BUILDING INSPECTOR'S FIELD SHEET

AUTHORITY

Stats. No. J 61985

Selwyn District Council No. Les 985

Inspector: M _____ File No. _____

Receipt No. 71332 - 72590.

Date Permit Issued 23/4/92

OWNER

Name Miss Christine Marshall

Mailing Address F1/14 Alpine View Pl
Leeston

BUILDER

Name M Van Der Krogt

Mailing Address 3 Belero Pl
Parklands
Ch Ch.

PROPERTY ON WHICH BUILDING IS TO BE ERECTED/DEMOLISHED

SITE

Street No. 17

Street Name Alpine View Pl

Town/District Leeston

Riding

LEGAL DESCRIPTION

Valuation Roll No. 2416 / 194 pt

Lot 17 D.P. 55426.

Section _____ Block _____

Survey District

DESCRIPTION OF PROPOSED WORK AND MAIN PURPOSE OF USE

2 Town houses (ownership flats).

FLOOR AREA

Whole Sq. Metres 97

DWELLING UNITS

Number Erected 2

ESTIMATED VALUES $

Building	90,000	00
Plumbing	6,300	00
Drainage		
G.S.T.		
TOTAL	96,300	00

NATURE OF PERMIT (TICK BOX)

- [x] NEW BUILDING — exclude domestic garages and domestic outbuildings
- [ ] FOUNDATIONS ONLY
- [ ] ALTERED, REPAIRED, EXTENDED, CONVERTED, RESITED — include installation of heating appliances
- [ ] NEW CONSTRUCTION OTHER THAN BUILDINGS — include demolitions
- [ ] DOMESTIC GARAGES AND DOMESTIC OUTBUILDINGS

FEES APPLICABLE

Building Permit	$ 648 89	Water Connection	$
Street Damage Deposit	$		$
Building Research Levy	$ 98 13		$
Plumbing	$ 256 00		$
Drainage	$		$
Sewer Connection	$		$
Vehicle Crossing Levy	$	G.S.T.	$ 125 38
M.S. Plumbing	$	TOTAL:	$ 1128 40

Receipt No. 71332 - 72590

25 3 92

Date of Payment 22/4/92

Authorised Officer [signature]

Special Conditions:

Building Permit Conditions:

1. Separate sewer, water and stormwater connections to be provided to the satisfaction of Mr A Iremonger (0516) 88416 Darfield.
2. Drainage Permit: Separate sewer and stormwater connections to be provided to the satisfaction of Mr A Iremonger (0516) 88416 Darfield
3. Plumbing Permit: Separate water connections to be provided to the satisfaction of Mr A Iremonger (0516) 88416 Darfield
4. Ventilation of 1/20 floor area to be provided in laundry.
5. Wall between garage and dwelling to achieve a ½ F.R.R.
6. Door from dwelling to garage to be a solid core door fitted with a self closing device.
7. All parts of the building must be 4.5 metres from the front boundaries of the corner property.

Date Inspected (Date of Inspection, stage reached with work)

(CONTINUED OVER)

Date Inspected	

Selwyn DISTRICT COUNCIL

LEESTON
PrivateBag, Leeston
Phone (03) 324-3859
Fax (03) 324-3531

DARFIELD
Phone (0516) 88416
Fax (0516) 88542

Consent No .....
Valuation No .....
Property No .....

I/We hereby apply for consent to carry out the work described below and in accordance with the plans and specifications submitted (see page 4 for requirements)

DESCRIPTION OF WORK 2 ownership flats
PROPOSED USE dwelling units
PROPOSED STARTING DATE FOR CONSTRUCTION MONTH ..... YEAR .....

CHECKLIST The following details must be attached (Please confirm by ticking appropriate box)

BUILDING

☐ Site Plan ☐ Elevations ☐ Floor Plan ☐ Cross Section ☐ Specification
☐ Certificate of Title ☐ Design Certification

PLUMBING & DRAINAGE

☐ Plan Showing (i) Water supply source and location
(ii) Site of sanitary drainage disposal area
☐ Discharge Consent

POST PERMIT TO ☑ Owner ☐ Builder ☐ Applicant

APPLICANT

Name .....
Address .....
.....
.....
Phone No .....

OWNER

Name Christine Marshall
Address Flat 1 / 14 Alpine View Pl
Leeston
.....
Phone No 3243070

BUILDING

BUILDER
Name Merven Van Der Kragt
Address 3 Belero Place
Parklands
CHCH
Phone No 3832205

CERTIFIER or
DESIGNER/PRINCIPAL CONSULTANT
Name E. Van Der Kragt
Address 39 Lynhurst Cresc
CHCH
.....
Phone No 3886884

PLUMBING & DRAINAGE

REGISTERED DRAINLAYER
Name .....
Address .....
.....
Signature of Drainlayer .....
Phone No .....

CRAFTSMAN PLUMBER
Name .....
Address .....
.....
Signature of Plumber .....
Phone No .....

Proposed Location

Road Street No ..... Name .....

Town/District .....

Lot(s) 17 DP 55426 Section .....

Block ..... Survey District .....

Valuation No 24160/194 pt

Dwelling Units ..... No of Storeys (non-residential) .....

Floor Space	Groundfloor	Other Floors	Accessory Building
Existing	.....	.....	.....
Proposed	96.76	99.34	.....

Estimated Values (Incl GST)	Materials	Labour	Total
Building			90 000.00
Plumbing	}	.....	.....
Drainage	} 6	.....	6 300.00
Total			96 300.00

Construction & Materials

Floor	☐ Timber	☐ Concrete	☐ Wood Products	☐ Other	
Framing	☐ Wood	☐ Concrete	☐ Steel	☐ Aluminium	☐ Other
Roof	☐ Steel	☐ Concrete	☐ Steel Tiles	☐ Shingles	
	☐ Aluminum	☐ Other			
Internal Linings	☐ Plaster board	☐ Fibrous plaster	☐ Wood products	☐ Other	
Outer Walls	☐ Brick	☐ Concrete	☐ Concrete block	☐ Cement board	
	☐ Plaster	☐ Timber	☐ Steel	☐ Aluminium	☐ Other

FOR USE WITH RELOCATED BUILDING APPLICATIONS

Present Location of Building .....

.....

Keys Available From .....

Foundations ☐ Concrete ☐ Piles ☐ Poles

Applicants Signature..... Date.....

Work Description No ..... Class .....

Officer Responsible ..... Area .....

FEES (Incl GST)		$	Invoice No	Receipt No	Receipt Date
Project Info Memo	CHGPE01				
Building Consent	CHGPE02	730 - 00			
Building Research Levy	CHGPE03	110 - 40			
Drainage & Plumbing	CHGPE04	288 - 00			
Engineering Check	CHGPE05				
Damage Deposit	CHGPE06				
Approval Reissue	CHGPE07				
Consultancy Fees	CHGPE09				
Disbursements	CHGPE10				
TOTAL		1128 - 40			
less Deposit		460 - 00		71332	25/3/92
Fees payable for Issue of Consent		~~668 - 40~~		72590	22/4/92
Fees payable for Issue of CCC		~~668 - 40~~			
Relocation Inspection	CHGPE11				

FURTHER INFORMATION REQUEST

Request Made ..... Formally Received .....

....

REFERRALS	Signature	Date In	Date Out
Drainage & Plumbing Inspector	[signature]	13/4/92	13/4/92
Environmental Health Officer			
Planner	[signature]	1	15.4.92
Engineer			
Fire Service			
Other	M W-L	14-4-92	15-9-92

CORRESPONDENCE

Date	Mail Ref	Notes

RELATED RESOURCE CONSENT.....

APPROVAL FOR ISSUE OF CONSENT Signature M. N. Cooper Date 23-4-92

Issue of ...	Date	No
BUILDING CONSENT	23/4/92	J61985
DRAINAGE PERMIT		
PLUMBING PERMIT		

CODE COMPLIANCE CERTIFICATE

REQUEST RECEIVED Date.....

APPROVAL FOR ISSUE OF C.C.C. Date..... Signature.....

ISSUE OF C.C.C. Date..... No.....

INSTRUCTIONS FOR OBTAINING A BUILDING CONSENT

1. PLANS TO BE SUPPLIED AS FOLLOWS

	Type of Building	Type of Plans	Information
(a)	Sheds-Decks Garages Carports Additions Farm Buildings etc.	Floor Plan Two Elevations Cross Section Site Plan	Show existing buildings, construction details and all materials used
(b)	Dwellings Industrial Buildings Commercial Buildings	Floor Plan(s) Four Elevations Cross Sections Site & Drainage Plan Foundation Details	Show all construction details, materials used, provide specifications, wall bracing calculations etc.
(c)	Solid Fuel Heaters	Floor Plan Installation elevations showing clearances	Manufacturers installation instructions Confirmation of compliance with NZS 7421

(d) All plans and specifications are to be supplied in duplicate

(e) All plans must be drawn to metric scales and signed by the designer.

(f) Pencil sketches will not be accepted.

(g) The plumbing and drainage application signed by the registered tradesmen must be completed and submitted with the plans at the time the consent application is lodged.

(h) A current search copy of the certificate of title is to accompany all applications for new buildings in (b) above.

(NOTE : APPLICATIONS CANNOT BE PROCESSED UNTIL ALL THE REQUIRED INFORMATION IS PROVIDED.)

2. FEES

A fee deposit will be taken with the submission of the building consent application.
Further fees are payable upon approval of the application.
NO CONSTRUCTION IS TO COMMENCE UNTIL THE BUILDING CONSENT IS UPLIFTED.
The balance of the fees is payable prior to the issue of the code compliance certificate.
Other services for which fees may be charged are:
Inspections, Planning & Siting Dispensations, Sewer & Water Connections, Street Drainage, Valuation Roll Search etc.

3. ALL BUILDING SITES

(a) Boundary pegs to be located and flagged.

(b) Sites to be marked with either owner's or builder's name before lodging building consent application.

4. LOCATION SKETCH (To assist inspector in identification of property)

Please illustrate in space provided on page 3 a brief plan showing location of the property concerned.

5. VEHICLE CROSSINGS

In areas where vehicle access is required to properties, such access shall be to Council specified standards. The authority for th installation of the vehicular access is the: Selwyn Business Unit, P.O. Box 40, Darfield
Phone (0516)88-320 or (03)3243-068 Fax (0516)88-578.

6. DESIGN CALCULATIONS

Where specific design is required, complete details are to be submitted with the building consent application and the plans signed by the engineer. A Design Certificate is to be submitted to cover all areas requiring specific design.

7. PLUMBING AND DRAINAGE

(a) Sketch plans of proposed drainage layout must be submitted when new drainage is required to serve a building. This plan must include location of wells and septic tank effluent disposal systems in relation to each other and property boundaries. Include wells and disposal areas on adjoining property, the depth and type of wells (artesian or unconfined) and the direction of groundwater flow, in all cases.

(b) All work must be carried out by a registered tradesman.

(c) If a septic tank is to be installed the site must be inspected by the Plumbing and Drainage Inspector. This may involve exposure of the soil profile.

(d) It is important that Buildings should not be occupied before complete plumbing and drainage systems have been installed and approved.

(e) An approved method of stormwater disposal must be provided to all buildings and must be fixed before occupation of the building.

(f) Where a property is subject to a Regional Council discharge consent, a copy of this consent must be included with the application.

8. ENGINEERING WORKS

(a) A deposit of $300 is required as a bond to cover reinstatement of any services, roadway or footpath damaged as a consequence of any construction work associated with this consent application.

(b) Applications for sewer & water connections/drainage services may be required.

Inquiries to: Professional Engineering Business Centre, Selwyn District Council, Private Bag, Leeston
Phone (0516)88-416 or (03) 342-3859.

LOCALITY MAP SHOWING LOCATION OF PROPERTY

(ie. DIRECTIONS TO PROPERTY ON WHICH BUILDING WORKS ARE BEING CARRIED OUT)

THIS IS NOT ACCEPTED AS A SITE PLAN

CONDITIONS

Building permit: Seperate sewer, water and stormwater connection to be provided to the satisfaction of Mr A Iremonge. (0516) 88416.
Drainage permit: same as above but Sewer & Stormwater.
Plumbing permit " " " but water.
Also (2) ventilation of 1/20 Floor area to be provided in laundry.

(3) WALL BETWEEN GARAGE AND DWELLING TO ACHIEVE A 1/2 F.R.R.

(4) DOOR FROM DWELLING TO GARAGE TO BE A SOLID CORE DOOR FITTED WITH A SELF CLOSING DEVISE

SITE INSPECTIONS / NOTES

(5) All parts of the building must be 4.5 metres from the front bounddries of the corner property

Building Permit Conditions:

1. Separate sewer, water and stormwater connections to be provided to the satisfaction of Mr A Iremonger (0516) 88416 Darfield.
2. Drainage Permit: Separate sewer and stormwater connections to be provided to the satisfaction of Mr A Iremonger (0516) 88416 Darfield
3. Plumbing Permit: Separate water connections to be provided to the satisfaction of Mr A Iremonger (0516) 88416 Darfield
4. Ventilation of 1/20 floor area to be provided in laundry.
5. Wall between garage and dwelling to achieve a ½ F.R.R.
6. Door from dwelling to garage to be a solid core door fitted with a self closing device.
7. All parts of the building must be 4.5 metres from the front boundaries of the corner property.

CARISTINE MARSHALL
F/I 14 ALPINE VIEW PL.
LEESTON

Selwyn DISTRICT COUNCIL

DATE: 15-4-92

Dear Sir/Madam,

RE: BUILDING PERMIT APPLICATION: VALUATION REF. NO. 2416/194 PT

Description of Work: TOWN HOUSES

Receipt of your building permit application is acknowledged.

Before consideration can be given to the processing and issue of the building permit the follo is/are required:

Information Required: (1) BALANCE OF PERMIT FEES
(2) VENTILATION OF 1/20th OF FLOOR AREA TO BE PROVIDED IN LAUNDRY
(3) WALL BETWEEN GARAGE AND DWELLING TO ACHIEVE A ½HR F.R.R.
(4) DOOR FROM DWELLING TO GARAGE TO BE SOLID CORE DOOR FITTED WITH SELF CLOSING DEVISE
(5) WATER AND SEWER CONNECTIONS TO BE CARRIED OUT IN ACCORDANCE OF INSTRUCTION FROM A IRONMONGER (0516) 38416

Please return this letter with information and/or fees.

FEES REQUIRED:	CODE	
Building Permit	BUPF	$ 730-00
Building Research Levy	BRLV	$ 110-40
Drainage and Plumbing	DRPP	$ 288-00
Engineering Check	BUEN	$
Damage Bond	BUEN	$
Channel Crossing	CHCF	$
Road Opening Fee		$
Water Connection		$
Planning Dispensation	PLDN	$
		$
		$
Sub Total		$ 1128-40
Less Deposit Paid		$ 460-00
Total payable including G.S.T.		$ 668-40

Receipt No.: 72590

If you have any queries please see below for contact telephone and address.

Yours faithfully,

H. Cooper,
BUILDING INSPECTOR

ADDRESS ALL CORRESPONDENCE TO

Selwyn DISTRICT COUNCIL

SERVICE CENTRES:

LEESTON
PRIVATE BAG, LEESTON
PH: (03) 3243-859
FAX: (03) 3243-531

DARFIELD
PH: (0516) 88-416
FAX: (0516) 88-542

BUILDING PERMIT APPLICATION

Date:

TO: The Engineer

I/We hereby apply for a building permit for the work described below and in accordance with the PLANS AND SPECIFICATIONS HEREWITH IN TRIPLICATE.

Description of Work: To Build two Ownership flats

Proposed use

The following details are attached. (Please confirm checklist and tick appropriate box)

☑ Site Plan ☑ Elevations ☑ Floor Plan ☑ Cross Section ☐ Specification

PERMIT POSTED TO OWNER ☑ BUILDER ☐ APPLICANT ☐

OWNER
Name: Christine Marshall
Mailing Address: Flat 1 / 14 Alpine View Pl, Leeston
Phone No. 3243070

BUILDER
Name: Merven Van Der Krogt
Mailing Address: 3 Belero Place Parklands ChCh.
Phone No. 3832205

Property on which work will be done
Street/~~Road~~: Alpine View Place,
Town/District: Leeston

Designer/Principal Consultant
Name: E. Van Der Krogt,
Address: 39 Lyndhurst Cresc ChCh
Phone No. 3886884.

PROPERTY SIZE

DWELLING UNITS PROPOSED	96.76	
Ground Floor Existing	↓	m^2
Proposed		m^2
Other Floors Existing		m^2
Proposed	99.34	m^2
Accessory Building Area		
Existing		m^2
Proposed		m^2
Total Area of all Buildings Existing and Proposed	196.10	m^2

LEGAL DESCRIPTION
Valuation Roll No. 2416/194 pt
Lot 17 D.P. SS426
Section ____ Block ____
Survey District ____
Certificate of Title Supplied: YES / NO

ESTIMATED VALUES (INCLUDING G.S.T.)

Building: (Not including Drainage and Plumbing	$ 90,000.00
Drainage and Plumbing (Sanitary Work)	$ ↑
TOTAL	$ 6,300.00

Total $96,300.00

FEES APPLICABLE (INCLUDES G.S.T.)

Building Permit	BUPF	$
Building Research Levy	BRLV	$
Drainage and Plumbing	DRPP	$
Engineering Check	BUPE	$
Damage Deposit	BUEN	$
Total:		$
Deposit Paid	BUPF	$ 460.00
Balance Owing:		$

Signature of Applicant: C.E. Marshall

Name of Applicant: Christine Marshall

Mailing Address: Flat 1, 14 Alpine View Place, Leeston

Deposit Receipt No. 71332 Date 25.3.92

Receipt No. 72590 Date 22.4.92

PERMIT NO. ____ Date ____

SCHEDULE OF BUILDING PERMIT FEES AND NOTES
(effective from 5 November 1991)

Estimated value of work (excluding any amount on which plumbing and drainage fees are payable).

1. Note: Deposit of $70 for work up to and including $10,000; deposit fee of $150 for work valued from $10,000 to $50,000; deposit of $460 for work over $50,000. Balance of permit fees payable at time permit is issued.

2. Engineering structural assessment of the building permit will be charged out at cost where such checks are required.

All fees include GST.

Value of Building $	Fee $
Value not exceeding	
$3,000	$70.00
$4,000	$80.00
$5,000	$90.00
$6,000	$100.00
$7,000	$120.00
$8,000	$130.00
$9,000	$140.00
$10,000	$150.00
$15,000	$200.00
$20,000	$250.00
$30,000	$310.00
$40,000	$370.00
$50,000	$460.00
$60,000	$550.00
$70,000	$610.00
$80,000	$650.00
$90,000	$690.00
$100,000	$730.00

BUILDING RESEARCH LEVY
- Building research levy for values over $20,000 of $1.15/$1,000 (inc. GST). This figure applies to the whole building value and includes all building costs including plumbing and drainage.

- Values in excess of $100,000 and not exceeding $500,000 will be assessed at $730.00 plus $5.00 (including GST) per every additional $1,000 or part thereof. — $5 per $1,000

- Values in excess of $500,000 will be assessed at $2,730.00 plus $2.00 (inc. GST) per every additional $1,000 or part thereof. — $2 per $1,000

APPLYING FOR A PERMIT

Floor Areas

The area of each floor in buildings of more than single storey must be entered. For site coverage only the area of the ground floor is computed. In accessory buildings the floor area is for computing permissable floor area.

Proposed Use

The proposed use of every building or part of a building must be clearly indicated eg. private car garage, private storage shed, ownership flats, leasehold shop etc.

Stormwater Disposal

An approved method of stormwater disposal must be provided to all buildings and must be fixed before occupation of the building.

Drainage and Plumbing

Where drainage and plumbing work is incorporated with any building work the permits must be uplifted at the same time.

Building Permit Requirements

Applications will not be processed unless 3 copies of all plans (floor plans, elevations, cross sectional plans, site plans) full specifications, and complete land details are submitted with each application together with the necessary permit fees.
Other services for which fees may be charged are:
Inspections, planning and siting dispensations, sewer and water connections, street drainage, valuation roll search etc.

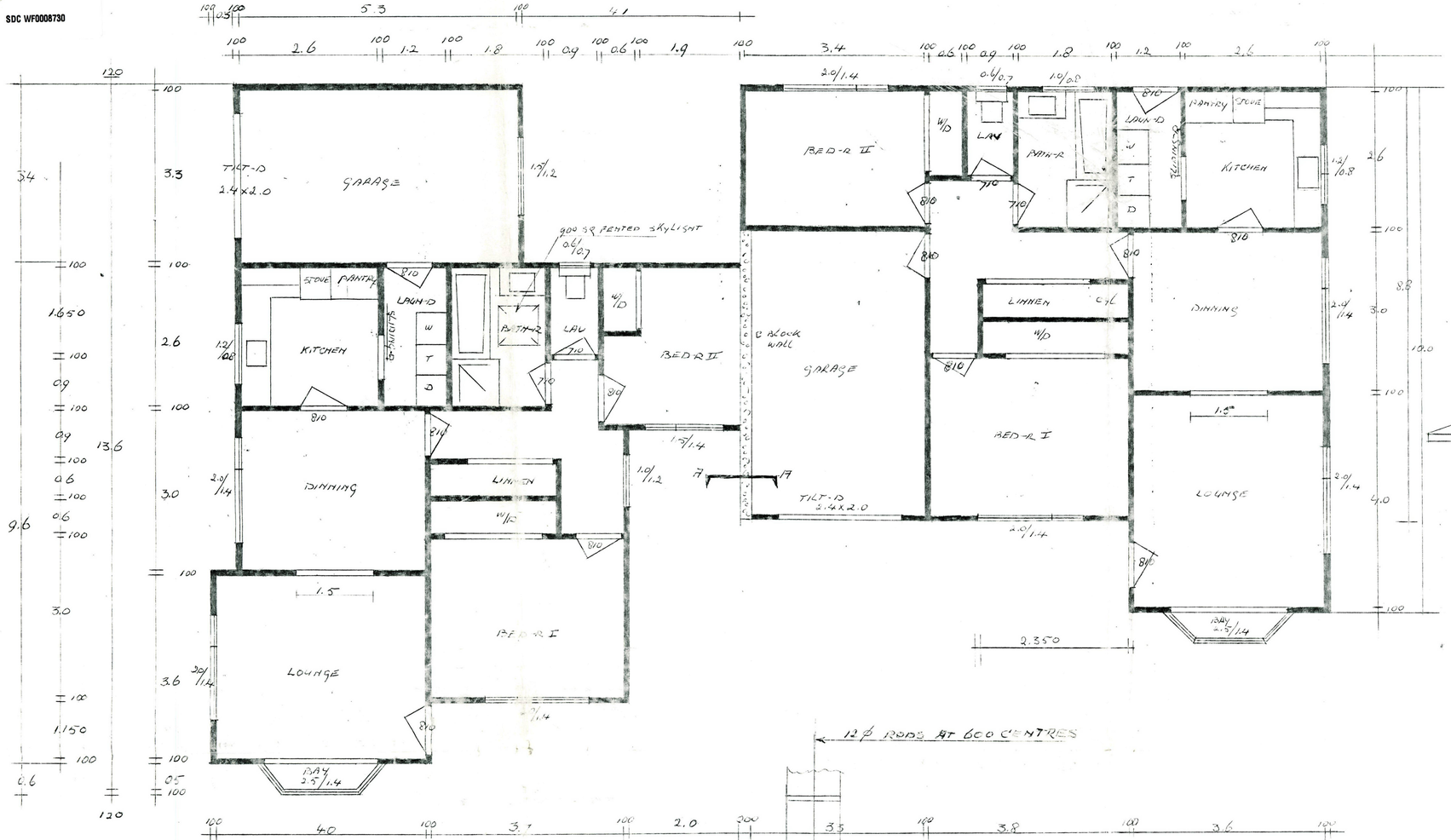
Vehicle Crossings

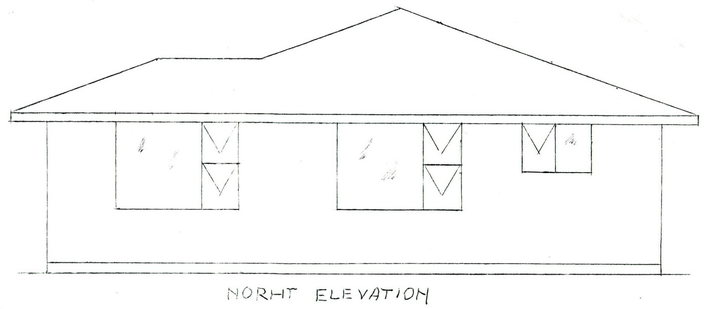
In areas where vehicle access is required to properties, such access shall be to Council specified standards. The authority for the installation of the vehicular access is the Selwyn Works Unit, P.O. Box 40, Darfield, phone 0516-88416.

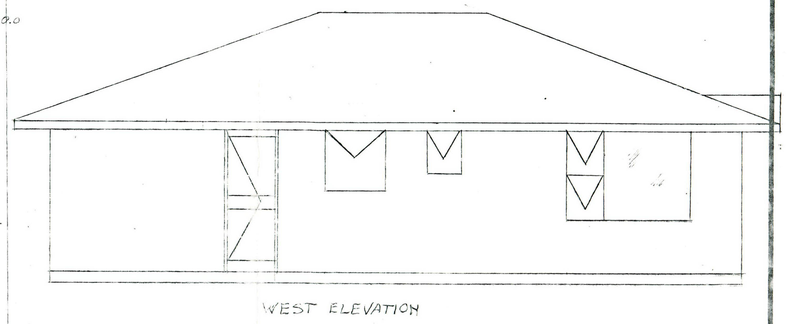
Damage Deposit

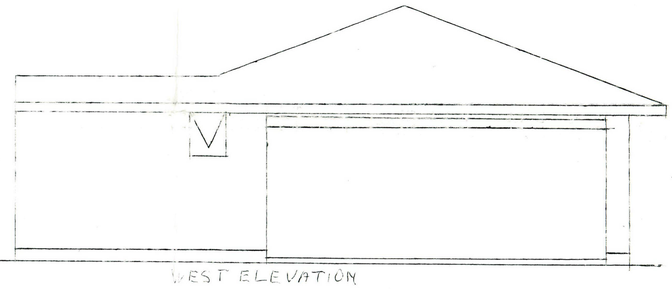
A deposit of $300 is required as a bond to cover reinstatement of any services, roadway or footpath damaged as a consequence of any construction work associated with this permit application. Refund of fees as appropriate will be made on application to the Selwyn District Council Professional Engineering Business Centre, Private Bag, Leeston, phone 0516 88416 or 3243-859.

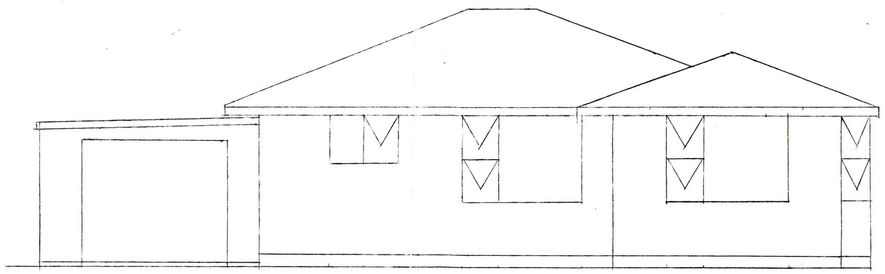
SDC WF0008730

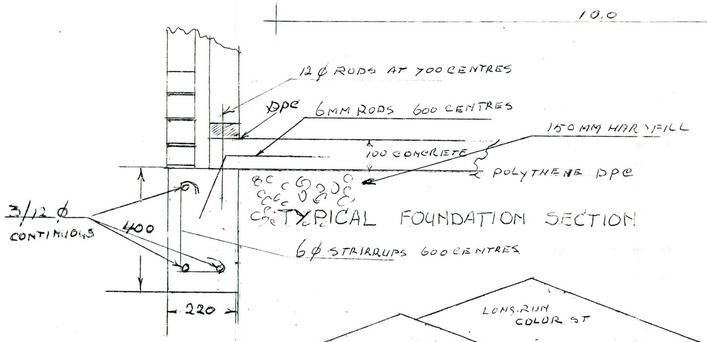


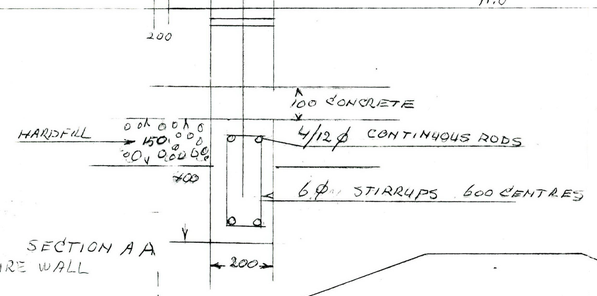


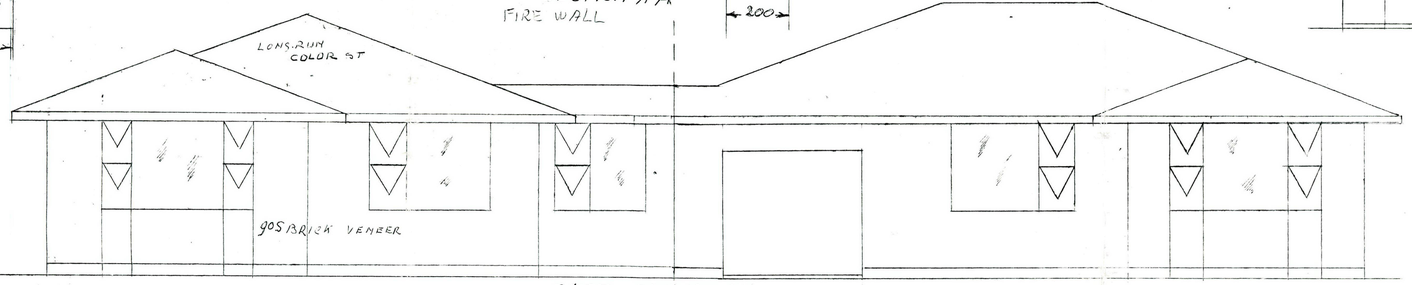












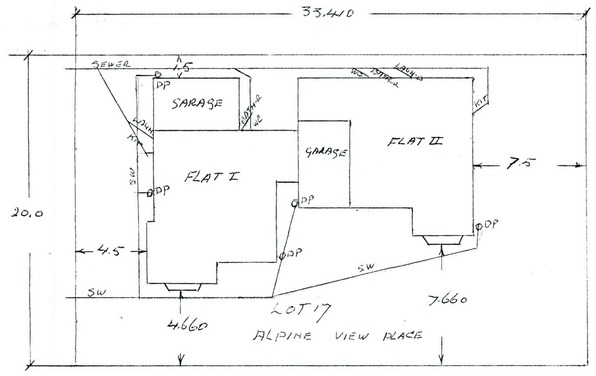
EAST ELEVATION

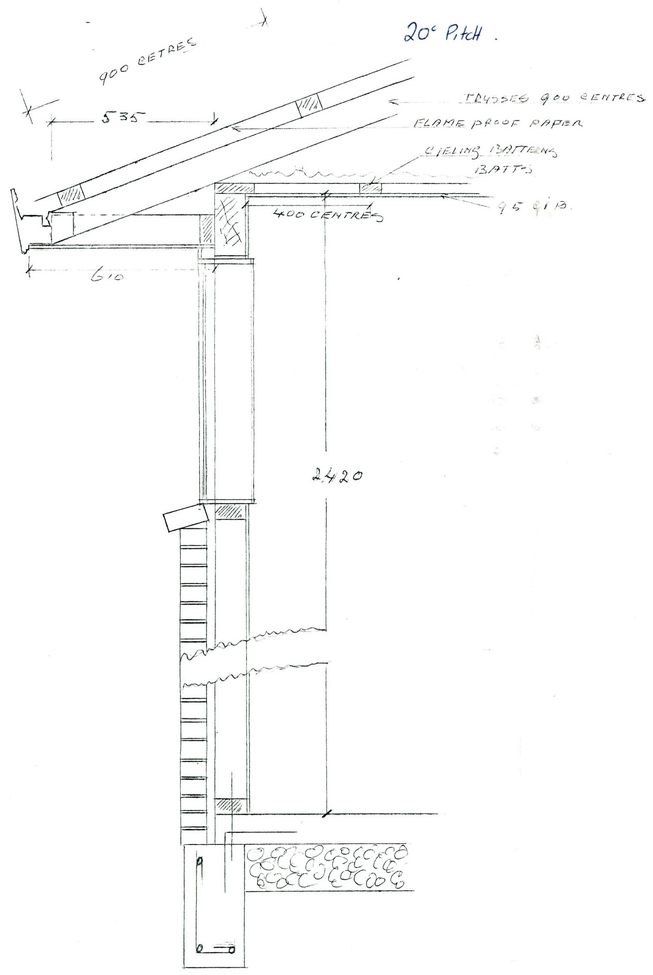
PROPOSED DWELLINGS FOR
MRS C MARSHALL LEESTON
LOT 17 ALPINE VIEW PL.

SHEET No I

DRAWN E.D. KROGT | CHECKED | SCALES 1:50 1:10 | SERIES OF II
TRACED | DATE | REF

Selby Council





PROPOSED DWELLINGS FOR
MS C MARSHALL LEESTON
LOT 17 ALPINE VIEW PLACE

DRAWN E.J. KROST	CHECKED	SCALES	SERIES OF II
TRACED	DATE		REF

SHEET No II