

Building Consent Authority Inspection Summary Sheet

Ref: IF 02

Ver: 6

Issued: 17 July 2014

Doc No: IT-639923

Page 1 of 2

BC ONLY

BUILDING CONSENT NO.

74770

DATE ISSUED:

10. 6. 16

DESCRIPTION OF WORK:

New roof over deck.

SITE ADDRESS:

618 Te Weta Rd.

OWNER:

Harry & Son Ltd

PH:

BUILDER:

Mike Harnett Bldos.

PH:

021 0616699

Building Category:

1611)

CCC Decision Date:

10. 6. 18

Inspections

Allowance

Used

\$ Adjustment

Number of on-site inspections allowed for:

2

Total inspection time allowance (hours):

1hr

Inspection travel allowance – one way (min):

Nil

Total

Credit

Charge

P = PASS

F = FAIL

DATE	START/FINISH TIME e.g. 8.00–8.45	MINS eg 45	NAME	SUMMARY/NOTES:	P/F
7-2-16	8.30-9.00	30	Jer	Shy feeding	pass
1-5-16	2.15-2.45	30	Jer	Final	fail
				12st 20441	
11-5-18			A Kelly	1 st CCC ltr sent (Term 6 A r copy of Instr. enclosed)	
15/2/19	F Wilkins	As	per 11/5/18		
				REFUSE TO ISSUE CCC	



RRD002CJ16

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11 MAY 2018

HARRY & SON LIMITED
C/O MR A P K ROBERTS
9 TURQUOISE PLACE
PUKEHANGI
ROTORUA 3015

Civic Centre
1061 Haupapa Street
Private Bag 3029
Rotorua Mail Centre
Rotorua 3046
New Zealand

File Ref: P29265

Dear Sir/Madam

BUILDING CONSENT NO: 74770
PROJECT: COVERED PERGOLA OVER EXISTING DECK
PROJECT LOCATION: 618 TE WETA ROAD, WAIKITE VALLEY
CONSENT ISSUED: 10 Jun 2016

The building consent process cannot be concluded until a Code Compliance Certificate (CCC) is issued certifying that the work has been completed in accordance with the approved Building Consent/Building Code. The completion part of the process is a very important step.

This letter is to advise you what action is required to complete your building project.

The Building Act 2004, Section 93(2) requires the Rotorua Lakes Council Building Consent Authority (BCA) to make a decision to either issue or refuse to issue the CCC 2 years after the granting of the building consent, or a further period agreed upon between the owner and the BCA.

We are nearing the point where this decision must be made.

If your building project is complete please phone Building Services on 07 3495646 to request a final inspection. (Stamped Building Consent plans must be on site).

If the proposed completion date will exceed the 2 year anniversary of the granting of the consent you must request an extension of time. This must be made in writing to the Manager of Building Services and enclosed is an Application for Extension of Time form for this purpose. Please include a payment of \$92.50 to cover the processing of your request.

Failure to respond to this notification may result in the BCA refusing to issue the Code Compliance Certificate and closing the building consent file.

Your early response is anticipated, and should you require further information regarding this matter please contact Rotorua Lakes Council Building Services on 07 3495646.

Yours faithfully



Darrell Holder
Manager, Building Services



Form 6 APPLICATION FOR CODE COMPLIANCE CERTIFICATE Section 92, Building Act 2004

THE BUILDING CONSENT

Building consent number: _____

Issued by [name of building consent authority that granted building consent]: Rotorua Lakes Council

THE OWNER

Name of owner [include preferred form of address, eg, Mr, Miss, Dr, if an individual]:

Harry and Sons Ltd

Contact person [if the applicant is not an individual]:

Chantelle Walker

Mailing address:

PO Box 454, Rotorua 3040

Street address/registered office: _____

Phone number:

Landline: _____

Mobile: _____

021 02644048

Daytime: _____

After hours: _____

Facsimile number: _____

Email address:

chantelle.walker@harryandsons.co.nz

Website [if applicable]: _____

The following evidence of ownership is attached to this application [copy of certificate of title, lease, agreement for sale and purchase, or other document showing full name of legal owner(s) of the building]:

AGENT

[Only complete this section if the application is being made on behalf of the owner]

Name of agent: _____

Contact person [if the agent is not an individual]: _____

Mailing address: _____

Street address/registered office: _____

Phone number:

Landline: _____

Mobile: _____

Daytime: _____

After hours: _____

Facsimile number: _____

Email address: _____

Website [if applicable]: _____

Relationship to owner [state details of the authorisation from the owner to make the application on the owner's behalf]:

First point of contact for communications with the council/building consent authority [state full name, mailing address, phone number(s), facsimile number(s), and email address(es). Contact details must be in New Zealand]:

APPLICATION

All building work to be carried out under the above building consent was completed on [insert date]: 01.09.2016

The licensed building practitioner(s) who carried out or supervised the restricted building work is/are as follows:

Name	Licensing class	Licensed building practitioner number (or registration number if treated as being licensed under section 291 of Building Act 2004)	Particular work carried out or supervised
Mike Harnett			

The personnel who carried out building work other than restricted building work are as follows:

[List names, addresses, telephone numbers, and (where relevant and if not provided above) licensed building practitioner numbers or Plumbers, Gasfitters, and Drainlayers Board registration numbers]

Note: continue on another page if necessary

The following specified systems are contained on the compliance schedule for the building and, in the opinion of the personnel who installed them, are capable of performing to the performance standards set out in the building consent:

[list specified systems]

N/A

I request that you issue a code compliance certificate for this work under section 95 of the Building Act 2004.

The code compliance certificate should be sent to: [state which address, and whether owner or agent]

PO Box 454 Roturua 3040

Signature of owner/agent on behalf of and with the authority of the owner [delete one]: Charlene Walker


Name of person signing:


Date: 01.09.2016

ATTACHMENTS

The following documents are attached to this application:

- ☐ Memoranda (Records of Building Work) from licensed building practitioner(s) stating what restricted building work they carried out or supervised
- ☐ Other documents from the personnel who carried out the work
- ☐ Evidence that specified systems are capable of performing to the performance standards set out in the building consent

	Inspection Checklist: Siting, Footings, Foundations	Ref IC 01
		Ver: 10
		Issued: 4 Dec 2015
		Doc No: IT-639941
		Page 1 of 2

BC No: 74770	Contact on site (Name, license no - RBW, company & position) Shane Wilson Mike Bennett builds	
Date: 20-7-16		
Inspector: Ian Lamb	Area of work inspected: today	
Inspection Comments / Notes: (Include comment on any alternative solutions identified, site observation statements, warranties or 'As Builts's to be provided, if applicable) 3x today of weather post on the plan		
If Inspection Result = PASS then date and sign here	Date: 20-7-16	Signature: 
If Inspection Result = FAIL then complete instruction sheet (record number here and on summary card)		

F = Fail = Non-compliance with approved plans & documentation
 P = Pass = Compliance with approved plans & documentation.
 N/A = Means that Building officer feels that this portion of the prompt sheet is not relevant

Siting/ Footings				Comments (reasons for decisions)	
1	Approved Consent documents on site	P	F	N/A	Consist
2	Previous comments/ instructions/ PIM - BC conditions (RC requirements etc)	P	F	N/A	checked
3	Boundary peg locations confirmed or building sited by surveyor (If not, request boundaries be identified - owner may need to engage a surveyor.)	P	F	N/A	sited off
4	Dimensions to boundaries (record measurements)	P	F	N/A	existing sheddy
5	Is the floor level in accordance with plans? Check for Moturiki Datum restrictions If doubt exists instruct owner to establish datum (engage surveyor)(record how height confirmed)	P	F	N/A	nil
6	Excavations, Slopes, Retaining for site-safe OK (record any cuts or fill)	P	F	N/A	Safe
7	Modified Site (in accordance with BC? Compaction certificate for fill prior to foundations being completed)	P	F	N/A	nil
8	Sediment, stormwater control to protect adjacent sites including road or other property is in place	P	F	N/A	no issues
9	Building will be clear of overhead power lines	P	F	N/A	clear.
Footing / Foundation B1, B2				Comments (reasons for decisions)	
10	Discuss finished floor levels/150 or 225 above ground	P	F	N/A	nil
11	Ground bearing capacity (If no satisfactory, request owner to obtain engineering advice.)	P	F	N/A	
12	Pad / post footings / footings details	P	F	N/A	
13	Foundations status (clean, square and to correct dimensions as defined in the Consent)(Record dimensions)	P	F	N/A	
Footing / Foundation continued				Comments (reasons for decisions)	

14	Reinforcing status (<i>clean, properly supported, correctly lapped & tied with correct cover</i>)	P	F	N/A	/					
15	Reinforcing steel (<i>record size, type and grade</i>)	P	F	N/A		/				
16	Height pegs of (<i>correct material</i>)	P	F	N/A			/			
17	Starters are tied to horizontal rods (<i>record tied at ? centers</i>)	P	F	N/A				/		
18	Foundation is suitable for fire walls if applicable	P	F	N/A					/	
19	Steel radius bends correct	P	F	N/A						/
20	Welded steel (<i>requires Producer Statement</i>)	P	F	N/A						
21	Check buildable truss plan for load points	P	F	N/A	/					
Piles B1, B2						Comments (reasons for decisions)				
22	Pile layout (<i>record centers etc and if anchors or braced piles in correct position</i>)	P	F	N/A		As per plan.				
23	Pile footing sizes (<i>Anchor, Brace, Ordinary or other</i>)	P	F	N/A		As per plan				
24	Treatment and size of piles	P	F	N/A		HS tank post				
25	Bearing	P	F	N/A		Long.				
26	Point loads (<i>Undertake an on site check to confirm that all point loads are supported</i>)	P	F	N/A		Long.				
27	Confirm floor height (<i>NZS 3604 requires 550 mm to u/side of chipbd floor</i>)	P	F	N/A	Long.					
28	Floor heights conform to bracing elements provided (<i>record max height for each type of pile</i>)	P	F	N/A	Post bracing					
29	Confirm durability of fixings (<i>discuss with builder</i>)	P	F	N/A	Long.					
30	Crawl space (450 mm)	P	F	N/A	Long.					
31	Driven Piles (<i>engineer report</i>)	P	F	N/A	Long.					
32	Is pile reinforcing necessary (<i>record details</i>)	P	F	N/A	Long.					
33	Check buildable truss plan for load points	P	F	N/A	Long.					
Columns / Insitu B1, B2					Comments (reasons for decisions)					
34	Size and grade of steel used	P	F	N/A	/					
35	Stirrups centres and size	P	F	N/A		/				
36	Lap measurements	P	F	N/A			/			
37	Cover of steel	P	F	N/A				/		
38	Spiral steel to be welded-not tied	P	F	N/A					/	
39	Steel radius bends correct	P	F	N/A						/

	Inspection Checklist: Non-Habitable Final (Garages/carports/farm buildings/decks/pergolas/ conservatories/ fences/retaining walls/signs) Buildings with no sanitary fixtures	Ref: IC 22
		Ver 8
		Issued: 21 Nov 2014
		Doc No: IT-641414
		Page 1 of 2

BC No: 74770	Contact on site (Name, licence no – RBW, company & position)
Date: 1-9-16	Shane Wilson Mike Hornett builder
Inspector: Ian Lamb	Area of work inspected: Veranda
Inspection Comments / Notes: (Include comment on any alternative solutions identified, site observation statements, warranties or 'As Laid's to be provided, if applicable)	
PASS If all works comply with the Consented documents and a Code Compliance Certificate can be issued please sign and date here.	Date Signature
If Inspection Result = FAIL then complete instruction sheet (record number here and on summary card)	

F = Fail = Non-compliance with approved plans & documentation
 P = Pass = Compliance with approved plans & documentation.
 N/A = Means that Building officer feels that this portion of the prompt sheet is not relevant

NON-HABITABLE FINAL					Comments (reasons for decisions)
1	Approved Consent documents on site	<input checked="" type="radio"/> P	<input type="radio"/> F	<input type="radio"/> N/A	On-site
2	Previous comments/ instructions	<input checked="" type="radio"/> P	<input type="radio"/> F	<input type="radio"/> N/A	checked
3	Completed form 6 completed	<input type="radio"/> P	<input type="radio"/> F	<input type="radio"/> N/A	
4	All inspections completed	<input checked="" type="radio"/> P	<input type="radio"/> F	<input type="radio"/> N/A	Yes
5	PIM/BC Conditions / endorsements complied with?	<input checked="" type="radio"/> P	<input type="radio"/> F	<input type="radio"/> N/A	Complies
6	Work completed by appropriately qualified LBP	<input type="radio"/> P	<input checked="" type="radio"/> F	<input type="radio"/> N/A	
7	Application to amend BC received	<input type="radio"/> P	<input type="radio"/> F	<input checked="" type="radio"/> N/A	NIL
8	Site development fact sheet given	<input type="radio"/> Yes	<input checked="" type="radio"/> No	<input type="radio"/> N/A	No
STRUCTURE (Garages, sheds, carports) B1,B2					Comments (reasons for decisions)
9	Bottom plate fixings	<input type="radio"/> P	<input type="radio"/> F	<input checked="" type="radio"/> N/A	
10	Stud to top plate	<input type="radio"/> P	<input type="radio"/> F	<input checked="" type="radio"/> N/A	
11	Trusses to structure	<input checked="" type="radio"/> P	<input type="radio"/> F	<input type="radio"/> N/A	
12	Roof / wall bracing completed?	<input type="radio"/> P	<input type="radio"/> F	<input checked="" type="radio"/> N/A	NIL
13	Posts and beams	<input checked="" type="radio"/> P	<input type="radio"/> F	<input type="radio"/> N/A	Bounce / SKIP 22
14	Rafter sizes, type & fixings	<input checked="" type="radio"/> P	<input type="radio"/> F	<input type="radio"/> N/A	190x90 5 Hangers / 4 PCE 205
15	Portal fixings	<input checked="" type="radio"/> P	<input type="radio"/> F	<input type="radio"/> N/A	A3 @ 82

EXTERIOR (Garages, sheds, carports) E2,B1,B2				Comments (reasons for decisions)	
16	Exterior envelope complete and weatherproof	<input checked="" type="radio"/> P	<input type="radio"/> F	N/A	change of p.h.t N/A
17	All openings and penetrations flashed	<input type="radio"/> P	<input type="radio"/> F	N/A	
18	Ground clearance	<input type="radio"/> P	<input type="radio"/> F	N/A	
19	Cladding correctly fixed as bracing element	<input type="radio"/> P	<input type="radio"/> F	N/A	
STORMWATER DRAINAGE G13,B2				Comments (reasons for decisions)	
20	Downpipes to approved outfall	<input checked="" type="radio"/> P	<input type="radio"/> F	N/A	to p.s. details N/A
21	Drainage coil to approved outfall (retaining wall)	<input type="radio"/> P	<input type="radio"/> F	N/A	
22	Plumbing fixtures correctly fitted?	<input type="radio"/> P	<input type="radio"/> F	N/A	
STRUCTURE (Decks, pergolas, playgrounds, sails etc) B1,B2				Comments (reasons for decisions)	
23	Pile/ post size, grade, treatment & position	<input type="radio"/> P	<input type="radio"/> F	N/A	N/A
24	Bearer or beam size, grade and treatment	<input type="radio"/> P	<input type="radio"/> F	N/A	
25	Rafter size, grade and treatment	<input type="radio"/> P	<input type="radio"/> F	N/A	
26	Joist size, grade and treatment	<input type="radio"/> P	<input type="radio"/> F	N/A	
27	Purlin size, grade, spacing and treatment	<input type="radio"/> P	<input type="radio"/> F	N/A	
28	Decking type / fixings and thickness	<input type="radio"/> P	<input type="radio"/> F	N/A	
29	Subfloor bracing connections and durability	<input type="radio"/> P	<input type="radio"/> F	N/A	
30	Subfloor ventilation	<input type="radio"/> P	<input type="radio"/> F	N/A	
SAFETY (Warning, falling, landing & glazing) B1,B2,D1,F4,F2				Comments (reasons for decisions)	
31	Smoke alarms when building work attached to dwelling.	<input checked="" type="radio"/> P	<input type="radio"/> F	N/A	1 in every bedroom N/A
32	Safety matting etc for play grounds	<input type="radio"/> P	<input type="radio"/> F	N/A	
33	Barriers to correct height	<input type="radio"/> P	<input type="radio"/> F	N/A	
34	Barrier construction type	<input type="radio"/> P	<input type="radio"/> F	N/A	
35	Baluster centers and fixings (boundary joists have additional fixings)	<input type="radio"/> P	<input type="radio"/> F	N/A	
36	Top rail construction	<input type="radio"/> P	<input type="radio"/> F	N/A	
37	Handrail to stairs	<input type="radio"/> P	<input type="radio"/> F	N/A	
38	Rise and tread dimension of stairs	<input type="radio"/> P	<input type="radio"/> F	N/A	
39	Slip resistance	<input type="radio"/> P	<input type="radio"/> F	N/A	
40	Glazing to 4223 part 3	<input type="radio"/> P	<input type="radio"/> F	N/A	
DOCUMENTATION				Comments (reasons for decisions)	
41	Construction PS 3	<input type="radio"/> P	<input type="radio"/> F	N/A	N/A
42	Construction review PS 4	<input type="radio"/> P	<input type="radio"/> F	N/A	
43	Electrical (Energy) certificate	<input type="radio"/> P	<input type="radio"/> F	N/A	
44	As built drainage plan	<input type="radio"/> P	<input type="radio"/> F	N/A	
DAMAGE/ CROSSING BOND				Comments (reasons for decisions)	
45	Damage bond can be released	<input checked="" type="radio"/> P	<input type="radio"/> F	N/A	
46	Crossing bond can be released	<input checked="" type="radio"/> P	<input type="radio"/> F	N/A	
OVERHEAD POWER LINES				Comments (reasons for decisions)	
47	Overhead power lines have correct clearance to building elements	<input checked="" type="radio"/> P	<input type="radio"/> F	N/A	clear
PHOTOS				Comments (reasons for decisions)	
48	Relevant photos taken	<input checked="" type="radio"/> P	<input type="radio"/> F	N/A	taken

NO: 20441

INSTRUCTION BOOK BUILDING SERVICES

**ROTORUA
LAKES COUNCIL**

Site Address: 618 Te Weta Rd

Building Consent No: 74770

Attention: Shane

Inspection Type: Final

Civic Centre
1061 Haupapa Street
Private Bag 3029
Rotorua Mail Centre
Rotorua 3046
New Zealand

P: 07 348 4199
F: 07 346 3143
E: info@rotorualc.nz
W: rotorualakescouncil.nz

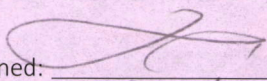
Instructions:

1) copy of form BA for the
building work.

Date Instructions complied with:

Before CCC issued

Signed:



(Print name)

Ian Lamb

Date:

1-9-16



RECEIVED
31 AUG 2016
B.C.No.

RECEIVED
02 AUG 2016
B.C.No. 74770