

BUILDING CONSENT NO: 98/0739

Project Information Memorandum No:

Section 35, Building Act 1991

ISSUED BY

HAMILTON CITY COUNCIL

(Insert a cross in each applicable box. Attach relevant documents).

APPLICANT	PROJECT
<p>Name: GILLETT CONSTRUCTION Mailing Address: 1 CHARMAINE CRS HAMILTON</p>	<p>All <input type="checkbox"/></p> <p>Stage No X of an intended stages of: <input type="checkbox"/></p> <p>New Building <input type="checkbox"/></p> <p>Alteration <input type="checkbox"/></p>
PROJECT LOCATION	<p>Intended Use(s) (in detail): NEW HOUSE WITH ATTACHED GARAGE</p> <p>Intended Life:</p>
<p>Street Address: 45 BAVERSTOCK RD HAMILTON</p>	<p>Indefinite, but not less than 50 years <input checked="" type="checkbox"/></p> <p>Specified as _____ years <input type="checkbox"/></p> <p>Demolition <input type="checkbox"/></p> <p>Estimated Value: \$ 120,000.00</p>
LEGAL DESCRIPTION	<p>Signed for and on behalf of the Council: Name: <u>[Signature]</u></p> <p>Position: _____</p> <p>Date: 22.1.4.1998</p>
<p>Property Number: 0000</p> <p>Valuation Roll Number: 00000-00000</p> <p>Lot: 7 DP: S.77873</p> <p>Section: _____ Block: _____</p> <p>Survey District: _____</p>	
COUNCIL CHARGES	
<p>The balance of Council's charges payable on uplifting of this building consent, in accordance with the tax invoice are:</p> <p>Total: \$ 0.00</p> <p>ALL FEES ARE G.S.T. INCLUSIVE</p>	

This building consent is a consent under the Building Act 1991 to undertake building work in accordance with the attached plans and specifications so as to comply with the provisions of the building code. It does not affect any duty or responsibility under any other Act nor permit any breach of any other Act.

This building consent is issued subject to the conditions specified in the attached _____ pages, headed "Conditions of Building Consent No _____"

20 April, 1998

Gillett Construction
1 Charmaine Crs
HAMILTON

Dear Sir/Madam

RE: PROJECT INFORMATION MEMORANDUM (PIM) AND CONDITIONS OF BUILDING CONSENT APPLICATION 98/0739, FOR THE CONSTRUCTION OF A NEW RESIDENTIAL DWELLING WITH ATTACHED GARAGE AT 45 BAVERSTOCK ROAD, HAMILTON

Please note that because you have applied for a Project Information Memorandum (see Part A) and a Building Consent (see Part B) together, all the information will appear in this letter.

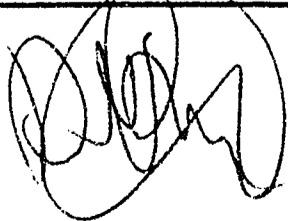
I wish to advise that the above project information memorandum/building consent has been approved and upon receipt of fees and charges itemised on the attached tax invoice, a building consent will be issued. If you have any queries or problems please contact Deane Bird Building Review Officer Ph (07) 8386444 Ext. 7519.

Please Note: Approved plans must be uplifted from Council WITHIN 1 MONTH FROM THE DATE OF THIS NOTICE. If you do not uplift your plans within 1 month your application will be cancelled and the plans returned to you.

**FOR ALL INSPECTIONS PHONE 838 6677, 8.00AM - 5.00PM
APPROVED CONSENT DOCUMENTS ARE TO BE ON SITE AT ALL TIMES
DURING CONSTRUCTION**

Yours faithfully
P Saunders
CHIEF BUILDING OFFICER

per:



PART A

PROJECT INFORMATION MEMORANDUM COMMENTS

PLANNING

LEGAL DESCRIPTION:	Lot 7 DPS 77873
ZONE:	Residential Medium
UNDERLYING ZONE:	Not applicable
ACTIVITY TYPE:	Permitted
PLANNING APPLICATION:	Not required
FILE NO:	Not required

COMMENTS:

- No known information on record that will affect this building project.

HEALTH

- No known information on record that will affect this building project.

ROADS & TRAFFIC

- Crossing to be constructed to a minimum residential crossing specification.

WATER SUPPLY

- No known information on record that will affect this building project.

DRAINAGE

- Sanitary Sewer is located on the right hand side of the rear boundary.
- Stormwater connection is located right hand side of the road boundary.

PLUMBING & DRAINAGE

- All foulwater and stormwater drains to be laid in accordance with the New Zealand Building Code documents E1 and/or G13 and/or AS/NZS 3500.
- All hot water pipes to be lagged in compliance with G12 and H1 of the Building code, Hot Water Supplies.

BUILDING

- Please ensure boundary pegs and boundary lines are clearly defined to check siting of building.
- Construction to comply with the New Zealand Building Code.
- Wind zone is rated as medium.
- The Earthquake Zone for your area is rated as C.

STRUCTURAL

- No known information on record that will affect this building project.

PROJECT INFORMATION MEMORANDUM NO: 1998/0739
Section 31, Building Act 1991

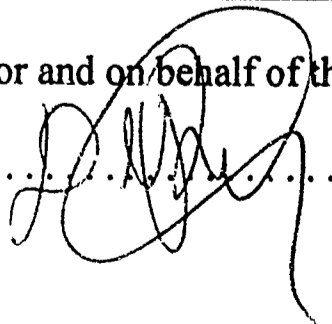
ISSUED BY HAMILTON CITY COUNCIL

(Insert a cross in each applicable box. Attach relevant documents.)

OWNER	PROJECT
Gillett Construction 1 Charmaine Crs Hamilton	New or Relocated Building Intended Use(s) (in detail): New house with attached garage.
PROJECT LOCATION	This is: Confirmation that the proposed building work may be undertaken, subject to the provisions of the Building Act 1991 and any requirements of the building consent. Not yet applied for No: 98/0739 attached
45 Baverstock Road	
LEGAL DESCRIPTION	Or: <input type="checkbox"/> Notification that other authorisations must be obtained before a building consent will be issued. Or: <input type="checkbox"/> Notification that the proposed building work may not be undertaken because a necessary authorisation has been refused.
Lot: 7 DPS: 77873 Property ID Number: 00000 Valuation Number: 00000-00000 Intended Life: Indefinite, but not less than 50 years	
<p>This project information memorandum includes <i>(cross each applicable box, attach relevant documents, and send a copy to any relevant network utility operators and organisations having the power to classify land and buildings):</i></p> <ul style="list-style-type: none"> <input type="checkbox"/> Information identifying relevant special features of the land concerned. <input type="checkbox"/> Information about the land or buildings concerned notified to the Council by any statutory organisation having the power to classify land or buildings. <input type="checkbox"/> Details of relevant utility systems. <input type="checkbox"/> Details of authorisations, which have been granted. <input type="checkbox"/> Details of authorisations which must be obtained before a building consent will be issued. <input type="checkbox"/> Details of authorisations which have been refused 	

Signed for and on behalf of the Council:

Name:



Date: 20 April, 1998

Please note that the Project Information Memorandum lapses if a Building Consent for the work concerned has not been issued within 24 months after the date of the issue of the Project Information Memorandum.

Please check with your Local Network Utilities Operator as to where your services are located, ie Telecom, WEL Energy and the Gas Centre.

PART B

BUILDING CONSENT CONDITIONS

PLUMBING & DRAINAGE

- Inspection of foulwater drains required. Please provide 24 hours notice.
- Inspection of stormwater drains required. Please provide 24 hours notice.
- Preline inspection of Plumbing Installation required. Please provide 24 hours notice.
- Prefloor inspection of Plumbing and Soil Waste system required. Please provide 24 hours notice.

BUILDING

- Please quote Building Consent number when requesting an inspection.
- A foundation/sitting inspection required. Please provide 48 hours notice.
- A bond beam inspection required. Please provide 48 hours notice.
- A pre-concrete floor inspection required. Please provide 24 hours notice.
- A pre-lining inspection required. Please provide 24 hours notice.
- Boundary measurements are to taken from the fascia.
- Truss layout plan to be made available to building inspector at preline stage.
- Ground levels to comply with NZS 3604:appendix E 2.1.
- Please provide engineers letter of observation should any piles need to be driven as in the case of unsuitable soil conditions that do not met the requirements of NZS 3604:1990.
- Completion inspection required prior to issue of interim or final code compliance certificate. Please make application of inspection on the appropriate form, included in your Building Consent.

Please note that if the work has not commenced within 6 months or if there is a lack of reasonable progress within 12 months then your building consent will lapse.