

27 April 2023

Michael Calder
Sent by email to: michael@calderandco.nz

Kia ora Michael,

Information request - CLM/2011/105656 - 19 Philpotts Road, Mairehau, Christchurch 8052.

Thank you for your information request received on 6 April 2023. You asked for the information in relation to 19 Philpotts Road. Your request has been considered under the Official Information Act (OIA).

Please find the enclosed documentation in response to your request.

The above Toka Tū Ake EQC claim was paid out. If you require sign off or repair completion documents, they may be obtainable from the contractors who completed the substantive repairs at the property.

Toka Tū Ake EQC did not manage the repairs for this claim, therefore, I am unable to provide the repair documentation/sign off documents, as it does not exist as per section 18 (e) of the Official Information Act and section 53(a) of the Privacy Act.

| Claim Numbers associated with the property | Settlement Status | Notes |
|--|--|--|
| CLM/2011/105656 <i>**Master Claim</i> | Cash-Settlement plus declined land claim | Dwelling Land claim declined due to damage being less than excess |
| CLM/2010/049497 | Cash-Settled | Dwelling |
| CLM/2012/038979 | Declined | No damage attributed to this claim |
| CLM/2016/010031 | Cash-Settled | Dwelling |
| CLM/2017/003100 | Remedial cash-settlement | Dwelling |

In accordance with the provisions of section 31A of the Earthquake Commission Act, I have included Toka Tū Ake documentation relating to the assessments and repairs carried out at the property, which contains information held on unassigned claim numbers. The claim owner has not provided authority for you to have access to the claims; however, as the real estate agent marketing the property, you also have an interest in understanding what assessments and repairs have been undertaken at the property.

To protect the privacy of the respective owners, I have withheld information relating to the previous homeowners and third parties under section 9(2)(a) of the OIA and section 53(b) of the PA.

You have the option of approaching the Office of the Ombudsman and/or Privacy Commissioner should you wish. The Ombudsman can be contacted at P O Box 10 152, Wellington 6143, on Freephone 0800 802 602, or visit <http://www.ombudsman.parliament.nz>.

If you believe anything specific is missing, or if you have questions about the claim and would like an explanation of the information provided, please contact us so we can discuss your requirements.

IN CONFIDENCE-CUSTOMER

Toka Tū Ake EQC
Level 11, Majestic Centre
100 Willis Street
Wellington 6011, New Zealand
Telephone: (04) 978-6400
Fax: (04) 978-6431

Corporate Mail: PO Box 790, Wellington 6140
Claims Mail: PO Box 311, Wellington 6140
www.eqc.govt.nz

Ngā mihi,

Matthew Scott

Matthew Scott
OIA Advisor

CASH SETTLED CLAIM(S)

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





Statement of Claim Checklist / Scope of Works

Date: 14/12/2010
 Author: Sharon Loding

CLM/2010/049497
 D S KING
 19 PHILPOTTS ROAD
 MAIREHAU
 CHRISTCHURCH 8052
 H: [REDACTED]
 W: [REDACTED]
 M: [REDACTED]

LA: Sharon Loding

Estimator: **JOHN BOWER**

| Room | Earthquake Damage | Walls | Ceiling | Floor | Repair Strategy |
|-------------|-------------------|-------|---------|-------|---|
| | Y/N | ✓ | ✓ | ✓ | |
| Lounge | N | | | | |
| Dining Room | N | | | | |
| Kitchen | N | | | | |
| Family Room | N/A | | | | |
| Bedroom 1 | Y | ✓ | | | Putty out & stop cracks in walls, supply & paint (1.5m) |
| Ensuite | N/A | | | | |
| Bedroom 2 | N | | | | |
| Bedroom 3 | Y | ✓ | | | Putty out & stop cracks in walls, supply & paint (1m) |

PSK

| Room | Earthquake Damage Y/N | Walls | Ceiling | Floor | Repair Strategy |
|-----------------|--------------------------|-------|---------|-------|-----------------|
| | | ✓ | ✓ | ✓ | |
| Bedroom 4 | N/A | | | | |
| Bathroom | N | | | | |
| Toilet 1 | N | | | | |
| Toilet 2 | N/A | | | | |
| Office / Study | N/A | | | | |
| Rumpus | N/A | | | | |
| Entry / Hall(s) | N | | | | |
| Stairwell | N/A | | | | |
| Laundry | N | | | | |
| Other | N | | | | |
| Garage | N | | | | |

| Item | | Event Damage | Repair Strategy |
|----------------|----------------|--------------|-----------------|
| | | Y / N | |
| Roof | | N | |
| EXTERNAL WALLS | North | N | |
| | South | N | |
| | East | N | |
| | West | N | |
| Decks | | N/A | |
| CHIMNEY | Base | N | |
| | Ceiling Cavity | N | |
| | Above Roof | N | |
| | Fireplace | N | |

P.S.K.
Initials

| Item | Event Damage | Repair Strategy |
|---|--------------|--|
| | Y / N | |
| Foundations | Y | Take out cracks & fill with approved resin plaster (2 mm West wall) (1.2 m L) (2 mm South wall) (1.2 m L) |
| Piling | N | |
| Services | N | |
| Other Dwelling Items | N | |
| Outbuildings | N | |
| Land & Retaining Walls (Discuss with Supervisor) | N | |

Supplementary Notes:

I confirm the rooms and areas listed above have been inspected by an EQC representative.

Damage caused by the event has been noted and to my knowledge there are no other areas of damage resulting from the event.

Signature of Claimant: D. S. Kufy Dated: 14/12/2010

NOTE: THIS FORM IS TO BE COMPLETED IN THE CLAIMANT'S PRESENCE.

D.S.K.
Initials)

SCANNED
ENTERED



Calculation Sheet

Ver:

CLM/2010/049497

Date: 23-12-2010

Author:

D S KING
19 PHILPOTTS ROAD
MAIREHAU
CHRISTCHURCH 8052
H: [REDACTED]
W: [REDACTED]
M: [REDACTED]

LA: Sharon Lodding

Estimator: John Bower

| Room | Repair Strategy | Units | Length | Breadth | Depth | Quantity | Rate | Cost |
|-------------|------------------------|----------------|--------|---------|-------|----------|------|-------|
| Lounge | | | | | | | | |
| Dining Room | | | | | | | | |
| Kitchen | | | | | | | | |
| Family Room | | | | | | | | |
| Bedroom 1 | Repair Cracks to Walls | P/H | | | | 1 | 45 | 45 |
| | Materials | EA | | | | 1 | 20 | 20 |
| | Supply & Paint Walls | m ² | 15.8 | 2.4 | | 37.92 | 20 | 758.4 |
| Ensuite | | | | | | | | |
| Bedroom 2 | | | | | | | | |
| Bedroom 3 | Repair Cracks to Walls | P/H | | | | 3 | 45 | 135 |
| | Materials | EA | | | | 1 | 30 | 30 |
| | Supply & Paint Walls | m ² | 14.8 | 2.4 | | 35.52 | 20 | 710.4 |

Sub total (Page 1) 1698.80

SCANNED

Affix label here

ENTERED

049497

Calculation Sheet - Page 4

| Room | Repair Strategy | Units | Length | Breadth | Depth | Quantity | Rate | Cost |
|--------------------------|---------------------------------------|-------|--------|---------|-------|----------|------|------|
| Foundations | Repair Cracks Sth & West Wall (2.4LM) | P/H | | | | 4 | 50 | 200 |
| | Materials | EA | | | | 1 | 75 | 75 |
| Piling | | | | | | | | |
| Services | | | | | | | | |
| Other Dwelling Items | | | | | | | | |
| Out-buildings | | | | | | | | |
| Land and Retaining Walls | | | | | | | | |

Sub-total - Page 4 275

| | | |
|--|-----------------------------|------------------|
| | Sub total - Page 1: | 1698.80 |
| | Page 2: | — |
| | Page 3: | — |
| | Page 4: | 275 |
| | + P&G, Margin & GST Figure: | \$722.81 |
| | TOTAL: | \$2696.61 |



Calculation Sheet

Ver:

CLM/2010/049497

Date: 23 12 2010

Author:

D S KING
 19 PHILPOTTS ROAD
 MAIREHAU
 CHRISTCHURCH 8052
 H: [REDACTED]
 W: [REDACTED]
 M: [REDACTED]

LA: Sharon Loddling

Estimator: John Bower

| Room | Repair Strategy | Units | Length | Breadth | Depth | Quantity | Rate | Cost |
|-------------|------------------------|----------------|--------|---------|-------|----------|------|-------|
| Lounge | | | | | | | | |
| Dining Room | | | | | | | | |
| Kitchen | | | | | | | | |
| Family Room | | | | | | | | |
| Bedroom 1 | Repair Cracks to Walls | P/H | | | | 1 | 45 | 45 |
| | Materials | EA | | | | 1 | 20 | 20 |
| | Supply & Paint Walls | m ² | 15.8 | 2.4 | | 37.92 | 20 | 758.4 |
| Ensuite | | | | | | | | |
| Bedroom 2 | | | | | | | | |
| Bedroom 3 | Repair Cracks to Walls | P/H | | | | 3 | 45 | 90 |
| | Materials | EA | | | | 1 | 30 | 30 |
| | Supply & Paint Walls | m ² | 14.8 | 2.4 | | 35.52 | 20 | 710.4 |

Sub total (Page 1) 1653.8

Affix label here

Calculation Sheet – Page 2

| Room | Repair Strategy | Units | Length | Breadth | Depth | Quantity | Rate | Cost |
|--------------------|-----------------|-------|--------|---------|-------|----------|------|------|
| Bedroom 4 | | | | | | | | |
| Bathroom | | | | | | | | |
| Toilet 1 | | | | | | | | |
| Toilet 2 | | | | | | | | |
| Office / Study | | | | | | | | |
| Rumpus | | | | | | | | |
| Entry / Hall(s) | | | | | | | | |
| Stairwell | | | | | | | | |
| Laundry | | | | | | | | |
| Garage | | | | | | | | |

Sub total (Page 2)

Affix label here

Calculation Sheet – Page 3

| Room | | Repair Strategy | Units | Length | Breadth | Depth | Quantity | Rate | Cost |
|----------------|----------------|-----------------|-------|--------|---------|-------|----------|------|------|
| Roof | | | | | | | | | |
| EXTERNAL WALLS | North | | | | | | | | |
| | South | | | | | | | | |
| | East | | | | | | | | |
| | West | | | | | | | | |
| Decks | | | | | | | | | |
| CHIMNEY | Base | | | | | | | | |
| | Ceiling Cavity | | | | | | | | |
| | Above Roof | | | | | | | | |
| | Fireplace | | | | | | | | |

Sub total (Page 3)

Affix label here

Calculation Sheet – Page 4

| Room | Repair Strategy | Units | Length | Breadth | Depth | Quantity | Rate | Cost |
|--------------------------|---------------------------------------|-------|--------|---------|-------|----------|------|------|
| Foundations | Repair Cracks Sth & West Wall (2.4CM) | P/H | | | | 4 | 50 | 200 |
| | Materials | EA | | | | 1 | 75 | 75 |
| Piling | | | | | | | | |
| | | | | | | | | |
| Services | | | | | | | | |
| | | | | | | | | |
| Other Dwelling Items | | | | | | | | |
| | | | | | | | | |
| Out-buildings | | | | | | | | |
| | | | | | | | | |
| Land and Retaining Walls | | | | | | | | |
| | | | | | | | | |

Sub-total - Page 4 275

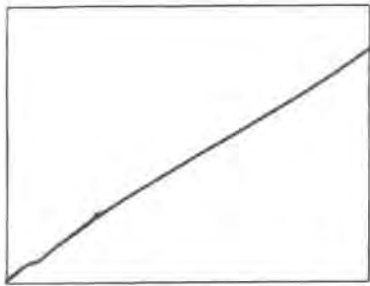
| | | |
|--|-----------------------------|---------------------|
| | Sub total – Page 1: | 1653.80 |
| | Page 2: | — |
| | Page 3: | — |
| | Page 4: | 275 |
| | + P&G, Margin & GST Figure: | \$706.33 |
| | TOTAL: | \$2,635.13 ✓ |

Date: 14/12/10

Claim Number: 2010/049497

Estimators Name: JOHN BOWER

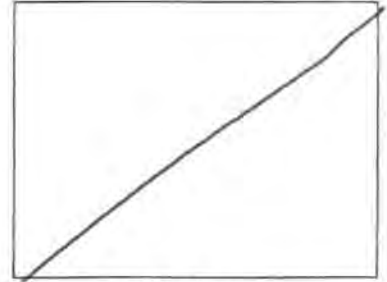
Dwelling Inspection Checklist: Show measurements indicate damage



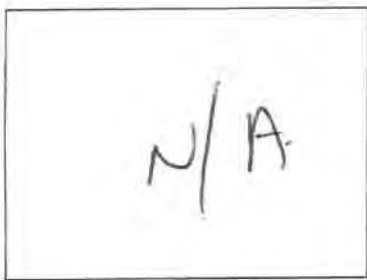
Lounge



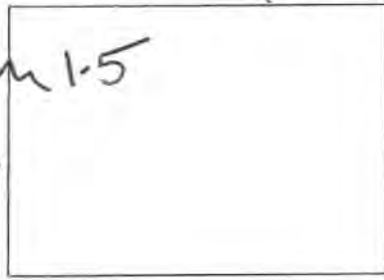
Dining Room



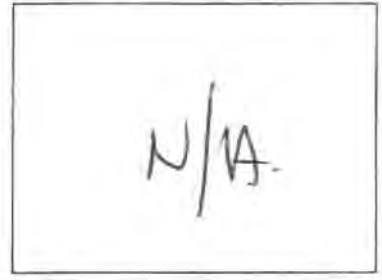
Kitchen



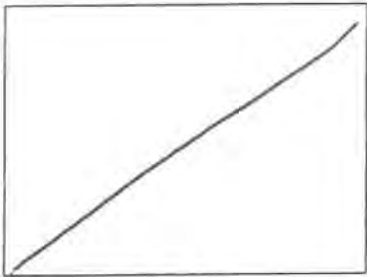
Family Room



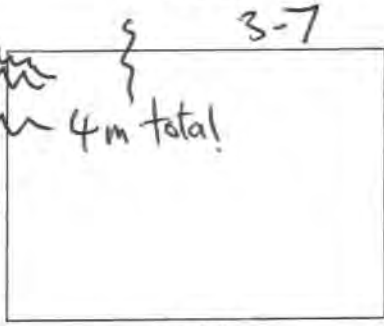
Bed 1



Ensuite



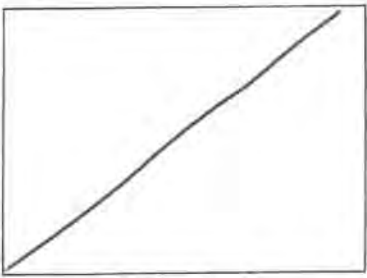
Bed 2



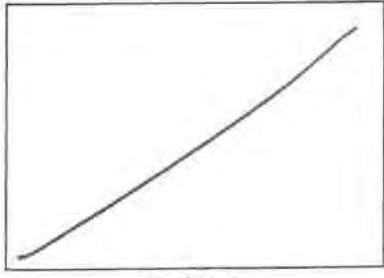
Bed 3



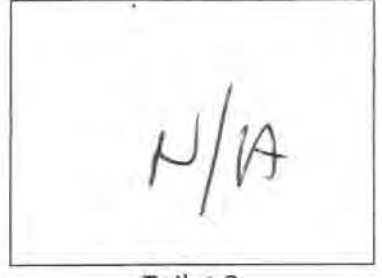
Bed 4



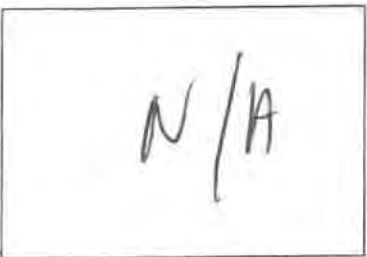
Bathroom



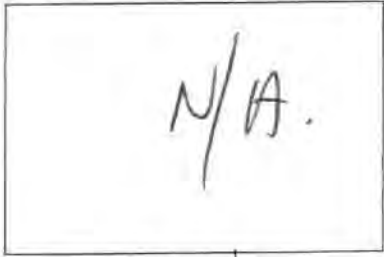
Toilet 1



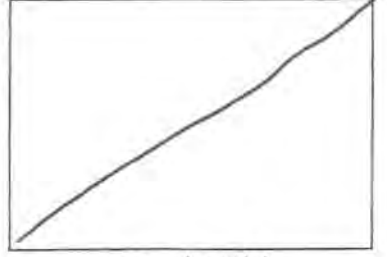
Toilet 2



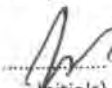
Office/Study



Rumpus



Entry/Hall(s)


Initials)

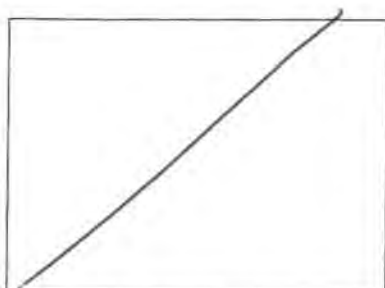
Date: 14/12/10

Claim Number: 2010/049497

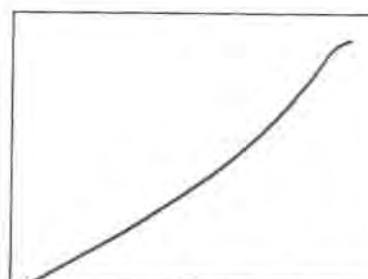
Estimators Name: JOHN BOWER



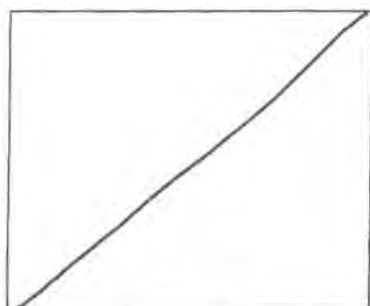
Stairwell



Laundry



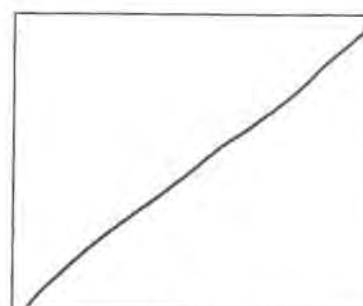
Outbuildings/Garage



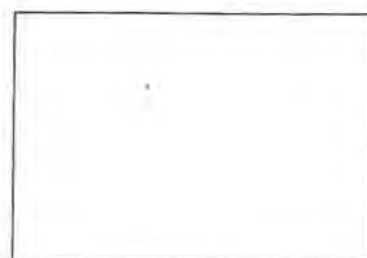
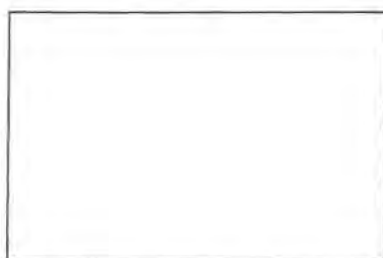
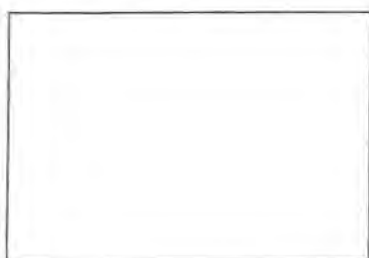
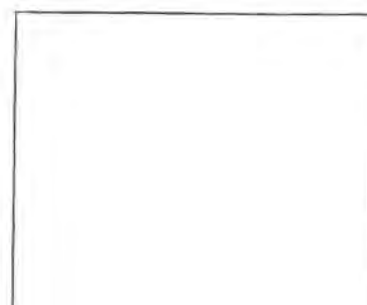
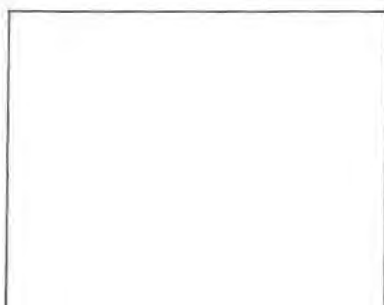
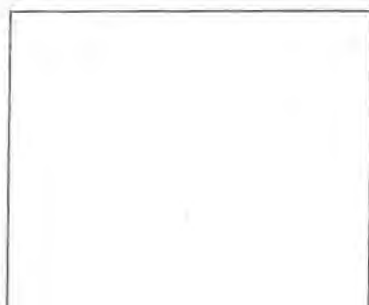
Roof

CRACKS TO WEST & SOUTH CONCRETE RING.
3 @ 400mm x 2mm
FOUNDATION
400mm high.

Foundation



Exterior



Legend

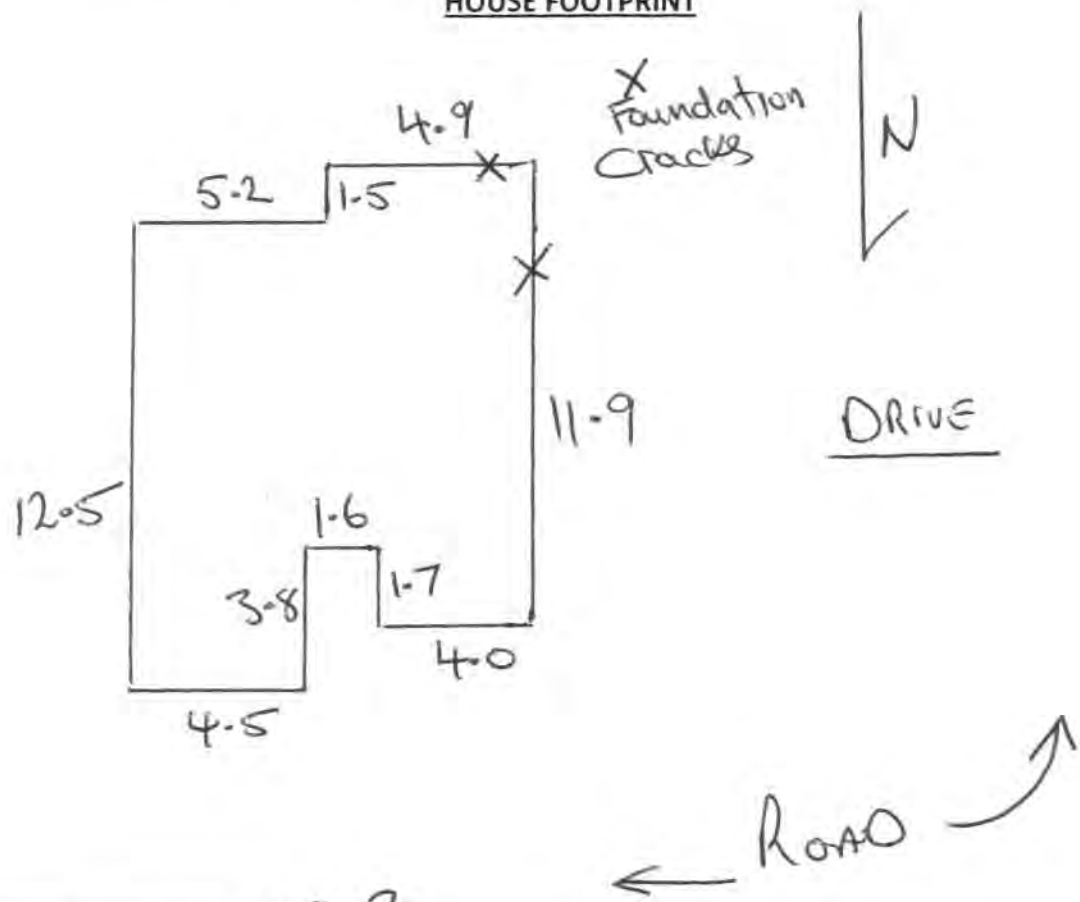
| | |
|---|--------------------------------|
| — | Crack to ceiling (show length) |
| ~ | Crack to wall (show length) |
| X | External damage |
| O | Foundation damage |

JB
Initials)

Date: 14/12/10 Claim Number: 2010/ 049497

Estimators Name: JOHN BOWER

HOUSE FOOTPRINT



| | | | |
|-----------------------|---|--------------|--|
| Area m ² : | 119 m ² | | |
| Stud Heights: | 2.4 m | | |
| Wall Finish: | Wallpaper | + | Plastered Paint finish |
| Other | | | |
| Services: | Specify damage: | | |
| Chimneys: | Construction type: Height: Damage description: Above Roof Below Roof Total Repair | | |
| Foundations Damage: | Timber Concrete Ring Concrete Slab Other (Specify): Minor Moderate Major CONCRETE PILES House moved off foundations?: Concrete slab cracked? Crack width: Crack length: | | |
| Roof: | Framed Trussed Type: Clay Tiles Concrete tiles Metal tiles Rolled Metal Other Damage: | | |
| Cladding Type: | Weatherboard | Brick Veneer | Hardiplank Other |

Scope of Works



Customer: D.S KING

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 19 PHILPOTTS ROAD, MAIREHAU, CHRISTCHURCH 8052 on 15/11/2011

Site

| Element | Damage | Repair |
|---|--------|--------|
| Land (Exposed - Soil - 640.00 m2) | | |
| Land (Under dwelling - Soil - 150.00 m2) | | |
| Main Access (Drive - Concrete - 24.00 m2) | | |

Services

| Element | Damage | Repair |
|--|----------------------|--------|
| Sewerage (Town Connection - PVC Pipe - 15.00 l/m) | No Earthquake Damage | |
| Water Supply (Town Connection - Plastic - 15.00 l/m) | No Earthquake Damage | |

Main Building

Exterior

Elevation (North wall)

| Element | Damage | Repair |
|--|----------------------|-----------------------|
| Porch / Veranda (External - Timber - 2.88 m2) | Cosmetic damage | Paint surface 2.88 m2 |
| Wall Cladding (Weatherboard - Timber - 24.48 m2) | No Earthquake Damage | |
| Wall framing (Timber Frame - Timber - 24.48 m2) | No Earthquake Damage | |

Elevation (South wall)

| Element | Damage | Repair |
|--|----------------------|---|
| Wall Cladding (Weatherboard - Timber - 24.48 m2) | Cracking to paint | Gap fill and paint weatherboards 24.48 m2 |
| Wall framing (Timber Frame - Timber - 24.48 m2) | No Earthquake Damage | |

Elevation (West wall)

| Element | Damage | Repair |
|--|----------------------|---|
| Wall Cladding (Weatherboard - Timber - 32.40 m2) | Cracking to paint | Gap fill and paint weatherboards 32.40 m2 |
| Wall framing (Timber Frame - Timber - 32.40 m2) | No Earthquake Damage | |

Elevation (East wall)

| Element | Damage | Repair | |
|--|----------------------|----------------------------------|----------|
| Wall Cladding (Weatherboard - Timber - 32.40 m2) | Cracking to paint | Gap fill and paint weatherboards | 32.40 m2 |
| Wall framing (Timber Frame - Timber - 32.40 m2) | No Earthquake Damage | | |

Roof

| Element | Damage | Repair | |
|---|----------------------|-----------------------|-----------|
| Roof Covering (Pitched - Concrete tile - 162.40 m2) | Cosmetic damage | Repoint ridge capping | 10.00 l/m |
| Roof framing (Framed - Timber - 162.40 m2) | No Earthquake Damage | | |

Foundations

| Element | Damage | Repair | |
|---|---------------------------------|---------------------------------|------------|
| Piles (Ordinary - Concrete - 1.00 item) | Floor has moved less than 100mm | Jack and pack piles | 4.00 No of |
| Ring foundation (Load bearing - Concrete - 47.00 l/m) | Cracks to ring foundation | Grind out and epoxy fill cracks | 6.00 l/m |
| | Cracks to ring foundation | Paint foundation | 18.80 m2 |

Interior**Ground Floor - Living (Inc office area)**

Room Size: 4.80 x 7.30 = 35.04 (length(m) x width(m) = Area Size(m2))

Stud Height: 2.40 m

| Element | Damage | Repair | |
|---|----------------------|--|-----------|
| Ceiling (Lath and Plaster - Wallpaper / paint - 35.04 m2) | Cosmetic Damage | Remove, dispose and replace wall paper - Paint | 35.04 m2 |
| | Cosmetic Damage | Rake out and stop | 15.00 l/m |
| Door (External) (French doors - Aluminium - 1.00 No of) | No Earthquake Damage | | |
| Door (Internal) (Single Louvre door - Timber - 1.00 No of) | No Earthquake Damage | | |
| Floor (T&G - Carpet - 35.04 m2) | No Earthquake Damage | | |
| Heating (Electric - Skope - 1.00 item) | No Earthquake Damage | | |
| Wall covering (Gib - Wallpaper - 58.08 m2) | Cosmetic damage | Remove, dispose and replace wallpaper | 28.80 m2 |
| Window (Aluminium Awning - Pane single glazed - 2.00 No of) | No Earthquake Damage | | |

Ground Floor - Kitchen (Inc dining)

Room Size: 3.10 x 3.70 = 11.47 (length(m) x width(m) = Area Size(m2))

Stud Height: 2.40 m

| Element | Damage | Repair | |
|-----------|--------|--------|--|
| No Damage | | | |

Ground Floor - Laundry

Room Size: 2.50 x 1.90 = 4.75 (length(m) x width(m) = Area Size(m2))

Stud Height: 2.40 m

| Element | Damage | Repair | |
|-----------|--------|--------|--|
| No Damage | | | |

Ground Floor - Toilet

Room Size: 0.80 x 1.80 = 1.44 (length(m) x width(m) = Area Size(m2))

Stud Height: 2.40 m

| Element | Damage | Repair |
|-----------|--------|--------|
| No Damage | | |

Ground Floor - BathroomRoom Size: 1.90 x 3.00 = 5.70 (length(m) x width(m) = Area Size(m²))

Stud Height: 2.40 m

| Element | Damage | Repair |
|-----------|--------|--------|
| No Damage | | |

Ground Floor - Bedroom (Main bedroom)Room Size: 3.70 x 4.20 = 15.54 (length(m) x width(m) = Area Size(m²))

Stud Height: 2.40 m

| Element | Damage | Repair |
|---|----------------------|--|
| Built in wardrobe (Wardrobe - MDF - 2.10 m ²) | No Earthquake Damage | |
| Ceiling (Gib - Stipple - 15.54 m ²) | No Earthquake Damage | |
| Door (Internal) (Single Hollow Core - Timber - 1.00 No of) | Cosmetic damage | Repaint total door surround 1.00 No of |
| Floor (T&G - Carpet - 15.54 m ²) | Cosmetic damage | Lift and relay existing carpet 6.00 m ² |
| | Cosmetic damage | Re-fix floor boards 6.00 m ² |
| Wall covering (Lath & Plaster - Wall paper / paint - 37.92 m ²) | Cosmetic damage | Remove, dispose and replace wallpaper - paint 37.92 m ² |
| Window (Aluminium Awning - Pane single glazed - 2.00 No of) | Cosmetic damage | Gap fill and paint jambs / sills 6.00 l/m |

Ground Floor - Bedroom (Adj front entry)Room Size: 3.50 x 3.90 = 13.65 (length(m) x width(m) = Area Size(m²))

Stud Height: 2.40 m

| Element | Damage | Repair |
|--|----------------------|--|
| Built in wardrobe (Wardrobe - MDF - 1.40 m ²) | No Earthquake Damage | |
| Ceiling (Gib - Paint - 13.65 m ²) | No Earthquake Damage | |
| Door (Internal) (Single Hollow Core - Timber - 1.00 No of) | Cosmetic damage | Repaint total door surround 1.00 No of |
| Floor (T&G - Carpet - 13.65 m ²) | No Earthquake Damage | |
| Wall covering (Lath & Plaster - Paint - 35.52 m ²) | Cosmetic damage | Rake out plaster repair lath and plaster cracks 8.00 l/m |
| | Cosmetic damage | Paint wall 35.52 m ² |
| Window (Aluminium Awning - Pane single glazed - 2.00 No of) | Cosmetic damage | Gap fill and paint jambs / sills 10.00 l/m |

Ground Floor - Bedroom (Adj main bedroom)Room Size: 2.80 x 3.10 = 8.68 (length(m) x width(m) = Area Size(m²))

Stud Height: 2.40 m

| Element | Damage | Repair |
|--|----------------------|---|
| Ceiling (Lath and Plaster - Paint - 8.68 m ²) | No Earthquake Damage | |
| Door (Internal) (Single Hollow Core - Timber - 1.00 No of) | No Earthquake Damage | |
| Floor (T&G - Carpet - 8.68 m ²) | No Earthquake Damage | |
| Wall covering (Lath & Plaster - Paint - 28.32 m ²) | No Earthquake Damage | |
| Window (Aluminium Awning - Pane single glazed - 1.00 No of) | Cosmetic damage | Gap fill and paint jambs / sills 2.00 l/m |

Ground Floor - Hallway (Inc front entry)

Room Size: 2.70 x 3.20 = 8.64 (length(m) x width(m) = Area Size(m2))

Stud Height: 2.40 m

| Element | Damage | Repair | |
|--|----------------------|---|-----------|
| Ceiling (Lath and Plaster - Wallpaper / paint - 8.64 m2) | Cosmetic Damage | Remove, dispose and replace wall paper - Paint | 8.64 m2 |
| Door (External) (Single glass door - Timber - 1.00 No of) | No Earthquake Damage | | |
| Door (Internal) (Single Hollow Core - Timber - 1.00 No of) | No Earthquake Damage | | |
| Floor (T&G - Carpet - 8.64 m2) | Cosmetic damage | Lift and relay existing carpet | 86.40 m2 |
| | Cosmetic damage | Re-fix floor boards | 8.64 m2 |
| Wall covering (Gib - Paint - 28.32 m2) | Cosmetic damage | Rake out plaster repair lath and plaster cracks | 10.00 l/m |
| | Cosmetic damage | Remove, dispose and replace wallpaper | 28.32 m2 |
| Window (Timber small - Obscure glass - 2.00 No of) | No Earthquake Damage | | |

Garage 1**Exterior****Elevation (North wall)**

| Element | Damage | Repair |
|-----------|--------|--------|
| No Damage | | |

Elevation (South wall)

| Element | Damage | Repair |
|-----------|--------|--------|
| No Damage | | |

Elevation (West wall)

| Element | Damage | Repair |
|-----------|--------|--------|
| No Damage | | |

Elevation (East wall)

| Element | Damage | Repair |
|-----------|--------|--------|
| No Damage | | |

Roof

| Element | Damage | Repair |
|-----------|--------|--------|
| No Damage | | |

Foundations

| Element | Damage | Repair |
|-----------|--------|--------|
| No Damage | | |

Interior**Ground Floor - Room (Other) (Interior garage)**

Room Size: 6.60 x 7.20 = 47.52 (length(m) x width(m) = Area Size(m2))

Stud Height: 2.20 m

| Element | Damage | Repair | |
|--|----------------------|-------------|------------|
| Door (External) (Single solid Door - Steel - 1.00 No of) | Cosmetic damage | Realign | 1.00 No of |
| Floor (Concrete - Concrete - 47.52 m2) | No Earthquake Damage | | |
| Garage door (Tilt-a-door Metal - Steel - 2.00 No of) | Impact damage | Adjust door | 2.00 No of |
| Wall covering (Other - Paint - 60.72 m2) | No Earthquake Damage | | |
| Wall framing (Timber Frame - Timber - 60.72 m2) | No Earthquake Damage | | |
| Window (Steel framed - Pane single glazed - 1.00 No of) | No Earthquake Damage | | |

Garage 2

Exterior

Elevation (North wall)

| Element | Damage | Repair | |
|--|--|--|----------|
| Wall Cladding (Weatherboard - Timber - 10.00 m2) | Cracking to paint Structural damage | Gap fill and paint weatherboards Refit door and paint | 10.00 m2 |
| Wall framing (Timber Frame - Timber - 10.00 m2) | No Earthquake Damage | | |

Elevation (South wall)

| Element | Damage | Repair | |
|-----------|--------|--------|--|
| No Damage | | | |

Elevation (West wall)

| Element | Damage | Repair | |
|-----------|--------|--------|--|
| No Damage | | | |

Elevation (East wall)

| Element | Damage | Repair | |
|-----------|--------|--------|--|
| No Damage | | | |

Roof

| Element | Damage | Repair | |
|--|----------------------|-----------------------|-----------|
| Roof Covering (Pitched - Concrete tile - 19.00 m2) | Cosmetic damage | Repoint ridge capping | 12.00 l/m |
| Roof framing (Framed - Timber - 19.00 m2) | No Earthquake Damage | | |

Foundations

| Element | Damage | Repair | |
|---|---------------|---|----------|
| Slab foundation (Concrete Slab - Concrete - 14.00 m2) | Garage Damage | Lift garage, remove, dispose and replace slab, reinstate garage | 19.00 m2 |

Interior

Ground Floor - Room (Other) (Interior garage)

Room Size: 3.80 x 5.00 = 19.00 (length(m) x width(m) = Area Size(m2))

Stud Height: 2.00 m

| Element | Damage | Repair | |
|-----------|--------|--------|--|
| No 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 |

EQC Full Assessment Report

Claim Number: CLM/2011/105656
Claimant: D.S KING
Property Address: 19 PHILPOTTS ROAD
 MAIREHAU
 CHRISTCHURCH 8052

Assessment Date: 15/11/2011 11:25
Assessor: braithwaite, Peter
Estimator: Payne, Brian
Property Occupied By: Owner Occupied

Claimant Setup

| Type | Name | Home Number | Mobile Number | Work Number | Email Address |
|-------|-----------|-------------|---------------|-------------|---------------|
| Owner | D.S, KING | | | | |

Insurance & Mortgage Details

Insurance Details - From Claim Centre

| Insurer | Policy Type | Policy Number | Insurance Sighted | Insurance Valid |
|------------|-------------|---------------|-------------------|-----------------|
| Ansvar Ltd | Dwelling | | Yes | |

Insurance Details - Added in COMET

| Insurer | Policy Type | Policy Number | Insurance Sighted | Insurance Valid |
|---------|-------------|---------------|-------------------|-----------------|
|---------|-------------|---------------|-------------------|-----------------|

Insurance Details - Comments

Mortgage Details - From Claim Centre

| Bank |
|------|
|------|

Mortgage Details - Added in COMET

| Bank |
|-------------|
| No Mortgage |

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 hazards for entry

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 | 1 | Standard | 1935 - 1960 | Rectangular | 107.83 |
| Garage 1 | 1 | Standard | 1935 - 1960 | Rectangular | 48.21 |
| Garage 2 | 1 | Standard | Post 1980 | Rectangular | 19.44 |

Full Assessment

Site

| Element | Type | Material | Damages | Measure | Rate | Cost |
|-------------|----------------|----------|----------------------|---------|------|------|
| Land | Exposed | Soil | No Earthquake Damage | | | |
| Land | Under dwelling | Soil | No Earthquake Damage | | | |
| Main Access | Drive | Concrete | No Earthquake Damage | | | |

General Comments:

Services

| Element | Type | Material | Damages | Measure | Rate | Cost |
|--------------|-----------------|----------|----------------------|---------|------|------|
| Sewerage | Town Connection | PVC Pipe | No Earthquake Damage | | | |
| Water Supply | Town Connection | Plastic | No Earthquake Damage | | | |

General Comments:

Main Building

Exterior

Elevation (North wall)

Damage: Earthquake damage

Require Scaffolding? No

| Element | Type | Material | Damages | Measure | Rate | Cost |
|-----------------|--------------|----------|----------------------|---------|-------|-------|
| Porch / Veranda | External | Timber | Cosmetic damage | | | |
| | | | Paint surface | 2.88 m2 | 29.00 | 83.52 |
| Wall Cladding | Weatherboard | Timber | No Earthquake Damage | | | |
| Wall framing | Timber Frame | Timber | No Earthquake Damage | | | |

General Comments:

Elevation (South wall)

Damage: Earthquake damage

Require Scaffolding? No

| Element | Type | Material | Damages | Measure | Rate | Cost |
|---------------|--------------|----------|----------------------------------|----------|-------|--------|
| Wall Cladding | Weatherboard | Timber | Cracking to paint | | | |
| | | | Gap fill and paint weatherboards | 24.48 m2 | 38.00 | 930.24 |
| Wall framing | Timber Frame | Timber | No Earthquake Damage | | | |

General Comments:

Elevation (West wall)

Damage: Earthquake damage

Require Scaffolding? No

| Element | Type | Material | Damages | Measure | Rate | Cost |
|---------------|--------------|----------|----------------------------------|----------|-------|----------|
| Wall Cladding | Weatherboard | Timber | Cracking to paint | | | |
| | | | Gap fill and paint weatherboards | 32.40 m2 | 38.00 | 1,231.20 |
| Wall framing | Timber Frame | Timber | No Earthquake Damage | | | |

General Comments:

Elevation (East wall)

Damage: Earthquake damage

Require Scaffolding? No

| Element | Type | Material | Damages | Measure | Rate | Cost |
|---------------|--------------|----------|----------------------------------|----------|-------|----------|
| Wall Cladding | Weatherboard | Timber | Cracking to paint | | | |
| | | | Gap fill and paint weatherboards | 32.40 m2 | 38.00 | 1,231.20 |
| Wall framing | Timber Frame | Timber | No Earthquake Damage | | | |

General Comments:

Roof

Damage: Earthquake damage

Require Scaffolding? No

| Element | Type | Material | Damages | Measure | Rate | Cost |
|---------------|---------|---------------|-----------------------|-----------|-------|--------|
| Roof Covering | Pitched | Concrete tile | Cosmetic damage | | | |
| | | | Repoint ridge capping | 10.00 l/m | 30.00 | 300.00 |
| Roof framing | Framed | Timber | No Earthquake Damage | | | |

General Comments: PVC spouting
.400 hardy soffit painted
Timber fascia painted

Foundations**Damage:** Earthquake damage**Require Scaffolding?** No

| Element | Type | Material | Damages | Measure | Rate | Cost |
|-----------------|--------------|----------|---------------------------------|------------|--------|--------|
| Piles | Ordinary | Concrete | Floor has moved less than 100mm | | | |
| | | | Jack and pack piles | 4.00 No of | 100.00 | 400.00 |
| Ring foundation | Load bearing | Concrete | Cracks to ring foundation | | | |
| | | | Grind out and epoxy fill cracks | 6.00 l/m | 30.00 | 180.00 |
| | | | Cracks to ring foundation | | | |
| | | | Paint foundation | 18.80 m2 | 39.00 | 733.20 |

General Comments:**Ground Floor - Living (Inc office area)****Damage:** Earthquake damage**Require Scaffolding?** No

| Element | Type | Material | Damages | Measure | Rate | Cost |
|-----------------|--------------------|--------------------|--|-----------|-------|----------|
| Ceiling | Lath and Plaster | Wallpaper / paint | Cosmetic Damage | | | |
| | | | Remove, dispose and replace wall paper - Paint | 35.04 m2 | 67.00 | 2,347.68 |
| | | | Cosmetic Damage | | | |
| | | | Rake out and stop | 15.00 l/m | 10.00 | 150.00 |
| Door (External) | French doors | Aluminium | No Earthquake Damage | | | |
| Door (Internal) | Single Louvre door | Timber | No Earthquake Damage | | | |
| Floor | T&G | Carpet | No Earthquake Damage | | | |
| Heating | Electric | Skope | No Earthquake Damage | | | |
| Wall covering | Gib | Wallpaper | Cosmetic damage | | | |
| | | | Remove, dispose and replace wallpaper | 28.80 m2 | 43.00 | 1,238.40 |
| Window | Aluminium Awning | Pane single glazed | No Earthquake Damage | | | |

General Comments: wall covering part wallpaper, part wood panel, part brick.**Ground Floor - Kitchen (Inc dining)****Damage:** No damage**Require Scaffolding?** No**General Comments:** Gib painted ceiling, painted lath and plaster walls, al window, laminate bench stove/oven, kitchen, joinery, vinyl flooring.**Ground Floor - Laundry****Damage:** No damage**Require Scaffolding?** No**General Comments:** Gib painted ceiling, seratone walls, vinyl floor covering, int sliding door, ext door, al window, wash tub.**Ground Floor - Toilet****Damage:** No damage**Require Scaffolding?** No**General Comments:****Ground Floor - Bathroom****Damage:** No damage**Require Scaffolding?** No**General Comments:** Gib painted walls and ceiling, vinyl floor covering, bath, vanity, 3 cornered shower, window, int door, fixed mirror.

Ground Floor - Bedroom (Main bedroom)**Damage:** Earthquake damage**Require Scaffolding?** No

| Element | Type | Material | Damages | Measure | Rate | Cost |
|-------------------|--------------------|--------------------|---|------------|-------|----------|
| Built in wardrobe | Wardrobe | MDF | No Earthquake Damage | | | |
| Ceiling | Gib | Stipple | No Earthquake Damage | | | |
| Door (Internal) | Single Hollow Core | Timber | Cosmetic damage | | | |
| | | | Repaint total door surround | 1.00 No of | 63.00 | 63.00 |
| Floor | T&G | Carpet | Cosmetic damage | | | |
| | | | Lift and relay existing carpet | 6.00 m2 | 12.00 | 72.00 |
| | | | Cosmetic damage | | | |
| | | | Re-fix floor boards | 6.00 m2 | 22.00 | 132.00 |
| Wall covering | Lath & Plaster | Wall paper / paint | Cosmetic damage | | | |
| | | | Remove, dispose and replace wallpaper - paint | 37.92 m2 | 67.00 | 2,540.64 |
| Window | Aluminium Awning | Pane single glazed | Cosmetic damage | | | |
| | | | Gap fill and paint jambs / sills | 6.00 l/m | 12.00 | 72.00 |

General Comments:**Ground Floor - Bedroom (Adj front entry)****Damage:** Earthquake damage**Require Scaffolding?** No

| Element | Type | Material | Damages | Measure | Rate | Cost |
|-------------------|--------------------|--------------------|---|------------|-------|--------|
| Built in wardrobe | Wardrobe | MDF | No Earthquake Damage | | | |
| Ceiling | Gib | Paint | No Earthquake Damage | | | |
| Door (Internal) | Single Hollow 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 | Paint | Cosmetic damage | | | |
| | | | Rake out plaster repair lath and plaster cracks | 8.00 l/m | 25.00 | 200.00 |
| | | | Cosmetic damage | | | |
| | | | Paint wall | 35.52 m2 | 24.00 | 852.48 |
| Window | Aluminium Awning | Pane single glazed | Cosmetic damage | | | |
| | | | Gap fill and paint jambs / sills | 10.00 l/m | 12.00 | 120.00 |

General Comments:**Ground Floor - Bedroom (Adj main bedroom)****Damage:** Earthquake damage**Require Scaffolding?** No

| Element | Type | Material | Damages | Measure | Rate | Cost |
|-----------------|--------------------|--------------------|----------------------------------|----------|-------|-------|
| Ceiling | Lath and Plaster | Paint | No Earthquake Damage | | | |
| Door (Internal) | Single Hollow Core | Timber | No Earthquake Damage | | | |
| Floor | T&G | Carpet | No Earthquake Damage | | | |
| Wall covering | Lath & Plaster | Paint | No Earthquake Damage | | | |
| Window | Aluminium Awning | Pane single glazed | Cosmetic damage | | | |
| | | | Gap fill and paint jambs / sills | 2.00 l/m | 12.00 | 24.00 |

General Comments:**Ground Floor - Hallway (Inc front entry)****Damage:** Earthquake damage**Require Scaffolding?** No

| Element | Type | Material | Damages | Measure | Rate | Cost |
|-----------------|-------------------|-------------------|--|---------|-------|--------|
| Ceiling | Lath and Plaster | Wallpaper / paint | Cosmetic Damage | | | |
| | | | Remove, dispose and replace wall paper - Paint | 8.64 m2 | 67.00 | 578.88 |
| Door (External) | Single glass door | Timber | No Earthquake Damage | | | |

| | | | | | |
|-----------------|--------------------|---------------|---|-----------|----------------|
| Door (Internal) | Single Hollow Core | Timber | No Earthquake Damage | | |
| Floor | T&G | Carpet | Cosmetic damage | | |
| | | | Lift and relay existing carpet | 86.40 m2 | 12.00 1,036.80 |
| | | | Cosmetic damage | | |
| | | | Re-fix floor boards | 8.64 m2 | 22.00 190.08 |
| Wall covering | Gib | Paint | Cosmetic damage | | |
| | | | Rake out plaster repair lath and plaster cracks | 10.00 l/m | 25.00 250.00 |
| | | | Cosmetic damage | | |
| | | | Remove, dispose and replace wallpaper | 28.32 m2 | 43.00 1,217.76 |
| Window | Timber small | Obscure glass | No Earthquake Damage | | |

General Comments:**Garage 1****Exterior****Elevation (North wall)**

Damage: No damage
Require Scaffolding? No
General Comments: timber frame
Metal clad colour steel
6.6x2.2
1side door
1window

Elevation (South wall)

Damage: No damage
Require Scaffolding? No
General Comments: timber frame
Metal clad colour steel
6.6x2.2

Elevation (West wall)

Damage: No damage
Require Scaffolding? No
General Comments: timber frame
Metal clad colour steel
7.2x2.2
2tilitadoors

Elevation (East wall)

Damage: No damage
Require Scaffolding? No
General Comments: timber frame
Metal clad colour steel
7.2x2.2

Roof

Damage: No damage
Require Scaffolding? No
General Comments: Trussed
Rib line metal colour steel
7.2x6.6
Metal spouting and fascia colour steel
Nil soffit

Foundations

Damage: No damage
Require Scaffolding? No
General Comments: Concrete slab
7.2x6.6

Ground Floor - Room (Other) (Interior garage)

Damage: Earthquake damage**Require Scaffolding?** No

| Element | Type | Material | Damages | Measure | Rate | Cost |
|-----------------|-------------------|--------------------|----------------------|------------|--------|--------|
| Door (External) | Single solid Door | Steel | Cosmetic damage | | | |
| | | | Realign | 1.00 No of | 90.00 | 90.00 |
| Floor | Concrete | Concrete | No Earthquake Damage | | | |
| Garage door | Tilt-a-door Metal | Steel | Impact damage | | | |
| | | | Adjust door | 2.00 No of | 120.00 | 240.00 |
| Wall covering | Other | Paint | No Earthquake Damage | | | |
| Wall framing | Timber Frame | Timber | No Earthquake Damage | | | |
| Window | Steel framed | Pane single glazed | No Earthquake Damage | | | |

General Comments: Timber frame
Lined south wall only
Concrete floor
2 tiltadoors
1 am scoot
1 window

Garage 2

Exterior

Elevation (North wall)

Damage: Earthquake damage**Require Scaffolding?** No

| Element | Type | Material | Damages | Measure | Rate | Cost |
|---------------|--------------|----------|----------------------------------|-----------|-------|--------|
| Wall Cladding | Weatherboard | Timber | Cracking to paint | | | |
| | | | Gap fill and paint weatherboards | 10.00 m2 | 38.00 | 380.00 |
| | | | Structural damage | | | |
| | | | Refit door and paint | 250.00 \$ | 0.00 | 250.00 |
| Wall framing | Timber Frame | Timber | No Earthquake Damage | | | |

General Comments:

Elevation (South wall)

Damage: No damage**Require Scaffolding?** No

General Comments: timber frame
Weather board clad painted
5x2

Elevation (West wall)

Damage: No damage**Require Scaffolding?** No

General Comments: timber frame
Weatherboard clad painted
3.8x2

Elevation (East wall)

Damage: No damage**Require Scaffolding?** No

General Comments: timber frame
Weatherboard clad painted
3.8x2

Roof

Damage: Earthquake damage**Require Scaffolding?** No

| Element | Type | Material | Damages | Measure | Rate | Cost |
|---------------|---------|---------------|-----------------------|-----------|-------|--------|
| Roof Covering | Pitched | Concrete tile | Cosmetic damage | | | |
| | | | Repoint ridge capping | 12.00 l/m | 30.00 | 360.00 |
| Roof framing | Framed | Timber | No Earthquake Damage | | | |

General Comments: PVC spouting
 .300 soffit painted hardy
 Timber fascia painted
 5x3.8

Foundations

Damage: Earthquake damage

Require Scaffolding? No

| Element | Type | Material | Damages | Measure | Rate | Cost |
|-----------------|---------------|----------|---|----------|--------|----------|
| Slab foundation | Concrete Slab | Concrete | Garage Damage | | | |
| | | | Lift garage, remove, dispose and replace slab, reinstate garage | 19.00 m2 | 390.00 | 7,410.00 |

General Comments: Garage slumped to south

Ground Floor - Room (Other) (Interior garage)

Damage: No damage

Require Scaffolding? No

General Comments: Timber frame
 No lining
 Concrete floor
 2hinged doors
 1sidedoor
 1window

Fees

Fees

| Name | Duration | Estimate |
|---------------|----------|----------|
| Small Job Fee | 1.00 | 180.00 |

Overheads

| Name | Estimate |
|-------------------------|----------|
| Preliminary and general | 1,997.45 |
| Margin | 2,714.55 |
| GST | 4,479.01 |

Scope Of Works Estimate

Property

| Description | Estimate |
|-------------|----------|
| Site | 0.00 |
| Services | 0.00 |
| | 0.00 |

Main Building

| Name | Description | Estimate |
|----------|------------------------|----------|
| Exterior | Foundations | 1,313.20 |
| | Roof | 300.00 |
| | Elevation (East wall) | 1,231.20 |
| | Elevation (North wall) | 83.52 |
| | Elevation (South wall) | 930.24 |
| | Elevation (West wall) | 1,231.20 |
| | | 5,089.36 |

| Floor | Description | Estimate |
|--------------|----------------------------|-----------|
| Ground Floor | Bathroom | 0.00 |
| | Bedroom (Adj front entry) | 1,235.48 |
| | Bedroom (Adj main bedroom) | 24.00 |
| | Bedroom (Main bedroom) | 2,879.64 |
| | Hallway (Inc front entry) | 3,273.52 |
| | Kitchen (Inc dining) | 0.00 |
| | Laundry | 0.00 |
| | Living (Inc office area) | 3,736.08 |
| | Toilet | 0.00 |
| | | 11,148.72 |
| | | 11,148.72 |

Garage 1

| Name | Description | Estimate |
|----------|------------------------|----------|
| Exterior | Foundations | 0.00 |
| | Roof | 0.00 |
| | Elevation (East wall) | 0.00 |
| | Elevation (North wall) | 0.00 |
| | Elevation (South wall) | 0.00 |
| | Elevation (West wall) | 0.00 |
| | | 0.00 |

| Floor | Description | Estimate |
|--------------|--------------------------------|----------|
| Ground Floor | Room (Other) (Interior garage) | 330.00 |
| | | 330.00 |
| | | 330.00 |

Garage 2

| Name | Description | Estimate |
|----------|------------------------|----------|
| Exterior | Foundations | 7,410.00 |
| | Roof | 360.00 |
| | Elevation (East wall) | 0.00 |
| | Elevation (North wall) | 630.00 |
| | Elevation (South wall) | 0.00 |
| | Elevation (West wall) | 0.00 |
| | | 8,400.00 |

| Floor | Description | Estimate |
|-------------------------|--------------------------------|-----------------|
| Ground Floor | Room (Other) (Interior garage) | 0.00 |
| | | 0.00 |
| | | 0.00 |
| Fees | | |
| Description | | Estimate |
| Small Job Fee | | 180.00 |
| | | 180.00 |
| Overheads | | |
| Description | | Estimate |
| Preliminary and general | | 1,997.45 |
| Margin | | 2,714.55 |
| GST | | 4,479.01 |
| | | 9,191.01 |
| Total Estimate | | 34,339.09 |

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? | Yes | |
| Under sub floor? | Yes | |
| Decline Claim | | |
| Recommend Declining Claim | No | |
| Next Action: | | |

Previous Claim Numbers (recorded manually in field)

- 2010/049497

File Notes

| | |
|----------------------|--|
| Date Created: | 15/11/2011 16:55 |
| Created : | braithwaite, Peter |
| Subject: | Summary |
| Note: | A 1950's style weatherboard, three bedroom dwelling that requires cosmetic and redecoration in 5 rooms and repairs and repainting of the exterior. The adjacent garage also requires minor repairs. The dwelling is secure, weathertight and habitable. |
| Next Action: | |
| | |
| Date Created: | 15/01/2012 01:54 |
| Created : | Administrator, Alchemy |
| Subject: | COMET sent to EQR on 15/01/2012 |
| Note: | COMET sent to EQR on 15/01/2012 |
| Next Action: | |

Urgent Works Items

**Scope of Works**

Completed by: Tracey Lintott

CLM 2011/105656 Additional SOW

Date: 18 August 2014

Claimant Name:

DS King
19 Philpotts Road
Mairehau**Element details:**

| | | | | |
|-----------------|----------------------|------------------|---------------------|--------------|
| Land | Building | Bridges/culverts | Retaining walls | Other |
| Lounge | Dining | Kitchen | Family room | Bedroom |
| Office/Study | Rumpus | Hallway | Stairwell | Toilet |
| Laundry | Bathroom | Ensuite | Chimney | Foundations |
| Piling | Services | Kitchen ovens | Hot water cylinders | Header tanks |
| Glazing/windows | Fireplace/woodburner | Floors | External walls | Roof |
| Outbuildings | Other | | | |

Line items:

| Description: | Units | Length | Breadth | Depth | Qty | Rate | Cost |
|---|----------------|--------|---------|-------|--------|------|------|
| TOTAL AREA OF DWELLING | m ² | 107.83 | 1.00 | | 107.83 | | |
| TOTAL AREA OF EXTERNAL GARAGE (IF APPLICABLE) | m ² | 48.21 | 1.00 | | 48.21 | | |
| TOTAL AREA OF EXTERNAL GARAGE (IF APPLICABLE) | m ² | 19.44 | 1.00 | | 19.44 | | |
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| Note: | | | | | | | |
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* 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.

EQC 039 - Revised 07-09



Scope of Works

Completed by Tracey Lintott

CLM 2011/105656

Date: 18-Aug-2014

Claimant Name:

DS King

19 Philpotts Road

Mairehau

Element details:

| Land | Building | Bridges/culverts | Retaining walls | Other |
|-----------------|----------------------|------------------|---------------------|--------------|
| Lounge | Dining | Kitchen | Family room | Bedroom |
| Office/Study | Rumpus | Hallway | Stairwell | Toilet |
| Laundry | Bathroom | Ensuite | Chimney | Foundations |
| Piling | Services | Kitchen ovens | Hot water cylinders | Header tanks |
| Glazing/windows | Fireplace/woodburner | Floors | External walls | Roof |
| Outbuildings | Other | | | |

Line items:

| Description: | Units | Length | Breadth | Depth | Qty | Rate | Cost |
|---------------|-------|--------|---------|-------|-----|---|------|
| Page 2 | | | | | | | |
| Page 3 | | | | | | | |
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| | | | | | | | |
| | | | | | | Subtotal | \$ - |
| | | | | | | + P&G, Margin & GST Figure | |
| | | | | | | Total | |

* 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.

EQC 039 - Revised 07-09



Scope of Works

| | | | |
|--------------|----------------|-------------------|-------------|
| Completed by | Tracey Lintott | CLM | 2011/105656 |
| Date: | 18-Aug-2014 | Claimant Name: | |
| | | DS King | |
| | | 19 Philpotts Road | |
| | | Mairehau | |

Element details:

| Land | Building | Bridges/culverts | Retaining walls | Other |
|-----------------|----------------------|------------------|---------------------|--------------|
| Lounge | Dining | Kitchen | Family room | Bedroom |
| Office/Study | Rumpus | Hallway | Stairwell | Toilet |
| Laundry | Bathroom | Ensuite | Chimney | Foundations |
| Piling | Services | Kitchen ovens | Hot water cylinders | Header tanks |
| Glazing/windows | Fireplace/woodburner | Floors | External walls | Roof |
| Outbuildings | Other | | | |

Line items:

| Description: | Units | Length | Breadth | Depth | Qty | Rate | Cost |
|--------------|-------|--------|---------|-------|-----|---|------|
| c/fwd | | | | | | | \$ - |
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| | | | | | | Subtotal | \$ - |
| | | | | | | + P&G, Margin & GST Figure | \$ - |
| | | | | | | Total | \$ - |

* 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.

EQC 039 - Revised 07-09



Scope of Works

| | | |
|---------------|--|--|
| Completed by: | | CLM 2011/105656 Additional SOW |
| Date: | 18 August 2014 | Claimant Name: DS King 19 Philpotts Road Mairehau |

Element details:

| | | | | | |
|-----------------|----------------------|------------------|---------------------|--------------|--|
| Land | Building | Bridges/culverts | Retaining walls | Other | |
| Lounge | Dining | Kitchen | Family room | Bedroom | |
| Office/Study | Rumpus | Hallway | Stairwell | Toilet | |
| Laundry | Bathroom | Ensuite | Chimney | Foundations | |
| Piling | Services | Kitchen ovens | Hot water cylinders | Header tanks | |
| Glazing/windows | Fireplace/woodburner | Floors | External walls | Roof | |
| Outbuildings | Other | | | | |

Line items:

| Description: | Units | Length | Breadth | Depth | Qty | Rate | Cost |
|---|----------------------|--------|---------|-------|--------|------|------|
| TOTAL AREA OF DWELLING | m² | 107.83 | 1.00 | | 107.83 | | |
| TOTAL AREA OF EXTERNAL GARAGE (IF APPLICABLE) | m ² | 48.21 | 1.00 | | 48.21 | | |
| TOTAL AREA OF EXTERNAL GARAGE (IF APPLICABLE) | m ² | 19.44 | 1.00 | | 19.44 | | |
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* 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.



Scope of Works

| | | | |
|---------------|-------------|-------------------|-------------|
| Completed by: | | CLM | 2011/105656 |
| Date: | 18-Aug-2014 | Claimant Name: | |
| | | DS King | |
| | | 19 Philpotts Road | |
| | | Mairehau | |

Element details:

| Land | Building | Bridges/culverts | Retaining walls | Other |
|-----------------|----------------------|------------------|---------------------|--------------|
| Lounge | Dining | Kitchen | Family room | Bedroom |
| Office/Study | Rumpus | Hallway | Stairwell | Toilet |
| Laundry | Bathroom | Ensuite | Chimney | Foundations |
| Piling | Services | Kitchen ovens | Hot water cylinders | Header tanks |
| Glazing/windows | Fireplace/woodburner | Floors | External walls | Roof |
| Outbuildings | Other | | | |

Line items:

| Description: | Units | Length | Breadth | Depth | Qty | Rate | Cost |
|---|-------|--------|---------|-------|------|-----------|-------------|
| GARAGE ONE | | | | | | | |
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| | | | | | | | |
| Floor Remove, dispose & replace section of Slab | m2 | 5.60 | 1.00 | | 5.60 | \$ 181.25 | \$ 1,015.00 |

| | |
|--|--|
| <p>* 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.</p> | Subtotal \$ 1,015.00 + P&G, Margin & GST Figure Total |
|--|--|



Scope of Works

| | | | |
|---------------|-------------|-------------------|-------------|
| Completed by: | | CLM | 2011/105656 |
| Date: | 18-Aug-2014 | Claimant Name: | |
| | | DS King | |
| | | 19 Philpotts Road | |
| | | Mairehau | |

Element details:

| | | | | |
|-----------------|----------------------|------------------|---------------------|--------------|
| Land | Building | Bridges/culverts | Retaining walls | Other |
| Lounge | Dining | Kitchen | Family room | Bedroom |
| Office/Study | Rumpus | Hallway | Stairwell | Toilet |
| Laundry | Bathroom | Ensuite | Chimney | Foundations |
| Piling | Services | Kitchen ovens | Hot water cylinders | Header tanks |
| Glazing/windows | Fireplace/woodburner | Floors | External walls | Roof |
| Outbuildings | Other | | | |

Line items:

| Description: | Units | Length | Breadth | Depth | Qty | Rate | Cost |
|---|--------|--------|---------|-------|-------|-----------|-------------|
| SERVICES (lift, gas, phone, water, sewerage, stormwater, access, land) | | | | | | | |
| Waterblast to clear Sanitary sewer, CCTV inspection (As per Invoice inv-0366 from Discount Block Drains) | PC Sum | 1.00 | | | 1.00 | \$ 300.00 | \$ 300.00 |
| Remove, dispose & replace Sanitary Sewer PVC Pipes | Lm | 19.00 | | | 19.00 | \$ 70.00 | \$ 1,330.00 |
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| Subtotal | | | | | | \$ | 1,630.00 |

* 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.

+ P&G, Margin & GST Figure

Total

EQC 039 - Revised 07-09



Scope of Works

| | | | |
|--------------|-------------|-------------------|-------------|
| Completed by | | CLM | 2011/105656 |
| Date: | 18-Aug-2014 | Claimant Name: | |
| | | DS King | |
| | | 19 Philpotts Road | |
| | | Mairehau | |

Element details:

| | | | | |
|-----------------|----------------------|------------------|---------------------|--------------|
| Land | Building | Bridges/culverts | Retaining walls | Other |
| Lounge | Dining | Kitchen | Family room | Bedroom |
| Office/Study | Rumpus | Hallway | Stairwell | Toilet |
| Laundry | Bathroom | Ensuite | Chimney | Foundations |
| Piling | Services | Kitchen ovens | Hot water cylinders | Header tanks |
| Glazing/windows | Fireplace/woodburner | Floors | External walls | Roof |
| Outbuildings | Other | | | |

Line items:

| Description: | Units | Length | Breadth | Depth | Qty | Rate | Cost |
|-----------------|-------|--------|---------|-------|-----|------|-------------|
| c/fwd | | | | | | | \$ 2,645.00 |
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| Subtotal | | | | | | | \$ 2,645.00 |

Please note I have deducted \$64.86 from the p&G Margin & GST Amount. This relates to the actual quote received from Discount Blocked Drains. This template automatically calculates the P&G and Margins but should not be applied to the quote.

* 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.

| | |
|---|-------------|
| + P&G, Margin & GST Figure | \$ 903.74 |
| Total | \$ 3,548.74 |

Scope of Works



Completed by: **Mike J Wright 1081**
 Date: **23rd October 2014**
 Claim number: **2011-105656**

Document explanatory note:
 This document provides a summary of the earthquake damage identified by the QC 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: **19 Philpotts Road, Mairehau**

| | | |
|----------|----|----------|
| Subtotal | \$ | 4,329.68 |
| P&G | \$ | 331.97 |
| Margin | \$ | 466.17 |
| GST | \$ | 769.17 |
| Subtotal | \$ | 1,567.31 |
| Total | \$ | 5,896.99 |

| Line items: | | | |
|------------------------|-------------------|--|---|
| Element | Damage | Repair | Size |
| MAIN BUILDING | | | |
| Services | | | |
| Element | Damage | Repair | |
| Sewerage | Structural Damage | As per the Contractors Estimate (DBDL dated 17-1-2014) | 1 |
| Sewerage | Cosmetic Damage | As per Contractors Invoice (DBDL dated 6-1-2014) | 1 |
| | | | DBDL (Discount Blocked Drains Limited) |
| External Garage | | | |
| Element | Damage | Repair | |
| Concrete Slab | Structural Damage | Remove, dispose, supply and install concrete slab | 5.60m2 |

| Keep? | Strat ID | Measure | Size | Cost per unit | Sum |
|-------|----------|---------|------|---------------|-------------|
| | | | | | |
| | | Each | 1 | \$ 2,882.15 | \$ 2,882.15 |
| | | Each | 1 | \$ 252.53 | \$ 252.53 |
| | | | | | |
| | | Area | 5.6 | \$ 181.25 | \$ 1,015.00 |

| Fees: | | |
|---------------------------------|-------|--|
| Fee | Weeks | |
| Small Job Fee - Concrete placer | | |
| | | |
| | | |

| | Weeks | Count | Cost per unit | Sum |
|--|-------|-------|---------------|-----------|
| | | 1 | \$ 180.00 | \$ 180.00 |
| | | | | |

| 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 |

Discount Blocked Drains Ltd



Estimate

Estimate No: 219
Date: 17 January 2014

5 Dunarnan Street
Avonside
Christchurch
GST Reg N°: 106 994 048
0210359399
03 9601980

dbdrains@clear.net.nz



For: Darryl & Judy King
19 Philpotts Rd

| Description | Quantity | Rate | Amount |
|-----------------------------|----------|----------|------------|
| QUOTE TO REPAIR SEWER | 1 | \$0.00 | \$0.00 |
| uPVC per meter rate | 23 | \$79.00 | \$1,817.00 |
| Gully Traps replaced | 2 | \$250.00 | \$500.00 |
| W/C Connection | 1 | \$150.00 | \$150.00 |
| Vent Connection | 1 | \$100.00 | \$100.00 |
| Digger | 1 | \$250.00 | \$250.00 |
| Tipper Truck | 1 | \$250.00 | \$250.00 |
| Trench Rammer | 1 | \$57.00 | \$57.00 |
| Aggregates and Dumping Fees | 1 | \$300.00 | \$300.00 |

* Indicates non-taxable item

90% EQ damage 10% maintenance

| | |
|--------------|-------------------|
| Subtotal | \$3,424.00 |
| GST (15.00%) | \$513.60 |
| Total | \$3,937.60 |

Scope of Works



| | | | |
|----------------------|-----------------------|-----------------------|---|
| Completed By: | Brent Connolly | Claim Number: | 2016 / 010031 |
| Date: | 15/02/2017 | Customer Name: | Darryl King |
| Page | 2 OF 3 | Address: | 19 Philpotts Road, Mairehau Christchurch |

Description

This SOW is for only the elements being cash settled

Line Items:

| Element : | | Units | Length | Breadth | Depth | Qty | Rate | Cost |
|-------------------------|---|--------------|---------------|----------------|--------------|------------|-------------|-------------|
| Interior Room | Hallway | | | | | | | |
| Ceiling | Rake out and stop plasterboard joint cracks (m) | m | 1.20 | | | 1.20 | \$10.00 | \$12.00 |
| Ceiling | Tradesman Required - Plasterer | Hr | | | | 6.00 | \$45.00 | \$270.00 |
| Ceiling | Paint ceiling | m2 | 4.80 | 2.60 | | 12.48 | \$23.60 | \$294.53 |
| Wall Covering | Paint wall | m2 | 4.80 | 2.40 | | 11.52 | \$21.10 | \$243.07 |
| Ceiling / Wall Covering | Tradesman Required - Painter | Hr | | | | 6.00 | \$45.00 | \$270.00 |
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* 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 | \$1,089.60 |
| Preliminaries & General Margin | \$87.17 |
| MARGIN | \$117.68 |
| SUB TOTAL (Excluding GST) | \$1,294.44 |



Scope of Works



| | | | |
|----------------------|-----------------------|-----------------------|---|
| Completed By: | Brent Connolly | Claim Number: | 2016 / 010031 |
| Date: | 15/02/2017 | Customer Name: | Darryl King |
| Page | 3 OF 3 | Address: | 19 Philpotts Road, Mairehau Christchurch |

TOTALS PAGE :

P & G's Page:

| | |
|-------------------------------------|----------|
| | |
| P & G's - Page 1 | \$748.55 |
| | |
| P & G's Page - Sub Total | \$748.55 |

Building Damage Page:

| | |
|---|------------|
| | |
| Scope Of Works Page 2 | \$1,294.44 |
| | |
| Scope Of Works Pages - Sub Total | \$1,294.44 |

* 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 | \$2,042.99 |
| GST | \$306.45 |
| TOTAL | \$2,349.44 |





Statement of Claim Checklist - Damage Report

Date: 15/2/17

Author: Brent Connolly

Page 1 of

CLM/2016/010031

DARRYL KING
 19 PHILPOTTS ROAD
 MAIREHAU
 CHRISTCHURCH
 H:
 W:
 M: [REDACTED]

LA:

Estimator:

| | | |
|-------------------|-----|---|
| Earthquake Damage | 4.8 | ROOM: <u>Hallway</u> |
| Y/N | | <u>1.2</u> <u>0.5</u> cm crack at junction <u>of 1 wall and ceiling.</u> <u>This is EQ (new)</u> |
| Y | | |
| Stud: | 2.9 | |

| | | |
|--------------------------|--------------------------|-------|
| Earthquake Damage | <input type="checkbox"/> | ROOM: |
| Y/N | | |
| <input type="checkbox"/> | | |
| Stud: | | |

| | | |
|--------------------------|--------------------------|-------|
| Earthquake Damage | <input type="checkbox"/> | ROOM: |
| Y/N | | |
| <input type="checkbox"/> | | |
| Stud: | | |

| | | |
|--------------------------|--------------------------|-------|
| Earthquake Damage | <input type="checkbox"/> | ROOM: |
| Y/N | | |
| <input type="checkbox"/> | | |
| Stud: | | |

DECLINED AND/OR WITHDRAWN CLAIM(S)

The following information contains documents relating to claims that were declined by EQC and/or withdrawn by the claimant.



BUILDING INSPECTION REPORT

SITE SPECIFIC HAZARD IDENTIFICATION

Claim Number [REDACTED] Inspection Date: 13.10.2017
 Loss Address 19 Philpotts Road, Mairehau, Christchurch 8052
 Case Manager [REDACTED]
 Building Co-ordinator/ Assessor [REDACTED]

| LOCATION | MAKE SAFE REPORTED (HAZARDS PRESENT) | DESCRIPTION | REMEDIAL ACTION Eg Danger tape / Spray marker etc | JSA Required (Y/N) |
|-------------------------------|--------------------------------------|-------------|--|--------------------|
| OUT SIDE THE PROPERTY GROUNDS | | | | N |
| WITHIN THE PROPERTY GROUNDS | | | | N |
| WITHIN THE BUILDING | | | | N |

Immediate make safe requirements

(weather proofing scope of works)

| | |
|--|--|
| | |
| | |
| | |
| | |
| | |

Estimate of cost to make building safe and habitable _____

Vulnerable

No

(Yes/No/Action)

Heat Pump Functional Yes
 Hot Water Services Functional Yes
 Power On & Safe Yes
 Water Tight Yes
 Building able to be secured Yes
 External Access to Building Safe Yes
 Other No

Prepared By: _____

Signature: _____

Date: _____

| | | | | | |
|-----------------------------|--|-------------------|------------|----------------|-----|
| Vero Claim Number | [REDACTED] | Claim Type | Dwelling | | |
| EQC Claim Number | | Event Date | 14/11/2016 | | |
| Unique Identifier (QPID) | | Site (Flat, Hill) | Flat | Ease of access | Yes |
| Loss Address | 19 Philpotts Road, Mairehau, Christchurch | Latitude | | Longitude | |
| Policy Holder/ Contact Name | ROBERTO VALDEZ | | | | |
| Suburb | | | | | |
| Assessment Completed By | [REDACTED] | Date | 13.10.2017 | Time | |
| Current Status of Property | Repair | Occupier | Owner | Elderly | No |
| Dwelling Occupied? | Yes | Status | | % | |

| Dwelling Statistics – including attached garage and decking | | | | |
|---|---|-----------------------|-----------------------|---------------------------|
| Foundation Type | Concrete perimeter beam and piles | | Chimney Type | |
| External Perimeter | 54.5 | m | Building Footprint | m2 |
| Number of levels | 1 | nr | Gross floor area | 165.21 m2 |
| Stud Height | 2.4 | m | Decking | m2 |
| Approx Construction Date | 1950's | | Freestanding Dwelling | Yes |
| External Inspection | Yes | Cladding Type | timber weather boards | Internal Inspection |
| If No - Reason for not Inspecting | | | | |
| Dwelling Type | Bungalow | Wall Finish | Painted plaster board | Roof Construction |
| Quality of Fittings/ Finish | Medium | Ceiling Finish | Painted plaster board | Concrete tile |
| Number of: | | | | |
| Bedrooms | 2 | Living Areas | 1 | Bathrooms (incl ensuites) |
| Office | 1 | Garages | 1 | Detached |
| Type of Heating system | | Carport | Nil | Drive Surface |
| Detached structures | Garage, Garden shed | | | |
| Flooring | | | | |
| Floor Construction Type | timber | | | |
| Type of Floor Displacement | | Foundation Damage | | |
| Change in height between High and Low points | | | mm | |
| Distance between high and low points | | | mm | |
| Slope of floor | | | % | |
| Dwelling Out of Plumb | | Dwelling out of Level | | |
| Initial Assessment | | | | |
| Future Assessment Required | Zip Level floor levels taken (all floors) | No | | |
| | Structural Engineering review | No | | |
| | Geotechnical Survey Required | No | | |
| Proposed Repair/Rebuild Strategy | | | | |
| | | | | Date |
| Comments / Further Explanation / House Plan | | | | |
| MPS recommends that the Case Manager should confer with the EQC as to whether any of the Earthquake damage identified in this report was part of a previous claim with the EQC. | | | | |
| Discussed settlement in dining/lounge area. Advised customer settlement was pre-existing due to no supporting evidence to suggest new damage (no damage to walls etc). Customer accepted explanation. | | | | |
| | | | | |
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| | | | | |
| | | | | |
| Minor EQC Repairs | | Total (\$) | Minor Non EQC Repairs | |
| | | | | |
| | | | | |
| | | | | |
| | | | | |
| | | | | |
| | | | | |
| Total | | \$ - | Total | |
| | | | | |
| | | | | |



Financial Summary of Building Inspection Report

Address 19 Philpotts Road, Mairehau, Christchurch 8052

| Description | Total excl CAT 3 | CAT 3 | Total | Comments |
|--------------------------------|------------------|-------|-------------|----------|
| Minor Works Repairs | \$ - | \$ - | \$ - | |
| Garage ext | \$ - | | \$ - | |
| Garage | \$ - | | \$ - | |
| garden shed | \$ - | | \$ - | |
| All External Walls - No Damage | \$ - | | \$ - | |
| Conservatory | \$ - | | \$ - | |
| Lounge/dining | \$ - | | \$ - | |
| Kitchen | \$ 1,042.23 | | \$ 1,042.23 | |
| Laundry | \$ - | | \$ - | |
| Bathroom | \$ - | | \$ - | |
| Toilet | \$ - | | \$ - | |
| Hall/entry | \$ 1,117.75 | | \$ 1,117.75 | |
| Office | \$ - | | \$ - | |
| Bedroom 1 | \$ - | | \$ - | |
| Bedroom 2 | \$ - | | \$ - | |
| P&G of Build Cost | 9% \$ 194.40 | \$ - | \$ 194.40 | |
| Margin | 10% \$ 235.44 | \$ - | \$ 235.44 | |
| Total excluding GST | \$ 2,589.81 | \$ - | \$ 2,589.81 | |
| GST | \$ 388.47 | \$ - | \$ 388.47 | |
| TOTAL inc GST | \$ 2,978.29 | \$ - | \$ 2,978.29 | |

Notes (General Repair Strategy):

Produced by: [REDACTED]

Date:

Project Manager: [REDACTED]

Date:

Case Manager: [REDACTED]

Date:

Inspection Report

Claim Number : XXXXXXXXXX
Loss Address : 19 Philpotts Road, Mairehau, Christchurch 8052
Case Manager : XXXXXXXXXX
Assessor : XXXXXXXXXX

Inspection Date : 13.10.2017



| Exterior | | Garage ext | | | | |
|-------------------------------|-----------|------------|--|--|------------|-----------------|
| Wall 1 | Width (m) | 27.60 | | | Height (m) | 2.40 |
| | | | | | Wall Area | 66.24 |
| No Earthquake Damage Observed | | | | | | |
| Comments | | | | | | |
| | | | | | | Quantity |
| | | | | | | Unit |

| Room | | Garage | | | | |
|--------------------------------|------------|--------|----|--|------------|-----------------|
| Wall 1 | Width (m) | 7.20 | | | Height (m) | 2.40 |
| Wall 2 | Length (m) | 6.60 | | | Wall Area | 66.24 |
| Floor area | | 47.52 | m2 | | | |
| Ceiling - No Earthquake Damage | | | | | | note |
| Wall - No Earthquake Damage | | | | | | note |
| Floor - No Earthquake Damage | | | | | | note |
| Comments | | | | | | |
| | | | | | | Quantity |
| | | | | | | Unit |

| Room | | garden shed | | | | |
|--------------------------------|------------|-------------|----|--|------------|-----------------|
| Wall 1 | Width (m) | 2.00 | | | Height (m) | 2.40 |
| Wall 2 | Length (m) | 1.00 | | | Wall Area | 14.40 |
| Floor area | | 2.00 | m2 | | | |
| Ceiling - No Earthquake Damage | | | | | | note |
| Wall - No Earthquake Damage | | | | | | note |
| Floor - No Earthquake Damage | | | | | | note |
| Comments | | | | | | |
| | | | | | | Quantity |
| | | | | | | Unit |

| Exterior | | All External Walls - No Damage | | | | |
|-------------------------------|-----------|--------------------------------|--|--|------------|-----------------|
| Wall 1 | Width (m) | 54.50 | | | Height (m) | 2.40 |
| | | | | | Wall Area | 130.80 |
| No Earthquake Damage Observed | | | | | | |
| Comments | | | | | | |
| | | | | | | Quantity |
| | | | | | | Unit |

| Room | | Conservatory | | | | |
|--------------------------------|------------|--------------|----|--|------------|-----------------|
| Wall 1 | Width (m) | 2.00 | | | Height (m) | 2.40 |
| Wall 2 | Length (m) | 1.50 | | | Wall Area | 16.80 |
| Floor area | | 3.00 | m2 | | | |
| Ceiling - No Earthquake Damage | | | | | | note |
| Wall - No Earthquake Damage | | | | | | note |
| Floor - No Earthquake Damage | | | | | | note |
| Comments | | | | | | |
| | | | | | | Quantity |
| | | | | | | Unit |

| Room | | Lounge/dining | | | | |
|--------------------------------|------------|---------------|----|--|------------|-----------------|
| Wall 1 | Width (m) | 7.30 | | | Height (m) | 2.40 |
| Wall 2 | Length (m) | 5.60 | | | Wall Area | 61.92 |
| Floor area | | 40.88 | m2 | | | |
| Ceiling - No Earthquake Damage | | | | | | note |
| Wall - No Earthquake Damage | | | | | | note |
| Floor - No Earthquake Damage | | | | | | note |
| Comments | | | | | | |
| | | | | | | Quantity |
| | | | | | | Unit |

| Room | | Kitchen | | | | |
|--|------------|---------|--|--|------------|-------|
| Wall 1 | Width (m) | 3.70 | | | Height (m) | 2.40 |
| Wall 2 | Length (m) | 3.20 | | | Wall Area | 33.12 |
| Floor area | 11.84 | m2 | | | | |
| | | | | | Comments | |
| | | | | | Quantity | Unit |
| Ceiling - Rake out and stop (Plasterboard cracks) | | | | | 1.00 | m |
| Ceiling - Paint ceiling (1 sealer + 2 coats paint) (<50m2) | | | | | 11.84 | m2 |
| Wall - Rake out and stop | | | | | 1.00 | m |
| Wall - Paint wall (<50m2) | | | | | 8.00 | m2 |
| Floor - No Earthquake Damage | | | | | | note |
| Floor - Supply, install, remove and dispose floor protection | | | | | 11.84 | m2 |
| Asbestos Test | | | | | 2.00 | no |
| Asbestos Report | | | | | 1.00 | no |

| Room | | Laundry | | | | |
|--------------------------------|------------|---------|--|--|------------|-------|
| Wall 1 | Width (m) | 2.50 | | | Height (m) | 2.40 |
| Wall 2 | Length (m) | 1.80 | | | Wall Area | 20.64 |
| Floor area | 4.50 | m2 | | | | |
| | | | | | Comments | |
| | | | | | Quantity | Unit |
| Ceiling - No Earthquake Damage | | | | | | note |
| Wall - No Earthquake Damage | | | | | | note |
| Floor - No Earthquake Damage | | | | | | note |

| Room | | Bathroom | | | | |
|--------------------------------|------------|----------|--|--|------------|-------|
| Wall 1 | Width (m) | 3.20 | | | Height (m) | 2.40 |
| Wall 2 | Length (m) | 2.20 | | | Wall Area | 25.92 |
| Floor area | 7.04 | m2 | | | | |
| | | | | | Comments | |
| | | | | | Quantity | Unit |
| Ceiling - No Earthquake Damage | | | | | | note |
| Wall - No Earthquake Damage | | | | | | note |
| Floor - No Earthquake Damage | | | | | | note |

| Room | | Toilet | | | | |
|--------------------------------|------------|--------|--|--|------------|-------|
| Wall 1 | Width (m) | 1.80 | | | Height (m) | 2.40 |
| Wall 2 | Length (m) | 0.90 | | | Wall Area | 12.96 |
| Floor area | 1.62 | m2 | | | | |
| | | | | | Comments | |
| | | | | | Quantity | Unit |
| Ceiling - No Earthquake Damage | | | | | | note |
| Wall - No Earthquake Damage | | | | | | note |
| Floor - No Earthquake Damage | | | | | | note |

| Room | | Hall/entry | | | | |
|--|------------|------------|--|--|------------|-------|
| Wall 1 | Width (m) | 7.50 | | | Height (m) | 2.40 |
| Wall 2 | Length (m) | 1.10 | | | Wall Area | 41.28 |
| Floor area | 8.25 | m2 | | | | |
| | | | | | Comments | |
| | | | | | Quantity | Unit |
| Ceiling - Rake out and stop (Plasterboard cracks) | | | | | 1.00 | m |
| Ceiling - Paint ceiling (1 sealer + 2 coats paint) (<50m2) | | | | | 8.25 | m2 |
| Wall - Rake out and stop | | | | | 2.50 | m |
| Wall - Paint wall (<50m2) | | | | | 31.28 | m2 |
| Floor - No Earthquake Damage | | | | | | note |
| Floor - Supply, install, remove and dispose floor protection | | | | | 8.25 | m2 |
| Asbestos Test | | | | | 2.00 | no |

| Room | | Office | | | | |
|--------------------------------|------------|--------|--|--|------------|-------|
| Wall 1 | Width (m) | 3.20 | | | Height (m) | 2.40 |
| Wall 2 | Length (m) | 2.80 | | | Wall Area | 28.80 |
| Floor area | 8.96 | m2 | | | | |
| | | | | | Comments | |
| | | | | | Quantity | Unit |
| Ceiling - No Earthquake Damage | | | | | | note |
| Wall - No Earthquake Damage | | | | | | note |
| Floor - No Earthquake Damage | | | | | | note |

| Room | | Bedroom 1 | | | | | |
|--------------------------------|------------|-----------|--|--|------------|----------|------|
| Wall 1 | Width (m) | 4.20 | | | Height (m) | 2.40 | |
| Wall 2 | Length (m) | 3.70 | | | Wall Area | 37.92 | |
| Floor area | 15.54 | m2 | | | | | |
| | | | | | Comments | Quantity | Unit |
| Ceiling - No Earthquake Damage | | | | | | | note |
| Wall - No Earthquake Damage | | | | | | | note |
| Floor - No Earthquake Damage | | | | | | | note |

| Room | | Bedroom 2 | | | | | |
|--------------------------------|------------|-----------|--|--|------------|----------|------|
| Wall 1 | Width (m) | 3.90 | | | Height (m) | 2.40 | |
| Wall 2 | Length (m) | 3.70 | | | Wall Area | 36.00 | |
| Floor area | 14.06 | m2 | | | | | |
| | | | | | Comments | Quantity | Unit |
| Ceiling - No Earthquake Damage | | | | | | | note |
| Wall - No Earthquake Damage | | | | | | | note |
| Floor - No Earthquake Damage | | | | | | | note |

Job Safety and Environmental Analysis (JSEA) Worksheet

Claim Number : _____
 Loss Address : 19 Philpotts Road, Mairehau, Christchurch 8052
 Case Manager : _____
 Assessor : _____

Inspection Date : 13.10.2017



Job Safety and Environmental Analysis (JSEA) Worksheet

Please select the hazards that are applicable to the site.

| Work Environment | Energy | Chemicals | People |
|--------------------------------|---|--|-----------------------------|
| Entry/Exit – Access/Egress | Gas | Hazardous / Dangerous Goods <i>(complete section 7)</i> | Working at Night |
| Temp. Extremes/ Weather | Weight (ie. Loaded pallets, storage tanks, silos) | Asbestos / SMF | Fatigue |
| Confined Spaces | Elastic Stored Energy (cables, slings) | Toxic Substances | Stress |
| Excavations | Water | Inhalation | Working alone / Lone worker |
| Oxygen Atmospheric Level | Electricity HV | Contact With | Personnel Threat |
| Remote Site / Difficult Rescue | Electricity LV | · Dust | Fitness for Work |
| Rail / Train Movement | Hydraulic Pressure | · Bacteria | Emergency Response Team |
| Sharp Materials / Objects | Kinetic | · Oils | |
| Poor Lighting/Visibility | Compressed Air | · Contaminated Fluids | |
| Slip, Trip, Falls Hazards | Radiation | · Fuels | |
| Vehicles / Pedestrians | Steam | · Drilling Muds/Silt run off | |
| Erosion/ Flora/Fauna | Oxy-Acetylene bottles | Other: | |

* If any hazards are encountered that are not included in the above list - please fill out a full JSEA as per Morgan Projects H & S Policy

Notes:

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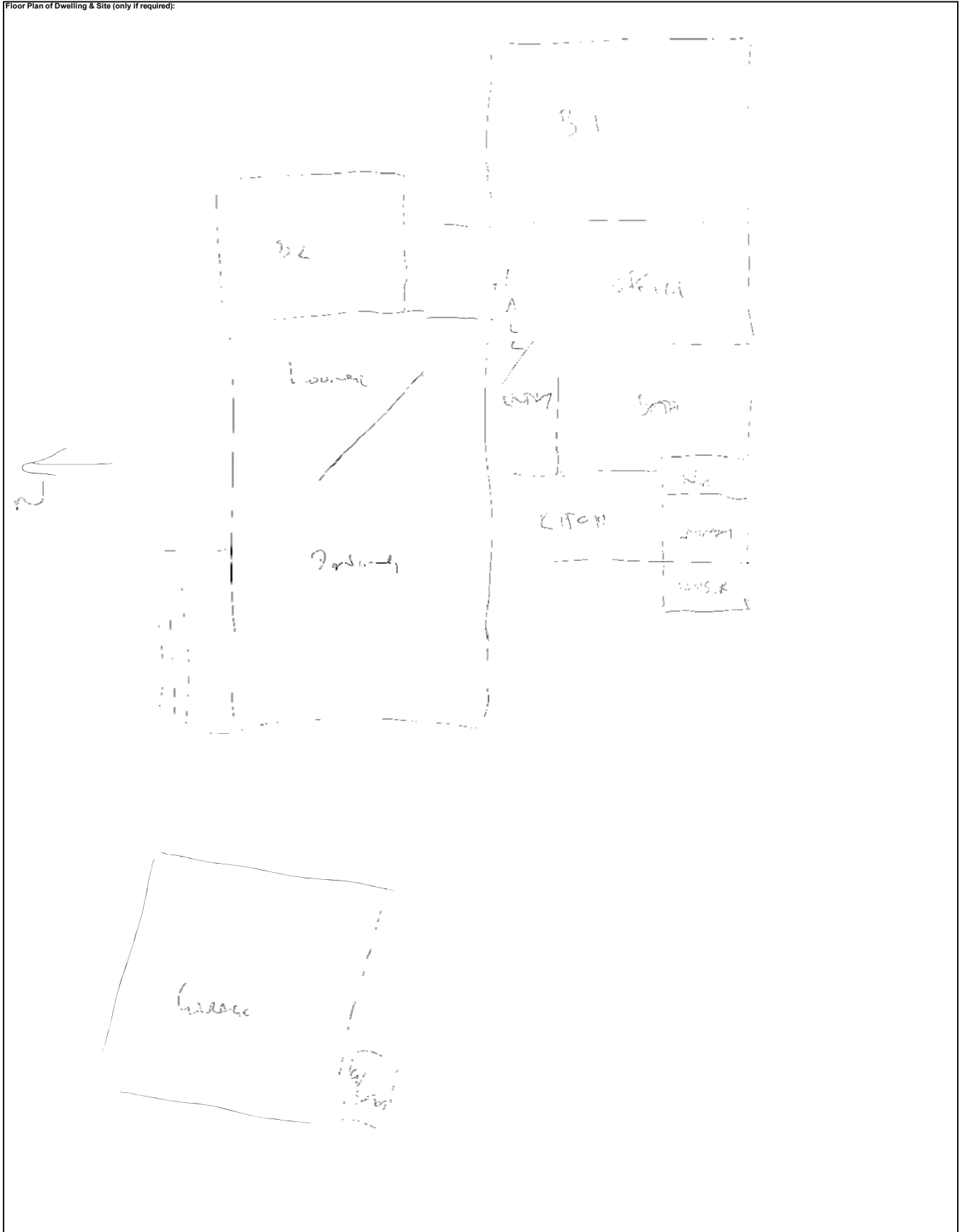
Loss Address:

19 Philpotts Road, Mairehau, Christchurch 8052



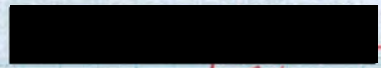
Dwelling Plan

Floor Plan of Dwelling & Site (only if required):



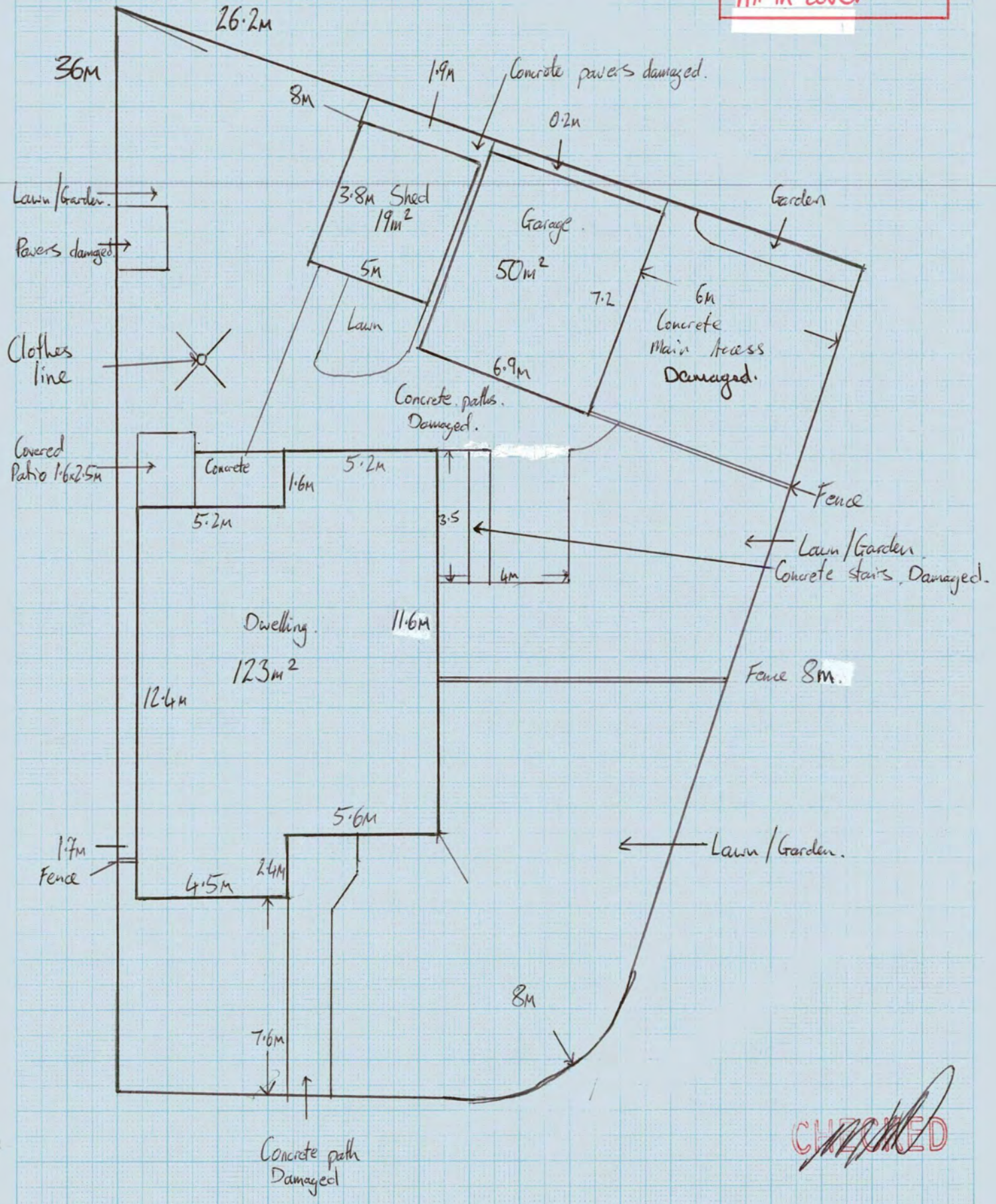


DARRYL KING
19 PHILPOTTS ROAD
MAIREHAU
CHRISTCHURCH



Site 659m²
All in cover

HUGH NIMMO
10/6/13



CHECKED

Inspection Summary



Completed by: TODD McKenzie

Date: 10.6.13. Page: 1 of 1
dd / mm / yy



CLM / 2011 / 105656
 DARRYL KING
 19 PHILPOTTS ROAD
 MAIREHAU
 CHRISTCHURCH

Time arrived at site: 9:30 Time left site: 10:15. Was an inspection carried out? Yes No

Customer present: Yes No Customer Name: Mrs King

Access denied Loose dogs Other If other, please provide reason

If 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? | <input type="checkbox"/> | <input checked="" type="checkbox"/> | |
| - Were any bridges or culverts damaged within EQC Cover? | <input type="checkbox"/> | <input checked="" type="checkbox"/> | |
| - Were any retaining walls damaged within EQC Cover? | <input type="checkbox"/> | <input checked="" type="checkbox"/> | |
| - Is an engineer required? | <input type="checkbox"/> | <input checked="" type="checkbox"/> | |
| - Is a valuation required? | <input type="checkbox"/> | <input checked="" type="checkbox"/> | |
| - Is a resource consent required for any remediation work? (proximity to protected trees and waterways) | <input type="checkbox"/> | <input checked="" type="checkbox"/> | |
| - Has anything in this pack been escalated? | <input type="checkbox"/> | <input checked="" type="checkbox"/> | |
| - Customer has advised of invoices for emergency work? | <input type="checkbox"/> | <input checked="" type="checkbox"/> | |
| - Customer advised of next action? | <input checked="" type="checkbox"/> | <input type="checkbox"/> | |
| - Was any silt found under the dwelling? | <input type="checkbox"/> | <input checked="" type="checkbox"/> | |

- 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
 Yes No

Land Damage to Area B? If Yes, add details
 Yes No

Land Damage to Area C? If Yes, add details
 Yes No

Total m² of Damaged Land: m² Notional Land Damage Value @\$300/m² (Incl GST):

Next action: Close land claim.



CHECKED

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).

You might request a review of your building queries if you're concerned that:

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



Scope of Works - Building

| | | | |
|----------------------|---------------|-----------------------|---|
| Completed By: | R. Jacobs | Claim Number: | CLM/2017/003100 |
| Role: | LOSS ADJUSTER | Customer Name: | Shaanah Valdez |
| Date: | 27/04/2023 | Address: | 19 Philpotts Road Mairehau, CHRISTCHURCH, 8052 |

| | |
|--------------------|---|
| Description | This Scope of Works addresses all accepted event related damage |
|--------------------|---|

| Page 1 of 1 | | | | | |
|-------------------------|---|-------|-----|---|-------------------|
| Element: | Description | Units | Qty | Rate | Cost |
| Page description | Top up payment SOW | | | | |
| Invoice Incl GST | Top up payment amount as agreed by customer | each | 1 | \$1,619.00 | \$1,407.83 |
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| | | | | Page Sub Total | \$1,407.83 |
| | | | | Page Preliminaries & General | |
| | | | | Page Margin | |
| | | | | Page GST | \$211.17 |
| | | | | TOTAL | \$1,619.00 |



Scope of Works - Building

| | | | |
|----------------------|---------------|-----------------------|---|
| Completed By: | R. Jacobs | Claim Number: | CLM/2017/003100 |
| Role: | LOSS ADJUSTER | Customer Name: | Shaanah Valdez |
| Date: | 27/04/2023 | Address: | 19 Philpotts Road Mairehau, CHRISTCHURCH, 8052 |

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| <u>Summary Page</u> |
|---------------------|

| | Elements | P&G | Margin | GST | Totals |
|--------------------|-------------------|-----|--------|-----------------|-------------------|
| Page 1 total | \$1,407.83 | | | \$211.17 | \$1,619.00 |
| Page 2 total | | | | | |
| Page 3 total | | | | | |
| Page 4 total | | | | | |
| Page 5 total | | | | | |
| Page 6 total | | | | | |
| Grand total | \$1,407.83 | | | \$211.17 | \$1,619.00 |