

CODE COMPLIANCE CERTIFICATE



MARLBOROUGH
DISTRICT COUNCIL

PO Box 443, Blenheim 7240
Phone: (03) 520 7400
Fax: (03) 520 7496

SECTION 95, BUILDING ACT 2004

THE BUILDING		Property Reference Number
Street address of building:	76 South Street Blenheim	323619
Legal description of land where building is located	LOT 8 DP 1726	Building Consent Number
Building name:		BC060394
Current, lawfully established, use:	Sewer, Stormwater and Water Connections	
Maximum occupant number:		

THE OWNER
G M Ham 61 David Street Yelverton Blenheim 7201

BUILDING WORK	
Building Consent No:	BC060394 for Sewer, Stormwater and Water Connections
Issued by: <input checked="" type="checkbox"/>	Marlborough District Council - Building Consent Authority
	<i>Contact Person:</i>
	<i>Postal Address:</i> PO Box 443 Blenheim 7240
<i>Phone:</i>	520 7400 <i>Fax:</i> 520 7496

CODE COMPLIANCE

(1) The Marlborough District Council is satisfied, on reasonable grounds, that
[✓ tick applicable option(s)]



(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

A copy of the following document is attached to this Code Compliance Certificate

[✓ tick if applicable]



Compliance schedule

Signature



Position

BUILDING CONTROL OFFICER

On behalf of **Marlborough District Council**

Date: 16 February 2009

Project Information Memorandum

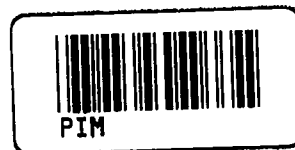
Project Information Memorandum Issued Upon the Application of:

Name: G M Ham
Address: 61 David Street
BLENHEIM
Telephone: 027 445 6534

Property Description as Per Rates Information:

Property Location/Street Address: 76 South Street BLENHEIM
Legal Description: LOT 8 DP 1726
**Marlborough District Council
Property Number:** 323619

PIM Number **PIM060265**



Prepared by: Gary Hodgetts
Corporate Information Officer
Marlborough District Council

Date: 24 March 2006

Project Information Memorandum

Project Description

Project Description: Stormwater Connections
Intended Life: Indefinite but not less than 50 years.
Agent: No Agent Identified.

Project Information Memorandum

Section 1: Statutory Information

-
- A. (i) Heritage Status**
(ii) Special Features of the Land
-

No heritage status recorded.

Any future building on the newly created sections will require Engineering input into foundation design, by a Chartered Professional Engineer. (Refer to important note 4 of Resource Consent U051007)

-
- B. Information Notified by a Statutory Authority**
-

No information located.

Project Information Memorandum

C. Stormwater or Wastewater

This property has an existing:

- 20mmØ water connection to the South Street frontage 5.6m from western boundary.
- 100mmØ sewer connection to the South Street frontage 12.9m from western boundary, approximately 0.7m cover.

This project requires installation of sewer, water and stormwater services in accordance with the conditions of Resource Consent U051007. Applications for sewer, water and stormwater connections have been received and paid for; the connections have yet to be installed.

Water and sewer upgrade levies have yet to be paid as per conditions of the subdivision.

D. Authorisations

Find attached:

- Resource Consent U051007
- Summary of Building Consents

Project Information Memorandum

E. Fire Service Notification

Not required.

F. Historic Places Trust Notification

Not required.

Project Information Memorandum

G. Confirmation

No restrictions Pursuant to Section 37 Building Act 2004.

H. Building Across Boundaries

Based on information provided with this application, it appears this project will not straddle lot boundaries.

Project Information Memorandum

Section 2: Additional Information

The property is zoned Urban Residential 1 in the Proposed Wairau/Awatere Resource Management Plan.

The project, the subject of this application, complies with the zoning rules of the Urban Residential 1 Zone in the Proposed Wairau/Awatere Resource Management Plan.

Council's policy is to recover costs from the property owner relating to damage to roads, vehicle crossings, footpaths and berms resulting from building or development projects. Any existing damage noted should be notified to Marlborough Roads prior to work commencing.

Find attached:

- Aerial photograph - Year flown 2003. (Please note: Boundary lines are indicative only).
- Zoning Map - Proposed Wairau/Awatere Resource Management Plan.
- Drainage Plan dated 07.05.1951 provided by a drainlayer.

Yours faithfully

**HANS VERSTEEGH
MANAGER, REGULATORY DEPARTMENT**

per:

24

19

DP 2709
0.0819

SOUTH STREET

SO 6454

70A

72

74

76

78

LOT 1
DP 9229
0.0614

LOT 2
DP 6050
0.0614

LOT 1
DP 7823
0.0743

DP 9164

78A Easement

DP 8669

Xlease
DP 9163

Xlease
DP 7823

LOT 8
DP 1726
0.1196

2591086
5965180

LOT 5
DP 1726
0.196

DP 1726

DP 6050

72A

78B

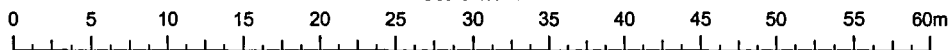
LOT 2
DP 7823
0.0864

LOT 2
DP 9229
0.1163

DP 6665

LOT 6

Scale 1:500





PIM060265	Processor: Gary Hodgetts
Property No: 323619	531304 76a
Legal Description: LOT 8 DP 1726	
Applicant: G M Ham	
Location:	76 South Street BLENHEIM
Project Description:	Stormwater Connections

PIM Internal Prompt Sheet

Assessment

Project:

Minor Application

Property:

- | | |
|--|---|
| <input checked="" type="checkbox"/> Title OK | <input checked="" type="checkbox"/> GIS No trees - haywards |
| <input checked="" type="checkbox"/> Swimming Pool | <input checked="" type="checkbox"/> LPR clear |
| <input checked="" type="checkbox"/> Wood Burner | <input checked="" type="checkbox"/> Photo 2003 |
| <input checked="" type="checkbox"/> HPT Site - Sec 39 | <input checked="" type="checkbox"/> Maps zone |
| <input checked="" type="checkbox"/> Heritage Site - Plan | <input checked="" type="checkbox"/> Property file checked - drainage plan + network plans |
| | <input checked="" type="checkbox"/> Special Features None identified. |

Databases:

- | | |
|---|--|
| <input checked="" type="checkbox"/> Deeds | <input checked="" type="checkbox"/> Procon (Resource Consents) |
| <input checked="" type="checkbox"/> Building Consents | 4051007 - subdivision |
| BC 051612 - | 4051094 - land use |
| BC 051972 - | |
| BC 060394 - | |
| BC 052018 - | |
| BC Summary ✓ | 1/0 Summary ✓ |

PIM No:

Planning

- | | | | |
|-------------------------------------|-----------------------------------|-------------------------------------|--|
| <input checked="" type="checkbox"/> | Zone <i>Urban Res 1
Pwamp</i> | <input checked="" type="checkbox"/> | Reticulated services |
| <input type="checkbox"/> | Site density | <input type="checkbox"/> | Carparking/access |
| <input type="checkbox"/> | Site coverage/gross dwelling area | <input type="checkbox"/> | Landscaping |
| <input type="checkbox"/> | Height | <input type="checkbox"/> | Use of Building |
| <input type="checkbox"/> | Recession Planes | <input type="checkbox"/> | Relocation |
| <input type="checkbox"/> | Yards | <input type="checkbox"/> | Signage |
| <input type="checkbox"/> | Garage setbacks | <input type="checkbox"/> | Designations |
| <input type="checkbox"/> | Forestry setbacks | <input type="checkbox"/> | Roading |
| <input type="checkbox"/> | Watercourses | <input type="checkbox"/> | Environmental Health |
| <input type="checkbox"/> | Excavation/Fill | <input type="checkbox"/> | Fire services |
| <input type="checkbox"/> | Effluent | <input type="checkbox"/> | Other Statutory Organisation information |
| <input type="checkbox"/> | Stormwater/water systems | <input type="checkbox"/> | Earthquake Prone Building (Pre 1977) |

Circulation

- | | | | |
|-------------------------------------|----------|--------------------------|-----------------|
| <input type="checkbox"/> | Building | <input type="checkbox"/> | Rivers |
| <input type="checkbox"/> | Roads | <input type="checkbox"/> | Other (specify) |
| <input checked="" type="checkbox"/> | Services | | |

Compliance Issues:

Section 36 (Development Levies)

Section 37 (Resource Consent Required)

Section 75 (Building Across Boundaries)

Install services for subdivision as per
RC 4051007

Project Information Memorandum

Circulation Sheet Internal Agencies
(Please return to Officer)

Owner: <u>Ham GM</u>	Date In:	<u>7.3.06</u>
Address: <u>76 South St Glenholm</u>		
Legal Description: <u>Lot 8 DP 1726.</u>	Property Number: <u>323619</u>	

Please comment on the following specific request:

W 3/290 ✓
 S/W 7/330 ?
 S BIM Plan

Please comment on any matters affecting this property:

<p><i>Applications for installation of sewer water and stormwater have been received and paid for and will be installed in the near future</i></p>
<p><i>This project is subject to the payment of sewer and water upgrade levies, a condition of resource consent U051007.</i></p>
<p><i>This property has an existing</i></p> <ul style="list-style-type: none"> <i>- 20 mm Ø water connection to the South St frontage</i> <i>5.6 m fwh</i> <i>- sewer connection to the South St frontage,</i> <i>12.95m fwh, offset 0.7m cover</i>

0 6 0 2 6 5

APPLICATION FOR PROJECT INFORMATION MEMORANDUM AND BUILDING CONSENT

PLUMBING AND DRAINAGE WORK ONLY

S33 AND S45, BUILDING ACT 2004



**MARLBOROUGH
DISTRICT COUNCIL**

PO Box 443, Blenheim
Phone: (03) 578 5249
Fax: (03) 578 8868

THE BUILDING AND PROPERTY

Street address of proposed work:

76 South St

[for work that does not have a street address, describe the locality]

Legal description of land where building is located:

Lot 8 DP 1726

[state legal description as at the date of application and, if the land is proposed to be subdivided, include details of relevant lot numbers and subdivision consent]

OFFICE USE

Date Received Stamp

RECEIVED

7 MAR 2006

**MARLBOROUGH
DISTRICT COUNCIL**

Property Number

32369

Receipt Number

1197357

ISO 9002: FORM REF

THE OWNER

Full name of owner(s):

Garry M Haug
[first name(s)] [family name]

Mailing address:

61 David St
Blenheim

Street address/
registered office:

Phone numbers:

027 4456534
Work Home Mobile Fax

Email address:

Contact person:

Garry

EVIDENCE OF OWNERSHIP

The following evidence of ownership is attached to this application [✓ tick applicable option(s)]:

- copy of current certificate of title (must be supplied and must not be more than 3 months old)
- copy of lease
- copy of agreement for sale and purchase
- other document showing full name of legal owner(s) of the building

AGENT

- if application is being made on behalf of the owner

Full name of agent:

Garry Haug
[first name(s)] [family name]

Mailing address:

61 David St
Blenheim

Street address/
registered office:

Phone numbers:

027 4456534
Work Home Mobile Fax

Email address:

Contact person:

Garry

Contact details within New Zealand required

APPLICATION

- (1) I request that you issue a building consent and project information memorandum for the building work described in this application.
- (2) I agree to pay the fees applicable to this application.

Signed: _____

Date: _____

(✓ tick one option only)

owner

agent on behalf of and with the authority of the owner

FEES

- (1) Project Information Memorandum fees are payable when the application is lodged.

The following fees apply to applications for a project information memorandum:

Standard Fee - \$ 275.00

Minor Works - \$ To be assessed on application

- (2) Building Consent fees will be set in accordance with the published fees and charges. An invoice for the Building Consent will be forwarded when the consent is issued.

THE PROJECT

- (1) Description of the building work:

[Provide sufficient description of building work to enable scope of work to be fully understood]

To provide Storm Water
+ Water connections to Lot 223
(see refer 41050007)

- (2) Estimated value of the building work (including goods and services tax):

\$ 8000 =

[defined in Section 7 of the Building Act 2004]

PROJECT INFORMATION MEMORANDUM

(Not required if a Project Information Memorandum has already been applied for.)

The following matters are involved in the project. [✓ tick applicable option(s)]:

Subdivision

Alterations to land contours

New or altered connections to public utilities

New or altered locations and/or external dimensions of buildings

New or altered access for vehicles

Building work over or adjacent to any road or public place

Disposal of stormwater or wastewater

Building work over any existing drains or sewers or in close proximity to wells or water mains

The building or site has cultural heritage significance

The building or site is a marae

Other matters known to the applicant that may require authorisations from the territorial authority

TRADES PEOPLE

Name of Craftsman Plumber: _____

Ron McPherson

Phone No: _____

Mailing address: _____

Email address: _____

Registration No: _____

Name of Registered Drainlayer: _____

Ron McPherson

Phone No: _____

Mailing address: _____

Email address: _____

Registration No: _____

If you have any queries regarding the completion of this form please contact us on phone (03) 578 5249 or fax (03) 578 6866.



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



Search Copy


R. W. Muir
Registrar-General
of Land

Identifier MB45/230
Land Registration District Marlborough
Date Issued 28 September 1949

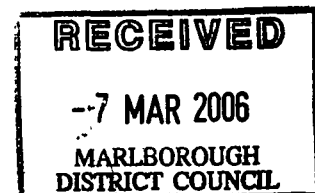
Prior References
MB29/155

Estate Fee Simple
Area 1196 square metres more or less
Legal Description Lot 8 Deposited Plan 1726

Proprietors
Garry Michael Ham

Interests

209010.3 Mortgage to ANZ Banking Group (New Zealand) Limited - 13.12.1999 at 9.48 am



slw 100m
 100 slw/swp
 Sewer 14.10m
 3.0m

2B2S 100

30x50 Joists at 400cs

150x25 Skimming plate on edge

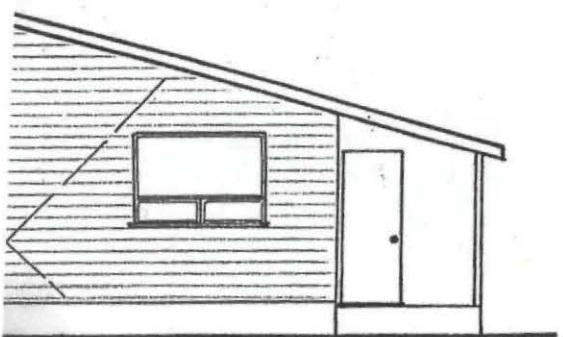
100x100 brakers

150x150 #4 Piles

awa's

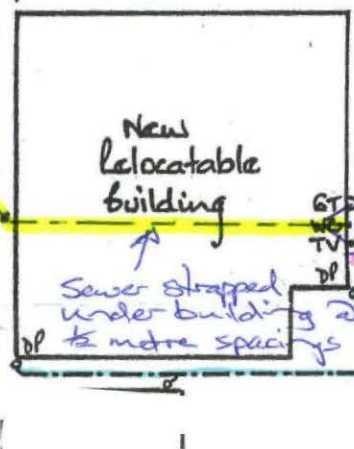
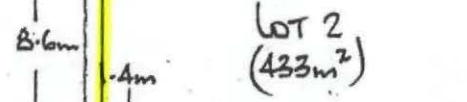
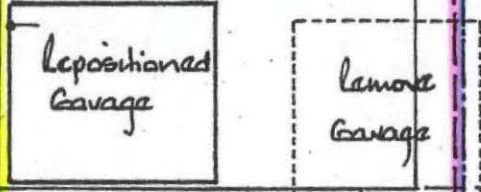
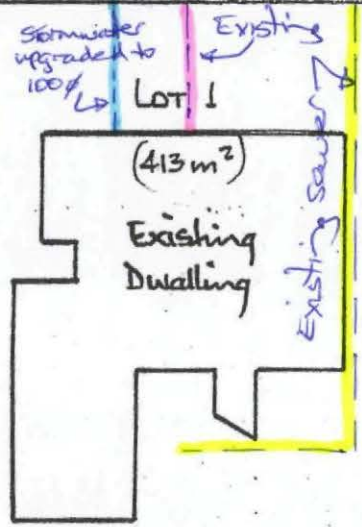
AN.

FILE No:
 OFFICER:
 DATE REC'D - 3 NOV 2005
 MARLBOROUGH DISTRICT COUNCIL



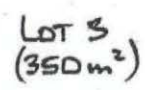
SOUTH.

RECEIVED
 -7 MAR 2006
 MARLBOROUGH DISTRICT COUNCIL



Plug off sewer for future

20.4m body
 1.0m



17.10 body



PROJECT INFORMATION MEMORANDUM

RECEIVED
- 7 MAR 2006
MARLBOROUGH
DISTRICT COUNCIL

PIM

0 6 0 2 6 5

PROPERTY

3 2 3 6 1 9

ASSOCIATED BC

0 6 0 3 9 4

ADDRESS

76 South Street

PROJECT

Stormwater Connections

APPLICANT

Ham, GM

CIO

GH

SERVICES

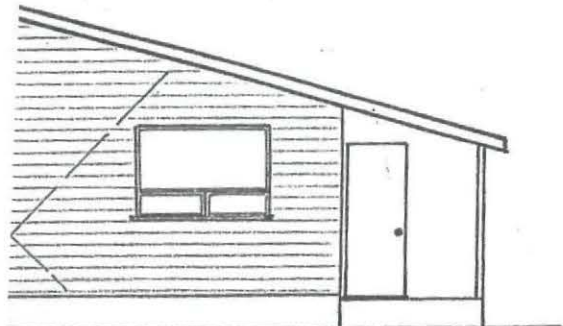
Support info.

BC 060394



Marlborough District Council
BUILDING CONSENT AUTHORITY
APPROVED DRAWINGS
 Consent Number BC 060394
 Signed *[Signature]*
 Date 24 / 3 / 06
 ALL WORK IS TO COMPLY WITH THE NZ BUILDING CODE
 DO NOT MAKE CHANGES WITHOUT PRIOR APPROVAL

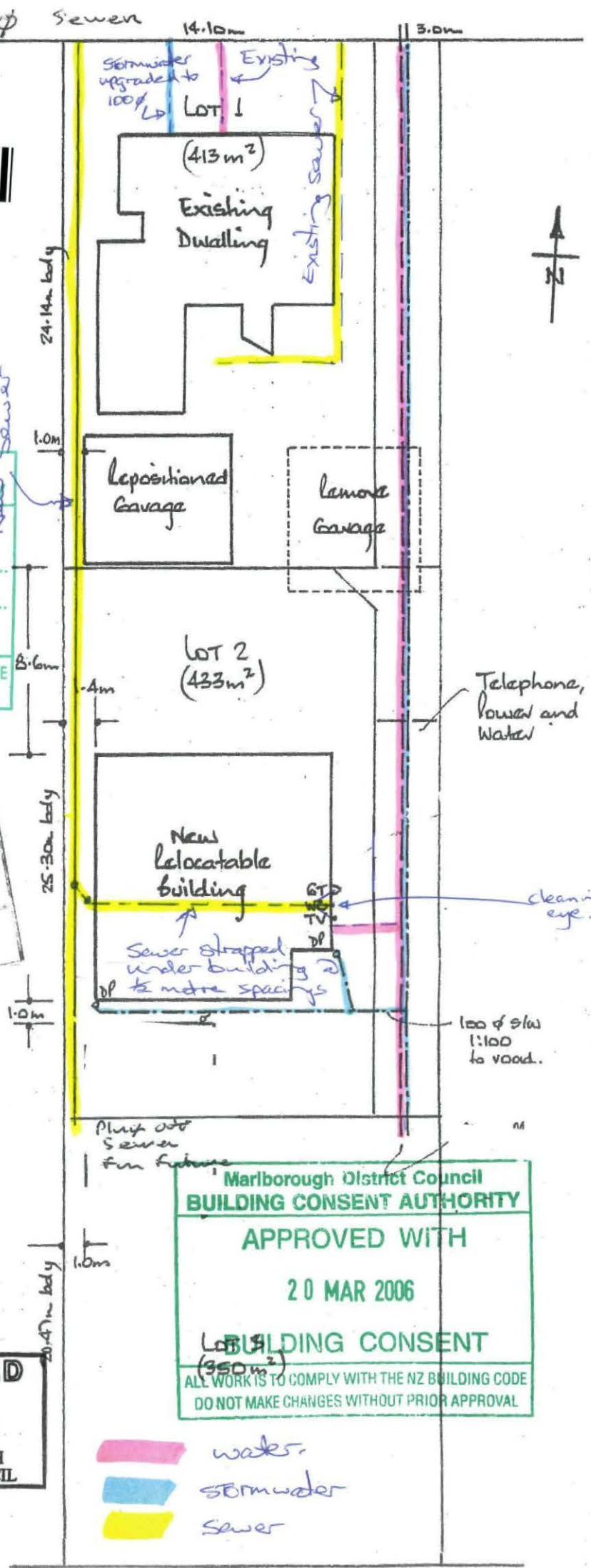
FILE No.:
 OFFICER:
 DATE REC'D - 3 NOV 2005
 MARLBOROUGH DISTRICT COUNCIL



SOUTH.

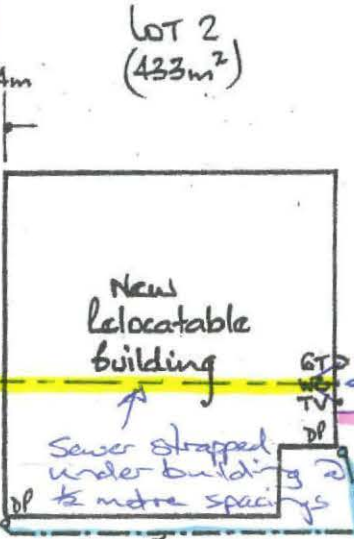
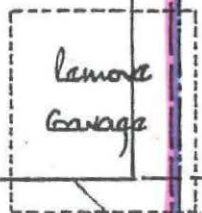
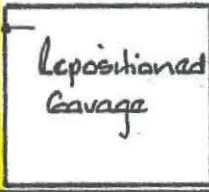
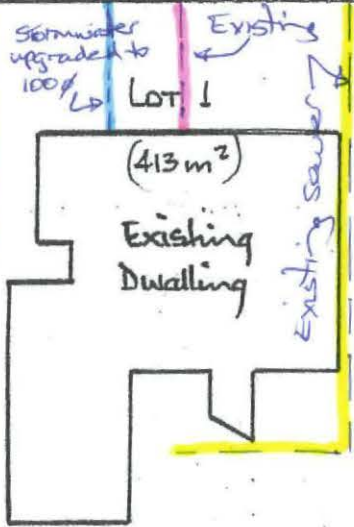
RECEIVED
 -7 MAR 2006
 MARLBOROUGH DISTRICT COUNCIL

Marlborough District Council
BUILDING CONSENT AUTHORITY
APPROVED WITH
 20 MAR 2006
Lot 1 BUILDING CONSENT
 (350m²)
 ALL WORK IS TO COMPLY WITH THE NZ BUILDING CODE
 DO NOT MAKE CHANGES WITHOUT PRIOR APPROVAL



2825
 100
 30x50 Joists at 400cs
 150x25 Sluicing plate on edge
 100x100 brackers
 150x150 H4 Piles

slw 100mm
 100 slw
 Sewer 14.10m
 3.0m



AN.

Plus add sewer for future

Telephone, Power and Water

cleaning eye

100 of slow 1:100 to road.

17.10 bdy