

BUILDING CONSENT NO:

95/1821

Project Information Memorandum No:

Section 35, Building Act 1991

HASTINGS DISTRICT COUNCIL

ISSUED BY



(Insert a cross in each applicable box. Attach relevant documents).

APPLICANT	PROJECT
Name: MR P MORONEY Mailing Address: 45 FERRY ROAD CLIVE	All <input checked="" type="checkbox"/> Stage No ¹ of an intended ¹ stages of: New Building <input checked="" type="checkbox"/> Alteration <input type="checkbox"/>
PROJECT LOCATION	Intended Use(s) (in detail): ERECT GARAGE Intended Life:
Street Address: 45C FERRY RD CLIVE	Indefinite, but not less than 50 years <input checked="" type="checkbox"/> Specified as ⁵⁰ years Demolition <input type="checkbox"/> Estimated Value: \$ 4,700.00
LEGAL DESCRIPTION	Signed for and on behalf of the Council: Name: <u><i>Graser</i></u> Position: <u><i>Consents Officer</i></u> Date: <u><i>17/1/96</i></u>
Property Number: 69160 Valuation Roll Number: 09660-23400C Lot: FLAT 3 DP: 17028 Section: Block: Survey District:	The balance of Council's charges payable on uplifting of this building consent, in accordance with the tax invoice are: Total: \$ 0.00 ALL FEES ARE G.S.T. INCLUSIVE
COUNCIL CHARGES	

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, headed "Conditions of Building Consent No /"

CONDITIONS

RESOURCE MANAGEMENT DIVISION

BUILDING CONSENT NO 95/1821

PURSUANT TO SECTION 34 OF THE BUILDING ACT 1991 BUILDING CONSENT IS GRANTED

SUBJECT TO THE FOLLOWING CONDITIONS:

1. THAT NO VARIATION FROM THE APPROVED PLANS, SPECIFICATIONS AND SUPPORTING DOCUMENTS, INCLUDING ANY CONDITIONS, RECOMMENDATIONS OR REQUIREMENTS CONTAINED WITHIN THEM, SHALL BE PERMITTED UNLESS FIRST APPROVED IN WRITING BY AN AUTHORISED OFFICER OF COUNCIL.
2. COMPLIANCE WITH ANY AMENDMENT, ALTERATION, CHANGE OR NOTATION MADE BY ANY AUTHORISED OFFICER OF COUNCIL ON OR TO THE PLANS AND SPECIFICATIONS.
3. PAYMENT OF ANY OUTSTANDING FEES OR CHARGES NOTIFIED TO THE APPLICANT BY COUNCIL.
4. OWNERS/AGENTS TO ADVISE IN WRITING ANY CHANGES OF THEIR AGENT OR TRADESMAN.
5. ALL INSPECTIONS AS TICKED ON STAMP ARE TO BE NOTIFIED. PLEASE QUOTE THE **BUILDING CONSENT NUMBER** WHEN REQUESTING INSPECTIONS.
6. THE APPLICANT RETURN TO THE COUNCIL, THE 'ADVICE OF COMPLETION OF WORK' FORM, SO THAT A CODE COMPLIANCE CERTIFICATE CAN BE ISSUED WHEN THE WORK HAS BEEN COMPLETED AND FINAL INSPECTION UNDERTAKEN.
7. FOR SOLID FUEL HEATERS: 'HEATER & HEARTH TO BE ADEQUATELY SECURED AGAINST SEISMIC MOVEMENT'.
8. ENSURE NO SANITARY SEWER SYSTEM IS BUILT OVER.

NOTE TO BUILDER: It is your responsibility to call for a Final inspection upon completion of the job and to advise the owner/applicant to return the 'Completion form' as required in Condition 6.

PROJECT INFORMATION MEMORANDUM NO:

95/1821

Section 31, Building Act 1991

ISSUED BY:

HASTINGS DISTRICT COUNCIL

(Insert a cross in each applicable box. Attach relevant documents.)

<p>APPLICANT</p> <p>Name: MR P. MORONEY</p> <p>Mailing Address: 45 FERRY ROAD CLIVE</p>	<p>PROJECT</p> <p>New or Relocated Building <input checked="" type="checkbox"/> Alteration <input type="checkbox"/></p> <p>Intended Use(s) (in detail): ERECT GARAGE</p> <p>Intended Life: Indefinite, but not less than 50 years <input checked="" type="checkbox"/> Specified as 50 years Demolition <input type="checkbox"/></p>
<p>PROJECT LOCATION</p> <p>Street Address: 45C FERRY RD CLIVE</p>	<p>This is:</p> <p><input checked="" type="checkbox"/> 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.</p> <p>Not yet applied for <input type="checkbox"/></p> <p>No: 95/1821 attached <input checked="" type="checkbox"/></p> <p><input type="checkbox"/> Notification that other authorisations must be obtained before a building consent will be issued.</p> <p><input type="checkbox"/> Notification that the proposed building work may not be undertaken because a necessary authorisation has been refused.</p>
<p>LEGAL DESCRIPTION</p> <p>Property Number: 69160 Valuation Roll Number: 09660-23400C Lot: FLAT 3 DP: 17028 Section: Block: Survey District:</p>	
<p>COUNCIL CHARGES</p> <p>The Council's total charges payable on the uplifting of this project information memorandum, in accordance with the tax invoice are \$ 0.00</p> <p>ALL FEES ARE G.S.T. INCLUSIVE</p>	

This project information memorandum includes (cross each applicable box, attach relevant documents, and send a copy to any relevant network utility operators and organisations having the power to classify land and buildings):

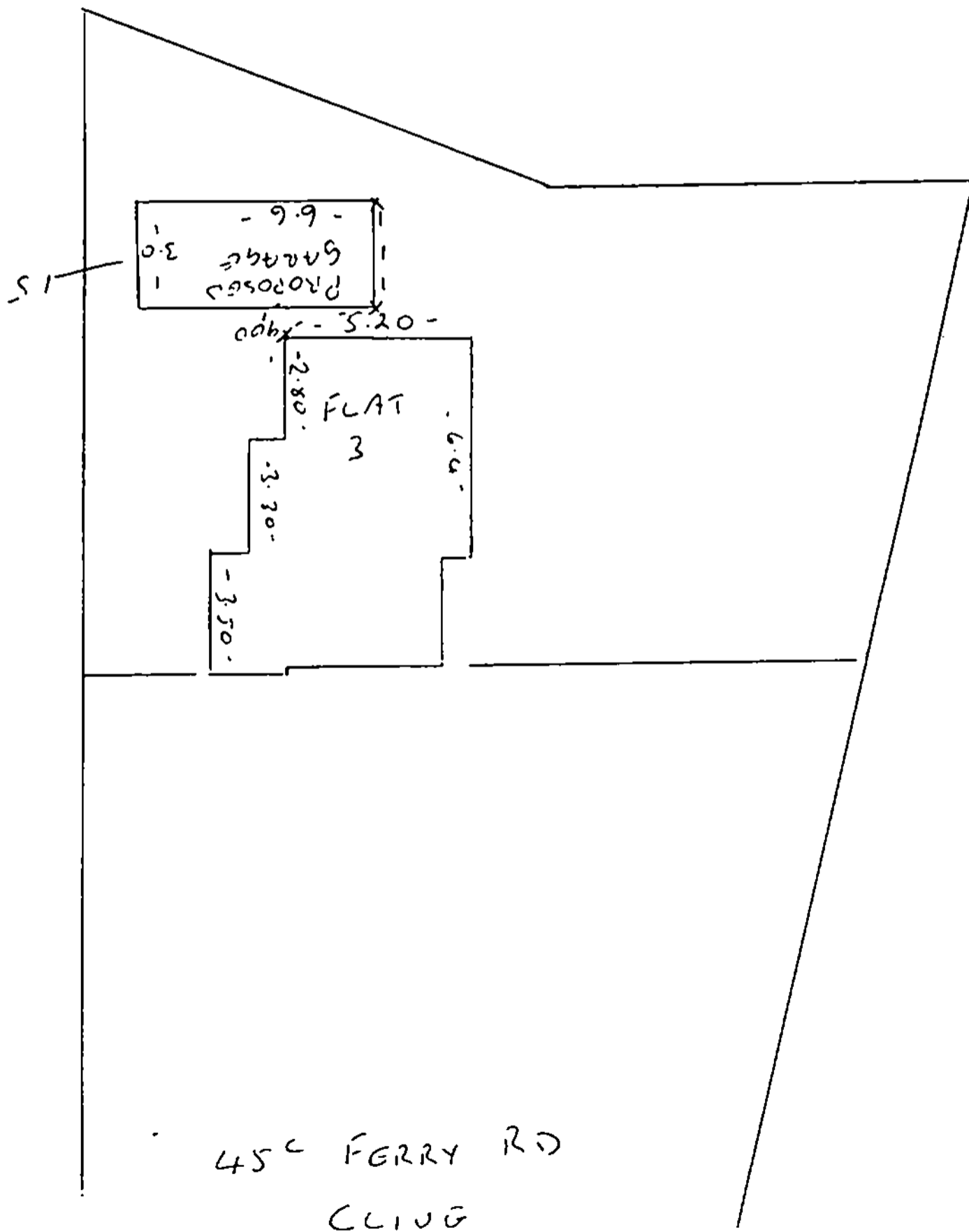
- Information identifying relevant special features of the land concerned.
- Information about the land or buildings concerned notified to the Council by any statutory organisation having the power to classify land or buildings.
- Details of relevant utility systems.
- Details of authorisations which have been granted.
- Details of authorisations which must be obtained before a building consent will be issued.
- Details of authorisations which have been refused.

Signed for and on behalf of the Council:

Name: [Signature]

Position: Consents Officer

Date: 17, 1, 96





HASTINGS DISTRICT COUNCIL

RESOURCE MANAGEMENT DIVISION

Private Bag 9002 Hastings, Telephone (06) 878-0500, Fax (06) 878-0515

TO: P. Wyndham DATE: 4.1.96

ORGANISATION: _____

DESTINATION No: 8432065

SENDER: Sheryll Ashkari

We are Transmitting 1 pages (includes this cover sheet)

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Marony Building Consent Appn 95/1821.
45 C Ferry Road, Clive.

Pam

The garage siting proposed does not comply with the standards of the District Plan.

Plan requires - written consent of neighbour as yard is less than 1.5 metres and 3 metre clearance from the house & bldgs on adj properties, or

1.5 m from side boundary and no minimum distance from the house.

Please advise how the building will comply.

Thanks.
Sheryll

CHECK LIST: RURAL DEVELOPMENT : HAWKE'S BAY

OWNERS NAME: P Moroney DATE RECEIVED: _____
 APPLICANTS NAME: P Wyndham DATE OF APPLICATION: _____
 PHONE No: 8432065 ADDRESS OF SITE: 45 C Ferry Rd.
 LEGAL DESCRIPTION: F 3 DP 17028
 PROPOSAL: Garage
 ZONE: Rural Res 2 USE GROUP: _____
 BUILDING CONSENT NO 95/1821

SITE SIZE	NEW DWELLING	REQUIRED	PROVIDED
Rural 1 and 2 2-6 ha Sites	New Dwelling	6 Hectares Established Horticulture	
Maximum Height of Buildings			
Yards	Front Side Rear Neighbours Consent	<u>Rear site all 1.5</u>	<u>1m</u>
Distance from Open Water Course		6m	
Minimum Floor Height Rural 1, 2 and 6		500mm	
Coverage			
Conservation Area - S36 notice			
Designations/Conditions Affecting property			
Buildings Housing Animals			
Distance from Residential building		15m	
From site boundary		10m	
Parking, Turning and Loading			
Historic Places Register			
Comments		<u>900mm from dig. moved to 1.5 m from side bldg</u>	

PLANNING OFFICER: SK Johnston
 DATE OF APPROVAL: 10-1-96

Need neighbours written consent & site 3m from res bldg on same site & adj site.

CLIVE RIVER

D.P. 6990

FERRY ROAD

PT. 26
DEEDS PLAN 161

1-0699
(3-0604)

D.P.

6
4-0823

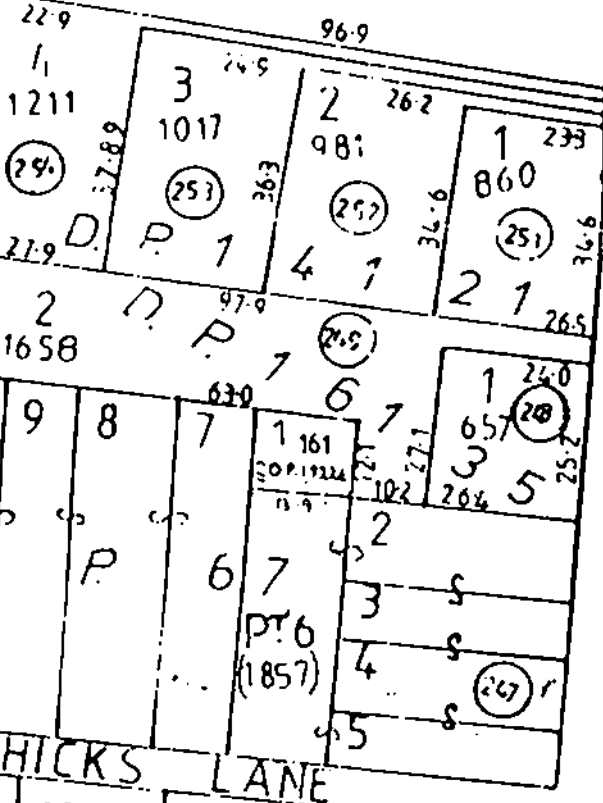
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D.P. 69

DEEDS PLAN Pt. 1

Pt. 1

DEEDS PLAN ALLENS LANE

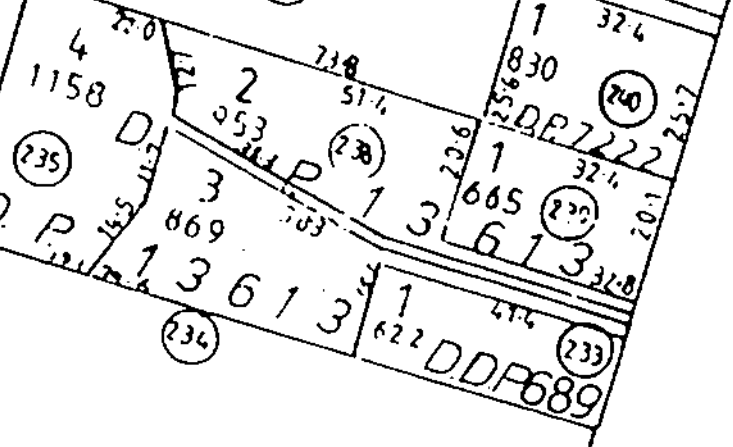
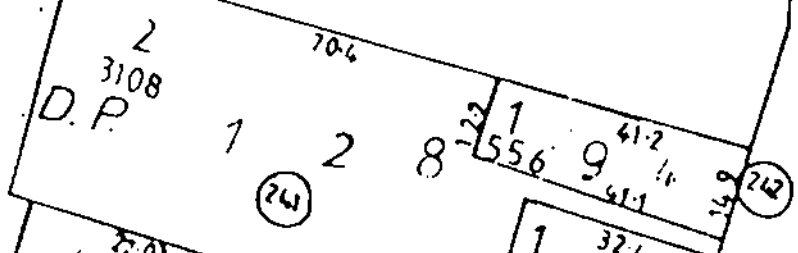


HICKS LANE

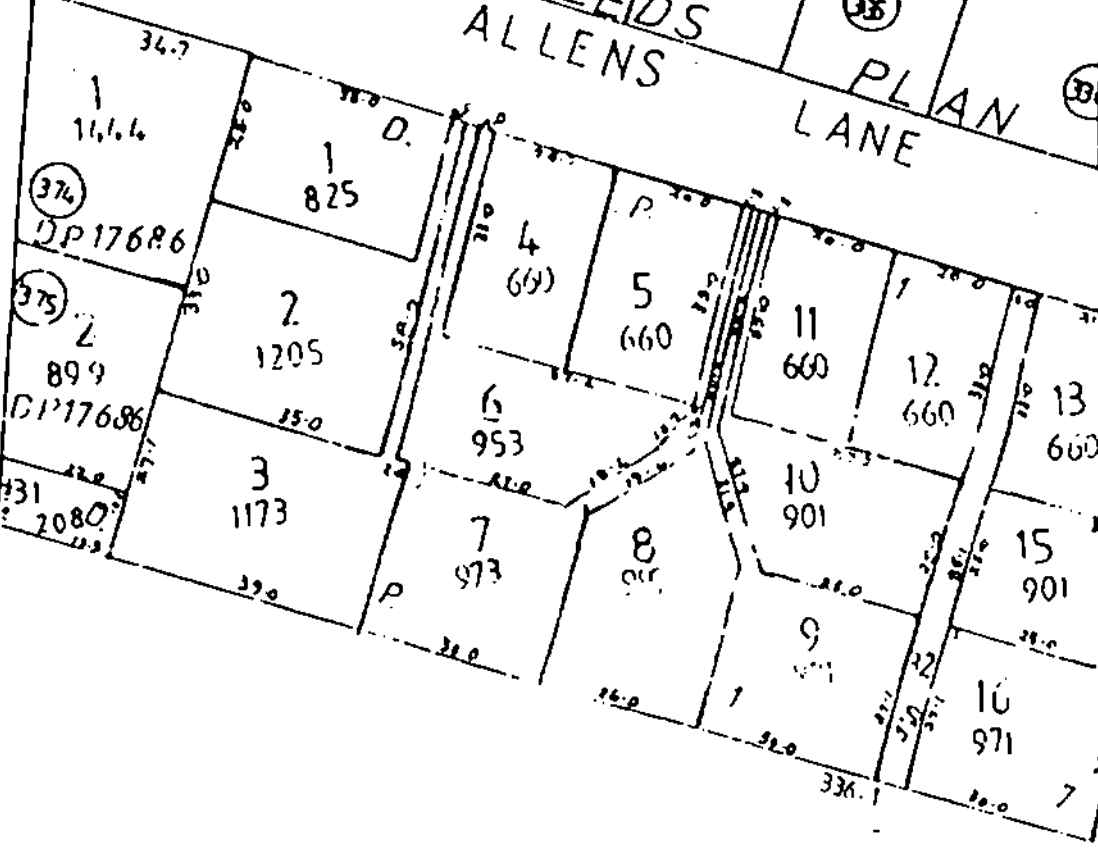
Pt S.S. 20
(3169)

Pt S.S. 21
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Pt S.S. 21



D.D.P. 689



3
3-26-68