

THIS DEED OF AGREEMENT is made the

25

day of APRIL.

One thousand nine hundred and eighty one (1981)

BETWEEN THE ROMAN CATHOLIC ARCHBISHOP OF THE ARCHDIOCESE OF

WELLINGTON a "Corporation Sole" (hereinafter with his

successors referred to as "the Proprietor") of the first part

AND HER MAJESTY THE QUEEN acting by and through the Minister of Education (hereinafter referred to as "the Minister") of the second part

WHEREAS

A The Proprietor is the owner of Saint Bernard's College, LOWER HUTT (hereinafter referred to as "the School")

B The School is a Roman Catholic Secondary School for boys only from Form Three (III) to Form Seven (VII) offering Education with a Special Character

C The School was established in 1952 and up to the effective date of integration teaching staff was provided by the Roman Catholic Religious Order of men known as the Marist Brothers of the Schools.

The said Order will continue after the effective date of integration to offer teaching staff to the School, so long as it has members available for that purpose.

D The Minister and the Proprietor have agreed to enter into this Deed of Agreement pursuant to the Private Schools Conditional Integration Act 1975, whereby the School is to be established as an integrated school.

NOW THIS DEED OF AGREEMENT WITNESSETH THAT IT IS HEREBY COVENANTED AGREED AND DECLARED BY AND BETWEEN THE PARTIES HERETO AS FOLLOWS:

1. THAT the Minister and Proprietor HEREBY AGREE that the School is to become an integrated School pursuant to the Private Schools Conditional Integration Act 1975.

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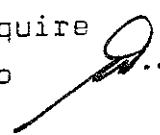
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2. THE School's Special Character as is hereinafter described, shall incorporate the Education with a Special Character as provided in the School AND IT IS HEREBY AGREED AND DECLARED that the School shall at all times in the future be conducted and operated so as to maintain and preserve the School's Special Character and these presents shall be interpreted so as to maintain and preserve the Special Character of the School.

3. ON behalf of the Proprietor it is hereby agreed that:-

- (a) The Proprietor is the owner of all the land and improvements more particularly described in the First Schedule hereto (hereinafter referred to as "the Proprietor's land") and of which for the purposes of this Deed of Agreement, the School premises form part only. The School premises for the purposes of this Deed of Agreement being the land and improvements more particularly described in the Second Schedule hereto (hereinafter referred to as "the School premises").
- (b) The Proprietor shall set apart and appropriate as owner all the School premises and all the chattels and other assets of the Proprietor associated with the School exclusively for the purposes of the School as an integrated School, so that the Controlling Authority of the School shall have the exclusive right to the possession and use of the School premises and chattels -

PROVIDED THAT -

- (i) At the request of the Proprietor, the Board of Governors may grant the use of the School premises and chattels to the Proprietor or other person or persons at any time when the School premises and chattels are not required for School purposes and the Board of Governors shall not unreasonably or arbitrarily withhold its consent. The Board of Governors may require the Proprietor or other person or persons to
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pay a reasonable fee to the Board of Governors as a condition of such use.

- (ii) With the consent of the Proprietor, the Board of Governors may grant the use of the School premises and chattels to other person or persons at any time when the School premises and chattels are not required for School purposes and the Proprietor shall not unreasonably or arbitrarily withhold its consent. The Board of Governors may require any such person or persons to pay a reasonable fee to such Board of Governors as a condition of such use.
- (c) The Proprietor shall accept and meet the liability for all mortgages, liens and other charges upon the land and buildings comprising the School premises.
- (d) The Proprietor shall plan, pay for, and execute the improvements described in the Third Schedule hereto, to the School premises, so as to bring the School buildings and associated facilities forming part of the School premises up to the minimum standard for comparable State Schools prevailing at the effective date of this Deed of Agreement. Such improvements to be carried out in accordance with the dates specified against such improvements in the Third Schedule hereto. The Proprietor shall upon completion of any improvements to the electrical services described in the Third Schedule hereto arrange for the local Electrical Supply Authority to inspect the School premises in terms of Regulation 45 of the Electrical Supply Regulations 1976.
- (e) The Proprietor shall plan, execute and pay for such capital works and associated facilities at the School as may be approved or required, from time to time, by the Minister pursuant to Section 40 (2) (d) of the Private Schools Conditional Integration Act 1975.
- (f) The Proprietor may own or hold upon trust, and control and maintain, any land, buildings and associated facilities that, although not part of the integrated School premises in terms of this Deed of Agreement are regarded by the

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Proprietor as appropriate to maintain the Special Character of the School.

- (g) The Proprietor shall insure all buildings forming part of the School premises and the Proprietor's chattels (if any) owned or held upon trust for the purposes of the School and the other assets owned by the Proprietor for the purposes of the School against risks normally insured against, in some responsible office in New Zealand, and further acknowledges the obligation on it created by Section 40 (2) (h) of the Private Schools Conditional Integration Act 1975.
- (h) No person employed at the School and paid for his services in whole or in part out of moneys appropriated by Parliament, shall be paid by the Proprietor or its servants or agents any remuneration additional to that provided for by the Private Schools Conditional Integration Act 1975 or shall be granted or permitted any condition of service more favourable than that permitted in the case of a person employed in a comparable position in a State School PROVIDED HOWEVER that a teacher to whom the provisions of Section 71 of the Private Schools Conditional Integration Act 1975 apply, shall continue to be paid no less than the same salary, and be accorded the same status, as he received or was accorded on the day before the effective date of the integration of the School.

4. THE land and buildings constituting the School premises are subject to the mortgages, debts, liens, encumbrances, easements, licences, restrictions and other matters which affect the title to or enjoyment of the land and have the appurtenances or benefits attaching to the land more particularly described in the First Schedule hereto.

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5. THE Special Character of the School is that it is a Roman Catholic School for boys only established by the Roman Catholic Archbishop of the Archdiocese of Wellington for the Roman Catholic Community of the Archdiocese of Wellington, which promotes and supports the School and of which it is part, to provide and to continue to provide Education with a Special Character, that is to say:-

The School is a Roman Catholic School in which the whole School community through the general School programme and in its Religious instructions and observances, exercises the right to live and teach the values of Jesus Christ. These values are as expressed in the Scriptures and in the practices, worship and doctrine of the Roman Catholic Church, as determined from time to time by the Roman Catholic Archbishop of the Archdiocese of Wellington.

6. THE Proprietor of the School subject to the provisions of this Deed of Agreement:-

- (a) Shall continue to have the responsibility to supervise the maintenance and preservation of the Education with a Special Character provided by the School;
- (b) Shall continue to have the right to determine from time to time what is necessary to preserve and safeguard the Special Character of the Education provided by the School and described in this Deed of Agreement;
- (c) May invoke the powers conferred upon it by the Private Schools Conditional Integration Act 1975, if in the opinion of the Proprietor the Special Character of the School as defined and described in this Deed of Agreement has been or is likely to be jeopardised or the Education with a Special Character provided by the School as defined and described in this Deed of Agreement is no longer preserved and safeguarded.



7. (a) THE Controlling Authority of the School shall be a Board of Governors as constituted pursuant to the provisions of Section 51 of the Education Act 1964 and Regulations made thereunder. Such Board of Governors shall consist of eleven (11) members, such eleven (11) members being:-

- (i) One member appointed by the Education Board of the Wellington Education District.
- (ii) One member elected by the teachers of the School PROVIDED HOWEVER that no member so elected may be appointed a Chairman or Deputy Chairman of the Board.
- (iii) Five members elected by the parents of the pupils attending the School.
- (iv) Four members who shall be representatives of the Proprietor and appointed by it.

(b) Any election conducted pursuant to Section 8 (5) of the Private Schools Conditional Integration Act 1975 shall be conducted as nearly as possible in the manner prescribed by the Secondary School Boards Administration Regulations 1965 and any regulations made in amendment thereof or substitution therefor, and the provisions of those Regulations shall, with any necessary modification, be applied accordingly.

(c) The control and management of the School shall be exercised subject to the provisions of Section 25 (6) of the Private Schools Conditional Integration Act 1975.

8. THE School had a roll of four hundred and seventy (470) pupils as at the 1st day of March 1980 being the year when the roll figures were last compiled. It is agreed by and between the parties hereto that the maximum roll of the School shall be five hundred and ten (510) pupils.

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9. THE Proprietor agrees that pursuant to Paragraphs (d) and (e) of Clause 3 of this Deed of Agreement it will bring the School up to the minimum standard of accommodation laid down from time to time by the Director-General for a comparable State School.

10. (a) PREFERENCE of enrolment at the School under Section 29 (1) of the Private Schools Conditional Integration Act 1975 shall be given only to those children whose parents have established a particular or general religious connection with the Special Character of the School and the Controlling Authority shall not give preference of enrolment to the parents of any child unless the Proprietor has stated that those parents have established such a particular or general religious connection with the Special Character of the School.

(b) In accordance with Section 7 (6) (h) of the Private Schools Conditional Integration Act 1975 unless the Proprietor and the Regional Superintendent of Education otherwise agree and subject to places being available, the number of pupils whose parents do not have preference of enrolment at the School in accordance with the provisions of Section 29 (1) of the Private Schools Conditional Integration Act 1975 shall be limited at all times to twenty-five (25) pupils out of the total roll of the School and the Board of Governors shall not enrol more than that number PROVIDED THAT to maintain and preserve the Special Character of the School the Controlling Authority in classifying such pupils so enrolled shall endeavour to reasonably distribute them through the range of classes offered by the School.

(c) Wherever any difficulty arises related to enrolment at the School in terms of Section 52 of the Private Schools Conditional Integration Act 1975, it may be referred to the appropriate Secondary Enrolment Review Committee pursuant to the provisions of the said section.

11. IT is agreed by and between the parties hereto that as Religious observances and Religious instruction form part of the Education with a Special Character provided by the School,

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Religious observances and Religious instruction in accordance with the determination made from time to time by the Roman Catholic Archbishop of the Archdiocese of Wellington shall continue to form part of the School programme in accordance with Sections 31 and 32 of the Private Schools Conditional Integration Act 1975.

12. THE Proprietor, together with its servants, agents and licensees, shall, subject to the proviso to Section 40 (2) (i) of the Private Schools Conditional Integration Act 1975, have at all reasonable times access to the School to ensure that the Special Character of the School is being maintained.

13. THE Proprietor, together with its servants, agents and licensees shall have at all reasonable times access to the land and buildings of the School constituting the School premises sufficient to enable it to exercise the powers and carry out the responsibilities vested in it and imposed on it by the Private Schools Conditional Integration Act 1975 and by this Deed of Agreement.

14. AN advertisement for the position of Principal of the School shall in accordance with Section 65 (1) (a) of the Private Schools Conditional Integration Act 1975 state that a willingness and ability to take part in Religious instruction appropriate to the Special Character of the School shall be a condition of appointment. Any person so appointed to the position of Principal shall accept these requirements as a condition of appointment. The Principal so appointed shall accept and recognise a responsibility to maintain and preserve the Special Character of the School.

15. THERE shall be a position at the School to be designated Director of Religious Studies in accordance with Section 65 (1) (b) of the Private Schools Conditional Integration Act 1975, which position shall be a position of responsibility and part of the normal staffing entitlement of the School as established by Regulations made under the Education Act 1964 and an advertisement for that position shall state that a willingness and ability to

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take part in Religious instruction appropriate to the Special Character of the School shall be a condition of appointment. Any person appointed to the position of Director of Religious Studies shall accept these requirements as a condition of appointment. The Director of Religious Studies shall give guidance and provide effective leadership in Religious instruction and observances throughout the School.

16. A person appointed as aforesaid to the position of Director of Religious Studies at the School, shall undertake such teaching duties, if any, as may be required by the Principal of the School.

17. THE staffing entitlement of the School as at the 1st day of March One thousand nine hundred and eighty was twenty two decimal five (22.5) positions (excluding the Principal, and the Director of Religious Studies) of which there shall be eight (8) teaching positions at the School which in accordance with Section 65 (1) (c) of the Private Schools Conditional Integration Act 1975 shall be positions of importance carrying a responsibility for Religious instruction and an advertisement for those positions shall state that a willingness and ability to take part in Religious instruction appropriate to the Special Character of the School shall be a condition of appointment. Any person so appointed to these positions shall accept these requirements as a condition of appointment. In the event of the staffing entitlement of the School altering at any time during the currency of this Deed of Agreement then the number of teaching positions designated under Section 65 (1) (c) of the Private Schools Conditional Integration Act 1975 as positions of importance carrying a responsibility for Religious instruction shall be the same proportion to the nearest whole number of the other teaching positions as eight is to twenty two decimal five as hereinbefore provided.

18. THE position of Deputy Principal at the School is agreed pursuant to Section 66 of the Private Schools Conditional Integration Act 1975 to be a special position that requires particular capabilities in the teacher appointed, namely to assist in planning and organising the courses and programmes at the School to ensure that they reflect the Special Character of the School and an advertisement for the position of Deputy Principal shall state that possession of these capabilities shall

be a condition of appointment. Any person so appointed to the position of Deputy Principal shall accept these requirements as a condition of appointment.

19. THE Proprietor may with the consent of the Board of Governors in accordance with Section 69 (1) of the Private Schools Conditional Integration Act 1975 arrange for any retired teacher to undertake voluntary tasks to assist in the School with the teaching of Religious observances and Religious instruction appropriate to the Special Character of the School.

20. IT is agreed by and between the parties hereto that as Religious observances and Religious instruction form part of the Education with a Special Character provided by the School the Proprietor may employ any person as a Chaplain or otherwise, for the purposes of Religious observances or instruction and the provisions of Section 69 (2) and (3) of the Private Schools Conditional Integration Act 1975 shall apply.

21. THE Proprietor of the School shall have the right to enter into an Agreement with the parents or other persons accepting responsibility for the education of a child providing that, as a condition of enrolment and attendance of that child at the School, the parents or other persons shall pay attendance dues established in respect of the School or group of Integrated Schools owned by the Proprietor or Proprietors of other Roman Catholic Integrated Schools at such rates and subject to such conditions as may be approved from time to time by the Minister, by notice in the New Zealand Gazette in accordance with Section 36 of the Private Schools Conditional Integration Act 1975.

22. THE Proprietor will make a house property available for a School Caretaker's Residence as and when it may reasonably be required by the Board of Governors and at that stage the Board of Governors shall assume responsibility for the maintenance of such a house property and shall be entitled to receive the rent therefrom.

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23. THE School is a Secondary School for boys from Form Three (III) to Form Seven (VII) and shall remain so until such time as an agreement is reached between the Proprietor and the Minister and the parties hereto enter into a supplementary Deed of Agreement to give effect thereto.

24. WHERE any of the costs associated with the conduct of the Proprietor's land and buildings that are not part of the School premises cannot be separated from the costs associated with the operation of the School premises, the Proprietor and the Board of Governors shall contribute to such costs according to their respective use of the services and facilities.

25. IT is acknowledged by and between the parties hereto pursuant to Clause 24 hereof that certain of the services and facilities on or serving the Proprietor's land and the Brothers' residences and other improvements thereon are used in common for the purposes of the School premises and as is more particularly delineated on the plan forming part of the Second Schedule hereto. In particular, the water supply, the sewerage and stormwater drainage systems are all used in common and the costs of maintaining such services and facilities shall be apportioned as provided in Clause 24 hereof. Where such services or facilities are wholly or partly situated outside the School premises the Proprietor will continue to make such services or facilities available to the School premises.

26. THE Proprietor shall not engage any teachers between the date of execution of this Deed of Agreement and the effective date of integration other than those whose names have already been notified by the Proprietor to the Director-General of Education without first obtaining the consent of the Director-General.

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27. THE Proprietor shall reimburse the Minister for the payment of salary, wages and the proportion of School holiday pay due and paid by the Minister in respect of the 1981 school year to any person employed at the School up to the effective date of integration.

28. THE controlling authority of St. Bernard's School shall have the right to reasonable use of the St. Bernard's College sports fields and the building described as Block 34 on the plan forming part of the second schedule. The basis of this use is to be agreed between the controlling authority of St. Bernard's School and the Board of Governors of St. Bernard's College. The school committee of St. Bernard's School will be required to pay a reasonable fee for the use of Block 34 to the Board of Governors and such share of the costs of maintenance of the sports fields as is agreed between the controlling authority and the Board of Governors of St. Bernard's College.

29. THE controlling authority of St. Bernard's School shall have right of access across the land shaded in blue on the plan forming the Second Schedule from Anderson Grove to St Bernards School.

30. THE Minister shall subject to Clause 3 (d) and (e) of this Deed of Agreement after the effective date hereof maintain the school premises and the associated facilities in a state of repair order and condition as for a comparable State school and provide for the maintenance of the chattels as though the school were a State school. PROVIDED THAT the Proprietor shall maintain the roof and exterior of the building described as Block 34 on the plan forming part of the second schedule hereto to the standard for a comparable State school. The Minister shall maintain the interior of the building, excluding the first floor, to the same standard. The school shall be entitled to such furniture and equipment as the Minister supplies from time to time to comparable State schools.

31. THE effective date of this Deed of Agreement shall be the 25th day of May 1981.

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32. ON and after the effective date specified in this Deed of Agreement the School shall be an integrated school in terms of the Private Schools Conditional Integration Act 1975.

IN WITNESS WHEREOF these presents have been executed the day and year first hereinbefore written.

SIGNED by THOMAS STAFFORD WILLIAMS

THE ROMAN CATHOLIC ARCHBISHOP OF

THE ARCHDIOCESE OF WELLINGTON and

Sealed with his Seal of Office in
the presence of:

+ *Thomas S. Williams*

Patricia O'Brien
Clerk
Wellington

SIGNED FOR AND ON BEHALF OF

HER MAJESTY THE QUEEN by MERVYN LANGLOIS

WELLINGTON Minister of Education in the
presence of:

Mervyn Langlois

P.B. Hemmley
Pres. Secretary
Wellington

FIRST SCHEDULE

Description of total land buildings and other improvements comprising the Proprietor's land of which the School premises form part

The Proprietor's Land

All that land, School buildings, Residences, Gymnasium and other improvements owned by the Roman Catholic Archbishop of the Archdiocese of Wellington situated at Waterloo Road and Anderson Grove, Lower Hutt, New Zealand being known as St Bernard's College, Marist Brothers Residences and St Bernard's School, Lower Hutt and being more particularly described as follows:

- Firstly All that freehold parcel of land containing 3.7364 hectares more or less situate in the City of Lower Hutt being part sections 29 and 32 Hutt District and being also part Lot 1 on Plan A/1927, Lots 38,39 and part Lots 40 and 41 on Deposited Plan 1377, part Lot 19 on Deposited Plan 11212, Lot 2 and part Lot 3 on Deposited Plan 12082 and Lots 1,2,3 and 4 on Deposited Plan 12363 and being all the land in Certificate of Title Volume 5B Folio 1487 (Wellington Registry).
- Secondly All that freehold parcel of land containing 2757m² more or less situate in the City of Lower Hutt being part Section 29 Hutt District and being also part Lot 8 on Deposited Plan 12406 and being all the land in Certificate of Title Volume 8B Folio 1162 (Wellington Registry).
- Thirdly All that freehold parcel of land containing 1022m² more or less being Lot 1 on Deposited Plan No 1262 and part of section 30 Hutt District and being all the land in Certificate of Title Volume 119 Folio 87 (Wellington Registry).
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Fourthly

All that freehold parcel of land containing 1029m² more or less being Lot 2 on Deposited Plan No 1262 and part of section 30 Hutt District and being all the land in Certificate of Title Volume 142 Folio 296 (Wellington Registry.)

Fifthly

All that freehold parcel of land containing 560m² more or less situated in the City of Lower Hutt being part of Section 29 of the Hutt District and being also Lot 1 on Deposited Plan No 12406 and being all the land in Certificate of Title Volume 491 Folio 155 (Wellington Registry.)

There is a debt owing to the Archdiocesan Development Fund of the Roman Catholic Archdiocese of Wellington

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SECOND SCHEDULE

Description of land buildings and other improvements comprising the school premises.

THE SCHOOL PREMISES

All that part of the Proprietor's land as is described in the first schedule hereto, shaded in red and in blue on the annexed plan of the Proprietor's land, which plan forms part of this schedule together with all the school buildings and other improvements thereon but excluding the first floor of the building described as Block 34 on the annexed plan.

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ST BERNARD'S COLLEGE, LOWER HUTT

THIRD SCHEDULE

WORKS TO BE CARRIED OUT BY THE PROPRIETOR IN RELATION TO THE INTEGRATED SCHOOL.

These works are to be planned, executed and paid for by the proprietor subject to the provisions of this schedule in relation to the buildings and associated facilities to bring them up to the minimum standard for a comparable state school. All work is to be carried out by competent tradesmen or in a workman-like manner to the Department of Education standards.

AGREED PHASING OF WORK TO BE COMPLETED BY

| SITE | 25.5.81 | 31.3.82 | 31.3.83 | 31.3.84 | 31.3.85 | 31.3.86 |
|--|---------|---------|---------|---------|---------|---------|
| <p><u>Access Roads and Sealed Areas</u> Patch where trenches have subsided in path from Block 20 to Anderson Grove Reseal above path. Repair area west of Block 25</p> | x | | x | | | x |
| <p><u>Concrete Paved Areas</u> Repair area east of Block A Replace paths south and west of Block 23/24</p> | | | x | x | | |
| <p><u>Fencing</u> Fence south of Block 30. Repair west end to match remainder then paint capping and restrain fence.</p> | | | x | | | |
| <p><u>West Boundary</u> Repair netting fence by Blocks 30 to 29 Replace netting and wires to fence by Blocks 30 to 29</p> | x | | x | | | |
| <p>Realign fence at end of Marina Grove, check posts etc, repair/replace as necessary, replace netting Reinstate fence from Marina Grove to north boundary</p> | x x | | x | | | x |
| <p><u>Incinerator</u> Replace incinerator by Block 23/24 and site clear of buildings</p> | x | | | | | |

| BLOCK A Exterior | 25.5.81 | 31.3.82 | 31.3.83 | 31.3.84 | 31.3.85 | 31.3.86 |
|---|---------|---------|---------|---------|---------|---------|
| Replace netting to fire escape handrails. Clean rust off steel windows etc and repaint block | | x | x | | | |
| Interior - Ground Floor Area 19 | | | | | | |
| Resurface all fixed blackboards Area 20 | | x | | | | |
| Repair jamb to entrance door and replace striker plate Sand and seal floor Redecorate Area 21 | | x | | | x | |
| Paint unpainted wall lining Area 23 | | x | | x | | |
| Ease lock on entrance door Replace one louvre blade Clean walls, windows etc Area 24 | | x | | | | |
| Replace latch set to entrance door Replace missing pull handle and rescrow bolts to cubicle door. | | | | | | |
| Replace four louvre blades and adjust others as required Redecorate including floors | | x | | | | |

| 25.5.81 | 31.3.82 | 31.3.83 | 31.3.84 | 31.3.85 | 31.3.86 |
|--|---------|---------|---------|---------|---------|
| BLOCK A (Contd) <u>Interior - First Floor</u> Area 16 Repair two cupboard doors Clean rust off windows, bars to hopper type windows etc and repaint Area 17 Replace blackboards Adjust window operating gear Repaint under windows after sealing outer faces of wall Area 20 Replace one louvre blade Replace four rusty washhand basins Repaint floor | x | | | | |
| | x | | | | |
| | x | | | | |
| | | | | | |
| | x | | | | |
| | x | | | | |
| | x | | | | |
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| | x | | | | |
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| BLOCK B <u>Interior</u> Area 10 Seal off entry of water over tops of sashes | | | | | |
| Structural Provide additional attachment to Block A | | | | x | |
| BLOCK C <u>Interior</u> Area 7 Replace blackboard Sand and seal teachers dais Redecorate | x | | | | |
| | x | | | | |
| | x | | | | |

| BLOCK C Interior Contd | 25.5.81 | 31.3.82 | 31.3.83 | 31.3.84 | 31.3.85 | 31.3.86 |
|--|---------|---------|---------|---------|---------|---------|
| Area 7A | | | | | | |
| Replace blackboard | | | | | | |
| Sand and seal teachers dais | | | | | | |
| Area 8 | | | | | | |
| Repair cupboard door and replace handles | | | | | | |
| Replace fabric surfaces of roller type blackboard | | | | | | |
| Sand and seal teachers dais | | | | | | |
| Redecorate | | | | | | |
| Replace switch plate to light and heater | | | | | | |
| Area 10 | | | | | | |
| Replace lock sets to egress doors and repair doors as necessary | | | | | | |
| Replace blackboard | | | | | | |
| Sand and seal teachers dais | | | | | | |
| Area 11 | | | | | | |
| Repair floor covering | | | | | | |
| Replace lock set, to egress door and repair doors as required | | | | | | |
| Replace pilot lights to fan switches | | | | | | |
| Replace three bolts to cubicle doors | | | | | | |
| Repair multiple switch unit by entrance to locker area | | | | | | |
| Area 12A | | | | | | |
| Replace glass pane to entrance door | | | | | | |
| Clean out gully trap and replace grate | | | | | | |
| Area 23 | | | | | | |
| Check and adjust door closers of smoke stop doors to area 24 | | | | | | |
| BLOCK D | | | | | | |
| Interior | | | | | | |
| Area 1 | | | | | | |
| Repair floor tiles | | | | | | |
| Structural | | | | | | |
| Provide additional lateral strength and stiffen to MWD standards within 44 years | | | | | | |

| 25.5.81 | 31.3.82 | 31.3.83 | 31.3.84 | 31.4.85 | 31.3.86 |
|---|---------|---------|---------|---------|---------|
| <u>BLOCK D Contd</u> <u>Electrical</u> Install time switch control to gas heaters Supply power from permanent building reticulation to the temporary buildings in the event of the old house being demolished | x | | | | |
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| | x | | | | |
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| <u>BLOCK 18</u> <u>Exterior</u> <u>Paint roof</u> <u>Interior</u> Replace four window handles Sand and seal floor | | | | | |
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| | | | | | |
| <u>BLOCK 19</u> <u>Exterior</u> <u>Paint roof</u> <u>Interior</u> Refix rubber weather seals to windows Replace one handle and three keeper plates to strikers Sand and Seal floor | | | | | |
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| | | | | | |
| <u>BLOCK 20</u> <u>Exterior</u> <u>Paint roof</u> <u>Interior</u> Repair door to store room Replace broken bolt to door Replace missing window handles and keeper plates Replace chalkrail to blackboard Refix rubber weather seals to windows Sand and seal floor | | | | | |
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| | | | | | |
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| 25.5.81 | 31.3.82 | 31.3.83 | 31.3.84 | 31.3.85 | 31.3.86 |
|--|---------|---------|---------|---------|---------|
| <p><u>BLOCK 21</u> <u>Exterior</u> paint roof</p> <p><u>Interior</u> Sand and seal floor</p> <p><u>BLOCK 22</u> <u>Exterior</u> Paint roof</p> <p><u>Interior</u> Repair wall linings Replace element to heater Paint windows, porch and doors</p> <p><u>BLOCKS 23/24</u> <u>Exterior</u> Replace rotten and cracked weather boards, fascias, rotten areas of soffit. Burn off existing paint film and repaint Ease exterior door to area 24 Replace missing foundation vents Clear blocked gully traps Paint roof</p> <p><u>Interior</u> Area 23 Redecorate</p> | x | | | | |
| | x | | | | |
| | x | | | | |
| | x | | | | |
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| 25.5.81 | 31.3.82 | 31.3.83 | 31.3.84 | 31.3.85 | 31.3.86 |
|--|---------|---------|---------|---------|---------|
| BLOCKS 25 <u>Exterior</u> Paint roof <u>Interior</u> Repair facing of door to store room Sand and seal floor Redecorate | x | | | | |
| | x | x | x | | |
| | x | | | | |
| | x | | x | | |
| BLOCK 26 <u>Exterior</u> Paint roof <u>Interior</u> Sand and seal floor Redecorate | x | | | | |
| | x | | | | |
| BLOCK 27 Paint roof <u>Interior</u> Sand and seal floor Clean down and revarnish walls Replace chalkrail and repair beads of blackboard Replace two window handles | x | | | | |
| | x | | | | |
| BLOCK 28 <u>Interior</u> Replace missing classroom door Replace damaged window sash Replace one friction stay Repaint windows Sand and seal floor | x | | | | |
| | x | | | | |
| | | | | | |
| | | | x | | |

| 25.5.81 | 31.3.82 | 31.3.83 | 31.3.84 | 31.3.85 | 31.3.86 |
|--|---------|---------|---------|---------|---------|
| <u>BLOCK 29</u> <u>Exterior</u> Replace weatherboard on north wall at east corner in line with canopy over door Repaint <u>Interior</u> Repair front edge of teachers dais } Replace six casement stays. } | x | x | | | |
| | x | | | | |
| | x | | | | |
| | x | | | | |
| <u>BLOCK 30</u> Replace rotten weatherboards on north wall } Replace doors to tramping shed } Replace cracked barge boards and renaill } roofing iron on east end } | | | | | |
| <u>BLOCK 31</u> Demolish chimney, and make good wall and roof | x | | | | |
| <u>BLOCK 34</u> <u>Exterior</u> Replace bargeboard to area 1 } Check and repair downpipes and spouting where } required } Repaint } Paint galvanised iron roof } | x | | | | |
| <u>Interior</u> <u>Area 2</u> Replace all rusted louvre fittings <u>Area 5</u> Repair floor covering <u>Area 5A</u> Repair floor covering | x | | | | |
| | x | | | | |

| BLOCK 34 Contd | 25.5.81 | 31.3.82 | 31.3.83 | 31.3.84 | 31.3.85 | 31.3.86 |
|--|-----------|---------|---------|---------|---------|---------|
| Area 6 Repair floor covering Adjust or repair urinal cistern to prevent water flowing onto top timber member of urinal Replace two sets of louvres and clean rust off others Redecorate | | x | | | | |
| Area 7 Sand and seal floor | | | x | | | |
| Area 8 Repair concrete step at entrance Repair wall lining Repair leaking taps and shower roses Replace louvre fittings Redecorate | | x x x | | | | |
| Area 11 Repair floor and side of cupboard left of sink bench Replace edging strips to bench tops | | x | | | | |
| Electrical Install exit signs and battery powered automatic emergency lighting | x | | | | | |
| Fire Protection Repair timber work and hardware on the rear double exit doors Construct external stairway of durable materials to provide secondary egress from the upstairs social room Install internal fire alarms Install emergency lighting | x x x x x | | | | | |
| Structural Investigate possible hazard from internal concrete walls and obtain satisfactory clearance from Ministry of Works and Development. | | x | | | | |

| GENERAL | 25.5.81 | 31.3.82 | 31.3.83 | 31.3.84 | 31.3.85 | 31.3.86 |
|--|---------|-----------------------|---------|---------|---------|---------|
| <u>ELECTRICAL</u> Check all electric switches, power points, lights and repair as necessary Reinspection of installation to be carried out by local supply authority Clear main switchboard of materials other than spare parts and accessories Relabel main switchboard to identify outgoing services Provide separate fuse for each outgoing submain Upgrade lighting to state school standards Upgrade distribution system by installing electric heaters on time switch and thermostat control to bring heating up to state school standards. | | x x x x x | | x x | | |
| <u>MECHANICAL</u> Replace/repair where necessary cords to window operating fittings. Install a power failure gas shut off solenoid valve in the gas supply to building | | x x | | | | |
| <u>FIRE PROTECTION</u> Provide and install one CO ² water gas expelled extinguisher for each prefab classroom Clearly indicate all fire exits Provide manual fail safe fire alarm system throughout school | x x | x x x | | | | |
| <u>EQUIPMENT</u> Deficiencies to be made good in the following areas: Sick room Deputy Principals Office Careers counsellors office Art room Library | | x | | | | |

BUILDING REQUIREMENTS

Provide by new construction or remodelling the following:

- 1 Large classroom₂ of 70m²
Drama room of 93m²
Drama store of 19m²
Art and craft room of 105m²
Art and craft store of 21m²
Art and craft project store of 19m²
Separate kiln shed of 10m²
Music room of 70m²
Music resource room of 23m²
Music practice rooms, 1 x 11m², 1 x 7.5m²
Lecture room of 75m²
2 study rooms of 47m²
Library of 175m² including workroom
Senior master's office of 11m²
HOD office, 5 x 7.5m²
Timetable room of 14m²
Interview room of 9.5m²
Bookroom of 23m²
Caretaker's room of 7m²
Maintenance staff area of 19m²
Store workshop of 19m²
Dangerous goods store of 9m²
Maths workroom of 14m²
Language store of 9.5m²
Bulk chemistry store of 17m²
Chemistry prep room of 11.5m²
Physics prep room of 11.5m²
Plan printing room of 7.5m²

X

XX

X

BLOCK B GROUND FLOOR

| ROOM | AREA |
|--------------------|---------------------|
| 16 PRINCIPAL | 24.28m ² |
| 17 ACCOUNTS OFFICE | 10.53m ² |
| 18 SCHOOL OFFICE | 18.72m ² |
| 27 LOBBY | |

BLOCK C

| ROOM | AREA |
|------|------|
| 10 | |
| 11 | |
| 12 | |
| 13 | |
| 14 | |
| 15 | |
| 16 | |
| 17 | |
| 18 | |
| 19 | |
| 20 | |
| 21 | |
| 22 | |
| 23 | |
| 24 | |
| 25 | |
| 26 | |
| 27 | |
| 28 | |
| 29 | |

UP

BLOCK D GROUND FLOOR

| ROOM | AREA |
|-------------------|---------------------|
| 1 JUNIOR LAB. | 73.72m ² |
| 2 DARK ROOM | 6.48m ² |
| 2A PREP. ROOM | 14.04m ² |
| 3 LAB. TECHNICIAN | 9.36m ² |
| 4 H.O.D. SCIENCE | 14.80m ² |
| 5 CORRIDOR | |
| 5A STAIRS | |
| 6 JUNIOR LAB. | 74.62m ² |
| 7 PREP. ROOM | 12.00m ² |
| 8 PREP. ROOM | 15.00m ² |
| 9 BIOLOGY LAB. | 73.71m ² |

BLOCK C GROUND FLOOR

| ROOM | AREA |
|------------------------|---------------------|
| 10 CLASSROOM | 64.59m ² |
| 11 CLASSROOM | 70.84m ² |
| 12 BOYS' TOILETS | |
| 12A CLOAK ROOM | |
| 13 SICK ROOM | 10.53m ² |
| 13A TOILET, SHOWER | |
| 14 STORE | 9.72m ² |
| 14A TUCK SHOP | 6.66m ² |
| 15 DEP. PRINCIPAL | 13.68m ² |
| 28 CORRIDOR | |
| 28A HOT WATER CUPBOARD | |
| 29 STAIRS | |

BLOCK A GROUND FLOOR

| ROOM | AREA |
|-------------------------|---------------------|
| 19 CLASSROOM | 65.70m ² |
| 20 CLASSROOM | 65.70m ² |
| 21 CAREERS | 10.92m ² |
| 22 STATIONERY SHOP | 8.40m ² |
| 23 STAFF TOILET | |
| 24 PUPILS TOILETS | |
| 25 FEMALE STAFF TOILETS | |
| 26 CORRIDOR | |
| 27A STAIRS | |

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DEPARTMENT OF EDUCATION

buildings division: integration of private schools

School: ST BERNARD'S COLLEGE, LOWER HUTT

Drawing No:

EIS 002 02

Scale:

1:300

Date:

30 MAY 1977

SHEET 2 OF

5 SHEETS

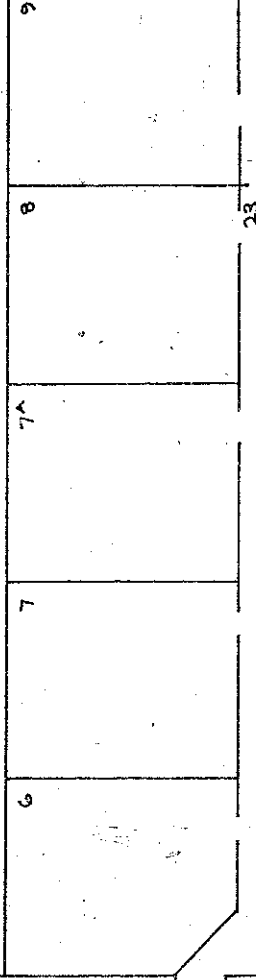
Revision

15 SEPTEMBER 1980

Drawn: *228*

BLOCK B FIRST FLOOR

| ROOM | AREA |
|-------------------|---------------------|
| 10 STAFF ROOM | 69.0m ² |
| 11 STAFF KITCHEN | 9.75m ² |
| 12 LOBBY | |
| 13 STAFF WORKROOM | 41.61m ² |
| 14 STORE | 7.20m ² |
| 15 DUPLICATING | 9.84m ² |



BLOCK D FIRST FLOOR

| ROOM | AREA |
|-----------------------|----------------------|
| 1 LIBRARY | 115.50m ² |
| 1A LIBRARY WORKROOM | 18.48m ² |
| 2 CORRIDOR | |
| 3 SENIOR CHEM. LAB. | 69.16m ² |
| 4 CHEMISTRY STORE | 13.64m ² |
| 5 SENIOR PHYSICS LAB. | 95.26m ² |

BLOCK C FIRST FLOOR

| ROOM | AREA |
|--------------|---------------------|
| 6 CLASSROOM | 64.59m ² |
| 7 CLASSROOM | 70.84m ² |
| 7A CLASSROOM | 70.84m ² |
| 8 CLASSROOM | 70.84m ² |
| 9 CLASSROOM | 70.84m ² |
| 23 CORRIDOR | |
| 24 STAIRS | |

BLOCK A FIRST FLOOR

| ROOM | AREA |
|---------------------|---------------------|
| 16 CLASSROOM | 65.70m ² |
| 17 CLASSROOM | 65.70m ² |
| 18 REMEDIAL ROOM | 20.58m ² |
| 19 STAFFS TOILET | |
| 20 PUPILS TOILET | |
| 21 BOOK STORE | 12.0m ² |
| 22 CORRIDOR | |
| 22A CLEANER'S STORE | 9.75m ² |

DEPARTMENT OF EDUCATION

buildings division: integration of private schools

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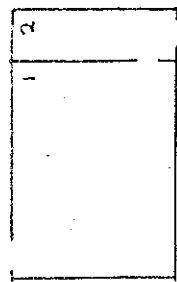
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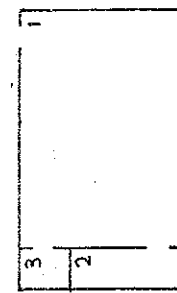
SHEET 3 OF

5 SHEETS

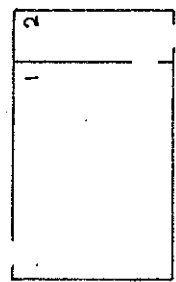
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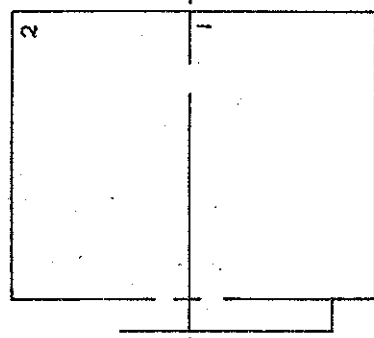
BLOCK 18
ROOM
1 CLASSROOM 52.80m²
2 CLOAKROOM
AREA



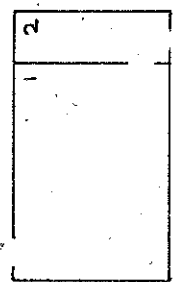
BLOCK 22
ROOM
1 CLASSROOM 56.73m²
2 CLOAKROOM
3 STORE 2.70m²
AREA



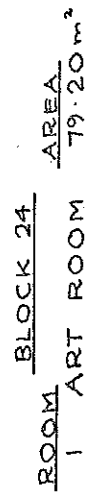
BLOCK 19
ROOM
1 CLASSROOM 52.80m²
2 CLOAKROOM
AREA



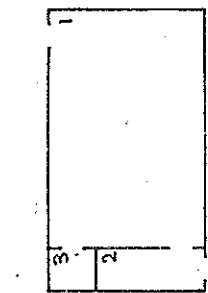
BLOCK 23
ROOM
2 TECH.DRAWING 79.20m²
AREA



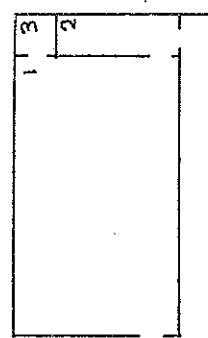
BLOCK 20
ROOM
1 CLASSROOM 52.80m²
2 CLOAKROOM
AREA



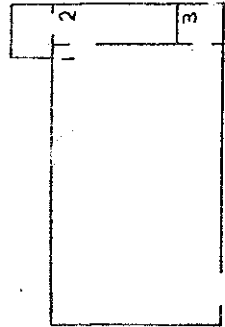
BLOCK 24
ROOM
1 ART ROOM 79.20m²
AREA



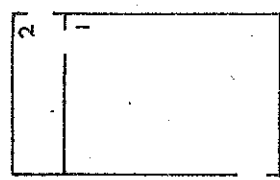
BLOCK 21
ROOM
1 CLASSROOM 56.73m²
2 CLOAKROOM
3 STORE 2.70m²
AREA



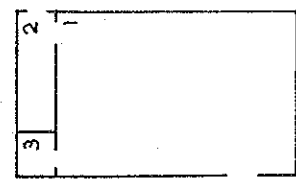
BLOCK 25
ROOM
1 CLASSROOM 70.85m²
2 CLOAKROOM
3 STORE 2.70m²
AREA



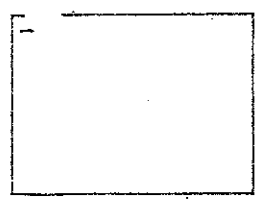
BLOCK 26
ROOM
1 CLASSROOM 70.85m²
2 CLOAKROOM
3 STORE 2.70m²
AREA



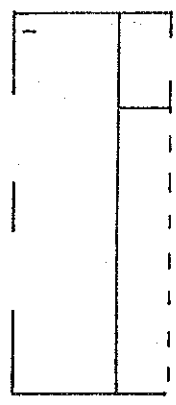
BLOCK 27
ROOM
1 CLASSROOM 52.80m²
2 CLOAKROOM
AREA



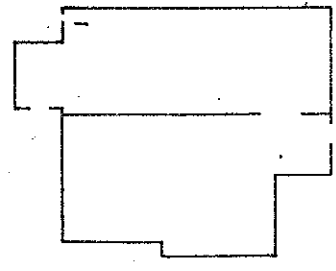
BLOCK 28
ROOM
1 CLASSROOM 61.10m²
2 CLOAKROOM
3 STORE 2.70m²
AREA



BLOCK 29
ROOM
1 DRAMA/FILMS 62.56m²
AREA



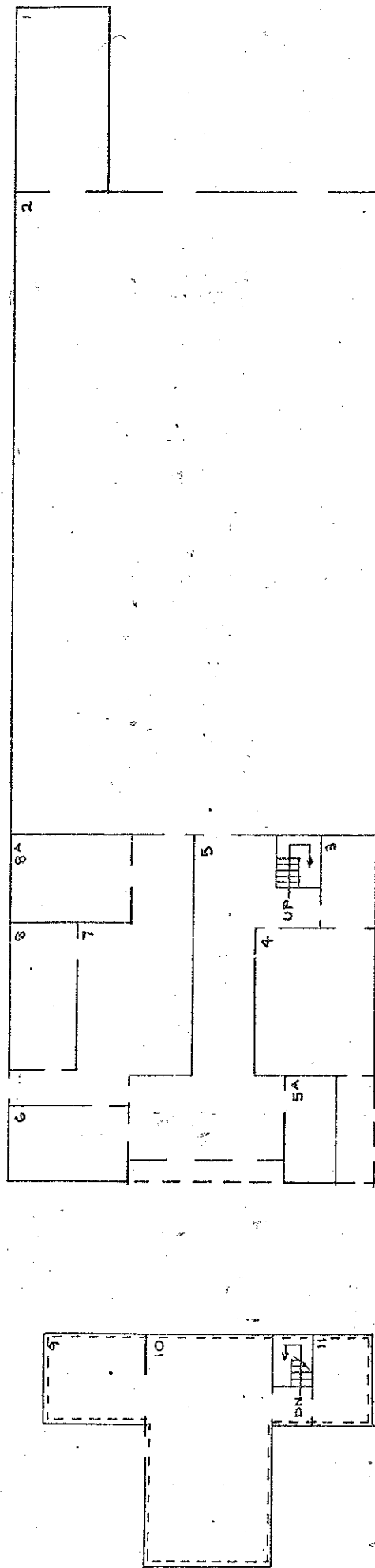
BLOCK 30
ROOM
1 TRACTOR SHED 88.80m²
AREA



BLOCK 31
ROOM
1 MAINTENANCE W/SHOP 108.03m²
AREA

DEPARTMENT OF EDUCATION
buildings division: integration of private schools
School: ST BERNARD'S COLLEGE, LOWER HUTT

| | | | |
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| Date: | 27 MAY 1977 | | |
| Revision | 16 SEPTEMBER 1980 | Drawn: | leg |
| | | | SHEET 4 OF 5 SHEETS |



BLOCK 34

FIRST FLOOR (NON INTEGRATING)

| ROOM | AREA |
|-------------------|---------------------|
| 9 SOCIAL ROOM | 22.00m ² |
| 10 COMMITTEE ROOM | 69.60m ² |
| 11 KITCHEN | 12.15m ² |

GROUND FLOOR

| ROOM | AREA |
|-----------------------|----------------------|
| 1 SPORTS EQUIP. STORE | 41.40m ² |
| 2 GYMNASIUM | 572.40m ² |
| 3 KITCHEN | 12.15m ² |
| 4 SUPPER ROOM | 42.48m ² |
| 5 CORRIDOR | |

| ROOM | AREA |
|------------------------|---------------------|
| 5A FEMALE TOILET | |
| 6 MALE TOILET | |
| 7 CHANGING ROOM | |
| 8 SHOWERS | |
| 8A SPORTS EQUIP. STORE | 27.00m ² |

DEPARTMENT OF EDUCATION

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SHEET 5 OF 6 SHEETS

Revision

17 SEPTEMBER 1980
18 DECEMBER 1980

Drawn: *SLJ*