

22 November 2011

Spectra Limited
PO Box 613
Dunedin 9054

Attention: Bevan Meddings
bevan@spectra.net.nz

Dear Bevan

**JOHN WICKLIFFE HOUSE – 265 PRINCES STREET, DUNEDIN
INITIAL SEISMIC EVALUATION**

As requested on 26 October 2011, we have conducted a desktop 'Initial Evaluation Procedure' (IEP) for the seismic strength of John Wickliffe House at 265 Princes Street, Dunedin.

The IEP has been conducted as specified in the 'NZSEE Assessment and Improvement of the structural performance of Buildings in Earthquakes.'

The IEP score for the building is 100% NBS (New Building Standard) based on NZS1170.5:2004.

This assessment should be seen as the first step in determining the seismic strength of the building. The IEP provides only an approximate assessment of the likely performance of the building in an earthquake.

The approximate nature of the assessment does concern us to the credibility of the result. It does not identify any minor or major problems with the building as no calculation have been made to confirm member strengths within the building.

This result should be used only to prioritise the property owners' portfolio for detailed analysis of the buildings strength.

The next steps after the IEP assessment is to provide a detailed assessment and if required seismic strengthening of the building elements.

A detailed analysis will be the only way to provide an accurate assessment of the seismic performance. This assessment looks at the actual characteristics of the building; its response to earthquake shaking; the demands it places on structural elements, and the capacity of the elements.

For further information please do not hesitate to call me.

Yours faithfully
Hanlon and Partners Ltd



David Hand