

straight up

THE MAGAZINE OF THE BUILDING OFFICIALS' INSTITUTE OF NEW ZEALAND

APRIL 2011



Operation Suburb – a personal perspective

pages 7 – 10





Pacific Coilcoaters New BOINZ CPD Provider

Pacific Coilcoaters, manufacturer and marketer of the ColorCote® range of pre-painted roofing and cladding systems, is now an approved BOINZ CPD provider.

Rob Armstrong, Architectural Manager for PCC has developed an interesting and entertaining presentation which encourages audience participation.

The hour long event attracts 0.5 BOINZ CPD points and covers:

A short history of Pacific CoilCoaters and its position in the New Zealand market, the ColorCote® product range: and

AS/NZS 2728:2007 and the use of ColorCote® products within the code.

The majority of the presentation covers common faults and design issues.

A certificate of attendance will be issued to all attendees for their record of learning.

Rob Armstrong's background in the construction industry includes a number of years as a builder and nearly a decade in both metal and membrane roofing.

Rob is available to do his presentation at a time convenient to BOINZ members - during or after normal work hours.

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www.colorcote.co.nz

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Thoughts from the CEO

Moving forward...

I have been using these words quite a bit lately as the Board and management lay the foundations for an invigorated Institute.

Our future is definitely exciting, if not a little bumpy. Building Control Officials have a fine reputation and can continue to look forward to a future which is stimulating and challenging. It is certainly not a future to be pessimistic about, but one to be embraced as we move towards changes in the areas of risk assessment, qualification requirements and the regulatory operating environment.

We will need to master new requirements and be prepared for building consent escalations over the next year or so.

The tragedy that was the Christchurch Earthquake has now added to the

issues of weather tightness and home shortages, and it has also further questioned some of our design technology and building practices.

Your Institute has been working hard to position and make available qualifications for you all to meet the challenge. We have already set the ball moving with regard to new CPD courses and we are confident that with member support we can progress the Diplomas in Building Control Surveying.

There is an old adage that says "Those who fail to plan, plan to fail", so in this edition of Straight Up you will see an article from the BETA Group and JITO CEO Deb Paul on the current state of the construction industry. It very clearly spells out the future demands that will be placed on our sector.



We are your professional body and as such dedicated to securing your career future; please ensure you shore up your own future by supporting your Institute

Nick Hill
Chief Executive

Overseas Conferences

The Hong Kong Institute of Surveyors

25th Anniversary Building Surveyors Conference

Theme: Building Health, Safety and Environment

Date: Saturday 22 October 2011

Time: 09:00 to 17:00 Day Conference and Conference Dinner from 19:00 to 22:00

Australian Institute of Building Surveyors

AIBS celebrate 50 Golden Years in 2012.

The AIBS 2012 International Conference is a don't miss opportunity to update your knowledge of Building Surveying on a local, national and global level, celebrate with your peers from around the country and the world and network with contacts from the Building Surveying and related industries.

The conference is being held at the stylish Crown Promenade Hotel in Melbourne, Victoria (the birthplace of the AIBS) from Sunday 21 October to Wednesday 24 October 2012.

Mark your diary and begin making travel plans now to come join us in Melbourne in 2012. Bring your partners and turn the week into a great getaway in cosmopolitan Melbourne. Don't forget your essential hat for the spring racing carnival season.

To find out more visit - <http://www.aibs.com.au/>

HALL OF FAME - 2011 EXCELLENCE AWARDS WINNERS

Standards New Zealand Contribution to Technical and Legislative Improvements Award

This award is given to the individual who has excelled in contributing to advancing the technical and/or legislative understanding of members.

About the Winner

Our winner for this award represented the Institute on the Technical Committee assembled by Standards New Zealand to conduct a limited technical review of NZS 3604:1999 Timber-framed buildings.

The project commenced in February 2009 and the revised version of NZS 3604 was published in February 2011. His objective was to make the Standard more user friendly and to reflect changes in building practices over the last 10 years.

He was an active and effective participant throughout the project providing the Technical Committee with clear guidance on issues faced by building consent, and territorial authorities in respect to implementing NZS 3604 into their daily activities. Having given these issues due consideration, the committee was able to make well reasoned decisions on any technical

Congratulations to Colin Clench of Hutt city Council



Left: Phil Saunders (President of the Institute), **Centre:** Colin Clench of Hutt City Council (Award winner), **Right:** Debbie Chin (CEO, Standards New Zealand)

changes that were proposed.

He was committed to presenting the views of the Institute's members on NZS 3604 (as opposed to his employers), by canvassing views from the membership, and forming agreed positions to present back to the NZS 3604 committee. This supported Standards New Zealand's goals of managing an efficient and rapid Standards development process with

a broad and deep level of stakeholder support.

In addition to working on the technical committee he also participated in working groups assembled for the purpose of debating content specific issues that were later put to the technical committee for deciding on.

He has contributed at all levels during meetings and is held in high esteem by other members of the technical committee.

MiTek NZ

Training Commitment Award

The individual or organisation that has committed to significantly improving the position of training in their field.

About the Winner

This individual has an impeccable academic pedigree with both Bachelors Degree in Architecture and Master of Business Administration. He is also a Fellow of the Institute of Architects.

With a strong passion for the building sector he has been involved in training strategy for a number of organisations including BRANZ and our own Institute over many years.

He is selfless and often gives his time freely in the interests of supporting Institute members in the pursuit of training excellence.

Over the years the industry has been the recipient of his great depth of knowledge and masterful communication skills. Logic is always to the fore when the going gets tough. He is a master at ensuring core principles are behind every outcome. Over recent years this individual has been heavily involved in the design and

Congratulations to Tony Conder of Conder Consulting Architect



Left: Phil Saunders (President of the Institute), **Centre:** Steve Coll (South Island Manager, MiTek NZ), **Right:** Tony Conder of Conder Consulting Architect (Award winner)

development of significant courses for our members namely:-

- E2 -Weathertightness
- C/AS1-Fire Documents

More recently he has contributed to the strategy behind the Institutes commitment to the development the Diplomas in Building Control Surveying and which

has also involved the meticulous analysis of theory course needs against each unit standard.

Much of this has been gratis –such is his dedication to the Institute, its members and the quest to ensure a high level of training underpins our membership and delivers value to our profession.

Rockcote Systems

Emerging Leader Award

Each Branch is to nominate an individual who has shown exceptional leadership skills at a local and / or national level, whose actions have grown the value of BOINZ amongst members.

About the Winner

Leadership in any organisation is important. Every tentacle of an organisation needs a leader and the Institutes branch network is no different. It rises and falls on the calibre of its local chairpersons.

The winner of this award has been instrumental in reviving the activities of his local network and creating a platform of enthusiasm and interests that have ensured lifting attendances to meetings on a local level.

By his own admission he just “gets in and does it”. He has a passion for the Institute and believes “those who partake share in the spoils”

Congratulations to Phil Roberts of Tasman District Council



Left: Phil Saunders (President of the Institute), **Centre:** Phil Roberts of Tasman District Council (Award winner), **Right:** Mike Olds (General Manager of Rockcote Systems)

His leadership style could be described as relaxed and light-hearted, but there is determined focus and commitment to the end goal.

He is very proud of his role as the branch chairman of one of our smaller branches,

and is determined his members will be on the receiving end of the best information and support that can be delivered.

You will have heard his dulcet tones in the role as one of our MC’s at this conference.

Kop-Coat NZ

Contribution to BOINZ Award

The individual or organisation who have made a significant impact to the advancement of BOINZ in the market place.

About the Winner

This year’s winner has shown a dedication to the Institute which spans 18 years, with a personal drive to help better the Institute; culminating in a term as Board Vice President from 2000 – 2003 and then as Board President from 2003 – 2006.

A mainstay, he has often lead and instigated the modernisation of the Institute. He had the vision to create a centralised National Office and for those of you who know him, he is never afraid to ask the tough questions, most particularly in very recent times.

He has been a driver in forging a closer association with our Australian sister organisation “AIBS”.

He is also passionate about driving professionalism amongst his peers, most recently as the chair of the Institutes Conference and Senior BCO Technical Committee. With his colleagues on this group, the result is the very fine programme we are experiencing during

Congratulations to Richard Toner of Wellington City Council



Left: Phil Saunders (President of the Institute), **Centre:** Richard Toner of Wellington City Council (Award winner), **Right:** Cameron Scott (General Manager of Kop-Coat NZ)

this conference in Auckland.

A member of the Metro Strategic Building Control Group and a regular contributor to legislative input, you would have most recently seen him in Christchurch assisting in the management and co-ordination of the Building Evaluation teams following the September and February earthquakes. His proximity to the Institute’s National Office in Wellington, ensures he can always

“pop” over for a quick chat, check out what’s going on and contribute to the knowledge of the team.

He is on record as saying his professional life has two important focuses, firstly his job and secondly the Institute.

It probably therefore comes as no surprise that the winner of this award has a few peccadillo’s from his dedication to the Building Control sector —Golf and Curry.

Congratulations to the Auckland Branch

Winstone Wallboards

Branch of the Year Award

The Branch award is considered by the BOINZ Board each year based on participation, innovation, member value at a local level.

About the Winning Branch

This branch has a very dedicated team of people in the driving seat. It operates in a widely diverse geography and an infrastructure that can often be frustrating to negotiate.

In theory attendances at branch meetings should struggle, but the reality is the opposite. With member numbers often well over the hundred mark, this branch has a meeting formula that ensures those attending value the knowledge and skills delivered by a very wide range of speakers across a diverse spectrum of building control interests.

As you can imagine there are not too many venues that will satisfy the demands of a large crowd for 3 to 4 hours at reasonable cost and the need to find sponsors to fund the venues is a significant task in its own right. This branch has just the man and when the times are tough he is known to have dipped into his own pocket to pay for the venue—at no inconsiderable cost either.

Leading the branch are two very capable individuals in the roles of Chairperson and Secretary. Both have unquestioned passion for the Institute and their branch. They are in regular contact with the branches many stakeholders and create agenda's that deliver to their member's needs and thirsts!!



Left: Phil Saunders (President of the Institute), **Centre:** Grant Brown of Congra and Paul Vernon of Auckland Council (Award winner representatives), **Right:** Kevin Sceats (Senior Technical Advisor for GIB, Winstone Wallboards)



Gala Dinner attendees from Auckland Branch



Another successful Building Officials Institute of NZ Conference and Expo enjoyed by all who attended.

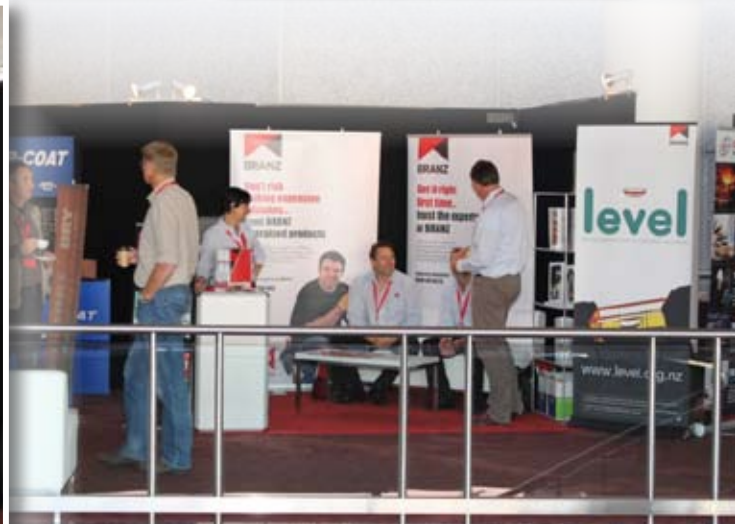
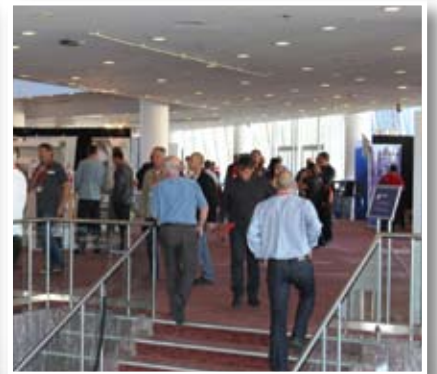




Gala Dinner Photos

To purchase photos of the Gala Dinner please visit: <http://idetteb.wordpress.com/>





The Institute's Education Strategy

Qualifications

Qualifications for Building Control Industry exist in the form of Unit Standards that were developed and placed on the NZQA Qualifications framework and are available to any education provider registered with the NZQA. These unit standards provide for two Diplomas; the Diploma of Building Control Surveying, Small Buildings and the Diploma of Building Control Surveying, Large Buildings. To date there has been little interest in developing the coursework necessary to offer the qualifications to the industry. The deterrents against the development of the courses include:

- The limited size of the market
- Course development costs
- The need for Universities, Polytechs and Private Training Enterprises to be commercially viable

Stakeholder Support

Support for the delivery of the qualifications comes from:

- The Institute and its management recognize the importance of its members to be professionally qualified and obtain the recognition for its pivotal role in the supply of a safe and durable built environment. A qualification of this nature will provide a consistent platform for the advancement of Building Controls at all levels, individually at Local government and Central government.
- The Department of Building and Housing fully supports Regulation 18 requiring that Building Control Officers become qualified and fully professional due to their pivotal role in the construction industry.
- Local Government recognizes that a qualified and fully professional Building Controls sector implementing their regulatory duties is paramount to reducing their exposure to liability.
- New Zealand Society of Local Government Managers (SOLGM) provides positive support to the Assessment for Prior Learning (APL) programme and is keen to see the Building Controls sector become fully qualified with a clear career pathway in the Building Controls Industry.
- Local Government Industry Training Organization (LGITO) was a major player in the setting up of the Unit Standards and continues to support the APL process.
- Otago Polytechnic ran the pilot APL programme and is committed to the continuation of this process and has undertaken to provide practical support for the BOINZ education strategy.

The Institutes Options

Your Institute is not primarily an education provider and could quite easily decide to do nothing. However, this is not really an option if the Institute is to support its members in an

area where the need is greatest. To do nothing is therefore not really an option – it is the Building Officials Institute's duty to support and facilitate education to lift the professionalism, recognition and status of all members.

The strategy

The Institute has therefore put the following education strategy in place:

1. The Institute will facilitate the APL process for its members by developing and providing theory based courses that match the Unit Standards. Further it will actively encourage Building Controls managers to assist members in gaining the parallel practical experience component of the unit standards.
2. The Institute will support the practical component of the Unit Standards by the appointment of assessors, trained and approved by the Otago Polytech throughout the country making it easier and cheaper for students to access APL. It is hoped that members will be able to apply for APL in individual units, rather than waiting to complete the full Diplomas.
3. The institute will rally leadership in DBH, TA's and BCA's to provide the support and encouragement of this process and recognize the advancement of their staff in gaining qualifications.

We believe that this strategy will add value to and recognition of individual Building Control Officers and the Building Controls industry as a whole. The provision of a consistent education pathway will also bring consistency and portability within the profession.

There are restrictions in implementing the strategy. The most restrictive of these is the fact that the Industry must fund this initiative itself. However the Institute is ideally placed to undertake the development of the necessary coursework and supporting collateral because of the industry expertise contained within it and its widespread stakeholder relationships.

Parallel work will also be undertaken to further foster understanding and support of this strategy, its importance to the industry and the necessity for the Institute to undertake this work amongst:

- CEO's and some management of Territorial Authorities
- Department of Building and Housing
- Associated Minister(s).

A programme of development work, including the revision and updating of existing courses, over the next three years to provide and deliver to the industry the course work required to complete the theoretical component of all Unit Standards (a total of 26 Units) is underway. We look forward to you reaping the rewards and satisfaction that will flow from this initiative.

Tony Conder
National Training Advisor

Upcoming changes to employment and holidays laws

As you may have heard, a number of changes to New Zealand's employment and holidays laws have just come into force from 1 April 2011. These changes

will give employers further rights around important issues such as trial periods and dismissals, and will give employees further options around annual leave and public holidays. The main changes include:

- i. Extending the trial period provisions to all employers, so that new employees given notice of dismissal within the trial period cannot raise a personal grievance for unjustified dismissal.
- ii. Setting out some minimum process requirements for disciplinary action.
- iii. Giving employees the right to ask to cash in up to one week of their annual leave.
- iv. Allowing employees to swap a public holiday to an alternative day.
- v. Removing the need for employers to have reasonable grounds before requesting proof of sickness or injury.

A further change taking effect from 1 July 2011 is the requirement that all employers hold signed copies of employment agreements for all employees. Given that, this is a good opportunity for you to review and update your employment agreements for all existing employees. For those thinking about taking on new staff in the near future, it is also important that employment agreements include trial period clauses that provide all the rights and protections allowed by the new laws.

Tony Alexander's Economic Commentaries

<http://tonyalexander.co.nz/>

April 2011

Job advertising continues to rise strongly and in spite of weak business sentiment and a flat economy the labour market has continued to tighten up. For employers the need to consider more active recruitment is rising as from late this year we anticipate a rapid tightening in the NZ labour market, especially in construction, forestry, and agriculture.

Operation Suburb

**Christchurch, New Zealand
25th February to 5th March 2011**

***A perspective from Peter Laurenson
– Building Manager – Lakes
Environmental Ltd.***

Immediately following the tragic Christchurch earthquake on Tuesday 22nd February 2011, a lot of individuals and teams of people turned up in Christchurch to help. The incredible scenes of people working on search and rescue operations were beamed into our lounges and workplaces for weeks. There were also armies of people who mobilised themselves in Christchurch, such as students, sports & church groups etc. Additionally of course, there was the great work by volunteers and fundraisers from their hometowns outside of Christchurch.

The opportunity for input from a Building Control point of view came through relatively quickly. The day following the “Quake”, plans were underway to assemble a large group of Building Officers into Christchurch to work on identification and assessment of the residential buildings out in the suburbs, particularly those most affected to the east. It was known that there was substantial damage to buildings and infrastructure services, and that there was likely to be a lot of need for shelter and accommodation in the very immediate future.

So the project dubbed “Operation Suburb” was conceived by Civil Defence and Christchurch City Council and pulled together in terms of resource and support by the Department of Building and Housing (DBH) who in turn was strongly supported by the Building Officials Institute of New Zealand (the Institute) with the following criteria

- Assemble a large group of Building Officials, Engineers, Welfare Staff, and administrative staff, to quickly assess the health & safety of residential buildings in the worst affected eastern suburbs
- Undertake approximately 52,000 rapid assessments of these buildings and carry out a level 1 assessment (approx 10-15 mins per property)
- The focus was upon whether the building could be safely used for shelter at least in the short term
- Identify buildings that should not be used for occupation & place “red cards” on those properties, to be confirmed by further engineering level 2 assessments
- Provide support to the people affected, and get them in touch with the correct welfare agencies

At Lakes Environmental Ltd we were quick to respond with an initial team of two building



Pictures of the Building Officers (approx 240) being briefed, and in the opposite corner of the stadium the welfare support people (approx 500) getting their briefing.

officers and two engineers, who jumped in a car and drove the 500km north to Christchurch, ready to turn up in the morning for our assigned inspection tasks. We had a good number of additional volunteers putting their hands up to assist, with more people going through over the following week, and even more committing to the 2nd and 3rd phases of assessments. At the height of Operation Suburb we had 8 building officers and engineers on the ground in Christchurch, effectively decimating our office back in Queenstown, so we really appreciated the support from those left behind covering for us. Many hometown customers also understood that our services would be stretched for a while.

All our team members did a great job, being right amongst it from the outset. I have described to a number of people already, that it is one thing being caught up in the earthquake itself and getting the hell out of there, but equally daunting to be heading into the devastated area knowing that you have a job to do - to go out and assess and enter some of these buildings which are already weakened, with the certainty of aftershocks coming through. It is also important to acknowledge that it was a critical time for all those family members and friends left behind to worry about us going into that dangerous environment.

So what did the job involve us doing? First up each morning there was a update briefing on the situation, and any changed procedures. All the Building Officers were briefed on certain matters and appointed as the team leader for their group. We then picked up documentation prepared for us to get to our assigned area of the eastern

suburbs, and were then sent to pick up the other members of our team who acted in the capacity of welfare support. It felt a bit like the old days of primary school, picking out who you wanted to be on your sports team.

The duty requirement of Building Officers was to assess suitability of buildings for people to live in, even on a temporary nature, and the Welfare Officers would look after the health & wellbeing concerns of the residents. This said, it was amazing how much support we each gave to each other and learned about our respective roles.

Early on it was decided to relocate the Building Evaluation team base from the shared City Art Gallery headquarters in the extensively damaged and cordoned off central city area out the CBS Arena in Addington thereby allowing all involved in the Building Evaluation programme easy access to a dedicated headquarters that also allowed for accommodation and catering for a very large contingent.

So, we were off, out of the CBS Arena heading towards our selected suburb. Devastation was rife through the streets on the way, and it took close on an hour to get out to the suburb I was working on (Sumner/Redcliffs). It's hard to explain how nervous you are whilst driving to this task. I knew some of our team had been in the same area the day before when there was a pretty large after-shock. They literally had to run back from the large cliff face, the one many of you will have seen on TV at Sumner where all the buildings were crushed at the bottom of the cliffs. I thought it would be wise to leave a voicemail message for my wife Vanessa, detailing



Driving up the street to do the first assessments, you get a pretty stark reminder that it is going to be bad because of images like these on the side of the road.

where we were going, which street, the names of the people with me etc, just to be safe in the unfortunate event of people having to come look for us. I didn't realise until afterwards that this was actually more concerning for her when she got the message, and I hadn't really thought of it as any different to saying where you were going hunting or out to sea fishing, so you live & learn.

Getting into the inspections of the individual properties was the task at hand. Firstly we are trying to identify whether someone is at home, and then ascertain whether anyone is injured or requiring assistance, while also being respectful that this is still someone's home. In the area I worked in, there was only about 25% occupancy, given it was a hard-hit area and many people appeared to have left in a hurry. Some people we met were only back momentarily to collect some essentials. This is where the welfare team really stepped up, talking to and ensuring occupiers and homeowners were alright, running through a questionnaire collecting information & basically being reassuring. My role as the Building Officer was to make an assessment of

the structural stability of the dwelling, and the surrounding land, retaining walls etc. We were working on a pretty tight timeframe of around 10 mins per property, so we really no time to muck around. In many cases it didn't require an internal inspection, depending upon what we found. Hazards to look out for of course were things like falling debris from roof tiles etc, collapsing retaining walls around the property, dislodged gas cylinders & supply lines etc. There was no power water or sewerage on to the majority of the houses we were visiting.

There were lots of examples of homes which had shed their exterior claddings, particularly those with 100mm concrete block, or brick veneers. It was an interesting opportunity to see how the brick ties worked over different periods of construction. Certainly today's modern screw fixings for brick ties performed substantially better than previous nailed versions. Photos on the right show whole sections of brick veneer dislodged from the exterior wall with brick ties still attached to them, while the blue house shows the effect of a brick chimney shaking

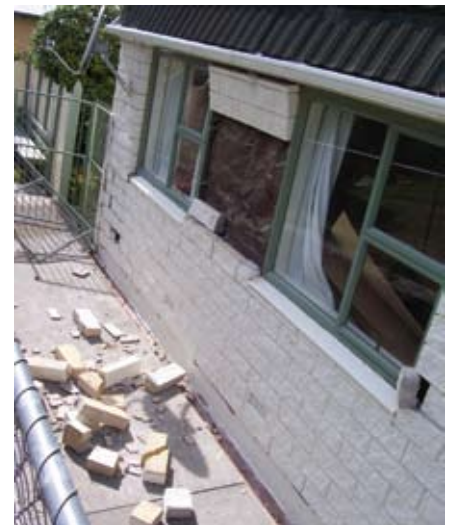
itself to bits inside the house, and blowing out through the exterior wall. It is probable this house lost the top part in the previous quake.



Below is one of the first houses we came across, which warranted getting a Yellow Card classification.



It had been a beautifully tended home, but a lot of the damage was obvious. The plaster had been shed from the exterior, stone foundations had blown right out, there were signs of shoring up the walls from the previous September 2010 quake, and the chimney had come crashing down. One might look at this and say it wasn't liveable, but in this case over two thirds of the home wasn't affected in this manner, and could provide adequate shelter for people to live there if they chose to. So the yellow classification in this case meant they had to avoid using that front corner of the property, but otherwise they could live there.



The majority of the homes above would have received a Green Card rating on the basis there wasn't any more imminent danger, and they could continue to be lived in, although a substantial repair bill or even some demolition was required.

Sometimes we inspected examples of the dreaded "Red Card" scenario. Believe me, it is not a nice feeling to be issuing this to a person's home, but very necessary for their wellbeing at that point in time. Due to the structural integrity of the house we had to make these hard calls.

The photos on the top right show un-reinforced concrete block walls which have literally torn themselves apart. I believe that in some cases it was only the roof structure which kept them tied together and prevented a complete collapse. Of course the corrugated iron and metal tile roofs held up the best by providing an element of bracing, while the heavy concrete tile roofs were more susceptible to broken tiles coming down in to the dwelling or off the edge of the roof.

It would seem in general that a lot of damage has occurred at the extremities of buildings – anything that could shake and not get support from another part of the structure were most at risk. That is the reason for a lot of failure of parapets and free-standing walls. Also a lot of damage has occurred to gardens & landscaping features. Below is a pretty substantial wing-wall which had been constructed from post-tensioned aerated block. You can still see the threaded rod going through the panels, but the surrounding blocks shattered.



Below are examples of land parting and coming away from the houses. Some of these cracks were a bit like the Grand Canyon. I know the Salvation Army are said to "breach the divide" in our community – here is photographic proof!

The importance of ties and connections between building elements is going to be a lesson well learnt from this tragedy. Below you will see half a house literally fallen away because of a retaining wall failure, this brought this issue home to me. It was fairly extensive retaining wall supporting the house/deck at the top. Whilst there still would have been some damage, I believe if the connections at that point were more substantial and continuous over the top of the joists and back down to the poles, then it would likely have held together. Out of interest this house received a Yellow Card on the basis this part could not be used, but the majority of the remainder of the dwelling was unaffected.



The majority of the damage shown and described in the pictures on the previous pages of course relate to physical property damage to homes and possessions. I think one of the hardest things to come to terms with from afar is the impact upon people. They have had their whole working life pulled out from under them, likely lost loved ones or workmates, so in some respects their physical homes & possessions are the easiest things to deal with. This is where the wonderful people come in who assist when it comes to the wellbeing of the people. I mentioned earlier in this note that it was a bit of a lucky dip as to whom you got on our team, people from different walks of life etc. In terms of my team I got David, a director from the Salvation Army in Australia, and Caitlin, who is not long out of University, working for one of the Council run swimming pools in Christchurch. They were great, making themselves available to help out anyone, including I must say the Building Officers they were assigned to.

I admit to being a bit nervous leading my team into damaged house areas, and was particularly careful to warn of overhead falling dangers, or unsafe ground conditions. David and Caitlin, who is only about 5 years older than my daughter (also called Caitlin), would walk over hot coals to help someone, so I really did want to assist and protect them as much as possible. While not experiencing too many houses with people at home due to the extent of the damage, often they were waiting on me to complete my inspection and written assessment before moving to the next home. In other areas of Christchurch however, the welfare role was much more involved with a greater number of people at home, often struggling with physical difficulties about the property, or financial and emotional stresses.

As for daily life, we were looked after as much as possible. The first night for me was spent sleeping in my truck, after which I got moved inside to the more comfortable accommodation of the CSB Arena. We slept on the floor, on a mattress in the corporate suites – 3 stories up inside this concrete arena. Pictures below and right illustrate that :

The picture below of Caitlin & David was taken at the highest point in Redcliffs, where there is a function venue in the shape of Noahs Ark would you believe. I found it quite poignant as we were about to descend from that point to a sea of damaged houses & fallen cliffs into some of the worst affected areas of the eastern suburbs that the worst damage on the Ark was one of the bronze stallions had fallen over. The second picture is of me not wearing my safety helmet and just the sun glistening off my head!! (*below*)

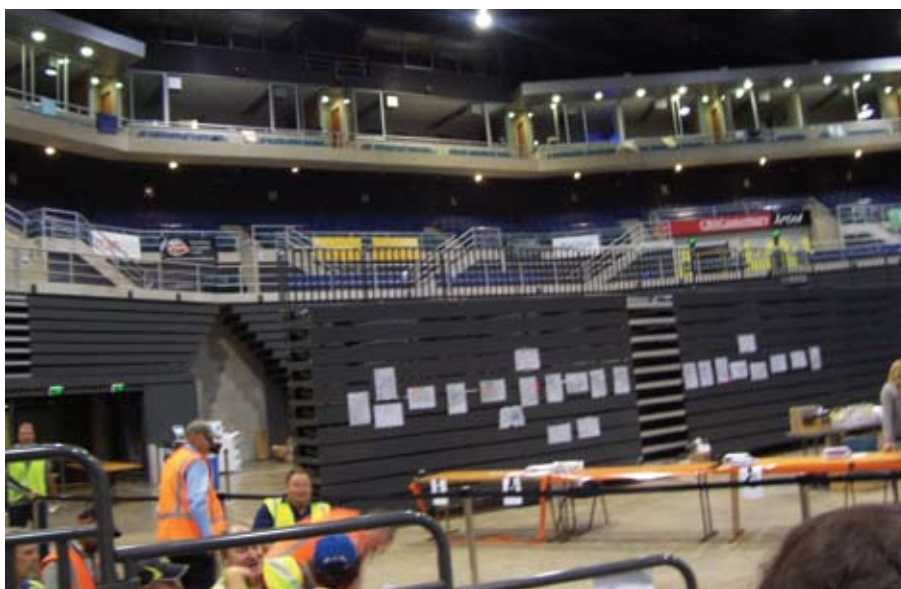


Although our minds told us this was a modern engineered building, it was a bit freaky as some of the decent aftershocks came through. So it was good if you could get some sleep to keep your mind off that, and if you were tired enough you could almost ignore some of the snoring etc which was going on – still we were a lot better off than many people. We were particularly well fed by yet another volunteer army – so no complaints there at all.

Following a couple of days in the field doing inspections, I was telephoned by one of the chaps running Operation Suburb for the Department of Building and Housing. Having pulled the operation together very quickly and working on it continuously for a few days, they needed assistance in planning & logistics, and asked if I could help out. No problem I said, in fact I was pleased to be asked, as when one is there to help in such circumstances you certainly don't want any down-time to occur, you just want to keep on helping.

So that evening after returning to base, I got my briefing and hand over of tasks to be done. My role was in the future planning of the operation over the days to come, helping improve the efficiency of getting the teams out the door in the mornings and re-allocating teams to new areas of the suburbs as they completed other parts. This was a great experience in terms of pulling together all the information available about the status of achievements to date, getting information about how many people teams and vehicle resources etc we would have at our disposal the following day, and studying various maps to establish details of what still was to be achieved. This would result in making up new maps, allocating the number of teams to go into specific areas and then at around 1am in the morning hand all this over to the administrative support part of the operations team to collate. Magically after a little bit of sleep when we returned at around 6.30am later that same morning, the packs of info had been printed out & prepared for the teams, along with any new briefing information.

Below are pictures showing the planning team, and the various sorts of information we would put together to show progress:



We had several suggestions from guys in the field on improving or streamlining things, and it was great to implement these improvements as we went along resulting in efficiency of deployment and increasing the numbers of houses we were able to inspect as the days went on. On the first day when we arrived in Christchurch it was great to hear we inspected over 4,700 homes with the 100 teams deployed. The next day it was just under 8,000, then following over 12,000, and at the height of it all we achieved 17,945 inspections on one day with 236 teams deployed. All up Operation Suburb had been set the task of inspecting approx 52,000 homes, but we ended up getting through just over 70,500 - a superb result.

In Terms of our building control roles back in Queenstown in any similar event, this experience was invaluable and great to have been part of. There are a number of items which we could have been better prepared in terms of resources available at our civil defence headquarters, which quite frankly you can't plan for effectively without seeing how things actually happen. Of course no two earthquakes results are the same, as we have seen both here in NZ, and again most recently with the tragedy in Japan. The complexities of what sort of services & utilities are still available, communications & road damage, and just even depending upon what time of the day a disaster strikes can have a huge effect. If there is any small positive to come out of the Christchurch events, it has to be that we are all more aware of what can happen, how we can be more prepared, and how people do come together to support each other when the chips are down - keep it up NZ.

So to finish up - a few stories of events whilst we were on Operation Suburb!

- When helping out in the command team for a few days, they organised for me to sleep in a campervan so as not to disturb the others in the aforementioned "corporate suites". As I was just getting settled to put my head down inside the campervan at about 1.30am the whole thing started to shake - a huge "aftershock". The drawers were flying open and I lost my footing - my first thought was for my mates inside the CSB arena 3 floors up, then I worried about all the homeowners whom we had already inspected their places - that would need doing again. Then I worried about how close I was parked to the arena and whether it would topple on me. The "aftershock" started to subside and I was just gathering myself when I hear laughter outside - turns out it was one of the other members of the command team shaking my campervan - bit of an initiation and welcome to the team I guess.
- Despite our best planning at night, we ended up getting 7 teams of guys arriving back for re-deployment about half an hour after they had been despatched. It turned out they were sent to an area of a suburbs which showed on our maps to be sub-divided with several rated properties, but in reality was just mainly a sewerage settling pond area - of course there

was the odd joke about needing snorkels & flippers !!

- You had to be careful what you said to home owners when you were asking about any damage they had noticed on their own property, as some of the answers you would get were priceless. A couple of the best ones were
- "I need you to have a look at my piles"
- "Come over here with me to look at my crack ..."
- In the areas of town where there were a lot of people at home, they quite often were the ones worst affected by things like liquefaction and no services available. It was amazing in these areas how the word would go around the area that "the inspectors are here" and they would generally be thrilled to see us. We found that people were really looking out for their neighbours. So that's the scene when one of our teams was leaving one property about to go up a leg-in section. The people they were leaving explained that their neighbour was an elderly 86 year old lady living alone, and whilst the community had been trying to look after her, could we please spend a bit more time with her and help out. Of course that would be no problem, and you can imagine this was going to be a job for the welfare members to swing into action. So coming up the driveway - sure enough the elderly lady is waiting on the porch for the team - the Building Officer leading the team starts a bit of an introduction something like - "hello madam - we are here to help look after your welfare and to assess the state of your home...." before he could get the rest of the greeting out she just replied in a gentle voice which you would not expect from your grandmother "It's f__ked" She turned out to be a lovely old lady and she was correct in her highly technical assessment of her property.
- A lovely quote came back to me in an email from my new Aussie mate David after he got back home which in part said "Peter just to share with you as we were landing in Sydney the hostess gave me a note which read "Salvation Army thank you for all the hugs and kisses" then she announced that Air NZ would like to say thank you to The Salvation Army for all its help. All the people then on the plane clapped and cheered I tell you that was when I felt the biggest impact. Your people are one of a kind and I want to through you say - thank you" That says it for all the people involved I think.

So in summary for me, although I would have been happy to never have had to attend this sort of disaster area, the positives about going were many. Thanks to my workmates and peers, to the welfare people who attended without question and especially to the friends & families and workmates left at home who supported us. Thanks to the teams at the Department of Building and Housing and the Building Officials Institute of New Zealand for organising the whole project.

Canterbury still needs a lot of help & support, and I'm sure it will be forthcoming.

New government department to oversee quake recovery

Article prepared by LG - New Zealand Local Government Magazine



Prime Minister John Key says managing billions of dollars of taxpayers' money and the years of work that will be spent fixing Canterbury is a task beyond existing government departments. He has announced the creation of the Canterbury Earthquake Recovery Authority (CERA) which will be established as a stand-alone government department to enable an effective, timely and co-ordinated rebuilding and recovery effort in Canterbury. CERA will have a lifespan of five years and its operations will be reviewed annually. "Rebuilding Christchurch and the wider region following the earthquakes is one of the government's highest priorities and we are committed to providing the necessary resources to make this happen over the coming weeks, months and years," Mr Key says. "We are making progress on many fronts, but this will be a long and complex task which will require huge resources. "While the initial focus has been on rescue and relief, it is critical we move forward with business recovery, getting vital infrastructure running and ensuring we have the right systems and relationships in place to get greater Christchurch rebuilt. "CERA will support the Minister for Canterbury Earthquake Recovery Gerry Brownlee to get the job done, in close collaboration with local councils and local communities," Mr Key says. The PM says the new entity will provide a 'centralised response' to the earthquake recovery programme, but will also work alongside the Christchurch City Council, other councils and local government agencies, and will provide ways for the community to have input. CERA's establishment will be made effective by Order in Council and will be made complete by enabling legislation which will be introduced to Parliament in coming weeks. "It has been clear since the February 22 earthquake that the rebuilding task in front of us is too large to be completed by existing institutions," Mr Key says. "We have looked at international examples of major disasters and been mindful of the lessons learned as we have looked for the best governance structure. I'm confident we have developed a structure that meets those requirements."

The Current State of the Construction Industry

The Size of the Challenge

Where Will Our Skills Come From?

An Article Prepared By the BETA Group of Construction ITO's and Deb Paul CEO of JITO.

The Size of the Challenge

Companies in the construction sector are still shedding staff through restructures and redundancies. Many companies have gone into liquidation during the recession. Some companies are going into liquidation in Christchurch waiting to be paid for work done after the September earthquake. Skilled joiners (timber and aluminium), glaziers and glass process workers are leaving for other employment or overseas destinations.

New Zealand is heading for a major skill shortage in the construction industry. Research has been undertaken by JITO and others in the building sector to understand the nature and quantum of the remediation and building work required as a result of:

- The Canterbury earthquakes
- Weather-tightness related issues
- Delayed demand for building and construction sector activity foregone during the recession
- Residual and on-going demand for building and construction activity.

The Future State of the Construction Industry Nationally.

The figures below provide high level estimates only. They have been informed by BRANZ and Infometrics. The BETA group of construction ITO's (Built Environment Training Alliance) is continuing to refine these estimates working in conjunction with industry and Infometrics.

50,000 – 75,000 is a normal level of building consents. This level has dramatically reduced throughout the recession.

40,000 houses are a part of the leaky building spectrum. New legislation due to come into play very soon, means repair costs will be covered by – Government 25%, Local Bodies 25%, Home owners 50%. The majority of these homes are in Auckland.

10,000 Homes in Christchurch are either demolished or are about to be.

100,000 homes in Christchurch will require extensive refurbishment.

200,000 homes require extensive work over the next five years

Estimates equate this to approximately 40,000 equivalent NEW homes per annum with a growth that is not uniform throughout the country.

For joinery, glass processing and kitchen design there is more flexibility than for glaziers, plumbers, builders, electricians etc who need to be "Johnny on the spot".

There is an estimated increase in demand for Glaziers over the next five years of 227%.

NB: The data above excludes non-residential and horizontal construction.

Non-residential

Christchurch 11,500 (new house equivalent)

Weather-tightness 4,000 (new house equivalent)

Summary

Even if 20% of all skilled labour available at the 2006 Census were able to be redeployed to address the Christchurch and weather-tightness challenges, it would take at least four and up to six years for the rebuilding and remediation to be completed. Note: it is highly likely that fewer skilled people are available in the construction sector in 2011 than was the case in 2006.

What are ITO's doing?

JITO along with fellow BETA members, have been working with the Tertiary Education Commission who are meeting with the Prime Minister and Ministers of Construction, Education and Finance. Suggested options will be considered by these parties who are fully aware of the problem.

The problem is so large there is not one solution. Following recent meetings the BETA alliance is hopeful of gaining government support and backing, to enable us to start tackling the problem as quickly as possible. It is expected there will be an outcome from our suggested options at these meetings in the very near future.

What can you do?

- Feel confident, your ITO, is working with the relevant government agencies to propose options with your best interests in mind.
- Feel confident, that following government decisions, ITO's will then be working to ensure all options that have been accepted, are prioritised for action and you will hear about it.
- Be patient. The timing of demands are unknown. A complex and complicated range of dynamics affect the demands.
- Work towards the challenge of retaining your people in employment. This needs to be a priority and if that is not possible, actively keep in touch with past qualified staff you know about. Actively work to keep them on the radar. Wooing them would not go amiss.
- Ensure supervisors and managers have been trained to be capable in their role.
- Use this window of opportunity and ensure your long term staff (7 yrs to 25 years in the industry) that are not qualified become qualified through the process called RCC (Recognition of Current Competence.)
- Consider your position for starting new apprentice/cadets sooner. **NB** suitable people will become harder to find as all the trades are scrambling for the same pool of potential staff.
- Be aware that bringing on a new apprentice/cadet requires a lead in time for that person to be of value to your business. Get them involved in the training as soon as possible.
- Consider sharing an apprentice/cadet.
- Be proactive. Under estimating the magnitude of the issue will be your loss. If your government has stood to attention you should be very interested.

Deb Paul
Chief Executive JITO

Experts appointed to assist DBH with investigation following the Christchurch earthquake

An article from Buildlaw

Two highly respected building disputes tribunal arbitrators and adjudicators, Sherwyn Williams and Peter Fehl, are among those appointed to the panel of experts. The panel will be chaired by Sherwyn Williams.

Leading New Zealand engineering companies will assist the Department of Building and Housing with the technical investigation into the performance of the Canterbury Television, Pyne Gould Corporation, Forsyth Barr and Hotel Grand Chancellor buildings, Building and Construction Minister Maurice Williamson announced on Thursday 7 April.

The companies are Beca Consultants; Dunning Thornton Ltd; StructureSmith; and Hyland Fatigue and Earthquake Engineering.

The Department has also appointed a panel of experts, chaired by construction law expert Mr Sherwyn Williams, which will provide guidance on the methodology of the investigations and peer review the findings.

Members of the panel include:

- Professor Nigel Priestley, former Professor of Structural Engineering at the University of California
- Associate Professor Stefano Pampanin, a Structural Engineer
- Dr Helen Anderson, a seismologist
- Mr Peter Millar, architect
- Mr Marshall Cook, past Adjunct Professor of Design at Unitec
- Mr Peter Fehl, who has extensive expertise in the construction industry
- Mr George Skimming, Director Special Projects at Wellington City Council
- Structural engineers Mr Adam Thornton of Dunning Thornton Ltd, Mr Rob Jury of Beca Consultants and Dr Clark Hyland of Hyland Fatigue and Earthquake Engineering

"The investigation is underway and is expected to be completed by 31 July 2011," Mr Williamson said. "However, it is important to get this right rather than simply on time. It may be that more time is needed to undertake the work properly."

"The investigation will establish and report on: the original design and construction of the buildings; the impact of any alterations; how the buildings performed in the 4 September 2010 earthquake and the aftershocks; what assessments of the buildings' stability/safety were made; and why the buildings collapsed or suffered serious damage on 22 February 2011."

The Department is inviting members of the public to supply photographs, video recordings, and first-hand accounts of the state or performance of each building prior to, during, and after 22 February 2011.

Contact details for members of the public, for their material or information relevant to the investigations:

Members of the public with material or information relevant to the investigations should call 0800 242 243 or email chchinvestigations@dbh.govt.nz

Material can be posted to:
Building Investigation
The Department of Building and Housing
PO Box 10729
Wellington 6143

Attention: David Kelly, Deputy Chief Executive Building Quality.

The investigation Terms of Reference are available at www.dbh.govt.nz



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Building Controls Fundamentals 2010

Updated for 2010

Book Contents:

The Building Act 2004 and amendments (consolidated with history notes). As at 14 May 2010.

The Building Code – Schedule 1 of the Building Regulations 1992 consolidated with history notes). As at 14 May 2010.

Building (Specified Systems, Change the Use, and Earthquake-prone Buildings) Regulations 2005 – SR 2005/32 with history notes and consolidated amendments of the Building (Specified Systems, Change the Use, and Earthquake-prone Buildings) Amendment Regulations 2005 – SR 2005/338.

Book Size:

A5 (approx.) Pages: 300 (approx.)

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AVAILABLE NOW

Revised timber-framed buildings Standard – NZS 3604:2011 available now

Excerpt from Standards New Zealand's - Touchstone

Standards New Zealand has just published NZS 3604:2011 Timber-framed buildings. NZS 3604 provides guidance to builders, architects, engineers, designers, and students for the design and construction of timber-framed structures not requiring specific engineering design. The Standard is a core resource for building consent authorities determining compliance with the New Zealand Building Code.

A limited technical review of NZS 3604 commenced in 2009. The project was sponsored by Standards New Zealand, Earthquake Commission, and the Department of Building and Housing with support and input from a leadership group and technical committee including a range of stakeholders from various industry sectors.

Standards New Zealand formed a leadership group to maintain a strategic overview of the NZS 3604 revision project and to provide policy guidance from relevant industry sectors. The leadership group included 13 representatives from key organisations in the building industry.

'Building Standards have a proud history in New Zealand and they have recently been challenged by nature and confirmed,' says Derek Baxter, Chair of the NZS 3604 leadership group and Chief Executive Officer, Certified Builders' Association.

'Throughout the NZS 3604 review there were parallel work streams occurring elsewhere, including the review of the New Zealand Building Code, changes to E2- AS1, and matters arising from the Canterbury earthquake. The output from these work streams needed to be considered and kept in context, and aligned to the revision of NZS 3604.

'For the first time, Standards New Zealand used a leadership group to help keep us in touch with all of the parallel work stream activity and to allow the work groups to do their specialist work.'

Limited technical review brings NZS 3604 up to date

A technical committee was also formed to focus on the technical review and to update content in NZS 3604. The technical

committee included 22 people representing the following organisations from across the building industry:

- Architectural Designers New Zealand Inc. – Colin Hill
- BRANZ – Eddie Bruce and Roger Shelton
- **Building Officials' Institute of New Zealand – Colin Clench**
- Cement and Concrete Association New Zealand – David Barnard
- Certified Builders' Association New Zealand – Richard Merrifield
- Construction Information Limited – Don Bunting
- Department of Building and Housing – Graeme Lawrance
- Design Association of New Zealand – Allan Walters
- Frame and Truss Manufacturers' Association of New Zealand – Mark Ash
- Institution of Professional Engineers New Zealand – Ernest Lapish and Ian Garrett
- New Zealand Building Industry Federation – Stephen Walker
- New Zealand Institute of Architects – Michael Middlebrook
- New Zealand Institute of Building Surveyors Inc. – Hans Gerlich
- New Zealand Metal Roofing Manufacturers Inc. – Stuart Hayman
- New Zealand Timber Industry Federation – Bruce Anderson
- Registered Master Builders' Federation – Jamie O'Leary
- Scion – Doug Gaunt
- Window Association of New Zealand – John Yolland
- Wood Processors' Association of New Zealand – Warwick Banks

The leadership group and technical committee approved a limited technical review of NZS 3604. Five industry-specific work groups reviewed specific sections of NZS 3604 and developed the revised Standard.

'While the project was described as a 'limited technical review', the word 'limited' describes the breadth rather than the depth of issues addressed,' says Don Bunting, Chair of the technical committee. 'Aligning NZS 3604

with AS/NZS 1170 Structural design actions, reflecting current industry knowledge around soil bearing capacity, bracing, durability, and the use of new building techniques, were all significant tasks.

'The creation of individual work groups – loadings, bracing, durability, and roof framing – ensured that all topics were given appropriate weight before being referred back to the technical committee.'

'Public comments received at the start of the project and about the draft Standard were both helpful and positive. These comments helped us to revise NZS 3604 to reflect the current and future needs of the construction industry.'

Public comment on the draft revised NZS 3604 closed on 7 April 2010 and all comments were collated for the committee to consider, before a final version of the Standard was prepared for postal ballot on 7 September 2010.

Following the Canterbury earthquake on 4 September 2010, we extended the NZS 3604 postal ballot period to give technical committee members working on the Canterbury earthquake more time to consider the postal ballot draft. The postal ballot phase concluded in December 2010 with technical committee members reaching consensus.

Since the Canterbury earthquake there has been much discussion on liquefiable soils and lateral spread across the sector and among the NZS 3604 leadership group and technical committee. The Department of Building and Housing (DBH) and Standards New Zealand have agreed to consider amendments to the revised edition of NZS 3604 or other documents when information and evidence about liquefaction and lateral spread is clear.

Note: DBH issued a document in December 2010 to provide guidance on the repair and rebuilding of houses in earthquake affected Canterbury. Guidance on House Repairs and Reconstruction following the Canterbury earthquake is available at www.dbh.govt.nz/guidance-on-repairs-after-earthquake.

Overview of the changes to NZS 3604

The 'user friendliness' of the original Standard's format has been retained in the revised document, and improvements to

the layout and presentation of figures and tables have also been made.

In addition to updating NZS 3604 to reflect changes in building practices over the past 10 years, the limited technical review has encompassed the following:

- The AS/NZS 1170 Structural design actions Standards series is referenced in clause B1/VM1 under the New Zealand Building Code (NZBC). NZS 3604:2011 has been updated to reflect the provisions of the AS/NZS 1170 Structural design actions Standards series.
- Section 4 on durability has been brought into line with the NZBC. Text has been added on recent product development, durability of fixings, and adjustments made to the exposure zone maps.

- The coverage of bracing in section 5 has been reviewed to improve readability and to clarify requirements where our users have indicated value could be added.

- The Department of Building and Housing's Acceptable Solution E2/AS1 has superseded section 11 in the revised NZS 3604. With E2/AS1 being updated and extended in parallel with NZS 3604:2011, the original content of section 11 has been replaced by a small section addressing the interface between NZS 3604:2011 and E2/AS1. Accordingly, all design information on cladding has been removed from NZS 3604:2011.

- Requirements have been added on new building techniques and materials, in particular engineered timber products and trussed roof framing now commonly used in buildings.

Read about further details on the changes, and comprehensive Q's and A's here.

Referencing in NZBC intended

The Department of Building and Housing has consulted on an amended B1/AS1, referencing NZS 3604:2011, and an amended E2/AS1.

These documents have been developed to work together and, subject to final decisions following consultation, the Department intends to issue them at the same time, in mid 2011. The amended documents are intended to take effect as soon as they are published. In the meantime, designers would need to present designs using NZS 3604:2011 as alternative solutions when seeking building consent.

Purchase NZS 3604:2011 through the Institute – email mail us at office@boinz.org.nz with your order request

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2011 Branch Election Appointments

The Building Officials Institute of NZ Board and CEO wish to congratulate the following to the positions of Chair and Secretary for their Branches

CENTRAL BRANCH:

Chair: Jason Batt

Secretary: Graeme Whitefield

AUCKLAND BRANCH:

Chair: Paul Vernon

Secretary: Quentin Dagger

NORTHLAND BRANCH:

Chair: Tyrone Hansford

Secretary: David Currie

WAIKATO/BOP BRANCH:

Chair: Arthur Coffey

Secretary: Alister Arcus

EAST COAST BRANCH:

Chair: Laurence Anstis

Secretary: Gerard Van Veen

WELLINGTON BRANCH:

Chair: Colin Clench

Secretary: Murray Usmar

NELSON/MARLBOROUGH BRANCH:

Chair: Phil Roberts

Secretary: David Curl

CANTERBURY/ WESTLAND BRANCH:

Chair: Richard Gant

Secretary: Karen FitzPatrick

SOUTHERN BRANCH:

Chair: Paddy Kilbride

Secretary: Barry Holsted

The Institute's Board and CEO also would like to thank the below for their time spent as Branch Chair or Secretary

CENTRAL BRANCH:

Past Chair: Geoff Cockery

Past Secretary: Chris Henry

SOUTHERN BRANCH

Past Chair: Neil McLeod

Past Secretary: Chris Randell

GIB HandiBrac® now with BOWMAC® Screw Bolts

As the result of a recent joint development, the GIB HandiBrac® is now available with BOWMAC® screw bolts supplied in the pack.

The screw bolt head is coloured a distinctive blue for easy on-site identification by Builders and Building Inspectors. This new product cuts through the current confusion surrounding fixing selection, and ensures that the integrity of the bracing element hold-down is maintained.

The screw bolts are applied to bottom plates on concrete slab, header block bases and timber floors for both internal and external walls. The GIB HandiBrac® hold-down requires a fixing with a rating up to 15kN characteristic uplift loading strength at both ends of the bracing element; this is achieved through the use of BOWMAC® screw bolts.

The BOWMAC® screw bolt is a nominal M10 x 140mm steel thread rolled bolt that can be screwed into concrete or timber and installed to instructions included with each product pack.

Because the BOWMAC® screw bolt covers applications for both timber and concrete floors, it makes the fixing the ideal builders choice.

More information can be found here.

www.mii.com/page/open.asp?pid=11956



World's Tallest Timber Tower to be 20 - storeys

Excerpt from NZ Wood – WOODWATCH blog

Norwegian architects Reiulf Ramstad Arkitekter have designed a 20-storey building that will have a timber structure.

The architects are in close collaboration with engineers and specialists in constructions and fire safety, representatives from the Norwegian wood industry and the technical wood institute of Norway. A study has concluded that the project is technically possible to realise.

Andy Buchanan, professor and timber expert from the University of Canterbury Department of Civil & Natural Resources Engineering says:

“The Timber Engineering Team at the University of Canterbury is excited by multi-storey timber buildings such as this. There is no reason why tall buildings cannot be designed constructed in wood, with all the benefits of using a sustainable lightweight renewable material.”

The construction consists of a system of columns and beams using glue laminated wood, with diagonal elements dealing with stability. Massive floor elements of cross laminated timber (CLT) are fitted into the construction. The façade glass system is a secondary construction attached to the primary one.

The high-rise measures 24x24m, with a 25 column grid. Due to the massive forces the construction has to deal with, especially because of the heavy windloads in Northern Norway, construction elements are mounted with a special steel plate joint. The building will rise up to 80m, consisting of 20 floors.

View the NZ Wood case study Barensush Tower for more info and images.



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The Training Academy

Provides training and events for the building industry, building control staff and anyone interested in building compliance.

To check out the courses on offer visit www.trainingacademy.org.nz

If your company, as a supplier of products, preaches best practice and you have a strategic vision to contribute to the professionalism and quality of the building industry through compliance training then we would like to hear from you.

Contact Louise Townsend Training Academy Operations Manager on (04) 473 6003

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EVENT CALENDAR - 2011

MAY

- 6 Building Consent Vetting
ROTORUA
- 31 Building Consent Vetting
RANGIORA

JUNE

- 1 Timber Truss and Wall Frame Structure and Fixing Seminar
WELLINGTON
- 13-15 Building Controls
AUCKLAND

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At the time of publication, the Training Calendar was still being worked on. For a current version of the Training calendar visit www.trainingacademy.org.nz

Courses are subject to change, if booking flights well in advance of the course start date please keep this in mind.

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- **lightness** – reduces handling effort on site, and uses less energy to manufacture and transport which is better for the environment;
- **strength** – more rigid with less sag, maintains bracing performance of GS1 and GS2 systems as presented in GIB EzyBrace® Systems 2009;
- **flexibility** – improved manoeuvrability with less risk of damage and wastage;
- **consistent quality finish** – strengthened paper means better bedding of screw heads, cleaner cut and snap for a better edge.

New GIB® Standard is available in 10mm and 13mm thicknesses, and includes GIB Wideline®. 13mm GIB® plasterboard is recommended for use on ceilings for a better quality finish.

New GIB® Standard is a demonstration of our continuing commitment to providing Kiwi builders and installers with the very best BRANZ appraised interior wall lining systems, made locally for New Zealand conditions.

TO FIND OUT MORE, VISIT
www.gib.co.nz/newgibstandard
or phone 0800 100 442.



