Drawing List

#	Drawing Register	Rev #	Issue Date
0.00	Cover Page	2	2026-08-24
0.01	Specifications	1	2026-08-24
1.00	Site Context Plans	2	2026-08-24
1.01	Overall Site Plan	2	2026-08-24
1.02	Site Plan	2	2026-08-24
1.03	Site Works Plan	2	2026-08-24
2.00	Overall Floor Plan	2	2026-08-24
2.05	Slab, Plumbing & Drainage Plan	1	2026-08-24
2.10	Overall Framing Plan	2	2026-08-24

Drawing List

#	Drawing Register	Rev #	Issue Date
2.11	Framing Part Plans	2	2026-08-24
2.12	Framing Part Plans	2	2026-08-24
2.13	Framing Part Plans	2	2026-08-24
2.30	Overall Roof Plan	2	2026-08-24
3.00	Elevations	2	2026-08-24
3.01	Elevations	2	2026-08-24
3.02	Elevations	2	2026-08-24
3.03	Elevations	2	2026-08-24
3.04	Elevations	2	2026-08-24



AI enhanced artist impression.

Mount Barker Residence
Sheet 0.00 Cover Page
Resource Consent 2026-08-24

IMMERSION

Cladding Specifications

Cladding	Finish	Studs	Dwangs	Cavity	Reference Image
150mm Cluden Quarry Schist	Semi Dry Stacked	Refer Eng	140x45 LVL8 H1.2 @800crs	45mm H3.1 Structural Cavity	Fig 1
Shiplap Cedar Hermpac - HP55	Wood-X Damper	140x45 LVL8 H1.2 @600crs	140x45 LVL8 H1.2 @800crs	45mm H3.1 Structural Cavity Castellated	Fig 2
HP301 External Corner Mould or similar approved					

All penetrations to be colour matched to cladding

Roofing Specifications

Material	Finish	Flashings	Spouting	Fascia	Reference Image
Alpine Tray 0.55mm Colorsteel	Colorsteel Maxam	0.55mm Colorsteel	Colorsteel Custom Profile	N/A	Fig 4
Viking Enviroclad TPO Membrane	Ironsand	N/A	Colorsteel Custom 200x150 Box	N/A	Fig 5

All downpipes, penetrations and flues to be colour matched to roofing

Soffit Specifications

Material	Finish	Framing			Reference Image
HP55 Shiplap Cedar Weatherboard	Wood-X Damper	70x35 H1.2 SG8 @ 600crs			Fig 2

Foundation Specifications

Slab Foundation			Retaining Walls		
System	Edge Finish	Slab Finish	Structure	Exposed finish	Waterproofing
MAXSlab 300 - Heated 120mm Concrete - refer SED	Acrylic Plaster Sponge Finish Dulux Castlecliff	burnished tbc	Concrete Block Masonry Refer SED	Schist	N/A

Provide Polyethylene 250micron DPM beneath slab unless otherwise detailed.
Refer to slab plan and details for rebate sizes, penetrations and set downs.
Refer to engineer's documentation for all reinforcing, thickenings and concrete strengths.

Exterior Joinery Specifications

Range	Joinery	Glass	Finish	Hardware	Liners
APL Metro Series Thermal Heart +	Thermally Broken	Low E Argon Filled IGU	Powdercoat Durralloy	Elemental	19mm FJ Radiata Liners For Gib Groove
APL Thermal Heart + Rooflight	Thermally Broken	Low E Argon Filled IGU	Powdercoat Durralloy	N/A	N/A
Pivot - TBC	N/A	N/A	Powdercoat Durralloy	ELOK 8 - Black	19mm FJ Radiata Liners For Gib Groove
Insulated Garage Door	Dominator Smooth Sectional	N/A	Powdercoat Durralloy	N/A	19mm FJ Radiata Liners For Gib Groove

Gib Adaptor to tiled bathrooms
Obscured Glass to bathrooms where noted on Window and Door Schedule
Restrictor Stays as requred, refer Window and Door Schedule

Interior Door Specifications

Type	Panel Type	Finish	Liners	Height	Hardware
Solidcore Leaf	Smooth	Dulux Cardrona	19mm FJ Radiata Liners For Gib Groove	2400mm Height Width - Refer Plans	TBC
Cavity Slider	Smooth	Dulux Cardrona	19mm FJ Radiata Liners For Gib Groove	2400mm Height Width - Refer Plans	TBC
Barn Slider	Oak - Dressed	Stain	N/A	2400mm Height Width - Refer Plans	TBC
Attic Hatch with Ladder Sellwood - P30	N/A	Dulux Cardrona	N/A	N/A	N/A

Interior Specifications

Wall Lining	Ceiling Lining	Skirtings	Architraves	Balustrade	Location
10mm Standard GIB Colour: Dulux Cardrona	13mm Standard GIB Colour: Dulux Cardrona	135x18, Bevelled, Primed	N/A	N/A	Interior: Typical, unless noted below
9mm BlondeLine Plywood Linings	9mm BlondeLine Plywood Linings	135x18, Bevelled, Primed	N/A For Gib Groove		Garage

Refer also to Bracing design.
Gib Aqualine to wet areas and behind all tiling.
All plasterboard finished to level 4
Refer to interior elevations/bathroom plans and FF&E Schedule for specialist wall finishes in certain locations (Tiles, Timber etc)

Exterior Specifications

Driveway	Fences	Retaining walls	Paths	Decks	Balustrade
Loose Stone Chip Selection TBC	N/A	N/A	N/A	150 x 25mm (EX) Vitex	N/A

Refer also to site plan, details, engineers design and landscaping plan if applicable.
Provide sumps, channels and 110mm novaflow as per drainage plan.

Heating, Cooling and Ventilation Specifications

System	Product	Code	Finish	Location	
Mechanical Heat Recovery System	Mitsubishi Lossnay TBC		Linear Slot Grilles	Plant	
Hydronic Inslab Heating	TBC	TBC	N/A	Plant	
Fancoil Unit	TBC		Linear Slot Grilles	Master	

Framing Specification

Element	Member Size	Spacing
Bottom Plate	140x45 SG8 H1.2	N/A
Top Plate	2/140x45 LVL H1.2	N/A
Studs (Exterior)	140x45 LVL H1.2	600 Refer Eng @ Schist
Counter Battens (interior)	45x45 LVL H1.2	600
Studs (interior)	90x45 LVL H1.2	600
Dwangs	To match studs	800
Purlins	70x45 SG8 H1.2 (Over 20mm Counter Battens)	600
Ceiling Battens	Rondo 310 or 70x35	600

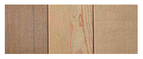
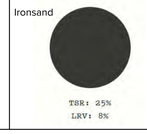
Refer also to engineer's details, frame & truss layout and bracing plans

Fixings Specification

Element	Fixing (incl spacing if applicable)
Bottom Plate to Slab	Bowmac BPSB M10x140 anchor w/ 50x50x3 washer 600 crs maximum (55mm edge distance)
Bottom Plate to Stud	3/90x3.15mm nails
Top Plate to Stud	Bowmac Studlok SL170 at load bearing walls 3/90x3.15mm nails
Truss to Top Plate	Fix trusses in strict accordance with truss manufacturers documentation
Purlin to Roof element	2/80x3.15mm Paslode Purlin Drive Ring Shank nails or; 1/10g 80mm Lumberlok Blue Screw

Refer also to engineer's details, frame & truss layout and bracing plans

Reference Images

Figure 1	Figure 2	Figure 3	Figure 4	Figure 5
Stone Cladding/Walls	Vertical timber cladding	Slab foundations	Metal roof/gutters/windows etc	Membrane roofing
			Ironsand 	 Ironsand

Wraps, Tapes, Waterproofing and Sealants

Function	Product Spec
Underslab DPM	Thermathene Black 250 Micron polyethylene
Internal Wrap	Proclima Intello Wrap
Bottom Plate DPC	Malthoid
Wall Underlay	Ecoply
Roof Underlay	Proclima SOLITEX EXTASANA®
Window flashing tape	Proclima window flashing tape
Window air sealing	Sika PEF rod appropriately sized for gap. Sika Boom expanding foam
Under Tile WPM	ARDEX WPM 155

Refer also to product system literature for all claddings and lining sundries. Install all products and systems in strict accordance with the manufacturers literature.

Insulation Specification

Element	Product
External Walls (140mm timber frame)	Pink Batts Ultra Wall R4.0 140mm
External Walls (45mm Counter)	Pink Batts Ultra Wall R1.3 45mm
Internal Walls (90mm timber frame)	Pink Batts Silencer 90mm
Ceiling Insulation (truss)	Pink Batts Ultra Ceiling R7.0 260mm
Ceiling Insulation (skillion)	Pink Batts Superbatts Skillion R6.0 230mm
Slab Insulation	MAXslab 300 200mm insulation with T40 edge

Refer also to Design Navigator H1 report and Pink Batts product specifications
Ensure 25mm min. gap between ceiling insulation and roofing underlay
Where 25mm can not be ensured at building eaves provide Masons Insul-Baffle 650mm prior to installing building underlay

Plumbing and Drainage Specification

Element	Product	Capacity/Size
HWC	Rheem Hot Water Cylinder	300L
Downpipe	Downpipe	80Ø

IMMERSION

Job Title

Mount Barker Residence

Do not scale off drawings ; Immersion architecture ltd. retains copyright to all documentation

Project Location
202 Mount Barker Road
Wanaka

Ref.	Description	Date
1	Resource Consent	2026-08-24

Revision Schedule

Project No. : J0364
Issued : 2026-08-24
Scale : 1:100 @ A1, 1:200 @ A3
Design : AJ

0.01 Rev.1
Sheet No. / Revision

Specifications
Sheet Title



Large Context Plan
1 : 25 @ A1

N

SITE INFORMATION

SITE ADDRESS:	202 MOUNT BARKER ROAD WANAKA
LEGAL DESCRIPTION:	LOT 1 DP 620385
SITE AREA:	72,675m²
DISTRICT ZONE:	RURAL
SNOW ZONE:	N5
WIND ZONE:	VH
EARTHQUAKE ZONE:	3
DURABILITY ZONE:	B
TOPOGRAPHIC CLASS:	T1

SITE NOTES

Before commencing construction provide the Owner with a certificate prepared by a Licensed Cadastral Surveyor that the set-out is complete and that the building is accurately placed on the site with all height in relation to the boundary point checked for compliance

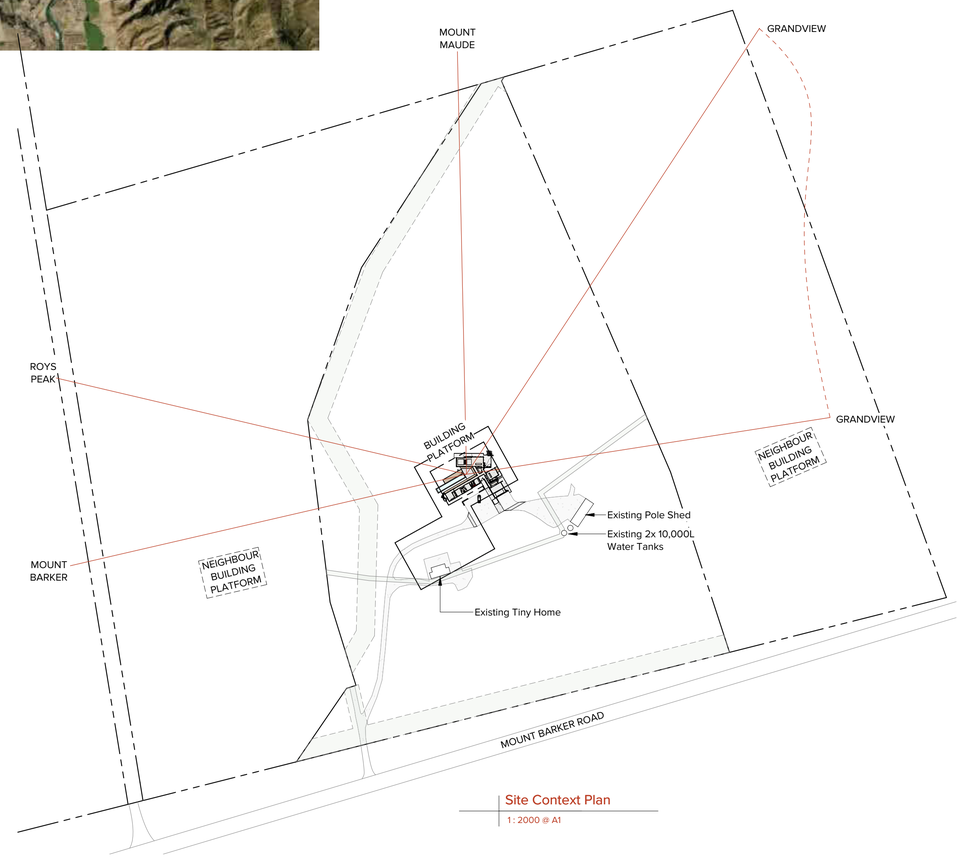
Necessary adjustments are to be determined and agreed to by the Contractor and Owner before proceeding further.

All work shall be carried out in accordance with all areas of all current NZ Building Code & NZ Standard documents, as well as the requirements of the New Zealand Building Act.

All dimensions and levels to be checked on site prior to commencing construction. any discrepancies are to be refereed to the Designer for clarification.

LEGEND

Easement as per Title Plan



Site Context Plan
1 : 2000 @ A1

IMMERSION

Job Title

Mount Barker Residence

Do not scale off drawings ; Immersion architecture ltd. retains copyright to all documentation

Project Location
202 Mount Barker Road
Wanaka

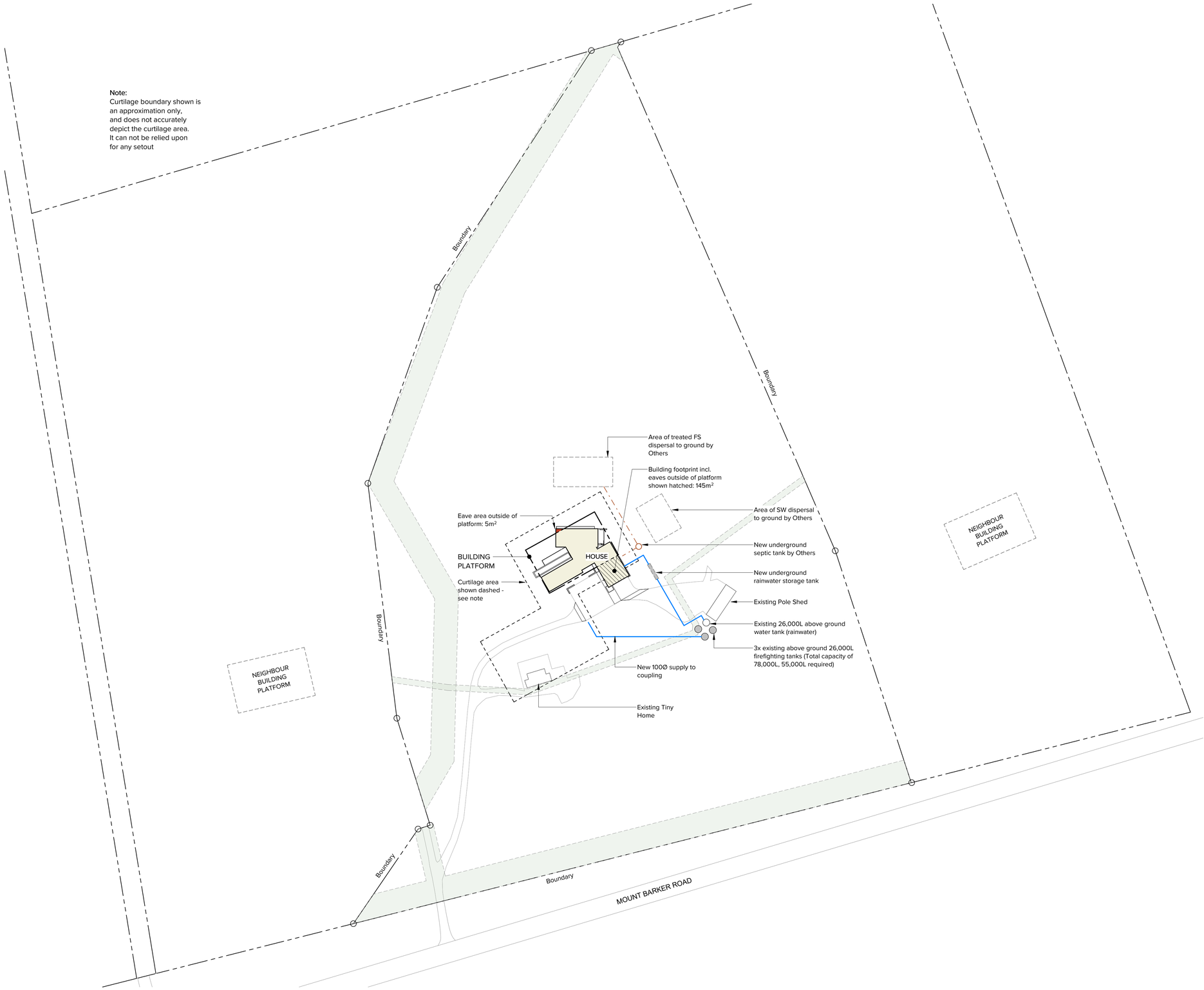
Ref.	Description	Date
2	Resource Consent	2026-08-24
1	Concept Issue	2026-07-02

Revision Schedule

Project No. : J0364
Issued : 2026-08-24
Scale : 1:100 @ A1, 1:200 @ A3
Design : AJ

1.00 Rev.2
Sheet No. / Revision

Site Context Plans
Sheet Title



Overall Site Plan
1 : 1000 @ A1

N

SITE INFORMATION

SITE ADDRESS:	202 MOUNT BARKER ROAD WANAKA
LEGAL DESCRIPTION:	LOT 1 DP 620385
SITE AREA:	72,675m²
DISTRICT ZONE:	RURAL
SNOW ZONE:	N5
WIND ZONE:	VH
EARTHQUAKE ZONE:	3
DURABILITY ZONE:	B
TOPOGRAPHIC CLASS:	T1

SITE COVERAGE

EXISTING TINY HOME FOOTPRINT:	70m²
EXISTING POLE SHED FOOTPRINT:	110m²
PROPOSED BUILDING FOOTPRINT:	
PROPOSED FOOTPRINT INCLUDING EAVES:	705m²
PROPOSED BUILDING FOOTPRINT:	425m²
PROPOSED HARD SURFACES/POOL OUTSIDE OF FOOTPRINT:	170m²
TOTAL:	1300m²
SITE COVERAGE TOTAL:	2%
SITE COVERAGE INCLUDING EXISTING:	< 3%

SITE NOTES

Before commencing construction provide the Owner with a certificate prepared by a Licensed Cadastral Surveyor that the set-out is complete and that the building is accurately placed on the site with all height in relation to the boundary point checked for compliance

Necessary adjustments are to be determined and agreed to by the Contractor and Owner before proceeding further.

All work shall be carried out in accordance with all areas of all current NZ Building Code & NZ Standard documents, as well as the requirements of the New Zealand Building Act.

All dimensions and levels to be checked on site prior to commencing construction. any discrepancies are to be refereed to the Designer for clarification.

LEGEND

Easement as per Title Plan

IMMERSION

Job Title

Mount Barker Residence

Do not scale off drawings ; Immersion architecture ltd. retains copyright to all documentation

Project Location
202 Mount Barker Road
Wanaka

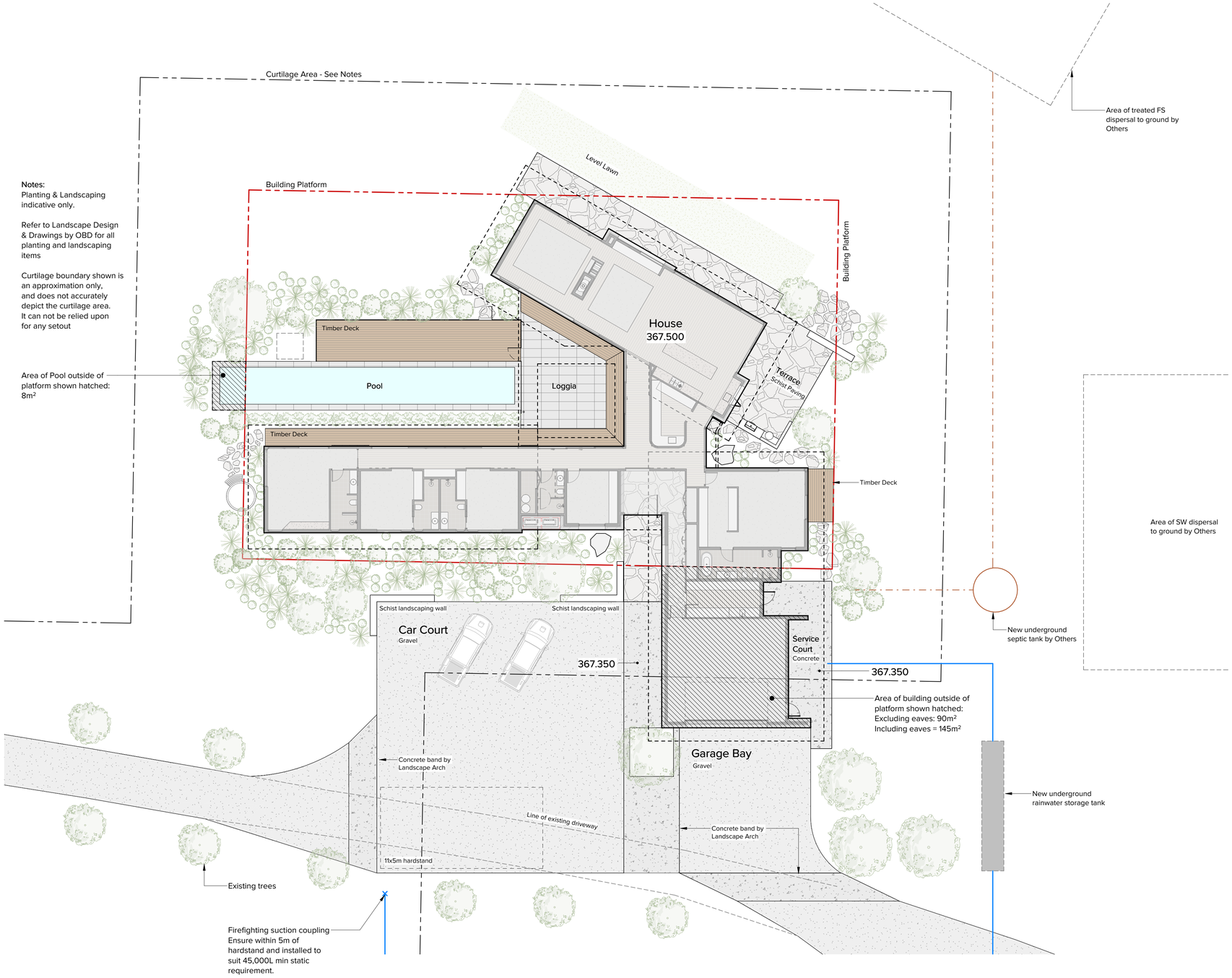
Ref.	Description	Date
2	Resource Consent	2026-08-24
1	Concept Issue	2026-07-02

Revision Schedule

Project No. : J0364
Issued : 2026-08-24
Scale : 1:100 @ A1, 1:200 @ A3
Design : AJ

1.01 Rev.2
Sheet No. / Revision

Overall Site Plan
Sheet Title



Notes:
Planting & Landscaping indicative only.

Refer to Landscape Design & Drawings by OBD for all planting and landscaping items

Curtilage boundary shown is an approximation only, and does not accurately depict the curtilage area. It can not be relied upon for any setout

SITE INFORMATION

SITE ADDRESS:	202 MOUNT BARKER ROAD WANAKA
LEGAL DESCRIPTION:	LOT 1 DP 620385
SITE AREA:	72,675m²
DISTRICT ZONE:	RURAL
SNOW ZONE:	N5
WIND ZONE:	VH
EARTHQUAKE ZONE:	3
DURABILITY ZONE:	B
TOPOGRAPHIC CLASS:	T1

SITE COVERAGE

PROPOSED BUILDING FOOTPRINT: PROPOSED FOOTPRINT INCLUDING EAVES:	705m²
PROPOSED BUILDING FOOTPRINT:	425m²
PROPOSED HARD SURFACES/POOL OUTSIDE OF FOOTPRINT:	170m²
TOTAL:	1300m²
SITE COVERAGE TOTAL:	2%
SITE COVERAGE INCLUDING EXISTING:	< 3%

SITE NOTES

Before commencing construction provide the Owner with a certificate prepared by a Licensed Cadastral Surveyor that the set-out is complete and that the building is accurately placed on the site with all height in relation to the boundary point checked for compliance

Necessary adjustments are to be determined and agreed to by the Contractor and Owner before proceeding further.

All work shall be carried out in accordance with all areas of all current NZ Building Code & NZ Standard documents, as well as the requirements of the New Zealand Building Act.

All dimensions and levels to be checked on site prior to commencing construction. any discrepancies are to be refereed to the Designer for clarification.

LEGEND

Site Plan
1 : 150 @ A1

IMMERSION

Job Title

Mount Barker Residence

Do not scale off drawings ; Immersion architecture ltd. retains copyright to all documentation

Project Location
202 Mount Barker Road
Wanaka

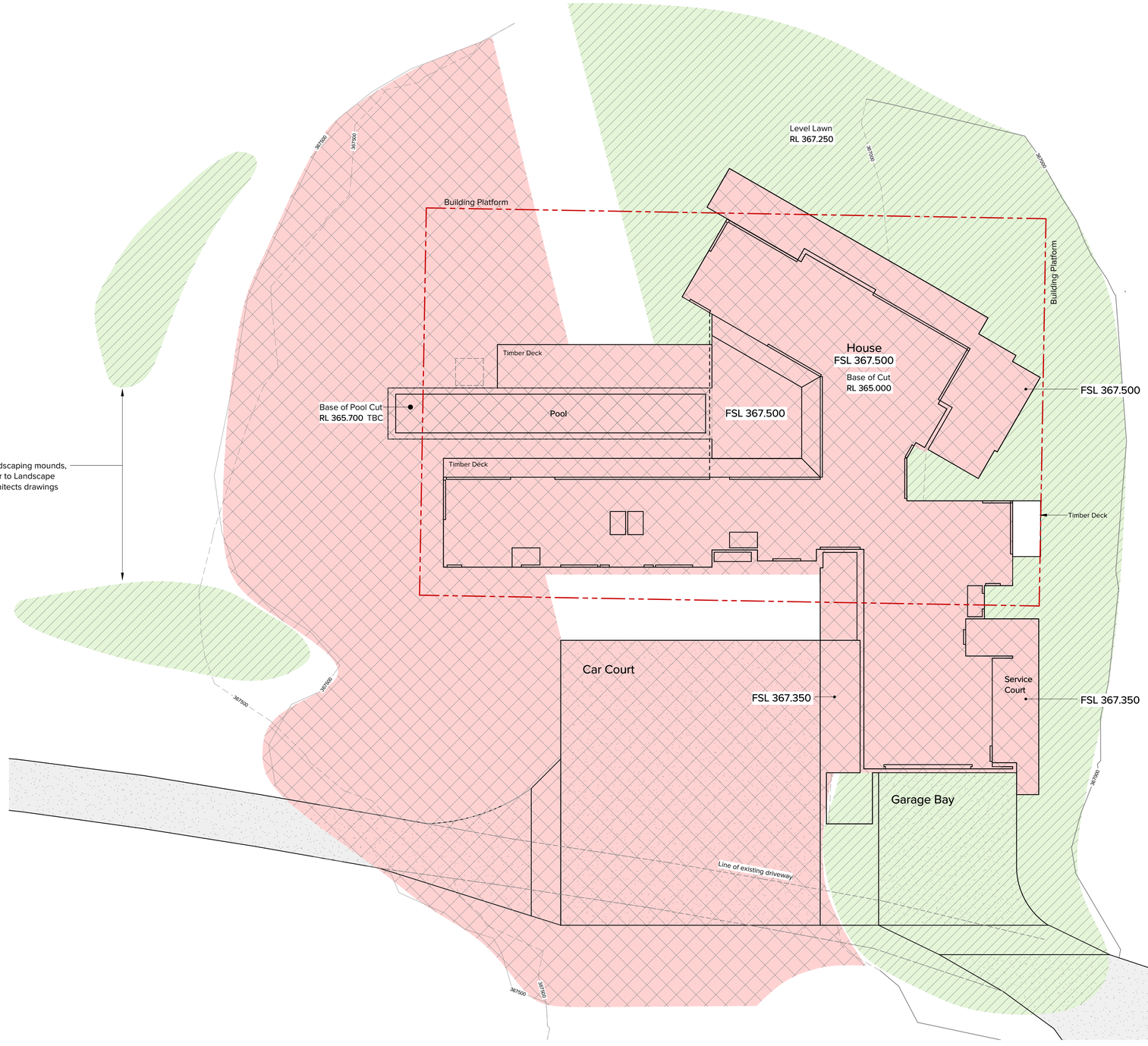
Ref.	Description	Date
2	Resource Consent	2026-08-24
1	Concept Issue	2026-07-02

Revision Schedule

Project No. : J0364
Issued : 2026-08-24
Scale : 1:100 @ A1, 1:200 @ A3
Design : AJ

1.02 Rev.2
Sheet No. / Revision

Site Plan
Sheet Title



Site Works Plan
1 : 150 @ A1

SITE INFORMATION

SITE ADDRESS:	202 MOUNT BARKER ROAD WANAKA
LEGAL DESCRIPTION:	LOT 1 DP 620385
SITE AREA:	72,675m²
DISTRICT ZONE:	RURAL
SNOW ZONE:	N5
WIND ZONE:	VH
EARTHQUAKE ZONE:	3
DURABILITY ZONE:	B
TOPOGRAPHIC CLASS:	T1

SITE NOTES

Before commencing construction provide the Owner with a certificate prepared by a Licensed Cadastral Surveyor that the set-out is complete and that the building is accurately placed on the site with all height in relation to the boundary point checked for compliance

Necessary adjustments are to be determined and agreed to by the Contractor and Owner before proceeding further.

All work shall be carried out in accordance with all areas of all current NZ Building Code & NZ Standard documents, as well as the requirements of the New Zealand Building Act.

All dimensions and levels to be checked on site prior to commencing construction. any discrepancies are to be refereed to the Designer for clarification.

SITE MANAGEMENT

The Contractor shall provide construction signage to meet the requirements of F8/AS1 & work safe health & safety standards.

Site safety fence or solid panel hoardings shall be 2.0m high, cyclone/hurricane or similar type fencing, with 'typical' site safety sign to be provided around construction area to protect site from all personnel.

The Contractor is responsible for obtaining all permits for road and footpath closures, protection hoardings, etc.

SEDIMENT CONTROL

The Contractor shall take all the steps necessary to control the erosion and sediment run-off from the site for the duration of the construction works. No run-off water containing sediment or silt is allowed to flow across any boundary.

Erosion and sediment control may be achieved by constructing a sediment/ silt trap across the lower end of any slope within the site boundary. The sediment/silt trap may be formed using the following methods:

a) Proprietary Bidim SC04 filter roll or similar approved alternative.

Sediment can be contained within the site by constructing a silt fence using bidim a24 geotextile or similar approved alternative. where excavated material is stockpiled this method is also to be used to control sediment run-off which flows along natural watercourses.

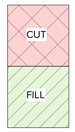
Regular inspection and maintenance must be carried out to ensure these temporary traps are free of sediment or silt. excess collected at the traps must be regularly removed to ensure no spillover occurs.

Arrangements must be made for inspections and maintenance of the sediment/silt traps over weekends, public holidays and over any extended periods when no work is being carried out. and when heavy rain occurs outside of normal working hours.

Roof water downpipes are to be connected to the permanent underground stormwater system as soon as practical after roof has been installed.

EARTHWORKS

CUT:	~485m³
FILL:	~435m³
TOTAL CUT/FILL:	~920m³
MAX DEPTH CUT:	1500mm
MAX HEIGHT FILL:	300mm



ENSURE 225MM MIN. CLEARANCE FROM F.F.L. TO F.G.L AROUND ENTIRE PERIMETER OF DWELLING

IMMERSION

Job Title

Mount Barker Residence

Do not scale off drawings ; Immersion architecture ltd. retains copyright to all documentation

Project Location
202 Mount Barker Road
Wanaka

Ref.	Description	Date
2	Resource Consent	2026-08-24
1	Concept Issue	2026-07-02

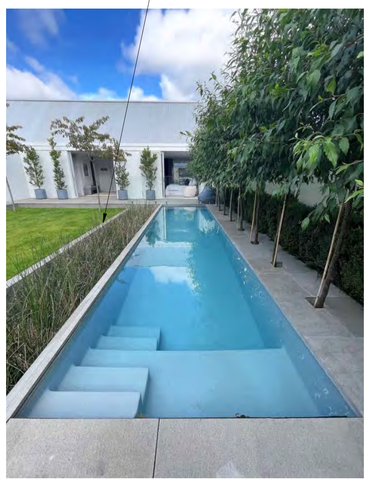
Revision Schedule

Project No. : J0364
Issued : 2026-08-24
Scale : 1:100 @ A1, 1:200 @ A3
Design : AJ

1.03 Rev.2
Sheet No. / Revision

Site Works Plan
Sheet Title





Overall Floor Plan
1: 100 @ A1

N

NOTES

All work shall be carried out in accordance with all areas of all current NZ Building Code & NZ Standard documents, as well as the requirements of the New Zealand Building Act.

All dimensions & levels to be checked on site prior to commencing construction.

Refer to Specification Sheet 0.01 for all other notes & information u.n.o.

FINISHES IN WET AREAS

Linings in wet areas shall meet any of the following:
A) Integrally waterproof sheet material (e.g. polyvinylchloride) with sealed joints.
B) Ceramic or stone tiles having 6% maximum water absorption, waterproof Grouted joints, and bedded with an adhesive specified by the tile Manufacturer as being suitable for the tiles, substrate material and the environment of use.
C) Sheet linings finished with a semi-gloss or gloss coating or a hard-wearing low-sheen latex paint containing mould inhibitors.
D) Water resistant sheet linings finished with decorative high pressure laminate or factory applied polyurethane or resin, and installed with Impervious joints to NZBC E3/AS1

INTERIOR FITTINGS

Glazed shower partitions/doors shall be grade a safety glass, fix over Sealant in accordance with the manufacturers instructions.

All glazing shall comply with new zealand building code and NZS 4223, Glazing in buildings.

Provide silicon sealant around tapware penetrations and to vanity top to Wall junctions.

Each trade is responsible for ensuring their work is completed to best Trade practice and the nzbc requirements. Producer statements or job certificates shall be provided on completion.

Provide solid blocking within wall framing cavity for solid fixing of all wall Linings, hardware, fittings, fixtures, etc.

FLOORING LEGEND

- Selected timber overlay flooring
- Selected carpet
- Selected ceramic tile flooring (Undertile heating to bathrooms)

IMMERSION

Job Title

Mount Barker Residence

Do not scale off drawings ; Immersion architecture ltd. retains copyright to all documentation

Project Location
202 Mount Barker Road
Wanaka

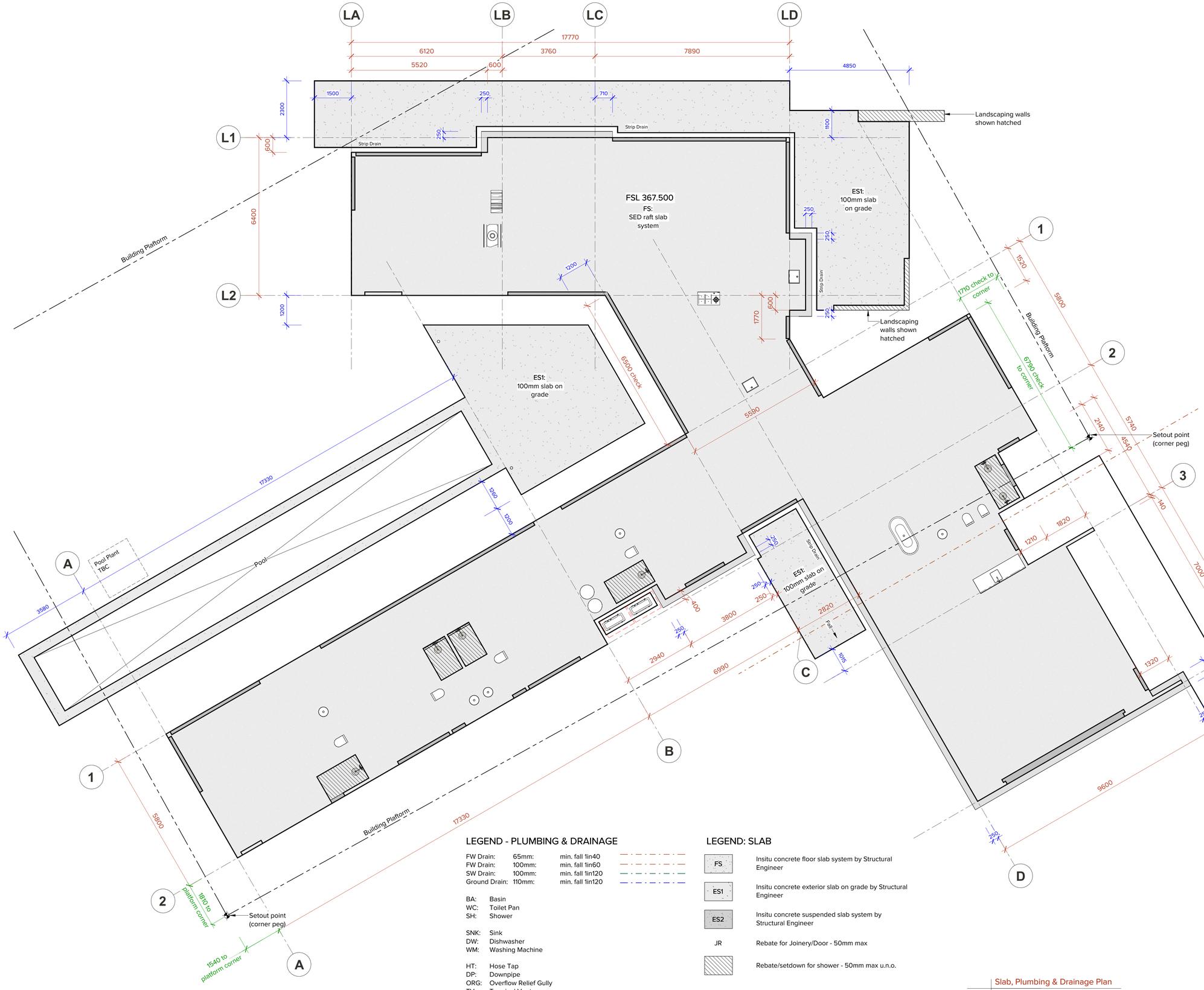
Ref.	Description	Date
2	Resource Consent	2026-08-24
1	Concept Issue	2026-07-02

Revision Schedule

Project No. : J0364
Issued : 2026-08-24
Scale :
Design : AJ

2.00 Rev.2
Sheet No. / Revision

Overall Floor Plan
Sheet Title



LEGEND - PLUMBING & DRAINAGE

FW Drain:	65mm:	min. fall 1in40
FW Drain:	100mm:	min. fall 1in60
SW Drain:	100mm:	min. fall 1in120
Ground Drain:	110mm:	min. fall 1in120

BA: Basin
WC: Toilet Pan
SH: Shower

SNK: Sink
DW: Dishwasher
WM: Washing Machine

HT: Hose Tap
DP: Downpipe
ORG: Overflow Relief Gully
TV: Terminal Vent
IP: Inspection Point
AAV: Air Admittance Valve
FWG: Floor Waste Gully - (100x65mm unless stated otherwise)

LEGEND: SLAB

FS	Insitu concrete floor slab system by Structural Engineer
ES1	Insitu concrete exterior slab on grade by Structural Engineer
ES2	Insitu concrete suspended slab system by Structural Engineer
JR	Rebate for Joinery/Door - 50mm max
	Rebate/setdown for shower - 50mm max u.n.o.

Slab, Plumbing & Drainage Plan
1: 75 @ A1

NOTES

All work shall be carried out in accordance with all areas of all current NZ Building Code & NZ Standard documents, as well as the requirements of the New Zealand Building Act.

All dimensions & levels to be checked on site prior to commencing construction.

All plumbing & drainage to be in accordance with AS/NZS 3500.2.

All water supply to be in accordance with NZBC G12/AS1.

PLUMBING

Fixtures as per drawings will be proprietary design and manufacture, sourced from reputable plumbing suppliers

All sanitary Plumbing Materials to be in accordance with NZ Building Code material and manufacturing standards (or sub set of):

Air Admittance Valves	ASSE 1050 or 1051, EN 12380, AS/NZS 4936
Copper pipes	NZS3501
Copper fittings	AS1589
PVC pipe and fittings	AS/NZS1260
Plastic fittings	AS2887
Elastometric rings	AS/NZS4130 OR AS1646
Plastic traps	AS2887
Copper traps	AS1589

Waste Pipe Sizes & Falls: (discharge pipes to be the same size as the traps)

Fixture	Size	Fall
Basin waste	40mmØ	1 in 40
Shower waste	40mmØ	1 in 40
Bath waste	40mmØ	1 in 40
Laundry waste	40mmØ	1 in 40
WC drain	100mmØ	1 in 60
Kitchen waste	40mmØ	1 in 40

Heat Pump drains shall be min. 20mmØ polybutylene, falling at 1 in 80, to discharge over a gully trap, or employ an alternative means complying with AS/NZS 3666.

Nominal Pipe Diameters and Flow Rates:
(for a domestic mains pressure water supply system)

Sanitary Fixture	Flow rate metres/second	Pipe mm Ø
Bath (hot & cold)	0.3	15
Sink (hot & cold)	0.2	15
Tub hot	0.2	15
Tub cold	0.3	15
Basin (hot & cold)	0.1	10
Shower (hot & cold)	0.3	15

HOT WATER CYLINDER

Hot water cylinder installation (complete with seismic restraints shall comply with the manufacturer's instructions and NZBC G12 Water Supplies. Refer to documentation for installation details.

All hot water tempered to 50°. Provide outlet for HWC relief valves.

Flow rates shall be capable of being delivered simultanesously to the Kitchen and one other fixture.

All hot and cold water supply system including HWC to be Buteline generally. Provide copper pipes for first 1.5m exiting HWC

DRAINAGE

The Drainage Layout is indicative only as site conditions may necessitate another layout. In all cases the altered layout shall be code compliant. The drainlayer shall in these situations provide an accurate as-built plan to the Building Control Inspector at the drainage inspection

Drain-layer to confirm position and depth of existing Sewer & Stormwater Laterals on site before any work commences, to ensure correct falls can be achieved. Lateral sewer inspection opening to be raised to ground level. Opening shall be provided with airtight removable caps and protected by a suitable cover and surround in such a manner that no traffic or structural loads can be transmitted to the drain connected to the drain as per AS3500.2.

WATER TIGHTNESS

The drainage system shall be water or air tested to ensure water tightness prior to backfilling. Any stormwater drains under the slab shall also be tested at this stage

Water supply to be pressure tested by plumber to council's satisfaction before lining.

Provide protection to all pipes running through concrete slabs to the pipe manufacturer's requirements

DOWNPIPES

Downpipes exceed minimum m^2 requirements of E1/AS1 Table 5 for all of the catchment areas shown below:

Downpipe	Diameter (mm)	Catchment Area (m^2)
DP.01	80	XX
DP.02	80	XX
DP.03	80	XX
DP.04	80	XX
DP.05	80	XX
DP.06	80	XX

IMMERSION

Job Title

Mount Barker Residence

Do not scale off drawings ; Immersion architecture ltd. retains copyright to all documentation

Project Location
202 Mount Barker Road
Wanaka

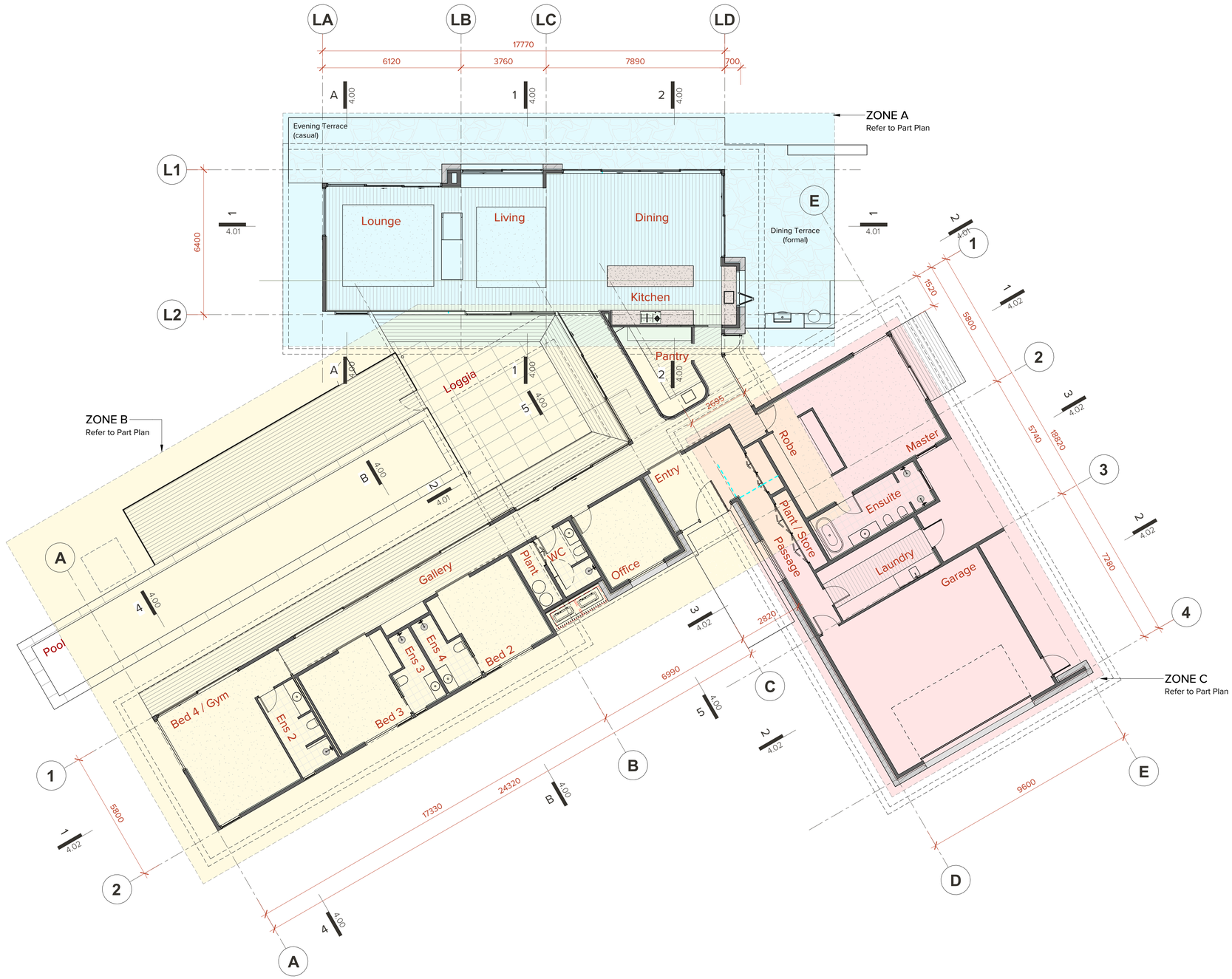
Ref.	Description	Date
1	Resource Consent	2026-08-24

Revision Schedule

Project No. : J0364
Issued : 2026-08-24
Scale : 1:50 @ A1, 1:100 @ A3
Design : AJ

2.05 Rev.1
Sheet No. / Revision

Slab, Plumbing & Drainage Plan
Sheet Title



Ground Floor Overall Framing Plan

1 : 100 @ A1

N

NOTES

All work shall be carried out in accordance with all areas of all current NZ Building Code & NZ Standard documents, as well as the requirements of the New Zealand Building Act.

All dimensions & levels to be checked on site prior to commencing construction.

Base frame dimensions shown red. Insitu strapping/framing (over vapour barrier as detailed) shown green

Refer to Specification Sheet 0.01 for all other notes & information u.n.o.

IMMERSION

Job Title

Mount Barker Residence

Do not scale off drawings ; Immersion architecture ltd. retains copyright to all documentation

Project Location
202 Mount Barker Road
Wanaka

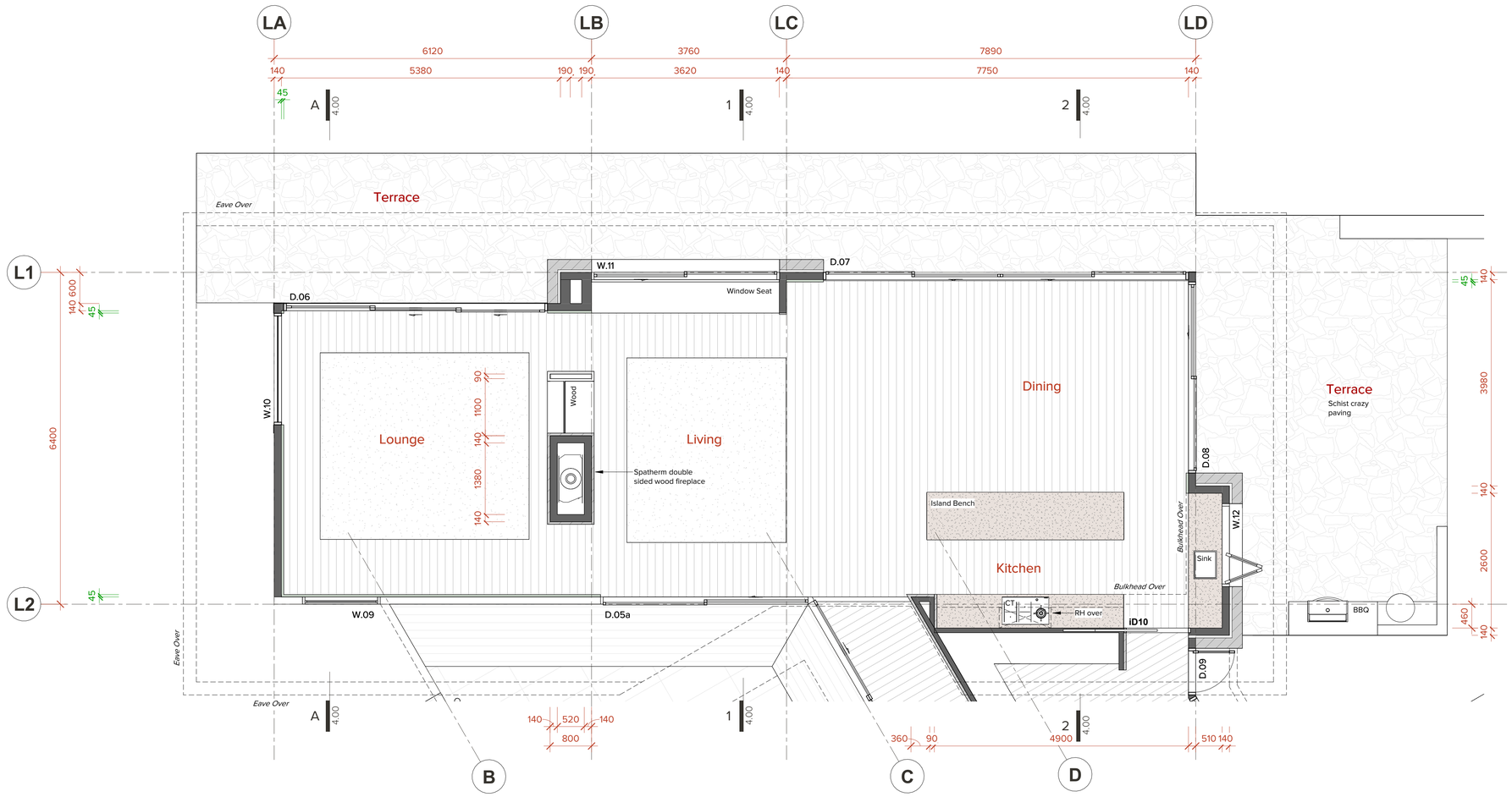
Ref.	Description	Date
2	Resource Consent	2026-08-24
1	Concept Issue	2026-07-02

Revision Schedule

Project No. : J0364
Issued : 2026-08-24
Scale :
Design : AJ

2.10 Rev.2
Sheet No. / Revision

Overall Framing Plan
Sheet Title



Part Framing Plan - Zone A

1 : 50 @ A1

N

NOTES

All work shall be carried out in accordance with all areas of all current NZ Building Code & NZ Standard documents, as well as the requirements of the New Zealand Building Act.

All dimensions & levels to be checked on site prior to commencing construction.

Base frame dimensions shown red. Insitu strapping/framing (over vapour barrier as detailed) shown green

Refer to Specification Sheet 0.01 for all other notes & information u.n.o.

IMMERSION

Job Title

Mount Barker Residence

Do not scale off drawings ; Immersion architecture ltd. retains copyright to all documentation

Project Location
202 Mount Barker Road
Wanaka

Ref.	Description	Date
2	Resource Consent	2026-08-24
1	Concept Issue	2026-07-02

Revision Schedule

Project No. : J0364
Issued : 2026-08-24
Scale :
Design : AJ

2.11 Rev.2
Sheet No. / Revision

Framing Part Plans
Sheet Title

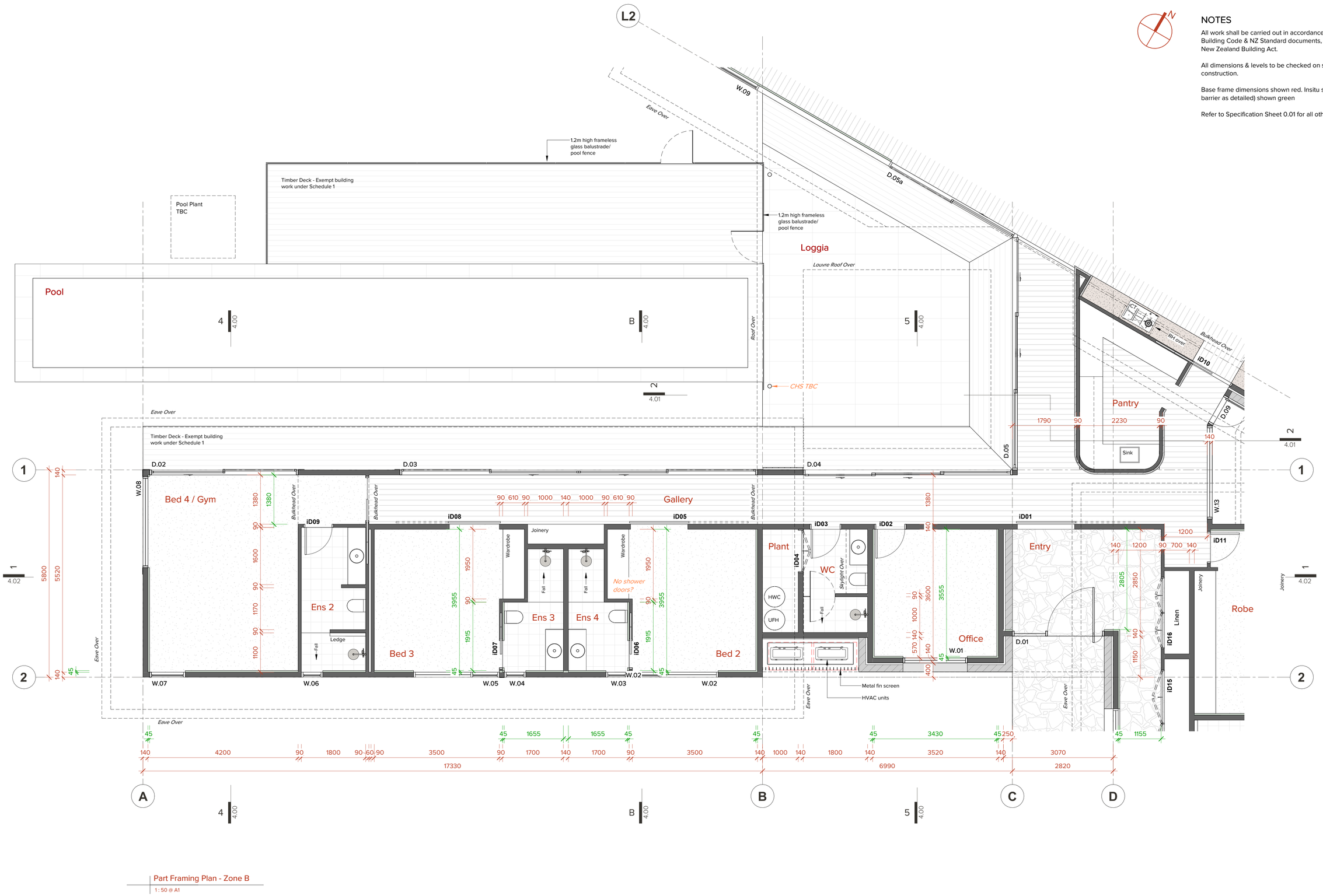
NOTES

All work shall be carried out in accordance with all areas of all current NZ Building Code & NZ Standard documents, as well as the requirements of the New Zealand Building Act.

All dimensions & levels to be checked on site prior to commencing construction.

Base frame dimensions shown red. Insitu strapping/framing (over vapour barrier as detailed) shown green

Refer to Specification Sheet 0.01 for all other notes & information u.n.o.



Part Framing Plan - Zone B

1 : 50 @ A1

IMMERSION

Job Title

Mount Barker Residence

Do not scale off drawings ; Immersion architecture ltd. retains copyright to all documentation

Project Location
202 Mount Barker Road
Wanaka

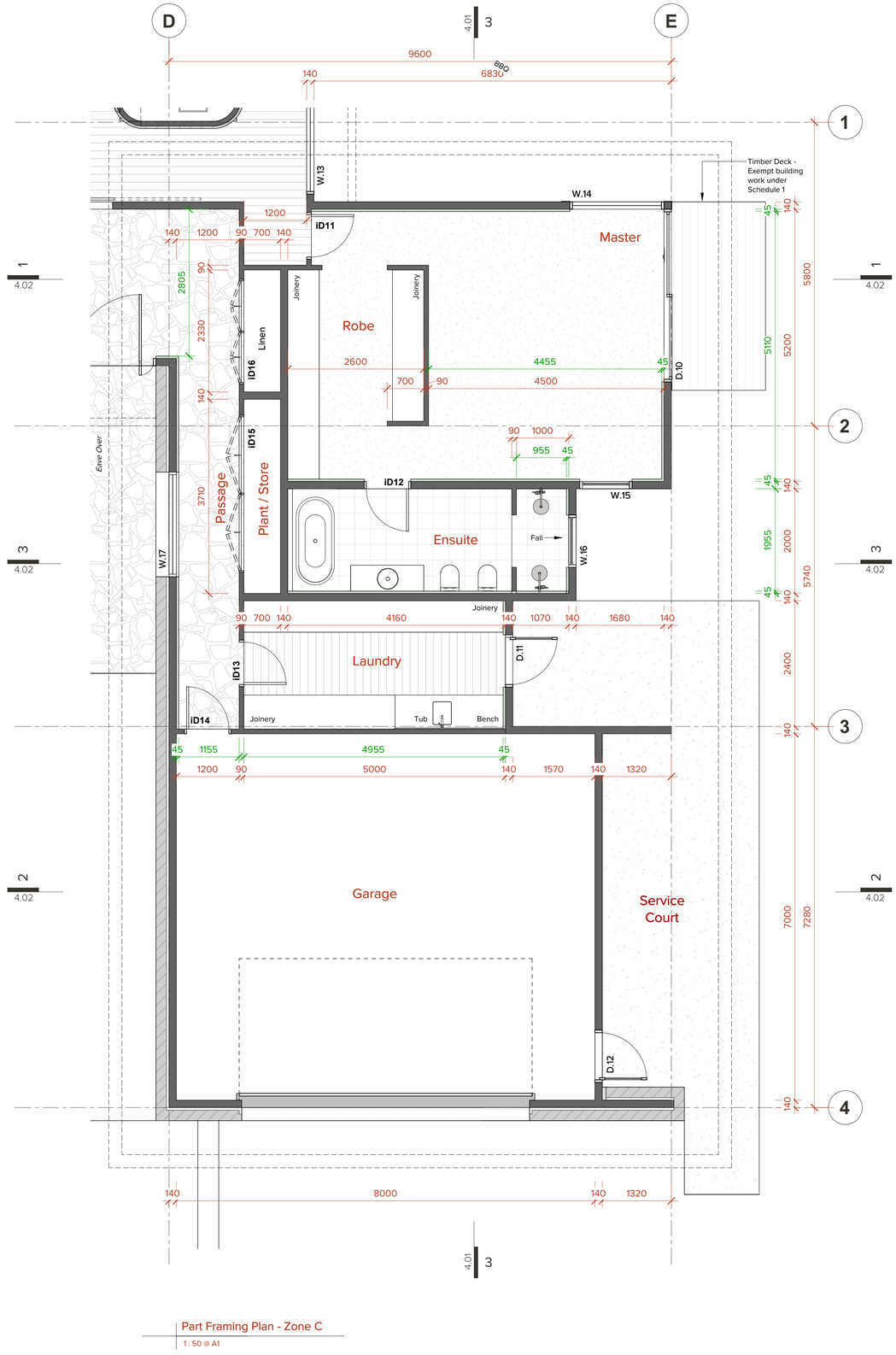
Ref.	Description	Date
2	Resource Consent	2026-08-24
1	Concept Issue	2026-07-02

Revision Schedule

Project No. : J0364
Issued : 2026-08-24
Scale :
Design : AJ

2.12 Rev.2
Sheet No. / Revision

Framing Part Plans
Sheet Title



Part Framing Plan - Zone C

1 : 50 @ A1

NOTES

All work shall be carried out in accordance with all areas of all current NZ Building Code & NZ Standard documents, as well as the requirements of the New Zealand Building Act.

All dimensions & levels to be checked on site prior to commencing construction.

Base frame dimensions shown red. Insitu strapping/framing (over vapour barrier as detailed) shown green

Refer to Specification Sheet 0.01 for all other notes & information u.n.o.

IMMERSION

Job Title

Mount Barker Residence

Do not scale off drawings ; Immersion architecture ltd. retains copyright to all documentation

Project Location
202 Mount Barker Road
Wanaka

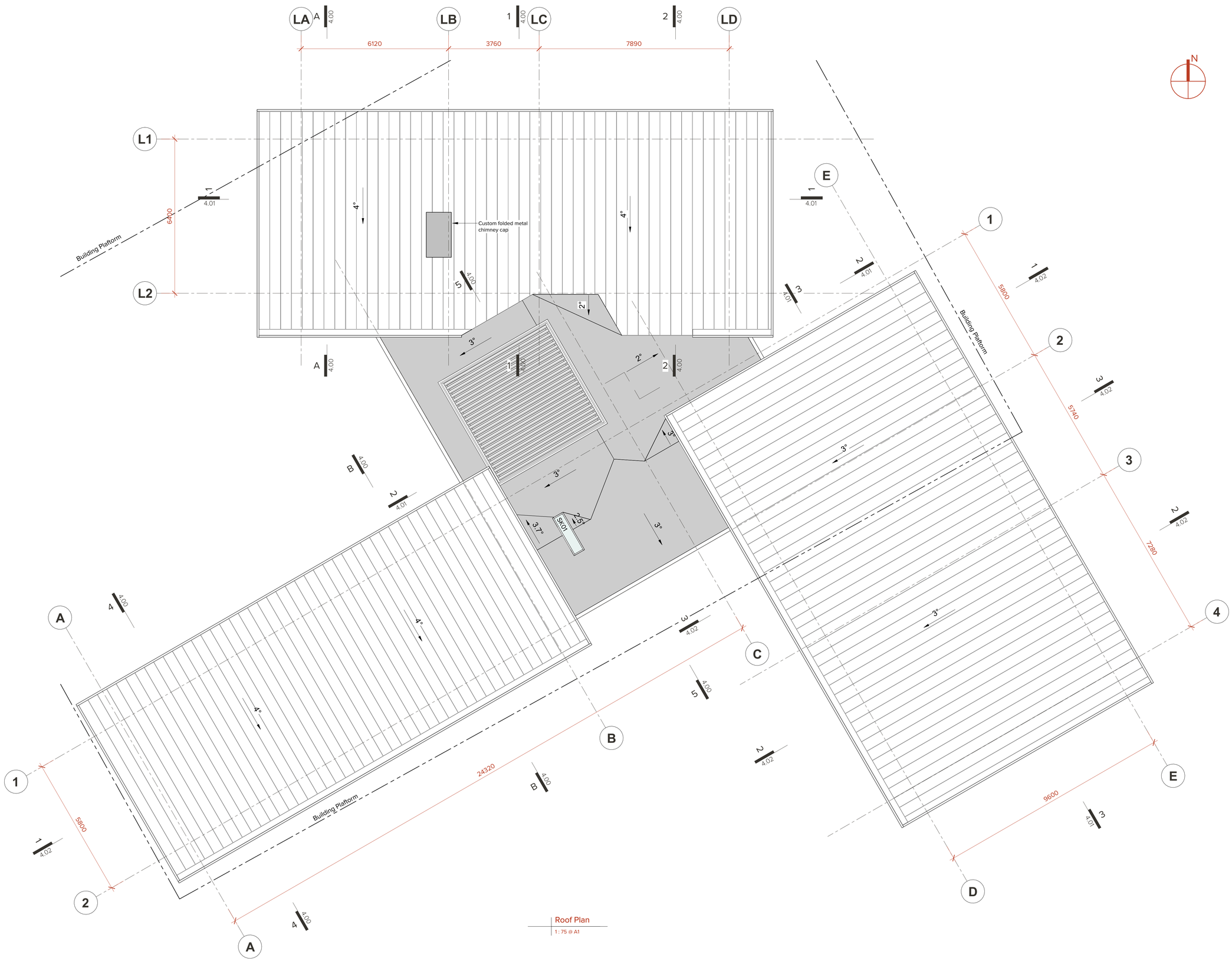
Ref.	Description	Date
2	Resource Consent	2026-08-24
1	Concept Issue	2026-07-02

Revision Schedule

Project No. : J0364
Issued : 2026-08-24
Scale :
Design : AJ

2.13 Rev.2
Sheet No. / Revision

Framing Part Plans
Sheet Title



N

NOTES

All work shall be carried out in accordance with all areas of all current NZ Building Code & NZ Standard documents, as well as the requirements of the New Zealand Building Act.

All dimensions & levels to be checked on site prior to commencing construction.

All new pipe penetrations to be in accordance with E2/AS1

Refer to Specification Sheet 0.01 for additional information u.n.o.

LEGEND:

	Freeman Alpine Standing Seam Tray roofing on underlay over 70x45 H1.2 timber purlins over 20mm timber counterbattens over 15mm plywood sarking over H1.2 timber framing by Structural Engineer. 3° min fall to all roof planes. 1:100 min fall to all gutter elements in accordance with E2/AS1.
	Viking Enviroclad TPO Membrane Roof System over 19mm H3.2 plywood substrate over 20mm castellated timber battens over H1.2 timber framing by Structural Engineer. 2° min fall to all roof planes. 1:100 min fall to all gutter elements in accordance with E2/AS1.
TV	Stack/Terminal Vent Outlet
EX	Roof Cowl for Extract
DP	Downpipe
OF	Overflow Outlet
SK01	Velux XXX Skylight

IMMERSION

Job Title

Mount Barker Residence

Do not scale off drawings ; Immersion architecture ltd. retains copyright to all documentation

Project Location
202 Mount Barker Road
Wanaka

Ref.	Description	Date
2	Resource Consent	2026-08-24
1	Concept Issue	2026-07-02

Revision Schedule

Project No. : J0364
Issued : 2026-08-24
Scale : 1:50 @ A1, 1:100 @ A3
Design : AJ

2.30 Rev.2
Sheet No. / Revision

Overall Roof Plan
Sheet Title

Note: Refer to Sheet 0.01 for Building Colours/Materials



Overall South Elevation
1 : 75 @ A1



Overall North Elevation
1 : 75 @ A1



Overall North Elevation - Bedroom Wing
1 : 75 @ A1

IMMERSION

Job Title

Mount Barker Residence

Do not scale off drawings ; Immersion architecture ltd. retains copyright to all documentation

Project Location
202 Mount Barker Road
Wanaka

Ref.	Description	Date
2	Resource Consent	2026-08-24
1	Concept Issue	2026-07-02

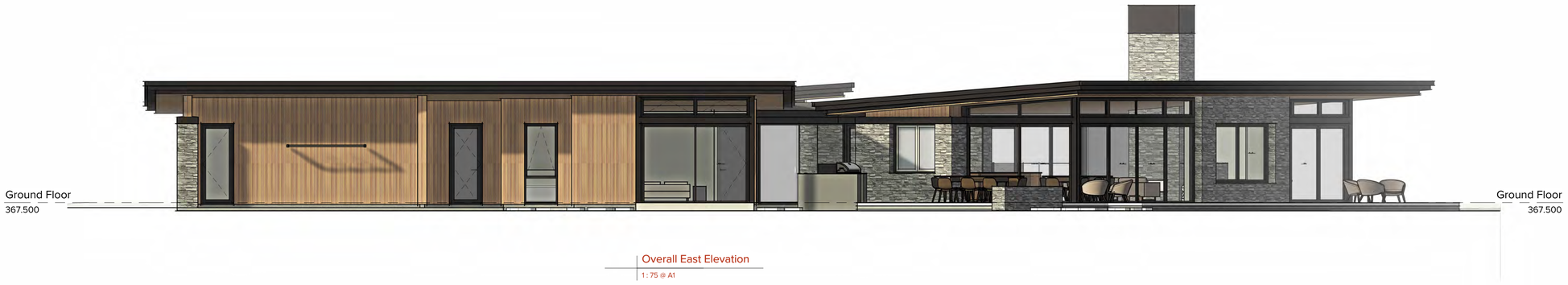
Revision Schedule

Project No. : J0364
Issued : 2026-08-24
Scale :
Design : AJ

3.00 Rev.2
Sheet No. / Revision

Elevations
Sheet Title

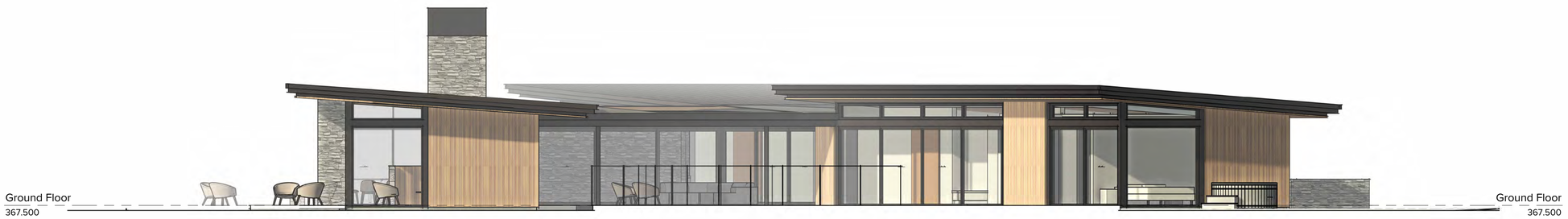
Note: Refer to Sheet 0.01 for Building Colours/Materials



Overall East Elevation
1 : 75 @ A1



Overall West Elevation 1
1 : 75 @ A1



Overall West Elevation 2
1 : 75 @ A1

IMMERSION

Job Title

Mount Barker Residence

Do not scale off drawings ; Immersion architecture ltd. retains copyright to all documentation

Project Location
202 Mount Barker Road
Wanaka

Ref.	Description	Date
2	Resource Consent	2026-08-24
1	Concept Issue	2026-07-02

Revision Schedule

Project No. : J0364
Issued : 2026-08-24
Scale : As Indicated
Design : AJ

3.01 Rev.2
Sheet No. / Revision

Elevations
Sheet Title

Note: Refer to Sheet 0.01 for Building Colours/Materials



Living Wing North Elevation

1 : 50 @ A1



Living Wing East Elevation

1 : 50 @ A1



Living Wing South Elevation

1 : 50 @ A1



Living Wing West Elevation

1 : 50 @ A1

BUILDING ENVELOPE RISK MATRIX E2/AS1 - NORTH

Risk Factor	Low	Medium	High	Very High	Score
Wind Zone	0	0	1	[2]	2
No. of Storeys	[0]	1	2	4	1
Roof/wall Junctions	0	1	[3]	5	3
Eaves Width	[0]	1	2	5	2
Envelope Complexity	0	[1]	3	6	3
Deck Design	[0]	2	4	6	0
			Total Risk Score		6

BUILDING ENVELOPE RISK MATRIX E2/AS1 - EAST

Risk Factor	Low	Medium	High	Very High	Score
Wind Zone	0	0	1	[2]	2
No. of Storeys	[0]	1	2	4	1
Roof/wall Junctions	0	1	3	[5]	3
Eaves Width	0	[1]	2	5	2
Envelope Complexity	0	[1]	3	6	3
Deck Design	[0]	2	4	6	0
			Total Risk Score		9

BUILDING ENVELOPE RISK MATRIX E2/AS1 - SOUTH

Risk Factor	Low	Medium	High	Very High	Score
Wind Zone	0	0	1	[2]	2
No. of Storeys	[0]	1	2	4	1
Roof/wall Junctions	0	1	3	[5]	3
Eaves Width	[0]	1	2	5	2
Envelope Complexity	0	1	[3]	6	3
Deck Design	[0]	2	4	6	0
			Total Risk Score		10

BUILDING ENVELOPE RISK MATRIX E2/AS1 - WEST

Risk Factor	Low	Medium	High	Very High	Score
Wind Zone	0	0	1	[2]	2
No. of Storeys	[0]	1	2	4	1
Roof/wall Junctions	[0]	1	3	5	3
Eaves Width	[0]	1	2	5	2
Envelope Complexity	0	[1]	3	6	3
Deck Design	[0]	2	4	6	0
			Total Risk Score		3

LEGEND:

EX	Extraction Cowl.
DP	Downpipe, refer to plans.

IMMERSION

Job Title

Mount Barker Residence

Do not scale off drawings ; Immersion architecture ltd. retains copyright to all documentation

Project Location
202 Mount Barker Road
Wanaka

Ref.	Description	Date
2	Resource Consent	2026-08-24
1	Concept Issue	2026-07-02

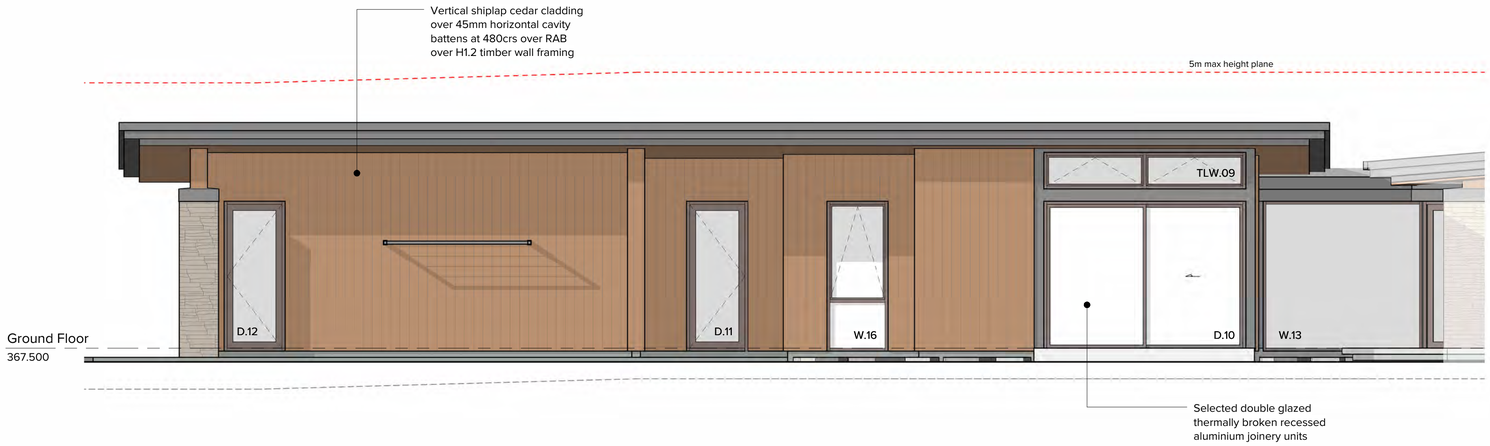
Revision Schedule

Project No. : J0364
Issued : 2026-08-24
Scale : As Indicated
Design : AJ

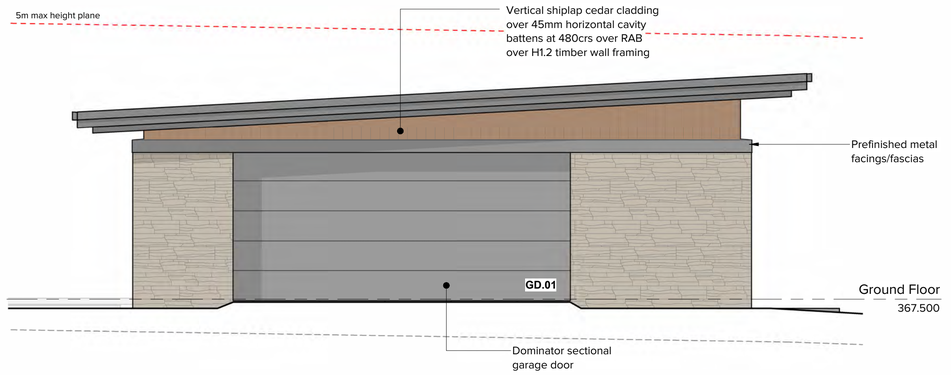
3.02 Rev.2
Sheet No. / Revision

Elevations
Sheet Title

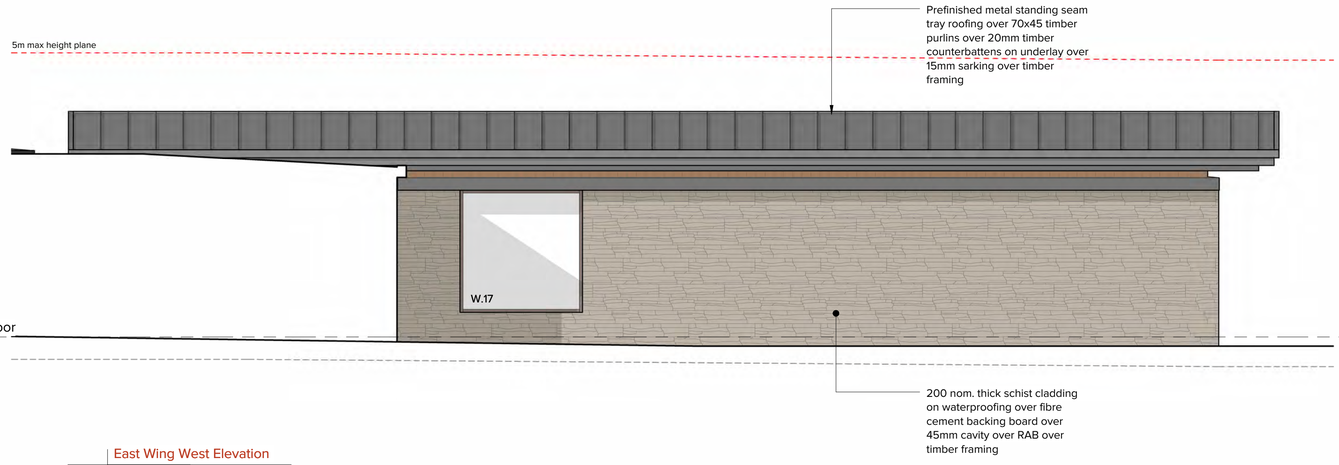
Note: Refer to Sheet 0.01 for Building Colours/Materials



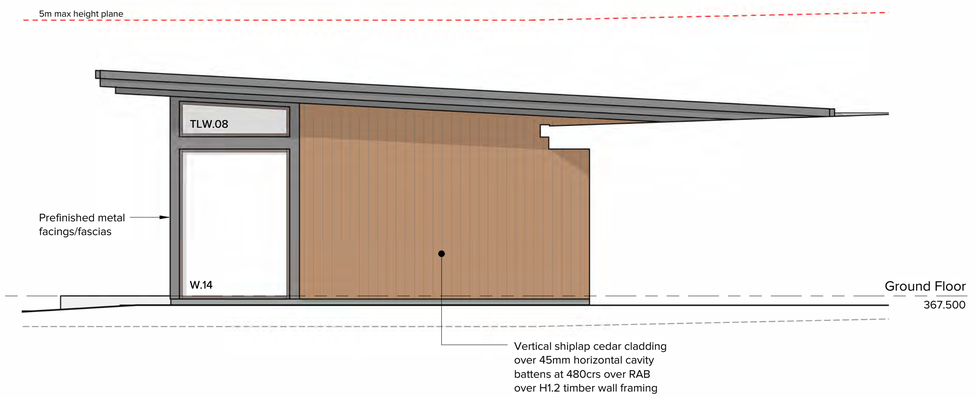
East Wing East Elevation
1 : 50 @ A1



East Wing South Elevation
1 : 50 @ A1



East Wing West Elevation
1 : 50 @ A1



East Wing North Elevation
1 : 50 @ A1

BUILDING ENVELOPE RISK MATRIX E2/AS1 - EAST

Risk Factor	Low	Medium	High	Very High	Score
Wind Zone	0	0	1	[2]	2
No. of Storeys	[0]	1	2	4	1
Roof/wall Junctions	0	1	[3]	5	3
Eaves Width	[0]	1	2	5	2
Envelope Complexity	0	[1]	3	6	3
Deck Design	[0]	2	4	6	0
			Total Risk Score		6

BUILDING ENVELOPE RISK MATRIX E2/AS1 - SOUTH

Risk Factor	Low	Medium	High	Very High	Score
Wind Zone	0	0	1	[2]	2
No. of Storeys	[0]	1	2	4	1
Roof/wall Junctions	[0]	1	3	5	3
Eaves Width	[0]	1	2	5	2
Envelope Complexity	0	[1]	3	6	3
Deck Design	[0]	2	4	6	0
			Total Risk Score		3

BUILDING ENVELOPE RISK MATRIX E2/AS1 - WEST

Risk Factor	Low	Medium	High	Very High	Score
Wind Zone	0	0	1	[2]	2
No. of Storeys	[0]	1	2	4	1
Roof/wall Junctions	0	1	3	[5]	3
Eaves Width	[0]	1	2	5	2
Envelope Complexity	0	1	[3]	6	3
Deck Design	[0]	2	4	6	0
			Total Risk Score		10

BUILDING ENVELOPE RISK MATRIX E2/AS1 - NORTH

Risk Factor	Low	Medium	High	Very High	Score
Wind Zone	0	0	1	[2]	2
No. of Storeys	[0]	1	2	4	1
Roof/wall Junctions	0	1	3	[5]	3
Eaves Width	[0]	1	2	5	2
Envelope Complexity	0	1	[3]	6	3
Deck Design	[0]	2	4	6	0
			Total Risk Score		10

LEGEND:

EX	Extraction Cowl.
DP	Downpipe, refer to plans.

IMMERSION

Job Title

Mount Barker Residence

Do not scale off drawings ; Immersion architecture ltd. retains copyright to all documentation

Project Location
202 Mount Barker Road
Wanaka

Ref.	Description	Date
2	Resource Consent	2026-08-24
1	Concept Issue	2026-07-02

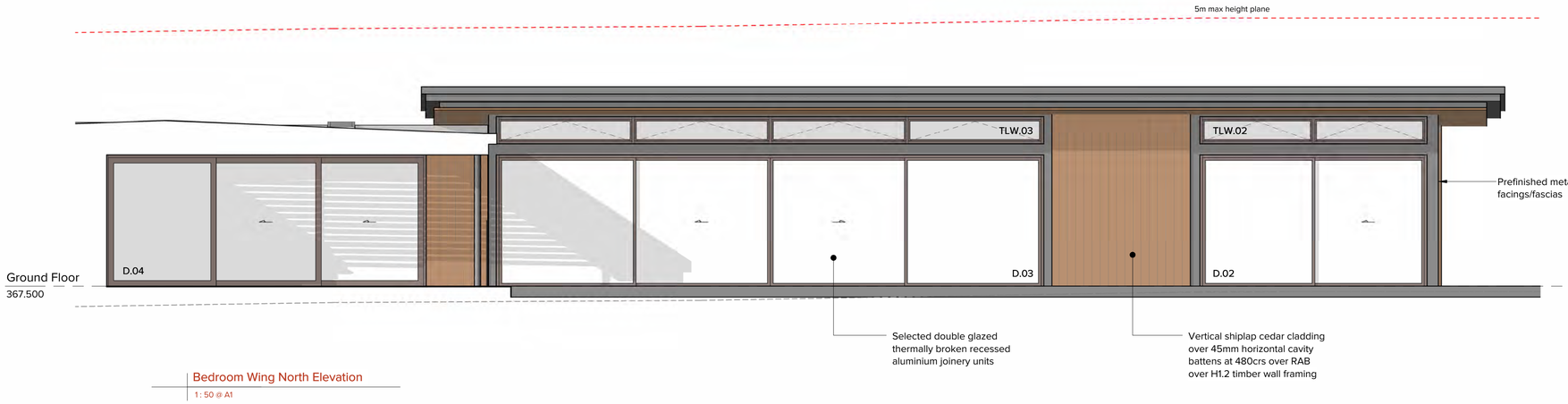
Revision Schedule

Project No. : J0364
Issued : 2026-08-24
Scale : As Indicated
Design : AJ

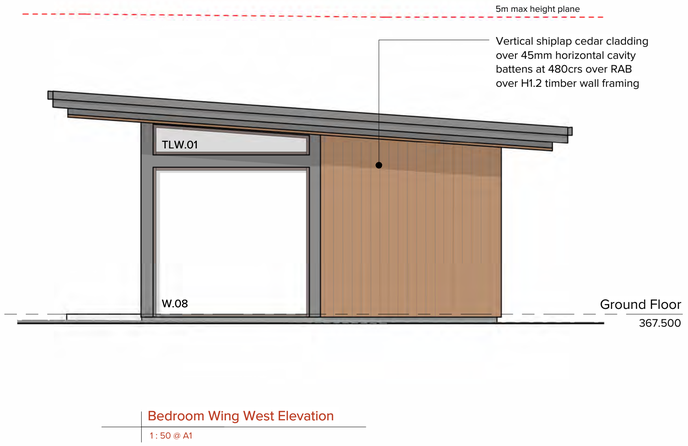
3.03 Rev.2
Sheet No. / Revision

Elevations
Sheet Title

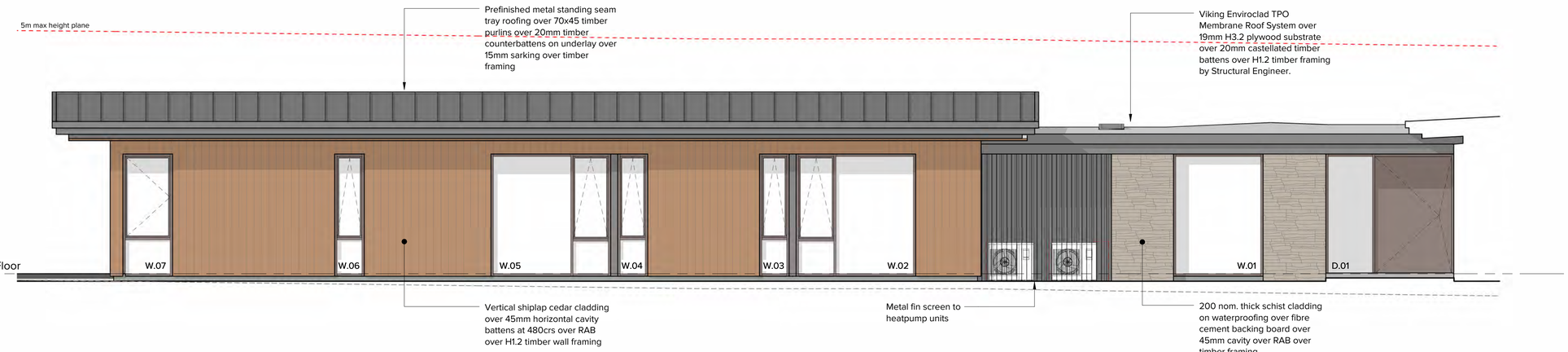
Note: Refer to Sheet 0.01 for Building Colours/Materials



Bedroom Wing North Elevation
1 : 50 @ A1



Bedroom Wing West Elevation
1 : 50 @ A1



Bedroom Wing South Elevation
1 : 50 @ A1

BUILDING ENVELOPE RISK MATRIX E2/AS1 - NORTH

Risk Factor	Low	Medium	High	Very High	Score
Wind Zone	0	0	1	[2]	2
No. of Storeys	[0]	1	2	4	1
Roof/wall Junctions	0	1	3	[5]	3
Eaves Width	[0]	1	2	5	2
Envelope Complexity	0	[1]	3	6	3
Deck Design	[0]	2	4	6	0
			Total Risk Score		8

BUILDING ENVELOPE RISK MATRIX E2/AS1 - WEST

Risk Factor	Low	Medium	High	Very High	Score
Wind Zone	0	0	1	[2]	2
No. of Storeys	[0]	1	2	4	1
Roof/wall Junctions	[0]	1	3	5	3
Eaves Width	[0]	1	2	5	2
Envelope Complexity	0	[1]	3	6	3
Deck Design	[0]	2	4	6	0
			Total Risk Score		3

BUILDING ENVELOPE RISK MATRIX E2/AS1 - SOUTH

Risk Factor	Low	Medium	High	Very High	Score
Wind Zone	0	0	1	[2]	2
No. of Storeys	[0]	1	2	4	1
Roof/wall Junctions	0	1	3	[5]	3
Eaves Width	0	1	2	[5]	2
Envelope Complexity	0	1	[3]	6	3
Deck Design	[0]	2	4	6	0
			Total Risk Score		15

LEGEND:

EX	Extraction Cowl.
DP	Downpipe, refer to plans.

IMMERSION

Job Title

Mount Barker Residence

Do not scale off drawings ; Immersion architecture ltd. retains copyright to all documentation

Project Location
202 Mount Barker Road
Wanaka

Ref.	Description	Date
2	Resource Consent	2026-08-24
1	Concept Issue	2026-07-02

Revision Schedule

Project No. : J0364
Issued : 2026-08-24
Scale : As Indicated
Design : AJ

3.04 Rev.2
Sheet No. / Revision

Elevations
Sheet Title