

New unit 3

Title Describe the processes of consenting and inspecting medium and large buildings

Level: 4 Credits: 10

Special notes

- 1 Assessment against this unit standard should be for examples of a building equal to scenario 1 and one other. If the application forms and checklists are identical they do not need to be completed for each scenario.
- 2 All assessments must comply with the following legislation:
Building Act 2004;
Building Regulations 2004;
New Zealand Building code and Approved Documents and any subsequent amendments.
3. Definition
The Building Code includes referenced standards and supporting documents included in the New Zealand Building Code Handbook *technical documents* include but are not limited to - producer statements, technical reports, peer reviews, QA programmes construction records. All other definitions can be referenced in the New Zealand Building Code Handbook (see below for link)
- 4 Reference documents:
New Zealand Building code and any subsequent amendments. <http://www.dbh.govt.nz/building-code-compliance-documents>
New Zealand Building Code Handbook. <http://www.dbh.govt.nz/UserFiles/File/Publications/Building/Compliance-documents/handbook.pdf>
Building officials' guide to the Building Act <http://www.dbh.govt.nz/UserFiles/Image/Publications/publications-covers/building/building-officials-guide.pdf>
New Zealand Standard <http://www.standards.co.nz/default.htm>
NZS 3604:1999 Timber Framed Buildings
NZS 4229:1999; Concrete masonry buildings not requiring specific engineering design
NZS 3109:1997 Concrete construction
- 5 Knowledge is required of methods relating to small buildings.

Element 1		
Demonstrate knowledge of the process of approving medium and large building Project Information Memorandum (PIM) and consents.		
Performance Criteria	Candidate	Assessor
1.1 Documents required for submitting a building consent and PIM are identified in terms of the requirements of the Building Act 2004, Building Regulations, Building Code and Resource Management Act.	<p>Identify the documentation required when submitting a Project Information Memorandum (PIM) application.</p> <p>Identify the documentation required when submitting a building consent application.</p> <p>Complete an application form and checklist for building scenario 1 and one other.</p> <p>If the application forms and checklists are identical they do not need to be completed for each scenario</p>	<p>For each application PIM & Building Consent correctly identify:</p> <ul style="list-style-type: none"> • Application Form • Plans, Specifications and supporting documents appropriate to the example • May include a Resource Consent • Checklists in accordance with QMS • Fee payment <p>Completes application and checklists.</p> <p>Documentation requirements must meet the QMS requirements of the approving BCA. This could be the candidate's organisation or selected BCA.</p>
1.2 Process for approval is described in terms of tasks required to be completed consistent with the DBH guide on applying for a building consent, including PIM.	<p>Identify and describe the approval process for:</p> <ol style="list-style-type: none"> 1. PIM application 2. building consent application <p>The answer should be consistent with the DBH guide on applying for a building consent, including PIM.</p>	<p>The description Identifies the approval process for:</p> <ol style="list-style-type: none"> 1. PIM application 2. building consent application <p>The answer should be consistent with the DBH guide on applying for a building consent, including PIM.</p>
1.3 Process for approval and documentation relating to PIM and building consent is described in accordance with QMS.	<p>Identify and describe the process and documentation for approving:</p> <ol style="list-style-type: none"> 1. A PIM 2. A building consent <p>The answer should be consistent with the BCA QMS.</p>	<p>The description Identifies the process and documentation for approving:</p> <ol style="list-style-type: none"> 1. A PIM 2. A building consent <p>The answer should be consistent with the BCA QMS.</p>
1.4 Process for approval of individuals to issue technical documents is described in accordance with QMS.	<p>Describe the process for approval of individuals to issue technical documents in accordance with QMS.</p>	<p>The description of the process for approval of individuals to issue technical documents is in accordance with QMS.</p>

Element 2		
Demonstrate knowledge of the process of completing medium and large building consent inspections.		
Performance Criteria	Candidate	Assessor
<p>2.1 The documents required for completing a building inspections are identified in terms of the requirements of the BCA QMS.</p>	<p>Identify the documentation required when completing building inspections:</p> <p>Documentation requirements must meet the QMS requirements of the approving BCA.</p>	<p>Identify and describe the documentation required for each scenario.</p> <p>For each inspection correctly identify:</p> <ul style="list-style-type: none"> • Inspection checklist/s in accordance with QMS • Approved - Plans, Specifications and supporting documents appropriate to the example • Building Consent & PIM conditions <p>Documentation requirements must meet the QMS requirements of the approving BCA. This could be the candidate's organisation or selected BCA.</p>
<p>2.2 The process for carrying out a small building inspection against acceptable solutions is described in terms of tasks required to be completed according to the requirements of the BCA QMS.</p>	<p>Identify the tasks required to complete a building inspection:</p> <p>Process requirements must meet the QMS requirements of the approving BCA.</p>	<p>Identify and describe the sequence of tasks and events for the inspection process for each scenario.</p> <p>For each inspection correctly identify:</p> <ul style="list-style-type: none"> • Inspection checklist/s in accordance with QMS • Approved - Plans, Specifications and supporting documents appropriate to the example • Building Consent & PIM conditions <p>Process requirements must meet the QMS requirements of the approving BCA. This could be the candidate's organisation or selected BCA.</p>
<p>2.3 Process for documenting building inspections is described in accordance with the Building Act and BCA QMS.</p> <p>Range: Approval, rejection, remedy.</p>	<p>Identify and describe the inspection process and documentation relating to approval, rejection and remedy.</p> <p>The answer should be consistent with the Building Act and BCA QMS.</p>	<p>The description Identifies the process and documentation relating to approval, rejection and remedy.</p> <p>The answer should be consistent with the Building Act and BCA QMS.</p>