

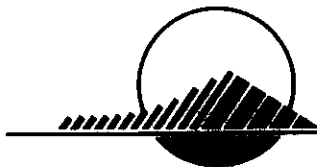
STATEMENT OF PASSING OVER INFORMATION

This information has been supplied by the vendor or the vendor's agents. Accordingly, Ownly (REAA 2008) and Sold On Kapiti Limited is merely passing over the information as supplied to us by the vendor or the vendor's agents.

We cannot guarantee its accuracy and reliability as we have not checked, audited, or reviewed the information and all the intending purchasers are advised to conduct their own due diligence investigation into the same.

To the maximum extent permitted by law Ownly (REAA 2008) and Sold On Kapiti Limited does not accept any responsibility to any person for the accuracy of the information herein.





KAPITI COAST DISTRICT COUNCIL

Ref:

CODE COMPLIANCE CERTIFICATE Section 43(3), Building Act 1991

Applicant

HORIZON HOMES
P O BOX 31 002
LOWER HUTT

Consent Details

Consent/PIM No.: 930745
Date issued: 6/08/95
Valn No: 1496018000

Project Descrn: NEW CONSTRUCTION
BEING STAGE 1 OF AN INTENDED 1 STAGES
SHOWHOME/DWELLING (ON LOT 6)

Intended Life: INDEFINITE, BUT NOT LESS THAN 50 YEARS

Intended Uses: RESIDENTIAL

Project Location: 52 KAKARIKI GR WAIKANAE

Legal Description: LOTS 1-2 4-5 7-8 10-11 13-20 DP 67906

Estimated Value: \$ 145,000

The Council's total charges paid on the uplifting of this Code
Compliance Certificate in accordance with the following details
are \$ 0.00

This is a final code compliance certificate issued in respect of
all the building work under the above building consent.

SIGNED FOR AND ON BEHALF OF THE COUNCIL:

NAME: A. C. Harris BUILDING CONTROL OFFICER DATE: 6.8.95

Ngarara Building, Rimu
Road, Private Bag 601,
Paraparaumu.
Telephone (04) 298-5139
Fax (04) 297-2563



KAPITI COAST DISTRICT COUNCIL

Ref:

CODE COMPLIANCE CERTIFICATE

Section 43(3), Building Act 1991

Applicant

D R & M D HOOKER
52 KAKARIKI GROVE
WAIKANAE

Consent Details

Consent/PIM No.: 950174
Date issued: 6/08/95

Valn No: 1496009926
Overseer: D Blaikie

Project Descrn: NEW CONSTRUCTION
BEING STAGE 1 OF AN INTENDED 1 STAGES
ERECT RETAINING WALL ON 2 BOUNDARIES

Intended Life: INDEFINITE, BUT NOT LESS THAN 50 YEARS

Intended Uses: RESIDENTIAL

Project Location: 52 KAKARIKI GROVE, WAIKANAE

Legal Description: LOT 6 DP67906

Estimated Value: \$ 5,000

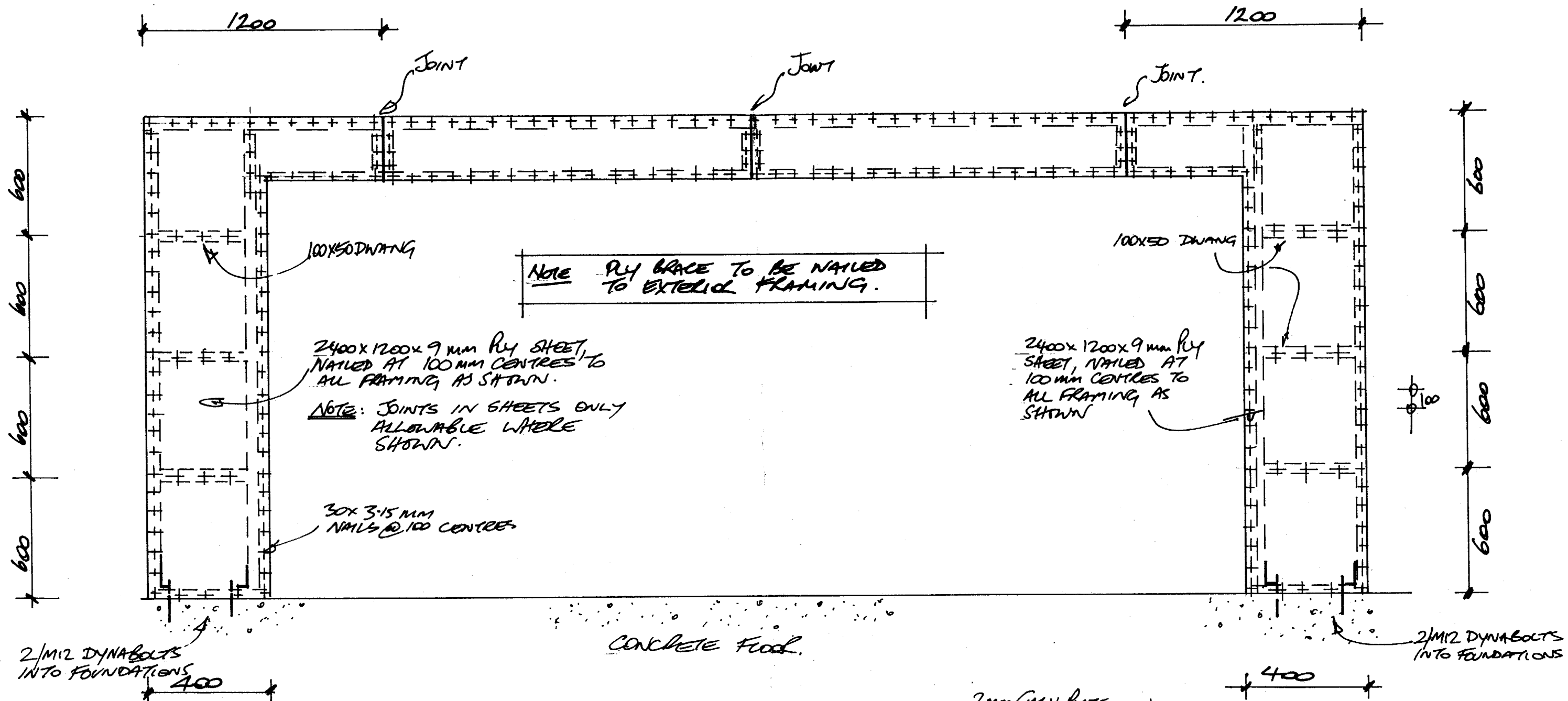
The Council's total charges paid on the uplifting of this Code Compliance Certificate in accordance with the following details are \$ 0.00

This is a final code compliance certificate issued in respect of all the building work under the above building consent.

SIGNED FOR AND ON BEHALF OF THE COUNCIL:

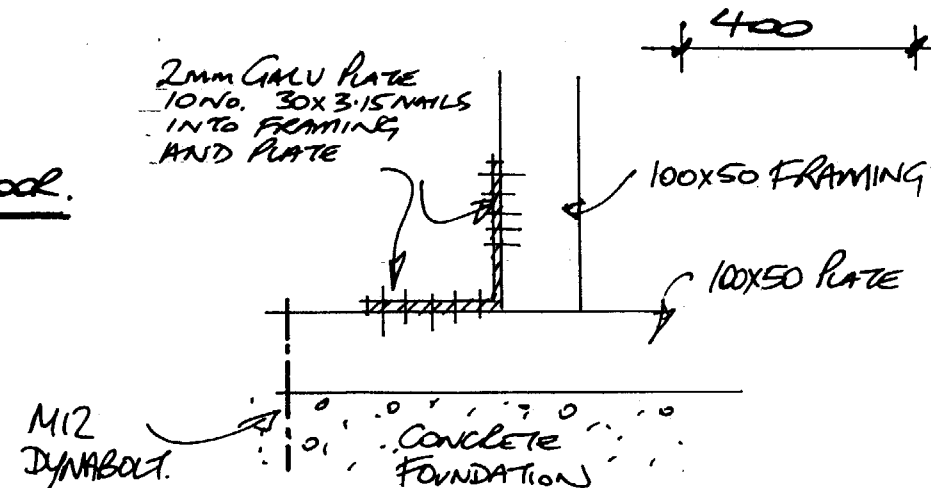
NAME: D R & M D Hooker BUILDING CONTROL OFFICER DATE: 6.08.95

Ngarara Building, Rimu
Road, Private Bag 601,
Paraparaumu.
Telephone (04) 298-5139
Fax (04) 297-2563



SHEET BRACE FRAME - GARAGE DOOR

HORIZON HOMES SHOWHOME
KARAKARIKI GROVE
WAIKANAHE.



TYPICAL FRAMING / PLATE CONNECTION

NM DEVELOPMENTS

P.13067.

DESIGN CERTIFICATE

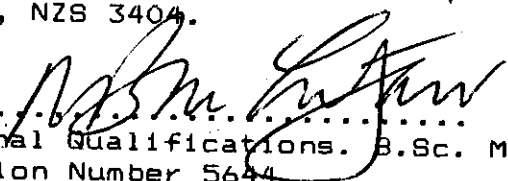
I, MICHAEL BERNARD MCENTEGART, being registered under the provisions of the Engineers Registration Act 1924 and currently holding an Annual Practising Certificate hereby certify that I have personally supervised the design of the following items from the job titled:

P.13067

HORIZON HOMES LTD
SHOWHOME
KARKARIKI GROVE
WAIKANA

a) Garage lintel beam (200UB25)

I certify the design has been carried out in accordance with sound and widely accepted engineering principles and that they comply with the relevant requirements of:
NZS 4203., NZS 3404.

Signature. 
Professional Qualifications. B.Sc. MIPENZ. Reg.Eng.
Registration Number 5644

For and behalf of MMDEVELOPMENTS.

Date... 9/8/93.

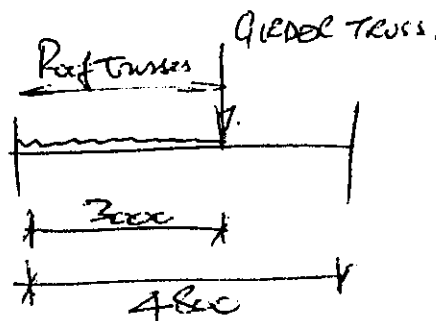
CALCULATION SHEET

P. 13067. HORIZON HOMES, KAKARIKI GROVE, WAIKANAЕ. ①

GARAGE LINTEL BEAM.

- SPAN. 4800.

HEAVY TILE ROOF.



LOAD ROOF TRUSSES.

$$DL = 3 \times 4.5 \times 0.9 = 12.15 \text{ kN.}$$

$$UL = 3 \times 4.5 \times 0.25 = 3.4 \text{ kN.}$$

$$15.55 \text{ kN.}$$

GIRDER TRUSSES.

$$DL = \frac{5}{2} \times \frac{7.2}{2} \times 0.9 = 8.1 \text{ kN.}$$

$$UL = \frac{5}{2} \times \frac{7.2}{2} \times 0.25 = 2.25 \text{ kN.}$$

$$10.35 \text{ kN}$$

$$M = \frac{P_{ab}b}{L} + \frac{Wa}{2} \left(1 - \frac{a}{2L}\right)^2$$

$$= \frac{10.35 \times 3 \times 1.8}{4.8} + \frac{15.55 \times 3}{2} \left(1 - \frac{3}{2 \times 4.8}\right)^2 = 11.64 + 11.02 = 22.66 \text{ kN.m.}$$

$$\text{min } Z = \frac{M}{\sigma} = \frac{22.66 \times 10^6}{100} = 226647 \text{ mm}^3.$$

use 200 UB 25.

Δ_{max} for lintel beam = 10 mm.

I_{min} check

$$I = \frac{WL^4}{244EI} \left[n^4 - 2n(2-n)m^3 + n^2(2-n)^2m \right] + \frac{PL^3}{48EI}$$

$$n = a/L = \frac{3}{4.8} = 0.625 \quad m = \frac{x}{L} = \frac{2.06}{4.8} = 0.43$$

$$I = \frac{12.15 \times 10^3 \times (4800)^4}{24 \times 300 \times 210 \times 10^3 \times 348 \times 10^4} \left[0.24 \right] + \frac{8.1 \times (4800)^3}{48 \times 210 \times 10^3 \times 234 \times 10^4} \left[0.9 \right]$$

$$= 3.9 + 3.4 = 7.3 \text{ mm. OK.}$$

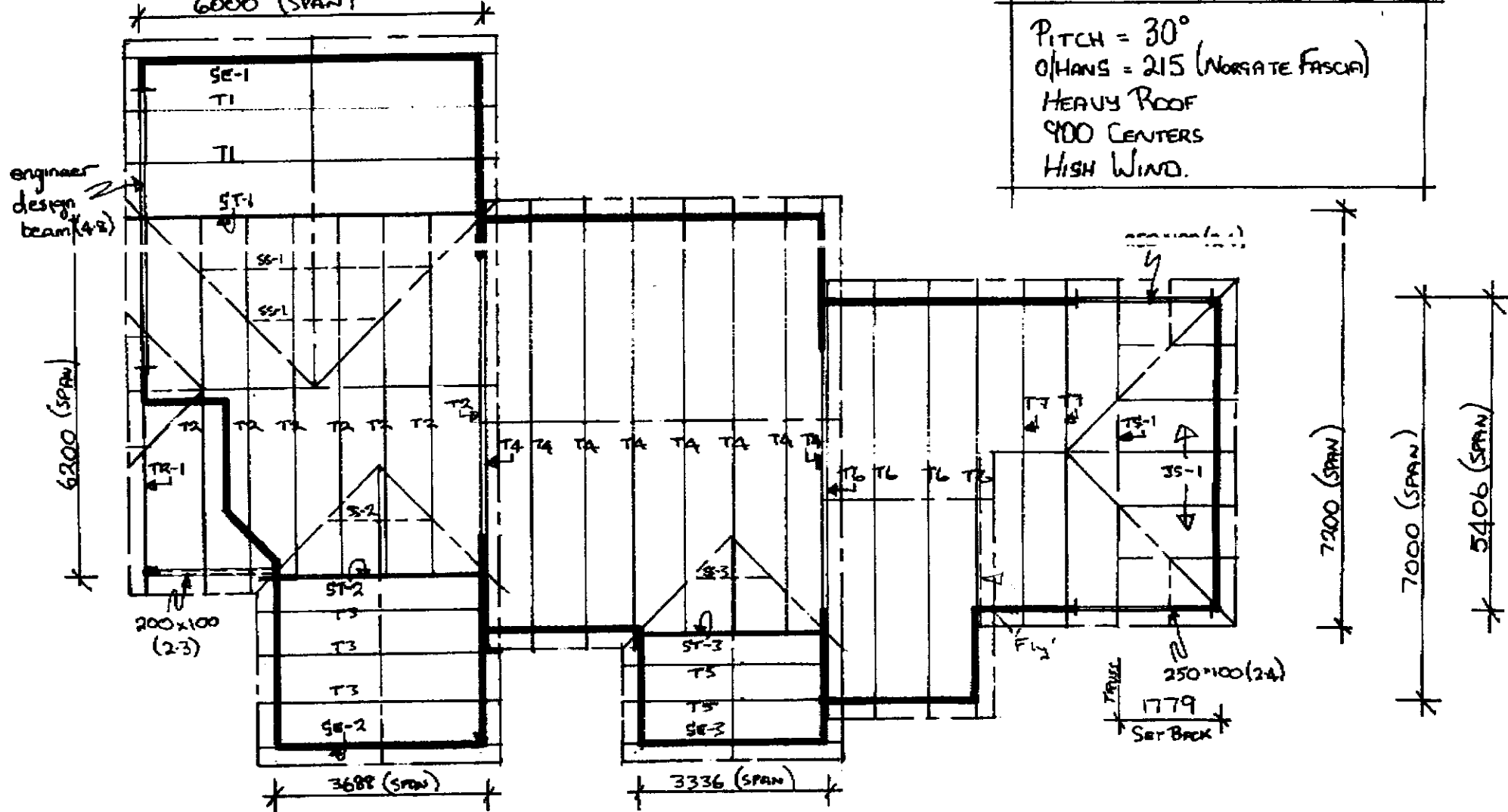
$$\text{check } \sigma_f = \frac{2400}{29.4} = 81.63 \quad \sigma_f = 26.1 \quad F_b = 158 \text{ MPa}$$

$$\sigma_f = \frac{22.66 \times 10^6}{231100} = 98 \text{ MPa. OK.}$$

USE 200 UB 25 LINTEL.

$$V = 0.3 W_e \text{ for side load} = 0.3 \times (12.15 + 8.1) = 6.07 \text{ kN}$$

$$\text{use 2 M12 bolts at each end} = 2 \times 1.5 \times 2.07 = 6.21 \text{ kN OK.}$$



PROPOSED TRUSS LAYOUT FOR:
HORIZON HOMES.
RE: SHOWHOME JOB
KAKARIKI GROVE
PARAPARAUMU.



ALAN BERQUIST

PRECUT CONTRACTOR

WAIPUKURAU BRANCH

HERBERT STREET

PO BOX 26, WAIPUKURAU

NEW ZEALAND

PHONE (06) 858-9050. RES 858-8213

FAX (06) 858-9424

=====

GANG NAIL DATATRUS II *** TRUSS SCHEDULE *** GANG-NAIL DATATRUS

=====

*** A.W. & P.H. Berquist ***

JOB NO. : 93228 DATE : 04AUG93
 CLIENT : HORIZON HOMES (SHOWHOME KAKARIKI GR.)
 SITE ADDRESS : KAKARIKI GROVE
 PARAPARAUMU

PAGE :

JOB DESIGN PARAMETERS

Pitch	30.00 deg.	Truss Centres	900 mm
Roof Cladding	Heavy	TC/BC Restraint Cts ...	350/1200 mm
Dead Load on TC	.65 kPa	Dead Load on BC	.20 kPa
Live Load on TC	.25 kPa		
Wind Area	High	(q = .84 kPa, Cpe = -.9, Cpi = -.3)	

TRUSS SCHEDULE

Mark	No. Off	Span	Truss
T1	2 Off	6000	R4
GT1	1 Off	6000	DG5
GE1	1 Off	6000	DGE
SS1	1 Set	6000	ST
T2	7 Off	6200	R4
TR2176-1	1 Off	6200	TR12
T3	3 Off	3688	R4
GT2	1 Off	3688	DG5
GE2	1 Off	3688	GE
SS2	1 Set	3688	ST
T4	8 Off	7200	R4
T5	2 Off	3336	R4
GT3	1 Off	3336	GS
GE3	1 Off	3336	GE
SS3	1 Set	3336	ST
T6	4 Off	7000	R4
T7	2 Off	5406	R4
TG1779-1	1 Off	5406	TG12
JS1	1 Set	5406	J31

The above trusses are manufactured by CARTER HOLT BUILDING SUPPLIES
WAIPUKURAU, a licenced GANG-NAIL truss fabricator, registered
plant code CW8.

These trusses have been designed under licence using the
 DATATRUS II program.

mmlc

Application No: _____

Date: _____

Site Address: S2 Kakaiki Gru New showhome.

ADMIN = \$36 per hour

PLAN VETTING = \$60 per hour

TECHNICAL CONSULTANTS = Cost + 10%

NETWORK UTILITY OPERATORS = Cost + 10%

[illegible]

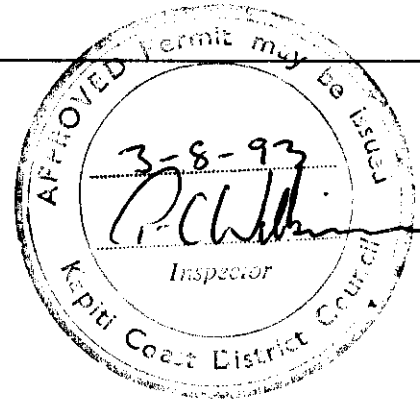
PLYWOOD 4
BRACELINE 2

BRACING CALCULATION SHEET FOUNDATIONS

NAME: Horizon Homes

FOR EARTHQUAKE

SINGLE STOREY / TWO STOREY
ROOF WEIGHT: LIGHT / HEAVY
AVERAGE ROOF PITCH: 20°
TYPE OF CLADDING: LIGHT / HEAVY
EARTHQUAKE ZONE: A/B/C



EARTHQUAKE = 7 B.U's/sqm /

FOR WIND

BUILDING HEIGHT: 6.5
ROOF HEIGHT: 2.5
WIND SPEED: L/M/H

WIND (133mm)
ACROSS : 145. B.U's/m OK /
ALONG : 143. B.U's/m OK /
(135.5mm)

ROOF/BUILDING LENGTH BL = 19.0 m 19.6

ROOF/BUILDING WIDTH BW = 12.0 m 12.6

GROSS ROOF/~~BUILDING~~ PLAN AREA GPA = 182 177.41

EARTHQUAKE LOAD (ALONG & ACROSS) E x GPA = 1064.1,242

WIND LOAD ACROSS W x BL = 145 x 19 = 2755. / 2607mm

WIND LOAD ALONG W x BW = 143 x 12. = 1716. / 1,707mm

ALONG

LOCATION OF STOREY	WALL OR BRACING LINE		BRACING ELEMENTS PROVIDED				
1	2	3	4	5	6	7	8
FOUNDATION	LINE LABEL	MIN. B.U.'s REQD.		BRACING TYPE	RATING B.U.'s	NUMBER OF ELEMENTS	B.U.'s ACHIEVED
TOTAL BRACING REQUIRED FOR FOUNDATION OR THIS STOREY	A			8	200	6m	1200
	B			10	70	x4	280
	C			10	70	x3	210
	D			10	70	x6	420
	E						
FOR EARTHQUAKE							
1,242							
1064	TOTAL						2110
FOR WIND	A			8	200	6m	1200
	B			10	160	x4	640
	C			10	160	x3	480
	D			10	160	x6	960
	E						
1,707 min							
1716.1	TOTAL						3280

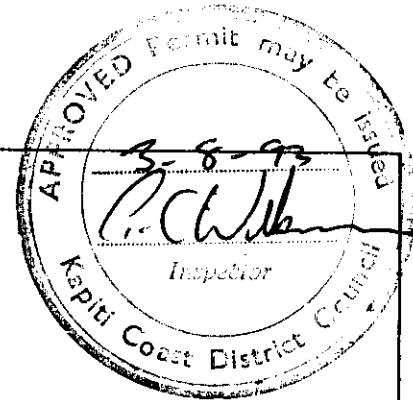
FOUNDATION

ACROSS

LOCATION OF STOREY	WALL OR BRACING LINE		BRACING ELEMENTS PROVIDED				
1	2	3	4	5	6	7	8
FOUNDATION	LINE LABEL	MIN. B.U.'s REQD.		BRACING TYPE	RATING B.U.'s	NUMBER OF ELEMENTS	B.U.'s ACHIEVED
TOTAL BRACING REQUIRED FOR FOUNDATION OR THIS STOREY	M			8	200	6m	1200
	N			10	70	x1	70
	O			8	200	6m	1200
	P			10	70	x2	140
	Q			10	70	x2	140
FOR EARTHQUAKE							
1,242							
1064	TOTAL						2890
FOR WIND	M			8	200	6m	1200
	N			10	160	x1	160
	O			8	200	6m	1200
	P			10	160	x2	320
	Q			10	160	x2	320
2,607 min							
2755	TOTAL						3520

BRACING CALCULATION SHEET WALLS

NAME: HORIZON HOMES



FOR EARTHQUAKE

SINGLE STOREY / ~~TWO STOREY~~

AVERAGE ROOF PITCH: 30°

ROOF WEIGHT: ~~LIGHT~~ HEAVY

TYPE OF CLADDING: LIGHT / ~~HEAVY~~

STOREY IN ROOF SPACE: YES / NO ~~(ADD 1)~~

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

EARTHQUAKE = 40 B.U's/sqm ✓

FOR WIND

BUILDING HEIGHT: 6.5m

ROOF HEIGHT: 2.5m

STUD HEIGHT: 2.4m

WIND SPEED: ~~17m/s~~

WIND (60min) Provisional Tables

ACROSS : 78 B.U's/m ✓

ALONG : 78 B.U's/m ✓

Roof length where
pitch is $> 25^\circ$.

(71min)

~~ROOF~~ / BUILDING LENGTH BL = 19.0 19.6

~~ROOF~~ / BUILDING WIDTH BW = 12.0 12.6

GROSS ~~ROOF~~ / BUILDING PLAN AREA GPA = ~~152~~ 17.41

EARTHQUAKE LOAD (ALONG & ACROSS) $E \times GPA = 608$ 709.64

WIND LOAD ACROSS $W \times BL = 78 \times 19.6 = 1528.8$ 1294 ✓

WIND LOAD ALONG $W \times BW = 78 \times 12.6 = 992.8$ 895 ✓

ALONG

LOCATION OF STOREY	WALL OR BRACING LINE		BRACING ELEMENTS PROVIDED				
1	2	3	4	5	6	7	8
SINGLE STOREY LOWER STOREY	LINE LABEL	MIN. B.U.'s REQD.	BRACING ELEMENT NUMBER	BRACING TYPE	RATING B.U.'s	LENGTH OF ELEMENT	B.U.'s ACHIEVED
TOTAL BRACING REQUIRED FOR FOUNDATION OR THIS STOREY	A	60	1	G1B1	50	2.4	120
			2	G1B2	70	2.4	168
	B	190	3	G1B1	50	2.4	120
			4	G1B1	50	2.4	120
	C	70	5	G1B2	70	2.4	168
			6	G1B1	50	2.4	120
	D	190	7	CP3	83	0.8	66.4
			8	CP3	83	0.8	66.4
	E		9	CP3	83	0.6	49.8
			10	CP3	83	0.6	49.8
FOR EARTHQUAKE							
709.							
608	TOTAL						10484
FOR WIND	A	60	1	G1B1	75	2.4	180
			2	G1B2	80	2.4	192
	B	190	3	G1B1	75	2.4	180
			4	G1B1	75	2.4	180
	C	70	5	G1B2	80	2.4	192
			6	G1B1	75	2.4	180
	D	190	7	CP3	88	0.8	70.4
			8	CP3	88	0.8	70.4
	E		9	CP3	88	0.6	52.8
			10	CP3	88	0.6	52.8
936	TOTAL					13504	

895 min

WALLS

ACROSS

LOCATION OF STOREY	WALL OR BRACING LINE		BRACING ELEMENTS PROVIDED				
1	2	3	4	5	6	7	8
SINGLE UPPER ENERGY LOWER ENERGY	LINE LABEL	MIN. B.U.'s REQD.	BRACING ELEMENT NUMBER	BRACING TYPE	RATING B.U.'s	LENGTH OF ELEMENT	B.U.'s ACHIEVED
TOTAL BRACING REQUIRED FOR FOUNDATION OR THIS STOREY	M	120	11	CP3	83	0.6	49.8
			12	CP3	83	0.6	49.8
	N	70	13	G1B1	50	2.4	120
			14	G1B2	70	2.4	168
	O	70	15	G1B1	50	2.4	120
			16	G1B1	50	2.4	120
	P	70	17	G1B2	60	2.0	120
			18	G1B2	70	2.4	168
	Q	54	19	G1B2	60	2.0	120
			20	B24	85	0.9	76.9
FOR EARTHQUAKE			21	B24	85	0.9	76.9
709	TOTAL						1188.6
608							
FOR WIND	M	120	11	CP3	88	0.6	52.8
			12	CP3	88	0.6	52.8
	N	70	13	G1B1	75	2.4	180
			14	G1B2	80	2.4	192
	O	70	15	G1B1	75	2.4	180
			16	G1B1	75	2.4	180
	P	70	17	G1B2	80	2.0	150
			18	G1B2	79	2.4	180
	Q	54	19	G1B2	79	2.0	150
			20	B24	91	0.9	81.9
1482					TOTAL	1493.4	

1,294 min

ADDENDUM TO SCHEDULE OF SPECIFICATIONS

TO BE READ IN CONJUNCTION WITH BUT TO TAKE PRECEDENCE OVER GENERAL SPECIFICATIONS AND PLANS ATTACHED HERETO. THIS SCHEDULE IS THE SPECIFIC VARIATION TO THE GENERAL SPECIFICATIONS AS SET OUT IN PAGES A TO I FOR THE PROPOSED DWELLING FOR:

CLIENT: Proposed Showhome - Paraparaumu **LOT:** 6 **DP:**

SITE ADDRESS: Kakariki Grove, PARAPARAUMU

PHONE: (HM) **HOUSE PLAN:** DESIGN & BUILD

PLUMBING:

Spouting: Norgate Colorsteel Fascia Spouting System
Downpipes: PVC (White)

Bathroom:

SHOWER WITH DORF CONTOUR FLICKMIXER AND DORF 52 ROSE/
SHOWER OVER: Englefield Duo Bath **COLOUR:** White
BATH DOOR: 3 Panel Sliding Door
TOILET: LOCATION: Separate
FOWLER CHEVAL TOILET PAN **COLOUR:** White
TRIO DUAL FLUSH TOILET CISTERN/SEAT **COLOUR:** White

Ensuite:

SHOWER WITH DORF CONTOUR FLICKMIXER AND DORF 52 ROSE/
SHOWER TYPE: Englefield Guardrant **COLOUR:** White
SHOWER DOOR: Pivot Door
TOILET: LOCATION: In Ensuite
FOWLER CHEVAL TOILET PAN **COLOUR:** White
TRIO DUAL FLUSH TOILET CISTERN/SEAT **COLOUR:** White

Laundry

SEPARATE WASHING MACHINE TAPS
Stainless Steel Tub in Joinery Unit

Tap Ware

All taps to be Dorf
Kitchen Sink Contour Flickmixer
Laundry Tub Booster
Washing Machine Booster
Vanity Contour Flickmixer
Bath/Shub Booster
Cistern Tap Booster
Supply two brass exterior hose taps

180 RHEEM LITRE HOT WATER CYLINDER - LOWER PRESSURE

HOT WATER BOOSTER: NO

DRAINS AS PER PLANS AND SPECIFICATIONS

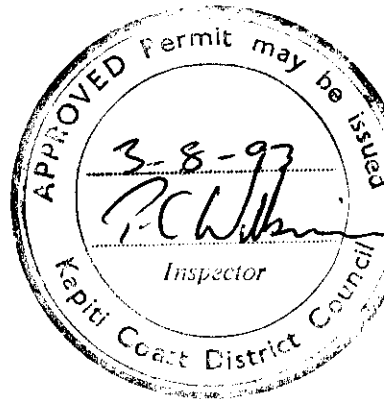
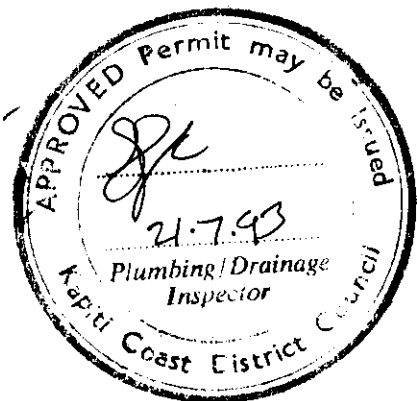
INTERIOR JOINERY:

Kitchen

CARCASSES: Parisian type Carcasses (white finish with all edges clashed)
CUPBOARD DOOR HANDLES: Plastic "D" Type Handles
DOOR AND DRAWER FRONTS: Melteca with Meltrim
BENCH TOPS: Wilsonart

Bathroom

CARCASSES: Parisian type Carcasses (white finish with all edges clashed)
CUPBOARD DOOR HANDLES: Plastic "D" Type Handles
VANITY DOOR FRONTS: Melteca with Meltrim
VANITY TOPS: Wilsonart
VANITY BOWL TYPE: Standard **COLOUR:** White



Ensuite

CARCASSES: Parisian type Carcasses (white finish with all edges clashed)
CUPBOARD DOOR HANDLES: Plastic "D" Type Handles
VANITY DOOR FRONTS: Melteca with Meltrim
VANITY TOPS: Wilsonart
VANITY BOWL TYPE: Standard COLOUR: White

Laundry

Parisian type Carcasses (white finish with all edges clashed)

Interior Doors (in Paint Quality Frames)

Finish: Paint Quality

Door Hardware: Legge Centra Polished Brass

EXTERIOR JOINERY

Aluminium Doors and Windows: COLOUR: Choice of Six Colours

Timber Door in Aluminium Frame Type:

Not suitable when exposed to the atmospheric elements

Garage: Pre-painted Tilt-a-Door with Automatic Door opener

CARPENTRY:

FLOORING TYPE: Particle Board/Concrete to Garage

421 DOUBLE SIDED PERFORATED FOIL HUNG OVER JOISTS WITH 100MM SAG

FRONT DECK TYPE: Concrete

REAR DECK TYPE: Timber (Pine with Stainless Steel Handrail)

Steps: Timber/Concrete steps to all decks and exterior doors as per Plan

FINISHING TIMBERS: Paint Quality

Exterior Cladding: Harditex with textured spray finish/Hardie Lattice to Gables

Roofing Type: Monier Tiles

Interior Linings: 9.5MM GIB BOARD (Stopped to Wallpaper Finish Only)

9MM CUSTOMWOOD TO GARAGE

SEPARATE SHOWER LINING: Englefield

SHOWER OVER BATH LINING: Englefield

Wardrobes: To be wallpapered

Ceiling Type: Gib Board and Garage/Gib cove to house 50mm - Standard to Garage

INSULATION: Walls: R1.8 Batts
Ceilings: Blown Wool

ELECTRICAL

STOVE: PC Sum \$1800.00

DISHWASHER: BUILDER: Wire/Plumb

WASTEMASTER: In-Sinkerator 44 Waste Disposal

LIGHTS AND POWER POINTS AS PER PLAN (INCLUDING ONE TV AERIAL CONNECTION)

Shaver Point to Bathroom & Ensuite

POWER CONNECTION INCLUSIVE

Telephone installation and connection is the sole responsibility of the Purchaser.

DECORATING:

PAINTING CONTRACT:	- LABOUR	BUILDER
		INTERIOR/EXTERIOR
PAINTING CONTRACT	- MATERIALS	BUILDER
		INTERIOR/EXTERIOR
WALLPAPERING CONTRACT	- LABOUR:	BUILDER
WALLPAPERING CONTRACT	- MATERIALS	BUILDER
WALLPAPER P.C. SUM PER ROLL		\$30.00

No allowance has been made for decorating of Garage.

FURTHER INFORMATION SPECIAL CONDITIONS

1. Boston Acme doors to wardrobes - Bedroom 2/3.

WE ACCEPT THE ABOVE SPECIFICATIONS AND UNDERSTAND THAT HORIZON HOMES LIMITED ARE NOT OBLIGED TO ALTER THESE DETAILS AFTER SIGNING OF CONTRACTS BY US.

HUSBAND.....WIFE.....DATE.....

✓ Garage Braces 11 & 12 Provide Bolts, 590 outside
✓ Provide Dragon Ties 480 inside
✓ Roof Bracing Ply?

MM DEVELOPMENTS

Civil & Structural Engineers

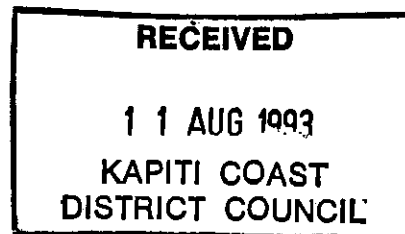
9th August 1993

Kapiti Coast District Council
Private Bag
Paraparaumu

Attention: Building Inspector

Dear Sir,

52 HORIZON HOMES LTD
SHOWHOME
KARKARIKI GROVE
WAIKANAE

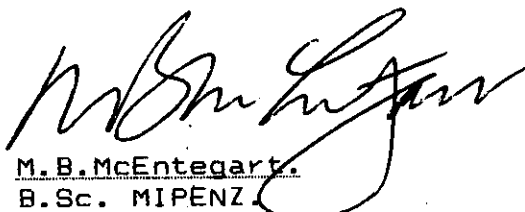


Please find attached the design certificate and calculations for the gargare lintel beam for the new dwelling at the above address.

The beam should be a 200UB25 steel beam, fixed at both ends with 2/M12 bolts to 100x100 timber framing.

Should you require any further information please contact the writer.

Yours faithfully,
MMDEVELOPMENTS


M.B. McEntegart.
B.Sc. MIPENZ.



KAPITI COAST DISTRICT COUNCIL

Manager

MEMO TO: Supervisor / Horizon Homes

DATE: 27.8.93

SUBJECT: Show Home / Dwelling

11283

52 Kakariki Grove Waikeke.

During an inspection of the Subfloor on the 26.8.93 it was noted that no inspection was requested by Horizon Homes before pouring of block foundation walls of garage.

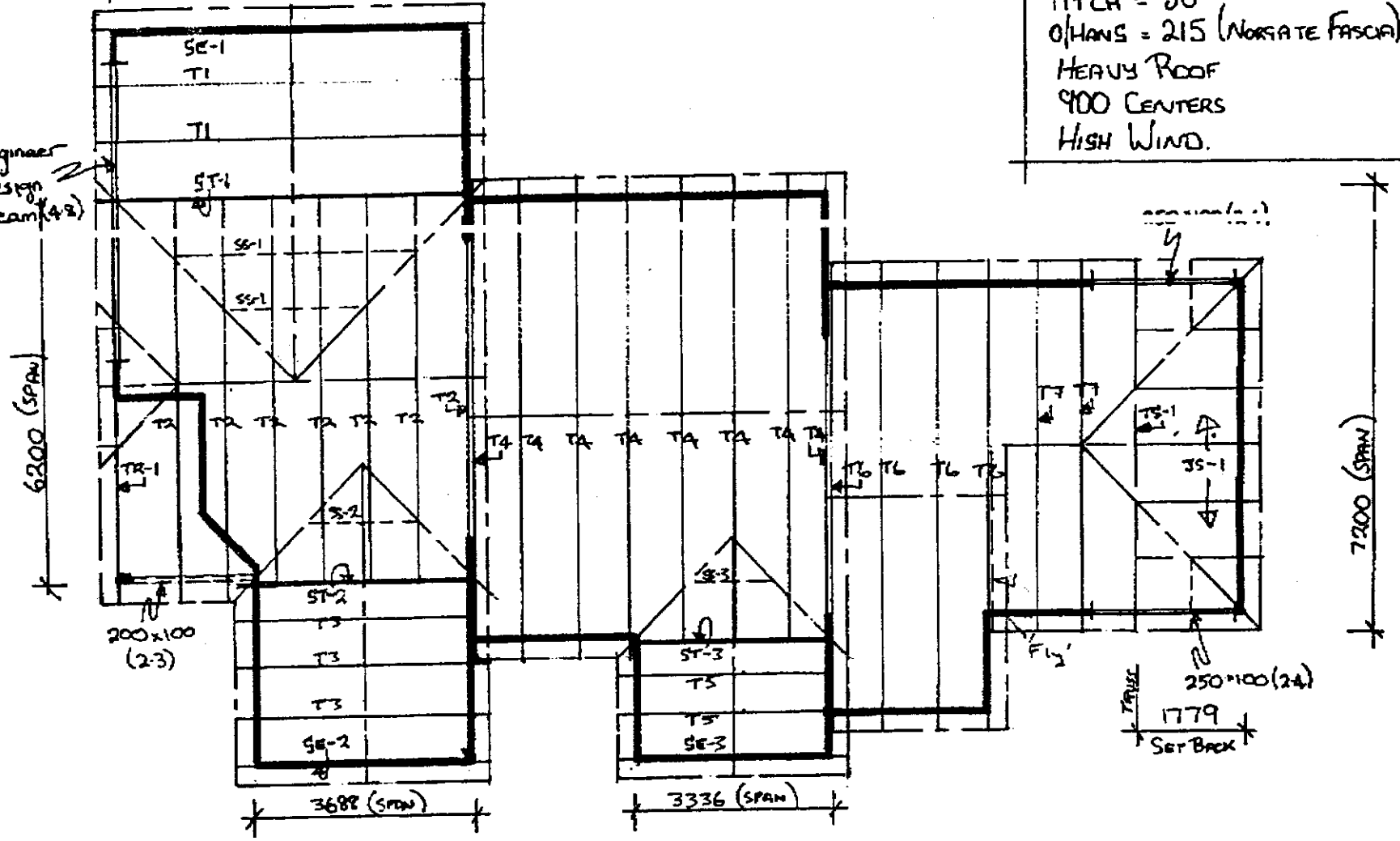
You are reminded that, if inspections are not completed by council building officers and approved. The Building Inspectorate will not be able to issue a Code Compliance Certificate when dwelling has been completed.

Please bring this matter to the attention of Supervisory Staff & Subcontractors.

REPLY

R. Blair
Signature
Building Control Officer.

engineer design beam (4x)



PROPOSED TRUSS LAYOUT FOR:
 HORIZON HOMES.
 RE: SHOWHOME JOB
 KAKARUHI GROVE
 PARAPARAUMU.



CARTER HOLT
 BUILDING SUPPLIES

ALAN BERQUIST
 PRECUT CONTRACTOR
 WAIPIKURAU BRANCH
 HERBERT STREET
 PO BOX 26, WAIPIKURAU
 NEW ZEALAND
 PHONE (06) 858-9050, RES 858-8213
 FAX (06) 858-9424

=====

GANG NAIL DATATRUS II *** TRUSS SCHEDULE *** GANG-NAIL DATAT

=====

*** A.W. & P.H. Berquist ***

JOB NO. : 93228 DATE : 04AUG93 PAGE

CLIENT : HORIZON HOMES (SHOWHOME KAKARIKI GR.)

SITE ADDRESS : KAKARIKI GROVE

PARAPARAUMU

JOB DESIGN PARAMETERS

Pitch	30.00 deg.	Truss Centres	900
Roof Cladding	Heavy	TC/BC Restraint C/s ...	350/1200
Dead Load on TC	.65 kPa	Dead Load on BC	.20
Live Load on TC	.25 kPa		
Wind Area	High	(q = .84 kPa, Cpe = -.9, Cpi = -.3)	

TRUSS SCHEDULE

Mark	No. Off	Span	Truss
T1	2 Off	6000	R4
GT1	1 Off	6000	DG5
GE1	1 Off	6000	DGE
SS1	1 Set	6000	ST
T2	7 Off	6200	R4
TR2176-1	1 Off	6200	TR12
T3	3 Off	3688	R4
GT2	1 Off	3688	DG5
GE2	1 Off	3688	GE
SS2	1 Set	3688	ST
T4	8 Off	7200	R4
T5	2 Off	3336	R4
GT3	1 Off	3336	GS
GE3	1 Off	3336	GE
SS3	1 Set	3336	ST
T6	4 Off	7000	R4
T7	2 Off	5406	R4
TG1779-1	1 Off	5406	TG12
JS1	1 Set	5406	JS1

The above trusses are manufactured by CARTER HOLT BUILDING SUPPL
WAIKURAU, a licenced GANG-NAIL truss fabricator, registered
 plant code CW8.

These trusses have been designed under licence using the
 DATATRUS II program.

mmlc

MM DEVELOPMENTS

Civil & Structural Engineers

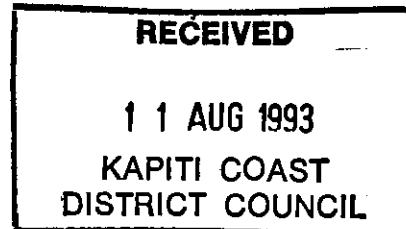
9th August 1993

Kapiti Coast District Council
Private Bag
Paraparaumu

Attention: Building Inspector

Dear Sir,

HORIZON HOMES LTD
SHOWHOME
KARKARIKI GROVE
WAIKANAE



Please find attached the design certificate and calculations for the gargare lintel beam for the new dwelling at the above address.

The beam should be a 200UB25 steel beam, fixed at both ends with 2/M12 bolts to 100x100 timber framing.

Should you require any further information please contact the writer.

Yours faithfully,
MMDEVELOPMENTS

A handwritten signature in black ink, appearing to read "M.B. McEntegart".

M.B. McEntegart.
B.Sc. MIPENZ.

DESIGN CERTIFICATE

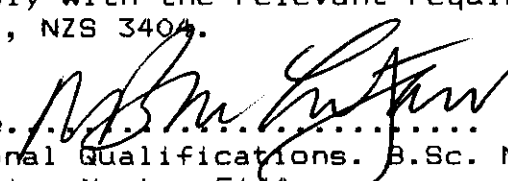
I, MICHAEL BERNARD MCENTEGART, being registered under the provisions of the Engineers Registration Act 1924 and currently holding an Annual Practising Certificate hereby certify that I have personally supervised the design of the following items from the job titled:

P.13067

HORIZON HOMES LTD
SHOWHOME
KARKARIKI GROVE
WAIKANAE

a) Garage lintel beam (200UB25)

I certify the design has been carried out in accordance with sound and widely accepted engineering principles and that they comply with the relevant requirements of:
NZS 4203., NZS 3404.

Signature.....
Professional Qualifications. B.Sc. MIPENZ. Reg.Eng.
Registration Number 5644

For and behalf of MMDEVELOPMENTS.

Date.....9/8/93..

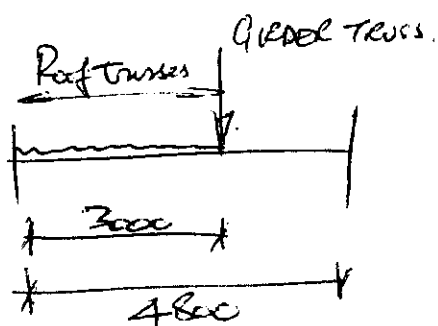
CALCULATION SHEET

P. 13067. HORIZON HOMES, KARKARIKI GROVE, WAIKANAЕ. ①

GARAGE LINTEL BEAM.

- SPAN. 4800.

HEAVY TILE ROOF.



LOAD ROOF TRUSSES.

$$DL = 3 \times 4.5 \times 0.9 = 12.15 \text{ kW.}$$

$$UL = 3 \times 4.5 \times 0.25 = 3.4 \text{ kW.}$$

$$\underline{15.55 \text{ kW.}}$$

GIRDER TRUSS.

$$DL = \frac{5}{2} \times \frac{7.2}{2} \times 0.9 = 8.1 \text{ kW.}$$

$$UL = \frac{5}{2} \times \frac{7.2}{2} \times 0.25 = 2.25 \text{ kW.}$$

$$\underline{10.35 \text{ kW}}$$

$$M = \frac{Pab}{L} + \frac{Wa}{2} \left(1 - \frac{a}{2L}\right)^2$$

$$= \frac{15.55 \times 3 \times 1.8}{4.8} + \frac{10.35 \times 3}{2} \left(1 - \frac{3}{2 \times 4.8}\right)^2 = 11.64 + 11.02 = 22.66 \text{ kNm.}$$

$$\text{Min } Z = \frac{M}{\sigma} = \frac{22.66 \times 10^6}{100} = 226647 \text{ mm}^3.$$

Use 200 UB 25.

Δ_{max} for lintel beam = 10mm.

I_{min} Check $I = \frac{WL^4}{240EI} \left[m^4 - 2n(2-n)m^3 + n^2(2-n)^2 m \right] + \frac{PL^3}{48EI} \left[\frac{0.9}{2} \right]$

$$n = a/L = \frac{3}{4.8} = 0.625 \quad m = \frac{x}{L} = \frac{2.06}{4.8} = 0.43.$$

$$I = \frac{12.15 \times 10^3 \times (4800)^4}{24 \times 3000 \times 210 \times 10^3 \times 348 \times 10^4} \left[0.24 \right] + \frac{8.1 \times (4800)^3}{48 \times 210 \times 10^3 \times 2348 \times 10^4} \left[0.9 \right]$$

$$= 3.9 + 3.4 = 7.3 \text{ — OK.}$$

$$\text{check } \frac{M}{Z} = \frac{22.66}{231100} = 98 \text{ MPa.}$$

$$\text{check } \frac{V}{A} = \frac{2400}{29.4} = 81.63 \quad \frac{D}{A} = 26.1 \quad F_b = 158 \text{ MPa}$$

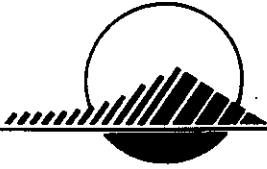
OK.

USE 200 UB 25 LINTEL.

$$V = 0.3 W_t \text{ for side load} = 0.3 \times (12.15 + 8.1) = 6.07 \text{ kW.}$$

Use 2 M12 bolts at each end

$$= 2 \times 1.5 \times 2.07 = 6.21 \text{ kW OK.}$$



KAPITI COAST DISTRICT COUNCIL

FACSIMILE

FAXED

TO: Horizon Homes - Attention Trevor Bushby.

FROM: P. Wilkinson

FAX NO: 04/5666-620 DATE: 3-8-93 TIME: _____

NO. OF PAGES INCLUDING COVER: One (1)

MESSAGE:- Re Shawhane Katihaki Grove, Waihanare

Can you please arrange for an Engineers Design + certification for the Garage Door lintel spanning 4.8m. A truss layout plan to indicate locations of girder truss point loadings throughout building should be forwarded also. (Other lintels may require upsizing also.)

This request will be attached to the consent addendum, to be forwarded at your earliest convenience to us and to minimise further delays to yourselves.

Will phone you and notify when plan checking is completed. Working on it at the moment

Regards Peter

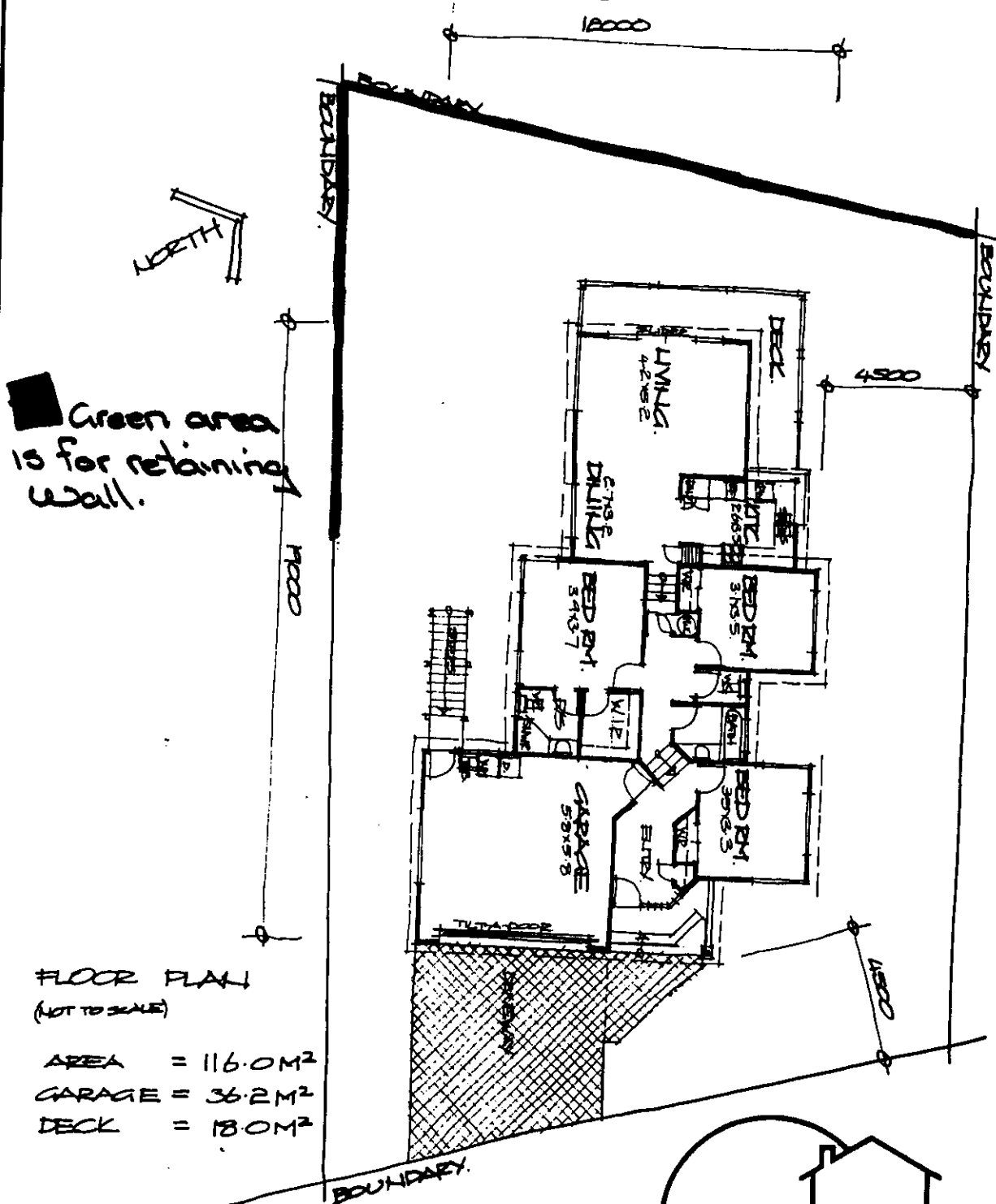
Ngarara Building, Rimu
Road, Private Bag 601,
Paraparaumu.
Telephone (04) 298-5139
Fax (04) 297-2563

IF ANY PAGES RECEIVED ILLEGIBLE PLEASE ADVISE

KAKARIKI PARK

MR & Mrs Hooker - Retaining wall.

52 kakariki rove



FLOOR PLAN
(NOT TO SCALE)

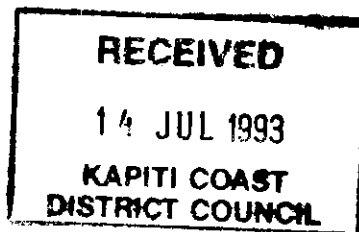
AREA = 116.0M²
GARAGE = 36.2M²
DECK = 18.0M²

HORIZON HOMES LTD



DISTRIBUTION

NATURAL GAS CORPORATION



To: Kapiti Coast District Council

Date: 13-7-93.
File:

Attention: *Ken Smith*

RE: PROJECT/LAND INFORMATION MEMORANDUM

The Natural Gas Corporation is currently formulating a policy of response to the requirements of the Building Act 1991 and the Local Government Official Information and Meetings Amendment Act (No.2) 1991. Until this policy is finalised we can advise of the following gas pipeline and gas supply circumstances as it relates to this property.

Information Memorandum No:

Situation Address: *52 KAKARIKI GROVE - WAIKAWAE*

Legal Description: *LOT 6*

Applicant:

Date Of Request:

Comments:

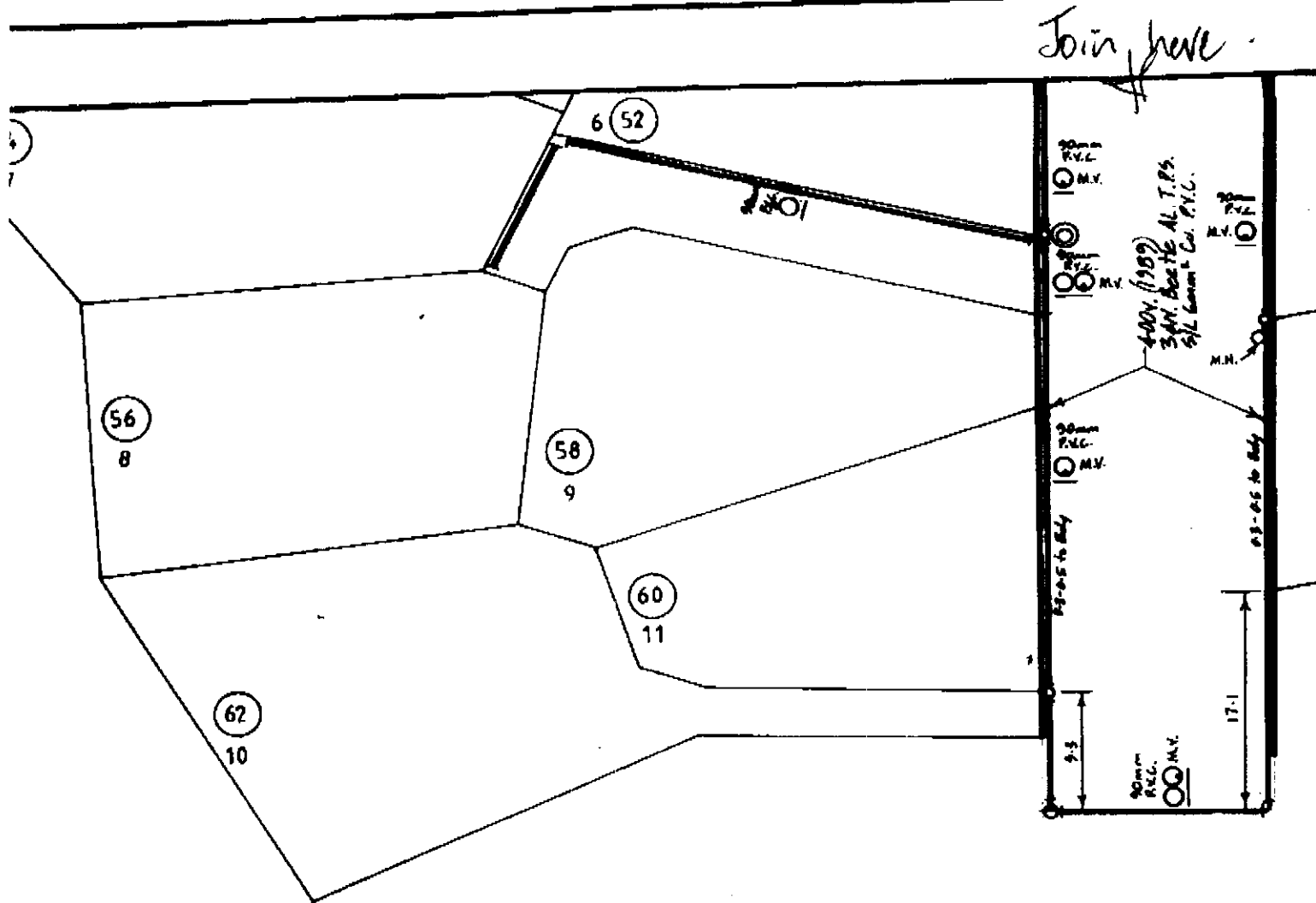
- (a) A gas main of medium/~~intermediate~~ pressure fronts this property (refer attachment).
- ~~b) This property is serviced, or is traversed from one boundary point to another by medium/intermediate pressure gas pipeline (refer attachment). The following condition applies:~~
- ~~For any building work (as defined by Section [2] of the Building Act 1991) that will disturb over and around any gas pipeline or service and prior to the commencement of that work, the applicant shall be required to contact the nearest Natural Gas Corporation Gas Centre for authorisation to proceed.~~
- ~~c) No gas pipeline is in the vicinity of this property.~~

Please forward the completed copy of the Project Information Memorandum as a requirement of the Building Act 1991.

No charge is made for this information.

Yours faithfully

Note: No liability in the Corporation's obligations to the Building Act 1991 and the Local Government Official Information and Meetings Amendments act (No.2) 1991 is implied by this and all attached documents. The Corporation does not accept liability for on site interpretation of the attached drawings. A pipe location service is available upon request.





DATE: 1. 7. 72

FIELD NO. - 24.25

Jim Hark



KAPITI COAST DISTRICT COUNCIL

TELEPHONE (04) 290-5139 FAX (04) 297-2563

File

PROJECT INFORMATION MEMORANDUM

(Electrical Supply)

APPLICANT: Horizon Homes

MAILING ADDRESS: Po Box 31000 Lower Hutt

SITE ADDRESS: 52 Kakanki Grove Whanganui

LOT NO: 6 DP: 67906

PROJECT: New Building ☒ Alteration ☐
Removal/Demolition ☐ Relocated Building ☐
(approx. age _____ years)

INTENDED USE: Dwelling.

INFORMATION TO BE PROVIDED BY HOROWHENUA ENERGY

Site Plan of Existing Services (if any): As Attached plans

Availability of Power:

Location: From XMR 529 Kakanki Grove

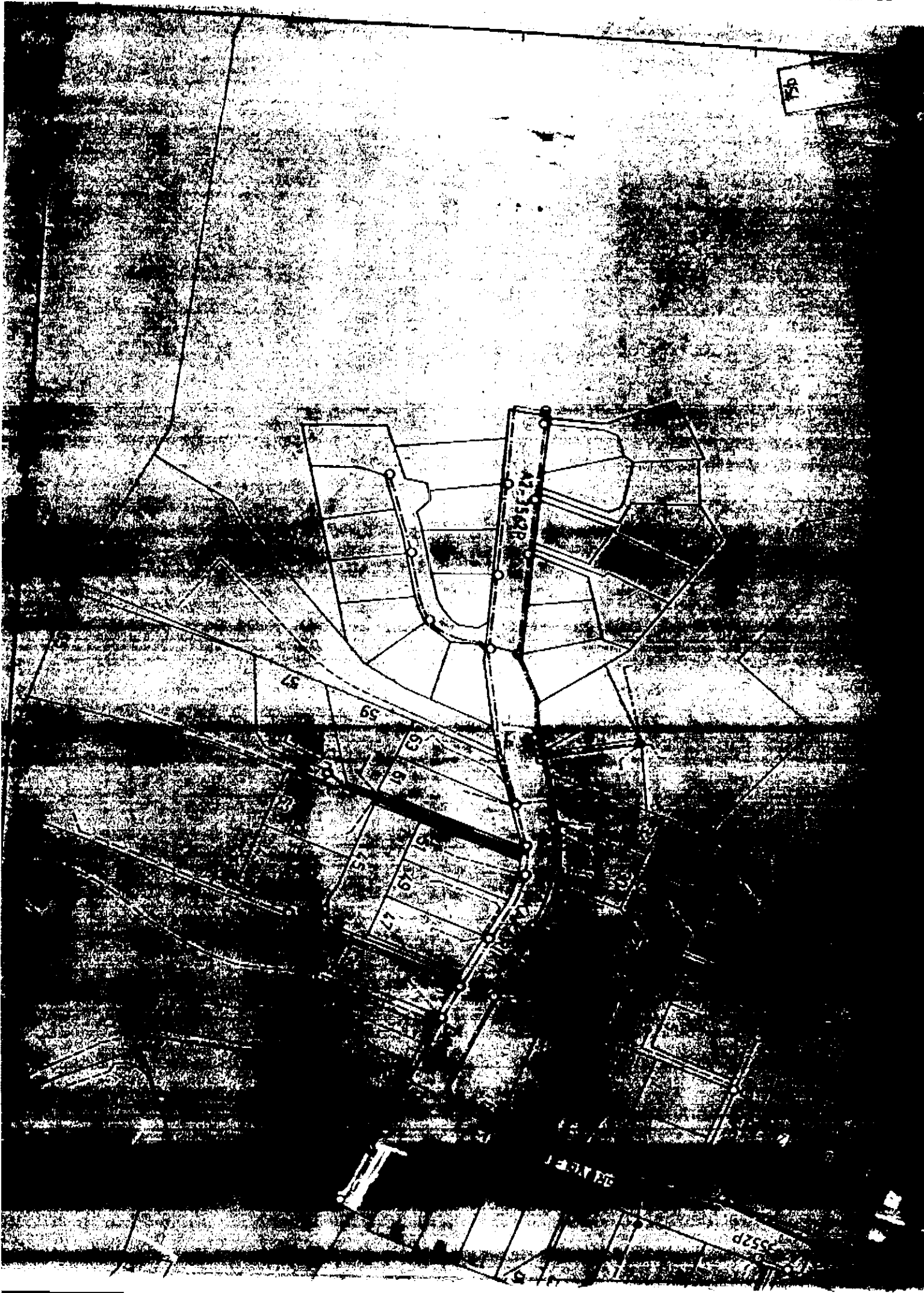
Reserve Capacity: _____

Location of Electricity Easement (if any): _____

Location of Overhead Lines Crossing Site (if any): _____

Requirements of Disabling Service (where applicable): _____

Horowhenua Energy Charges: \$ 20 inclusive of G.S.T.





KAPITI COAST DISTRICT COUNCIL

SITE CHECK SHEET

NAME : Horizon Homes

ADDRESS : 52 Katariki Gw LOT : 6 DP : 67906

PROJECT : New Showhome PERMIT NO :

WORK CANNOT PROCEED PAST EACH STEP UNTIL THAT STEP HAS BEEN INSPECTED, APPROVED AND THIS FORM SIGNED BY THE RELEVANT INSPECTOR. WORK APPROVED BY A CERTIFIER REQUIRES A BUILDING CERTIFICATE SUPPLIED BY THE CERTIFIER.

COMPONENT TO BE INSPECTED	CHECK	INSP REQUIRED (TICK)	COMMENTS AND/OR RECTIFICATION NOTICE NO	OK TO PROCEED YES/NO	ADDITION INSPECT YES/NO	DATE, SIGNATURE
FOUNDATIONS						
Siting	✓		Piles only clean out pile holes water topped see notice 1409	yes	No	WLB 18.8.93
Footings	✓					
Steel	✓					
BOND/BEAMS						
1st			No fixings for 1st floor beam blocking			20.8.93 WLB
2nd						
3rd						
CONCRETE FLOOR						
Building			Garage Slab second filling system completed. No mesh for slab. but builder says they will place it. 600 depth from both ways. Polystyrene	yes	No	WLB 25.8.93
P&D						
Elect						
Gas						
EHO						
SUB FLOOR						
Connections	✓		Sub floor OK. Siding in motion. 8 files for deck OK.	yes	No	WLB 26.8.93
Braces						
Blocking						
PRE LINE						
Wall Framing	✓		Note 6 key metal studs on outside for braces & tie rods	yes	No	WLB 28.8.93
Bracing	✓					
Fixings	✓		Front entry Post found Pad	YES	NO	WLB 22.9.93
Lintels	✓					
Roof Framing	✓		See Rectification Notice 854	yes	1/0	WLB 29.9.93
Trusses	✓					
Bracing	✓					
Fixing	✓		Postline OK except for Garage, built in & Bed Room	yes	No	WLB 5.10.93
P&D						
Elect			Rest of Postline	YES	NO	WLB 13.10.93
Gas			9 roof span Braces	YES	NO	WLB 30.9.93
EHO			Preline Plumbing OK dated 15.10.93			

COMPONENT TO BE INSPECTED	C H E C K	INSPECT REQUIRED (TICK)	COMMENTS AND/OR RECTIFICATION NOTICE NO	OK TO PROCEED YES/NO	ADDITION INSPECT YES/NO	DATE, SIGNATURE
INSULATION						
Wall/Floors						
Ceiling/Skillion						
WALL LINING						
Building						
EHO						
EXT CLADDING						
Walls						
Roof						
JOINERY						
NZS4211						
NZS4223						
FIRE FIGHTING EQUIPMENT						
EGRESS COMPONENTS						
DISABLED PERSONS FACILITIES ETC						
Drainage	✓		Drains water tested & plotted	yes	no	16.11.93

FINAL INSPECTION

BUILDING COMPONENTS DEEMED COMPLETED

CERTIFIER	SIGNATURE	DATE	CERTIFIER	SIGNATURE	DATE
Building	<i>ACB</i>	3.8.95	Power		
Plumbing	<i>A</i>	<i>A</i>	Gas		
Drainage	<i>A</i>	<i>A</i>	Services		
EHO			Resource Management		
Lifts			Air Conditioning		
Compliance Schedule					

WORK IS NOW DEEMED TO BE COMPLETED. A CODE COMPLIANCE CERTIFICATE WILL BE ISSUED WHERE REQUIRED BY THE BUILDING ACT. CODE COMPLIANCE CERTIFICATE NUMBER

Signature

Designation

Date

WHEN THE PROJECT IS COMPLETED THIS INSPECTION SHEET WILL BE ATTACHED TO THE RELEVANT PROPERTY FILE HELD AT THE COUNCIL OFFICE.

STUE CHECK SHEET

NAME:

ADDRESS : **LOT :** **DP :**

Date Inspected

[illegible]



KAPITI COAST DISTRICT COUNCIL

Manager

DATE: 27.8.93

MEMO TO: Supervisor / Horizon Homes

11288

SUBJECT: Show Home / Dwelling

52 Kakariki Grove Waikenae.

During an inspection of the Subfloor on the 26.8.93 it was noted that no inspection was requested by Horizon Homes before pouring of block foundation walls of garage.

You are reminded that, if inspections are not completed by council building officers and approved. The Building Inspectorate will not be able to issue a Code Compliance Certificate when dwelling has been completed.

Please bring this matter to the attention of Supervisory Staff & Subcontractors.

REPLY

R. Blair
Signature
Building Control Officer.

Date

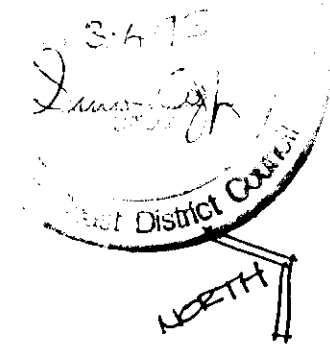
Signature

KAKARIKI PARK

MR & Mrs Hooker - Retaining wall.

52 Kakariki Grove

COUNCIL COPY



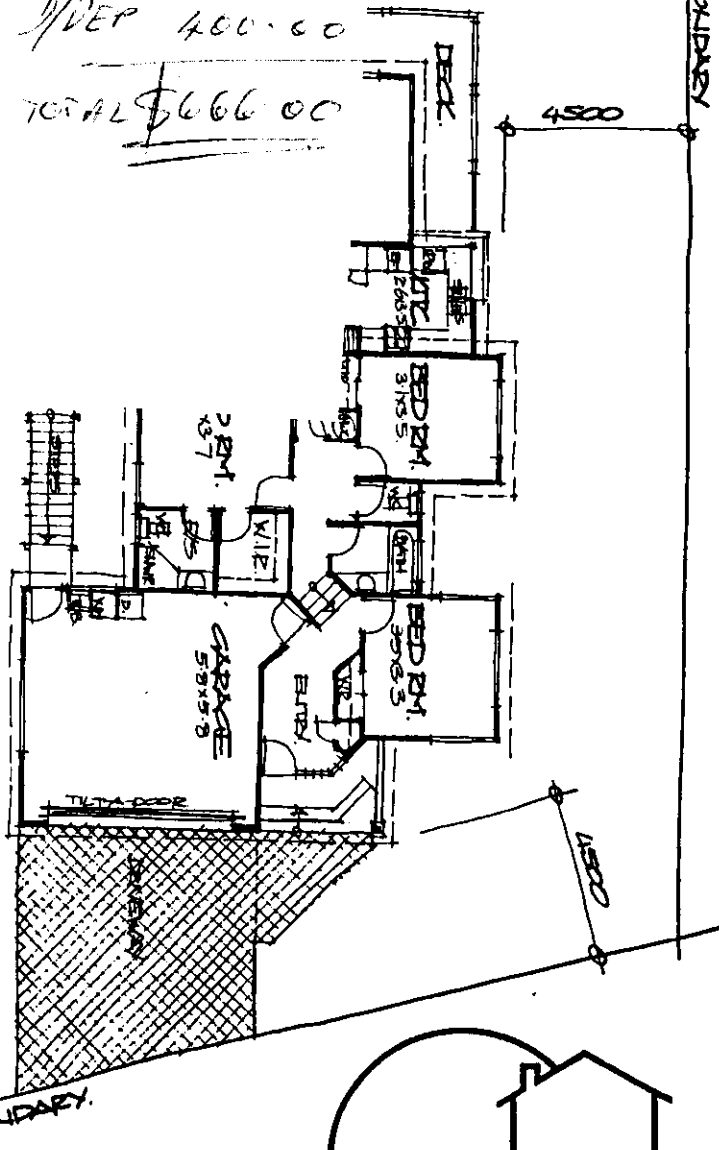
18000

KAKARIKI CR.

FEL 266.00

D/DEP 400.00

TOTAL \$666.00

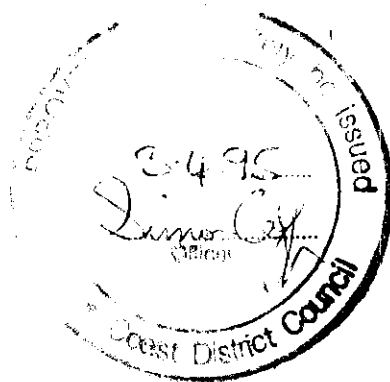


FLOOR PLAN
(NOT TO SCALE)

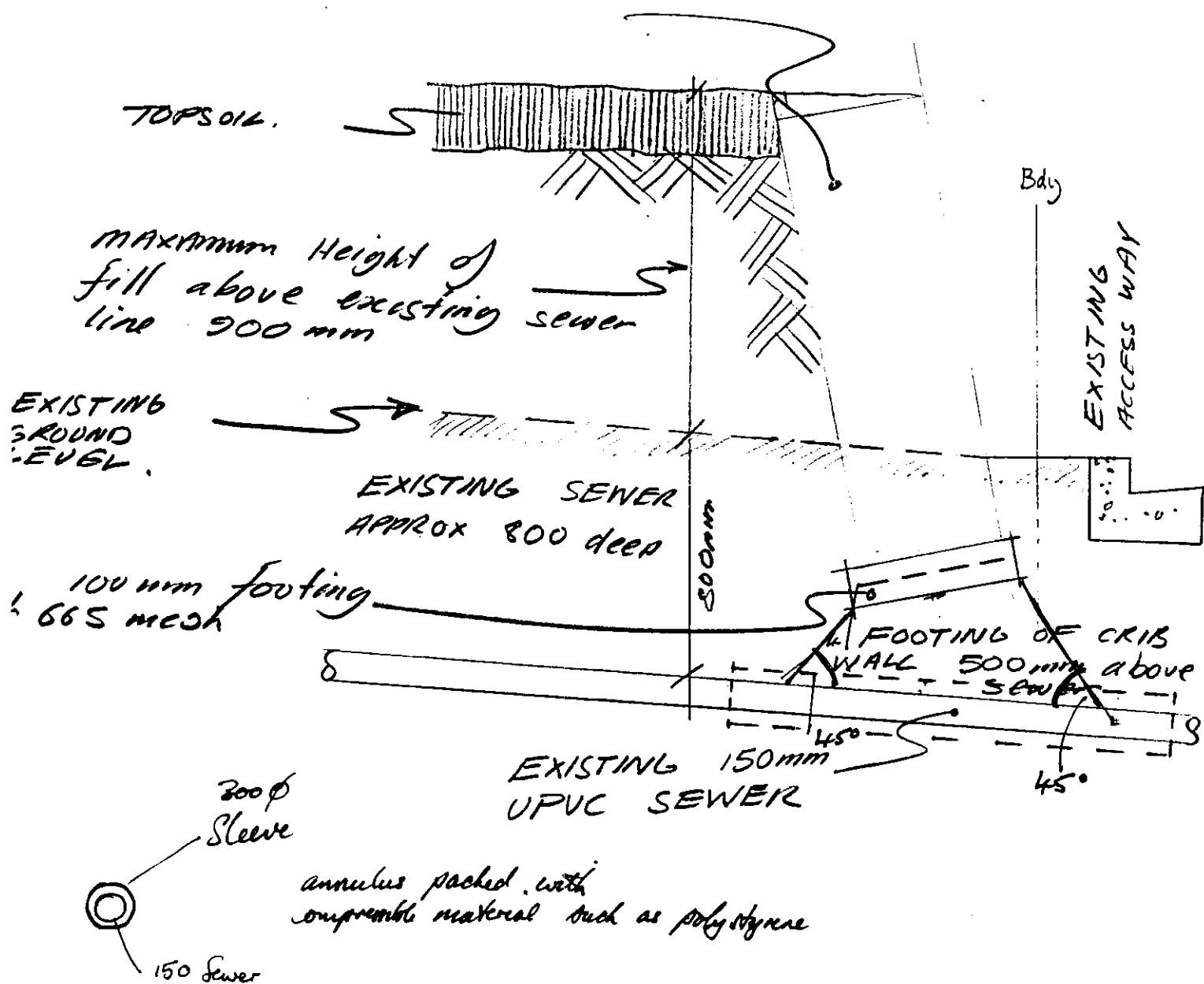
AREA = 116.0M²
GARAGE = 36.2M²
DECK = 18.0M²

HORIZON HOMES LTD

Plan "B"



Proposed 500 series CRIB
Wall at sewer line intersection



Proposed Retaining Wall
52 Kakariki Grove Waikanae.

Service Engineer
Advises that Sleeve should be
installed over pipe under wall as shown CRT

MM DEVELOPMENTS

Civil & Structural Engineers

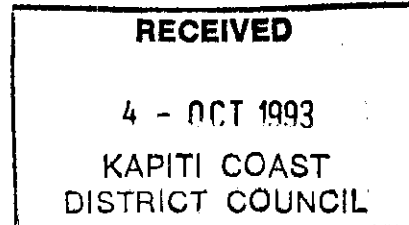
3rd October 1993

Kapiti Coast District Council
Private Bag
Paraparaumu

Attention: Building Inspector

Dear Sir,

HORIZON HOMES LTD
SHOWHOME
KARAKARIKI GROVE
WAIKANAE



Please find attached design certificate, calculations and plans for the garage door brace frame to the dwelling under construction at the above address.

Should you require any further information please contact the writer.

Yours faithfully,
MMDEVELOPMENTS

A handwritten signature in cursive script, appearing to read "M.B. McEntegart".

M.B. McEntegart.
B.Sc. MIPENZ.

DESIGN CERTIFICATE

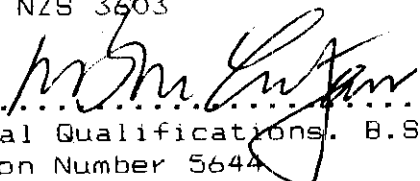
I, MICHAEL BERNARD MCENTEGART, being registered under the provisions of the Engineers Registration Act 1924 and currently holding an Annual Practising Certificate hereby certify that I have personally supervised the design of the following items from the job titled:

P.13067

HORIZON HOMES LTD
SHOWHOME
KARAKARIKI GROVE
WAIKANAE

a) Garage brace frame

I certify the design has been carried out in accordance with sound and widely accepted engineering principles and that they comply with the relevant requirements of:
NZS 4203., NZS 3603

Signature.....

Professional Qualifications. B.Sc. MIPENZ. Reg.Eng.

Registration Number 5644

For and behalf of MMDEVELOPMENTS.

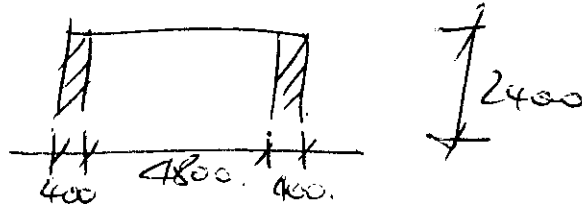
Date...3/10/93..

CALCULATION SHEET

P. 13067. HORIZON SHOWHOME, KAKARIKI GLEBE, WAIKANAЕ.

NO WALL BRACING INSTALLED AT FRONT OF GARAGE.

HEAVY TILE ROOF.



DISTANCE FROM INTERNAL BRACING LINE = 2.0.

check EC conditions.

$V = C_d W_E$ where $C_d = 0.15$ $R = 1.0$ $S \& M = 1.02$.

$C_d = 0.18$

$W_E \text{ Roof (1)} = 3 \times 4.5 \times 0.9 = 12.15$

(2) = $\frac{7}{2} \times \frac{7.2}{2} \times 0.9 = 8.1$

20.25 kN

$V = 0.18 \times 20.25 = 3.64 \text{ kN}$ SHEAR ON FRONT WALL.

FOR EACH PANEL. Using 7mm Plywood, $30 \times 3.15 \text{ mm}$ Nails.
Nail load = 650 N.

a) CAPACITY PER PANEL = $\frac{F_{AB}}{S} = \frac{650 \times 400}{100} = 2.6 \text{ kN}$ OK.
NAILS AT 100mm.

b) Stress in Sheathing = $F_{AB} = 1.3 \times 400 \times 7 = 3.64 \text{ kN}$ OK.

c) Stress in Chords = $\frac{F_{BA}}{H} = \frac{7.1 \times 400 \times 500}{2400} = 5.91 \text{ kN}$ OK.

d) stress in plate = $F_{AB} = \frac{7.1 \times 5000 \times 10^{-3}}{1} = 35.5 \text{ kN}$ OK.

Load connection at base of frames.

10 nails @ 650 N = 6.5 kN capacity
OK.



KAPITI COAST DISTRICT COUNCIL

Inquiries to:

Ref:

Correspondence
to be addressed to:
THE GENERAL MANAGER

BUILDING CONSENT 930745 (Continued)

- 10 SUPPLY ENGINEERS DESIGN FOR GARAGE DOOR LINTEL AND ALSO A TRUSS SETOUT PLAN FROM PRENAILERS, INDICATING LOCATIONS OF POINT LOADINGS OF GIRDER TRUSSES.
INSULATE INTERNAL WALLS OF GARAGE TO ISOLATE.
PROVIDE CEILING PLANE BRACES TO HIPPED ROOF OVER LIVING AREA OR RUN CEILING BATTENS OVER EXTERIOR TOP PLATE AS ENDORSED ON PLANS.
ROOF BRACING TO NZS 3604.
- 11 PROVIDE SUBFLOOR VENTILATION TO OTHERWISE ENCLOSED AREAS.
AMMEND GARAGE FOUNDATION TO D12 BARS VERTICALLY AT 400cmm AS ENDORSED.
FIT 12kn CONNECTIONS TO BRACED PILES.
DIGAGONAL SUBFLOOR BRACES 100x100mm WHERE LONGER THAN 3.0 METRES.
MESH REINFORCING RECOMMENDED TO GARAGE SLAB.
DWELLING AND DECK STRUCCTURE MUST BE CONSTRUCTED CLEAR OF EASEMENT ON SITE.

SIGNED FOR AND ON BEHALF OF THE COUNCIL:

NAME:

BUILDING CONTROL OFFICER

16 AUG 1993

DATE:



KAPITI COAST DISTRICT COUNCIL

PRIVATE BAG 601, PARAPARAUMU.
TELEPHONE (04) 296-5139 FAX (04) 297-2563

NOTICE TO RECTIFY BUILDING WORK

854

Section 42, Building Act 1991

Issued by Kapiti Coast District Council

To Horizon Homes

(Owner or person to whom building consent, if any, was issued)

And _____

(Any person undertaking the building work concerned):

Building Consent No.: 930745

A preline inspection at 52 Kakeriki Grove
Waikanae has revealed the following

1. CP3 braces 11x12 require minimum of .600 each
side of garage door, 7.5 harditex has been fitted
to exterior walls with no 7.5 ply behind harditex.
Inside measurement is only .480. Remove exterior
lining or have engineer who supplied engineer cals
for QST to provide cals, for bracing ply if placed
on interior walls at 480 mm each side of garage
door. Note. Supply bolts each end of steel braces within 750mm
of end of steel.
2. Provide heavy gable roof bracing to comply with
NZS 3604 1998. Fig 10.10 (Page 150) Garage, Bed 1+2

ADDITIONAL INSPECTION REQUIRED ☒ YES ☐ NO

Signed for and on behalf of Council:

Name: M. Blunkel

Position: Building Control Officer

Date: 29.9.93



KAPITI COAST DISTRICT COUNCIL

Inquiries to:

Ref:

Correspondence
to be addressed to:
THE GENERAL MANAGER

BUILDING CONSENT Section 35, Building Act 1991

APPLICANT

HORIZON HOMES
P O BOX 31 002
LOWER HUTT

CONSENT DETAILS

Consent/PIN No.: 930745
Date issued: 16/08/93
Date of application: 8/07/93
Vain No: 1498018000

PROJECT DESCRN:

NEW CONSTRUCTION
BEING STAGE 1 OF AN INTENDED 1 STAGES
SHOWHOME/DWELLING (ON LOT 6)

INTENDED LIFE:

INDEFINITE, BUT NOT LESS THAN 50 YEARS

INTENDED USES:

RESIDENTIAL

PROJECT LOCATION:

52 KAKARIKI GR WAIKANAE

LEGAL DESCRIPTION:

LOS 1-2 4-11 13-21 DP 67906

ESTIMATED VALUE:

\$ 145,000

CHARGES:

The Council's charges paid on upliffing this
Building Consent, in accordance with the attached
details, are:

Building Research Levy

\$ 986.00

TOTAL:

\$ 145.00

\$ 1,131.00

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

This building consent is issued subject to the following conditions.



KAPITI COAST DISTRICT COUNCIL

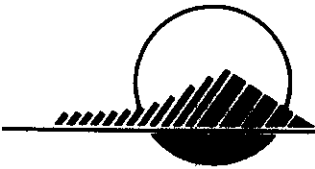
Inquiries to:

Ref:

Correspondence
to be addressed to:
THE GENERAL MANAGER

CONDITIONS OF CONSENT 930745

- 1 It is the owner's responsibility to ensure the satisfactory over all standard of the workmanship. The issue of the Building Consent does not in any way guarantee or imply continuous supervision of the works by the District Inspector. All work approved by an approved certifier requires a building certificate to be supplied to the territorial authority. Failure to have the required inspections carried out may result in non-issue of Code Compliance Certificates.
- 2 The District Inspector is to be given 24 hours notice before carrying out the following drainage inspections:
 - 1 Water test on sewer drains
 - 2 Check gullies and stormwater disposal
- 3 The District Inspector is to be given 24 hours notice before carrying out the following plumbing inspections:
 - 1 Pre-lining inspection
 - 2 Final inspection
- 4 It is the owner's responsibility to ensure the satisfactory over all standard of the workmanship. The issue of the Building Consent does not in any way guarantee or imply continuous supervision of the works by the District Inspector. All work approved by an approved certifier requires a building certificate to be supplied to the territorial authority. Failure to have the required inspections carried out may result in non-issue of Code Compliance Certificates.
- 5 The inspection of all specific design components of the building is the responsibility of the design engineer who is also required to supply a written report to Council.
- 6 All foundations are to be to solid bearing minimum of 300mm
- 7 Work to comply with NZS3604-1990.
- 8 Metal head flashings required over all exterior joinery.
- 9 Note and comply with endorsements on approved plans.



KAPITI COAST DISTRICT COUNCIL

Ref:

PROJECT INFORMATION MEMORANDUM Section 31, Building Act 1991

Applicant

D R & M D HOOKER
52 KAKARIKI GROVE
WAIKANAE

PIM Details

Consent/PIM No.: 950174
Date issued: 3/04/95
Date of applicn: 7/03/95
Valn No: 1496009926
Overseer: D Blaikie

Project Descrn: NEW CONSTRUCTION
BEING STAGE 1 OF AN INTENDED 1 STAGES
ERECT RETAINING WALL ON 2 BOUNDARIES

Intended Life: INDEFINITE, BUT NOT LESS THAN 50 YEARS

Intended Uses: RESIDENTIAL

Project Location: 52 KAKARIKI GROVE, WAIKANAE

Legal Description: LOT 6 DP67906

This project information memorandum is confirmation that the proposed building work may be undertaken, subject to the provisions of the Building Act 1991, and any requirements of the building consent attached.

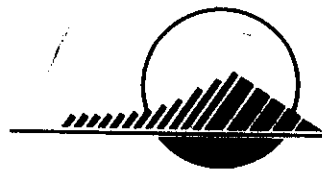
This project information memorandum includes:

- ___ Information identifying relevant special features of the land concerned
- ___ Details of relevant utility systems
- ___ Details of authorisations which have been granted

SIGNED FOR AND ON BEHALF OF THE COUNCIL:

NAME: *D. Blaikie* BUILDING CONTROL OFFICER DATE: _____

Ngarara Building, Rimu
Road, Private Bag 601,
Paraparaumu.
Telephone (04) 298-5139
Fax (04) 297-2563



KAPITI COAST DISTRICT COUNCIL

Ref:

PROJECT INFORMATION MEMORANDUM Section 31. Building Act 1991

APPLICANT

HORIZON HOMES
P O BOX 31 002
LOWER HUTT

CONSENT DETAILS

Consent/PIM No.: 930745
Date issued: 4/08/93
Date of applicn: 8/07/93
Valn No: 1496018000

PROJECT DESCRN: NEW CONSTRUCTION
BEING STAGE 1 OF AN INTENDED 1 STAGES
SHOWHOME/DWELLING (ON LOT 6)

INTENDED LIFE: INDEFINITE, BUT NOT LESS THAN 50 YEARS

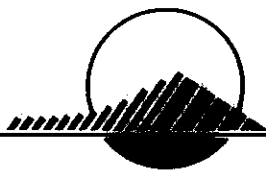
INTENDED USES: RESIDENTIAL

PROJECT LOCATION: KAKARIKI GROVE

LEGAL DESCRIPTION: LOS 1-2 4-11 13-21 DP 67906

This project information memorandum is confirmation that the proposed building work may be undertaken, subject to the provisions of the Building Act 1991, and any requirements of the building consent attached.

Ngarara Building, Rimu
Road, Private Bag 601,
Paraparaumu.
Telephone (04) 298-5139
Fax (04) 297-2563



KAPITI COAST DISTRICT COUNCIL

Ref:

PROJECT INFORMATION MEMORANDUM Section 31, Building Act 1991

APPLICANT

HORIZON HOMES
P O BOX 31 002
LOWER HUTT

CONSENT DETAILS

Consent/PIM No.: 930745
Date issued: 4/08/93
Date of applicn: 8/07/93
Valn No: 1496018000

PROJECT DESCRN: NEW CONSTRUCTION
BEING STAGE 1 OF AN INTENDED 1 STAGES
SHOWHOME/DWELLING (ON LOT 6)

INTENDED LIFE: INDEFINITE, BUT NOT LESS THAN 50 YEARS

INTENDED USES: RESIDENTIAL

PROJECT LOCATION: KAKARIKI GROVE

LEGAL DESCRIPTION: LOS 1-2 4-11 13-21 DP 67906

This project information memorandum is confirmation that the proposed building work may be undertaken, subject to the provisions of the Building Act 1991, and any requirements of the building consent attached.

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Road, Private Bag 601,
Paraparaumu.
Telephone (04) 298-5139
Fax (04) 297-2563

KAPITI COAST DISTRICT COUNCIL

PROJECT INFORMATION MEMORANDUM No.: 930745 [continued]

This project information memorandum includes:

Ref:

- ___ Information identifying relevant special features of the land concerned
- ___ Details of relevant utility systems
- ___ Details of authorisations which have been granted

- 1 DWELLING INCLUDING DECK MUST BE CLEAR OF EASEMENT
BE ADVISED THAT THIS SITE IS IN CLOSE PROXIMITY
TO THE OHARIU EARTHQUAKE FAULT

SIGNED FOR AND ON BEHALF OF THE COUNCIL:

NAME: _____

BUILDING CONTROL OFFICER

DATE: 4.8.93

Ngarara Building, Rimu
Road, Private Bag 601,
Paraparaumu.
Telephone (04) 298-5139
Fax (04) 297-2563



KAPITI COAST DISTRICT COUNCIL

PROJECT INFORMATION MEMORANDUM No.: 930745 [continued]

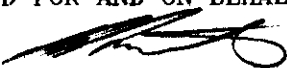
This project information memorandum includes:

Ref:

- ___ Information identifying relevant special features of the land concerned
- ___ Details of relevant utility systems
- ___ Details of authorisations which have been granted

- 1 DWELLING INCLUDING DECK MUST BE CLEAR OF EASEMENT
BE ADVISED THAT THIS SITE IS IN CLOSE PROXIMITY
TO THE OHARIU EARTHQUAKE FAULT

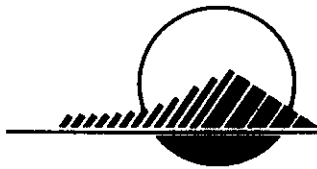
SIGNED FOR AND ON BEHALF OF THE COUNCIL:

NAME: 

BUILDING CONTROL OFFICER

DATE: 4.8.93

Ngarara Building, Rimu
Road, Private Bag 601,
Paraparaumu.
Telephone (04) 298-5139
Fax (04) 297-2563



KAPITI COAST DISTRICT COUNCIL

Ref:

PROJECT INFORMATION MEMORANDUM Section 31, Building Act 1991

APPLICANT

HORIZON HOMES
P O BOX 31 002
LOWER HUTT

CONSENT DETAILS

Consent/PIM No.: 930745
Date issued: 4/08/93
Date of applicn: 8/07/93
Valn No: 1496018000

PROJECT DESCRN: NEW CONSTRUCTION
BEING STAGE 1 OF AN INTENDED 1 STAGES
SHOWHOME/DWELLING (ON LOT 6)

INTENDED LIFE: INDEFINITE, BUT NOT LESS THAN 50 YEARS

INTENDED USES: RESIDENTIAL

PROJECT LOCATION: KAKARIKI GROVE

LEGAL DESCRIPTION: LOS 1-2 4-11 13-21 DP 67906

This project information memorandum is confirmation that the proposed building work may be undertaken, subject to the provisions of the Building Act 1991, and any requirements of the building consent attached.

Ngarara Building, Rimu
Road, Private Bag 601,
Paraparaumu.
Telephone (04) 298-5139
Fax (04) 297-2563



KAPITI COAST DISTRICT COUNCIL

TELEPHONE (04) 298-5139 FAX (04) 297-2583

File

PROJECT INFORMATION MEMORANDUM Planning Requirements

APPLICANT: Horizon Homes

MAILING ADDRESS: PO Box 31002 Lower Hutt

SITE ADDRESS: 52 KAKARIKI GLEN WAIRARAPA

LOT NO: 6 DP: 67906

PROJECT: New Building ☒ Alteration ☐
Removal/Demolition ☐ Relocated Building ☐
(approx. age _____ years)

INTENDED USE: Dwelling

ZONING: Residential E

USE PERMITTED: Yes

RESOURCE CONSENT GRANTED: NIL

DESIGNATIONS ON PROPERTY: NIL

EASEMENTS: Sewer Easement - Deck encroaches - not permitted

SITE SUBJECT TO INUNDATION: NO

COASTAL BUILDING LINE RESTRICTION: N/A

RELOCATABLE ZONE: N/A

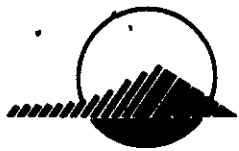
MINIMUM FLOOR LEVEL: N/A

YARD & HEIGHT REQUIREMENTS: Dwelling including deck must be clear of
easement, otherwise OK.

TREE PRESERVATION: -

OTHER COMMENTS: Amend Plan so as to clear
sewer easement.

TIME TAKEN TO SUPPLY ABOVE: _____



KAPITI COAST DISTRICT COUNCIL

TELEPHONE (04) 298-5139 FAX (04) 297-2563

File

PROJECT INFORMATION MEMORANDUM

Subdivisional Engineer

APPLICANT: HORIZON HOMES

MAILING ADDRESS: P O Box 31-002 Lower Hut

SITE ADDRESS: 52 KAKARIKI GROVE WAIKANAHI

LOT NO: 6 DP: 67906

PROJECT: New Building ☒ Alteration ☐
Removal/Demolition ☐ Relocated Building ☐
(approx. age _____ years)

INTENDED USE: DWELLING

SPECIAL FEATURES OF THE ABOVE LAND

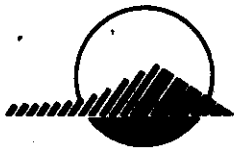
Information is attached identifying the following special features of the land concerned that are known to Council.

Potential Erosion	☐
Potential Avulsion	☐
Potential Subsidence	☐
Potential Slippage	☐
Potential Alluvion	☐
Potential Inundation	☐
Presence of Hazardous Contaminants	☐

Other feature(s) or characteristic(s) likely to be relevant to the design or construction of the proposed buildings and not apparent from the District Scheme or District Plan:

SITE IS IN CLOSE PROXIMITY TO THE
OHARU FAULT LINE.

Time taken to supply above _____



KAPITI COAST DISTRICT COUNCIL

File

TELEPHONE (04) 298-5139 FAX (04) 297-2583

PROJECT INFORMATION MEMORANDUM

(Plumbing & Drainage)

APPLICANT: HORIZON HOMES

MAILING ADDRESS: PO Box 31.002 Lower Hutt

SITE ADDRESS: 52 KAKARIKI GROVE WAIKANAHI

LOT NO: 6 DP: 67906

PROJECT: New Building ☒ Alteration ☐
Removal/Demolition ☐ Relocated Building ☐
(approx. age _____ years)

INTENDED USE: DWELLING

SEWER AVAILABLE/~~CONNECTED~~ _____

WATER AVAILABLE/~~CONNECTED~~ _____

SITE PLAN OF EXISTING SERVICES (IF ANY) N.A

LOCATION OF SEWER LATERAL attached Plan

LOCATION AND SIZE OF WATER TAP 20mm attached Plan

LOCATION OF EASEMENTS (IF ANY) Sewer

LOCATION OF PUBLIC DRAINS (IF ANY) Sewer drain

STORMWATER DISPOSAL TO CHANNEL ☐
DRAIN ☒
ON SITE ☐

ADDITIONAL COMMENTS

Time taken to supply above _____

Smith

ADVICE OF COMPLETION OF BUILDING WORK

Section 43(1), Building Act 1991

To Kapiti Coast District Council

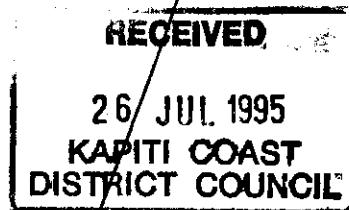
[Cross each applicable box and attach relevant documents]

Under Building Consent No.: 950174

From [Owner]:

Name: Mr & Mrs Hooker

Mailing address: 52 Kakariki Grove
Waikanae



You are hereby advised that

- ☒ All
☐ Part only as specified in the attached particulars

of the building work under the above building consent is believed to have been completed to the extent required by that building consent.

You are requested to issue

- ☒ A final
☐ An interim

code compliance certificate accordingly (except where a code compliance certificate has been issued by a building certifier as stated below).

The attached particulars include:

- ☐ Building certificates
☐ A code compliance certificate issued by a building certifier
☐ Producer statements

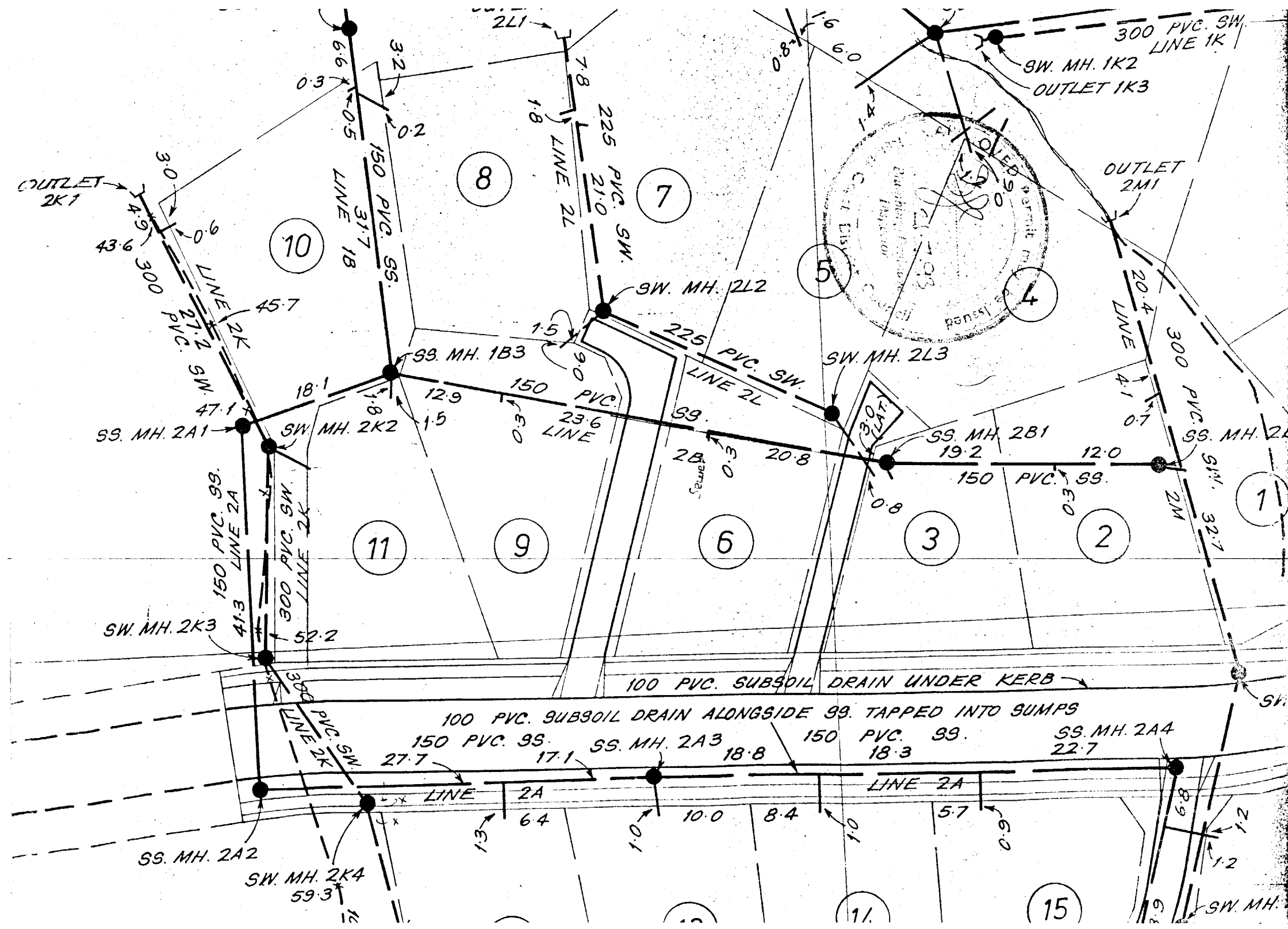
950174 Wall
930745 House
3.30 THURS

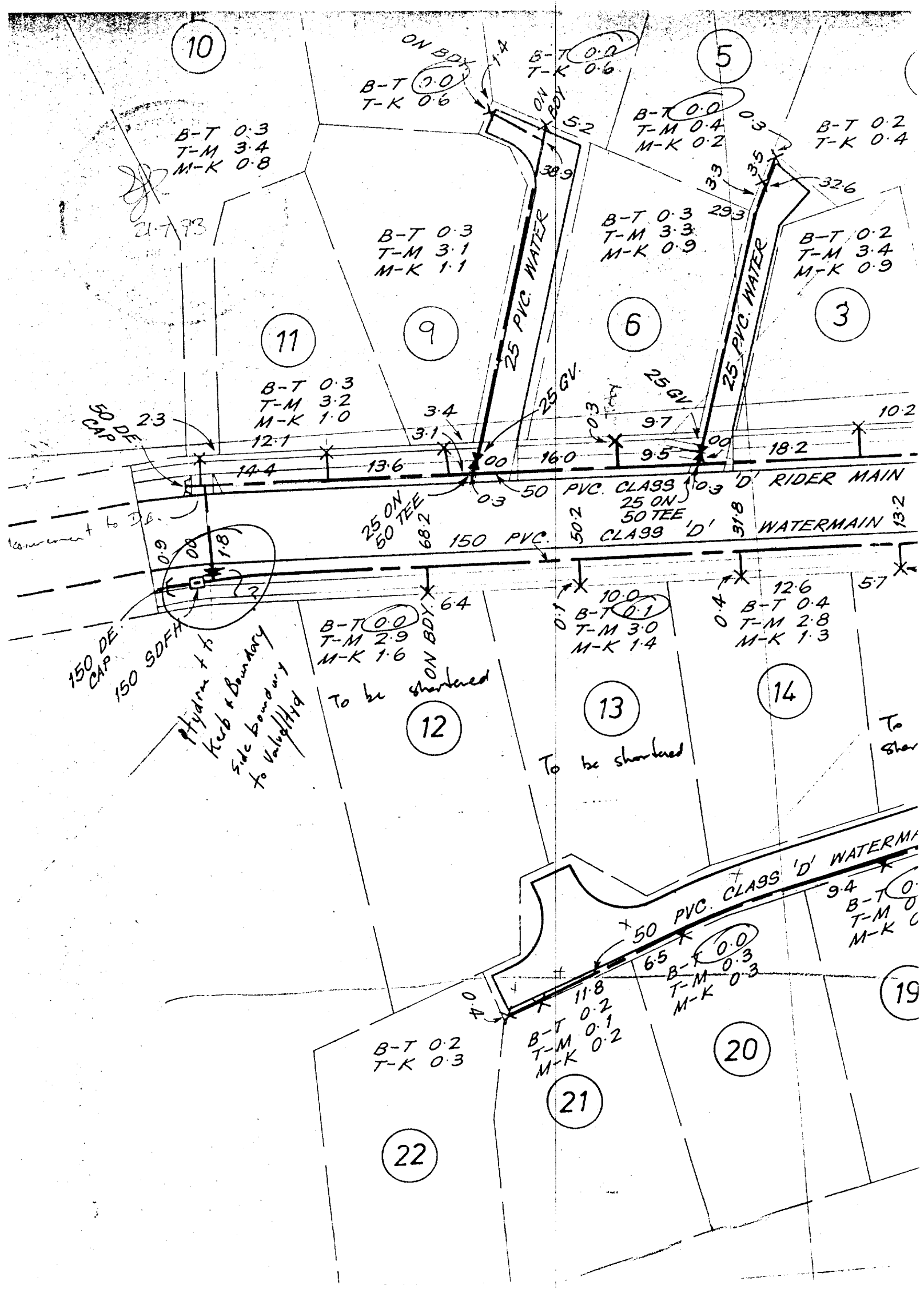
Signed by or for and on behalf of the owner:

Name: Michele Hooker

Position: _____ Date: 25/7/95

Business Hours Contact No: 04 293 7860





PART B : PROJECT DETAILS

(Complete Part B only if you have not applied separately for a project information memorandum)

- ☐ Location, in relation to legal boundaries, and external dimensions of new, relocated, or altered buildings.
- ☐ New provisions to be made for vehicular access, including parking.
- ☐ Provisions to be made in building over or adjacent to any road or public place.
- ☐ New provisions to be made for disposing of stormwater and wastewater.
- ☐ Precautions to be taken where building work is to take place over existing drains or sewers or in close proximity to wells or water mains.
- ☐ New connections to public utilities.
- ☐ Provisions to be made in any demolition work for the protection of the public, suppression of dust, disposal of debris, disconnection from public utilities, and suppression of noise.
- ☐ Any cultural heritage significance of the building or building site, including whether it is on a marae.

PART C : BUILDING DETAILS

(Complete Part C in all cases)

This application is accompanied by [Cross each applicable box, attach relevant documents in duplicate] :

- ☒ The drawings, specifications and other documents according to which the building is proposed to be constructed to comply with the provisions of the building code, with supporting documents, if any, including:
 - ☐ Building certificates
 - ☐ Producer statements
 - ☐ References to accreditation certificates issued by the Building Industry Authority
 - ☐ References to determinations issued by the Building Industry Authority
- ☐ Proposed procedures, if any, for inspection during construction.

PART D : KEY PERSONNEL

(Complete Part D as far as possible in all cases. Give names, addresses, and telephone numbers. Give relevant registration numbers if known.)

Designer(s): HORIZON HOMES.

Building Certifier(s) : _____

Builder(s): HORIZON HOMES.

Registered Drainlayer : BOYCE PLUMBERS

REG NO.: 6039

Craftsman Plumber : " "

REG NO.: _____

Craftsman Gasfitter : _____

REG NO.: _____

Registered Electrician : JIM CATHIE

REG NO.: E6807.

Other : _____

PART E : COMPLIANCE SCHEDULE DETAILS**E1 : Systems Necessitating a Compliance Schedule**

(Complete Part E1 for all new buildings and alterations, except single residential dwellings.)

The building will contain the following [Cross each applicable box and attach proposed inspection, maintenance, and reporting procedures]:

- ☐ Automatic sprinkler systems or other systems of automatic fire protection.
- ☐ Automatic doors which form part of any fire wall and which are designed to close shut and remain shut on an alarm of fire.
- ☐ Emergency warning systems for fire or other dangers.
- ☐ Emergency lighting systems.
- ☐ Escape route pressurisation systems.
- ☐ Riser mains for fire service use.

- ☐ Any automatic back-flow preventer connected to a potable water supply.
- ☐ Lifts, escalators, or travelators or other similar systems.
- ☐ Mechanical ventilation or air conditioning system serving all or a major part of the building.
- ☐ Any other mechanical, electrical, hydraulic, or electronic system whose proper operation is necessary for compliance with the building code.
- ☐ Building maintenance units for providing access to the exterior and interior walls of buildings.
- ☐ Such signs as are required by the building code in respect of the above-mentioned system.
- ☐ Non of the above.

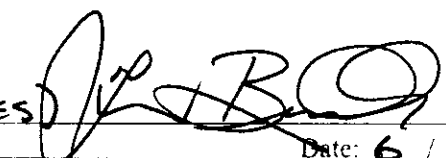
E2 : Other Systems and Features to be included in Compliance Schedule

(Complete Part E2 only if building contains one or more of the systems listed in Part E1)

The building will contain the following [Cross each applicable box and attach proposed inspection, maintenance, and reporting procedures]:

- ☐ Means of escape from fire.
- ☐ Safety barriers.
- ☐ Means of access and facilities for use by persons with disabilities which meet the requirements of Section 25 of the Disabled Persons Community Welfare Act 1975.
- ☐ Handheld hoses for firefighting.
- ☐ Such signs as are required by the building code or Section 25 of the Disabled Persons Community Welfare Act 1975.

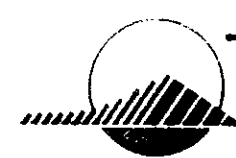
Signed for and on behalf of the Applicant:

Name: TREVOR BUSHBY (HORIZON HOMES) 
Position: CONSTRUCTION MANAGER. Date: 6 / 7 / 93.

FOR OFFICE USE ONLY

FEES		APPLICATION FEE
Building	\$ <u>986-</u>	\$ <u>620-</u>
Sewer Connection	\$	RECEIPT NO <u>367504</u> DATE <u>8-7-93</u>
Water Connection	\$	INVOICE NO <u>652</u> DATE <u>4-8-93</u>
Vehicle Crossing	\$	RECEIPT NO <u>374783</u> DATE <u>13-8-93</u>
Damage Deposit	\$ <u>Banded</u>	BUILDING CONSENT NO <u>930745</u> DATE ISSUED <u>16 AUG 1993</u>
Structural Checking	\$	AUTHORISATION FOR REFUND OF DEPOSITS
Building Research Levy	\$ <u>145</u>	Deposit held = \$ <u>N/A</u>
Development Levy	\$	Cost to Repair Damage Caused During Construction = \$
	\$	Total Balance to be Refunded = \$
	\$	Authority Number :
SUBTOTAL	\$ <u>1,131</u>	Authorised DATE
Less Deposit Paid	\$ <u>620</u>	
TOTAL	\$ <u>511</u>	
GST INCLUDED	\$ <u>56.78</u>	

TYPE OF BUILDING	Dwelling		Retail		Additions		Accessory	
	New		Industrial		Alterations		Other	



KAPITI COAST DISTRICT COUNCIL

25
Form 3

APPLICATION FOR BUILDING CONSENT

Section 33, Building Act 1991

To : Kapiti Coast District Council

[Cross each applicable box and attach relevant documents in triplicate]

930745

PART A : GENERAL (Complete Part A in all cases)

8 JUL 1992

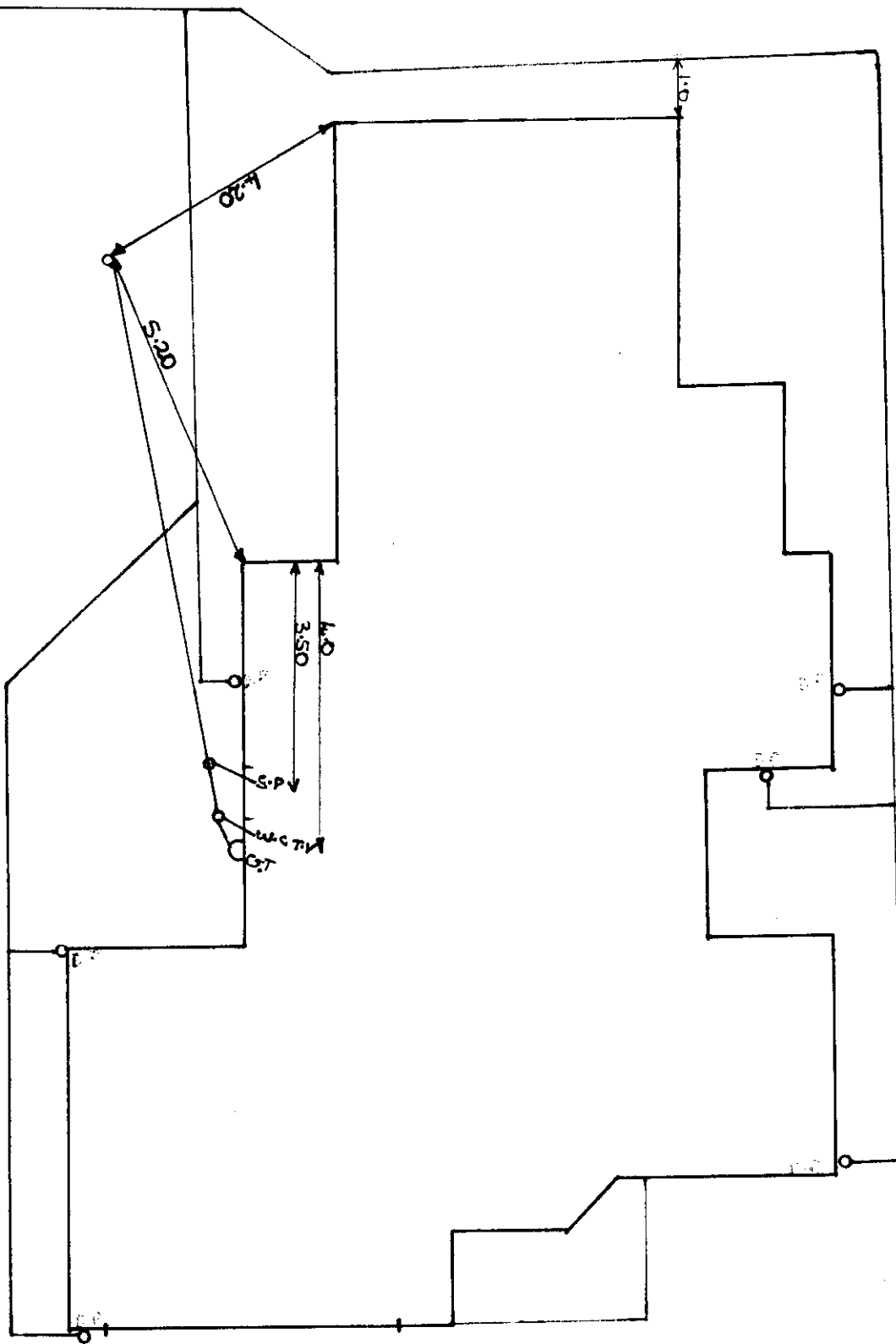
DEPARTMENT	REQUIREMENTS		COMMENTS	CHECKED/DATE STAMP
	Yes	No		
Town Planning	Zoning Conforms		Dwelling including deck must be clear of easements (currently encroaching)	
	Dispensation			
	Planning Consent			
	Special Floor Level			
Plumbing				
Drainage				
Stormwater				
Building	To Channel			
	To Drain	✓		
	Confined to Lot			
Structural	Specific Design			
	Foundation			
	Structure			
	Roof			
Subdivisional Engineer	Earthworks Bylaw Conditions			
Environmental Health				
Site	No Damage to footpath		Ground opening 3/	

APPLICANT*	PROJECT
Name: <u>HORIZON HOMES.</u>	New or relocated building ☒
Mailing address: <u>P.O. BOX 31-002</u>	Alteration ☐
<u>LOWER HUTT.</u>	Intended use(s) [In detail]: <u>SHOWHOME/DWELLING.</u>
Contact [Print name and position]: <u>TREVOR RUSHBY - CONSTRUCTION MANAGER</u>	Intended life: Indefinite but not less than 50 years ☒
Phone: <u>5666-607</u> Fax: <u>5666-620</u>	Specified as _____ years
*Under section 33 of the Building Act 1991, the applicant must be the owner of the land on which building work is contemplated or a person who or which has agreed in writing, whether conditionally or unconditionally, to purchase the land or any leasehold estate or interest in the land, or to take a lease of the land, while the agreement remains in force.	Demolition ☐
Received: <u>8/7/93</u>	Being stage <u>1</u> of an intended <u>1</u> stages.
Application fee: <u>\$620</u>	Estimated value (inclusive of GST) : <u>\$145,000</u>
Receipt No.: <u>367504</u>	PROJECT LOCATION
	Street address [If any]: <u>59 KAKARIKI CR</u>
	<u>WAIKANAE.</u>
	Legal description [as shown on certificate of title or rates notice, if any]: Lot <u>6</u>
	DP <u>67906</u>

This application is for :

- ☐ Building consent only, in accordance with project information memorandum number _____.
- ☒ Both building consent and a project information memorandum.

Floor (tick boxes)	Roof (tick boxes)	External Cladding (tick boxes)
Timber ☒	Steel Sheeting ☐	Brick ☐
Concrete ☒	Steel Tiles ☐	Concrete ☐
Wood Products ☐	Concrete Tiles ☒	Concrete Block ☐
Other ☐	Shingles ☐	Cement Board ☒
Framing (tick boxes)	Aluminium ☐	Plaster ☒
Timber ☒	Other ☐	Timber ☐
Concrete ☐	Internal linings (tick boxes)	Steel ☐
Steel ☐	Plaster Board ☒	Aluminium ☐
Aluminium ☐	Fibrous Plaster ☐	Other ☐
Other ☐	Wood Products ☐	Size of Building _____
	Other ☐	Floor area m ² <u>112</u> No. of storeys _____
		No. of dwelling units <u>1</u>



S2 Kakariki Grove
lot 6 D.P 67906
Drains plotted + tested 14.11.93

MMDEVELOPMENTS

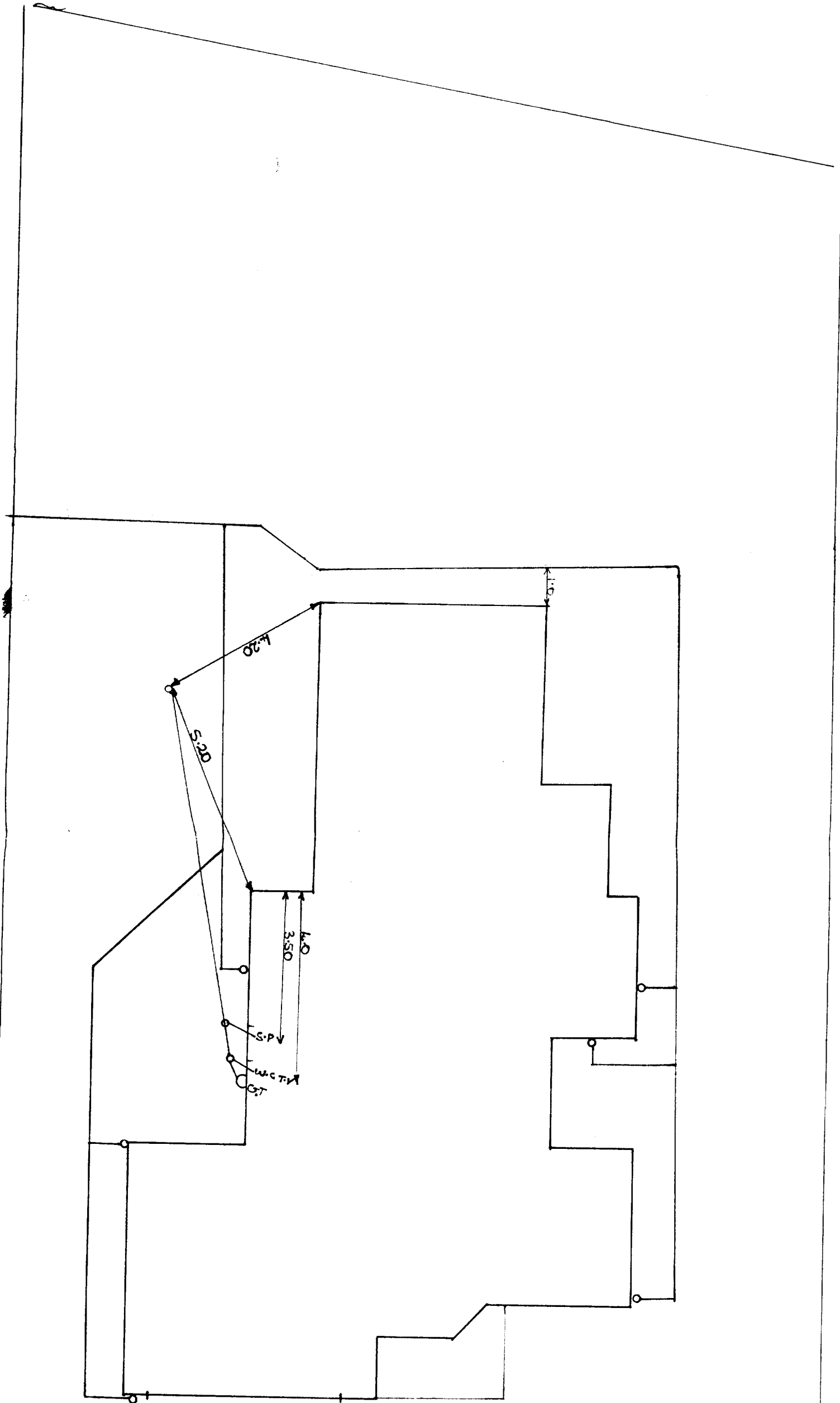
Civil & Structural Engineers
PO Box 91
Paraparaumu

Tel: 04-2971136

CONTRACT
HORIZON HOMES (SHOW HOME)
KARAKARIKI GROVE
WAIKANAHE

PROJECT

CARAGE DOOR-BRACE



52 Kakariki Grove
lot 6 D.P 67906
Drains plotted & tested 16.11.93

TYPE OF BUILDING	Dwelling		Retail		Additions		Accessory	
	New		Industrial		Alterations	☒	Other	☒



KAPITI COAST DISTRICT COUNCIL

Form 3

APPLICATION FOR BUILDING CONSENT

Section 33, Building Act 1991

To : Kapiti Coast District Council

[Cross each applicable box and attach relevant documents in triplicate]

950174

PART A : GENERAL (Complete Part A in all cases)

APPLICANT*	PROJECT
Name: <u>D B & M P Hooker</u>	New or relocated building ☐
Mailing address: <u>52 Katariki Grove Waitarere</u>	Alteration ☒
Contact [Print name and position]: <u>Michele Hooker</u>	Intended use(s) [In detail]: <u>Retaining wall on 2 boundaries</u>
Phone: <u>2937860</u> Fax: <u>2933042</u>	Intended life: ☐
*Under section 33 of the Building Act 1991, the applicant must be the owner of the land on which building work is contemplated or a person who or which has agreed in writing, whether conditionally or unconditionally, to purchase the land or any leasehold estate or interest in the land, or to take a lease of the land, while the agreement remains in force.	Indefinite but not less than 50 years ☐
FOR COUNCIL USE	Specified as _____ years ☐
Received: <u>7/3/95</u>	Demolition ☐
Application fee: \$ _____	Being stage ____ of an intended ____ stages.
Receipt No.: _____	Estimated value (inclusive of GST): <u>\$14900.00</u>
	PROJECT LOCATION
	Street address [If any]: <u>52 Katariki Grove - Waitarere</u>
	Legal description [as shown on certificate of title or rates notice, if any]: Lot <u>6</u>
	DP <u>67906</u>

This application is for :

1496009926

☐ Building consent only, in accordance with project information memorandum number _____.

☐ Both building consent and a project information memorandum.

Floor (tick boxes)	Roof (tick boxes)	External Cladding (tick boxes)
Timber	Steel Sheeting	Brick
Concrete	Steel Tiles	Concrete
Wood Products	Concrete Tiles	Concrete Block
Other	Shingles	Cement Board
Framing (tick boxes)	Aluminium	Plaster
Timber	Other	Timber
Concrete	Internal linings (tick boxes)	Steel
Steel	Plaster Board	Aluminium
Aluminium	Fibrous Plaster	Other
Other	Wood Products	Size of Building
	Other	Floor area m ² _____ No. of storeys _____
		No. of dwelling units

DEPARTMENT	REQUIREMENTS		COMMENTS	CHECKED/DATE STAMP
Town Planning		Yes No	RESOURCE CONSENT APPLIED FOR WALL EXCEEDING 2.1M ON BOUNDARY	
	Zoning Conforms			
	Dispensation			
	Planning Consent			
	Special Floor Level			
Plumbing				
Drainage				
Stormwater	To Channel			
	To Drain			
	Confined to Lot			
Building				
Structural	Specific Design			
	Foundation			
	Structure			
	Roof			
Subdivisional Engineer				
	Earthworks Bylaw Conditions			
Environmental Health				
Site			See Engineer Report for spots	8-3-95

PART B : PROJECT DETAILS

(Complete Part B only if you have not applied separately for a project information memorandum)

- ☐ Location, in relation to legal boundaries, and external dimensions of new, relocated, or altered buildings.
- ☐ New provisions to be made for vehicular access, including parking.
- ☐ Provisions to be made in building over or adjacent to any road or public place.
- ☐ New provisions to be made for disposing of stormwater and wastewater.
- ☐ Precautions to be taken where building work is to take place over existing drains or sewers or in close proximity to wells or water mains.
- ☐ New connections to public utilities.
- ☐ Provisions to be made in any demolition work for the protection of the public, suppression of dust, disposal of debris, disconnection from public utilities, and suppression of noise.
- ☐ Any cultural heritage significance of the building or building site, including whether it is on a marae.

PART C : BUILDING DETAILS

(Complete Part C in all cases)

This application is accompanied by [Cross each applicable box, attach relevant documents in duplicate] :

- ☐ The drawings, specifications and other documents according to which the building is proposed to be constructed to comply with the provisions of the building code, with supporting documents, if any, including:
 - ☐ Building certificates
 - ☐ Producer statements
 - ☐ References to accreditation certificates issued by the Building Industry Authority
 - ☐ References to determinations issued by the Building Industry Authority
- ☐ Proposed procedures, if any, for inspection during construction.

PART D : KEY PERSONNEL

(Complete Part D as far as possible in all cases. Give names, addresses, and telephone numbers. Give relevant registration numbers if known.)

Designer(s): Richard Hecker / Engineers Connell Wagner

Building Certifier(s) : _____

Builder(s): _____

Registered Drainlayer : N/A REG NO.: _____

Craftsman Plumber : N/A REG NO.: _____

Craftsman Gasfitter : N/A REG NO.: _____

Registered Electrician : N/A REG NO.: _____

Other : To be advised

PART E : COMPLIANCE SCHEDULE DETAILS

E1 : Systems Necessitating a Compliance Schedule

(Complete Part E1 for all new buildings and alterations, except single residential dwellings.)

The building will contain the following [Cross each applicable box and attach proposed inspection, maintenance, and reporting procedures] :

- ☐ Automatic sprinkler systems or other systems of automatic fire protection.
- ☐ Automatic doors which form part of any fire wall and which are designed to close shut and remain shut on an alarm of fire.
- ☐ Emergency warning systems for fire or other dangers.
- ☐ Emergency lighting systems.
- ☐ Escape route pressurisation systems.
- ☐ Riser mains for fire service use.

- ☐ Any automatic back-flow preventer connected to a potable water supply.
- ☐ Lifts, escalators, or travelators or other similar systems.
- ☐ Mechanical ventilation or air conditioning system serving all or a major part of the building.
- ☐ Any other mechanical, electrical, hydraulic, or electronic system whose proper operation is necessary for compliance with the building code.
- ☐ Building maintenance units for providing access to the exterior and interior walls of buildings.
- ☐ Such signs as are required by the building code in respect of the above-mentioned system.
- ☒ Non of the above.

E2 : Other Systems and Features to be included in Compliance Schedule

(Complete Part E2 only if building contains one or more of the systems listed in Part E1)

The building will contain the following [Cross each applicable box and attach proposed inspection, maintenance, and reporting procedures] :

- ☐ Means of escape from fire.
- ☐ Safety barriers.
- ☐ Means of access and facilities for use by persons with disabilities which meet the requirements of Section 25 of the Disabled Persons Community Welfare Act 1975.
- ☐ Handheld hoses for firefighting.
- ☐ Such signs as are required by the building code or Section 25 of the Disabled Persons Community Welfare Act 1975.

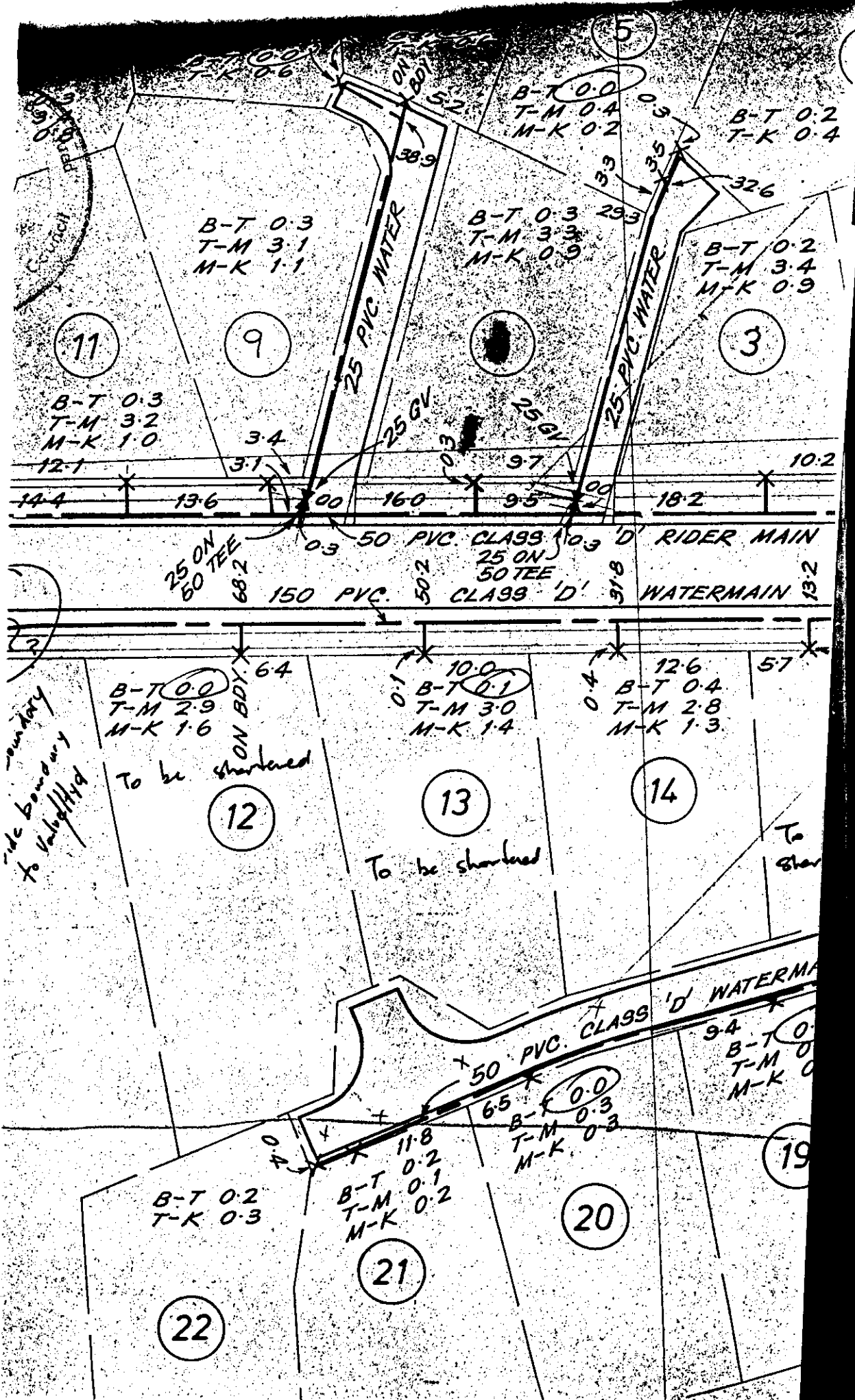
Signed for and on behalf of the Applicant:

Name: Michele & David Hecker M. Hecker
 Position: _____ Date: 23/2/95

FOR OFFICE USE ONLY

FEES		APPLICATION FEE \$ <u>4</u>	
Building	\$ <u>266</u>		
Sewer Connection	\$ _____		
Water Connection	\$ _____		
Vehicle Crossing	\$ _____		
Damage Deposit	\$ <u>400.00</u>		
Structural Checking	\$ _____		
Building Research Levy	\$ <u>N/A</u>		
Development Levy	\$ <u>N/A</u>		
BIA Levy	\$ <u>N/A</u>		
Compliance Schedule	\$ _____		
SUBTOTAL		RECEIPT NO _____ DATE _____	
Less Deposit Paid		INVOICE NO <u>3632</u> DATE <u>4/4/95</u>	
TOTAL		RECEIPT NO <u>494827</u> DATE <u>4.4.95</u>	
GST INCLUDED		BUILDING CONSENT NO <u>950174</u> DATE ISSUED <u>21.4.95</u>	
		AUTHORISATION FOR REFUND OF DEPOSITS	
		Deposit held = \$ <u>400</u>	
		Cost to Repair Damage Caused During Construction = \$ <u>NIL</u>	
		Total Balance to be Refunded = \$ <u>400</u>	
		Authority Number : <u>2849</u>	
		Authorised <u>APH</u> DATE <u>3.8.95</u>	

Classification		\$	Plan Vetting				Total \$	Consultants			Total \$	Inspections						Total \$	Admin \$	PIM \$	Total
			PI	D	Bld	EH						Site	PI	D	Bld	EH					
1	Fire Places, Signs	0-1500																36	NH		
2	Sheds, Carports	1501-4000																36	NH		
3	Garages, Conservatories, Swim Pool, Etc	4001-10000		2	2		60						1	2			170	36	50	266	
4	House Additions	4001-10000																36	50		
5	House Additions	10001-50000																36	50		
6	Dwellings	50001-100000																36	100		
7	Dwellings	100001-150000																36	100		
8	Dwellings	150001-200000																54	100		
9	Dwellings	200001-250000																54	140		
10	Dwellings	250001-300000																72	140		
11	Dwellings	300000 +																72	180		
12	Commercial/Industrial	0-10000																36	50		
13	Commercial/Industrial	10001-50000																36	80		
14	Commercial/Industrial	50001-100000																36	100		
15	Commercial/Industrial	100001-150000																36	100		
16	Commercial/Industrial	150001-200000																54	100		
17	Commercial/Industrial	200001-250000																54	140		
18	Commercial/Industrial	250001-300000																54	140		
19	Commercial/Industrial	350001-350000																54	140		
20	Commercial/Industrial	350001-400000																72	180		
21	Commercial/Industrial	400001-450000																72	180		
22	Commercial/Industrial	450001-500000																72	200		
23	Commercial/Industrial	500000 +																72	250		



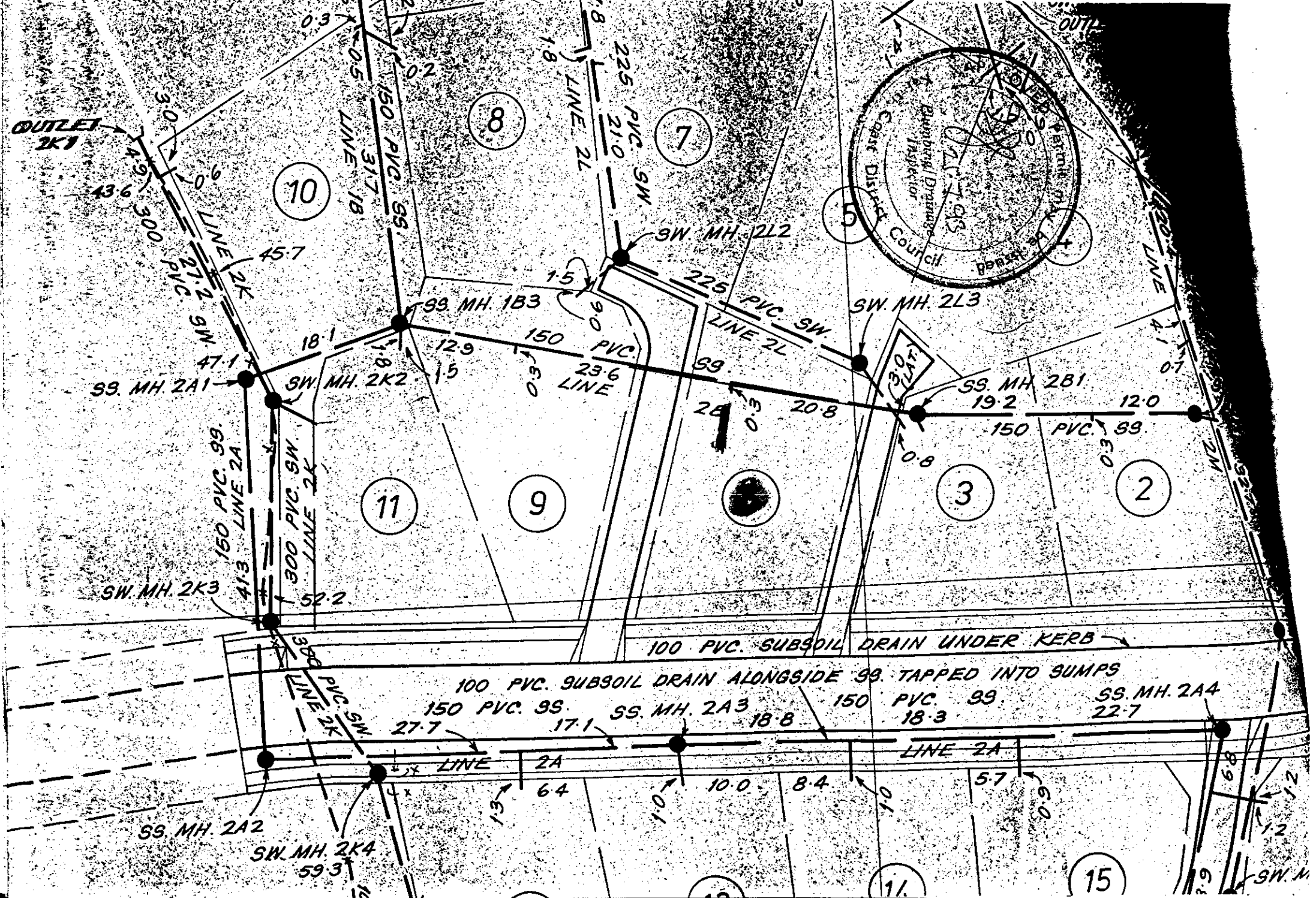
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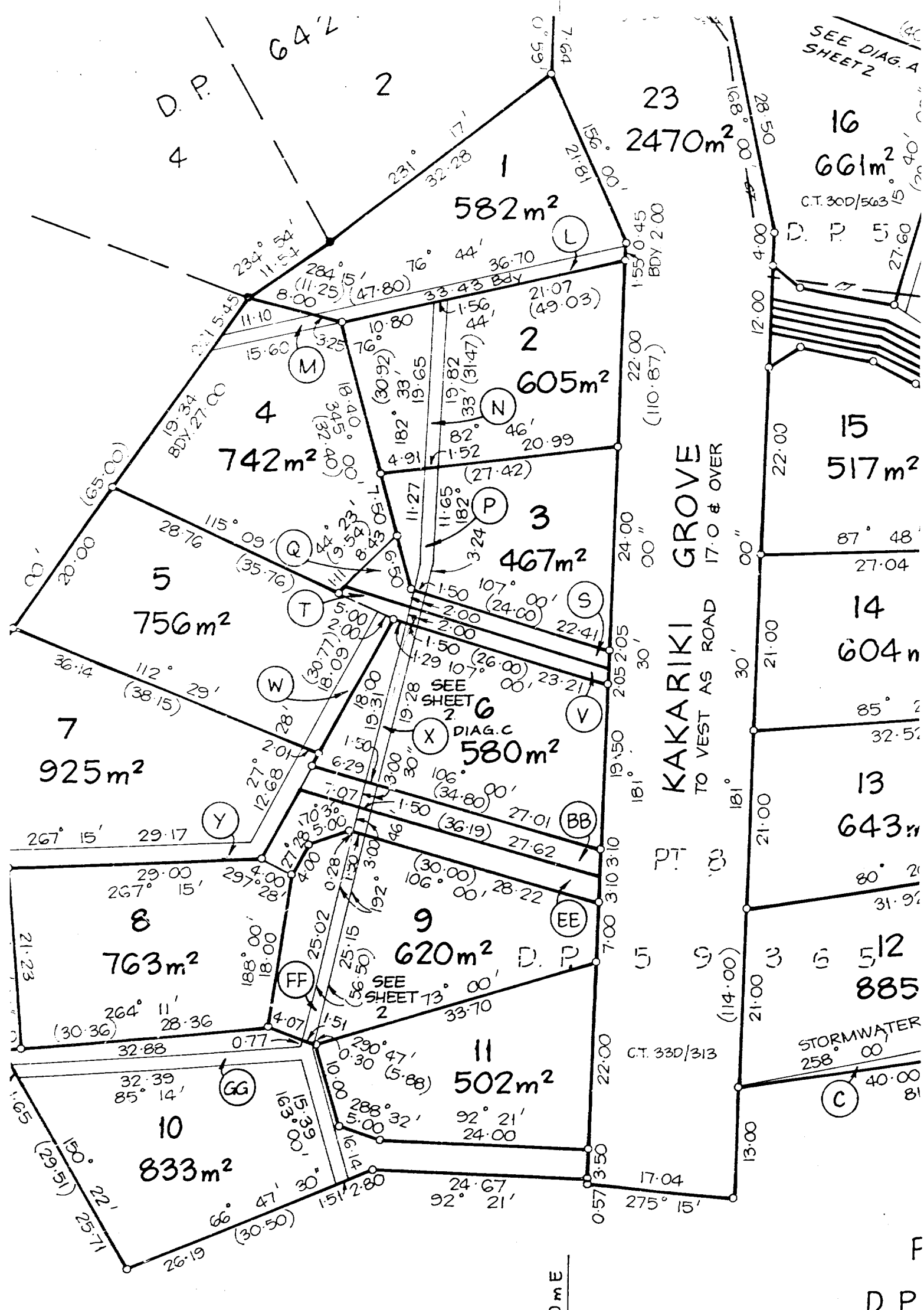
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Means of
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 Act 1975

for and on

Name: T
 Position:





20 March 1985

The District Inspector
Kapiti Coast District Council
Private Bag 601
Paraparaumu

Attn. C. Thomson

Dear Sir,

**Proposed Crib Retaining Wall
52 Kakariki Grove
Waikanae**

Please find attached amended plans for the crib wall at the above address.

Approval from the neighbor has been received and is attached. Because of the nature of the sections, being on the sloping hillside above Waikanae, the proposed retaining wall will enhance both properties by providing more privacy and controlling stormwater runoff.

Plan "A" shows the intersection point between the existing 150mm sewer and the proposed crib wall. The wall is approximately 900mm high at the point with backfill tapering out to nothing, approximately half way across the section.

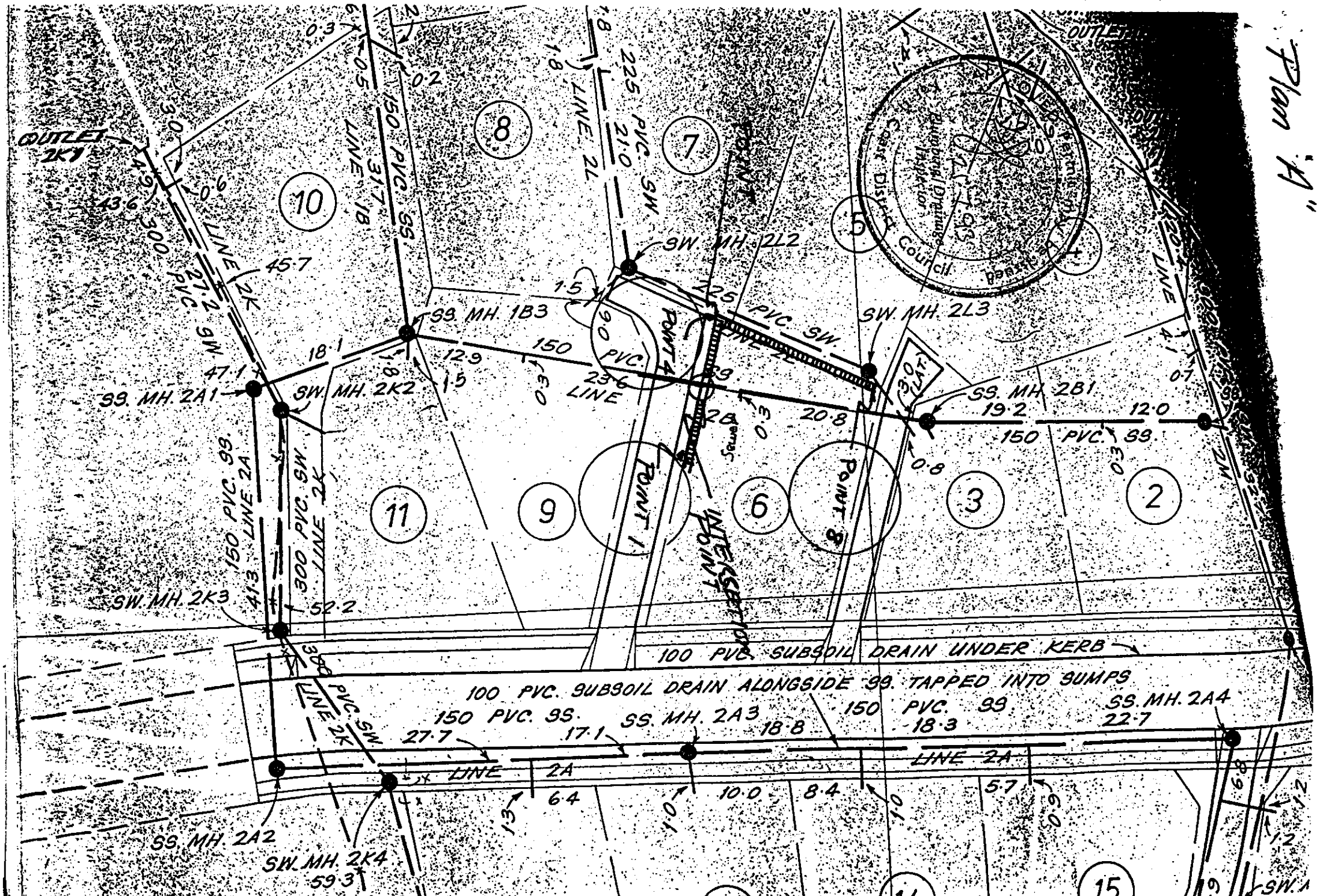
The proposed 100mm reinforced footing that has been recommended by the engineer "Connell Wagner" will extend over the sewer at this point. Because the sewer has been laid in a trench situation and the wall is 500mm above the existing pipe-see plan "B" - the effective depth of fill above the pipe line does not exceed the standard depth of fill for 150mm VPVC pipe.

I trust this additional information is sufficient to enable the project to proceed, and hope you are aware of the urgency in this matter, as we are relying on fine weather for the job to be completed.

Yours faithfully

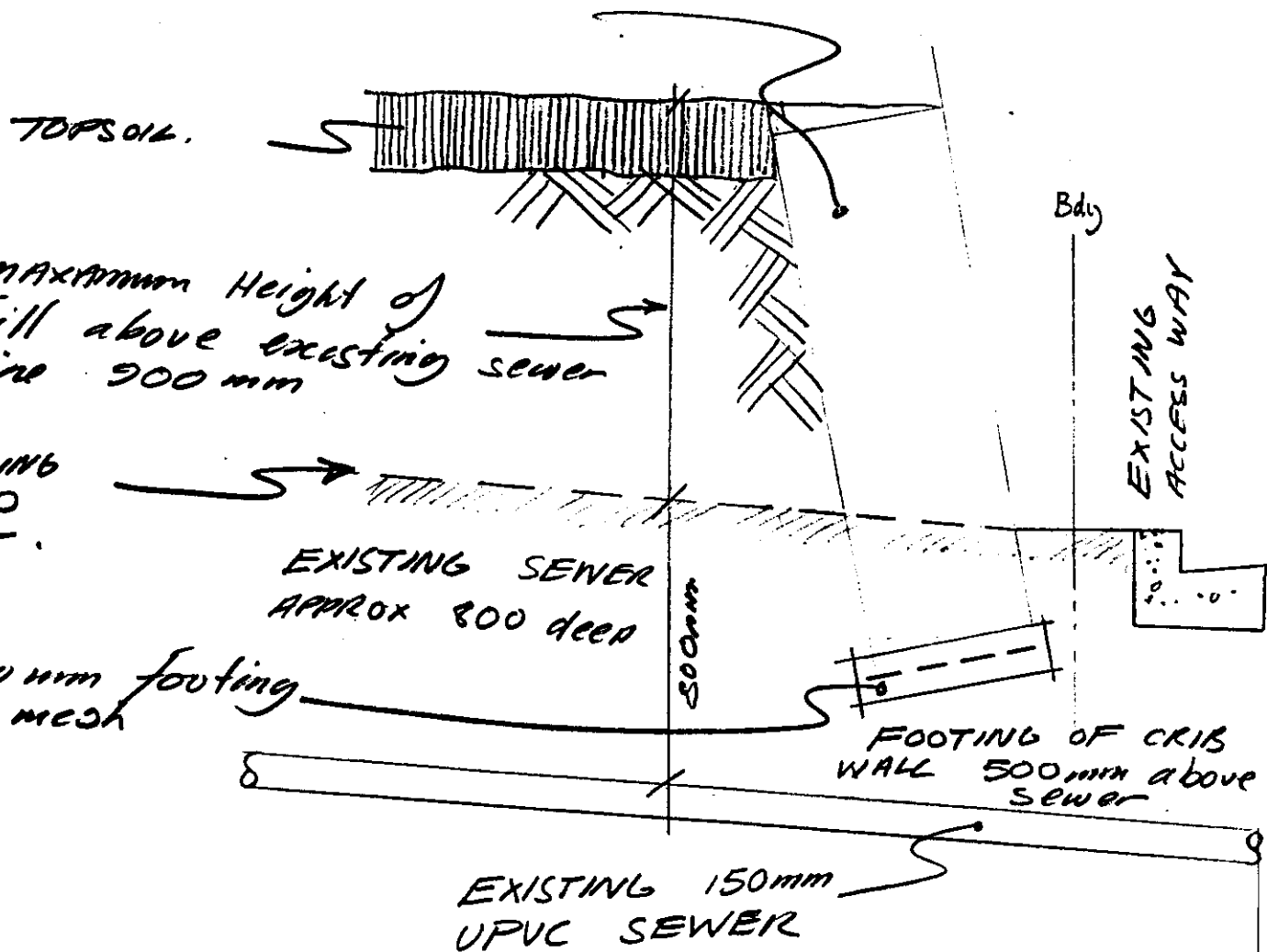


David Hooker.



Plan "B"

Proposed 500 series CRIB
wall at sewer line intersection



Proposed Retaining Wall
52 Kakariki Grove Waikanae.

Connell Wagner

Connell Wagner Limited
Engineers • Surveyors • Planners • Valuers
Telephone +64-4-472 9589
Facsimile +64-4-472 9922

181 Thorndon Quay
P.O. Box 1591
Wellington, New Zealand

Offices

Auckland
Paraparaumu
Wellington
Christchurch
Rangiora

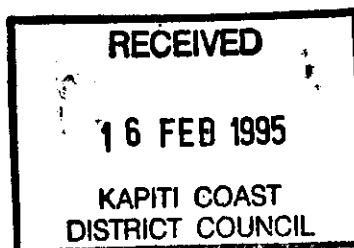
Australia
Hong Kong
Indonesia
Singapore
Thailand
United Kingdom

170300CC

14 February 1995

The District Inspector
Kapiti Coast District Council
Private Bag 601
PARAPARAUMU

Attention: Mr F Moseley



Dear Sir

PROPOSED CRIB RETAINING WALL - 52 KAKARIKI GROVE WAIKANAE FOR MR DAVID HOOKER

At the request of Mr David Hooker of 52 Kakariki Grove, Waikanae, we have been engaged to undertake soil tests to confirm bearing capacities for the founding of the proposed crib retaining wall along with calculations to check general stability.

Attached to this letter is a copy of our calculations for the stability of the wall and foundation bearing pressures.

The calculations show that a 2.5 m high 900/500 combined crib wall, with parallel front face, embedded 500 mm below the existing ground surface satisfy the required factors of safety.

Also included with this letter is a copy of the scala probe results which indicate component bearing capacities at relatively shallow depths except in the vicinity of probes 8 and 10.

The foundation material is typically colluvium gravels over laid with a thin veneer of topsoil.

At the required founding level (500 mm below the existing ground line) the existing site soils should be compacted using a vibrating plate compactor to provide a dense surface to construct a 100 mm thick concrete foundation base with 1 layer of HRC 665 mesh centrally placed.

We recommend that the existing site soils, to a depth of 300 mm below the proposed founding level, at probe locations 8 and 10 (refer location sketch on Plate 1) be removed and then replaced and compacted in layers not exceeding 150 mm in thickness.

Our calculations indicate an allowable bearing capacity of 222 kPa for the site soils. The actual bearing pressure for the proposed wall on the site soils is 72 kPa.

MA1703VL01PTJL

Managing Director:
Resident Principals:
Senior Associate:
Associates:

John M. Leuchars
Frank N. Blackwell Malcolm S. Brown Janet L. Chambers John H. Christianson Geoffrey K. Sidwell Kevin C.F. Spring
Gavin C. Archer
Hamish J. Brookie Stuart A. Gordon Colin B. Hickling Robert J. Schofield Paul J. Thorlenson

Connell Wagner

The owner is to take all appropriate measures to ensure the stability of the cut face during the construction phase until the wall is constructed and backfilled.

We trust this letter provides the information required at this time.

Yours faithfully
Connell Wagner Limited



P J Thorstenson
Senior Associate

cc: Mr David Hooker
52 Kakariki Grove
Waikanae

Connell Wagner

Project No: 170300 CC.

Page: 1

Project: HOOKER CRIB WALL
LIMIT STATE / LOAD FACTOR

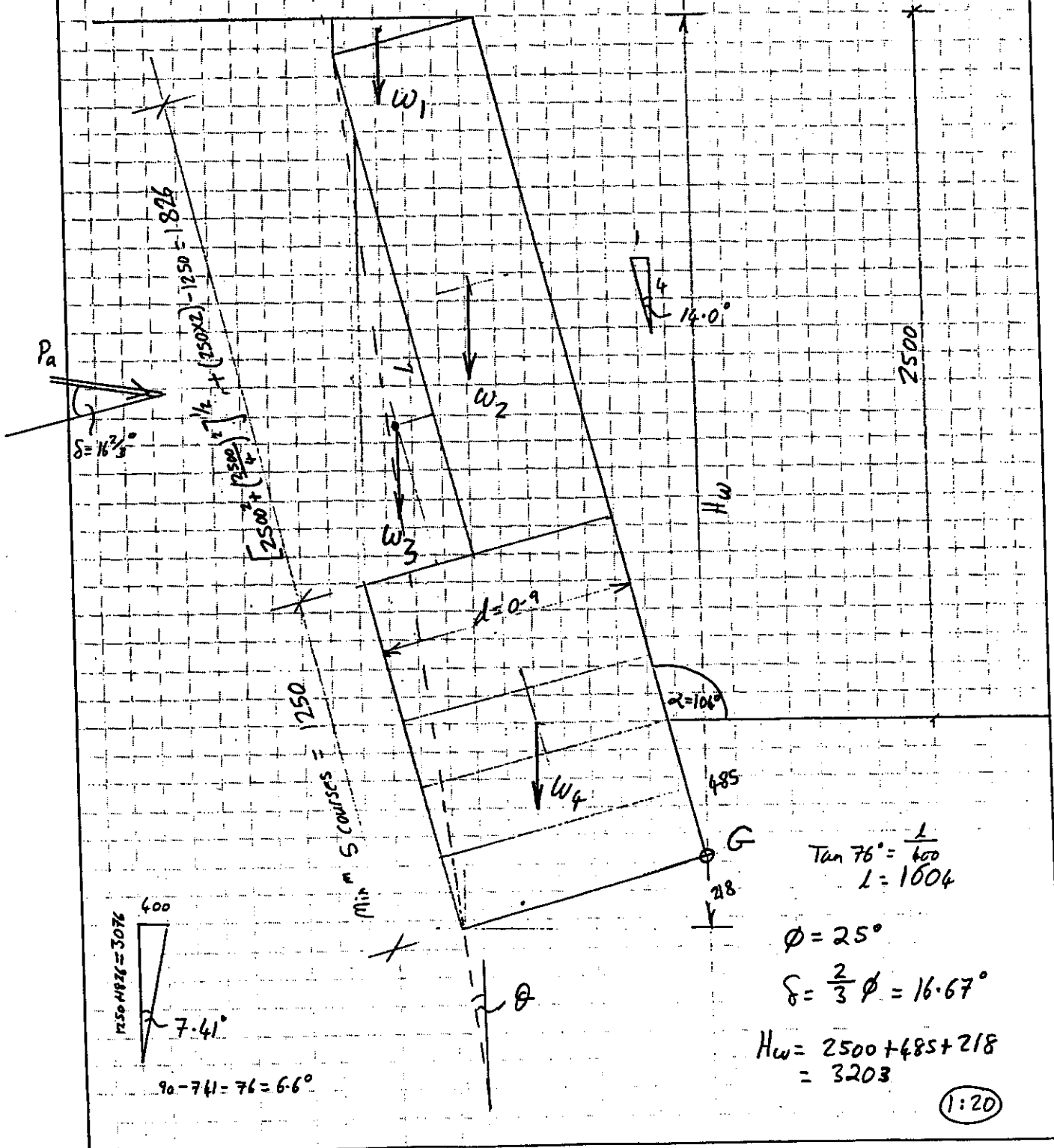
By: RCA

Date: 2/2/95

Adopt 500/900 Series Combination Wall

No traffic load
 $\beta = 0^\circ$ No retained slope

$\gamma_{\text{soil}} = 17 \text{ kN/m}^3$, $\gamma_{\text{wall}} = 17 \text{ kN/m}^3$
 $K_p = 3.7$, $\phi_{\text{base}} = 30^\circ$



Connell Wagner

Project No: 170300.CC.

Page: 2

Project: HODDER CRIB WALL
LIMIT STATE / LOAD FACTOR

By: R. CA

Date: 2/2/95

Weight of Soil blocks w_1 and w_2

$$= [(0.5 \times \frac{1}{2} \times 0.125) + (0.4 \times \frac{1}{2} \times 1.604)] 17 \text{ kN/m}^3 = 6.0 \text{ kN/m}$$

Weight of wall

$$= [(0.5 \times 1.826) + (0.9 \times 1.250)] 17 = 34.6 \text{ kN/m}$$

For load factored design this = 40.6 kN/m
Total = $34.6 + 6.0 = 40.6 \text{ kN/m}$
 $40.6 \times \text{LF} = 40.6 \times 0.9 = 36.5 \text{ kN/m}$

Assume slope of back of wall to be 6.6° $\therefore \alpha = 96.6^\circ$
 $\phi = 25^\circ$; $\delta = 16.67^\circ$

$$K_a = \frac{\sin^2(\phi + \alpha)}{\sin^2 \alpha \sin(\alpha - \delta) \left[1 + \frac{\sin(\phi + \delta) \sin(\phi - \beta)}{\sin(\alpha - \delta) \sin(\alpha + \beta)} \right]^2}$$

$$= \frac{0.725}{0.987 \times 0.985 \left[1 + \frac{(0.665 \times 0.423)^2}{(0.985 \times 0.993)} \right]^2} = \frac{0.725}{2.295} = 0.32$$

$$P_a = \frac{1}{2} K_a \gamma_s H_w^2$$

$$= \frac{1}{2} \times 0.32 \times 17 \times 3.203^2 = 27.9 \text{ kN/m}$$

Apply 1.6 Load factor to this to give $P_a = 1.6 \times 27.9$
 $= 44.6 \text{ kN/m}$

Connell Wagner

Project No: 170300 CC

Page: 3

Project: HODKER CRIB WALL
LIMIT STATE / LOAD FACTOR

By: RCT

Date: 2/2/95

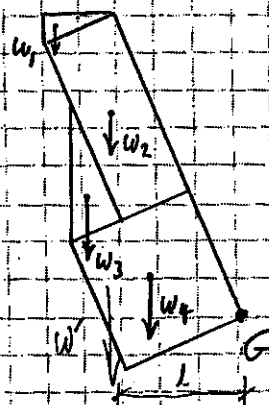
Check Overturning

$$OTM = P_a \left(\frac{\cos \delta H_w}{3 \sin \alpha} - d \sin \delta \right)$$

$$= 44.6 \left(\frac{\cos 16.67^\circ \times 3.203}{3 \sin 96.6^\circ} - 0.9 \sin 16.67^\circ \right)$$

$$= 34.4 \text{ kNm/m}$$

Resisting Moments



Block Wt.

$$W_1 = 0.53 \times 0.9 = 0.48$$

$$W_2 = 15.52 \times 0.9 = 13.97$$

$$W_3 = 5.45 \times 0.9 = 4.91$$

$$W_4 = 19.13 \times 0.9 = 17.22$$

Lever Arm

$$1.08$$

$$0.78$$

$$1.06$$

$$0.60$$

R.Moment

$$0.52$$

$$10.90$$

$$5.20$$

$$10.33$$

$$\Sigma 27.0 \text{ kNm/m}$$

$$R.M. = \Sigma W_i \text{ lever arm} + \text{Downward component of } P_a$$

$$= 29.9 + P_a \times \sin 8^\circ \times \text{lever arm}$$

$$= 29.9 + 34.4 \times \sin 16.67^\circ \times 0.9$$

$$= 38.8 \text{ kNm/m}$$

Centroid $W_1 \rightarrow W_4$

$$(0.53 \times 1.08) + (15.52 \times 0.78) + (5.45 \times 1.06) + (19.13 \times 0.6)$$

$$= 0.53 + 15.52 + 5.45 + 19.13$$

$$l = 0.74$$

$$38.8 > 34.4 \text{ kNm/m} \therefore \text{OK}$$

Check Sliding

$$P_{aH} = P_a \cos (16.67^\circ - 14^\circ)$$

$$= 44.6 \cos (2.67^\circ)$$

$$= 44.6$$

In front of wall

$$P_{resisting} = [\Sigma W + P_a \sin (16.67^\circ - 14^\circ)] \tan \phi_{base} + \frac{1}{2} K_p \gamma H^2$$

$$= 0.8 \{ [36.5 + [44.6 \sin 2.67^\circ]] \tan 30^\circ + (\frac{1}{2} \times 3.7 \times (17 \times 0.9) \times 0.70) \}$$

$$= 0.8 (37.7 + 19.8)$$

$$= 46.0 \text{ kN/m}$$

$$46.0 > 44.6 \therefore \text{OK}$$

Apply
Strength
reduction
factor of
 $\phi = 0.8$ on
sliding resistance

or 0.8 friction + 0.5 passive soil pressure

Bearing Pressures

Actual imposed pressures on ground

$$\text{Lever arm of base resultant} = \frac{M}{R_v} = \frac{OTM}{40.6 + (P_a \sin 16.67 - 14^\circ)}$$

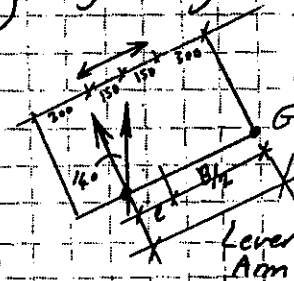
(Within middle 1/3)

$$= \frac{21.5 \text{ kN-m/m}}{[40.6 + (27.9 \sin 26.7^\circ)] \cos 14^\circ} = \frac{21.5}{40.66} = 0.529$$

41.9

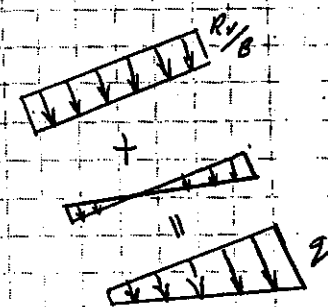
Eccentricity of base reaction (Take R_v acting through centre of wall)

$$e = \frac{M}{R_v} - \frac{B}{2} = 0.529 - 0.45 = 0.079$$



Max & Min Base Pressures

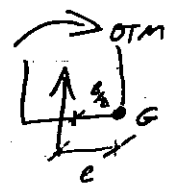
$$\begin{aligned} p &= \frac{41.9}{B} \left(1 \pm \frac{6e}{B} \right) \\ &= \frac{41.9}{0.9} \left(1 \pm \frac{6 \times 0.079}{0.9} \right) \\ &= 46.6 (1 \pm 0.53) \\ &= 71.3 \text{ KPa or } 21.9 \text{ KPa} \end{aligned}$$



UNFACTORED !

To get line of resultant equivalent to overturning moment (excluding direct thrust)

$$\begin{aligned} \text{OTM} &= R_v e & e &= \frac{OTM}{R_v} \\ e &= B/2 \text{ dist from centre.} \\ \text{total pressure} &= \frac{R_v}{B} \left(1 \pm \frac{6e}{B} \right) \\ &\text{direct component} \pm \text{overturning component.} \end{aligned}$$



Connell Wagner

Project No: 170300cc

Page: 5

Project: 1' water crib wall
Lined Slope / Lead Footer

By: BT

Date: 2/2/95

Check allowable Bearing Pressure.

for strip footing

$$q_u = \frac{1}{2} \gamma B N_\gamma + c N_c + \gamma D N_q$$

$$c = 0$$

for $\phi = 35^\circ$ (foundation soils)

$$N_\gamma = 42$$

$$N_q = 42$$

$$q_u = \frac{1}{2} \times 17 \times 0.9 \times 42 + 0 + 17 \times 0.485 \times 42$$
$$= 467 \text{ kpa.}$$

$$\text{allowable bearing capacity} = \frac{467}{3}$$

$$= 222 \text{ kpa} \text{ --- OK}$$

Connell Wagner

Project No: 1703.00.C.C.

Page: 6

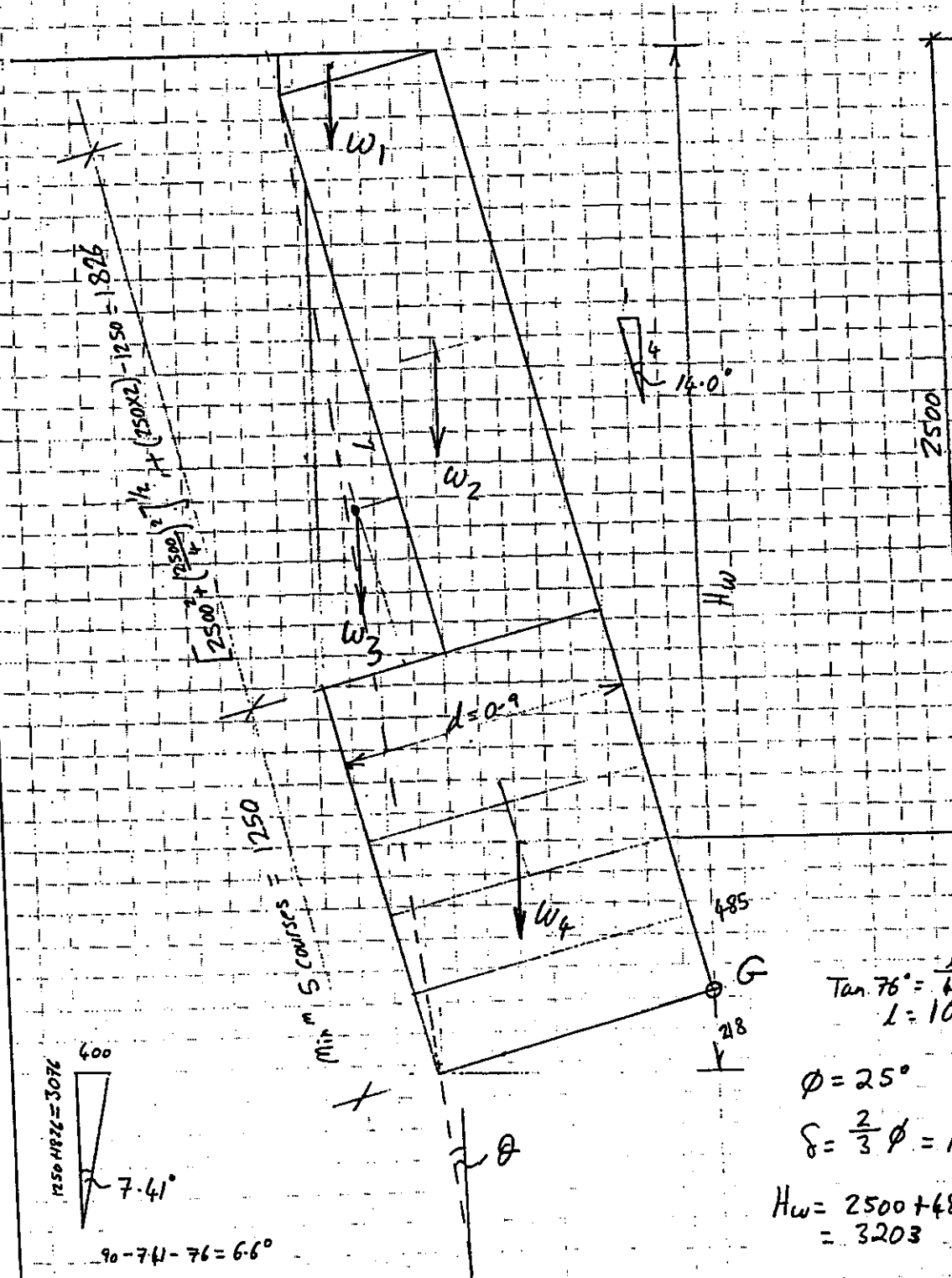
Project: HOOKER CRIB WALL
ASSESSMENT USING FACTORS OF SAFETY

By: RCA

Date: 2/2/05

Adopt 500/900 Series Combination Wall

No traffic load
 $\beta = 0^\circ$ No surcharge



$$\tan 76^\circ = \frac{1}{\frac{1}{600}} \\ L = 1004$$

$$\phi = 25^\circ$$

$$\delta = \frac{2}{3} \phi = 16.67^\circ$$

$$H_w = 2500 + 485 + 218 \\ = 3203$$

(1:20)

Connell Wagner

Project No: 1702.00.56

Page: 7

By: R.C.A.

Date: 2/2/95

Project: HOTKER CRIB WALL
ASSESSMENT USING FACTORS OF SAFETY

Weight of soil blocks w_1 and w_3

$$= [(0.5 \times \frac{1}{2} \times 0.125) + (0.4 \times \frac{1}{2} \times 1.604)] 17 \text{ kN/m}^3 = 6.0 \text{ kN/m}$$

Weight of wall

$$= [(0.5 \times 1.826) + (0.9 \times 1.250)] 17 = 34.6 \text{ kN/m}$$

$$\text{Total} = 34.6 + 6.0 = 40.6 \text{ kN/m}$$

Assume slope of back of wall to be $6.6^\circ \therefore \alpha = 96.6^\circ$
 $\phi = 25^\circ; \delta = 16.67^\circ$

$$K_a = \frac{\sin^2(\phi + \alpha)}{\sin^2 \alpha \sin(\alpha - \delta) \left[1 + \frac{\sin(\phi + \delta) \sin(\phi - \beta)}{\sin(\alpha - \delta) \sin(\alpha + \beta)} \right]^2}$$

$$= \frac{0.725}{0.987 \times 0.985 \left[1 + \frac{(0.665 \times 0.423)^2}{(0.985 \times 0.993)} \right]^2} = \frac{0.725}{2.295} = 0.32$$

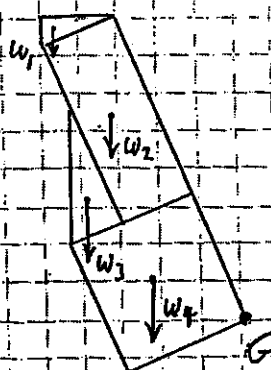
$$P_a = \frac{1}{2} K_a \gamma_s H_w^2$$

$$= \frac{1}{2} \times 0.32 \times 17 \times 3.203^2 = 27.9 \text{ kN/m}$$

Check Overturning

$$\begin{aligned}
 OTM &= P_a \left(\frac{\cos \delta H_w}{3 \sin \alpha} - d \sin \delta \right) \\
 &= 27.9 \left(\frac{\cos 16.67^\circ \times 3.203}{3 \sin 96.6^\circ} - 0.9 \sin 16.67^\circ \right) \\
 &= 21.5 \text{ kNm/m}
 \end{aligned}$$

Resisting Moments



Block Wt.	Lever Arm	R Moment
$W_1 = 0.53$	1.08	0.57
$W_2 = 15.52$	0.78	12.11
$W_3 = 5.45$	1.06	5.78
$W_4 = 19.13$	0.60	11.48
		$\Sigma 29.9 \text{ kNm/m}$

$$\begin{aligned}
 R.M. &= \Sigma W \times \text{lever arm} + \text{Downward component of } P_a \\
 &= 29.9 + P_a \times \sin 8^\circ \times \text{lever arm} \\
 &= 29.9 + 27.9 \times \sin 16.67^\circ \times 0.9 \\
 &= 37.1 \text{ kNm/m}
 \end{aligned}$$

$$FOS = \frac{37.1}{21.5} = 1.73$$

Check Sliding

$$\begin{aligned}
 P_{aH} &= P_a \cos (16.67^\circ - 14^\circ) \\
 &= 27.9 \cos (2.67^\circ) \\
 &= 27.9
 \end{aligned}$$

In front of wall

$$\begin{aligned}
 P_{resisting} &= \Sigma W + [P_a \sin (16.67^\circ - 14^\circ)] \tan \phi_{base} + \frac{1}{2} K_p \delta H^2 \\
 &= [40.6 + [27.9 \sin 2.67^\circ] \tan 30^\circ + (\frac{1}{2} \times 3.7 \times 17 \times 0.70)] \\
 &= 24.2 + 22.0 \\
 &= 46.2 \text{ kN/m}
 \end{aligned}$$

$$FOS = \frac{46.2}{27.9} = 1.65$$

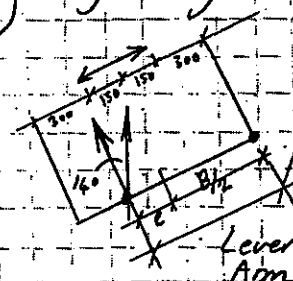
Bearing Pressures

Actual imposed pressures on ground

$$\begin{aligned} \text{Lever arm of base resultant} &= \frac{M}{R_v} \\ &= \frac{21.5 \text{ kN-m/m OTM}}{40.6 \cos 14.0} = 0.546 \quad \left(\text{Within middle } \frac{1}{3} \right) \end{aligned}$$

Eccentricity of base reaction (Take R_v acting through centre of wall)

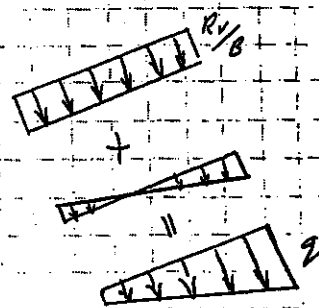
$$e = \frac{M}{R_v} - \frac{B}{2} = 0.546 - 0.45 = 0.096$$



Max & Min Base Pressures

$$\begin{aligned} f &= \frac{R_v}{B} \left(1 \pm \frac{6e}{B} \right) \\ &= \frac{39.4}{0.9} \left(1 \pm \frac{6 \times 0.096}{0.9} \right) \\ &= 43.8 (1 \pm 0.64) \\ &= 71.8 \text{ KPa or } 15.8 \text{ KPa} \end{aligned}$$

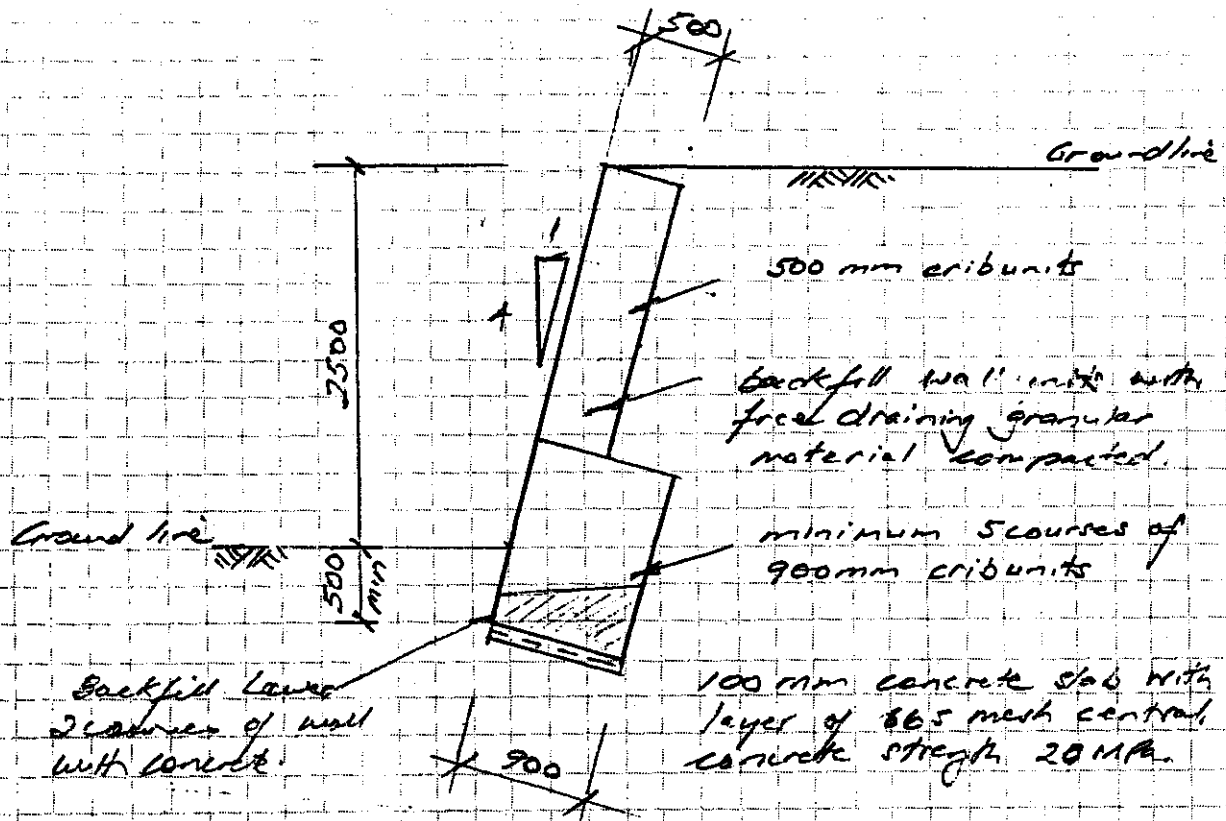
UNFACTORED !



Connell Wagner

Project No: 17030000
Page: 51
By: JF
Date: Feb 95

Project: Hooker Crib Wall
.....



Cross Section thru wall at
Maximum retained height

SKETCH OF LOCATION

(datum: -----)

SCALA PROBES

(9 kg. hammer falling 1/2 a metre to a steel anvil, driving a 16 mm diameter rod fitted with a 20 mm diameter cone.)

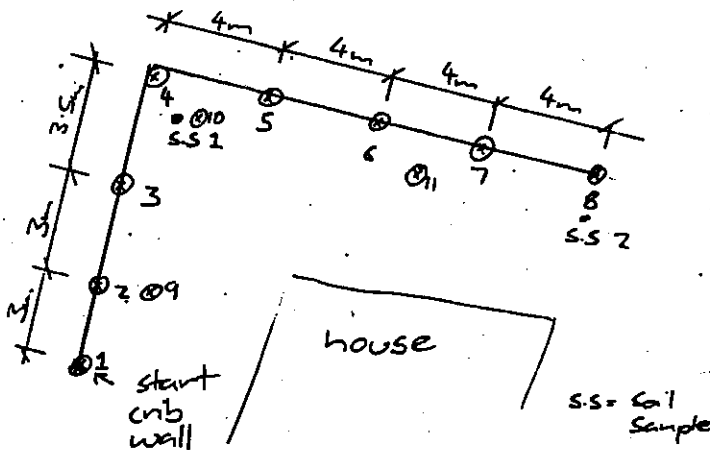
JOB NO. 17030044 DATE 2/2/95

LOCATION 52 Kakariki

Grave Waikanae

CLIENT David Hooker

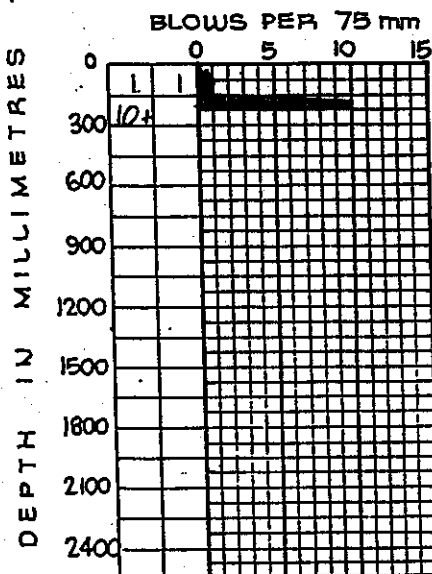
SIGNED 



PROBING NO 1

Elevation: -----

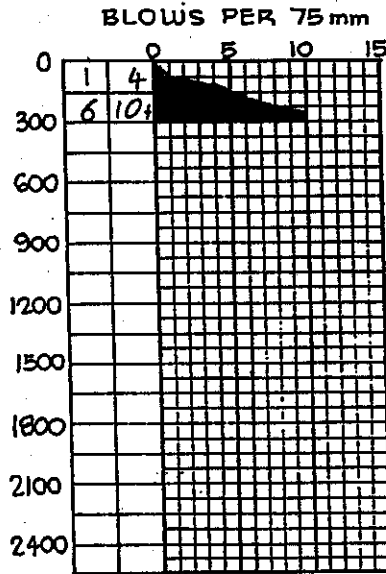
Remarks: Start curb wall



PROBING NO 2

Elevation: -----

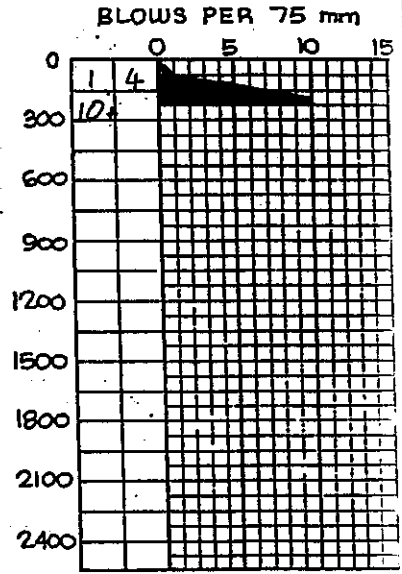
Remarks: -----



PROBING NO 3

Elevation: -----

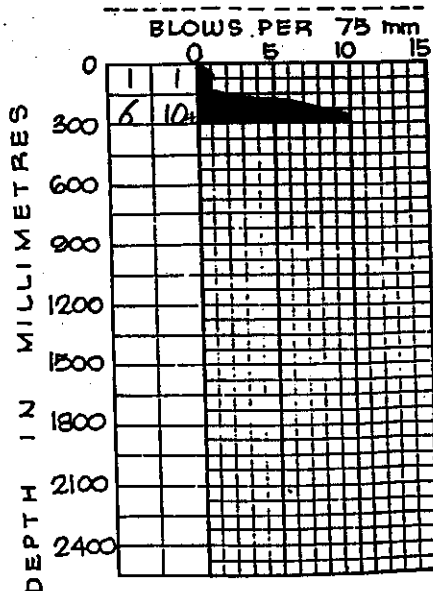
Remarks: -----



PROBING NO 4

Elevation: -----

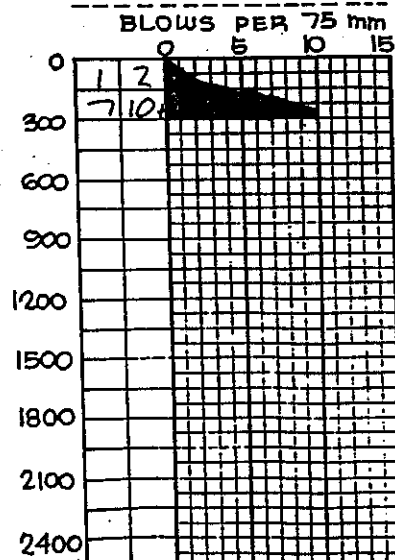
Remarks: -----



PROBING NO 5

Elevation: -----

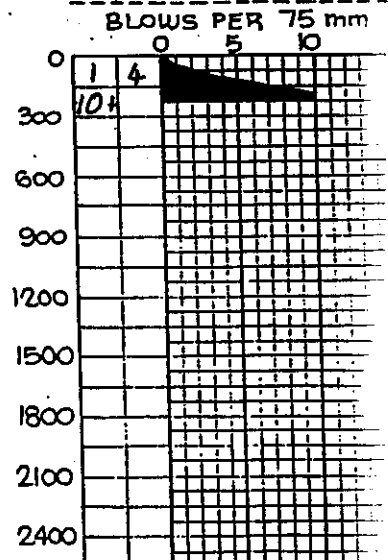
Remarks: -----



PROBING NO 6

Elevation: -----

Remarks: -----



DATE

CHECKED

BY

LOCATION

CLIENT

JOB

SKETCH OF LOCATION

(datum : -----)

SCALA PROBES

(9 kg. hammer falling $\frac{1}{2}$ a metre
to a steel anvil, driving a 16 mm
diameter rod fitted with a
20 mm diameter cone.)

JOB NO: 17030000 DATE 2/2/95

LOCATION 52 Kakariki
Grove, Waikanae

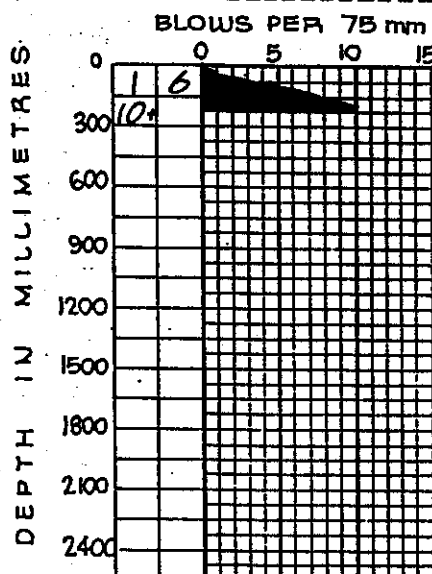
CLIENT Devic Hooker

SIGNED 

PROBING NO 7

Elevation : -----

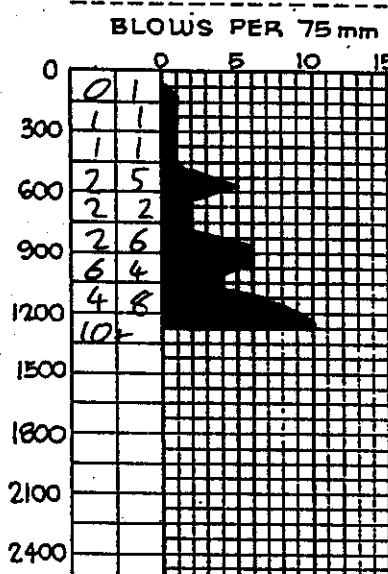
Remarks : -----



PROBING NO 8

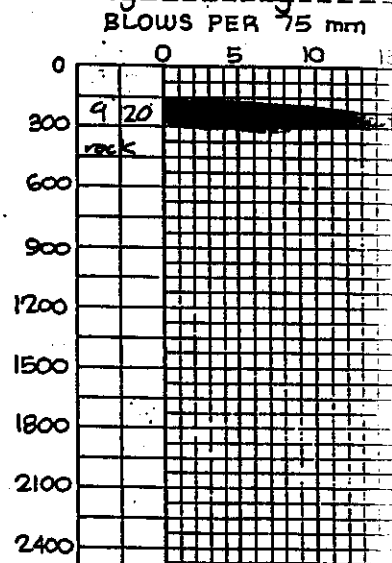
Elevation : -----

Remarks : -----



PROBING NO 9

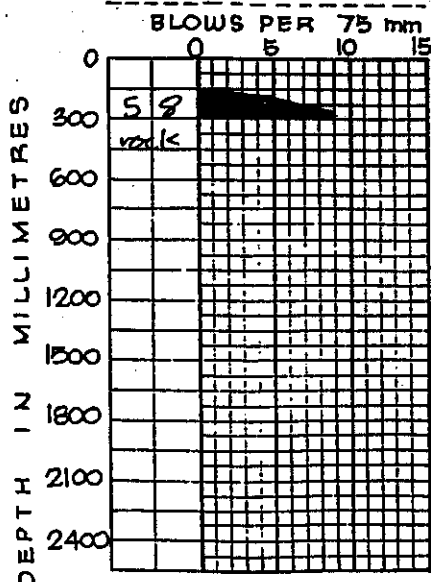
Elevation : 3/2/95

Remarks : 150mm hole
very hard to dig

PROBING NO 10a

Elevation : 3/2/95

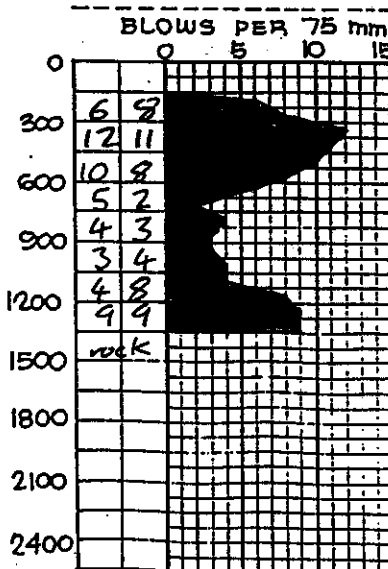
Remarks : 200mm hole



PROBING NO 10b

Elevation : -----

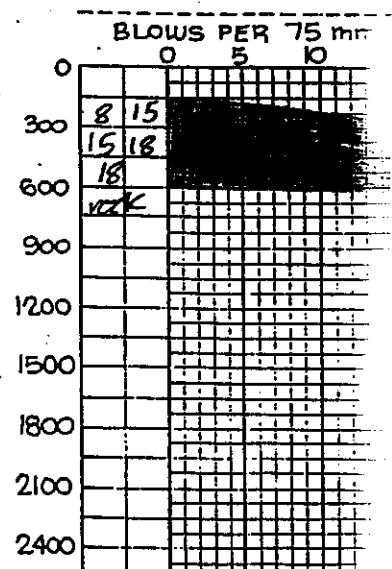
Remarks : 250mm hole



PROBING NO 11

Elevation : -----

Remarks : 180mm hole



20 March 1995

The District Inspector
Kapiti Coast District Council
Private Bag 601
Paraparaumu

Attn. C Thomson

Dear Sir,

**Proposed Crib Retaining Wall
52 Kakariki Grove
Waikanae**

Please find attached amended plans for the crib wall at the above address.

Approval from the neighbor has been received and is attached. Because of the nature of the sections, being on the sloping hillside above Waikanae, the proposed retaining wall will enhance both properties by providing more privacy and controlling stormwater runoff.

Plan "A" shows the intersection point between the existing 150mm sewer and the proposed crib wall. The wall is approximately 900mm high at the point with backfill tapering out to nothing, approximately half way across the section.

The proposed 100mm reinforced footing that has been recommended by the engineer "Connell Wagner" will extend over the sewer at this point.

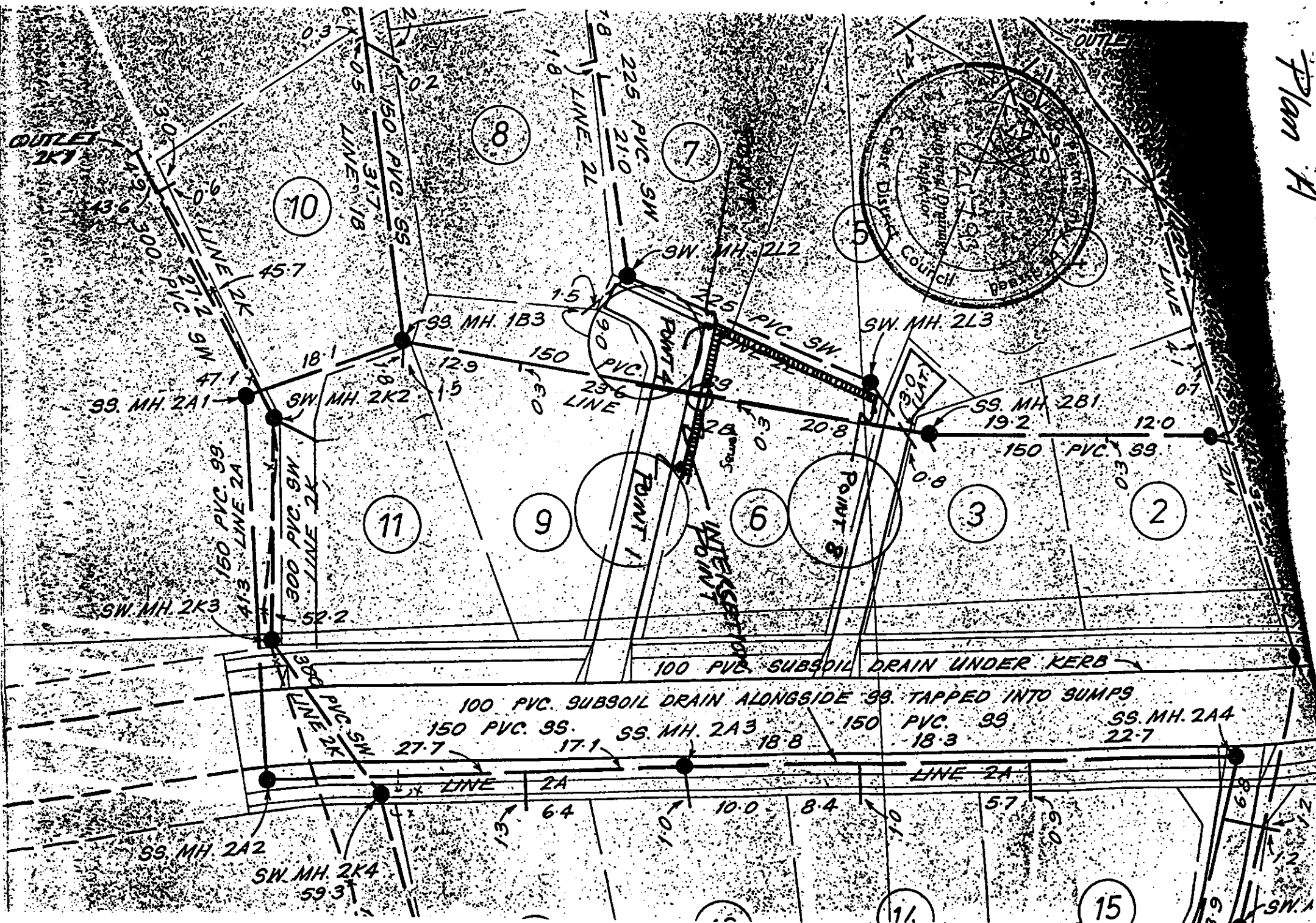
Because the sewer has been laid in a trench situation and the wall is 500mm above the existing pipe-see plan "B" - the effective depth of fill above the pipe line does not exceed the standard depth of fill for 150mm VPVC pipe.

I trust this additional information is sufficient to enable the project to proceed, and hope you are aware of the urgency in this matter, as we are relying on fine weather for the job to be completed.

Yours faithfully

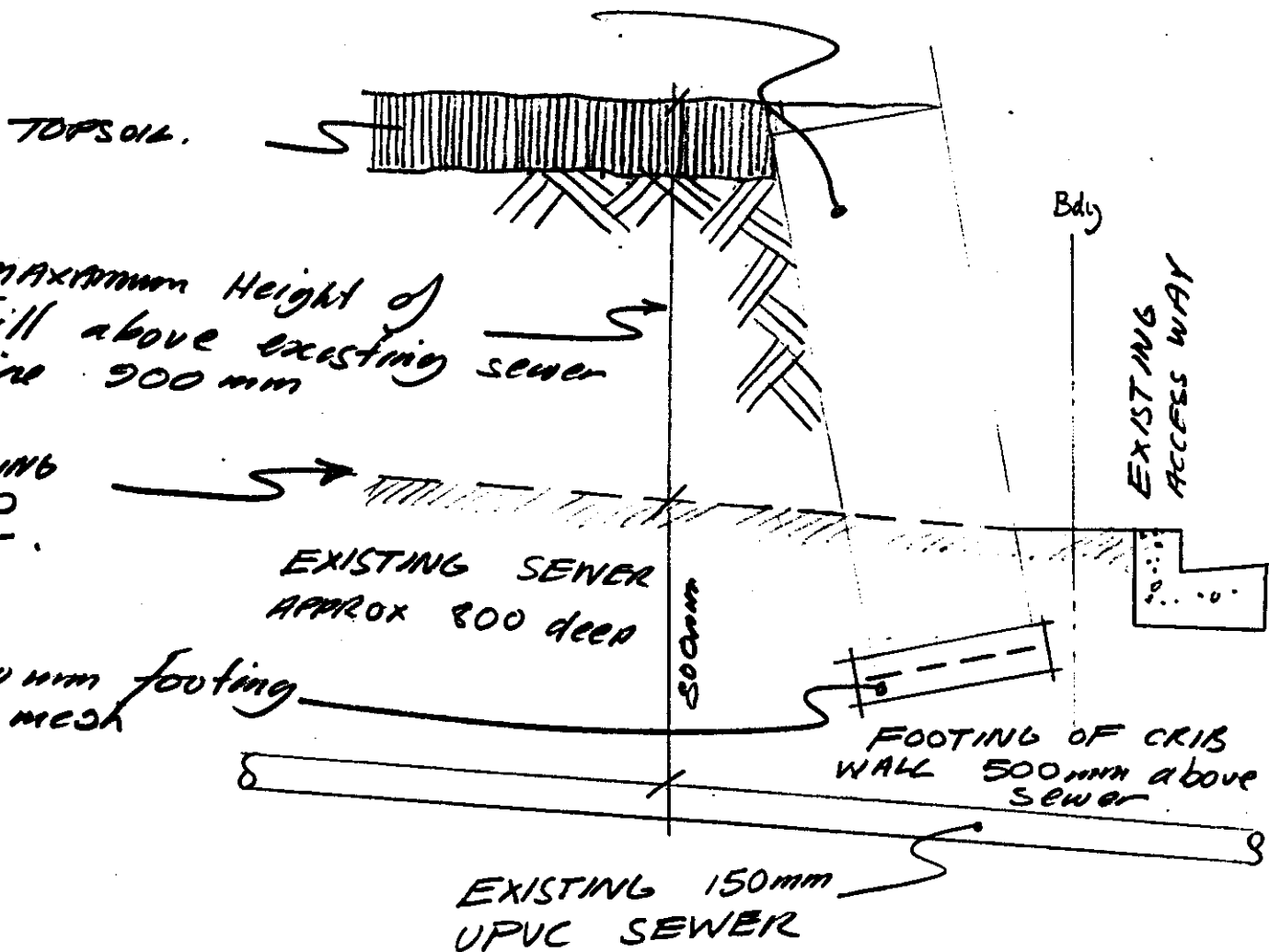


David Hooker.



Plan "B"

Proposed 500 series CRIB
Wall at sewer line intersection



Proposed Retaining Wall
52 Kakariki Grove Waikanae.



KAPITI COAST DISTRICT COUNCIL

SITE CHECK SHEET

NAME: ..Hoater.....

ADDRESS: 52 Katariki..Gru.....

LOT: 6..... DP: 67906

PROJECT: retaining wall.....

PERMIT NO: 950174.....

WORK CANNOT PROCEED PAST EACH STEP UNTIL THAT STEP HAS BEEN INSPECTED, APPROVED AND THIS FORM SIGNED BY THE RELEVANT INSPECTOR. WORK APPROVED BY A CERTIFIER REQUIRES A BUILDING CERTIFICATE SUPPLIED BY THE CERTIFIER.

COMPONENT TO BE INSPECTED	CHECK	INSP REQUIRED (TICK)	COMMENTS AND/OR RECTIFICATION NOTICE NO	OK TO PROCEED YES/NO	ADDITION INSPECT YES/NO	DATE, SIGNATURE
FOUNDATIONS						
Siting	✓		- 900x40 footing + 665 MASH Engineer 5- inspt. Crew by line 3-2 Details below G1	✓	No	MRB 4.4.95
Footings						
Steel						
BOND/BEAMS						
1st						
2nd						
3rd						
CONCRETE FLOOR						
Building						
P&D						
Elect						
Gas						
EHO						
SUB FLOOR						
Connections						
Braces						
Blocking						
PRE LINE						
Wall Framing						
Bracing						
Fixings						
Lintels						
Roof Framing						
Trusses						
Bracing						
Fixing						
P&D						
Elect						
Gas						
EHO						

COMPONENT TO BE INSPECTED	CHECK	INSPECT REQUIRED (TICK)	COMMENTS AND/OR RECTIFICATION NOTICE NO	OK TO PROCEED YES/NO	ADDITION INSPECT YES/NO	DATE, SIGNATURE
INSULATION						
Wall/Floors						
Ceiling/Skillion						
WALL LINING						
Building						
EHO						
EXT CLADDING						
Walls						
Roof						
JOINERY						
NZS4211						
NZS4223						
FIRE FIGHTING EQUIPMENT						
EGRESS COMPONENTS						
DISABLED PERSONS FACILITIES ETC						

FINAL INSPECTION

BUILDING COMPONENTS DEEMED COMPLETED

CERTIFIER	SIGNATURE	DATE	CERTIFIER	SIGNATURE	DATE
Building	<i>[Signature]</i>	<i>3.8.95</i>	Power		
Plumbing	<i>[Signature]</i>	<i>3.8.95</i>	Gas		
Drainage	<i>[Signature]</i>	<i>3.8.95</i>	Services		
EHO			Resource Management		
Lifts			Air Conditioning		
Compliance Schedule					

WORK IS NOW DEEMED TO BE COMPLETED. A CODE COMPLIANCE CERTIFICATE WILL BE ISSUED WHERE REQUIRED BY THE BUILDING ACT. CODE COMPLIANCE CERTIFICATE NUMBER

Signature

Designation

Date

WHEN THE PROJECT IS COMPLETED THIS INSPECTION SHEET WILL BE ATTACHED TO THE RELEVANT PROPERTY FILE HELD AT THE COUNCIL OFFICE.

SITE CHECK SHEET

NAME:

ADDRESS :

LOT:

DP :

Date Inspected[illegible]



KAPITI COAST DISTRICT COUNCIL

TELEPHONE (04) 298-5139 FAX (04) 297-2563

File

PROJECT INFORMATION MEMORANDUM Planning Requirements

APPLICANT: HOOKER

MAILING ADDRESS: 52 KAKARIKI CN WAIMANGI

SITE ADDRESS: " " "

LOT NO: 6 DP: 67906

PROJECT: New Building ☒ Alteration ☐
Removal/Demolition ☐ Relocated Building ☐
(approx. age _____ years)

INTENDED USE: RETAINING WALL

ZONING: RESIDENTIAL E

USE PERMITTED: OK

RESOURCE CONSENT GRANTED: _____

DESIGNATIONS ON PROPERTY: NONE

EASEMENTS: SEWER EASEMENT AT REAR OF SITE

SITE SUBJECT TO INUNDATION: —

COASTAL BUILDING LINE RESTRICTION: —

RELOCATABLE ZONE: —

MINIMUM FLOOR LEVEL: —

YARD & HEIGHT REQUIREMENTS: WALL EXCEEDS 2.1 M ON BOUNDARY
RESOURCE CONSENT REQD

TREE PRESERVATION: —

OTHER COMMENTS: RETAINING WALL & EARTHWORKS MUST ALLOW
FOR FUTURE ACCESS TO SEWER.

THE PROPERTY IS IN CLOSE PROXIMITY TO THE DHARIU
EARTHQUAKE FAULT

TIME TAKEN TO SUPPLY ABOVE: _____

SPECIAL FEATURES OF THE ABOVE LAND

Information is attached identifying the following special features of the land concerned that are known to Council.

- | | |
|------------------------------------|--------------------------|
| Potential Erosion | ☐ |
| Potential Avulsion | ☐ |
| Potential Subsidence | ☐ |
| Potential Slippage | ☐ |
| Potential Alluvion | ☐ |
| Potential Inundation | ☐ |
| Presence of Hazardous Contaminants | ☐ |

Other feature(s) or characteristic(s) likely to be relevant to the design or construction of the proposed buildings and not apparent from the District Scheme or District Plan:

(Plumbing & Drainage)

SEWER ~~NOT~~/CONNECTED

WATER ~~NOT~~/CONNECTED

SITE PLAN OF EXISTING SERVICES (IF ANY) attached plan

LOCATION OF SEWER LATERAL shown on plan

LOCATION AND SIZE OF WATER TAP 15mm shown on plan

LOCATION OF EASEMENTS (IF ANY) sewer easement

LOCATION OF PUBLIC DRAINS (IF ANY) council sewer drain

STORMWATER DISPOSAL TO

- | | |
|---------|-------------------------------------|
| CHANNEL | ☐ |
| DRAIN | ☒ |
| ON SITE | ☐ |

ADDITIONAL COMMENTS

Bridging of council sewer is to be carried out
as high lighted by Council Services engineer Chris Trattles.

KAPITI COAST DISTRICT COUNCIL

Ref:

BUILDING CONSENT Section 35, Building Act 1991

Applicant

D R & M D HOOKER
52 KAKARIKI GROVE
WAIKANAE

Consent Details

Consent/PIM No.: 950174
Date issued: 21/04/95
Date of applicn: 7/03/95
Valn No: 1496009926
Overseer: D Blainie

Project Descrn: NEW CONSTRUCTION
BEING STAGE 1 OF AN INTENDED 1 STAGES
ERECT RETAINING WALL ON 2 BOUNDARIES

Intended Life: INDEFINITE, BUT NOT LESS THAN 50 YEARS

Intended Uses: RESIDENTIAL

Project Location: 52 KAKARIKI GROVE, WAIKANAE

Legal Description: LOT 6 DP67906

Estimated Value: \$ 5,000

CHARGES: The Council's charges paid on uplifting this
Building Consent, in accordance with the attached
details, are:

Building Research Levy	\$	666.00
Building Industry Authority Levy	\$	0.00
TOTAL:	\$	666.00

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

This building consent is issued subject to previously advised conditions.

SIGNED FOR AND ON BEHALF OF THE COUNCIL:

NAME: [Signature] BUILDING CONTROL OFFICER

DATE: 21.4.95

Ngarara Building, Rimu
Road, Private Bag 601,
Paraparaumu.
Telephone (04) 298-5139
Fax (04) 297-2563



KAPITI COAST DISTRICT COUNCIL

Ref:

BUILDING CONSENT ADDENDA 950174

APPLICANT: D R & M D HOOKER : 52 KAKARIKI GROVE : WAIKANAE
LOCATION: 52 KAKARIKI GROVE, WAIKANAE
BUILDER: TBA

General requirements

- a) The District Inspector is to be given 24 hours notice before carrying out the following inspections.

TEST ON STORMWATER

INITIAL INSPECTION

FOUNDATION INSPECTION

FINAL INSPECTION BUILDING

- b) To arrange for any of the above required inspections by the District Inspector, please contact D Blaikie on (04) 298-5139 between the hours of 8.00 am and 4.30 pm.

Conditions of consent

- 1 The inspection of all specific design components of the building is the responsibility of the design engineer who is also required to supply a written report to Council.
- 2 All foundations are to be to solid bearing minimum of 300mm
- 3 COUNCIL SEWER IS TO BE BRIDGED AS DETAILED BY COUNCIL'S SERVICE ENGINEER.

I have read the foregoing requirements and conditions of consent, and the Owner/Builder/Authorised Person hereby agrees to comply with them.

OWNER/BUILDER/AUTHORISED PERSON _____

DATE

Ngarara Building, Rimu
Road, Private Bag 601,
Paraparaumu.
Telephone (04) 298-5139
Fax (04) 297-2563

KAPITI COAST DISTRICT COUNCIL

Ref:

PROJECT INFORMATION MEMORANDUM Section 31, Building Act 1991

Applicant

D R & M D HOOKER
52 KAKARIKI GROVE
WAIKANAE

PIM Details

Consent/PIM No.: 950174
Date issued: 3/04/95
Date of applicn: 7/03/95
Valn No: 1496009926
Overseer: D Blaikie

Project Descrn: NEW CONSTRUCTION
BEING STAGE 1 OF AN INTENDED 1 STAGES
ERECT RETAINING WALL ON 2 BOUNDARIES

Intended Life: INDEFINITE, BUT NOT LESS THAN 50 YEARS

Intended Uses: RESIDENTIAL

Project Location: 52 KAKARIKI GROVE, WAIKANAE

Legal Description: LOT 6 DP67906

This project information memorandum is confirmation that the proposed building work may be undertaken, subject to the provisions of the Building Act 1991, and any requirements of the building consent attached.

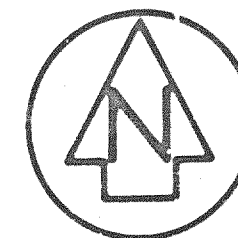
This project information memorandum includes:

- ___ Information identifying relevant special features of the land concerned
- ___ Details of relevant utility systems
- ___ Details of authorisations which have been granted

SIGNED FOR AND ON BEHALF OF THE COUNCIL:

NAME: *A. J. [Signature]* BUILDING CONTROL OFFICER DATE: _____

Ngarara Building, Rimu
Road, Private Bag 601,
Paraparaumu.
Telephone (04) 298-5139
Fax (04) 297-2563



Y. M. Teehan

REGISTERED OWNERS

Pursuant to a resolution of the Horowhenua County Council passed on the 11th day of October, 1989 approving pursuant to Section 305 of the Local Government Act 1974, this survey plan, conditional upon the granting or reserving of the easements shown in the memorandum endorsed hereon, and certifying that the plan is in accordance with the requirements and provisions of the operative district scheme in force for the area to which the survey plan relates, the date of approval of the scheme plan, the common seal of the Horowhenua County Council was affixed hereto in the presence of:

A. J. Liddell
CouncillorE. J. Gates
CouncillorPrincipal Administrative Officer W.S.632
& W.S.636

MEMORANDUM OF EASEMENTS

PURPOSE	SHOWN	SERVIENT TEN.	DOMINANT TEN.
RIGHT OF WAY	E	17	18-22
	F	18	17, 19-22
	G	19	17, 18, 20-22
	H	20	17-19, 21, 22
	J	21	17-20, 22
	K	22	17-21
	Q, R, S	4	5
	T, U, V	5	4
	Z, AA, BB	7	6, 8, 9
	CC, DD, EE	8	6, 7, 9
CONTINUED			ON SHEET 2

Total Area 1.7976 ha

Comprised in C.T. 300/563 &
C.T. 330/1313

I, BRUCE ANDREW MANNERS

Registered Surveyor and holder of an annual practising certificate (or who may act as a registered surveyor pursuant to section 25 of the Survey Act 1986) hereby certify that this plan has been made from surveys executed by me or under my directions, that both plan and survey are correct and have been made in accordance with the Survey Regulations 1972 or any regulations made in substitution thereof.

Dated at Wellington this 3rd day
of October, 1989. Signature B. A. Mann

Field Book 5909 p.25-40 Traverse Book 465 p.43-6

Reference Plans D.P.'s 19187, 29972, 59365, 64276
23735 S.O. 28609

Examined A. J. Liddell Correct K. Liddell

Approved as to Survey

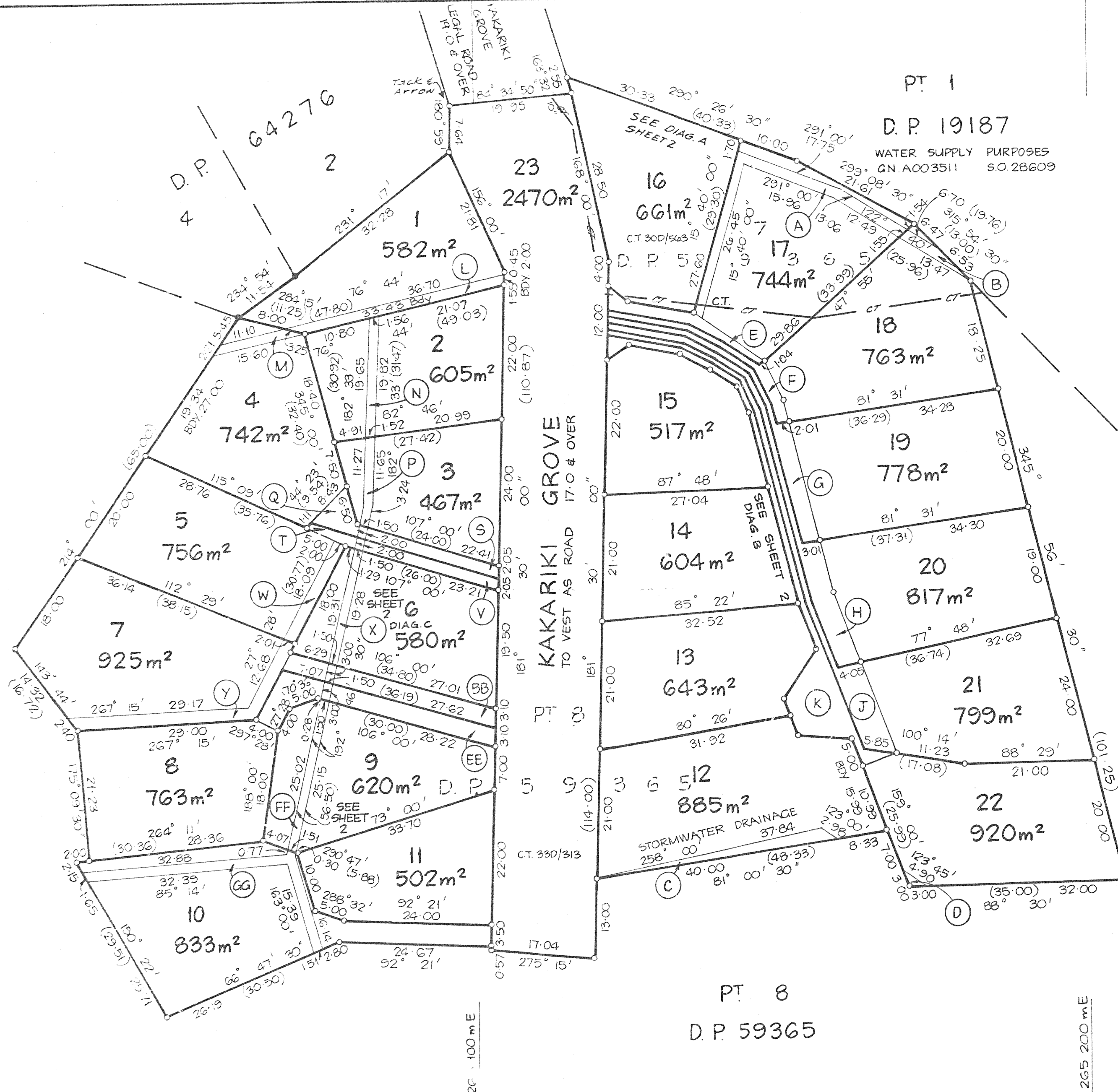
23/11/89

Deposited this 21st day of August 1990

Assistant District Land Registrar

File 2405-207
Received 6.10.89
Instructions

67906

PT 8
D.P. 59365

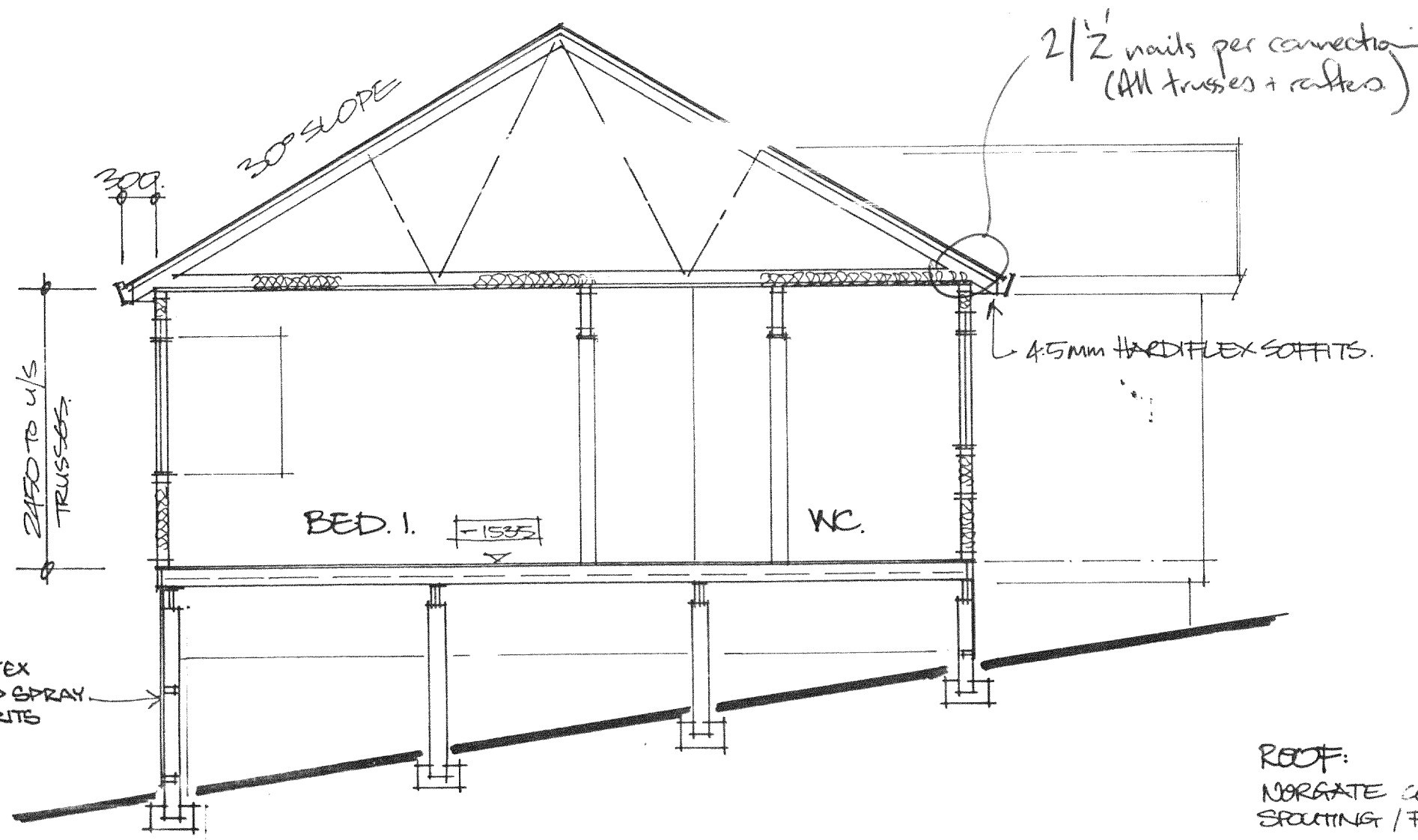
WELLINGTON

DIST. X KAITAWA
R26 RECORD MAP No 70.8LOTS 1-23 BEING A SUBDIVISION
OF PT LOT 7 & PT LOT 8 D.P. 59365

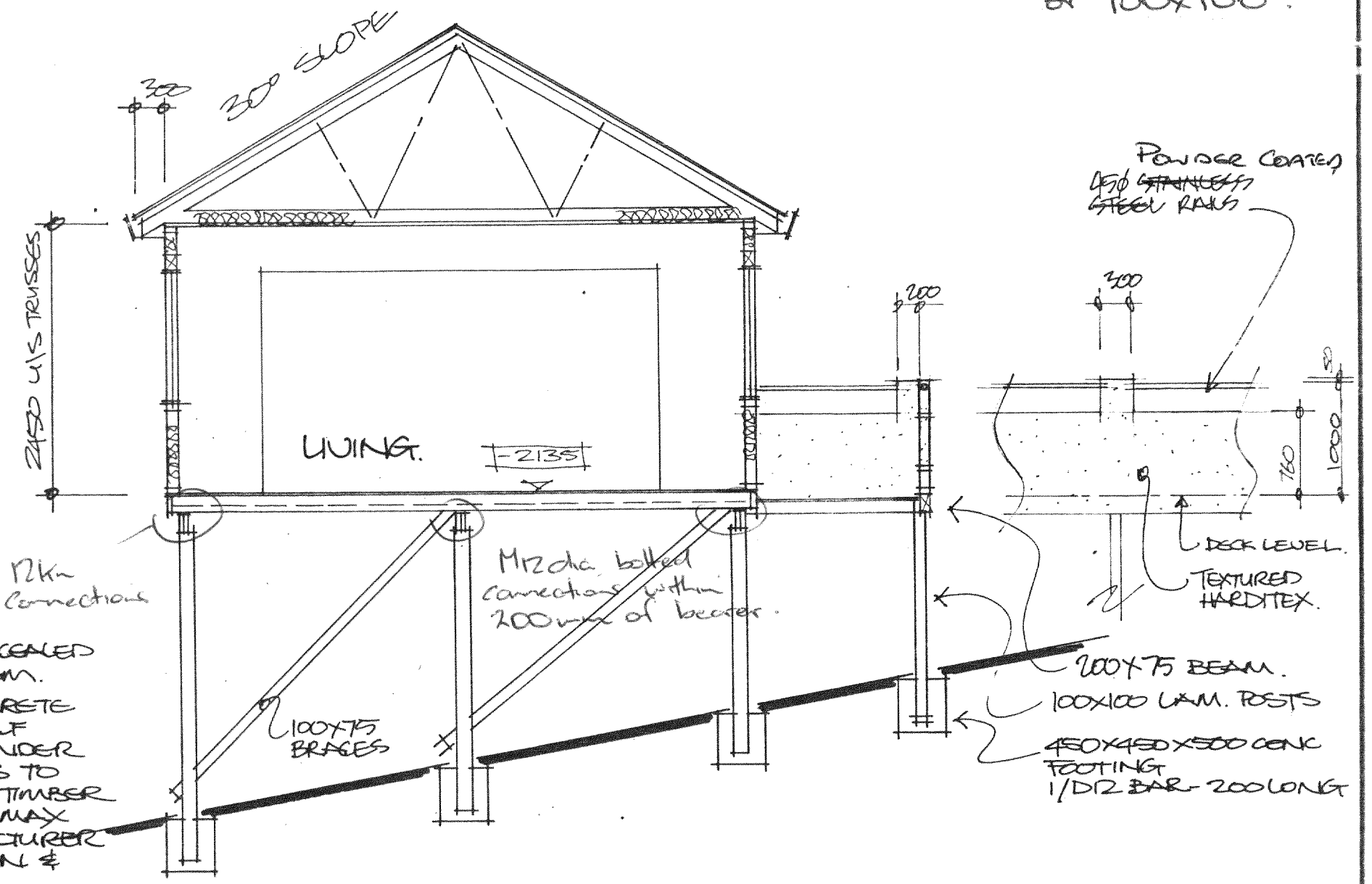
TERRITORIAL AUTHORITY HOROWHENUA COUNTY

Surveyed by RANKINE & HILL LIMITED

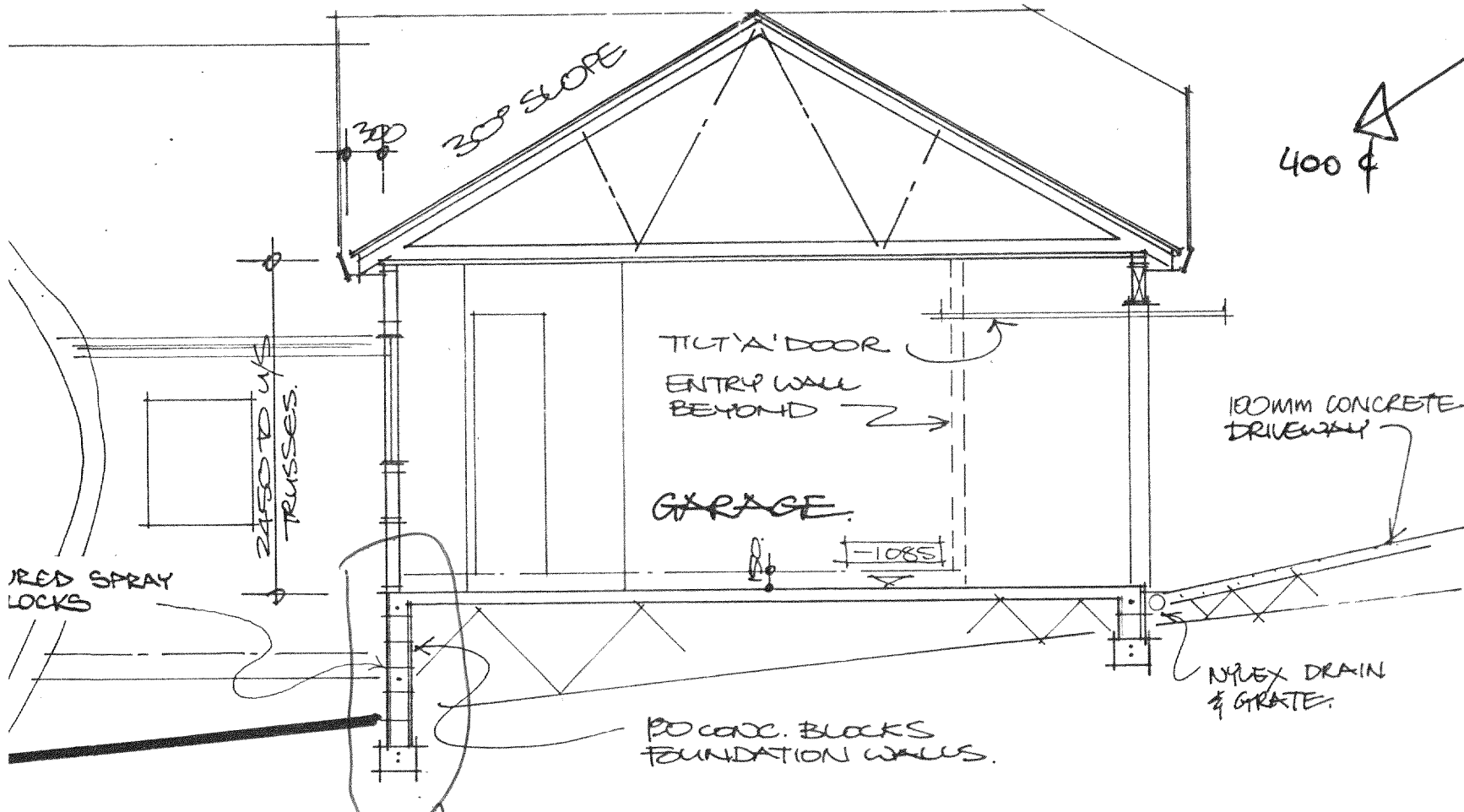
Scale 1:500 Date AUG. 1989



SECTION A-A SCALE 1:50



SECTION B-B SCALE 1:50



SECTION C-C. SCALE 1:50.

Vertical reinforcing to be D12's @ 400cs this face and returning 1.5 metres down each side wall. Otherwise as detailed Sheet 4 OK.

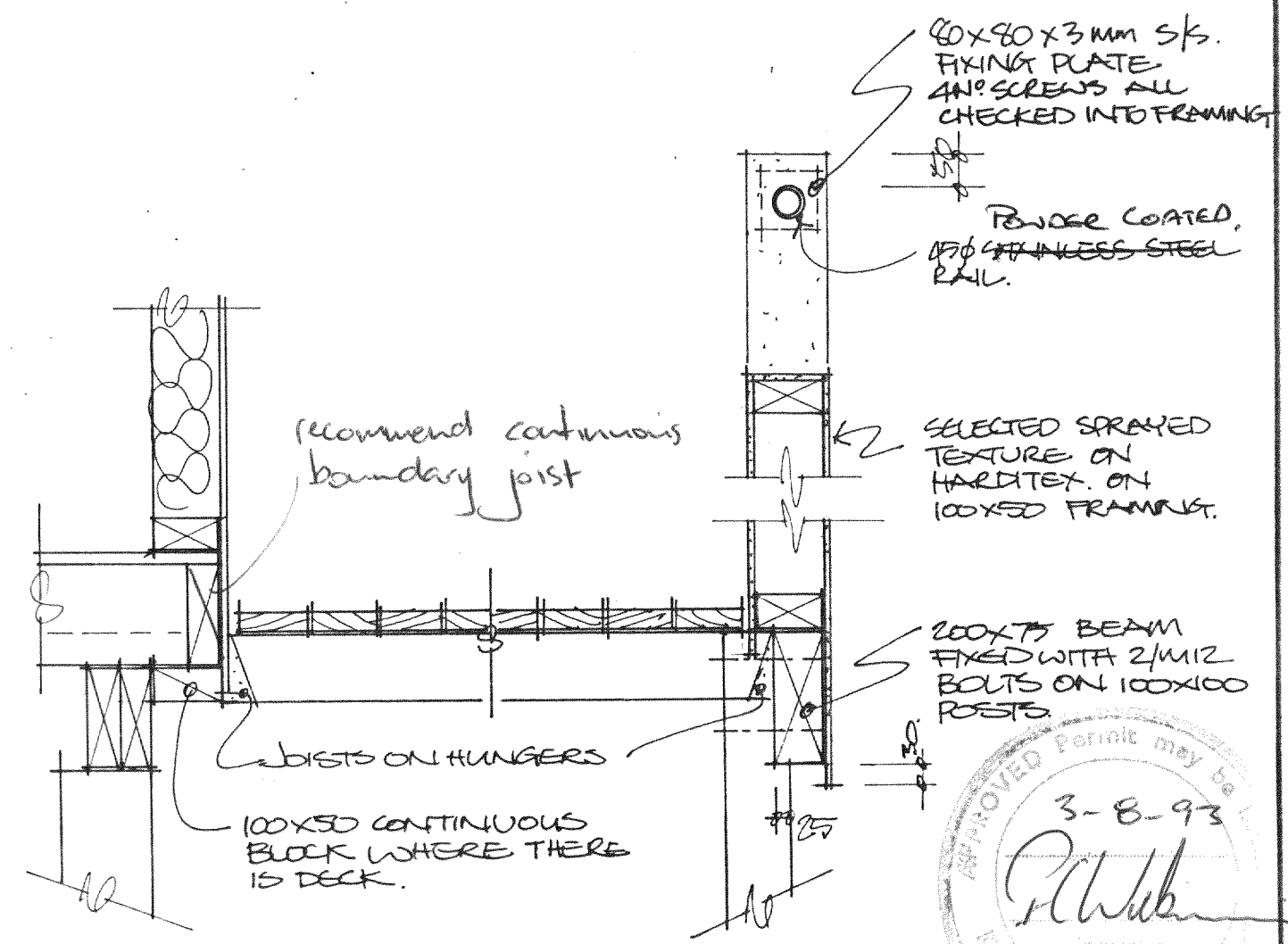
ROOF:
 MORGATE COLORSTEEL CONCEALED BRACING / FASCIA SYSTEM.
 SELECTED MONIER CONCRETE ROOFING TILES ON SELF SUPPORTING ROOFING UNDER LAY ON TILE BATTENS TO SUIT ON PRENAILLED TIMBER TRUSSES AT 900CS MAX.
 (NOTE: TRUSS MANUFACTURER TO SUPPLY TRUSS DESIGN & LAYOUT.)
 100MM INSULFLUFF INSULATION TOX40 CEILING BATTENS AT 400CS MAX.
 125MM AIR. BD CEILING.

WALLS:
 SELECTED SPRAYED TEXTURE COATING ON 75MM HARDITEX ON BUILDING PAPER ON 100X50 FRAMING WITH STUDS GENERALLY AT 600CS AND DWANES AT 800CS MAX.
 75MM FIBREGLASS INSULATION 95MM EPS. BOARD LININGS.

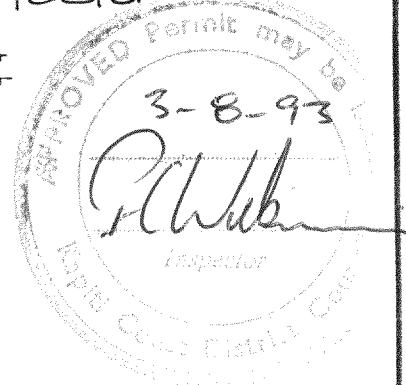
FLOOR:
 20MM FLOORING GRADE PARTICLE BOARD ON 150X50 JOISTS AT 400CS MAX ON 2/150X50 BEARERS ON 100 TAN. PILES.
 INSULATION DRAPED OVER JOISTS WITH 100MM SAP.

SLAB:
 100MM UNREINFORCED CONCRETE SLAB ON 0.25MM POLYPHENE D.P.C. ON WELL COMPACTED SAND BUNDED HARDFILL. CONTROL JOINTS CUT INTO SLAB AT 4.0m CRS MAX BOTHWAYS.

DECK:
 100X32 TAN. P.R. DECKING ON 100X50 (H3) JOISTS AT 400CS MAX.



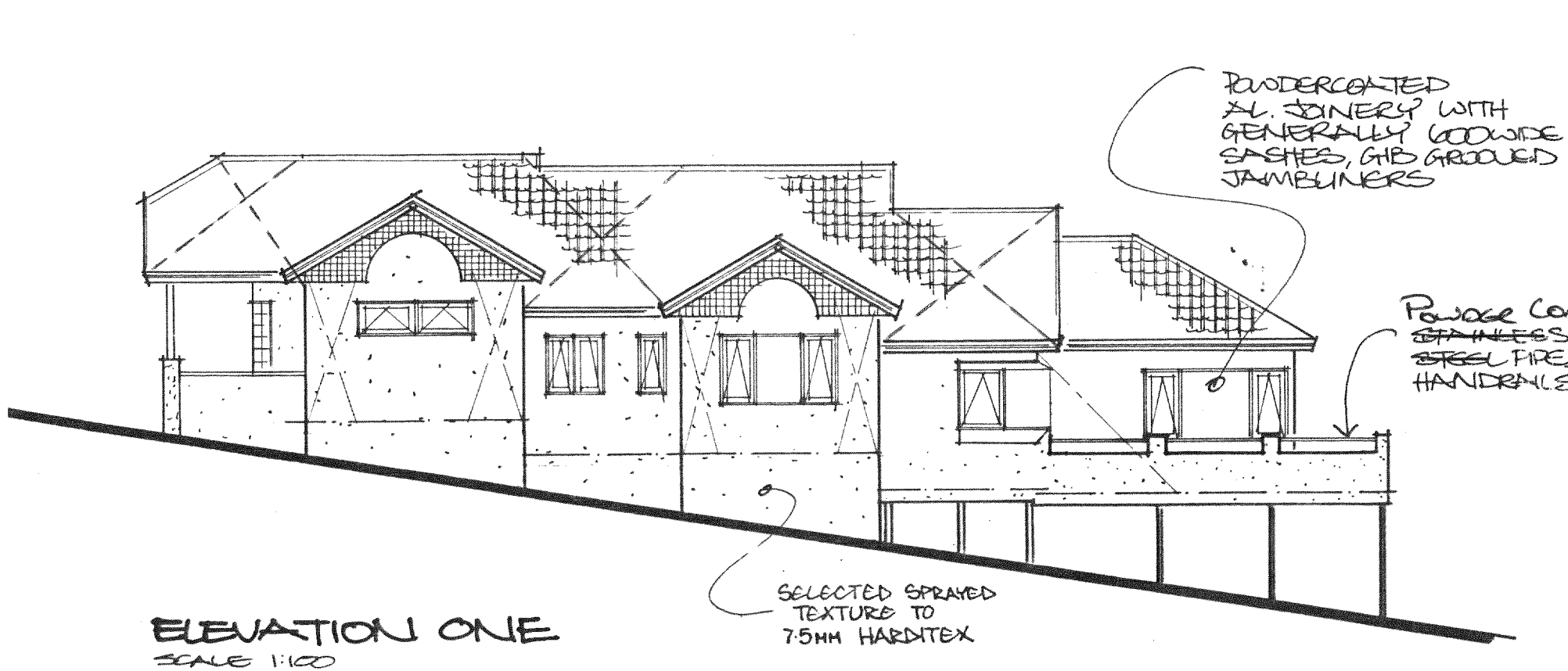
DECK DETAILS.



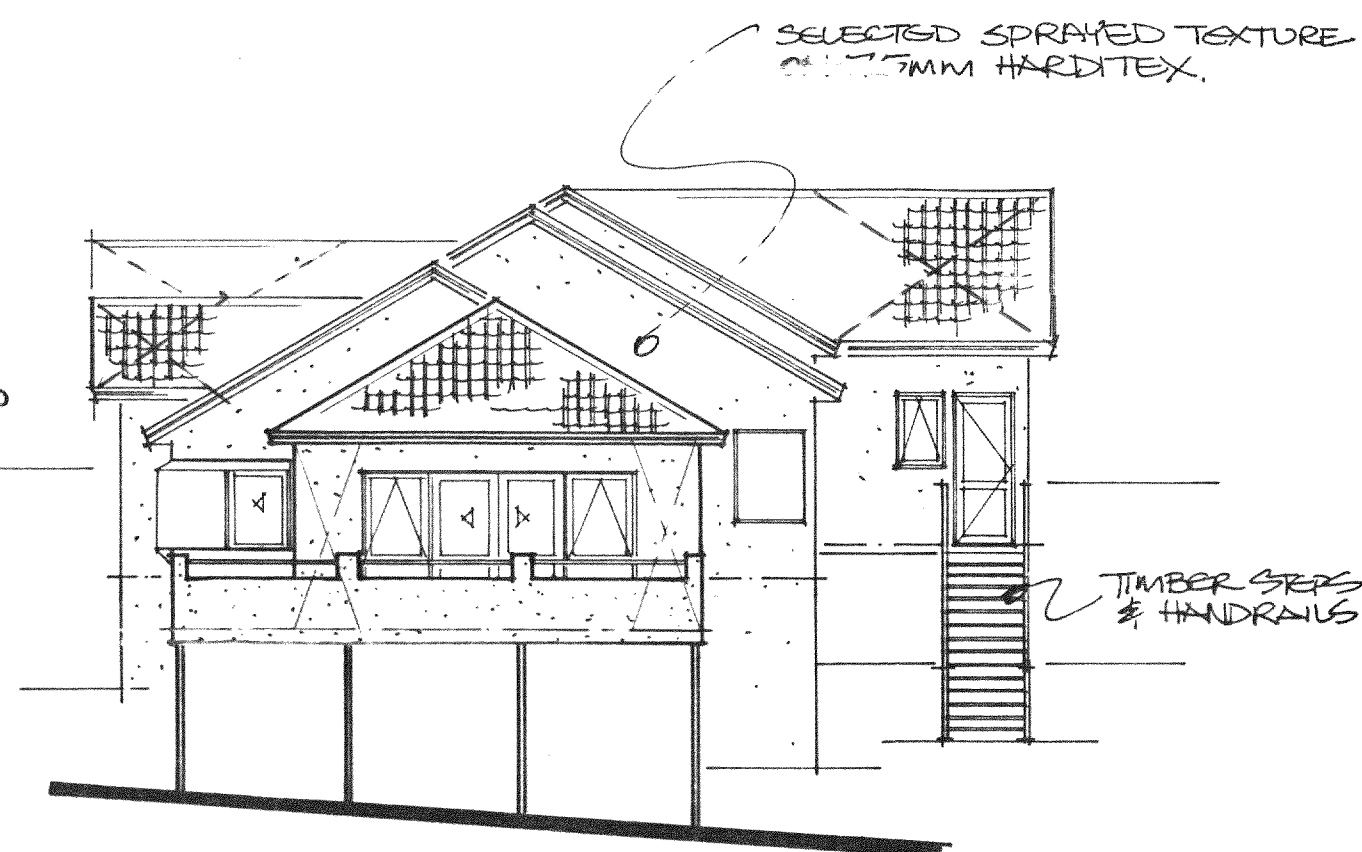
HORIZON HOMES GROUP

PROPOSED SHOWHOME - HORIZON HOMES LTD
 LOT. 6. KAKARIKI GROVE
 PARAPARAUMU.

PLAN DESIGN & BUILD.		Sheet No
AREA	SCALE 1:250, 1:100	3
DRAWN B.M.	DATE	
		Job No

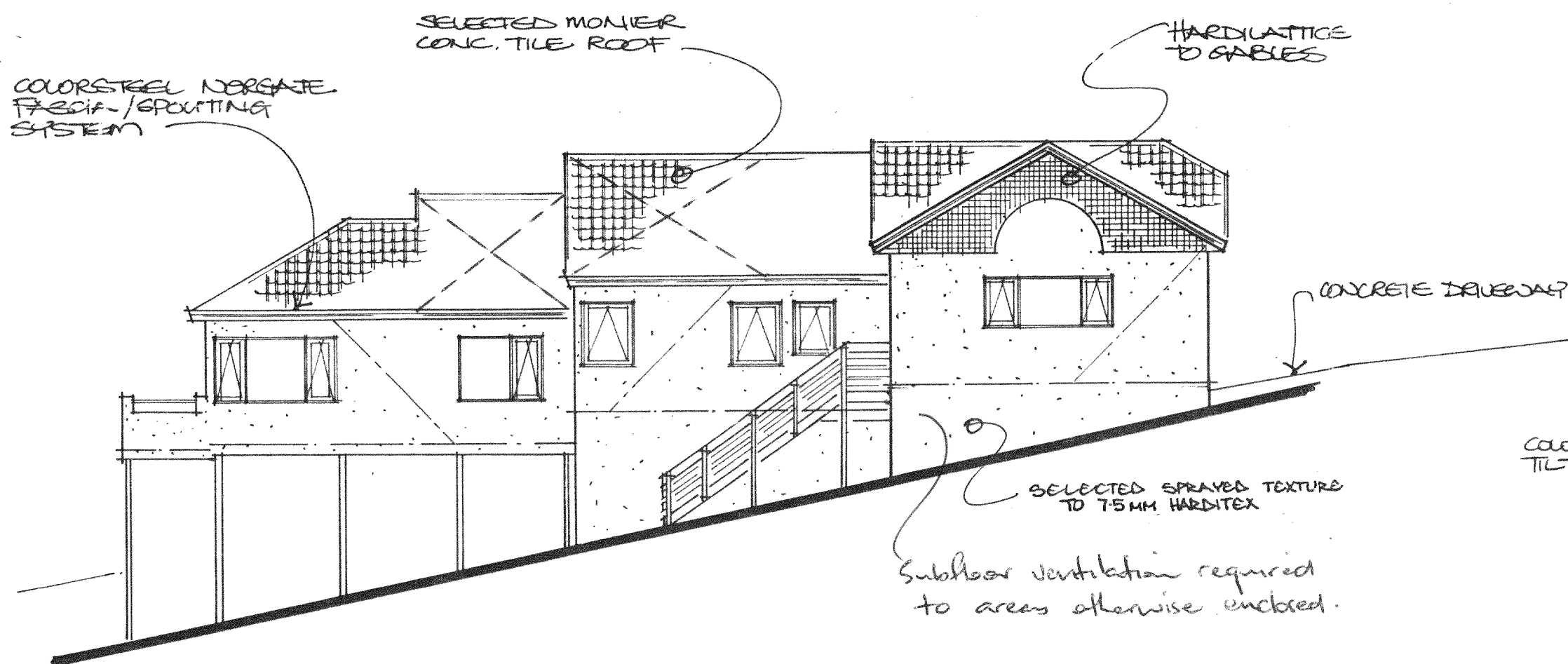


ELEVATION ONE
SCALE 1:100

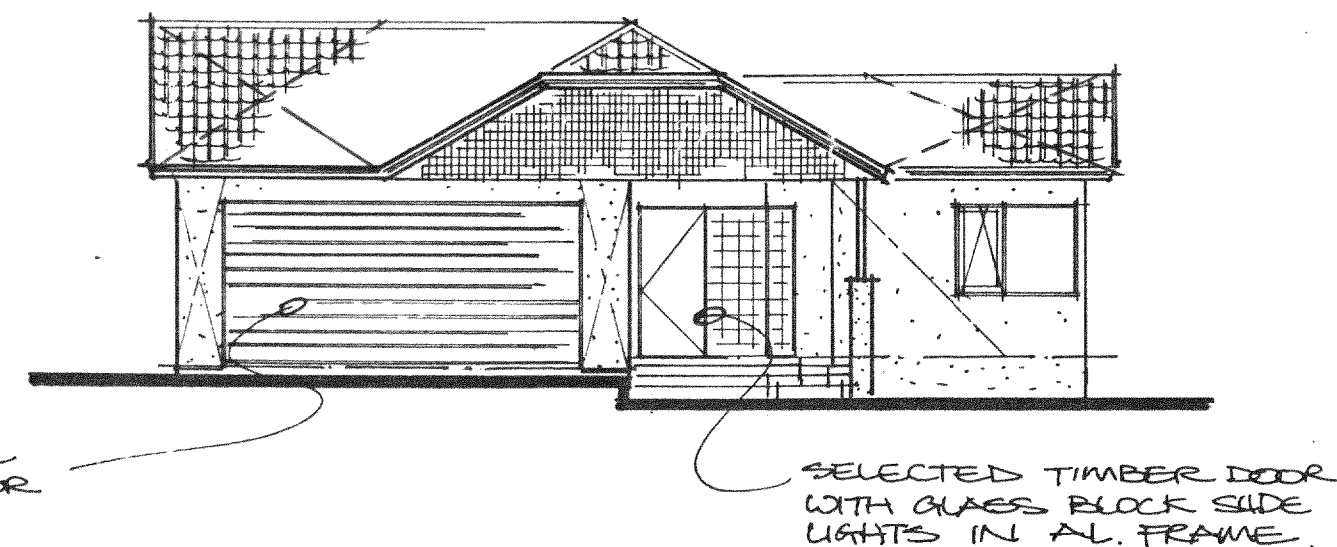


ELEVATION TWO
SCALE 1:100

Roof bracing to NZS. 3604:1990
Note also Roof Space bracing
requirements for Heavy Gabled Roofs
and conform.

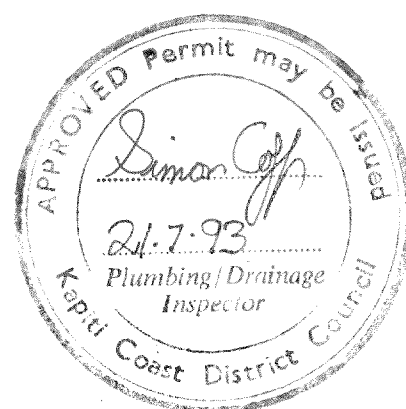


ELEVATION THREE
SCALE 1:100



ELEVATION FOUR
SCALE 1:100

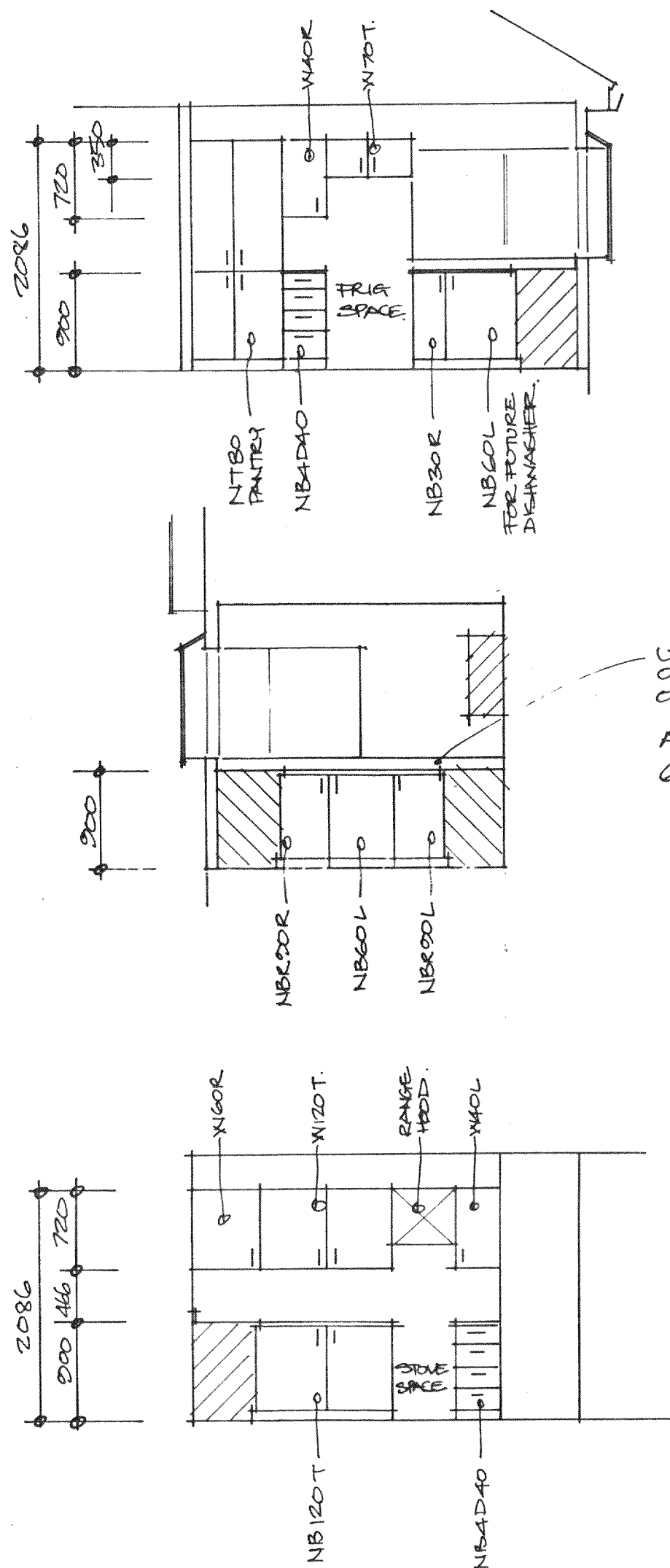
Fit suitable head flashings to exterior
Joints.
Sealant only is not acceptable.



HORIZON HOMES GROUP

PROPOSED SHOWHOME - HORIZON HOMES LTD
LOT 6. KAKARIKI GROVE
PARAPARAUMU.

PLAN	DESIGN & BUILD	Sheet No.
AREA	SCALE 1:100	2
DRAWN BM	DATE MAR 1993	Job No



UPSTAND TO UNDERSIDE
OF SKL TO SINK BENCH
ONLY.
ALL UNITS FULL DEPTH
600 WIDE BENCH TOPS.

KITCHEN JOINERY? SCALE 1:50





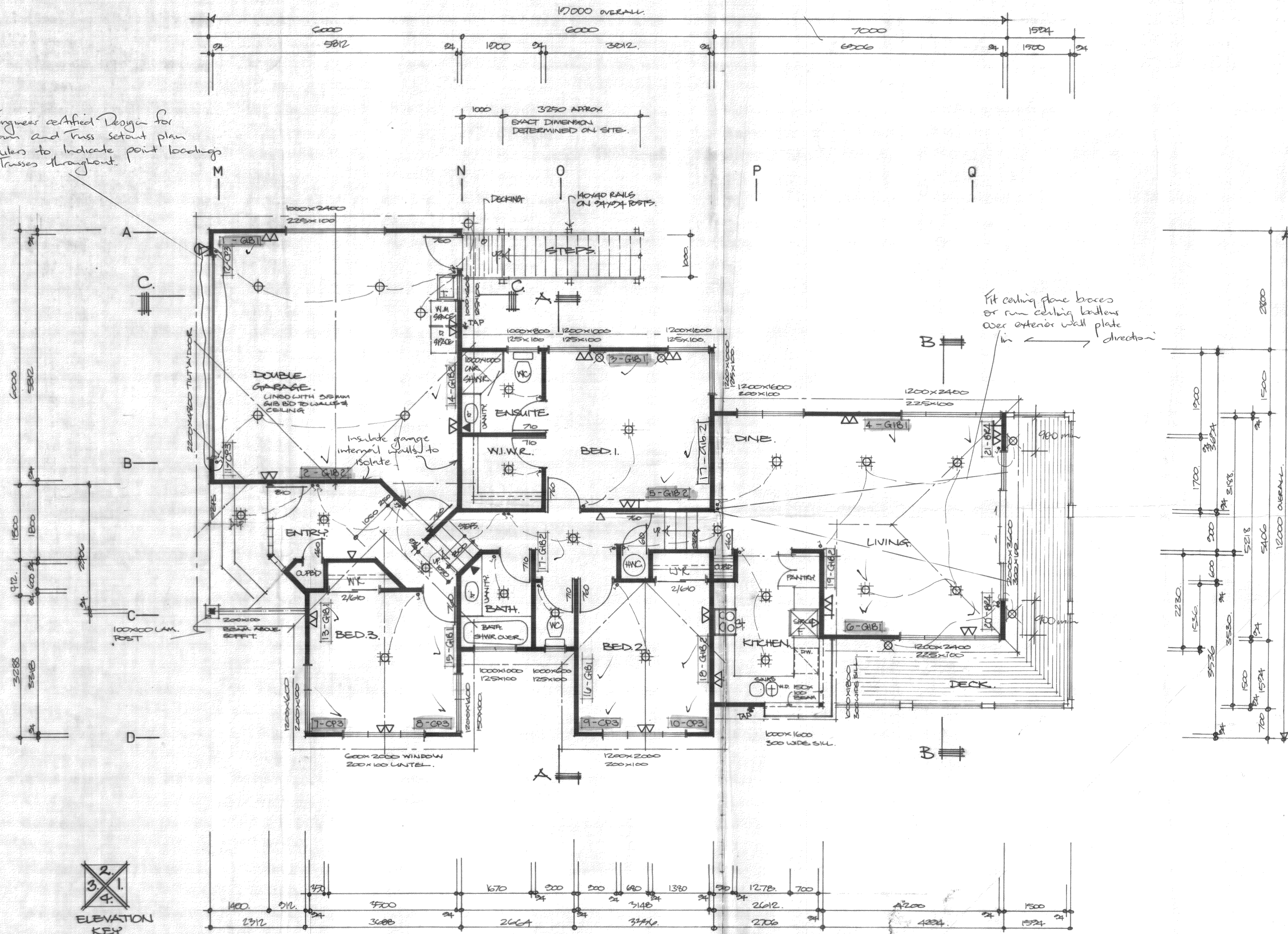
HORIZON HOMES GROUP

11 OFFICE: 727 HERETAUNGA STREET WEST, PO BOX 2347, STORTFORD LODGE, HASTINGS, NEW ZEALAND

PROPOSED SHOWHOME-HORIZON HOMES
LOT.6. KAKARIKI GROVE.
PARAPARAUMU.

PLAN DESIGN & BUILD.		Sheet No. 5
AREA	SCALE 1:50	
DRAWN BM	DATE MAY 1993	Job No.

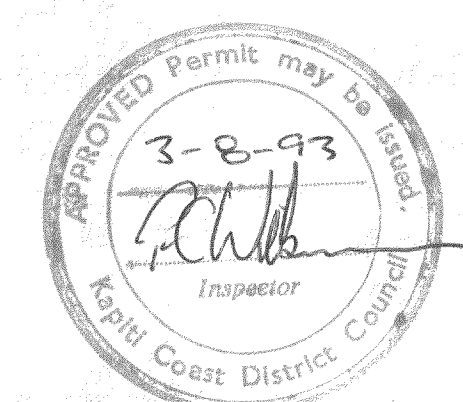
vide Engineer certified Design for
g. Beam and Truss setout plan
Reminders to indicate point loadings
over Trusses throughout.

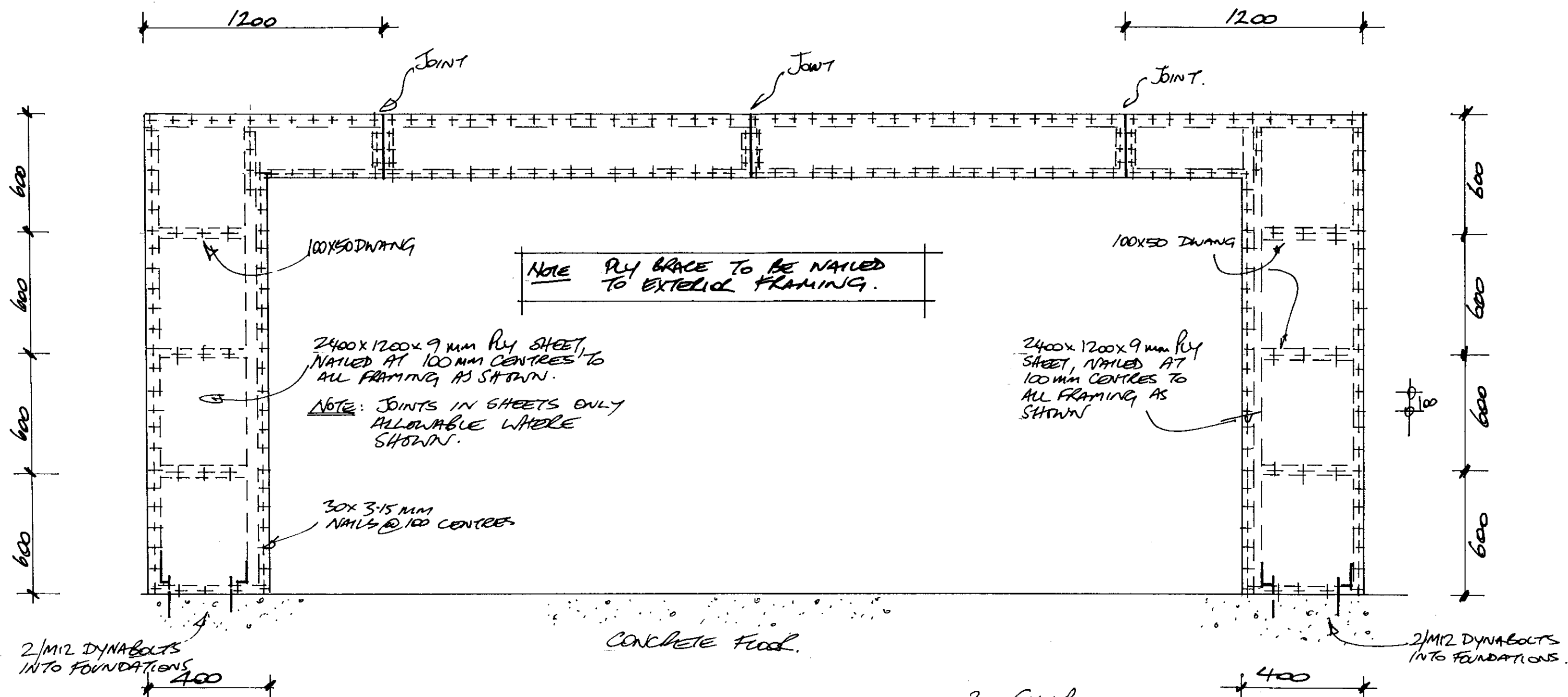


- # ELECTICAL LEGEND.
-  - SURFACE MOUNTED LIGHT.
 -  - RECESSED LIGHT.
 -  - WALL LIGHT.
 -  - SINGLE POWER POINT.
 -  - DOUBLE POWER POINT
 -  - T.V. AERIAL OUTLET.
 -  - SHAVOR OUTLET.
 -  - LIGHT ON MOVEMENT SENSOR

IMPORTANT	
24 HRS NOTICE MUST BE GIVEN TO THE INSPECTOR FOR ALL STAGES OF WORK TICKED BELOW.	
COMMENCEMENT OF WORK	
BEFORE POURING ANY CONCRETE	/
BEFORE FIXING ANY FLOOR	/
BEFORE FIXING ANY WALL OR CEILING LININGS	/
BEFORE BACKFILLING ANY DRAIN TRENCH	/
BEFORE COVERING ANY PLUMBING WORKS	/
BEFORE FITTING ANY FLUE CEILING COVER PLATE	
ON COMPLETION OF WORKS	/
NOTE: INSPECTIONS ARE CARRIED OUT ON WEEKDAYS ONLY.	

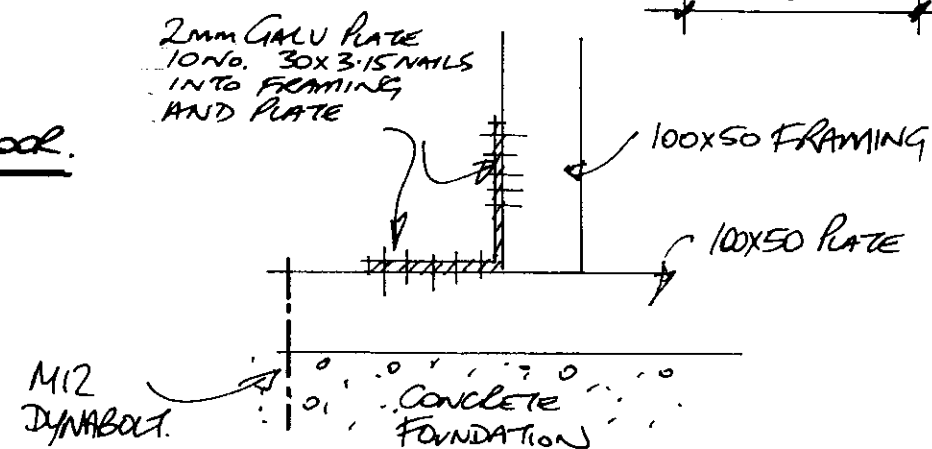
IMPORTANT
An additional inspection is now required for all buildings once internal linings have been installed and prior to GIB stopping, fitting of skirtings and scotia contact buildingsinspectors





SHEET BRACE FRAME - GARAGE DOOR.

HORIZON HOMES SHOWHOME
KARAKARI GROVE
WAIKANAHE.

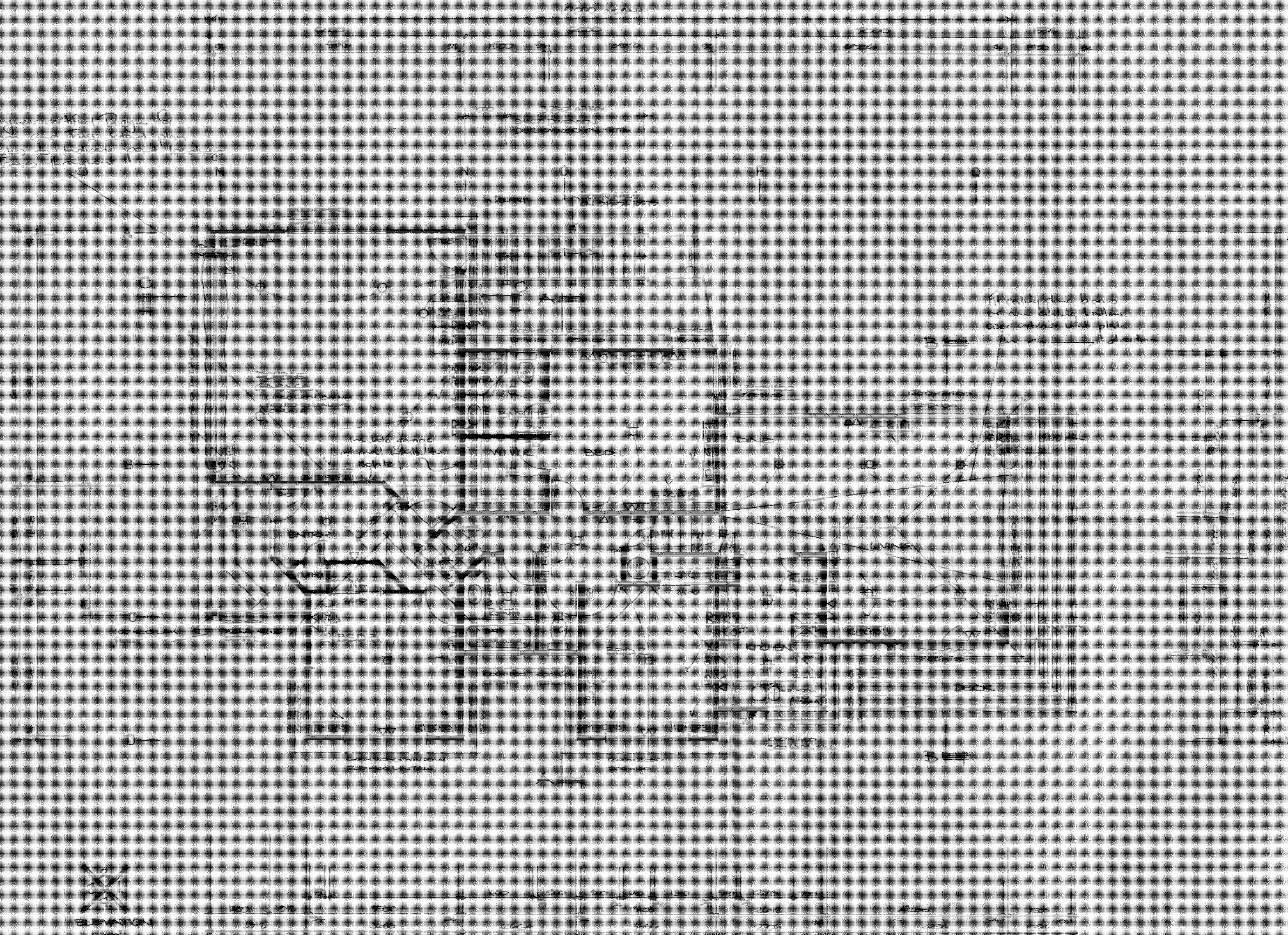


TYPICAL FRAMING / PLATE CONNECTION

Provide Engineer certified Design for
 Paving, Benches and this set out plan
 from Perimeter to indicate point locations
 of under drains throughout

ELECTRICAL LEGEND

- SURFACE MOUNTED LIGHT
- RECESSED LIGHT
- ⊗ WALL LIGHT
- ◁ SINGLE POWER POINT
- ≡ DOUBLE POWER POINT
- ⊥ TV AERIAL OUTLET
- ◀ SWIMMER OUTLET
- ◇ LIGHT ON MOVEMENT SENSOR



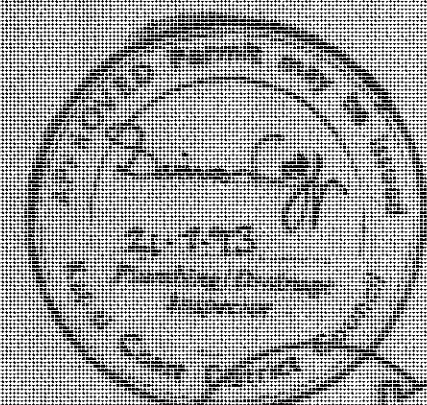
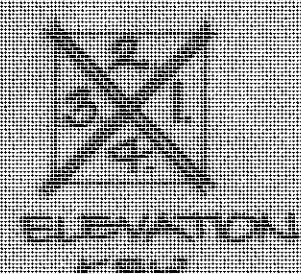
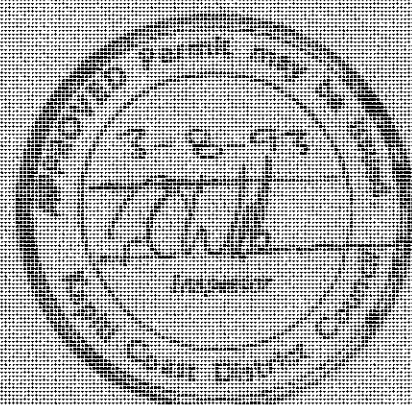
GENERAL FLOOR PLAN

Hot-cold water pipes are to be water tested to a pressure of 600 kPa.

IMPORTANT
 THIS NOTICE MUST BE GIVEN
 TO THE INSPECTOR FOR ALL STAGES
 OF WORK TICKED BELOW.

COMPLETION OF WORK	
BEFORE POURING ANY CONCRETE	☒
BEFORE FIXING ANY FLOOR	☒
BEFORE FIXING ANY WALL OR CEILING LINING	☒
BEFORE BACKFILLING ANY DEEP TRENCH	☒
BEFORE COVERING ANY PLUMBING TRUNKS	☒
BEFORE FITTING ANY FLOOR SLAB COVER PLATE	☒
ON COMPLETION OF WORKS	☒
NOTE: INSPECTIONS ARE CARRIED OUT ON WEEKDAYS ONLY	

IMPORTANT
 An additional inspection is now required for all
 (a) Works once internal wiring has been
 installed and prior to G.D. roofing, fitting of
 ceilings and scuba contact building inspection

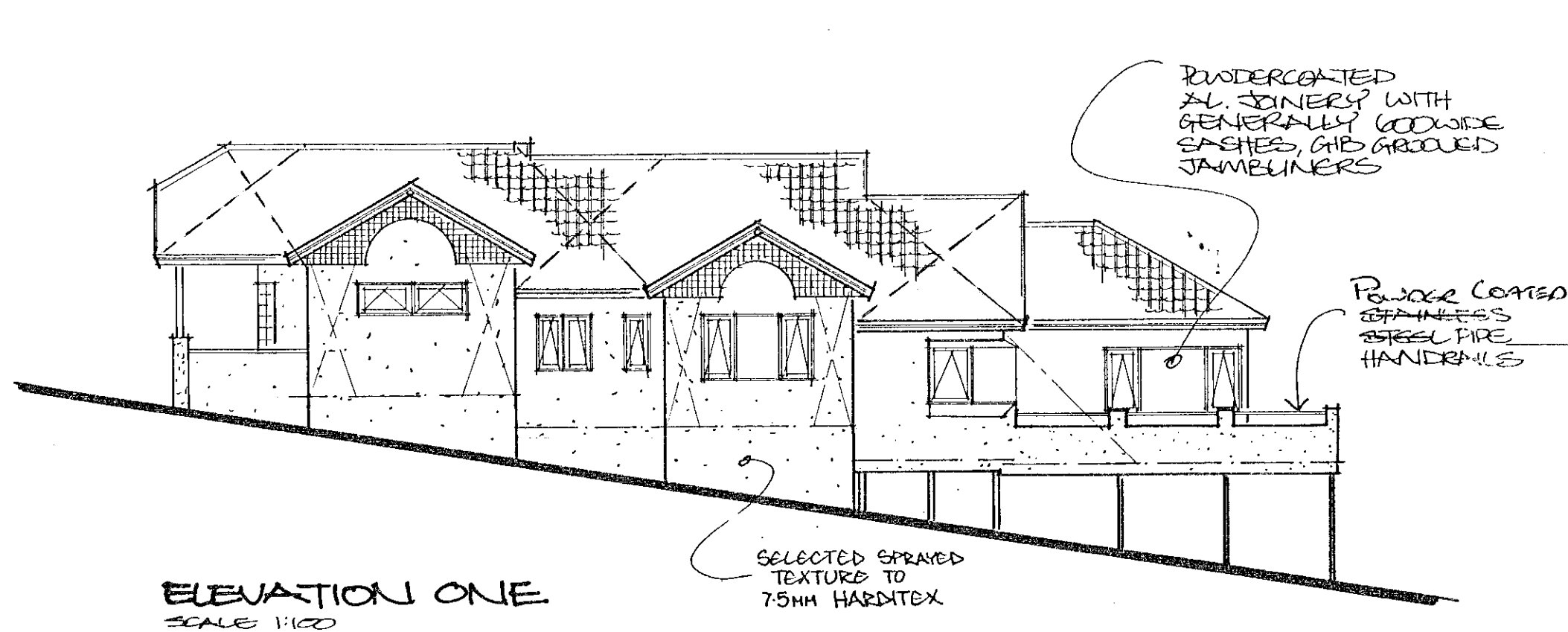


HORIZON HOMES GROUP

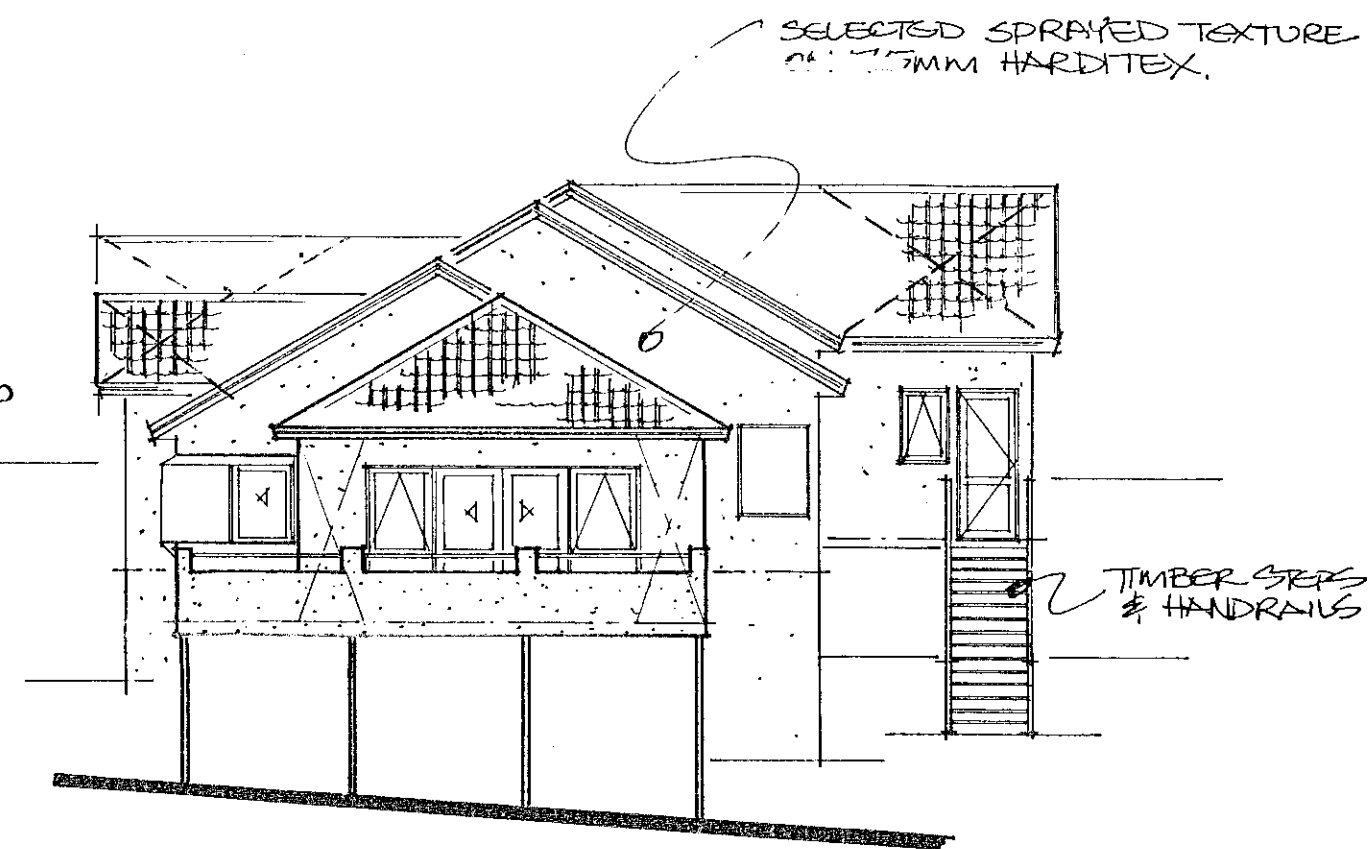
HEAD OFFICE: 227 HARBORVIEW STREET, PO BOX 2347, STORTFORD LODGE, HASTINGS, NEW ZEALAND

PROPOSED SHOWHOME - HORIZON HOMES LTD
 LOT 6, KAKARIKI GROVE
 PARAPARAUMU.

PLAN	DESIGN & BUILD	Sheet No.
AREA	SCALE	1
DRAWN BY	DATE	NO. 108

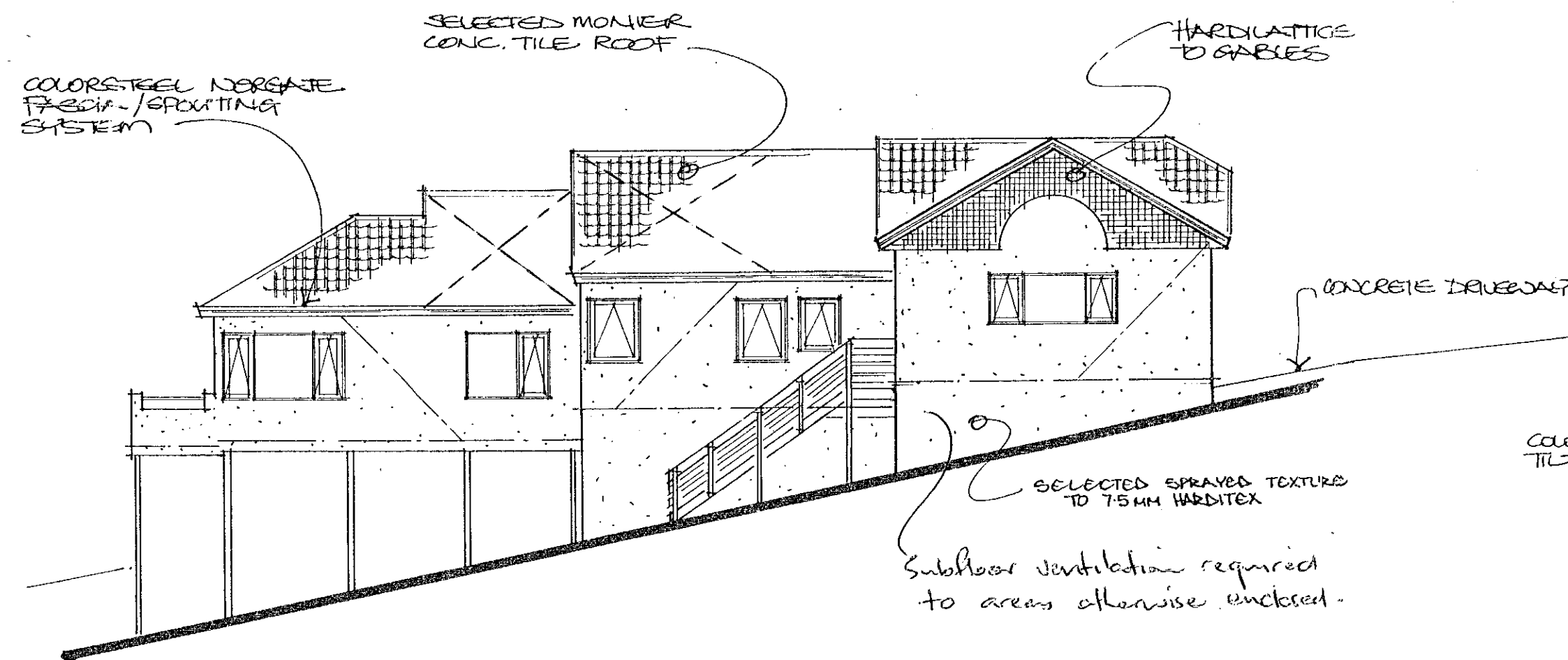


ELEVATION ONE
SCALE 1:100

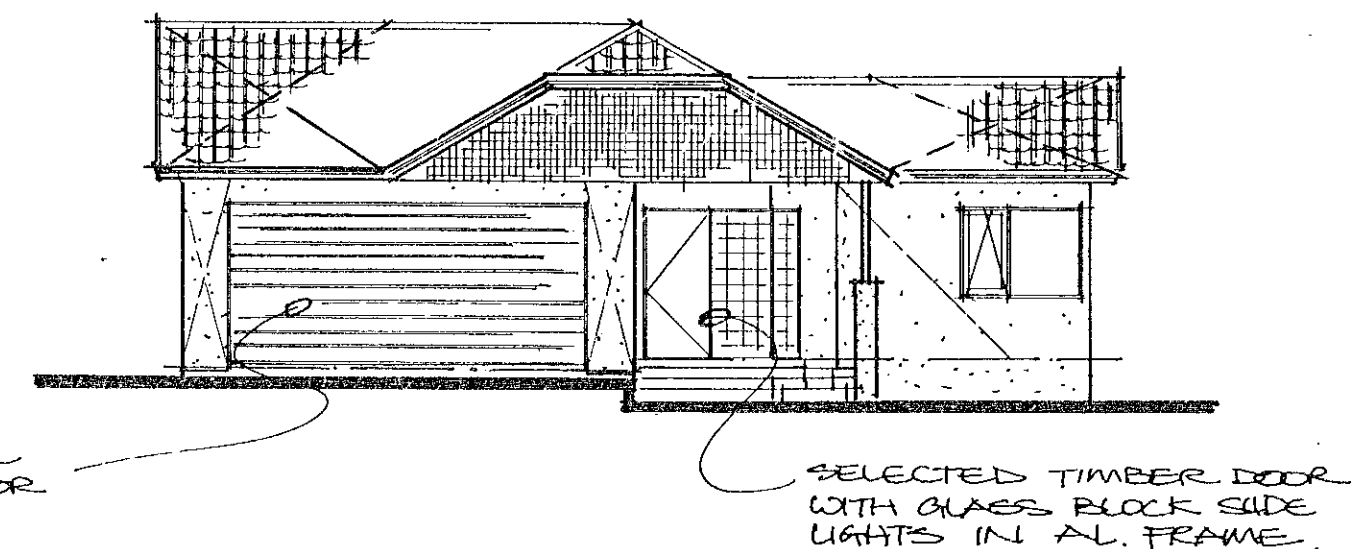


ELEVATION TWO
SCALE 1:100

Roof bracing to NZS 3604:1990
Note also Roof Space bracing
requirements for Heavy Gabled Roofs
and conform.

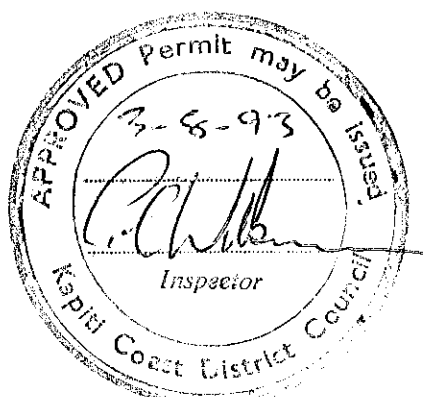


ELEVATION THREE
SCALE 1:100



ELEVATION FOUR
SCALE 1:100

Fit suitable head flashings to exterior
Jambing.
Sealant only is not acceptable.



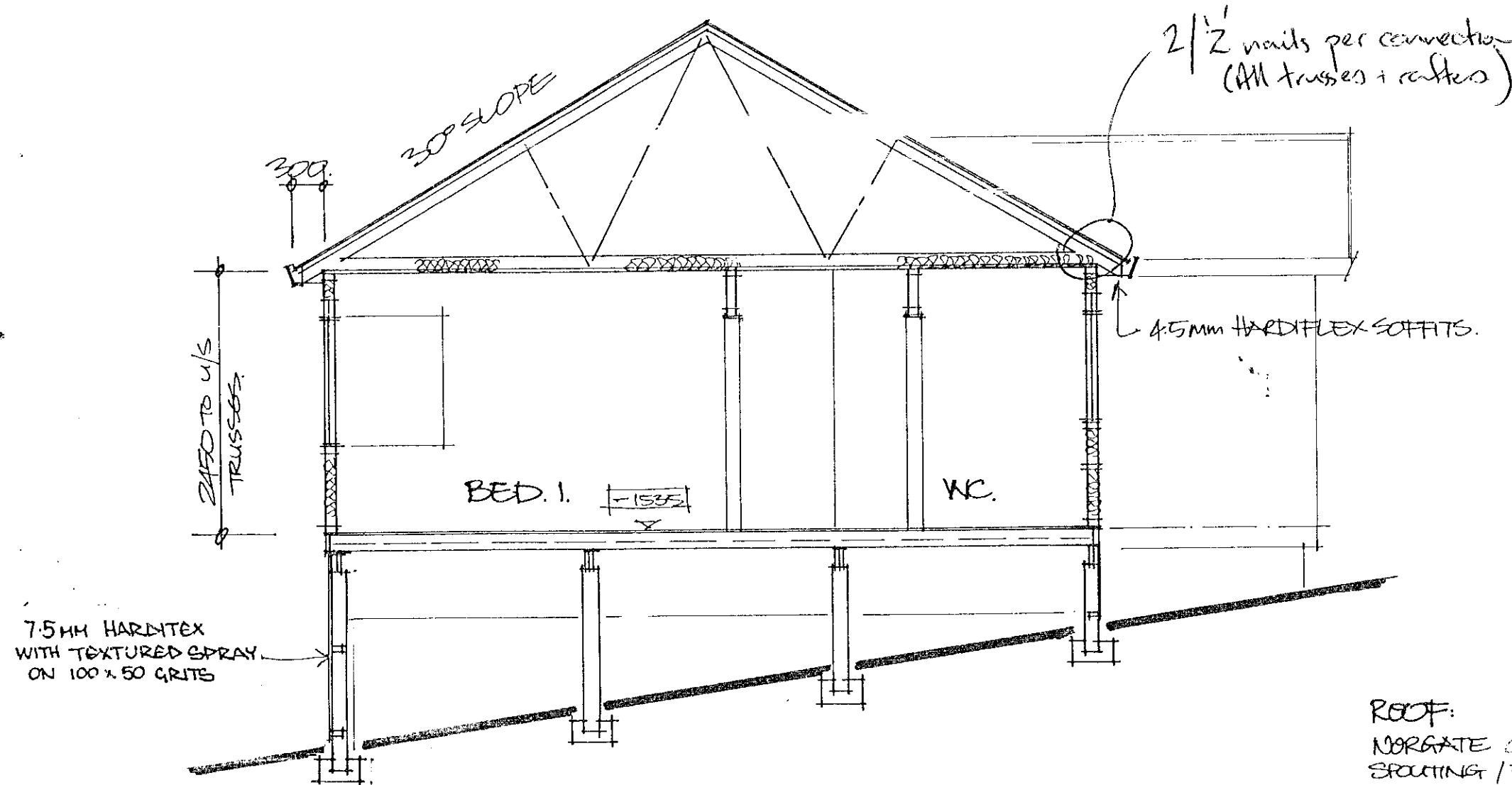
HORIZON HOMES GROUP

HEAD OFFICE: 727 HERETAUNGA STREET WEST, PO BOX 2347, STORTFORD LODGE, HASTINGS, NEW ZEALAND

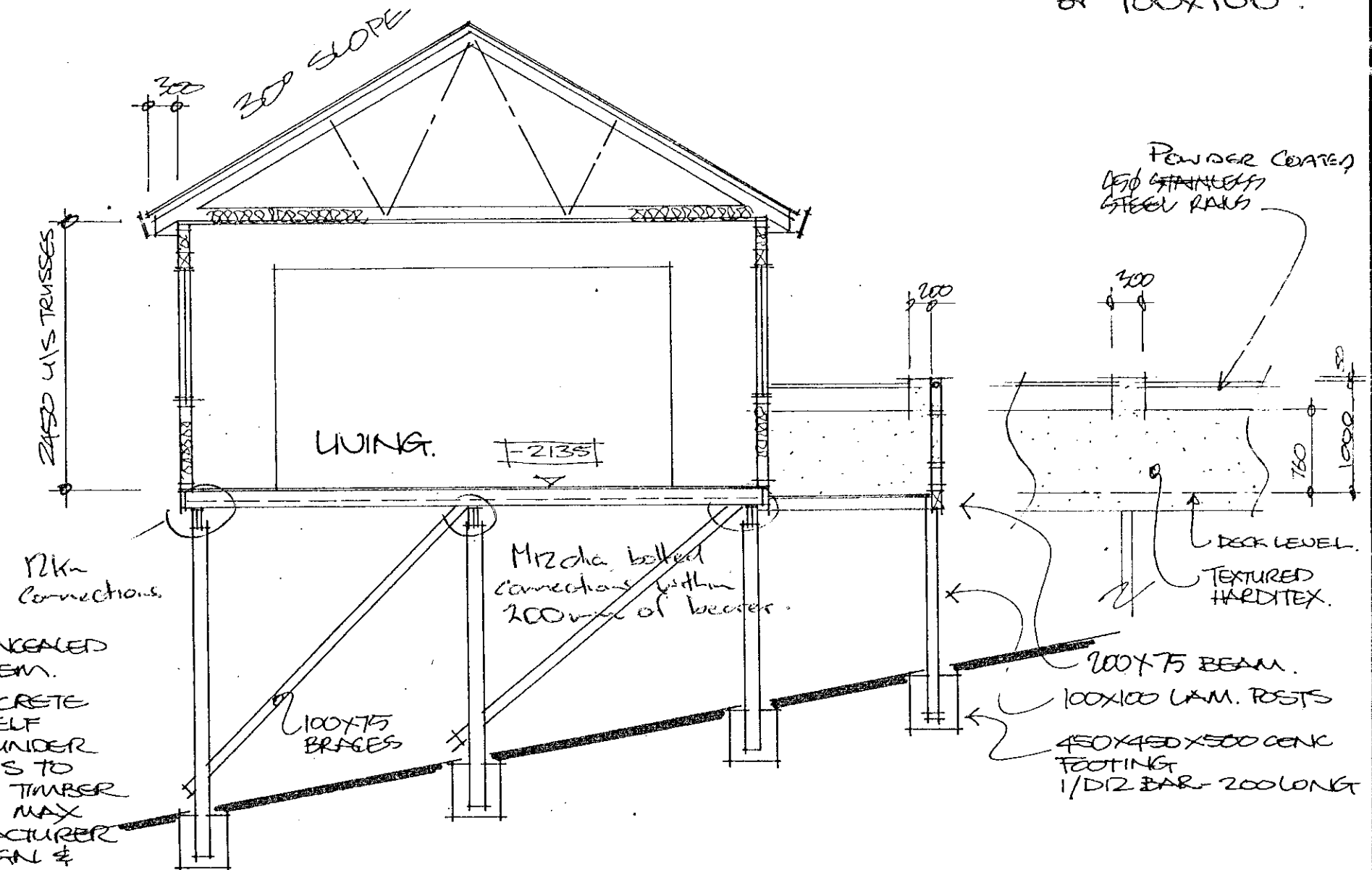
PROPOSED SHOWHOME - HORIZON HOMES LTD
LOT 6. KAKARIKI GROVE
PARAPARAUMU.

PLAN	DESIGN & BUILD		Sheet No.
AREA	SCALE	1:100	2
DRAWN	DATE	Mar 1993	
BM			Job No.

Diagonal Braces
 up to 3.0m long 100x75.
 3.0m - 4.5m. 2/100x50s
 or 100x100.



SECTION A-A SCALE 1:50



SECTION B-B SCALE 1:50

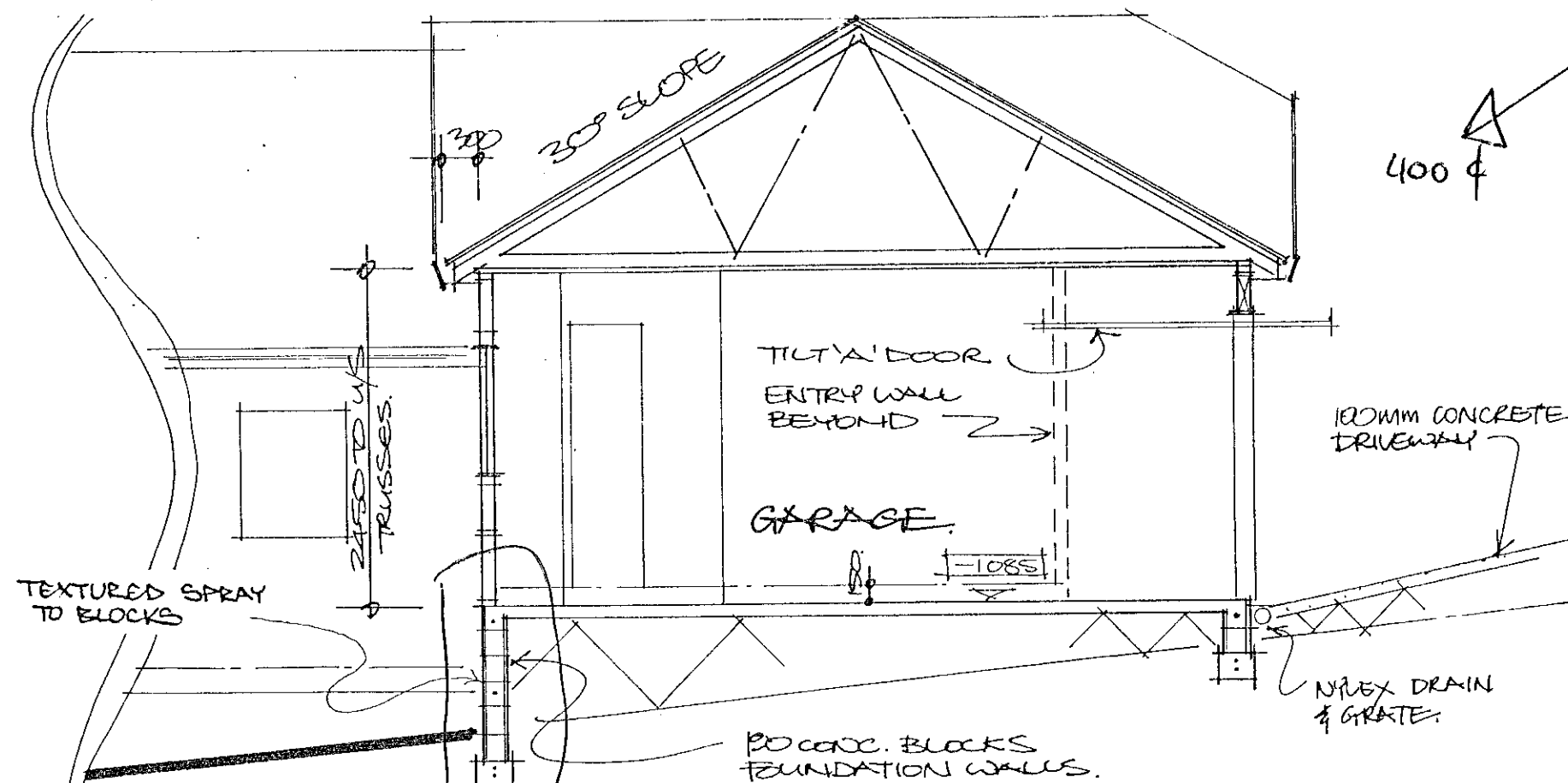
ROOF:
 NORRIDGE COLORSTEEL CONCEALED BRACING / FASCIA SYSTEM.
 SELECTED MONIER CONCRETE ROOFING TILES ON SELF SUPPORTING ROOFING UNDER LAY ON TILE BATTENS TO SUIT ON PREDAILED TIMBER TRUSSES AT 900CS MAX
 (NOTE: TRUSS MANUFACTURER TO SUPPLY TRUSS DESIGN & LAYOUT).
 100MM INSULATION TOX40 JOIST BATTENS AT 900CS MAX.
 95MM EPS BOARD LININGS.

WALLS:
 SELECTED SPRAYED TEXTURE COATING ON 7.5MM HARDITEX ON BUILDING PAPER ON 100x50 FRAMING WITH STUDS GENERALLY AT 600CS AND DWANGS AT 800CS MAX
 75MM FIBREGLASS INSULATION 95MM EPS BOARD LININGS.

FLOOR:
 20MM FLOORING GRADES PARTICLE BOARD ON 150x50 JOISTS AT 400CS MAX ON 2/150x50 BEARERS ON 400 TAN. PILES
 INSULATION DRAPED OVER JOISTS WITH 100MM EPS.

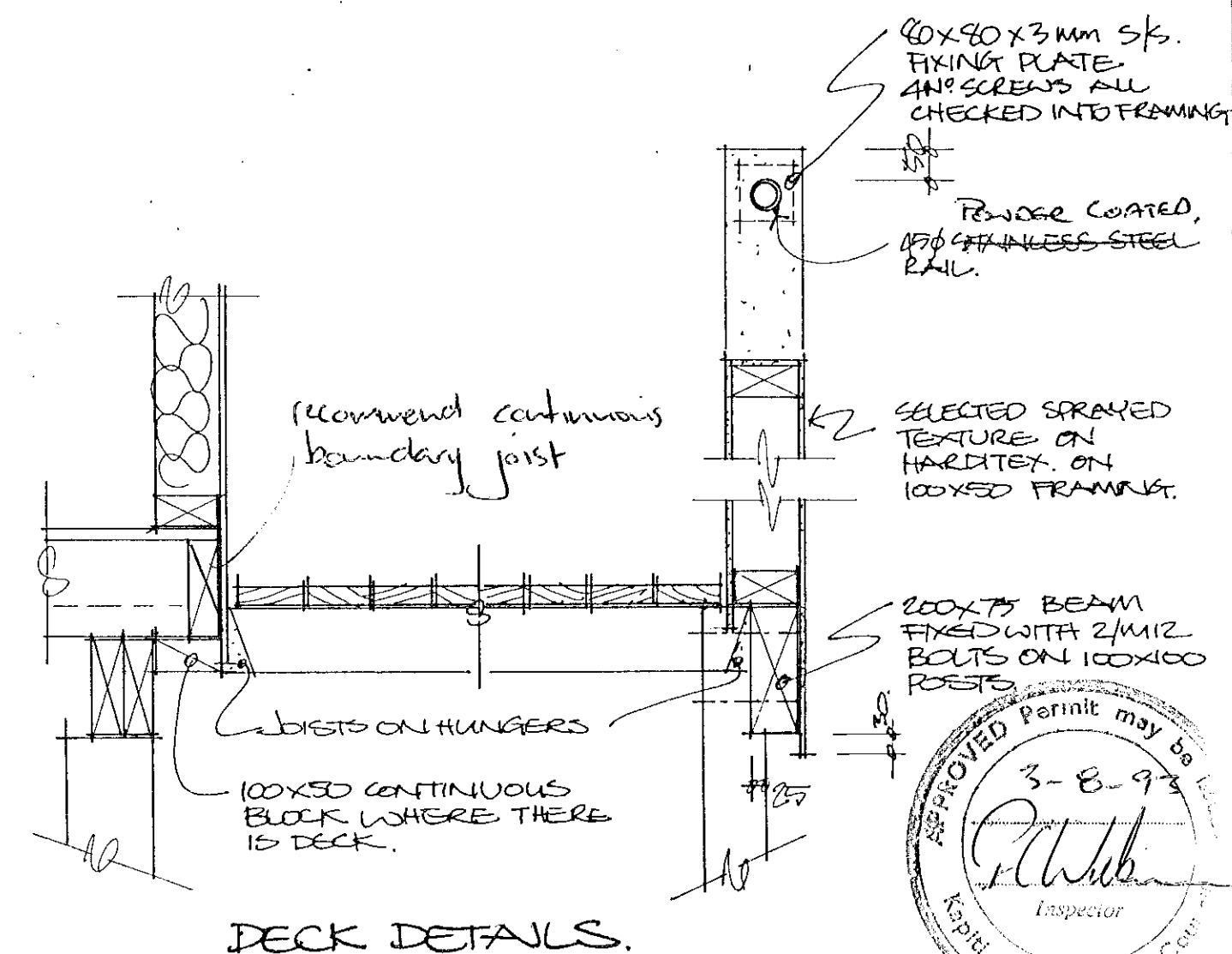
SLAB:
 100MM UNREINFORCED CONCRETE SCARS ON 0.25MM POLYTHENE DPC ON WELL COMPACTED SAND BUNDED HARDFILL CONTROL JOINTS CUT INTO SLAB AT 4.0m CRS MAX BOTHWAYS.

DECK:
 100x32 TAN. P.R. DECKING ON 100x50 (H3) JOISTS AT 400CS MAX.



SECTION C-C SCALE 1:50

Vertical reinforcing to be D12's @ 400cs this face and returning 1.5 metres down each side wall.
 Otherwise as detailed Sheet.4 OK.



DECK DETAILS.

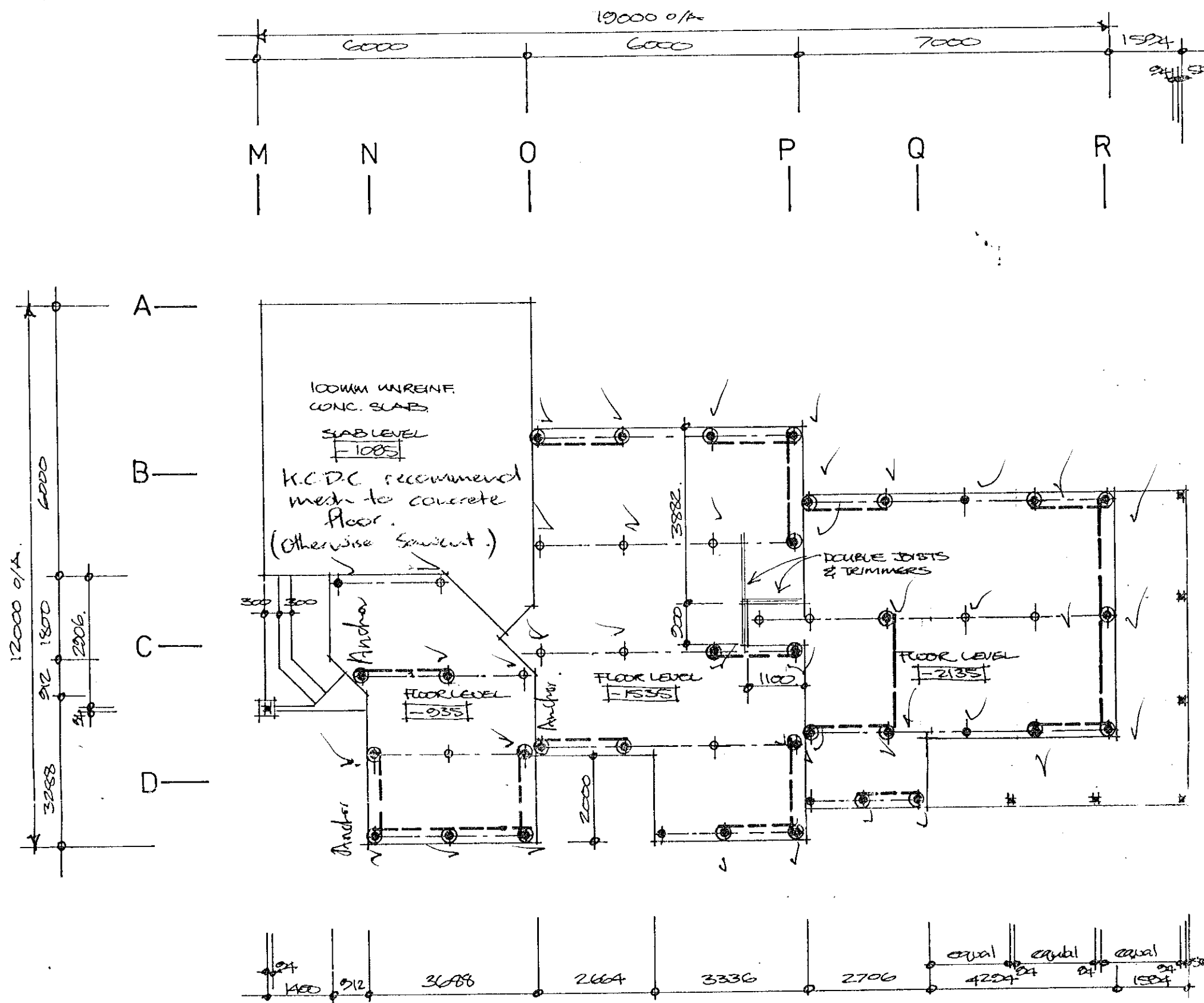


HORIZON HOMES GROUP

HEAD OFFICE: 727 HERETAUNGA STREET WEST, PO BOX 2347, STORTFORD LODGE, HASTINGS, NEW ZEALAND

PROPOSED SHOWHOME - HORIZON HOMES LTD
 LOT.6. KAKARIKI GROVE
 PARAPARAUMU.

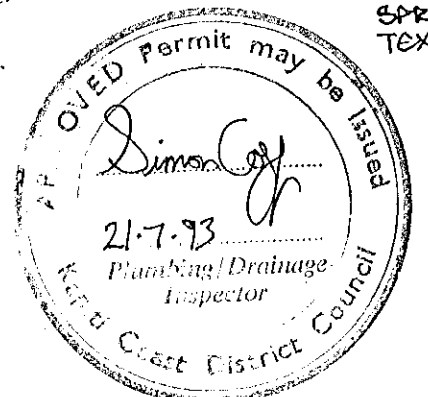
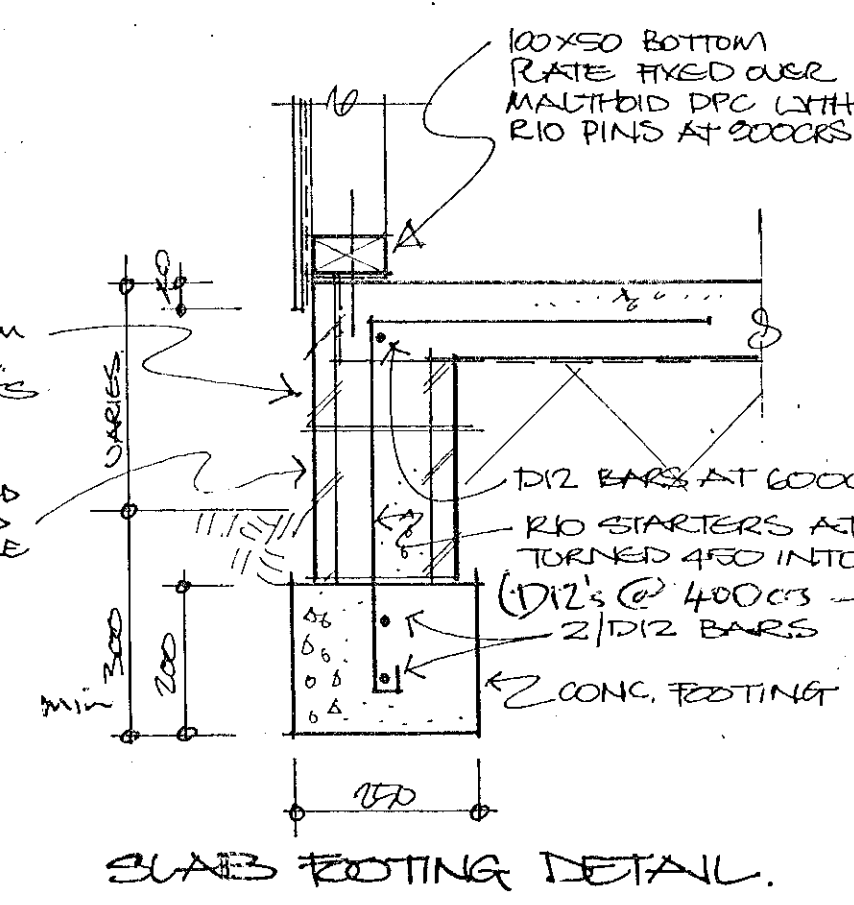
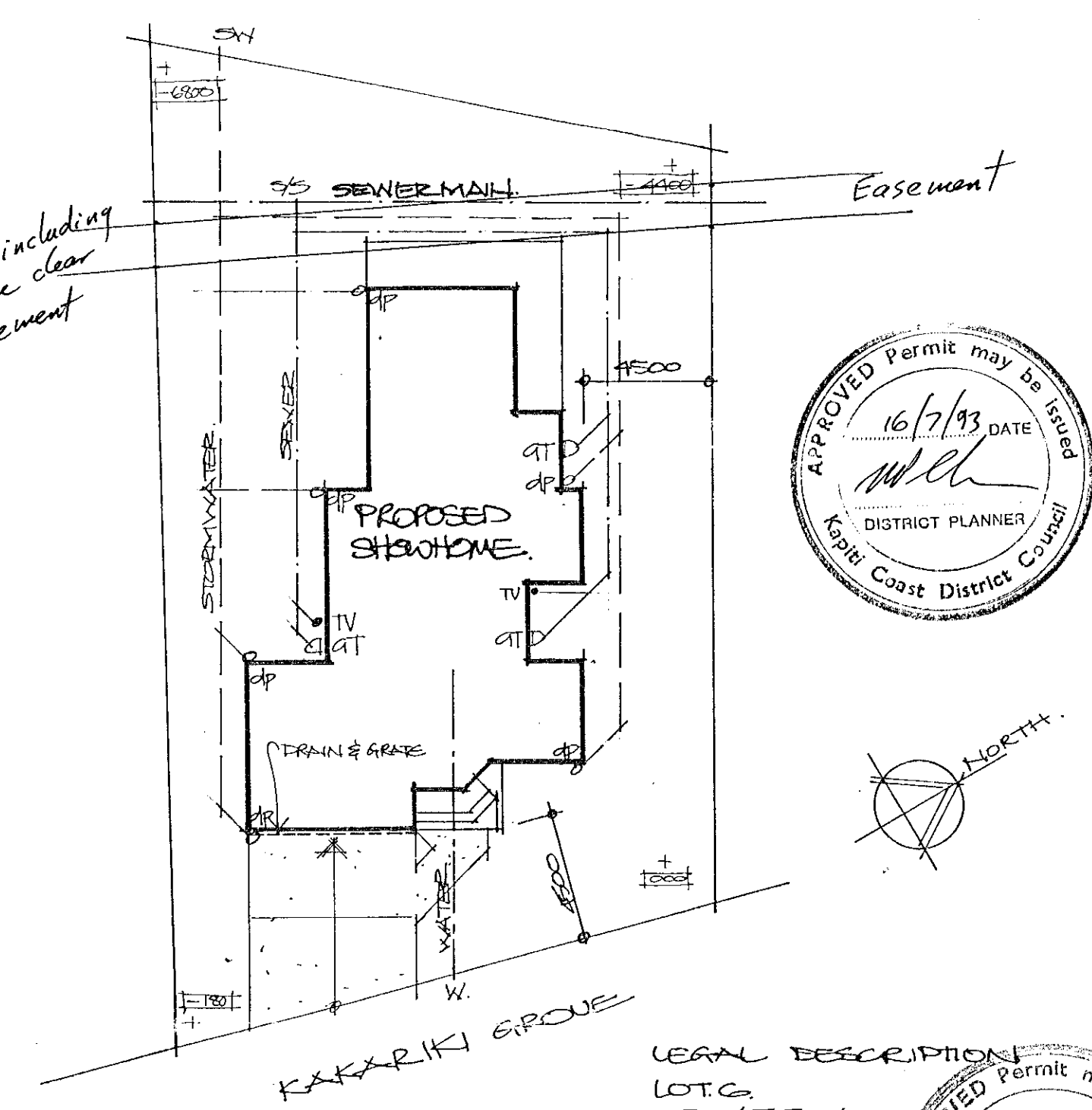
PLAN	DESIGN & BUILD.	Sheet No
AREA	SCALE 1:850, (8/10)	3
DRAWN B.M.	DATE	Job No



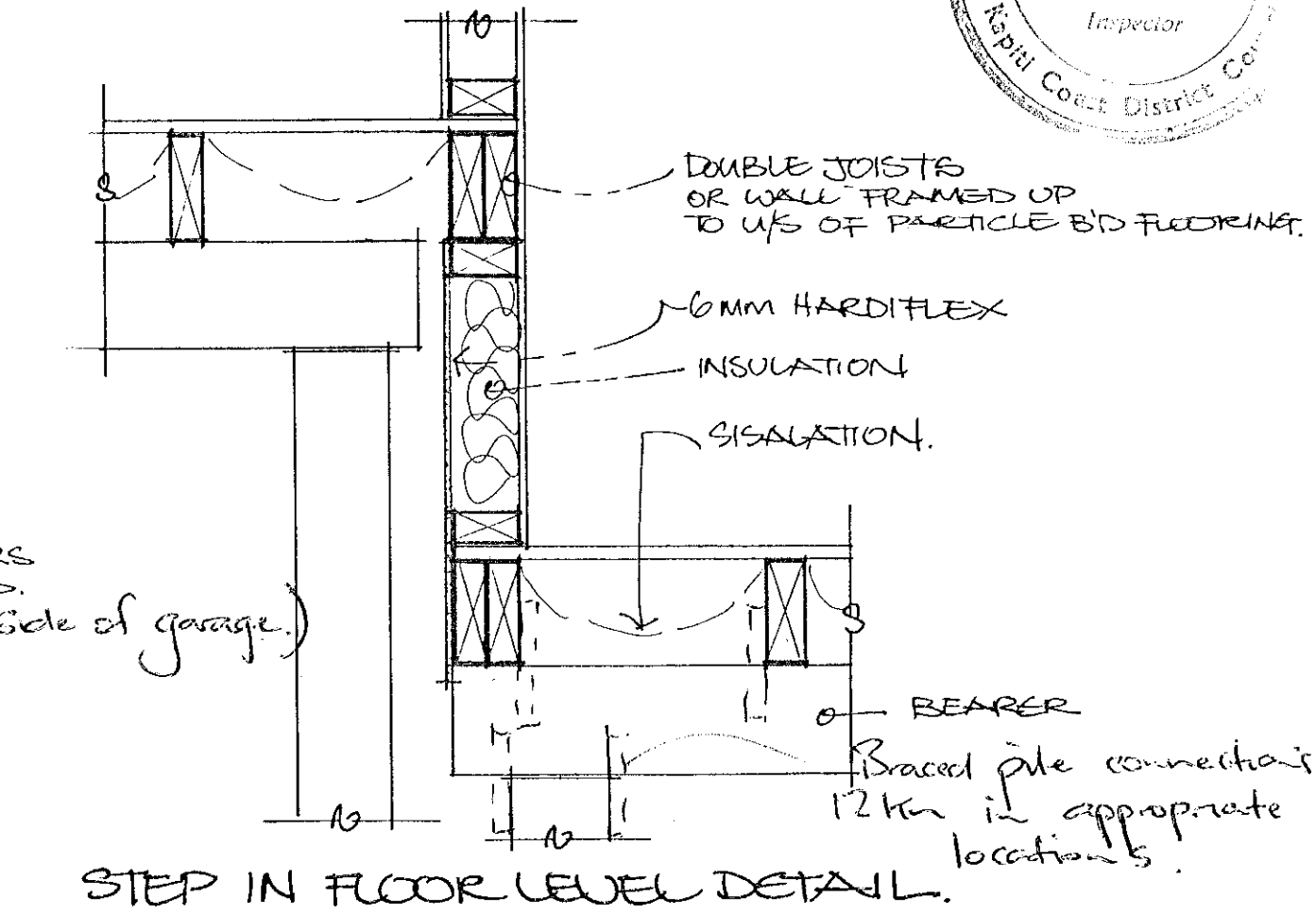
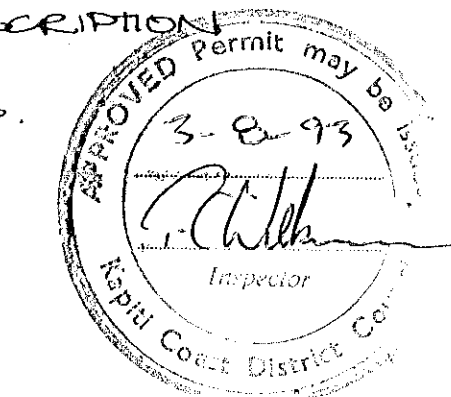
FOUNDATION LAYOUT PLAN. SCALE 1:100

- ⊕ - ORDINARY PILE NON-LOAD BEARING - 275x275x200 FOOTING
 - ⊕ - ORDINARY PILE LOAD BEARING - 425x425x200 FOOTING
 - ⊕ - BRACED PILE - 425x425x450 FOOTING
- 150x50 JOISTS AT 400CS MAX SPAN 2.5 m.
- 2/150x50 BEARER MAX SPAN 2.0 m.
- 40 Ø TAN. PILES
- = 100x75 BRACES.

REFER TO STANDARD HORIZON HOMES PILE DETAILS SHIT.



SITE PLAN. SCALE 1:200.

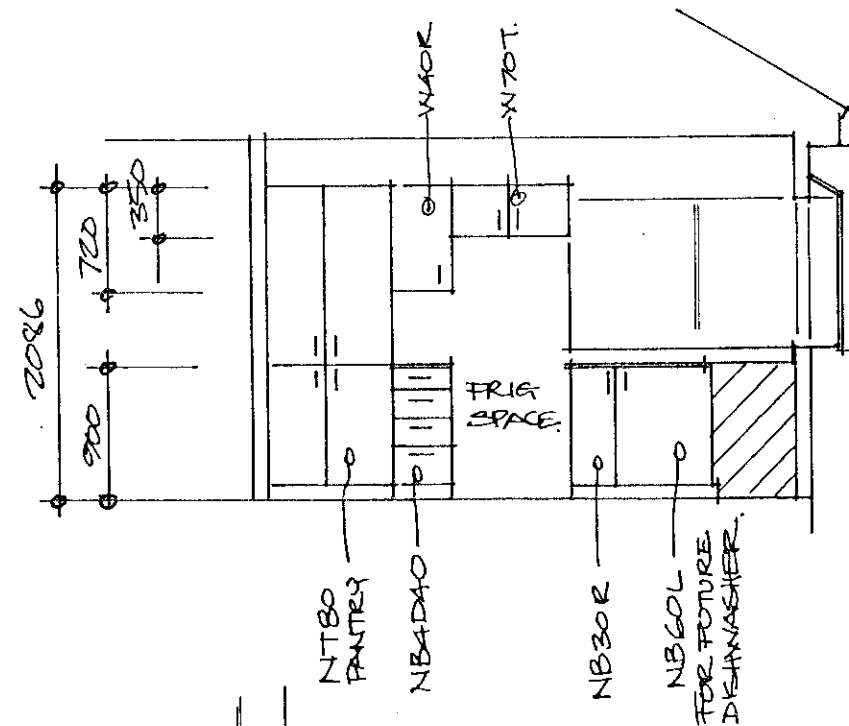
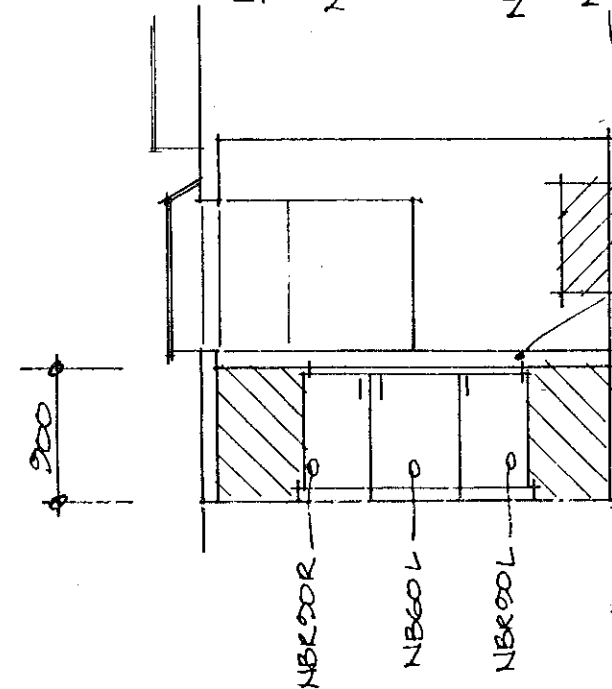
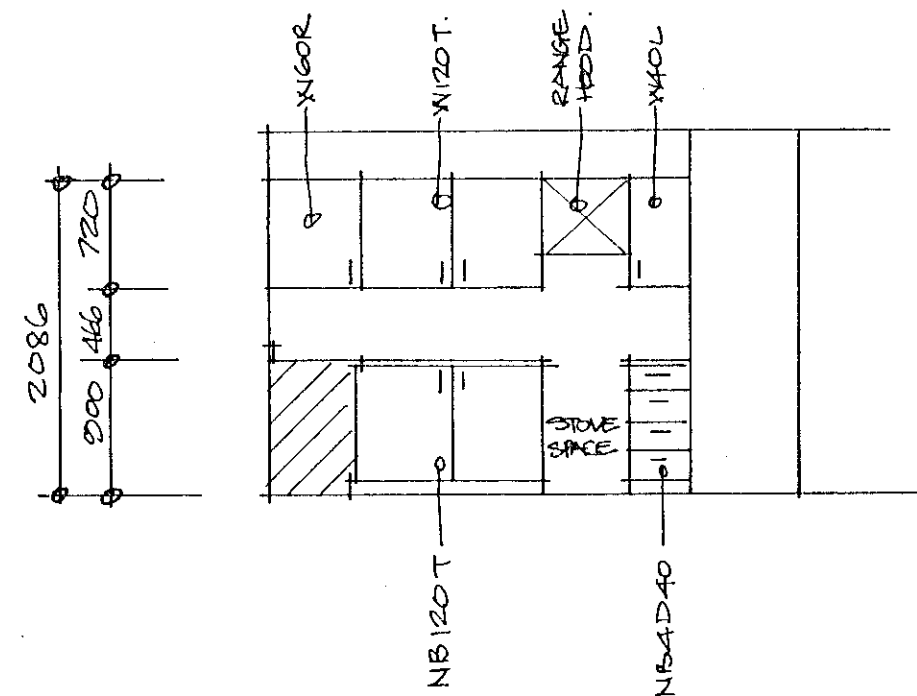


HORIZON HOMES GROUP

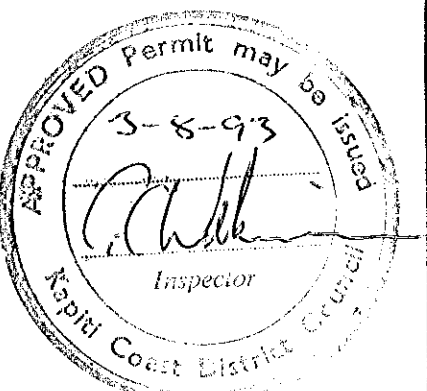
HEAD OFFICE: 727 HERETAUNGA STREET WEST, PO BOX 2347, STORTFORD LODGE, HASTINGS, NEW ZEALAND

PROPOSED SHOWHOME - HORIZON HOMES LTD
LOT 6. KAKARIKI GROVE
PARAPARACUMU.

PLAN DESIGN & BUILD		Sheet No.
AREA	SCALE 1:600, 1:810, 1:8200	4
DRAWN BM.	DATE MAY 1993	
		Job No.



KITCHEN JOINERY? SCALE 1:50.



HORIZON HOMES GROUP

HEAD OFFICE: 727 HERETAUNGA STREET WEST, PO BOX 2347, STORTFORD LODGE, HASTINGS, NEW ZEALAND

PROPOSED SHOWHOME - HORIZON HOMES
LOT 6. KAKARIKI GROVE.
PARAPARAUMU.

PLAN	DESIGN & BUILD.	Sheet No.
AREA	SCALE	5
DRAWN	DATE	Job No.
BM	MAY 1993	

628 950 m N

628 850 m N

628 000 m E

LAND DISTRICT WELLINGTON
SURVEY BLK. & DIST. X KAITAWA
SHT. 261 SHT. R26 RECORD MAP No 70.8

LOTS 1-23 BEING A SUBDIVISION
OF PT LOT 7 & PT LOT 8 D.P. 59365

TERRITORIAL AUTHORITY HOROWHENUA COUNTY
Surveyed by RANKINE & HILL LIMITED
Scale 1:500 Date AUG. 1989

Approvals
SHEET 1 OF 2 SHEETS

Y. M. Techan
REGISTERED OWNERS

Pursuant to a resolution of the Horowhenua County Council passed on the 11th day of October 1989 approving pursuant to Section 305 of the Local Government Act 1974, this survey plan, conditional upon the granting or reserving of the easements shown in the memorandum endorsed hereon, and certifying that the plan is in accordance with the requirements and provisions of the operative district scheme in force for the area to which the survey plan relates at the date of approval of the scheme plan, the committee of the Horowhenua County Council was affixed hereto in the presence of:

A. J. S. Suter
Councillor
E. J. Suter
Councillor
Principal Administrative Officer W.S. 632 & W.S. 636

MEMORANDUM OF EASEMENTS

PURPOSE	SHOWN	SERVIENT TEN.	DOMINANT TEN.
RIGHT OF WAY	E	17	18-22
	F	18	17, 19-22
	G	19	17, 18, 20-22
	H	20	17-19, 21, 22
	J	21	17-20, 22
	K	22	17-21
	Q, R, S	4	5
	T, U, V	5	4
	Z, AA, BB	7	6, 8, 9
	CC, DD, EE	8	6, 7, 9

CONTINUED ON SHEET 2

Total Area 1.7976 ha

Comprised in C.T. 300/563 P+ &
C.T. 330/313 P+

I, BRUCE ANDREW MANNERS
Registered Surveyor and holder of an annual practising certificate for who may act as a registered surveyor pursuant to section 25 of the Survey Act 1988 hereby certify that this plan has been made from surveys executed by me or under my directions, that both plan and survey are correct and have been made in accordance with the Survey Regulations 1972 or any regulations made in substitution thereof.
Dated at Wellington this 3rd day of October 1989 Signature *B. A. Mann*

Field Book 5909 p. 25-40. Traverse Book 465 p. 43-6
Reference Plans D.P.s 19187, 29972, 59365, 64276
23735 S.O. 28609
Examined *A. J. S. Suter* Correct *K. Lander*

Approved as to Survey
23/11/89 *[Signature]* Chief Surveyor
Deposited this 21st day of August 1990
[Signature] District Land Registrar

File 2405-207
Received 6-10-89
Instructions

67906