

**BCSI01 - SITING / FOUNDATIONS** - Check Building Consent and NO Section 37 Notice issued (Resource Management restriction on commencement of work.) Boundaries /building perimeter identified by builder/surveyor in accordance with approved plans. If close to boundary a survey certificate may be required. Trenches clean, all vegetation removed, correctly sized, adequate bearing capacity. Reinforcing correctly sized, places, lapped tied, supported with correct cover. Pile excavations completed with correct depth and layout. No concrete placement allowed before inspection.

**BCSI02 - TIMBER PILE FOUNDATIONS** - Check Building Consent and NO Section 37 Notice issued (Resource Management restriction on commencement of work.) Boundaries /building perimeter identified by builder/surveyor in accordance with approved plans. Profiles in place, bored holes clean of debris and diameter of hole and layout as per the approved plans. Ground bearing capacity is adequate. Timber piles are temporary braced in holes with cut ends up or sealed with proprietary treatment. Minimum H5 treated piles.

**BCSI03 - UNDERSLAB PLUMBING & DRAINAGE** - Drains exposed, water test on if AS/NZS 3500 systems, pipe work sleeved where it passes through concrete (floor/foundations), overflow relief gulley heights correct, bedding hard fill correctly places & compacted. If any changes from consented plans an 'as built plan' may be required showing the new layout and signed by the registered drain layer who has carried out or supervised the work.

**BCSI04 - PILE SUB FLOOR CONNECTIONS** - (Before fixing down flooring) - Check pile & subfloor framing grade, treatment, sizes, spacing, spans, fixings, bracing, moisture content & insulation is correct.

**BCSI05 - PRE-SLAB - REINFORCING, DPC** - Hard fill/binding layer compacted, DPM place with laps and penetrations taped/sealed. Reinforcing in place, supported on chairs, tied. Supplementary bars in place, control joints formed, thickenings correctly formed, reinforced and in accordance with structural/truss design. No concrete placement before inspection.

**BCSI06 - WALLS - CONCRETE/BLOCK/BOND BEAM** - Bond Beams (Prior to filling blocks) - Ensure location/cover/size/dimension/laps of starter bars, reinforcing is correct & tied. Ensure block cavity is clean & services are in place. Check control joints are correctly formed. Check proposed strength of block fill.

**BCSI07 - WATERPRF MEMBRANE EXT WALL** - Prior to backfill and sealing water-proofing membrane protection, and drainage. Check that product is as specified and approved. Check fixing in accordance with manufactures instructions and within product limitations. Sealing water-proof membrane protection back fill and drainage.

**BCSI08 - FRAMING & BRACING - PREWRAP** - Wall and roof framing complete. No wrap to walls or roof. Check framing grade, treatment, sizes, spacing, spans, fixings, and support. Ensure all bracing, lintel, roof truss/rafter/purlin fixings and straps are installed.

**BCSI09 - PRE CLADDING/FLASHING/WRAP/BATTEN** - Before installing external cladding or enclosing cavity battens) - Ensure wrap is correctly installed, flashing tapes are in place (windows/doors) & can be inspected. Check installation/treatment/fixing of cavity batten & ventilated/vermin base cavity closer.

**BCSI10 - PLUMBING PRE-LINE** - Ensure all wastes, vents, hot & cold water pipes are correctly installed, insulated and supported. Pressure test (1500 kPa) is required to be on during inspection. A pressure test Producer Statement may be requested (Note: plumber to ensure that pressure gauge has current calibration certificate.)

**BCSI11 - BUILDING PRELINE/INSULATION** - Ensure all bracing/connections are correctly installed, bracing is correctly located, check moisture content level of timber & ensure insulation is correctly fitted. Check air pressure seals to openings (doors & windows).

**BCSI12 - HALF HIGH VENEER/STONE** - Check work at 1/2 high to ensure spacing, fixing & durability of ties are correct. Check cavity size, location of weep holes/ventilation. Ensure cavity is clean, lintels properly supported. Check panel sizes and placement of control joints.

**BCSI13 - POST LINING - PRE STOP** - (prior to installation of scotia/skirting/stopping) - Check that bracing/fire/sound rated elements have been correctly installed/fixed.

**BCSI14 - WET AREA MEMBRANE** - (Prior to tiling/finish) Products as specified and approved. Check application in accordance with manufactures instructions and within limitations.

**BCSI15 – DECK / ROOF MEMBRANE** - (Prior to application of membrane.) Fall substrate fixing, flashing, gutters supports, material thickness, treatment, floor height.

**BCSI16 - EXTERNAL DRAINAGE** - Bedding complete prior to back fill. Ensure all drains are laid to correct falls and test is on. Check bedding/backfilling media, pipe sizing, connections and installation, sumps etc. Provide copy of as-built layout showing location of inspection and cleaning points. Ensure all drains are laid to correct falls and test is on. Check bedding/backfilling media, pipe sizing, connections and installation, sumps & soak holes. . If any changes from consented plans an 'as built plan' may be required showing the new layout and signed by the registered drain layer who has carried out or supervised the work.

**BCSI17 - EFFLUENT DISPOSAL** - Effluent lines exposed, ground conditions as per design, length siting tank size checked. Producer Statements to be provided by designer/installer before Code Compliance Certificate issued.

**BCSI018 - HEATING UNIT - INSERT** – Front cover off, zero clearance surround in place ventilation to manufacturers specification, access provided to ceiling space. Installed to manufactures instructions, seismic restraint installed. Ensure clearance to combustible materials: walls, floor, ceiling, beams drapes doors, window battens rafters, purlins roof insulation and underlay. Flashing watertight, smoke alarms installed and operating.

**BCSI019 - FINAL HEATER** - Ceiling plate down for inspection, access provided to ceiling space. Installed to manufactures instructions, seismic restraint installed. Ensure clearance to combustible materials: walls, floor, ceiling, beams drapes doors, window battens rafters, purlins roof insulation and underlay. Flashing watertight, smoke alarms installed and operating.

**BCSI020 - SWIMMING POOL FENCE** - Check fencing as per Building (Pools) Amendment Act 2016, backflow prevention, window restrictors, child resistant door set, lockable cover, barriers (other than fencing), gates & fittings, disposal system of pool water, immediate pool area & clearances from climbable objects.

**BCSI022 - FINAL RESIDENTIAL** – To book a final you will need to supply construction documentation issued with the building consent. The check will be against the approved building consent documents. Any variations have been applied for and approved by Queenstown Lakes District Council prior to the final inspection. This includes drainage as built plans where the approved design have been modified. NOTE: This is not an inspection designed to provide a list of items to be finished. The work should be completed and all documents provided. Power on, water and waste water connected. INTERIOR: Access will be required to roof spaces where accessible. Interior check will include finishing, impervious - surfaces, sealing, laundering, glazing, wet areas, ventilation light (natural and artificial), hot & cold water supply, ceiling

insulations and smoke alarms. EXTERIOR: Subfloor access, fixings insulation and ventilation, ground clearances, surfaces water, waste water, drainage, vents, spouting, downpipes, cladding finished and painted, meter box and other penetrations sealed and watertight. Roofing and flashings.

**BCSI023 - FINAL COMMERCIAL** - To book a final you will need to supply construction documentation issued with the building consent. The check will be against the approved building consent documents. Any variation should have been applied for and approved in advance of the final inspection. All work completed and documentation supplied. This includes drainage where modified, energy certificates, alarm certificates, producer statements, compliance schedule application if applicable. Ensure the power is on, water and waste water connected. INTERIOR: Fire safety features as per Fire Report, - exit signage, emergency lighting, warning devices, sensors, travel distances, safe paths, direction of doors, final exits. Accessible facilities, door handles, counter, handrails, signage. EXTERIOR: Cladding finishing and painting, roofing, flashings, accessible carparks, level entry, entry ramps, slip resistance, handrails, barriers, backflow prevention, grease traps, stormwater.

**BCSI024 - INSPECTION RECHECK** - Work to be completed as required by the previous failed inspection record.

**BCSI025 - INSPECTION MISCELLANEOUS** – Inspection type to be noted in description, provide approved consent documentation.

**BCSI026- FINAL GARAGE, CARPORT & PERGOLA** - The check will be against the approved building consent documents. Any variations have been applied for and approved by Queenstown Lakes District Council prior to the final inspection. This includes drainage as built plans where the approved design have been modified. NOTE: This is not an inspection designed to provide a list of items to be finished. The work should be completed and all documents provided.

**BCSI027 - INSPECTION PASSIVE FIRE PROTECTION** - Provide evidence that the proprietary fire protection system, product or components and assembly meet the specified fire resistance ratings as stated in the approved building consent documentation.

**BCSI028 - SOLAR WATER HEATER** – Plumber to be onsite for inspection, panels in place, all penetrations made weather tight, pipe work lagged, structural load transferred adequately all work completed as per the building consent documentation.

**BCSI029 – CERTIFICATE FOR PUBLIC USE** – Undertake inspection as per requirements and information supplied with Form 15 Application for CPU and attached plans.