

**BUILDING REGULATIONS 1992**

**SECOND SCHEDULE**

**FORM 10**

**CODE COMPLIANCE CERTIFICATE No 9211**

SECTION 43(3) BUILDING ACT 1991

**ISSUED BY THE SOUTH WAIRARAPA DISTRICT COUNCIL**

Building Consent No 9211

Land ID No.:

PROJECT	
Type	Additions/Alterations
Use	Alterations/Additions to residence
Intended Life 50 years + OR Specified as ..... years	

PROJECT LOCATION	
Owner:	Tenquist J & E
Site Address	12 Bethune Street Featherston
Legal Description:	Lot 7 DP 21365
Valuation No:	18440/73000

**This is**

☒

Final Code Compliance issued in respect of all of the building work under the above building consent.

☐

An interim Code Compliance Certificate in respect of part only, as specified below or attached, of the building work under the above building consent.

☐

This Certificate is issued subject to the conditions below or attached headed "Conditions of Code Compliance Certificate No 9211" being this Certificate

Signed for and on behalf of the Council



Steve Simonsen

**BUILDING INSPECTOR**

Date 17/03/2004

BUILDING REGULATIONS 1992  
SECOND SCHEDULE  
FORM 9  
Advice of Completion of Building Work  
Section 43(1b) Building Act 1991

TO: South Wairarapa District Council

*[Tick each applicable box and attach relevant documents]*

Building Consent No: 9211 Valuation No: 18440/73000

[Owner]: Name: J Tenquist Phone:

Mailing address: 12 Belmore Street, Featherston

Project Location:

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

Signed by or for and on behalf of the owner:

Name: Deb Johnson Johnson Bros Featherston 2002 Ltd.

Position: Director Date: 30-1-04

APPN. No. S253

VAL. No. 18440/73000 OWNER J. &amp; E. Tenquist

ADDRESS 12 Bethune Street  
Featherston

## APPLICATION FOR BUILDING CONSENT

## INSPECTION RECORD

Date Referred	Department	Comments and Requisitions	Approved		Particulars	Sign	Date
			Name	Date			
4-9-03	TOWN AND COUNTRY PLANNING OFFICER	Urban - Residential Zone - South Wairarapa District Council No resource consent required.	<i>[Signature]</i>	9-9-03 10-8-03	BUILDING -		
	COUNCIL						
	BUILDING INSPECTOR		<i>[Signature]</i>	12-9-03	Issue CCC	<i>[Signature]</i>	17/3/04
	ENGINEER						
	DRAINAGE & PLUMBING INSPECTOR				DRAINAGE & PLUMBING -		
	MISC. - W.C.B., MOW, ETC.						

PROJECT Alterations/Additions to residence BUILDING CONSENT DATE 12.9.03

# South Wairarapa District Council

BUILDING REGULATIONS 1992 SECTION 35 BUILDING ACT 1991

## SECOND SCHEDULE FORM 4

Land ID:



**BUILDING CONSENT NO**

9211

Issued in accordance with Project Information Memorandum No .....

### APPLICANT

**Name** Johnson Bros 2002 LTD

**Mailing Address** 6 Titoki Grove  
Featherston

**Telephone** 06 3089466

### PROJECT LOCATION

**Address** 12 Bethune Street  
Featherston

**Name:** Tenquist J & E

**Legal Description:** Lot 7 DP 21365

**Valuation No** 18440/73000

### PROJECT DETAILS

**Description of Project** Additions/Alterations

**Floor Area: (m2)**

**Intended Use** Alterations/Additions to  
residence

**Intended Life** 50 years

**Estimated Value of Project (Inclusive of GST)** \$431

**Resource Consent No**

### COUNCIL CHARGES

The Council's Total Charges payable on the  
uplifting of this Consent in Accordance with the  
attached details are

**Building Consent** 80.00

**B.R. Levy**

**B.L.A. Levy**

**Receipt No.** 82498

**Date Received** 04-Sep-03

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 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 conditions specified in the attached pages

**Signed for and on behalf of the Council  
by Assistant Planning Regulatory**

**Signature:**

**Issued**

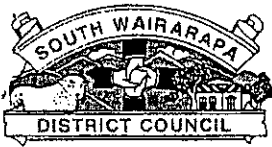
12-Sep-03

PLEASE NOTE WHERE APPLICABLE:

**Sewer and/or Water road opening notice must be applied for and obtained before work is commenced**

Section 41(a) Building Act 1991

**If building work has not been commenced within 6 calendar months after the date of issue or reasonable progress has not been made within 12 calendar months..... (s41(2)) the territorial authority may cancel a building consent in whole or in part forthwith**



# SOUTH WAIRARAPA DISTRICT COUNCIL

P. O. Box 6  
MARTINBOROUGH

## BUILDING CONSENT APPLICATION FORM

Under Section 33 of the Building Act 1991

Record No 9211

### OWNER

Name: J. E. Tengquist  
Postal Address: 12 Bethune Street  
Featherston  
Phone No: 3089799

### APPLICANT

Name: Johnson Bros 2002 Ltd  
Postal Address: 6 Titahi Street  
Featherston  
Phone No: 3089466

### SITE ADDRESS & LEGAL DESCRIPTION

Street Address: 12 Bethune St  
Featherston  
Lot: 7 DP: 21365  
Sec: Block:  
Valuation No: 18440-73000

### ESTIMATED VALUE OF WORK

Includes Materials Labour & GST

TOTAL \$ 430.50

### FLOOR AREA

SQ. METRES: N/A

### BUILDER

Name: Johnson Bros 2002 Ltd  
Postal Address: 6 Titahi Street  
Featherston  
Phone No: 3086002

### PLUMBER/DRAIN LAYER

Name: /  
Postal Address: /  
Phone No: /

### ELECTRICAL

Name: /  
Postal Address: /  
Phone No: /

### DESIGNER

Name: /  
Postal Address: /  
Phone No: /

### DESCRIPTION OF PROPOSED WORK

New Dwelling ☐  
Additions/Alterations ☒  
Description: /  
Fireplaces ☐  
Garage/Garden Sheds/Carport ☐  
Delete ones not applicable  
Swimming Pools ☐  
Farm Buildings ☐  
Description: /  
New Commercial/Industrial Building ☐  
Relocation of building ☐  
Foundation/Repiling ☐  
Plumbing and/or Drainage Work only ☐  
Demolition ☐  
Other ☐  
State type: /

Intended Use eg, Private, farming, commercial, industrial

Intended life: 50 years / Specified as

### SIGNATURE

Name: Jim Johnson Date: 3-9-03

## PART B - PROJECT DETAILS

- \* Complete Part B only if you have not applied separately for a Project Information Memorandum

This project involves the following matters (*Tick each applicable box, if any, and attach relevant information in duplicate*):

- ☐ 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, (to be shown on the site plan).
- ☐ 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, (to be shown on the site plan).
- ☐ Precautions that are to be taken where building work is to take place over existing drains or sewers in close proximity to wells or watermain.
- ☐ New connections to public utilities, i.e. water supply, waste water system.
- ☐ 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.
- ☐ Details of any cultural heritage significance of the building or building site, including whether it is on a Marae or waahi tapu.
- ☐ Detail of any known potential erosion, avulsion, falling debris, filled ground, subsidence, slippage, alluvion, inundation, hazardous contaminants on or near the site.
- ☐ Copy or reference to any resource consent or planning approval for this project.

## PART C. - BUILDING DETAILS

- \* Complete Part C in all cases

This application is accompanied by (*Tick each applicable box and attach relevant documents*):

- ☐ 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
  - ☐ Reference to accreditation certificates issued by the Building Industry Authority
  - ☐ References to determinations issued by the Building Industry Authority.
- ☐ Proposed procedures for inspection by or on behalf of the owner during building work, including:
  - ☐ Inspection by building certifier(s)
  - ☐ Producer statements as to inspection.

## PART D - COMPLIANCE SCHEDULE DETAILS

### D1: SYSTEMS NECESSITATING A COMPLIANCE SCHEDULE

- \* Complete Part E1 for all new buildings and alterations, except single residential dwellings.

This building will contain the following systems. *(Tick 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 systems
- ☐ None of the above

### D2: OTHER SYSTEMS AND FEATURES TO BE INCLUDED IN THE COMPLIANCE SCHEDULE

- \* Complete Part E2 only if the building contains one or more of the systems listed in Part E1

The building will contain the following *(complete only if the building contains one or more of the systems listed above. Tick 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
- ☐ Hand held hoses for fire fighting
- ☐ Such signs as are required for the building code or section 25 of the Disabled Persons Community Welfare Act 1975.

**BUILDING CONSENTS  
SCHEDULE OF FEES AND DEPOSITS  
(Deposit to be paid with application (GST inclusive))**

**NOTE: All work valued \$20,000 or more requires both BRL & BIA levies as listed below to be added to Consent fees**

Log Burners, Demolition Consents, Signs, Minor Plumbing and Drainage and building up to the value of \$5,000	\$ 80.00
Buildings and Constructions up to a value of \$5,001 to \$25,000	\$ 175.00
Buildings and Constructions up to a value of \$25,001 to \$35,000	\$ 225.00
Buildings and Constructions value \$35,001 to \$45,000	\$ 290.00
Buildings and Constructions value \$45,001 to \$80,000	\$ 500.00
Buildings and Constructions Value of \$80,001 to \$100,000	\$ 790.00
Buildings and Constructions and dwellings over \$100,000 value	\$1,500.00
<b>Vehicle Run Up Charge: Deposit</b>	\$ 530.00
* \$530 refunded after crossing completed and inspected to SWDC Specifications	
<b>Footpath and Street Damage Bond.</b>	\$ 200.00
• \$200 refunded after work is completed and has been inspected by Council	

Plus or minus assessed additional hourly input dependent on scale of project. Plus \$65.00 per hour where hourly input exceeds the above plus all disbursements actual costs.

<b>BUILDING RESEARCH LEVY (B.R.L.)</b>			<b>BUILDING INDUSTRY AUTHORITY (B.I.A. LEVY)</b>		
Value of work up to \$19,999	<b>Fee</b>	Nil	Value of work up to \$19,999	<b>Fee</b>	Nil
Value of work \$20,000 plus	\$1.00 per \$1,000		Value of work \$20,000 plus	\$0.65 per \$1,000	
	or part thereof			or part thereof	

**Project Information Memorandum and Land Information Memorandum**

A Project Information Memorandum will have a charge of \$100 and where excessive labour content is required that the applicant be charged @ \$50 per hour in units of ¼ hours being \$12.50 per ¼ hour.

**Sewer and Water Connection Fees and Deposits**  
**(All new dwellings – on town supply)**

<b>Sewer</b>	Administration Fee	- paid to Council	\$ 66.50
<b>Water:</b>	Administration Fee	- paid to Council	\$ 66.50

As from the 1 July 1999 - all new sewer and water connections will be administered by

**Serco Operations Ltd,**  
Cnr Boundry Road/Harrison Street, Featherston  
**Phone 06 3088546 .**

The applicant has the choice of using the services of Serco or another contractor acceptable to Council.

No work is to be commenced until the administration fee has been paid to this office and Council's Maintenance Contractor and Serco Operations Ltd, have been notified.

**Serco must be advised of all work to be actioned (regardless of who will be doing the job) and TWO SETS OF DRAINAGE PLANS MUST BE SUPPLIED TO THE OFFICE OF SERCO – see address above**



## PART E - CONFIRMATION OF FEES

### Fees

Building Consent 80 -

B R Levy                     

BIA Levy                     

Water Fee                     

Sewer Fee                     

Vehicle Crossing                     

Road Deposit                     

Relocation Inspection                     

TOTAL 80 -

Receipt No: 82498

Date: 4.9.03

**Assessment Sheet** 9211

**Zone:** Residential (map 26)

**Standards and terms: 6.2.2 Building Standards**

6.2.2 A Foreshore and riverbank setback

n/a

6.2.2 B Earthquake fault lines

n/a

6.2.2 C Yards

6.2.2 D Height of buildings

6.2.2 E Coverage

6.2.2 F Size of buildings

6.2.2 G Separation distance between buildings

6.2.2 H Outdoor living court

6.2.2 I Accessory Buildings

n/a

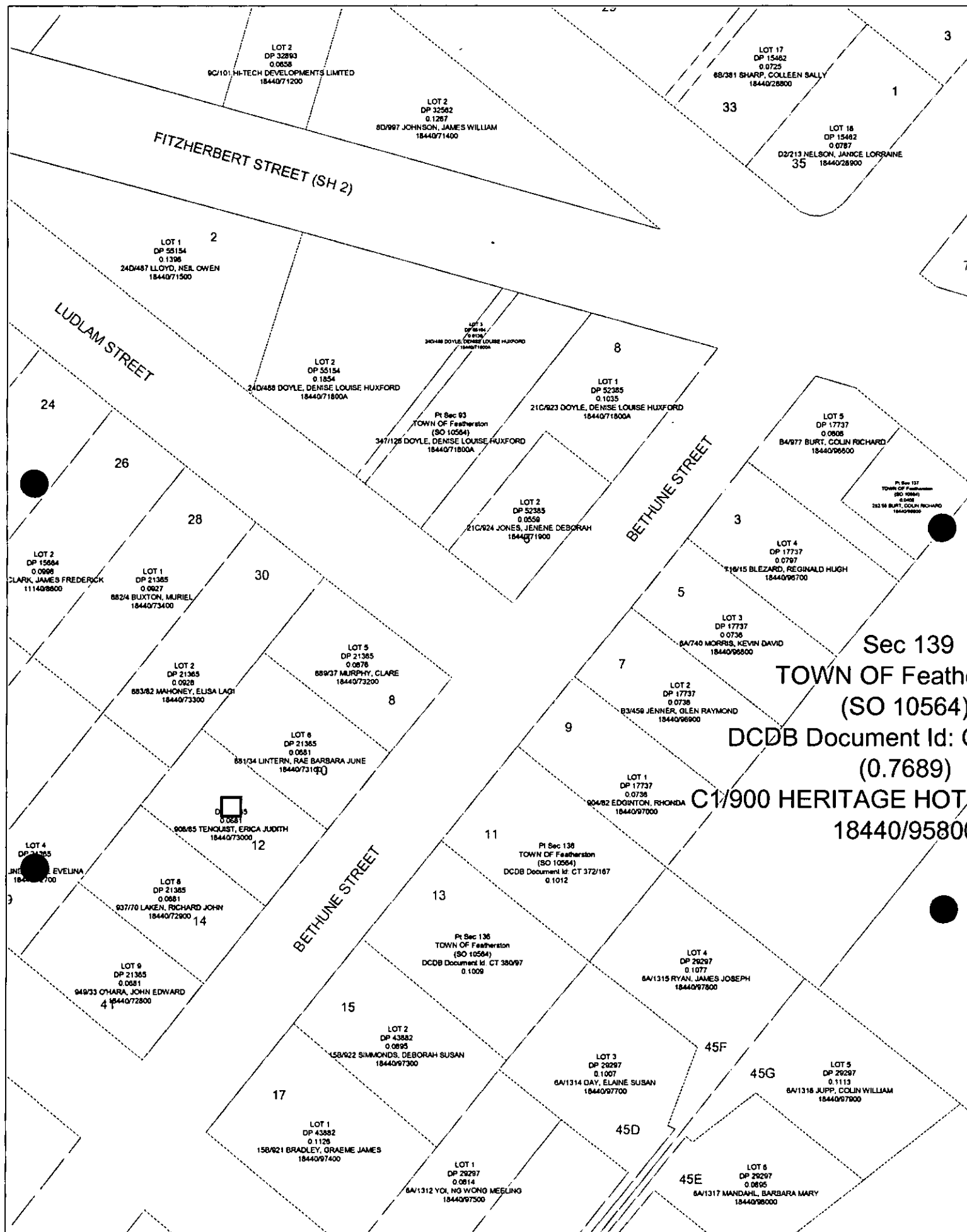
6.2.2 J Special building requirements for the Wharekauhau tourist village

n/a

N/A - Internal Alts.

**Other Comments**

No R.C. required.



V428

V428

Valuation Reference 18440 73000		Computer Codes extns. 0 change L Indic. 111000		Date of Revision 01/09/2000	Date form printed 13/11/2000						
Special Values		Nature of Improvements		Occupier (within the meaning of the Rating Act)							
VI	66000	DWG OBS 01		Tenquist John Douglas							
LV	6000	Rateable		Tenquist Erica Judith							
CV	72000	NOT APPLICABLE		12 Bethune St; Featherston 5952							
SQ METRES 681		Address of Property/Situation 12 BETHUNE ST		Name of District SOUTH WAIRARAPA DISTRICT							
The sequence of data here is: Owner (if other than Occupier), Special Rating Area Information (if any), Description of Property.											
RECORD UPDATED: Date: 11/11/2000 Time: 00:26:33											
REGION: 09 Wellington Region											
WARD: 02 Featherston											
LOT 7 D P 21365											
CAT	ZN	US	UNT	SUB	G/P	AGE	CD	CS	SITE	FLR	CERTIFICATE OF TITLE
RD6B	9A	91	1	0	1	6	AA	WI	110	110	6/908/85
REASON: QV...General Revaluation											

THIS BUILDING REQUIRES

- ☒ FOUNDATION INSPECTION .....
- ☒ PRE-LINING INSPECTION .....
- ☒ PLUMBING INSPECTION .....
- ☒ DRAINAGE INSPECTION .....
- ☒ FINAL CHECK FOR CCC .....
- 24 HOURS NOTICE PLEASE

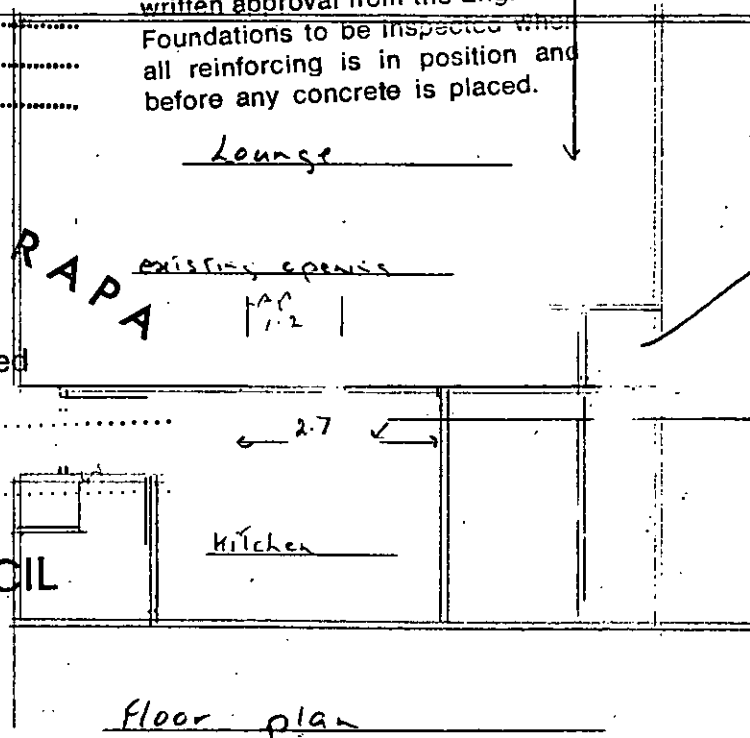
No deviation shall be permitted from the approved plans without written approval from the Engineer

Foundations to be inspected when all reinforcing is in position and before any concrete is placed.

**SOUTH WAIRARAPA**  
**APPROVED**

Permit May Be Issued

*12-8-03*  
*E. Simon*  
Building Inspector  
**DISTRICT COUNCIL**



ceiling Joist direction

rafter same direction as C. Joist

proposed at CT PAT

proposed opening 2.7 m wide

existing Stud HT 2.430

100x50 Framing

new beam 2/200x50 ~ 100x50

General

To remove existing beams

remove wall-hds as required

widen opening to 2.6 Ap

install new beam ~ 100x50 slip studs

replace sheels & trim (match existing)

Link 1 to 3662 Table 8:7

proposal - to widen - Lounge - kitchen access

remove existing kitchen Joinery

install new kitchen Joinery

**THESE PLANS ARE TO**

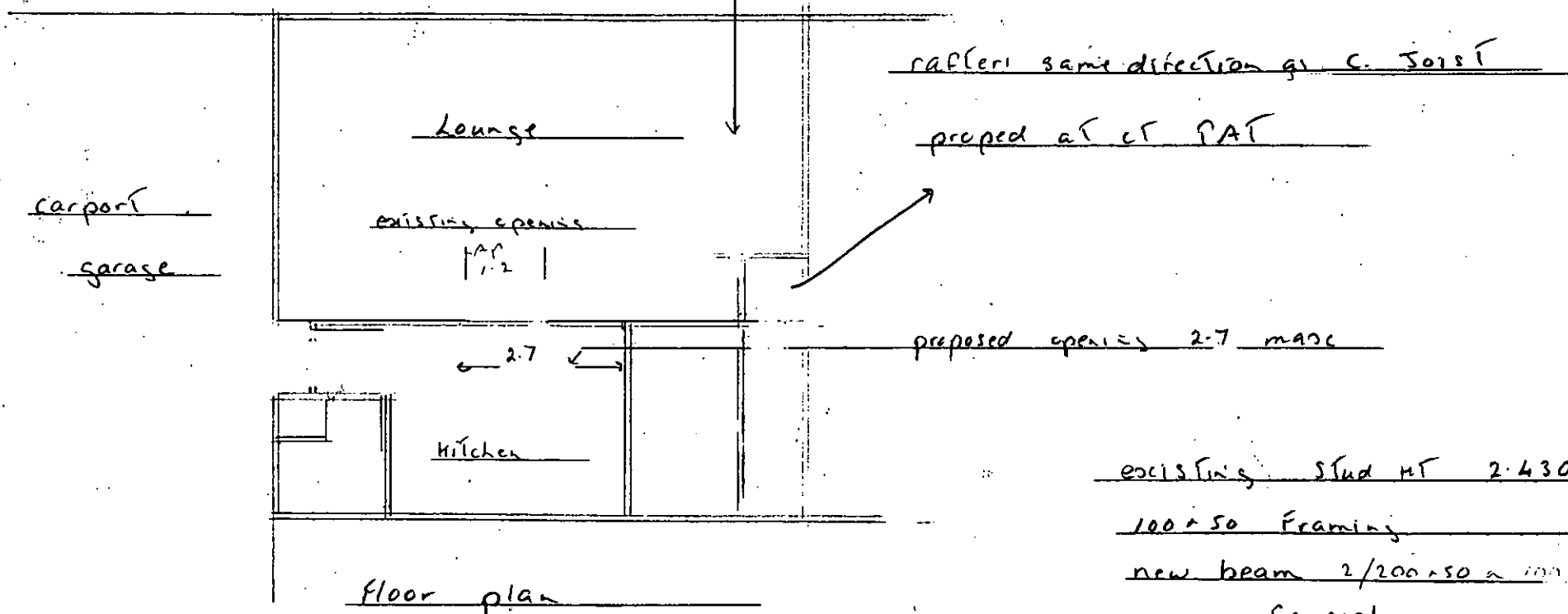
**REMAIN ON SITE AT ALL TIMES**



**Johnson Bros.**  
FEATHERSTON LTD

Phone: (06) 308-9466 (Wayne)  
(06) 308-8997 (Jim)  
Fax: (06) 308-9631

NAME: J. F. - Ferguson SCALE: 1" = 100  
ADDRESS: 12 Bethune St DRAWN BY: J & J Inc



existing Stud HT 2.430

100x50 Framing

new beam 2/200x50

General

To remove existing beams

remove wall bds as required

widen opening to 2.6 Ap

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Link to 3602 Table 8:7

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