

Processor Name:			Building Consent No.		
Building Act				Reason for decision/compliance path	
Owners approval for BC <i>ensure that any private or confidential information is blanked out or removed</i>	P	F	N/A		
Sec 26-28 Warnings and bans	P	F	N/A		
Sec 67 - Is the building consent subject to a waiver or modification? <i>Sign off by TL/ MBS, condition BC, create information notice, advise Chief Executive, MBIE.</i>	P	F	N/A		
Sec 84 –LBP’s or Owner Builder/Designer listed for Restricted building Work <i>(complete separate checklist and create information on property file where owner involved in design or construction) Form 2A provided?</i>	P	F	N/A		
Sec 112 – Alteration to existing building <i>Cannot reduce compliance with code – record additional considerations at rear of checklist if necessary</i>	P	F	N/A		
Sec 112 (2) <i>Where work wouldn’t proceed if compliance with the code was required – the ability to grant is possible where improvement to attributes that relate to MOE from fire and access and facilities for the disabled outweigh any non compliance with the relevant provisions of the code</i>	P	F	N/A		
Check council records <ul style="list-style-type: none"> Pre-approval records Land features (consent notices/hazards) Previous plans against those submitted <i>(unlawful work in existing building)</i> Live complaints in system (Ozone) 	P	F	N/A		
General				Reason for decision/compliance path	
House plans or Geyser View plan can be used to meet this requirement	P	F	N/A		
Details of the new of roofing material that is to be used <ul style="list-style-type: none"> Tiles (concrete, metal) Membrane Iron (colour steel, alloy, zinalume, galvanized) underlay 	P	F	N/A		
B1 - Structure				Reason for decision/compliance path	
Assessment of any new framing members <ul style="list-style-type: none"> Purlins Rafter Grade of timber Fixings 	P	F	N/A		
Additional bracing assessed	P	F	N/A		
B2 - Durability				Reason for decision/compliance path	
Compatibility of materials assessed	P	F	N/A		
Timber treatment	P	F	N/A		
C1-6 – Protection from Fire				Reason for decision/compliance path	
Fire separations and/or penetrations maintained	P	F	N/A		
MOE assessment (commercial only)	P	F	N/A		
D1 – Access Routes				Reason for decision/compliance path	
Accessibility assessment (commercial only)	P	F	N/A		

E1 – Surface Water				Reason for decision/compliance path
Gutter/ downpipe capacity if new (10mm gutter offset)	P	F	N/A	
E2 – External Moisture				Reason for decision/compliance path
Roof pitch	P	F	N/A	
Provide flashing details that meet the roofing manufacturers requirements <ul style="list-style-type: none"> • Ridges • Valleys • Barge • up stand • Dormer junctions • Stop ends – kick outs • Apron • Under flashing to low pitch roofs • Change in pitch flashing • Parapets or handrail junctions or capping. 	P	F	N/A	
Penetrations through roof	P	F	N/A	
F7 – Warning Systems				Reason for decision/compliance path
Smoke alarms (domestic only)	P	F	N/A	

P = Pass

F = Non-compliance with the Building Code – further information required

N/A = Not Applicable

Alternative Solutions

- Alternative solutions involving structural, geotechnical, fire, weather tight, acoustic, HVAC, energy efficiency and fire design will be peer reviewed by a contractor/specialist
- Before finalizing a decision of whether to accept or refuse an alternative solution the processor will obtain a peer review from their Team Leader/Technical Leader
- In making a decision, the Building Consent Assessor may give consideration to (but is not limited to) comparison with acceptable solutions, other documents, standards, best practice guides, publications, expert opinion, determinations, in-service history, product certification – compliance with Building Code objectives. Consideration may also be given to industry guidance provided in BRANZ Bulletin #456 (Dec 2004).

Alternative Solutions, Change of use, ANARP, Section 112 - Reasons for Decisions continued and or other considerations

GRANTING BUILDING CONSENT

Sign the application form to grant the building consent once satisfied on reasonable grounds that if the building work was to be constructed in accordance with the approved documents, then compliance with the Building Code will be met.