDATION WALLS COLLAPSING IN PLACES.
NO MESH IN PLACE.

RE-INSPECTED ON 21/4/08. APPROVED.

Inspector:

Date:

16 APR 2008

SITING FOUNDATION

