

# CODE COMPLIANCE CERTIFICATE

Section 95 Building Act 2004

Consent No: 140327



## The Building

Street address of building:	1 Moss Lane, Paraparaumu	Building name:
Current, lawfully established, use:	Dwelling	Location of building within site/block number:
Level/unit number:		Intended life of the building if 50 years or less:
Legal description of land where building is located:	LOT 1 DP 380622 C/T 322928	Year first constructed:

## The Owner

Name of owner:	Diggelmann Ramon Mark & Diggelmann Joy Hilda	Street address /registered office:
Contact person:		Phone numbers:
Mailing address:	1 Moss Lane Raumati Beach Paraparaumu 5032	Landline: Mobile: 021 490691 Daytime: After hours: Facsimile number:
Email address:		
Website:		

## First point of contact for communications with the Kāpiti Coast District Council:

As above
----------

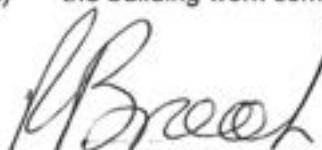
## Building Work

Building Consent No:	140327	Issued by:	Kāpiti Coast District Council
Project Description:	Construction of Double Garage		

## Code Compliance

The building consent authority named below is satisfied, on reasonable grounds, that:

(a) the building work complies with the building consent.



Russell Brook – Team Leader – Site Inspections  
On behalf of Kāpiti Coast District Council

Date: 17 March 2015

# PRODUCER STATEMENT STORMWATER DRAINS



## Construction Review

Send or deliver this form to: Kapiti Coast District Council,  
175 Rimu Road, Paraparaumu 5032  
Private Bag 60601, Paraparaumu 5254  
For enquiries, phone 04 296 4700 (Toll Free: 0800 486 486)

### TO BE COMPLETED BY THE INSTALLER

Issued by: West coast plumbing limited

Registration number: 19014

In respect of: Stormwater Drains installed in accordance with E1 AS1 as shown on the approved plans or as per the attached amended plan

Installed at: 1 moss Lane, paraparaumu.

### Building Consent No. ?

As a certified drainlayer, currently holding an annual practicing license, certify that I, or personnel under my control, have carried out the installation of the above system and I believe on reasonable grounds that the installation complies with the New Zealand Building Code.

Name Scott Tither

Signature S.Tither

Address 2 Lorna Irene Drive

Date

Phone

Fax

Mobile 021 52 45 45

Email westcoastplumbingltd@gmail.com

Note: Fully dimensioned as built drain plan to be supplied. (scale 1:100)

### Kāpiti Coast District Council Office Use Only

Producer Statement author authenticated and current registration verified. Verification and Registration checked through public register on [www.pgdb.co.nz](http://www.pgdb.co.nz).

Date

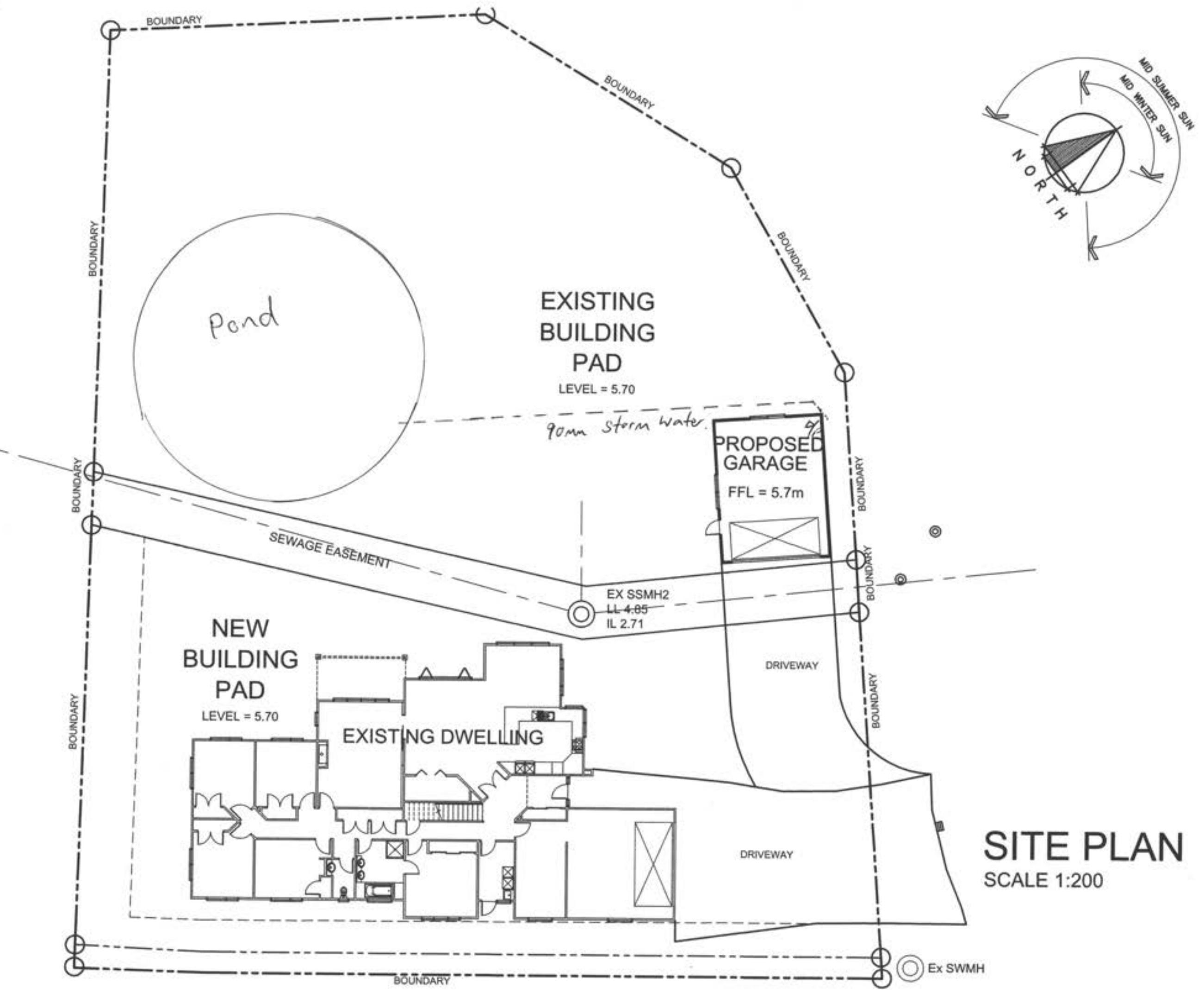
Validity authenticated

Name

16 MAR 2015

Signature:

Signature: W



Mark & Joy Diggelmann  
1 Moss Lane  
Raumati 5032

24 June 2014

Dear Building Consent Applicant / Building Owner

**Approval of Building Consent: 140327**

**Location:** 1 Moss Lane, Paraparaumu  
**Legal Description:** LOT 1 DP 380622 C/T 322928  
**Description:** Construction of Double Garage

I am pleased to inform you that the above building consent application has been approved. The building consent documents have been issued and are enclosed.

**Before starting any work please read ALL the building consent documents carefully and in full so that you as the owner understand the conditions under which the consent has been issued.**

As the owner you are also responsible for the following:

- ensuring that building work starts within 12 months of the approval of the building consent and that work progresses at a reasonable pace.
- ensuring that all required inspections are completed and that a Code Compliance Certificate is obtained once the work has been completed – please be aware that before a Code Compliance Certificate is issued, the building work must comply with the Building Act 2004 and the Building Code as at the date of Consent.
- that no work with noisy equipment is to be carried out before 7.30 a.m. or after 6 p.m. Monday to Saturday. During the week there may be workers on site from 6.30 a.m. quietly preparing for work. Work with noisy equipment is not permitted on Sundays and public holidays.
- ensuring that no damage occurs to public property, for example footpaths or retaining structures. Should damage occur you will be required to pay for any repairs.
- ensuring that if you wish to make any changes to the approved building consent, then an amendment to the building consent will need to be lodged with us.

If you have any questions regarding your building consent or your responsibilities, please contact Kapiti Coast District Council on (04) 296 4700.

**Building Consent**  
**140327**  
**Section 51, Building Act 2004**

**The building**

*Street address of building:* 1 Moss Lane, Paraparaumu  
*Legal description of land where building is located:* LOT 1 DP 380622 C/T 322928  
*Valuation number:* 1530132105  
*Building name:*  
*Location of building within site/block number:*  
*Level/unit number:*

**The owner**

*Name of owner:* Mark & Joy Diggelmann  
*Contact person:*  
*Mailing address:* 1 Moss Lane, Raumati, 5032  
*Street address/registered office:*  
*Email address:*  
*Website:*  
*Phone numbers:*  
*Landline:* Mobile: 021 490691  
*After hours:* Fax number:

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

As above

**Building work**

The following building work is authorised by this building consent:  
Construction of Double Garage

Garage

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

#### Build conditions

This building consent is issued subject to the following conditions:

1. This consent is issued subject to Registration of Section 72 of the Building Act 2004.

#### Compliance schedule

A compliance schedule is not required for the building.

#### Attachments

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

- Building Consent Addendum
- List of required inspections
- Plans and specifications
- Certificate attached to PIM.

Simon Goff  
Signature

Building Contracts Officer  
Position

On behalf of: KAPITI COAST DISTRICT COUNCIL

Date: 12/06/14

## Addenda to Application

### Application

Mark & Joy Diggelmann 1 Moss Lane Raumati 5032	No.	140327
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### Project

Description	Domestic only - garages Being Stage 1 of an intended 1 Stages Construction of Double Garage
Intended Life	Indefinite, but not less than 50 years
Intended Use	Garage
Estimated Value	\$50,000
Location	1 Moss Lane, Paraparaumu
Legal Description	LOT 1 DP 380622 C/T 322928
Valuation No.	1530132105

Designer: Coastal Architecture Ltd - Bill Francis 11 Kodex Place, Paraparaumu : 2961248

### General Requirements

- The Building Inspector is to be given 24 hours' notice before carrying out the following inspections:
  - Foundations
  - Pre-slab
  - Drainage
  - Pre Wrap
  - Weathertightness
  - Preline
  - Postline
  - Final Inspection
- To arrange for any of the above required inspections by Building Control Team, please contact the Call Centre on (04) 296 4700 between the hours of 8am and 5pm.

1. LAPSE AND CANCELLATION OF BUILDING CONSENT. A building consent shall lapse and be of no effect if the building work concerned has not been commenced within 12 calendar months after the date of issue. Or within such further period as the territorial authority allows.
2. NZS3604 is an Acceptable Solution in terms of the New Zealand Building Code and is a recommended reference document for timber framed buildings.
3. Roof stormwater to be connected to existing water disposal system.
4. Minimum heights of finished concrete slab-on-ground floors above adjoining finished ground level to comply with the current NZS3604.
5. Contractor to leave site clear of all demolition materials and in a tidy state.
6. Textured Systems should be applied by licensed, trained applicators only. Supply copy of warranty to Certifier.
7. All work to be in accordance with RM 100164, RM 050345 and Sect 221 Consent Notice and Sect 221 Consent Notice Variation.

I have read the foregoing addenda to application, and the Owner/Builder/Authorised Person hereby agrees to comply with them.

**OWNER/BUILDER/  
AUTHORISED PERSON**

**Date:** \_\_\_\_\_

# PROPOSED GARAGE

FOR MR & MRS DIGGLEMANN  
1 MOSS LANE, LOT 1, DP 380622, RAUMATI



## CONTENTS:

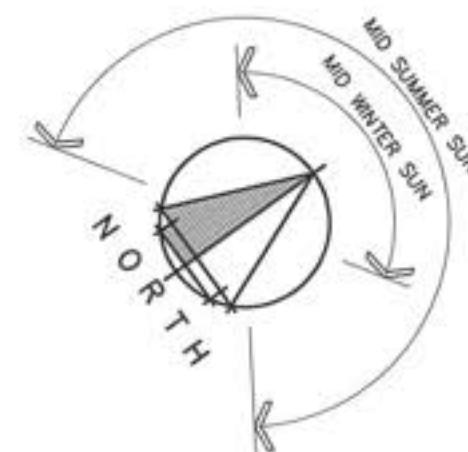
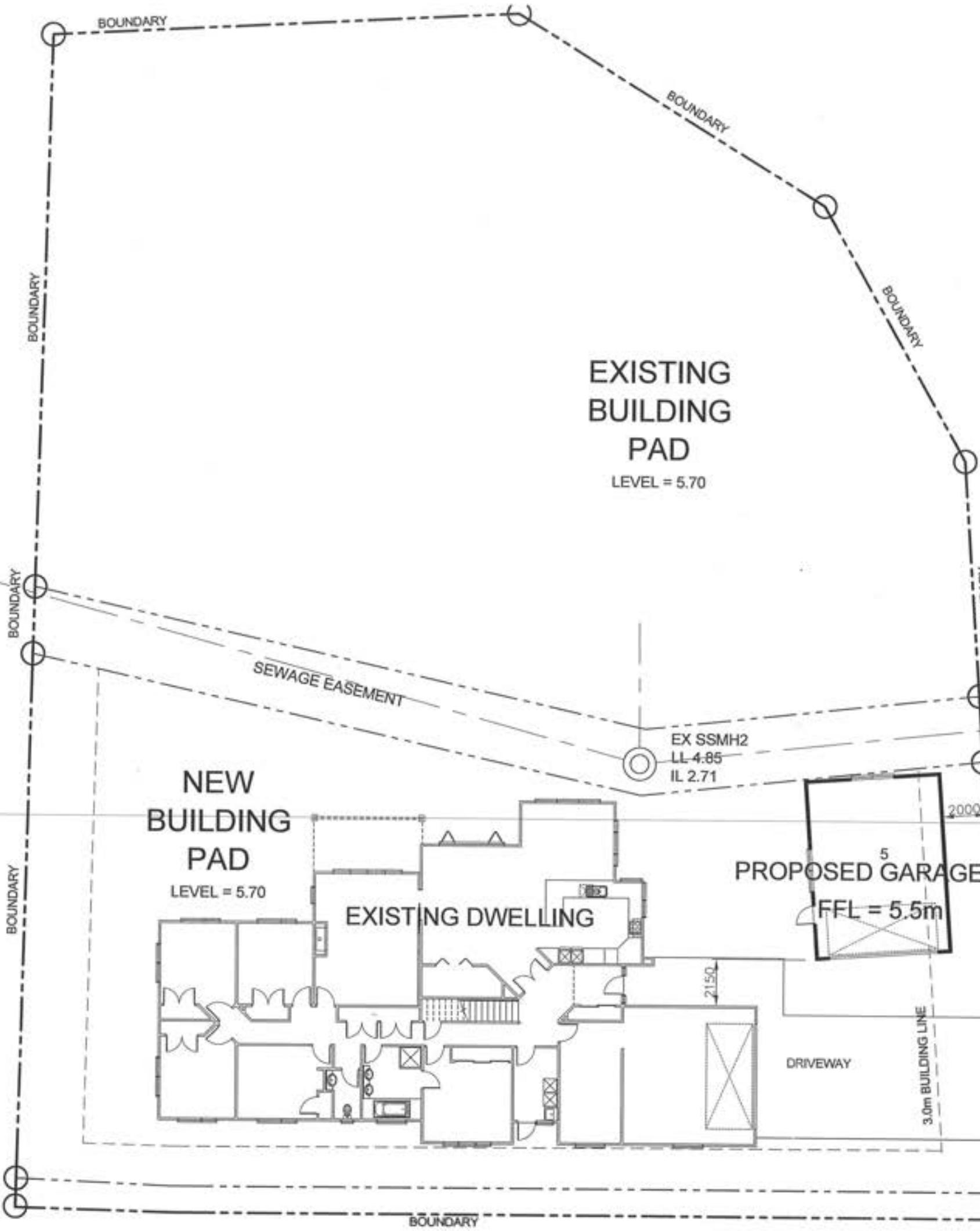
- 1 - SITE PLAN
- 2 - FLOOR PLAN & ELEVATIONS
- 3 - FOUNDATION PLAN & ROOF PLAN
- 4 - SECTION AA
- 5 - DETAILS
- 6 - DETAILS
- 7 - E2 MATRIX



RECEIVED  
19 MAY 2014  
BY:

Revisions:  
MAY 2014  
Rev A

000002



LOT 1, DP 380622  
BEING PART LOT 1, DP 4864  
DWELLING = 271m<sup>2</sup>  
GARAGE = 50.8m<sup>2</sup>  
SITE AREA = 2197m<sup>2</sup>  
SITE COVERAGE = 14.6%

HIGH WIND ZONE  
CORROSION ZONE C

NOTE:

THE OWNER/BUILDER IS RESPONSIBLE FOR  
CLEARLY DEFINING THE SITE BOUNDARY  
LINES & PEGS. THIS MAY REQUIRE A  
SURVEY. NOTE: ESTABLISHED FENCES ARE  
NOT NECESSARILY ON THE SITE BOUNDARY

CONFIRM POSITION OF DWELLING ON SITE  
WITH OWNER

GARAGE IS ALLOWED TO BE 1m FROM  
PRIVATE RIGHT OF WAY

Project:  
**PROPOSED  
GARAGE**

1 MOSS LANE  
LOT 1, DP 380622,  
RAUMATI

Client:  
**DIGGELMANN**

Drawing Title:  
**SITE PLAN**

Designer:

**COASTAL**  
ARCHITECTURE LTD.

11 Kedron Place  
Pangarau  
New Zealand

Tel: 04 296 1248

e-mail: billfrancis@paradise.net.nz

Design:  
Bill Francis  
Drawn:  
bf  
Scale:  
as shown

Job: 114  
Page of: 1  
Rev: A



**SITE PLAN**  
SCALE 1:200

All work shall be in accordance with the  
NZBC. If in doubt ASK.  
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the job before commencing any work or shop  
drawings. Pinned dimensions are to be used,  
scaled dimensions must be verified.  
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written consent of Coastal Architecture Ltd.

19 MAY 2014

Project:  
PROPOSED  
GARAGE1 MOSS LANE  
LOT 1, DP 380622,  
RAUMATIClient:  
DIGGELMANNDrawing Title:  
FLOOR PLAN

Designer:

COASTAL

ARCHITECTURE LTD.  
11 Koker Place  
Paraparaumu  
New Zealand

Tel: 04 296 1248

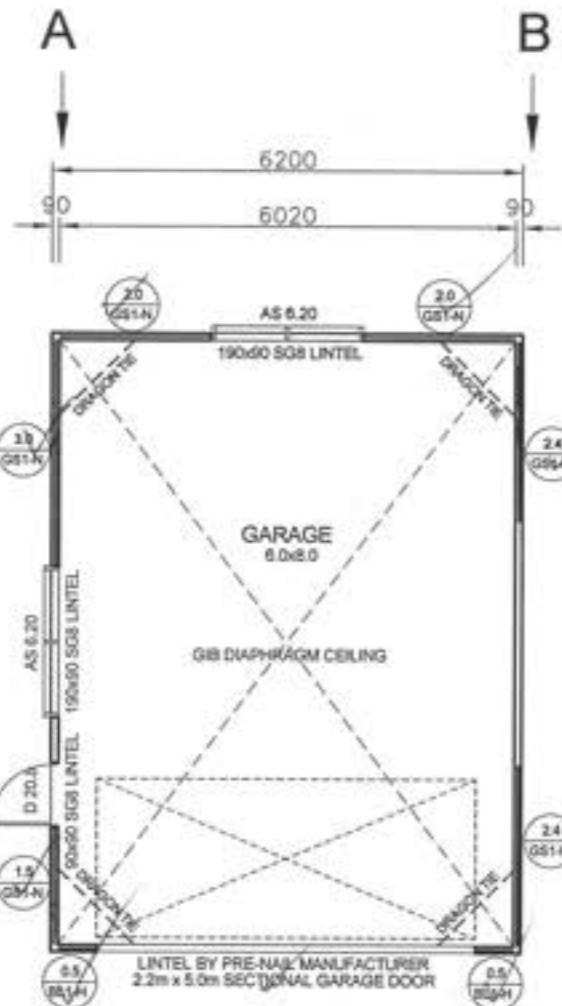
e-mail: billfrancis@paradise.net.nz

Design: Bill Francis Drawn: bf  
Scale: as shown

Job: 114 Page of: 2 Rev: A



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## GARAGE FLOOR PLAN

SCALE 1:100

AREA = 50.8m<sup>2</sup>

## NOTES:

## GENERAL NOTES:

- All work must be carried out to conform to relevant sections of the New Zealand Building Code and New Zealand Standards - in particular NZS 3604, NZS 3602 & NZS 4218. All references to Standards shall be taken as reference to the latest revision including amendments.
- Ground bearing must be reconfirmed on site following excavation but prior to placing concrete and reinforcing.
- Confirm site boundaries with licensed surveyor. Fences may not necessarily be on the legal boundary.
- All work to be carried out to best trade practice
- Do Not Scale off Building Consent Documentation issued from TA's as the plans may have been scanned and the scale distorted.
- Garage spaces within or attached to the building envelope shall have
- A - Openings provided with a 50mm min total level change between the interior & exterior paving
- B - Provision to drain water away from the threshold of the opening.
- refer to E2 fig 65 & table 18 for overall level change requirements
- Prenail framing and truss manufacturer to provide lintel sizes and provide a producer statement for framing, window lintels and trusses.
- Window openings to be 20mm larger than window sizes (10mm tolerance each side)
- Allow for dwangs to fix fittings as required by owner.
- Wall junctions shall be framed up with not less than 2 studs blocked and nailed.
- Maximum diameter hole in 90mm stud to be 25mm or 35mm diameter where not more than 3 consecutive studs are drilled.
- Lintels supporting rafters or trusses shall be secured against uplift as per clause 8.6.1.8 & figure 8.12, NZS 3604:2011. 25x1mm strap with 6/30x2.5mm nails into both lintel & stud & 25x1mm strap taken under plate & up 150mm each side of stud fixed with 6/30x2.5mm nails into each side of stud. Confirm building wrap is able to be used with timber treatment.

## FRAMING

Exterior Walls & Internal Load Bearing Walls:

- Up to 2.4m - 60x45 SG8 at 600 crs H1.2

## INTERNAL LININGS

WALLS:

- Generally - 10mm Standard Gib Board

## CEILINGS:

- Generally - 13mm Standard Gib
- Back block sheet joints and allow for control joints as required by manufacturer

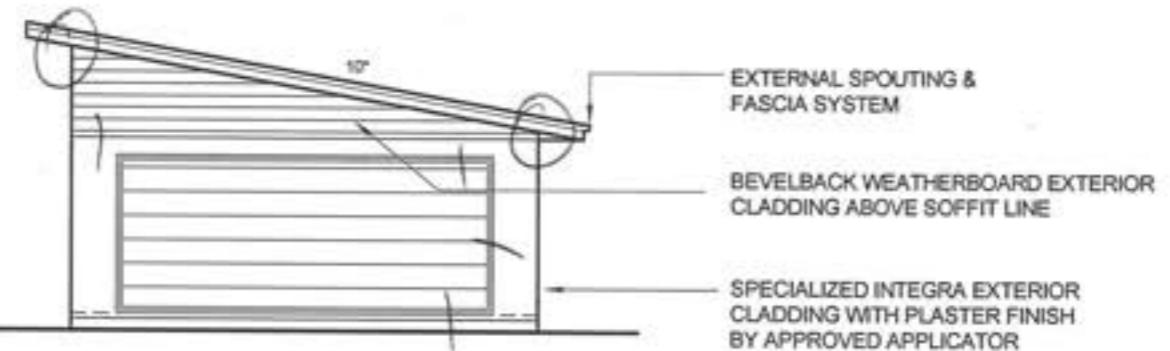
## Top Plate Fixing

The fixing of top plates supporting roof trusses to wall studs or lintels shall be in accordance with figure 8.14 & 8.15 NZS 3604:2011. Joints in top plates to comply with clause 8.7.3 NZS 3604:2011

## Bottom Plate Fixing

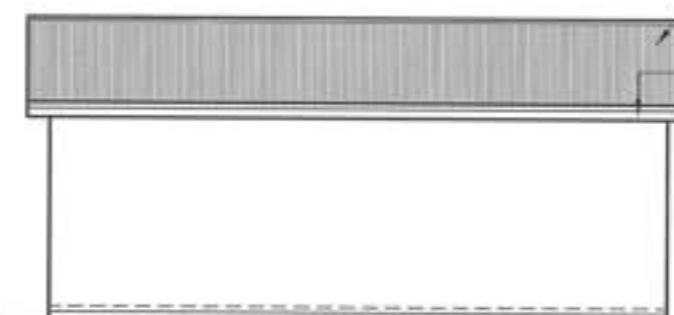
The fixing of bottom plates shall be in accordance with 7.5.12 NZS 3604:2011. Approved anchors (fixed to manufacturers specific instructions) in accordance with 7.5.12.2 NZS 3604:2011

- Holes in plates to comply with clause 8.5.1.6 & figure 8.4, NZS 3604:2011
- Refer to Bracing Plan and Manufacturers specifications for additional framing fixings.



## EAST ELEVATION 1

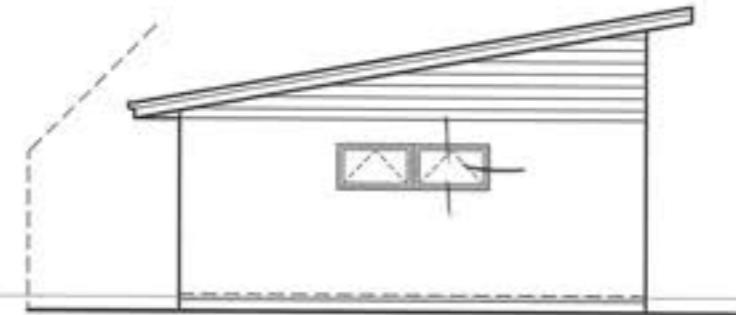
SCALE 1:100



## WEST ELEVATION 2

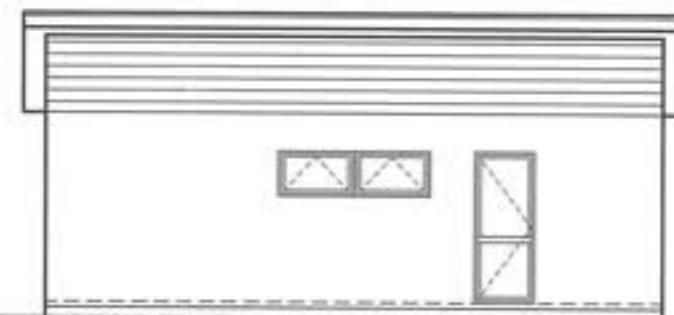
SCALE 1:100

THE SUPPLIER AND THE MAIN CONTRACTOR SHALL CHECK ALL DIMENSIONS ON SITE AND CONFIRM PRIOR TO MANUFACTURE.  
EXTERIOR JOINERY TO COMPLY WITH NZS 4211, DESIGN TO VERY HIGH WIND PRESSURE AND SUITABLE HEAD FLASHINGS TO BE FITTED TO ALL UNITS.  
GLAZING TO CONFORM NZS 4223 PT 1, 2 & 3 1999  
VERSION  
HIGH WIND 1100PA DWP  
VERY HIGH WIND 1550PA DWP



## NORTH ELEVATION 3

SCALE 1:100



## SOUTH ELEVATION 4

SCALE 1:100

RESTRICTOR STAYS TO LIMIT SASH OPENING TO MAX 100mm MUST BE FITTED WHEREVERA SILL HEIGHT IS LESS THAN 760mm & THE DIFFERENCE IN LEVELS ARE 1m OR GREATER. REFER F4 NZBC

SAFETY GLASS- AS REQUIRED BY NZS 4223 PT 3 1999  
VERSION TO BE PROVIDED TO ALL WET AREA JOINERY, GLAZED DOORS, SIDE PANELS, FULL HEIGHT WINDOWS & WINDOWS WITH CILLS LESS THAN 500mm FROM FFL.

SILL SUPPORTS TO MANUFACTURERS SPECIFICATIONS & DETAILS

NOTE:  
ALL CLADDINGS, ROOFING & SPOUTING SYSTEMS TO BE MAINTAINED BY OWNER IN ACCORDANCE TO MANUFACTURERS RECOMMENDATIONS & WARRANTY REQUIREMENTS

ALL JUNCTIONS TO CLADDINGS & OTHER EXTERNAL MOISTURE PROTECTION AREAS TO HAVE CAPILLARY GAPS/BREAKS & INSEALS WHERE RELEVANT, STOPPING WIND DRIVEN OR SURFACE TENSION WATER

CLADDING TO BE INSTALLED TO MANUFACTURERS REQUIREMENTS IN PARTICULAR FIXING & GROUND CLEARANCE.

ALSO REFER TO NZBC, CLAUSE E2/AS1, EXTERNAL MOISTURE FOR CLARITY

TIMBER TREATMENT TO BE IN ACCORDANCE WITH NZS 3602

Project:  
**PROPOSED  
GARAGE**1 MOSS LANE  
LOT 1, DP 380622,  
RAUMATIClient:  
DIGGELMANNDrawing Title:  
**FOUNDATION  
PLAN &  
ROOF PLAN**

Designer:

**COASTAL**  
ARCHITECTURE LTD11 Kedex Place  
Paraparuru  
New Zealand

Tel: 04 296 1248

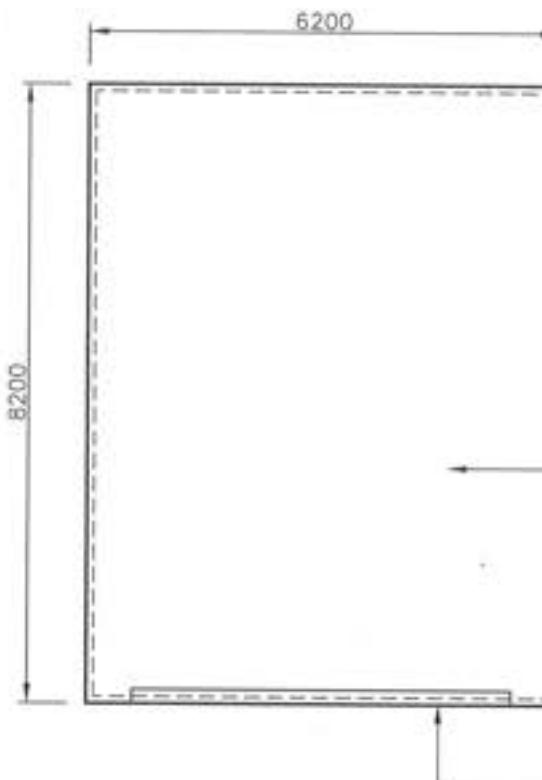
e-mail: Bill@coastalarch.com.nz

Design:  
Bill Francis  
Drawn:  
bf  
Scale:  
as shown

Job: 114 Page of: 3 Rev: A



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PROTECTED GROUND  
100mm BRICK VENEER  
150mm OTHER CLADDINGS

UNPROTECTED GROUND

150mm BRICK VENEER  
225mm OTHER CLADDINGS

HEIGHTS AS PER NZS3604 2011 SECTION 7

ALL CONSTRUCTION TO COMPLY WITH NZS3604:2011, NZBC AND BEST POSSIBLE TRADE PRACTICES

BOTTOM PLATES FIXING  
THE FIXING OF BOTTOM PLATES SHALL BE IN ACCORDANCE WITH 7.5.12 NZS 3604:2011.

APPROVED ANCHORS (FIXED TO MANUFACTURERS SPECIFIC INSTRUCTIONS) IN ACCORDANCE WITH 7.5.12.2 NZS 3604:2011

**FOUNDATION PLAN**

SCALE 1:100

TRUSSES

WHERE THE BOTTOM CHORD OF A TRUSS CROSSES AN INTERNAL WALL CONTAINING ONE OR MORE WALL BRACING ELEMENTS, THE TRUSS SHALL BE CONNECTED TO THE TOP PLATE OF THE WALL EITHER DIRECTLY OR BY A CEILING BATTEN RUNNING PARALLEL TO THE PLATE AND FIXED TO BOTH THE PLATE AND THE BOTTOM CHORD. AS PER SECTION 10.2.2 NZS 3604:2011

DO NOT SUPPORT BOTTOM CHORD OF TRUSS AT POINTS OTHER THAN THOSE DESIGNATED BY THE TRUSS MANUFACTURER

ALL ROOF FRAMING TO BE H1.2

SOFFITS

UNFINISHED HARDIES SOFFITS MUST BE PAINTED TO COMPLY WITH NZBC DURABILITY REQUIREMENTS

SPOUTING

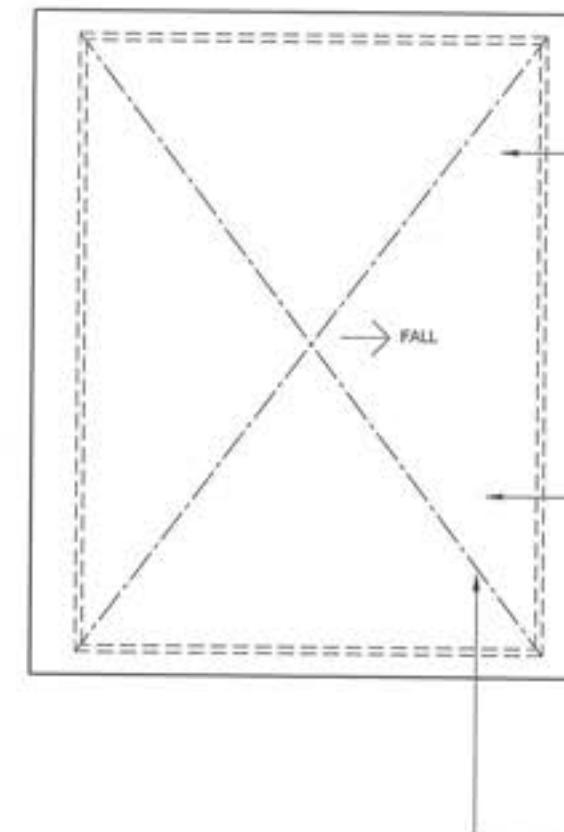
FRONT EDGE OF SPOUTING TO BE 20mm BELOW TOP EDGE OF FASCIA

ROOF FRAMING FIXINGS

**TRUSSES**  
FIXINGS FOR A ROOF TRUSS AT ITS SUPPORT SHALL BE AS GIVEN BY THE TRUSS MANUFACTURERS DESIGN BUT SHALL BE NOT LESS THAN:  
2/100x3.75 SKEWED NAILS & 4 WIRE DOGS

SUPPLY COPY OF RELEVANT WARRANTIES FOR ROOFING, MEMBRANE SYSTEMS & FASCIA / GUTTER SYSTEMS AS APPROPRIATE TO COUNCIL

ROOFING MATERIAL TO BE INSTALLED TO MANUFACTURERS REQUIREMENTS IN PARTICULAR, FIXING & MINIMUM PITCH (REFERENCE ALSO SECT 8 OF E2 NZ BUILDING CODE)



ALL DOWNPIPES 80mm Ø

GANGNAIL TRUSSES @ 900mm CRS FIXED EACH END TO TRUSS MANUFACTURERS DESIGN

600mm SOFFIT OVERHANG LINED WITH 4.5mm HARDIFLEX &amp; PVC JOINTERS, 300mm OVERHANG TO GABLE ENDS

CORRUGATED COLOURSTEEL 'ENDURA' ROOFING OVER 70x45 SG8 PURLINS @ 900mm CRS

EXTERNAL SPOUTING &amp; FASCIA SYSTEM

METAL STRAP ROOF PLANE BRACE TO NZS 3604 2011.

NOTE: CONNECT DOWNPIPES INTO EXISTING STORMWATER MAINS, CONFIRM POSITION ON SITE

**ROOF PLAN**

SCALE 1:100

000005

Revisions:  
MAY 2014  
REV A

RECEIVED

19 MAY 2014

Project:  
PROPOSED  
GARAGE1 MOSS LANE  
LOT 1, DP 380622,  
RAUMATIClient:  
DIGGELMANNDrawing Title:  
SECTION &  
DETAILS

Designer:

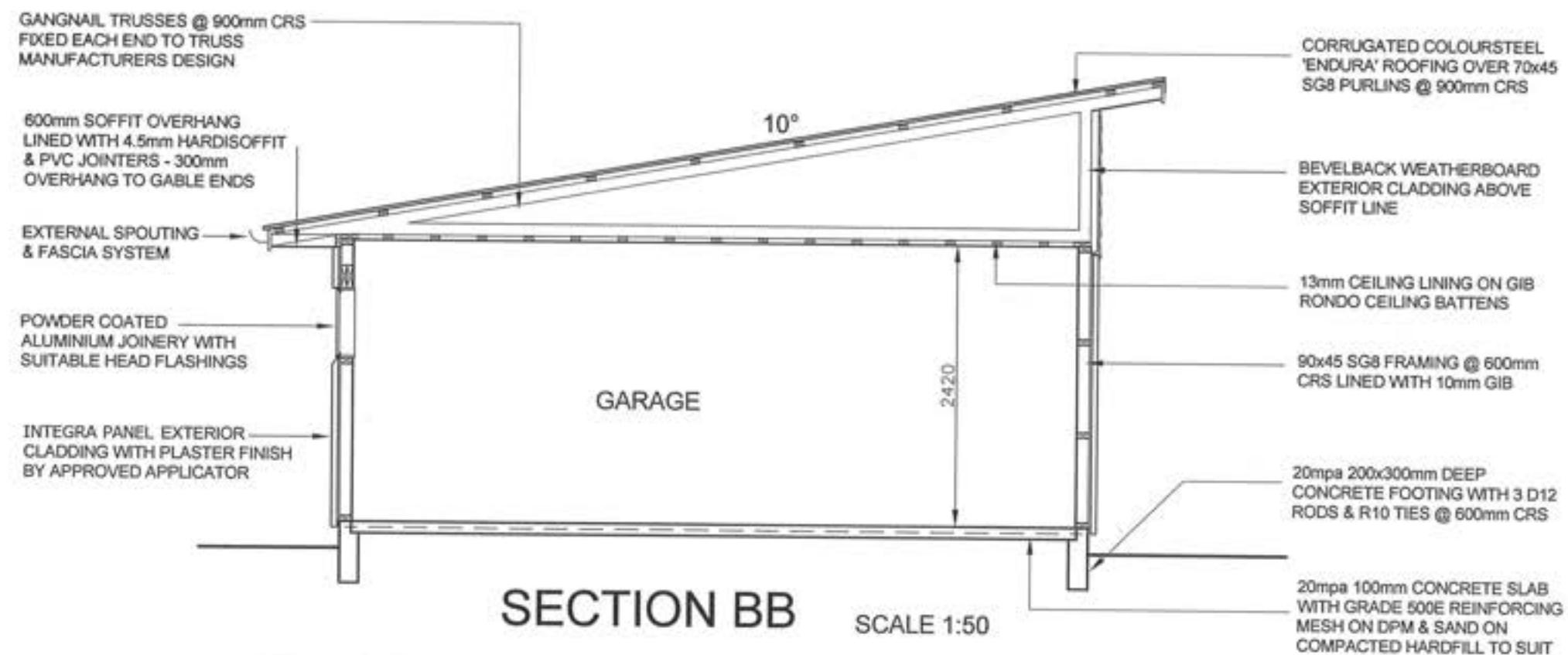
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Tel: 04 298 1248

e-mail: billfrancis@paradise.net.nz

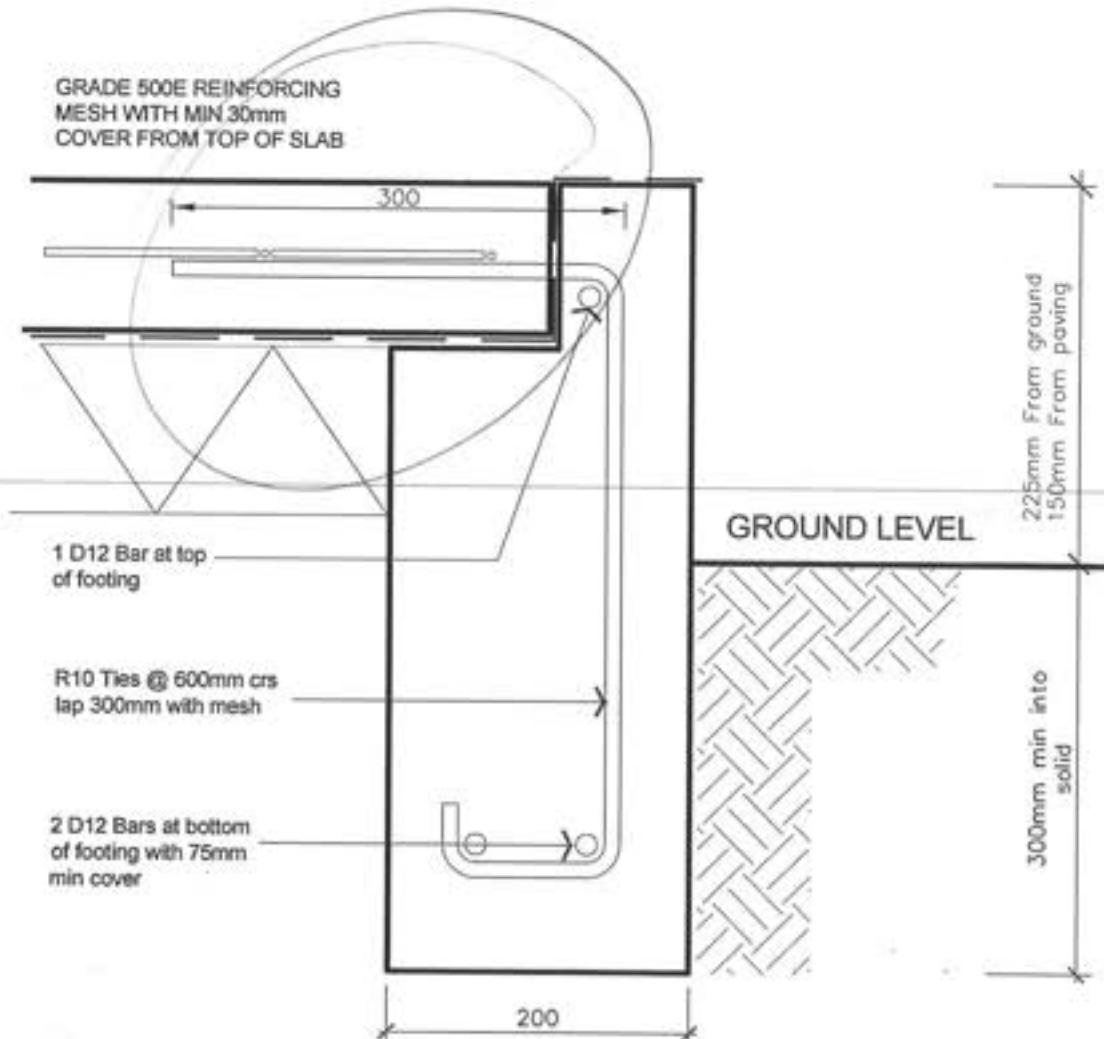
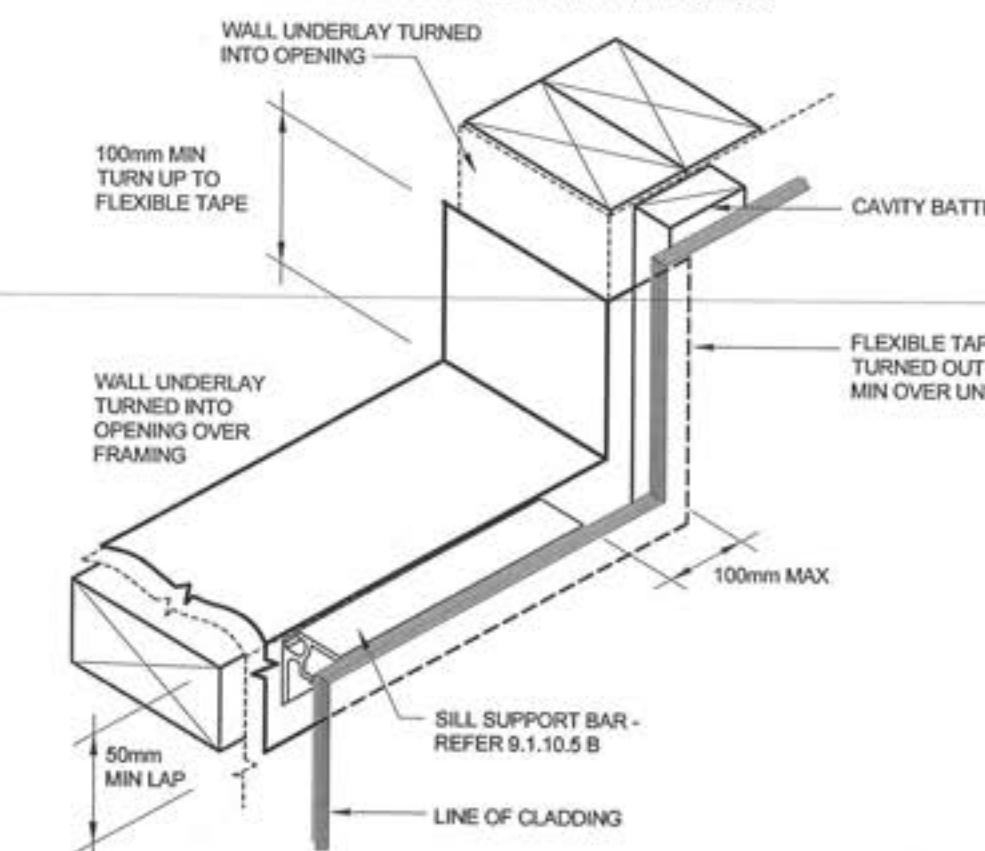
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Bill Francis  
Drawn:  
bf  
Scale:  
as shownJob: 114  
Page of: 4  
Rev: A

All work shall be in accordance with the NZBC. THE DRAFT ASK  
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## SECTION BB

SCALE 1:50

FOOTING DETAIL  
SCALE 1:5

BUILDING WRAP OPENING DETAIL n.t.s

19 MAY 2014

Project:  
PROPOSED  
GARAGE1 MOSS LANE  
LOT 1, DP 380622,  
RAUMATI

Client:

DIGGELMANN

Drawing Title:  
DETAILS

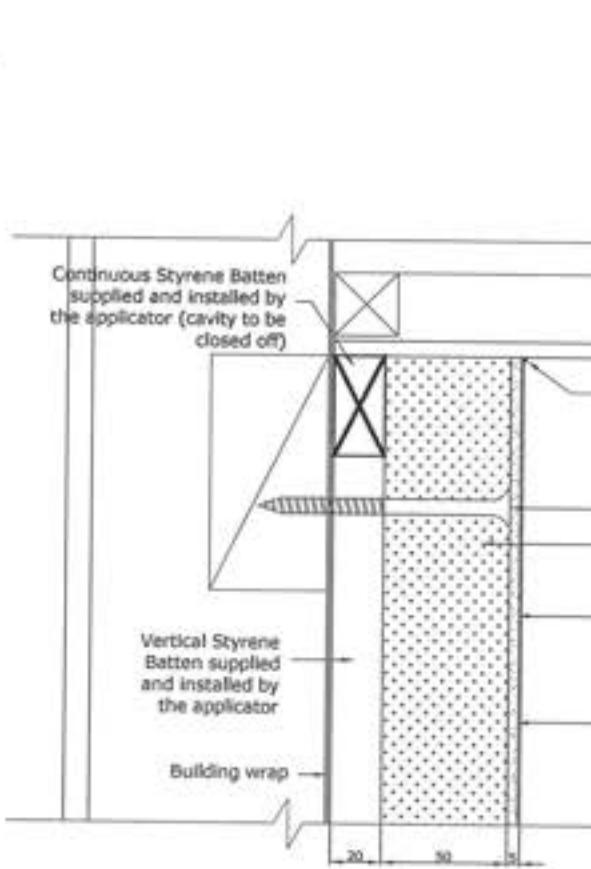
Designer:

COASTAL  
ARCHITECTURE LTD.11 Kōkako Place  
Paraparaumu  
New Zealand  
Tel: 04 296 1248  
e-mail: bill@coastalparadise.net.nzDesign: Bill Francis Drawn: bf  
Scale: as shown

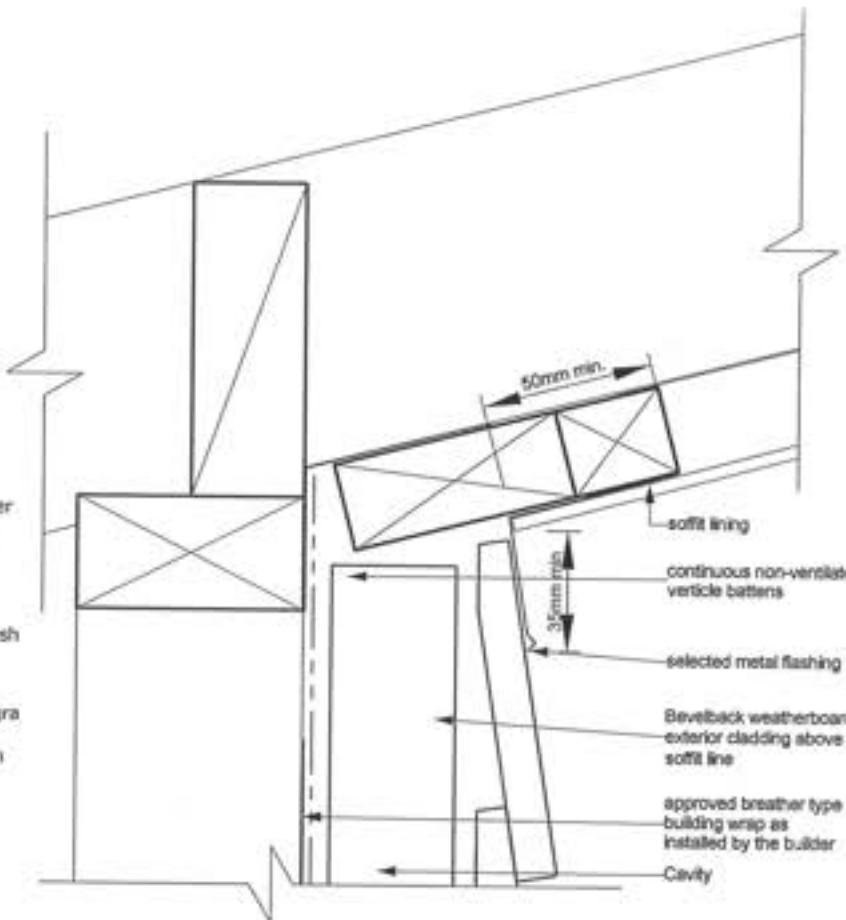
Job: 114 Page of: 5 Rev: A



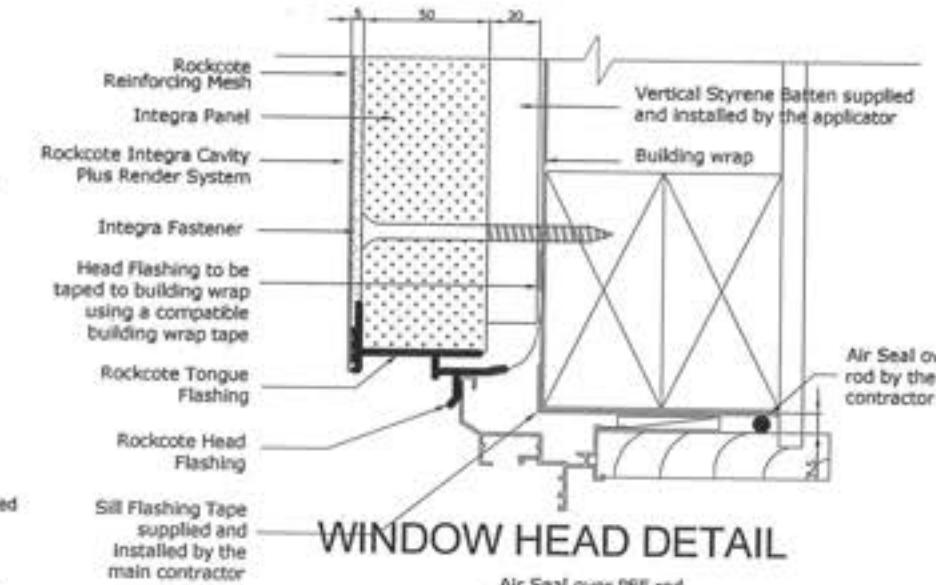
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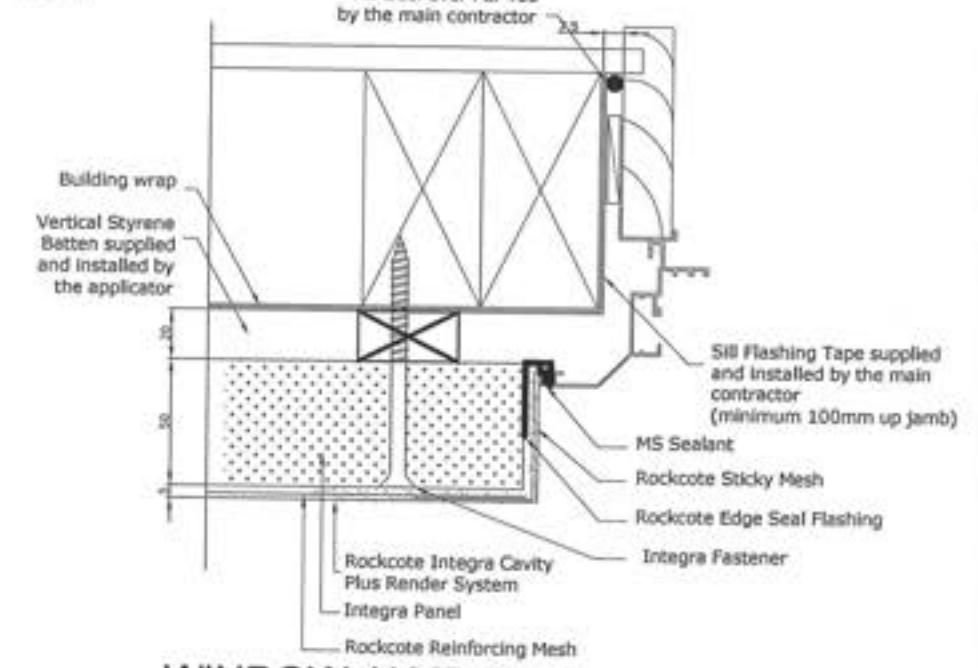
SOFFIT DETAIL



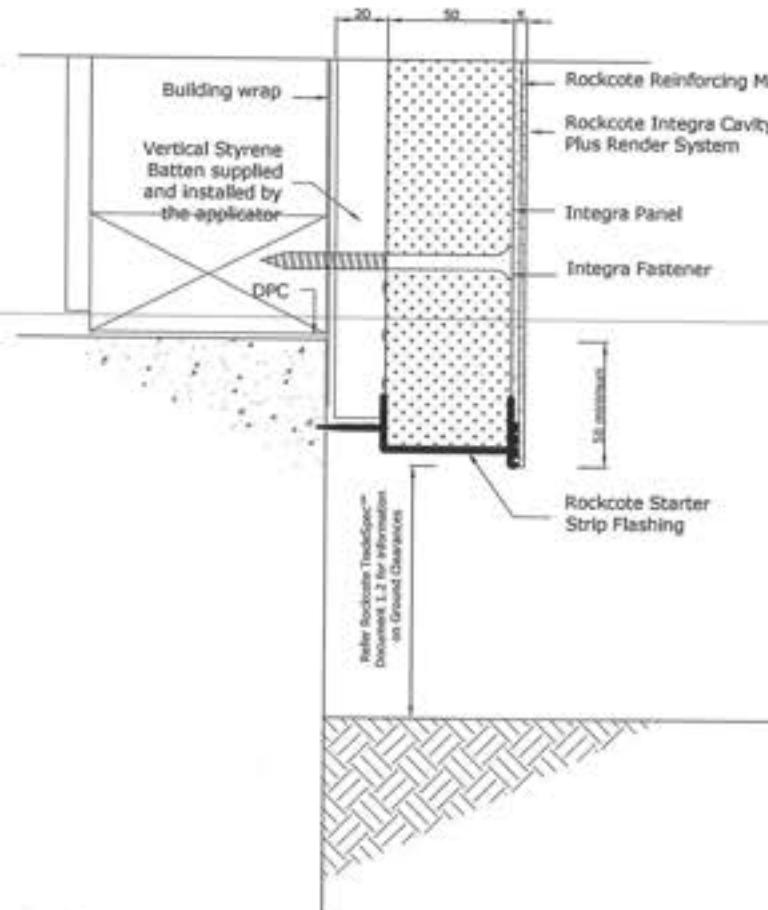
REVERSE RAKING SOFFIT DETAIL



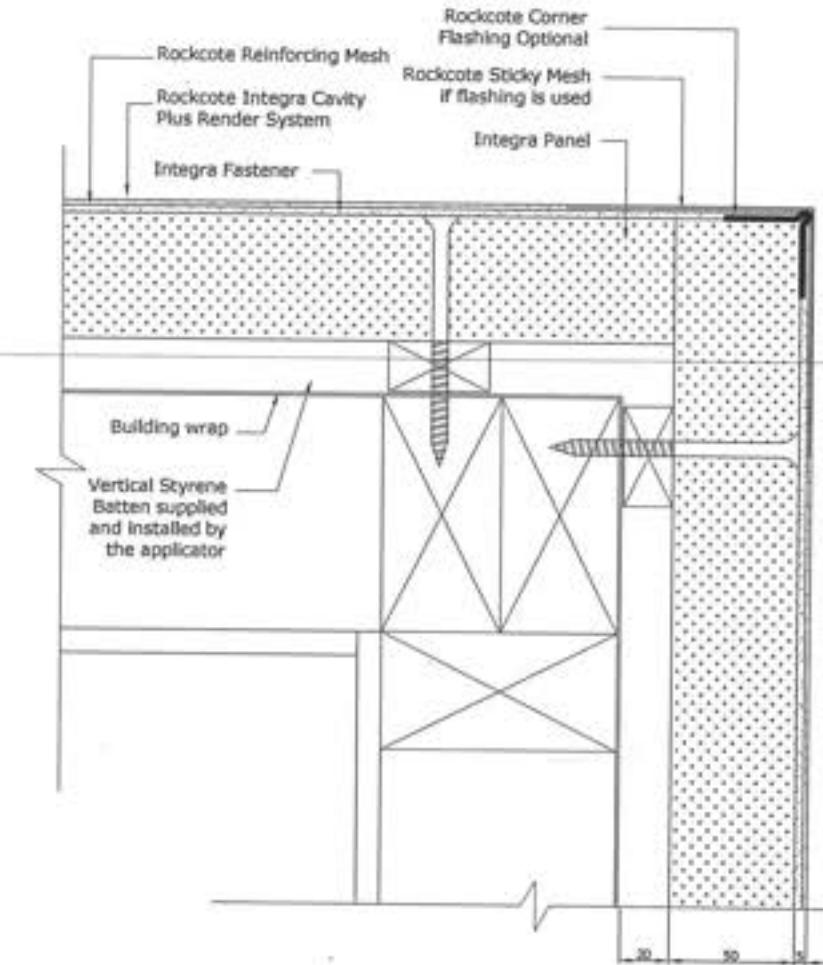
WINDOW HEAD DETAIL



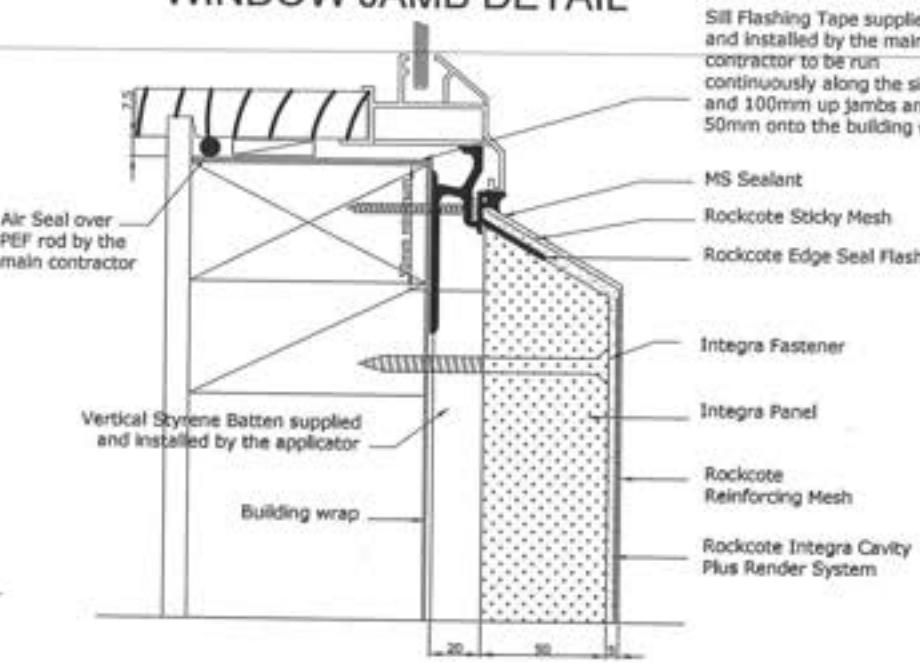
WINDOW JAMB DETAIL



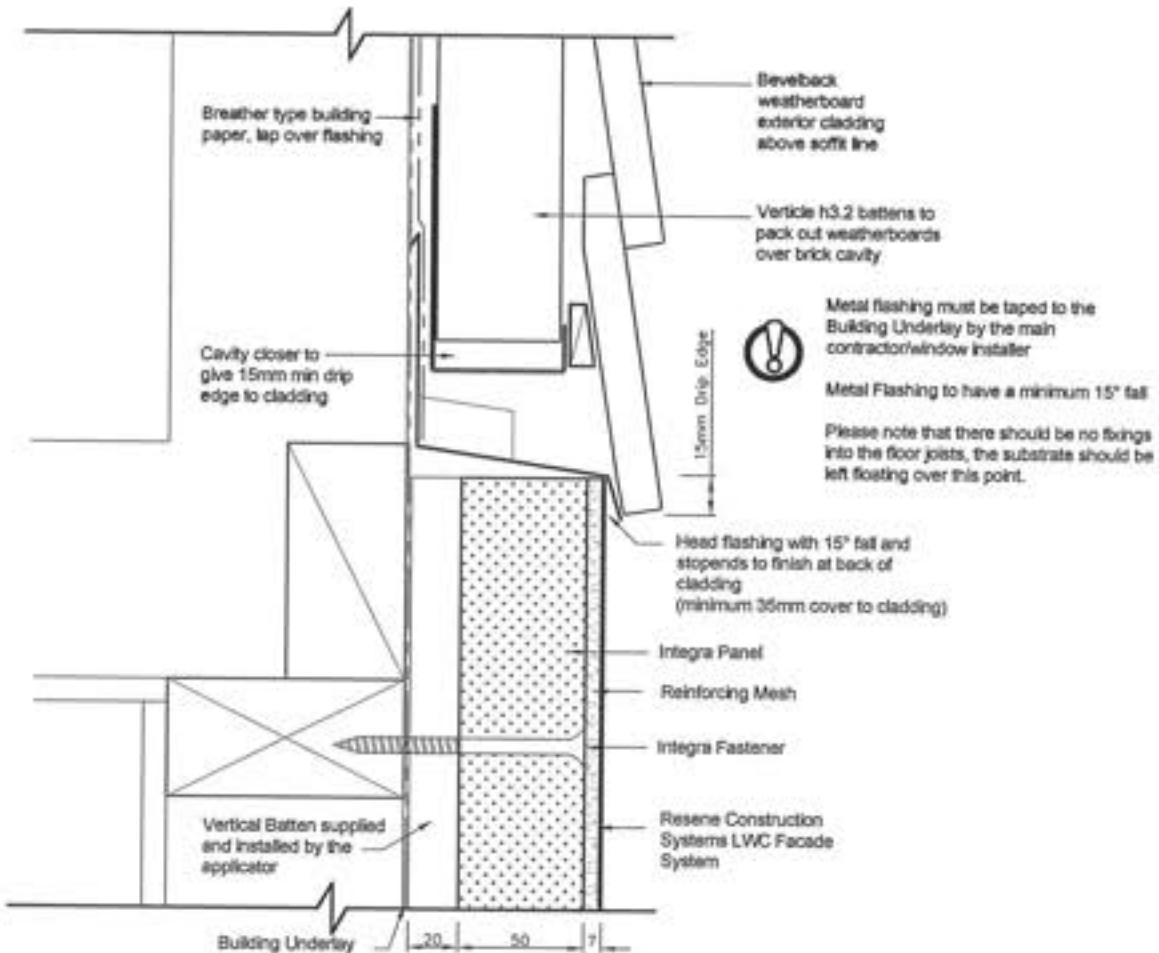
CLADDING TO FOUNDATION DETAIL



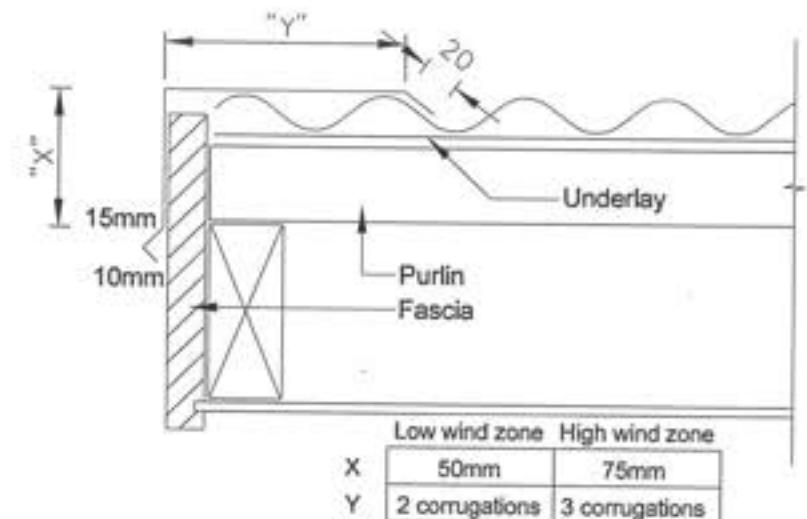
EXTERNAL CORNER DETAIL



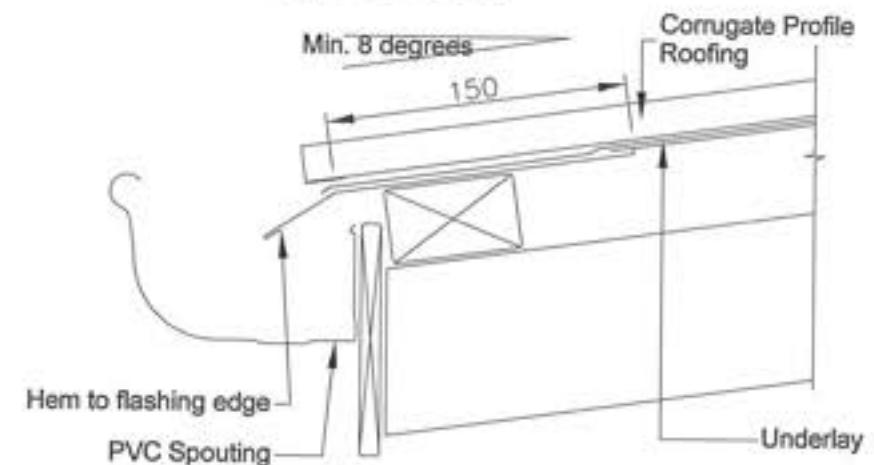
WINDOW SILL DETAIL



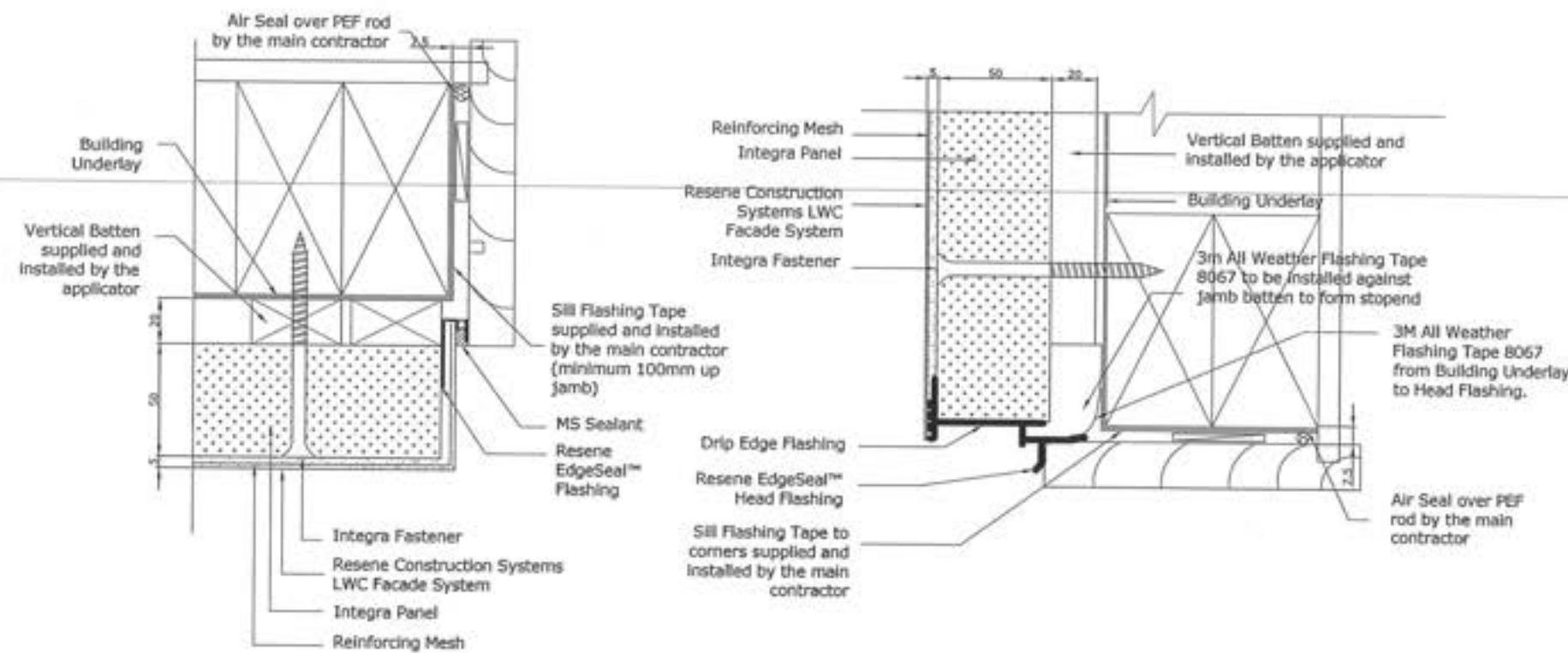
HORIZONTAL CHANGE OF CLADDING DETAIL



This detail is used for: Corrugate Side Barge Detail

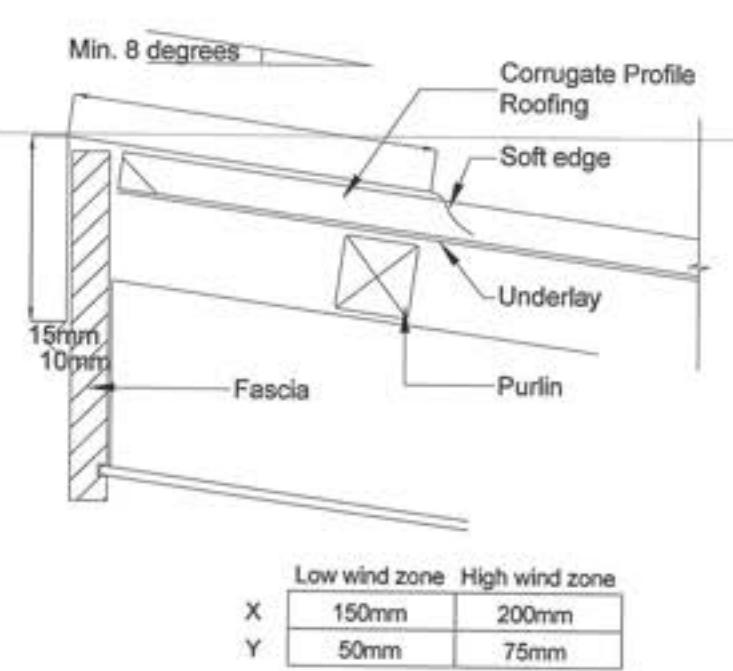


This detail is used for: Corrugate Gutter Flashing Detail



GARAGE DOOR JAMB DETAIL

GARAGE DOOR HEAD DETAIL



This detail is used for: Corrugate Head Barge Detail

## E2/AS1 : Building Envelope Risk Matrix.

## Project Details.

Name NAME DIGGELMANN  
 Street/No. STREET 1 MOSS LANE  
 Lot/DP/No. LOT LOT 1  
 City/Town/District. CITY RAUMATI

## Definition of Risk [table 1 from E2/AS1]

Factor	Risk	Detail
A Wind Zone	LOW	LOW wind zone as described by NZS 3604
	MEDIUM	MEDIUM wind zone as described by NZS 3604
	HIGH	HIGH wind zone as described by NZS 3604
	V.HIGH	VERY HIGH wind zone as described by NZS 3604
B No. of storeys	LOW	One storey
	MEDIUM	Two storey in part
	HIGH	Two storey's
	V.HIGH	More than two storey's
C Roof / Wall Intersection Design.	LOW	Roof / wall intersection - Fully protected. [eg. hip / gable roof with eaves.]
	MEDIUM	Roof / wall intersection - Partly exposed. [eg. hip / gable roof with NO eaves.]
	HIGH	Roof / wall intersection - Fully exposed. [eg. Parapets or eaves greater than 90° vertical with soffit linings.]
	V.HIGH	Roof elements finished within the boundaries formed by exterior walls [eg. lower ends of aprons, chimney's etc.]
D Eaves width (1.)	LOW	Greater than 600mm at first floor level.
	MEDIUM	450 - 600mm at first floor level, or 600mm at second floor level
	HIGH	100-450mm at first floor level, or 450-600mm at second floor level
	V.HIGH	0 -100mm at first floor level, or 100-450mm at second floor level or 450 - 600mm at third floor level
E Envelope Complexity	LOW	Simple rectangular, L, T, or boomerang shape with single cladding type
	MEDIUM	Complex angular or curved shape [eg. Y or arrow head] with single cladding type.
	HIGH	More complex angular or curved shape [eg. Y or arrow head] with multiple cladding type.
	V.HIGH	As for high risk, but with junctions not covered in C or F on this Table [eg. box windows, pergola's, multi storey re-entrant shapes etc.]
F Deck design.	LOW	None or timber slat deck or porch at ground level
	MEDIUM	Fully covered in plan by roof, or timber slat deck attached at first or second floor level.
	HIGH	Enclosed deck exposed in plan or cantilevered at first floor level
	V.HIGH	Enclosed deck exposed in plan or cantilevered at second floor level or above.

NOTES  
 1. Eaves width measured from external face of the wall cladding to  
outer edge of overhang including gutters and fascias  
 2. Balustrades and parapets count as 0 mm eaves.

## Risk Severity by Face

North Elevation.								South Elevation.															
RISK FACTOR	LOW	Score	MED	Score	HIGH	Score	V.HIGH	Score	Sub totals for each risk factor	RISK FACTOR	LOW	Score	MED	Score	HIGH	Score	V.HIGH	Score	Sub totals for each risk factor				
Wind Zone as NZS 3604	0		0		1		✓	2	1	Wind Zone as NZS 3604	0		0		1		✓	2	1				
No. of storey's	0	✓	1		2		4		0	No. of storey's	0	✓	1		2		4		0				
Roof / Wall Intersection	0	✓	1		3		5		0	Roof / Wall Intersection	0	✓	1		3		5		0				
Eaves width.	0		1	✓	2		5		1	Eaves width.	0		1	✓	2		5		1				
Envelope Complexity	0		1		3		✓	6	3	Envelope Complexity	0		1		3		✓	6	3				
Deck design.	0	✓	2		4		6		0	Deck design.	0	✓	2		4		6		0				
Total Risk Score for this Elevation								5	Total Risk Score for this Elevation								5						
East Elevation.								West Elevation.															
RISK FACTOR	LOW	Score	MED	Score	HIGH	Score	V.HIGH	Score	Sub totals for each risk factor	RISK FACTOR	LOW	Score	MED	Score	HIGH	Score	V.HIGH	Score	Sub totals for each risk factor				
Wind Zone as NZS 3604	0		0		1		✓	2	1	Wind Zone as NZS 3604	0		0		1		✓	2	1				
No. of storey's	0	✓	1		2		4		0	No. of storey's	0	✓	1		2		4		0				
Roof / Wall Intersection	0	✓	1		3		5		0	Roof / Wall Intersection	0	✓	1		3		5		0				
Eaves width.	0		1		2	✓	5		2	Eaves width.	0		1		2	✓	5		2				
Envelope Complexity	0		1		3	✓	6		3	Envelope Complexity	0		1		3	✓	6		3				
Deck design.	0	✓	2		4		6		0	Deck design.	0	✓	2		4		6		0				
Total Risk Score for this Elevation								6	Total Risk Score for this Elevation								6						

## Selected Cladding Resulting from Risk Assessment

Risk score from tables above.	Cladding Selected from table 3 [ from tables on page 30 E2/AS1 ]	TICK SELECTED OPTION	
		DIRECT FIXED	DRAINED CAVITY
North Elevation.	6	Integra panel Bevelback weatherboards	✓
South Elevation.	6	Integra panel Bevelback weatherboards	✓
East Elevation.	6	Integra panel Bevelback weatherboards	✓
West Elevation.	6	Integra panel Bevelback weatherboards	✓

Project:  
PROPOSED  
GARAGE

1 MOSS LANE  
LOT 1, DP 380622,  
RAUMATI

Client:

DIGGELMANN

Drawing Title:  
E2 MATRIX

Designer:

COASTAL  
ARCHITECTURE LTD.  
11 Koden Place  
Paraparaumu  
New Zealand  
Tel: 04 296 1248  
e-mail : bill@coastal-paradise.net.nz

Design: Bill Francis  
Drawn: bf  
Scale: as shown  
Job: 114 Page of: 7 Rev: A



All work shall be in accordance with the NZBC. It is the duty of the Contractor to verify all dimensions on the job before commencing any work or shop drawings. Figured dimensions are to be used, scaled dimensions must be verified.  
 This drawing and concept are copyright of Coastal Architecture Ltd. The recipient of this document is prohibited from copying or using the content for any purpose without the prior written consent of Coastal Architecture Ltd.



## Scene To Be Seen

Brian McDonnell  
23 Forest Road  
Raumati South  
Kapiti Coast  
p: 04 902 2388  
m: 021 077 5489  
scene2bseen@yahoo.co.nz

### PRODUCER / CONSTRUCTION STATEMENT EXTERNAL CLADDING

Job Number : 38019  
Site Address : 1 Moss Lane, Raumati, Paraparaumu  
Consent No :  
Building Owner :  
Builder : Tim McArthur  
Registered Plasterer : Scene to be Seen  
Systems Used : Integra Facade System  
Substrates Used : Integra AAC Panel  
Textures Used : Classico Swirl  
Paint System Used : 2 Coats of Resene X200  
Colours Used : Eighth Friar Grey (R)  
Start Date : 12-Aug-2014  
End Date : 01-Sep-2014  
Clauses and Further Information :

We the above firm have completed the above work in accordance with NZBC E2/AS1, B1/AS1, B2/AS1 and the Resene Construction Systems Specifications.

Signed by Scene to be Seen



License Number  
BP110791



## MANUFACTURERS GUARANTEE

Job Number :	38019
Site Address :	1 Moss Lane, Raumati, Paraparaumu
Consent No :	
Building Owner :	
Builder :	Tim McArthur
Licensed Plasterer :	Scene to be Seen
Systems Used :	Integra Facade System
Substrates Used :	Integra AAC Panel
Textures Used :	Classico Swirl
Paint System Used :	2 Coats of Resene X200
Colours Used :	Eighth Friar Grey (R)
Start Date :	12-Aug-2014
End Date :	01-Sep-2014
Clauses and Further Information :	

**Guarantee Periods :** Integra Facade System : - This system has a 15 Year Manufacturers Guarantee for product as per conditions below.

The Manufacturer, Resene Construction Systems (herein after called "the Manufacturer") hereby guarantees:-

This guarantee is limited to necessary repairs arising from defects in the manufacture of any products manufactured by the manufacturer, affixed and applied in accordance with all specifications, installation directions, procedures and instructions established by the Manufacturer but does not include damage to or deterioration of the products caused by factors beyond the control of the Manufacturer. For example, but without limiting the foregoing factors damage or defects could be caused by:-

- Faulty Workmanship and/or materials by others.
- Damage caused by acts of God, for example earthquakes, flood, wind or storm damage.
- Damage caused by fire or unlawful acts.
- Damage caused by accidental or intentional impact.
- Damage caused by localised ground movement, including slips and subsidence.
- The manufacturer will not by virtue of this warranty be liable for any consequential, indirect or special damage or loss of any kind whatsoever.

### NOTE:

- The manufacturer accepts no Liability for damage caused to other surfaces products or property through water leakage or water penetration which occurs because of improper fixing of doors, windows or door and window flashings.
- This Guarantee extends to product only and does not include the making of any refunds or payments by the manufacturer.
- Please refer to Manufacturer's specifications which are to be read in conjunction with this Guarantee.
- This Guarantee shall meet the requirements of the current E2 including proposed changes to E2 AS1 & B2 Durability which complies with the New Zealand Building Code Performance B2.3
- The Guarantee is subject to maintenance requirements, if Vector 5 has been applied to balustrades/parapet area's, these areas are to be cleaned and maintained annually, over coated with Resene X-200 after the first two years and subsequently every five years thereafter.
- No liability is assumed or implied for project supervision or defects caused by improper installation of the system.

This Product is for application by Licensed Plasterers only. Product only applied in non-conformance with the product data sheet and installation manual or to non approved substrates will invalidate Manufacturer's Guarantee.

Signed By Manufacturer:  
Mike Olds  
General Manager



## Scene To Be Seen

Brian McDonnell  
23 Forest Road  
Raumati South  
Kapiti Coast  
p: 04 902 2388  
m: 021 077 5489  
scene2bseen@yahoo.co.nz

### REGISTERED PLASTERER WARRANTY

Job Number : 38019  
Site Address : 1 Moss Lane, Raumati, Paraparaumu  
Consent No :  
Building Owner :  
Builder : Tim McArthur  
Registered Plasterer : Scene to be Seen  
Systems Used : Integra Facade System  
Substrates Used : Integra AAC Panel  
Textures Used : Classico Swirl  
Paint System Used : 2 Coats of Resene X200  
Colours Used : Eighth Friar Grey (R)  
Start Date : 12-Aug-2014  
End Date : 01-Sep-2014  
Clauses and Further Information :

The Registered Plasterer warrants that defects in the work carried out by the Registered Plasterer arising within five years of the Completion Date recorded above and caused by faulty workmanship in the application of the Resene Construction Systems Products or as a result of Resene Construction Systems Products being applied other than in accordance with the manufacturer's or supplier's specifications will be made good by the Registered Plasterer and without cost to the Purchaser.

- The warranty will only apply if the Purchaser has made full payment for the supply and application of the Resene Construction Systems Products and thereafter will extend to subsequent owners of the property.
- The warranty will only apply where the defect is a direct result of faulty workmanship in the application of the Resene Construction Systems Products.
- The liability of the registered plasterer is limited to remedying the defect in the workmanship and the registered plasterer will not by virtue of this warranty be liable for any other damage, loss, liability, expense or any other loss of any kind whatsoever.
- The warranty will not apply to any repair or maintenance work if any such repair or maintenance work is done other than under the supervision of and subject to the inspection and approval of the Registered Plasterer or Resene Construction Systems.
- Any remedial work carried out under this warranty will not extend the term of this warranty.

Signed by Scene to be Seen



Licence Number  
BP110791

Palmerston North  
Phone: 06-356 7649  
Fax: 06-355 3193  
Email: quins.pn@xtra.co.nz  
Hawkes Bay  
Phone: 06-870 0599  
Fax: 06-870 0190  
Email: quins.hb@xtra.co.nz



## ROOFING LTD & BUILDINGS

We're Strong on Construction, Selection & Customer Care

Levin Head Office and  
Manufacturing Plant  
20-30 Coventry Street,  
PO Box 1087, LEVIN  
Phone: 06-366 0183  
Fax: 06-367 0795  
Email: quins.levin@xtra.co.nz  
www.quinbuildings.co.nz

Dear John Clutterbuck Roofing

WARRANTY 1 Moss Lane, Paraparaumu on Invoice 77902

Date of Supply:

Warranty Terms: 01.08.2014

Colorcote ZR8 pre-painted metal products used for Residential Buildings will perform as follows.

1. Resistance to flaking, peeling and excessive fade. ZR8 10 years.

2. Will not perforate as a result of corrosion ZR8 15 years.

Colourcote products will inevitably weather, chalk and fade over time as a result of normal wear and tear.

If the product fails to perform as warranted we will, at our sole option, repair or replace the affected material.

Please note this warranty is subject to the following terms and conditions:

- This warranty will not apply to weathering, chalking or fading over time as a result of normal wear and tear.
- If inappropriate fastenings are used this warranty will not apply.
- Defects caused by faulty design, or method of manufacture of Residential Buildings are not covered by the warranty.
- We must be given the opportunity for inspection on site prior to any remedial action being offered or taken.
- Damage or corrosion resulting from the following are not covered by this warranty:
  - 1) Damage sustained during storage, handling, or installation.
  - 2) Damage sustained after installation.
  - 3) Causes after the product has left our control.
  - 4) Failure to remove debris leading to the accumulation of moisture retaining matter in gutters and downpipes.

Our liability under this warranty shall in all cases be limited to replacing or repairing the defective product as specified above excluding labour. Any repaired or replaced product will be covered by this warranty up to the unexpired portion of the warranty of the original product. Quin Roofing Ltd will not be liable for consequential loss or damage. All claims must be made promptly in writing and accompanied by the original warranty document. This warranty does not in any way affect the rights of a consumer under the Consumer Guarantees Act.

### MINIMUM MAINTENANCE REQUIREMENTS - [www.colorcote.co.nz](http://www.colorcote.co.nz)

1. Washing of Naturally Unwashed Areas every 6 months -e.g - Wall Cladding.
2. Removal of Debris from gutters every 6 months.
3. Any noticeable buildup of salt deposits and/or other contaminants are removed when identified.
4. When considering overpainting, please consult with your local distributor to ensure correct procedures are undertaken.
5. Inspection of the roof, including fasteners, repair any damage every 6 months

Regular Washing of Colorcote®ZR8™ products increases the durability by reducing attack from airborne salts and pollutants. Colorcote®ZR8™ products should be washed manually with water and a sponge or a soft nylon-bristled brush. For large areas it may be appropriate to use water blasting at pressures up to 20mpa.

This roof was installed by:

Signature of Installer:

And carries a workmanship warranty for 5 years

Signature of property owner or agent:

Date:

PLEASE RETURN A SIGNED COPY OF THE WARRANTY TO THE ROOFING MANUFACTURER  
This warranty is issued by (the roofing manufacturer):

Yours faithfully

Bruce Love  
Roofing Manager  
Quin Roofing Ltd

For all roofing enquiries and sales contact our Levin factory on 0800 QUINS LEVIN - 0800 784 675

Manufacturers and suppliers in Zincalume and Coloursteel of:  
Corrugate  
Trimline  
6 Rib

Mini Corrugate  
Weatherboard  
Custom Flashings to 6.5m

Clearlite  
Ridge  
Barge  
Nails

Screws  
Building Papers  
Netting  
Sealfoam

Sectional Doors  
Roller Doors  
Tilt Doors  
Automatic Openers

For all garage enquiries and sales contact our agent in your area on 0800 GARAGE - 0800 427 243



## Certificate of Compliance and Electrical Safety Certificate



Reference / Job / ID

INV - 02024

ICP Number (if known)

MTF Kapiti

Rimu Road, Paraparaumu

This work has been carried out in accordance with a Certified Design

Certified Design Attached  Name of Issuer of Certified Design: \_\_\_\_\_

Supplier Declarations of Conformity Attached:  (please attach or list Certificate serial numbers or web address below)

Manufacturers Instructions used or relied on in this work:  (please attach or list web address below)

All parts of the installation are safe to connect to a power supply  see attached invoice.  
If not, please detail which parts are safe to connect.

This work is:

Low Risk  
(Certificate of Compliance not required)

This work has been done in accordance with:

Part 2 of AS/NZS 3000

Supply system this work is suitable for:

230/400V MEN system

General

High Risk  
(Record of Inspection required)

Part 1 of AS/NZS 3000

Other (Please specify)

Other Standards this work complies with: \_\_\_\_\_

### Record of Inspection (If Required)

Name of Inspector: \_\_\_\_\_

The aspects of the work which make it high risk are:

- Work on Mains
- Work on Main Earthing System
- Electromedical
- Hazardous Area

- Mains Parallel Generation
- Mines
- Photovoltaic

- Animal Staining
- Work to Part 1 of AS/NZS 3000 \*
- High Voltage \*

\* Certified Design Required

Date on, or period in, which the work was done: \_\_\_\_\_

I confirm that I am satisfied that the work detailed in this Certificate of Compliance has been done lawfully and safely, and that the information contained in this certificate is correct and accurate.

This certificate is issued by: michael denn

Registration No: E 246282

Signature: dr. denn

Date: 9.9.14

Name and Registration Numbers of Workers Under Supervision Attached

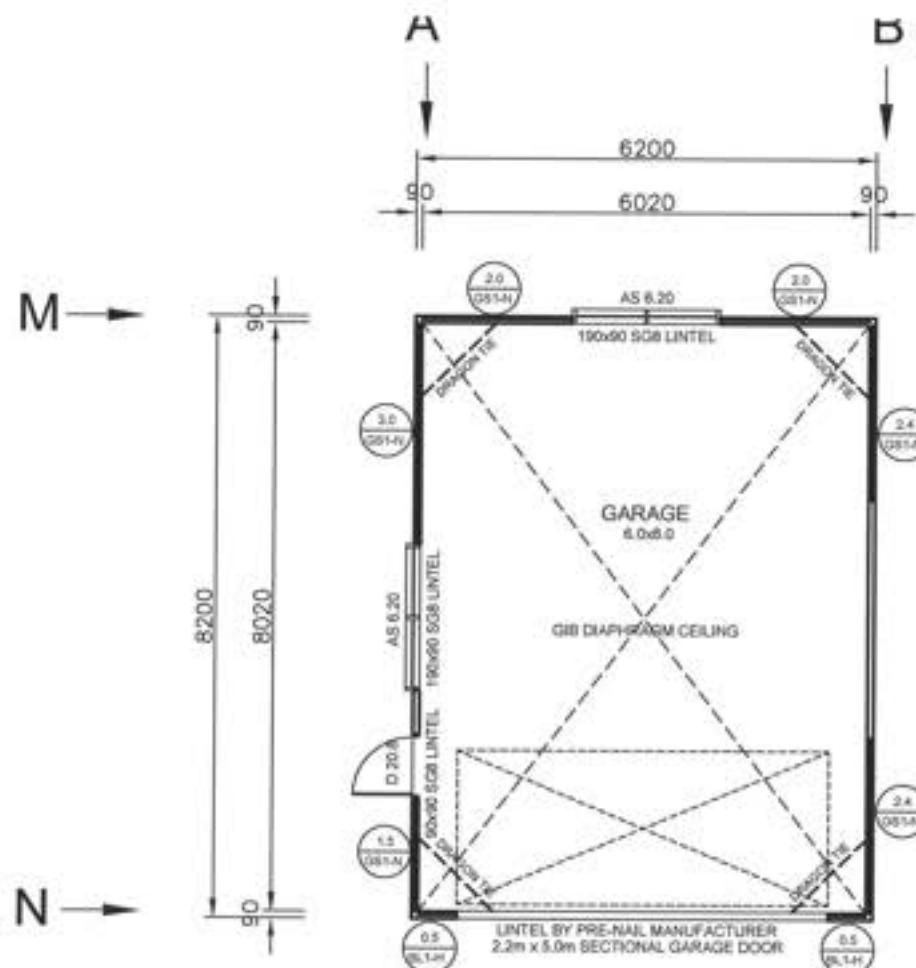
### Certified Design/Supplier Declarations of Conformity

www. general cable . co . nz  
www. pdl . co . nz

*Validity authenticated*

*16 MAR 2015*  
Signature: CW





## GARAGE FLOOR PLAN

SCALE 1:100

AREA = 50.8m<sup>2</sup>

NOTES:

GENERAL NOTES:

- All work must be carried out to conform to relevant sections of the New Zealand Building Code and New Zealand Standards - in particular NZS 3604, NZS 3602 & NZS 4218. All references to Standards shall be taken as reference to the latest revision including amendments.
- Ground bearing must be reconfirmed on site following excavation but prior to placing concrete and reinforcing.
- Confirm site boundaries with licensed surveyor. Fences may not necessarily be on the legal boundary.
- All work to be carried out to best trade practice
- Do Not Scale off Building Consent Documentation issued from TA's as the plans may have been scanned and the scale distorted.
- Garage spaces within or attached to the building envelope shall have
- A - Openings provided with a 50mm min total level change between the interior & exterior paving
- B - Provision to drain water away from the threshold of the opening.
- refer to E2 fig 65 & table 18 for overall level change requirements
- Prenail framing and truss manufacturer to provide lintel sizes and provide a producer statement for framing, window lintels and trusses.
- Window openings to be 20mm larger than window sizes (10mm tolerance each side)
- Allow for dwangs to fix fittings as required by owner.
- Wall junctions shall be framed up with not less than 2 studs blocked and nailed.
- Maximum diameter hole in 90mm stud to be 25mm or 35mm diameter where not more than 3 consecutive studs are drilled.
- Lintels supporting rafters or trusses shall be secured against uplift as per clause 8.6.1.8 & figure 8.12, NZS 3604:2011. 25x1mm strap with 6/30x2.5mm nails into both lintel & stud & 25x1mm strap taken under plate & up 150mm each side of stud fixed with 6/30x2.5mm nails into each side of stud.
- Confirm building wrap is able to be used with timber treatment.

FRAMING

Exterior Walls & Internal Load Bearing Walls:

- Up to 2.4m - 90x45 SG8 at 600 crs H1.2

INTERNAL LININGS

WALLS:

- Generally - 10mm Standard Gib Board

CEILINGS:

- Generally - 13mm Standard Gib
- Back block sheet joints and allow for control joints as required by manufacturer

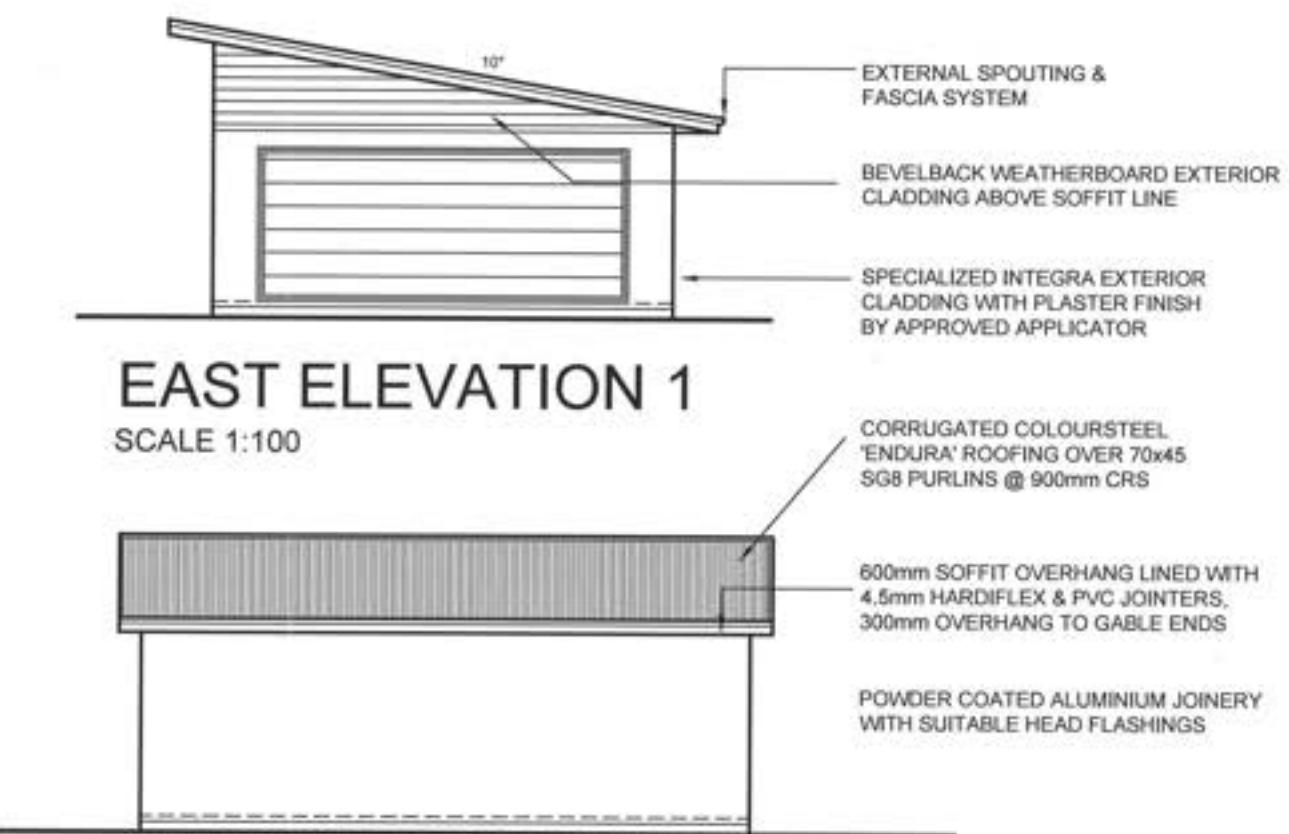
Top Plate Fixing

The fixing of top plates supporting roof trusses to wall studs or lintels shall be in accordance with figure 8.14 & 8.15 NZS 3604:2011. Joints in top plates to comply with clause 8.7.3 NZS 3604:2011.

Bottom Plate Fixing

The fixing of bottom plates shall be in accordance with 7.5.12 NZS 3604:2011. Approved anchors (fixed to manufacturers specific instructions) in accordance with 7.5.12.2 NZS 3604:2011.

Holes in plates to comply with clause 8.5.1.6 & figure 8.4, NZS 3604:2011. Refer to Bracing Plan and Manufacturers specifications for additional framing fixings.

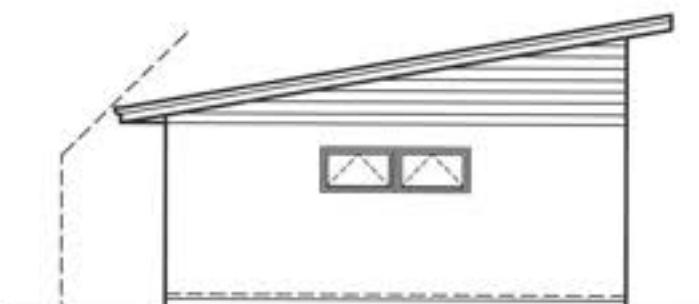


## EAST ELEVATION 1

SCALE 1:100

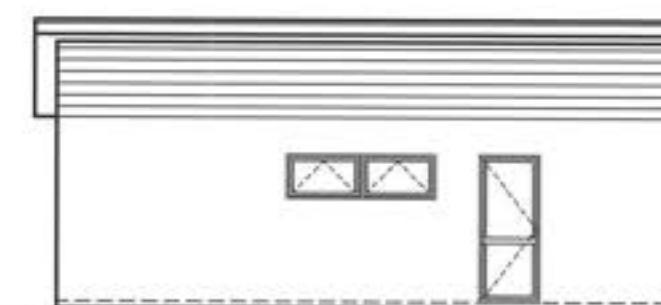
## WEST ELEVATION 2

SCALE 1:100



## NORTH ELEVATION 3

SCALE 1:100



## SOUTH ELEVATION 4

SCALE 1:100

THE SUPPLIER AND THE MAIN CONTRACTOR SHALL CHECK ALL DIMENSIONS ON SITE AND CONFIRM PRIOR TO MANUFACTURE.  
EXTERIOR JOINERY TO COMPLY WITH NZS 4211, DESIGN TO VERY HIGH WIND PRESSURE AND SUITABLE HEAD FLASHINGS TO BE FITTED TO ALL UNITS.  
GLAZING TO CONFORM NZS 4223 PT 1, 2 & 3 1999  
VERSION  
HIGH WIND 1100PA DWP  
VERY HIGH WIND 1550PA DWP

RESTRICTOR STAYS TO LIMIT SASH OPENING TO MAX 100mm MUST BE FITTED WHEREVERA SILL HEIGHT IS LESS THAN 760mm & THE DIFFERENCE IN LEVELS ARE 1m OR GREATER. REFER F4 NZBC

SAFETY GLASS AS REQUIRED BY NZS 4223 PT 3 1999 VERSION TO BE PROVIDED TO ALL WET AREA JOINERY, GLAZED DOORS, SIDE PANELS, FULL HEIGHT WINDOWS & WINDOWS WITH CILLS LESS THAN 500mm FROM FFL.

SILL SUPPORTS TO MANUFACTURERS SPECIFICATIONS & DETAILS

NOTE:  
ALL CLADDINGS, ROOFING & SPOUTING SYSTEMS TO BE MAINTAINED BY OWNER IN ACCORDANCE TO MANUFACTURERS RECOMMENDATIONS & WARRANTY REQUIREMENTS

ALL JUNCTIONS TO CLADDINGS & OTHER EXTERNAL MOISTURE PROTECTION AREAS TO HAVE CAPILLARY GAPS/BREAKS & INSEALS WHERE RELEVANT, STOPPING WIND DRIVEN OR SURFACE TENSION WATER

CLADDING TO BE INSTALLED TO MANUFACTURERS REQUIREMENTS IN PARTICULAR FIXING & GROUND CLEARANCE.

ALSO REFER TO NZBC, CLAUSE E2/AS1, EXTERNAL MOISTURE FOR CLARITY.

TIMBER TREATMENT TO BE IN ACCORDANCE WITH NZS 3604

Revisions:  
MAY 2014  
JUNE 2014  
rev A  
rev B

Project:  
**PROPOSED GARAGE**

1 MOSS LANE  
LOT 1, DP 380622,  
RAUMATI

Client:  
**DIGGELMANN**

Drawing Title:  
**FLOOR PLAN**

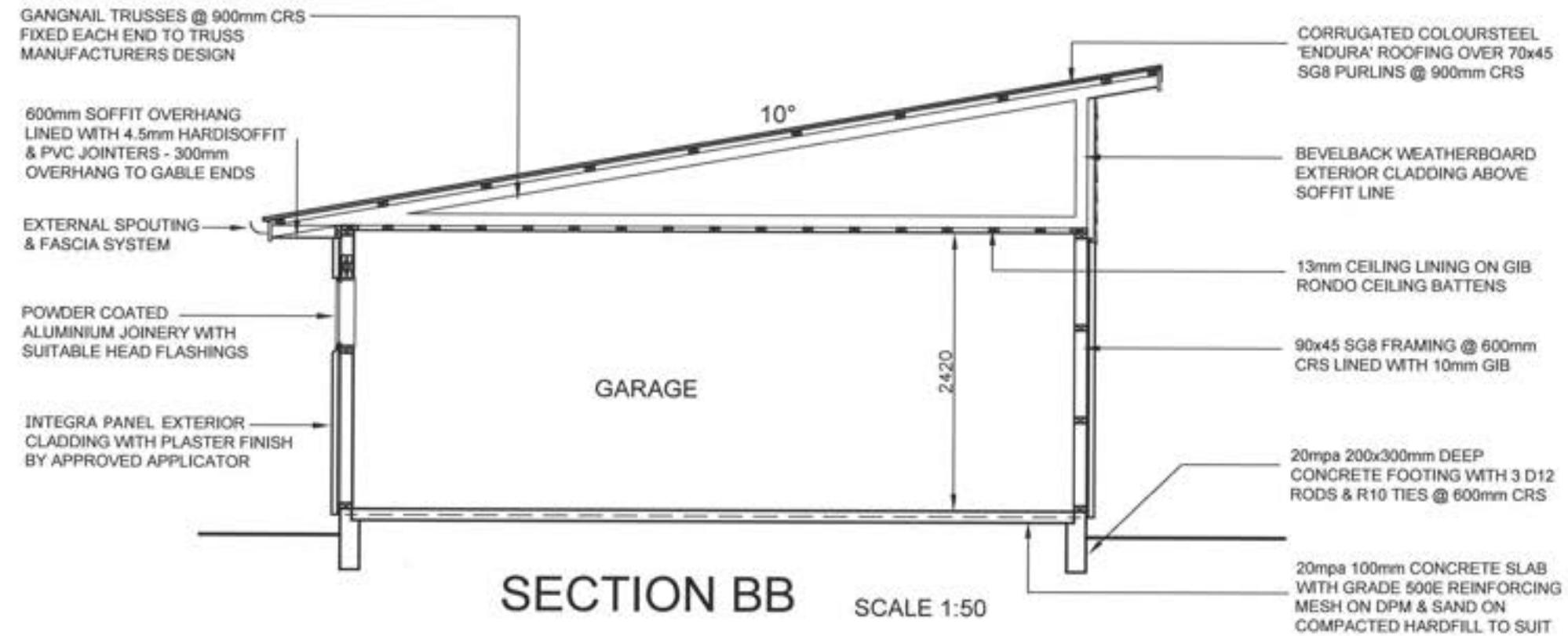
Designer:  
**COASTAL ARCHITECTURE LTD.**  
11 Kodex Place  
Paraparaumu  
New Zealand  
Tel: 04 296 1248  
e-mail : billfrancis@paradise.net.nz

Design: **Bill Francis** Drawn: **bf**  
Scale: **as shown**

Job: **114** Page of: **2** Rev: **B**

**LICENSED BUILDING PRACTITIONER**  
www.dbb.govt.nz  
\*BUILDING CONFIDENCE\*

All work shall be in accordance with the NZBC. If in doubt ASK. The Contractor must verify all dimensions on the job before commencing any work or shop drawings. Figured dimensions are to be used. Scaled dimensions must be verified. This drawing and concept are copyright of Coastal Architecture Ltd. The recipient of this document is prohibited from disclosing its content for any purpose without the prior written consent of Coastal Architecture Ltd.



Revisions:  
MAY 2014  
rev A

Project:  
**PROPOSED GARAGE**

1 MOSS LANE  
LOT 1, DP 380622,  
RAUMATI

Client:  
DIGGELMANN

Drawing Title:  
**SECTION & DETAILS**

Designer:

**COASTAL**  
ARCHITECTURE LTD.

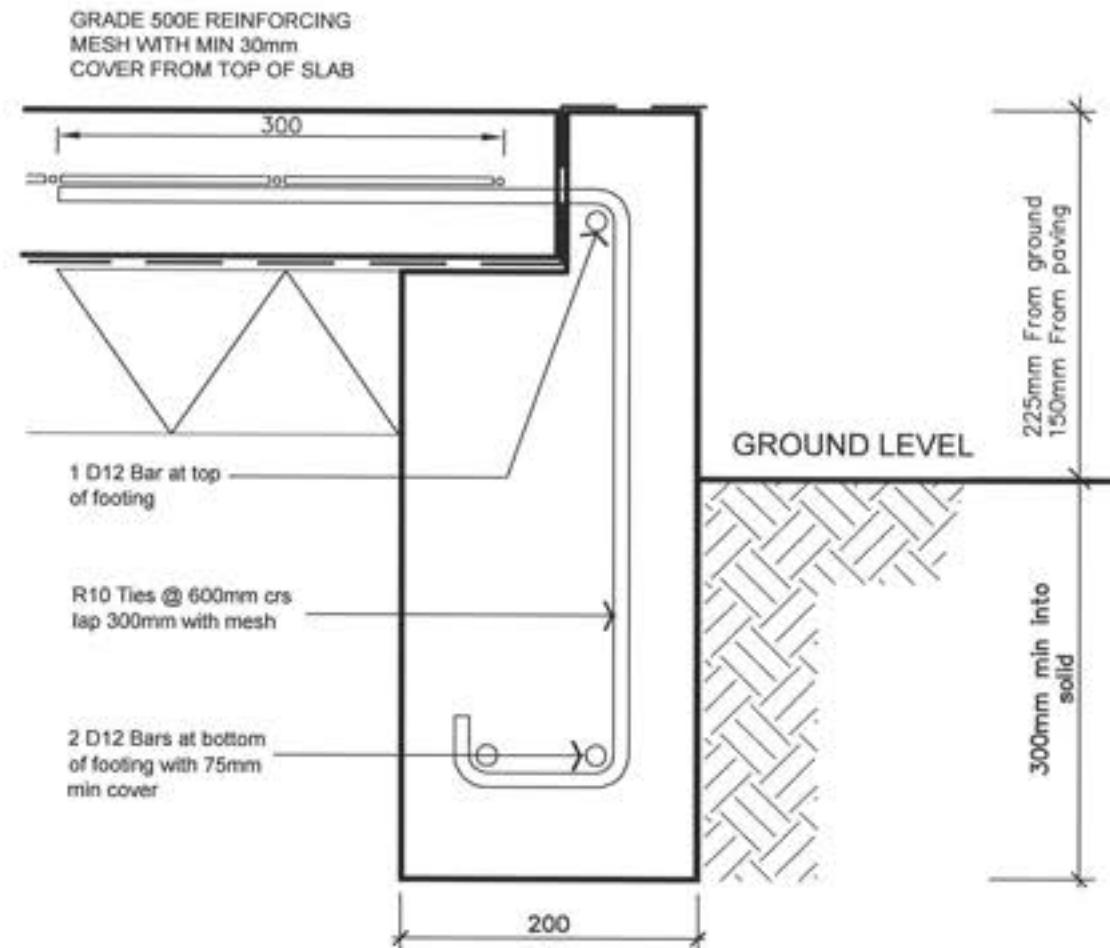
11 Koden Place  
Paraparaumu  
New Zealand  
Tel: 04 296 1248  
e-mail : bill@franchise.paradise.net.nz

Design: Bill Francis Drawn: bf  
Scale: as shown

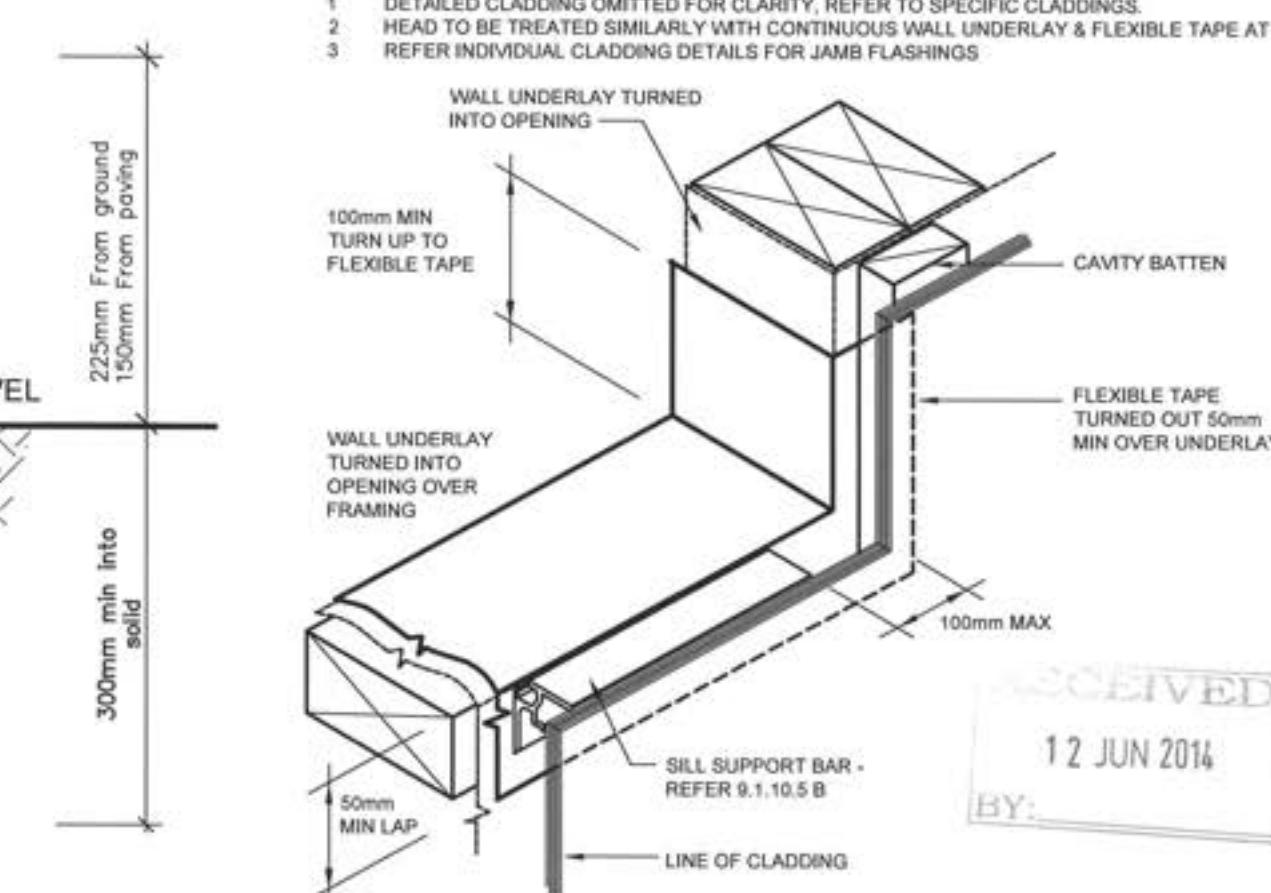
Job: 114 Page of: 4 Rev: A



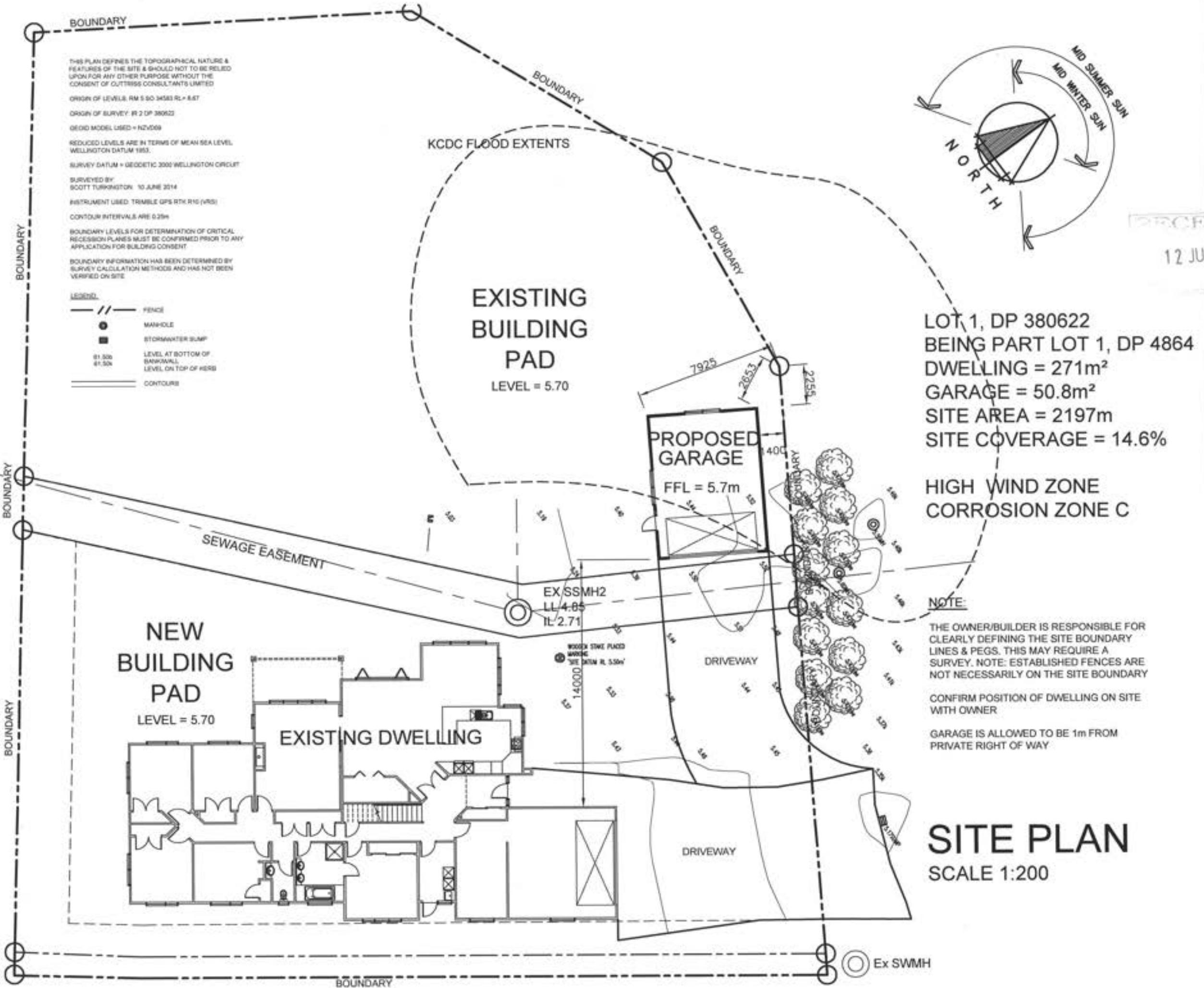
All work shall be in accordance with the  
NZBC. If in doubt ASBC  
The Contractor must verify all dimensions on  
the job before commencing any work or shop  
drawings. Figured dimensions are to be used.  
Scaled dimensions must be verified.  
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FOOTING DETAIL  
SCALE 1:5

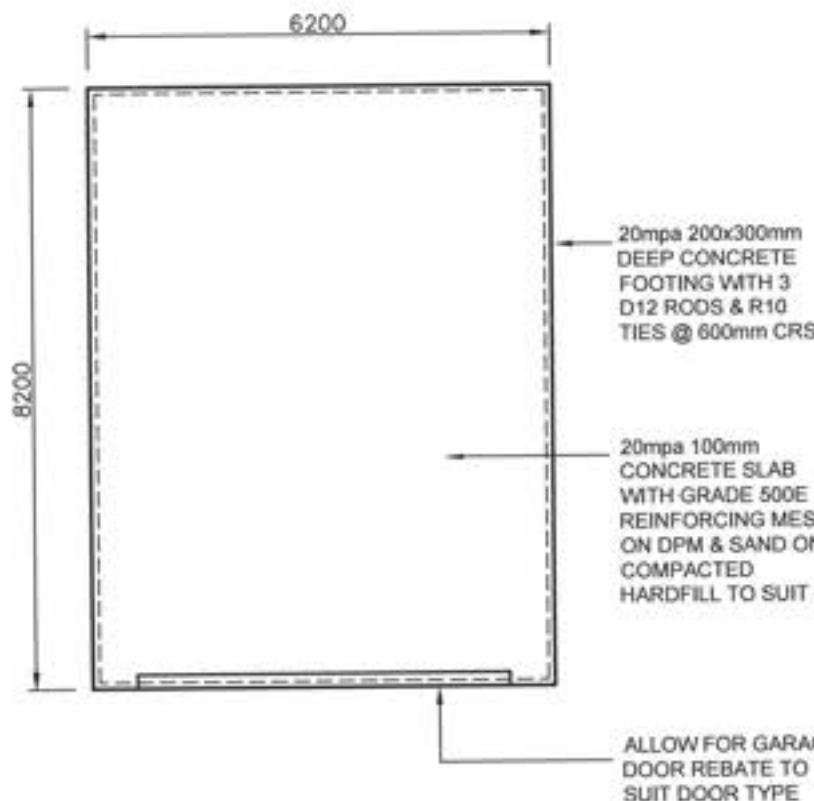


BUILDING WRAP OPENING DETAIL n.t.s



Revisions:	
MAY 2014	rev A
JUNE 2014	rev B
JUNE 2014	rev C





PROTECTED GROUND  
100mm BRICK VENEER  
150mm OTHER CLADDINGS  
UNPROTECTED GROUND  
150mm BRICK VENEER  
225mm OTHER CLADDINGS  
HEIGHTS AS PER NZS3604 2011 SECTION 7

ALL CONSTRUCTION TO COMPLY WITH NZS3604:2011, NZBC AND BEST POSSIBLE TRADE PRACTICES

BOTTOM PLATES FIXING  
THE FIXING OF BOTTOM PLATES SHALL BE IN ACCORDANCE WITH 7.5.12 NZS 3604:2011.  
APPROVED ANCHORS (FIXED TO MANUFACTURERS SPECIFIC INSTRUCTIONS) IN ACCORDANCE WITH 7.5.12.2 NZS 3604:2011

## FOUNDATION PLAN

SCALE 1:100

### TRUSSES

WHERE THE BOTTOM CHORD OF A TRUSS CROSSES AN INTERNAL WALL CONTAINING ONE OR MORE WALL BRACING ELEMENTS, THE TRUSS SHALL BE CONNECTED TO THE TOP PLATE OF THE WALL EITHER DIRECTLY OR BY A CEILING BATTEN RUNNING PARALLEL TO THE PLATE AND FIXED TO BOTH THE PLATE AND THE BOTTOM CHORD, AS PER SECTION 10.2.2 NZS 3604:2011

DO NOT SUPPORT BOTTOM CHORD OF TRUSS AT POINTS OTHER THAN THOSE DESIGNATED BY THE TRUSS MANUFACTURER

ALL ROOF FRAMING TO BE H1.2

### SOFFITS

UNFINISHED HARDIES SOFFITS MUST BE PAINTED TO COMPLY WITH NZBC DURABILITY REQUIREMENTS

### SPOUTING

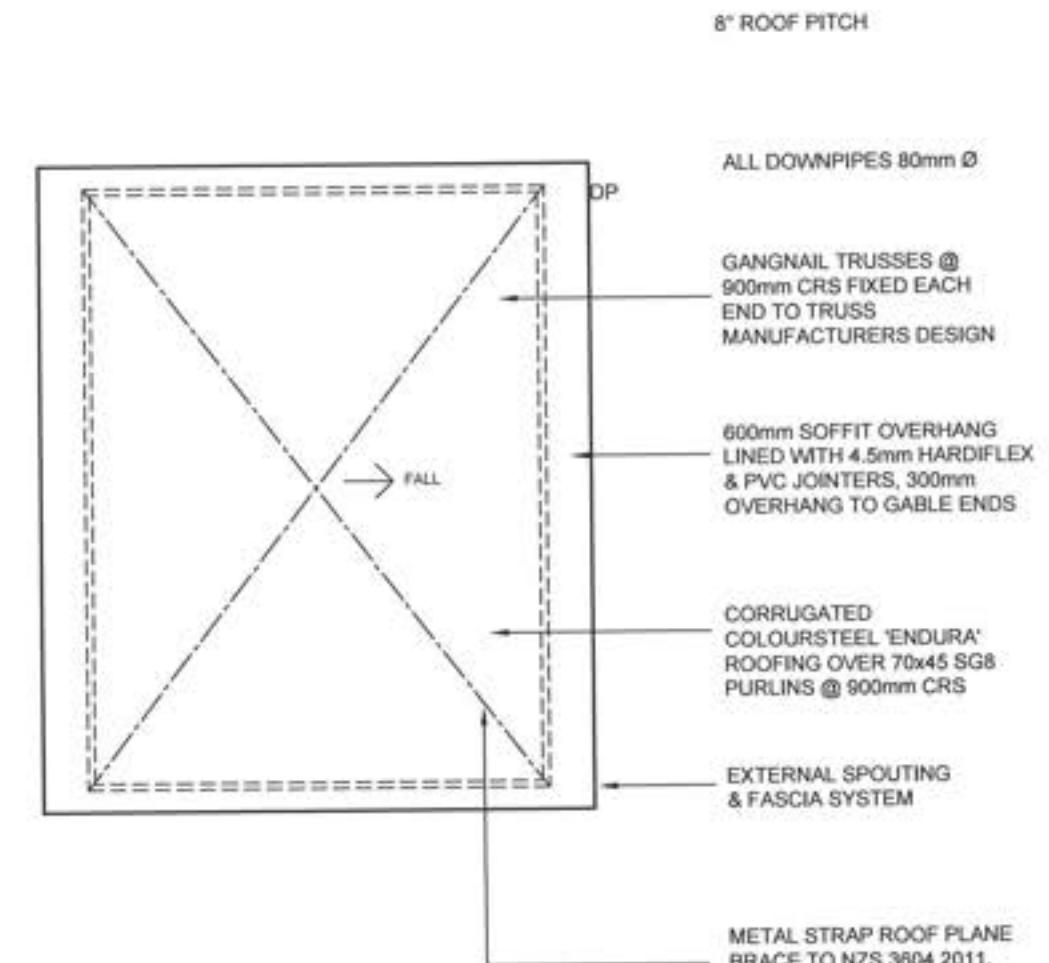
FRONT EDGE OF SPOUTING TO BE 20mm BELOW TOP EDGE OF FASCIA

### ROOF FRAMING FIXINGS

TRUSSES  
FIXINGS FOR A ROOF TRUSS AT ITS SUPPORT SHALL BE AS GIVEN BY THE TRUSS MANUFACTURERS DESIGN BUT SHALL BE NOT LESS THAN:  
2/100x3.75 SKEWED NAILS & 4 WIRE DOGS

SUPPLY COPY OF RELEVANT WARRANTIES FOR ROOFING, MEMBRANE SYSTEMS & FASCIA / GUTTER SYSTEMS AS APPROPRIATE TO COUNCIL

ROOFING MATERIAL TO BE INSTALLED TO MANUFACTURERS REQUIREMENTS IN PARTICULAR, FIXING & MINIMUM PITCH (REFERENCE ALSO SECT 8 OF E2 NZ BUILDING CODE)



Project:  
**PROPOSED GARAGE**

1 MOSS LANE  
LOT 1, DP 380622,  
RAUMATI

Client:  
**DIGGELMANN**

Drawing Title:  
**FOUNDATION PLAN & ROOF PLAN**

Designer:

**COASTAL**

11 Kodex Place  
Paraparaumu  
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Design: Bill Francis Drawn: bf  
Scale: as shown

Job: 114 Page of: 3 Rev: B



All work shall be in accordance with the NZBC. If in doubt ASK  
The Contractor must verify all dimensions in the job before commencing any work or shop drawings. Figured dimensions are to be used, scaled dimensions must be verified.  
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## ROOF PLAN

SCALE 1:100

GANGNAIL TRUSSES @ 900mm CRS  
FIXED EACH END TO TRUSS  
MANUFACTURERS DESIGN

600mm SOFFIT OVERHANG  
LINED WITH 4.5mm HARDISOFFIT  
& PVC JOINTERS - 300mm  
OVERHANG TO GABLE ENDS

EXTERNAL SPOUTING  
& FASCIA SYSTEM

POWDER COATED  
ALUMINIUM JOINERY WITH  
SUITABLE HEAD FLASHINGS

INTEGRA PANEL EXTERIOR  
CLADDING WITH PLASTER FINISH  
BY APPROVED APPLICATOR

8°

CORRUGATED COLOURSTEEL  
'ENDURA' ROOFING OVER 70x45  
SG8 PURLINS @ 900mm CRS

BEVELBACK WEATHERBOARD  
EXTERIOR CLADDING ABOVE  
SOFFIT LINE

13mm CEILING LINING ON GIB  
RONDO CEILING BATTENS

90x45 SG8 FRAMING @ 600mm  
CRS LINED WITH 10mm GIB

20mpa 200x300mm DEEP  
CONCRETE FOOTING WITH 3 D12  
RODS & R10 TIES @ 600mm CRS

20mpa 100mm CONCRETE SLAB  
WITH GRADE 500E REINFORCING  
MESH ON DPM & SAND ON  
COMPACTED HARDFILL TO SUIT

GARAGE

SCALE 1:50

SECTION BB

Revisions:  
MAY 2014  
JUNE 2014

rev A  
rev B

Project:  
**PROPOSED  
GARAGE**

1 MOSS LANE  
LOT 1, DP 380622,  
RAUMATI

Client:  
**DIGGELMANN**

Drawing Title:  
**SECTION &  
DETAILS**

Designer:

**COASTAL**  
ARCHITECTURE LTD.

11 Koder Place  
Paraparaumu  
New Zealand  
Tel: 04 296 1248  
e-mail: billfrancis@paradise.net.nz

Design:

Bill Francis

Drawn:

bf

Scale:

as shown

Job:

114 4 Rev:

B

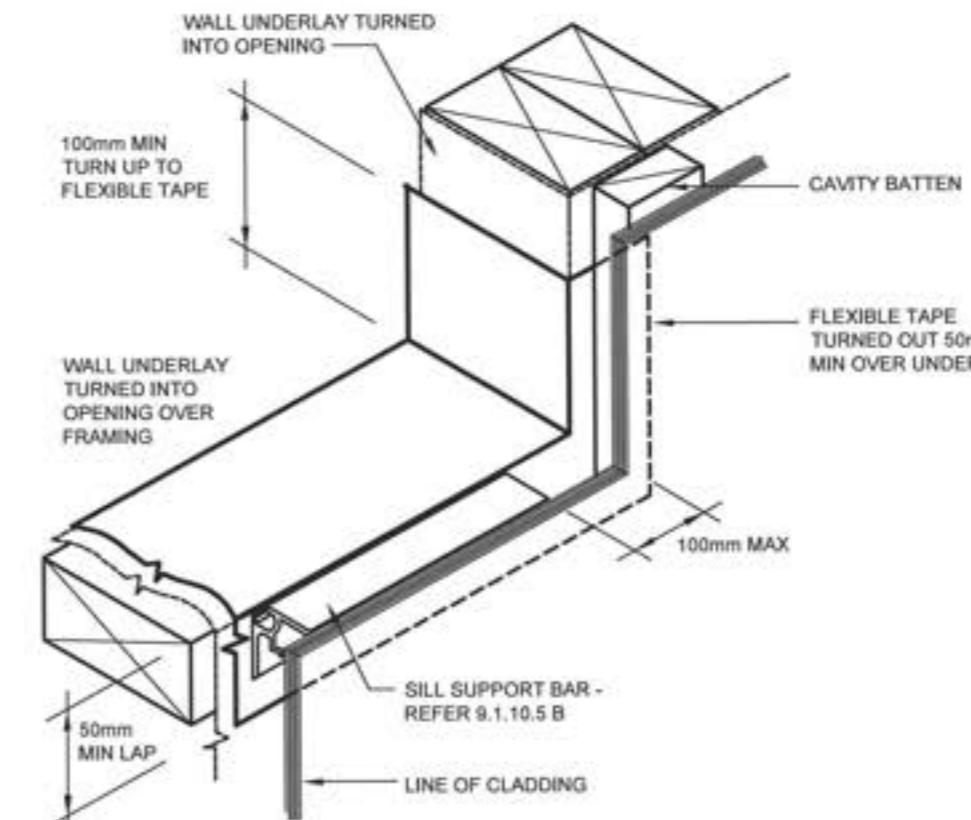


All work shall be in accordance with the  
NZBC. If in doubt ask.  
The Contractor must verify all dimensions on  
the job before commencing any work or shop  
drawings. Figured dimensions are to be used,  
scaled dimensions must be verified.  
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written consent of Coastal Architecture Ltd.

NOTE:  
1. DETAILED CLADDING OMITTED FOR CLARITY, REFER TO SPECIFIC CLADDINGS.  
2. HEAD TO BE TREATED SIMILARLY WITH CONTINUOUS WALL UNDERLAY & FLEXIBLE TAPE AT CORNERS  
3. REFER INDIVIDUAL CLADDING DETAILS FOR JAMB FLASHINGS

225mm From ground  
150mm From paving

300mm min into  
solid



FOOTING DETAIL  
SCALE 1:5

BUILDING WRAP OPENING DETAIL n.t.s

RECEIVED

12 JUN 2014

BY:

**4282RI ROCKCOTE INTEGRA™ RENDER SYSTEM**

*Masterspec sections must be customised to suit the project being specified, by removing irrelevant information and adding project-specific information and selections.*

**1. GENERAL**

This section relates to the supply and fixing of Rockcote Integra Cavity Plus Render System, cavity based exterior wall cladding system based on Integra AAC light weight concrete panels fixed over a drained cavity to timber framing and with an applied textured surface finish.

*Modify or extend the above description to suit the project being specified.*

**1.1 RELATED WORK**

Refer to ~ for ~.

*Include cross references to other sections where these contain related work. These may include timber sections, wraps or rigid air barriers sections.*

**1.2 ABBREVIATIONS AND DEFINITIONS**

Refer to the general section 1232 INTERPRETATION & DEFINITIONS for abbreviations and definitions used throughout the specification.

The following abbreviations apply specifically to this section:

PPCS	Proprietary Plaster Cladding Standard
MPNZA	Master Painters New Zealand Association
LRV	Light Reflectance Value
PMV	Professional Masonry Veneer

**Documents****1.3 DOCUMENTS REFERRED TO**

Refer to the general section 1233 REFERENCED DOCUMENTS. The following documents are specifically referred to in this section:

NZBC B2	Durability
NZBC E2/AS1	External moisture
AS/NZS 1170.2	Structural design actions - Wind actions
AS 3566	Self-drilling screws for the building and construction industries
NZS 3602	Timber and wood-based products for use in building
NZS 3604	Timber framed buildings

Documents listed above and cited in the clauses that follow are part of this specification. However, this specification takes precedence in the event of it being at variance with the cited document.

*Delete from the DOCUMENTS clause any document not cited. List any additional cited documents.*

**RELATED DOCUMENTS**

*Refer to the following related documents when preparing this section:*

NZBC E3/AS1	Internal moisture
BRANZ BU 353	Ground clearances
BRANZ BU 418	Weathertightness dos and don'ts
BRANZ BU 439	Condensation risk in walls

**1.4 MANUFACTURER/SUPPLIER DOCUMENTS**

Manufacturer's and supplier's documents related to this section are:

Rockcote:	Technical manual - April 2010
	Rockcote Systems TradeSpec™ v 3.0
	Rockcote Systems Project Guide

BRANZ Appraisal 681 - Rockcote Integra Cavity Plus Render System

Resene: Total Colour System

Materials and execution to Rockcote Systems specification except where varied by this specification and supported by architectural detailing.

Copies of the above literature are available at

Web: <http://www.rockcote.co.nz>

Telephone: 0800 50 70 40

Copies of Resene literature are available at

Web: [www.resene.co.nz](http://www.resene.co.nz)

Telephone: 0800 RESENE (0800 737 363)

*It is important to ensure that all personnel on site have access to accurate, up to date technical information on the many products, materials and equipment used on a project. In most cases individual products are not used in isolation, but form part of a building process. Also a particular manufacturer's and/or supplier's requirements for handling, storage, preparation, installation, finishing and protection of their product can vary from what might be considered the norm. Access to technical information can help overcome this potential problem.*

### **Warranties**

*Use for listing all warranties relating to this section. Supplier and manufacturer warranties are those that are freely offered by the supplier or manufacturer, similarly installers and applicators. They are usually in their standard form and subject to their terms and conditions. Check the general section 1237 WARRANTIES for the date of commencement of warranties; which is normally practical completion of the contract, although not all suppliers, manufacturers, installers or applicators will agree to this. Refer to the chosen conditions of contract as it may also contain information on warranties.*

1.5

### **WARRANTY - MANUFACTURER/SUPPLIER**

Provide a material manufacturer/supplier warranty:

15 years: For materials by Rockcote Systems

- Provide this warranty on the **ROCKCOTE SYSTEMS** standard form.
- Commence the warranty from the date of practical completion of the contract works.

Refer to the general section 1237 WARRANTIES for additional requirements.

*Modify or expand the clause to suit project or manufacturer/supplier requirements.*

1.6

### **WARRANTY - INSTALLER/APPLICATOR**

Provide an installer/applicator warranty:

5 years: For execution/workmanship - by Registered Plasterer

- Provide this warranty on the **ROCKCOTE SYSTEMS** standard form.
- Commence the warranty from the date of practical completion of the contract works.

Refer to the general section 1237 WARRANTIES for additional requirements.

*Modify or expand the clause to suit project or installer/applicator requirements.*

### **Requirements**

1.7

### **QUALIFICATIONS**

Use only PPCS (Proprietary Plaster Cladding Standard) registered applicators licensed to apply the Rockcote Systems exterior render systems.

1.8

### **NO SUBSTITUTIONS**

Substitutions are not permitted to any specified Rockcote Systems exterior render system.

1.9

### **FINISH SAMPLE**

Submit one 300mm x 300mm sample of the selected texture finish and colour for approval. Obtain signature of acceptance on sample and return to the Registered Plasterer.

*In some instances a larger sample panel may be warranted.*

1.10

### **MAINTENANCE INSTRUCTIONS**

Provide Rockcote Systems Maintenance Guide on or before practical completion of the contract for issuing to the building owner. Rockcote Systems Maintenance Guide to be provided on request. Provide ongoing maintenance instructions to meet the performance requirements of NZBC B2.

*A copy of the maintenance instructions may be required by the Building Consent Authority with the building consent application. The system is designed for a durability of 15 years.*

1.11 **HEALTH AND SAFETY**  
Refer to the requirements of the Health and Safety in Employment Act and OSH: Guidelines for the provision of facilities and general safety in the construction industry. If the elimination or isolation of potential hazards is not possible then minimise hazards in this work on site by using the proper equipment and techniques as required in the MPNZA Painters hazard handbook. Supply protective clothing and equipment. Inform employees and others on site of the hazards and put into place procedures for dealing with emergencies. Obtain from Rockcote Systems the material safety data sheets for each product. Keep sheets on site and comply with the required safety procedures.

1.12 **PRODUCER STATEMENT**  
Provide the producer statement compiled by the licensed applicator in the form as required by the Building Consent Authority.

**Performance**  
*Note that in using the next clause you are setting a standard of performance for the contractor to meet. Specifiers should therefore consider adding some means of confirming (say by testing or certification) that the performance criteria will be or have been met.*

1.13 **PERFORMANCE**  
Accept responsibility for the structural and weather-tight performance of the cladding installation.

1.14 **FIXINGS, WIND**  
Design and use the fixings appropriate for the wind zone and topographical classification (T) of this site and building height; as required by NZS 3604 and the wind loads on various wall areas as given by AS/NZS 1170.2.  
*Modify this clause depending on whether NZS 3604 or AS/NZS 1170 is being used as a design basis for the project. Refer to system manufacturer's technical information for nail centres required for the building wind zone.*

1.15 **INSPECTIONS**  
Allow to inspect the whole of the work at each stage. Determine a programme for inspections including notification when each part and stage of the work is ready for inspection prior to the work commencing. Permit representatives of Rockcote Systems to inspect the work in progress and to take samples of their products from site if requested refer Rockcote Systems Project Guide.

**2. PRODUCTS**

**WARNING**  
*Mutually exclusive clauses follow. Check your chosen cladding system and select accordingly.*

**Materials**

2.1 **INTEGRA AAC PANEL**  
50mm thick fibre reinforced aerated concrete, 2200mm x 600mm panel.

2.2 **ROCKCOTE MULTISTOP BEDDING COMPOUND**  
Polymer modified cement-based dry plaster mix.

2.3 **ROCKCOTE PM100 QUICK RENDER**  
Polymer modified cement-based dry plaster mix.

2.4 **ROCKCOTE RENDER PRIME**  
Waterborne acrylic polymer dispersion tinted to the colour of Rockcote Texture.  
*Delete if using Limelock.*

2.5 **RESENE LIMELOCK**  
Waterborne acrylic polymer dispersion.  
*Delete if using Render Prime.*

2.6 **ROCKCOTE MINERAL TEXTURE**  
Polymer-modified cement based dry plaster mix.  
*Delete if using Acrylic Texture.*

2.7 **ROCKCOTE ACRYLIC TEXTURE**  
100% acrylic, high-build texture coating.  
*Delete if using Mineral Texture.*

2.8 **ROCKCOTE PREMIUM ARMOUR**  
Waterborne 100% acrylic vapour permeable protective colour tinted finish coat.  
*Delete if using X-200. Colour to light reflectance value (LRV) 25% minimum.*

2.9 **RESENE X-200**  
Resene X-200 waterproof membrane, colour selection from Resene Total Colour System.  
*Delete if using Premium Armour. Colour to light reflectance value (LRV) 25% minimum.*

2.10 **REINFORCING MESH**  
Rockcote Qual brand alkali-resistant fibreglass woven mesh and sticky mesh 150mm wide.  
*Mesh type varies with location, refer to the Rockcote Systems requirements.*

#### Components

2.11 **EXTERIOR CAVITY WALL BATTENS**  
40mm x 20mm polystyrene battens to AS 1366.3, class VH with fire retardant, width and height to match timber framing studs to NZS 3602, table 1, reference 1D.10.  
*Use this clause when specifying cavity battens in potentially vulnerable situations, where required by NZBC E2/AS1 table 3, or battenning over concrete or concrete block walls.*

2.12 **FIXINGS, TIMBER FRAME**  
Minimum 100mm x 14 g countersunk screws for 20mm cavity. Fixings to be galvanized or zinc plated steel to AS 3566 class 3.  
*For 40mm cavities refer to the Rockcote Systems requirements.*

2.13 **EXTERIOR CAVITY BASE VENTED STARTER TRACK**  
70mm perforated uPVC Rockcote ventilated starter track.  
*Vermin-proofing to NZBC E2/AS1 clause 9.1.8.3 and figure 65. Provide an area of opening of 1000mm<sup>2</sup> per lineal metre.*

2.14 **FLASHINGS AND ACCESSORIES**  
Rockcote proprietary profiles made from rigid uPVC for head, sill, jamb, starter strips (vermin proofing); expansion and control joints; jamb sill and head jamb soakers; corner and base exterior applications.  
*Head flashings made from powder coated aluminium or uPVC supplied and installed by main contractor.*

#### Accessories

2.15 **SEALANT**  
BRANZ appraised modified silicon (MS) sealant.

2.16 **FLASHING PRIMER (UPVC)**  
Rockcote MultiStop bedding compound mixed with diluted Acrylbond resin.

2.17 **PRIMING STEEL**  
Resene Galvo-Prime, a brush applied waterborne galvanised iron primer or Zinc rich spray pack primer / solvent borne an exterior solvent borne spray application.

### 3. EXECUTION

#### Conditions

3.1 **DELIVERY**  
Keep plaster products dry in transit. Take delivery of plaster products dry and undamaged. Reject all damaged materials.

3.2 **STORAGE**  
Deliver all materials in original unopened packaging with labels intact. Provide dry storage on site, stack carefully, protect from mechanical damage. Do not store PVC corner beads in direct sunlight.

3.3 **SUBSTRATE**  
Do not begin the application until required openings and apertures have been cut, pipes, fixtures, fixing pads and plugs have been fixed and flashings and other preparation are complete. Do not commence plastering until substrate is of the required standard. All defects in substrate must be rectified prior to application of plaster coatings commencing.

3.4 **PANEL APPLICATION CONDITIONS**  
Carry out panel fixing to **Rockcote Systems** specification under conditions which will not adversely affect the finished work. Temperature must be above 5°C, cover work to protect it from cooler temperatures, refer to **Rockcote Systems** specification.  
*Refer to Rockcote Systems requirements.*

3.5 **PROTECT**  
Before installation of Integra AAC panels and subsequent application of plaster, apply masking film and tape to all joinery, pipes, roofs and all areas likely to be marked by the plaster. Use drop cloths and ground covers to keep the working areas clean. Clean off droppings onto finished work immediately.

3.6 **PLASTERING CONDITIONS**  
Carry out plastering to **Rockcote Systems** specification under conditions which will not adversely affect the finished work.  
*Refer to Rockcote Systems requirements.*

3.7 **FLASHING AND DETAILING**  
Comply with the **Rockcote Systems** penetration flashing guidelines. Carry out to the required standard of execution to ensure water does not penetrate.  
*Head flashings made from powder coated aluminium supplied and installed by main contractor for both recessed and face-fixed timber, aluminium and PVC joinery.*

3.8 **ALIGNMENT OF FRAMING**  
To the standard required by the **Rockcote Systems**, plumb, level and in true alignment.

3.9 **CONFIRM LAYOUT**  
Before commencing work confirm the layout of expansion joints and other visual detailing of the finished work.

**Application**  
**WARNING**  
*Mutually exclusive clauses follow. Check your chosen cladding system and select accordingly.*

3.10 **CAVITY BATTENS**  
Fix polystyrene battens full length to studs, using a minimum 50mm nail, to achieve a 20mm minimum thickness drained cavity to NZBC E2/AS1: 9.0 Wall claddings. The battens are fixed by the cladding fixings which will penetrate the wall framing studs over the building wrap. Seal the top of the cavity. Horizontal cavity battens must be no longer than 100mm. Use cavity spacers where fixing is required between cavity battens. Fix additional battens to internal and external corners and around openings to **Rockcote Systems** standard details.  
*Note that it is important that the openings in the cavity closer/vermin proofing are kept clean and unobstructed in order to maintain drainage and venting of the cavity.*  
*Polystyrene battens supplied and installed by the main contractor.*

3.11 **PENETRATIONS**  
Confirm that exterior wall openings have been prepared ready for the installation of all window and door frames and other penetrations through the cladding. Required preparatory work includes the following:  
- wall cladding underlay/building wrap to openings finished and dressed off ready for the installation of window and door frames and other penetrations  
- claddings neatly finished off to all sides of openings

- installation of flashings (those required to be installed prior to installation of penetrating elements).
- where electrical cables pass through cladding, ensure that there is no direct contact with the FlexCrete™ PMV panel, conduit required to be installed by electrician.

Refer to the Windows Association of New Zealand website ([www.wanz.org.nz](http://www.wanz.org.nz)) for information on the Wanz WIS Window Installation System. This covers the Wanz recommendations on the preparation of window/door openings, minimum clearances between rough openings and the window/door frame, dressing of the wall wrap into the prepared opening, application of flexible flashing tape to the sill and top corners of the opening, installation of window/door frames and flashings, sealing of the window/door frame into the opening to create a pressure equalisation cavity, installation of flashings and the maintenance of appropriate clearances between the frame and the surrounding construction.

Penetrations through drained cavities to NZBC E2/AS1: External moisture, 9.1.9 Penetrations and 9.1.10 Windows and doors

### 3.12 PENETRATION FLASHINGS

Fix in place required uPVC trims, profiles flashings and control joints. Service penetrations such as piping and light fittings to be sealed by specific trade.

### 3.13 INTEGRA AAC PANELS

Horizontally screw fix in a stretcher bond pattern to the battens to Rockcote Systems requirements. Fixings to be a minimum of 50mm from the edge of the panel. Bond all horizontal and vertical joints with MultiStop bedding compound. Panels can cantilever beyond a stud to a maximum of 305mm.

### 3.14 PRIMING STEEL

Use either Resene Galvo-Prime or Zinc rich spray pack primer to make sure that all exposed steel has been spot primed.

Available from Rockcote Systems or Resene Color Shops, or other selected merchants.

### 3.15 PANEL PATCHING

Apply Rockcote MultiStop as a substrate patching to Rockcote Systems requirements. MultiStop Bedding to bug/blow holes greater than 10mm but less than 40mm diameter. MultiStop Finishing to bug/blow holes less than 10mm.

### 3.16 MOVEMENT CONTROL JOINTS

Provide movement control joints in the plaster to coincide with movement joints in the background and/or junctions between dissimilar backgrounds in the same plane and / or where shown on the drawings and to Rockcote Systems requirements. Reinforcing mesh is not continuous across control joints. Exposed control joints to be reflected through final coatings from substrate. Confirm locations in writing to the owner before work commences.

Refer to NZS 4251.1 clause 2.1.9 Control joints, and Rockcote Systems requirements. Refer to Rockcote Systems requirements for control joint location guide and / or Designers requirements.

### 3.17 FIT FLASHINGS AND ACCESSORIES

Check and ensure head flashings have been installed. Fit flashings to jambs and sill on recessed joinery using Rockcote Systems proprietary flashings. Reinforce bottom edges of FlexCrete™ panels with uPVC channel extrusions to Rockcote Systems technical and installation manual.

Option: reinforce external corners using uPVC angles.

### **Rockcote Integra AAC Cavity Plus Render System**

#### **WARNING**

Mutually exclusive clauses follow. Check your chosen cladding system and select accordingly

### 3.18 BASE AND MESH COAT

Apply Rockcote PM100 Quick Render base plaster coat 5mm thickness maximum. Embed fibreglass reinforcing mesh into the wet plaster. Overlap each successive length by 100mm minimum. Apply sticky mesh around all external corners and into all window reveals. Apply diagonal reinforcement strips at all corners of windows, doors and other exterior openings.

3.19 **SECOND LAYER OF BASE COAT**  
Apply second layer of base plaster coat evenly at 2mm thickness minimum based on Rockcote PM100 Quick Render when first base coat layer is dry.

**Application - acrylic selection**

3.20 **SEAL COAT ACRYLIC TEXTURE FINISH**  
For Rockcote Systems acrylic texture finish seal the base coats with one coat of Rockcote Render Prime or Resene Limelock within 14 days of applying the second base coat.  
*Delete one of the Seal coat options depending on selection.*

3.21 **TEXTURED FINISH COAT**  
Apply Rockcote Texture coat 1mm thickness minimum to achieve the specified finish and colour (optional) to Rockcote Systems requirements.  
*Finish may be applied by either spraying, or with a hawk and trowel and other tools applicable for the texture required. Allow to cure and protect from rapid drying to Rockcote Systems requirements. Thickness of finish coat is determined by the selected texture and style of the finish.*

3.22 **PROTECTIVE FINISH COAT**  
Apply one coats of Rockcote Systems Armour or two coats of Resene X-200 reinforced waterproof membrane to achieve a protective acrylic based finish.  
*Delete one of the finish coat options depending on selection.*  
Colour to light reflectance value (LRV) 25% minimum

3.23 **FINISHING**  
Refer to **SELECTIONS** for system texture and colour.  
*The choice of a light colour will help by reducing thermal movement.*

**Application - mineral selection**

3.24 **TEXTURED FINISH COAT**  
Apply Rockcote Texture coat to the desired thickness to achieve the specified finish and colour (optional) to Rockcote Systems requirements.  
*Finish may be applied by either spraying, or with a hawk and trowel and other tools applicable for the texture required. Allow to cure and protect from rapid drying to Rockcote Systems requirements. Thickness of finish coat is determined by the selected texture and style of the finish.*

3.25 **SEAL COAT MINERAL TEXTURE FINISH**  
For Rockcote Systems mineral texture finish seal the base coats with one coat of Rockcote Render Prime or Resene Limelock within 14 days of applying the second base coat.  
*Delete one of the Seal coat options depending on selection.*

3.26 **PROTECTIVE FINISH COAT**  
Apply two coats of Rockcote Systems Armour or Resene X-200 reinforced waterproof membrane to achieve a protective acrylic based finish.  
*Delete one of the finish coat options depending on selection.*  
Colour to light reflectance value (LRV) 25% minimum

3.27 **FINISHING**  
Refer to **SELECTIONS** for system texture and colour.  
*The choice of a light colour will help by reducing thermal movement.*

**Completion**

3.28 **CLEANING**  
Remove debris, unused materials and elements from the site relating to the plaster system application. Replace damaged, cracked or marked elements. Leave the whole of this work to the required standard.

3.29 **FINAL INSPECTION**  
 A final inspection by Rockcote Systems authorised applicator and project assessor of the entire finished cladding to take place immediately after completion of the wall cladding work and any defects or subsequent damage made good immediately.

4. **SELECTIONS**  
 Substitutions are not permitted to the following, unless stated otherwise.

4.1 **WIND ZONE**  
 Building wind zone: ~ (as determined from table 5.1 of NZS 3604)  
*The supply of this information is very important for establishing fixing spacing. Building wind zones include:*

- L (Low wind speed of 32 m/s)	0.65 kPa ULS (Ultimate limit state)
- M (Medium wind speed of 37 m/s)	0.85 kPa ULS
- H (High wind speed of 44 m/s)	1.20 kPa ULS
- VH (Very high wind speed of 50 m/s)	1.55 kPa ULS

4.2 **CAVITY BATTENS**  
 Type: 40mm x 20mm polystyrene battens  
*Refer to the Rockcote Systems requirements if going to a larger cavity.*

4.3 **CAVITY BASE VENTED STARTER STRIP**  
 Type: uPVC Rockcote ventilated starter track

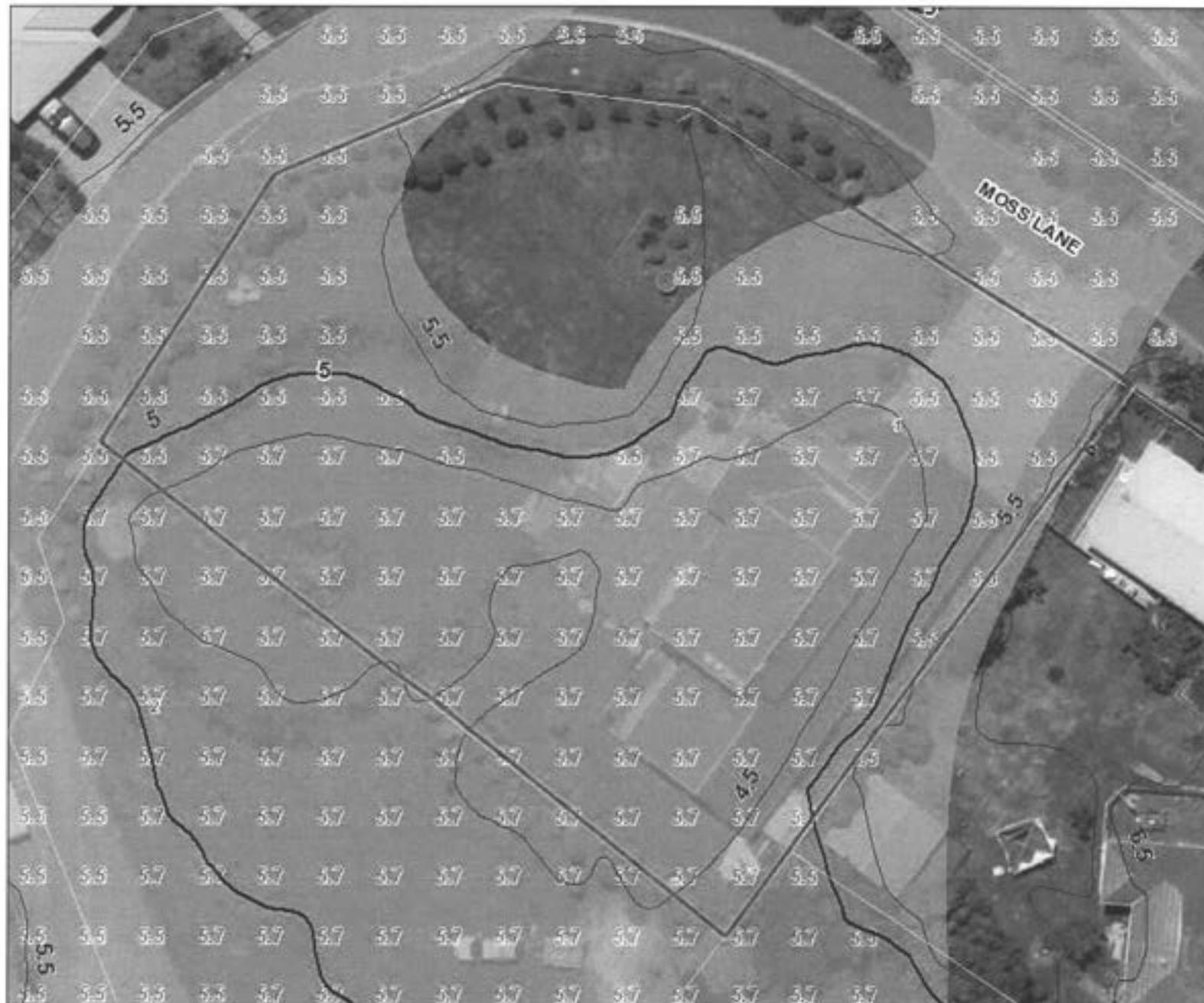
4.4 **INTEGRA AAC PANEL FIXINGS**  
 Type/finish (class): 14g x 100mm Class 3 screw

4.5 **ROCKCOTE INTEGRA AAC CAVITY PLUS RENDER SYSTEM - ACRYLIC FINISH**  
 Location: ~  
 Substrate: 50mm Integra AAC Panel  
 Panel bonding: Rockcote MultiStop Bedding compound  
 Panel patching: Rockcote MultiStop Bedding and Finishing compound  
 Base coat 1<sup>st</sup> layer: Rockcote PM100 Quick Render; plus fibreglass mesh  
 Second coat: Rockcote PM100 Quick Render  
 Sealer coat: Rockcote Render Prime or Resene Limelock  
 Texture coat: Rockcote Acrylic Texture  
 Texture finish: ~  
 Texture colour: ~  
 Paint coat: Resene X-200 or Rockcote Armour  
 Paint colour: ~  
 Texture finish: Classico swirl (hand trowelled, floated)  
 Classico strike (hand trowelled, floated)  
 Casamenti swirl (hand trowelled, floated)  
 Casamenti strike (hand trowelled, floated)  
 Texture coat colour: Colour from Resene Total Colour System.  
 Paint colour: Colour from Resene Total Colour System.  
*LRV must be not less than 25% - LRV information is indicated on the Resene Colour Swatch for every colour*

4.6 **ROCKCOTE INTEGRA AAC CAVITY PLUS RENDER SYSTEM - MINERAL FINISH**  
 Location: ~  
 Substrate: 50mm Integra AAC Panel  
 Panel bonding: Rockcote MultiStop Bedding compound  
 Panel patching: Rockcote MultiStop Bedding and Finishing compound  
 Base coat 1<sup>st</sup> layer: Rockcote PM100 Quick Render; plus fibreglass mesh  
 Second coat: Rockcote PM100 Quick Render  
 Texture coat: Rockcote Mineral Texture  
 Texture finish: ~  
 Texture colour: ~  
 Sealer coat: Rockcote Render Prime or Resene Limelock  
 Paint coat: Resene X-200 or Rockcote Armour  
 Paint colour: ~  
 Texture finish: Traditional (hand trowelled, floated)  
 Santa Fe (hand trowelled, adobe finish)  
 Heritage (hand trowelled, cob finish)

Texture coat colour: Colour from Resene Total Colour System.  
Paint colour: Colour from Resene Total Colour System.  
LRV must be not less than 25% - LRV information is indicated on the Resene Colour Swatch for every colour

DRAFT



### Legend

- Parcel
- Contours 5m
- All Contours
- Subdivision Fill from March 2014
- RBLs
- GW Flood Extents
- KCDC Flood Extents

SCALE 1:374



Date Printed: 03-June-2014



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# Memorandum from licensed building practitioner: Record of building work

## Section 88, Building Act 2004

Please fill in the form as fully and correctly as possible.

If there is insufficient room on the form for requested details, please continue on another sheet and attach the additional sheet(s) to this form.

### THE BUILDING

Street address:	1 Moss Lane	
Suburb:	Raumati	
Town/City:	Paraparaumu	Postcode: 5032

### THE PROJECT

Building consent number:	140327
--------------------------	--------

### THE OWNER(S)

Name(s):	Mark Diggelman	
Mailing address:	Mark Diggelman	
Suburb:	Paraparaumu	PO Box/Private Bag: 5032
Town/City:	Postcode: 5032	
Phone number:	021 491 0691	Email address: <a href="mailto:Mark.Diggelman@mtf.co.nz">Mark.Diggelman@mtf.co.nz</a>

## RECORD OF WORK THAT IS RESTRICTED BUILDING WORK

### PRIMARY STRUCTURE

Work that is restricted building work	Description of restricted building work	Carried out or supervised
Tick <input checked="" type="checkbox"/>	If necessary, describe the restricted building work.	Tick <input checked="" type="checkbox"/> whether you carried out the restricted building work or supervised someone else carrying out the restricted building work.
Foundations and subfloor framing	<input type="checkbox"/>	<input type="radio"/> Carried out <input type="radio"/> Supervised
Walls	<input type="checkbox"/>	<input type="radio"/> Carried out <input type="radio"/> Supervised
Roof	<input type="checkbox"/>	<input type="radio"/> Carried out <input type="radio"/> Supervised
Columns and beams	<input type="checkbox"/>	<input type="radio"/> Carried out <input type="radio"/> Supervised
Bracing	<input type="checkbox"/>	<input type="radio"/> Carried out <input type="radio"/> Supervised
Other	<input type="checkbox"/>	<input type="radio"/> Carried out <input type="radio"/> Supervised

**EXTERNAL MOISTURE MANAGEMENT SYSTEMS**

Work that is restricted building work	Description of restricted building work	Carried out or supervised
Tick <input checked="" type="checkbox"/>	If necessary, describe the restricted building work.	Tick <input checked="" type="checkbox"/> whether you carried out the restricted building work or supervised someone else carrying out the restricted building work.
Damp proofing <input type="checkbox"/>		<input type="radio"/> Carried out <input type="radio"/> Supervised
Roof cladding or roof cladding system <input type="checkbox"/>		<input type="radio"/> Carried out <input type="radio"/> Supervised
Ventilation system (for example, subfloor or cavity) <input type="checkbox"/>		<input type="radio"/> Carried out <input type="radio"/> Supervised
Wall cladding or wall cladding system <input checked="" type="checkbox"/>	Integral facade system	<input checked="" type="checkbox"/> Carried out <input checked="" type="checkbox"/> Supervised
Waterproofing <input type="checkbox"/>		<input type="radio"/> Carried out <input type="radio"/> Supervised
Other <input type="checkbox"/>		<input type="radio"/> Carried out <input type="radio"/> Supervised

### ISSUED BY

Name and contact details of the licensed building practitioner who is licensed to carry out or supervise restricted building work.

Name: <i>Brian McDonnell</i>	LBP number: <i>RSP110791</i>
Class(es) licensed in: <i>PPCS</i>	<i>Exterior plastering</i>
Plumbers, Gasfitters and Drainlayers registration number (if applicable):	
Mailing address (if different from below):	
Street address/Registered office:	<i>23 Forest Road</i>
Suburb: <i>Ravennet, South</i>	Town/City: <i>Kapiti</i>
PO Box/Private Bag	Postcode: <i>5032</i>
Phone number: <i>049022388</i>	Mobile: <i>0210775489</i>
After hours:	Fax:
Email address: <i>Scene2bseen@ yahoo.co.nz</i>	Website: <i>www.Scene2bseen.co.nz</i>

### DECLARATION

I *Brian McDonnell* carried out or supervised the restricted building work recorded on this form.

Signature: *Brian McDonnell*

Date: *17/12/14*

*Validly authenticated*

Signature: *W*

*16 MAR 2015*

Signature: *W*

*W*

## Memorandum from licensed building practitioner: Record of building work

## Section 88, Building Act 2004

Please fill in the form as fully and correctly as possible.

If there is insufficient room on the form for requested details, please continue on another sheet and attach the additional sheet(s) to this form.

Street address:	
Suburb:	
Town/City:	Postcode:
Building consent number:	
Name(s):	
Mailing address:	
Suburb:	PO Box/Private Bag:
Town/City:	Postcode:
Phone number:	Email address:

Work that is restricted building work	Description of restricted building work	Carried out or supervised
Tick <input checked="" type="checkbox"/>	If necessary, describe the restricted building work.	Tick <input checked="" type="checkbox"/> whether you carried out the restricted building work or supervised someone else carrying out the restricted building work.
Foundations and subfloor framing	<input type="checkbox"/>	<input type="radio"/> Carried out <input type="radio"/> Supervised
Walls	<input type="checkbox"/>	<input type="radio"/> Carried out <input type="radio"/> Supervised
Roof	<input checked="" type="checkbox"/> <i>To hag, Corrugated Coloursteel</i>	<input type="radio"/> Carried out <input checked="" type="checkbox"/> Supervised
Columns and beams	<input type="checkbox"/>	<input type="radio"/> Carried out <input type="radio"/> Supervised
Bracing	<input type="checkbox"/>	<input type="radio"/> Carried out <input type="radio"/> Supervised
Other	<input type="checkbox"/>	<input type="radio"/> Carried out <input type="radio"/> Supervised

Work that is restricted building work	Description of restricted building work	Carried out or supervised
Tick <input checked="" type="checkbox"/>	If necessary, describe the restricted building work.	Tick <input checked="" type="checkbox"/> whether you carried out the restricted building work or supervised someone else carrying out the restricted building work.
Damp proofing	<input type="checkbox"/>	<input type="radio"/> Carried out <input type="radio"/> Supervised
Roof cladding or roof cladding system	<input checked="" type="checkbox"/> <i>as per plan</i>	<input type="radio"/> Carried out <input checked="" type="checkbox"/> Supervised
Ventilation system (for example, subfloor or cavity)	<input type="checkbox"/>	<input type="radio"/> Carried out <input type="radio"/> Supervised
Wall cladding or wall cladding system	<input type="checkbox"/>	<input type="radio"/> Carried out <input type="radio"/> Supervised
Waterproofing	<input type="checkbox"/>	<input type="radio"/> Carried out <input type="radio"/> Supervised
Other	<input type="checkbox"/>	<input type="radio"/> Carried out <input type="radio"/> Supervised

# John Clutterbuck Roofing

Name and contact details of the licensed building practitioner who is licensed to carry out or supervise restricted building work.

Name: John Clutterbuck LBP number: B10116691  
Classes licensed in: R2 R4 R7

Plumbers, Gasfitters and Drainlayers registration number (if applicable):

Mailing address (if different from below):

Street address/Registered office:

Suburb: \_\_\_\_\_ Town/City: \_\_\_\_\_

PO Box/Private Bag: \_\_\_\_\_ Postcode: \_\_\_\_\_

Phone number: \_\_\_\_\_ Mobile: \_\_\_\_\_

After hours: \_\_\_\_\_ Fax: \_\_\_\_\_

Email address: \_\_\_\_\_ Website: \_\_\_\_\_

\_\_\_\_\_ carried out or supervised the restricted building work recorded on this form.

Signature: John Clutterbuck

Date: \_\_\_\_\_

Validity authenticated

16 MAR 2015

Signature: CW

**Memorandum from licensed building practitioner:  
Record of Building Work  
Section 88, Building Act 2004**

**THE BUILDING**

Street address: 1 MOSS LANE

Suburb:

Town/City: RAUMATI

Postcode: 5032

**THE PROJECT**

Building consent number: 140327

**THE OWNER(S)**

Name(s): Mark & Son Diggelmann

Mailing address: 1 MOSS LANE

Suburb: Raumati

PO Box/Private Bag:

Town/City: Piraruru

Postcode: 5032

Phone number: 021 490691

Email address: mark.diggelmann @ mff.co.nz

**RECORD OF WORK THAT IS RESTRICTED BUILDING WORK**

**PRIMARY STRUCTURE**

Work that is restricted building work	Description of restricted building work	Carried out or supervised
<input checked="" type="checkbox"/>	If necessary, describe the restricted building work	<input checked="" type="checkbox"/> whether you carried out the work or supervised someone else.
Foundations and subfloor framing	400x200 footings To Solid D12 x 3 in footings R10 Starters 500 & Mesh Bar Chans	<input type="radio"/> Carried out <input checked="" type="radio"/> Supervised
Walls	H3.2 Bottom Plates H1.2 Studs 600 centres 800 Dwarfs	<input type="radio"/> Carried out <input checked="" type="radio"/> Supervised

## EXTERNAL MOISTURE MANAGEMENT SYSTEMS CONTINUED

Wall cladding or wall cladding system	<input checked="" type="radio"/> <u>Intergap facade system</u> <input checked="" type="radio"/> <u>Linear W/B</u> <input checked="" type="radio"/> <u>All on cavity system</u>	<input checked="" type="radio"/> Carried out <input checked="" type="radio"/> Supervised
Waterproofing	<input type="radio"/> <input type="radio"/> <input type="radio"/> <input type="radio"/> <input type="radio"/>	<input type="radio"/> Carried out <input type="radio"/> Supervised
Other	<input type="radio"/> <input type="radio"/> <input type="radio"/> <input type="radio"/> <input type="radio"/>	<input type="radio"/> Carried out <input type="radio"/> Supervised

### ISSUED BY

Name and contact details of the licensed building practitioner who is licensed to carry out or supervise restricted building work.

Name: <u>Tim McArthur</u>	LBP number: <u>120 452</u>
Class(es) licensed in: <u>Carpenter</u>	
Plumbers, Gasfitters and Drainlayers registration number (if applicable):	
Mailing address (if different from below): <u>43a Dale RD Rauhiti</u>	
Street address/Registered office: <u>43a Dale RD Rauhiti</u>	
Suburb: <u>Paraparaumu</u>	Town/City: <u>Paraparaumu</u>
PO Box/Private Bag:	Postcode: <u>5022</u>
Phone number:	Mobile: <u>021 415014</u>
After hours:	Fax:
Email address: <u>Tim.N.K.xtra.co.nz</u>	Website: <u>16 MAR 2015</u>

Signature: CM

### DECLARATION

I Tim McArthur carried out or supervised the restricted building work recorded on this form.

Signature: Tim McArthur Date: 12/8/15

## PRIMARY STRUCTURE

Roof	<input checked="" type="checkbox"/>	Colour steel Max	<input type="checkbox"/> Carried out <input checked="" type="checkbox"/> Supervised
Columns and beams	<input checked="" type="checkbox"/>		<input type="checkbox"/> Carried out <input checked="" type="checkbox"/> Supervised
Bracing	<input checked="" type="checkbox"/>	Roof Stop 9mm structure Ply Nailed inside as Bracing elements	<input type="checkbox"/> Carried out <input checked="" type="checkbox"/> Supervised
Other	<input checked="" type="checkbox"/>		<input checked="" type="checkbox"/> Carried out <input type="checkbox"/> Supervised

## EXTERNAL MOISTURE MANAGEMENT SYSTEMS

Damp proofing	<input checked="" type="checkbox"/>	Building paper Watergate Plus	<input type="checkbox"/> Carried out <input checked="" type="checkbox"/> Supervised
Roof cladding or roof cladding system	<input checked="" type="checkbox"/>	Colour steel max	<input type="checkbox"/> Carried out <input checked="" type="checkbox"/> Supervised
Ventilation system (for example, subfloor or cavity)	<input checked="" type="checkbox"/>	cladding on cavity system	<input type="checkbox"/> Carried out <input checked="" type="checkbox"/> Supervised