

Electrical Inspection Report

07/09/2020

Natasha Hamlin
24 Fawcett Street
St Kilda
Dunedin

Site: 24 Fawcett Street, Dunedin.

Carry out Visual Electrical Inspection of the above site including Mains Supply, Distribution Boards, Metering, Wiring, Earthing and Switchgear.

A Grading System is provided as a guide to the condition of the Electrical System.

A = Excellent

B = Acceptable

C = Not Acceptable / Substandard

D = Dangerous – requires urgent attention

Mains Supply		comments/recommendations	grade
1	Incoming power supply to property	Overhead from Pole	A
2	Power supply quantity	Single Phase	A
3	Entry:	Mains entry box	A
4	Mains Type:	TPS - Tough plastic Sheathing	A
5	Size:	16mm	A
6	Other		





Main earth & bonding

	comments/recommendations	grade
7 Type:	Driven Rod	A
8 Conductor size:	6mm green sleeved	A
9 Bonding of metal pipework		
10 Stainless steel kitchen bench earthed		
11 Other		
12 Other		

Switchboard & Metering

	comments/recommendations	grade
13 Switchboard type:	Fixed Panel Surface Mount	B
13 *This panel is impregnated with asbestos. It is compliant but would recommend to replace		
14 Overload protection: Circuit Breakers	4 Circuit Breakers	A
14 Overload protection: Fuse Carriers	3 Fuse Carriers	B
15 Electric shock protection: RCD'S		
16 Main Switch	Yes	A
17 Neutral & Earth Bar	with link	A
18 Switchboard wiring	Yes	A
19 Switchboard fireproofing		
20 Meterbox		

Sub-board		grade
23	Sub-board type	
24	Overload protection	
25	Electric shock protection	
26	Main Switch	
27	Neutral & Earth Bar	
27	Neutral & Earth Bar with Link	
28	Sub-board wiring	
29	Sub-board fireproofing	
30	Other: Mains supply TPS	
31	Other:	

Outbuilding 1		comments/recommendations	grade
32	Submain	n/a	
33	Protection (circuitbreakers/fuses)	n/a	
34	Wiring	n/a	
35	Fixtures/Fittings	n/a	
36	Other		
37	Other		

Outbuilding 2		comments/recommendations	grade
38	Submain	n/a	
39	Protection (circuitbreakers/fuses)	n/a	
40	Wiring	n/a	
41	Fixtures/Fittings	n/a	
42	Other		
43	Other		

Wiring		comments/recommendations	grade
44	Lighting	Plastic insulated	A
45	Powerpoints	Plastic insulated	A
45	Powerpoints	Plastic insulated	A
46	Range/Oven/Hob	Plastic insulated	A
47	Water Heater	Plastic insulated	A
48	Heating	Plastic insulated	A
49	Sub-mains - Garage		
50	Roofspace wiring		
51	Surface wiring		
52	Other		

Switches, Outlets, Fixtures and Fittings

		grade
54 Light Switches: General Condition	Excellent	A
55 Light Switches: Sub-standard		
56 Light Fittings: General Condition	Excellent	A
57 Light Fittings: Sub-standard		
58 Pendant Light Droppers: Sub-standard		
59 Exterior Lights: General Condition	Excellent	A
60 Exterior Lights: Sub-standard		
61 Powerpoints: General Condition	Excellent	A
62 Powerpoints: Sub-standard		
63 Range/oven/hob Isolator	Excellent	A
64 Range Connection	Excellent	A
65 Electric range elements etc earthed	Excellent	A
66 Range/hob Elements function		
67 Range & Oven Bake/Grill function		
68 Range & Oven function other		
69 Hot Water Cylinder Wiring Connection	Excellent	A
70 Hot Water Cylinder Isolator	Excellent	A
71 Hot water cylinder casing earthed	Excellent	A
72 Hot water cylinder element earthed	Excellent	A
73 LPG Califont Hot Water Connection		
74 Other		
75 Other		
76 Other		

Smoke Alarms

	comments/recommendations	grade
77 Hall		
78 Living		
79 Lounge		
80 Bedrooms		
81 Other		

Basic Visual Electrical Inspection and Report carried out by:

John Bayne
Registered Electrical Inspector
Registration Number I1413

This report covers the results of a Basic Visual Inspection of the Installation in accordance with AS/NZS 3019:2007.
The opinions expressed at the time of inspection or indeed on the report shall be deemed those held at the time of inspection.

This report shall only apply to readily visible wiring and other apparatus. Accordingly this report shall not apply to parts of the installation which are located in walls, under flooring or underground.

