

**From:** [REDACTED]  
**To:** [Sandie Dunsford](mailto:Sandie.Dunsford)  
**Cc:** [REDACTED]  
**Subject:** VUW Student Accom. - 73 & 75 Fairlie Terrace  
**Date:** Thursday, 17 September 2020 10:00:40 AM  
**Attachments:** [image005.png](#)  
[bc513630-8d31-47ff-a8ac-27af99358ba5.png](#)  
[2874\\_75\\_Fairlie\\_Tce\\_investigative\\_works\\_20200915.pdf](#)  
[2874\\_73\\_Fairlie\\_Tce\\_investigative\\_works\\_20200915.pdf.pdf](#)

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Morning Sandie,

Further to the site visit on 10 September, Workspace Architects have advised the locations on the attached plans would provide some early warning on the framing condition and assist in developing the full scope of works for the properties.

Are you able to approve Maycroft to open the areas, [REDACTED]

Let me know if you have any queries.

[REDACTED]  
[REDACTED]



Level 7, 107 Customhouse Quay, Wellington 6011

[REDACTED]

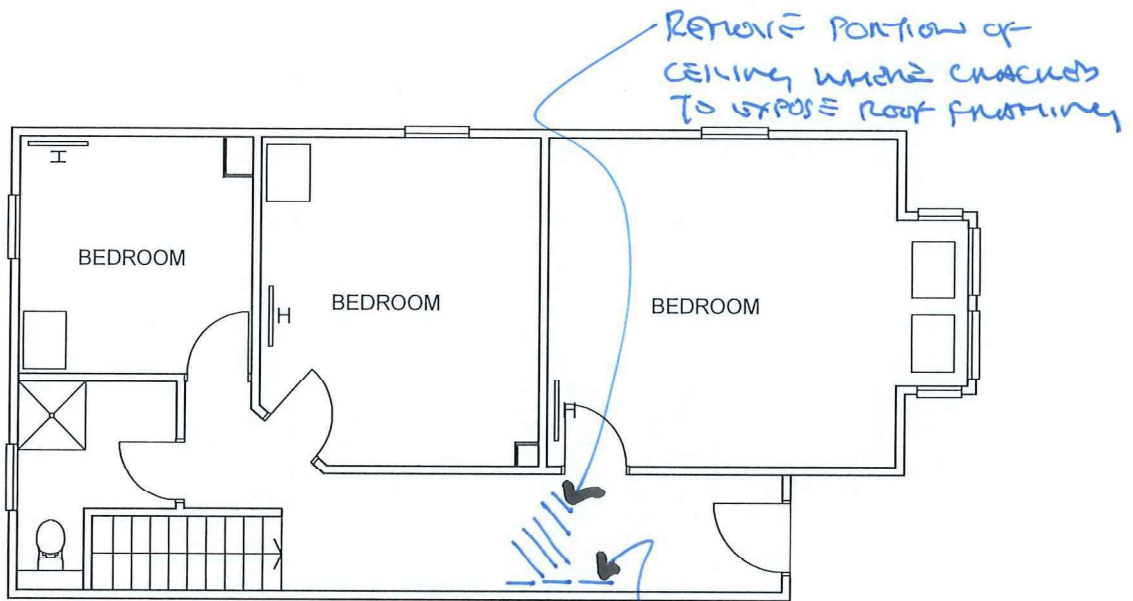
[REDACTED]

[tsamgt.com](http://tsamgt.com)



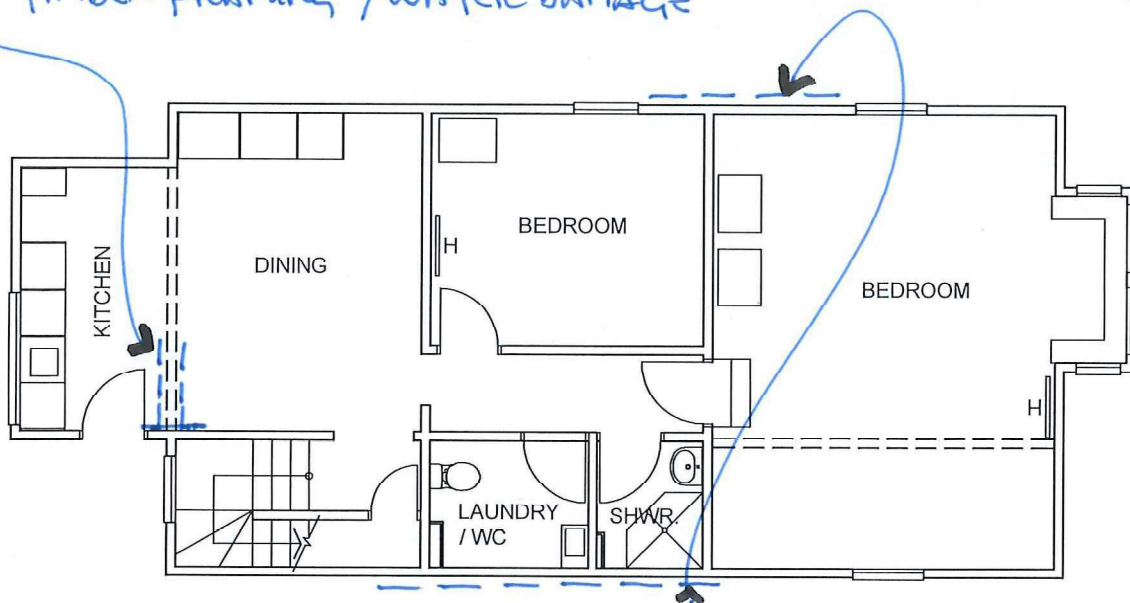
**PRACTITIONER**

# 75 FAIRLIE TERRACE



REMOVE LININGS OFF PELMET BEAM AND WALL TO EXPOSE STRUCTURAL TIMBER FRAMING / WATER DAMAGE

REMOVE WALL LININGS FLOOR TO CEILING WHERE WATER DAMAGE / PEELING PAPER.



REMOVE WALL CLADDING FROM GROUND UP TO APPROX 1M ABOVE FLOOR



**workspace**  
architects

Workspace Architects Limited  
PO Box 24431, Wellington 6142



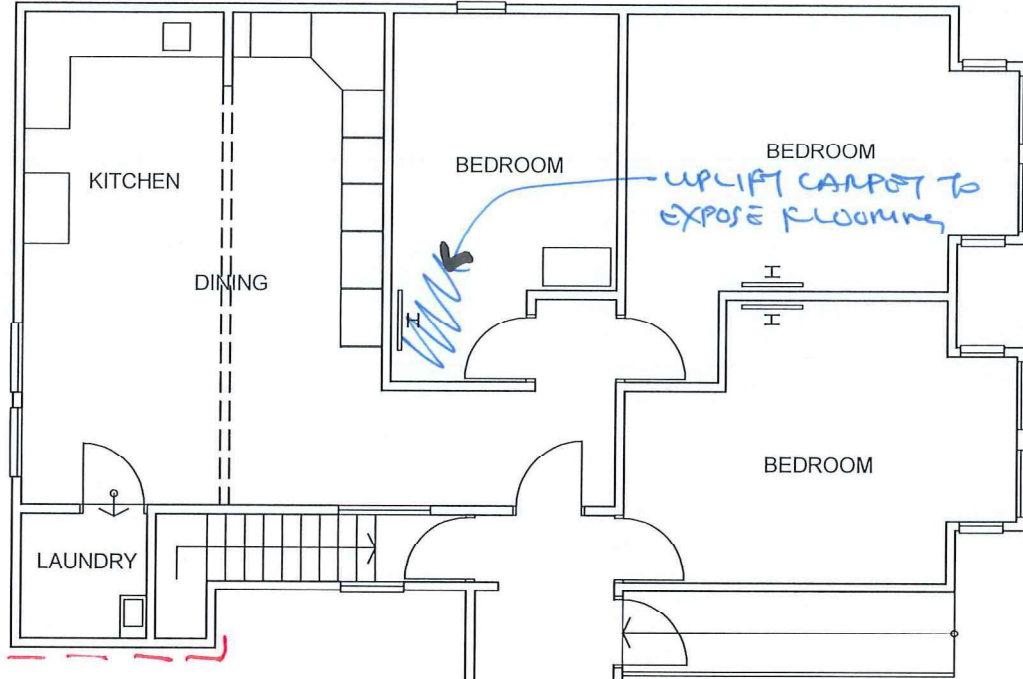
T/ 04 473 2810  
www.workspacearchitects.co.nz

2874 75 FAIRLIE INVESTIGATIVE  
WORKS 15/9/20 20

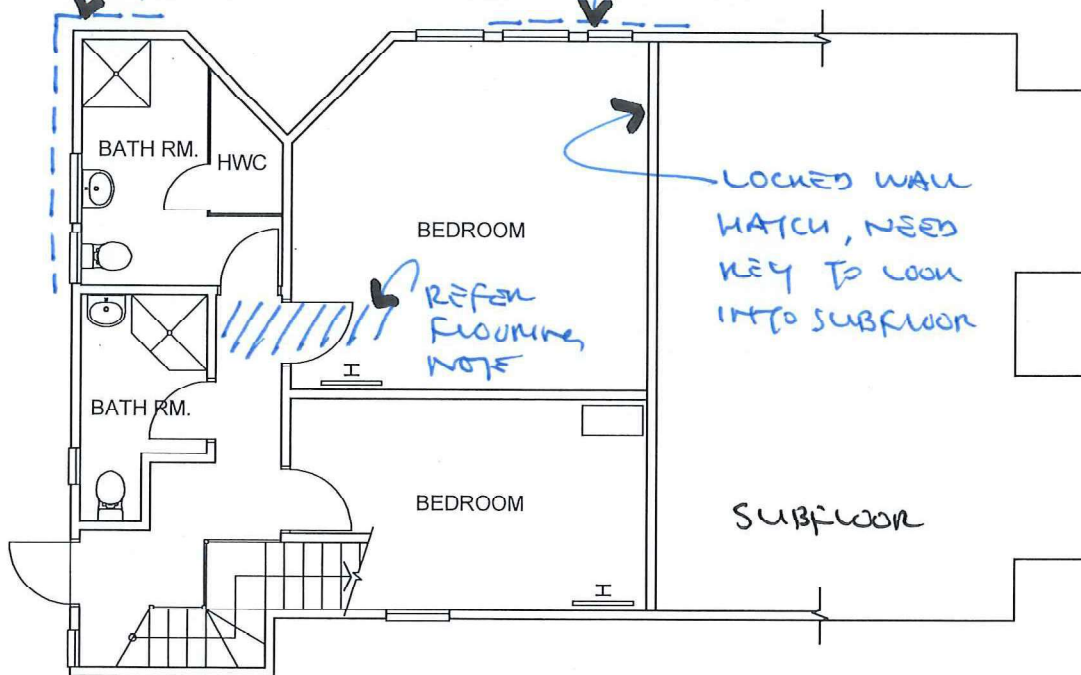
# 73 FAIRLIE TERRACE

////// OPEN UP FLOOR SO THAT WE CAN SEE THE SUBFLOOR FRAMING AND PILES.

----- PLEASE ASCERTAIN MODERN WALL CONSTRUCTION, IS IT ON CAVITY BATTENS JUST FIXED OVER THE OLD WEATHERBOARDS?



REMOVE WALL CLADDING FROM GROUND UP TO APPROX 1M ABOVE THE FLOOR.



**workspace**  
architects

Workspace Architects Limited  
PO Box 24431, Wellington 6142



T/ 04 473 2810  
www.workspacearchitects.co.nz

2874 73 FAIRLIE INVESTIGATIVE  
WORKS 15/9/20 TC

**From:** [REDACTED]  
**To:** [Sandie Dunsford](#)  
**Cc:** [REDACTED]; [William Barber](#); [REDACTED]  
**Subject:** RE: VUW Student Accom. - Te Puni Village 2020-2021 Works Business Case  
**Date:** Friday, 11 September 2020 11:42:29 AM  
**Attachments:** [50774932-848c-4470-893f-3228c8f40a19.png](#)  
[image001.png](#)  
[200911\\_Business Case University Hall.docx](#)

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Hi Sandie,

Following our walk through of 73 and 75 Fairlie Terrace yesterday, find attached revised business. There are opportunities to review and reduce scope and also note estimates are inclusive of construction costs, professional fees, contingency sums, and exclusive of GST.

Fairlie Terrace estimates have been calculated by known costs on similar sized properties during our 2019-2020 works, Rawlinsons estimate, and costing received from Maycroft.

[REDACTED]

Section 5 to be completed by VUW/Uni Hall.

Should you have any queries on the attached, please let me know.

[REDACTED]

Level 7, 107 Customhouse Quay, Wellington 6011

[REDACTED]

[REDACTED]

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---

**From:** [REDACTED]  
**Sent:** Friday, 4 September 2020 4:41 PM  
**To:** Sandie Dunsford ([sandie.dunsford@vuw.ac.nz](mailto:sandie.dunsford@vuw.ac.nz)) <[sandie.dunsford@vuw.ac.nz](mailto:sandie.dunsford@vuw.ac.nz)>  
**Cc:** [REDACTED]; William Barber <[william.barber@vuw.ac.nz](mailto:william.barber@vuw.ac.nz)>; [REDACTED]  
[REDACTED]  
**Subject:** RE: VUW Student Accom. - Te Puni Village 2020-2021 Works Business Case

Afternoon Sandie,

Please find attached the business case document for University Hall.

I began filling in section 5 for 73 and 75 Fairlie as they are Pacifica housing properties, but thought Uni Hall would be better suited to input here (tried to get hold of [REDACTED] earlier in the week on this). The scope section is likely to be too detailed, and I can trim this back if needed.

I have excluded the costs as I am wanting to go through these again with [REDACTED] to ensure we are comfortable with what is put forward. Costs are likely to be on the higher side for 73 and 75 Fairlie due to the condition (scrap corrugate sheets) of the exterior, and known asbestos - it may be beneficial to walk through both with yourself, Rainsforth and Mark? [REDACTED] is going to send through the pricing of other HLH refurbishment and mountain bike houses completed by Studholmes for price comparison to Maycroft.

Please let me know if you have any queries.

Enjoy the weekend

[REDACTED]  
[REDACTED]

Level 7, 107 Customhouse Quay, Wellington 6011

[REDACTED]  
[REDACTED]

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---

**From:** [REDACTED]

**Sent:** Thursday, 3 September 2020 4:36 PM

**To:** Sandie Dunsford ([sandie.dunsford@vuw.ac.nz](mailto:sandie.dunsford@vuw.ac.nz)) <[sandie.dunsford@vuw.ac.nz](mailto:sandie.dunsford@vuw.ac.nz)>

**Cc:** [REDACTED]; William Barber  
<[william.barber@vuw.ac.nz](mailto:william.barber@vuw.ac.nz)>

**Subject:** RE: VUW Student Accom. - Te Puni Village 2020-2021 Works Business Case

Hi Sandie,

[REDACTED]  
[REDACTED]  
[REDACTED]

University Hall, for 73 & 75 Fairlie Terrace [REDACTED]

[REDACTED] is in draft and I will go through with [REDACTED] tomorrow.

If you have any queries or comments on the attached, please let me know.

Cheers,

[REDACTED]  
[REDACTED]

Level 7, 107 Customhouse Quay, Wellington 6011

[REDACTED]  
[REDACTED]

[tsamgt.com](http://tsamgt.com)

---

**From:** [REDACTED]

**Sent:** Wednesday, 2 September 2020 3:17 PM

**To:** Sandie Dunsford ([sandie.dunsford@vuw.ac.nz](mailto:sandie.dunsford@vuw.ac.nz)) <[sandie.dunsford@vuw.ac.nz](mailto:sandie.dunsford@vuw.ac.nz)>

**Cc:** [REDACTED] William Barber  
<[william.barber@vuw.ac.nz](mailto:william.barber@vuw.ac.nz)>

**Subject:** VUW Student Accom. - Te Puni Village 2020-2021 Works Business Case

Afternoon Sandie,

As discussed earlier, find attached first cut at the business case document for Te Puni Village. Are you able to have a quick read over to ensure that I have completed the relevant sections, or have any tweaks before diving into the other Halls.

[REDACTED]

Let me know if you have any queries or tweak to the attached.

Cheers,

[REDACTED]



Level 7, 107 Customhouse Quay, Wellington 6011

[REDACTED]

[REDACTED]

[tsamgt.com](http://tsamgt.com)



**PRACTITIONER**

## BUSINESS CASE SUBMISSION

<b>Project Name</b>		University Hall Deferred Maintenance: Refurbishment Works: 73 & 75 Fairlie Terrace; [REDACTED] [REDACTED] [REDACTED]	
<b>Sponsoring Department</b>		Student Accommodation	
<b>Project Sponsor</b>		Rainsforth Dix	
<b>Project Manager</b>	<b>Name:</b>	Sandie Dunsford	
	<b>Tel:</b>	027 563 5230	
	<b>Email:</b>	sandie.dunsford@vuw.ac.nz	
<b>Proposed Start/End Date</b>		Start: Nov. 2020	End: Feb. 2021
<b>Estimated Project Costs Range</b>		[REDACTED]	
<b>Allowed for in Annual Management Plan budget?</b>		Yes, [REDACTED]	

### 1 PROJECT DEFINITION

The University Hall portfolio has not had major refurbishment, or maintenance works, completed for several years leading to areas of building failure that require remediation [REDACTED]

Refurbishment works are to achieve Wellington City Council rental warrant of fitness standards.

### 2 STRATEGIC RATIONALE

Refurbishment works are proposed to 73 & 75 Fairlie Terrace, [REDACTED] to improve the student accommodation experience.

### 3 TARGET OUTCOME AND BENEFITS

The outcomes proposed as a result of the Project: improve the University Hall dwelling occupancies and reach Wellington City Council rental warrant of fitness standards.

Works to be completed over the November - February closure period, prior to arrival of 2021 residents.

### 4 OPPORTUNITY AND BACKGROUND

#### i. Background

**Opportunity to improve student accommodation experience**



- The University Hall portfolio is comprised of housing stock of varying ages and condition. As a result of minimal refurbishment and maintenance works, some houses require substantial remediation works, and in some instances demolition (due to estimate costs to remediate).
- Student experience will be improved by the upgraded internal refurbishment works, including: heating and ventilation enhancements; insulation; bathroom upgrades; kitchen amenities (incl. extraction).
- Financial improvements will be achieved during the works by improving the dwellings Rateable Values.

## 5 RELEVANCE TO MĀORI

Pacifika Housing...

## 6 OTHER OPTIONS CONSIDERED

N/A

## 7 SCOPE & QUALITY

### i. Project Description

Each refurbishment property to reach the Wellington City Council Rental Warrant of Fitness standards and guidelines.

### ii. Project Scope

IN SCOPE	OUT OF SCOPE
<b>Refurbishment Works:</b>	
<b>General Builders Work</b> <ul style="list-style-type: none"> <li>• Demolition where required including removal of chimneys; doors to be trimmed and adjusted; all doors to have floor/skirting mounted door stop; repair any external fabric damage to maintain buildings weathertightness; exterior - replace any missing weatherboard or hording; fittings - built in furniture ensure wardrobes, shelving are in good fit for purpose condition</li> </ul>	Required works to structural members (retaining walls, piles) have are not included within scope as have not been investigated by the consultant team.
<b>Electrical</b> <ul style="list-style-type: none"> <li>• Retain all LED fittings and replace any non-LED bulbs/fittings with LED; remove</li> </ul>	



<p>all wall mounted heaters, make safe wiring and convert outlets to double socket; reconnect kitchen as required; power points in living areas to be converted to double power points incorporating USB outlets; survey and comment on state of fuse boards, earthing rods, and wiring</p>	
<p>[REDACTED]</p> <ul style="list-style-type: none"> <li>• [REDACTED]</li> </ul>	<p>[REDACTED]</p>
<p><b>Insulating</b></p> <ul style="list-style-type: none"> <li>• Wall insulation to be carried out if during the course of refurbishment works external wall linings are removed; ensure insulation is fit for purpose, remove and replace or put in where appropriate</li> </ul>	
<p><b>Painting and Decorating</b></p> <ul style="list-style-type: none"> <li>• Interior and exterior paint; removal of existing lead-based paint (where identified); remove textured wallpaper and prepare surface for Level 4 plaster/paint finish</li> </ul>	
<p>[REDACTED]</p>	<p>[REDACTED]</p>

<ul style="list-style-type: none"> <li>• [REDACTED]</li> </ul>	
<p><b>Roofing</b></p> <ul style="list-style-type: none"> <li>• Supply and install ColourSteel roofing system; ensure guttering, down pipes and gully traps are clean and fit for purpose</li> <li>• [REDACTED]</li> </ul>	
<ul style="list-style-type: none"> <li>• [REDACTED]</li> </ul>	[REDACTED]
<ul style="list-style-type: none"> <li>• [REDACTED]</li> </ul>	
<ul style="list-style-type: none"> <li>• [REDACTED]</li> </ul>	

## 8 PROJECT DELIVERABLES & TIMELINE

The following table highlights the key monthly project deliverables and timeline that are in scope for this project.

Key Deliverable	Target Start Date	Forecasted Completion Date	Comment
Refurbishment Works: 73 & 75 Fairlie Terrace [REDACTED]	09 Nov 2020 [REDACTED]	05 Feb 2021 [REDACTED]	Refurbishment (internal and external) of Fairlie Terrace sites [REDACTED]

Key Deliverable	Target Start Date	Forecasted Completion Date	Comment
[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]

## 9 PROJECT COMPLETION CRITERIA

### Project Completed (“Done”):

This project will be regarded as “completed” when all scoped works have been completed and signed off by relevant parties, i.e. architect and project manager, and Practical Completion achieved.

### Project Successful (“Won”)

The project is successful if all works are completed within the targeted timeframe (November 2020 - February 2021), and project budget of [REDACTED]

## 10 FINANCIAL ANALYSIS

Refer below table detailing estimate costs for each of the properties. These figures are inclusive of: construction costs, professional fees, contingency sums, and exclusive of GST.

Phase	Cost Estimate	FY Target
[REDACTED]	[REDACTED]	[REDACTED]
[REDACTED]	[REDACTED]	[REDACTED]
73 Fairlie Terrace	[REDACTED]	2020/21
75 Fairlie Terrace	[REDACTED]	2020/21
[REDACTED]	[REDACTED]	[REDACTED]
<b>Total (ex GST)</b>	[REDACTED]	

There are opportunities to reduce scope, or defer to future years.

## 11 RISKS

The following table identifies key risks to the success of the proposal and how these risks are intended to be mitigated. The residual risk is considered to be Medium by the project team.

Description of Risk	Inherent Risk Level Likelihood x Impact	Mitigation Strategy	Residual Risk Likelihood x Impact
Asbestos Containing Material (ACM) identified during works	Medium likelihood and high impact	Complete refurbishment and demolition surveys prior to undertaking project works	Medium likelihood and low impact
Disruption/complaints from neighboring properties	High likelihood and medium impact	Inform neighboring properties of proposed works. Works to be completed within WCC guidelines for hours for noisy construction work	Medium likelihood and low impact

Approvals delay long lead item procurement.	Moderate likelihood and high impact	Procure long lead items ahead of contract works approval	Low likelihood and moderate impact
Cost run over.	Moderate likelihood and high impact	Correct budget management and risk reporting	Low likelihood and high impact
Scope changes adding cost and programme delays.	Moderate likelihood and high impact	Ongoing stakeholder engagement via monthly reporting and meeting with approval gates as designs progress.	Low likelihood and high impact

## 12 BUSINESS CASE SUBMISSION SIGN-OFFS

### Project Manager

Confirm to best of my knowledge this business case is complete and accurately captures all costs, benefits, risks and other aspects pertaining to this investment decision.

Name:

Signature:

Date:

### Sponsor

Confirm that I have reviewed and support this business case and will take accountability for monitoring the project execution and the realisation of the anticipated project benefits and outcomes.

Name:

Signature:

Date:

*Evidence of approval can be provided electronically (email, electronic signature, etc.)*

## 13 BUSINESS CASE ASSESSMENT SIGN-OFFS

Project Owners are encouraged to informally discuss the business case early in the process and throughout with Finance, but the formal receipt date will not commence until Submission sign-offs above have been completed).

**Date business case received for assessment:** \_\_\_\_\_

**Date Finance Review completed:** \_\_\_\_\_

**Signed:** \_\_\_\_\_

**Finance Report Attached?** Yes / No [delete as appropriate]. *Note – only business cases which have been through Finance Review can be approved by the DFA holder.*

**Please note: it is the approver's responsibility in conjunction with SLT to determine the priority/affordability of any initiative relative to the funds available at any point in time.**

## 14 APPROVALS

Confirm that the Business Case (including the one page Finance review) have been considered and approved by the applicable approvers as detailed below:

	Applicable	Date Approved
Individual Authorised by the Delegations Statute: Name:	Y/N	
SLT	Y/N	
Finance Committee	Y/N	
Council	Y/N	

**From:** [REDACTED]  
**To:** [Sandie Dunsford](#)  
**Cc:** [Marie Gough](#); [REDACTED]  
**Subject:** RE: VUW Student Accom. - Uni Hall 2020 Works  
**Date:** Wednesday, 29 July 2020 5:04:29 PM  
**Attachments:** [image001.png](#)  
[200713\\_VUW Uni Hall Cost Summary.pdf](#)

---

Hi Sandie,

Thanks for that - attached is the report with the watermark removed.

Let me know if you need anything further.

[REDACTED]  
[REDACTED]  
Level 7, 107 Customhouse Quay, Wellington 6011  
[REDACTED]  
[REDACTED]

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---

**From:** Sandie Dunsford <[sandie.dunsford@vuw.ac.nz](mailto:sandie.dunsford@vuw.ac.nz)>  
**Sent:** Wednesday, 29 July 2020 3:28 PM  
**To:** [REDACTED]  
**Cc:** Marie Gough <[marie.gough@vuw.ac.nz](mailto:marie.gough@vuw.ac.nz)>; [REDACTED]  
**Subject:** RE: VUW Student Accom. - Uni Hall 2020 Works

Thank you [REDACTED] looking forward to seeing the numbers..

On another note I have spoken to Rainsforth with regards to the draft memo for the 2019/20 works close out memo which she is happy with me to send onto Mark.

Could you please re-send without the draft watermark and I will onforward and set up a meeting with Mark, Rainsforth, [REDACTED] and myself to go through.

Thank you

Sandie

---

**From:** [REDACTED]  
**Sent:** Wednesday, 29 July 2020 1:22 PM  
**To:** Sandie Dunsford <[sandie.dunsford@vuw.ac.nz](mailto:sandie.dunsford@vuw.ac.nz)>  
**Cc:** Marie Gough <[marie.gough@vuw.ac.nz](mailto:marie.gough@vuw.ac.nz)>; [REDACTED]  
**Subject:** VUW Student Accom. - Uni Hall 2020 Works

Afternoon Sandie,

Just following on from last weeks meeting regarding the 2020 Uni Hall works being captured. [REDACTED]  
[REDACTED]



[Redacted]

[Redacted]

[Redacted] (noting the priority flats for the University are 73 and 75 Fairlie Terrace which have significant external works - a walkthrough here may be beneficial). [Redacted]

[Redacted]

Please give me a call if you have any queries.

[Redacted]



Level 7, 107 Customhouse Quay, Wellington 6011

[Redacted]

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PRACTITIONER



**MEMORANDUM**

**Project Name:** Student Accommodation University Hall  
**To:** Rainsforth Dix, Director Student and Campus Living  
**From:** TSA Management  
**Date:** Monday, 13 July 2020  
**Subject:** University Hall

**Introduction**

This memo serves to capture the initial project brief and scope, and identify the additional pieces of works, scoping/documentation, and investigations, that were not captured in the early stages of project and budget development.

Description	Project Budget	Forecast Total	Variance
Main Contractor Hard Fit-Out			
Sub-Divisional Hard Fit-Out			
Soft Fit-Out			
Consultancy			
<b>TOTAL</b>			

**Initial Project Brief**

The initial brief for the University Hall properties was from each to reach the Wellington City Council Residential Warrant of Fitness as the minimum standard by 2021-2022. This scope was used to establish the initial project budget of [redacted] per property.

In summary, the main areas of focus for the remediation were weathertightness, plumbing repairs and upgrades, heating, and insulation upgrades. This scope was derived from the CheckHomes investigations and reporting. It was from this report that the budget per property was established.

**Upgrade/Refurbishment Works**

During initial site visit(s) with the Accommodation team it was advised by the University notified that refurbishment works were to take place as the University were wanting to improve the student experience and satisfaction.

General refurbishment scope included: internal and external painting; carpet refresh; bathroom upgrades; kitchen joinery upgrade/repairs; improving heating facilities.

Following these site visits with the Accommodation team, it was understood from the University that refurbishment works were to be carried throughout the portfolio, [redacted]

**Unanticipated Consultant Scope**

The following scope were not foreseen at the initial project setup as being required, or included, within the proposed 2019-2020 Deferred Maintenance budget:

- CheckHome; building inspectors [redacted]

- Inspection reports were completed by CheckHomes for the majority of the University Hall portfolio, providing itemised scope of works required to make each dwelling compliant.
- Engeo; geotechnical and hazardous material [REDACTED]
  - Hazardous material inspections were undertaken during the 2019-2020 works where lead based paint, and asbestos materials were identified on-site.
  - [REDACTED]
- [REDACTED]
- Novare Design; structural engineers [REDACTED]
  - Structural advice was known from the CheckHome reports, however, additional sites were identified during the works and at request of the University.
- Workspace Architects; architecture [REDACTED]
  - Level of design documentation required for Building Consent applications exceeded original views.
  - Ongoing details required due to issues found on sites.
  - External pathway upgrades and make safe works.
  - Development of update and correct floor plans for each University Hall dwelling (incl. 2020-2021 proposed properties).

#### Unforeseen Site Works

During the progress of the works, several scope items were not known due to both restricted access and only visual inspections completed. The below notes summarises the items uncovered which have caused additional project expenditure and a rough estimate of incurred costs:

- Non-compliant subfloor framing, and pile damage: [REDACTED]
- Exterior weatherboard damage: [REDACTED]
- Floor plan change(s) to accommodate open plan living and additional bedrooms: [REDACTED]
- Asbestos material removal: [REDACTED]
- Condition of exterior paint, including lead based paint removal: average [REDACTED]

#### Overall Project Spend

The forecast final spend, including consultancy fees, for the 2019-2020 project works is [REDACTED] with works being undertaken across 8 properties and landscaping works.

Split across the 2019-2020 properties, the final spend equates to an average of [REDACTED]. Due to the differing sizes of the flats, including total room numbers and corresponding vital areas (kitchens and bathrooms) this creates a somewhat skewed figure. The below identifies the average spend across single and multi-unit properties (inclusive of exterior works).

TSA

Single unit cost per bed: [REDACTED]

Multi-unit cost per bed: [REDACTED]

To capture the spend on external items, see below:

Average external costs:

- roof replacement: [REDACTED]
- single storey exterior painting: [REDACTED]
- two-storey exterior painting: [REDACTED]
- three-storey exterior painting: [REDACTED]
- single storey scaffold: [REDACTED]
- multi-storey scaffold: [REDACTED]

**Forecast Remaining Portfolio**

[REDACTED]

Based on these inspections, and known construction costs, we have estimated construction value for the remaining portfolio works. This in turn shows the forecast spend per bed to decrease over the course of project works, refer below. This accounts for some properties having reduced scope for areas of works, i.e. exterior painting due to existing condition. Reduction in scope to high-value refurbishment spaces (kitchens, bathrooms) will also be considered moving forward to reduce overall spend.

[REDACTED]

Author: [REDACTED]

cc: Sandie Dunsford - Victoria Accommodation - Victoria University of Wellington  
Marie Gough - Victoria Accommodation - Victoria University of Wellington  
[REDACTED]

Attachments: Nil

**From:** \_\_\_\_\_  
**Cc:** [Sandie Dunsford](#); [Marie Gough](#)  
**Subject:** VUW Student Accom. - House Scoping  
**Attachments:** [FT73.zip](#)  
[FT75.zip](#)  
\_\_\_\_\_

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Good morning both,

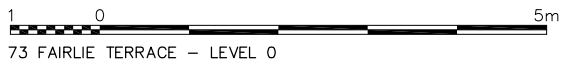
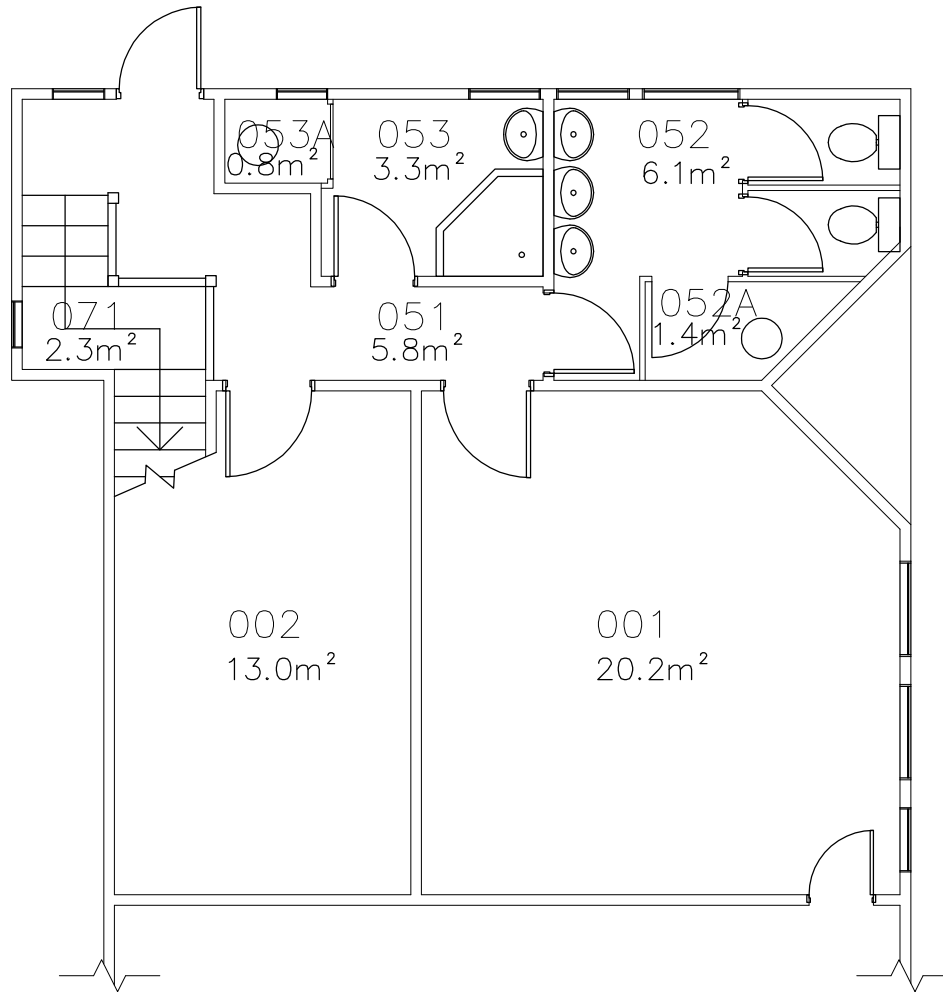
Invite to walk through Fairlie Terrace (73 & 75) and \_\_\_\_\_ to complete updated floor plans scoping drawings.  
Attached existing floor plans.

Will limit attendees for this exercise, but if further access is needed prior to Maycroft pricing we can arrange following issue of updated docs. 73 & 75 are tenanted but will have access throughout.

If this time doesn't suit, let me know and we can alter.

Cheers,

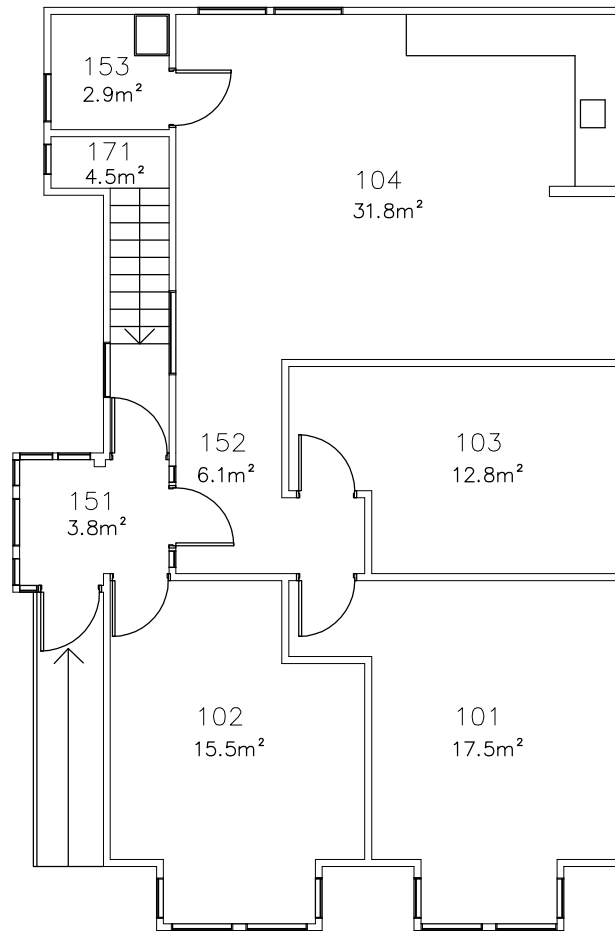
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Level 0  
73 Fairlie Tce  
Student Accom.

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01.11.13	NTS





73 FAIRLIE TERRACE - LEVEL 1

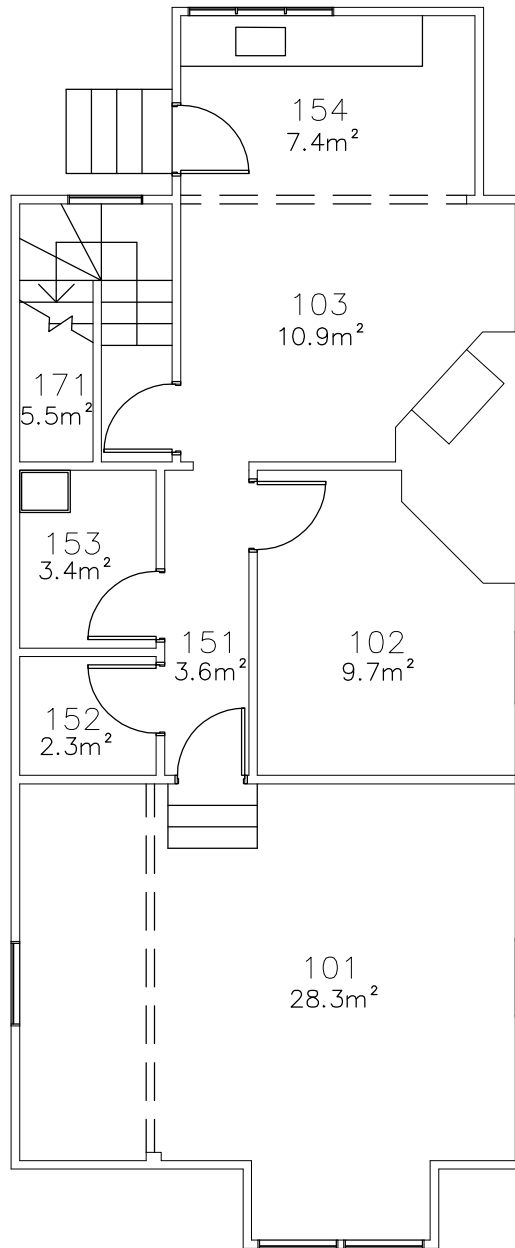


Level 1  
73 Fairlie Tce  
Student Accom.

SHEET

C REV

01.11.13	DATE	NTS	SCALE
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75 FAIRLIE TCE - LEVEL 1



SHEET

Level 1  
75 Fairlie Tce  
Student Accom.

REV

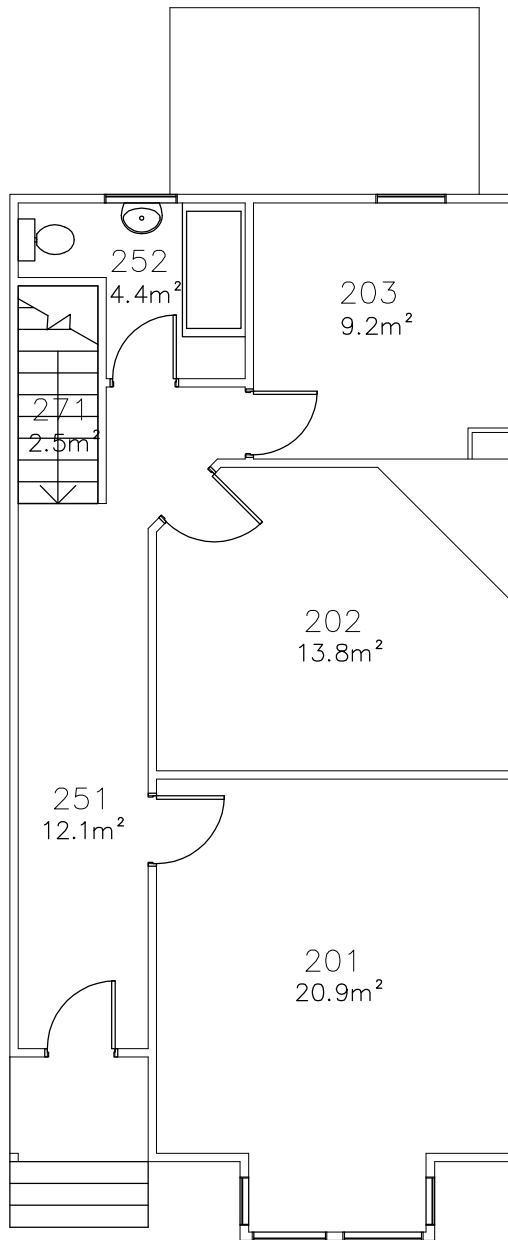
B

06.09.13

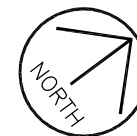
DATE

SCALE

NTS



75 FAIRLIE TCE - LEVEL 2



SHEET

Level 2  
75 Fairlie Tce  
Student Accom.

REV

B

06.09.13

DATE

SCALE

NTS

**From:** [Belinda Marshall](#)  
**To:** [Sandie Dunsford](#)  
**Subject:** Exterior Colour Scheme for 73 and 75 Fairlie Tce  
**Date:** Tuesday, 10 September 2019 2:36:02 PM  
**Attachments:** [73 & 75 Fairlie Tce Kelburn ext.doc](#)

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Hi Sandie

Attached are the colour schemes for 73 & 75 FT that will fit in the new VUW pallet that runs along that street.

Just a reminder the blue building signs for those houses do not comply with the VUW branded green signage. I have all the specifications and guidelines should you need them.

Warm regards

Belinda

Noho ora mai.

**Belinda Marshall, Campus Development Design Coordinator**

Phone: +64-4-463 6606, 027 563 6606

Room 311A, Central Services Building


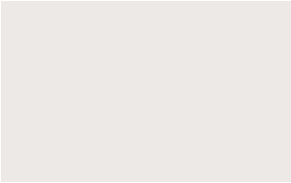

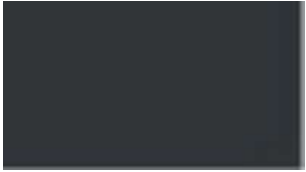
Victoria University of Wellington, Gate 7, Kelburn Parade  
PO Box 600, Wellington 6140.

**73 & 75 Fairlie Tce  
Kelburn  
Wellington**

**Exterior**


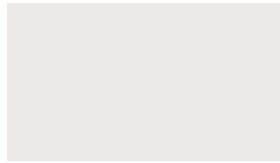

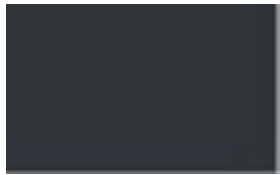
29 January 2018

# Exterior

Placement	Colour	Sample
<b><u>COLOUR OPTION 75 Fairlie Tce</u></b>		
Weatherboards	<b>Resene Quarter Tapa N73-006-106</b>	
Barge & Fascia boards Soffits Window frames & Sashes Corner Boards	<b>Resene Black White N93-005-100</b>	
Front Door	<b>Resene Dark Tan R37-059-029</b>	
Roof	<b>Resene Grey Friars N35-004-253</b>	

75 Fairlie Tce, Kelburn

# Exterior

Placement	Colour	Sample
<b><u>COLOUR OPTION 73 Fairlie Tce</u></b>		
Weatherboards	<b>Resene Half Copyrite G82-011-091</b>	
Barge & Fascia boards Soffits Window frames & Sashes Corner Boards	<b>Resene Black White N93-005-100</b>	
Front Door	<b>Resene Dark Tan G49-012-146</b>	
Roof	<b>Resene Grey Friars N35-004-253</b>	

73 Fairlie Tce, Kelburn