

FACT SHEET – Relocation/Demolition/Removal of Buildings

RELOCATING A BUILDING:

Relocation

If you are relocating an existing building to the Taupo District or within the district The following steps need to be followed prior to a building being relocated:

1. Get plans drawn up which include a site plan, floor plan including access, elevations, foundation plan and a plumbing and drainage layout. This is the minimum required. Any alterations to the building will have to be drawn up too. All of the above will need to show compliance with the relevant building code clauses and the Resource Management Act.
2. Apply for a PIM and Building Consent for the property to which the building is being relocated. This can be done online.

Remember in most cases the relocation of a building is restricted building work. The plans will need to be prepared by a design LBP (Licensed Building Practitioner) and the work will also need to be undertaken by a registered building LBP.

Things to consider:

1. If you are moving a residential dwelling to the Taupo District from a warmer region you may be required to upgrade what you can for the insulation. This may be the addition of underfloor insulation or extra ceiling insulation.
2. If you are moving a building from an area with a lower wind or earthquake zone, the building should be assessed for compliance with Clause B1 (structure).

Removal/ Demolition

To ascertain if you require a building consent, check the Council website for 'Exempt Building Work'.

If you do require a building consent you will need to apply for a building consent and complete the online application.

If no Building consent is required, then for a nominal fee Council will record this information on your property file. To request this please complete the use the 'Notification of Exempt Work' form.

If you do not require a building consent to demolish a building, Council must still be notified of any disconnections of services like water, stormwater and wastewater. It is important to fully understand your

responsibility to carry out the work in a safe and workman like manner and to follow the procedures for disconnection of services.

This notification enables Council's as-built plans to be updated and may also result in your rates being amended for the following financial year if the property is to remain vacant or disconnected

By notifying Council of the disconnection of these services and the verification of the completion of this work you will need to notify the Rates department. For more information on this process you can contact the Utilities Engineers and the Rates department.

Remember: All consents, where necessary, must be approved and paid in full before any work can commence.