

**University of Otago Christchurch**  
**Building Status at 7 February 2013**  
**(Changes from the last report are in italics)**

Building	Address	Current Sticker	Estimated Date of Occupation	Occupation Status	Description of Damage	Repairs Progress
School Of Medicine - General	Riccarton Avenue	N/A	See below	Not Approved other than Level 1 Lab space and Library Staff on Ground floor. Subject to CERA notice for Restricted Entry and application for Certificate of Public Use. Protocol for longer term retrieval of essential items has been approved and is now on the website. Explanation of why the building cannot be occupied has been distributed.	Please see draft Detailed Structural Assessment for detail. Staircases need to be separated from stairwells. Lift shaft walls to be replaced. Structural repairs to be completed once Non-Linear Time History Analysis completed. External epoxy injection. Level 3 severely damaged. Epoxy injection of floor cracking and shear walls required. Heating controllers are damaged. Cooling towers are damaged. Other various minor faults identified as the equipment is used. Post Dec 23 - some minor damage - all cosmetic.	Lift shafts, exterior beam and cladding repairs are complete. Both stairwells have been replaced with steel structures. Fire doors have been installed to all levels. Non-Linear Time History Analysis complete with final report issued. The repairs to meet 100% of NBS are complete. Fire system upgrade is complete. One cooling tower is complete and now operational and the second tower has been removed. All epoxy resin injection has been completed. Fixing, plastering and painting of all wall linings is complete with some minor touch ups to occur. Ceiling grid and tile reinstatement is complete on all floors. Sewerage pump replacement is complete. Backflow prevention is complete. Detailed Engineering Evaluation has been submitted to CERA. Level 2 is complete. Level 4 is practically complete. The Majority of level 1 is complete. Re-entry dates will remain the same. Finishing work and tidying in general continues at good pace. CCC has inspected and issues have been resolved. Final fire test complete. CCC have advised they have no issues with the move in. Yellow Sticker removed. CPU paperwork for part level 1 and all of level 2 and level 4 has been received. <i>CPU paperwork for the remainder of the building is still due.</i>
Lower Ground	Riccarton Avenue	N/A	<i>Occupied</i>	Approved	<i>Refer previous reports</i>	Complete - only awaiting return of some furniture.
Ground	Riccarton Avenue	N/A	<i>Occupied</i>	Approved	Cracking to shear walls and floors outside the shear walls. Damage above doors to Rolleston Theatre.	All work complete except for finishing of clinical skills area and rear foyer. <i>This is due to be completed next week</i> . Front area will have hoarded area for deliveries for some time as loading bay is out of action.
Level 1	Riccarton Avenue	N/A	<i>Occupied</i>	Approved	<i>Refer previous reports</i>	<i>Occupied</i>
Level 2	Riccarton Avenue	N/A	<i>Occupied</i>	Approved	<i>Refer previous reports</i>	<i>Occupied</i>
Level 3	Riccarton Avenue	N/A	by early March 2013	<i>Not Approved</i>	Major damage to all partition walls. All require removal and replacement. Cracking to shear walls. Highest level of cracking to floor. Floor beams to be strengthened (not related to cracking). Also level 4 floor beams to be strengthened (level 3 ceiling).	<i>The work is practically complete awaiting essential equipment.</i>
Level 4	Riccarton Avenue	N/A	<i>Occupied</i>	Approved	<i>Refer previous reports</i>	<i>Occupied</i>
Level 5	Riccarton Avenue	N/A	<i>Mid-March 2013</i>	<i>Not Approved</i>	Cracking to shear walls and floor outside of shear walls. Library shelving heavily damaged. Some floor cracking inside shear walls.	Earthquake repair work is complete. New fitout and funding has been approved. Contractor has been appointed. Work has started. <i>Fixtures and Fitting have been ordered.</i>
Level 6	Riccarton Avenue	N/A	End of Feb 2013	<i>Not Approved</i>	Cracking to shear walls and floor outside of shear walls. Library shelving heavily damaged.	Earthquake repairs work is complete. New fitout and funding has been approved. Contractor has been appointed. Work has started. <i>Fixtures and Fitting have been ordered.</i>
Level 7	Riccarton Avenue	N/A	<i>Occupied</i>	Approved	<i>Refer previous reports</i>	<i>Occupied</i>
Level 8	Riccarton Avenue	N/A	<i>Occupied</i>	Approved	<i>Refer previous reports</i>	<i>Occupied</i>
Terrace House	4 Oxford Terrace	Green	Occupied	Approved	Refer previous reports.	Occupied
Sophia House	72 Oxford Terrace	N/A	Occupied	Approved	Refer previous reports.	Occupied
MIHI	45 Cambridge Terrace	Green	Occupied	Approved	Refer previous reports.	Occupied
Barrington Clinic	10 Athelstan St	Green	Occupied	Approved	Refer previous reports.	Occupied
Temporary Accommodation	35 Cambridge Terrace	N/A	Occupied	Approved	Refer previous reports.	Occupied
Student Accommodation	34 Gloucester Street	N/A	Occupied	Approved	Refer previous reports.	Occupied - 6th cabin to be relocated in due course to provide staff view. Some exterior work to occur in due course.
House	36 Cashel Street	Green	Occupied	Approved	Post June 13 - Inspected by Holmes Consulting - no issues. Cosmetic damage to internal plaster walls - will require repair. Post Dec 23 - inspected by PSD and Holmes. No issues.	All relevant reports have been received and Property Services have recommended that the CBRG approve occupancy.
Student Accommodation	277 Montreal Street	N/A	Occupied	Approved	<i>Refer previous reports.</i>	<i>Code Compliance Certificate Received. Some exterior maintenance to occur in due course.</i>
Student Accommodation	14 Gloucester Street	Red	<i>Can be occupied</i>	<i>Approved</i>	Internal chimney and side verandah are damaged. Extensive plaster damage inside - all plaster will need to be removed. Post Dec 23 - no requirement to inspect as not occupied. Will be signed off once building work completed.	Waiting for EQC inspection. Wall plaster has now been removed in preparation for linings and work is complete to a non-consentable level. Occupation date extended to reflect likely delay due to CCC consent requirement. Building consent submitted to CCC. Contractors have commenced non-consentable work. CCC has lost consent payment again. BUILDING CONSENT HAS BEEN RECEIVED. Foundation work complete. Insulation completed. Preline inspection for ground floor complete. Internal work is now complete. Work to repair verandah complete. Access ramp almost completed. <i>CCC has inspected and now awaiting paperwork. Some exterior maintenance to occur in due course.</i>
Avon House	10 Oxford Terrace	Green	Not-Occupied	Not-Approved	Cracking to foyer floor, movement in internal partitioning. Post June 13 - Inspected by Holmes Consulting, no further damage. Post Dec 23 - inspected by Holmes and Aurecon - no further damage.	The owner is working with their insurer and consultants to determine the cost to repair the building. Once they have established the cost they will determine if it is economically viable to repair it. This will take some time.
36 Oxford Terrace	36 Oxford Terrace	Red	Not-Occupied	Not Approved		Lease terminated - building to be demolished. All equipment and furniture has been removed.