

Monthly Owners Inspection History

BID: 2274 - 82 Wyndham Street, Auckland Central, Auckland

April 2025 - 27.384375

Inspector:	BC Group Andrew Christini	Email:	andrewchristini@hotmail.com
Mobile:	021 379 594	Phone:	021 379 594
Inspection date:	04/04/2025		
Inspection completed:	Yes		
WOF location:	Entrance Foyer	Log book location:	No Logbook on site. Electronic logbook with Argosy and SiteConnect
Email sent to:	cdodds@argosy.co.nz	Email sent date:	2025-04-05

Contractor sign log book

Checked

Log book is still at the location shown above

Log book has been completed by All IQP Contractors

Log book has been completed by the above inspector during monthly and annual visits

Specified System

Inspected

Riser Mains	✓
Final Exit (means of escape to final exit)	✓
Signs for Communicating Information for Evacuation (means of escape to final exit)	✓
Smoke Separation (means of escape to final exit)	✓

Inspector comments:

Smoke separation not damaged (walls, ceilings, doors).

- I understand this is a work in progress. Please note it will be included in Annual report as BWOF is coming up for renewal.

Please complete remedial works in this area as soon as possible to clear any possible issues.



Monthly Owners Inspection History

BID: 2274 - 82 Wyndham Street, Auckland Central, Auckland



Fire Separations (means of escape to final exits)

✓

Inspector comments:

Noted for records only:
Construction taking place on Ground level as advised by Argosy FM.
(No action required)



Monthly Owners Inspection History

BID: 2274 - 82 Wyndham Street, Auckland Central, Auckland

Signs for specified systems (Instructions for use)



March 2025 - 36.909375

Inspector:	BC Group Andrew Christini	Email:	andrewchristini@hotmail.com
Mobile:	021 379 594	Phone:	021 379 594
Inspection date:	20/03/2025		
Inspection completed:	Yes		
WOF location:	Entrance Foyer	Log book location:	No Logbook on site. Electronic logbook with Argosy and SiteConnect
Email sent to:	cdodds@argosy.co.nz	Email sent date:	2025-03-20

Contractor sign log book

Checked

Log book is still at the location shown above

Log book has been completed by All IQP Contractors

Log book has been completed by the above inspector during monthly and annual visits

Specified System

Inspected

Riser Mains



Final Exit (means of escape to final exit)



Inspector comments:

Noting for the record. Works taking place and the exit partially blocked from inside



Signs for Communicating Information for Evacuation (means of escape to final exit)



Smoke Separation (means of escape to final exit)



Fire Separations (means of escape to final exits)



Inspector comments:

Level 3 - ceiling tile missing

Monthly Owners Inspection History

BID: 2274 - 82 Wyndham Street, Auckland Central, Auckland



February 2025 - 112.998125

Inspector:	BC Group Andrew Christini	Email:	andrewchristini@hotmail.com
Mobile:	021 379 594	Phone:	021 379 594
Inspection date:	07/02/2025		
Inspection completed:	Yes		
WOF location:	Entrance Foyer	Log book location:	No Logbook on site. Electronic logbook with Argosy and SiteConnect
Email sent to:		Email sent date:	

Contractor sign log book

Checked

Log book is still at the location shown above
Log book has been completed by All IQP Contractors
Log book has been completed by the above inspector during monthly and annual visits

Specified System

Inspected

Riser Mains	✓
Final Exit (means of escape to final exit)	✓
Signs for Communicating Information for Evacuation (means of escape to final exit)	✓
Smoke Separation (means of escape to final exit)	✓
Fire Separations (means of escape to final exits)	✓

January 2025 - 218.249375

Inspector:	BC Group Andrew Christini	Email:	andrewchristini@hotmail.com
Mobile:	021 379 594	Phone:	021 379 594
Inspection date:	21/01/2025		
Inspection completed:	Yes		
WOF location:	Entrance Foyer	Log book location:	No Logbook on site. Electronic logbook with Argosy and SiteConnect
Email sent to:	cdodds@argosy.co.nz	Email sent date:	2025-01-21

BWOF on site comments: noted the "date" is not shown on the BWOF declaration. Would recommend reprinting with the date shown.
See photo below.

Monthly Owners Inspection History

BID: 2274 - 82 Wyndham Street, Auckland Central, Auckland

Contractor sign log book

Checked

Log book is still at the location shown above

Log book has been completed by All IQP Contractors

Log book has been completed by the above inspector during monthly and annual visits

Specified System

Inspected

Riser Mains

✓



Final Exit (means of escape to final exit)

✓

Signs for Communicating Information for Evacuation (means of escape to final exit)

✓

Smoke Separation (means of escape to final exit)

✓

Fire Separations (means of escape to final exits)

✓

December 2024 - 145.80104166667

Inspector: BC Group Andrew Christini

Email: andrewchristini@hotmail.com

Mobile: 021 379 594

Phone: 021 379 594

Inspection date: 11/12/2024

Inspection completed: Yes

WOF location: Entrance Foyer

Log book location: No Logbook on site. Electronic logbook with Argosy and SiteConnect

Email sent to:

Email sent date:

Contractor sign log book

Checked

Log book is still at the location shown above

Log book has been completed by All IQP Contractors

Log book has been completed by the above inspector during monthly and annual visits

Specified System

Inspected

Riser Mains

✓

Final Exit (means of escape to final exit)

✓

Signs for Communicating Information for Evacuation (means of escape to final exit)

✓

Smoke Separation (means of escape to final exit)

✓

Fire Separations (means of escape to final exits)

✓

Monthly Owners Inspection History

BID: 2274 - 82 Wyndham Street, Auckland Central, Auckland

November 2024 - 251.05229166667

Inspector:	BC Group Andrew Christini	Email:	andrewchristini@hotmail.com
Mobile:	021 379 594	Phone:	021 379 594
Inspection date:	15/11/2024		
Inspection completed:	Yes		
WOF location:	Entrance Foyer	Log book location:	No Logbook on site. Electronic logbook with Argosy and SiteConnect
Email sent to:	cdodds@argosy.co.nz	Email sent date:	2024-11-15
BWOF on site comments:	I see the B Rad is displayed in the foyer. The reason I ticked "no" was to flag the fact that it appears to without a date on it. Auckland Council won't like that if Audited.		

Contractor sign log book

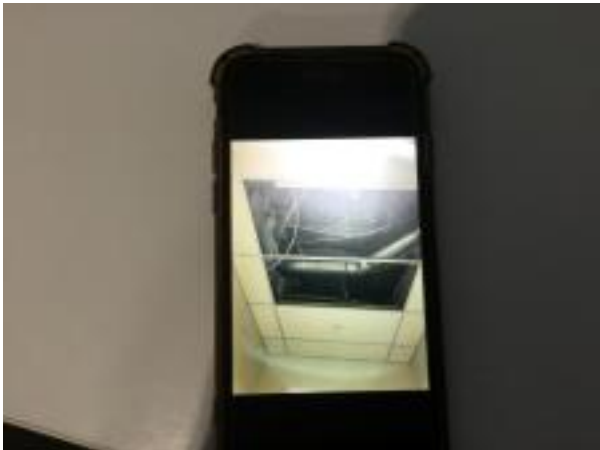
	Checked
Log book is still at the location shown above	✓
Log book has been completed by All IQP Contractors	✓
Log book has been completed by the above inspector during monthly and annual visits	✓

Specified System

	Inspected
Riser Mains	✓
Final Exit (means of escape to final exit)	✓
Signs for Communicating Information for Evacuation (means of escape to final exit)	✓
Smoke Separation (means of escape to final exit)	✓
Fire Separations (means of escape to final exits)	✓

Inspector comments:

I note works taking place on ground level, hence ceiling tiles removed.
Noted here to be "on record only".



October 2024 - 227.23979166667

Inspector:	BC Group Andrew Christini	Email:	andrewchristini@hotmail.com
Mobile:	021 379 594	Phone:	021 379 594
Inspection date:	16/10/2024		
Inspection completed:	Yes		
WOF location:	Entrance Foyer	Log book location:	No Logbook on site. Electronic logbook with Argosy and SiteConnect
Email sent to:		Email sent date:	

Monthly Owners Inspection History

BID: 2274 - 82 Wyndham Street, Auckland Central, Auckland

Contractor sign log book

Checked

Log book is still at the location shown above	✓
Log book has been completed by All IQP Contractors	✓
Log book has been completed by the above inspector during monthly and annual visits	✓

Specified System

Inspected

Riser Mains	✓
Final Exit (means of escape to final exit)	✓
Signs for Communicating Information for Evacuation (means of escape to final exit)	✓
Smoke Separation (means of escape to final exit)	✓
Fire Separations (means of escape to final exits)	✓

September 2024 - 84.534375

Inspector:	BC Group Andrew Christini	Email:	andrewchristini@hotmail.com
Mobile:	021 379 594	Phone:	021 379 594
Inspection date:	12/09/2024		
Inspection completed:	Yes		
WOF location:	Entrance Foyer	Log book location:	No Logbook on site. Electronic logbook with Argosy and SiteConnect
Email sent to:		Email sent date:	

Contractor sign log book

Checked

Log book is still at the location shown above	✓
Log book has been completed by All IQP Contractors	✓
Log book has been completed by the above inspector during monthly and annual visits	✓

Specified System

Inspected

Riser Mains	✓
Final Exit (means of escape to final exit)	✓
Signs for Communicating Information for Evacuation (means of escape to final exit)	✓
Smoke Separation (means of escape to final exit)	✓
Fire Separations (means of escape to final exits)	✓

August 2024 - 189.785625

Inspector:	BC Group Andrew Christini	Email:	andrewchristini@hotmail.com
Mobile:	021 379 594	Phone:	021 379 594
Inspection date:	16/08/2024		
Inspection completed:	Yes		
WOF location:	Entrance Foyer	Log book location:	No Logbook on site. Electronic logbook with Argosy and SiteConnect
Email sent to:	cdodds@argosy.co.nz	Email sent date:	2024-08-16

Contractor sign log book

Checked

Log book is still at the location shown above	✓
Log book has been completed by All IQP Contractors	✓
Log book has been completed by the above inspector during monthly and annual visits	✓

Specified System

Inspected

Riser Mains	✓
Final Exit (means of escape to final exit)	✓

Monthly Owners Inspection History

BID: 2274 - 82 Wyndham Street, Auckland Central, Auckland

Inspector comments:

Cones are obstructing pathway to final exit. Need to be removed.



Signs for Communicating Information for Evacuation (means of escape to final exit)	✓
Smoke Separation (means of escape to final exit)	✓
Fire Separations (means of escape to final exits)	✓

July 2024 - 142.096875

Inspector:	BC Group Andrew Christini	Email:	andrewchristini@hotmail.com
Mobile:	021 379 594	Phone:	021 379 594
Inspection date:	25/07/2024		
Inspection completed:	Yes		
WOF location:	Entrance Foyer	Log book location:	No Logbook on site. Electronic logbook with Argosy and SiteConnect

Email sent to:

Email sent date:

Contractor sign log book	Checked
Log book is still at the location shown above	✓
Log book has been completed by All IQP Contractors	✓
Log book has been completed by the above inspector during monthly and annual visits	✓

Specified System	Inspected
Riser Mains	✓
Final Exit (means of escape to final exit)	✓
Signs for Communicating Information for Evacuation (means of escape to final exit)	✓
Smoke Separation (means of escape to final exit)	✓
Fire Separations (means of escape to final exits)	✓

Monthly Owners Inspection History

BID: 2274 - 82 Wyndham Street, Auckland Central, Auckland

June 2024 - 247.348125

Inspector: BC Group Andrew Christini
Mobile: 021 379 594
Inspection date: 12/06/2024
Inspection completed: Yes
WOF location: Entrance Foyer

Email: andrewchristini@hotmail.com
Phone: 021 379 594

Log book location: No Logbook on site. Electronic logbook with Argosy and SiteConnect

Email sent to:

Email sent date:

Contractor sign log book

Checked

Log book is still at the location shown above
Log book has been completed by All IQP Contractors
Log book has been completed by the above inspector during monthly and annual visits

✓
✓
✓

Specified System

Inspected

Riser Mains
Final Exit (means of escape to final exit)
Signs for Communicating Information for Evacuation (means of escape to final exit)
Smoke Separation (means of escape to final exit)
Fire Separations (means of escape to final exits)

✓
✓
✓
✓
✓

May 2024 - 132.635625

Inspector: BC Group Andrew Christini
Mobile: 021 379 594
Inspection date: 10/05/2024
Inspection completed: Yes
WOF location: Entrance Foyer

Email: andrewchristini@hotmail.com
Phone: 021 379 594

Log book location: No Logbook on site. Electronic logbook with Argosy and SiteConnect

Email sent to:

Email sent date:

Contractor sign log book

Checked

Log book is still at the location shown above
Log book has been completed by All IQP Contractors
Log book has been completed by the above inspector during monthly and annual visits

✓
✓
✓

Specified System

Inspected

Riser Mains
Final Exit (means of escape to final exit)
Signs for Communicating Information for Evacuation (means of escape to final exit)
Smoke Separation (means of escape to final exit)
Fire Separations (means of escape to final exits)

✓
✓
✓
✓
✓

April 2024 - 237.886875

Inspector: BC Group Don Wilson
Mobile: 0274 801 868
Inspection date: 12/04/2024
Inspection completed: Yes
WOF location: Entrance foyer

Email: don_wilson@xtra.co.nz
Phone: ? 09 535 7275

Log book location: No Logbook on site. Electronic logbook with Argosy and SiteConnect

Monthly Owners Inspection History
BID: 2274 - 82 Wyndham Street, Auckland Central, Auckland

Email sent to:

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General comments: Levels Ground and One are undergoing a major refurbishment and fitout for new tenant

Contractor sign log book

- Log book is still at the location shown above
- Log book has been completed by All IQP Contractors
- Log book has been completed by the above inspector during monthly and annual visits

Checked
✓
✓
✓

Monthly Owners Inspection History

BID: 2274 - 82 Wyndham Street, Auckland Central, Auckland

Specified System	Inspected
Riser Mains	✓
Final Exit (means of escape to final exit)	✓
Signs for Communicating Information for Evacuation (means of escape to final exit)	✓
Smoke Separation (means of escape to final exit)	✓
Fire Separations (means of escape to final exits)	✓

March 2024 - 60.721875

Inspector:	BC Group Don Wilson	Email:	don_wilson@xtra.co.nz
Mobile:	0274 801 868	Phone:	? 09 535 7275
Inspection date:	22/03/2024		
Inspection completed:	Yes		
WOF location:	Entrance foyer	Log book location:	No Logbook on site. Electronic logbook with Argosy and SiteConnect
Email sent to:		Email sent date:	
General comments:	Ground and Level 1: major renovation underway - construction site		

Contractor sign log book	Checked
Log book is still at the location shown above	✓
Log book has been completed by All IQP Contractors	✓
Log book has been completed by the above inspector during monthly and annual visits	✓

Specified System	Inspected
Riser Mains	✓
Final Exit (means of escape to final exit)	✓
Signs for Communicating Information for Evacuation (means of escape to final exit)	✓
Smoke Separation (means of escape to final exit)	✓
Fire Separations (means of escape to final exits)	✓

February 2024 - 170.735625

Inspector:	BC Group Don Wilson	Email:	don_wilson@xtra.co.nz
Mobile:	0274 801 868	Phone:	? 09 535 7275
Inspection date:	22/02/2024		
Inspection completed:	Yes		
WOF location:	Entrance foyer	Log book location:	No Logbook on site. Electronic logbook with Argosy and SiteConnect
Email sent to:		Email sent date:	

Contractor sign log book	Checked
Log book is still at the location shown above	✓
Log book has been completed by All IQP Contractors	✓
Log book has been completed by the above inspector during monthly and annual visits	✓

Specified System	Inspected
Riser Mains	✓
Final Exit (means of escape to final exit)	✓
Signs for Communicating Information for Evacuation (means of escape to final exit)	✓
Smoke Separation (means of escape to final exit)	✓
Fire Separations (means of escape to final exits)	✓

Monthly Owners Inspection History

BID: 2274 - 82 Wyndham Street, Auckland Central, Auckland

January 2024 - 275.986875

Inspector: BC Group Don Wilson **Email:** don_wilson@xtra.co.nz
Mobile: 0274 801 868 **Phone:** ? 09 535 7275
Inspection date: 18/01/2024
Inspection completed: Yes
WOF location: Entrance foyer **Log book location:** No Logbook on site. Electronic logbook with Argosy and SiteConnect
Email sent to: **Email sent date:**

Contractor sign log book	Checked
Log book is still at the location shown above	✓
Log book has been completed by All IQP Contractors	✗
Log book has been completed by the above inspector during monthly and annual visits	✗

Specified System	Inspected
Riser Mains	✓
Final Exit (means of escape to final exit)	✓
Signs for Communicating Information for Evacuation (means of escape to final exit)	✓
Smoke Separation (means of escape to final exit)	✓
Fire Separations (means of escape to final exits)	✓

December 2023 - 132.635625

Inspector: BC Group Don Wilson **Email:** don_wilson@xtra.co.nz
Mobile: 0274 801 868 **Phone:** ? 09 535 7275
Inspection date: 06/12/2023
Inspection completed: Yes
WOF location: Entrance foyer **Log book location:** No Logbook on site. Electronic logbook with Argosy and SiteConnect
Email sent to: **Email sent date:**

Contractor sign log book	Checked
Log book is still at the location shown above	✓
Log book has been completed by All IQP Contractors	✓
Log book has been completed by the above inspector during monthly and annual visits	✓

Specified System	Inspected
Riser Mains	✓
Final Exit (means of escape to final exit)	✓
Signs for Communicating Information for Evacuation (means of escape to final exit)	✓
Smoke Separation (means of escape to final exit)	✓
Fire Separations (means of escape to final exits)	✓

November 2023 - 237.886875

Inspector: BC Group Don Wilson **Email:** don_wilson@xtra.co.nz
Mobile: 0274 801 868 **Phone:** ? 09 535 7275
Inspection date: 08/11/2023
Inspection completed: Yes
WOF location: Entrance foyer **Log book location:** No Logbook on site. Electronic logbook with Argosy and SiteConnect

Monthly Owners Inspection History

BID: 2274 - 82 Wyndham Street, Auckland Central, Auckland

Email sent to:

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Contractor sign log book	Checked
Log book is still at the location shown above	✓
Log book has been completed by All IQP Contractors	✓
Log book has been completed by the above inspector during monthly and annual visits	✓
Specified System	Inspected
Riser Mains	✓
Final Exit (means of escape to final exit)	✓
Signs for Communicating Information for Evacuation (means of escape to final exit)	✓
Smoke Separation (means of escape to final exit)	✓
Fire Separations (means of escape to final exits)	✓

October 2023 - 170.259375

Inspector:	BC Group Don Wilson	Email:	don_wilson@xtra.co.nz
Mobile:	0274 801 868	Phone:	? 09 535 7275
Inspection date:	05/10/2023		
Inspection completed:	Yes		
WOF location:	Entrance foyer	Log book location:	No Logbook on site. Electronic logbook with Argosy and SiteConnect
Email sent to:		Email sent date:	

Contractor sign log book	Checked
Log book is still at the location shown above	✓
Log book has been completed by All IQP Contractors	✓
Log book has been completed by the above inspector during monthly and annual visits	✓
Specified System	Inspected
Riser Mains	✓
Final Exit (means of escape to final exit)	✓
Signs for Communicating Information for Evacuation (means of escape to final exit)	✓
Smoke Separation (means of escape to final exit)	✓
Fire Separations (means of escape to final exits)	✓

Monthly Owners Inspection History

BID: 2274 - 82 Wyndham Street, Auckland Central, Auckland

September 2023 - 275.510625

Inspector:	BC Group Don Wilson	Email:	don_wilson@xtra.co.nz
Mobile:	0274 801 868	Phone:	? 09 535 7275
Inspection date:	06/09/2023		
Inspection completed:	Yes		
WOF location:	Entrance foyer	Log book location:	No Logbook on site. Electronic logbook with Argosy and SiteConnect
Email sent to:		Email sent date:	

Contractor sign log book	Checked
Log book is still at the location shown above	✓
Log book has been completed by All IQP Contractors	✗
Log book has been completed by the above inspector during monthly and annual visits	✗

Specified System	Inspected
Riser Mains	✓
Final Exit (means of escape to final exit)	✓
Signs for Communicating Information for Evacuation (means of escape to final exit)	✓
Smoke Separation (means of escape to final exit)	✓
Fire Separations (means of escape to final exits)	✓

August 2023 - 132.635625

Inspector:	BC Group Don Wilson	Email:	don_wilson@xtra.co.nz
Mobile:	0274 801 868	Phone:	? 09 535 7275
Inspection date:	04/08/2023		
Inspection completed:	Yes		
WOF location:	Entrance foyer	Log book location:	No Logbook on site. Electronic logbook with Argosy and SiteConnect
Email sent to:		Email sent date:	

Contractor sign log book	Checked
Log book is still at the location shown above	✓
Log book has been completed by All IQP Contractors	✓
Log book has been completed by the above inspector during monthly and annual visits	✓

Specified System	Inspected
Riser Mains	✓
Final Exit (means of escape to final exit)	✓
Signs for Communicating Information for Evacuation (means of escape to final exit)	✓
Smoke Separation (means of escape to final exit)	✓
Fire Separations (means of escape to final exits)	✓

July 2023 - 237.886875

Inspector:	BC Group Don Wilson	Email:	don_wilson@xtra.co.nz
Mobile:	0274 801 868	Phone:	? 09 535 7275
Inspection date:	06/07/2023		
Inspection completed:	Yes		
WOF location:	Entrance foyer	Log book location:	No Logbook on site. Electronic logbook with Argosy
Email sent to:		Email sent date:	

Monthly Owners Inspection History

BID: 2274 - 82 Wyndham Street, Auckland Central, Auckland

Contractor sign log book

Checked

Log book is still at the location shown above	✓
Log book has been completed by All IQP Contractors	✗
Log book has been completed by the above inspector during monthly and annual visits	✗

Specified System

Inspected

Riser Mains	✓
Final Exit (means of escape to final exit)	✓
Signs for Communicating Information for Evacuation (means of escape to final exit)	✓
Smoke Separation (means of escape to final exit)	✓
Fire Separations (means of escape to final exits)	✓

June 2023 - 84.534375

Inspector:	BC Group Don Wilson	Email:	don_wilson@xtra.co.nz
Mobile:	0274 801 868	Phone:	? 09 535 7275
Inspection date:	08/06/2023		
Inspection completed:	Yes		
WOF location:	Entrance foyer	Log book location:	No Logbook on site. Electronic logbook with Argosy
Email sent to:		Email sent date:	
BWOF on site comments:	BWOF on display expired 1.6.23		

Contractor sign log book

Checked

Log book is still at the location shown above	✓
Log book has been completed by All IQP Contractors	✗
Log book has been completed by the above inspector during monthly and annual visits	✗

Specified System

Inspected

Riser Mains	✓
Final Exit (means of escape to final exit)	✓
Signs for Communicating Information for Evacuation (means of escape to final exit)	✓
Smoke Separation (means of escape to final exit)	✓
Fire Separations (means of escape to final exits)	✓

May 2023 - 189.785625

Inspector:	BC Group Don Wilson	Email:	don_wilson@xtra.co.nz
Mobile:	0274 801 868	Phone:	? 09 535 7275
Inspection date:	04/05/2023		
Inspection completed:	Yes		
WOF location:	Entrance foyer	Log book location:	No Logbook on site. Electronic logbook with Argosy
Email sent to:		Email sent date:	

Contractor sign log book

Checked

Log book is still at the location shown above	✓
Log book has been completed by All IQP Contractors	✗
Log book has been completed by the above inspector during monthly and annual visits	✗

Specified System

Inspected

Riser Mains	✓
Final Exit (means of escape to final exit)	✓
Signs for Communicating Information for Evacuation (means of escape to final exit)	✓

Monthly Owners Inspection History

BID: 2274 - 82 Wyndham Street, Auckland Central, Auckland

Smoke Separation (means of escape to final exit)

✓

Fire Separations (means of escape to final exits)

✓