

Hutt City Council

Pre-Wrap (Framing)

General

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 structural framing and its fixings.	
When to book this inspection	Book this inspection when all structural framing has been constructed.	
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.	Time:
Inspection attendees:		
<p>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.</p>		
<ul style="list-style-type: none"> • An on-site copy of issued building consent documentation • Record of work from Licensed Building Practitioners (LBPs) undertaking the work to be inspected (The record of work is not required at this inspection if the 		

same LBP is undertaking the building work covered by the Pre-Clad inspection and the Post Clad Weathertight inspection.)

- Record of work from Licensed Building Practitioners (LBPs) undertaking the structural block work (The record of work is not required at this inspection if the same LBP is undertaking the building work covered by the Pre-Clad inspection and the Post Clad Weathertight inspection.)
- Concrete compressive strength statement from the concrete supplier
- Site notes from suitably qualified independent engineers
- Written certification from a registered surveyor that the building complies with maximum building height requirements
- Roof truss supplier certificate
- A scaled as-built truss plan

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>

Warnings and bans

Items to be checked	Help Text
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</p>

	<i>building code compliance is compromised, fail the inspection.</i>
Site	
Items to be checked	Help Text
Construction and demolition hazards	<i>Are protection measures in place as per the building consent?</i>
Post	
Items to be checked	Help Text
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>
Steel fixing protection	<i>Is the steel fixing protection as per the building consent?</i>
Material	<i>Is the material of the posts as per the building consent?</i>
Size, spacings, and their fixings	<i>Are size, spacings, and fixings as per the building consent?</i>
Beams	
Items to be checked	Help Text
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>
Steel fixing protection	<i>Is the steel fixing protection as per the building consent?</i>
Material	<i>Is the material of the beams as per the building consent?</i>
Size bearing on support members and their fixings	<i>Are beam size, spacings, bearing on support members, and fixings as per the building consent?</i>

Cantilever distance	<i>Is the beam cantilever distance as per the building consent?</i>
Support to beams	<i>Is the support to the beams as per the building consent?</i>
Floor framing	
Items to be checked	Help Text
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>
Steel fixing protection	<i>Is the steel fixing protection as per the building consent?</i>
Separation of timber midfloor framing and concrete or masonry	<i>Has the contact between timber midfloor framing and concrete or masonry been avoided as per the building consent?</i>
Joist size, spacings, bearing on support members and their fixings	<i>Are joist size, spacings, bearing on support members, and fixings as per the building consent?</i>
Joist cantilever distance	<i>Is the joist cantilever distance as per the building consent?</i>
Holes and/or notches to floor joists	<i>Have the holes and/or notches to floor joists been constructed as per the building consent?</i>
Joint construction	<i>Are the joints in floor joists constructed as per the building consent?</i>
Floor joist stiffener	<p><i>Check whether the following items have been constructed as per the building consent:</i></p> <ol style="list-style-type: none"> <i>1) The size of the holes in floor joists</i> <i>2) Floor joist stiffener fixed to floor joist</i>

Solid blocking to floor joist	<p>Check whether the following items have been constructed as per the building consent:</p> <ol style="list-style-type: none"> 1) Size of solid blocking 2) Spacing of solid blocking 3) Fixings of solid blocking
Point loads and loadbearing walls	<ol style="list-style-type: none"> 1) Are point loads transferred to ground as per the building consent 2) Are the lower storey walls and joists supporting upper storey loadbearing walls positioned as per the building consent
Thickness of the flooring	<p>Is the thickness of the flooring as per the building consent?</p>
Finished floor level (FFL)	<p>Check whether the FFL is equal to or greater than the minimum FFL stated in the building consent.</p>
Floor diaphragm	<p>Is the floor diaphragm constructed as per the building consent? Check nailing pattern of the flooring, perimeter support of the floor diaphragm and length to width ratio of the diaphragm.</p>
Stairs and stair opening	<p>Check whether the following items have been constructed as per the building consent:</p> <ol style="list-style-type: none"> 1) Openings for stairs 2) Risers 3) Treads 4) Landings 5) Width of stairs 6) Construction of stairs 7) Height clearances
Ramps	<p>Check whether the following items have been constructed as per the building consent:</p> <ol style="list-style-type: none"> 1) Slope

	<ul style="list-style-type: none"> 2) Landings 3) Width of ramps 4) Construction of ramps 5) Crossfall of ramps 6) Height clearances
Barriers	<p>Check whether the following items have been constructed as per the building consent:</p> <ul style="list-style-type: none"> 1) Height of barriers 2) Opening size within barriers (if applicable) 3) Fixings to other members 4) Post spacing
Substrate wet area membrane	<p>Check whether the following items regarding the substrate for wet area membrane are as per the building consent.</p> <ul style="list-style-type: none"> 1) Material 2) Timber treatment 3) Fixings 4) Slope
Steel beams and their fixings	<p>Have the steel beams and their fixings have been constructed as per the building consent?</p>
Fire rated floors	<p>Have the fire rated floors been constructed as per the building consent?</p>
Acoustic floors	<p>Have the acoustic floors been constructed as per the building consent?</p>
Wall framing	
Items to be checked	Help Text
Timber treatment	<p>Is the timber treatment, including the treatment of cuts, as per the building consent?</p>
Timber grade	<p>Is the timber grade as per the building consent?</p>

Steel fixing protection	<i>Is the steel fixing protection as per the building consent?</i>
Separation of timber wall framing and concrete or masonry	<i>Has the contact between timber wall framing and concrete or masonry been avoided as per the building consent?</i>
Bottom plate	<p><i>Check whether the following items have been constructed as per the building consent:</i></p> <ol style="list-style-type: none"> <i>1) Size of bottom plate</i> <i>2) Bottom plate fixings, including for wall bracing elements</i>
Studs	<p><i>Check whether the following items have been constructed as per the building consent:</i></p> <ol style="list-style-type: none"> <i>1) Size of studs</i> <i>2) Fixings of studs to other members</i> <i>3) Lateral support to studs</i> <i>4) Holes and notches in studs</i>
Wall opening framing and fixings	<p><i>Check whether the following items have been constructed as per the building consent:</i></p> <ol style="list-style-type: none"> <i>1) Size of members</i> <i>2) Fixings of members</i> <i>3) Lintel and/or beam fixings</i>
Window sill height	<i>Have the sill heights been constructed as per the building consent?</i>
Top plate	<p><i>Check whether the following items have been constructed as per the building consent:</i></p> <ol style="list-style-type: none"> <i>1) Size of top plate</i> <i>2) Fixings of top plates to other members</i> <i>3) Top plate joints</i>
Fire wall connections	<i>Are fire wall connections constructed as per the building consent?</i>

Solid blocking for fire wall	<i>Is the solid blocking for fire walls constructed as per the building consent?</i>
Acoustic walls	<i>Have the acoustic walls been constructed as per the building consent?</i>
Concrete masonry block wall	
Items to be checked	Help Text
Concrete block	<i>Check whether the following items regarding concrete blocks have been constructed as per the building consent:</i> <ol style="list-style-type: none"> 1) Size of blocks 2) Layout of blocks 3) Mortar joint size 4) Clean-out openings
Bond beams	<i>Check whether the following items regarding bond beams have been constructed as per the building consent:</i> <ol style="list-style-type: none"> 1) Size of blocks 2) Linkages to other structural members 3) Steel reinforcing
Control joints	<i>Check whether the following items are as per the building consent:</i> <ol style="list-style-type: none"> 1) Construction of control joints 2) Spacing of control joints
Placement of steel reinforcing	<i>Check whether the following items are as per the building consent:</i> <ol style="list-style-type: none"> 1) Steel reinforcing spacing 2) Laps of steel reinforcing 3) Steel reinforcing cover
Type and size of steel reinforcing	<i>Check whether the diameter and profile of the steel reinforcing are as per the building consent.</i>
Reinforcing steel tied	<i>Is reinforcing steel tied as per the building consent?</i>

Starter steel radius	<i>Is the starter steel radius as per the building consent?</i>
Starter steel returned to bond beam	<i>Is the starter steel returned to bond beam as per the building consent?</i>
Starter steel locations	<i>Are the starter steels placed as per the building consent?</i>
Roof framing	
Items to be checked	Help Text
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>
Steel fixing protection	<i>Is the steel fixing protection as per the building consent?</i>
Dragon ties	<p><i>Check whether the following items have been constructed as per the building consent:</i></p> <ul style="list-style-type: none"> <i>1) Size of dragon tie</i> <i>2) Fixings of dragon ties to other members</i> <i>3) Blocking for dragon ties (if applicable)</i>
Separation of timber roof framing and concrete or masonry	<i>Has the contact between timber roof framing and concrete or masonry been avoided as per the building consent?</i>
Trusses	<p><i>Check whether the following items have been constructed as per the building consent:</i></p> <ul style="list-style-type: none"> <i>1) Truss layout</i> <i>2) Truss spacing</i> <i>3) External and internal truss fixings</i> <i>4) Overhang distance</i> <i>5) Bearing on support member</i>

	<p>6) Gable end truss bracing (if applicable)</p> <p>7) Bottom chord restraints (if applicable)</p>
Rafters	<p>Check whether the following items have been constructed as per the building consent:</p> <ol style="list-style-type: none"> 1) Rafter layout 2) Size of rafters 3) Spacing of rafters 4) Roof pitch 5) Rafter fixings 6) Overhang distance 7) Bearing on support members
Openings in roof	<p>Has the framing for openings in the roof been constructed as per the building consent?</p>
Purlins	<p>Check whether the following items have been constructed as per the building consent:</p> <ol style="list-style-type: none"> 1) Size of purlins 2) Spacing of purlins 3) Purlin fixings 4) Overhang distance
Tile battens	<p>Check whether the following items have been constructed as per the building consent:</p> <ol style="list-style-type: none"> 1) Size of tile battens 2) Spacing of tile battens 3) Tile batten fixings
Roof bracing	<ol style="list-style-type: none"> 1) Has the roof bracing been constructed as per the building consent? 2) Has the roof plane bracing been constructed as per the building consent (if applicable)?

	3) <i>Has the roof space bracing been constructed as per the building consent (if applicable)?</i>
Eaves framing	<p><i>Check whether the eaves framing such as eaves bearers and ribbon boards has been constructed as per the building consent. Please check the following items regarding eaves framing:</i></p> <ol style="list-style-type: none"> <i>1) Size of eaves framing members</i> <i>2) Eaves framing member fixings</i> <i>3) Spacing of eave framing members (if applicable)</i>
Deck roof and/or deck framing	
Items to be checked	Help Text
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>
Steel fixing protection	<i>Is the steel fixing protection as per the building consent?</i>
Deck thresholds	<i>Are deck thresholds constructed as per the building consent?</i>
Barriers	<p><i>Check whether the following items have been constructed as per the building consent:</i></p> <ol style="list-style-type: none"> <i>1) Height of barriers</i> <i>2) Opening size within barriers (if applicable)</i> <i>3) Fixings to other members</i> <i>4) Post spacing</i>
Deck joists size, spacings, bearing on support members and their fixings	<i>Are deck joist sizes, spacings, bearing on support members, and fixings as per the building consent?</i>

Deck joist cantilever distance	<i>Is the deck joist cantilever distance as per the building consent?</i>
Any holes and/or notches to deck joists	<i>Have the holes and/or notches to deck floor joists been constructed as per the building consent?</i>
Parapet slope	<i>Has the slope at the top of the parapet been constructed as per the building consent?</i>
Deck outlets	<i>Are the deck stormwater drainage outlets constructed as per the building consent?</i>
Deck overflows	<i>Are the deck overflows constructed as per the building consent?</i>
Deck slope	<i>Has the slope of the deck been constructed as per the building consent?</i>
Substrate for deck membrane	<p><i>Check whether the following items regarding the substrate for deck membrane are as per the building consent:</i></p> <ul style="list-style-type: none"> <i>1) Material</i> <i>2) Timber treatment</i> <i>3) Fixings</i> <i>4) Slope</i>
<p>Other comments</p> <p>Note: Check the land and any other structures for potential breaches of the Building Act 2004 and risks to people, property, and public infrastructure.</p>	
<p>Next inspection</p>	