

## Scope of Works



### Document explanatory note:

This document provides a summary of the earthquake damage identified by the EQC assessment team. Land, building and room by room damage is listed along with an indication of how this damage is to be repaired. A glossary of terms describing the type of damage that may be listed on your Scope of Works is provided at the end of this document.

**Customer:** DIANNE PATUWAI

## Assessment of Property at 66 STRICKLAND STREET, SYDENHAM, CHRISTCHURCH 8023 on 9/11/2011

### Site

Element	Damage	Repair
Land (Exposed - Soil - 215.00 m2)		
Main Access (Drive - Asphalt - 35.00 m2)		

### Services

Element	Damage	Repair
Sewerage (Town Connection - PVC Pipe - 9.00 l/m)	No Earthquake Damage	
Water Supply (Town Connection - Plastic - 9.00 l/m)	No Earthquake Damage	

## Main Building

### Exterior

#### Elevation (South ground fl 6.0x2.5)

Element	Damage	Repair
Wall Cladding (Cement Board - Cement sheet - 15.00 m2)	Cracking to paint	Paint wall 15.00 m2
	Damaged finish	Refix cladding 15.00 m2
Wall framing (Timber Frame - Timber - 1.00 m2)	No Earthquake Damage	

#### Elevation (East ground 10.0x2.5)

Element	Damage	Repair
Wall Cladding (Cement Board - Cement sheet - 7.50 m2)	Damaged finish	Paint wall 7.50 m2
	Damaged finish	Refix cladding 7.50 m2
Wall framing (Timber Frame - Timber - 7.50 m2)	No Earthquake Damage	

#### Elevation (West ground 10.5x2.5)

Element	Damage	Repair
Wall Cladding (Cement Board - Cement sheet - 10.00 m2)	Damaged finish	Refix cladding 10.00 m2
	Damaged finish	Paint wall 10.00 m2
Wall framing (Timber Frame - Timber - 26.25 m2)	No Earthquake Damage	

#### Elevation (North ground 4.0x2.5)

Element	Damage	Repair	
Wall Cladding (Cement Board - Cement sheet - 10.00 m2)	Damaged finish	Refix cladding	10.00 m2
	Damaged finish	Paint wall	10.00 m2
Wall framing (Timber Frame - Timber - 10.00 m2)	No Earthquake Damage		

**Elevation (West 1st floor 10.5x2.5)**

Element	Damage	Repair	
Wall Cladding (Cement Board - Cement sheet - 6.25 m2)	Damaged finish	Refix cladding	6.25 m2
	Damaged finish	Paint wall	6.25 m2
Wall framing (Timber Frame - Timber - 26.25 m2)	No Earthquake Damage		

**Elevation (West 2nd floor 9.5x2.5)**

Element	Damage	Repair	
Wall Cladding (Cement Board - Cement sheet - 18.75 m2)	Damaged finish	Refix cladding	18.75 m2
	Damaged finish	Paint wall	18.75 m2
Wall framing (Timber Frame - Timber - 23.75 m2)	No Earthquake Damage		

**Elevation (South 3.0x2.51st floor)**

Element	Damage	Repair	
No Damage			

**Elevation (East 1st floor 8.0x2.5)**

Element	Damage	Repair	
No Damage			

**Elevation (North 1st floor 2.0x2.5)**

Element	Damage	Repair	
Wall Cladding (Cement Board - Cement sheet - 7.00 m2)	Damaged finish	Refix cladding	7.00 m2
	Damaged finish	Paint wall	7.00 m2
Wall framing (Timber Frame - Timber - 7.00 m2)	No Earthquake Damage		

**Elevation (North 2nd floor 3.0x2.5)**

Element	Damage	Repair	
Wall Cladding (Cement Board - Cement sheet - 7.50 m2)	Damaged finish	Refix cladding	7.50 m2
	Damaged finish	Paint wall	7.50 m2
Wall framing (Timber Frame - Timber - 7.50 m2)	No Earthquake Damage		

**Elevation (East 2nd floor 5.0x2.0)**

Element	Damage	Repair	
Wall Cladding (Cement Board - Cement sheet - 10.00 m2)	Damaged finish	Refix cladding	10.00 m2
	Damaged finish	Paint wall	10.00 m2
Wall framing (Timber Frame - Timber - 10.00 m2)	No Earthquake Damage		

**Roof (Membrane and rolled steel)**

Element	Damage	Repair	
No Damage			

**Foundations (Concrete slab)**

Element	Damage	Repair	
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No Damage

**Interior****Ground Floor - Lounge (L shaped continues into kitchen)**

Room Size: 4.40 x 3.50 = 15.40 (length(m) x width(m) = Area Size(m2))

Stud Height: 2.40 m

Element	Damage	Repair	
Ceiling (Gib - Paint - 15.40 m2)	No Earthquake Damage		
Door (External) (French doors - Aluminium - 2.00 No of)	Cosmetic damage	Realign	2.00 No of
Floor (Concrete - Carpet - 15.40 m2)	No Earthquake Damage		
Wall covering (Gib - Paint - 37.92 m2)	Cosmetic damage	Rake out, plaster and paint	37.92 m2
Window (Aluminium Awning - Pane single glazed - 2.00 No of)	No Earthquake Damage		
Window (Aluminium Fixed - Pane single glazed - 1.00 No of)	No Earthquake Damage		

**Ground Floor - Kitchen (Includes dining room)**

Room Size: 3.00 x 6.10 = 18.30 (length(m) x width(m) = Area Size(m2))

Stud Height: 2.40 m

Element	Damage	Repair	
Ceiling (Gib - Paint - 18.30 m2)	No Earthquake Damage		
Door (Internal) (Single Hollow Core - MDF - 1.00 No of)	No Earthquake Damage		
Floor (Concrete - Tiles - 8.10 m2)	No Earthquake Damage		
Floor (Concrete - Carpet - 11.40 m2)	No Earthquake Damage		
Kitchen joinery (Standard Spec - MDF - 1.00 item)	No Earthquake Damage		
Range ( Free standing oven ) (Electric - Standard Electric - 1.00 item)	No Earthquake Damage		
Range Hood (Over Head - Standard spec - 1.00 item)	No Earthquake Damage		
Wall covering (Gib - Paint - 43.68 m2)	Cosmetic damage	Rake out, plaster and paint	43.68 m2
Window (Aluminium Awning - Pane single glazed - 1.00 No of)	No Earthquake Damage		
Work top (Kitchen work top - Laminate - 7.00 l/m)	No Earthquake Damage		

**Ground Floor - Entry**

Room Size: 1.20 x 2.20 = 2.64 (length(m) x width(m) = Area Size(m2))

Stud Height: 2.40 m

Element	Damage	Repair	
Ceiling (Gib - Paint - 2.64 m2)	Cosmetic Damage	Rake out, plaster and paint	2.64 m2
Door (External) (Single solid Door - Timber - 1.00 No of)	Structural damage	Supply and fit single door	1.00 No of
Door (Internal) (Single Hollow Core - MDF - 1.00 No of)	No Earthquake Damage		
Floor (Concrete - Tiles - 2.64 m2)	No Earthquake Damage		
Wall covering (Gib - Paint - 16.32 m2)	Cosmetic damage	Rake out, plaster and paint	16.32 m2

**Ground Floor - Toilet**

Room Size: 1.60 x 1.00 = 1.60 (length(m) x width(m) = Area Size(m2))

Stud Height: 2.40 m

Element	Damage	Repair	
Ceiling (Gib - Paint - 1.60 m2)	No Earthquake Damage		
Door (Internal) (Single Hollow Core - MDF - 1.00 No of)	No Earthquake Damage		
Floor (Concrete - Tiles - 1.60 m2)	No Earthquake Damage		
Hand basin (Wall hung - PVC - 1.00 item)	No Earthquake Damage		
Toilet (Standard - Standard Spec - 1.00 item)	No Earthquake Damage		
Wall covering (Gib - Paint - 12.48 m2)	Cosmetic damage	Rake out, plaster and paint	12.48 m2

**Ground Floor - Internal Garage**

Room Size: 5.50 x 5.60 = 30.80 (length(m) x width(m) = Area Size(m2))

Stud Height: 2.40 m

Element	Damage	Repair	
Ceiling (Gib - Paint - 30.80 m2)	No Earthquake Damage		
Door (Internal) (Single Hollow Core - MDF - 1.00 No of)	No Earthquake Damage		
Floor (Concrete - Painted dust sealed - 30.80 m2)	Cosmetic damage	Grind out and epoxy fill (up to 5mm)	15.00 l/m
	Cosmetic damage	Paint concrete floor	30.80 m2
Garage door (Sectional Metal - Steel - 1.00 No of)	Impact damage	Adjust door	1.00 No of
Wall covering (Gib - Paint - 53.28 m2)	Cosmetic damage	Rake out, plaster and paint	53.28 m2

**Ground Floor - Laundry**

Room Size: 1.70 x 1.60 = 2.72 (length(m) x width(m) = Area Size(m2))

Stud Height: 2.40 m

Element	Damage	Repair	
Ceiling (Gib - Paint - 2.72 m2)	Cosmetic Damage	Rake out, plaster and paint	2.72 m2
Door (External) (Single glass door - Aluminium - 1.00 No of)	No Earthquake Damage		
Floor (Concrete - Painted dust sealed - 2.72 m2)	Cosmetic damage	Grind out and epoxy fill (up to 5mm)	2.50 l/m
Wall covering (Gib - Paint - 15.84 m2)	Cosmetic damage	Rake out, plaster and paint	15.84 m2
Wash tub (Single - Stainless Steel - 1.00 item)	No Earthquake Damage		

**Ground Floor - Stairwell**

Room Size: 1.00 x 5.50 = 5.50 (length(m) x width(m) = Area Size(m2))

Stud Height: 2.40 m

Element	Damage	Repair	
Ceiling (Gib - Paint - 5.50 m2)	No Earthquake Damage		
Floor (Chipboard - Carpet - 5.50 m2)	No Earthquake Damage		
Stairs (Internal) (Box - MDF - 5.00 l/m)	Impact damage	Gap fill and paint stringers	5.00 l/m
Wall covering (Gib - Paint - 31.20 m2)	Cosmetic damage	Rake out, plaster and paint	31.20 m2

**First Floor - Hallway (At top of stairs)**

Room Size: 2.00 x 0.90 = 1.80 (length(m) x width(m) = Area Size(m2))

Stud Height: 2.40 m

Element	Damage	Repair	
Ceiling (Gib - Paint - 1.80 m2)	No Earthquake Damage		
Floor (Chipboard - Carpet - 1.80 m2)	No Earthquake Damage		
Wall covering (Gib - Paint - 13.92 m2)	Cosmetic damage	Rake out, plaster and paint	13.92 m2

**First Floor - Bedroom (North west)**Room Size: 6.00 x 3.00 = 18.00 (length(m) x width(m) = Area Size(m<sup>2</sup>))

Stud Height: 2.40 m

Element	Damage	Repair	
Built in wardrobe (Wardrobe - MDF - 1.43 m <sup>2</sup> )	No Earthquake Damage		
Ceiling (Gib - Paint - 18.00 m <sup>2</sup> )	Cosmetic Damage	Rake out, plaster and paint	18.00 m <sup>2</sup>
Door (Internal) (Single Hollow Core - MDF - 1.00 No of)	No Earthquake Damage		
Floor (Chipboard - Carpet - 18.00 m <sup>2</sup> )	No Earthquake Damage		
Wall covering (Gib - Paint - 43.20 m <sup>2</sup> )	Cosmetic damage	Rake out, plaster and paint	43.20 m <sup>2</sup>
Window (Aluminium Awning - Pane single glazed - 2.00 No of)	No Earthquake Damage		

**First Floor - Bedroom (North east)**Room Size: 2.60 x 4.40 = 11.44 (length(m) x width(m) = Area Size(m<sup>2</sup>))

Stud Height: 2.40 m

Element	Damage	Repair	
Ceiling (Gib - Paint - 11.44 m <sup>2</sup> )	No Earthquake Damage		
Floor (Chipboard - Carpet - 11.44 m <sup>2</sup> )	No Earthquake Damage		
Wall covering (Gib - Paint - 33.60 m <sup>2</sup> )	Cosmetic damage	Rake out, plaster and paint	33.60 m <sup>2</sup>
Window (Aluminium Awning - Pane single glazed - 1.00 No of)	No Earthquake Damage		
Window (Aluminium Fixed - Pane single glazed - 1.00 No of)	No Earthquake Damage		

**First Floor - Stairwell**Room Size: 1.00 x 5.50 = 5.50 (length(m) x width(m) = Area Size(m<sup>2</sup>))

Stud Height: 4.00 m

Element	Damage	Repair	
Ceiling (Gib - Paint - 5.50 m <sup>2</sup> )	No Earthquake Damage		
Floor (Chipboard - Carpet - 5.50 m <sup>2</sup> )	No Earthquake Damage		
Stairs (Internal) (Box - MDF - 5.00 l/m)	Impact damage	Gap fill and paint stringers	5.00 l/m
Wall covering (Gib - Paint - 52.00 m <sup>2</sup> )	Cosmetic damage	Rake out, plaster and paint	52.00 m <sup>2</sup>

**Second Floor - Bathroom**Room Size: 3.40 x 2.00 = 6.80 (length(m) x width(m) = Area Size(m<sup>2</sup>))

Stud Height: 2.20 m

Element	Damage	Repair	
Bath (Acrylic - Standard specification - 1.00 item)	No Earthquake Damage		
Bathroom Sink (Basin - Standard specification - 1.00 item)	No Earthquake Damage		
Ceiling (Gib - Paint - 6.80 m <sup>2</sup> )	Cosmetic Damage	Rake out, plaster and paint	6.80 m <sup>2</sup>
Door (Internal) (Single Hollow Core - MDF - 1.00 No of)	No Earthquake Damage		
Floor (Chipboard - Tiles - 6.80 m <sup>2</sup> )	Impact damage	Remove, dispose and replace tiles	0.25 m <sup>2</sup>
Shower (Cubical shower unit - Acrylic shower - 1.00 m <sup>2</sup> )	No Earthquake Damage		
Toilet (Standard - Standard Spec - 1.00 item)	No Earthquake Damage		
Wall covering (Gib - Paint - 23.76 m <sup>2</sup> )	Cosmetic damage	Rake out, plaster and paint	23.76 m <sup>2</sup>
Window (Aluminium Awning - Pane single glazed - 1.00 No of)	No Earthquake Damage		

Window (Aluminium Fixed - Pane single glazed No Earthquake Damage  
- 1.00 No of)

### Second Floor - Hallway (At top of stairs)

Room Size: 2.10 x 1.00 = 2.10 (length(m) x width(m) = Area Size(m<sup>2</sup>))

Stud Height: 2.40 m

Element	Damage	Repair	
Ceiling (Gib - Paint - 2.10 m <sup>2</sup> )	No Earthquake Damage		
Floor (Chipboard - Carpet - 2.10 m <sup>2</sup> )	No Earthquake Damage		
Wall covering (Gib - Paint - 14.88 m <sup>2</sup> )	Cosmetic damage	Rake out, plaster and paint	14.88 m <sup>2</sup>

### Second Floor - Bedroom

Room Size: 5.70 x 3.00 = 17.10 (length(m) x width(m) = Area Size(m<sup>2</sup>))

Stud Height: 2.20 m

Element	Damage	Repair	
Ceiling (Gib - Paint - 17.10 m <sup>2</sup> )	No Earthquake Damage		
Door (Internal) (Single Hollow Core - MDF - 1.00 No of)	Cosmetic damage	Ease and repaint door/varnish	1.00 No of
Floor (Chipboard - Carpet - 17.10 m <sup>2</sup> )	No Earthquake Damage		
Wall covering (Gib - Paint - 38.28 m <sup>2</sup> )	Cosmetic damage	Rake out, plaster and paint	38.28 m <sup>2</sup>
Window (Aluminium Awning - Pane single glazed - 3.00 No of)	No Earthquake Damage		

### Scope of Works - Glossary of Terms

<b>Cosmetic Damage</b>	Cosmetic damage is used to record repairs to an element that can be done in situ e.g. minor cracking to plasterboard. For example a repair strategy may state "rake, stop and paint" and this is carried out without needing to remove or replace the damaged element. Where the plasterboard for example needs to be removed and replaced, this will be recorded as 'structural damage'.
<b>Impact Damage</b>	Impact damage is where an element or part of a building sustains earthquake damage and then breaks away or collapses causing damage to another part of the building. An example is a chimney that has collapsed and caused damage to roof tiles.
<b>Structural Damage</b>	The term structural damage is used where a repair requires an element to be removed and replaced e.g. major cracking to plasterboard or external cladding that has been dislodged. This term does not relate to the structural integrity of the building as a whole, but to the individual element only.

### Additional Information

<b>Building Terms</b>	The Department of Building and Housing website has a comprehensive list of common building terms: <a href="http://www.dbh.govt.nz/building-az-wxyz">http://www.dbh.govt.nz/building-az-wxyz</a>
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## EQC Full Assessment Report

**Claim Number:** CLM/2011/106758  
**Claimant:** DIANNE PATUWAI  
**Property Address:** 66 STRICKLAND STREET  
 SYDENHAM  
 CHRISTCHURCH 8023

**Assessment Date:** 09/11/2011 13:19  
**Assessor:** Freeman, Gregory  
**Estimator:** Watt, Greg  
**Property Occupied By:** Owner Occupied

### Claimant Setup

Type	Name	Home Number	Mobile Number	Work Number	Email Address
Owner	DIANNE, PATUWAI				
Owner	RUTH, BEERE				

### Insurance & Mortgage Details

#### Insurance Details - From Claim Centre

Insurer	Policy Type	Policy Number	Insurance Sighted	Insurance Valid
AMI Insurance	Dwelling		Yes	
AMI Insurance	Contents			

#### Insurance Details - Added in COMET

Insurer	Policy Type	Policy Number	Insurance Sighted	Insurance Valid
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#### Insurance Details - Comments

#### Mortgage Details - From Claim Centre

Bank
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#### Mortgage Details - Added in COMET

Bank
NZ HOME LENDING LTD

#### Mortgage Details - Comments

### Opt Out

For repairs costing between \$10,000 and \$100,000 the claimant wishes to manage their own repairs? No

### Hazards

**Hazards:** Nil  
**Property Sticker:** No Sticker

### Building Configurations

Leaky Home Syndrome? No

Building Name	Number of floors	Building Finish	Age of house	Footprint	Area (m2)
Main Building	3	Standard	Post 1980	Rectangular	144.06

## Full Assessment

### Site

Element	Type	Material	Damages	Measure	Rate	Cost
Land	Exposed	Soil	No Earthquake Damage			
Main Access	Drive	Asphalt	No Earthquake Damage			

#### General Comments:

### Services

Element	Type	Material	Damages	Measure	Rate	Cost
Sewerage	Town Connection	PVC Pipe	No Earthquake Damage			
Water Supply	Town Connection	Plastic	No Earthquake Damage			

#### General Comments:

### Main Building

#### Exterior

#### Elevation (South ground fl 6.0x2.5)

**Damage:** Earthquake damage

**Require Scaffolding?** No

Element	Type	Material	Damages	Measure	Rate	Cost
Wall Cladding	Cement Board	Cement sheet	Cracking to paint			
			Paint wall	15.00 m2	29.00	435.00
			Damaged finish			
			Refix cladding	15.00 m2	25.00	375.00
Wall framing	Timber Frame	Timber	No Earthquake Damage			

**General Comments:** Refixing of cement sheet

#### Elevation (East ground 10.0x2.5)

**Damage:** Earthquake damage

**Require Scaffolding?** No

Element	Type	Material	Damages	Measure	Rate	Cost
Wall Cladding	Cement Board	Cement sheet	Damaged finish			
			Paint wall	7.50 m2	29.00	217.50
			Damaged finish			
			Refix cladding	7.50 m2	25.00	187.50
Wall framing	Timber Frame	Timber	No Earthquake Damage			

**General Comments:** 7.0x2.5 concrete block with 3.0 meters cement sheet

#### Elevation (West ground 10.5x2.5)

**Damage:** Earthquake damage

**Require Scaffolding?** No

Element	Type	Material	Damages	Measure	Rate	Cost
Wall Cladding	Cement Board	Cement sheet	Damaged finish			
			Refix cladding	10.00 m2	25.00	250.00
			Damaged finish			
			Paint wall	10.00 m2	29.00	290.00
Wall framing	Timber Frame	Timber	No Earthquake Damage			

**General Comments:** cladding is a mix of cement sheet and palisade and rolled steel cement sheet needs refixing

#### Elevation (North ground 4.0x2.5)

**Damage:** Earthquake damage

**Require Scaffolding?** No

Element	Type	Material	Damages	Measure	Rate	Cost
Wall Cladding	Cement Board	Cement sheet	Damaged finish			
			Refix cladding	10.00 m2	25.00	250.00
			Damaged finish			
			Paint wall	10.00 m2	29.00	290.00



Wall framing Timber Frame Timber No Earthquake Damage

**General Comments:** cement sheet cladding of 4.0 Mtrs north wall is part of fire wall to adjoining unit

**Elevation (West 1st floor 10.5x2.5)**

**Damage:** Earthquake damage

**Require Scaffolding?** No

Element	Type	Material	Damages	Measure	Rate	Cost
Wall Cladding	Cement Board	Cement sheet	Damaged finish			
			Refix cladding	6.25 m2	25.00	156.25
			Damaged finish			
			Paint wall	6.25 m2	29.00	181.25

Wall framing Timber Frame Timber No Earthquake Damage

**General Comments:** cement sheet and palisade cladding

**Elevation (West 2nd floor 9.5x2.5)**

**Damage:** Earthquake damage

**Require Scaffolding?** No

Element	Type	Material	Damages	Measure	Rate	Cost
Wall Cladding	Cement Board	Cement sheet	Damaged finish			
			Refix cladding	18.75 m2	25.00	468.75
			Damaged finish			
			Paint wall	18.75 m2	29.00	543.75

Wall framing Timber Frame Timber No Earthquake Damage

**General Comments:** cement sheet cladding

**Elevation (South 3.0x2.51st floor)**

**Damage:** No damage

**Require Scaffolding?** No

**General Comments:** steel cladding

**Elevation (East 1st floor 8.0x2.5)**

**Damage:** No damage

**Require Scaffolding?** No

**General Comments:** palisade cladding

**Elevation (North 1st floor 2.0x2.5)**

**Damage:** Earthquake damage

**Require Scaffolding?** No

Element	Type	Material	Damages	Measure	Rate	Cost
Wall Cladding	Cement Board	Cement sheet	Damaged finish			
			Refix cladding	7.00 m2	25.00	175.00
			Damaged finish			
			Paint wall	7.00 m2	29.00	203.00

Wall framing Timber Frame Timber No Earthquake Damage

**General Comments:** cement sheet cladding to an adjoining party wall

**Elevation (North 2nd floor 3.0x2.5)**

**Damage:** Earthquake damage

**Require Scaffolding?** No

Element	Type	Material	Damages	Measure	Rate	Cost
Wall Cladding	Cement Board	Cement sheet	Damaged finish			
			Refix cladding	7.50 m2	25.00	187.50
			Damaged finish			
			Paint wall	7.50 m2	29.00	217.50

Wall framing Timber Frame Timber No Earthquake Damage

**General Comments:** cement sheet cladding return into common wall adjoining unit

**Elevation (East 2nd floor 5.0x2.0)**

**Damage:** Earthquake damage

**Require Scaffolding?** Yes

Element	Type	Material	Damages	Measure	Rate	Cost
Wall Cladding	Cement Board	Cement sheet	Damaged finish			
			Refix cladding	10.00 m2	25.00	250.00
			Damaged finish			
Wall framing	Timber Frame	Timber	Paint wall	10.00 m2	29.00	290.00
			No Earthquake Damage			

**General Comments:** cement sheet popping nails

#### **Roof (Membrane and rolled steel)**

**Damage:** No damage

**Require Scaffolding?** No

**General Comments:** no access

#### **Foundations (Concrete slab)**

**Damage:** No damage

**Require Scaffolding?** No

**General Comments:** laser level floor checked okay

#### **Ground Floor - Lounge (L shaped continues into kitchen)**

**Damage:** Earthquake damage

**Require Scaffolding?** No

Element	Type	Material	Damages	Measure	Rate	Cost
Ceiling	Gib	Paint	No Earthquake Damage			
Door (External)	French doors	Aluminium	Cosmetic damage			
			Realign	2.00 No of	90.00	180.00
Floor	Concrete	Carpet	No Earthquake Damage			
Wall covering	Gib	Paint	Cosmetic damage			
			Rake out, plaster and paint	37.92 m2	27.00	1,023.84
Window	Aluminium Awning	Pane single glazed	No Earthquake Damage			
Window	Aluminium Fixed	Pane single glazed	No Earthquake Damage			

**General Comments:**

#### **Ground Floor - Kitchen (Includes dining room)**

**Damage:** Earthquake damage

**Require Scaffolding?** No

Element	Type	Material	Damages	Measure	Rate	Cost
Ceiling	Gib	Paint	No Earthquake Damage			
Door (Internal)	Single Hollow Core	MDF	No Earthquake Damage			
Floor	Concrete	Tiles	No Earthquake Damage			
Floor	Concrete	Carpet	No Earthquake Damage			
Kitchen joinery	Standard Spec	MDF	No Earthquake Damage			
Range ( Free standing oven )	Electric	Standard Electric	No Earthquake Damage			
Range Hood	Over Head	Standard spec	No Earthquake Damage			
Wall covering	Gib	Paint	Cosmetic damage			
			Rake out, plaster and paint	43.68 m2	27.00	1,179.36
Window	Aluminium Awning	Pane single glazed	No Earthquake Damage			
Work top	Kitchen work top	Laminate	No Earthquake Damage			

**General Comments:** Small number of floor tiles chipped, not quake related, chips in laminate bench top, not quake related, information from occupant, claimant's daughter.

#### **Ground Floor - Entry**

**Damage:** Earthquake damage

**Require Scaffolding?** No

Element	Type	Material	Damages	Measure	Rate	Cost
Ceiling	Gib	Paint	Cosmetic Damage			
			Rake out, plaster and paint	2.64 m2	27.00	71.28
Door (External)	Single solid Door	Timber	Structural damage			

Door (External)	Single solid Door	Timber	Supply and fit single door	1.00 No of	1,170.00	1,170.00
Door (Internal)	Single Hollow Core	MDF	No Earthquake Damage			
Floor	Concrete	Tiles	No Earthquake Damage			
Wall covering	Gib	Paint	Cosmetic damage			
				Rake out, plaster and paint	16.32 m2	27.00 440.64

**General Comments:** Internal door to cupboard gouge damage not quake related

#### **Ground Floor - Toilet**

**Damage:** Earthquake damage

**Require Scaffolding?** No

Element	Type	Material	Damages	Measure	Rate	Cost
Ceiling	Gib	Paint	No Earthquake Damage			
Door (Internal)	Single Hollow Core	MDF	No Earthquake Damage			
Floor	Concrete	Tiles	No Earthquake Damage			
Hand basin	Wall hung	PVC	No Earthquake Damage			
Toilet	Standard	Standard Spec	No Earthquake Damage			
Wall covering	Gib	Paint	Cosmetic damage			
				Rake out, plaster and paint	12.48 m2	27.00 336.96

**General Comments:** Toilet dislodged from seating on tiled floor, caused by contractor clearing drain in street, not quake related. Claimant seeking repair/compensation from Council.

#### **Ground Floor - Internal Garage**

**Damage:** Earthquake damage

**Require Scaffolding?** No

Element	Type	Material	Damages	Measure	Rate	Cost
Ceiling	Gib	Paint	No Earthquake Damage			
Door (Internal)	Single Hollow Core	MDF	No Earthquake Damage			
Floor	Concrete	Painted dust sealed	Cosmetic damage			
				Grind out and epoxy fill (up to 5mm)	15.00 l/m	60.00 900.00
				Cosmetic damage		
				Paint concrete floor	30.80 m2	34.00 1,047.20
Garage door	Sectional Metal	Steel	Impact damage			
				Adjust door	1.00 No of	120.00 120.00
Wall covering	Gib	Paint	Cosmetic damage			
				Rake out, plaster and paint	53.28 m2	27.00 1,438.56

**General Comments:**

#### **Ground Floor - Laundry**

**Damage:** Earthquake damage

**Require Scaffolding?** No

Element	Type	Material	Damages	Measure	Rate	Cost
Ceiling	Gib	Paint	Cosmetic Damage			
				Rake out, plaster and paint	2.72 m2	27.00 73.44
Door (External)	Single glass door	Aluminium	No Earthquake Damage			
Floor	Concrete	Painted dust sealed	Cosmetic damage			
				Grind out and epoxy fill (up to 5mm)	2.50 l/m	60.00 150.00
Wall covering	Gib	Paint	Cosmetic damage			
				Rake out, plaster and paint	15.84 m2	27.00 427.68
Wash tub	Single	Stainless Steel	No Earthquake Damage			

**General Comments:**

#### **Ground Floor - Stairwell**

**Damage:** Earthquake damage

**Require Scaffolding?** No

Element	Type	Material	Damages	Measure	Rate	Cost
Ceiling	Gib	Paint	No Earthquake Damage			

Floor	Chipboard	Carpet	No Earthquake Damage			
Stairs (Internal)	Box	MDF	Impact damage			
			Gap fill and paint stringers	5.00 l/m	28.00	140.00
Wall covering	Gib	Paint	Cosmetic damage			
			Rake out, plaster and paint	31.20 m2	27.00	842.40

**General Comments:****First Floor - Hallway (At top of stairs)**

**Damage:** Earthquake damage  
**Require Scaffolding?** No

Element	Type	Material	Damages	Measure	Rate	Cost
Ceiling	Gib	Paint	No Earthquake Damage			
Floor	Chipboard	Carpet	No Earthquake Damage			
Wall covering	Gib	Paint	Cosmetic damage			
			Rake out, plaster and paint	13.92 m2	27.00	375.84

**General Comments:****First Floor - Bedroom (North west)**

**Damage:** Earthquake damage  
**Require Scaffolding?** No

Element	Type	Material	Damages	Measure	Rate	Cost
Built in wardrobe	Wardrobe	MDF	No Earthquake Damage			
Ceiling	Gib	Paint	Cosmetic Damage			
			Rake out, plaster and paint	18.00 m2	27.00	486.00
Door (Internal)	Single Hollow Core	MDF	No Earthquake Damage			
Floor	Chipboard	Carpet	No Earthquake Damage			
Wall covering	Gib	Paint	Cosmetic damage			
			Rake out, plaster and paint	43.20 m2	27.00	1,166.40

Window Aluminium Awning Pane single glazed No Earthquake Damage

**General Comments:** Cracks in wardrobe wall not quake related

**First Floor - Bedroom (North east)**

**Damage:** Earthquake damage  
**Require Scaffolding?** No

Element	Type	Material	Damages	Measure	Rate	Cost
Ceiling	Gib	Paint	No Earthquake Damage			
Floor	Chipboard	Carpet	No Earthquake Damage			
Wall covering	Gib	Paint	Cosmetic damage			
			Rake out, plaster and paint	33.60 m2	27.00	907.20

Window Aluminium Awning Pane single glazed No Earthquake Damage

Window Aluminium Fixed Pane single glazed No Earthquake Damage

**General Comments:** Internal door removed

**First Floor - Stairwell**

**Damage:** Earthquake damage  
**Require Scaffolding?** No

Element	Type	Material	Damages	Measure	Rate	Cost
Ceiling	Gib	Paint	No Earthquake Damage			
Floor	Chipboard	Carpet	No Earthquake Damage			
Stairs (Internal)	Box	MDF	Impact damage			
			Gap fill and paint stringers	5.00 l/m	28.00	140.00
Wall covering	Gib	Paint	Cosmetic damage			
			Rake out, plaster and paint	52.00 m2	27.00	1,404.00

**General Comments:****Second Floor - Bathroom**

**Damage:** Earthquake damage  
**Require Scaffolding?** No

Element	Type	Material	Damages	Measure	Rate	Cost
Bath	Acrylic	Standard specification	No Earthquake Damage			
Bathroom Sink	Basin	Standard specification	No Earthquake Damage			
Ceiling	Gib	Paint	Cosmetic Damage			
			Rake out, plaster and paint	6.80 m2	27.00	183.60
Door (Internal)	Single Hollow Core	MDF	No Earthquake Damage			
Floor	Chipboard	Tiles	Impact damage			
			Remove, dispose and replace tiles	0.25 m2	170.00	42.50
Shower	Cubical shower unit	Acrylic shower	No Earthquake Damage			
Toilet	Standard	Standard Spec	No Earthquake Damage			
Wall covering	Gib	Paint	Cosmetic damage			
			Rake out, plaster and paint	23.76 m2	27.00	641.52
Window	Aluminium Awning	Pane single glazed	No Earthquake Damage			
Window	Aluminium Fixed	Pane single glazed	No Earthquake Damage			

**General Comments:****Second Floor - Hallway (At top of stairs)**

Damage: Earthquake damage

Require Scaffolding? No

Element	Type	Material	Damages	Measure	Rate	Cost
Ceiling	Gib	Paint	No Earthquake Damage			
Floor	Chipboard	Carpet	No Earthquake Damage			
Wall covering	Gib	Paint	Cosmetic damage			
			Rake out, plaster and paint	14.88 m2	27.00	401.76

**General Comments:****Second Floor - Bedroom**

Damage: Earthquake damage

Require Scaffolding? No

Element	Type	Material	Damages	Measure	Rate	Cost
Ceiling	Gib	Paint	No Earthquake Damage			
Door (Internal)	Single Hollow Core	MDF	Cosmetic damage			
			Ease and repaint door/varnish	1.00 No of	130.00	130.00
Floor	Chipboard	Carpet	No Earthquake Damage			
Wall covering	Gib	Paint	Cosmetic damage			
			Rake out, plaster and paint	38.28 m2	27.00	1,033.56
Window	Aluminium Awning	Pane single glazed	No Earthquake Damage			

**General Comments:****Fees****Fees**

Name	Duration	Estimate
Scaffold - Erect and Dismantle Scaffold - Per side of elevation	1.00	1,835.00
Scaffold - Weekly Rental	2.00	400.00
Scaffold hire - Mobile single lift aluminium	2.00	300.00
Contents movement fee	1.00	1,224.51

**Overheads**

Name	Estimate
Preliminary and general	1,713.74
Margin	2,689.50
GST	4,437.67

## Scope Of Works Estimate

### Property

Description	Estimate
Site	0.00
Services	0.00
	0.00

### Main Building

Name	Description	Estimate
Exterior	Foundations (Concrete slab)	0.00
	Elevation (East 1st floor 8.0x2.5)	0.00
	Elevation (East 2nd floor 5.0x2.0)	540.00
	Elevation (East ground 10.0x2.5)	405.00
	Roof (Membrane and rolled steel)	0.00
	Elevation (North 1st floor 2.0x2.5)	378.00
	Elevation (North 2nd floor 3.0x2.5)	405.00
	Elevation (North ground 4.0x2.5)	540.00
	Elevation (South 3.0x2.5 1st floor)	0.00
	Elevation (South ground fl 6.0x2.5)	810.00
	Elevation (West 1st floor 10.5x2.5)	337.50
	Elevation (West 2nd floor 9.5x2.5)	1,012.50
	Elevation (West ground 10.5x2.5)	540.00

4,968.00

Floor	Description	Estimate
First Floor	Bedroom (North east)	907.20
	Bedroom (North west)	1,652.40
	Hallway (At top of stairs)	375.84
	Stairwell	1,544.00
		4,479.44

Ground Floor	Entry	1,681.92
	Internal Garage	3,505.76
	Kitchen (Includes dining room)	1,179.36
	Laundry	651.12
	Lounge (L shaped continues into kitchen)	1,203.84
	Stairwell	982.40
	Toilet	336.96
		9,541.36

Second Floor	Bathroom	867.62
	Bedroom	1,163.56
	Hallway (At top of stairs)	401.76
		2,432.94

16,453.74

### Fees

Description	Estimate
Scaffold - Erect and Dismantle Scaffold - Per side of elevation	1,835.00
Scaffold - Weekly Rental	400.00
Scaffold hire - Mobile single lift aluminium	300.00
Contents movement fee	1,224.51
	3,759.51

**Overheads**

Description	Estimate
Preliminary and general	1,713.74
Margin	2,689.50
GST	4,437.67
<hr/>	8,840.91
<hr/> <b>Total Estimate</b>	<hr/> 34,022.16

## Inspection Sign Off

Description	Answer	comments
<b>Contents Damage</b>		
Has the contents schedule been left with claimant?	No	
Have the contents been sighted?	No	
<b>Land Damage</b>		
Is there land damage?	No	
Landslip damage has been assessed on paper	No	
<b>Was a full inspection done?</b>		
In roof space	Yes	
On roof?	No	No access point except fir small one above garage space only
Under sub floor?	No	Slab
<b>Decline Claim</b>		
Recommend Declining Claim	No	
<b>Next Action:</b>		

### Previous Claim Numbers (recorded manually in field)

- Nil

### File Notes

**Date Created:** 09/11/2011 09:27  
**Created :** Freeman, Gregory  
**Subject:** Summary  
**Note:** 1990's 3 storey 3 b/r cement sheet and rolled metal clad, butynol and rolled metal roofed dwelling with attached double garage all on a concrete slab. Minor cracking/ nail popping to cement sheeting, minor cracking to garage slab floor, minor but numerous internal wall and ceiling cracks to gib board.

**Next Action:**

**Date Created:** 17/11/2011 03:30  
**Created :** Administrator, Alchemy  
**Subject:** COMET sent to EQR on 17/11/2011  
**Note:** COMET sent to EQR on 17/11/2011  
**Next Action:**

### Urgent Works Items



TC2

## EQC Claim Assessment

<b>Address</b>	66 STRICKLAND STREET, SYDENHAM, CHRISTCHURCH, 8023	<b>EQC Claim Number</b>	CLM/2011/106758
<b>Hazards</b>	Nil	<b>EQC Assessor (L,F)</b>	Freeman, Gregory
<b>Inspection Date</b>	09-Nov-2011	<b>Placard</b>	No Sticker
		<b>EQC Estimator (L,F)</b>	Watt, Greg

## Claimants

Name	Home Phone	Work Phone	Mobile Phone	Email Address
BEERE RUTH				
PATUWAI DIANNE				

## Property Detail - Services

Element	Description / Damage / Repair Strategy	Measure
<b>Water Supply</b>	Town Connection, Plastic	9 m
<b>Sewerage</b>	Town Connection, PVC Pipe	9 m

## Property Detail - Site

Element	Description / Damage / Repair Strategy	Measure
<b>Land</b>	Exposed, Soil	215 m2
<b>Main Access</b>	Drive, Asphalt	35 m2

**MAIN BUILDING**      **Age** Post 1980      **Area** 144.1m2      **Footprint** Rectangular

## Structure

Element	Description / Damage / Repair Strategy	Measure
<b>Elevation (North 2nd floor 3.0x2.5)</b>		
Wall cladding	Cement Board, Cement sheet (7.50 m2) Damaged finish Paint wall	7.5 m2
	Refix cladding	7.5 m2
Wall framing	Timber Frame, Timber (7.50 m2)	

**Comments:** cement sheet cladding return into common wall adjoining unit

Element	Description / Damage / Repair Strategy	Measure
<b>Elevation (East 2nd floor 5.0x2.0)</b>		
Wall cladding	Cement Board, Cement sheet (10.00 m2) Damaged finish Paint wall	10 m2
	Refix cladding	10 m2
Wall framing	Timber Frame, Timber (10.00 m2)	

**Comments:** cement sheet popping nails

Element	Description / Damage / Repair Strategy	Measure
<b>Elevation (South 3.0x2.51st floor)</b>		

**Comments:** steel cladding

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Element	Description / Damage / Repair Strategy	Measure
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**Elevation (East 1st floor 8.0x2.5)** λ**Comments:** palisade cladding

Element	Description / Damage / Repair Strategy	Measure
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**Elevation (North 1st floor 2.0x2.5)**

Wall cladding	Cement Board, Cement sheet (7.00 m2)	
	Damaged finish	
	Paint wall	7 m2
	Refix cladding	7 m2

Wall framing Timber Frame, Timber (7.00 m2)

**Comments:** cement sheet cladding to an adjoining party wall

Element	Description / Damage / Repair Strategy	Measure
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**Elevation (North ground 4.0x2.5)**

Wall cladding	Cement Board, Cement sheet (10.00 m2)	
	Damaged finish	
	Paint wall	10 m2
	Refix cladding	10 m2

Wall framing Timber Frame, Timber (10.00 m2)

**Comments:** cement sheet cladding of 4.0 Mtrs north wall is part of fire wall to adjoining unit

Element	Description / Damage / Repair Strategy	Measure
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**Elevation (West 1st floor 10.5x2.5)**

Wall cladding	Cement Board, Cement sheet (6.25 m2)	
	Damaged finish	
	Paint wall	6.25 m2
	Refix cladding	6.25 m2

Wall framing Timber Frame, Timber (26.25 m2)

**Comments:** cement sheet and palisade cladding

Element	Description / Damage / Repair Strategy	Measure
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**Elevation (West 2nd floor 9.5x2.5)**

Wall cladding	Cement Board, Cement sheet (18.75 m2)	
	Damaged finish	
	Paint wall	18.75 m2
	Refix cladding	18.75 m2

Wall framing Timber Frame, Timber (23.75 m2)

**Comments:** cement sheet cladding

Element	Description / Damage / Repair Strategy	Measure
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**Elevation (South ground fl 6.0x2.5)**

Wall cladding	Cement Board, Cement sheet (15.00 m2)	
	Cracking to paint	
	Paint wall	15 m2
	Damaged finish	
	Refix cladding	15 m2

Wall framing Timber Frame, Timber (1.00 m2)

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**Comments:** Refixing of cement sheet

Element	Description / Damage / Repair Strategy	Measure
<b>Elevation (East ground 10.0x2.5)</b>		
Wall cladding	Cement Board, Cement sheet (7.50 m2)	
	Damaged finish	
	Paint wall	7.5 m2
	Refix cladding	7.5 m2
Wall framing	Timber Frame, Timber (7.50 m2)	

**Comments:** 7.0x2.5 concrete block with 3.0 meters cement sheet

Element	Description / Damage / Repair Strategy	Measure
<b>Elevation (West ground 10.5x2.5)</b>		
Wall cladding	Cement Board, Cement sheet (10.00 m2)	
	Damaged finish	
	Paint wall	10 m2
	Refix cladding	10 m2
Wall framing	Timber Frame, Timber (26.25 m2)	

**Comments:** cladding is a mix of cement sheet and paliside and rolled steel cement sheet needs refixing

Element	Description / Damage / Repair Strategy	Measure
<b>Foundations (Concrete slab)</b>		

**Comments:** laser level floor checked okay

Element	Description / Damage / Repair Strategy	Measure
<b>Roof (Membrane and rolled steel)</b>		

**Comments:** no access**Ground Floor**

Room / Element	Description / Damage / Repair Strategy	Measure
<b>Lounge L shaped continues into kitchen (L=3.5m W=4.4m H=2.4m)</b>		
Window	Aluminium Awning, Pane single glazed (2.00 No of)	
Window	Aluminium Fixed, Pane single glazed (1.00 No of)	
Floor	Concrete, Carpet (15.40 m2)	
Door (External)	French doors, Aluminium (2.00 No of)	
	Cosmetic damage Realign	2 No of
Wall covering	Gib, Paint (37.92 m2)	
	Cosmetic damage Rake out, plaster and paint	37.92 m2
Ceiling	Gib, Paint (15.40 m2)	

**Room - Additional Notes:****Kitchen Includes dining room (L=6.1m W=3.0m H=2.4m)**

Window	Aluminium Awning, Pane single glazed (1.00 No of)	
Floor	Concrete, Tiles (8.10 m2)	
Floor	Concrete, Carpet (11.40 m2)	

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Range ( Free standing oven )	Electric, Standard Electric (1.00 Item)		
Ceiling	Gib, Paint (18.30 m2)		
Wall covering	Gib, Paint (43.68 m2)		
	Cosmetic damage		
	Rake out, plaster and paint		43.68 m2
Work top	Kitchen work top, Laminate (7.00 m)		
Range Hood	Over Head, Standard spec (1.00 Item)		
Door (Internal)	Single Hollow Core, MDF (1.00 No of)		
Kitchen joinery	Standard Spec, MDF (1.00 Item)		

**Room - Comments:** Small number of floor tiles chipped, not quake related, chips in laminate bench top, not quake related, information from occupant, claimant's daughter.

**Room - Additional Notes:**

**Entry (L=2.2m W=1.2m H=2.4m)**

Floor	Concrete, Tiles (2.64 m2)		
Wall covering	Gib, Paint (16.32 m2)		
	Cosmetic damage		
	Rake out, plaster and paint		16.32 m2
Ceiling	Gib, Paint (2.64 m2)		
	Cosmetic Damage		
	Rake out, plaster and paint		2.64 m2
Door (Internal)	Single Hollow Core, MDF (1.00 No of)		
Door (External)	Single solid Door, Timber (1.00 No of)		
	Structural damage		
	Supply and fit single door		1 No of

**Room - Comments:** Internal door to cupboard gouge damage not quake related

**Room - Additional Notes:**

**Toilet (L=1.0m W=1.6m H=2.4m)**

Floor	Concrete, Tiles (1.60 m2)		
Wall covering	Gib, Paint (12.48 m2)		
	Cosmetic damage		
	Rake out, plaster and paint		12.48 m2
Ceiling	Gib, Paint (1.60 m2)		
Door (Internal)	Single Hollow Core, MDF (1.00 No of)		
Toilet	Standard, Standard Spec (1.00 Item)		
Hand basin	Wall hung, PVC (1.00 Item)		

**Room - Comments:** Toilet dislodged from seating on tiled floor, caused by contractor clearing drain in street, not quake related. Claimant seeking repair/compensation from Council.

**Room - Additional Notes:**

**Internal Garage (L=5.6m W=5.5m H=2.4m)**

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Floor	Concrete, Painted dust sealed (30.80 m2)		
	Cosmetic damage		
	Grind out and epoxy fill (up to 5mm)		15 m
		Paint concrete floor	30.8 m2
Ceiling	Gib, Paint (30.80 m2)		
Wall covering	Gib, Paint (53.28 m2)		
	Cosmetic damage		
		Rake out, plaster and paint	53.28 m2
Garage door	Sectional Metal, Steel (1.00 No of)		
	Impact damage		
		Adjust door	1 No of
Door (Internal)	Single Hollow Core, MDF (1.00 No of)		

**Room - Additional Notes:****Laundry (L=1.6m W=1.7m H=2.4m)**

Floor	Concrete, Painted dust sealed (2.72 m2)		
	Cosmetic damage		
	Grind out and epoxy fill (up to 5mm)		2.5 m
Ceiling	Gib, Paint (2.72 m2)		
	Cosmetic Damage		
		Rake out, plaster and paint	2.72 m2
Wall covering	Gib, Paint (15.84 m2)		
	Cosmetic damage		
		Rake out, plaster and paint	15.84 m2
Wash tub	Single, Stainless Steel (1.00 Item)		
Door (External)	Single glass door, Aluminium (1.00 No of)		

**Room - Additional Notes:****Stairwell (L=5.5m W=1.0m H=2.4m)**

Stairs (Internal)	Box, MDF (5.00 m)		
	Impact damage		
	Gap fill and paint stringers		5 m
Floor	Chipboard, Carpet (5.50 m2)		
Ceiling	Gib, Paint (5.50 m2)		
Wall covering	Gib, Paint (31.20 m2)		
	Cosmetic damage		
		Rake out, plaster and paint	31.2 m2

**Room - Additional Notes:****First Floor**

Room / Element	Description / Damage / Repair Strategy	Measure
<b>Hallway At top of stairs (L=0.9m W=2.0m H=2.4m)</b>		

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Floor	Chipboard, Carpet (1.80 m2)	
Wall covering	Gib, Paint (13.92 m2)	
	Cosmetic damage	
	Rake out, plaster and paint	13.92 m2
Ceiling	Gib, Paint (1.80 m2)	

**Room - Additional Notes:****Bedroom North west (L=3.0m W=6.0m H=2.4m)**

Window	Aluminium Awning, Pane single glazed (2.00 No of)	
Floor	Chipboard, Carpet (18.00 m2)	
Ceiling	Gib, Paint (18.00 m2)	
	Cosmetic Damage	
	Rake out, plaster and paint	18 m2
Wall covering	Gib, Paint (43.20 m2)	
	Cosmetic damage	
	Rake out, plaster and paint	43.2 m2
Door (Internal)	Single Hollow Core, MDF (1.00 No of)	
Built in wardrobe	Wardrobe, MDF (1.43 m2)	

**Room - Comments:** Cracks in wardrobe wall not quake related**Room - Additional Notes:****Bedroom North east (L=4.4m W=2.6m H=2.4m)**

Window	Aluminium Awning, Pane single glazed (1.00 No of)	
Window	Aluminium Fixed, Pane single glazed (1.00 No of)	
Floor	Chipboard, Carpet (11.44 m2)	
Wall covering	Gib, Paint (33.60 m2)	
	Cosmetic damage	
	Rake out, plaster and paint	33.6 m2
Ceiling	Gib, Paint (11.44 m2)	

**Room - Comments:** Internal door removed**Room - Additional Notes:****Stairwell (L=5.5m W=1.0m H=4.0m)**

Stairs (Internal)	Box, MDF (5.00 m)	
	Impact damage	
	Gap fill and paint stringers	5 m
Floor	Chipboard, Carpet (5.50 m2)	
Wall covering	Gib, Paint (52.00 m2)	
	Cosmetic damage	
	Rake out, plaster and paint	52 m2
Ceiling	Gib, Paint (5.50 m2)	

EQC Claim Number CLM/2011/106758

**Room - Additional Notes:****Second Floor**

Room / Element	Description / Damage / Repair Strategy	Measure
<b>Bathroom (L=2.0m W=3.4m H=2.2m)</b>		
Bath	Acrylic, Standard specification (1.00 Item)	
Window	Aluminium Awning, Pane single glazed (1.00 No of)	
Window	Aluminium Fixed, Pane single glazed (1.00 No of)	
Bathroom sink	Basin, Standard specification (1.00 Item)	
Floor	Chipboard, Tiles (6.80 m2)	
	Impact damage Remove, dispose and replace tiles	0.25 m2
Shower	Cubical shower unit, Acrylic shower (1.00 m2)	
Wall covering	Gib, Paint (23.76 m2)	
	Cosmetic damage Rake out, plaster and paint	23.76 m2
Ceiling	Gib, Paint (6.80 m2)	
	Cosmetic Damage Rake out, plaster and paint	6.8 m2
Door (Internal)	Single Hollow Core, MDF (1.00 No of)	
Toilet	Standard, Standard Spec (1.00 Item)	

**Room - Additional Notes:****Hallway At top of stairs (L=1.0m W=2.1m H=2.4m)**

Floor	Chipboard, Carpet (2.10 m2)	
Wall covering	Gib, Paint (14.88 m2)	
	Cosmetic damage Rake out, plaster and paint	14.88 m2
Ceiling	Gib, Paint (2.10 m2)	

**Room - Additional Notes:****Bedroom (L=3.0m W=5.7m H=2.2m)**

Window	Aluminium Awning, Pane single glazed (3.00 No of)	
Floor	Chipboard, Carpet (17.10 m2)	
Wall covering	Gib, Paint (38.28 m2)	
	Cosmetic damage Rake out, plaster and paint	38.28 m2
Ceiling	Gib, Paint (17.10 m2)	
Door (Internal)	Single Hollow Core, MDF (1.00 No of)	
	Cosmetic damage Ease and repaint door/varnish	1 No of

EQC Claim Number CLM/2011/106758

Room - Additional Notes:

End Of Assessment



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# Amended 2011 Scope Change Summary

Claims No:	11/106758	Contractor:	Character Homes
Claimant:	Ruth Beere/Diane Datuwai	Supervisor:	Dave Baker
Address:	66 Strickland St	Date:	25/1/12

This Scope Change Summary should be read in conjunction with the EQC Statement of Claim. The work described in these two documents covers the full scope of work for the property. Please scan document and send through Aconex. **Check if there is a June 2011 claim.**

Room	No. of Walls	Ceiling	Floor	Amendments to 2011 scope
Stairwell		✓	✓	Rake, stop, paint all 3 floors <i>EQC</i>
Entry				Strike from scope due to it already being fixed <i>DOOR VS 27/2/12 EQC</i>
Toilet ground floor				Fix leak + silicon base of toilet <i>EQC</i>
Garage		✓	✓	Paint ceiling due to it being part of laundry ceiling Add 5m2 extra floor paint <i>EQC</i>
Bedroom north east		✓		Rake, stop, paint <i>EQC</i>
Bathroom 2 <sup>nd</sup> floor				Full tile replacement + plumber to disconnect & reconnect <i>EQC</i>
				SCAFFOLD AROUND WHOLE JOB [3 stories high] <i>EQC</i>
Temporary Accommodation Required:	Yes ✓	No	Reasons : Tennents to move out	
Contents Removal Required:	Yes	No ✓		
EQC Sign off:				

# CHARACTER HOMES LTD

Date:		9-Feb-12		EQ Claim #		2011/106758			
Owner Name:		Ruth Beere		Occupant contact details:		[REDACTED]		66 Strickland St	
Phone Mob		[REDACTED]		Phone:		0 [REDACTED]			
Stud	Repair Code	Calc	Unit	Scope \$	Change of Scope \$	Code description		Other Notes	
<b>External Walls</b>									
<b>NORTH:</b>									
2ND FLOOR	X2	7.5	sq/m	\$263		Prep and apply membrane type paint to masonry surface			
2ND FLOOR		2	hrs	\$90				Refix cladding	
						Assemble & dismantle scaffolding structure in accordance with building code requirements		Total North	
	S5	44.5	sq/m	\$668					
	S6	44.5	sq/m	\$178		2 Weeks scaffolding hire		Total North	
1ST FLOOR	X2	7	sq/m	\$245		Prep and apply membrane type paint to masonry surface			
1ST FLOOR		3	hrs	\$135				Refix cladding	
GROUND FLR	X2	10	sq/m	\$350		Prep and apply membrane type paint to masonry surface			
GROUND FLR		3	hrs	\$135				Refix cladding	
				\$2,063	\$0				
<b>EAST:</b>									
2ND FLOOR	X2	10	sq/m	\$350		Prep and apply membrane type paint to masonry surface			
2ND FLOOR		3	hrs	\$135				Refix cladding	
						Assemble & dismantle scaffolding structure in accordance with building code requirements		Total East	
	S5	55	sq/m	\$825					
	S6	55	sq/m	\$220		2 Weeks scaffolding hire		Total East	
1ST FLOOR		0						No damage	
GROUND FLR	X2	7.5	sq/m	\$263		Prep and apply membrane type paint to masonry surface			
GROUND FLR		2	hrs	\$90				Refix cladding	
				\$1,883	\$0				
<b>WEST:</b>									
2ND FLOOR	X2	18.75	sq/m	\$656		Prep and apply membrane type paint to masonry surface			

2ND FLOOR		4 hrs	\$180			Refix cladding
					Assemble & dismantle scaffolding structure in accordance with building code requirements	Total West
	S5	55 sq/m	\$825			
	S6	55 sq/m	\$220		2 Weeks scaffolding hire	Total West
1ST FLOOR	X2	6.25 sq/m	\$219		Prep and apply membrane type paint to masonry surface	
1ST FLOOR		1 hr	\$35			Refix cladding
GROUND FLR	X2	10 sq/m	\$350		Prep and apply membrane type paint to masonry surface	
GROUND FLR		2 hrs	\$90			Refix cladding
			\$2,575	\$0		
<b>SOUTH:</b>						
1ST FLOOR						No damage
GROUND FLR	X2	15 sq/m	\$525		Prep and apply membrane type paint to masonry surface	
GROUND FLR		3 hrs	\$135			Refix cladding
			\$660	\$0		
<b>Foundations</b>						
					No damage	
			\$0	\$0		
<b>Roof</b>						
					No damage	
			\$0	\$0		
<b>Chimney</b>						
			\$0	\$0		
<b>GROUND FLOOR</b>						
<b>Lounge L shape</b>						
Location:		8 hrs	\$360			Remove / reinstall door unit
Size:3.5x4.4x2.4		8 hrs	\$360			Remove / refit Titan board EAST side to allow access
		material	\$200			
	W1	37.92 sq/m	\$948		Wall - Rake & repair / Paint	

					\$1,868	✓	\$0	
<b>Kitchen incl dining</b>								
Location:	W1	43.68	sq/m		\$1,092			Wall - Rake & repair / Paint
Size:6.1x3.0x2.4								
					\$1,092	✓	\$0	
<b>Entry</b>								
Location:	W1	16.32	sq/m		\$408			Wall - Rake & repair / Paint
Size:2.2x1.2x2.4	C1	2.64	sq/m		\$66			Painted Ceiling - Rake & repair / Paint
								External Door removed from scope
					\$474	✓	\$0	
<b>Toilet</b>								
Location:	W1	12.48	sq/m		\$312			Wall - Rake & repair / Paint
Size:1.0x1.6x2.4		4	hrs		\$240			Plumber to reseal WC trap & repair leak
			material		\$100			
					\$312	✓	\$340	
<b>Internal Garage</b>								
Location:	G1	15	L/m		\$1,425			Epoxy resin horizontal concrete fractures
Size:5.6x5.5x2.4	G2	30.8	sq/m		\$1,078			Prep and apply membrane paint to masonry surface
	G2	5	sq/m		\$175			Prep and apply membrane paint to masonry surface
	C1	30.8	sq/m		\$770			Painted Ceiling - Rake & repair / Paint
	W1	53.28	sq/m		\$1,332			Wall - Rake & repair / Paint
					\$300			Electrical repair Auto Opener (no allowance for replacement)
		4	hrs		\$180			Adjust sectional door
					\$4,315	✓	\$945	
<b>Laundry</b>								
Location:								

Size:1.6x1.7x2.4	G1	2.5	L/m	\$238		Epoxy resin horizontal concrete fractures	
	C1	2.72	sq/m	\$68		Painted Ceiling - Rake & repair / Paint	
	W1	15.84	sq/m	\$396		Wall - Rake & repair / Paint	
				\$702	✓	\$0	
<b>Stairwell</b>							
Location:	J6	5	L/m	\$75		Joinery & Trim 150-300mm width. Preparation and finish with Enamel paint.	Gap fill & paint stringers
Size:5.5x1.0x2.4	C1	5.5	sq/m		\$138	Painted Ceiling - Rake & repair / Paint	All 3 floorstobe included
	W1	31.2	sq/m	\$780		Wall - Rake & repair / Paint	
	S2	2	wkly	\$320		2.0m height mobile scaffolding, weekly hire	
				\$1,175	✓	\$138	
<b>FIRST FLOOR</b>							
<b>Hallway Top of stairs</b>							
Location:	W1	13.92	sq/m	\$348		Wall - Rake & repair / Paint	
Size:0.9x2.0x2.4							
				\$348	✓	\$0	
<b>Bedroom North West</b>							
Location: NW	C1	18	sq/m	\$450		Painted Ceiling - Rake & repair / Paint	
Size:3.0x6.0x2.4	W1	43.2	sq/m	\$1,080		Wall - Rake & repair / Paint	
				\$1,530	✓	\$0	
<b>Bedroom North East</b>							
Location: NE	W1	33.6	sq/m	\$840		Wall - Rake & repair / Paint	
Size:4.4x2.6x2.4	C1	11.44	sq/m		\$286	Painted Ceiling - Rake & repair / Paint	

					\$840	✓	\$286	
<b>Stairwell</b>								
Location:	J6	5	L/m		\$75			Joinery & Trim 150-300mm width. Preparation and finish with Enamel paint. Gap fill & paint stringers
Size:5.5x1.0x4.0	W1	52	sq/m		\$1,300			Wall - Rake & repair / Paint
	C1	5.5	sq/m			\$138		Painted Ceiling - Rake & repair / Paint
					\$1,375	✓	\$138	
<b>SECOND FLOOR</b>								
<b>Bathroom</b>								
Location:	F5	6.8	sq/m			\$1,258		Lift existing tiles & Replace with new floor Tiles NOTE: Additional cost of \$70/m2 for waterproof membrane replacement
Size:2.0x3.4x2.2						\$240		Plumber remove to refit WC
	W1	23.76	sq/m		\$594			Wall - Rake & repair / Paint
	C1	6.8	sq/m		\$170			Painted Ceiling - Rake & repair / Paint
					\$764	✓	\$1,498	
<b>Hallway Top of stairs</b>								
Location:	W1	14.88	sq/m		\$372			Wall - Rake & repair / Paint
Size:1.0x2.1x2.4	C1	2.1	sq/m			\$53		Painted Ceiling - Rake & repair / Paint
	S3	2	wkly			\$450		3.0m height mobile scaffolding, weekly hire
					\$372	✓	\$503	
<b>Bedroom</b>								
Location:	W1	38.28	sq/m		\$957			Wall - Rake & repair / Paint
Size:3.0x5.7x2.2	J2	3	sq/m		\$180			Ease & adjust joinery / Repair and prep joinery or trim / Enamel paint finish Ease & repaint door / varnish

				\$1,137	\$0	
<b>Other</b>						
Location:						
Size:						
				\$0	\$0	
<b>Stairwell</b>						
Location:						
Size:						
				\$0	\$0	
<b>Toilet 1</b>						
Location:						
Size:						
				\$0	\$0	
<b>Toilet 2</b>						
Location:						
Size:						
				\$0	\$0	
<b>Prep / Clean</b>						
		Labour	\$840			8 hrs prep 16 hrs clean
		Material	\$296			30sq/m Ram board hard floor protector, 125sq/m Sellotape carpet cover plastic
			\$1,136	✓	\$0	
<b>Outbuildings</b>						
				\$0	\$0	
<b>Services</b>						
<b>Engineer</b>						

Removals		6 hrs	\$270		CH to move furniture to suit. Owner may stay or move out.
			#####	\$3,847	Sub Totals
			\$1,867	\$288	Plus 7.5% margin
			#####	\$4,135	Totals

\$28,736.5

\$30,891.7

#####	Combined Totals plus GST
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# WORKS ORDER



TO: Character Homes
PO Box 5415
Papanui, Christchurch
Acc no EQRC0101

ORDER NUMBER

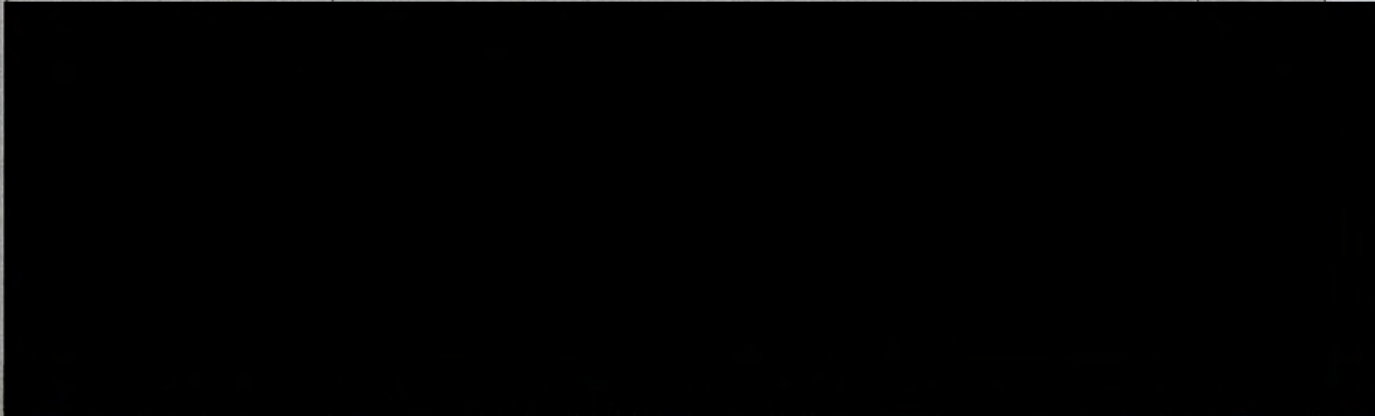
**EQW 03760**

Please quote on all invoices, correspondences etc

Authorised by: Bfadden

Date :

DATE OF ISSUE	PROJECT SUPERVISOR	TELEPHONE NUMBER	HUB NUMBER	HUB CODE
10-01-12	Dave Baker		E 009	Hub 6
EQC CLAIM NUMBER	DESCRIPTION OF WORKS TO BE UNDERTAKEN - THE SCOPE OF WORKS SHALL NOT BE INCREASED OR VARIED IN ANY MATERIAL MANNER WITHOUT FLETCHER CONSTRUCTION'S PRIOR CONSENT			EST. TIME (WKS)



2011 106758	66 STRICKLAND STREET, 11-04-12, \$30,894.00 + gst		

PRICING (excl GST)			
AGREED FIXED PRICE	\$	or refer attachment	
SCHEDULE OF RATES	refer attachment		
HOURLY RATES			
TRADE QUALIFIED	(i.e. carpenter)	\$	p/h
EXPERIENCED	(not trade qualified)	\$	p/h
LABOURER	\$	p/h	
APPRENTICE	\$	p/h	

On behalf of Fletcher Construction as agent for Earthquake Commission

Please send all invoices and correspondence to: The Fletcher Construction Company Limited as agent for Earthquake Commission  
11 Deans Avenue, PO Box 80105, Riccarton, CHRISTCHURCH 8440. Telephone +64 3 341 9900, Facsimile +64 3 343 4167

**FLETCHERS WORKS ORDER SUPPLEMENTARY CONTRACT INFORMATION**

Your sub contract Order, Ref EQW 03760 for the property located at 66 Strickland Street, Sydenham, Christchurch, is deemed to include all works referenced within the EQC Scope Assessment(s) (Ref dated 9 Nov 2011), Your Sub Contract Quotation dated 9 Feb 2012 and any additional information or documents noted in the additional information column below.

All works carried out by yourselves or any designated sub-contractor you might employ shall comply with all current Building, Statutory and Local Authority regulatory requirements, current codes of practice and good standards of workmanship.

While it is not your responsibility for the obtaining of relevant building consents, It is your responsibility to ensure that any required Consents are in place (either with Fletchers or the relevant appointed Consultant) prior to commencing work.

The Contract price stated within the Works order is deemed to be a fully inclusive, lump sum price to undertake the works as detailed within the EQC Scope assessment. No addition to the contract price will be entertained unless additional works are identified during the construction works.

Any works deemed additional to the original order need to be backed up with a variation order, issued only by the EQC Department of the Middleton team. This Variation needs to be referenced when invoicing for works. Any variation issued by any other person will **not** be deemed valid and will subsequently be refused for any application for payment.

This Document is to be used as an addition to the Standard Short Form Agreement **not** as a replacement. Any contradiction found between the 2 documents, the Standard Short Form Agreement will take precedence.

**Clearing**

The Contractor is responsible for keeping plots that they are working on clean throughout their works. Clearing up, removing waste materials resulting from executing their trade process, and removing surplus materials to the next area as building proceeds, is the contractors' responsibility.

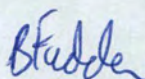
**Additional Information**

*(These items are deemed to be considered part of the Works order and are included/excluded as necessary from the order)*

*Scope Change Summary 25 Jan 2012*

*TTOK*

Signed:



Name: Barry Fadden

Wednesday, 11 April 2012

## Variations to WO repairs



Claims No:	2011/106758	Customer:	RUTH BUDERS
Address	66 STRICKLAND ST.	Contractor:	CHARACTER HOMES
Date:	14/5/12	Supervisor:	DAVID BRAKOR

Price Breakdown				
Item	Variation on full scope	Qty	Rate	Amount
	TO SUPPLY + INSTALL HARDIES T/S UNDERLAY	6.8MT		421.60
		MARGIN	7.5%	31.62
Total variation excluding GST				453.22

The following variations to substantive repairs must be agreed by EQC before work is undertaken.

Signature of Contractor

Signature of Supervisor:

Signature of EQC:

Print name EQC:

Date: 14/5/12

Schedule **E4**      **Defects Liability Certificate**

---

Contract:            ~ Fletchers EQR  
Claim Number:     ~ CLM/2011/106758  
Location:            ~ 66 Strickland Street

**End of Defects Liability period**

The Principal is required to issue a Defects Liability Certificate. The NBC SW Standard Conditions rule 13.1 states that:

The Principal must certify to the Contractor when in relation to the Contract Works or a Separate Section of them:

- (a) the Defects Liability Period has ended; and
- (b) the Contractor has completed all minor omissions and corrected all minor defects referred to in rule 12.1; and
- (c) the Contractor has completed agreed deferred work.



**This Certificate**

This is to certify that in accordance with rule 13.1, the above named Contract Works the Defects Liability Period has ended, all deferred work has been completed and all defects have been corrected

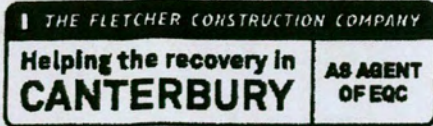
The issuing of this certificate does not affect the Contractor's liability to fulfil any obligation in the Contract which remains unperformed or not properly performed.

The Principal has used all reasonable care and skill in the preparation of this Certificate

The certificate cannot be relied on for any other purpose.

Signed by/date: \_\_\_\_\_  \_\_\_\_\_  /11/12  
(Date signed)

*Note: For the purposes of this contract the Principal is represented by the Hub Supervisor.*



**Project Sign – Off Form:**

Claim Number: 2011/106758

Home Owner: RUTH BEERE DIANNE PATUWAI

Street Address: 66 STRICKLAND ST.

Contractor: CHARACTER HOMES.

**Completion Certificate:**

This is to advise that the earthquake repair work performed under this contract has been reviewed and it has been agreed that works has been completed to their satisfaction as per EQC Scope and EQC Variations.

The Homeowner/Occupant acknowledges that they will notify the Supervisor prior to the expiration of three months from the date of this Certificate of any defects arising from the repair work which requires remedying and will permit the Contractor to perform such repairs.

➤ Owner/Agent Signature:

Ruth Beere                      Beere                      17/7/2012

\_\_\_\_\_ X \_\_\_\_\_  
Print Name                      Signature                      Date

➤ Fletchers Construction Company LTD Signature:

DAVE BAKER                      X [Signature]                      17/7/12

\_\_\_\_\_ X \_\_\_\_\_  
Print Name                      Signature                      Date

➤ Contractor Signature:

Cam Leuthwaite                      X [Signature]                      17/7/12

\_\_\_\_\_ X \_\_\_\_\_  
Print Name                      Signature                      Date

### Contractor's Producer Statement for Construction PS3

Contract: ~ 2011 / 106758  
Location: ~ 66 Strickland St

**Issued by**

Contractor: ~ CHARACTER HOMES LTD  
LBP Licence No ~ RMBF 6508

**Preamble**

The Contractor is required to complete this Producer Statement for Construction PS3 within 5 days of the completion of the Contract Works and issue it to the Hub Supervisor.

This Producer Statement will be relied upon to confirm that the Building Works has, to the best of the Contractors knowledge, been performed in compliance with the NZ Building Code.

**Statement** I ...CHARACTER HOMES LTD..... (name of LBP) undertook or supervised the following building work and confirm that I am satisfied on reasonable grounds where a building consent is applicable, in compliance with the Building Consent.

**Description of the work covered by this statement:**

Claim Number: .... 2011 / 106758

WORK COMPLETED AS PER THE CHARACTER HOMES SCOPE OF WORKS AND VARIATIONS AS AGREED WITH FLETCHERS EQR AND EQC.

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Signed by/date: LAEL SCHWARTFEGER

24 JULY 2012

(Date signed)

**Subcontract Payment Certificate Items**

Project **Hub 6 Middleton Contract Works**  
Subcontractor **Character Homes Limited**  
Agreement **Character Homes Limited (S061) - Hub 6 Middleton (E009)**

Printed By: EQR\BarryF

Certified Date **26-Jul-2012**  
Certificate Number **13**

**Subcontract Works Paid on this Certificate**

EQC Claim No	Address	Item Value	This Cert	Previous Cert	Cert To Date	Claim To Date	UnCertified	Comments
CLM/2011/106758	66 STRICKLAND STREET, SYDENHAM	31,347.22	31,347.22	0.00	31,347.22	31,347.22	0.00	00116645

Subcontract Works Paid on this Certificate Total

Released under the Official Information Act 1982  
**EQR Property Overview Report**

Company Fletcher EQR (division of FCC) as agent for EQC

Printed Date: 26-04-2018

EQC Property ID	Property Address	Vulnerable?	Property F Status	Property Finalisation Indicator		
<b>2010162209</b>	<b>66 STRICKLAND STREET, SYDENHAM</b>		<b>F3 - Complete &amp; Finalised</b>	<b>Some Finalisation has taken place</b>		
Main Contractor:	CLOSED OUT-Character Homes Limited ***** (S061)		Property F2'd By:	Lorcan Grogan	F2 Completed Date:	21-04-2015
Cont Managing Hub:	<UNALLOCATED>	Not Vulnerable	Property F3'd By:	System Generated Finalisation	F3 Completed Date:	07-05-2015

**Adjustments**

EQC Claim Number + Address	Project	Status	Unmapped Adjmt Lines	Original Budget			Budget Variation			Gross Claimed	Gross Certified
				Total OB	Allocated	Unallocated	Total BV	Allocated	Unallocated		
CLM/2011/106758 66 STRICKLAND STREET	E009	F3	0	30,894.00	30,894.00	0.00	543.22	543.22	0.00	31,437.22	31,437.22
CLM/2012/021990 66 STRICKLAND STREET	No Adjustments for this Claim			0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
<b>Property Total</b>			<b>0</b>	<b>30,894.00</b>	<b>30,894.00</b>	<b>0.00</b>	<b>543.22</b>	<b>543.22</b>	<b>0.00</b>	<b>31,437.22</b>	<b>31,437.22</b>

**Assignments**

EQC Claim Number + Address	CC + Hub Status	Assignment	Subcontractor Hub Comments	Workflow Status	Contractor Quote	Adjustment Line Count	Gross Claimed	Gross Certified
CLM/2011/106758	66 STRICKLAND STREET	Emergency Works - Primary	CLOSED OUT-A & A Coombs Builders Limited ***** (S071)	COMPLETIONS	90.00	1	90.00	90.00
		Allocated To Hub -> Claim File Review Complete	Adjust door so it closes properly and locks					
CLM/2011/106758	66 STRICKLAND STREET	Substantive Works - Primary	CLOSED OUT-Character Homes Limited ***** (S061)	COMPLETIONS	31,347.22	5	31,347.22	31,347.22
		Transmitted To Hub -> Claim File Review Complete	Awaiting sign off date. Variation included in final total.					
CLM/2012/021990	66 STRICKLAND STREET	Clean Heat Works - Install	<UNASSIGNED>	NOT REQUIRED	0.00	0	0.00	0.00
		Allocated To Hub -> Not Required - No Heat Required	The oil heater that was the only source of heating was damaged in the 23/12/2012 event and Ruth would like a heat pump installed if possible.					
<b>Property Total</b>					<b>31,437.22</b>	<b>6</b>	<b>31,437.22</b>	<b>31,437.22</b>

No Works Orders on this Property



Released under the Official Information Act 1982  
**EQR Property Overview Report**

Company Fletcher EQR (division of FCC) as agent for EQC

Printed Date: 26-04-2018

EQC Property ID	Property Address	Vulnerable?	Property F Status	Property Finalisation Indicator		
<b>2010162209</b>	<b>66 STRICKLAND STREET, SYDENHAM</b>		<b>F3 - Complete &amp; Finalised</b>	<b>Some Finalisation has taken place</b>		
Main Contractor:	CLOSED OUT-Character Homes Limited ***** (S061)		Property F2'd By:	Lorcan Grogan	F2 Completed Date:	21-04-2015
Cont Managing Hub:	<UNALLOCATED>	Not Vulnerable	Property F3'd By:	System Generated Finalisation	F3 Completed Date:	07-05-2015

**Claims / Certs / Payables**

<b>S071 CLOSED OUT-A &amp; A Coombs Builders Limited *****</b>									
EQC Claim Num	Line Type	Approval Type	Claim No	Claimed By	Remaining	Claim Date	This Claim		
CLM/2011/106758	E2Emg BV	Emergency Under 2k (Delegated)	9	EQR\LeeroyC	\$0.00	20-May-2011	\$90.00		
EQC Claim Num	Line Type	Approval Type	Cert No	Certified By	Remaining	Certified Date	This Cert	Cert Line Notes	
CLM/2011/106758	E2Emg BV	Emergency Under 2k (Delegated)	9	EQR\LeeroyC	\$0.00	20-May-2011	\$90.00		
<b>S071</b>	<b>CLOSED OUT-A &amp; A Coombs Builders Limited ***** Total</b>					<b>Claims</b>	<b>\$90.00 Certs</b>	<b>\$90.00 Payables</b>	<b>\$0.00</b>

<b>S061 CLOSED OUT-Character Homes Limited *****</b>									
EQC Claim Num	Line Type	Approval Type	Claim No	Claimed By	Remaining	Claim Date	This Claim		
CLM/2011/106758	Subst OB	Substantive Works	13	EQR\BarryF	\$0.00	26-Jul-2012	\$30,894.00		
CLM/2011/106758	Subst BV	Variation	13	EQR\BarryF	\$0.00	26-Jul-2012	\$453.22		
EQC Claim Num	Line Type	Approval Type	Cert No	Certified By	Remaining	Certified Date	This Cert	Cert Line Notes	
CLM/2011/106758	Subst OB	Substantive Works	13	EQR\BarryF	\$0.00	26-Jul-2012	\$30,894.00	00116645	
CLM/2011/106758	Subst BV	Variation	13	EQR\BarryF	\$0.00	26-Jul-2012	\$453.22	00116645	
<b>S061</b>	<b>CLOSED OUT-Character Homes Limited ***** Total</b>					<b>Claims</b>	<b>\$31,347.22 Certs</b>	<b>\$31,347.22 Payables</b>	<b>\$0.00</b>

<b>Property Total</b>					<b>Claims</b>	<b>\$31,437.22 Certs</b>	<b>\$31,437.22 Payables</b>	<b>\$0.00</b>
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No Open Complaints / Remedial Issues on this Property

**Finalisation Documents**

EQC Claim Number	Document Type	Hub Zone	File Last Modified Date
CLM/2011/106758	Defects Liability Certificate	Middleton Hub	15/06/2013
CLM/2011/106758	Construction Completion Inspection	Middleton Hub	15/06/2013

<b>Property Total</b>			<b>Finalisation Documents Present:</b>	<b>2</b>
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Released under the Official Information Act 1982  
**EQR Property Overview Report**

Company Fletcher EQR (division of FCC) as agent for EQC

Printed Date: 26-04-2018

EQC Property ID	Property Address	Vulnerable?	Property F Status	Property Finalisation Indicator	
<b>2010162209</b>	<b>66 STRICKLAND STREET, SYDENHAM</b>		<b>F3 - Complete &amp; Finalised</b>	<b>Some Finalisation has taken place</b>	
Main Contractor:	CLOSED OUT-Character Homes Limited ***** (S061)		Property F2'd By:	Lorcan Grogan	F2 Completed Date: 21-04-2015
Cont Managing Hub:	<UNALLOCATED>	Not Vulnerable	Property F3'd By:	System Generated Finalisation	F3 Completed Date: 07-05-2015

No Technical Services Referrals on this Property

**Asbestos Test Information**

EQC Claim Number	Claim Address	Asbestos Test Required?	Asbestos Test Result
CLM/2011/106758	66 STRICKLAND STREET	<NOT SPECIFIED>	<NOT SPECIFIED>
CLM/2012/021990	66 STRICKLAND STREET	<NOT SPECIFIED>	<NOT SPECIFIED>

Property Total Number of Claims: 2

**Contractors**

Contractor	Accreditation Status	Accreditation Number	Classification	Type of Work on the Property
S061 CLOSED OUT-Character Homes Limited *****	No longer wishes to work	EQRC0101	Main Contractor	Substantive Works
S071 CLOSED OUT-A & A Coombs Builders Limited *****	Accredited	EQRC0564	Main Contractor	Emergency Works

Property Total Number of Contractors: 2