

EARTHQUAKE RECOVERY (EQR) DOCUMENTATION

The documents within the Earthquake Recovery Documentation section, encompass all works completed under the Canterbury Home Repair Programme (CHRP). These contain assessments, contractor quotes, work orders and sign offs.

Released Under the Official Information Act 1982

EQR Property Overview Report

Company Fletcher EQR (division of FCC) as agent for EQC

Printed Date: 26-04-2018

EQC Property ID	Property Address	Vulnerable?	Property F Status	Property Finalisation Indicator		
2010127541	57 COLOMBO STREET, CASHMERE		F3 - Complete & Finalised	Some Finalisation has taken place		
Main Contractor:	CLOSED OUT-Davrac Nurseries Limited t/a Davrac Contracting ***** (S589)		Property F2'd By:	William Conran	F2 Completed Date:	10-01-2017
Cont Managing Hub:	Blenheim	Not Vulnerable	Property F3'd By:	William Conran	F3 Completed Date:	10-01-2017

Adjustments

EQC Claim Number + Address	Project	Status	Unmapped Adjmt Lines	Original Budget			Budget Variation			Gross Claimed	Gross Certified
				Total OB	Allocated	Unallocated	Total BV	Allocated	Unallocated		
CLM/2011/066334 57 COLOMBO STREET	E005	F3	0	26,068.46	26,068.46	0.00	6,913.28	6,913.28	0.00	32,981.74	32,981.74
CLM/2011/066334 57 COLOMBO STREET	E034	F3	0	0.00	0.00	0.00	200.00	200.00	0.00	200.00	200.00
Property Total			0	26,068.46	26,068.46	0.00	7,113.28	7,113.28	0.00	33,181.74	33,181.74

Assignments

EQC Claim Number + Address			Subcontractor	Workflow	Contractor	Adjustment	Gross	Gross
CC + Hub Status	Assignment	Hub Comments	Status	Quote	Line Count	Claimed	Certified	
CLM/2011/066334	57 COLOMBO STREET	Substantive Works - Primary	CLOSED OUT-Davrac Nurseries Limited t/a Davrac Contracting ***** (S589)	COMPLETIONS	31,511.74	12	31,711.74	31,711.74
	Transmitted To Hub -> Claim File Review Complete		CRM CASE OPENED FOR DEFECT ISSUES AND REFERRED TO REMEDIAL TEAM - 24/04/15 - SMCD CONTRACTOR HAVING DIFFICULTY CONTACTING HO TO REPAIR 30/7/14 AD					
CLM/2011/066334	57 COLOMBO STREET	Substantive Works - Specialist Contractor	CLOSED OUT-Harcourt Insulation 2006 Limited ***** (SE78)	COMPLETIONS	1,320.00	1	1,320.00	1,320.00
	Transmitted To Hub -> Awaiting Claim File Review		ASBESTOS					
CLM/2011/066334	57 COLOMBO STREET	Substantive Works - Specialist Contractor	CLOSED OUT-Switched On Property Maintenance Limited ***** (S410)	COMPLETIONS	180.00	2	150.00	150.00
	Transmitted To Hub -> Awaiting Claim File Review		ELECTRICAL TEST - safe to continue					
CLM/2011/066334	57 COLOMBO STREET	Remedial Works - Primary	<UNASSIGNED>	NOT REQUIRED	0.00	0	0.00	0.00
	Transmitted To Hub -> Not Required - IRP Transfer		REFERRED TO EQC					
CLM/2011/066334	57 COLOMBO STREET	Remedial Works - Specialist Contractor	CLOSED OUT-Davrac Nurseries Limited t/a Davrac Contracting ***** (S589)	NOT REQUIRED	0.00	0	0.00	0.00
	Transmitted To Hub -> Not Required - Information Only		SCOPING FEE ONLY					
Property Total					33,011.74	15	33,181.74	33,181.74

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Cont Managing Hub:	Blenheim	Not Vulnerable	Property F3'd By:	William Conran	F3 Completed Date:	10-01-2017

Works Orders

EQC Claim Number	WO Number	Assignment	Subcontractor	Workflow Status	Issuing QS	WO Status	Issued Date	Works Order Value
CLM/2011/066334	E005-00799	Substantive Works - Specialist Contractor - 22-Aug-2013	CLOSED OUT-Harcourt Insulation 2006 Limited ***** (SE78)	COMPLETIONS	Willien Irvia	Issued	23/08/2013	1,320.00
CLM/2011/066334	E005-00876	Substantive Works - Specialist Contractor - 22-Aug-2013	CLOSED OUT-Switched On Property Maintenance Limited ***** (S410)	COMPLETIONS	Willien Irvia	Issued	09/09/2013	180.00
CLM/2011/066334	E005-01092	Substantive Works - Primary - 20-Feb-2012	CLOSED OUT-Davrac Nurseries Limited t/a Davrac Contracting ***** (S589)	COMPLETIONS	Willien Irvia	Issued	04/12/2013	28,470.14
CLM/2011/066334	E005-01092-01	Substantive Works - Primary - 20-Feb-2012	CLOSED OUT-Davrac Nurseries Limited t/a Davrac Contracting ***** (S589)	COMPLETIONS	Michael Forshaw	Issued	05/03/2014	3,041.60

Property Total **33,011.74**

Claims / Certs / Payables

SE78 **CLOSED OUT-Harcourt Insulation 2006 Limited *******

EQC Claim Num	Line Type	Approval Type	Claim No	Claimed By	Remaining	Claim Date	This Claim	
CLM/2011/066334	Asbest Test BV	Scope Addition	15	EQR\WillienI	\$0.00	30-Sep-2013	\$1,320.00	
EQC Claim Num	Line Type	Approval Type	Cert No	Certified By	Remaining	Certified Date	This Cert	Cert Line Notes
CLM/2011/066334	Asbest Test BV	Scope Addition	15	EQR\WillienI	\$0.00	03-Oct-2013	\$1,320.00	Inv nr: 6032

SE78 **CLOSED OUT-Harcourt Insulation 2006 Limited ***** Total** **Claims \$1,320.00 Certs \$1,320.00 Payables \$0.00**

S410 **CLOSED OUT-Switched On Property Maintenance Limited *******

EQC Claim Num	Line Type	Approval Type	Claim No	Claimed By	Remaining	Claim Date	This Claim	
CLM/2011/066334	Electrical Test BV	Scope Addition	2	EQR\EoinM	\$0.00	27-Nov-2013	\$180.00	
CLM/2011/066334	Electrical Test BV	Scope Addition	2	EQR\EoinM	\$0.00	27-Nov-2013	-\$30.00	
EQC Claim Num	Line Type	Approval Type	Cert No	Certified By	Remaining	Certified Date	This Cert	Cert Line Notes
CLM/2011/066334	Electrical Test BV	Scope Addition	2	EQR\EoinM	\$0.00	27-Nov-2013	\$180.00	INV 026796
CLM/2011/066334	Electrical Test BV	Scope Addition	2	EQR\EoinM	\$0.00	27-Nov-2013	-\$30.00	INV 026796

S410 **CLOSED OUT-Switched On Property Maintenance Limited ***** Total** **Claims \$150.00 Certs \$150.00 Payables \$0.00**

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Cont Managing Hub:	Blenheim	Not Vulnerable	Property F3'd By:	William Conran	F3 Completed Date:	10-01-2017

S589 **CLOSED OUT-Davrac Nurseries Limited t/a Davrac Contracting *******

EQC Claim Num	Line Type	Approval Type	Claim No	Claimed By	Remaining	Claim Date	This Claim				
CLM/2011/066334	Subst OB	Substantive Works	25	EQR\EoinM	\$0.00	26-Mar-2014	\$26,068.46				
CLM/2011/066334	Subst BV	Scope Addition	25	EQR\EoinM	\$0.00	26-Mar-2014	\$2,047.94				
CLM/2011/066334	Subst BV	Scope Alternative	25	EQR\EoinM	\$0.00	26-Mar-2014	\$353.74				
CLM/2011/066334	Subst BV	Variation	25	EQR\EoinM	\$0.00	26-Mar-2014	\$3,041.60				
CLM/2011/066334	Subst BV	Scope Addition	2	EQR\DushikaJ	\$0.00	28-Oct-2016	\$200.00				
EQC Claim Num	Line Type	Approval Type	Cert No	Certified By	Remaining	Certified Date	This Cert	Cert Line Notes			
CLM/2011/066334	Subst OB	Substantive Works	28	EQR\EoinM	\$0.00	26-Mar-2014	\$26,068.46	INV 13447			
CLM/2011/066334	Subst BV	Scope Addition	28	EQR\EoinM	\$0.00	26-Mar-2014	\$2,047.94	INV 13447			
CLM/2011/066334	Subst BV	Scope Alternative	28	EQR\EoinM	\$0.00	26-Mar-2014	\$353.74	INV 13447			
CLM/2011/066334	Subst BV	Variation	28	EQR\EoinM	\$0.00	26-Mar-2014	\$3,041.60	INV 13447			
CLM/2011/066334	Subst BV	Scope Addition	2	EQR\BruceN	\$0.00	31-Oct-2016	\$200.00	14 x Scoping Fee Inv's Approved for payment but used for the partial recovery of an historic overpayment for Sewer Pipe Works. Orig.value -\$5,095.51			
S589	CLOSED OUT-Davrac Nurseries Limited t/a Davrac Contracting ***** Total					Claims	\$31,711.74	Certs	\$31,711.74	Payables	\$0.00
Property Total						Claims	\$33,181.74	Certs	\$33,181.74	Payables	\$0.00

No Open Complaints / Remedial Issues on this Property

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Cont Managing Hub:	Blenheim	Not Vulnerable	Property F3'd By:	William Conran	F3 Completed Date:	10-01-2017

Finalisation Documents

EQC Claim Number	Document Type	Hub Zone	File Last Modified Date
CLM/2011/066334	Construction Completion Inspection	Blenheim	19/05/2015
CLM/2011/066334	Defects Liability Certificate	Blenheim	24/04/2015
CLM/2011/066334	Practical Completion Certificate (PCC)	Blenheim	19/05/2015
CLM/2011/066334	Final Account Agreement	Blenheim	19/05/2015
CLM/2011/066334	Defects Liability Certificate	Blenheim	19/05/2015

Property Total Finalisation Documents Present: 5

No Technical Services Referrals on this Property

Asbestos Test Information

EQC Claim Number	Claim Address	Asbestos Test Required?	Asbestos Test Result
CLM/2011/066334	57 COLOMBO STREET	Yes	Negative

Property Total Number of Claims: 1

Contractors

Contractor		Accreditation Status	Accreditation Number	Classification	Type of Work on the Property
S410	CLOSED OUT-Switched On Property Maintenance Limited *****	Rationalised	EQRC0705	Main Contractor	Substantive Works
S589	CLOSED OUT-Davrac Nurseries Limited t/a Davrac Contracting *****	Accredited	EQRC0149	Main Contractor	Substantive Works, Remedial Works
SE78	CLOSED OUT-Harcourt Insulation 2006 Limited *****	Accredited	SPLA1056	Specialist Subcontractor	Substantive Works

Property Total Number of Contractors: 3

Scope of Works



Customer: HAMISH TEMPLE-DOIG

Document explanatory note:

This document provides a summary of the earthquake damage identified by the EQC assessment team. Land, building and room by room damage is listed along with an indication of how this damage is to be repaired. A glossary of terms describing the type of damage that may be listed on your Scope of Works is provided at the end of this document.

Assessment of Property at 57 COLOMBO STREET, CASHMERE, CHRISTCHURCH 8023 on 30/11/2011

Site

Element	Damage	Repair
Land (Exposed - Soil - 490.00 m2)		
Land (Exposed - Soil - 153.36 m2)		
Main Access (Drive - Asphalt - 28.00 m2)		

Services

Element	Damage	Repair
Sewerage (Town Connection - Clay pipes - 18.00 l/m)	Damaged	Repair broken pipes PVC 100 mm 1.00 l/m
Water Supply (Town Connection - Steel - 18.00 l/m)	No Earthquake Damage	

Main Building

Exterior

Elevation (North wall ground floor 14.2 x 2.7 brick veneer)

Element	Damage	Repair
Patio (Concrete - Concrete - 4.80 m2)	Cracked surface	Grind out and epoxy fill concrete 1.60 l/m
	Cracked surface	Paint patio 4.80 m2
Trim (Scotia - Trim 60mm - 1.00 l/m)	Damaged finish	Gap fill and paint trims 1.00 l/m
Wall Cladding (Brick Veneer - Brick - 38.34 m2)	Cracking	Grind out and epoxy fill 2.00 l/m
	Cracking	Grind out and repoint mortar 4.50 l/m
	Damaged finish	Remove and relay loose sill bricks 0.80 l/m
Wall framing (Timber Frame - Timber - 38.34 m2)	No Earthquake Damage	

Elevation (South wall ground floor 14.2 x 2.7 brick veneer)

Element	Damage	Repair
No Damage		

Elevation (East wall ground floor 10.8 x 2.7 brick veneer)

Element	Damage	Repair
Wall Cladding (Brick Veneer - Brick - 29.16 m2)	Damaged finish	Grind out and epoxy fill 2.00 l/m
	Damaged finish	Grind out and repoint mortar 6.00 l/m
Wall framing (Timber Frame - Timber - 29.16 m2)	No Earthquake Damage	

Elevation (West wall ground floor 10.8 x 2.7 Brick veneer)

Element	Damage	Repair	
Wall Cladding (Brick Veneer - Brick - 29.16 m2)	Damaged finish	Grind out and epoxy fill	1.00 l/m
	Damaged finish	Grind out and repoint mortar	4.00 l/m
Wall framing (Timber Frame - Timber - 29.16 m2)	No Earthquake Damage		

Foundations (Concrete ring and concrete piles)

Element	Damage	Repair	
Piles (Ordinary - Concrete - 1.00 item)	No Earthquake Damage		
Ring foundation (Load bearing - Concrete - 50.00 l/m)	Cracks to ring foundation	Grind out and epoxy fill cracks	1.50 l/m
	Cracks to ring foundation	Solid Plaster Repair	2.25 m2
	Cracks to ring foundation	Paint foundation	2.25 m2

Roof (Framed hip roof)

Element	Damage	Repair
No Damage		

Elevation (North wall first floor 6.9 x 2.4 cement sheet)

Element	Damage	Repair
No Damage		

Elevation (South wall first floor 6.9 x 2.4 cement sheet)

Element	Damage	Repair
No Damage		

Elevation (East wall first floor 7.1 x 2.0 cement sheet)

Element	Damage	Repair
No Damage		

Elevation (West wall first floor 7.1 x 2.4 cement sheet)

Element	Damage	Repair
No Damage		

Interior**Ground Floor - Kitchen**

Room Size: 3.00 x 4.10 = 12.30 (length(m) x width(m) = Area Size(m2))

Stud Height: 2.70 m

Element	Damage	Repair	
Built In Oven (Other - Ceramic - 1.00 item)	No Earthquake Damage		
Ceiling (Lath and Plaster - Paint - 12.30 m2)	Cosmetic Damage	Rake out plaster repair (lath and plaster cracks)	5.00 l/m
	Cosmetic Damage	Paint Ceiling	12.30 m2
Door (External) (Single solid Door - Timber - 1.00 No of)	No Earthquake Damage		
Floor (T&G - T+G polished timber - 12.30 m2)	No Earthquake Damage		
Hob (Gas - Standard Spec - 1.00 item)	No Earthquake Damage		
Kitchen joinery (Medium Spec - MDF - 1.00 item)	No Earthquake Damage		
Range Hood (Over Head - Standard spec - 1.00 item)	No Earthquake Damage		
Wall covering (Lath & Plaster - Wall paper / paint - 38.34 m2)	Cosmetic damage	Remove, dispose and replace wallpaper - paint	38.34 m2
Window (Aluminium Sliding - Pane single glazed - 1.00 No of)	No Earthquake Damage		

Work top (Kitchen work top - Laminate - 7.00 No Earthquake Damage
l/m)

Ground Floor - Laundry

Room Size: 2.20 x 2.50 = 5.50 (length(m) x width(m) = Area Size(m2))

Stud Height: 2.70 m

Element	Damage	Repair
No Damage		

Ground Floor - Toilet

Room Size: 0.90 x 1.30 = 1.17 (length(m) x width(m) = Area Size(m2))

Stud Height: 2.20 m

Element	Damage	Repair
No Damage		

Ground Floor - Living (Off kitchen)

Room Size: 4.10 x 4.80 = 19.68 (length(m) x width(m) = Area Size(m2))

Stud Height: 2.40 m

Element	Damage	Repair
Ceiling (Lath and Plaster - Paint - 19.68 m2)	Cosmetic Damage	Rake out plaster repair (lath and plaster cracks) 6.00 l/m
	Cosmetic Damage	Paint Ceiling 19.68 m2
Door (External) (French doors - Timber - 1.00 No of)	No Earthquake Damage	
Door (Internal) (Single Solid Core - Timber - 1.00 No of)	No Earthquake Damage	
Floor (T&G - Carpet - 19.68 m2)	No Earthquake Damage	
Heating (Electric - Heat pump - 1.00 item)	No Earthquake Damage	
Heating (Electric - Night store - 1.00 item)	No Earthquake Damage	
Wall covering (Lath & Plaster - Wall paper / paint - 42.72 m2)	Cosmetic damage	Rake out plaster repair lath and plaster cracks 2.00 l/m
	Cosmetic damage	Remove, dispose and replace wallpaper - paint 16.02 m2
Window (Timber Large - Pane single glazed - 1.00 No of)	Cosmetic damage	Ease window 2.00 No of
Window (Timber medium - Pane single glazed - 1.00 No of)	No Earthquake Damage	

Ground Floor - Hallway

Room Size: 1.90 x 4.80 = 9.12 (length(m) x width(m) = Area Size(m2))

Stud Height: 2.70 m

Element	Damage	Repair
Ceiling (Lath and Plaster - Paint - 9.12 m2)	Cosmetic Damage	Rake out plaster repair (lath and plaster cracks) 3.00 l/m
	Cosmetic Damage	Paint Ceiling 9.12 m2
Door (External) (French doors - Timber - 1.00 No of)	Cosmetic damage	Ease and repaint door 2.00 No of
Floor (T&G - Carpet - 9.12 m2)	No Earthquake Damage	
Heating (Electric - Night store - 1.00 item)	No Earthquake Damage	
Wall covering (Lath & Plaster - Wallpaper - 36.18 m2)	No Earthquake Damage	

Ground Floor - Bedroom (First On left in front door)

Room Size: 4.30 x 3.60 = 15.48 (length(m) x width(m) = Area Size(m2))

Stud Height: 2.70 m

Element	Damage	Repair	
Ceiling (Lath and Plaster - Lining paper / paint - 15.48 m2)	Cosmetic Damage	Rake out plaster repair (lath and plaster cracks)	2.00 l/m
	Cosmetic Damage	Remove, dispose and replace lining paper	8.60 m2
	Cosmetic Damage	Paint Ceiling	15.48 m2
Door (Internal) (Single Solid Core - Timber - 1.00 No of)	Cosmetic damage	Repaint total door surround	1.00 No of
Floor (T&G - Carpet - 15.48 m2)	No Earthquake Damage		
Wall covering (Lath & Plaster - Wall paper / paint - 42.66 m2)	Cosmetic damage	Rake out plaster repair lath and plaster cracks	3.00 l/m
	Cosmetic damage	Remove, dispose and replace wallpaper - paint	42.66 m2
Window (Timber Large - Pane single glazed - 2.00 No of)	Cosmetic damage	Ease window	1.00 No of

Ground Floor - Lounge

Room Size: 4.20 x 4.60 = 19.32 (length(m) x width(m) = Area Size(m2))

Stud Height: 2.70 m

Element	Damage	Repair	
Ceiling (Lath and Plaster - Stipple - 19.32 m2)	Structural damage	Remove lath and plaster and replace with plasterboard and stop	19.32 m2
	Structural damage	Remove and fix ceiling rose for other trades	1.00 item
	Structural damage	Paint Ceiling	19.32 m2
Door (Internal) (Single Solid Core - Timber - 1.00 No of)	No Earthquake Damage		
Floor (T&G - Carpet - 19.32 m2)	No Earthquake Damage		
Wall covering (Lath & Plaster - Wallpaper - 47.52 m2)	Cosmetic damage	Remove, dispose and replace wallpaper	47.52 m2
Window (Timber medium - Pane single glazed - 2.00 No of)	No Earthquake Damage		
Window (Timber Large - Pane single glazed - 1.00 No of)	Cosmetic damage	Ease window	1.00 No of

Ground Floor - Bathroom

Room Size: 2.10 x 2.70 = 5.67 (length(m) x width(m) = Area Size(m2))

Stud Height: 2.70 m

Element	Damage	Repair	
Bath (Acrylic - Spa Bath - 1.00 item)	No Earthquake Damage		
Bathroom Sink (Pedestal and Basin - Standard specification - 1.00 item)	No Earthquake Damage		
Ceiling (Lath and Plaster - Paint - 5.67 m2)	Cosmetic Damage	Rake out plaster repair (lath and plaster cracks)	2.50 l/m
	Cosmetic Damage	Paint Ceiling	5.67 m2
Door (Internal) (Single Solid Core - Timber - 1.00 No of)	No Earthquake Damage		
Floor (T&G - Tiles - 5.67 m2)	No Earthquake Damage		
Shower (Cubical shower unit - Acrylic shower - .64 m2)	No Earthquake Damage		
Wall covering (Lath & Plaster - Wallpaper - 25.92 m2)	No Earthquake Damage		
Window (Timber medium - Pane single glazed - 1.00 No of)	Cosmetic damage	Gap fill and paint jambs / sills	4.00 l/m
Window (Glass blocks - Pane single glazed - 1.00 No of)	No Earthquake Damage		

Ground Floor - Stairwell

Room Size: 0.90 x 4.70 = 4.23 (length(m) x width(m) = Area Size(m2))

Stud Height: 5.50 m

Element	Damage	Repair
No Damage		

First Floor - Hallway

Room Size: 3.30 x 4.10 = 13.53 (length(m) x width(m) = Area Size(m2))

Stud Height: 2.40 m

Element	Damage	Repair
Ceiling (Gib - Lining paper / paint - 13.53 m2)	Cosmetic Damage	Remove, dispose and replace lining paper
	Cosmetic Damage	Paint Ceiling
Floor (Chipboard - Carpet - 13.53 m2)	No Earthquake Damage	
Wall covering (Gib - Wall paper / paint - 35.52 m2)	No Earthquake Damage	
Window (Timber small - Pane single glazed - 1.00 No of)	No Earthquake Damage	

First Floor - Bathroom

Room Size: 0.90 x 2.10 = 1.89 (length(m) x width(m) = Area Size(m2))

Stud Height: 2.40 m

Element	Damage	Repair
No Damage		

First Floor - Bedroom (North west)

Room Size: 3.40 x 3.30 = 11.22 (length(m) x width(m) = Area Size(m2))

Stud Height: 2.40 m

Element	Damage	Repair
Ceiling (Gib - Wallpaper / paint - 11.22 m2)	Cosmetic Damage	Remove, dispose and replace wall paper - Paint
Door (Internal) (Single Hollow Core - Timber - 1.00 No of)	No Earthquake Damage	
Floor (Chipboard - Carpet - 11.22 m2)	No Earthquake Damage	
Wall covering (Gib - Wall paper / paint - 32.16 m2)	Cosmetic damage	Remove, dispose and replace wallpaper - paint
Window (Timber medium - Pane single glazed - 2.00 No of)	No Earthquake Damage	
Window (Timber Large - Pane single glazed - 1.00 No of)	No Earthquake Damage	

First Floor - Bedroom (South west)

Room Size: 3.30 x 3.30 = 10.89 (length(m) x width(m) = Area Size(m2))

Stud Height: 2.40 m

Element	Damage	Repair
Ceiling (Gib - Wallpaper / paint - 10.89 m2)	No Earthquake Damage	
Door (Internal) (Single Hollow Core - Timber - 1.00 No of)	No Earthquake Damage	
Floor (Chipboard - Carpet - 10.89 m2)	No Earthquake Damage	
Wall covering (Gib - Wallpaper - 31.68 m2)	No Earthquake Damage	
Window (Aluminium Awning - Pane single glazed - 1.00 No of)	Cosmetic damage	Ease window

First Floor - Bedroom (South east)

Room Size: 4.20 x 3.40 = 14.28 (length(m) x width(m) = Area Size(m2))

Stud Height: 2.40 m

Element	Damage	Repair	
Ceiling (Gib - Wallpaper / paint - 14.28 m2)	Cosmetic Damage	Remove, dispose and replace wall paper - Paint	14.28 m2
Door (Internal) (Single Hollow Core - Timber - 1.00 No of)	No Earthquake Damage		
Floor (Chipboard - Carpet - 14.28 m2)	No Earthquake Damage		
Wall covering (Gib - Wallpaper - 36.48 m2)	Cosmetic damage	Remove, dispose and replace wallpaper	36.48 m2
Window (Timber Large - Pane single glazed - 1.00 No of)	No Earthquake Damage		

Garage

Exterior

Elevation (North)

Element	Damage	Repair
No Damage		

Elevation (South)

Element	Damage	Repair
No Damage		

Elevation (East)

Element	Damage	Repair
No Damage		

Elevation (West)

Element	Damage	Repair
No Damage		

Foundations (Concrete slab)

Element	Damage	Repair
No Damage		

Roof (Trussed, hip)

Element	Damage	Repair
No Damage		

Interior

Ground Floor - Internal Garage

Room Size: 5.90 x 5.80 = 34.22 (length(m) x width(m) = Area Size(m2))

Stud Height: 2.40 m

Element	Damage	Repair	
Floor (Concrete - Concrete - 34.22 m2)	Cosmetic damage	Grind out and epoxy fill (up to 5mm)	3.00 l/m
Garage door (Sectional Metal - Steel - 1.00 No of)	No Earthquake Damage		
Garage door (Tilt-a-door Metal - Steel - 1.00 No of)	No Earthquake Damage		

Scope of Works - Glossary of Terms

Cosmetic Damage	Cosmetic damage is used to record repairs to an element that can be done in situ e.g. minor cracking to plasterboard. For example a repair strategy may state "rake, stop and paint" and this is carried out without needing to remove or replace the damaged element. Where the plasterboard for example needs to be removed and replaced, this will be recorded as 'structural damage'.
Impact Damage	Impact damage is where an element or part of a building sustains earthquake damage and then breaks away or collapses causing damage to another part of the building. An example is a chimney that has collapsed and caused damage to roof tiles.
Structural Damage	The term structural damage is used where a repair requires an element to be removed and replaced e.g. major cracking to plasterboard or external cladding that has been dislodged. This term does not relate to the structural integrity of the building as a whole, but to the individual element only.

Additional Information

Building Terms	The Department of Building and Housing website has a comprehensive list of common building terms: http://www.dbh.govt.nz/building-az-wxyz
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EQC Full Assessment Report

Claim Number: CLM/2011/066334
Claimant: HAMISH TEMPLE-DOIG
Property Address: 57 COLOMBO STREET
 CASHMERE
 CHRISTCHURCH 8023

Assessment Date: 30/11/2011 11:24
Assessor: Clemenger, Wayne
Estimator: Whitehead, Michael
Property Occupied By: Owner Occupied

Claimant Setup

Type	Name	Home Number	Mobile Number	Work Number	Email Address
Owner	HAMISH, TEMPLE-DOIG				
Owner					

Insurance & Mortgage Details

Insurance Details - From Claim Centre

Insurer	Policy Type	Policy Number	Insurance Sighted	Insurance Valid
Medical Assurance Group	Dwelling			

Insurance Details - Added in COMET

Insurer	Policy Type	Policy Number	Insurance Sighted	Insurance Valid
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Insurance Details - Comments

Mortgage Details - From Claim Centre

Bank

Mortgage Details - Added in COMET

Bank
BANK OF NEW ZEALAND

Mortgage Details - Comments

Opt Out

For repairs costing between \$10,000 and \$100,000 the claimant wishes to manage their own repairs? No

Hazards

Hazards: Nil
Property Sticker: No Sticker

Building Configurations

Leaky Home Syndrome? No

Building Name	Number of floors	Building Finish	Age of house	Footprint	Area (m2)
Main Building	2	Standard	1935 - 1960	Rectangular	148.72
Garage	1	Standard	Post 1980	Rectangular	34.81

Full Assessment

Site

Element	Type	Material	Damages	Measure	Rate	Cost
Land	Exposed	Soil	No Earthquake Damage			
			No Earthquake Damage			
Main Access	Drive	Asphalt	No Earthquake Damage			

General Comments:

Services

Element	Type	Material	Damages	Measure	Rate	Cost
Sewerage	Town Connection	Clay pipes	Damaged			
			Repair broken pipes PVC 100 mm	1.00 l/m	107.00	107.00
Water Supply	Town Connection	Steel	No Earthquake Damage			

General Comments: Sewer drain from laundry broken off at exterior gully tray, tenant has made temporary repair, new piece only needs gluing.

Main Building

Exterior

Elevation (North wall ground floor 14.2 x 2.7 brick veneer)

Damage: Earthquake damage

Require Scaffolding? No

Element	Type	Material	Damages	Measure	Rate	Cost
Patio	Concrete	Concrete	Cracked surface			
			Grind out and epoxy fill concrete	1.60 l/m	30.00	48.00
			Cracked surface			
			Paint patio	4.80 m2	22.00	105.60
Trim	Scotia	Trim 60mm	Damaged finish			
			Gap fill and paint trims	1.00 l/m	12.00	12.00
Wall Cladding	Brick Veneer	Brick	Cracking			
			Grind out and epoxy fill	2.00 l/m	60.00	120.00
			Cracking			
			Grind out and repoint mortar	4.50 l/m	30.00	135.00
			Damaged finish			
			Remove and relay loose sill bricks	0.80 l/m	40.00	32.00
Wall framing	Timber Frame	Timber	No Earthquake Damage			

General Comments:

Elevation (South wall ground floor 14.2 x 2.7 brick veneer)

Damage: No damage

Require Scaffolding? No

General Comments:

Elevation (East wall ground floor 10.8 x 2.7 brick veneer)

Damage: Earthquake damage

Require Scaffolding? No

Element	Type	Material	Damages	Measure	Rate	Cost
Wall Cladding	Brick Veneer	Brick	Damaged finish			
			Grind out and epoxy fill	2.00 l/m	60.00	120.00
			Damaged finish			
			Grind out and repoint mortar	6.00 l/m	50.00	300.00
Wall framing	Timber Frame	Timber	No Earthquake Damage			

General Comments:

Elevation (West wall ground floor 10.8 x 2.7 Brick veneer)

Damage: Earthquake damage

Require Scaffolding? No

Element	Type	Material	Damages	Measure	Rate	Cost
Wall Cladding	Brick Veneer	Brick	Damaged finish			
			Grind out and epoxy fill	1.00 l/m	60.00	60.00
			Damaged finish			
			Grind out and repoint mortar	4.00 l/m	50.00	200.00
Wall framing	Timber Frame	Timber	No Earthquake Damage			

General Comments: Timber deck 8.0 x 2.5

Foundations (Concrete ring and concrete piles)

Damage: Earthquake damage

Require Scaffolding? No

Element	Type	Material	Damages	Measure	Rate	Cost
Piles	Ordinary	Concrete	No Earthquake Damage			
Ring foundation	Load bearing	Concrete	Cracks to ring foundation			
			Grind out and epoxy fill cracks	1.50 l/m	30.00	45.00
			Cracks to ring foundation			
			Solid Plaster Repair	2.25 m2	85.00	191.25
			Cracks to ring foundation			
			Paint foundation	2.25 m2	39.00	87.75

General Comments:

Roof (Framed hip roof)

Damage: No damage

Require Scaffolding? No

General Comments: Painted corrugated iron on both levels

Elevation (North wall first floor 6.9 x 2.4 cement sheet)

Damage: No damage

Require Scaffolding? No

General Comments:

Elevation (South wall first floor 6.9 x 2.4 cement sheet)

Damage: No damage

Require Scaffolding? No

General Comments:

Elevation (East wall first floor 7.1 x 2.0 cement sheet)

Damage: No damage

Require Scaffolding? No

General Comments:

Elevation (West wall first floor 7.1 x 2.4 cement sheet)

Damage: No damage

Require Scaffolding? No

General Comments:

Ground Floor - Kitchen

Damage: Earthquake damage

Require Scaffolding? No

Element	Type	Material	Damages	Measure	Rate	Cost
Built In Oven	Other	Ceramic	No Earthquake Damage			
Ceiling	Lath and Plaster	Paint	Cosmetic Damage			
			Rake out plaster repair (lath and plaster cracks)	5.00 l/m	25.00	125.00
			Cosmetic Damage			
			Paint Ceiling	12.30 m2	24.00	295.20
Door (External)	Single solid Door	Timber	No Earthquake Damage			

Floor	T&G	T+G polished timber	No Earthquake Damage
Hob	Gas	Standard Spec	No Earthquake Damage
Kitchen joinery	Medium Spec	MDF	No Earthquake Damage
Range Hood	Over Head	Standard spec	No Earthquake Damage
Wall covering	Lath & Plaster	Wall paper / paint	Cosmetic damage
		Remove, dispose and replace wallpaper - paint	38.34 m2 67.00 2,568.78
Window	Aluminium Sliding	Pane single glazed	No Earthquake Damage
Work top	Kitchen work top	Laminate	No Earthquake Damage

General Comments: No damage to tiles around bench top

Ground Floor - Laundry

Damage: No damage

Require Scaffolding? No

General Comments:

Ground Floor - Toilet

Damage: No damage

Require Scaffolding? No

General Comments:

Ground Floor - Living (Off kitchen)

Damage: Earthquake damage

Require Scaffolding? No

Element	Type	Material	Damages	Measure	Rate	Cost
Ceiling	Lath and Plaster	Paint	Cosmetic Damage			
			Rake out plaster repair (lath and plaster cracks)	6.00 l/m	25.00	150.00
			Cosmetic Damage			
			Paint Ceiling	19.68 m2	24.00	472.32
Door (External)	French doors	Timber	No Earthquake Damage			
Door (Internal)	Single Solid Core	Timber	No Earthquake Damage			
Floor	T&G	Carpet	No Earthquake Damage			
Heating	Electric	Heat pump	No Earthquake Damage			
Heating	Electric	Night store	No Earthquake Damage			
Wall covering	Lath & Plaster	Wall paper / paint	Cosmetic damage			
			Rake out plaster repair lath and plaster cracks	2.00 l/m	25.00	50.00
			Cosmetic damage			
			Remove, dispose and replace wallpaper - paint	16.02 m2	67.00	1,073.34
Window	Timber Large	Pane single glazed	Cosmetic damage			
			Ease window	2.00 No of	90.00	180.00
Window	Timber medium	Pane single glazed	No Earthquake Damage			

General Comments: Damage to wall paper above dado only, timber panelling undamaged

Ground Floor - Hallway

Damage: Earthquake damage

Require Scaffolding? No

Element	Type	Material	Damages	Measure	Rate	Cost
Ceiling	Lath and Plaster	Paint	Cosmetic Damage			
			Rake out plaster repair (lath and plaster cracks)	3.00 l/m	25.00	75.00
			Cosmetic Damage			
			Paint Ceiling	9.12 m2	24.00	218.88
Door (External)	French doors	Timber	Cosmetic damage			
			Ease and repaint door	2.00 No of	185.00	370.00
Floor	T&G	Carpet	No Earthquake Damage			

Heating Electric Night store No Earthquake Damage
 Wall covering Lath & Plaster Wallpaper No Earthquake Damage

General Comments: Timber panelling below dado also undamaged

Ground Floor - Bedroom (First On left in front door)

Damage: Earthquake damage

Require Scaffolding? No

Element	Type	Material	Damages	Measure	Rate	Cost
Ceiling	Lath and Plaster	Lining paper / paint	Cosmetic Damage			
			Rake out plaster repair (lath and plaster cracks)	2.00 l/m	25.00	50.00
			Cosmetic Damage			
			Remove, dispose and replace lining paper	8.60 m2	30.00	258.00
			Cosmetic Damage			
			Paint Ceiling	15.48 m2	24.00	371.52
Door (Internal)	Single Solid Core	Timber	Cosmetic damage			
			Repaint total door surround	1.00 No of	63.00	63.00
Floor	T&G	Carpet	No Earthquake Damage			
Wall covering	Lath & Plaster	Wall paper / paint	Cosmetic damage			
			Rake out plaster repair lath and plaster cracks	3.00 l/m	25.00	75.00
			Cosmetic damage			
			Remove, dispose and replace wallpaper - paint	42.66 m2	67.00	2,858.22
Window	Timber Large	Pane single glazed	Cosmetic damage			
			Ease window	1.00 No of	90.00	90.00

General Comments:

Ground Floor - Lounge

Damage: Earthquake damage

Require Scaffolding? No

Element	Type	Material	Damages	Measure	Rate	Cost
Ceiling	Lath and Plaster	Stipple	Structural damage			
			Remove lath and plaster and replace with plasterboard and stop	19.32 m2	135.00	2,608.20
			Structural damage			
			Remove and fix ceiling rose for other trades	1.00 item	180.00	180.00
			Structural damage			
			Paint Ceiling	19.32 m2	24.00	463.68
Door (Internal)	Single Solid Core	Timber	No Earthquake Damage			
Floor	T&G	Carpet	No Earthquake Damage			
Wall covering	Lath & Plaster	Wallpaper	Cosmetic damage			
			Remove, dispose and replace wallpaper	47.52 m2	43.00	2,043.36
Window	Timber medium	Pane single glazed	No Earthquake Damage			
Window	Timber Large	Pane single glazed	Cosmetic damage			
			Ease window	1.00 No of	90.00	90.00

General Comments: Racking to corners of wallpaper
 Several minor cracks all across ceiling

Ground Floor - Bathroom

Damage: Earthquake damage

Require Scaffolding? No

Element	Type	Material	Damages	Measure	Rate	Cost
Bath	Acrylic	Spa Bath	No Earthquake Damage			
Bathroom Sink	Pedestal and Basin	Standard specification	No Earthquake Damage			

Ceiling	Lath and Plaster	Paint	Cosmetic Damage			
			Rake out plaster repair (lath and plaster cracks)	2.50 l/m	25.00	62.50
			Cosmetic Damage			
			Paint Ceiling	5.67 m2	24.00	136.08
Door (Internal)	Single Solid Core	Timber	No Earthquake Damage			
Floor	T&G	Tiles	No Earthquake Damage			
Shower	Cubical shower unit	Acrylic shower	No Earthquake Damage			
Wall covering	Lath & Plaster	Wallpaper	No Earthquake Damage			
Window	Timber medium	Pane single glazed	Cosmetic damage			
			Gap fill and paint jambs / sills	4.00 l/m	12.00	48.00
Window	Glass blocks	Pane single glazed	No Earthquake Damage			

General Comments: Timber panelling below dado also undamaged

Ground Floor - Stairwell

Damage: No damage

Require Scaffolding? No

General Comments:

First Floor - Hallway

Damage: Earthquake damage

Require Scaffolding? No

Element	Type	Material	Damages	Measure	Rate	Cost
Ceiling	Gib	Lining paper / paint	Cosmetic Damage			
			Remove, dispose and replace lining paper	13.53 m2	30.00	405.90
			Cosmetic Damage			
			Paint Ceiling	13.53 m2	24.00	324.72
Floor	Chipboard	Carpet	No Earthquake Damage			
Wall covering	Gib	Wall paper / paint	No Earthquake Damage			
Window	Timber small	Pane single glazed	No Earthquake Damage			

General Comments:

First Floor - Bathroom

Damage: No damage

Require Scaffolding? No

General Comments:

First Floor - Bedroom (North west)

Damage: Earthquake damage

Require Scaffolding? No

Element	Type	Material	Damages	Measure	Rate	Cost
Ceiling	Gib	Wallpaper / paint	Cosmetic Damage			
			Remove, dispose and replace wall paper - Paint	11.22 m2	67.00	751.74
Door (Internal)	Single Hollow Core	Timber	No Earthquake Damage			
Floor	Chipboard	Carpet	No Earthquake Damage			
Wall covering	Gib	Wall paper / paint	Cosmetic damage			
			Remove, dispose and replace wallpaper - paint	32.16 m2	67.00	2,154.72
Window	Timber medium	Pane single glazed	No Earthquake Damage			
Window	Timber Large	Pane single glazed	No Earthquake Damage			

General Comments:

First Floor - Bedroom (South west)

Damage: Earthquake damage

Require Scaffolding? No

Element	Type	Material	Damages	Measure	Rate	Cost
Ceiling	Gib	Wallpaper / paint	No Earthquake Damage			
Door (Internal)	Single Hollow Core	Timber	No Earthquake Damage			

Floor	Chipboard	Carpet	No Earthquake Damage			
Wall covering	Gib	Wallpaper	No Earthquake Damage			
Window	Aluminium Awning	Pane single glazed	Cosmetic damage			
		Ease window		2.00	No of	90.00 180.00

General Comments:**First Floor - Bedroom (South east)****Damage:** Earthquake damage**Require Scaffolding?** No

Element	Type	Material	Damages	Measure	Rate	Cost
Ceiling	Gib	Wallpaper / paint	Cosmetic Damage			
			Remove, dispose and replace wall paper - Paint	14.28 m2	67.00	956.76
Door (Internal)	Single Hollow Core	Timber	No Earthquake Damage			
Floor	Chipboard	Carpet	No Earthquake Damage			
Wall covering	Gib	Wallpaper	Cosmetic damage			
			Remove, dispose and replace wallpaper	36.48 m2	43.00	1,568.64
Window	Timber Large	Pane single glazed	No Earthquake Damage			

General Comments: Rotten sash on window not eqc**Garage****Exterior****Elevation (North)****Damage:** No damage**Require Scaffolding?** No**General Comments:** 5.8x2.4
Painted cement sheet**Elevation (South)****Damage:** No damage**Require Scaffolding?** No**General Comments:** 5.8x2.4
Painted cement sheet**Elevation (East)****Damage:** No damage**Require Scaffolding?** No**General Comments:** 5.9x2.4
Brick veneer, double garage door, painted cement sheet**Elevation (West)****Damage:** No damage**Require Scaffolding?** No**General Comments:** 5.9x2.4
Painted cement sheet, single garage door**Foundations (Concrete slab)****Damage:** No damage**Require Scaffolding?** No**General Comments:****Roof (Trussed, hip)****Damage:** No damage**Require Scaffolding?** No**General Comments:** Coloursteel**Ground Floor - Internal Garage****Damage:** Earthquake damage**Require Scaffolding?** No

Element	Type	Material	Damages	Measure	Rate	Cost
Floor	Concrete	Concrete	Cosmetic damage			
			Grind out and epoxy fill (up to 5mm)	3.00 l/m	60.00	180.00
Garage door	Sectional Metal	Steel	No Earthquake Damage			
Garage door	Tilt-a-door Metal	Steel	No Earthquake Damage			

General Comments: Unlined ceiling and wallsSingle garage door one end, double sectional at other

Fees

Fees

Name	Duration	Estimate
Contents movement fee	1.00	1,559.94

Overheads

Name	Estimate
Preliminary and general	1,844.97
Margin	2,646.71
GST	4,367.07

Scope Of Works Estimate

Property

Description	Estimate
Site	0.00
Services	107.00
	107.00

Main Building

Name	Description	Estimate
Exterior	Foundations (Concrete ring and concrete piles)	324.00
	Elevation (East wall first floor 7.1 x 2.0 cement sheet)	0.00
	Elevation (East wall ground floor 10.8 x 2.7 brick veneer)	420.00
	Roof (Framed hip roof)	0.00
	Elevation (North wall first floor 6.9 x 2.4 cement sheet)	0.00
	Elevation (North wall ground floor 14.2 x 2.7 brick veneer)	452.60
	Elevation (South wall first floor 6.9 x 2.4 cement sheet)	0.00
	Elevation (South wall ground floor 14.2 x 2.7 brick veneer)	0.00
	Elevation (West wall first floor 7.1 x 2.4 cement sheet)	0.00
	Elevation (West wall ground floor 10.8 x 2.7 Brick veneer)	260.00
		1,456.60

Floor	Description	Estimate
First Floor	Bathroom	0.00
	Bedroom (North west)	2,906.46
	Bedroom (South east)	2,525.40
	Bedroom (South west)	180.00
	Hallway	730.62
		6,342.48
Ground Floor	Bathroom	246.58
	Bedroom (First On left in front door)	3,765.74
	Hallway	663.88
	Kitchen	2,988.98
	Laundry	0.00
	Living (Off kitchen)	1,925.66
	Lounge	5,385.24
	Stairwell	0.00
	Toilet	0.00
		14,976.08

21,318.56

Garage

Name	Description	Estimate
Exterior	Foundations (Concrete slab)	0.00
	Elevation (East)	0.00
	Elevation (North)	0.00
	Elevation (South)	0.00
	Roof (Trussed, hip)	0.00
	Elevation (West)	0.00
		0.00

Floor	Description	Estimate
Ground Floor	Internal Garage	180.00
		180.00
		180.00
Fees		
Description		Estimate
Contents movement fee		1,559.94
		1,559.94
Overheads		
Description		Estimate
Preliminary and general		1,844.97
Margin		2,646.71
GST		4,367.07
		8,858.75
Total Estimate		33,480.85

Inspection Sign Off

Description	Answer	comments
Contents Damage		
Has the contents schedule been left with claimant?	No	
Have the contents been sighted?	No	
Land Damage		
Is there land damage?	No	
Landslip damage has been assessed on paper	No	
Was a full inspection done?		
In roof space	Yes	
On roof?	No	Two storey
Under sub floor?	Yes	
Decline Claim		
Recommend Declining Claim	No	
Next Action:		

Previous Claim Numbers (recorded manually in field)

- 2010/127541

File Notes

Date Created: 30/11/2011 11:10
Created : Clemenger, Wayne
Subject: General
Note: 1940s two storey dwelling on concrete ring foundation and piles, brick veneer to ground floor and painted cement sheet to upper storey. Painted corrugated iron to roof, timber joinery.
 Minor to moderate damage to exterior elements and to internal linings
 House is weathertight and habitable
 No land issues
 Tenant is contact person, [REDACTED] so insurance details not confirmed
Next Action:

Date Created: 30/11/2011 11:26
Created : Clemenger, Wayne
Subject: Assessment
Note: Please send assessment report to main contact, the tenant, [REDACTED] at 57 Colombo Street, who will forward it to [REDACTED]
Next Action:

Date Created: 15/02/2012 01:54
Created : Administrator, Alchemy
Subject: COMET sent to EQR on 15/02/2012
Note: COMET sent to EQR on 15/02/2012
Next Action:

Urgent Works Items

Statement of Claim

Claim Number	CLM/2011/066334	Damage Location	57 COLOMBO STREET, CASHMERE, CHRISTCHURCH 8023
Claimant	HAMISH TEMPLE- DOIG	Reviewed by	(not reviewed)
Main Contact		Contact Address	57 COLOMBO STREET, CASHMERE, CHRISTCHURCH 8023
SOW Status	Approved	Reviewed on	
		Edited by	

Elements included in settlement

<u>Location of damage</u>		<u>Damaged Feature</u>	<u>Damage</u>
Sewerage		Sewerage	Damaged
Elevation	Main Building - North wall ground floor 14.2 x 2.7 brick veneer	Wall Cladding	Cracking
			Cracking
			Damaged finish
		Patio	Cracked surface
			Cracked surface
		Trim	Damaged finish
Elevation	Main Building - East wall ground floor 10.8 x 2.7 brick veneer	Wall Cladding	Damaged finish
			Damaged finish
Elevation	Main Building - West wall ground floor 10.8 x 2.7 Brick veneer	Wall Cladding	Damaged finish
			Damaged finish
Foundations	Main Building - Concrete ring and concrete piles	Ring foundation	Cracks to ring foundation
			Cracks to ring foundation
			Cracks to ring foundation

Kitchen	Ground Floor	Main Building -	Ceiling	Cosmetic Damage
				Cosmetic Damage
			Wall covering	Cosmetic damage
Living	Ground Floor	Main Building - Off kitchen	Ceiling	Cosmetic Damage
				Cosmetic Damage
			Wall covering	Cosmetic damage
				Cosmetic damage
Hallway	Ground Floor	Main Building -	Window	Cosmetic damage
			Ceiling	Cosmetic Damage
				Cosmetic Damage
Bedroom	Ground Floor	Main Building - First On left in front door	Door (External)	Cosmetic damage
			Ceiling	Cosmetic Damage
				Cosmetic Damage
				Cosmetic Damage
			Wall covering	Cosmetic damage
				Cosmetic damage
			Door (Internal)	Cosmetic damage
			Window	Cosmetic damage
Lounge	Ground Floor	Main Building -	Ceiling	Structural damage
				Structural damage
				Structural

					damage
				Wall covering	Cosmetic damage
				Window	Cosmetic damage
Bathroom	Ground Floor	Main Building -	Ceiling		Cosmetic Damage
					Cosmetic Damage
			Window		Cosmetic damage
Hallway	First Floor	Main Building -	Ceiling		Cosmetic Damage
					Cosmetic Damage
Bedroom	First Floor	Main Building - North west	Ceiling		Cosmetic Damage
			Wall covering		Cosmetic damage
Bedroom	First Floor	Main Building - South west	Window		Cosmetic damage
Bedroom	First Floor	Main Building - South east	Ceiling		Cosmetic Damage
			Wall covering		Cosmetic damage
Internal Garage	Ground Floor	Garage -	Floor		Cosmetic damage

Ends

MS-SF0405



CLM/2011/066334 - Scope Change Summary

Scope Change Summary - Property Details

Claim Number	CLM/2011/066334	Hub Zone	Rolleston Hub
Contractor Name	Davrac Nurseries Ltd T.A Davrac Contracting	Supervisor	Robert Banks
Property Address	57 COLOMBO STREET, CASHMERE	Main Contact Name	
Customer name	HAMISH TEMPLE-DOIG	Customer Email	
Home Phone		Mobile Phone	
Created By	Robert Banks (EQR)	Form Completed	27/08/2013 10:30:51 a.m.

This form is to record any scope changes or alternative repair methodologies to those described in the EQC assessment documentation. It is vital that for all amendments that 'photos' are taken to assist with the E.Q.C approval of the scope changes

Type of Scope Change	Room (Dimensions)	Element	Changes to Original EQC Scope	E.Q.C Approval
Alternative Repair Strategy	Sc1 Elevation - North wall ground floor	Walls	Change scotia, trims to Sills - Gap fill and paint (5 m) ✓	✓
Alternative Repair Strategy, Additional Damage	Sc2 - Elevation - East wall ground floor	Walls	Trim - Gap fill and paint (3.0m) ✓ Remove, clean and relay (1.0 m2) bricks ✓ Grind-out joints and re-mortar 6.0 m ✓ Grind-out and epoxy crack (2.1m) ✓	✓
Additional Damage	Sc3 Elevation - West wall ground floor	Walls	Gap fill and paint (6.0m2) to French doors. ✓ Grind out and epoxy fill (1m) (to porch lintel) ✓	✓
Additional Damage	Sc4 - Kitchen	Walls, Ceiling	Asbestos test required to walls and ceiling ✓	✓
Additional Damage	Sc5 - Laundry	Walls	Ease bottom of laundry door ✓	✓
Additional Damage	Sc6 - Living off kitchen	Walls, Ceiling	Remove heatpump for other trades ✓ Asbestos test required to walls and ceiling ✓	✓
Additional Damage	Sc7 - Hallway - ground floor	Ceiling	Asbestos test required ✓	✓
Additional Damage	Sc8 - Bedroom first on left in front door	Walls, Ceiling	Asbestos test required for walls and ceiling. ✓ Ease bedroom door. ✓ Wardrobe - supply and fit 1.2 1m scotia and paint. ✓ Ease wardrobe door. ✓	✓
Additional Damage	Sc9 - Lounge	Walls, Ceiling	Asbestos test required for walls and ceiling. ✓ Ease lounge door. ✓	✓
Additional Damage, Non-Earthquake Damage	Sc10 - Bathroom		Asbestos test required for ceiling. ✓ Remove window from scope ✓	✓
Additional Damage	Sc11 - Hallway first floor	Ceiling	Fall protection - scaffold required ✓	✓
Alternative Repair Strategy	Sc12 - Bedroom north west	Walls, Ceiling	Note: room size width actually 2.4 m ✓ Wall coverings 27.3m2 ✓ Remove, dispose and replace lining paper and paint (7.92m2) ✓	✓
Alternative Repair Strategy	Sc13 - Bedroom south east	Ceiling	Remove, dispose and replace lining paper and paint (14.28 m2) ✓	✓
Additional Damage	Sc14 - internal garage	Floor	Increase Grind out and epoxy crack (6.0 1m) ✓	✓



MS-SF0405



CLM/2011/066334 - Scope Change Summary

from 3 lm

Fletcher EQR has recorded the above scope changes to the EQC claim assessment at this property.

The above scope changes should be added to the EQC assessment for EQC to review/approve prior to confirmation with customer and issue of any Works Order.

EQR Contracts Supervisor:

Robert Banks

22/08/2013

Name

Signature

Date

EQC Representative:

Wayne Hirst

22/08/2013

Name

Date

- Storage in garage.
- Elect test.

MS-SF0405



CLM/2011/066334 - Scope Change Summary

Scope Change Summary- Property Details			
Claim Number	CLM/2011/066334	Hub Zone	Blenheim
Contractor Name	Davrac Nurseries Ltd T.A Davrac Contracting	Supervisor	Robert Banks
Property Address	57 COLOMBO STREET, CASHMERE	Main Contact Name	[REDACTED]
Customer name	HAMISH TEMPLE-DOIG	Customer Email	
Home Phone		Mobile Phone	[REDACTED]
Created By	Robert Banks (EQR)	Form Completed	04/12/2013 08:04:54 a.m.

This form is to record any scope changes or alternative repair methodologies to those described in the EQC assessment documentation. It is vital that for all amendments that 'photos' are taken to assist with the E.Q.C approval of the scope changes

Type of Scope Change	Room (Dimensions)	Element	Changes to Original EQC Scope	E.Q.C. Approval
Additional Damage	sc1 Elevation South	Walls	grind out and repoint (1.0 lm) ✓	
Additional Damage	sc2 Foundation	Walls	increase grind out and epoxy to (3.0 lm) ✓	
Alternative Repair Strategy	sc3 Lounge	Ceiling	Allow to batter ceiling. ✓	
Alternative Repair Strategy	sc4 Bed South East	Ceiling	refix existing ceiling. ✓	

Fletcher EQR has recorded the above scope changes to the EQC claim assessment at this property.

The above scope changes should be added to the EQC assessment for EQC to review/approve prior to confirmation with customer and issue of any Works Order.

EQR Contracts Supervisor:

Robert Banks

Name

EQC Representative:

Name

Wayne Hirst

Signature

4/12/2013

Date

Signature

4/12/2013

Date

repair approx 6 weeks
storage → in garage

EQC Claim Assessment

Address	57 COLOMBO STREET, CASHMERE, CHRISTCHURCH, 8023	EQC Claim Number	CLM/2011/066334
Hazards	Nil	EQC Assessor (L,F)	Clemenger, Wayne
Inspection Date	30-Nov-2011	Placard	No Sticker
Status	Current	EQC Estimator (L,F)	Whitehead, Michael

Claimants				
Name	Home Phone	Work Phone	Mobile Phone	Email Address
[REDACTED]	64	64	[REDACTED]	[REDACTED]
TEMPLE-DOIG HAMISH	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]
Hamish Temple-Doig				

Property Detail - Services			Measure
Element	Description / Damage / Repair Strategy		
Water Supply	Town Connection, Steel		18 m
Sewerage	Town Connection, Clay pipes		18 m
	Damaged		
	Repair broken pipes PVC 100 mm		1 m

Property Detail - Site			Measure
Element	Description / Damage / Repair Strategy		
Land	Exposed, Soil		490 m2
Land	Exposed, Soil		153.36 m2
Main Access	Drive, Asphalt		28 m2

MAIN BUILDING	Age 1935 - 1960	Area 148.7m2	Footprint Rectangular
Structure			

Element	Description / Damage / Repair Strategy	Measure
Elevation (North wall ground floor 14.2 x 2.7 brick veneer)		
Patio	Concrete (4.80 m2)	
	Cracked surface	
	Grind out and epoxy fill concrete	1.6 m
	Paint patio	4.8 m2
Wall framing	Timber Frame, Timber (38.34 m2)	
Wall cladding	Brick veneer, Brick (38.34 m2)	
	Cracking	
	Grind out and epoxy fill	2 m
	Grind out and repoint mortar	4.5 m
	Damaged finish	
	Remove and relay loose sill bricks	0.8 m
Trim	Scotia, Trim 60mm (1.00 m)	
	Damaged finish	
	Gap fill and paint trims	5.1 m

EQC Claim Number CLM/2011/066334

Element	Description / Damage / Repair Strategy	Measure
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Elevation (South wall ground floor 14.2 x 2.7 brick veneer)*grind & re point 1/m*

Element	Description / Damage / Repair Strategy	Measure
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Elevation (East wall ground floor 10.8 x 2.7 brick veneer)

Wall framing	Timber Frame, Timber (29.16 m2)	<i>gap fill & paint 3.0/m</i>
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Wall cladding	Brick veneer, Brick (29.16 m2)	
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remove, clean, re lay 1.0 m2

Grind out and epoxy fill 2 m

Grind out and re point mortar 6 m

Element	Description / Damage / Repair Strategy	Measure
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Elevation (West wall ground floor 10.8 x 2.7 Brick veneer)

Wall cladding	Brick veneer, Brick (29.16 m2)	
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Damaged finish

French doors gap fill & paint 6/m Grind out and epoxy fill *French lintel* 1 m

Grind out and re point mortar 4 m

Wall framing	Timber Frame, Timber (29.16 m2)	
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Comments: Timber deck 8.0 x 2.5

Element	Description / Damage / Repair Strategy	Measure
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Elevation (North wall first floor 6.9 x 2.4 cement sheet)

Element	Description / Damage / Repair Strategy	Measure
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Elevation (South wall first floor 6.9 x 2.4 cement sheet)

Element	Description / Damage / Repair Strategy	Measure
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Elevation (East wall first floor 7.1 x 2.0 cement sheet)

Element	Description / Damage / Repair Strategy	Measure
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Elevation (West wall first floor 7.1 x 2.4 cement sheet)

Element	Description / Damage / Repair Strategy	Measure
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Foundations (Concrete ring and concrete piles)

Piles	Ordinary, Concrete (1.00 Item)	
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Ring foundation	Load bearing, Concrete (50.00 m)	
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Cracks to ring foundation

Grind out and epoxy fill cracks *3.0* 1.5 m

Paint foundation 2.25 m2

Solid Plaster Repair 2.25 m2

Element	Description / Damage / Repair Strategy	Measure
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Roof (Framed hip roof-)**Comments:** Painted corrugated iron on both levels**Ground Floor**

Room / Element	Description / Damage / Repair Strategy	Measure
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Kitchen (L=4.1m W=3.0m H=2.7m)

Window	Aluminium Sliding, Pane single glazed (1.00 No of)	
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Hob	Gas, Standard Spec (1.00 Item)	
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EQC Claim Number CLM/2011/066334

Work top	Kitchen work top, Laminate (7.00 m)		
Wall covering	Lath & Plaster, Wall paper / paint (38.34 m2)		
	Cosmetic damage	asbestos	
	Remove, dispose and replace wallpaper - paint		38.34 m2
Ceiling	Lath and Plaster, Paint (12.30 m2)		
	Cosmetic Damage	asbestos	
	Paint Ceiling		12.3 m2
	Rake out plaster repair (lath and plaster cracks)		5 m
Kitchen joinery	Medium Spec, MDF (1.00 Item)		
Built in oven	Other, Ceramic (1.00 Item)		
Range Hood	Over Head, Standard spec (1.00 Item)		
Door (External)	Single solid Door, Timber (1.00 No of)		
Floor	T&G, T+G polished timber (12.30 m2)		

Room - Comments: No damage to tiles around bench top

Room - Additional Notes:

Laundry (L=2.5m W=2.2m H=2.7m)

Room - Additional Notes:

addition ease bottom of door

Toilet (L=1.3m W=0.9m H=2.2m)

Room - Additional Notes:

Living Off kitchen (L=4.8m W=4.1m H=2.4m)

Heating	Electric, Heat pump (1.00 Item)	asbestos test	
Heating	Electric, Night store (1.00 Item)	Heat pump for other trades.	
Door (External)	French doors, Timber (1.00 No of)		
Wall covering	Lath & Plaster, Wall paper / paint (42.72 m2)		
	Cosmetic damage		
	Rake out plaster repair lath and plaster cracks		2 m
	Remove, dispose and replace wallpaper - paint		16.02 m2
Ceiling	Lath and Plaster, Paint (19.68 m2)		
	Cosmetic Damage	asbestos test.	
	Paint Ceiling		19.68 m2
	Rake out plaster repair (lath and plaster cracks)		6 m
Door (Internal)	Single Solid Core, Timber (1.00 No of)		
Floor	T&G, Carpet (19.68 m2)		
Window	Timber Large, Pane single glazed (1.00 No of)		
	Cosmetic damage		
	Ease window		2 No of
Window	Timber medium, Pane single glazed (1.00 No of)		

EQC Claim Number CLM/2011/066334

Room - Comments: Damage to wall paper above dado only, timber panelling undamaged**Room - Additional Notes:****Hallway (L=4.8m W=1.9m H=2.7m)**

Heating	Electric, Night store (1.00 Item)		
Door (External)	French doors, Timber (1.00 No of)		
	Cosmetic damage		
	Ease and repaint door		2 No of
Wall covering	Lath & Plaster, Wallpaper (36.18 m2)		
Ceiling	Lath and Plaster, Paint (9.12 m2)		
	Cosmetic Damage	asbestos test.	
	Paint Ceiling		9.12 m2
	Rake out plaster repair (lath and plaster cracks)		3 m
Floor	T&G, Carpet (9.12 m2)		

Room - Comments: Timber panelling below dado also undamaged**Room - Additional Notes:****Bedroom First On left in front door (L=3.6m W=4.3m H=2.7m)**

Wall covering	Lath & Plaster, Wall paper / paint (42.66 m2)		
	Cosmetic damage	asbestos test.	
	Rake out plaster repair lath and plaster cracks		3 m
	Remove, dispose and replace wallpaper - paint		42.66 m2
Ceiling	Lath and Plaster, Lining paper / paint (15.48 m2)		
	Cosmetic Damage	asbestos test.	
	Paint Ceiling		15.48 m2
	Rake out plaster repair (lath and plaster cracks)		2 m
	Remove, dispose and replace lining paper		8.6 m2
Door (Internal)	Single Solid Core, Timber (1.00 No of)		
	Cosmetic damage		
	Repaint total door surround		1 No of
Floor	T&G, Carpet (15.48 m2)		
Window	Timber Large, Pane single glazed (2.00 No of)		
	Cosmetic damage		
	Ease window		1 No of

Room - Additional Notes:

Wardrobe supply & fit 1.2m scotia & paint ease with door

Lounge (L=4.6m W=4.2m H=2.7m)

Wall covering	Lath & Plaster, Wallpaper (47.52 m2)		
	Cosmetic damage	asbestos	
	Remove, dispose and replace wallpaper		47.52 m2
Ceiling	Lath and Plaster, Stipple (19.32 m2)		
	Structural damage	asbestos test.	
	Paint Ceiling		19.32 m2

EQC Claim Number CLM/2011/066334

Remove and fix ceiling rose for other trades	1 Item
Remove lath and plaster and replace with plasterboard and stop	19.32 m2

Door (Internal) Single Solid Core, Timber (1.00 No of)

Floor T&G, Carpet (19.32 m2)

Window Timber Large, Pane single glazed (1.00 No of)

Cosmetic damage

Ease window

1 No of

Window Timber medium, Pane single glazed (2.00 No of)

Room - Comments: Racking to corners of wallpaper. Several minor cracks all across ceiling**Room - Additional Notes:***Ease door.***Bathroom (L=2.7m W=2.1m H=2.7m)**

Bath Acrylic, Spa Bath (1.00 Item)

Shower Cubical shower unit, Acrylic shower (0.64 m2)

Window Glass blocks, Pane single glazed (1.00 No of)

Wall covering Lath & Plaster, Wallpaper (25.92 m2)

Ceiling Lath and Plaster, Paint (5.67 m2)

Cosmetic Damage

Paint Ceiling

5.67 m2

Rake out plaster repair (lath and plaster cracks)

2.5 m

Bathroom sink Pedestal and Basin, Standard specification (1.00 Item)

Door (Internal) Single Solid Core, Timber (1.00 No of)

Floor T&G, Tiles (5.67 m2)

Window Timber medium, Pane single glazed (1.00 No of)

Cosmetic damage

Gap fill and paint jambs / sills

4 m

Room - Comments: Timber panelling below dado also undamaged**Room - Additional Notes:****Stairwell (L=4.7m W=0.9m H=5.5m)****Room - Additional Notes:****First Floor**

Room / Element	Description / Damage / Repair Strategy	Measure
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Hallway (L=4.1m W=3.3m H=2.4m)

Floor Chipboard, Carpet (13.53 m2)

Ceiling Gib, Lining paper / paint (13.53 m2)

Cosmetic Damage

Paint Ceiling

13.53 m2

Remove, dispose and replace lining paper

13.53 m2

Wall covering Gib, Wall paper / paint (35.52 m2)

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Window Timber small, Pane single glazed (1.00 No of)

Room - Additional Notes:

Bathroom (L=2.1m W=0.9m H=2.4m)

Room - Additional Notes:

Bedroom North west (L=3.3m W=3.4m H=2.4m)

Floor Chipboard, Carpet (11.22 m2)

Wall covering Gib, Wall paper / paint (32.16 m2)

Cosmetic damage

Remove, dispose and replace wallpaper - paint

27.3m²

-32.16 m2

Ceiling Gib, Wallpaper / paint (11.22 m2)

Cosmetic Damage

Remove, dispose and replace wall paper - Paint

7.92m²

-11.22 m2

Door (Internal) Single Hollow Core, Timber (1.00 No of)

Window Timber Large, Pane single glazed (1.00 No of)

Window Timber medium, Pane single glazed (2.00 No of)

Room - Additional Notes:

Bedroom South west (L=3.3m W=3.3m H=2.4m)

Window Aluminium Awning, Pane single glazed (1.00 No of)

Cosmetic damage

Ease window

2 No of

Floor Chipboard, Carpet (10.89 m2)

Ceiling Gib, Wallpaper / paint (10.89 m2)

Wall covering Gib, Wallpaper (31.68 m2)

Door (Internal) Single Hollow Core, Timber (1.00 No of)

Room - Additional Notes:

Bedroom South east (L=3.4m W=4.2m H=2.4m)

Floor Chipboard, Carpet (14.28 m2)

Wall covering Gib, Wallpaper (36.48 m2)

Cosmetic damage

Remove, dispose and replace wallpaper

36.48 m2

Ceiling Gib, Wallpaper / paint (14.28 m2)

Cosmetic Damage

Remove, dispose and replace wall paper - Paint

14.28 m2

Door (Internal) Single Hollow Core, Timber (1.00 No of)

Window Timber Large, Pane single glazed (1.00 No of)

EQC Claim Number CLM/2011/066334

Room - Comments: Rotten sash on window not eqc**Room - Additional Notes:**

GARAGE	Age Post 1980	Area 34.8m ²	Footprint Rectangular
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Structure

Element	Description / Damage / Repair Strategy	Measure
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Elevation (North)**Comments:** 5.8x2.4□ Painted cement sheet

Element	Description / Damage / Repair Strategy	Measure
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Elevation (South)**Comments:** 5.8x2.4□ Painted cement sheet

Element	Description / Damage / Repair Strategy	Measure
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Elevation (East)**Comments:** 5.9x2.4□ Brick veneer, double garage door, painted cement sheet

Element	Description / Damage / Repair Strategy	Measure
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Elevation (West)**Comments:** 5.9x2.4□ Painted cement sheet, single garage door

Element	Description / Damage / Repair Strategy	Measure
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Foundations (Concrete slab)

Element	Description / Damage / Repair Strategy	Measure
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Roof (Trussed, hip)**Comments:** Coloursteel**Ground Floor**

Room / Element	Description / Damage / Repair Strategy	Measure
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Internal Garage (L=5.8m W=5.9m H=2.4m)

Floor	Concrete (34.22 m ²)	
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Cosmetic damage

Grind out and epoxy fill (up to 5mm)

6.3 m

Garage door	Sectional Metal, Steel (1.00 No of)	
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Garage door	Tilt-a-door Metal, Steel (1.00 No of)	
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Room - Comments: Unlined ceiling and walls Single garage door one end, double sectional at other**Room - Additional Notes:****End Of Assessment**

GARY HCC

Quote Sheet



Claims No:	CLM/2011/066334	Contractor:	Davrac Contracting
Claimant:	Hamish Temple-Doig	Address:	9 Harry Ell Drive
Claimant Phone:		Accreditation No:	EQRC0149
Site Location:	57 Colombo Street	Contractor Phone No:	03 332 8066
EQR Supervisor:	Sheeraz Bodhania	GST No:	66-279-413
Scope Date:	20/08/2013	Total:	\$ 28,470.13

The EQR Scope of Works Summary should be read in conjunction with the EQC Scope of Works Assessment. The works described in the above mentioned documents covers the full scope of work for the property and will be covered in this quotation. We confirm that only accredited suppliers as advised by Fletcher EQR and updated from time to time will be used to provide products, materials and services in the completion of these works.

Rooms	Description of works	Qty	Unit	Rate	Contractors Quote	Room Total	Scope Change Summary
Elevation North	Patio - To grind out and epoxy fill concrete	1.60	m	120.00	\$ 192.00		
	Patio - To paint patio	4.80	m2	25.00	\$ 120.00		
	Wall cladding - To grind out and epoxy fill (bay window area)	2.00	m	120.00	\$ 240.00		
	Wall cladding - To grind out and repoint mortar	4.50	m	45.00	\$ 202.50		
	Wall cladding - To remove and relay loose sill bricks	0.80	m	75.00	\$ 60.00		
	Scotia - To gap fill and paint sills (bay window area)	5.00	m	15.00	\$ 75.00		\$75.00
	Note to Brick Layer: Careful with heat pump in the way while doing foundation work		-	-	\$ -		
	-		-	-	\$ -		
	-		-	-	\$ -		
	-		-	-	\$ -		
						\$ 889.50	
Elevation South	Wall cladding - To grind out and repoint mortar (by left spouting)	1.00	m	45.00	\$ 45.00		\$45.00
	Note: This wasn't noted on Scope summary change, but it was confirmed with Wayne Hirst at the time of scoping.		-	-	\$ -		
	-		-	-	\$ -		
	-		-	-	\$ -		
	-		-	-	\$ -		
	-		-	-	\$ -		
	-		-	-	\$ -		
	-		-	-	\$ -		
	-		-	-	\$ -		
	-		-	-	\$ -		
						\$ 45.00	

Elevation East	Wall cladding - To grind out and epoxy fill	2.00	m	120.00	\$ 240.00	
	Wall cladding - To grind out and repoint mortar	6.00	m	45.00	\$ 270.00	
	Trim - To gap fill and paint trim (by left window bay)	3.00	m	15.00	\$ 45.00	\$45.00
	Bricks - To remove, clean and relay bricks	1.00	m2	121.00	\$ 121.00	
	-	-	-	-	\$ -	
	-	-	-	-	\$ -	
	-	-	-	-	\$ -	
	-	-	-	-	\$ -	
	-	-	-	-	\$ -	
	-	-	-	-	\$ -	
					\$ 676.00	
Elevation West	Wall cladding - To grind out and epoxy fill (by porch lintel)	1.00	m	120.00	\$ 120.00	
	Wall cladding - To grind out and repoint mortar	4.00	m	45.00	\$ 180.00	
	Trim - To gap fill and paint trim (by french door)	6.00	m	15.00	\$ 90.00	\$90.00
	Brick layer - Small job fee	1.00	no.	150.00	\$ 150.00	\$150.00
	-	-	-	-	\$ -	
	-	-	-	-	\$ -	
	-	-	-	-	\$ -	
	-	-	-	-	\$ -	
	-	-	-	-	\$ -	
	-	-	-	-	\$ -	
					\$ 540.00	
Foundations (by Elevation North)	Ring foundation - To grind out and epoxy fill cracks	3.00	m	120.00	\$ 360.00	\$360.00
	Ring foundation - To solid plaster repair	2.25	m2	80.00	\$ 180.00	
	Ring foundation - To paint foundation	2.25	m2	25.00	\$ 56.25	
	Note: We have been allowed 3m for epoxy fill cracks, this was agreed at the time of scoping, however it's not noted on scope summary change		-	-	\$ -	
	-	-	-	-	\$ -	
	-	-	-	-	\$ -	
	-	-	-	-	\$ -	
	-	-	-	-	\$ -	
	-	-	-	-	\$ -	
	-	-	-	-	\$ -	
					\$ 596.25	

Kitchen	Walls - To remove wallpaper, repair cracks, replace with wallpaper, then paint	38.34	m2	65.00	\$ 2,492.10	
	Ceiling - To rake out and stop 5m of cracks	5.00	m	13.00	\$ 65.00	
	Ceiling - To paint ceiling	12.30	m2	21.00	\$ 258.30	
	Note: Walls & Ceilings to have asbestos tested		-	-	\$ -	
	-		-	-	\$ -	
	-		-	-	\$ -	
	-		-	-	\$ -	
	-		-	-	\$ -	
	-		-	-	\$ -	
	-		-	-	\$ -	
	-		-	-	\$ -	
					\$ 2,815.40	
Laundry (back entry)	Door - To ease bottom of door	1.00	no.	90.00	\$ 90.00	\$90.00
	-		-	-	\$ -	
	-		-	-	\$ -	
	-		-	-	\$ -	
	-		-	-	\$ -	
	-		-	-	\$ -	
	-		-	-	\$ -	
	-		-	-	\$ -	
	-		-	-	\$ -	
	-		-	-	\$ -	
	-		-	-	\$ -	
					\$ 90.00	
Living room off kitchen (1st right from entry)	Walls (above dado rail) - To rake out and stop 2m	2.00	m	13.00	\$ 26.00	
	Walls (above dado rail) - To remove wallpaper, repair cracks, replace wallpaper, then paint	16.02	m2	65.00	\$ 1,041.30	
	Ceiling - To rake out and stop 6m	6.00	m	13.00	\$ 78.00	
	Ceiling - To paint ceiling	19.68	m2	21.00	\$ 413.28	
	Window - To ease 2 windows	2.00	no.	86.00	\$ 172.00	
	Heat pump - To remove and reinstate heat pump for other trades (as per quote)	1.00	no.	413.88	\$ 413.88	\$413.88
	Note: Walls & ceiling to be asbestos test		-	-	\$ -	
	Note: Ceiling have a light fitting and there are water leak spots		-	-	\$ -	
	-		-	-	\$ -	
	-		-	-	\$ -	
					\$ 2,144.46	

Hallway (Front entry)	Door (External) - To ease door	2.00	no.	90.00	\$ 180.00	
	Door (External) - To repaint or varnish door (where it has been eased)	2.00	no.	90.00	\$ 180.00	
	Ceiling - To rake out and stop 3m	3.00	m	13.00	\$ 39.00	
	Ceiling - To paint ceiling	9.12	m2	21.00	\$ 191.52	
	Note: Ceiling to have asbestos test		-	-	\$ -	
	-		-	-	\$ -	
	-		-	-	\$ -	
	-		-	-	\$ -	
	-		-	-	\$ -	
	-		-	-	\$ -	
					\$ 590.52	
Bedroom (1st left from entry)	Walls - To rake out and stop 3m	3.00	m	13.00	\$ 39.00	
	Walls - To remove wallpaper, repair cracks, replace wallpaper, then paint	42.66	m2	65.00	\$ 2,772.90	
	Ceiling - To rake out and stop 2m	2.00	m	13.00	\$ 26.00	
	Ceiling - To remove lining paper, repair cracks, replace lining paper	8.60	m2	35.00	\$ 301.00	
	Ceiling - To paint ceiling	15.48	m2	21.00	\$ 325.08	
	Door (internal) - To ease door	1.00	no.	90.00	\$ 90.00	\$90.00
	Door (internal) - To repaint total door surround	1.00	no.	90.00	\$ 90.00	
	Window - To ease window	1.00	no.	86.00	\$ 86.00	
	Wardrobe - To ease right wardrobe door	1.00	no.	90.00	\$ 90.00	\$90.00
	Wardrobe - To supply and fit 1.2m scotia, then paint	1.00	no.	100.00	\$ 100.00	\$100.00
	Note: Asbestos test required on walls & ceiling		-	-	\$ -	
					\$ 3,919.98	
Lounge (2nd left from entry)	Walls - To remove wallpaper, repair cracks, replace wallpaper	47.52	m2	46.00	\$ 2,185.92	
	Ceiling - To remove lath & plaster, replace with gib and stop, then paint	19.32	m2	130.00	\$ 2,511.60	
	Ceiling - To batten ceiling (not on scope summary change, but it needs to be done to keep the ceiling straight)	19.32	m2	23.00	\$ 444.36	\$444.36
	Ceiling - To remove and fix ceiling rose for other trades	1.00	no.	165.00	\$ 165.00	
	-		-	-	\$ -	
	Door (internal) - To ease door	1.00	no.	90.00	\$ 90.00	\$90.00
	Window - To ease window	1.00	no.	86.00	\$ 86.00	
	Note: Walls & ceiling to have asbestos test		-	-	\$ -	
	-		-	-	\$ -	
	-		-	-	\$ -	
					\$ 5,482.88	

Bathroom (and of hallway)	Ceiling - To rake out and stop 2.5m	2.50	m	13.00	\$ 32.50	
	Ceiling - To paint ceiling	5.67	m2	21.00	\$ 119.07	
	Note: Ceiling to have asbestos test, not noted on scope summary change		-	-	\$ -	
	-		-	-	\$ -	
	-		-	-	\$ -	
	-		-	-	\$ -	
	-		-	-	\$ -	
	-		-	-	\$ -	
	-		-	-	\$ -	
	-		-	-	\$ -	
					\$ 151.57	
Hallway (1st floor)	Ceiling - To remove lining paper, repair cracks, replace lining paper, then paint	13.53	m2	58.00	\$ 784.74	
	Note: Scaffolding required		-	-	\$ -	
	-		-	-	\$ -	
	-		-	-	\$ -	
	-		-	-	\$ -	
	-		-	-	\$ -	
	-		-	-	\$ -	
	-		-	-	\$ -	
	-		-	-	\$ -	
	-		-	-	\$ -	
					\$ 784.74	
Bedroom North West (2nd right from hallway)	Walls - To remove lining paper, repair cracks, replace lining paper, then paint	27.30	m2	58.00	\$ 1,583.40	\$1,583.40
	Ceiling - To remove lining paper, repair cracks, replace lining paper, then paint	7.92	m2	58.00	\$ 459.36	\$459.36
	-		-	-	\$ -	
	-		-	-	\$ -	
	-		-	-	\$ -	
	-		-	-	\$ -	
	-		-	-	\$ -	
	-		-	-	\$ -	
	-		-	-	\$ -	
	-		-	-	\$ -	
					\$ 2,042.76	

Bedroom South West (2nd left from hallway)	Window - To ease window	2.00	no.	86.00	\$ 172.00	
	-	-	-	-	\$ -	
	-	-	-	-	\$ -	
	-	-	-	-	\$ -	
	-	-	-	-	\$ -	
	-	-	-	-	\$ -	
	-	-	-	-	\$ -	
	-	-	-	-	\$ -	
	-	-	-	-	\$ -	
	-	-	-	-	\$ -	
	-	-	-	-	\$ -	
					\$ 172.00	
Bedroom South East (1st left from hallway)	Walls - To remove wallpaper, repair cracks, replace wallpaper	36.48	m2	48.00	\$ 1,751.04	
	Ceiling - To remove lining paper, repair cracks, replace lining paper, then paint	14.28	m2	58.00	\$ 828.24	\$828.24
	Ceiling - To refix ceiling (This wasn't noted on Scope summary change, but it was confirmed with Wayne Hirst at the time of scoping.)	1.00	no.	200.00	\$ 200.00	\$200.00
	-	-	-	-	\$ -	
	-	-	-	-	\$ -	
	-	-	-	-	\$ -	
	-	-	-	-	\$ -	
	-	-	-	-	\$ -	
	-	-	-	-	\$ -	
	-	-	-	-	\$ -	
					\$ 2,779.28	

Garage	Floor - To grind out and epoxy crack (up to 5mm)	6.00	m	120.00	\$ 720.00		\$720.00
	-	-	-	-	\$ -		
	-	-	-	-	\$ -		
	-	-	-	-	\$ -		
	-	-	-	-	\$ -		
	-	-	-	-	\$ -		
	-	-	-	-	\$ -		
	-	-	-	-	\$ -		
	-	-	-	-	\$ -		
	-	-	-	-	\$ -		
						\$ 720.00	
Preliminaries and	Job will take 30 working days (or 6 weeks) - Start Date 30/09/2013, Finish Date 11/11/2013					\$ -	
Preliminaries and	Internal Scaffolding for hallway (1st floor) x 2 weeks hire					\$ 1,139.50	\$1,139.50
Preliminaries and	For Placing and Removal Protective floor coverings (137.59m2 @ \$4.69/m2)	\$4.69		137.59	\$ 645.30		
Preliminaries and	Project Management Fee per day while on site	\$45		30	\$ 1,350.00		
Preliminaries and	Intermediate Clean per room	\$45		11	\$ 495.00		
Preliminaries and	Commercial Clean				\$ 400.00		
Scope Change Summary							\$7,013.74

Sub Total Excluding GST \$ 28,470.13

GST Amount \$ 4,270.52

Total including GST \$ 32,740.65

Estimate Time of Completion

30 Working Days

Signature of contractor:



Mainland

P A I N T S

18 February 2014

Dear Hamish

After sighting provided samples of your existing wallpaper, I can confirm the prices of current equivalent wallpapers would be as follows;

Atmosphere	L44704	\$101.95
Atmosphere	L46114	\$101.95
Textures	35274	\$76.95
Textures	35223	\$74.95

Kind regards

Claire Jackson
Retail Manager
Mainland Paints

Please note quote is valid for 30 days, prices can change without notification.



PO Box 12171, 351 Selwyn Street, Christchurch, 8242, New Zealand.

w: www.mainlandpaints.co.nz e: sales@mppi.co.nz t: +64 3 338 1312 f: +64 3 338 1522



Resene staff:

Hannoch

Customer name:

Resene ColorShop:

Tower junction

Customer phone:

ColorShop phone number:

3433990

All prices quoted are GST inclusive and subject to change at any time. Tones may change if colours are formulated. PaintWise levy will apply to retail purchases of paint in PaintWise service areas. Please bring this completed price query form with you when purchasing paint as your reference. For colour and decorating advice, in Australia: call 1800 738 383 or visit www.resene.com.au; or in New Zealand: call 0800 RESENE or visit www.resene.co.nz. Prices are valid for 30 days or until the promotion/sale offer available at the time of the price query has finished.

Resene

the paint the professionals use



Fletcher EQR acting as agent for EQC
(divn of FletcherConstruction)

P O Box 80105
CHRISTCHURCH 8440

Telephone 03 341 9900

Facsimile 03 343 4167

Electrical
Works Order

To:

Switched On Property Maintenance Ltd

Po Box 35025

Shirley

Christchurch

Phone 03 373-8320

Email info@sopm.co.nz

Order No E005-00876

Please quote Works Order Number on
all invoices, correspondences etc

Accreditation Number EQRC0705

Contractor Code S410

From:

Hub Rolleston Hub

Works Order Date 09-Sep-2013

Project Number E005

Please proceed with the works outlined in the attached approved Scope of Works for:

EQC Claim Number	Address	Start Date	\$ Ex. GST
CLM/2011/066334	57 COLOMBO STREET, CASHMERE	09-Sep-2013	180.00
NZ Govt Goods and Services Tax Is Not Included In This Total			Total Cost 180.00

The above stated contract price is deemed to be a complete price to undertake and complete the works as detailed within the attached Scope of Works. The Scope of Works shall not be varied without Fletcher EQR's prior written consent. No additional costs will be accepted unless approved by a written Variation Order issued and signed by Fletcher EQR. Any request for payment based on an invalid variation instruction will be refused.

All Works shall be completed in accordance with the approved Scope of Works unless varied as above.

Authorised By Willien Irvia

On behalf of Fletcher Construction

as agent for Earthquake Commission Signature

IMPORTANT

This Works Order is only valid when authorized and signed by a Fletcher EQR Quantity Surveyor.

This Works Order is to be read in conjunction with the attached approved Scope of Works referencing this Works Order.

If no Scope of Works is attached please contact the issuing Quantity Surveyor for a copy of the Scope of Works.

This Works Order is subject to the terms and conditions contained in the Short Form Agreement for engagement of contractors between the parties.

Please send all invoices and correspondence to the Fletcher EQR Hub responsible for issuing this Works Order.

The Contractor is responsible for all Warranties to be passed onto the homeowner.

No additional private work is to be undertaken. Fletcher EQR reserves the right to terminate the contract and de-accredit any contractor working on site without approval.

EQC and Fletcher EQR employ zero tolerance in relation to fraud and will prosecute offenders.



Fletcher EQR acting as agent for EQC
(divn of FletcherConstruction)
P O Box 80105
CHRISTCHURCH 8440

Telephone 03 341 9900
Facsimile 03 343 4167

Asbestos
Works Order

To:
Harcourt Insulation 2006 Limited
PO Box 16875
Hornby
Christchurch 8441
Phone 03 3652652
Email office@insulation.co.nz

Order No E005-00799

Please quote Works Order Number on
all invoices, correspondences etc

Accreditation Number SPA1056
Contractor Code SE78

From:
Hub Rolleston Hub
Works Order Date 23-Aug-2013

Project Number E005

Please proceed with the works outlined in the attached approved Scope of Works for:

EQC Claim Number	Address	Start Date	\$ Ex. GST
CLM/2011/066334	57 COLOMBO STREET, CASHMERE	23-Aug-2013	1,320.00
NZ Govt Goods and Services Tax Is Not Included In This Total			Total Cost 1,320.00

The above stated contract price is deemed to be a complete price to undertake and complete the works as detailed within the attached Scope of Works. The Scope of Works shall not be varied without Fletcher EQR's prior written consent. No additional costs will be accepted unless approved by a written Variation Order issued and signed by Fletcher EQR. Any request for payment based on an invalid variation instruction will be refused.
All Works shall be completed in accordance with the approved Scope of Works unless varied as above.

Authorised By **Willien Irvia**
On behalf of Fletcher Construction
as agent for Earthquake Commission Signature

IMPORTANT

This Works Order is only valid when authorized and signed by a Fletcher EQR Quantity Surveyor.
This Works Order is to be read in conjunction with the attached approved Scope of Works referencing this Works Order.
If no Scope of Works is attached please contact the issuing Quantity Surveyor for a copy of the Scope of Works.
This Works Order is subject to the terms and conditions contained in the Short Form Agreement for engagement of contractors between the parties.
Please send all invoices and correspondence to the Fletcher EQR Hub responsible for issuing this Works Order.

The Contractor is responsible for all Warranties to be passed onto the homeowner.
No additional private work is to be undertaken. Fletcher EQR reserves the right to terminate the contract and de-accredit any contractor working on site without approval.
EQC and Fletcher EQR employ zero tolerance in relation to fraud and will prosecute offenders.



COPY HCC

Works Order

Fletcher EQR acting as agent for EQC
(divn of FletcherConstruction)
P O Box 80105
CHRISTCHURCH 8440

Telephone 03 341 9900
Facsimile 03 343 4167

To:
Davrac Nurseries ltd T.A Davrac Contracting
9 Harry Ell Drive
Cashmere
Christchurch 8022
Phone 03 4454304
Email davrac@xtra.co.nz

Order No E005-01092

Please quote Works Order Number on
all invoices, correspondences etc

Accreditation Number EQRC0149
Contractor Code S589

From:
Hub Blenheim
Works Order Date 04-Dec-2013

Project Number E005

Please proceed with the works outlined in the attached approved Scope of Works for:

EQC Claim Number	Address	Start Date	\$ Ex. GST
CLM/2011/066334	57 COLOMBO STREET, CASHMERE	13-Jan-2014	28,470.14
NZ Govt Goods and Services Tax Is Not Included In This Total			Total Cost 28,470.14

The above stated contract price is deemed to be a complete price to undertake and complete the works as detailed within the attached Scope of Works. The Scope of Works shall not be varied without Fletcher EQR's prior written consent. No additional costs will be accepted unless approved by a written Variation Order issued and signed by Fletcher EQR. Any request for payment based on an invalid variation instruction will be refused.
All Works shall be completed in accordance with the approved Scope of Works unless varied as above.

Authorised By Willien Irvia
On behalf of Fletcher Construction
as agent for Earthquake Commission Signature _____

A handwritten signature in black ink, appearing to be "Willien Irvia", written over a horizontal line.

IMPORTANT

This Works Order is only valid when authorized and signed by a Fletcher EQR Quantity Surveyor.
This Works Order is to be read in conjunction with the attached approved Scope of Works referencing this Works Order.
If no Scope of Works is attached please contact the issuing Quantity Surveyor for a copy of the Scope of Works.
This Works Order is subject to the terms and conditions contained in the Short Form Agreement for engagement of contractors between the parties.
Please send all invoices and correspondence to the Fletcher EQR Hub responsible for issuing this Works Order.

The Contractor is responsible for all Warranties to be passed onto the homeowner.
No additional private work is to be undertaken. Fletcher EQR reserves the right to terminate the contract and de-accredit any contractor working on site without approval.
EQC and Fletcher EQR employ zero tolerance in relation to fraud and will prosecute offenders.



Fletcher EQR acting as agent for EQC
(divn of FletcherConstruction)
P O Box 80105
CHRISTCHURCH 8440

Telephone 03 341 9900
Facsimile 03 343 4167

Variation Order

VO1

Variation Order No E005-01092-01

To:

Davrac Nurseries Ltd T.A Davrac Contracting
9 Harry Ell Drive
Cashmere
Christchurch 8022
Phone **03 4454304**
Email **davrac@xtra.co.nz**

Please quote Variation Order Number / Works Order Number
on all invoices, correspondences etc

Work Order No **E005-01092**
Accreditation Number **EQRC0149**
Contractor Code **S589**

From:

Hub **Blenheim**
Works Order Date **05-Mar-2014**

Project Number **E005**

Please proceed with the works outlined in the attached approved Variation To Works Order for:

EQC Claim Number	Address	Start Date	\$ Ex. GST
CLM/2011/066334	57 COLOMBO STREET, CASHMERE	10-Feb-2014	3,041.60
NZ Govt Goods and Services Tax Is Not Included In This Total			Total Cost 3,041.60

The above stated variation price is deemed to be a complete price to undertake and complete the works as detailed within the attached Variation To Works Order. The Variation To Works Order shall not be varied without Fletcher EQR's prior written consent. No additional costs will be accepted unless approved by a further written Variation Order issued and signed by Fletcher EQR. Any request for payment based on an invalid variation instruction will be refused. All Works shall be completed in accordance with the approved Scope of Works unless varied as above.

Authorised By **Michael Forshaw**
On behalf of Fletcher Construction
as agent for Earthquake Commission Signature

IMPORTANT

This Variation Order is only valid when authorized and signed by a Fletcher EQR Quantity Surveyor.
This Variation Order is to be read in conjunction with the attached approved Variation To Works Order.
If no Variation To Works Order is attached please contact the issuing Quantity Surveyor for a copy of the Variation To Works Order.
This Variation Order is subject to the terms and conditions contained in the Short Form Agreement for engagement of contractors between the parties.
Please send all invoices and correspondence to the Fletcher EQR Hub responsible for issuing this Variation Order.

The Contractor is responsible for all Warranties to be passed onto the homeowner.
No additional private work is to be undertaken. Fletcher EQR reserves the right to terminate the contract and de-accredit any contractor working on site without approval.
EQC and Fletcher EQR employ zero tolerance in relation to fraud and will prosecute offenders.

Variation to Works Order

Vol



066334

Claim Number	CLM/2011/06634	Contractor Name	Davrac Contracting
Customer Name	Hamish Temple-Doig	Supervisor	Sheeraz Bodhanian
Main Contact	Bruce Kane	Date	17/02/2014
Property Address	57 Colombo Street	Customer email	
Phone			

For all Variations please contact your Contract Supervisor before proceeding with any work. *This section must be filled out by the contractor in full with as much supporting information as possible: Descriptions, Repair Strategies, Quantities, Units, Rates, Photos where appropriate - The contractor must ensure the reason for the variation is clearly stated (For example - unforeseen additional scope required, alternative repair strategy required etc...) and that works to be undertaken have not been previously allowed for.*

Section 1

Completed by Contractor

Reason for submitting a variation

Lounge - Electrician to disconnect & reconnect ceiling light fitting
 Lounge - Electrician to extend conduit wiring as the ceiling will be lowered
 Lounge - Cornice to be replaced
 Lounge - Wallpaper's price is \$80.00 per roll, we need 9 rolls. EQC allowance is \$45.00 per roll
 Laundry - 1 x window needs to be eased
 Bedroom 1st left from hallway (1st floor) - Wallpaper is painted, therefore we need to change the repair strategy to replace with wallpaper and paint.
 Bedroom 1st left from hallway (1st floor) - Ceiling fan needs to be disconnected and reconnected
 Toilet in hallway (1st floor) - 1 x window needs to be eased
 Hallway (1st floor) - 1 x window needs to be eased; Ceiling light and lamp needs to be disconnected and reconnected by Electrician
 Bedroom 2nd left from hallway (1st floor) - 4 x windows needs to be eased (2 x windows is to be done as per quote)
 Bedroom 2nd right from hallway (1st floor) - 2 x windows needs to be eased

Item	Description	Quantity	Unit	Rate	Amount
Lounge (2nd left from entry)	Ceiling - Electrician to disconnect & reconnect ceiling light fitting	1	no.	\$ 65.00	\$ 65.00
	Ceiling - Electrician to extend conduit wiring	1	no.	\$ 150.00	\$ 150.00
	Ceiling - Cornice to be replaced and installed (6 lengths) - \$50 per length	21	m	\$ 50.00	\$ 1,050.00
	Walls - Price difference for 9 rolls of wallpaper (\$80.00 quoted & \$45.00 allowance from EQC)	9	rolls	\$ 35.00	\$ 315.00
					\$ -
Laundry	Windows - To ease window	1	no.	\$ 86.00	\$ 86.00
					\$ -
Bedroom 1st left from hallway (1st floor)	Remove: Walls - To remove wallpaper, repair cracks, replace wallpaper	36.48	m2	-\$ 48.00	-\$ 1,751.04
	Add: Walls - To remove wallpaper, repair cracks, replace wallpaper, then paint	36.48	m2	\$ 68.00	\$ 2,480.64
	Ceiling - Electrician to disconnect and reconnect fan	1	no.	\$ 65.00	\$ 65.00
					\$ -
Toilet in hallway (1st floor)	Windows - To ease window	1	no.	\$ 86.00	\$ 86.00
					\$ -

Hallway (1st floor)	Windows - To ease window	1 no.	\$ 86.00	\$ 86.00
	Ceiling - Electrician to disconnect and reconnect ceiling light and lamp	1 no.	\$ 65.00	\$ 65.00
				\$ -
Bedroom 2nd left from hallway (1st floor)	Windows - To ease windows	2 no.	\$ 86.00	\$ 172.00
				\$ -
Bedroom 2nd right from hallway (1st floor)	Windows - To ease windows	2 no.	\$ 86.00	\$ 172.00
				\$ -
Total				\$ 3,041.60

Section 2

Completed by Contract Supervisor

Instruction given for work to proceed

Yes ☐ No ☐

Work sighted

Yes ☒ No ☐

Notes

Completed with EQC site visit
1/3/14 19th April

Name Michael Rodman Date 21/2/14 Signature **Section 4**

Completed by Quantity Surveyor

Claimed

\$

Hub Name

Variation Total

\$

Hub Number

E

Tax Invoice/Payment Claim No.

BHQSVO1403122Name M. FORSHAWDate 4/3/14

Signature

**Section 5**

Completed by EQC Representative

Instruction given for work to proceed

Yes ☒ No ☐

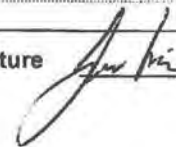
Work sighted

Yes ☒ No ☐

Notes

Jason HurlaName **EQC Estimator**Date 21/02/14

Signature



Sent - 28-4-14

Defects Period Repair Form



DATE:	28-4-14
HOMEOWNER:	Hamish Temple-Doig
PHONE #:	[REDACTED]
CONTRACTOR:	DAURAC

57 Colombo Street - Cashmere

CLM/2011/066334

Davrac

Sheeraz Bodhania

ISSUES AFTER SIGN OFF	
ITEM	ISSUE
1.	Please see attached
2.	
3.	
4.	
5.	

COMMENTS:

please contact tenant

SIGNATURE OF CONTRACTOR:

DATE:

2-14

SIGNATURE OF FLETCHER EQR SUPERVISOR:

DATE:

Defects Liability Certificate

Claim Number	CLM/2011/066334		
Date of Completion	[EQRCCompletionDate.shortDateFormat]	Date defect period ends	[EQRPCCDateDefectPeriodEnds.shortDateFormat]
Property address	57 COLOMBO STREET, CASHMERE		
Main contractor	Davrac Nurseries Ltd T.A Davrac Contracting		
Principal	Earthquake Commission (EQC)		

End of Defects Liability Period

The Principal is required to issue a Defects Liability Certificate. The NBC SW Standard Conditions rul 13.1 states that:

The Principal must certify to the Contractor when in relation to the Contract Works or a Separate Section of them:-

- (a) the Defects Liability Period has ended; and
- (b) the Contractor has completed all minor omissions and corrected all minor defects referred to in rule 12.1; and
- (c) the Contractor has completed agreed deferred work.

This Certificate

This is to certify that in accordance with rule 13.1, the above named Contract Works the Defect Liability Period has ended, all deferred work has been completed and all defects have been corrected.

The issuing of this certificate does not affect the Contractor's liability to fulfil any obligation in the Contract which remains unperformed or not properly performed.

The Principal has used all reasonable care and skill in the preparation of this Certificate

This certificate cannot be relied on for any other purpose.

Contracts supervisor

on behalf of Fletcher EQR acting as agent to EQC

Date of issue 24/04/2015

Schedule **E3**

Practical Completion Certificate

57 Colombo Street - Cashmere

Contract: ~

CLM/2011/066334

Location: ~

Principal: ~

Davrac

Practical Completion

Sheeraz Bodhanian

Practical Completion means that the Contract Works, or a Separate Section of them attain Practical Completion when information and warranties listed in the Specific Conditions have been provided and when, except for:-

- (a) Work which the Principal and the Contractor have agreed to defer for completion during the Defects Liability Period and
- (b) minor omissions and minor defects which the Principal and the Contractor agree
 - (i) the Contractor has reasonable grounds for not correcting promptly; and
 - (ii) do not prevent the Contract Works, or a Separate Section of them, from being used for their intended purpose; and
 - (iii) can be corrected without prejudicing the convenient use of the Contract Works or a Separate Section of them,

the Contractor has fulfilled its obligations under the Contract.

This Certificate

This is to certify that in accordance with rule 12.1, the Contract Works have been inspected and qualified for Practical Completion on ~.

The Defects Liability period as detailed in rule 13.1 commenced on this date and continue for a period of ~.

The Principal has used all reasonable care and skill in the preparation of this Certificate.

It is provided in accordance with and subject to rule 1.2 Principal's main obligations.

The certificate cannot be relied on for any other purpose.

Signed by/date:



24/3/14
(Date signed)

10

MS-SF0702 CONSTRUCTION COMPLETION INSPECTION

Address	57 Colombo Street - Cashmere
Claim Number	CLM/2011/066334
Contractor	Davrac
Contract Supervisor	Sheeraz Bodhania

Inspection completed by: SHEERAZ BODHANIA Date 20/3/14

Others present: BRUCE KANE, ANDY LIN, ALAN PATRICK CONTRACTOR, HO REP.

- This document is a record of the Construction Completion Inspection carried out at the above address. It documents that all work specified in the Scope of Work and authorised by the Works Order (including all Variations to that Works Order) and has been carried out by the Contractor to a workmanlike standard, is in accordance with any regulations, and is to the satisfaction of Fletcher EQR acting as agent to EQC.

1.	All work completed as per approved Scope of Work? (Refer Summary of Work Completed)	Y	N
3.	All Variations completed (detail below)?	Y	N
4.	Any quality issues or minor defects? (detail below)	Y	N
5.	Any significant deferred work? (detail below)	Y	N
6.	All consented or restricted work carried out and associated inspections completed (as required)?	Y	N
*	Advise Contractor that PS3, Memorandum of Building, Inspection records and evidence are required to be submitted at time of invoicing		

ALL VARIATIONS COMPLETED (BRIEF DESCRIPTION)

VO per
scope ✓

Quality ✓

VO1 VARIOUS ITEMS - ORDER NO E005-01092-01

VO2

VO3

VO4

MINOR DEFECTS

Minor defects are considered those that can be remedied promptly and do not have any impact on the overall quality or finish of the work. The Contracts Supervisor is to follow-up and ensure all minor defects are rectified by the date shown below.

- 1.
- 2.
- 3.
- 4.
- 5.

Date that all minor defects will be rectified: / /

CA

10

MS-SF0702 CONSTRUCTION COMPLETION INSPECTION

SIGNIFICANT DEFERRED WORK

Significant Deferred Work is that work defined in the Scope of Work that cannot be completed until a later time (i.e. Garage rebuilds, external painting, awaiting components from overseas etc.).

Brief description:

Proposed Date for commencement of Significant Deferred Work: / /

ecm

SIGNATURES

This is to advise that the earthquake repair work performed under this contract has been reviewed and it has been agreed that works has been completed as per **Approved Scope of Work** and **Approved Variations**, excluding any minor defects noted.

Contract Supervisor

SHEERAZ BODHANIA

Contractor

[Signature]

20/3/14

Andy Lin

Works Manager / EQC (if attending)

[Signature]

20/03/14

Homeowner (or their authorised representative)

ALAN PATRICK

Name

[Signature]

Signature

20/03/2014

Date

If the Homeowners signature is not obtained for any reason please state the reason below:

CRM

NOTES

ELECTRICS TO BE REINSTATED 21ST MARCH 14.
HO / TENANTS MOVE BACK IN 21ST MARCH 14 (PM)
HEATPUMP & LIGHT FITTINGS COMPLETED AS ABOVE.

FOR OFFICE USE

ECM UPDATED

/ /

ALL MINOR DEFECTS CONFIRMED AS RECTIFIED*

/ /

ALL ACTIONS COMPLETED (Letter, PCC Issued etc)

/ /

Initials

Date

*Note: PCC not to be issued until it is confirmed that all minor defects have been rectified.

Contractor's Producer Statement for Construction PS3

Contract: ~ 2011-066334
Location: ~ 57 Colombo Street.

Issued by

Contractor: ~Davrac Contracting
LBP Licence No ~BP126475

Preamble

The Contractor is required to complete this Producer Statement for Construction PS3 within 5 days of the completion of the Contract Works and issue it to the Hub Supervisor.

This Producer Statement will be relied upon to confirm that the Building Works has, to the best of the Contractor's knowledge, been performed in compliance with the NZ Building Code.

Statement I Peter Finlay (name of LBP) undertook or supervised the following building work and confirm that I am satisfied on reasonable grounds that the work performed is in compliance with the NZ Building Code and, where a building consent is applicable, in compliance with the Building Consent.

Description of the work covered by this statement:

Claim Number 2011-066334

Elevation North Patio - To grind out and epoxy fill concrete 1.6 m and paint. 4.8 m

Wall cladding To grind out and epoxy fill (bay window area) 2 m To grind out and repoint mortar. 4 m To remove and relay loose sill bricks. 0.08 m

Scotia To gap fill and paint sill (bay window area) 5 m

Elevation South Wall cladding To grind out and repoint mortar (by left spouting) 1 m

Elevation East Wall cladding. To grind out and epoxy fill 2 m To grind out and repoint mortar. 6 m Trim To gap fill and paint trim (by left window bay) 3 m To remove clean and relay loose bricks 1 m

Elevation West Wall cladding To grind out and epoxy fill (by porch lintel) (1 m) Wall cladding to grind out and repoint mortar 4 m Trim to gap fill and paint trim (by French door) 6 m

Foundations by Elevation North. Ring foundation. To grind out and epoxy fill cracks 3 m Ring foundation to solid plaster repair 2.25 m To paint foundation 2.25

Kitchen Walls to remove wallpaper, repair crack, replace wallpaper and paint. Ceiling To rake out stop 5 m cracks. Ceiling To paint ceiling. 12.3 m

Laundry (back entry) Door to ease bottom of door variation To ease window

Living room of kitchen (1st right on entry) Walls (above dado rail) To rake out and stop 2 m Walls (above dado rail) To remove wallpaper, repair cracks, and replace wallpaper then paint. Ceiling. To rake and stop 6 m Ceiling to paint 19.68 Window To ease 2 windows Heat pump To remove and reinstate heat pump for other trades.

Hallway (Front entry) Door (External) To ease door. Door External To repaint or varnish door where it was eased. Ceiling to rake out and stop 3 m and Paint ceiling 9.12

Bedroom (1st left from entry) Walls to remove wallpaper, repair cracks replace wallpaper and paint. 42.66 Walls to rake out and stop 3 m Ceiling to rake out and stop 2 m Ceiling to remove lining paper, repair cracks, replace lining paper. 8.6 To paint ceiling 9.12 Door Internal to ease door. Door internal to repaint total door surround Windows to ease 1 window. Wardrobe To ease right wardrobe door. Wardrobe to supply and fit 1.2 m Scotia then paint. Negative Variation to remove wallpaper repair cracks replace wallpaper Positive Variation. to remove wallpaper, repair cracks replace wallpaper

Lounge (second left from entry) To remove wallpaper, repair cracks replace wallpaper. Ceiling to remove lath and plaster replace with gib and stop then paint.

To batten ceiling. To remove and fix ceiling rose for other trades. To ease door. To ease window. Variation Electrician to disconnect and reconnect ceiling light fitting Electrician to extend conduit wiring. Cornice to be replaced and installed (6 lengths) 21 m Price difference in wallpaper 9 rolls. .

Bathroom end of hallway. Ceiling to rake out and stop 2.5m To paint ceiling 5.67

Hallway (1st floor) Ceiling To remove lining paper replace lining paper and paint. 13.5 Variation Hallway to ease window Electrician to disconnect and reconnect ceiling light and lamp.

Bedroom North west (2nd right from hallway). Walls to remove lining paper, repair cracks then paint. 27.3 Ceiling to remove lining paper, repair cracks replace lining paper then paint. 7.52 Variation to ease windows

Bedroom South west (2nd left from hallway. To ease window Variation to 2 ease two more windows,.

Bedroom South Walls to remove wallpaper, repair cracks and replace wallpaper 36.48 m Ceiling to remove lining paper, repair cracks, replace lining paper then paint. 14.28 Ceiling to refix ceiling.

Garage to grind out and epoxy cracks (up to 5mm)

Variation Toilet windows to ease.

Signed by/date:



21.03.14

(Date signed)

MS-SF0509



FINAL ACCOUNT AGREEMENT

CLAIM NUMBER:

2	0	1	1	0	6	6	3	3	4
---	---	---	---	---	---	---	---	---	---

Property Address: 57 Colombo Street
 Cashmere Christchurch
Date 21.03.2014
Hub Rolleston
Contracts Supervisor Sheeraz Bodhania
Property Contact Name: Hamish Temple-Doig
Contractor Details Davrac Contracting
Accreditation No EQRC0149
Contact details **Ph. (1)** 03 332 8066 **Ph. (2)** 0274 375 832
email davrac@xtra.co.nz

Original Contract Value	(Ex GST)	28,470.14
Variations	(Ex GST)	3,041.60
Final Contract Value	(Ex GST)	31,511.74
Less Previous Payments	(Ex GST)	0
GST Amount		4,726.76
Amount for Final payment	(Including GST)	36,238.50

We hereby confirm that this statement represents the full and Final Contract Value and amount outstanding for all matters relating to this subcontract.

Contract Start Date:

Contract Finish Date:

Signature of Contractor: 	Date: 21.03.2014
Print Name: Bruce Kane	
Signature of Contracts Supervisor:	Date:
Print Name	
Signature of Quantity Surveyor: 	Date: 26/3/14
Print Name Eam Mc Loughlin	



South Island – Head Office
 PO Box 28147, Beckenham,
 Unit 24, 105 Bamford St,
 Woolston, Christchurch
 Tel: 03 384 8966 Fax 03 384 8960
 Mobile 0274 337872
 Email: info@k2.co.nz

North Island Office
 Unit 23, 203 Kirkbride Road
 Manukau,
 Auckland 2022
 Tel: 09 275 1261 Fax: 09 275 1263
 Mobile 0274 337872
 Email: info@k2.co.nz

Harcourt Insulation (2006) Ltd
 PO Box 16875
 Hornby
 CHRISTCHURCH
 office@insulation.co.nz

25th September 2013

RE: ASBESTOS ANALYSIS OF SUBMITTED SAMPLES

Samples received by K2 Environmental from Harcourt Insulation on: 23 Sep 2013

Address: 57 Colombo St, Cashmere

Analysis was subcontracted to an IANZ accredited laboratory

Analysis Method: Australian Standard: AS 4964-2004, *Method for the identification of asbestos in bulk samples*

Sample #	Sample Details	Analytical Result
AS132863-1	Kitchen ceiling – L & P	No asbestos found
AS132863-2	Living (off kitchen) ceiling – L & P	No asbestos found
AS132863-3	Hallway ground floor ceiling – L & P	No asbestos found
AS132863-4	Bedroom 1 (1 st left) ceiling – L & P	No asbestos found
AS132863-5	Lounge ceiling – L & P/stipple	No asbestos found
AS132863-6	Bathroom ceiling – L & P	No asbestos found
AS132863-7	1 st floor hallway ceiling – plaster board	No asbestos found
AS132863-8	Kitchen walls – L & P	No asbestos found
AS132863-9	Living (off kitchen) walls – L & P	No asbestos found
AS132863-10	Bedroom 1 (1 st left) walls – L & P	No asbestos found
AS132863-11	Lounge walls – L & P	No asbestos found

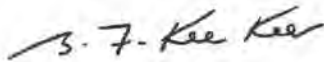
Asbestos fibers are a hazard. The greatest risk is when they are in the airborne state. This can occur when it is:

- Worked on – sanded, drilled, broken, nails applied to,
- Degraded – asbestos that has degraded and can give rise to airborne fibres, is called friable
- Deposited as a dust – such as below super six roofing

If it is incorporated into a stable matrix and no airborne dust is produced it presents minimal health risk. The most hazardous asbestos fibres are invisible to the unaided human eye. These fibres can remain airborne for months.

Air sampling can determine how many fibres are present in the air. Further information is available at www.k2.co.nz

This report may not be reproduced, except in full. Results pertain to sample "as received".



Stuart Keer-Keer
Quality and Technical Manager

57 Colombo Street - Cashmere

MS-SF0409

CLM/2011/066334

**EXEMPT BUILDING WORK
FILE RECORD**

Davrac

Sheeraz Bodhania

THIS IS A RECORD OF THE DECISION TO COMPLETE EARTHQUAKE REPAIRS WITHOUT BUILDING CONSENT. THE WORKS DESCRIBED HAVE BEEN DETERMINED AS EXEMPT FROM THE NEED FOR BUILDING CONSENT.

PROPERTY ADDRESS:

DATE

HUB

PROPERTY CONTACT NAME:

CONT. SUPERVISOR

CONTACT DETAILS: PH.(1)

EMAIL:

PH.(2)

CONTRACTOR:

SITE SUPERVISOR NAME:

CONTACT DETAILS: PH.

EMAIL:

A brief description of the work is as follows (and as otherwise described within the body of the claim file);

As per SOW

Accordingly I have determined that this work is exempted under Schedule 1(.....)of the Building Act 2004

This assessment and record was completed by myself as an authorised agent of The Fletcher Construction Company Limited, acting under the delegated authority of the company to determine exempted work on behalf of the owner.

Provided to homeowner/agent Name)..... Date. 24/3/14.
(provided to the property owner or his/her authorised agent on request only).

Note¹ The homeowners/agents authority to apply Exemption status is given in the Building Act 2004, Schedule 1, this exemption information is augmented by supplementary guidance issued by The Department of Building & Housing and by the relevant Councils (i.e. - CCC Form B390).

Note² Only work prescribed within Schedule 1(a-j) and (m & n) of the Building Act 2004 is recorded on this form.

Note³ Work Exempted under Schedule 1(k) of the Building Act 2004 is not to be recorded on this form. Claimants should refer to the formal "Exemption from building consent" records of the relevant City or District Council. (viewing EQR Aconex File Recording System may assist).

Note⁴ For background information refer to 'Your guide to the repair process (with Fletcher EQR)' the home owners information bulletin provided by EQR staff, usually the Community Liaison Officer, just prior to or at the time of the scoping of the works.

Note⁵ This record applies to earthquake damaged residential buildings in the Canterbury Region following earthquake events of 2010/2011.

Note⁶ Building remediation work for the majority of Fletcher EQR projects is completed by Licensed Building Practitioners (LBP's)

Note⁷ This record will usually be completed by the Contracts Supervisor, but may be completed by his/her immediate (Hub) Works Manager.

Note⁸ This record is held in the Fletcher EQR Aconex File Recording System (an online information management system).

FILING AN EXEMPT BUILDING WORK RECORD EXPLANATORY NOTE

Every EQR project is required to comply with both the Building Act (2004) and its Regulation (1992).

Building work usually entails the issuing of a building consent to the property owner or their authorised agent. On completion of the work the local or district Council 'signs off' that work and issues a Code Compliance Certificate (a CCC) confirming compliance with the Building Act. The Council is also compelled to hold that information on its property files. This record is heavily relied on for its completeness at the time that properties change hands.

It's estimated that 90%¹ of Fletcher EQR Projects won't need a Building Consent because they're exempted under criteria set in the first Schedule of the Building Act. The majority² of all exempted work may be completed "as of right", no Council approval is required (the exception is Schedule 1 Item [K] of the Act).

This creates a unique situation and potential problem for homeowners as Fletcher EQR customers.

The issue is that the Exemption process has no requirement to create file records of the sort that Councils keep on individual property files. The property file is used to detail "all that the Council knows" when a LIM³ is requested. A LIM⁴ can be requested by anyone, it's most commonly sought by a potential buyer at the time of a possible sale.

In the EQR 'Homeowners Guide' (p2, 'Building Consent Issues') we have specifically discussed the issue of Consents and exemptions. We have undertaken to act as agent in making Consent or Exemption decisions. We have also undertaken to assist with documentation and to make available that record if the homeowner wishes. The record is supplied for the homeowner's personal file but they may choose to lodge it as a formal record with their Council.

For consistency and ease of process we will use the 'Exempt Building Work' form. This should be completed by the Contracts SuperSupervisor at (or about) the time of the scoping exercise as this will usually be the point at which a decision about the need for a consent is made (if the form is not completed then, there's a risk it will be overlooked).

This 'adequacy of file records' is an unfamiliar issue for homeowners, few will understand the significance of the availability of suitable documentation and the importance of filing that information with their respective Councils.

This EQ event is unprecedented and purchaser's legal representatives will be looking for a form of documentation related to repair works. We are assisting Homeowners by anticipating their requests, be they current or future by consistently completing the 'Exempt Building Work' File Record. It must be filed in the Aconex filing system.

When completing the form, the majority of EQR work (99.9%) will fall within the Schedule 1(a) category, it becomes 1(k) only when Council approval has been asked for and given.

Note¹ this stems from the current estimate¹ that somewhere between 10 – 12% of all EQR works will require a Building Consent

Note² Work prescribed within Schedule 1(a- j) and (m & n) of the Building Act 2004. Schedule 1(k) requires Councils (discretionary) approval.

Note³ When each house is transacted, a Land Information Memoranda (a LIM), will be requested by the purchaser's lawyer as a standard part of the conveyance procedure. The LIM records all works completed under a Building Consent (and any item 'K' Exemption where applicable) as well as a myriad of other information relevant to that property. The LIM uptake in Canterbury is one of the highest in New Zealand.

Note⁴ The gaining of a LIM to facilitate a property transaction is driven by LGOIMA, this stands for – 'Local Government Official Information and Meetings Act 1987 No 174 (as at 01 November 2010), Public Act'. S4 (a) requires Councils "to provide for the availability to the public of official information held by local authorities"....4 (b) "to provide for proper access by each person to official information relating to that person". This Act compels the authorities to disclose "what's known" about a property.

URGENT WORKS RECORD SHEET

To be filled out by Contractor

Contractor: Switched OnClaim Number: 2011/066334Job Address: 57 Colombo StHomeowner Name: Chris ChamberlainWeek Commencing (Monday): 21/10/13Description of Works: Electrical Testing

QT	Rate	\$	Name	Mon	Tue	Wed	Thur	Fri	Sat	Sun	Total	Rate	\$
			<u>Peter Reid</u>			<u>2</u>					<u>2</u>	<u>60.00</u>	<u>120.00</u>
			<u>1-0-0</u>			<u>1</u>					<u>1</u>	<u>30.00</u>	<u>30.00</u>
Up to 7.5% Margin													
Total Materials / Plant / Expenses \$													
Subcontractors (include description & invoice/quote)													
Up to 7.5% Margin													
Total subcontractors \$													
				Summary:							Total Labour \$: <u>120.00</u>		
											Materials / Plant / Expenses <u>30.00</u>		
											Subcontractors		
											Labour		
											TOTAL <u>150.00 + 6 ST</u>		
Supervisor Approval				Name: <u>G. Chamberlain</u>									
				Signature: <u>[Signature]</u>									
				Date: <u>6-11-13</u>									

CASH SETTLED CLAIM(S)

The following information contains documents relating to claim(s) that were cash settled for the property.

If you require sign off or repair completion documents, they may be obtainable from the contractors who completed the substantive repairs at the property.



AGREEMENT OF WORK

Approved AOW

Date	08-Jun-2017
Address	57 COLOMBO STREET, CASHMERE, CHRISTCHURCH 8023
Claim Number	CLM/2011/066334
Customer Name	HAMISH TEMPLE-DOIG
Original Contractor	
Estimator	
Tech Supervisor	

No.	Element	Item Identified	Category	Repair Strategy	Qty.	Cost (GST excl.)	Settlement Type
1	Dining Room	Ceiling	WQ	Rake out and stop plasterboard joint cracks (M2)	12.3m2	\$187.04	Cash Settle
2	Entry	Ceiling	WQ	Gap fill sand and paint - ceiling	8.6m2	\$363.72	Cash Settle
3	Bedroom	<i>Bedroom 1 S/E - refer to room size</i>				\$6,680.03	
		Wall Covering	IR	Gap fill sand and paint - walls	43m2		Cash Settle
		Wall Covering	SO	Rake out & stop plasterboard joint cracks & paint	5m2		Cash Settle
		Ceiling	WQ	Remove dispose supply install plasterboard stop and paint	19.5m2		Cash Settle
		Ceiling	WQ	Remove and refix ceiling rose for other trades	1ea		Cash Settle
		Ceiling	WQ	Replace trims	40lm		Cash Settle
		Electrical Power	WQ	Disconnect and reconnect fitting	2ea		Cash Settle
		Fees	WQ	Small job fee	1ea		Cash Settle

4	Lounge	Wall Covering	WQ	Rake out & stop plasterboard joint cracks & paint	19.5m2	\$824.53	Cash Settle
		Window	SO	Repaint window frame	6lm		Cash Settle
5	Bathroom	Ceiling	IR	Pigment Seal, Skim and paint plasterboard (includes crack repair)	6m2	\$573.09	Cash Settle
		Ceiling	IR	Paint ceiling	6m2		Cash Settle
6	Foundations	<i>Minor possible shrinkage plaster cracking/epoxy repair is not recommended</i>				\$191.98	
		Ring Foundation	IR	Paint foundation	4m2		Cash Settle
7	Entry	<i>Front door concrete patio</i>				\$801.90	
		Floor	WQ	Paint concrete floor, apply acid wash, etch primer and two top coats of epoxy two pot paint	6m2		Cash Settle
		Other	ND	Grinding finishing/for painting	1sm		Cash Settle
8	Stairwell	Wall Covering	WQ	Gap fill sand and paint - walls	14m2	\$675.26	Cash Settle
9	Dining Room	<i>Wardrobe with lining damage</i>				\$428.95	
		Wall Covering	SO	Rake out and repair lath & plaster cracks (M2)	2m2		Cash Settle
		Fees	SO	Small job fee	2ea		Cash Settle
10	External Garage	<i>Garage - floor repair method requires paint finishing</i>				\$2,602.67	
		Floor	WQ	Grind out and epoxy concrete floor up to 4mm wide	5lm		Cash Settle
		Floor	SO	Paint concrete floor, apply acid wash, etch primer and two top coats of epoxy two pot paint	34m2		Cash Settle
11	External Walls	<i>Grind out re-mortar and white pointing all elevations</i>				\$40,920.52	
		Other	SO	Quote received : Wayne Thom Brick & Blocklaying Ltd	1sm		Cash Settle
		Other	SO	New Malthoid around Windows+ Building Paper wraps	120m2		Cash Settle
		Other	SO	Temporary remove and replace south/fence 16LM	16lm		Cash Settle
		Other	SO	Lintel Bars over openings to carry brickwork	1sm		Cash Settle
12	P&G to be					\$2,051.26	

split	Fees	ALL	Commercial clean (hrs)	6hr	Cash Settle
	Fees	ALL	Floor protection soft surface (consumable)	90m2	Cash Settle
	Fees	ALL	furniture moving	6hr	Cash Settle
	Fees	ALL	Rubbish removal - Low side skip	1ea	Cash Settle
	Fees	ALL	Project Management	20hr	Cash Settle

Damage Type Categories	Total (GST excl.)	P&G Portion (GST excl.)
ND - New Damage	\$498.60	\$55.47
SO - Scope Omission	\$42,327.91	\$2,447.20
IR - Incorrect Repair Strategy	\$2,647.90	\$294.60
Total New Damage	\$45,474.41	(GST excl.) Includes 10% margin
WQ - Work Quality	\$7,047.22	\$982.05
WC - Work Contractor	\$0.00	\$0.00
Total EQC Remedial Works	\$7,047.22	(GST excl.) Includes 10% margin
P&G/Fees	\$3,779.32	
Total as priced	\$56,300.95	
Total GST	\$8,445.16	
Total inc GST	\$64,746.11	

LAND DOCUMENTS

The following information contains documents relating to the land assessments that were either cash settled or declined:

The attached land document(s) help NHC Toka Tū Ake identify information that may be relevant to its assessment of your residential land claims. They are not intended to form a complete technical report on land damage to your land. The land information, including valuations, repair costs and estimates, do not necessarily reflect the final land settlement received

Scope of Works

EQC

Completed by: SID WARSONDate: 27-03-13 Page: 1 of 1
dd / mm / yy

HAMISH TEMPLE-DOIG

57 COLOMBO STREET

CASHMERE

CHRISTCHURCH

H: & W:

M:

Description: **Damage to Land**

Repair Strategy: Removal and/or import materials and labour to repair land

69.4 m²

Description – Removal of Debris/Minor Works	Units	Length	Breadth	Depth	Quantity	Rate	Cost
Transporter- machine	each					\$160	
Machine Hire	hrs					\$110	
Truck Hire	hrs					\$100	
Labour	hrs					\$45	
Contaminated Spoil Removal	m ³					\$100	
Spoil Removal/Tip Fees (clean)	m ³					\$20	
Skip (4m ³)	each					\$190	
Materials	each						

NB A Small/Minor Works cost may only be applied when there is only land repair to the site/property; a total area of damage under 15m2; no further works required

Description - Supply and level hard fill	Units	Length	Breadth	Depth	Quantity	Rate	Cost
Land Under Residential Buildings (Type 'A') – Supply and level hard fill	m ²					\$12	
Land Under Access way (Type 'B') – Supply and level hard fill	m ²					\$12	
Land Under Pavers/Patio/Concrete (Type 'C') – Supply and level hard fill	m ²					\$12	
Land Under Lawn Areas (Type 'C') - Level and Seed	C1 C2 m ²	69.4	1	0.1	69.4	\$10	694 - 00
Lateral Spread Cracks under 10mm but greater than 5mm	Lm					\$25	
Lateral Spread Cracks greater than 10mm	Lm					\$90	

* Unit categories to be used as follows:

Each, Sheet, Kilogram, Linear metre, Square metre, Cubic metre,
Per hour, Per day, Per week.Cubic metre calculations must include length, breadth and depth
figures.

Square metre calculations must include length and breadth figures.

Sub-total

694 - 00

P&G, Margin & GST (Figure x 1.3662)

254 - 14

CHECKED

Total

948 - 14



Scope of Works

Completed by: SID WARSONDate: 27-03-13. Page: 1 of 1
dd / mm / yy

CLM / 2011 / 066334

HAMISH TEMPLE-DOIG

57 COLOMBO STREET

CASHMERE

CHRISTCHURCH

H: & W

M:

Description: **Silt Ejection – Under Dwelling**

	Yes	No	Notes
Is the house on piles?	☒	☐	Silt under concrete slabs can not be quantified
Are there any access issues?	☒	☐	If so please provide details below

Comments on access issues

Back front fence + raised lawn + garden behind.
 Garage close to road (6m alt foot path).
 House front starts from back of garage and
 separated by path and gate. Access difficult.

There is a driveway to rear property on southern
 fence line.

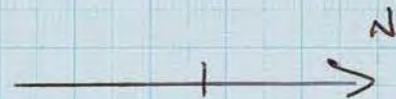
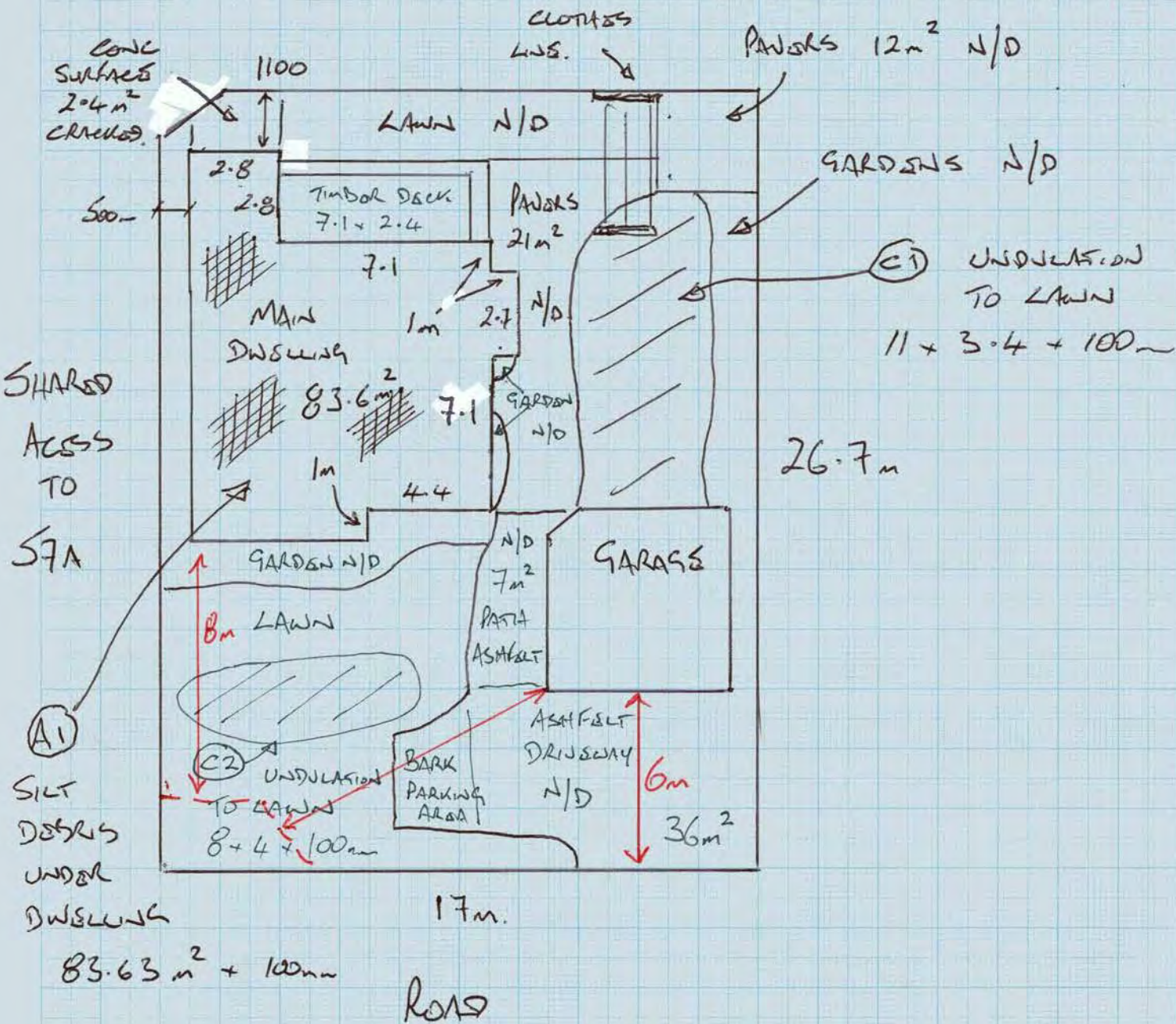
Customer comments

Description – Silt volume under dwelling	Units	Length	Breadth	Depth	Quantity	
Silt	each	83.6	1	CHECKED	6.36	

Costing will be undertaken post inspection.



18.25



CLM / 2011 / 066334
 HAMISH TEMPLE-DOIG
 57 COLOMBO STREET
 CASHMERE
 CHRISTCHURCH
 H: & W: [REDACTED]
 M: [REDACTED]

27.3.13

M. BAXTER

~~CHECKED~~



CLM / 2011 / 066334

HAMISH TEMPLE-DOIG

57 COLOMBO STREET

CASHMERE

CHRISTCHURCH

H: & W: [REDACTED]

M [REDACTED]

id Sheet

Complex Flat Land Claims



EARTHQUAKE COMMISSION

Kōmihana Rūwhenua

Date: 27-03-13

Author: SID LARSEN

Item N°	Description/Construction	Length	Height/Width	Depth	Damage	Damaged Area	Evacuated m ²	Inundated m ²	Debris m ³	Access E D
C1	Lawn area	11	3.4	.1	Undulation	37.4	37.4			E
C2	Lawn area	8	4	.1	Undulation	32	32			E
A1	under dwelling	83.6	1	.1	Silt Debris	83.6		83.6	83.6	D.

CHECKED

TOTAL: 153 m²

Inspection Summary

EQC

Completed by: SID WARSONDate: 27-03-13 Page: 1 of 1
dd / mm / yy

C L M / 2 0 1 1 / 0 6 6 3 3 4

HAMISH TEMPLE-DOIG

57 COLOMBO STREET

CASHMERE

CHRISTCHURCH

H: & W: [REDACTED]

M: [REDACTED]

Time arrived at site: 08:00 Time left site: 09:00 Was an inspection carried out? Yes ☒ No ☐Customer present: Yes ☒ No ☐ Customer Name: [REDACTED] (tenant).Access denied ☐ Loose dogs ☐ Other ☐ If other, please provide reasonIf No inspection carried out, why not? ☐ ☐ ☐**Where an inspection has been conducted:**

Yes No

Notes

- Any land damage under the main access way or other hard surfaces?	☐	☒	
- Were any bridges or culverts damaged within EQC Cover?	☐	☒	
- Were any retaining walls damaged within EQC Cover?	☐	☒	
- Is an engineer required?	☐	☒	
- Is a valuation required?	☐	☒	
- Is a resource consent required for any remediation work? (proximity to protected trees and waterways)	☐	☒	
- Has anything in this pack been escalated?	☐	☒	
- Customer has advised of invoices for emergency work?	☐	☒	
- Customer advised of next action?	☒	☐	
- Was any silt found under the dwelling?	☒		100mm across the underfloor space
- If there was nil damage, why was that?	Building removed ☐	Building repairs have fixed ☐	No visible damage ☐
- If a potential or actual 8/9 property, was the dwelling present?	Building removed ☐	Building present ☐	

Land Damage to Area A? If Yes, add details A1 - silt debris under dwelling. 83.6m³Yes ☒ No ☐

Land Damage to Area B? If Yes, add details

Yes ☐ No ☒Land Damage to Area C? If Yes, add details C1 - Lawn area undulation. 11 x 3.4 x .1Yes ☒ No ☐C2 - " " " 8 x 4 x .1.Total m² of Damaged Land: 153 m²Notional Land Damage Value @\$300/m² (Incl GST):\$45,900.00

Next action

Refer for escalation - silt under dwelling.

V1.32, FEB 2013

CHECKED

Scope of Works

Completed by: SID LARSONAmended by Annah Tod 16.05.13Date: 27-03-13 Page: 1 of 1
dd / mm / yy

CLM / 2011 / 066334

HAMISH TEMPLE-DOIG

57 COLOMBO STREET

CASHMERE

CHRISTCHURCH

H. & W.

M

Description: **Silt Ejection – Under Dwelling**

	Yes	No	Notes
Is the house on piles?	☒	☐	Silt under concrete slabs can not be quantified
Are there any access issues?	☒	☐	If so please provide details below

Comments on access issues

Brick front fence + raised lawn + garden behind.
Garage close to road (6m alt foot path).
House front starts from back of garage and
separated by path and gate. Access difficult.

There is a driveway to rear property on southern
fence line.

Customer comments

Sub-total	\$1,254
Prq, Margin + GST 1.3662%	\$459.21
total	\$1713.21

Description – Silt volume under dwelling	Units	Length	Breadth	Depth	Quantity
Silt	each	83.6	1	0.36	

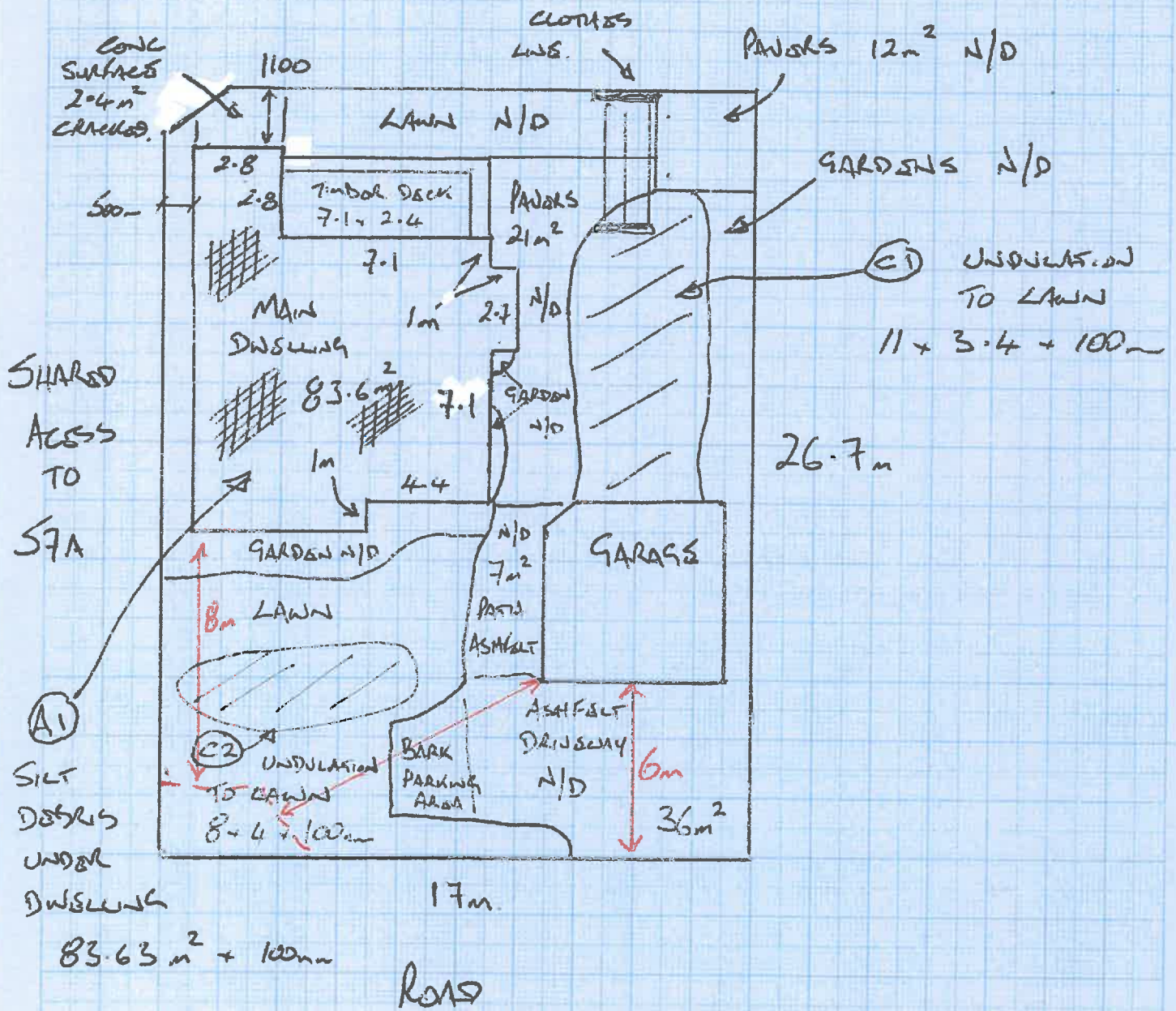
CHECKED
ANNAH TOD
ASSESSOR 16.05.13

Costing will be undertaken post inspection.

CHECKED
17.5.13



18.25



27.3.13

M. BAXTER

~~CHECKED~~

id Sheet

Complex Flat Land Claims



EARTHQUAKE COMMISSION

Kōwhiri Rūwhenua

Date: 27-03-13

Author: SID LAITSEN

Item N°	Description/Construction	Length	Height/Width	Depth	Damage	Damaged Area	Evacuated m²	Inundated m²	Debris m³	Access E D
C1	Lawn area	11	3.4	.1	Undulation	37.4	37.4			E
C2	Lawn area	8	4	.1	Undulation	32	32			E
A1	Under dwelling	83.6	1	.1	Silt Debris	83.6		83.6	83.6	D

CHECKED

TOTAL 153 m²

S. Wang 30/11/11



LM

1294469 2011 CHCH EQ - LAND ENGINEERING REPORT

EQC Claim Number:

New: 201 /

Significant Risk to Safety:

YES NO

Old: 201 /

Engineer's Names:

R. MEARNS &

Claimant Name:

C. VARGAS

Claimants Address:

57 COLOMBO ST
BECKENHAM

Engineers E-mail:

NOT REQ'D

Date: 3/10/2011

Team no: 26

Was an EQC Engineering Land Assessment undertaken following the Darfield Earthquake (4 September 2010) and prior to 22 February 2011:

YES NO

GENERAL

Type of Damage	Earthquake	Landslip	Storm/Flood	Other
EQC Priority of claims	1 - Home/Land seriously damaged and uninhabitable	2 - Home/Land seriously damaged but habitable	3 - Home/Land moderately damaged & Habitable	4 - All other damage
Is this natural Disaster Damage?	YES	NO		
Is there an Imminent Risk of Loss?	YES	NO	(If 'YES' - Fill in Summary Information Table and Imminent Loss Checklist)	

INSPECTION DATA & DISCUSSION WITH CLAIMANT(S)

Discussion with Claimant/Occupier?

YES

What happened? Claimant's story

TENANT (MOVED IN DURING AUGUST): CRACK

SITE DESCRIPTION (Refer Site Plan and/or Cross Section)

General:

GENERALLY FLAT, ~ 400 - 500 mm ABOVE ST LEVEL.

LAND - (DAMAGED ACCESS, LAND, & DESTROYED LAND, & RETAINING WALLS, BRIDGES, CULVERTS)

None

LIQUEFACTION/Flat land damage		None	Sand boils	Lateral spreading	Settlement	Remediation Rqd (TBC in office)		
Land damage observed:						Yes	No	Notes
(i) Lateral Spreading	Not Observed	Spreading <100mm over property		Tilt > 5 degrees			✓	
		Spreading >100mm over property		Vertical offset > 50 mm				
(ii) Crust Thinning (TBC in office)								
(iii) Cracks	Not Observed	Distribution:	Single crack	Multiple cracks				
		Crack Width:	>100mm	>100mm				
			<100mm	<100mm				
			<5mm	<5mm				
		Resulting from:	Lateral spreading	Liquefaction	Ground oscillation			
(iv) Undulating land	Not Observed	Lawn: > 50 mm high	Lawn steeper than 1 in 20 slope	Patio/Paths >10 mm high	Patio/Paths steeper than 1 in 100	✓		
		Lawn < 50 mm high	Lawn shallower than 1 in 20 slope	Patio/Paths <10 mm high	Patio/Paths shallower than 1 in 100		✓	
(v) Flood risk (TBC in office)		Above 50yfl pre 4 Sept	Above 50yfl pre 22 Feb	Above 50yfl post 22 Feb	No Increased Flood Risk			
		Below 50yfl pre 4 Sept	Below 50yfl pre 22 Feb	Below 50yfl post 22 Feb	Increased Flood Risk			
(vi) Local Ponding	Not Observed	Observed within EQC covered land						
(vii) Localised settlement causing drainage issues	Not Observed	Property no longer draining to road/public services						
(viii) New Groundwater Springs	Not Observed	Observed						
(ix) Inundation of land with sand to silt	Not Observed	Observed	Already Removed			✓		

Refer to the Potential Remedial Works page of this report

EQC Claim Number: 201_/_

LAND (DAMAGED ACCESS, LAND, & DESTROYED LAND, & RETAINING WALLS, BRIDGES, CULVERTS) Continued

LIQUEFACTION/Flat land damage comments: UNDULATING UNDER PATIO TILES, INUNDATION WITH SILT (REMOVED)

OTHER Flat land damage	<u>None</u>	Settlement resulting from:	Ground Oscillation	
			Consolidation of fill	
	Other (specify).....			

LANDSLIDE/SLOPING LAND & RETAINING WALL DAMAGE		<u>None</u>	Landslip	Rockfall	Retaining wall damage	Other	
Geological situation (fill/loess/bedrock etc):						Imminent risk (Y/N)	Remediation (TBC in office) Refer to the Potential Remedial Works page of this report
Groundwater situation (seepage/runoff etc):							
Landslip:	Tension Cracks	Toe-bulge	Erosion	Surface slump			
Description:	Rotational Slip	Translational Slip	Ridge-venting	Other.....			
Rockfall:	Source:	Upslope	Within property boundary				
Description:		Downslope	Beyond property boundary				
Are multiple properties affected:	Yes	No					
If Yes, list affected properties:							

Comments:

RETAINING WALL DAMAGE			Imminent risk (Y/N)	Remediation (TBC in office)		
Retaining wall damaged?	<u>None</u>	No. of walls damaged		Refer to the Potential Remedial Works page of this report		
Description:						
Type of damage to retaining wall(s) :	Cracks	Rotated/leaning			Slid	Bulging
Location of retaining wall(s) :	Settlement					
	Within 8m of building	Within 60m & needed to protect of land within 8m of accessway/building				
Are multiple properties affected:	Yes	No				
If Yes, list affected properties:						

Comments:

EQC Claim Number: 201_ /

LAND (DAMAGED ACCESS, LAND, & DESTROYED LAND, & RETAINING WALLS, BRIDGES, CULVERTS) Continued**LAND DAMAGE AREAS** (see table on page 6 for more details)

Areas of land Damage	Entire Site	Portion of Site	None
Land beneath Main access way damaged?	No-N/A	Within 60m of building	Other.....

PRELIMINARY LAND REMEDIAL OPTION & COST (Refer Site Plan and Cross Section)

Land Remedial option	Drainage	Retaining Wall	Pallisade Wall	Soil Nail/Rock Bolt	Earthworks
	Debris Wall/Catch Fence	Remove rock hazard	Other	Combination of Above	None
Estimated Land Remedial Cost	TBC - (To be confirmed by Cost Estimator)				

DWELLING DESCRIPTION (Refer Site Plan and Cross Section)

General : (eg. Single level, roof type, foundations, cladding etc)	TWO LEVEL, TIMBER ON PILES WITH PERIMETER CONCRETE FOOTING, IRON ROOF, BRICK CLADDING
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BUILDING DAMAGE - GENERAL

Has the building been Damaged?	YES	NO
Is the Dwelling at Imminent Risk?	YES	NO
Estimated Remedial Value?	TBC - (To be confirmed by Cost Estimator)	
Have any Appurtenant structures been damaged?	YES	NO
Are any appurtenant structures at Imminent Risk?	YES	NO
Have any services within 60 m of dwelling been damaged?	YES	NO
Are any services within 60 m of dwelling at Imminent Risk?	YES	NO

(Does not include Patios/Paving)

DAMAGED DWELLING, APPURTENANT STRUCTURES, & SERVICES (Refer Site Plan and Cross Section)

Dwelling : features damaged :	None	External walls	Internal walls	Ceiling	Door/window frames
	Window glass	Steps	Foundation/slab	Roof	Chimney
	Other:				
Type of damage to Dwelling:	Cracks (walls)	Cracks (ceiling)	Cracks (window glass)	Cracks (chimney)	Floor sloping
	Racking/sagging	Walls etc out of vertical	Crack in slab	Crack in footing	Other:
Appurtenant structure(s) damaged :	None	Garage/shed	Carport	Deck	Other:
What services have been damaged?	Water	Sewer	Drainage	Gas	Electrical
	Telephone	Service structures	Don't Know	Other:	None

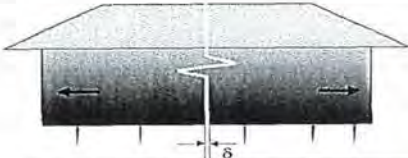
GENERAL :

	DAMAGE TO BRICK CLADDING, CRACKED WALLS, CROOKED DOOR FRAMES CRACK ON GARAGE FLOOR
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Floors and Foundations	Roof Cladding	Wall Cladding
Timber floor on piles	✓ Light: Iron roof	Light: weatherboard/plywood/stucco etc
✓ Timber on internal piles with perimeter concrete footing	Heavy: concrete tiles/clay tiles/slate etc	✓ Heavy: brick veneer/stone/solid plaster
Concrete slab on grade		

Damage to Dwelling predominantly from:	Shaking		Land damage
Type of Damage	Severity		
	Minor	Moderate	Major
Stretching 	0 to 5mm	5 to 30mm	>30mm
Hogging 	0 to 20mm	20 to 50mm	>50mm
Dishing 	0 to 20mm	20 to 50mm	>50mm
Racking/Twisting 	0 to 10mm	10 to 30mm	>30mm
Tilting 	0 to 20mm	20 to 50mm	>50mm
Discontinuous Foundation 	0 to 10mm	10 to 20mm	>20mm
Global Settlement 	0 to 50mm	50 to 100mm	>100mm

Potential Remedial Works

The works described below are to repair or protect insured land (i.e. within the property boundary, on or supporting the main access within 60m of the dwelling, or within 8m of a residential building) and the structure(s) that has/have been damaged or is/are at imminent risk as a direct result of the natural disaster that has occurred.

A solution that reinstates the damaged land and removes the imminent risk threat would comprise the following works:

- ① REPAIR UNDULATIONS BY TRIMMING TOPS OR FILLING DEPRESSIONS
- ② REMOVE SILT.
-
-

Additional information for cost estimation:

<u>Construction Issues</u>	<u>Easy</u>	<u>Moderate</u>	<u>Hard</u>	<u>N/A</u>
• Construction Access	/			
• Drilling				/
• Reinstatement	/			

This preliminary design is for the purposes of costing for the claim settlement process only, it is not for construction. There may be a solution that is more cost effective and/or appropriate. Even if this concept is considered to be appropriate, further subsurface investigation, detailed design and consenting may be required prior to construction.

We estimate the cost (excluding GST) to construct the proposed solution will be as follows:

Engineering investigation, design and drawings	\$
Construction Observations and PS4	\$
Survey (if required)	\$
Building/Resource consents (if required)	\$
Project Management	\$
Construction of(as detailed above)	
(Cost to be determined by cost estimator)	\$ TBC
TOTAL non construction Costs (Excluding GST)	\$

N/A

The total construction cost estimates should be confirmed by a contractor or estimator.

Preliminary Summary Information (all costs excl GST)

Is this Natural Disaster damage?	YES
Land within 8m of dwelling or appurtenant structures	
Area of Land damaged Evacuated: Inundated:	<u>45m²</u>
Area of Land at imminent risk Evacuation: Inundation:	/
Main access way within 60m of dwelling (or an appurtenant structure)	
Area of Land damaged on accessway or supporting accessway: Evacuated: Inundated:	/
Additional Area of Land at imminent risk on accessway or supporting accessway: Evacuation: Inundation:	/
Retaining Walls within 8m of Dwelling or Appurtenant Structure	
Description.....(list and describe each affected wall)..... Damaged: (face area - m2); At imminent risk: (face area - m2);	/
Dwelling & Appurtenant Structures	
Has dwelling or appurtenant structure been damaged as a result of the natural disaster? Description... <u>SHAKING DAMAGE</u>	YES
Cost to repair damage:	TBC
Is dwelling (or appurtenant structure) at imminent risk as a result of the natural disaster: Description.....	No
Cost to remove imminent loss threat to dwelling (or appurtenant structure):	TBC
Value of imminent risk damage to dwelling (or appurtenant structures) :	/
Services within 60m of Dwelling or Appurtenant Structure	
Services damaged (list) Services at imminent risk (list)	DON'T KNOW
Remedial Option: Description... <u>REMOVE SILT & REPAIR UNDULATIONS</u>	TBC (excluding GST)

TBC – To be calculated & confirmed by cost estimator

MAX. EQC Insured
Area 475 m²



Notes:

1 CRACKS on CONCRETE FOOTING

EQC AREA = 45 m²

A4 SCALE 1:250

Non-EQC insured
area 5 m²

Drawn by:

C.V

Date:

03/10/2011



22 FEB 2011 - EARTHQUAKE
BECKENHAM, CHRISTCHURCH
(C009-032944) - 57 Colombo Street

EQC Claim No: 201 _ /

REMEDIAL DOCUMENTATION

The following documentation contains information relating to remedial claims against this property.

Remedial claims refer to concerns raised by homeowners following the settlement of their original Canterbury claim(s).

- NHC Toka Tū Ake settlement did not include all earthquake damage
- NHC Toka Tū Ake repair work or repair strategy hasn't or won't repair the earthquake damage to the standard required by the EQC Act
- NHC Toka Tū Ake wasn't or isn't sufficient to meet the reasonable costs of undertaking NHC Toka Tū Ake repair strategy

Completed By:	Geoff Cullen	Claim Number:	YYYY/123456
		Customer Name:	Johnstone
Role:	SS	Address:	57 Colombo St
Date:	18/10/2018		

[illegible]

Scope of Works - Building

Completed By:	Geoff Cullen	Claim Number:	YYYY/123456
Role:	SS	Customer Name:	Johnstone
Date:	18/10/2018	Address:	57 Colombo St

Select description from drop down box or enter your own description

Summary Page

	Elements	P&G	Margin	GST	Totals
Page 1 total	\$2,887.45	\$231.00	\$311.84	\$514.54	\$3,944.83
Page 2 total					
Page 3 total					
Page 4 total					
Page 5 total					
Page 6 total					
Grand total	\$2,887.45	\$231.00	\$311.84	\$514.54	\$3,944.83