Property File

Information Supplied by WDC

STATEMENT OF PASSING OVER INFORMATION

No person should rely on any information without seeking appropriate independent and professional advice and conducting their own due diligence investigation into this information.

The information has been supplied by a third party and Olive Tree is merely passing over this information as supplied to us.

We cannot guarantee its accuracy and reliability as we have not audited, or reviewed the information.

To the maximum extent permitted by law we do not accept any responsibility to any party for the accuracy or use of the information herein.

OLIVE TREE

CONNECTING PEOPLE & PROPERTY

Box 737

Whangarei District Council
Private Bag 9023, Whangarei 0148, New Zealand
P +64 9 430 4200 | 0800 WDC INFO | 0800 932 463 F +64 9 438 7632
E mailroom@wdc.govt.nz www.wdc.govt.nz

SCANNED

COPY

Certificate of Acceptance No CA2000010

Section 99, Building Act 2004

Issued: 25 September 2020

The Building

Street address of building:	10 Giovanni Drive Whangarei 0175
Legal description of land where building is located:	LOT 13 DP 371903 LLP: 116480
Building name:	N/A
Location of building within site/block number:	N/A
Level/unit number:	N/A

First point of contact for communications with Council/building consent authority

The Owner

K M Friend
10 Giovanni Drive
RD 5
Whangarei 0175

Phone number:	N/A
Mobile number:	021509651
Facsimile number:	N/A
Email address:	kerrymfriend@gmail.com
Website:	N/A
Street address/registered office:	10 Giovanni Drive Whangarei 0175

Acceptance of Compliance

The territorial authority named below is satisfied, to the best of its knowledge and belief and on reasonable grounds, that, insofar as it can ascertain, the building work described below complies with the building code:

New Heating Appliance

DEC

The territorial authority was only able to inspect the following parts of the building work and this certificate is qualified as follows:

- Freestanding fireplace

New Zealand Building Code clauses assessed and deemed to comply:

- B1 - Structure
- B2 - Durability
- C2 – Prevention of fire occurring
- E2 – External moisture
- F7 – Warning Systems

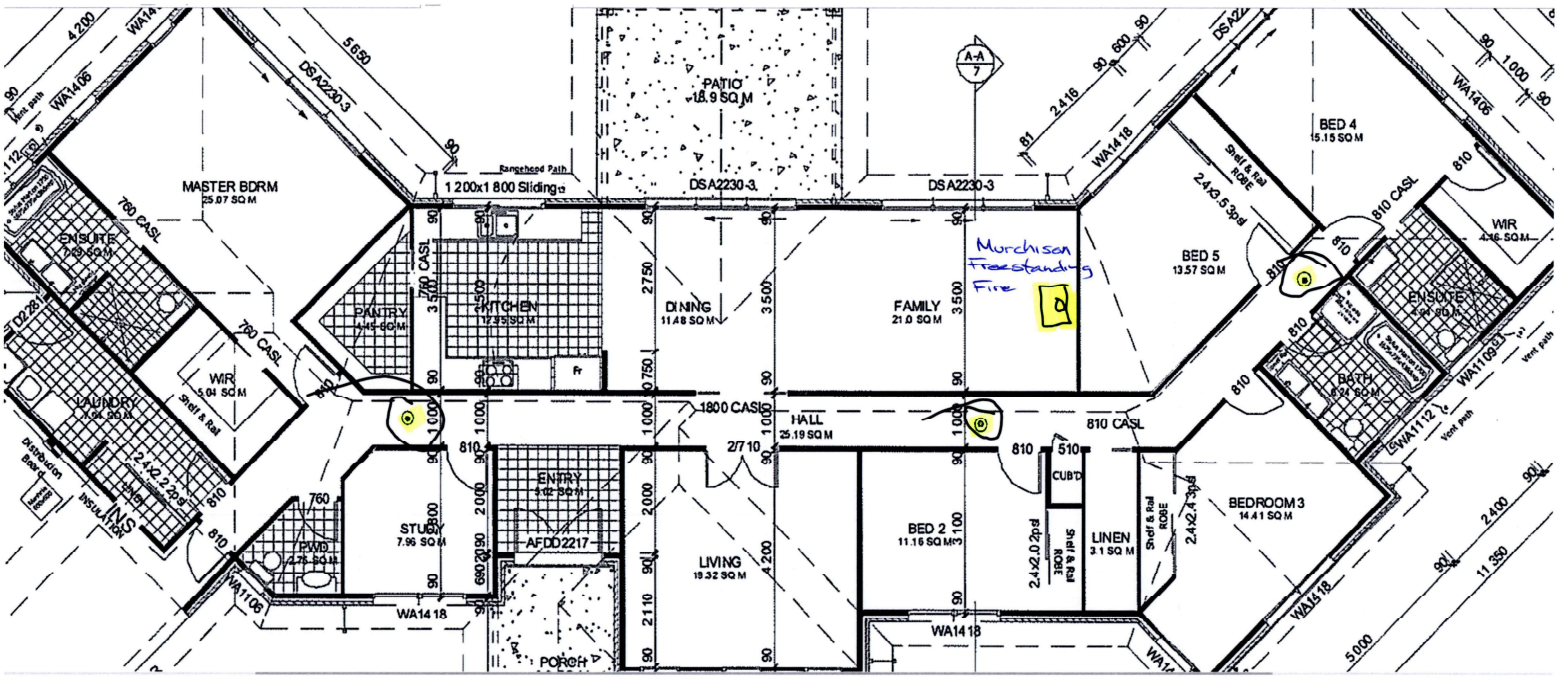
This certificate excludes the following building work:

All other code clauses non-applicable.

Nothing in this certificate limits the requirement that a person must not carry out building work except in accordance with a building consent, nor does it relieve any person from the requirement to obtain a building consent for building work.

Fred Higgison Senior Building Controls Officer On behalf of Whangarei District Council	25 September 2020 Date

APPROVED 2020
CA NUMBER DAY MTH
00010 23 09
WHANGAREI DISTRICT COUNCIL



RECEIVED - CUSTOMER SERVICES
04 MAR 2020
WHANGAREI DISTRICT COUNCIL

PLAN

Private Bag 9023 | Whangarei 0148 | New Zealand
T: 09 430 4200 | 0800 WDC INFO | 0800 932 463 | F: 09 438 7632
W: www.wdc.govt.nz | E: mailroom@wdc.govt.nz

WHANGAREI DISTRICT COUNCIL

Code Compliance Certificate BC1700152

Section 95, Building Act 2004

Issued: 18 May 2018

The Building

Street address of building:	10 Giovanni Drive Whangarei 0175
Legal description of land where building is located:	LOT 13 DP 371903 LLP: 116480
Building name:	N/A
Location of building within site/block number:	N/A
Level unit number:	N/A
Current, lawfully established use:	Detached Dwelling
Year first constructed:	2017

The Owner

K M Friend
10 Giovanni Drive
RD 5
Whangarei 0175

Phone number:	N/A
Mobile number:	N/A
Facsimile number:	N/A
Email address:	kerrymfriend@gmail.com
Website:	N/A

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

Contact Person

Stonewood Homes Whangarei Limited
PO Box 10147
Te Mai
Whangarei 0143

Phone number:	N/A
Mobile number:	0211939521
Facsimile number:	N/A
Email address:	ali.simpson@stonewood.co.nz
Website:	N/A
Street address/registered office:	10 Giovanni Drive Whangarei 0175

DEC

WHANGAREI DISTRICT COUNCIL

Building Work | **New Dwelling**

Building Consent Number: BC1700152

Issued by: Whangarei District Council

Code Compliance

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

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

SBrown

Stephanie Brown
Support Assistant – Building Processing
On behalf of Whangarei District Council

18 May 2018
Date

Private Bag 9023 | Whangarei 0148 | New Zealand
T: 09 430 4200 | 0800 WDC INFO | 0800 932 463 | F: 09 438 7632
W: www.wdc.govt.nz | E: mailroom@wdc.govt.nz

WHANGAREI DISTRICT COUNCIL

Building Consent No: BC1700152

Section 51, Building Act 2004

COPY

Issued: 6 April 2017

Project Information Memorandum No: PM1600247

The Building

Street address of building:	Giovanni Drive Whangarei 0175
Legal description of land where building is located:	LOT 13 DP 371903 LLP: 116480
Building name:	N/A
Location of building within site/block number:	N/A
Level/unit number:	N/A

The Owner

K M Friend
4 Vista Place
Whangarei 0112

Phone number:	N/A
Mobile number:	021509651
Facsimile number:	N/A
Email address:	kerrymfriend@gmail.com
Website:	N/A
Street address/registered office:	Giovanni Drive Whangarei 0175

First point of contact for communications with Council/building consent authority

Contact Person

Architectural Services Northland Limited
PO Box 300
Whangarei 0140

Phone number:	4387279
Mobile number:	N/A
Facsimile number:	N/A
Email address:	o-jones@clear.net.nz
Website:	N/A

Building Work

The following building work is authorised by this consent:

New Dwelling

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.

This building consent is subject to the following conditions:

Section 90 Building Act 2004

Under section 90 of the Building Act 2004, agents authorised by Council (acting as a Building Consent Authority) are entitled, at all times during normal working hours or while building work is being done, to inspect:

ii) land on which building work is being or is proposed to be carried out; and

iii) building work that has been or is being carried out on or off that building site; and

iiii) any building.

1. See attached schedule of site requirements for inspections and documentation required.
2. A copy of your Electrical Certificate will be required.
3. A Producer Statement - Construction (PS3) is to be provided by the installer of the wet area membrane specified in the consented documents. The installer must have undertaken appropriate training by the product manufacturer. Evidence of training must be supplied in support of the PS3.
4. All earthworks and foundation preparation to be in accordance with report #14365 by Richardson Stevens.

Compliance Schedule

A compliance schedule is not required for the building.

Attachments

No attachments.

Additional Information

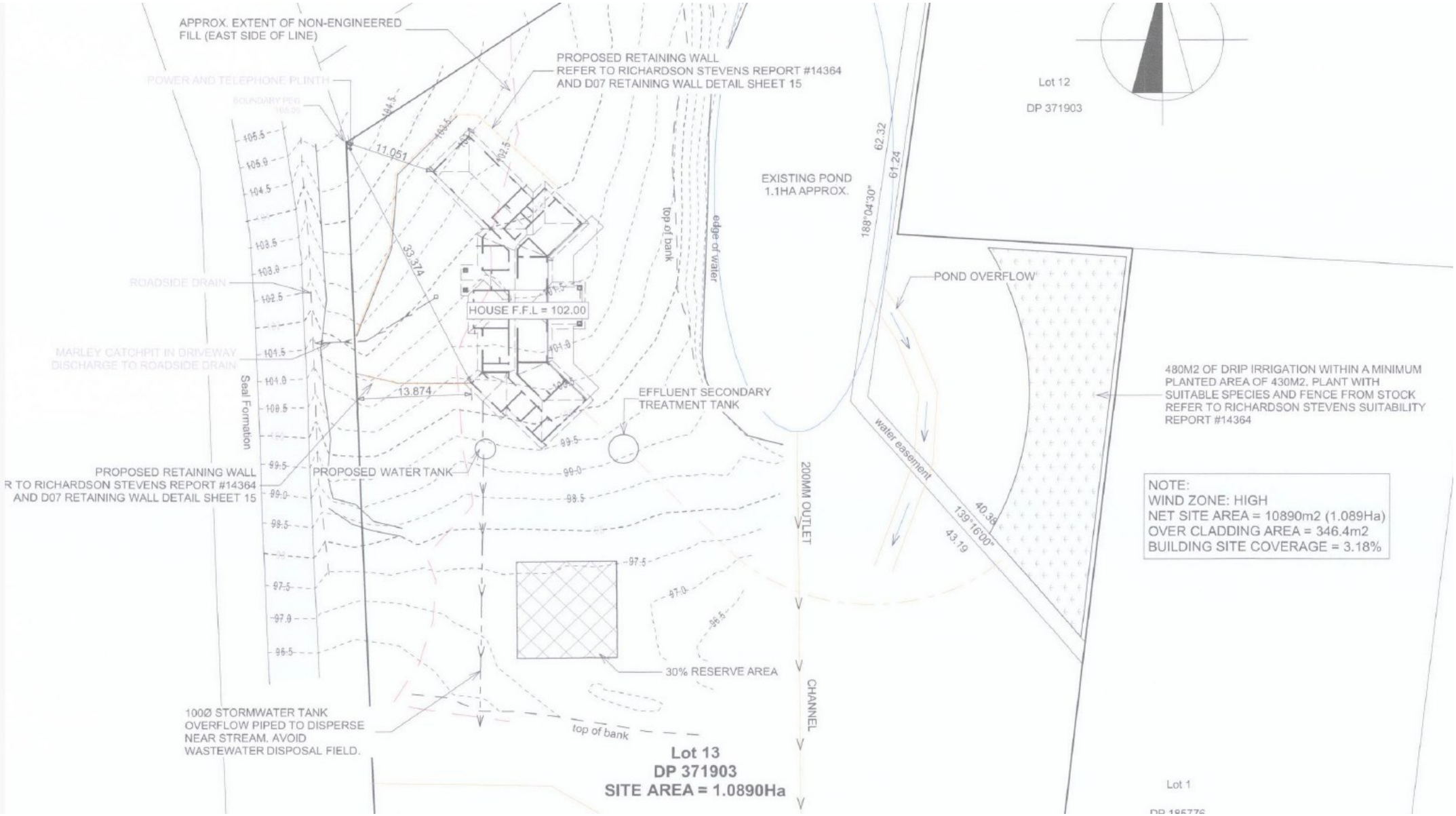
1. The applicant must control dust nuisance created by any site or building works.
2. Toilet facilities must be provided within reasonable distance of the construction site. Ground discharge is no longer acceptable.
3. Lapsing of building consent. For the purposes of S52(b) of the Building Act 2004, the period after which this consent will lapse if the building work to which it relates does not commence will be 12 months from the date of issue.

EBoylan.

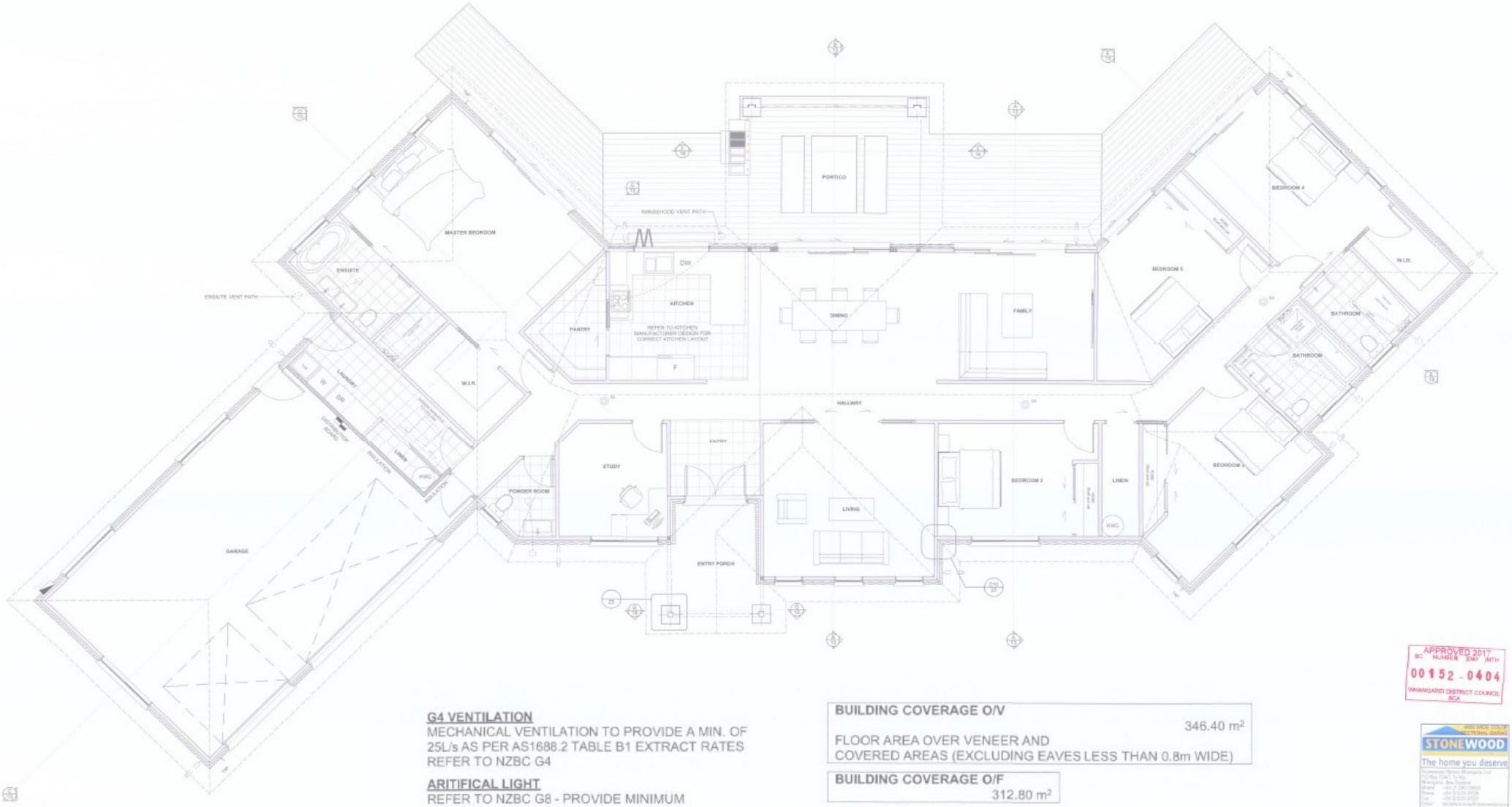
Enka Boylan
Support Assistant – Building Processing
On behalf of Whangarei District Council

6 April 2017

Date


APPROX. EXTENT OF NON-ENGINEERED FILL (EAST SIDE OF LINE)
PROPOSED RETAINING WALL REFER TO RICHARDSON STEVENS REPORT #14364 AND D07 RETAINING WALL DETAIL SHEET 15
POWER AND TELEPHONE PLINTH
BOUNDARY PEG 105.05
ROADSIDE DRAIN
MARLEY CATCHPIT IN DRIVEWAY DISCHARGE TO ROADSIDE DRAIN
Seal Formation
PROPOSED RETAINING WALL R TO RICHARDSON STEVENS REPORT #14364 AND D07 RETAINING WALL DETAIL SHEET 15
PROPOSED WATER TANK
HOUSE F.F.L = 102.00
11.051
33.374
13.874
EFFLUENT SECONDARY TREATMENT TANK
top of bank
edge of water
EXISTING POND 1.1HA APPROX.
188°04'30"
62.32
61.24
Lot 12
DP 371903
POND OVERFLOW
480M2 OF DRIP IRRIGATION WITHIN A MINIMUM PLANTED AREA OF 430M2. PLANT WITH SUITABLE SPECIES AND FENCE FROM STOCK REFER TO RICHARDSON STEVENS SUITABILITY REPORT #14364
water easement
139°16'00"
40.38
43.19
200MM OUTLET
CHANNEL
30% RESERVE AREA
100Ø STORMWATER TANK OVERFLOW PIPED TO DISPERSE NEAR STREAM. AVOID WASTEWATER DISPOSAL FIELD.
top of bank
Lot 13
DP 371903
SITE AREA = 1.0890Ha
Lot 1
NOTE:
WIND ZONE: HIGH
NET SITE AREA = 10890m2 (1.089Ha)
OVER CLADDING AREA = 346.4m2
BUILDING SITE COVERAGE = 3.18%

WHANGAREI DISTRICT COUNCIL



APPROVED 2017
BC NUMBER DAY MTH
00152 0404
WHANGAREI DISTRICT COUNCIL
BCA

G4 VENTILATION
MECHANICAL VENTILATION TO PROVIDE A MIN. OF 25L/s AS PER AS1688.2 TABLE B1 EXTRACT RATES REFER TO NZBC G4

ARITIFICAL LIGHT
REFER TO NZBC G8 - PROVIDE MINIMUM ILLUMINANCE OF 20 LUX. THE TOTAL WATTAGE REQUIRED PER m2 OF FLOOR AREA IN TABLE 1 SEE ATTACHMENT

REFER TO SPECIFICATION FOR WET AREA DETAILS IN ACCORDANCE WITH NZBC E1

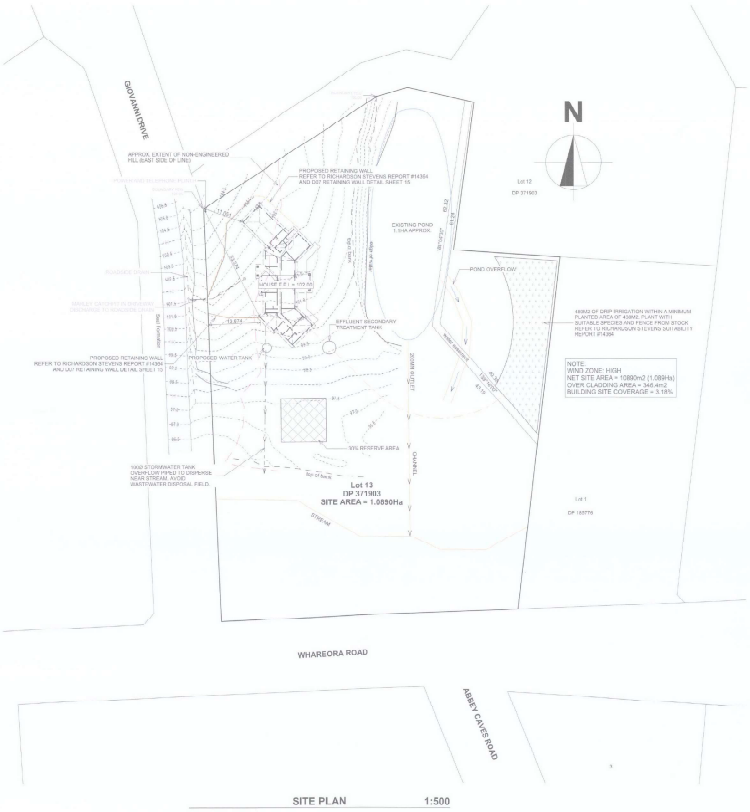
SA	SMOKE ALARM WITHIN 3m OF ALL SLEEPING AREAS

REFER TO LINTEL FIXING & DIMENSION PLAN

BUILDING COVERAGE O/V	
FLOOR AREA OVER VENEER AND COVERED AREAS (EXCLUDING EAVES LESS THAN 0.8m WIDE)	346.40 m²
BUILDING COVERAGE O/F	312.80 m²
BUILDING COVERAGE O/V	325.49 m²

STONEWOOD
The home you deserve
PROPOSED NEW DWELLING
KERRY FRIEND

RECEIVED
CUSTOMER SERVICES
28 FEB 2017
WHANGAREI
DISTRICT COUNCIL



SITE PLAN 1:500

LOCATION PLAN 1:1000

APPROVED 2017
BC NUMBER "BAY" BP1
00152 - 0404
WHANGAREI DISTRICT COUNCIL
BCA

STONEWOOD
The home you deserve

Stonewood Homes Whangarei Ltd
PO Box 4041, Kamo
Whangarei, New Zealand
Mobile: +64 21 250 0833
Phone: +64 9 433 9000
Fax: +64 9 433 9000
E-mail: permitwhangarei@stonewoodhomes.co.nz
Website: www.stonewoodhomes.co.nz

This plan is designed for the purchase of STONEWOOD HOMES LTD

Job Title
PROPOSED NEW DWELLING
For
KERRY FRIEND
At
LOT 13 DP 371903
GIOVANNI DRIVE
WHANGAREI, WHANGAREI

Issue	PRELIMINARY SITE PLAN
Date	20/02/2017
Drawn	CHRIS WHITE
Revision	20/02/2017
Scale	1:500

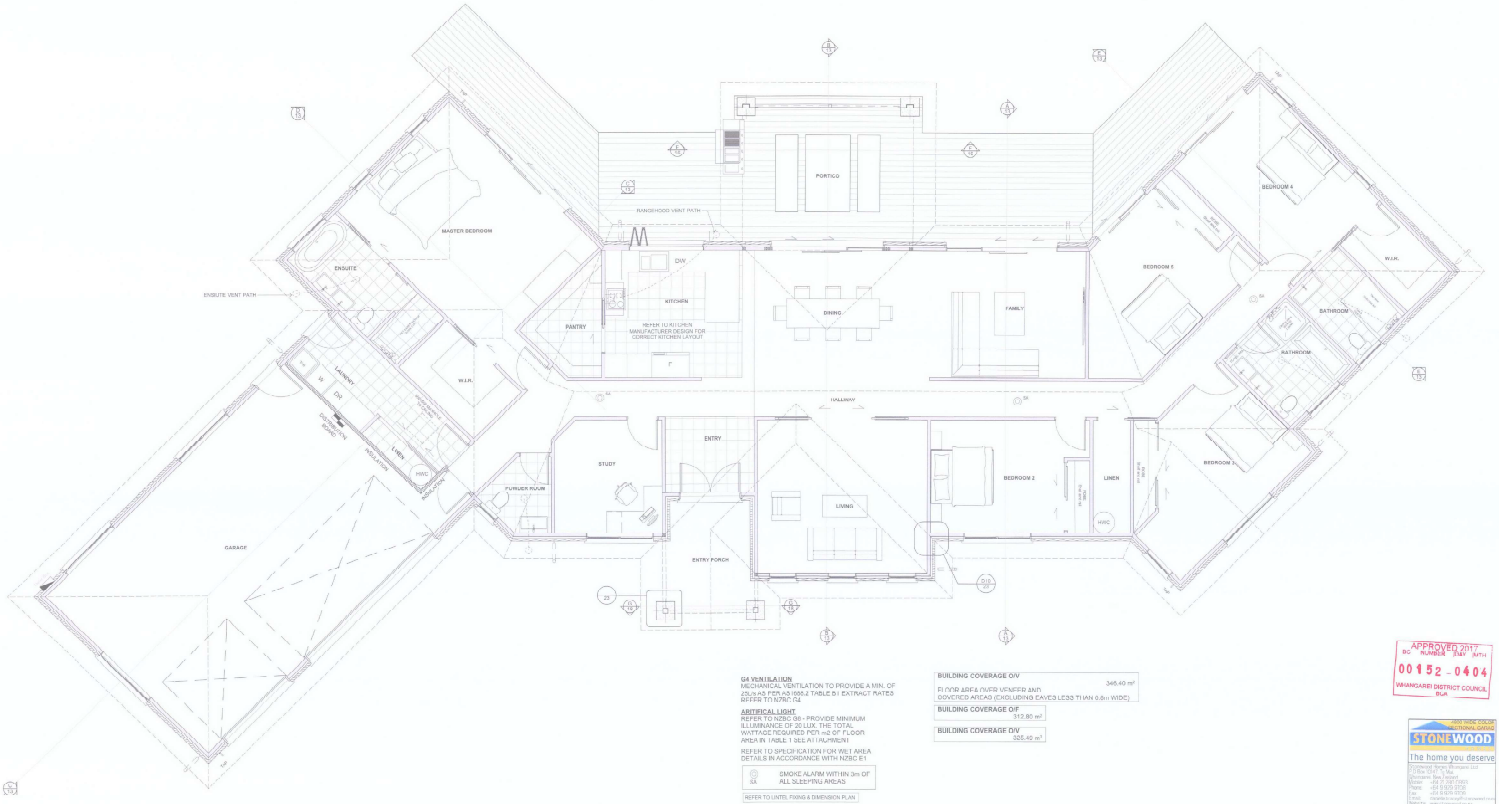
Drawing Title
SITE AND LOCATION PLAN

Drawing Number	Revision	Scale
3	DP 23	1:500, 1:1000

This drawing is the property of Stonewood Homes

REFER TO RICHARDSON STEVENS
ENGINEERING AND SUITABILITY REPORT #14364

RECEIVED
CUSTOMER SERVICES
28 FEB 2017
WHANGAREI
DISTRICT COUNCIL



G4 VENTILATION
MECHANICAL VENTILATION TO PROVIDE A MIN. OF 25L/s AS PER AS 1668.2 TABLE D1 EXTRACT RATES BUTTER TO NZBC G4

ARTIFICAL LIGHT
REFER TO NZBC G6 - PROVIDE MINIMUM ILLUMINANCE OF 20 LUX. THE TOTAL WATTAGE REQUIRED PER m2 OF FLOOR AREA IN TABLE 1 SELAI (ALIMINEN)

REFER TO SPECIFICATION FOR WET AREA DETAILS IN ACCORDANCE WITH NZBC E1

SA	SMOKE ALARM WITHIN 3m OF ALL SLEEPING AREAS

REFER TO LINTEL FIXING & DIMENSION PLAN

BUILDING COVERAGE O/V	
EVERY AREA OVER UNDER AND COVERED AREAS (EXCLUDING EAVES LESS THAN 0.6m WIDE)	346.40 m²
BUILDING COVERAGE O/F	312.80 m²
BUILDING COVERAGE O/V	325.45 m²

FLOOR PLAN 1.50

APPROVED 2017
BC NUMBER DATE INITIAL
00152 - 0404
WHANGAREI DISTRICT COUNCIL
BLR

2005 HOME DESIGN
NATIONAL WINNER
STONEWOOD
The home you deserve
Stonewood Home Whangarei Ltd
PO Box 9241, Te Mai
Whangarei, New Zealand
Phone: +64 9 929 2000
Mobile: +64 9 929 2010
Fax: +64 9 929 2020
Email: stonewood@stonewood.co.nz
Website: www.stonewood.co.nz

This plan is designed for the purchaser and authorised by Stonewood Homes Ltd.

JOB TYPE
PROPOSED NEW DWELLING

TO
KERRY FRIEND

LOT 17 DP 370420
SOUTH HAVEN ESTATE
WHANGAREI, NEW ZEALAND

N

BUILDING CONSENT SHEET

Scale:	1:50
Drawn:	MARK JONES
Date:	15/12/2016
Plot Date:	15/02/2017

FLOOR PLAN

Drawing Number: 1 OF 23 Date: 1:50

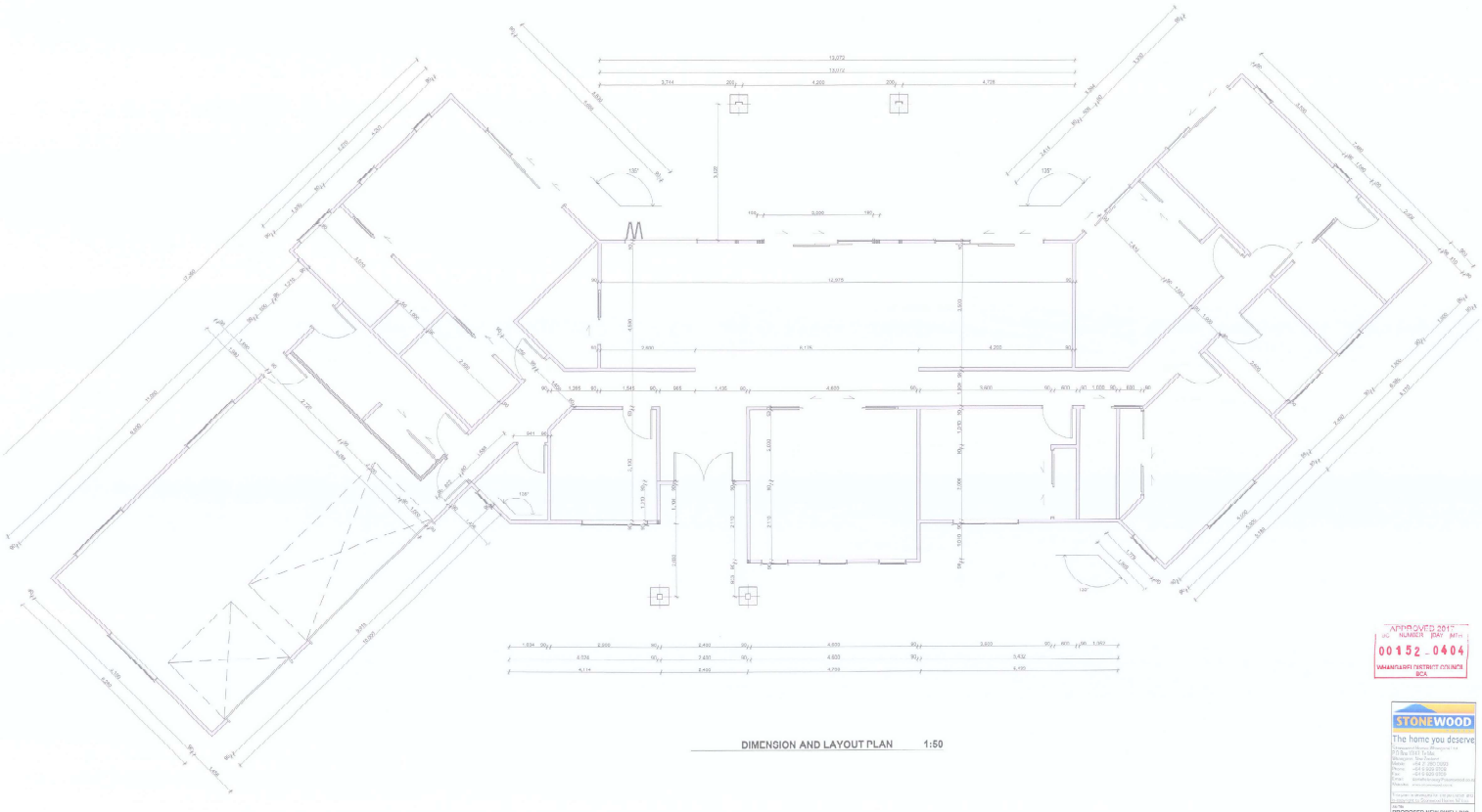
© Copyright Stonewood Ltd. All rights reserved.

Performance table 1 Non-solid construction - minimum R-value for whole-wall (with value out of brackets is the R-value of stud wall)

Building thermal envelope components	Minimum R-values (m² °C/W)		
	Climate zone 1	Climate zone 2	Climate zone 3
Roof	R 3.6	R 3.6	R 3.6
Wall	R 2.8	R 2.8	R 2.8
Floor	R 1.3	R 1.3	R 1.3

NZBC H1 ENERGY EFFICIENCY - THERMAL ELEMENTS

RECEIVED
CUSTOMER SERVICES
28 FEB 2007
WAIMAKARIRI
DISTRICT COUNCIL



DIMENSION AND LAYOUT PLAN 1:50

APPROVED 2007
LIC NUMBER BAY INITIAL
00152 _ 0404
WAIMAKARIRI DISTRICT COUNCIL
BCA

STONEWOOD
The home you deserve

Stonewood Homes (Waimakariri) Ltd
P.O Box 1041 Rolleston
Managed New Zealand
Mobile: +64 21 267 0000
Office: +64 3 349 2000
Fax: +64 3 349 2002
Email: domestic.canterbury@stonewood.co.nz
Website: www.stonewood.co.nz

Copyright in drawing and all other design work and specification is Stonewood Homes NZ Ltd

Job Title
PROPOSED NEW DWELLING

For
KERRY FRIEND

At
LOT 13 DP 27993
WAIMAKARIRI
RICHMOND, WAIMAKARIRI

N

Drawn	RHYS DAVIES
Date	14/09/06
Drawing No.	1000007
Revision	1000

Drawing Title
DIMENSION AND LAYOUT PLAN

Drawing Number	Date
1000	1:50

© - This drawing is the copyright of Stonewood Ltd

RECEIVED
CUSTOMER SERVICES
26 FEB 2017
WHANGAREI
DISTRICT COUNCIL

SOUTH EASTERN ELEVATION 1:50

BUILDING ENVELOPE RISK MATRIX		
North and West Elevation		
Risk Factor		Risk Severity Risk Score
Wind zone (per NZS 1654)	High risk	1
Number of storeys	Low risk	0
Roof/wall intersection design	Low	0
Eaves width	Low	0
Envelope complexity	Medium risk	1
Deck design	Low risk	0
TOTAL RISK SCORE:		2

SOUTH WESTERN ELEVATION 1:50

APPROVED 2017
BC NUMBER DAY MTH
00152-0404
WHANGAREI DISTRICT COUNCIL
BSA

GENERAL ELEVATION NOTES
All stainlst to unlined wall and gables, refer to the Construction Schedule in the Specification for type.
Downpipe to fall from 50mm mini behind corrugs rebates (By Others)

Key:
SD: Security Stay
SG: Safety Glass

PREVENTION OF DAMPNESS NZS3604:2011 CLAUSE 6.14 (MIN REQUIRED) VENTILATION OPENING AREA REQUIRED.
6.14.2 Options
(a) Ventilators spaced regularly, commencing 750 mm from the corner and at intervals not exceeding 1.8 m
(b) Continuous 20 mm wide slots between baseboards

6.14.3 Ground cover
(a) Ventilation openings shall have a net open area of no less than 700 mm2/ for every m2 of floor level and be located to provide a crossflow in the subfloor space

PROVIDE A DAMP PROOF MEMBRANE TO GROUND

STONEWOOD
The home you deserve
Professional Home Designers Ltd
PO Box 1247, Te Puke
Phone: 0800 800 333
Mobile: 64 21 200 5333
Phone: 0419 525 3703
Fax: 0419 525 3704
Email: dave@stonewoodhomes.co.nz
Website: www.stonewood.co.nz

This plan is designed for the purchaser and remains the property of Stonewood Homes Ltd ©

PROJECT
PROPOSED NEW DWELLING
for
KERRY FIRFINO
at
LOT 10 DP 317062
HIGHWAY(NR) 2(NS)
WHANGAREI, WHANGAREI

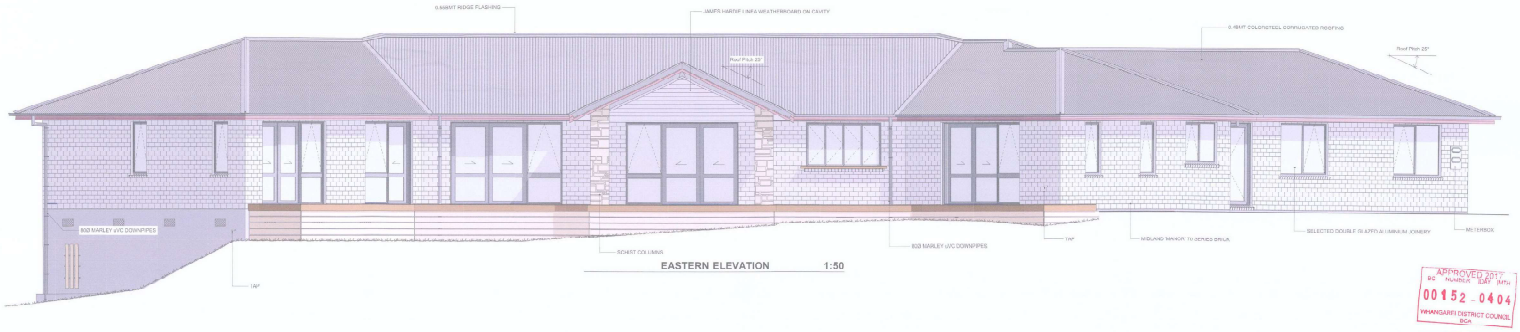
A	BUILDING CONSENT ISSUE	
	Drawn:	DAVID JAMES
	Date:	16/02/2017
	Scale:	1:100
	Drawing No:	15/0000/01

DRAWING TITLE
ELEVATIONS

15 OF 23		1:50

RECEIVED
CUSTOMER SERVICES
28 FEB 2017
WHANGAREI
DISTRICT COUNCIL

NORTH EASTERN ELEVATION 1:50



EASTERN ELEVATION 1:50

APPROVED BY
BC NUMBER DATE INITIAL
00152 0404
WHANGAREI DISTRICT COUNCIL
BCA

BUILDING ENVELOPE RISK MATRIX

North and East Elevation

Risk Factor:	Risk Severity	Risk Score:
Wind zone (per NZS 3604)	High risk	1
Number of storeys	Low risk	0
Roofline intersection design	Low	0
Eaves width	Low	0
Envelope complexity	Medium risk	1
Deck design	Low risk	0
Total Risk Score:		2

GENERAL ELEVATION NOTES

An Barrier to unlined wall and cladding, refer to the Construction Schedule in the Specification for type.
Driveway to fall from 25mm max below garage rebates (By Others).

KEY
SS: Security Stay
SG: Safety Glass

PREVENTION OF DAMPNESS NZS3604:2011 (3.ADSF.6.14 (MIN REQUIRED)
VENTILATION OPENING AREA REQUIRED:
6.14.4 Options
(a)Ventilators spaced regularly, commencing 750 mm from the corner and at intervals not exceeding 1.8 m
(b) Continuous 20 mm wide slots between baseboards

6.14.3 Ground cover
(c) Ventilation openings shall have a net open area of no less than 700 mm2 for every m2 of floor level and be located to provide a cross-flow in the subfloor space

PROVIDE A DAMP PROOF MEMBRANE TO GROUND

STONEWOOD
The home you deserve
Commercial Terrace Whangarei
PO Box 10047 Te Mai
Whangarei 0110 New Zealand
Mobile: +64 21 260 2633
Phone: +64 9 920 9026
Fax: +64 9 920 9028
Email: DENNIS@STONEWOOD.CO.NZ
Website: www.stonewood.co.nz

This plan is designed for the exclusive use of Copyright © Stonewood Homes (N.Z.) Ltd

PROPOSED NEW DWELLING
at
KERRY FRIEND
LOT 13 DP 371903
GIOVANNI DRIVE
WHAKEWHA, WHANGAREI

A	BUILDING CONSENT ISSUE	
	Drawn:	BRYAN DAVIDSON
	Checked:	DENNIS LOWE
	Date:	15/02/2017
	Plot Date:	15/02/2017

Drawing Title
ELEVATIONS

Drawing Number: 13 OF 23
Scale: 1:50

ALL DIMENSIONS TO BE VERIFIED ON SITE