

FILE CODE: 1222

Unit 10/19-25 Arthur St,
PO Box 38 607
Wellington Mail Centre
Lower Hutt 5045
Telephone: 04 802 4301




BUILDING WARRANT OF FITNESS FORM 12 SECTION 108 BUILDING ACT 2004

BUILDING			
Street address of Building: 40 Bouverie Street, Petone 5012		Compliance Schedule No.: CS1643	BWOF Expiry Date: 20 th August 2026
Legal Description: LOT 2 DP 87775	Highest fire hazard category: 3	Location of Building within site block:	
Level/Unit Number: Ground level & Mezzanine Floor	Year Constructed: 2009	Intended life (if 50 years or less): Indefinite	
Building Name: HUMES		Used as: Office/Warehouse Occupancy: 13	
OWNER			
PWMC Property Investments Ltd PO Box 33055 Petone			
SPECIFIED SYSTEMS			
SS2	Emergency Warning System		
SS4	Emergency Lighting System		
SS14/2	Signs for Systems		
SS15/2	Final Exits		
SS15/3	Fire Separations		
SS15/4	Signs for communicating information intended to facilitate evacuation		

The Compliance Schedule and records are kept at: Unit 10 - 19/25 Arthur Street, Wellington

The inspection, maintenance, and reporting procedures of the compliance schedule for the specified systems as above, have been fully complied with during the 12 months prior to the date stated:

Signature of Owner / Agent: 	Print Name: Kelly Te Huna Redfire Systems	Date: 22/07/2025
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Agent on behalf of and with the authority of the owner:

Unit 10/19-25 Arthur St,
PO Box 38-607
Wellington Mail Centre
Lower Hutt 5045
Telephone: 04 802 4301



FORM 12A
CERTIFICATE OF COMPLIANCE WITH INSPECTION, MAINTENANCE, AND
REPORTING PROCEDURES
SECTION 108 (3) (c) – BUILDING ACT 2004

FILE CODE: 1222

THE BUILDING:

Street Address of the building:	40 Bouverie Street, Petone 5012
Legal description of land where building is located:	LOT 2 DP 87775
Building Name:	Humes
Location of building within site / block number:	
Level / Unit number:	Ground level & Mezzanine Floor

THE OWNER:

Name of Owner:	PWMC Property Investments Ltd
Mailing Address:	PO Box 33055 Petone

COMPLIANCE:
The inspection, maintenance, and reporting procedures of the compliance schedule (No: CS1643) have been fully complied with during the 12 months prior to the date stated below in relation to the following specified system/s:

SS4	EMERGENCY LIGHTING SYSTEM
SS14/2	SIGNS FOR SYSTEMS
SS15/2	FINAL EXITS
SS15/3	FIRE SEPARATIONS
SS15/4	SIGNS FOR COMMUNICATING INFORMATION INTENDED TO FACILITATE EVACUATION

Signed for *or* on behalf of the building owner:

SIGNATURE: _____

NAME: Nick Hendriks

IQP REGISTRATION NO: 117715

DATE:



CERTIFICATE OF COMPLIANCE WITH INSPECTION, MAINTENANCE AND REPORTING PROCEDURES

Form 12A, Section 108 (3) (c), Building Act 2004

THE BUILDING

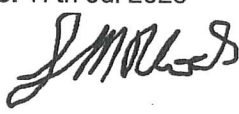
Street address of building: 40 Bouverie Street, Petone 5012
 Legal description of land where building is located: LOT 2 DP 87775
 Building name: **Humes**
 Location of building within site/ block number: Refer page 6 of CS
 Level/ Unit number: Ground level and Mezzanine floor
 Compliance Schedule No: CS1643

THE OWNER

Name of Owner: PWMC Property Investments Ltd
 Contact Person: Vicky Bennett
 Mailing Address: PWMC Property Investments Ltd P O Box 33055
 PETONE
 Physical Address: Not Supplied
 Contact Number: 04 5685404
 Email Address: accounts@pwmc.co.nz

COMPLIANCE

The inspection, maintenance and reporting procedures of the compliance schedule have been fully complied with during the **12 Months** prior to the date stated below in relation to the following specified system/s:

Feature	Service Provider	IQP Details
<ul style="list-style-type: none"> SS 2 - Automatic or manual emergency warning systems 	FIRE SECURITY SERVICES	<p>Name: Gavin Rhodes IQP Registration No: 411791 Date: 17th Jul 2025</p> 

The logo for Bayleys, featuring the word "BAYLEYS" in a bold, white, sans-serif font, centered within a dark blue rectangular box with a thin white border.

DISCLOSURE STATEMENT

1. The following information has been supplied to Capital Commercial (2013) Limited ("Bayleys") to be made available for distribution on the vendor's behalf to potential purchasers to assist purchasers with their due diligence and to use at the purchaser's discretion.
2. Bayleys and the Vendor do not warrant the accuracy or completeness of the information and recommends that all recipients undertake their own due diligence, obtain their own reports to their satisfaction and seek independent advice prior to committing to purchaser.