

**PROCESS NAME: BUILDING CONSENT PROMPT LIST - COMMERCIAL/INDUSTRIAL**

DOCUMENT NUMBER: BPF0108 - C1904

RESPONSIBILITY: BUILDING CONTROL GROUP LEADER

**PROJECT DETAILS**

Building Consent No: 082030



Building Elements		Items To Be Checked	Complies	Not Applicable	Comments Including Means of Verifying, Endorsements, Conditions & Requirements
Ownership		Certificate of title	✓		12/12/08
		Title encumbrances			
		2 + allotments: S75 or amalgamation		✓	
		Check property and resource consent file for engineer reports and relevant matters			
PIM	081603	PIM issued/issues resolved	✓		150 152002
		S37 notice		✓	
		Water, sewer & storm water connection fees		✓	
		Resource consent conditions		✓	
		Resource management levies		✓	
Other		Specifications	✓		
Site	Positioning	Siting			2
		Site factors	Wind zone		
	Snow zone				
	Corrosion zone				
	Fault lines				
	Site specific requirement				
	Location	Contours, levels, datum			
		Hazards on site/S71			
Levels	Flood prone site - min floor level				
	Floor height above road crest or rear boundary				
Engineering design & structure	B1	PS1/calculations scope			5
		Monitoring schedule			
		Structural check on separate sheet			
Durability	B2	Sea spray zone			7
		Durability			
		Fixings			
		Timber treatments/grade			
		Cladding			
Fire design	C1	Outbreak of fire			11
	C2	Means of escape			
	C3	Spread of fire			
	C4	Structural performance in fire			



Building Elements		Items To Be Checked	Complies	Not Applicable	Comments Including Means of Verifying, Endorsements, Conditions & Requirements
Personal hygiene (cont)		Accessible facilities			
		Location of facilities			
		Privacy			
Laundering	G2	Laundering space			⊙
		Fixture numbers			
Food preparation	G3	Facilities provided			⊙
		Surface finishes			
Ventilation	G4	Natural			⊙
		Mechanical			
Interior environment	G5	Temperature control			⊙
		Habitable spaces			
Airborne and impact sound	G6	STC requirements			⊙
		IIC requirements			
Natural light	G7	Natural light requirements			⊙
Artificial light	G8	Artificial light requirements			
Electricity	G9	Conductor clearances			⊙
		Compliance schedule items			
Piped services	G10	Requirements			⊙
Gas as an energy source	G11	Requirements			
Water supplies	G12	Potability			⊙
		Back flow prevention			
		Hot water system and valving			
Foul water system	G13 or AS/NZS 3500	Pipe sizes			⊙
		Gradient			
		Waste loadings			
		Venting			
Industrial liquid waste	G14	Wastewater system			⊙
		Bunding			
		AWTS register no.....			
		Trade waste permit			
Solid waste	G15	Waste disposal system			⊙
		Waste storage area			
Energy efficiency	H1	Method of compliance			⊙
		Calculations			
		Identification of insulation material			
Access and facilities	Accessibility	Accessible units			⊙
		Accessible w/c and showers			
		Counters and kitchen facilities			
		Door handles and other hardware			
		Surface finishes			

Building Elements		Items To Be Checked	Complies	Not Applicable	Comments Including Means of Verifying, Endorsements, Conditions & Requirements
Other		Compliance schedule			
		Report/inspection/maintenance/item			
Value		Swimming pools and fencing			
			✓		\$9780

Decision (Delete One)      1 **Grant Building Consent**      Reason: Application shows reasonable compliance with the NZ Building Code  
~~2 **Decline Building Consent**~~      Reason: Compliance with the Building Code is not shown

Processing Officers Name (Print)

BILL TRASK

Signed



Date

19 / 1 / 09

**PROCESS NAME: BUILDING CONSENT PROMPT LIST - ACCESSIBLE FACILITIES**

DOCUMENT NUMBER: BPF0110 - CI895

RESPONSIBILITY: BUILDING CONTROL GROUP LEADER

**PROJECT DETAILS**

Building Consent No: 082030

Building Elements		Items To Be Checked	Complies	Not Applicable	Comments Including Means of Verifying, Endorsements, Conditions & Requirements
Parking	Carparks	Numbers	/		120 5-1-2 5-1-2
		Sizing	/		
		Location	/		
		Maximum grade 1.50	/		
		Surface	/		
		Signage	/		
External access	Ramps/ footpaths	Width	/		
		Grade 1.12 maximum	/		
		Non slip surface	/		ASPHALT.
		Upstand to ramps/paths	/		
		Barriers, height, construction	/		
		Resting areas	/		
	Kerb ramps	Gradient maximum 1:8	/		
		Length maximum 1500	/		
		Colour contrast	/		
Internal access	Entrance and route	On accessible route	/		
		Signage	/		
		Thresholds	/		20mm.
		Accessible routes 1200 minimum	/		
		Door width	/		820.
		Door colour contrast	/		
		Visibility panels	/		
		Public counters	/		4.1.
Lifts		Required		/	
		Unobstructed path to lift 1800 minimum		/	
		Size 1400 x 1400 minimum		/	
		Doors 900 minimum opening		/	
		Contrast		/	
		Central locations		/	
		Controls		/	
		Support Rail		/	

Building Elements		Items To Be Checked	Complies	Not Applicable	Comments Including Means of Verifying, Endorsements, Conditions & Requirements
Accessible stair	Stair	Tread/rise			
		Minimum width			
		Landings			
		Maximum total rise			
		Closed risers			S
		Nosings			
		Colour contrast			
		Lighting			
		Surface suitability			
	Handrails	Both sides of stair			S
		Continuous			
		Height			
		Profile			
		Clearance off wall			
Free of obstruction					
Extend foot and head of stair					
Accessible sanitation	W/C	Cubicle dimension			S
		Layout			
		Distribution/no			
		Doors minimum 760			
		Grab rails			
		Pan height			
		Pan position			
		Basin position			
		Taps			
	Showers	Number and distribution			S
		Dimensions			
		Layout			
		Surface non slip			
		Grab rails			
		Mixing valve/hand held			
Seat					
Position of clothes rail					
Windows and doors	Hardware	Handle Position			S
		Type of handle			
		Lock position			
Electrical items		Light switch position			S
	Socket positions				
Places of assembly	Places of assembly	Sound amplification			
		No. of wheelchair spaces			
		Position of wheelchair spaces			



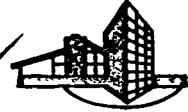
**MARLBOROUGH ARCHITECTURAL DESIGNS**



**Graeme J. Savage**

M.D.A.N.Z. A.D.N.Z.

Architectural & Structural Designer



15 January 2009

Marlborough District Council  
Building Control  
P O Box 443  
Blenheim.

Attn: jeff Atkinson

Dear Sir/Madam

**Re: BC 082030, Aldan Lodge Alterations, 86 Wellington Street Picton.**

Additional information and clarification as requested.

The plans have been amended as per the discussions you had with James of my Staff, on Tuesday, ie Accessible counter, window shade structural brackets, and flashings that are approved.

Yours faithfully

Graeme Savage.



Jenny Folster-8113

---

From: Jane Newman - 0  
Sent: Wednesday, 11 February 2004 11:03  
To: Jenny Folster-8113  
Subject: D/P, Please ring Doug at Aldon Lodge Picton 5736833

RE: Query about replacing their current signage, sounds like maybe just the wording not the structure, wants to know if he needs a consent etc.

Jane N

1m x 1m =  
86 Wellington St - Picton  
Tavern Commercial

Replace existing heritage sign with smaller sign  
(1m x 1m)

Asked Doug to supply info. & will assess if need  
for BC &/or RC.

JF.

---

26/3/04 - Building Consent required - structural fixings  
Engineering input.

Permitted 6m<sup>2</sup> of signage.

Discussed with Graham Roberts.  
JF.

20210-59100  
App. No. 527735

Fax sent 26/3/04 JF.





# ALDAN LODGE MOTEL

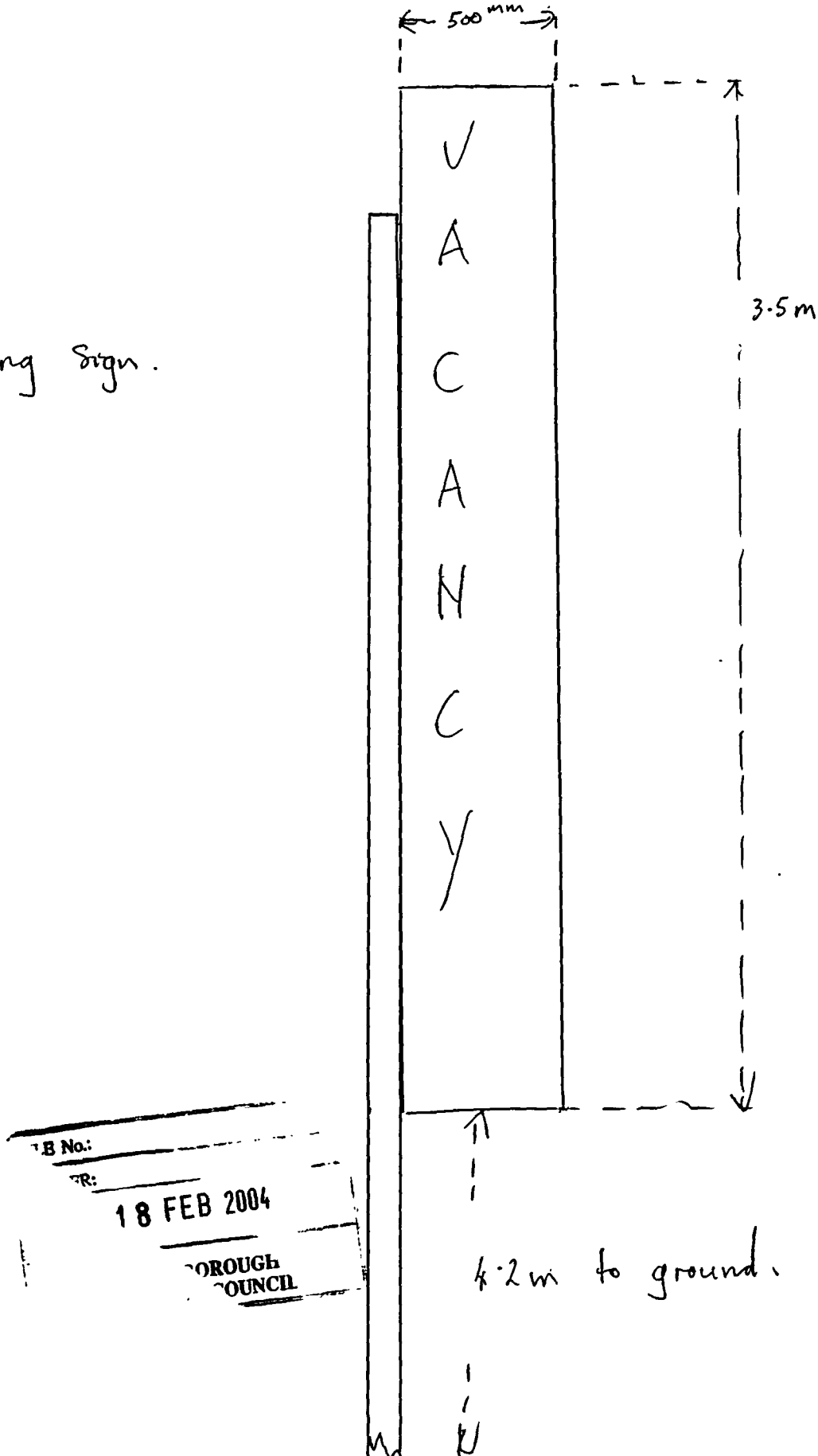
YOUR FRIENDLY HOSTS:  
Doug and Heather McDonald

Telephone (03) 573 6833  
Fax (03) 573 6091

86 Wellington Street  
Picton

FAX to: \_\_\_\_\_ Date: \_\_\_\_\_

Existing sign.



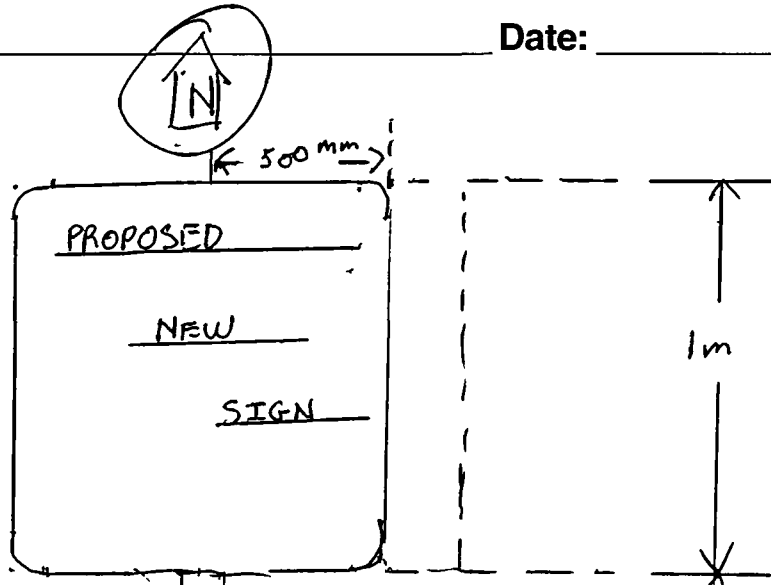
# ALDAN LODGE MOTEL

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Doug and Heather McDonald

Telephone (03) 573 6833  
Fax (03) 573 6091

86 Wellington Street  
Picton

FAX to: \_\_\_\_\_ Date: \_\_\_\_\_



Cross Section of pole

Two 100x100 box sections  
welded. steel.

2.9m

FILE No.:	
OFFICER:	
DATE RECV'D	18 FEB 2004
MARLBOROUGH DISTRICT COUNCIL	

670mm

BOUNDARY

# ALDAN LODGE MOTEL

YOUR FRIENDLY HOSTS:  
Doug and Heather McDonald

Telephone (03) 573 6833  
Fax (03) 573 6091

86 Wellington Street  
Picton

FAX to: Jenny Zolster

Date: 16-02-04

Hi Jenny,  
I have enclosed a photo and site plan of the motel signage as discussed by phone.

The site plan is marked ⊗ for the position of the existing pole. - being 670mm from the Wellington Street boundary.

The existing pole was up graded and a new footing poured approx seven years ago, to council specification - engineers report etc.

The proposal is to remove the vacancy sign marked ① on the photo, remove the Aldan Lodge sign marked ② from the motel roof, and install one new lighted sign on the pole supporting the old vacancy lighted sign.

Enclosed is a drawing of the proposed sign with dimensions.

Trust this is of assistance and hope the project will gain the necessary consents.

Yours faithfully  
DM Donald.

FILE No.:	
OFFICER:	
DATE RECV'D	18 FEB 2004
MARLBOROUGH DISTRICT COUNCIL	



## TRANSMISSION VERIFICATION REPORT

TIME : 26/03/2004 12:01  
 NAME : MARLB DIST COUNCIL  
 FAX : 035786866  
 TEL : 035785249

DATE, TIME	26/03 12:01
FAX NO./NAME	15736091
DURATION	00:00:39
PAGE(S)	01
RESULT	OK
MODE	STANDARD

Marlborough District Council  
 Seymour Square  
 PO Box 443  
 Blenheim  
 New Zealand

Telephone 00 64 3 578 5249  
 Facsimile 00 64 3 578 6866  
 Email [mdc@marlborough.govt.nz](mailto:mdc@marlborough.govt.nz)  
 Website <http://marlborough.govt.nz>



Fax To: Doug McDonald  
 Company: Aldan Lodge Motel  
 Fax No: 573 6091  
 Date: 26 March 2004  
 No of Pages: 1

From: Jenny Folster  
 Marlborough District Council  
 Fax: (03) 578-6866  
 File Ref: Prop. No. 527735

Subject: **Proposed Replacement Sign for  
 Aldan Lodge Motels at 86  
 Wellington Street, Picton**

Hi Doug,

In reply to your letter enquiry received 18 February 2004.

The proposed replacement sign being 1 metre x 1 metre will require a building consent application only.

The building consent application should include details of construction and fixing to the pole structure. Input will be required from an Engineer to confirm adequacy of structure to support the signage etc. If you have any further questions in respect to the building consent details required to accompany the application form please contact the duty building control officer.

Thank you for your understanding in waiting for this response.

Regards,

JENNY FOLSTER  
 RESOURCE MANAGEMENT OFFICER/DIMS

Marlborough District Council  
Seymour Square  
PO Box 443  
Blenheim  
New Zealand

Telephone 00 64 3 578 5249  
Facsimile 00 64 3 578 6866  
Email [mdc@marlborough.govt.nz](mailto:mdc@marlborough.govt.nz)  
Website <http://marlborough.govt.nz>



Fax To: Doug McDonald  
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Regards,

**JENNY FOLSTER  
RESOURCE MANAGEMENT OFFICER-PIMS**

\\...Document2 Saved 0/00/0000 00:00

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Caution: This transmission may contain information which is confidential and subject to legal privilege. If you are not the intended recipient, you are notified that any use or distribution of the information is prohibited. If you receive the information in error please notify us immediately and return the original. Thank you for your help.



**PROCESS NAME: MDC BUILDING CONSENT APPLICATION CHECK SHEET**

DOCUMENT NUMBER: BAC0002 - CI908

RESPONSIBILITY: BUILDING CONTROL GROUP LEADER

# BAC0002 - MDC Building Consent Application Check Sheet

**Building Support Officer to Complete**

BC No

## Property Details

Property Number ..... 527735 .....

Check for Subdvn Parent or Rates Division

Parcel Number

..... 811998 .....

Legal Description

..... Lot 2 DP 4295 .....

Valuation Number

..... 20210 59100 .....

Reference

E. 2594416 ..... N. 5990018 .....

## People Details

Applicant Name(s)

..... Aldan Lodge Ltd .....

Applicant Name matches Proclaim?

Applicant Address matches Proclaim?

Applicant Name Number

..... 33228 .....

Agent Name

..... Na .....

Agent Name Number

..... Na .....

Fee Payer Name

..... Aldan Lodge Ltd .....

Fee Payer Name Number

..... 33228 .....

## Application Check

Checklist/Guide Completed by Applicant (not blank)

Service Connection Applications

Stormwater

Sewer

Water

} Na

Vehicle Crossing Application

Na

Property Report x1

Property file (if no file check TIM)

ordered 19.12.08 .

Application is complete and accepted.

BSO Name

..... Duncan .....

BSO Signature

..... Duncan .....

Date:

19.12.08

## PIM / Building Consent Checklist

Current copy of Certificate of Title (less than 3 months old)

### Copies

- 3  Elevation plans
- 3  Site / Location plan to scale
- 3  Drainage Plan (Documents detailing disposal of stormwater and wastewater)
- 3  Documents detailing precautions to be taken if building work is carried out over any existing drains or sewers or in close proximity to wells or water mains
- 3  Floor Plans including location of smoke alarms
- 1 Copy of Floor Plan for QV      ATTACHED:       SCANNED:       NOT APPLICABLE:
- 2  Specifications
- 2  Other relevant documentation (as per customer's checklist)

Payment included and receipted. Receipt number and amount written on application form

**Please note:** any queries regarding what might qualify as 'minor works' should be forwarded to the LIM/PIM group

## NOTES

~~For Relocated Buildings use relocation specific checklist also~~

