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- [Home Home](#)
- [About this portal](#)
- [Latest updates](#)

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Email

[Resource detail](#)

[Citations](#)

2012/004: Regarding the refusal to issue code compliance certificates for a 12 year-old house and garage

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Abbreviation

2012/004

Valid from

24/01/2012

Information provider

Ministry of Business, Innovation and Employment

Information type

Determination

Format

PDF

Description

This determination arises from the decision of the authority to refuse to issue code compliance certificates for the 12-year-old house and garage, because it is not satisfied that the building work complies with certain clauses of the Building Code. The authority's concerns about the compliance of the building work relate to its age, and to the weathertightness of the cladding taking into account the time taken to complete construction. The matter to be determined is whether the authority correctly exercised its powers when it refused to issue code compliance certificates for the house and garage. In deciding this, the following must be considered: 1-Whether certain elements that make up the building work for both the house and garage comply with Clauses B1 Structure, B2 Durability, E2 External moisture, and H1 Energy efficiency of the Building Code that was current at the time that the building consent was issued, taking into account the age of the building work; 2- Whether the elements that make up the building work for both the house and the garage comply with Clause B2 Durability of the Building Code, taking into account the age of the house.

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