

## EQC Full Assessment Report

**Claim Number:** CLM/2011/219813  
**Claimant:** EGC LOVE  
**Property Address:** 19 TAUMUTU ROAD  
 SOUTHBRIDGE 7602

**Assessment Date:** 31/10/2011 10:48  
**Assessor:** Foley, Charles  
**Estimator:** Stevens, Chris

### Claimant Setup

| Type  | Name      | Home Number | Mobile Number | Work Number | Email Address |
|-------|-----------|-------------|---------------|-------------|---------------|
| Owner | EGC, LOVE |             |               |             |               |

### Insurance & Mortgage Details

#### Insurance Details - From Claim Centre

| Insurer                | Policy Type | Policy Number | Insurance Sighted | Insurance Valid |
|------------------------|-------------|---------------|-------------------|-----------------|
| Westpac (Lumley Group) | Dwelling    |               | Yes               |                 |

#### Insurance Details - Added in COMET

| Insurer | Policy Type | Policy Number | Insurance Sighted | Insurance Valid |
|---------|-------------|---------------|-------------------|-----------------|
|---------|-------------|---------------|-------------------|-----------------|

#### Insurance Details - Comments

No contents claim to be submitted from this event.

#### Mortgage Details - From Claim Centre

| Bank |
|------|
|------|

#### Mortgage Details - Added in COMET

| Bank                        |
|-----------------------------|
| WESTPAC NEW ZEALAND LIMITED |

#### Mortgage Details - Comments

### Opt Out

For repairs costing between \$10,000 and \$100,000 the claimant wishes to manage their own repairs? No

### Hazards

**Hazards:** Nil  
**Property Sticker:** No Sticker

### Building Configurations

Leaky Home Syndrome? No

| Building Name | Number of floors | Building Finish | Age of house | Footprint   | Area (m2) |
|---------------|------------------|-----------------|--------------|-------------|-----------|
| Main Building | 1                | Standard        | 1961 - 1980  | Rectangular | 121.89    |
| Garage        | 1                | Standard        | Post 1980    | Rectangular | 36.60     |

## Full Assessment

### Site

| Element | Type    | Material | Damages              | Measure | Rate | Cost |
|---------|---------|----------|----------------------|---------|------|------|
| Land    | Exposed | Soil     | No Earthquake Damage |         |      |      |

**General Comments:**

### Services

| Element      | Type            | Material | Damages              | Measure | Rate | Cost |
|--------------|-----------------|----------|----------------------|---------|------|------|
| Sewerage     | Town Connection | PVC Pipe | No Earthquake Damage |         |      |      |
| Water Supply | Town Connection | Plastic  | No Earthquake Damage |         |      |      |

**General Comments:**

### Main Building

#### Exterior

##### Elevation (North)

**Damage:** Earthquake damage

**Require Scaffolding?** No

| Element       | Type         | Material | Damages                      | Measure  | Rate  | Cost  |
|---------------|--------------|----------|------------------------------|----------|-------|-------|
| Wall Cladding | Brick Veneer | Brick    | Cracking                     |          |       |       |
|               |              |          | Grind out and repoint mortar | 3.00 l/m | 30.00 | 90.00 |
| Wall framing  | Timber Frame | Timber   | No Earthquake Damage         |          |       |       |

**General Comments:**

##### Elevation (South)

**Damage:** Earthquake damage

**Require Scaffolding?** No

| Element       | Type         | Material | Damages                      | Measure  | Rate  | Cost  |
|---------------|--------------|----------|------------------------------|----------|-------|-------|
| Wall Cladding | Brick Veneer | Brick    | Cracking                     |          |       |       |
|               |              |          | Grind out and repoint mortar | 0.60 l/m | 30.00 | 18.00 |
| Wall framing  | Timber Frame | Timber   | No Earthquake Damage         |          |       |       |

**General Comments:**

##### Elevation (East)

**Damage:** Earthquake damage

**Require Scaffolding?** No

| Element       | Type         | Material | Damages                      | Measure  | Rate  | Cost   |
|---------------|--------------|----------|------------------------------|----------|-------|--------|
| Wall Cladding | Brick Veneer | Brick    | Cracking                     |          |       |        |
|               |              |          | Grind out and repoint mortar | 6.00 l/m | 30.00 | 180.00 |
| Wall framing  | Timber Frame | Timber   | No Earthquake Damage         |          |       |        |

**General Comments:**

##### Elevation (West)

**Damage:** Earthquake damage

**Require Scaffolding?** No

| Element       | Type         | Material | Damages                      | Measure  | Rate  | Cost   |
|---------------|--------------|----------|------------------------------|----------|-------|--------|
| Wall Cladding | Brick Veneer | Brick    | Cracking                     |          |       |        |
|               |              |          | Grind out and repoint mortar | 5.00 l/m | 30.00 | 150.00 |
| Wall framing  | Timber Frame | Timber   | No Earthquake Damage         |          |       |        |

**General Comments:**

### Foundations

**Damage:** No damage

**Require Scaffolding?** No

**General Comments:** Con slab

### Roof

**Damage:** No damage

**Require Scaffolding?** No  
**General Comments:** Rolled metal

#### **Ground Floor - Kitchen (Dining lounge)**

**Damage:** Earthquake damage

**Require Scaffolding?** No

| Element                      | Type                         | Material             | Damages                                                   | Measure  | Rate  | Cost     |
|------------------------------|------------------------------|----------------------|-----------------------------------------------------------|----------|-------|----------|
| Ceiling                      | Gib                          | Stipple              | Cosmetic Damage                                           |          |       |          |
|                              |                              |                      | Scrape off, rake out, fill, restipple (excludes painting) | 51.06 m2 | 34.00 | 1,736.04 |
| Door (External)              | Sliding / Ranch sliding door | Aluminium            | No Earthquake Damage                                      |          |       |          |
| Door (Internal)              | Single Hollow Core           | Timber               |                                                           |          |       |          |
| Floor                        | Concrete                     | Carpet               | No Earthquake Damage                                      |          |       |          |
| Heating                      | Wood                         | Wood burner          |                                                           |          |       |          |
| Kitchen joinery              | Standard Spec                | Laminate             | No Earthquake Damage                                      |          |       |          |
| Range ( Free standing oven ) | Electric                     | Standard Electric    | No Earthquake Damage                                      |          |       |          |
| Range Hood                   | Over Head                    | Standard spec        | No Earthquake Damage                                      |          |       |          |
| Wall covering                | Gib                          | Lining paper / paint | Cosmetic damage                                           |          |       |          |
|                              |                              |                      | Remove, dispose and replace lining paper                  | 3.00 m2  | 30.00 | 90.00    |
|                              |                              |                      | Cosmetic damage                                           |          |       |          |
|                              |                              |                      | Paint wall                                                | 34.00 m2 | 24.00 | 816.00   |
| Window                       | Bay Window                   | Pane single glazed   | No Earthquake Damage                                      |          |       |          |
| Window                       | Aluminium Casement           | Pane single glazed   | No Earthquake Damage                                      |          |       |          |
| Work top                     | Kitchen work top             | Laminate             | No Earthquake Damage                                      |          |       |          |
| <b>General Comments:</b>     |                              |                      | walls 2 colours                                           |          |       |          |

#### **Ground Floor - Entry**

**Damage:** No damage

**Require Scaffolding?** No

**General Comments:** Stipple ceiling. Painted lining paper walls. Tiles over concrete floor. Timber external door & one obscured glass fixed window.

#### **Ground Floor - Rumpus (By front door)**

**Damage:** Earthquake damage

**Require Scaffolding?** No

| Element         | Type                         | Material  | Damages                     | Measure  | Rate  | Cost   |
|-----------------|------------------------------|-----------|-----------------------------|----------|-------|--------|
| Ceiling         | Gib                          | Paint     | Cosmetic Damage             |          |       |        |
|                 |                              |           | Rake out, plaster and paint | 9.62 m2  | 27.00 | 259.74 |
| Door (External) | Sliding / Ranch sliding door | Aluminium | No Earthquake Damage        |          |       |        |
| Door (Internal) | Single Hollow Core           | Timber    | No Earthquake Damage        |          |       |        |
| Floor           | Concrete                     | Carpet    | No Earthquake Damage        |          |       |        |
| Wall covering   | Gib                          | Paint     | Cosmetic damage             |          |       |        |
|                 |                              |           | Rake out, plaster and paint | 30.24 m2 | 27.00 | 816.48 |

**General Comments:**

#### **Ground Floor - Bedroom (Off lounge)**

**Damage:** Earthquake damage

**Require Scaffolding?** No

| Element         | Type               | Material | Damages                     | Measure | Rate  | Cost   |
|-----------------|--------------------|----------|-----------------------------|---------|-------|--------|
| Ceiling         | Gib                | Paint    | Cosmetic Damage             |         |       |        |
|                 |                    |          | Rake out, plaster and paint | 9.45 m2 | 27.00 | 255.15 |
| Door (Internal) | Single Hollow Core | Timber   | No Earthquake Damage        |         |       |        |

|               |                    |                    |                             |          |       |        |
|---------------|--------------------|--------------------|-----------------------------|----------|-------|--------|
| Floor         | Concrete           | Carpet             |                             |          |       |        |
| Wall covering | Gib                | Paint              | Cosmetic damage             |          |       |        |
|               |                    |                    | Rake out, plaster and paint | 29.75 m2 | 27.00 | 803.25 |
| Window        | Aluminium Casement | Pane single glazed | No Earthquake Damage        |          |       |        |

**General Comments:** There are at least 5 popped nails in ceiling.

**Ground Floor - Bedroom (Master)**

**Damage:** Earthquake damage

**Require Scaffolding?** No

| Element           | Type               | Material             | Damages                                  | Measure  | Rate  | Cost   |
|-------------------|--------------------|----------------------|------------------------------------------|----------|-------|--------|
| Built in wardrobe | Wardrobe           | MDF                  | No Earthquake Damage                     |          |       |        |
| Ceiling           | Gib                | Stipple              | No Earthquake Damage                     |          |       |        |
| Door (Internal)   | Single Hollow Core | Timber               | No Earthquake Damage                     |          |       |        |
| Floor             | Concrete           | Carpet               | No Earthquake Damage                     |          |       |        |
| Wall covering     | Gib                | Lining paper / paint | Cosmetic damage                          |          |       |        |
|                   |                    |                      | Remove, dispose and replace lining paper | 2.00 m2  | 30.00 | 60.00  |
|                   |                    |                      | Cosmetic damage                          |          |       |        |
|                   |                    |                      | Paint wall                               | 15.00 m2 | 24.00 | 360.00 |
| Window            | Aluminium Casement | Pane single glazed   | No Earthquake Damage                     |          |       |        |

**General Comments:** Walls 2 colours

**Ground Floor - Bedroom (By master)**

**Damage:** Earthquake damage

**Require Scaffolding?** No

| Element           | Type               | Material           | Damages                     | Measure  | Rate  | Cost   |
|-------------------|--------------------|--------------------|-----------------------------|----------|-------|--------|
| Built in wardrobe | Wardrobe           | MDF                | No Earthquake Damage        |          |       |        |
| Ceiling           | Gib                | Stipple            | No Earthquake Damage        |          |       |        |
| Door (Internal)   | Single Hollow Core | Timber             | No Earthquake Damage        |          |       |        |
| Floor             | Concrete           | Carpet             | No Earthquake Damage        |          |       |        |
| Wall covering     | Gib                | Paint              | Cosmetic damage             |          |       |        |
|                   |                    |                    | Rake out, plaster and paint | 30.72 m2 | 27.00 | 829.44 |
| Window            | Aluminium Casement | Pane single glazed | No Earthquake Damage        |          |       |        |

**General Comments:**

**Ground Floor - Laundry**

**Damage:** No damage

**Require Scaffolding?** No

**General Comments:** Stipple ceiling. Lining paper walls. Tiles over concrete floor. Hollow timber door & aluminum window. Stainless steel wash tub.

**Ground Floor - Toilet**

**Damage:** No damage

**Require Scaffolding?** No

**General Comments:** Painted walls and ceiling tiles floor

**Ground Floor - Bathroom**

**Damage:** No damage

**Require Scaffolding?** No

**General Comments:** Painted walls and ceiling tiles floor

**Ground Floor - Hallway**

**Damage:** Earthquake damage

**Require Scaffolding?** No

| Element         | Type              | Material  | Damages              | Measure | Rate | Cost |
|-----------------|-------------------|-----------|----------------------|---------|------|------|
| Ceiling         | Gib               | Stipple   | No Earthquake Damage |         |      |      |
| Door (External) | Single glass door | Aluminium | No Earthquake Damage |         |      |      |

|       |          |       |                                   |         |        |        |
|-------|----------|-------|-----------------------------------|---------|--------|--------|
| Floor | Concrete | Tiles | Cosmetic damage                   |         |        |        |
|       |          |       | Remove, dispose and install tiles | 1.00 m2 | 170.00 | 170.00 |

|               |     |                      |                      |
|---------------|-----|----------------------|----------------------|
| Wall covering | Gib | Lining paper / paint | No Earthquake Damage |
|---------------|-----|----------------------|----------------------|

**General Comments:** Stipple ceiling. Painted lining paper walls. Carpe & tiles over concrete floor. Glass panel aluminium external door. No windows.

## Garage

### Exterior

#### Elevation (North)

**Damage:** No damage

**Require Scaffolding?** No

**General Comments:** 6 x2 metal

#### Elevation (South)

**Damage:** No damage

**Require Scaffolding?** No

**General Comments:** 6 x2 metal

#### Elevation (East)

**Damage:** No damage

**Require Scaffolding?** No

**General Comments:** 6 x2 metal

#### Elevation (West)

**Damage:** No damage

**Require Scaffolding?** No

**General Comments:** 6 x2 metal

#### Foundations

**Damage:** Damage but not earthquake related

**Require Scaffolding?** No

**Non Earthquake Notes:** Fine cracking in slab

**General Comments:** Con slab

#### Roof

**Damage:** No damage

**Require Scaffolding?** No

**General Comments:** Rolled metal

#### Ground Floor - Room (Other) (Garage)

**Damage:** No damage

**Require Scaffolding?** No

**General Comments:**

## Fees

### Fees

| Name          | Duration | Estimate |
|---------------|----------|----------|
| Small Job Fee | 1.00     | 180.00   |

### Overheads

| Name                    | Estimate |
|-------------------------|----------|
| Preliminary and general | 530.73   |
| Margin                  | 734.48   |
| GST                     | 1,211.90 |

## Scope Of Works Estimate

### Property

| Description | Estimate |
|-------------|----------|
| Site        | 0.00     |
| Services    | 0.00     |
|             | 0.00     |

### Main Building

| Name     | Description       | Estimate |
|----------|-------------------|----------|
| Exterior | Foundations       | 0.00     |
|          | Roof              | 0.00     |
|          | Elevation (East)  | 180.00   |
|          | Elevation (North) | 90.00    |
|          | Elevation (South) | 18.00    |
|          | Elevation (West)  | 150.00   |
|          |                   | 438.00   |

| Floor        | Description             | Estimate |
|--------------|-------------------------|----------|
| Ground Floor | Bathroom                | 0.00     |
|              | Bedroom (By master)     | 829.44   |
|              | Bedroom (Master)        | 420.00   |
|              | Bedroom (Off lounge)    | 1,058.40 |
|              | Entry                   | 0.00     |
|              | Hallway                 | 170.00   |
|              | Kitchen (Dining lounge) | 2,642.04 |
|              | Laundry                 | 0.00     |
|              | Rumpus (By front door)  | 1,076.22 |
|              | Toilet                  | 0.00     |
|              |                         | 6,196.10 |

6,196.10

### Garage

| Name     | Description       | Estimate |
|----------|-------------------|----------|
| Exterior | Foundations       | 0.00     |
|          | Roof              | 0.00     |
|          | Elevation (East)  | 0.00     |
|          | Elevation (North) | 0.00     |
|          | Elevation (South) | 0.00     |
|          | Elevation (West)  | 0.00     |
|          |                   | 0.00     |

| Floor        | Description           | Estimate |
|--------------|-----------------------|----------|
| Ground Floor | Room (Other) (Garage) | 0.00     |
|              |                       | 0.00     |

0.00

### Fees

| Description   | Estimate |
|---------------|----------|
| Small Job Fee | 180.00   |
|               | 180.00   |

### Overheads

| Description             | Estimate |
|-------------------------|----------|
| Preliminary and general | 530.73   |
| Margin                  | 734.48   |

|                       |          |
|-----------------------|----------|
| GST                   | 1,211.90 |
|                       | 2,477.11 |
| <b>Total Estimate</b> | 9,291.21 |

## Inspection Sign Off

| Description                                        | Answer | comments       |
|----------------------------------------------------|--------|----------------|
| <b>Contents Damage</b>                             |        |                |
| Has the contents schedule been left with claimant? | No     |                |
| Have the contents been sighted?                    | No     |                |
| <b>Land Damage</b>                                 |        |                |
| Is there land damage?                              | No     |                |
| Landslip damage has been assessed on paper         | No     |                |
| <b>Was a full inspection done?</b>                 |        |                |
| In roof space                                      | Yes    |                |
| On roof?                                           | No     | Not necessary  |
| Under sub floor?                                   | No     | Concrete slab. |
| <b>Decline Claim</b>                               |        |                |
| Recommend Declining Claim                          | No     |                |
| <b>Next Action:</b>                                |        |                |
| Recommend settlement direct with claimant.         |        |                |

## Previous Claim Numbers (recorded manually in field)

- Claim lodged for September 2010 event was for contents only. This is only claim for building damage.

## File Notes

**Date Created:** 31/10/2011 12:45  
**Created :** Stevens, Chris  
**Subject:** 31/10/2011  
**Note:** Single story dwelling on a con slab.  
 Brick cladding and rolled metal roof.  
 4 bedrooms and minor damage  
**Next Action:** Pay claimment

## Urgent Works Items

# Scope of Works



## Document explanatory note:

This document provides a summary of the earthquake damage identified by the EQC assessment team. Land, building and room by room damage is listed along with an indication of how this damage is to be repaired. A glossary of terms describing the type of damage that may be listed on your Scope of Works is provided at the end of this document.

**Customer:** EGC LOVE

## Assessment of Property at 19 TAUMUTU ROAD, SOUTHBRIDGE 7602 on 31/10/2011

### Site

| Element                           | Damage | Repair |
|-----------------------------------|--------|--------|
| Land (Exposed - Soil - 600.00 m2) |        |        |

### Services

| Element                                              | Damage               | Repair |
|------------------------------------------------------|----------------------|--------|
| Sewerage (Town Connection - PVC Pipe - 20.00 l/m)    | No Earthquake Damage |        |
| Water Supply (Town Connection - Plastic - 20.00 l/m) | No Earthquake Damage |        |

## Main Building

### Exterior

#### Elevation (North)

| Element                                         | Damage               | Repair                                |
|-------------------------------------------------|----------------------|---------------------------------------|
| Wall Cladding (Brick Veneer - Brick - 28.00 m2) | Cracking             | Grind out and repoint mortar 3.00 l/m |
| Wall framing (Timber Frame - Timber - 28.00 m2) | No Earthquake Damage |                                       |

#### Elevation (South)

| Element                                         | Damage               | Repair                                |
|-------------------------------------------------|----------------------|---------------------------------------|
| Wall Cladding (Brick Veneer - Brick - 28.00 m2) | Cracking             | Grind out and repoint mortar 0.60 l/m |
| Wall framing (Timber Frame - Timber - 28.00 m2) | No Earthquake Damage |                                       |

#### Elevation (East)

| Element                                         | Damage               | Repair                                |
|-------------------------------------------------|----------------------|---------------------------------------|
| Wall Cladding (Brick Veneer - Brick - 28.00 m2) | Cracking             | Grind out and repoint mortar 6.00 l/m |
| Wall framing (Timber Frame - Timber - 28.00 m2) | No Earthquake Damage |                                       |

#### Elevation (West)

| Element                                         | Damage               | Repair                                |
|-------------------------------------------------|----------------------|---------------------------------------|
| Wall Cladding (Brick Veneer - Brick - 28.00 m2) | Cracking             | Grind out and repoint mortar 5.00 l/m |
| Wall framing (Timber Frame - Timber - 28.00 m2) | No Earthquake Damage |                                       |

**Foundations**

| Element | Damage | Repair |
|---------|--------|--------|
|---------|--------|--------|

No Damage

**Roof**

| Element | Damage | Repair |
|---------|--------|--------|
|---------|--------|--------|

No Damage

**Interior****Ground Floor - Kitchen (Dining lounge)**

Room Size: 7.40 x 6.90 = 51.06 (length(m) x width(m) = Area Size(m2))

Stud Height: 2.40 m

| Element | Damage | Repair |
|---------|--------|--------|
|---------|--------|--------|

|                                    |                 |                                                           |          |
|------------------------------------|-----------------|-----------------------------------------------------------|----------|
| Ceiling (Gib - Stipple - 51.06 m2) | Cosmetic Damage | Scrape off, rake out, fill, restipple (excludes painting) | 51.06 m2 |
|------------------------------------|-----------------|-----------------------------------------------------------|----------|

|                                                                         |                      |  |  |
|-------------------------------------------------------------------------|----------------------|--|--|
| Door (External) (Sliding / Ranch sliding door - Aluminium - 1.00 No of) | No Earthquake Damage |  |  |
|-------------------------------------------------------------------------|----------------------|--|--|

|                                                            |  |  |  |
|------------------------------------------------------------|--|--|--|
| Door (Internal) (Single Hollow Core - Timber - 1.00 No of) |  |  |  |
|------------------------------------------------------------|--|--|--|

|                                      |                      |  |  |
|--------------------------------------|----------------------|--|--|
| Floor (Concrete - Carpet - 51.06 m2) | No Earthquake Damage |  |  |
|--------------------------------------|----------------------|--|--|

|                                          |  |  |  |
|------------------------------------------|--|--|--|
| Heating (Wood - Wood burner - 1.00 item) |  |  |  |
|------------------------------------------|--|--|--|

|                                                        |                      |  |  |
|--------------------------------------------------------|----------------------|--|--|
| Kitchen joinery (Standard Spec - Laminate - 1.00 item) | No Earthquake Damage |  |  |
|--------------------------------------------------------|----------------------|--|--|

|                                                                         |                      |  |  |
|-------------------------------------------------------------------------|----------------------|--|--|
| Range ( Free standing oven ) (Electric - Standard Electric - 1.00 item) | No Earthquake Damage |  |  |
|-------------------------------------------------------------------------|----------------------|--|--|

|                                                    |                      |  |  |
|----------------------------------------------------|----------------------|--|--|
| Range Hood (Over Head - Standard spec - 1.00 item) | No Earthquake Damage |  |  |
|----------------------------------------------------|----------------------|--|--|

|                                                       |                 |                                          |         |
|-------------------------------------------------------|-----------------|------------------------------------------|---------|
| Wall covering (Gib - Lining paper / paint - 68.64 m2) | Cosmetic damage | Remove, dispose and replace lining paper | 3.00 m2 |
|-------------------------------------------------------|-----------------|------------------------------------------|---------|

|  |                 |            |          |
|--|-----------------|------------|----------|
|  | Cosmetic damage | Paint wall | 34.00 m2 |
|--|-----------------|------------|----------|

|                                                       |                      |  |  |
|-------------------------------------------------------|----------------------|--|--|
| Window (Bay Window - Pane single glazed - 2.00 No of) | No Earthquake Damage |  |  |
|-------------------------------------------------------|----------------------|--|--|

|                                                               |                      |  |  |
|---------------------------------------------------------------|----------------------|--|--|
| Window (Aluminium Casement - Pane single glazed - 1.00 No of) | No Earthquake Damage |  |  |
|---------------------------------------------------------------|----------------------|--|--|

|                                                   |                      |  |  |
|---------------------------------------------------|----------------------|--|--|
| Work top (Kitchen work top - Laminate - 4.00 l/m) | No Earthquake Damage |  |  |
|---------------------------------------------------|----------------------|--|--|

**Ground Floor - Entry**

Room Size: 1.90 x 1.50 = 2.85 (length(m) x width(m) = Area Size(m2))

Stud Height: 2.40 m

| Element | Damage | Repair |
|---------|--------|--------|
|---------|--------|--------|

No Damage

**Ground Floor - Rumpus (By front door)**

Room Size: 3.70 x 2.60 = 9.62 (length(m) x width(m) = Area Size(m2))

Stud Height: 2.40 m

| Element | Damage | Repair |
|---------|--------|--------|
|---------|--------|--------|

|                                 |                 |                             |         |
|---------------------------------|-----------------|-----------------------------|---------|
| Ceiling (Gib - Paint - 9.62 m2) | Cosmetic Damage | Rake out, plaster and paint | 9.62 m2 |
|---------------------------------|-----------------|-----------------------------|---------|

|                                                                         |                      |  |  |
|-------------------------------------------------------------------------|----------------------|--|--|
| Door (External) (Sliding / Ranch sliding door - Aluminium - 1.00 No of) | No Earthquake Damage |  |  |
|-------------------------------------------------------------------------|----------------------|--|--|

|                                                            |                      |  |  |
|------------------------------------------------------------|----------------------|--|--|
| Door (Internal) (Single Hollow Core - Timber - 1.00 No of) | No Earthquake Damage |  |  |
|------------------------------------------------------------|----------------------|--|--|

|                                     |                      |  |  |
|-------------------------------------|----------------------|--|--|
| Floor (Concrete - Carpet - 9.62 m2) | No Earthquake Damage |  |  |
|-------------------------------------|----------------------|--|--|

|                                        |                 |                             |          |
|----------------------------------------|-----------------|-----------------------------|----------|
| Wall covering (Gib - Paint - 30.24 m2) | Cosmetic damage | Rake out, plaster and paint | 30.24 m2 |
|----------------------------------------|-----------------|-----------------------------|----------|

**Ground Floor - Bedroom (Off lounge)**

Room Size: 3.50 x 2.70 = 9.45 (length(m) x width(m) = Area Size(m2))

Stud Height: 2.40 m

| Element                                                       | Damage               | Repair                      |          |
|---------------------------------------------------------------|----------------------|-----------------------------|----------|
| Ceiling (Gib - Paint - 9.45 m2)                               | Cosmetic Damage      | Rake out, plaster and paint | 9.45 m2  |
| Door (Internal) (Single Hollow Core - Timber - 1.00 No of)    | No Earthquake Damage |                             |          |
| Floor (Concrete - Carpet - 9.45 m2)                           |                      |                             |          |
| Wall covering (Gib - Paint - 29.76 m2)                        | Cosmetic damage      | Rake out, plaster and paint | 29.75 m2 |
| Window (Aluminium Casement - Pane single glazed - 1.00 No of) | No Earthquake Damage |                             |          |

**Ground Floor - Bedroom (Master)**

Room Size: 4.00 x 4.10 = 16.40 (length(m) x width(m) = Area Size(m2))

Stud Height: 2.40 m

| Element                                                       | Damage               | Repair                                   |          |
|---------------------------------------------------------------|----------------------|------------------------------------------|----------|
| Built in wardrobe (Wardrobe - MDF - 7.20 m2)                  | No Earthquake Damage |                                          |          |
| Ceiling (Gib - Stipple - 16.40 m2)                            | No Earthquake Damage |                                          |          |
| Door (Internal) (Single Hollow Core - Timber - 1.00 No of)    | No Earthquake Damage |                                          |          |
| Floor (Concrete - Carpet - 16.40 m2)                          | No Earthquake Damage |                                          |          |
| Wall covering (Gib - Lining paper / paint - 38.88 m2)         | Cosmetic damage      | Remove, dispose and replace lining paper | 2.00 m2  |
|                                                               | Cosmetic damage      | Paint wall                               | 15.00 m2 |
| Window (Aluminium Casement - Pane single glazed - 2.00 No of) | No Earthquake Damage |                                          |          |

**Ground Floor - Bedroom (By master)**

Room Size: 3.00 x 3.40 = 10.20 (length(m) x width(m) = Area Size(m2))

Stud Height: 2.40 m

| Element                                                       | Damage               | Repair                      |          |
|---------------------------------------------------------------|----------------------|-----------------------------|----------|
| Built in wardrobe (Wardrobe - MDF - 3.12 m2)                  | No Earthquake Damage |                             |          |
| Ceiling (Gib - Stipple - 10.20 m2)                            | No Earthquake Damage |                             |          |
| Door (Internal) (Single Hollow Core - Timber - 1.00 No of)    | No Earthquake Damage |                             |          |
| Floor (Concrete - Carpet - 10.20 m2)                          | No Earthquake Damage |                             |          |
| Wall covering (Gib - Paint - 30.72 m2)                        | Cosmetic damage      | Rake out, plaster and paint | 30.72 m2 |
| Window (Aluminium Casement - Pane single glazed - 1.00 No of) | No Earthquake Damage |                             |          |

**Ground Floor - Laundry**

Room Size: 2.40 x 1.80 = 4.32 (length(m) x width(m) = Area Size(m2))

Stud Height: 2.40 m

| Element   | Damage | Repair |  |
|-----------|--------|--------|--|
| No Damage |        |        |  |

**Ground Floor - Toilet**

Room Size: 1.70 x 0.90 = 1.53 (length(m) x width(m) = Area Size(m2))

Stud Height: 2.40 m

| Element | Damage | Repair |  |
|---------|--------|--------|--|
|---------|--------|--------|--|

No Damage

**Ground Floor - Bathroom**

Room Size: 2.30 x 2.70 = 6.21 (length(m) x width(m) = Area Size(m2))

Stud Height: 2.40 m

| Element | Damage | Repair |
|---------|--------|--------|
|---------|--------|--------|

No Damage

**Ground Floor - Hallway**

Room Size: 1.00 x 7.00 = 7.00 (length(m) x width(m) = Area Size(m2))

Stud Height: 2.40 m

| Element | Damage | Repair |
|---------|--------|--------|
|---------|--------|--------|

Ceiling (Gib - Stipple - 7.00 m2) No Earthquake Damage

Door (External) (Single glass door - Aluminium - 1.00 No of) No Earthquake Damage

Floor (Concrete - Tiles - 1.00 m2) Cosmetic damage Remove, dispose and install tiles 1.00 m2

Wall covering (Gib - Lining paper / paint - 38.40 m2) No Earthquake Damage

**Garage****Exterior****Elevation (North)**

| Element | Damage | Repair |
|---------|--------|--------|
|---------|--------|--------|

No Damage

**Elevation (South)**

| Element | Damage | Repair |
|---------|--------|--------|
|---------|--------|--------|

No Damage

**Elevation (East)**

| Element | Damage | Repair |
|---------|--------|--------|
|---------|--------|--------|

No Damage

**Elevation (West)**

| Element | Damage | Repair |
|---------|--------|--------|
|---------|--------|--------|

No Damage

**Foundations**

| Element | Damage | Repair |
|---------|--------|--------|
|---------|--------|--------|

No Damage

**Roof**

| Element | Damage | Repair |
|---------|--------|--------|
|---------|--------|--------|

No Damage

**Interior****Ground Floor - Room (Other) (Garage)**

Room Size: 6.00 x 6.00 = 36.00 (length(m) x width(m) = Area Size(m2))

Stud Height: 2.40 m

| Element | Damage | Repair |
|---------|--------|--------|
|---------|--------|--------|

No Damage

#### Scope of Works - Glossary of Terms

|                          |                                                                                                                                                                                                                                                                                                                                                                                           |
|--------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>Cosmetic Damage</b>   | Cosmetic damage is used to record repairs to an element that can be done in situ e.g. minor cracking to plasterboard. For example a repair strategy may state "rake, stop and paint" and this is carried out without needing to remove or replace the damaged element. Where the plasterboard for example needs to be removed and replaced, this will be recorded as 'structural damage'. |
| <b>Impact Damage</b>     | Impact damage is where an element or part of a building sustains earthquake damage and then breaks away or collapses causing damage to another part of the building. An example is a chimney that has collapsed and caused damage to roof tiles.                                                                                                                                          |
| <b>Structural Damage</b> | The term structural damage is used where a repair requires an element to be removed and replaced e.g. major cracking to plasterboard or external cladding that has been dislodged. This term does not relate to the structural integrity of the building as a whole, but to the individual element only.                                                                                  |

#### Additional Information

|                       |                                                                                                                                                                                                    |
|-----------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>Building Terms</b> | The Department of Building and Housing website has a comprehensive list of common building terms:<br><a href="http://www.dbh.govt.nz/building-az-wxyz">http://www.dbh.govt.nz/building-az-wxyz</a> |
|-----------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|

## EQC Full Assessment Report

**Claim Number:** CLM/2012/016307  
**Claimant:** EL LOVE  
**Property Address:** 19 TAUMUTU ROAD  
 SOUTHBRIDGE 7602

**Assessment Date:** 18/09/2012 14:44  
**Assessor:** Stannard, Lauren  
**Estimator:** Marquet, Doug

### Claimant Setup

| Type  | Name     | Home Number | Mobile Number | Work Number | Email Address |
|-------|----------|-------------|---------------|-------------|---------------|
| Owner | EL, LOVE |             |               |             |               |

### Insurance & Mortgage Details

#### Insurance Details - From Claim Centre

| Insurer                | Policy Type | Policy Number | Insurance Sighted | Insurance Valid |
|------------------------|-------------|---------------|-------------------|-----------------|
| Westpac (Lumley Group) | Dwelling    |               | Yes               |                 |

#### Insurance Details - Added in COMET

| Insurer | Policy Type | Policy Number | Insurance Sighted | Insurance Valid |
|---------|-------------|---------------|-------------------|-----------------|
|---------|-------------|---------------|-------------------|-----------------|

#### Insurance Details - Comments

#### Mortgage Details - From Claim Centre

| Bank |
|------|
|------|

#### Mortgage Details - Added in COMET

| Bank |
|------|
|------|

WESTPAC NEW ZEALAND LIMITED

#### Mortgage Details - Comments

### Opt Out

For repairs costing between \$10,000 and \$100,000 the claimant wishes to manage their own repairs? No

### Hazards

**Hazards:** Nil  
**Property Sticker:** No Sticker

### Building Configurations

Leaky Home Syndrome? No

| Building Name | Number of floors | Building Finish | Age of house | Footprint   | Area (m2) |
|---------------|------------------|-----------------|--------------|-------------|-----------|
| Main Building | 1                | Standard        | 1961 - 1980  | Rectangular | 110.44    |
| Garage        | 1                | Standard        | Post 1980    | Rectangular | 0.00      |

## Full Assessment

### Site

| Element     | Type    | Material | Damages              | Measure | Rate | Cost |
|-------------|---------|----------|----------------------|---------|------|------|
| Land        | Exposed | Soil     | No Earthquake Damage |         |      |      |
| Main Access | Drive   | Concrete | No Earthquake Damage |         |      |      |

**General Comments:**

### Services

| Element      | Type            | Material | Damages              | Measure | Rate | Cost |
|--------------|-----------------|----------|----------------------|---------|------|------|
| Sewerage     | Town Connection | PVC Pipe | No Earthquake Damage |         |      |      |
| Water Supply | Town Connection | Plastic  | No Earthquake Damage |         |      |      |

**General Comments:**

### Main Building

#### Exterior

#### Elevation (South face, 11.5m x 2.3m)

**Damage:** Earthquake damage

**Require Scaffolding?** No

| Element       | Type         | Material          | Damages                      | Measure  | Rate  | Cost   |
|---------------|--------------|-------------------|------------------------------|----------|-------|--------|
| Wall Cladding | Block        | Summer Hill Stone | Cracking                     |          |       |        |
|               |              |                   | Grind out and repoint mortar | 4.60 l/m | 30.00 | 138.00 |
| Wall framing  | Timber Frame | Timber            | No Earthquake Damage         |          |       |        |

**General Comments:** Unpainted summer hill stone veneer, windows x 3  
Minor cracking to mortar, 4.6m

#### Roof (Rolled metal)

**Damage:** Earthquake damage

**Require Scaffolding?** No

| Element       | Type    | Material | Damages                                    | Measure  | Rate  | Cost   |
|---------------|---------|----------|--------------------------------------------|----------|-------|--------|
| Roof Covering | Pitched | Steel    | Damage to flashings                        |          |       |        |
|               |         |          | Remove, dispose and install barge flashing | 8.00 l/m | 55.00 | 440.00 |
| Roof framing  | Framed  | Timber   | No Earthquake Damage                       |          |       |        |

**General Comments:** Fit barge board, Klass system

#### Ground Floor - Entry

**Damage:** Earthquake damage

**Require Scaffolding?** No

| Element         | Type              | Material             | Damages                                  | Measure  | Rate  | Cost   |
|-----------------|-------------------|----------------------|------------------------------------------|----------|-------|--------|
| Ceiling         | Gib               | Stipple              | No Earthquake Damage                     |          |       |        |
| Door (External) | Single glass door | Timber               | No Earthquake Damage                     |          |       |        |
| Floor           | Concrete          | Tiles                | No Earthquake Damage                     |          |       |        |
| Wall covering   | Gib               | Lining paper / paint | Cosmetic damage                          |          |       |        |
|                 |                   |                      | Rake out and stop                        | 1.00 l/m | 10.00 | 10.00  |
|                 |                   |                      | Cosmetic damage                          |          |       |        |
|                 |                   |                      | Remove, dispose and replace lining paper | 4.56 m2  | 30.00 | 136.80 |
|                 |                   |                      | Cosmetic damage                          |          |       |        |
|                 |                   |                      | Paint wall                               | 16.32 m2 | 24.00 | 391.68 |
| Window          | Aluminium Fixed   | Obscure glass        | No Earthquake Damage                     |          |       |        |

**General Comments:**

#### Ground Floor - Kitchen (And lounge dining)

**Damage:** Earthquake damage

**Require Scaffolding?** No

| Element                      | Type               | Material             | Damages                                                   | Measure    | Rate  | Cost     |
|------------------------------|--------------------|----------------------|-----------------------------------------------------------|------------|-------|----------|
| Ceiling                      | Gib                | Stipple              | Cosmetic Damage                                           |            |       |          |
|                              |                    |                      | Scrape off, rake out, fill, restipple (excludes painting) | 51.06 m2   | 34.00 | 1,736.04 |
|                              |                    |                      | Cosmetic Damage                                           |            |       |          |
| Door (Internal)              | Single Hollow Core | MDF                  | Paint Ceiling                                             | 51.06 m2   | 24.00 | 1,225.44 |
|                              |                    |                      | Cosmetic damage                                           |            |       |          |
|                              |                    |                      | Ease door                                                 | 1.00 No of | 90.00 | 90.00    |
| Floor                        | Concrete           | Carpet               | No Earthquake Damage                                      |            |       |          |
| Kitchen joinery              | Standard Spec      | MDF                  | No Earthquake Damage                                      |            |       |          |
| Range ( Free standing oven ) | Electric           | Standard Electric    | No Earthquake Damage                                      |            |       |          |
| Range Hood                   | Over Head          | Standard spec        | No Earthquake Damage                                      |            |       |          |
| Wall covering                | Gib                | Lining paper / paint | Cosmetic damage                                           |            |       |          |
|                              |                    |                      | Remove, dispose and replace lining paper                  | 34.80 m2   | 30.00 | 1,044.00 |
|                              |                    |                      | Cosmetic damage                                           |            |       |          |
|                              |                    |                      | Rake out and stop                                         | 2.00 l/m   | 10.00 | 20.00    |
|                              |                    |                      | Cosmetic damage                                           |            |       |          |
|                              |                    |                      | Paint wall                                                | 68.64 m2   | 24.00 | 1,647.36 |
|                              |                    |                      |                                                           |            |       |          |
| Window                       | Bay Window         | Pane single glazed   | No Earthquake Damage                                      |            |       |          |
| Work top                     | Kitchen work top   | Laminate             | No Earthquake Damage                                      |            |       |          |

**General Comments:****Ground Floor - Hallway (From back door)****Damage:** Earthquake damage**Require Scaffolding?** No

| Element         | Type               | Material             | Damages                                                   | Measure    | Rate   | Cost     |
|-----------------|--------------------|----------------------|-----------------------------------------------------------|------------|--------|----------|
| Ceiling         | Gib                | Stipple              | Cosmetic Damage                                           |            |        |          |
|                 |                    |                      | Scrape off, rake out, fill, restipple (excludes painting) | 7.00 m2    | 34.00  | 238.00   |
|                 |                    |                      | Cosmetic Damage                                           |            |        |          |
| Door (External) | Single glass door  | Aluminium            | Paint Ceiling                                             | 7.00 m2    | 24.00  | 168.00   |
|                 |                    |                      | No Earthquake Damage                                      |            |        |          |
|                 |                    |                      |                                                           |            |        |          |
| Door (Internal) | Single Hollow Core | MDF                  | Cosmetic damage                                           |            |        |          |
|                 |                    |                      | Ease door                                                 | 1.00 No of | 90.00  | 90.00    |
|                 |                    |                      |                                                           |            |        |          |
| Floor           | Concrete           | Tiles                | Impact damage                                             |            |        |          |
|                 |                    |                      | Remove, dispose and replace tiles                         | 7.00 m2    | 170.00 | 1,190.00 |
|                 |                    |                      |                                                           |            |        |          |
| Wall covering   | Gib                | Lining paper / paint | No Earthquake Damage                                      |            |        |          |

**General Comments:****Ground Floor - Bathroom****Damage:** Earthquake damage**Require Scaffolding?** No

| Element         | Type                | Material               | Damages                  | Measure   | Rate  | Cost   |
|-----------------|---------------------|------------------------|--------------------------|-----------|-------|--------|
| Bath            | Acrylic             | Standard specification | No Earthquake Damage     |           |       |        |
| Bathroom Sink   | Basin               | Standard specification | No Earthquake Damage     |           |       |        |
| Ceiling         | Gib                 | Paint                  | Cosmetic Damage          |           |       |        |
|                 |                     |                        | Gap fill and paint trims | 10.00 l/m | 17.00 | 170.00 |
| Door (Internal) | Single Hollow Core  | MDF                    | No Earthquake Damage     |           |       |        |
| Floor           | Concrete            | Tiles                  | No Earthquake Damage     |           |       |        |
| Shower          | Cubical shower unit | Acrylic shower         | No Earthquake Damage     |           |       |        |
| Wall covering   | Gib                 | Lining paper / paint   | No Earthquake Damage     |           |       |        |

Window Aluminium Obscure glass No Earthquake Damage  
Casement

**General Comments:** Historic moisture damage, mould, peeling paint to ceiling, however there is some EQ cracking around cornice. Allow to gap fill and paint trim.

#### **Ground Floor - Laundry**

**Damage:** Earthquake damage

**Require Scaffolding?** No

| Element         | Type               | Material             | Damages                  | Measure  | Rate  | Cost  |
|-----------------|--------------------|----------------------|--------------------------|----------|-------|-------|
| Ceiling         | Gib                | Stipple              | No Earthquake Damage     |          |       |       |
| Door (Internal) | Single Hollow Core | MDF                  | No Earthquake Damage     |          |       |       |
| Floor           | Concrete           | Tiles                | No Earthquake Damage     |          |       |       |
| Trim            | Painted MDF        | Gib cove             | Damaged finish           |          |       |       |
|                 |                    |                      | Gap fill and paint trims | 2.40 l/m | 12.00 | 28.80 |
| Wall covering   | Gib                | Lining paper / paint | No Earthquake Damage     |          |       |       |
| Wash tub        | Single             | Stainless Steel      | No Earthquake Damage     |          |       |       |
| Window          | Aluminium Casement | Pane single glazed   | No Earthquake Damage     |          |       |       |

**General Comments:**

#### **Ground Floor - Bedroom (Master)**

**Damage:** Earthquake damage

**Require Scaffolding?** No

| Element         | Type               | Material             | Damages                                  | Measure   | Rate  | Cost   |
|-----------------|--------------------|----------------------|------------------------------------------|-----------|-------|--------|
| Ceiling         | Gib                | Stipple              | No Earthquake Damage                     |           |       |        |
| Door (Internal) | Single Hollow Core | MDF                  | No Earthquake Damage                     |           |       |        |
| Floor           | Concrete           | Carpet               | No Earthquake Damage                     |           |       |        |
| Trim            | Painted MDF        | Gib cove             | Damaged finish                           |           |       |        |
|                 |                    |                      | Gap fill and paint trims                 | 38.88 l/m | 12.00 | 466.56 |
| Wall covering   | Gib                | Lining paper / paint | Cosmetic damage                          |           |       |        |
|                 |                    |                      | Remove, dispose and replace lining paper | 9.84 m2   | 30.00 | 295.20 |
|                 |                    |                      | Cosmetic damage                          |           |       |        |
|                 |                    |                      | Paint wall                               | 38.88 m2  | 24.00 | 933.12 |
|                 |                    |                      | Cosmetic damage                          |           |       |        |
|                 |                    |                      | Rake out and stop                        | 1.00 l/m  | 10.00 | 10.00  |
| Window          | Aluminium Casement | Pane single glazed   | No Earthquake Damage                     |           |       |        |

**General Comments:**

#### **Ground Floor - Bedroom (Next to master)**

**Damage:** Earthquake damage

**Require Scaffolding?** No

| Element         | Type               | Material             | Damages                                  | Measure   | Rate  | Cost   |
|-----------------|--------------------|----------------------|------------------------------------------|-----------|-------|--------|
| Ceiling         | Gib                | Stipple              | No Earthquake Damage                     |           |       |        |
| Door (Internal) | Single Hollow Core | MDF                  | No Earthquake Damage                     |           |       |        |
| Floor           | Concrete           | Carpet               | No Earthquake Damage                     |           |       |        |
| Trim            | Painted MDF        | Gib cove             | Damaged finish                           |           |       |        |
|                 |                    |                      | Gap fill and paint trims                 | 30.72 l/m | 12.00 | 368.64 |
| Wall covering   | Gib                | Lining paper / paint | Cosmetic damage                          |           |       |        |
|                 |                    |                      | Remove, dispose and replace lining paper | 8.16 m2   | 30.00 | 244.80 |
|                 |                    |                      | Cosmetic damage                          |           |       |        |
|                 |                    |                      | Paint wall                               | 30.72 m2  | 24.00 | 737.28 |
|                 |                    |                      | Cosmetic damage                          |           |       |        |
|                 |                    |                      | Rake out and stop                        | 2.00 l/m  | 10.00 | 20.00  |
| Window          | Aluminium Casement | Pane single glazed   | No Earthquake Damage                     |           |       |        |

**General Comments:****Ground Floor - Conservatory****Damage:** Earthquake damage**Require Scaffolding?** No

| Element         | Type              | Material           | Damages              | Measure  | Rate  | Cost  |
|-----------------|-------------------|--------------------|----------------------|----------|-------|-------|
| Ceiling         | Hardboard         | Paint              | No Earthquake Damage |          |       |       |
| Conservatory    | Aluminium         | Glass              | No Earthquake Damage |          |       |       |
| Door (External) | Single glass door | Aluminium          | No Earthquake Damage |          |       |       |
| Floor           | Concrete          | Tiles              | No Earthquake Damage |          |       |       |
| Wall covering   | Gib               | Paint              | Cosmetic damage      |          |       |       |
|                 |                   |                    | Gap fill cracks      | 8.00 l/m | 12.00 | 96.00 |
| Wall framing    | Timber Frame      | Timber             | No Earthquake Damage |          |       |       |
| Window          | Aluminium Fixed   | Pane single glazed | No Earthquake Damage |          |       |       |

**General Comments:****Fees****Fees**

| Name                                         | Duration | Estimate |
|----------------------------------------------|----------|----------|
| Small Job Fee                                | 1.00     | 180.00   |
| Scaffold hire - Mobile single lift aluminium | 1.00     | 150.00   |

**Overheads**

| Name                    | Estimate |
|-------------------------|----------|
| Preliminary and general | 954.86   |
| Margin                  | 1,322.06 |
| GST                     | 2,181.40 |

## Scope Of Works Estimate

### Property

| Description | Estimate |
|-------------|----------|
| Site        | 0.00     |
| Services    | 0.00     |
|             | 0.00     |

### Main Building

| Name         | Description                          | Estimate  |
|--------------|--------------------------------------|-----------|
| Exterior     | Roof (Rolled metal)                  | 440.00    |
|              | Elevation (South face, 11.5m x 2.3m) | 138.00    |
|              |                                      | 578.00    |
| Floor        | Description                          | Estimate  |
| Ground Floor | Bathroom                             | 170.00    |
|              | Bedroom (Master)                     | 1,704.88  |
|              | Bedroom (Next to master)             | 1,370.72  |
|              | Conservatory                         | 96.00     |
|              | Entry                                | 538.48    |
|              | Hallway (From back door)             | 1,686.00  |
|              | Kitchen (And lounge dining)          | 5,762.84  |
|              | Laundry                              | 28.80     |
|              |                                      | 11,357.72 |
|              |                                      | 11,357.72 |

### Fees

| Description                                  | Estimate |
|----------------------------------------------|----------|
| Small Job Fee                                | 180.00   |
| Scaffold hire - Mobile single lift aluminium | 150.00   |
|                                              | 330.00   |

### Overheads

| Description             | Estimate         |
|-------------------------|------------------|
| Preliminary and general | 954.86           |
| Margin                  | 1,322.06         |
| GST                     | 2,181.40         |
|                         | 4,458.31         |
| <b>Total Estimate</b>   | <b>16,724.03</b> |

## Inspection Sign Off

| Description                                        | Answer | comments |
|----------------------------------------------------|--------|----------|
| <b>Contents Damage</b>                             |        |          |
| Has the contents schedule been left with claimant? | No     |          |
| Have the contents been sighted?                    | No     |          |
| <b>Land Damage</b>                                 |        |          |
| Is there land damage?                              | No     |          |
| Landslip damage has been assessed on paper         | No     |          |
| <b>Was a full inspection done?</b>                 |        |          |
| In roof space                                      | Yes    |          |
| On roof?                                           | Yes    |          |
| Under sub floor?                                   | No     | Slab     |
| <b>Decline Claim</b>                               |        |          |
| Recommend Declining Claim                          | No     |          |
| <b>Next Action:</b>                                |        |          |

## Previous Claim Numbers (recorded manually in field)

### File Notes

**Date Created:** 27/09/2012 08:14

**Created :** Stannard, Lauren

**Subject:** Overview

**Note:** 1970-80 3 bedroom summer hill stone single story house on slab.

This is a partial inspection for missed and new damage from previous Sept comet assessment. Things missed were conservatory, painting in lounge ceiling, some wall damage. New damage includes tile in hallway/ laundry area and some new wall cracks.

Customer pointed out cracking to timber window frames which were deemed to be historic due to moisture damage due to age of home. Frames were swollen and rotting in areas.

**Next Action:**

## Urgent Works Items

# Scope of Works



## Document explanatory note:

This document provides a summary of the earthquake damage identified by the EQC assessment team. Land, building and room by room damage is listed along with an indication of how this damage is to be repaired. A glossary of terms describing the type of damage that may be listed on your Scope of Works is provided at the end of this document.

**Customer:** EL LOVE

## Assessment of Property at 19 TAUMUTU ROAD, SOUTHBRIDGE 7602 on 18/09/2012

### Site

| Element                                   | Damage | Repair |
|-------------------------------------------|--------|--------|
| Land (Exposed - Soil - 1000.00 m2)        |        |        |
| Main Access (Drive - Concrete - 60.00 m2) |        |        |

### Services

| Element                                              | Damage               | Repair |
|------------------------------------------------------|----------------------|--------|
| Sewerage (Town Connection - PVC Pipe - 10.00 l/m)    | No Earthquake Damage |        |
| Water Supply (Town Connection - Plastic - 10.00 l/m) | No Earthquake Damage |        |

## Main Building

### Exterior

#### Elevation (South face, 11.5m x 2.3m)

| Element                                              | Damage               | Repair                                |
|------------------------------------------------------|----------------------|---------------------------------------|
| Wall Cladding (Block - Summer Hill Stone - 26.45 m2) | Cracking             | Grind out and repoint mortar 4.60 l/m |
| Wall framing (Timber Frame - Timber - 26.45 m2)      | No Earthquake Damage |                                       |

### Roof (Rolled metal)

| Element                                     | Damage               | Repair                                              |
|---------------------------------------------|----------------------|-----------------------------------------------------|
| Roof Covering (Pitched - Steel - 171.52 m2) | Damage to flashings  | Remove, dispose and install barge flashing 8.00 l/m |
| Roof framing (Framed - Timber - 171.50 m2)  | No Earthquake Damage |                                                     |

### Interior

#### Ground Floor - Entry

Room Size: 1.90 x 1.50 = 2.85 (length(m) x width(m) = Area Size(m2))

Stud Height: 2.40 m

| Element                                                   | Damage               | Repair                     |
|-----------------------------------------------------------|----------------------|----------------------------|
| Ceiling (Gib - Stipple - 2.85 m2)                         | No Earthquake Damage |                            |
| Door (External) (Single glass door - Timber - 1.00 No of) | No Earthquake Damage |                            |
| Floor (Concrete - Tiles - 2.85 m2)                        | No Earthquake Damage |                            |
| Wall covering (Gib - Lining paper / paint - 16.32 m2)     | Cosmetic damage      | Rake out and stop 1.00 l/m |

|                                                       |                      |                                          |          |
|-------------------------------------------------------|----------------------|------------------------------------------|----------|
| Wall covering (Gib - Lining paper / paint - 16.32 m2) | Cosmetic damage      | Remove, dispose and replace lining paper | 4.56 m2  |
|                                                       | Cosmetic damage      | Paint wall                               | 16.32 m2 |
| Window (Aluminium Fixed - Obscure glass - 1.00 No of) | No Earthquake Damage |                                          |          |

**Ground Floor - Kitchen (And lounge dining)**

Room Size: 7.40 x 6.90 = 51.06 (length(m) x width(m) = Area Size(m2))

Stud Height: 2.40 m

| Element                                                                 | Damage               | Repair                                                    |            |
|-------------------------------------------------------------------------|----------------------|-----------------------------------------------------------|------------|
| Ceiling (Gib - Stipple - 51.06 m2)                                      | Cosmetic Damage      | Scrape off, rake out, fill, restipple (excludes painting) | 51.06 m2   |
|                                                                         | Cosmetic Damage      | Paint Ceiling                                             | 51.06 m2   |
| Door (Internal) (Single Hollow Core - MDF - 1.00 No of)                 | Cosmetic damage      | Ease door                                                 | 1.00 No of |
| Floor (Concrete - Carpet - 51.06 m2)                                    | No Earthquake Damage |                                                           |            |
| Kitchen joinery (Standard Spec - MDF - 1.00 item)                       | No Earthquake Damage |                                                           |            |
| Range ( Free standing oven ) (Electric - Standard Electric - 1.00 item) | No Earthquake Damage |                                                           |            |
| Range Hood (Over Head - Standard spec - 1.00 item)                      | No Earthquake Damage |                                                           |            |
| Wall covering (Gib - Lining paper / paint - 68.64 m2)                   | Cosmetic damage      | Remove, dispose and replace lining paper                  | 34.80 m2   |
|                                                                         | Cosmetic damage      | Rake out and stop                                         | 2.00 l/m   |
|                                                                         | Cosmetic damage      | Paint wall                                                | 68.64 m2   |
| Window (Bay Window - Pane single glazed - 1.00 No of)                   | No Earthquake Damage |                                                           |            |
| Work top (Kitchen work top - Laminate - 5.00 l/m)                       | No Earthquake Damage |                                                           |            |

**Ground Floor - Hallway (From back door)**

Room Size: 1.00 x 7.00 = 7.00 (length(m) x width(m) = Area Size(m2))

Stud Height: 2.40 m

| Element                                                      | Damage               | Repair                                                    |            |
|--------------------------------------------------------------|----------------------|-----------------------------------------------------------|------------|
| Ceiling (Gib - Stipple - 7.00 m2)                            | Cosmetic Damage      | Scrape off, rake out, fill, restipple (excludes painting) | 7.00 m2    |
|                                                              | Cosmetic Damage      | Paint Ceiling                                             | 7.00 m2    |
| Door (External) (Single glass door - Aluminium - 1.00 No of) | No Earthquake Damage |                                                           |            |
| Door (Internal) (Single Hollow Core - MDF - 1.00 No of)      | Cosmetic damage      | Ease door                                                 | 1.00 No of |
| Floor (Concrete - Tiles - 7.00 m2)                           | Impact damage        | Remove, dispose and replace tiles                         | 7.00 m2    |
| Wall covering (Gib - Lining paper / paint - 38.40 m2)        | No Earthquake Damage |                                                           |            |

**Ground Floor - Bathroom**

Room Size: 2.30 x 2.70 = 6.21 (length(m) x width(m) = Area Size(m2))

Stud Height: 2.40 m

| Element                                                    | Damage               | Repair                   |           |
|------------------------------------------------------------|----------------------|--------------------------|-----------|
| Bath (Acrylic - Standard specification - 1.00 item)        | No Earthquake Damage |                          |           |
| Bathroom Sink (Basin - Standard specification - 1.00 item) | No Earthquake Damage |                          |           |
| Ceiling (Gib - Paint - 6.21 m2)                            | Cosmetic Damage      | Gap fill and paint trims | 10.00 l/m |
| Door (Internal) (Single Hollow Core - MDF - 1.00 No of)    | No Earthquake Damage |                          |           |
| Floor (Concrete - Tiles - 6.21 m2)                         | No Earthquake Damage |                          |           |

Shower (Cubical shower unit - Acrylic shower - No Earthquake Damage  
1.00 m2)

Wall covering (Gib - Lining paper / paint - No Earthquake Damage  
24.00 m2)

Window (Aluminium Casement - Obscure No Earthquake Damage  
glass - 1.00 No of)

#### Ground Floor - Laundry

Room Size: 2.40 x 1.80 = 4.32 (length(m) x width(m) = Area Size(m2))

Stud Height: 2.40 m

| Element                                                       | Damage               | Repair                            |
|---------------------------------------------------------------|----------------------|-----------------------------------|
| Ceiling (Gib - Stipple - 4.32 m2)                             | No Earthquake Damage |                                   |
| Door (Internal) (Single Hollow Core - MDF - 1.00 No of)       | No Earthquake Damage |                                   |
| Floor (Concrete - Tiles - 4.32 m2)                            | No Earthquake Damage |                                   |
| Trim (Painted MDF - Gib cove - 20.16 l/m)                     | Damaged finish       | Gap fill and paint trims 2.40 l/m |
| Wall covering (Gib - Lining paper / paint - 20.16 m2)         | No Earthquake Damage |                                   |
| Wash tub (Single - Stainless Steel - 1.00 item)               | No Earthquake Damage |                                   |
| Window (Aluminium Casement - Pane single glazed - 1.00 No of) | No Earthquake Damage |                                   |

#### Ground Floor - Bedroom (Master)

Room Size: 4.00 x 4.10 = 16.40 (length(m) x width(m) = Area Size(m2))

Stud Height: 2.40 m

| Element                                                       | Damage               | Repair                                           |
|---------------------------------------------------------------|----------------------|--------------------------------------------------|
| Ceiling (Gib - Stipple - 16.40 m2)                            | No Earthquake Damage |                                                  |
| Door (Internal) (Single Hollow Core - MDF - 1.00 No of)       | No Earthquake Damage |                                                  |
| Floor (Concrete - Carpet - 16.40 m2)                          | No Earthquake Damage |                                                  |
| Trim (Painted MDF - Gib cove - 38.88 l/m)                     | Damaged finish       | Gap fill and paint trims 38.88 l/m               |
| Wall covering (Gib - Lining paper / paint - 38.88 m2)         | Cosmetic damage      | Remove, dispose and replace lining paper 9.84 m2 |
|                                                               | Cosmetic damage      | Paint wall 38.88 m2                              |
|                                                               | Cosmetic damage      | Rake out and stop 1.00 l/m                       |
| Window (Aluminium Casement - Pane single glazed - 2.00 No of) | No Earthquake Damage |                                                  |

#### Ground Floor - Bedroom (Next to master)

Room Size: 3.00 x 3.40 = 10.20 (length(m) x width(m) = Area Size(m2))

Stud Height: 2.40 m

| Element                                                       | Damage               | Repair                                           |
|---------------------------------------------------------------|----------------------|--------------------------------------------------|
| Ceiling (Gib - Stipple - 10.20 m2)                            | No Earthquake Damage |                                                  |
| Door (Internal) (Single Hollow Core - MDF - 1.00 No of)       | No Earthquake Damage |                                                  |
| Floor (Concrete - Carpet - 10.20 m2)                          | No Earthquake Damage |                                                  |
| Trim (Painted MDF - Gib cove - 30.72 l/m)                     | Damaged finish       | Gap fill and paint trims 30.72 l/m               |
| Wall covering (Gib - Lining paper / paint - 30.72 m2)         | Cosmetic damage      | Remove, dispose and replace lining paper 8.16 m2 |
|                                                               | Cosmetic damage      | Paint wall 30.72 m2                              |
|                                                               | Cosmetic damage      | Rake out and stop 2.00 l/m                       |
| Window (Aluminium Casement - Pane single glazed - 1.00 No of) | No Earthquake Damage |                                                  |

#### Ground Floor - Conservatory

Room Size: 3.00 x 3.20 = 9.60 (length(m) x width(m) = Area Size(m<sup>2</sup>))

Stud Height: 2.40 m

| Element                                                      | Damage               | Repair                   |
|--------------------------------------------------------------|----------------------|--------------------------|
| Ceiling (Hardboard - Paint - 9.60 m <sup>2</sup> )           | No Earthquake Damage |                          |
| Conservatory (Aluminium - Glass - 29.76 m <sup>2</sup> )     | No Earthquake Damage |                          |
| Door (External) (Single glass door - Aluminium - 1.00 No of) | No Earthquake Damage |                          |
| Floor (Concrete - Tiles - 9.60 m <sup>2</sup> )              | No Earthquake Damage |                          |
| Wall covering (Gib - Paint - 29.76 m <sup>2</sup> )          | Cosmetic damage      | Gap fill cracks 8.00 l/m |
| Wall framing (Timber Frame - Timber - 29.76 m <sup>2</sup> ) | No Earthquake Damage |                          |
| Window (Aluminium Fixed - Pane single glazed - 1.00 No of)   | No Earthquake Damage |                          |

#### Scope of Works - Glossary of Terms

|                          |                                                                                                                                                                                                                                                                                                                                                                                           |
|--------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>Cosmetic Damage</b>   | Cosmetic damage is used to record repairs to an element that can be done in situ e.g. minor cracking to plasterboard. For example a repair strategy may state "rake, stop and paint" and this is carried out without needing to remove or replace the damaged element. Where the plasterboard for example needs to be removed and replaced, this will be recorded as 'structural damage'. |
| <b>Impact Damage</b>     | Impact damage is where an element or part of a building sustains earthquake damage and then breaks away or collapses causing damage to another part of the building. An example is a chimney that has collapsed and caused damage to roof tiles.                                                                                                                                          |
| <b>Structural Damage</b> | The term structural damage is used where a repair requires an element to be removed and replaced e.g. major cracking to plasterboard or external cladding that has been dislodged. This term does not relate to the structural integrity of the building as a whole, but to the individual element only.                                                                                  |

#### Additional Information

|                       |                                                                                                                                                                                                 |
|-----------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>Building Terms</b> | The Department of Building and Housing website has a comprehensive list of common building terms: <a href="http://www.dbh.govt.nz/building-az-wxyz">http://www.dbh.govt.nz/building-az-wxyz</a> |
|-----------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|