38 Western Road

20/7/24 New Dishwasher
A + Appliance Servicing

2/8/24 New carpet in bedrooms
Multipurpose Ivan Vlasich

12/8/24 House wash & water blast deck
Endeavour Property services

14/8/24 Heat Pump service, checks
Strike Electrical MT Raskill

26/7/24 Wall Oven Replacement - Vogue wall oven
Marchall Electrics

30/9/24 Insulation top up

27/7/23 Gas installation check for compliance - up to standard
campbell Plumbing & gasfitting

17/7/24 Smoke Alarm Compliance Services (Annually)
All Clear Healthier Homes & Businesses

Code compliance certificate

Auckland Council
Te Kaunihera o Tāmaki Makaurau

Section 95, Building Act 2004
(Form 7 – Building (Forms) Regulations 2004)

THE BUILDING

Building consent number:	ABA-2010-1131	Date building consent issued:	21-Oct-2010

Street Address: 38 Western Road, Laingholm, Auckland 0604

Legal description:

Lot number & Deposited plan DP: LOT 233 DP 19098

Parcel:		Valuation Number:	33800-46001

Building name:

Location of building within site/block number:		Level or unit number:	

Current, lawfully established use: (*include number of occupants if more than 1*) Dwelling

Year first constructed: 2010

THE OWNER

Name of owner: R C Dunseath

Mailing address: 17 Dorothy Road, Laingholm, Auckland 0604

Street address/ registered office: 17 Dorothy Road, Laingholm, Auckland 0604

Telephone No (Home):	(09) 817 1318	Telephone No (Work):	(09) 838 8603
Mobile No (Home):	(027) 358 8844	Facsimile No:	(09) 838 7557

Email address: principal@glendene.school.nz

FIRST POINT OF CONTACT FOR COMMUNICATION (Must be in New Zealand)

Full Name: Jack Wansbrough

Mailing address: 17 Dorothy Road, Laingholm, Auckland 0604

Street address/ registered office: 17 Dorothy Road, Laingholm, Auckland 0604

A B Matthews & Associates Ltd

Land Surveyors and Planners

33 Landing Road
Titirangi
Auckland

Phone: (09) 817-4846
Mobile: 027 277 7107
Fax: (09) 817 9451
Email: abmatthews@xtra.co.nz

23rd November 2010

Manager Resource Consents
Henderson Sefvice Centre
Auckland Council
Private Bag 92300
Henderson
AUCKLAND 1142

ABA-2010-1131 , CERTIFICATION OF BUILDING LOCATION AND FLOOR LEVEL AT 38 WESTERN ROAD, LAINGHOLM

I hereby certify that the new building as described on the drawings attached to the above consent has been located in accordance with those drawings. As such the building will be located clear of the 1:100 flood level and the finished floor level will achieve the required freeboard above the flood level when constructed as shown on the drawings.

We attach diagrams of the location of the building footprint as established by recent survey with levels on ground marks established accordingly.

If you have any queries regarding this certification please contact us directly.

Yours faithfully

A.B. Matthews
Licensed Surveyor

EWRB 551

ELECTRICAL WORKERS REGISTRATION BOARD
Safety • Competency

Electrical Certificate of Compliance

for a low voltage installation if prescribed electrical work has been done on any part of it and the prescribed electrical work involved placing, replacing, or repositioning conductors or fittings attached to conductors.

To be completed whether or not an Inspection is required.

No. 3790707

No. of attachments

CUSTOMER INFORMATION - PLEASE PRINT CLEARLY

Name of customer: Mrs R. Dunseath Phone: 07 358 8 44 817 1318

Address of installation: 38 Western Rd, Laingholm

Postal address of customer (if not as above): 17 Dorothy Rd, Laingholm.

DECLARATION OF CONFORMITY (Please tick (✓) appropriate boxes)

In accordance with Regulation 58 of the Electricity (Safety) Regulations 2010, the design of the installation or part of the installation to which this certificate applies

(a) complies with either Part 2 of AS/NZS 3000:2007 ☐ or Part 1 of AS/NZS3000:2007 and Regulation 59 ☐ and

(b) the supply system of the installation or part of the installation to which this certificate applies is 230V/400 V MEN ☐ or attached other system ☐

WORK DETAILS

7	No. of lighting outlets	0	No. of ranges
7	No. of socket outlets		No. of water heaters
Was any installation work carried out by the homeowner?			Yes ☐ ✓ No

Please tick (✓) as appropriate where work includes:

	Mains		Main earthing syster
	MEN Switchboard closest to point of supply		Electric lines

Description of work carried out (If necessary attach any pages with work done)

replace Dis board with RCD complete. Panel to replace VIR 10mm Main to 16mm and install Part of earthy Box

CERTIFICATION OF WORK (Please tick (✓) appropriate boxes)

I certify that the completed installation or part of the installation to which this certificate applies

- ✓ has been installed in accordance with the design detailed in the Declaration of Conformity section above
- ✓ has had tests which are required by the Electricity (Safety) Regulations 2010 satisfactorily completed
- ✓ has an earthing system that is correctly rated
- ✓ contains fittings which are safe to connect to a power supply
- ✓ is safe to connect to a power supply

ELECTRICAL WORKER DETAILS

Name: Brian Jellyman Registration No.: E8287

Company: N/A Contact Ph No.: 817 8806

Signature: Date: 27/8/12

INSPECTION DETAILS

Electrical work requiring inspection by a registered electrical inspector

☐ Mains work (mains, MEN switchboards closest to the point of supply, or main earthing systems) ☐ Attached other ☐ Work carried out in accordance with Part 1 of AS/NZS 3000:2007

I certify that the items identified above are electrically safe and that the inspection has been carried out in accordance with the Electricity (Safety) Regulations 2010.

Name: Ian Richards Registration No.: T24954

Signature: Date: 28 / 8 / 12

Contact Ph No.

This form is approved by the Electrical Workers Registration Board (PO Box 10-156, Wellington. Freephone 0800 66 1000) for the purposes of the Electricity (Safety) Regulations 2010.

38 Western Road 12/8/24

ELECTRICAL SAFETY CERTIFICATE

REFERENCE/CERTIFICATE ID NO.: 35647

This Electrical Safety Certificate provides a legally recognisable statement that the connected installation or part installation, or any fitting that supplies an installation or a part of an installation, is safe to use following prescribed electrical work.

Location Details: 38 Western Road, Laingholm, Auckland, 0642

Contact Details: (Name and address) Jack Wansbrough 0279074905
Robyn Dunseath 027 35 888 55

Details of work: ☑ The whole installation ☐ Part of the installation

Description of work: Replace heatpump isolator on main house, hotwater kit plus 3 lamps in top sleep out toilt. Install 2 batten holders in sleep out kitchen and dining room.

Date of connection: 12/08/2024

By signing this document I certify that the installation, or part of the installation, to which the Electrical Safety Certificate applies is connected to a power supply and is safe to use.

Certifier's name:	Jake Maoate E247767	**Registration/Practising licence number:**	
Certifier's signature:		**Certificate Issue Date:**	12/08/2024
Email:	jake@strike.net.nz	**Organisation/ Company:**	Strike Electrical Services Limited

CUSTOMER COPY – THIS IS AN IMPORTANT DOCUMENT AND SHOULD BE RETAINED FOR A MINIMUM OF 7 YEARS

This electrical safety certificate also confirms that the electrical work complies with the building code for the purposes of Section 19(1)(e) of the Building Act 2004.

PO Box 41110
Mt Roskill Auckland 1440
Tel. 0508787453

GST # 104-809-235
www.strike.net.nz
office@strike.net.nz

PLEASE PAY BY	AMOUNT	INVOICE DATE
20/08/2024	$414.75	13/08/2024

Barfoot and Thompson Titirangi
406 Titirangi Road
Titirangi

TAX INVOICE NO. 76859

Job Name: Reconnect lights
Job No.: 35647
Quote No.:
Site: 406 Titirangi Road Titirangi
Site Address: 406 Titirangi Road
Titirangi
Salesperson: Jake Maoate
Order No.:

ELECTRICAL WORKERS REGISTRATION BOARD
Safety • Competency

EWRB

Electrical Certificate of Compliance

No. 3395204

for a low voltage installation if prescribed electrical work has been done on any part of it and the prescribed electrical work involved placing, replacing, or repositioning conductors or fittings attached to conductors.

No. of attachments

To be completed whether or not an Inspection is required.

CUSTOMER INFORMATION - PLEASE PRINT CLEARLY

Name of customer R C DUNSETH Phone:

Address of installation 38 WESTERN RD

Postal address of customer (if not as above) LAINGHOLM

DECLARATION OF CONFORMITY (Please tick (✓) appropriate boxes)

In accordance with Regulation 58 of the Electricity (Safety) Regulations 2010, the design of the installation or part of the installation to which this certificate applies

(a) complies with either Part 2 of AS/NZS 3000:2007 ☑ or Part 1 of AS/NZS3000:2007 and Regulation 59 ☐ and

(b) the supply system of the installation or part of the installation to which this certificate applies is

230V/400 V MEN ☐ or attached other system ☐

WORK DETAILS

No. of lighting outlets: 1

No. of socket outlets:

No. of ranges:

No. of water heaters:

Was any installation work carried out by the homeowner? Yes ☐ No ✓

Please tick (✓) as appropriate where work includes:

✓ Mains

✓ MEN Switchboard closest to point of supply

✓ Main earthing system

Electric lines

Description of work carried out (If necessary attach any pages with work done) TO INSTALL 16mm TPS UNDERGROUND FROM POLE TO OUTSIDE METERBOX THEN TO INSIDE DISTRIBUTION BOARD WITH 1 POWEROUTLET UNDER RCD PROTECTION EARTH PEG BELOW METERBOX

CERTIFICATION OF WORK (Please tick (✓) appropriate boxes)

I certify that the completed installation or part of the installation to which this certificate applies

☑ has been installed in accordance with the design detailed in the Declaration of Conformity section above

☑ has had tests which are required by the Electricity (Safety) Regulations 2010 satisfactorily completed

☑ has an earthing system that is correctly rated

☑ contains fittings which are safe to connect to a power supply

☑ is safe to connect to a power supply

ELECTRICAL WORKER DETAILS

Name JEFF STRATFUL

Company WOODLANDS PARK ELECT

Signature J.S.

Registration No. E916

Contact Ph No. 0274 954 054

Date 10/12/10

INSPECTION DETAILS

☑ Electrical work requiring inspection by a registered electrical inspector

I certify that the items at the point of supply (mains, MEN switchboards closest to the point of supply, or main earthing systems) ☐ Attached other ☐ Work carried out in accordance with Part 1 of AS/NZS 3000:2007 above are electrically safe and that the inspection has been carried out in accordance with the Electricity (Safety) Regulations 2010.

Name R Reynolds

Signature

Registration No. I1722

Date 10-12-10

Contact Ph No.

CUSTOMER COPY – THIS IS AN IMPORTANT DOCUMENT AND SHOULD BE RETAINED

Plumbers, Gasfitters and Drainlayers Board

GASFITTING CERTIFICATE OF COMPLIANCE

Pursuant to the Gas Act 1992 and the Gas (Safety and Measurement) Regulations 2010

ENERGY WORK CERTIFICATE

(Pursuant to the Building Act 2004)

Certifier Copy. This certificate is not transferable

Level 9, 70 The Terrace
PO Box 10655, Wellington 6143
Tel 04 494 2970, Fax 04 494 2975
www.pgdb.co.nz

Consumer: robyn dunseath
Installation Address: 38 Western Road
Laingholm
Auckland 0604

Vehicle Registration:
Vessel Registration:

Certificate Number: **660438**
Gas Supplier: self
Category: Domestic
Type (Regulation 44(1)): NEW
Gas Type: LPG
Certification Date: 20 May 2011

Test Results: 10 min Duration
2.80kPa test pressure
0.00kPa Loss / Gain
2.80kPa Working pressure

Other Testing:
Test Date: 20 May 2011

DESCRIPTION OF GASFITTING TO WHICH THIS CERTIFICATE APPLIES

Qty	Item Type	Item Location	Make/ Model	Input Rate	Flue Type	Flue Location	Vent Type	Vent Location
1	Hob	kitchen	parco 4 burner	30				

I certify that:

1. I Certify that all appliances and fittings worked on by me or by persons working under my supervision are safe to connect to a gas supply and that all work carried out was in accordance with all applicable requirements of the Gas Act 1992 and Gas (Safety and Measurement) Regulations 2010.
2. I Certify that the Gasfitting to which this certificate applies does not make other parts of the installation unsafe or otherwise non-compliant with the Gas Act 1992 and Gas (Safety and Measurement) Regulations 2010.
3. I Certify that the Gasfitting work to which this certificate applies does NOT include work on an appliance or fitting imported or manufactured for the consumers use.

Installer(s) supervised by certifier
Authorisation No:
Name:

Authorisation No:
Name:

Certificate Owner
Authorisation No: 10456
Name: Sherratt, Gregory Thomas
Company:

Signed:
Certifier
Authorisation No: 10456
Name: Sherratt, Gregory Thomas

Wade Rick as Stephen

An independent Insultech franchisee Trading as:

(West Ak)

P O Box 21055 Henderson, Auckland Phone 09 837 5870
Email: av@insultech.co.nz

RECOMMENDATION & QUOTATION

WANS & ROUSH
UROTOY STREET
CM.
TACK.

Phone: 871318

Report No: AV 5862

Date: 04/03/11

onsidered the various types of insulation available and make the following
dations for insulating your building as follows at: ABOVE DOORS.

	(A) OTHER	(B) FLOOR	(C) OUTER WALLS	(D) ROOF Inaccessible	(D) ROOF Accessible	TOTAL PRICES (OPTION 1)
		~~Glasswool~~	Glasswool	Glasswool	Glasswool Waste	
		Foil	Mineral Wool		Mineral Wool	
		Polyester	Polyester	Polystyrene		
		Polystyrene	Foam	Wool		
		~~Wool~~	Wool		Wool Waste	
	Blanket/Blown	Blanket/Blown	Blanket/Blown	Blanket/Blown	Blanket/Blown	
lity (Years):	5 / 15 / 50	5 / ~~15~~ / 50	5 / 15 / 50	5 / 15 / 50	5 / 15 / 50	
		WANSAROUSH				Supply Only
ue/mm:		R1.5				$
		10				Supply & Fit
$		$ 1219				$ 1219
		Glasswool	Glasswool	Glasswool	Glasswool Waste	OR
		Foil	Mineral Wool		Mineral Wool	(OPTION 2)
		Polyester	Polyester	Polystyrene		
		Polystyrene	Foam	Wool		
		Wool	Wool		Wool Waste	
	Blanket/Blown	Blanket/Blown	Blanket/Blown	Blanket/Blown	Blanket/Blown	
lity (Years):	5 / 15 / 50	5 / 15 / 50	5 / 15 / 50	5 / 15 / 50	5 / 15 / 50	
						Supply Only
Value/mm:						$
es:						Supply & Fit
$						$

onditions overleaf & below:
eas excluded unless indicated above

Garage ~~Incl.~~ / Excl.

Amendments: Recessed light protectors if required at $ each

ALL PRICES INCLUDE GST

Deduct a prompt payment discount of 15 **%** from option IF ACCEPT by if payment is made **in full** within 7 days of invoice date. 4/3/11.

INSULTECH GROUP LTD
P O Box 97-700 Auckland, New Zealand. Phone 09-263 9770

PRODUCT DATA SHEET
Warmafloor Blanket System

PRODUCT DESCRIPTION

This system consists of a unique Polyester fibre blanket manufactured specifically for placing between floor joists, against the underside of the floor. This blanket has superior strength in both directions and tighter surfaces than other typical polyester ceiling , wall or floor blankets or batting.

The rolls are uniquely sized to facilitate handling in confined sub-floor spaces and can be torn readily to suit joist length. Product colours are white for R1.1, with a lilac tint to distiinguish R1.4

The plastic packaging offers limited weather protection.

Table 1 - Nominal Dimensions & R Value (AS/NZS 4859.1:2002)

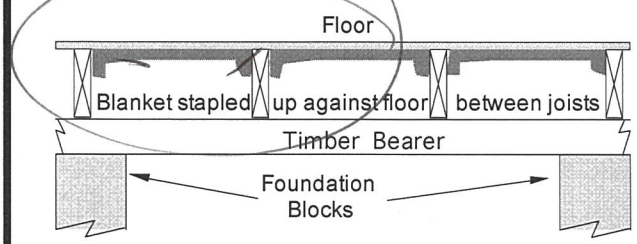
Nominal size (both R values)	Pces/ m2 per Bale	Thick mm	R (m2 °C/W) Bale	Total
5.0x 0.510m or	3/7.65	60	1.1	1.5
4.18x 0.610m	3/7.65	60	1.1	1.5
7.85x 0.51m	4/16.0	90	1.4	1.8
6.55x 0.610m	4/16.0	90	1.4	1.8

PERFORMANCE

Thermal Effectiveness

Uninsulated floors have a thermal resistance of R0.6, which can be improved to R1.5 or R1.8 with Warmafloor Blanket System correctly fixed against the floor, between the floor joists in most buildings with a continuous sub-floor perimeter wall. Either grade exceed the requirements of NZBC H1/AS1 clause 2.1

It also reduces draughts through gaps between uncovered timber strip floors.



SAFETY

Fire Properties

Polyester is classified as a combustible material, but contains a flame retardant additive.

Table 2 - Fire Hazard Properties (AS1530:1982 Part 3)

Property	EFH Index
Ignitability	0
Heat Evolved	0
Spread of Flame	0
Smoke Developed	0

Health Effects

Warmafloor Blanket System does not represent a health risk to occupiers of insulated buildings.

Corrosiveness

Warmafloor is not corrosive on metal componentry

DURABILITY

Warmafloor Blanket System will satisfy the requirements of NZBC clause B2.3(b) of 50 years durability in dry, protected cavities.

Moisture Resistance

Polyester is unaffected by humidity, water or steam. If wetted, its thermal resistance will be restored, when dried.

Table 3- Moisture Absorption

After 96 hrs at 90% RH	<2%

APPLICATIONS

Warmafloor Blanket System will provide effective thermal insulation for timber floors. It is unsuitable for areas unprotected from water ingress.

INSTALLATION

A hammer stapler, 8-12mm staples, protective overalls, face mask & gogles are required to install floor insulation. Avoid any bare wires and do not staple within 50mm of any wire.

Start at the end of one joist, push Warmafloor Blanket up between the joists, until it touches the floor. Adjust so the side laps are equal, staple through the lap fold into one joist, pull tight and staple the other lap fold to the adjacent joists. Continue stapling at about 1m centres (or 0.5m if animals can reach the material) and at joist laps, ensuring there are no edge gaps. Feed the blanket over the next bearer and butt joint the next blanket. If the roll is too long, hand tear to length across the roll. Wherever pipe or wires protrude through the floor tear the blanket from one side and wrap around the pipe. Width trimming should not be necessary, but can be cut with shears or scissors.

For further information and correct installation contact your local Insultech™ professional at:

Or call Insultech Group Ltd at the above address. The information contained in this publication is correct to the best of our knowledge at the time of publication. Insultech Group Ltd reserves the right to alter the information or specification without notice and without incurring obligation. 4/09ZS91

MiTek New Zealand Ltd.

Correspondence from : AUCKLAND
40 Neales Road, East Tamaki 2013
PO Box 58-014, Botany 2163
Phone: 09 274 7109
Fax: 09 274 7100

CHRISTCHURCH
14 Pilkington Way, Wigram 8042
PO Box 8387, Riccarton 8440
Phone: 03 348 8691
Fax: 03 348 0314

www.miteknz.co.nz

PRODUCER STATEMENT for MiTek 20/20™ TRUSS DESIGN - Version 4.6

ISSUED BY: **MiTek New Zealand Ltd**

TO: **Benchmark Industrial Ltd**

IN RESPECT OF: **GANG-NAIL Truss Designs**

This producer statement covers the MiTek 20/20™ truss design and the structural performance of the GANG-NAIL plate for the job reference **10863** and may be used by a Building Consent Authority to assist in determining compliance with the New Zealand Building Code.

The MiTek 20/20™ truss design program has been developed by MiTek New Zealand Ltd for the design of GANG-NAIL® timber roof, floor and attic trusses in New Zealand. The truss designs computed by MiTek 20/20™ are prepared using sound and widely accepted engineering principles, and in accordance with compliance documents of the New Zealand Building Code and Verification Method B1/VM1; and internationally accepted standard ANSI/TPI 1 - 2002 as an alternative solution to satisfy the requirements of Clause B1 of the New Zealand Building Code.

On behalf of MiTek New Zealand Ltd, and subject to:

i) All proprietary products meeting their performance specification requirements
ii) The provision of adequate roof bracing and overall building stability
iii) Correct selection and placement of GANG-NAIL connector plates
iv) Correct input of Truss Design Data as shown in the Fabricator Design Statement for this job
v) The design being undertaken by the accredited fabricator under the terms of the software licence

I **believe on reasonable grounds** that the trusses, if constructed in accordance with the MiTek 20/20™ truss design and shop drawings, will comply with the relevant provisions of the New Zealand Building Code.

MiTek New Zealand Ltd holds a current policy of Professional Indemnity Insurance no less than $500,000.

On behalf of MiTek New Zealand Ltd, **Date: August 2010**

Min Ling Ng, BE (Hons), CPEng, IntPE, MIPENZ (ID: 146585)
TECHNICAL SERVICES MANAGER, MiTek New Zealand Ltd

Job: 10863 Client: A Customer Site: TML Building Ltd
Phone: 38 Western Road
Description: Laingholm
Building Consent No.:
MiTek 20/20 Engineering 4.6.4.28 MiTek New Zealand Ltd Phone:
Printed: 15:00:15 09 May 2011

MITEK FABRICATOR DESIGN STATEMENT

This statement is issued by MiTek accredited fabricator **Benchmark Industrial Ltd**, being licensed to use the MiTek 20/20™ software, to the client listed above and may be used by the Building Consent Authority to assist in determining compliance with the New Zealand Building Code.

MiTek 20/20™ TRUSS DESIGN DATA

The MiTek 20/20™ computer design for this job is based on the following design parameters entered into the program. The Fabricator shall ensure that these job details are current and relevant to the project for the design of the GANG-NAIL trusses.

Job Details

Roof Truss

Timber Group:	BMI Truss H1.2	Importance Level :	2	Design Working Life :	50 years
Roof		Pitch:	23.000 deg	Nominal Overhang:	250 mm
Material:	Light	**Ceiling**		**Wind**	
Dead Load:	0.250 kPa	Material:	Standard	Area:	High (44.0 m/s)
Restraints:	1200 mm centres	Dead Load:	0.200 kPa	Pressure Coeff:	Cpe = varies; Cpi = -0.30, 0.20
Live Load:	Qur = 0.250 kPa Qc = 1.100 kN	Restraints:	400 mm centres		
		Live Load:	Qc = 1.400 kN		

The timber for these GANG-NAIL trusses shall be treated to the requirements of NZS 3602:2003 and shall be graded to the requirements of NZS 3603:1993. Unless otherwise noted, this design assumes that the steel fixings and timber connectors proposed are located in a **"closed environment"**, as defined by NZS3604:1999 Section 4.

GANG-NAIL Truss List

Legend: * = detail only, ? = input only, ~~Txx~~ = failed design, Ø = non certified, Unmarked trusses = designed successfully, LB = lateral bracing required
WB = windbeam required

Truss	Qty	Span (mm)	Pitch (deg)	Spacing (mm)
T01	1	5567	23.000	900
J1	2	5567	23.450	900

Total quantity : 3

The computer design input has been carried out by:

Signed: .....

Name of Detailer: D. MANKTELOW

On behalf of: Benchmark Industrial Ltd

Date: ...Monday, 9 May 2011....

Qualifications and Title:

MANUFACTURER STATEMENT

ɜtatement is issued by **Benchmark Industrial Ltd** to the client listed above, and may be used by the Building Consent Authority to assist in determining compliance with ew Zealand Building Code.
ɜANG-NAIL trusses for the job reference **10863** have been fabricated in accordance with the MiTek 20/20™ truss design and shop drawing output and the specifications ıber defined therein, and are covered by the Producer Statement issued by MiTek New Zealand Ltd and the MiTek Fabricator Design Statement.

nary of fabricated GANG-NAIL trusses in accordance with MiTek 20/20™ output

ɜ GANG-NAIL trusses must be erected in accordance with the Truss Layout. Proper erection bracing must be installed to hold the trusses true and plumb and in a safe ion until permanent bracing is fixed. All permanent bracing and fixing must be installed before any loads are applied.

ıetails

Importance Level : 2

Design Working Life : 50 years

of
Material: Light
Dead Load: 0.250 kPa
Restraints: 1200 mm centres
Live Load: Qur = 0.250 kPa
Qc = 1.100 kN

Ceiling
Material: Standard
Dead Load: 0.200 kPa
Restraints: 400 mm centres
Live Load: Qc = 1.400 kN

Wind
Area: High (44.0 m/s)
Pressure Coeff: Cpe = varies; Cpi = -0.30, 0.20

ɜ-NAIL Truss List

d: * = detail only, ? = input only, ~~Txx~~ = failed design, Ø = non certified, Unmarked trusses = designed successfully, LB = lateral bracing required
WB = windbeam required, CF = Chemical Free Treatment

oof Truss

Treatment: Top Chords - H1.2 Bottom Chords - H1.2 Webs - H1.2

Truss	Qty	Span (mm)	Pitch (deg)	Spacing (mm)
GT01	1	5567	23.000	900
T01	2	5567	23.450	900

Roof Truss quantity : 3

quantity : 3

ANG-NAIL trusses are fabricated under the supervision of:

Date: 9/5/2011

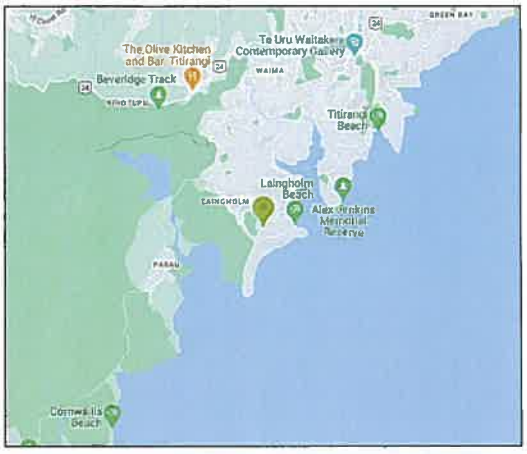
of Supervisor: D. MANKTELOW

On behalf of : **Benchmark Industrial Ltd**

ALLCLEAR
HEALTHIER homes and businesses

SMOKE ALARM
COMPLIANCE SERVICE

Certificate of Assessment and Compliance for Smoke Alarms



Job #91363

Status: Completed

Client: Lilly Laban
Company: Barfoot & Thompson - Titirangi

On 03 July 2024 09:47 we undertook an assessment of compliance for smoke alarms at:

38 Western Road, Laingholm, Auckland 0604

Technician: Kenn Mirasol (Smoke Alarm Technician)

Specific device details and images are captured during the assessment process. Refer to Appendix for further information.

Device 1 - Bedroom 1

The existing smoke alarm was tested faulty or tenants / PM complained of intermittent faults, so was removed and replaced with a new Optical Smoke Alarm. Assessment of the new device shows that it is compliant with the Residential Tenancies (Smoke Alarms and Insulation) Regulations 2016 and follows the manufacturing standards set out in AS3786:1993-2014 (or equivalent). The new device was smoke tested, the indicator light checked for function, cleaned with compressed air and anti-static wipes.

Device 2 - Lounge

The existing smoke alarm was tested faulty or tenants / PM complained of intermittent faults, so was removed and replaced with a new Optical Smoke Alarm. Assessment of the new device shows that it is compliant with the Residential Tenancies (Smoke Alarms and Insulation) Regulations 2016 and follows the manufacturing standards set out in AS3786:1993-2014 (or equivalent). The new device was smoke tested, the indicator light checked for function, cleaned with compressed air and anti-static wipes.

Compliant Devices:

Device Data								Device Test Data					
#	Location	Power	Type	Device	IC	BC	EX	dB	Light	Chirp	Smoke	RFC	ICT
1	**Bedroom 1**	Sealed Battery	PE	All Clear Group Ltd ACGL-002PE	No	202403	12/2034	105	Yes	Yes	Yes	Yes	N/A
2	**Lounge** *Nearby:* Bedroom 2 - 1.82m Bedroom 3 - 1.29m	Sealed Battery	PE	All Clear Group Ltd ACGL-002PE	No	202403	12/2034	105	Yes	Yes	Yes	Yes	N/A

KEY: Columns

IC = Interconnected Device
BC = Batch Code
EX = Expiry Date
dB = dB rating
Light = Indicator Light
Chirp = Indicator Chirp
Smoke = Smoke Tested
RFC= Required for Compliance
ICT = Interconnected Device Test

KEY: Device Types

HYB = Hybrid
ION = Ionization
PE = Photoelectric
TH = Thermal

Removed Devices

Location	Type	Device	Batch Code	Reason Removed	RFC
Bedroom 1	Photoelectric	Cavius Nano 200X-001 Smoke	211115	Device reported as faulty by PM/tenants	Yes
Lounge	Photoelectric	All Clear Group Ltd ACGL-001PE	122022	Device reported as faulty by PM/tenants	Yes

Conclusion

The property, as at 03 July 2024 09:47, is compliant with the Residential Tenancies (Smoke Alarms and Insulation) Regulations 2016 and follows the manufacturing standards set out in AS3786:1993-2014 (or equivalent).

Next Steps

Annual assessment of smoke alarms is required to ensure continued compliance. If tenants vacate prior to the end of the 12-month period, the client must notify All Clear so that an inter-tenancy inspection - in accordance with the NZ Tenancy Service regulations - can take place. This will mark the new start date of the 12-month assessment.

Please note, our Terms of Service applies to all services provided by All Clear Group Limited.

A copy of these Terms is available on our website:
www.allclear.nz/pages/terms-of-service

Certificates & reports provided, results obtained, and all correspondence is considered confidential between All Clear Group Limited and the client.

Brendan Young

Business Operations Manager
Head of Property Services

Adam Gordon

Co-Founder & Director

All Clear is built on client feedback - We would love to get yours!

Please click here to provide a review of our services.

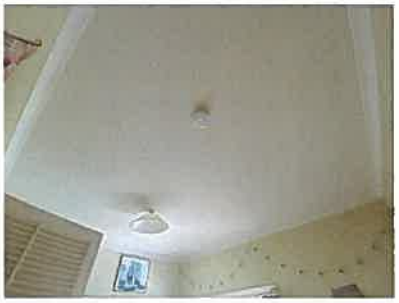
Appendix - Property Images

Device 1

Bedroom 1

Device 1

Bedroom 1



Device 2

Lounge

Device 2

Lounge