

Building Consent

Section 51, Building Act 2004

Form 5 – Building (Forms) Regulations 2004

Building consent number	BCN/2017/2013	Date issued	15 August 2017
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The building

Street address of building	80 Byron Street Sydenham	Location of building within site/block number
Legal description of land where building is located	Lot 1 DP 449853	
Building name	Spaghetti Junction Limited	Level/unit number

The owner

Name of owner	Spaghetti Junction Limited	Phone number
Contact person	John Targett	Landline
Mailing address	53 Vernon Terrace Christchurch 8022	Mobile 021 221 3080
Street address/ registered office		Daytime
		After hours
		Fax
Email address	jt@clipnclimb.com	Website

First point of contact for communications with the building consent authority:

Name	Architectural Design Group	Phone	(07) 578 2899
Contact person	Adrian	Mobile	027 274 7380
Mailing address	47 Second Avenue Tauranga 3110	Fax	
		Email address	trevor@architecturaldesigngroup.co.nz

Building work

The following building work is authorised by this building consent:

Addition to Factory - New Offices, Meeting and Store Room

This building consent is issued under section 51 of the Building Act 2004. This building consent does not relieve the owner of the building (or proposed building) of any duty or any responsibility under any other Act relating to or affecting the building (or proposed building). This building consent also does not permit the construction, alteration, demolition, or removal of the building (or proposed building) if that construction, alteration, demolition, or removal would be in breach of any other Act.

Conditions of consent

This building consent is subject to the following conditions:

Under section 90 of the Building Act 2004, agents authorised by the Council (acting as a building consent authority) are entitled, at all times during normal working hours or while building work is being done, to inspect:

- land on which building work is being or is proposed to be carried out; and
- building work that has been or is being carried out on or off that building site; and
- any building.

Compliance schedule

A compliance schedule is required for the building. The compliance schedule must contain the following specified systems and comply with the performance standards for those systems required by the building code:

- SS 4: Emergency lighting system to AS 2293: Parts 1 and 3:2005 as amended by Appendix B, F6/AS1
- SS 7: Automatic backflow prevention devices to AS/NZS 2845.1:2010
- SS 15/2: Final exit doors to paragraph 3.15, C/AS2 (2019)
- SS 15/4: Signs communicating evacuation information to building code performances F8.3.1, F8.3.2 and F8.3.3

Attachments

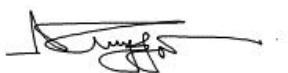
Copies of the following documents are attached to this building consent:

- Estimate of construction inspections (by Christchurch City Council)
- Building consent construction documentation (including third party certification) and advice notes
- Approved plans
- Approved specifications
- Approved supporting documents
- Draft compliance schedule

Amendments issued

BCN/2017/2013/A - Amendment 1 - Addition of concrete wall, store room replaced with office space, office partition walls removed, 1 skylight location change, addition of heat pumps, drainage plumbed to sink wastes, hallway extended, interior office windows added, perimeter strip drains reduced to entry doors only, cladding change - Issued 14 November 2019

BCN/2017/2013/B - Amendment 2 - change to floor plan, emergency lighting and backflow prevention device - Issued 13 April 2021



Jim Nguyen
Building Consent Officer Level 3
03 941 6477
On behalf of: Christchurch City Council
Date: 13 April 2021

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