

P.I.M No.

Building Regulation Clause(s) B1

PRODUCER STATEMENT - PS1 - DESIGN

10051163

(Guidance notes on the use of this form are printed on the reverse side)

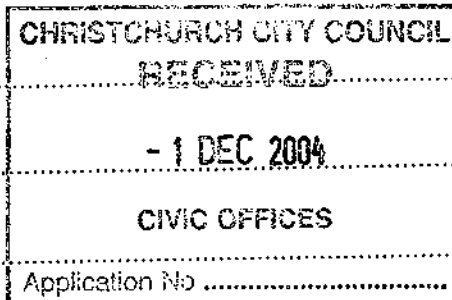
ISSUED BY: JOHN STANLEY SPENCE
(Suitably qualified Design Professional)

TO: ROBERT DOUGLAS & SARAH HARROW
(Owner)

TO BE SUPPLIED TO: CHRISTCHURCH CITY COUNCIL
(Territorial Authority)

IN RESPECT OF: STRENGTHENING EXISTING UNREINFORCED MASONRY BUILDING
(Description of Building Work)

AT: 194 HEREFORD STREET
C.B.D., CHRISTCHURCH
(Address)



LOT DP SO
O'LOUGHLIN TAYLOR SPENCE LTD has been engaged by OWNER
(Design Firm) *(Owner/Developer/Contractor)*

to provide STRUCTURAL DESIGN : PORTAL FRAMES; FOUNDATIONS; BEAMS; POSTS;
FLOOR JOISTS; ROOF JOISTS; CONNECTION DETAILS. services in respect of the
(Extent of Engagement)

requirements of Clause(s) B1 (STRUCTURE) of the Building Regulations 1992 for

All Part only as specified

of the building work. The design has been prepared in accordance with B1/VM1, B1/AS1
(verification method(s)/acceptable solutions(s))

(respectively) of the approved documents issued by the Building Industry Authority and the work is described on
O'LOUGHLIN TAYLOR SPENCE LTD drawings titled ALTERATIONS TO
194 HEREFORD STREET
CHRISTCHURCH
(Design Firm)

and numbered OTS/2808/S1A, S2^A, S3^A & S4^A and the specification and other documents according to which the building is proposed to be constructed.

As an independent design professional covered by a current policy of Professional Indemnity Insurance to a minimum value of \$200,000, I BELIEVE ON REASONABLE GROUNDS that subject to:

- (i) the site verification of the following design assumptions 100 kPa Safe bearing capacity of soil;
Liquefaction potential measured* (if required by CCC) to impose no more than the ULS
equivalent of 100 kPa safe bearing pressure on new and existing foundations.

*By a geotechnical engineer.

- and (ii) all proprietary products meeting the performance specification requirements, the drawings, specifications, and other documents according to which the building is proposed to be constructed comply with the relevant provisions of the building code.

.....
(Signature suitably qualified Design Professional)

B.E. (HONS), M.I.P.E.N.Z.
(Professional Qualifications)

P.O. BOX 2373, CHRISTCHURCH.
(Address)

Date 29 NOVEMBER 2004

CP Eng
~~ERS/AERS~~ Reg No. 35414

Member ACENZ

IPENZ

NZIA

GUIDANCE ON USE OF PRODUCER STATEMENTS

This producer statement has been prepared by a combined task committee consisting of members of the New Zealand Institute of Architects, Institution of Professional Engineers New Zealand, Association of Consulting Engineers New Zealand and the Building Officials Institute of New Zealand.

Four producer statements are available and brief details on the purpose of each are as follows:

- Design:** Intended for use by the person responsible for the design in circumstances where the Territorial Authority will rely on the producer statement to issue a Building Consent.
- Design Review:** Intended for use by a suitably qualified independent design professional where the territorial authority does not undertake an internal review and relies on the independent design professional's review to issue the building consent.
- Construction:** Intended for the use by the contractor of the building works where the territorial authority requires a producer statement at the completion of construction.
- Construction Review:** Intended for use by the person required by the Building Consent to undertake construction monitoring of the building works in circumstances where the Territorial Authority will rely on the producer statement to issue a Code Compliance Certificate.

The producer statements system is intended to provide territorial authorities with reasonable grounds for the issuing of a Building Consent or Code Compliance Certificate without having to duplicate design or construction checking by others.

The following criteria are recommended to Territorial Authorities with respect to the use of the producer statements.

Definition of Suitably Qualified Design Professional

A suitably qualified design professional should have recognised qualifications and experience for the work undertaken and should be either:

- (i) an active member of the Association of Consulting Engineers New Zealand (ACENZ) or;
- (ii) a corporate member of the Institution of Professional Engineers New Zealand (IPENZ) having a current policy of Professional Indemnity Insurance for a sum not less than \$200,000 or;
- (iii) a member of the New Zealand Institute of Architects (NZIA) having a current policy of Professional Indemnity Insurance for a sum of not less than \$200,000.

Design Build Contracts

If the design professional is engaged by the contractor, the territorial authority should satisfy itself that it is appropriate for the territorial authority to rely upon a producer statement from the design professional.

Consulting Services during Construction Phase

There are several levels of service which a design professional may provide during the construction phase of a project. The territorial authority is encouraged to require that the service to be provided by the design professional is appropriate for the project concerned.

Requirement to provide Producer Statement

Territorial authorities should ensure that the applicant is aware of any circumstances in which there may be a requirement for producer statements for the construction phase of building work at the time the building consent is issued as no design professional should be expected to provide a producer statement unless such a requirement forms part of the design professional's engagement.

Attached Particulars

Attached particulars referred to in this producer statement refer to supplementary information appended to the producer statement.