

## Hutt City Council

Pre-Line Building	
<b>General</b>	
Building consent number:	
Site address:	
Building owner(s)	Name(s): Contact details:
Location of building or building work within site/block number/building:	
Description:	This inspection is to check: <ul style="list-style-type: none"> <li>• Ceiling framing</li> <li>• Moisture content timber</li> <li>• Insulation installation (if applicable)</li> <li>• Specified systems (if applicable)</li> </ul>
When to book this inspection	Book this inspection when: <ul style="list-style-type: none"> <li>• Ceiling structural framing has been constructed</li> <li>• The building is weathertight</li> <li>• Work on specified systems has been completed (if applicable)</li> <li>• Insulation installed</li> </ul>
Building Inspector:	Name: Warrant number:
Building work ready for inspection	<i>If no, the inspection is failed.</i>
Inspection date and time:	Click or tap to enter a date. <span style="float: right;">Time:</span>
Inspection attendees:	

**Documentation - all documentation required for this inspection, excluding the on-site copy of the issued building consent documentation, must have been uploaded onto the building consent file in Objective Build prior to the applicant requesting the inspection booking. If the required documents are not on the building consent file, then the inspection booking will be declined.**

- An on-site copy of issued building consent documentation
- Removal of any section 37 certificate issued under section 37 of the Building Act 2004 by the Resource Consent Team
- Record of work from Licensed Building Practitioners (LBPs) undertaking the work to be inspected
- Site notes from suitably qualified independent engineers
- A copy of the draft compliance schedule
- Hutt City Council Producer Statement PS3 – Construction [form](#) from an approved specified system installer
- A copy of current Plumbers Gasfitters and Drainlayers Board (PGDB) licence card from a certifying gasfitter
- Hutt City Council Producer Statement PS3 – Construction [form](#) from an approved insulation installer

**Deviation from the granted building consent documentation**

Items to be checked	Help Text
Approval for any major changes to the granted building consent	<p>1) Check if any changes been made to the building work</p> <p>2) Have approval(s) been obtained for the changes to the building work?</p> <p>If approval has not been obtained and the changes affect the building work being inspected, fail the inspection. However, if the changes do not affect the building work being inspected, pass the inspection if all other inspection requirements have been met.</p>

<b>Warnings and bans</b>	
<b>Items to be checked</b>	<b>Help Text</b>
Use of building products or building methods that have been banned or have warnings issued	<p>1) Check for the use of any building products or building methods that have been banned by MBIE. If used, fail the inspection.</p> <p>2) Check for the use of any building products or building methods that have had warnings issued by MBIE. If used, check if building code compliance is compromised. If building code compliance is compromised, fail the inspection.</p>
<b>Site</b>	
<b>Items to be checked</b>	<b>Help Text</b>
Construction and demolition hazards	Are protection measures in place as per the building consent?
<b>Ceiling framing</b>	
<b>Items to be checked</b>	<b>Help Text</b>
Timber treatment	Is the timber treatment, including the treatment of cuts, as per the building consent?
Timber grade	Is the timber grade as per the building consent?
Steel fixing protection	Is the steel fixing protection as per the building consent?
Ceiling joists	<p>Check whether the following items have been constructed as per the building consent:</p> <ol style="list-style-type: none"> <li>1) Size of ceiling joists</li> <li>2) Spacing of ceiling joists</li> <li>3) Ceiling joist to other members fixings</li> </ol>

	<p>4) Joints in ceiling joists</p> <p>5) Bearing of ceiling joists on support members</p>
Ceiling battens	<p>Check whether the following items have been constructed as per the building consent:</p> <ol style="list-style-type: none"> <li>1) Size of ceiling battens</li> <li>2) Spacing of ceiling battens</li> <li>3) Ceiling battens to other members fixings</li> <li>4) Clips for metal ceiling battens (if applicable)</li> </ol>
Separation of timber ceiling framing and concrete or masonry	<p>Has the contact between timber ceiling framing and concrete or masonry been avoided as per the building consent?</p>
Openings in ceiling	<p>Has the framing for openings in the ceiling been constructed as per the building consent?</p>
<b>Timber moisture content</b>	
<b>Items to be checked</b>	<b>Help Text</b>
Moisture content of wall framing	<p>Is the percentage of moisture in the wall framing as per the building consent?</p> <p>Record moisture content readings from the moisture meter.</p>
Moisture content of ceiling framing	<p>Is the percentage of moisture in the ceiling framing as per the building consent?</p> <p>Record moisture content readings from the moisture meter.</p>

Moisture content of floor framing	<p><i>Is the percentage of moisture in the floor framing as per the building consent?</i></p> <p><i>Record moisture content readings from the moisture meter.</i></p>
Moisture content of mid floor framing	<p><i>Is the percentage of moisture in the floor framing as per the building consent?</i></p> <p><i>Record moisture content readings from the moisture meter.</i></p>
Moisture content of roof framing	<p><i>Is the percentage of moisture in the roof framing as per the building consent?</i></p> <p><i>Record moisture content readings from the moisture meter.</i></p>
<b>Air seal</b>	
<b>Items to be checked</b>	<b>Help Text</b>
Material	<i>Is the air seal material as per the building consent?</i>
Installation	<i>Have the air seals been installed as per building consent?</i>
<b>Substrate for wet area membrane</b>	
<b>Items to be checked</b>	<b>Help Text</b>
Timber treatment	<i>Is the timber treatment including the treatment of cuts as per the building consent?</i>
Timber grade	<i>Is the timber grade as per the building consent?</i>
Material	<i>Is the material of substrates as per the building consent?</i>
Fall to floor waste	<i>Is the fall to floor waste as per the building consent?</i>
Installation	<i>Have the substrates for wet areas been installed as per the building consent?</i>

<b>Insulation</b>	
<b>Items to be checked</b>	<b>Help Text</b>
Wall insulation	<p><i>Check whether the following items regarding wall insulation are as per the building consent:</i></p> <ol style="list-style-type: none"> <li>1) <i>R-value</i></li> <li>2) <i>Installation of wall insulation</i></li> </ol>
Ceiling insulation	<p><i>Check whether the following items regarding ceiling insulation are as per the building consent:</i></p> <ol style="list-style-type: none"> <li>1) <i>R-value</i></li> <li>2) <i>Installation of ceiling insulation</i></li> </ol>
Floor insulation	<p><i>Check whether the following items regarding floor insulation are as per the building consent:</i></p> <ol style="list-style-type: none"> <li>1) <i>R-value</i></li> <li>2) <i>Installation of floor insulation</i></li> </ol>
Acoustic insulation	<p><i>Check whether the following items regarding acoustic insulation are as per the building consent:</i></p> <ol style="list-style-type: none"> <li>1) <i>R-value</i></li> <li>2) <i>Installation of acoustic insulation</i></li> <li>3) <i>Sound transmission class</i></li> <li>4) <i>Impact insulation class</i></li> </ol>
Fire insulation	<p><i>Check whether the following items regarding fire insulation are as per the building consent:</i></p> <ol style="list-style-type: none"> <li>1) <i>R-value</i></li> <li>2) <i>Installation of fire insulation</i></li> <li>3) <i>Fire resistance</i></li> </ol>
Glazing including windows, doors and skylights	<p><i>Check whether the R-value of glazing is as per the building consent.</i></p>

Specified systems	
Items to be checked	Help Text
Installation	<i>Have specified systems been installed as per the building consent?</i>
Removal	<i>Have specified systems been removed as per the building consent?</i>
Alteration	<i>Have specified systems been altered as per the building consent?</i>
<b>Other comments</b> <b>Note:</b> Check the land and any other structures for potential breaches of the Building Act 2004 and risks to people, property, and public infrastructure.	
<b>Next inspection</b>	