POWERED BY

Ownly

REA 2008

move.

Council Records

These records were obtained in August 2022. NPDC is currently undergoing a review of the property search report content. As such the documentation provided by the NPDC may not be a complete full record. We suggest you get your own professional advice on the provided content and in fact any NPDC files for this property.

- Natural Source
- Treatment Plant
- Pumpstation
- Storage Unit
- Hydrant
- Manhole
- Alert Valve
- Air Valve
- Non-Return Valve
- Standard Valve
- Manifold Valve
- Backflow
- Meter
- Restricted Flow
- Wellup
- Inlet
- Outlet
- Soakhole
- End Point
- Node
- Misc Point
- Trunk
- Rise
- Main
- Lateral
- Open Drain
- Stream
- Overland Flow Path
- Misc Polygon
- Proposed Bund and Ponding Areas
- Storm Water Mgmt Plan

Yellow = Privately Owned

Grey = Out of Service/Closed

Stormwater

Water Supply

Waste Water

Te Kaunihera-ā-Rohe o Ngāmotu
New Plymouth District Council

MILES Print Map

HORIZONTAL DATUM
New Zealand Geodetic Datum 2000

MAP PROJECTION
New Zealand Transverse Mercator

0 4.75 9.5 19
m

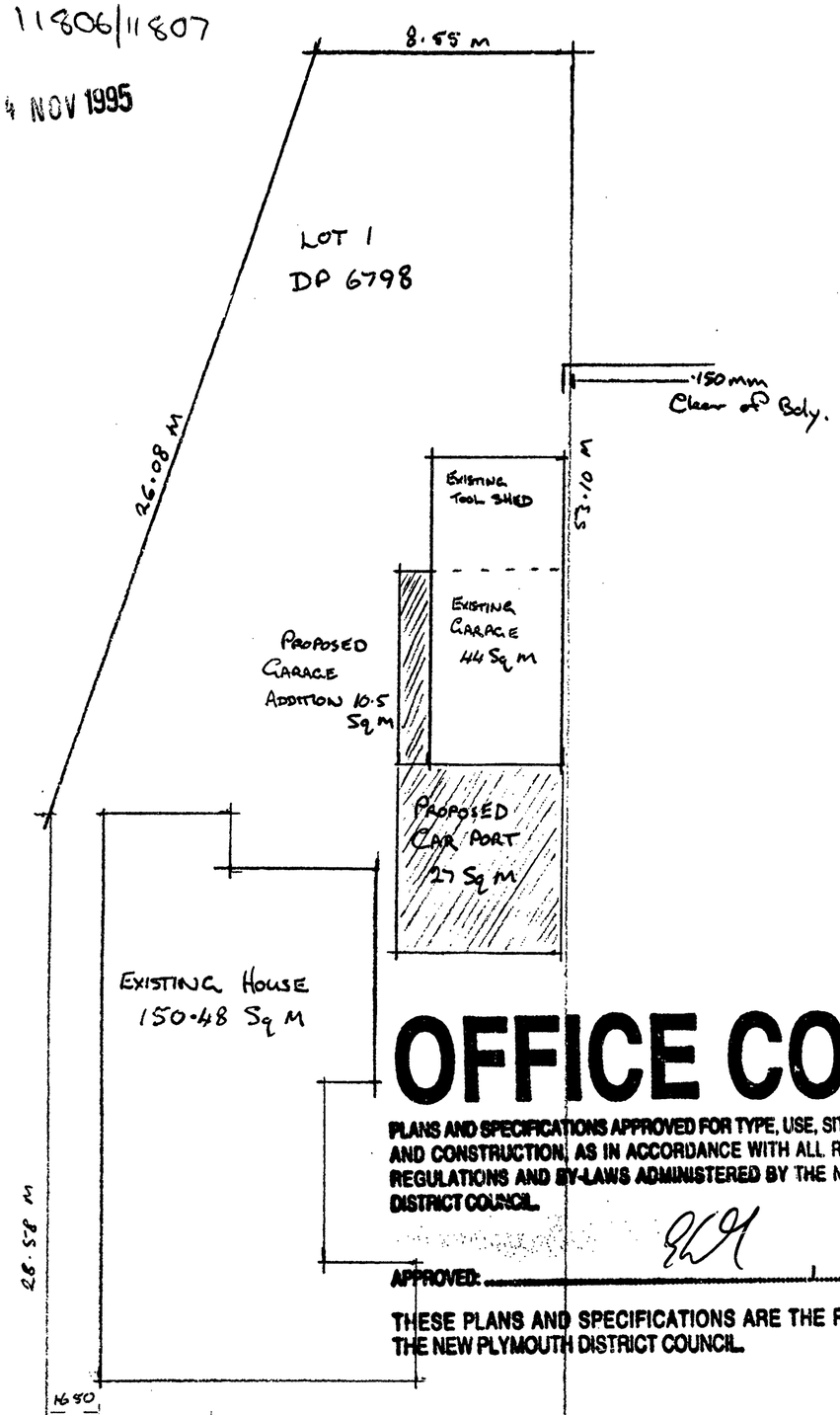
Date: 8/2/2022

1:250

11806/11807

14 NOV 1995

2



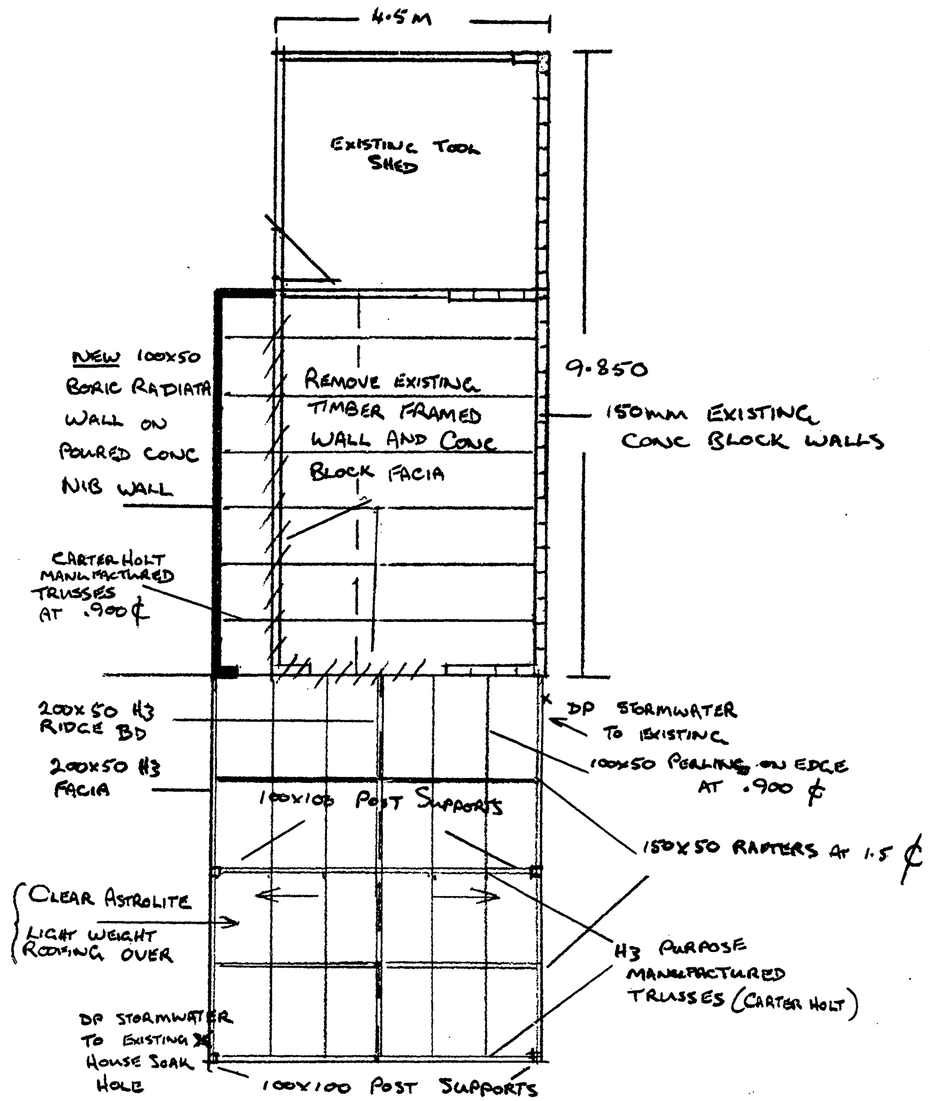
SITE PLAN 1:200

OFFICE COPY

PLANS AND SPECIFICATIONS APPROVED FOR TYPE, USE, SITING, COVERAGE AND CONSTRUCTION, AS IN ACCORDANCE WITH ALL RELEVANT ACTS REGULATIONS AND BY-LAWS ADMINISTERED BY THE NEW PLYMOUTH DISTRICT COUNCIL.

APPROVED: ..... DATE 15.11.95

THESE PLANS AND SPECIFICATIONS ARE THE PROPERTY OF THE NEW PLYMOUTH DISTRICT COUNCIL.



PLAN SCALE 1:100

PETER FISHER BUILDERS
252A MANGOREI RD
NEW PLYMOUTH
PH 88 351

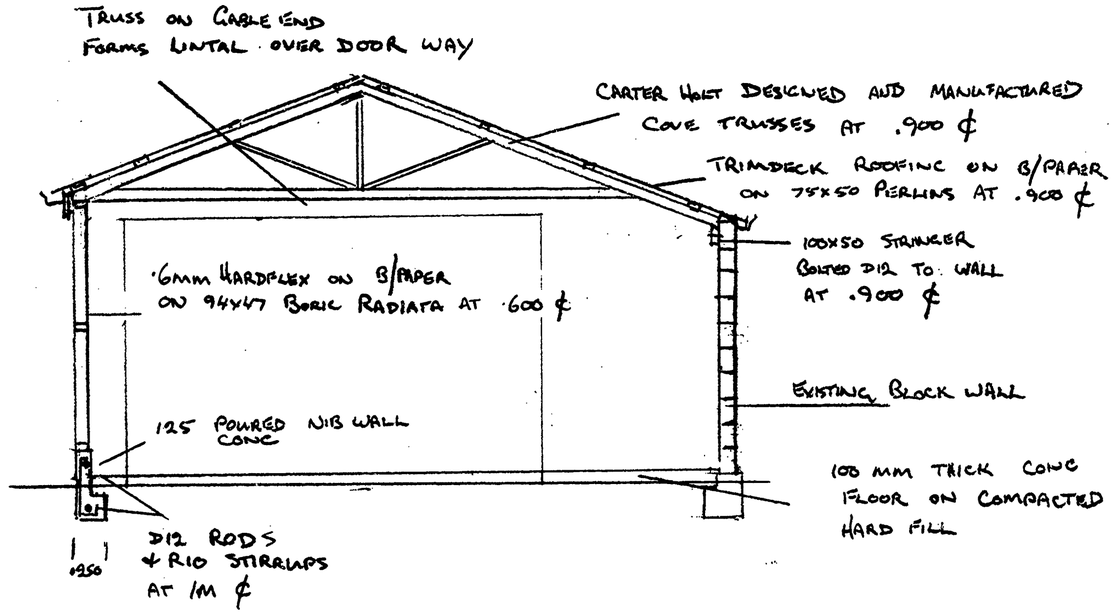
PROPOSED GARAGE ADDITION AND CARPORT

FOR: PETER + MARILYN FISHER
92 BELT ROAD
NEW PLYMOUTH

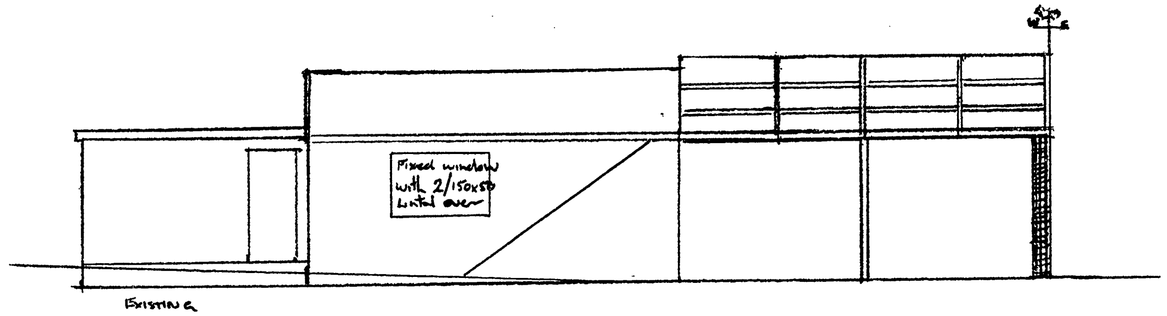
LOT 1 DP 6798

DRAWN PZ 13.11.95

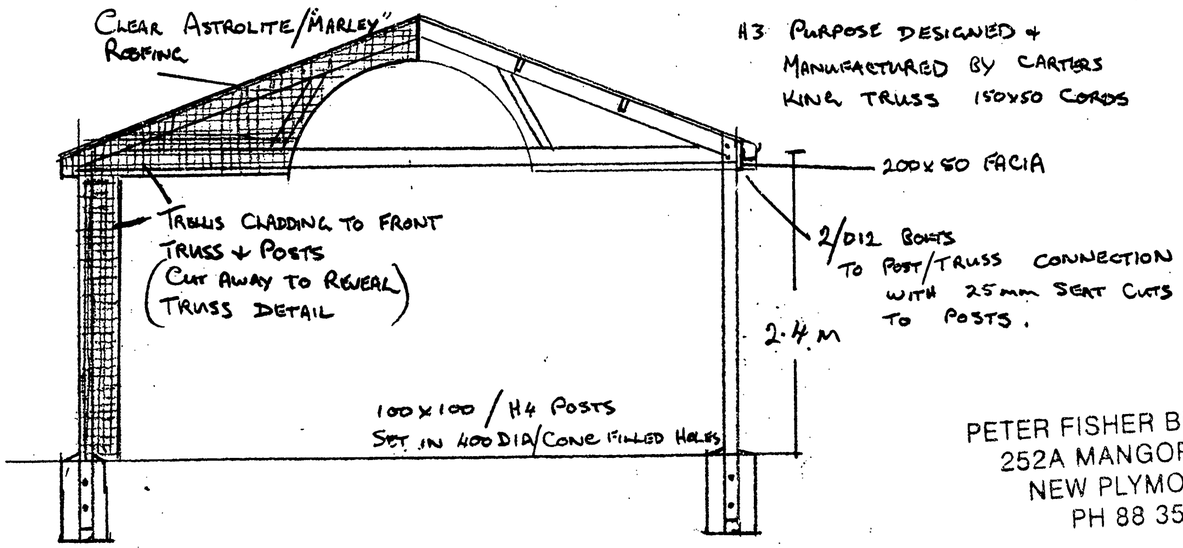
47/92



CROSS SECTION GARAGE 1:50



SOUTH ELEVATION 1-100



CROSS SECTION CARPORT 1:50

PETER FISHER BUILDERS
252A MANGOREI RD
NEW PLYMOUTH
PH 88 351

PROPOSED GARAGE ADDITION
AND CARPORT
FOR MARILYN + PETER FISHER
92 BELT ROAD
NEW PLYMOUTH

LOT 1 DP 6798

Page 2 of 2

Drawn
13-11-95

16 mm

BUILDING FILE

Code No. 47 / 92

Subject DWG / ADDITIONS / SHED

No. Sheets lots

Permit No - / 47730 / S6538

Date 17·3·52 / 8·6·81 / 26·5·83

NEW PLYMOUTH CITY COUNCIL

47-92

BUILDING APPLICATION FORM

Date 17 - 3 - 1952

To the City Engineer,
NEW PLYMOUTH.

Sir,

I hereby apply for permission to Dwelling
at (House No. & Street) 92 Belt Rd for (Owner) M. D. Tennant
of (Address) Vivian St according to locality plan and detailed plans elevations, cross-sections, and specifications of building deposited herewith in duplicate.

Particulars of land. Lot No. 1 Deposited Plan No. New
Section No. Pt 21 Fitzroy Dist

Length of frontage 85.20 Area 3 r 8 perches

Particulars of building: Foundations Piles
Walls Weather Board Roof Tiles

Area of ground floor 877 square feet

Area of outbuildings ..... square feet

Estimated finished values: Building ... ... £2000 : :
Sanitary Plumbing £260 : — : —
Sanitary Drainage £40 : — : —
TOTAL £2300 : :

Proposed purpose for which every part of building is to be used or occupied (describing separately each part intended for use or occupation for a separate purpose):

Proposed use or occupancy of other part of building:
Dwelling

Yours faithfully,

Postal address Box 97

Owner

A L Langridge Bld Co Ltd
Builder
A L Langridge

Any receipt issued on deposit of plans is NOT a permit.

[P.T.O.

NEW PLYMOUTH CITY COUNCIL BUILDING BY-LAWS.

Two copies of plans and specifications must be deposited. One set of these will be returned duly stamped when permit is issued.

Note: Any receipt issued on deposit of plans is NOT a permit.

All plans must be signed by the architect, engineer or designer responsible for their production.

FEES AND DEPOSITS (By-law 212 [a] STANDARD CODE.

Every application for a permit under this By-law shall, before the issue of a permit, pay to the Council the following fees and deposit:—

(a) (1) Fees for building permit, including sewer and water charges.

(2) Fees for any plumbing and drainage permit.

(3) Cost of any permanent vehicular-crossing as required under any By-law.

(4) Deposit for possible damage to streets during building operations. The amount of such deposit, unless prescribed by law, shall in all cases be fixed by the Engineer.

(b) No permit in respect of the work or any part of the work shall be issued until all the said amounts have been paid.

Plumber.....Cond e O nx.....

Drainlayer.....Cond e O nx.....

Cubic yards of concrete.....12 yds.....

Depth of house drain at bdy.....6 ft.....

M. L. & S. Ltd.—5734

[illegible]

47-92

[illegible].

[illegible]: The contractor shall perform all his works in a thorough tradesmanlike manner and in all respect in accordance with the plans and this specification.

[illegible]: The contractor shall obtain all necessary permits, and pay all fees required for same to the local authority.

[illegible]: The contractor shall insure and keep insured his workmen against accident during the period of contract, and shall produce policy on demand. Builder's risk policy shall be obtained immediately building is covered in and shall operate until building is handed over to owner.

[illegible]: The whole of the work shall be carried out in a thorough manner in accordance with plan and specification and to the entire satisfaction of the owner or his representative. All work to be executed by competent tradesmen in all sub-contracts.

[illegible]: Intending tenderers are requested to visit the site and satisfy themselves as to the contour of the ground before tendering. The contractor shall clear all vegetation before building operations commence and shall remove all old timber, cuttings, etc. from under floor before laying.

[illegible].

[illegible]. Excavate for all wall foundations, chimney foundation and piles to solid clay formation to depths as shown specified below. Trenches shall be cut straight and clean and bottoms shall be level. Excavate to proper falls for all drains and for soakage pits as directed.

[illegible].

[illegible]: Lay all necessary drains in 4" glazed earthenware socket jointed pipes 1st. grade quality to uniform grades. Joints shall be set in cement compo and inside of pipes shall be wiped clean as work proceeds and left with true bore. Provide and fix all necessary bends, junctions, terminal vents, gully traps, inspection pipes etc. to conform with local by-laws. Trenches shall not be filled until the work has been passed by the local authority.

[illegible].

[illegible]: Concrete shall be composed of clean crushed river shingle and Portland cement in the proportions of six parts shingle to one part cement. The whole shall be well mixed and deposited in watertight boxing. The use of excess water shall not be allowed.

[illegible]: To be 6" x 6" precast concrete set on 12" x 12" concrete footings to the same depth as foundation walls. Piles shall be in rows not more that 5ft. centres and spaced ~~not more than~~ 4' - 6' centres in the rows. Securely embed No. 8. wire in each pile and leave long enough to pass over sleeper plate and staple on top. All joints of sleepers must be supported on a pile.

[illegible]: Chimney foundation shall be continuous wall 6' thick on same footing as foundation walls. Root wall to height of under side of floor joists and cover with 5' reinforced concrete slab.

[illegible]: to be 4" walls and slab as above.

[illegible]: to have 5" walls and 4" reinforced concrete slabs. Floors shall be laid with 4" to the foot fall and shall be laid immediately preceeding the plastering of same.

[illegible]: Fill chimney, copper and porch foundations with well rammed clay.

[illegible]: Form concrete steps to entrances, treads to be not less than 12" and risers not more than 7" high.

47-92

GULLY TRAPS: Form concrete dish round gully traps of sufficient height to prevent overflow of waste water.

FIREPLACE: Erect precast chimney to Maker's specification in posn. indicated on plan. Build hobs and back with fire bricks, supply and fix 16" colonial grate. Build clinker brick front and raised concrete hearth. Build in 'Victor' wet-back heater.

CARPENTER.

DAMP COURSE: Place a strip of 3ply felthoid between all timber and concrete or brick bearing surfaces.

SILL PLATES: 4" x 2" B.H.R. on concrete wall foundations bolted with rag bolts at not more than 4'- 6" centres, laid in long lengths halved at angles and scarfed at joints. [illegible] and scarfed at joints and halved at angles, [illegible] as above.

STRINGERS: 4" x 3" B.H.R. on edge securely stapled to piles in rows not more than 6ft. centres and spaced not more than 4'-6' in the rows. All stringers to be halved at angles and scarfed at joints and intersections.

WALL PLATES: 5"x2" B.H.R. spaced not more than 18" centres and gauged to even depth, laid true and level and double nailed to sleepers. Trim for all openings with 5" x 2" checked in.

Bottom plates 4 x 2 B.H.R.

BOTTOM PLATES: 4"x2" B.H.R. in long lengths halved at angles and joints, checked ½" and gauged to even thickness for studs. Bore two ⅜" holes for ventilation between each pair of studs and cover with galv. perforated zinc to keep out vermin. Bottom plates on main walls and partitions fitted hard down on floor joists must be heart timber.

STUDS: 4" x 2" B.H.R. to all walls and 4" x 3" to all openings greater than 3ft. cut square and true and double nailed with 4" nails to plates. Double studs to be fitted abutting and studs to all partitions. Studs to be of such a length as to provide a distance of 9' - 0" between floor and ceiling.

STUD TRIMMERS: Trim for openings up to 3' - 6" wide with 4" x 2" openings up to 5' - 0" with 4" x 3" and over 3ft. with two 6 x2" well spiked to form 6" x 4". All trimmers to be checked into studs and nailed with 4" nails.

BRACES: 4"x2" to all walls covered with fibrous plaster or any wall sheeting. Fit three rows of braces to all walls and notch or bore each for ventilation.

BRACES: 6"x1" cut into each wall where practicable at an angle of 45° from bottom plate to top plate. Braces shall be fitted tight and flush with studs and plates and double nailed.

CEILING JOISTS: 4"x2" on edge spaced not more than 20" centres fitted across short way of room. All ceiling joists shall be checked to even gauge to take ceiling runner.

CEILING JOISTS: 4"x2" on edge fitted across short span of room where larger span is greater than 9ft.

CEILING JOISTS: 3"x2" fitted between ceiling joists at all joints and cornices to ceiling sheets.

RAFTERS: 4 x2" spaced at not more than 18" centres birdsmouthed over top plate and with an overhang of 1".

RIDGE BOARD: 8" x 1" in long lengths supported at joints and intersections with 4" x 2".

PURLIN: 4"x2" BRACE PURLIN: 3" x 2".

COLLAR TIES AND HANGERS: ½" x 1" fitted to alternate pairs of rafters.

FIXING BATTENS: To be fitted to Fillers instructions.

EAVES BOARDING: Shall be boxed and lined with flat asbestos sheets joints shall be covered with 1" half round wood battens, and finished with suitable moulding.

Chimney foundation

Be a continuous mass 6" wide to begin at floor joists across all of excavation area 4" concrete slab reinforced with wire mesh as one piece to bottom 6" of floor slab with step or ledge around perimeter, cover with 6" compact cinder. Foundation to extend 8" below surface.

L.F. Jacobsen LD.

47-92

NEW PLYMOUTH CITY COUNCIL

CITY ENGINEER'S DEPT.

BUILDING & SERVICES PERMIT FEES

№ 25019

File No. 1/84/84

REC. No. 26537

Location 92 Bell Road

Zoning

Lot Deposit Plan No.

Sec. No.

Area

Proposal Vehicle Crossing

Owner L.F. & M. Jacobsen as above

Builder

Plumber Drainlayer

		Fees	
Value of Building	$		
Value of Plumbing & Drainage	$		
Total Value	$		
Sewer Connection			
Stormwater Connection			
Water Connection			
Water (Building)			
Vehicle Crossing 4m LD - Inv. 5305		400	00
Damage & Repairs to Streetworks			
Hoardings			
Building Research Levy			
	TOTAL $	400	00

Start

Finish

Remarks

JACK KETTLEWELL, City Engineer

Checking Officer

31/1/84

Cheque will follow

Masterprint 58490

47-92

NEW PLYMOUTH CITY COUNCIL – CITY ENGINEER'S DEPARTMENT

APPLICATION FOR SERVICES, PLUMBING & DRAINAGE

Phone No. 84541

To the City Engineer

I wish to apply for permission to carry out the work described in the plans and specifications deposited herewith at:–

House No. 92 Street BELT ROAD, N.P. Lot No. ..... D.P. .....

OWNER MR & CM JACOBSEN Area of Site .....

ADDRESS 92 BELT RD N.P Signature of Applicant .....

Proposed Use DRIVEWAY Signature of Owner .....

VEHICULAR CROSSING

When required ASAP AS POSSIBLE

Proposed ..... M

Position .....

L/Boundary to C/ Line

WATER CONNECTION

Size of Existing Connection .....

Size of Requested Connection .....

Distance from L/Boundary .....

No. Units served .....

SEWER CONNECTION & (STORMWATER)

Floor level of the lowest sanitary fittings is ..... metres *below/above the ground level of the point where the sewer connection is required.

*Strike out whichever is inapplicable.

Size of Existing Connection .....

Size of Requested Connection .....

Distance from L/Boundary ..... Depth of sewer req'd .....

Common Drain ..... Yes / No

Stormwater Disposal (specify) .....

PLUMBING AND DRAINAGE

Name of Registered Plumber / Drainlayer .....

Value of Proposed Work, Labour Only

Plumbing .....

Drainage .....

Water Supply Materials ..... P.V.C. Copper Galvanised Iron

Drainage

Size of Existing Drainage .....

Size of Proposed Drainage .....

Other Works Proposed .....

Stormwater Disposal (specify) .....

FOR OFFICE USE

File No. 1 84 Rec. No. 26537 1.2.84 Check Sht. No. 25019 FEES Sewer .....

Water .....

Date ..... Zone ..... Sewer Sht. No. ..... P & D .....

Veh. Crg .....

$400 cheque with Cashier

NEW PLYMOUTH CITY COUNCIL

CITY ENGINEER'S DEPARTMENT 47-92 ASSESSED REQUIREMENTS

1 34

File No.

Project: VEHICLE CROSSING

Check Sheet No. 25019

Owner: M F & C M JACOBSEN

Sewer Sheet No. Plotted:

Address: 92 BELT RD

Zone:

Lot No. D.P. Sec. No. Area of Site:

TOWN PLANNING

Designations

Area of Buildings

Coverage

Maximum Height

Front Yard

Relat. of Bldg. Size: (1) Rear Yard

(2) Side Yard

Open Space

Grassed Areas

Trees

Building Lines & Street Widening

Parking

Access to Rear of Site

Accessory Buildings

Service Lanes & R.O.W.

Crossing Length

Gross Floor Area of Shops

Resid. Accom.

Levels of Site

Use of Yards

Loading

Screening

Amalgam. of Titles

Remarks:

Approved

Not Approved

47-92

S E R V I C E S

A : SEWER CONNECTION

Existing Service _____
Required Service _____
Location _____
Depth _____
Special Requirement _____
Common Drain _____
Fee $ _____

STORMWATER CONNECTION

_____
_____
_____
_____
_____
_____
Fee $ _____

FEE $:

B : WATER CONNECTION

Existing Service _____
Distance from L/Boundary _____
Distance: Main to Boundary _____
Boundary to Load _____
Required Service _____
Meter _____

Height above Datum _____

FEE $:

C : PLUMBING

No. Fittings W.Cs 3 Baths 2 Basins 1 Sinks 2 Showers 2 Tubs 2 Others ___
Total Values _____
Supply Pipe Sizes _____ P.V.C. ☐ Copper ☐ Gal. Iron ☐
Backflow Prev. _____
Other Fittings _____
Estimated Value _____ Plumbing Fee _____

DRAINAGE

Existing _____ Required _____
Fittings Required _____
Common Drain _____
Septic Tank _____
Stormwater _____
Estimated Value _____ Drainage Fee _____

Total Estimated Value P. & D. $ ___ : __ FEE $:

D : VEHICULAR CROSSINGS

Type of Footpath Monarch Condition Good
Kerb & Channel _____
Existing Crossing _____
New Crossing 4" LD Position _____ Lot No 5305
Strengthen Path Sq.Yds. _____ Level at Boundary _____

STREET WORKS FEE $100 : **DEPOSIT DAMAGE FEE** $:

REMARKS : CORRESPONDENCE : AGREEMENTS
SPECIFIC REQUIREMENTS

47-92

Approved
Not Approved

Approved
Not Approved

Approved
Not Approved

Approved
Not Approved

Approved
Not Approved

Approved
Not Approved

47-92

E : HEALTH & BY-LAWS

Areas _____

Light _____

Ventilation _____

Remarks: _____

Approved _____

Not Approved _____

F: DANGEROUS GOODS

Domestic or Commercial _____

Storage Capacity & Location _____

Licence Required _____ Yes/No _____

Approved _____

Not Approved _____

G : BUILDING

Remarks:

FEES:		
Bldg.		
Water Bldg.		
B.R.L.		
TOTAL	$	

Building Inspector _____

Approved _____

Not Approved _____

Specification: _____

Structural Engineer _____

Approved _____

Not Approved _____

Fire Service _____

Recommended _____

Not Recommended _____

PERMIT NO.

Approved _____

APPROVING ENGINEER

Not Approved _____

47-92

DP 6798
DP 4196
DP 4196
6
3
2
1
2
96
95
94
93
92
91
90
89
88
87
137'
121'
155'
60.5
S 205.5
383.1
327.5
319.1
305.1
S 205.5

47-92

NEW PLYMOUTH CITY COUNCIL

5 140

FOR OFFICE USE: File No. ..... Check Sheet No. 21559

Receipt No. 1686 Sewer Sheet No. 112

Date of Receipt 11. 6. 81 Zone Rec R1

---

21 MAY 1981

TO THE CITY ENGINEER Date .....

APPLICATION FOR BUILDING PERMIT Lot No. 1

At (House No.) 92 BELT ROAD D.P. 6798

For erection of ADDITION TO DWELLING Sec. No. .....

OWNER J.J. JACOBSEN ADDRESS 92 BELT ROAD

Proposed Use DWELLING

Foundation PILES Walls WEATHERBOARD Roof DECKSPAN

AREA of Site 809 M²

AREA of existing buildings 84.15 M²

AREA of existing accessory buildings 10.5 M²

AREA of Building in application 76 M²

Builder PETER ADAMS LTD Address 22 NEVADA DRIVE NP.

Designer D + S Address .....

Structural Eng. ..... Address .....

Building Projects Authority Required Yes / No Supplied Yes / No

		FOR OFFICE USE Corrected Value Fees
Total Value of Building	$ 11332-00	
Sanitary Plumbing and Drainage	$	
Value of Building for Permit	$ 11332-00	
Water for Building		
Building Research Levy on	$	
Hoardings Mths @		
		TOTAL FEES BUILDING

Starting Date 15-6-81 Finishing Date 20-7-81

NAME AND ADDRESS OF APPLICANT PETER ADAMS 22 NEVADA DRIVE NP.

Phone 86960

Signature of Applicant P Adams

Signature of Owner J.J. Jacobsen

47-92

5 140

27 MAY 1981

branz

SHEET A

(CIRCLE whichever is applicable)

NAME: Jacobsen.

ADDRESS: Lot. 1 D.P. 6798

STOREY: Single ~~or Uppermost~~ ~~Lower of two or middle of three~~ ~~Lower of three~~

WIND AREA: High / ~~Medium / Low~~

EARTHQUAKE ZONE: ~~A~~ / B / ~~C~~

~~ROOF OR~~ BUILDING LENGTH

~~ROOF OR~~ BUILDING WIDTH

~~GROSS ROOF OR~~ BUILDING PLAN AREA

EARTHQUAKE: B.U.'s ALONG AND ACROSS

WIND: B.U.'s ALONG

WIND: B.U.'s ACROSS

ROOF TYPE: Light / ~~Heavy~~

ROOF PITCH: 0° – 25° / ~~26° – 45°~~

W = 33 B.U.'s/m

E = 3 B.U.'s/m²

BL = 9.5 m

BW = 8 m

GPA = 67 m²

E x GPA = 3x67 = 201 B.U.'s

W x BW = 8x33 = 264 B.U.'s

W x BL = 9.5x33 = 313.5 B.U.'s

SKETCH PLAN (external and internal walls) :

NEW PLYMOUTH CITY COUNCIL

PLANS AND SPECIFICATIONS APPROVED FOR TYPE, USE, SITING, COVERAGE AND CONSTRUCTION, AS IN ACCORDANCE WITH ALL RELEVANT ACTS, REGULATIONS AND BY-LAWS ADMINISTERED BY THE NEW PLYMOUTH CITY COUNCIL.

DATE

TOWN PLANNING

PUBLIC HEALTH

BUILDING

ENGINEER

THESE PLANS AND SPECIFICATIONS ARE THE PROPERTY OF THE NEW PLYMOUTH CITY COUNCIL AND MUST BE KEPT ON SITE.

47-92

SHEET B

1 Total B.U.'s Required	2 Wall Line Label	3 Minimum B.U.'s Required	4 Wall Bracing Elements Provided Label No.	5 Type	6 Rating B.U.'s/m	7 Length (m)	8 B.U.'s Provided
ALONG	A		1	2	62	2	124
E 201 B.U.							
W 264 B.U.							
(max)		70	Sub-total				124
	B		2	2	62	2.7	167.4
		70	Sub-total				167.4
	C	5.2 x10	3	8	67	0.9	60.3
		52	Sub-total				60.3
	D	4.3 x10	4	1	42	2.25	94.5
W 264 B.U. (max) OK		43	Sub-total				94.5
446.2	TOTAL	235	TOTAL				446.2
ACROSS	L	8x10	5	1	42	2.7	113.4
E 201 B.U.							
W 313.5 B.U.							
(max)		80	Sub-total				113.4
	M		6	2	62	2.7	167.4
		70	Sub-total				167.4
	N	6.3 x10	7	1	42	2.7	113.4
		63	Sub-total				113.4
	O						
			Sub-total				
W 313.5 B.U. (max)	P						
OK			Sub-total				
394.2	TOTAL	213	TOTAL				394.2

47-92

ADDENDA

This addenda supercedes and takes priority over the general classes of this Specification

Owner's Name: Mr and Mrs M.F. Jacobsen.

Owner's Address: 92 Belt Road.

Owner's Telephone: 84541 N.P.

Owner's Solicitor:

Solicitor's Address:

Solicitor's Telephone:

Source of Finance:

Cash:
S.A.C:
Bldg. Society:
Maori Affairs:
Savings Bank:
Other:

Site Address:
Street No: 92
Street: Belt Road
Lot No: 1
D.P: 6798
Section: —

General Clauses:

100 PRELIMINARY AND GENERAL
Public Liability Sum: $100,000.00
Contingency Sum: $1000.00
Maintenance Period: NINETY DAYS.

200 EXCAVATION
Soil type: —
Remove from site: DISPOSE TO OWNERS INSTRUCTIONS.

300 REINFORCING STEEL
Refer to schedule:

400 STRUCTURAL STEEL
Floor beam: —
Beam size: —
In Support: —
N/A

500 CONCRETOR
Foundations:
Piles 200x200 HMM
Continuous concrete —
Profile corners —
Concrete block —
Nib wall – framed —
Base sheathed 6MM HARDIFLEX
Base access: CHECK ON SITE
Floor slab: —
Terrace: —
Precast chimney:
P.C. Sum —
Precast vents:
Size 400 x 200 AT 1400 c/s
Centres —
Stairs:
Tread —
Rise —
Throat —
Basement: —
Floor type:
Thickness —
Finish —
Height above grade —
Wall type:
Thickness —
Waterproofing —
Footing drainage —

Pilasters: —
Size —
Stud height: —
Doors: —
Thresholds —
Stormwater gratings: —
Windows:
Cills —
Matwell recess: —
Fire rated ceiling: N/A

600 CONCRETE BLOCKLAYER
Basement walls:
Include
Delete
Blockwork:
Type
Size
Bonding
Pointing profile
Surface finish
Waterproofing
Soffit margin
Precast Vents:
Size
Centres
N/A

700 CARPENTER AND JOINER
General Framing:
Specie Radiata
Treatment Boric No.1
Finish M.G
Exterior finishing:
Specie RADIATA
Treatment BORIC
Finish HYDEC PREPRIMED
Interior finishing:
Specie RADIATA
Treatment —
Finish DRESSING GD – SANDED
Sub floor:
Floor height match existing
Joists 150x50mm 450 CTS
Concrete slab —
Base access CHECK
Flooring:
Particle board 20mm T.W.P. H.D
Tongue & groove —
Wall frame:
Stud height 2450mm C.O.S
Wall cladding:
Sheathing TO MATCH EXISTING W/BOARD
Front porch —
Rear porch —
Wall linings:
Living 9.5mm GIB BOARD
~~Dining~~
~~Kitchen~~
~~Hall~~
Passage —
Bedrooms —
Wardrobes —
~~H.W.C~~
~~Laundry~~
~~W.C.~~
~~Shower~~
~~Bathroom~~
~~Garage~~
Skirting EX 60x10 T.O.B.R
Ceilings:
Living PINEX PRIMECOAT SHEETS
~~Dining~~
~~Kitchen~~
Hall —

47-92

Passage: PINEX PRIMECOAT SHEET
Bedrooms: —
~~Wardrobes~~: —
~~H.W.C~~:
~~Laundry~~:
~~W.C~~:
~~Shower~~:
~~Bathroom~~:
~~Garage~~:
Ceiling access: CHECK
Scotia: PINEX PMC 7

Roof:
Pitch: 15°
Truss: A.R. TURNER CLAW SCBI!

Gable:
Recessed: STANDARD
~~Framed out~~
Cladding: WEATHER BOARD

Soffit:
Projection from frame: 450 mm
~~Eaves~~
Cladding: 4.75 mm HARDIFLEX
Jointer: 4.75 mm REHAU P.V.C.
~~Margin~~

Fascia: CHECK WITH EXISTING
Size: EX 200x 40 HUTWOC
Grooved: YES
Drop: —

Pelmets:
Drop: —
Reveal: —

Joinery:
Finish to cabinet doors
Carcase finish
Sink unit
Cutlery drawers
Cutting board
Dresser unit
Dresser o/cupd.
Buffet
Buffet o/cupd.
Pantry
Safe
Tub cupboard
Vanity cabinet
Hand/basin cabinet
Bathroom wall cabinet
Bathroom seat
Clothes shute
China cabinet
Telephone shelf
N/A

Hotwater cupbd – two slatted shelves: —
Broom cupbd – three 20mm pegs/ledger: —
Linen cupbd – five shelves/ledger: —
Wardrobes – one 25 x 300mm shelf, 50mm above 25mm galvd. rail/ledger:

Overcupboards:
~~Hinged~~ – Delete
~~Hinged~~ – Sliding

Coat cupboard – four C.P. hooks/ledger: —

Staircase:
Open string
Closed string
Tread
Rise
N/A

Ironing board: —
Towel rail: —
Toilet paper holder: —
Toothbrush holder: —
Doorstops – Chrome/~~rubber/extension~~:
Soap recessos – recess into splash boards tub, bath, wall of shower: —
Hardware:
P.C. Sum: $100.00

Doors:
Front Type: —
Sill: —
Rear Type: —
Sill: —
Interior Type: SELECTED VENEER
Surface: HOLLOW FLUSH
Jambs: EX 40 mm BACK GROOVED
Architrave: —

Sizes			
Front	850mm	—
Rear/Laundry	800mm	—
Bath/Shower/W.C.	650mm	—
Wardrobes/H.W.C.	600mm	—
Brooms	450mm	—
All others	750mm	✓

Windows:
Type: ALUMINIUM
Model: HYLIGHT SLIDER
Surface finish: BRONZE ANODISED
Jambs: EX 25 mm GROOVED
Architrave: N/A
Head finish to soffit: —
Obscure glass type: OWNERS SELECTION

800 PLUMBING & DRAINAGE

Flashings: —
Valleys: —
Spoutings:
Type: TO MATCH EXISTING
Size: 125 mm
Downpipes:
Type: CIRCULAR
Size: 65 mm
No: TWO
Mains entry:
Underground: —
Size: —
Alkathene/Copper: —
Low pressure/High pressure: —
Water tank (precast): —
Water pump: —
Taps: —
Hose taps: —
Faucet: —
Bath type: —
Length: —
Height: —
Handbasin type:
Height: —
Cabin basin type:
Height: —
Vanity top:
Length: —
Height: —
Surface: —
Upstand: —
Bowl: —
Sink bench:
Length: —
Height: —
Surface: —
Upstand: —
Bowl type: —
Single bowl/twin bowl: —
Waste disposal: —
Dish washer: —
Shower type:
Size: —
Underlay: —
Mixer: —
Rose: —
Tub: —
Toilet cistern: —
Toilet type: —
Seat colour: —

47-92

Hot water cylinder: ...
Capacity ... –
Element temp. ... –
Stormwater drains: ... –
Soak holes: ... –
Sewer: ...
Sewer sump ... –
Sewage pump ... –
Septic Tank (precast): ... –

900 BRICKLAYER
Cavity Veneer: ...
Brick type ...
Size ...
Bonding ...
Pointing profile ...
Pointing colour ...
Surface finish ...
Waterproofing ...
Soffit margin ...
Precast Vents: ...
Size ...
Centres ...
Building paper: ...
Hearth: ... N/A
P.C. Sum ...
Surround: ...
P.C. Sum ...
Chimney: ...
Ash pit ...
Clean out doors ...
P.C. Sum ...

1000 ROOFER
Type: ... GABLE
~~Material~~ ... DECRABOND
Concrete tiles ... –
Other ... –
Colour ... OWNERS SELECTION
Pitch ... 15°
Gable type ... WEATHERBOARD
Underlay ... H.D. BUILDING PAPER
Underlay support ... 12mm FIBRE CLAY TYPE.

1100 INSULATION
Sub floor: ... A.H.I DOUBLE SIDED FOIL
Perimeter Walls: ... FIBREGLASS BATTS.
Ceilings: ... FIBREGLASS BATTS

1200 ELECTRICAL
Reticulation: ...
Overhead/~~Underground~~ ... ✓
Range: ... –
Type ... –
P.C. Sum ...
Oven: ...
Type ... –
P.C. Sum ... –
Hotplate: ... –
Type ... –
P.C. Sum ... –
H.W.C.: ... –
Type ... –
Waste disposal: ... –
P.C. Sum (connection) ...
Central heating: ... –
Type ... –
P.C. Sum ...
Bathroom Radiant Wall Heater: ... –
P.C. Sum ...
Expelair: ...
P.C. Sum ... –
Water pump: ... –
P.C. Sum (connection) ... –
Sewage pump: ... –
P.C. Sum (connection) ...
Synchronous clock: ... –
P.C. Sum ...

Flush Switches: ... 4
No. ...
Colour ... CREAM.
External lights: ... ONE
Interior lights: ...
Ceiling ... SIX
Wall ... –
Two-way switching: ...
Location ... –
Hot points: ...
No. ... FIVE
Isolated shaving point: ... –
Radio aerial and earth: ... –
T.V. Aerial: ...
Telephone draw wires: ... –
Overhead/underground ...

1300 GLAZIER
Glass type: ... STD.
Obscure: ... –
Specials: ... –

1400 PAINTER & PAPER HANGER
Wallpapers: ...
P.C. Sum ... £15-00
Paintwork: ...
Ext. metalwork ... –
Cement base sheets ... WATER BASE
Concrete block ... –
Exterior woodwork ... –
Interior woodwork ... THREE COAT HIGH GLOSS.
Cabinet doors ... –
Cabinet carcases ... –
Flush doors ... CLEAR POLYURETHANE.
Flush door jambs ... THREE COAT HIGH GLOSS
Architraves ... –
Skirting ... –
Scotia ... MATT.
Varnish work: ...
Doors ... YES
Architraves ... N/A
Skirting ... N/A.
Delete painting C.G.I. roof: ... –
Delete painting to inside of cupboards: ... –

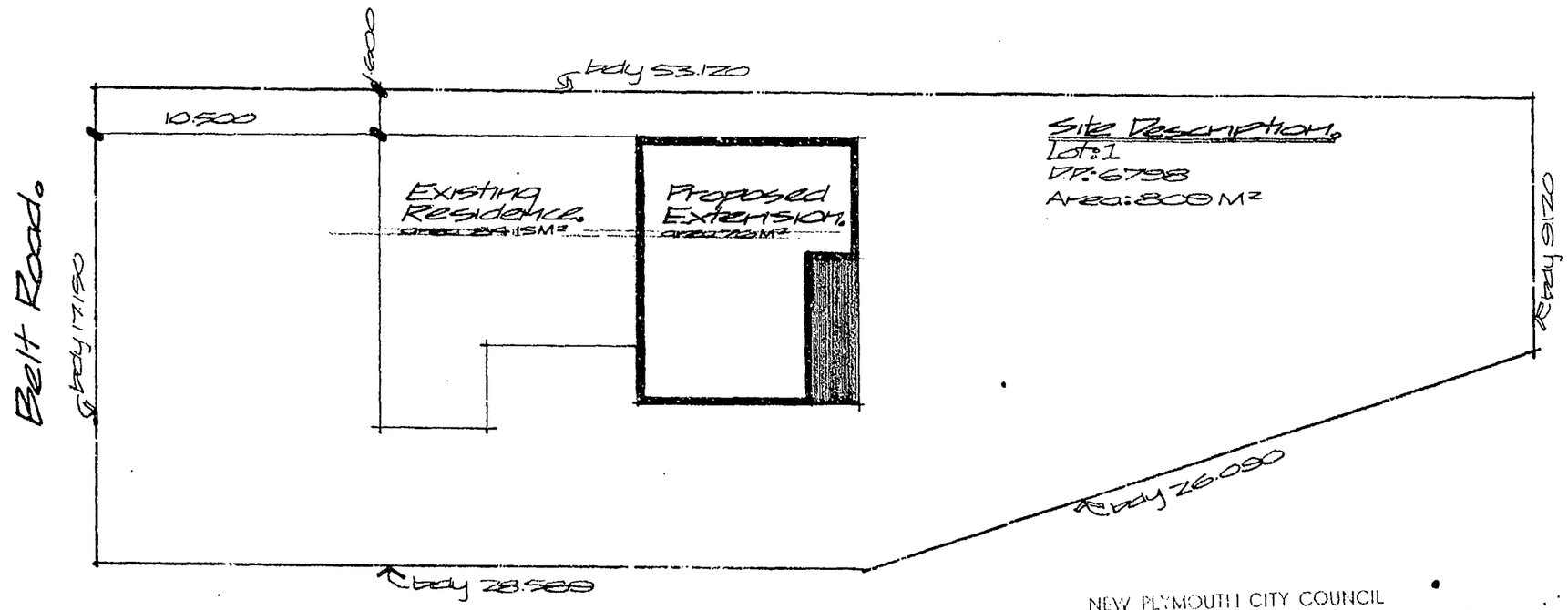
1500 SOLID PLASTER
Base finish: ... –
Solid/Splatterdash/Tyrolean ... –
Steps: ... –
Porches: ... –
Terraces: ... –

1600 FIBROUS PLASTER
Refer para 800: ... –
Margin ... –
Gibraltar board stopping: ...

47-92

5 140

27 MAY 1981



NEW PLYMOUTH CITY COUNCIL

PLANS AND SPECIFICATIONS APPROVED FOR TYPE, USE, SITING, COVERAGE AND CONSTRUCTION, AS IN ACCORDANCE WITH ALL RELEVANT ACTS, REGULATIONS AND BY-LAWS ADMINISTERED BY THE NEW PLYMOUTH CITY COUNCIL.

		DATE
TOWN PLANNING		27-5-81
PUBLIC HEALTH		8-6-81
BUILDING		2/6/81
ENGINEER		

THESE PLANS AND SPECIFICATIONS ARE THE PROPERTY OF THE NEW PLYMOUTH CITY COUNCIL AND MUST BE RETURNED ON [illegible]

VETTING TO BE COMPLETED BY 16 JUNE 1981

	GENERAL NOTES	NME	DATE
1			
A			

AMENDMENTS	NME	DATE
SURVEYED	C.S	
DESIGNED		
DRAWN	C.S	
TRACED	C.S	21.05.81
CHECKED		
APPROVED		

Site check dimensions before setting out

Do not scale

Refer discrepancies to drawing office

JONES & SANDFORD LTD
PRECUT DIVISION

TEL 75425 EXTN 83 P.O. BOX 49
ST AUBYN STREET NEW PLYMOUTH

ENGINEER

JOB TITLE
Proposed extension for
Mr and Mrs. M.F. Jacobsen.
92 Belt Road,
New Plymouth.

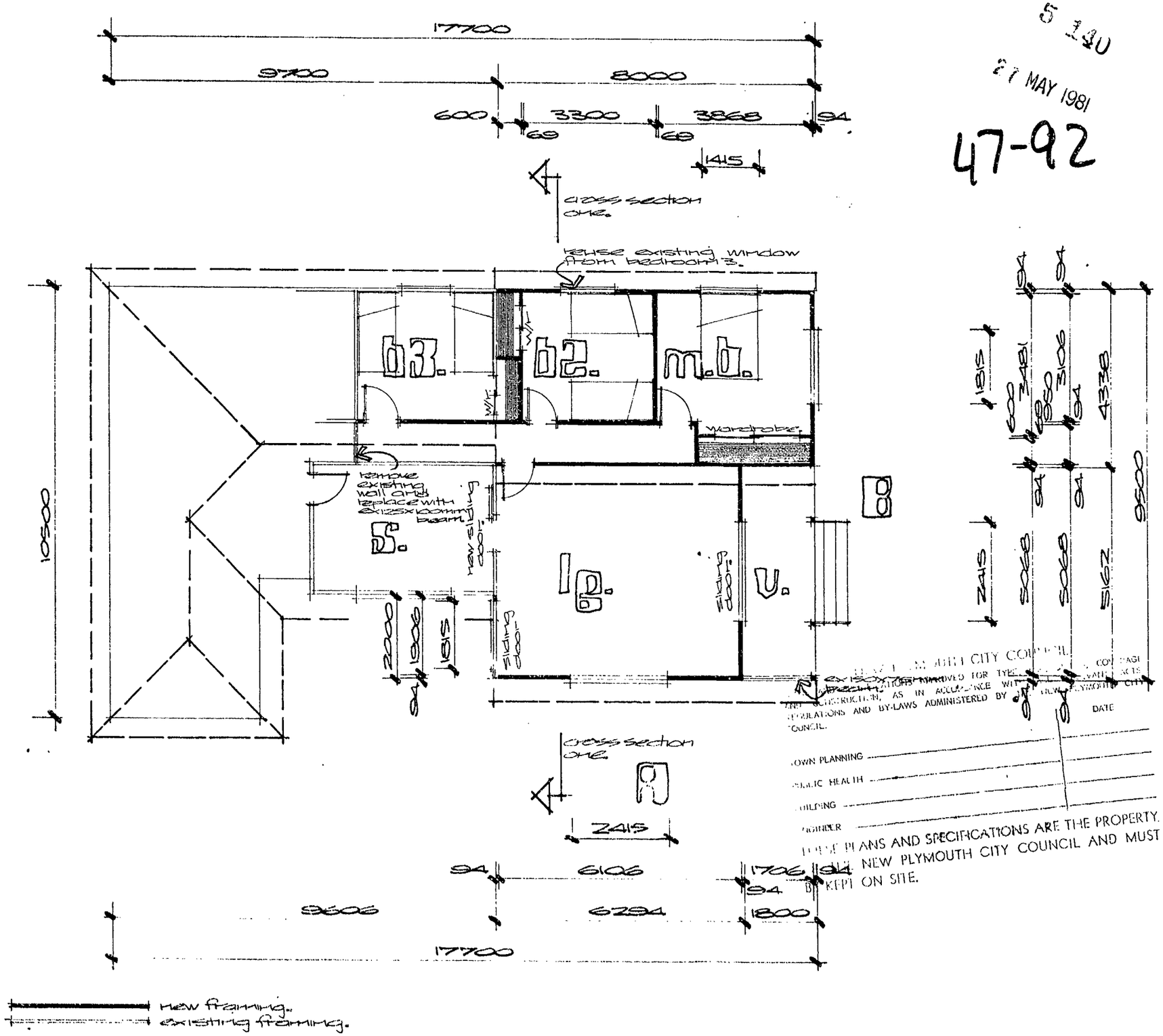
SHEET TITLE
site layout.

JOB No 1305

DRAWING No 01

AMENDMENT

SCALE 1:200



5 240

27 MAY 1981

47-92

EXTERIOR PLANS HAVE BEEN APPROVED FOR TYPE OF CONSTRUCTION, AS IN ACCORDANCE WITH THE NEW PLYMOUTH CITY COUNCIL BUILDING ACTS AND CONSTRUCTION REGULATIONS AND BY-LAWS ADMINISTERED BY THE NEW PLYMOUTH CITY COUNCIL.

DATE

TOWN PLANNING

PUBLIC HEALTH

BUILDING

ENGINEER

THESE PLANS AND SPECIFICATIONS ARE THE PROPERTY OF NEW PLYMOUTH CITY COUNCIL AND MUST BE KEPT ON SITE.

	GENERAL NOTES	NME	DATE
1			
A			

	AMENDMENTS	NME	DATE
	SURVEYED	C.S	
	DESIGNED	C.S	
	DRAWN	C.S	
	TRACED	C.S	21.05.81
	CHECKED		
	APPROVED		

Site check dimensions before setting out

Do not scale

Refer discrepancies to drawing office

JONES & SANDFORD LTD
PRECUT DIVISION

TEL 75425 EXTN 83 P.O. BOX 49
ST AUBYN STREET NEW PLYMOUTH

ENGINEER

JOB TITLE
proposed extension for
Mr and Mrs M.F. Jacobsen.
92 Belt Road,
New Plymouth.

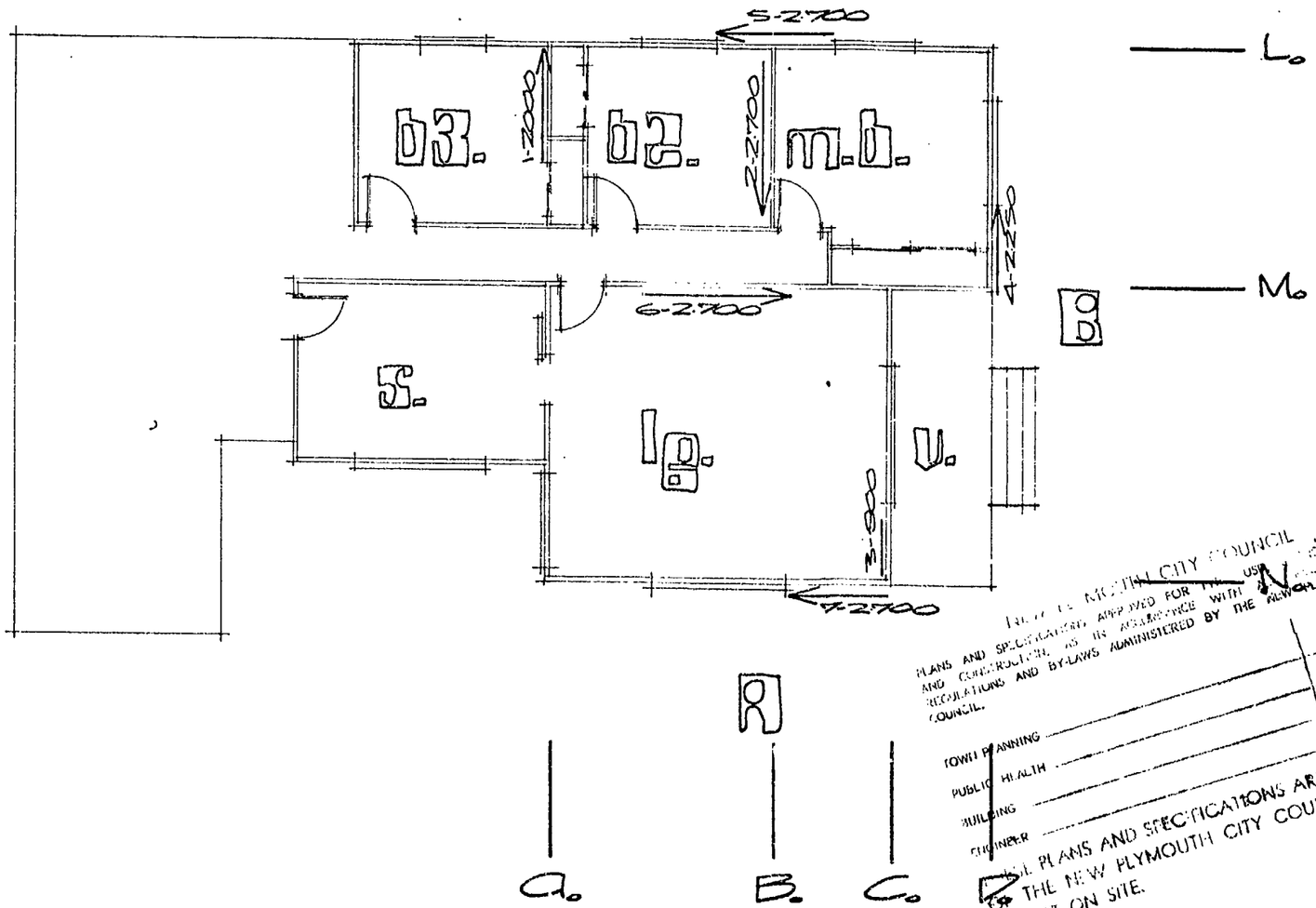
SHEET TITLE
floor plan.

JOB No	DRAWING No
1305	02
AMENDMENT	
SCALE 1:100	

5 140

21 MAY 1981

47-92



PLANS AND SPECIFICATIONS APPROVED FOR THE NEW PLYMOUTH CITY COUNCIL AND CONSTRUCTION AS IS IN ACCORDANCE WITH USE, COVERAGE REGULATIONS AND BY-LAWS ADMINISTERED BY THE NEW PLYMOUTH CITY COUNCIL.

DATE

TOWN PLANNING

PUBLIC HEALTH

BUILDING

ENGINEER

ALL PLANS AND SPECIFICATIONS ARE THE PROPERTY OF THE NEW PLYMOUTH CITY COUNCIL AND MUST BE KEPT ON SITE.

	GENERAL NOTES	NME	DATE
1			
A			

	AMENDMENTS	NME	DATE
	SURVEYED	C.S	
	DESIGNED		
	DRAWN	C.S	
	TRACED	C.S	21.05.81
	CHECKED		
	APPROVED		

Site check dimensions before setting out

Do not scale

Refer discrepancies to drawing office

JONES & SANDFORD LTD
PRECUT DIVISION

TEL 75425 EXTN 83 P.O. BOX 49
ST AUBYN STREET NEW PLYMOUTH

ENGINEER

JOB TITLE
Proposed extension for
Mr and Mrs M.F. Jacobsen.
92 Belt Road,
New Plymouth.

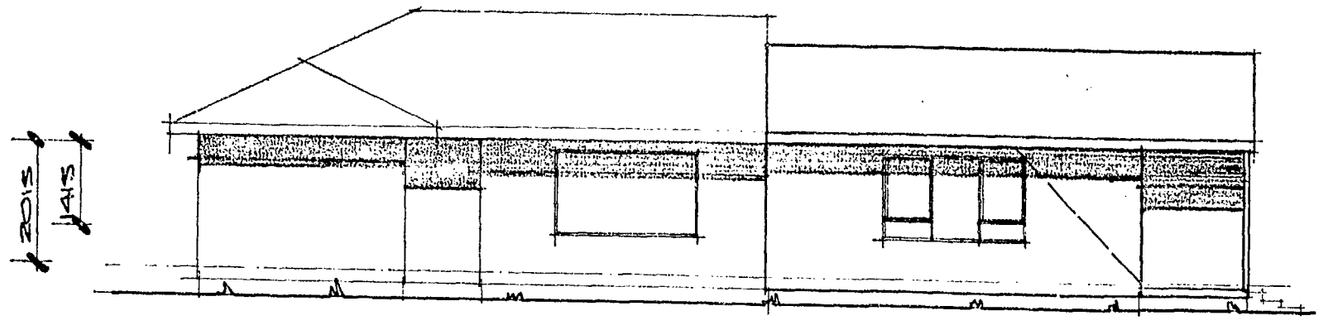
SHEET TITLE
bracing plan.

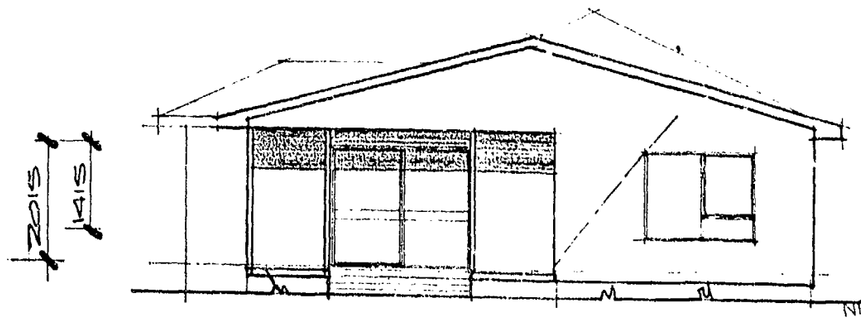
JOB No	DRAWING No
1305	03
AMENDMENT	
SCALE 1:100	

5 140

27 MAY 1981

47-92





NEW PLYMOUTH CITY COUNCIL

PLANS AND SPECIFICATIONS APPROVED FOR TYPE, USE, SITING, COVERAGE AND CONSTRUCTION, AS IN ACCORDANCE WITH ALL RELEVANT ACTS, REGULATIONS AND BY-LAWS ADMINISTERED BY THE NEW PLYMOUTH CITY COUNCIL.

DATE

TOWN PLANNING

PUBLIC HEALTH

BUILDING

ENGINEER

THESE PLANS AND SPECIFICATIONS ARE THE PROPERTY OF THE NEW PLYMOUTH CITY COUNCIL

	GENERAL NOTES	NME	DATE
1			
A			

AMENDMENTS	NME	DATE
SURVEYED	CS	
DESIGNED		
DRAWN	CS	
TRACED	CS	22.05.81
CHECKED		
APPROVED		

Site check dimensions before setting out

Do not scale

Refer discrepancies to drawing office

JONES & SANDFORD LTD
PRECUT DIVISION

TEL 75425 EXTN 83 P.O. BOX 49
ST AUBYN STREET NEW PLYMOUTH

ENGINEER

JOB TITLE
Proposed extension for
Mr and Mrs M.F. Jacobsen.
92 Belt Road
New Plymouth.

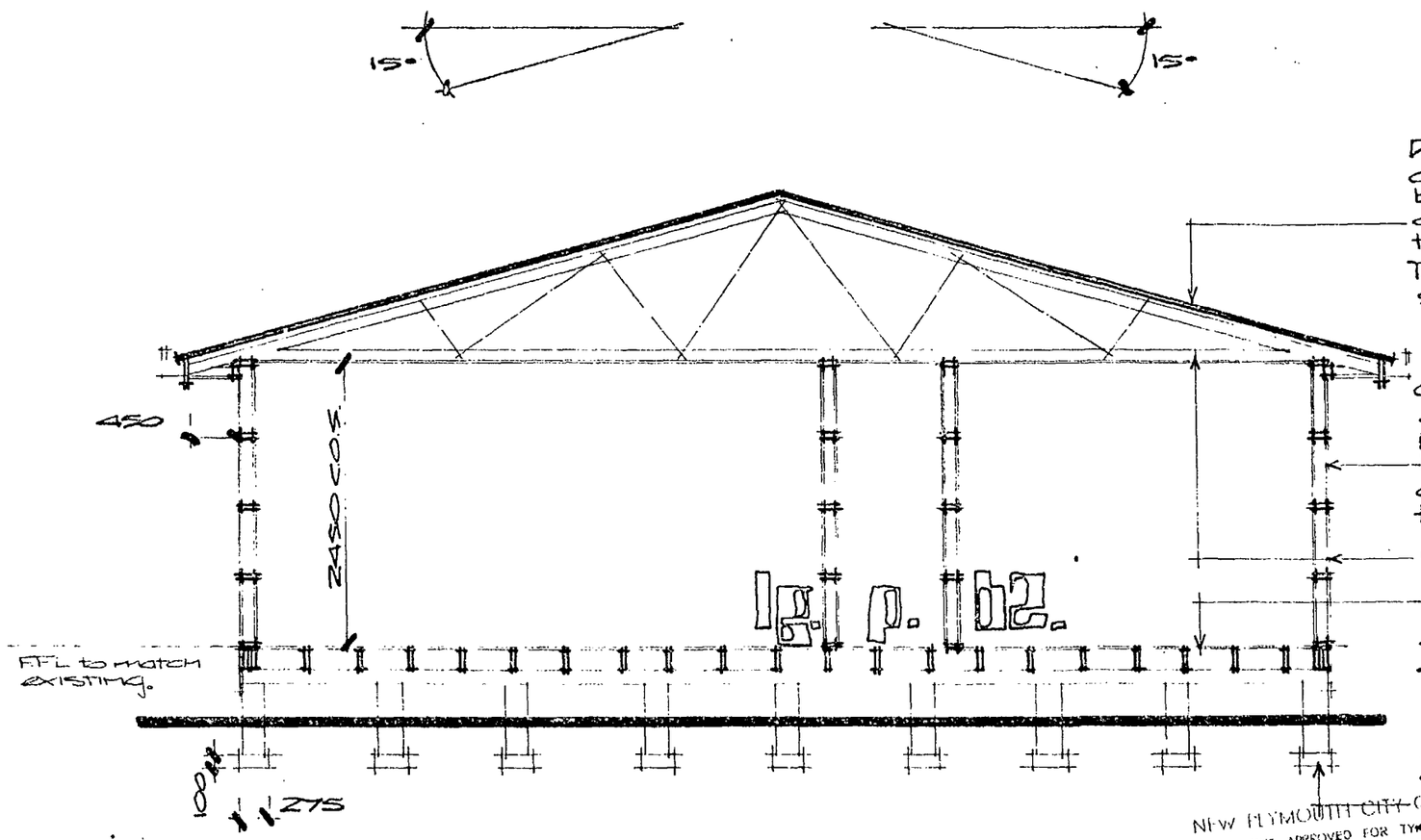
SHEET TITLE
elevations.

JOB No	DRAWING No
1305	04
AMENDMENT	
SCALE 1:100	

5 140

27 MAY 1981

47-92



NEW PLYMOUTH CITY COUNCIL

PLANS AND SPECIFICATIONS APPROVED FOR TYPE OF BUILDING COVER AND CONSTRUCTION, AS IN ACCORDANCE WITH ALL RELEVANT REGULATIONS AND BY-LAWS ADMINISTERED BY THE NEW PLYMOUTH CITY COUNCIL.

DATE

TOWN PLANNING

PUBLIC HEALTH

BUILDING

ENGINEER

THESE PLANS AND SPECIFICATIONS ARE THE PROPERTY OF THE NEW PLYMOUTH CITY COUNCIL

Note: subfloor bracing to comply with NZS 3604 1978

	GENERAL NOTES	NME	DATE
1			
A			
	AMENDMENTS	NME	DATE

SURVEYED	C.S	
DESIGNED		
DRAWN	C.S	
TRACED	C.S	22.05.81
CHECKED		
APPROVED		

Site check dimensions before setting out

Do not scale

Refer discrepancies to drawing office

JONES & SANDFORD LTD
PRECUT DIVISION

TEL 75425 EXTN 83 P.O. BOX 49
ST AUBYN STREET NEW PLYMOUTH

ENGINEER

JOB TITLE
Proposed extension for Mr and Mrs M.F. Jacobsen. 92 Belt Road New Plymouth.

SHEET TITLE
cross section one.

JOB No	DRAWING No
1305	
AMENDMENT	
SCALE 1:50	OS

NEW PLYMOUTH CITY COUNCIL

CITY ENGINEER'S DEPARTMENT 47-92 ASSESSED REQUIREMENTS

5 140

File No.

Project: ADDN DWG — Check Sheet No. 21659

Owner: M. F. JACOBSEN — Sewer Sheet No. 112 — Plotted: PC

Address: 92 BELL RD — Zone: RS R1

Lot No. 1 — D.P. 6298 — Sec. No. — Area of Site:

VETTING TO BE COMPLETED BY 16 JUNE 1987

TOWN PLANNING

Designations

Area of Buildings

Coverage

Maximum Height

Front Yard

Relat. of Bldg. Size: (1) Rear Yard

(2) Side Yard

Open Space

Grassed Areas

Trees ✓

Building Lines & Street Widening

Parking

Access to Rear of Site

Accessory Buildings

Service Lanes & R.O.W.

Crossing Length

Gross Floor Area of Shops

Resid. Accom.

Levels of Site

Use of Yards

Loading

Screening

Amalgam. of Titles

Remarks:

CONSULTATION CARD		
TOWN PLANNING		
BUILDING		
DRAINAGE		
WATER		

Approved

Not Approved

47-92

S E R V I C E S

A : SEWER CONNECTION

Existing Service _____
Required Service _____
Location _____
Depth _____
Special Requirement _____
Common Drain _____
Fee $ _____

STORMWATER CONNECTION

_____
_____
_____
_____
_____
_____
Fee $ _____

FEE $ _____

B : WATER CONNECTION

Existing Service _____
Distance from L/Boundary _____
Distance: Main to Boundary _____
Boundary to Load _____
Required Service _____
Meter _____

Height above Datum _____

FEE $ _____

C : PLUMBING

No. Fittings W.Cs 3 Baths 2 Basins 1 Sinks 2 Showers 2 Tubs 2 Others ___
Total Values _____
Supply Pipe Sizes _____ P.V.C. ☐ Copper ☐ Gal. Iron ☐
Backflow Prev. _____
Other Fittings _____
Estimated Value _____

Plumbing Fee _____

DRAINAGE

Existing _____ Required _____
Fittings Required _____
Common Drain _____
Septic Tank _____
Stormwater _____
Estimated Value _____

Drainage Fee _____

Total Estimated Value P. & D. $ _____

FEE $ _____

D : VEHICULAR CROSSINGS

Type of Footpath Concrete Condition Good
Kerb & Channel _____
Existing Crossing Concrete
New Crossing _____ Position _____
Strengthen Path Sq.Yds. _____ Level at Boundary _____

STREET WORKS FEE $ _____

DEPOSIT DAMAGE FEE $ _____

REMARKS : CORRESPONDENCE : AGREEMENTS
SPECIFIC REQUIREMENTS

47-92

Approved Amendment 1641
Not Approved

Approved
Not Approved

Received 5-6-81 Approved
Not Approved

Approved
Not Approved

Approved
Not Approved

47-92

E : HEALTH & BY-LAWS

Areas _____

Light _____

Ventilation _____

Remarks: _____

Approved OW 8/6/81

Not Approve _____

F : DANGEROUS GOODS

Domestic or Commercial _____

Storage Capacity & Location _____

Licence Required _____ Yes/No _____

Approved _____

Not Approved _____

G : BUILDING

Remarks:

FEES:		
Bldg.	11332	40.00
Water Bldg.		
B.R.L.	11332	12.00
TOTAL		$ 52.00

Building Inspector _____

Approved [illegible] 8/6/81

Not Approved _____

Specification: _____

Structural Engineer _____

Approved _____

Not Approved _____

Fire Service _____

VETTING TO BE COMPLETED 8.6.81

Recommended _____

Not Recommended _____

PERMIT NO. 47730

APPROVING ENGINEER

Approved [signature]

Not Approved _____

47-92 5

78

CITY ENGINEER'S DEPARTMENT

BUILDING INSPECTORS - FIELD INSPECTION SHEET

1. Project Address 92 Belt Rd
Nature of Work Addn to Shed
Area of New Work 15 x 52 Value $ 1240-00
Owner M F Jacobsen Phone:
Builder Self Phone: 8454
File No 5 78
Permit No Receipt No Date:

2. COMMENTS TO BUILDING INSPECTOR

3. SUMMARY OF INSPECTIONS

	Date	Int	Date	Int	Date	Int
Footings and Steel						
Floor Slabs						
Reinforcing to Block Walls						
Sub Floor Framing and Bracing						
Wall and Roof Framing						
Insulation						
Completion	6/12/8	a/L.				
Notice Sent to Owner						

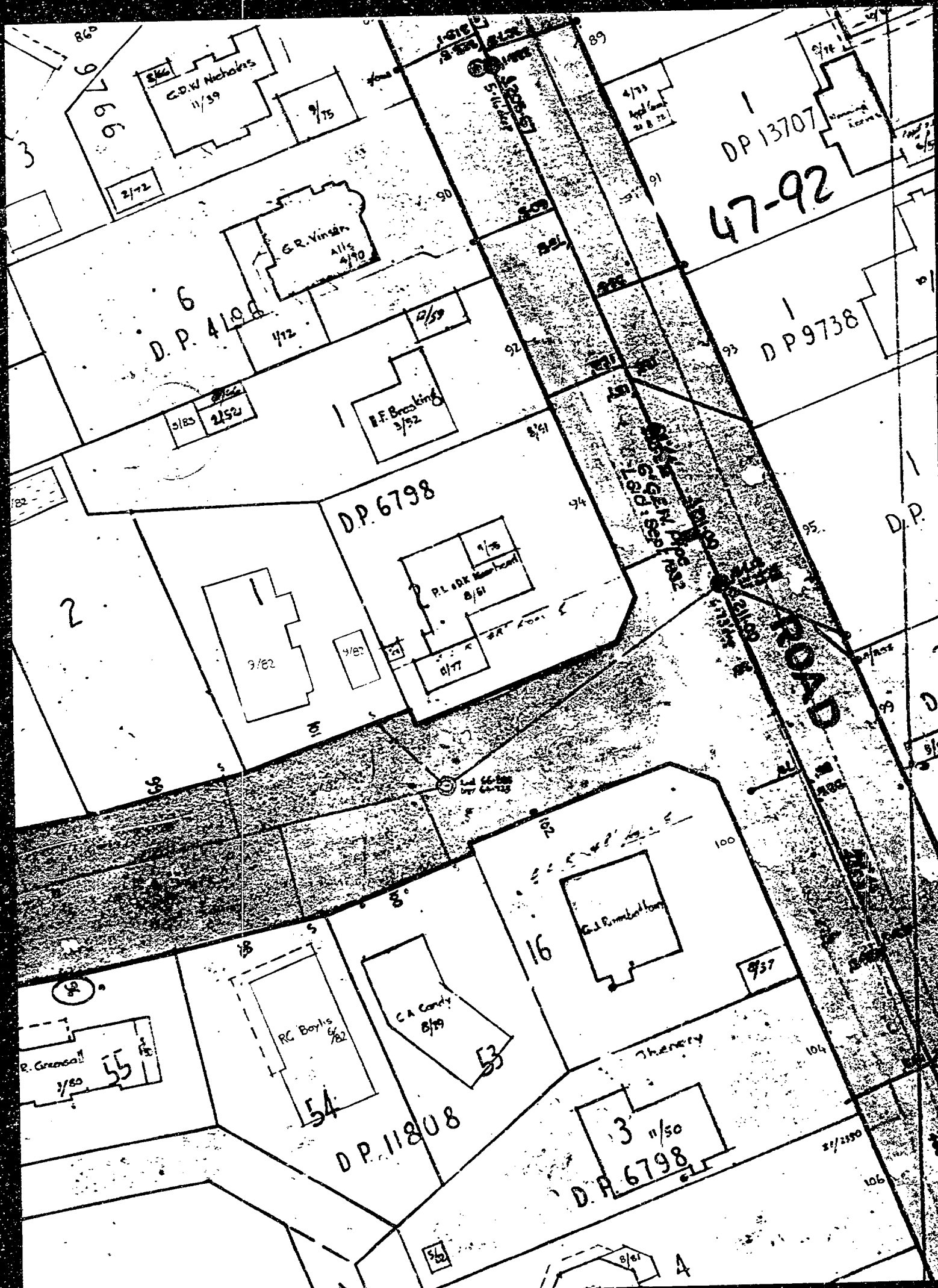
4. Site Plan

RECORD OF INSPECTIONS AND AMENDMENTS ALLOWED.

Note: Each entry to be signed.

DATE	
5/8/83	Some Blocks Done - Floor Rough - Not Finished

INSPECTOR CBT


C.D.W. Nicholas
11/39
9/75
2/72
G.R. Vinsen
Alls
4/90
6
D.P. 4100
11/72
8/59
B.F. Brooking
3/52
3/85
2/52
DP 13707
47-92
DP 9738
DP 6798
P.L. & DK Hartland
8/61
9/82
4/82
8/77
ROAD
G.J. Rumbelhow
8/37
R.C. Boyle
6/82
C.A. Condy
8/79
R. Greenall
3/80
DP 11808
3
11/50
DP 6798
8/61
4

47-92

NEW PLYMOUTH CITY COUNCIL

FOR OFFICE USE: File No. 5 78 Check Sheet No. 24166

Receipt No. 157722 Sewer Sheet No. 112

Date of Receipt 1.6.83 Zone Res VI

TO THE CITY ENGINEER Date 17-5-83.

APPLICATION FOR BUILDING PERMIT Lot No. 1

At (House No.) 92 BERT ROAD NEW PLYMOUTH. D.P. 6798

For erection of SHED. Sec. No.

OWNER M.F. JACOBSEN ADDRESS 92 BERT ROAD.

Proposed Use GARDEN TOOLS ETC.

Foundation CONCRETE Walls CON BLOCK & TIMBER Roof IRON

AREA of Site 809 m²

AREA of existing buildings 160.15 M²

AREA of existing accessory buildings 25.2 M²

AREA of Building in application 15.52 M²

Builder M.F. JACOBSEN Address 92 BERT ROAD NEW PLYMOUTH

Designer Address

Structural Eng. Address

Building Permit Authority Required Yes / No Supplied Yes / No

Total Value of Building 1248 ~~800~~

Sanitary Plumbing and Drainage $ NIL

Value of Building Permit $

Water for Building NIL

Building Research Levy on $

Hoardings Mths @

FOR OFFICE USE	
Corrected Value	Fees
TOTAL FEES BUILDING	

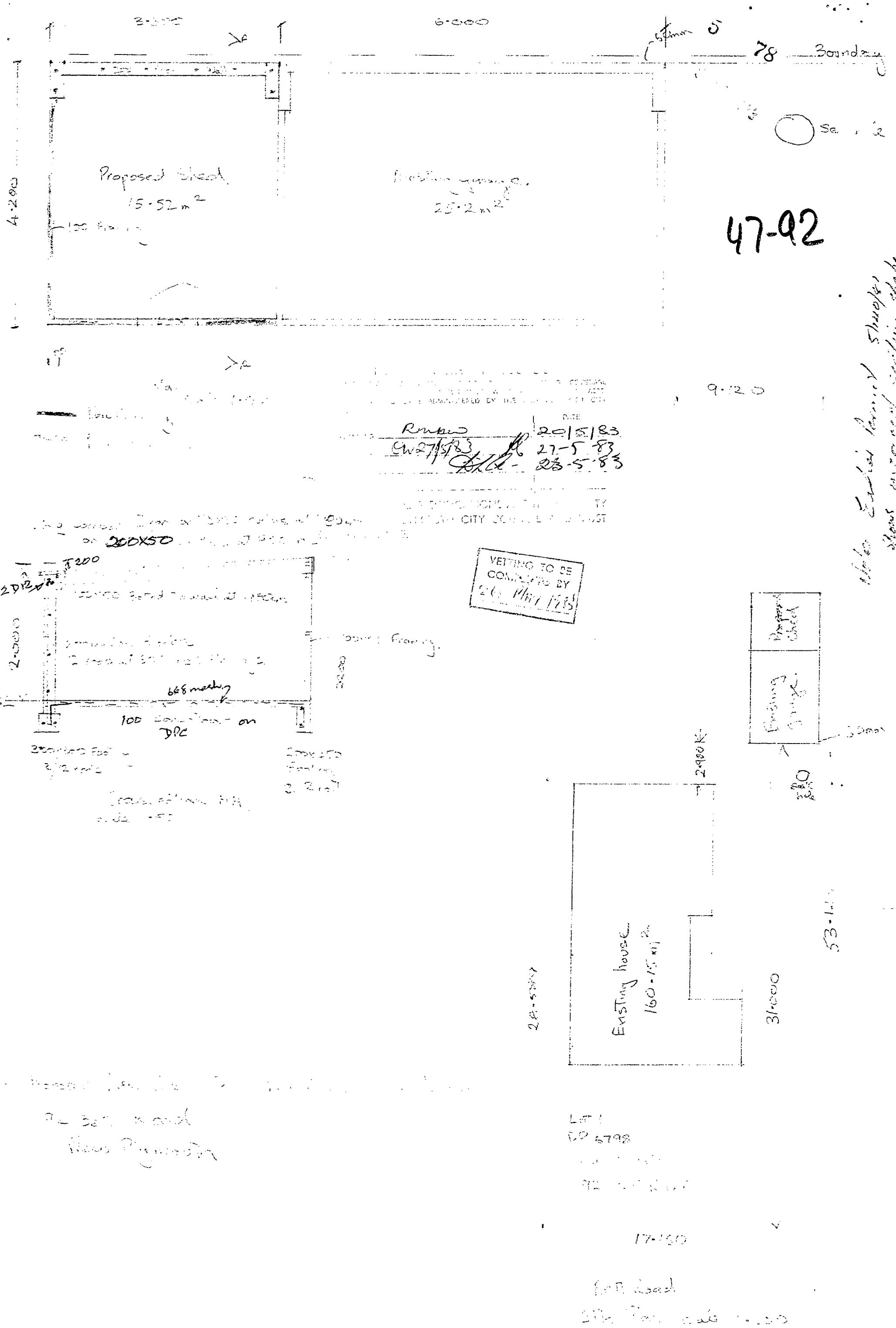
Starting Date 28-5-83. Finishing Date 18 25-6-83

NAME AND ADDRESS OF APPLICANT M.F. JACOBSEN

92 BERT ROAD NEW PLYMOUTH Phone 84541

Signature of Applicant [signature]

Signature of Owner [signature]


Proposed Shed
15.52 m²
25.2 m²
4.200
6.000
78 Boundary
47-92
9.120
Existing house
160.15 m²
31.000
53.120
28.500
17.130
Lot 1
DP 6798
200X50
DPC
100 concrete on
668 meeting
VETTING TO BE COMPLETED BY
26 MAY 1983

NEW PLYMOUTH CITY COUNCIL

CITY ENGINEER'S DEPARTMENT — ASSESSED REQUIREMENTS

47·92 5 78

File No.

Project: [illegible]
Check Sheet No. [illegible]
Owner: [illegible]
Sewer Sheet No. 113 Plotted: [illegible]
Address: 92 [illegible] RD
Zone: Res 121
Lot No. 1 D.P. [illegible] Sec. No. Area of Site:

VETTING TO BE COMPLETED BY 26 MAY 1983

TOWN PLANNING

Designations
Area of Buildings
Coverage
Maximum Height
Front Yard
Relat. of Bldg. Size: (1) Rear Yard
(2) Side Yard
Open Space
Grassed Areas ✓
Trees
Building Lines & Street Widening
Parking
Access to Rear of Site
Accessory Buildings
Service Lanes & R.O.W.
Crossing Length
Gross Floor Area of Shops
Resid. Accom.
Levels of Site
Use of Yards
Loading
Screening
Amalgam. of Titles
Remarks:

SUBMITTED TO
TOWN PLANNING
BUILDING
DRAINAGE
WATER

Approved [signature]

Not Approved

47-92

S E R V I C E S

A : SEWER CONNECTION

Existing Service _____

Required Service _____

Location _____

Depth _____

Special Requirement _____

Common Drain _____

Fee $ _____

STORMWATER CONNECTION

_____

_____

_____

_____

_____

_____

Fee $ _____

FEE $:

B : WATER CONNECTION

Existing Service _____

Distance from L/Boundary _____ Height above Datum _____

Distance: Main to Boundary _____

Boundary to Load _____

Required Service _____

Meter _____

FEE $ NIL

C : PLUMBING

	3	2	1	2	2	2	
No. Fittings	W.Cs	Baths	Basins	Sinks	Showers	Tubs	Others

Total Values _____

Supply Pipe Sizes _____ P.V.C. ☐ Copper ☐ Gal. Iron ☐

Backflow Prev. _____

Other Fittings _____

Estimated Value _____ Plumbing Fee _____

DRAINAGE

Existing _____ Required _____

Fittings Required _____

Common Drain _____

Septic Tank _____

Stormwater Lockup Pit

Estimated Value _____ Drainage Fee _____

Total Estimated Value P. & D. $ _____ : _____ FEE $ NIL

D : VEHICULAR CROSSINGS

Type of Footpath Concrete Condition Good

Kerb & Channel _____

Existing Crossing Concrete

New Crossing _____ Position _____

Strengthen Path Sq.Yds. _____ Level at Boundary _____

STREET WORKS FEE $:

DEPOSIT DAMAGE FEE $:

47-92

REMARKS : CORRESPONDENCE : AGREEMENTS
SPECIFIC REQUIREMENTS

Approved *for chairman*
Not Approved

Approved
Not Approved

Approved
Not Approved

Approved
Not Approved

Approved
Not Approved

47-92

E : HEALTH & BY-LAWS

Areas _____

Light _____

Ventilation _____

Remarks: _____

Rec'd 27/5 Approved 27/5/83

Not Approved _____

F : DANGEROUS GOODS

Domestic or Commercial _____

Storage Capacity & Location N/A

Licence Required ~~Yes~~/No

Approved

Not Approved _____

G : BUILDING

Remarks:

FEES:		
Bldg.	1240	17-00
Water Bldg.		3.00
B.R.L.		
TOTAL		$ 17-00

Building Inspector _____

Approved 23.5.83

Not Approved _____

Specification: _____

Structural Engineer _____

Approved _____

Not Approved _____

Fire Service _____

Recommended _____

Not Recommended _____

PERMIT NO.

Approved

APPROVING ENGINEER

Not Approved 27/5/83

48 35

BUILDING FILE

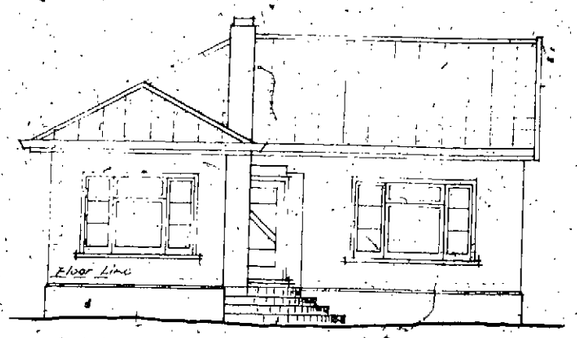
Code No. 47/92

Subject DWG

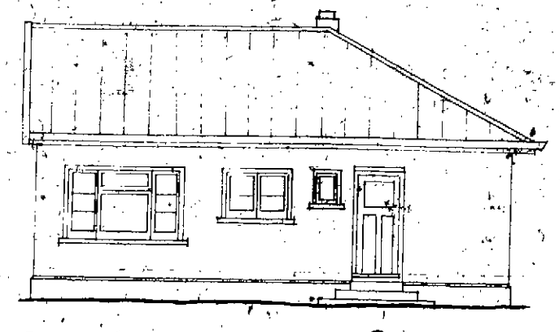
No. Sheets 1

Permit No -

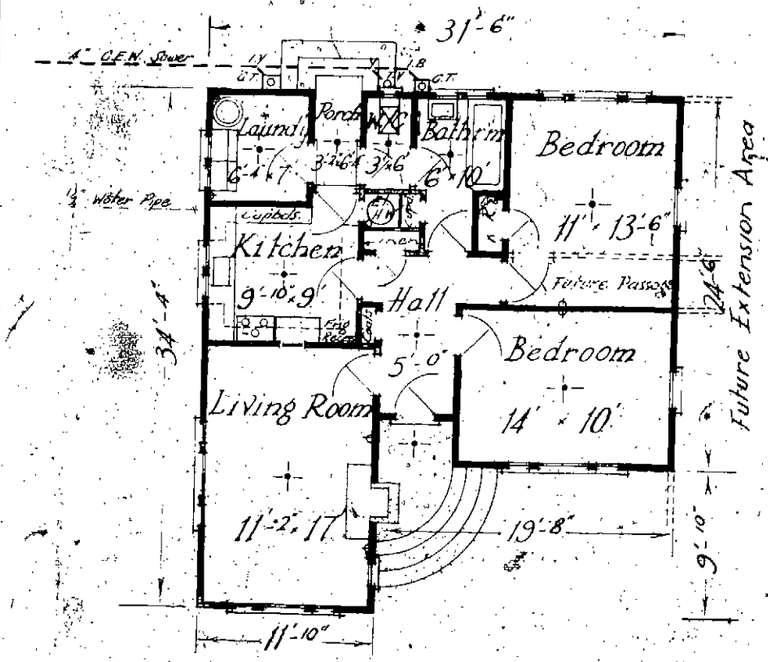
Date 17-3-92



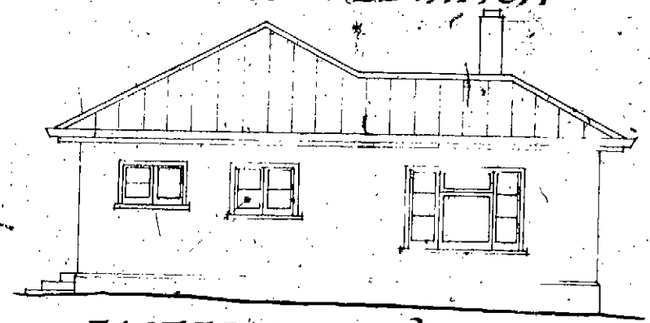
NORTHERN ELEVATION



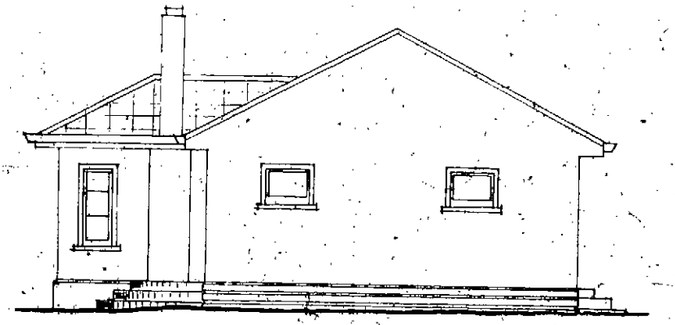
SOUTHERN ELEVATION



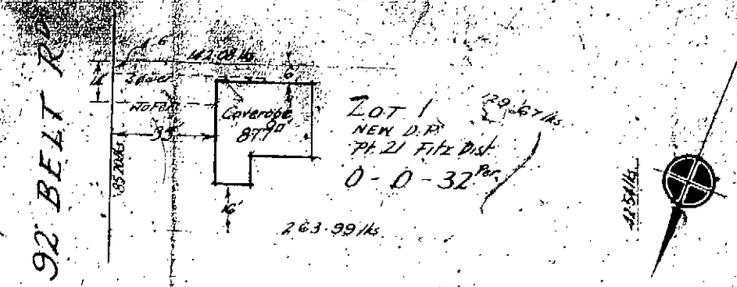
FLOOR PLAN



EASTERN ELEVATION

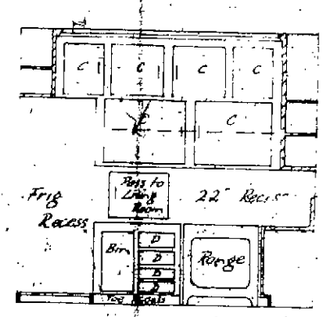


WESTERN ELEVATION

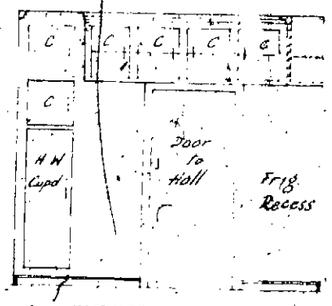


SITE PLAN

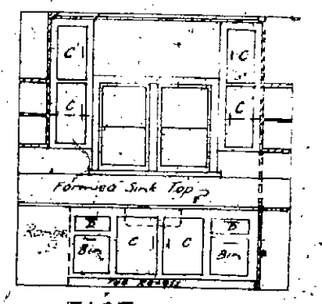
1" = 40'



NORTH WALL



WEST WALL



EAST WALL

KITCHEN DETAILS

1" = 4'

Scale - 8 feet to an inch

Plan of Residence for Mr M.D. Tennant at 92 Belt Rd New Plymouth.

A.R.T. / R.P.O. 12/90

No. 92 Sec. Lot 1 6798 D.P.

BELT Street

DRAINAGE AND PLUMBING REGISTER

OWNER M. D. TENNANT

ADDRESS 92 BELT RD.

BUILDER A. L. LANGRIDGE.

PLUMBER CURD & ORR.

DRAINLAYER P. CURD

PERMITS.

BUILDING No. 8821

VALUE £2300

REC. No.

NATURE OF WORK NEW DWELLING

W.C.'s BATHS BASINS SINKS TUBS

PLAN SUBMITTED / / DRAIN TESTED 8 / 12 / 52.

PLANS APPROVED / / PLUMBING PASSED 23 / 1 / 53.

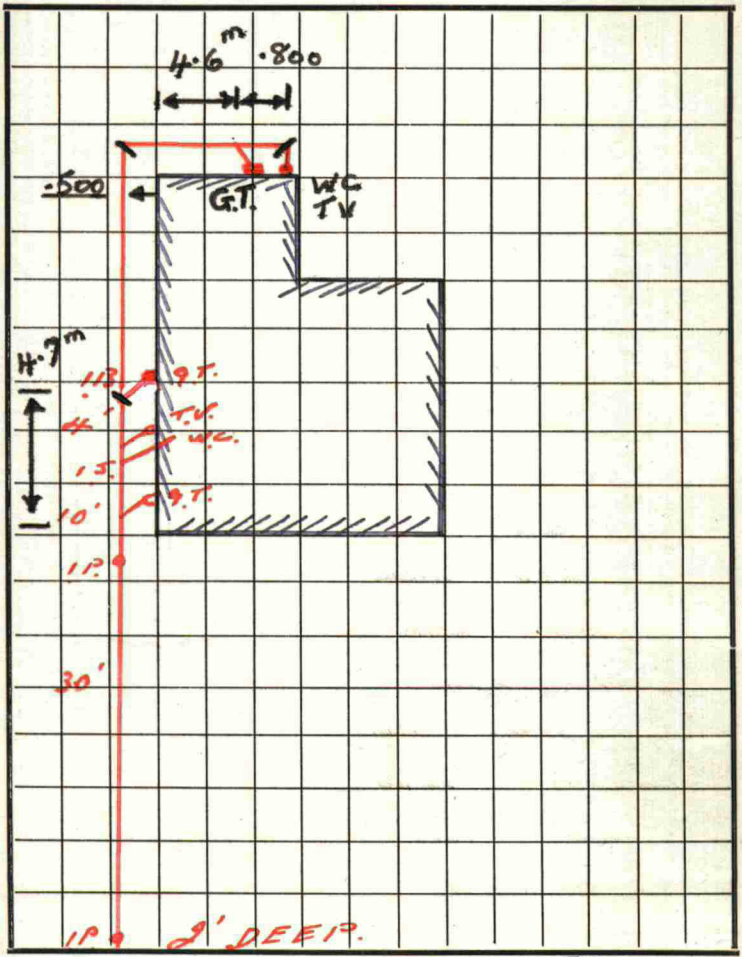
PERMIT ISSUED / /

FALL NORMAL

J. G. Francis.

Inspector.

DRAINAGE PLAN SCALE

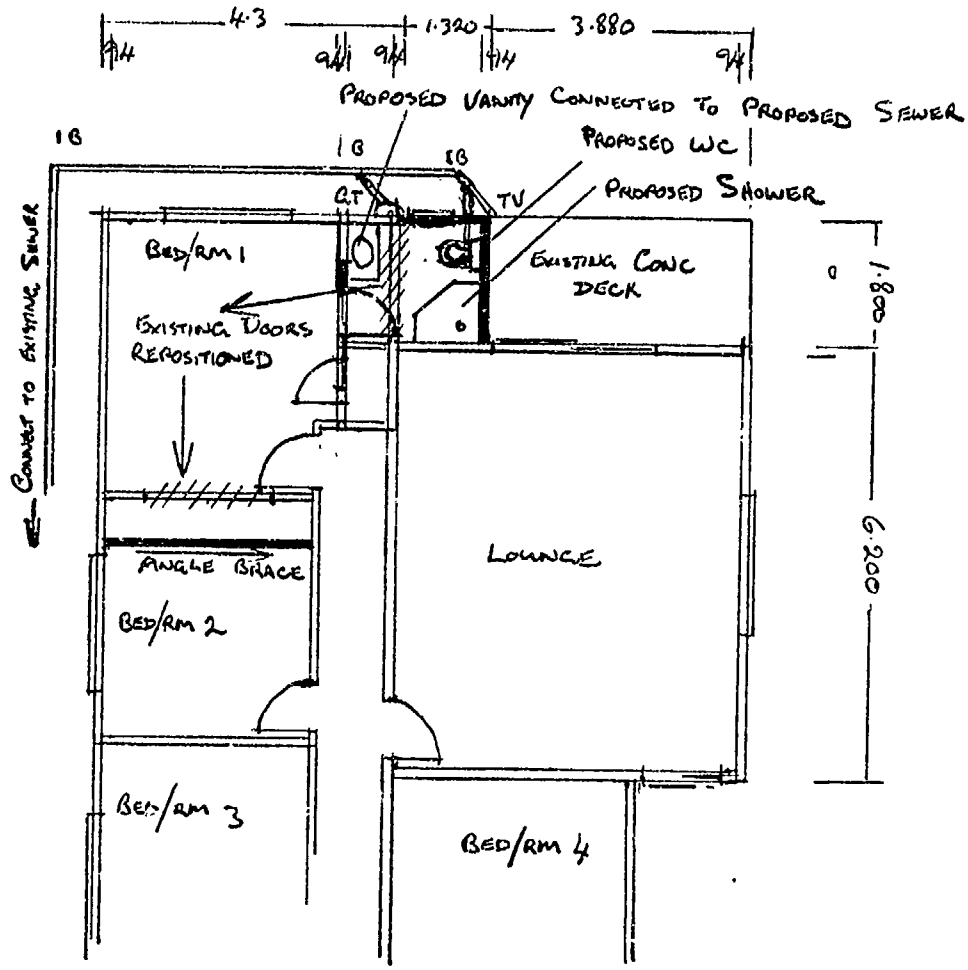


FRONTAGE 92 BELT RD.

14072/14073

SHEET 1 of 3

13 MAY 1996



PROPOSED ENSUITE AND WARDROBE ALTERATION

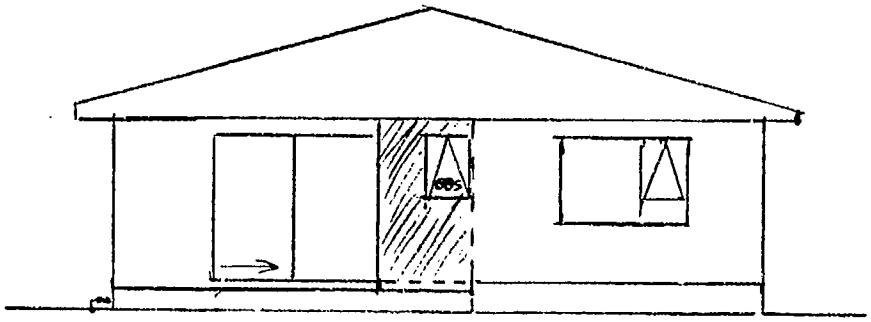
PLAN 1:100

KEY
EXISTING WALL
NEW WALL
WALL REMOVAL

PROPOSED ENSUITE AND WARDROBE ALTERATION

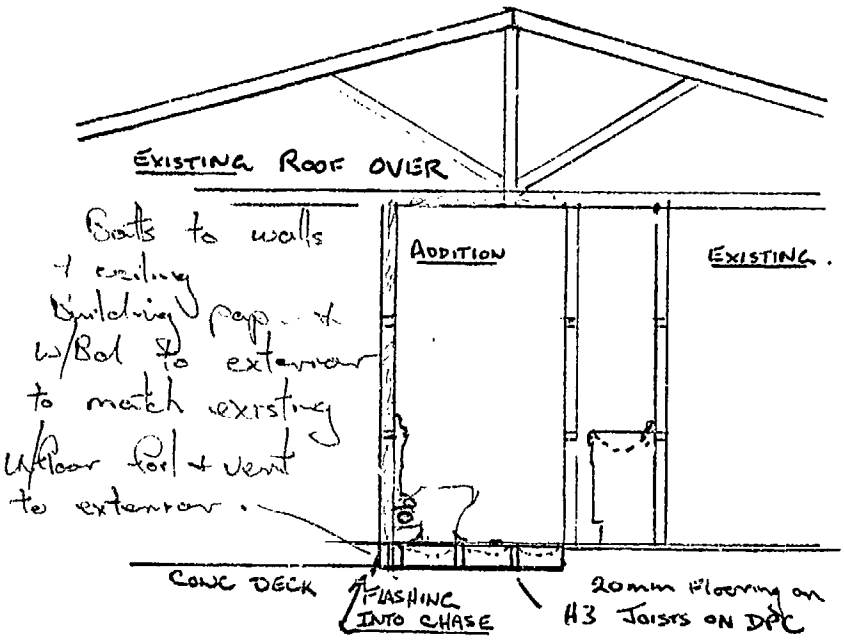
FOR: G+H BEDFORD
92 BELT ROAD
NEW PLYMOUTH

PETER FISHER BUILDERS
92 BELT ROAD
NEW PLYMOUTH
Phone 025 509 109
A/H and Fax 758 8351



PROPOSED ENSUIT ADDITION
ON EXISTING CONC DECK

WEST ELEVATION 1:100

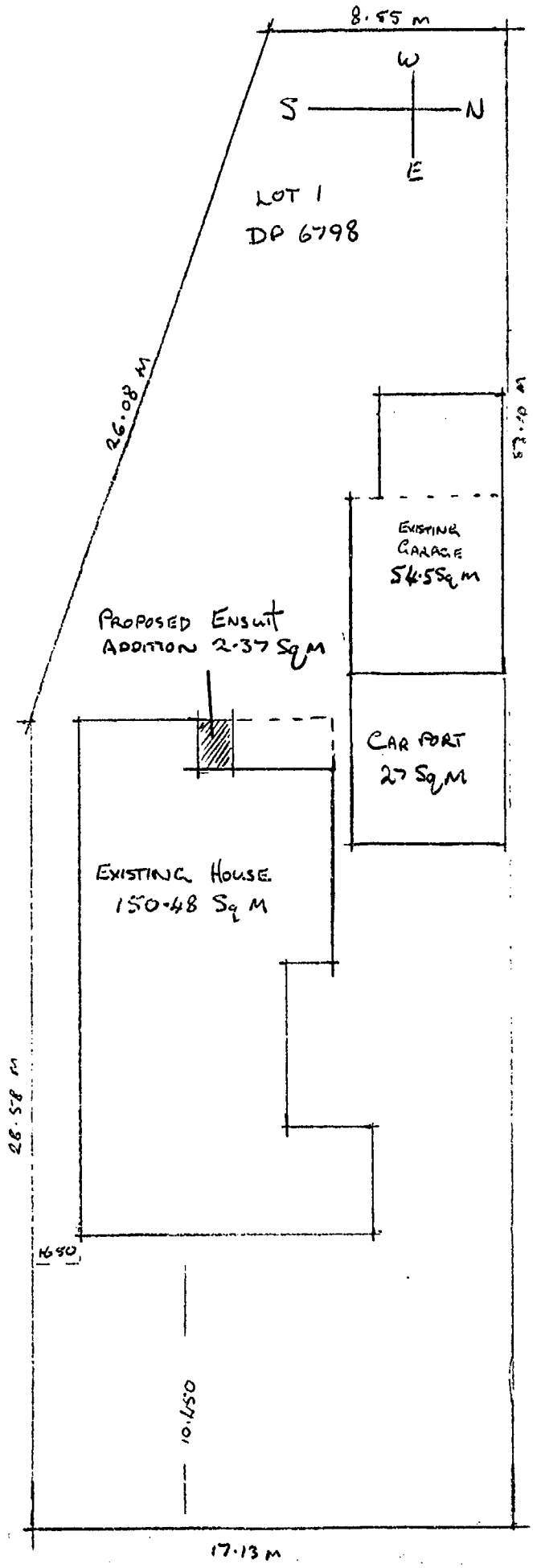


CROSS SECTION 1:50

PROPOSED ENSUIT
AND WARDROBE ADDITION

FOR G+H BEDFORD
92 BELT ROAD
NEW PLYMOUTH

PETER FISHER BUILDERS
92 BELT ROAD
NEW PLYMOUTH
Phone 025 509 109
A/H and Fax 758 8351

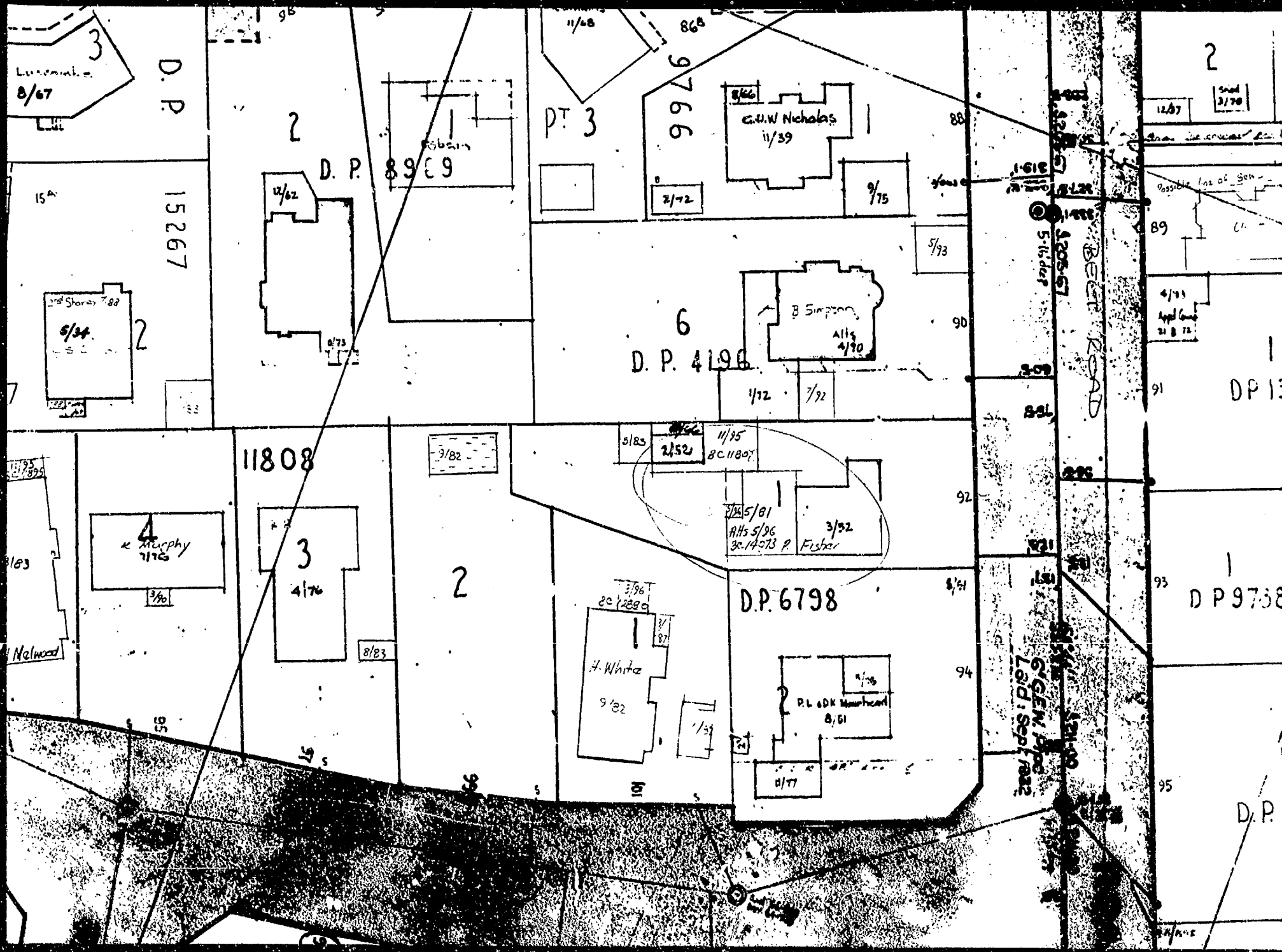


SITE PLAN 1:200

PROPOSED ENSUIT ADDITION

FOR G+H BEDFORD
92 BELT ROAD
NEW PLYMOUTH

PETER FISHER BUILDERS
92 BELT ROAD
NEW PLYMOUTH
Phone 025 509 109
A/H and Fax 758 8351


D. P.
8/67
D. P. 8969
PT 3
9966
C.U.W Nicholas
11/39
15267
6/34
D. P. 4196
B Simpson
Alts
4/90
11808
4/76
D.P. 6798
H. White
9/82
P.L. & D.K. Moorhead
8/61
BEECH ROAD
DP 13
DP 9738
D.P.

INSTALLERS NAME: Wayne Williams

NAME (INSTALLATION): Bedford

ADDRESS (INSTALLATION): 92 Bell Road

MAKE: Pioneer Metro. MODEL: ~~#3~~ Compact. F/S ☐ I/B ☑

HEARTH: NEW ☐ EXISTING ☑

WET BACK: NEW ☐ EXISTING ☐

CHIMNEY: BRICK ☐ PRECAST ☐ POURED ☐ S/S ☐

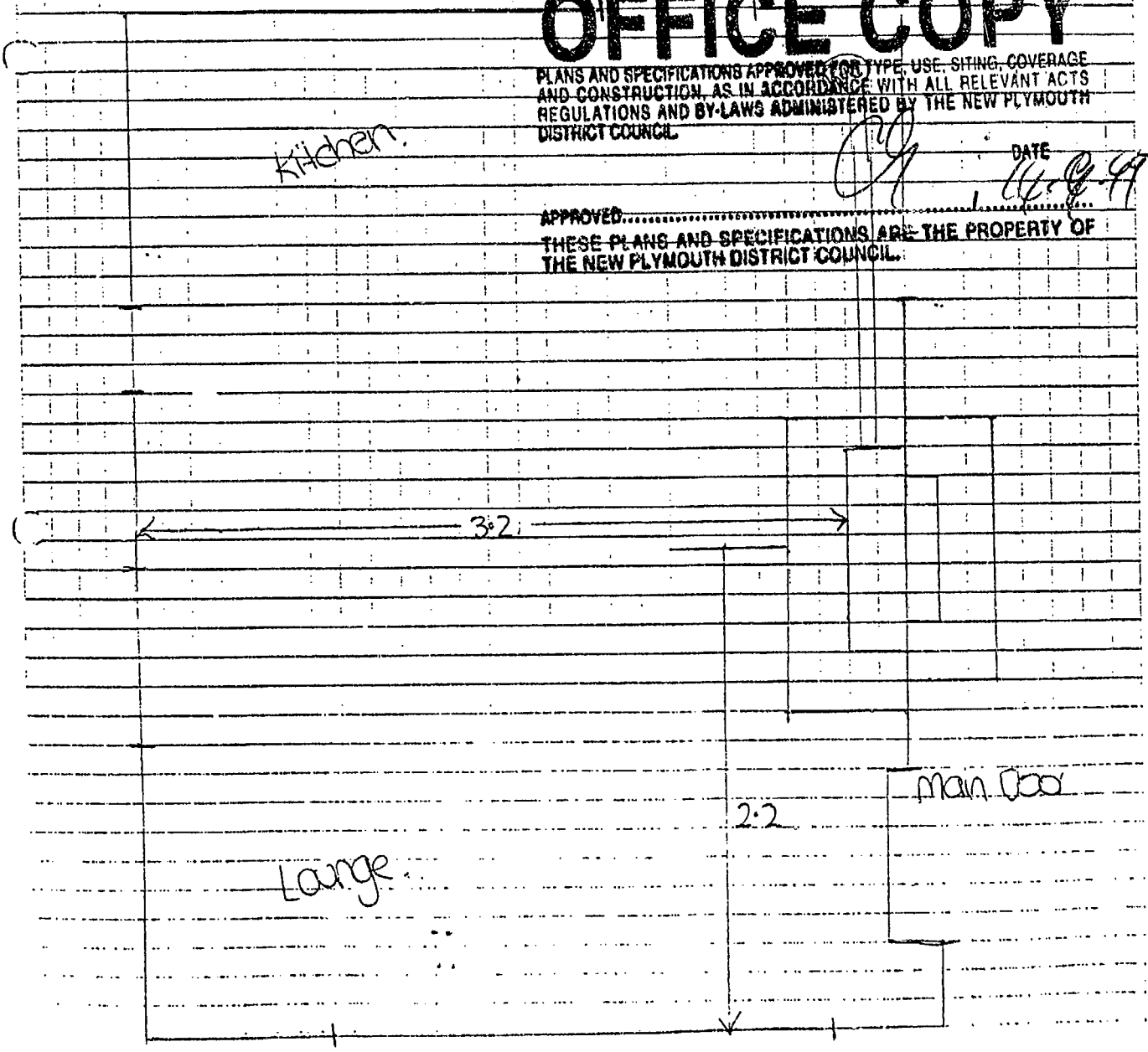
29512 / 29513
8-9-99

OFFICE COPY

PLANS AND SPECIFICATIONS APPROVED FOR TYPE, USE, SITING, COVERAGE AND CONSTRUCTION, AS IN ACCORDANCE WITH ALL RELEVANT ACTS REGULATIONS AND BY-LAWS ADMINISTERED BY THE NEW PLYMOUTH DISTRICT COUNCIL.

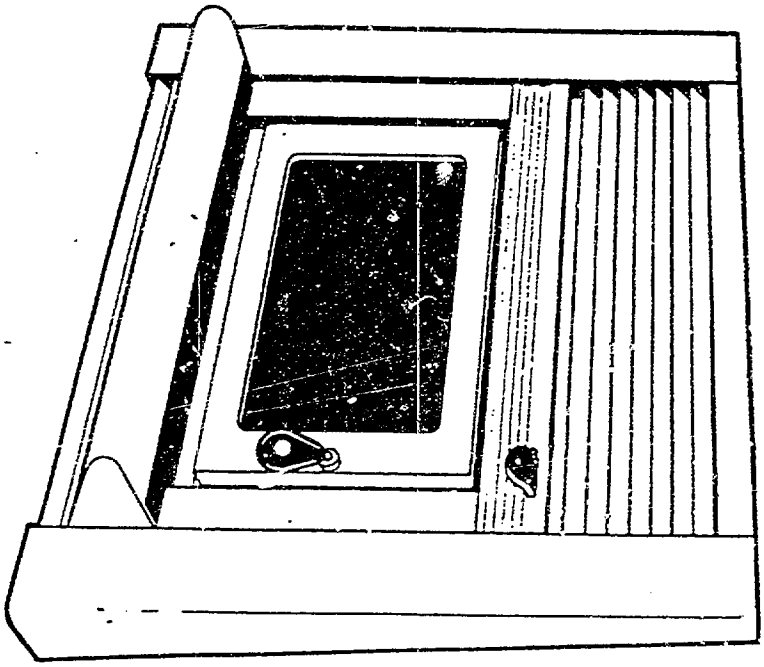
APPROVED ..... DATE 11-8-99

THESE PLANS AND SPECIFICATIONS ARE THE PROPERTY OF THE NEW PLYMOUTH DISTRICT COUNCIL.



METRO

INSTALLATION AND OPERATION MANUAL



HIGH OUTPUT
&
COMPACT MODELS

DIAGRAM 1

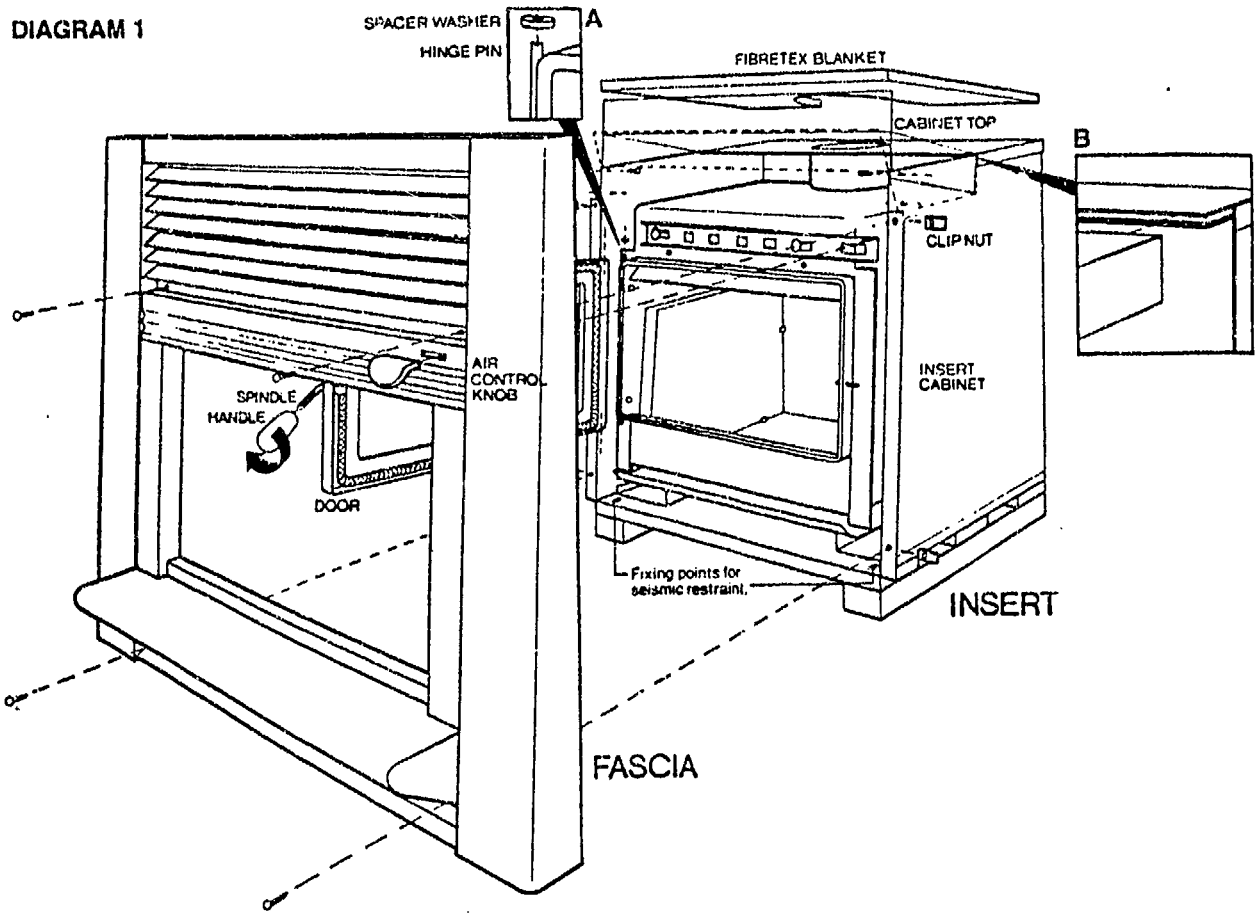


DIAGRAM 2 (COMPACT MODEL)

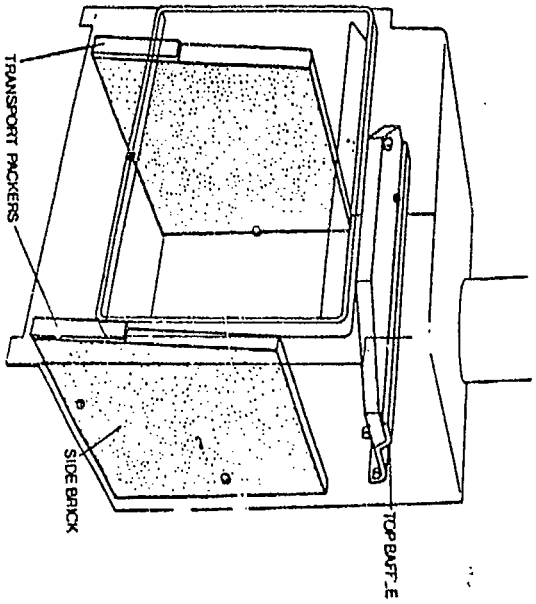


DIAGRAM 2a (HIGH OUTPUT MODEL)

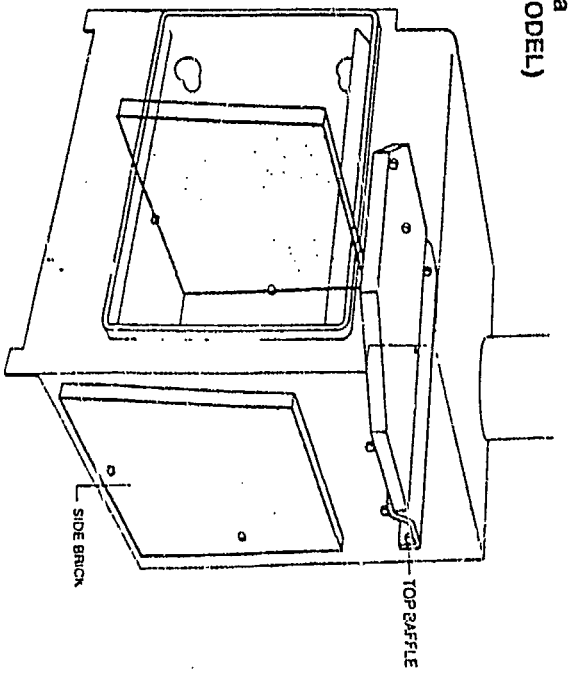
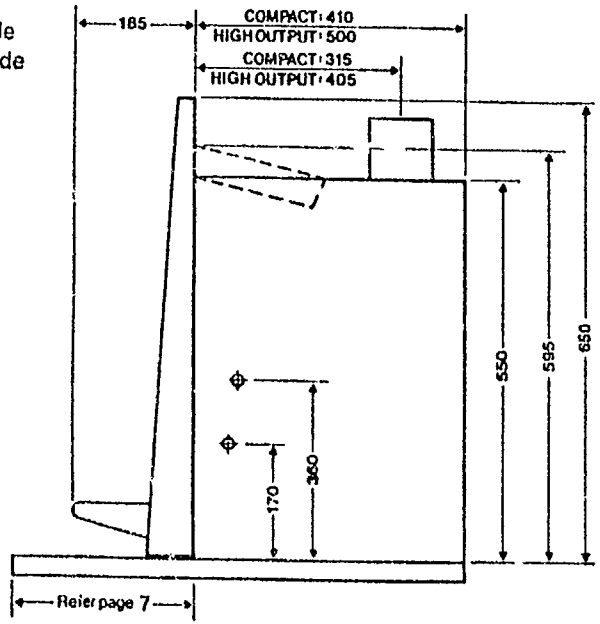


DIAGRAM 3
Insert 560mm wide
Fascia 810mm wide



PRE INSTALLATION

Prior to installing your Metro insert into a masonry chimney, it is important that certain clearances and other requirements are complied with as detailed below:-

Chimney Check the cavity dimensions to ensure the insert will fit, it is usually necessary to remove fire bricks from the lower chimney cavity. Once this has been done the chimney construction can be checked to ensure it is free of cracks and if necessary repairs made.
Ensure the base of the chimney cavity on which the Metro insert will rest is level or correct using mortar.
If an ash removal door exists in the base of the chimney it should be sealed shut to prevent air entering the cavity .

Mantle If a timber or combustible mantle shelf exists above the fireplace opening, it should be a minimum distance above the top of the Metro's fascia, minimum distances are:-

High output model	460mm
Compact model	400mm

If less than minimum specified a deflector or heat shield will be required to be fitted under the mantle.

Hearth An insulating hearth of 12mm minimum thickness must be under the Metro insert. The minimum hearth projection is dependant on the height of the insert above the combustible floor. The following schedule of hearth projections is measured from behind the Metro fascia being the total hearth depth as shown in diagram 3.
Note The heights specified, above the combustible floor can be achieved by the thickness of the hearth or by raising the insert or a combination of the two.

INSERT RAISED	MINIMUM HEARTH PROJECTION/TYPE	
	Compact	**High Output**
10mm	439mm insulated	455mm insulated
15mm	425mm insulated	445mm insulated
20mm	417mm insulated	436mm insulated
25mm	403mm insulated	424mm insulated
30mm	392mm insulated	408mm insulated
35mm	381mm insulated	396mm insulated
40mm	367mm insulated	366mm insulated
41mm and above	N/A	260mm ash hearth
45mm	356mm insulated	
50mm and above	260mm insulated	

Flue The Metro requires a 150mm diameter stainless steel flue 3.6 metres in minimum length and terminate with a suitable cowl and flashing in clear undisturbed air, all flue pipe must be enclosed within the chimney cavity and encased above the chimney with a galvanised casing. Instructions will be supplied with the flue pack .

INSTALLATION

A. Position the Metro insert which is still attached to it's wooden pallet with the rear of the insert facing the fireplace opening. Remove the 2 woodscrews securing the insert to the pallet and carefully slide the insert partly and centrally into the chimney cavity taking care not to mark the hearth and discard the pallet .

B. Attach the fascia with the 4 screws that were supplied in the plastic bag taking care that the air control lever passes through the slot provided in the fascia. Centralise and level the fascia on the insert door and secure the four screws. Applying pressure to the door or inside the firebox (not the fascia) carefully manoeuvre the Metro until the rear of the fascia is just touching the face of the fireplace surround.

C. Taking care not to move the insert, remove the fascia and mark the position of the insert onto the chimney base. Using a masonry drill, drill into the chimney base through the 2 slots which the insert was secured to the pallet through, check to ensure the insert hasn't moved and secure using suitable masonry anchors to effect a siesmic restraint.

D. Remove the top baffle from inside the firebox and both the removable cabinet top and fibretex blanket from the insert cabinet. Check that the flue stub of the insert is in line by looking down the chimney, if not a stainless steel offset or flexi flue will be required.

E. Following the instruction sheet supplied with the flue pack, proceed and fit the flue with all joints sealed and riveted with a minimum of 3 stainless steel or monel rivets on each joint.

F. With the flue in position and sealed with a high temperature cement into the flue stub, drill through the hole provided in the front of the flue stub into the stainless steel flue and secure with the 6mm bolt and nut supplied in the plastic bag.

G. Refit the top baffle into the firebox's upper chamber, and position the fibretex blanket on top of the insert cabinet. Re position the removable cabinet top ensuring it is correctly fitting into the slot provided and secure in it's upper position if possible. (If the adjustable top can be raised slightly but not fully to its upper position, additional holes should be drilled to enable the top to be raised to this level)

H. Using a suitable rated insulation (fibretex 450 or similar) pack any gap that exists between the sides and top of the insert cabinet and fireplace surround.

I. Reattach the fascia, centralise and level on the door and ensure the aircontrol is moving freely. Secure the four screws.

J. Locate the air control knob which is included in the plastic bag and carefully work it onto the air control lever.

The Metro is now fully installed and ready for operation, it is preferable to defer lighting the fire for 24 hours if possible to allow sealant used in the flue joints to air dry, alternatively burn a few sheets of newspaper then leave for 30 to 60 minutes before proceeding to light the fire .

OPERATION

Start up Place a quantity of crumpled newspaper on the base of the firebox, add dry kindling and ensure the air control is fully open. You may use commercial fire lighting products to assist the start up of the fire but never use liquid fuels. Light the fire and leave the door ajar slightly if necessary, approximately 5 to 10mm for a few minutes while the fire establishes. Once burning, open the door and add 2 or 3 small logs at a time until you have a well established fire, usually this will take approximately 30 minutes during which time the air control should be set on high and the door should be closed except for the initial few minutes and when fuel is being added.

Once the fire is established regulate the air control to achieve the desired burn rate / heat output. Note the Metro should be operated with the air control operating in its lower movement range, in the unlikely event that you have a flue fire lift the air control knob slightly into the upper movement range and move it fully to the left OFF position.

Note, during the first fire the Metro will give off an odour and fumes while the paint cures on the firebox, don't be concerned, it will last approximately one hour and only happens this one time.

Normal Operation Always open the air control fully prior to opening the door then open the door slowly. When loading fuel always place the fuel to allow plenty of air space between the logs and leave on high for a minimum of 10 to 15 minutes. Never use the door to force a piece of wood into the firebox as this may cause the glass to break. When the ash level results in ash spilling out, remove the excess but always leave a layer of ash 10 to 15mm deep in the bottom of the firebox. CAUTION only use metal containers for carrying or storing ash as it can retain heat for several days.

Extended burning It is most important if the Metro is to be refuelled and turned down for a slow extended burn that it be operated on high for a period of 10 to 15 minutes prior.

If the air control is turned down to a low setting to soon after refuelling or unseasoned firewood is used, the excess creosote produced will reduce the life of the top baffle and the flue. In addition the output of the Metro will be greatly reduced and flue cleans will be required much more frequently.

WET BACK

The Metro insert can be fitted with an optional water heater designed to give maximum output with minimal effect on the operation of the fire . Only the Pioneer Cast jacket wetback system as illustrated should be fitted to the Metro as any alternative type will void the Metro's emission approvals and may seriously effect the performance of the appliance and void it's warranty.