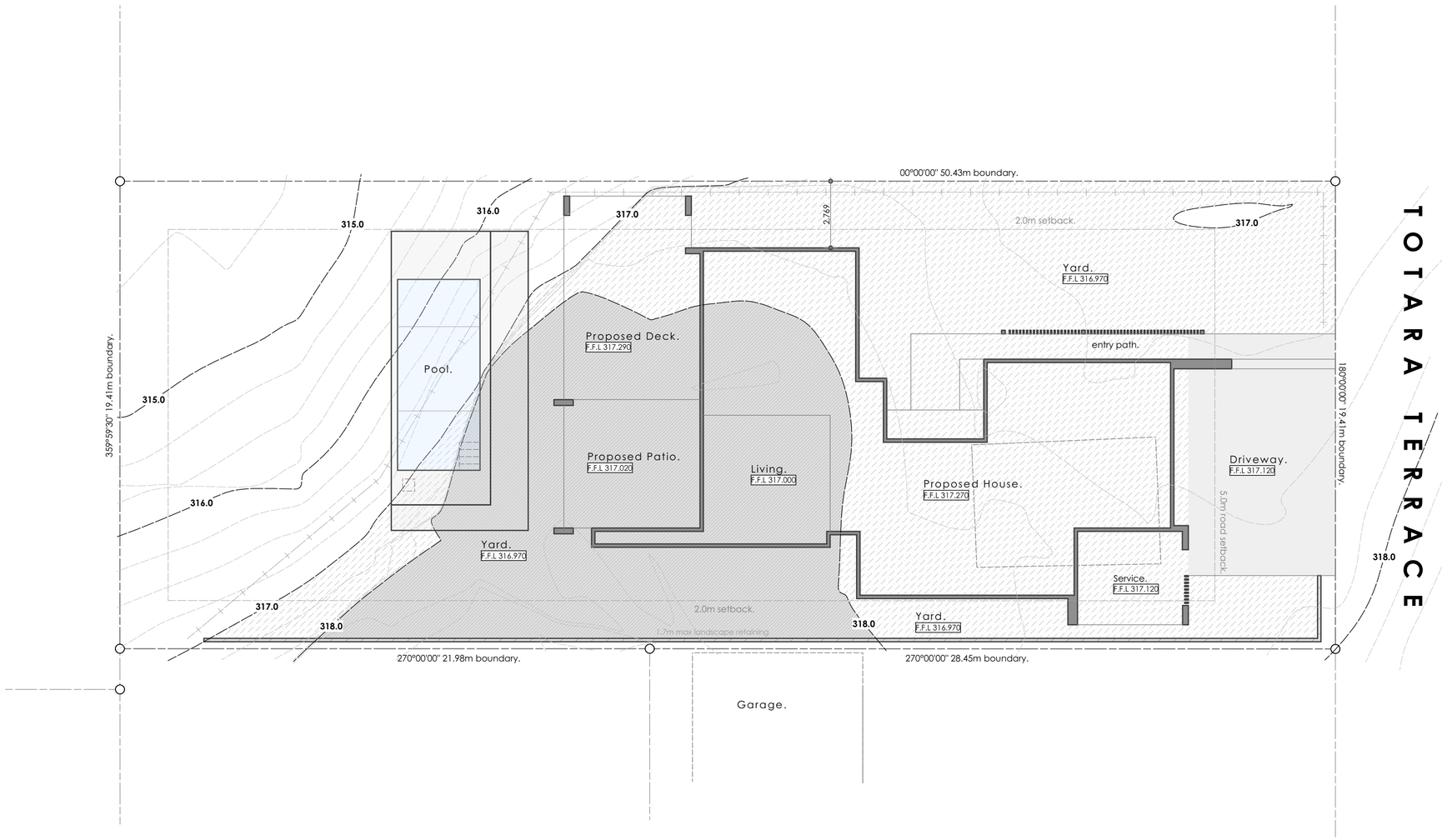


N O R T H .

Site Works Plan.
Scale 1:150

LEGEND:

- DENOTES PROPOSED STAGE 1 EXCAVATION AREA: 226.20m2 and VOLUME: 226.20m3
- DENOTES PROPOSED STAGE 2 EXCAVATION AREA: 401.27m2 and VOLUME: 200.64m3
- DENOTES PROPOSED SITE BATTER AREA: 61.23m2 and VOLUME: 15.00m3
- DENOTES PROPOSED POOL AREA: 70.55m2 and VOLUME: 74.77m3

EXCESS EXCAVATION MATERIAL WILL BE REMOVED, ALTHOUGH ANY GOOD TOP SOILS ARE AIMED TO BE USED BUILDING UP PLANTING AREA AS and WHERE REQUIRED (to be determined on site)

THE SEDIMENT CONTROL and EXCAVATION PLAN IS SCHEMATIC ONLY AND IF DEEMED NECESSARY WILL BE CONFIRMED ON SITE.

ALLOW TO CONFIRM ALL SITE and FINISHED FLOOR LEVELS ON SITE

DENOTES SEDIMENT CONTROL FENCE

GENERAL SITE NOTES:

1. THE IMPLEMENTATION AND MAINTENANCE OF SEDIMENT MANAGEMENT IS THE RESPONSIBILITY OF THE MAIN CONTRACTOR.
2. CONTRACTORS SHALL UNLOAD AND LOAD ALL EXCAVATION MACHINERY ON THE SITE AND NOT FROM TRUCKS PARKED ON THE ROAD.
3. THE CONTRACTOR IS TO MAKE AVAILABLE A HOSE FOR WASHING DOWN DELIVERY VEHICLES AND CONCRETE TRUCKS BEFORE THEY LEAVE THE SITE.
4. DEMOLITION AND SITE CLEARANCE ACTIVITIES SHALL IDEALLY COMMENCE DURING A PERIOD OF FINE WEATHER TO REDUCE THE RISK OF SEDIMENT ESCAPING FROM THE SITE.
5. EXISTING SUMPS SHALL BE PROTECTED WITH HAY BALES OR FILTER FABRIC.
6. SOIL STOCKPILES SHALL BE COVERED WITH POLYTHENE SHEET AND HELD IN PLACE WITH LARGE ROCKS.
7. ENSURE THAT ALL EXCAVATIONS FOR SERVICES ARE BACKFILLED AS SOON AS POSSIBLE.
8. DOWNPIPES (TEMPORARY) IF NECESSARY ARE TO BE INSTALLED AND CONNECTED TO THE STORMWATER SYSTEM AS EARLY AS POSSIBLE ONCE THE ROOFING MATERIAL HAS BEEN INSTALLED.
9. A HEALTHY VEGETATION BUFFER SHALL BE LEFT OVER AS MUCH OF THE SITE AS POSSIBLE.
10. THE SITE IS TO BE KEPT CLEAN AND TIDY AT ALL TIMES.

LDSGN architecture

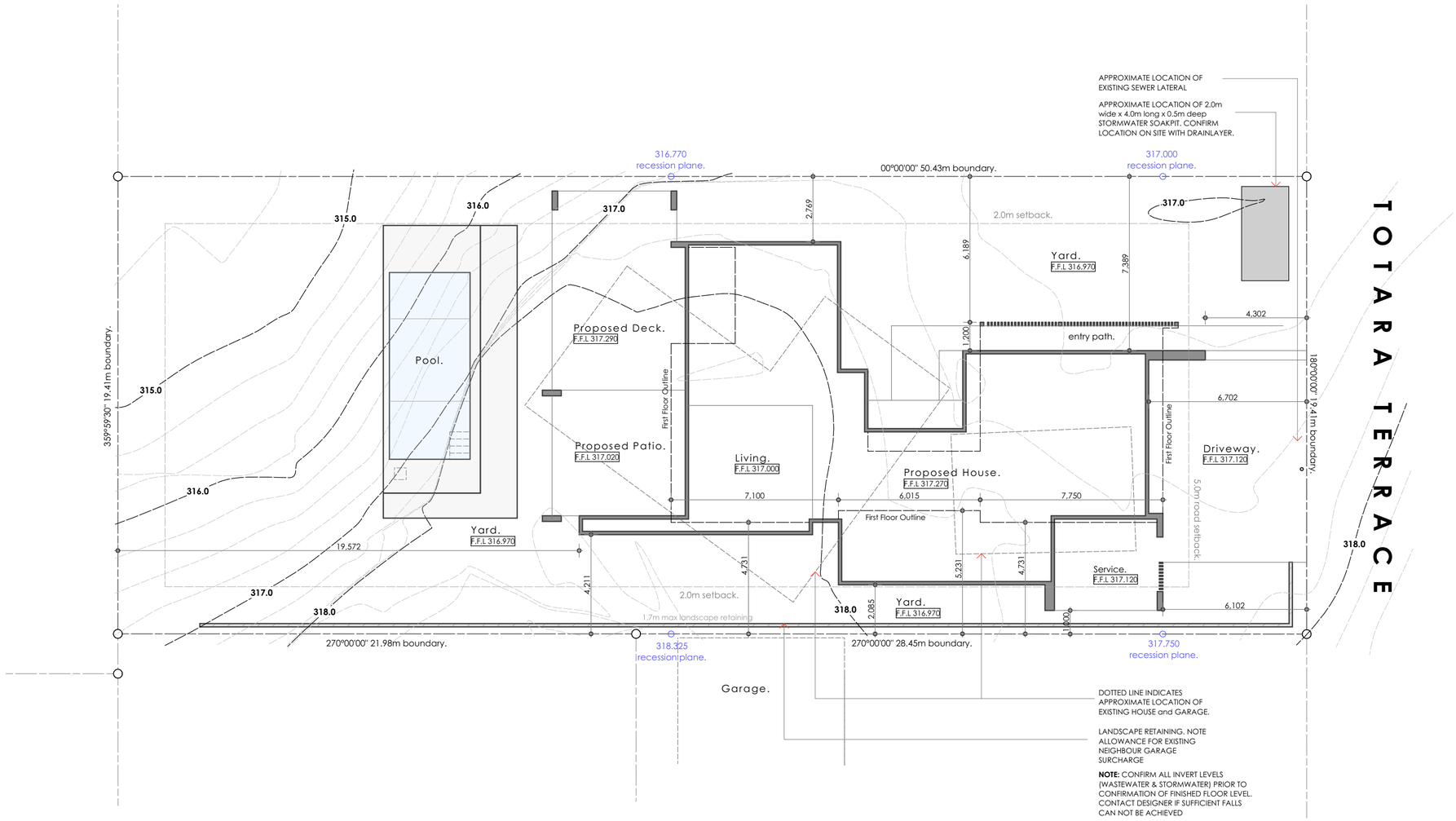
Proposed New House

Barron Residence, 64 Totara Terrace, WANAKA

drawing	scale	file	sheet	Issue
Site Works Plan	As shown. Sheet size A2.	23.029 23.10.26 .	A1.0	Building Consent Issue

ALL MEASUREMENTS TO BE CONFIRMED ON SITE BEFORE COMMENCING ANY CONSTRUCTION .

NORTH.



TOTARA TERRACE

Site Plan.

Scale 1:150

ALL DIMENSIONS ARE TAKEN TO FOUNDATION LINE

LEGAL DESCRIPTION:

Lot 94
DP 10245

64 Totara Terrace
WANAKA

Site Area: 979.00m²

TOTAL FOOTPRINT AREA: 220.12m²

SITE COVERAGE: 220.12m² / 979.00m² = 22.48%

IMPERVIOUS AREA: 399.11m² / 979.00m² = 40.76%

LANDCAPE AREA: 579.89m² / 979.00m² = 59.23%

WIND ZONE - HIGH
EARTHQUAKE ZONE - 3
SNOW ZONE - N5
ALTITUDE - 330m
SNOW LOAD - 1.19kPa
EXPOSURE ZONE - B

LOWER DENSITY SUBURBAN RESIDENTIAL ZONE
URBAN GROWTH BOUNDARY

GENERAL SITE NOTES:

1. THE IMPLEMENTATION AND MAINTENANCE OF SEDIMENT MANAGEMENT IS THE RESPONSIBILITY OF THE MAIN CONTRACTOR.
2. CONTRACTORS SHALL UNLOAD AND LOAD ALL EXCAVATION MACHINERY ON THE SITE AND NOT FROM TRUCKS PARKED ON THE ROAD.
3. THE CONTRACTOR IS TO MAKE AVAILABLE A HOSE FOR WASHING DOWN DELIVERY VEHICLES AND CONCRETE TRUCKS BEFORE THEY LEAVE THE SITE.
4. DEMOLITION AND SITE CLEARANCE ACTIVITIES SHALL IDEALLY COMMENCE DURING A PERIOD OF FINE WEATHER TO REDUCE THE RISK OF SEDIMENT ESCAPING FROM THE SITE.
5. EXISTING SUMPS SHALL BE PROTECTED WITH HAY BALES OR FILTER FABRIC.
6. SOIL STOCKPILES SHALL BE COVERED WITH POLYTHENE SHEET AND HELD IN PLACE WITH LARGE ROCKS.
7. ENSURE THAT ALL EXCAVATIONS FOR SERVICES ARE BACKFILLED AS SOON AS POSSIBLE.
8. DOWNPIPES (TEMPORARY) IF NECESSARY ARE TO BE INSTALLED AND CONNECTED TO THE STORMWATER SYSTEM AS EARLY AS POSSIBLE ONCE THE ROOFING MATERIAL HAS BEEN INSTALLED.
9. A HEALTHY VEGETATION BUFFER SHALL BE LEFT OVER AS MUCH OF THE SITE AS POSSIBLE.
10. THE SITE IS TO BE KEPT CLEAN AND TIDY AT ALL TIMES.

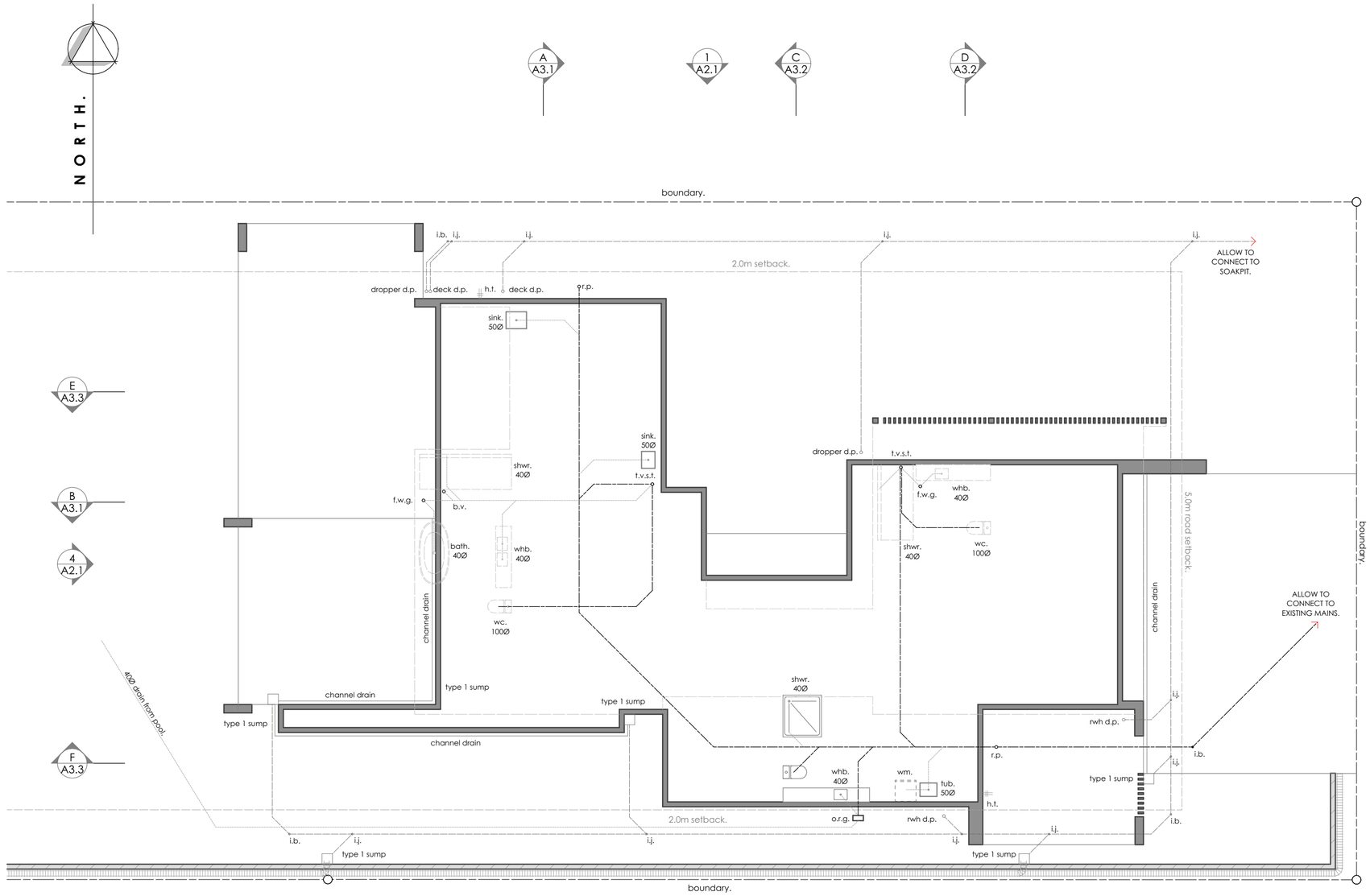
LDSGN architecture

Proposed New House

Barron Residence, 64 Totara Terrace, WANAKA

drawing	scale	file	sheet	Issue
Proposed Site Plan	As shown. Sheet size A2.	23.029 23.10.26 .	A1.1	Building Consent Issue

ALL MEASUREMENTS TO BE CONFIRMED ON SITE BEFORE COMMENCING ANY CONSTRUCTION .



LEGEND:

h.t.	HOSE TAPS FITTED WITH HOSE CONNECTION VACUUM BREAKER BACKFLOW PROTECTION DEVICE (PERMANENTLY ATTACHED). LOCATION TO BE CONFIRMED BY CLIENT.
i.b.	INSPECTION BEND.
i.j.	INSPECTION JUNCTION.
t.v.s.t.	TERMINAL VENT STACK.
b.v.	50Ø BACK VENT.
f.w.g.	FLOOR WASTE GULLY.
o.r.g.	OVERFLOW RELIEF GULLY.
r.p.	RODDING POINT.
d.p.	COLORSTEEL DOWNPIPE (refer roof plan for sizes).
	100Ø STORMWATER DRAIN 1:60min GRADE.
	100Ø SEWER DRAIN 1:60min GRADE.
	65Ø SEWER DRAIN 1:40min GRADE.
	110Ø NOVAFLO COIL 1:100min GRADE.

NOTES:

1. CONFIRM ALL INVERT LEVELS (WASTEWATER & STORMWATER) PRIOR TO CONFIRMATION OF FINISHED FLOOR LEVEL. CONTACT DESIGNER IF SUFFICIENT FALLS CAN NOT BE ACHIEVED.
2. ALL DRAINS WITH-IN THE BUILDING STRUCTURE ARE TO BE WRAPPED WITH ACOUSTOP FLEXILAGG.
3. WASTES THAT BECOME DRAINS AT FLOOR LEVEL MUST BE 65Ømin. 1:40min GRADIENT.
4. 400mm min COVER AT THE INVERT AT THE HEAD OF ALL DRAINS.
5. ALL DRAINAGE UNDER DRIVEWAY AREAS ARE TO BE PROVIDED WITH 700mm MIN COVER TO THE INVERT OR TO BE CONCRETE ENCASED.
6. ALL DRAINAGE SHOWN AS INDICATIVE ONLY. DRAIN SIZES AND GRADIENTS ARE TO BE CONFIRMED AND FINALISED BY PLUMBER AND DRAINLAYER.
7. ALL DRAINAGE TO COMPLY WITH THE NZBC APPROVED DOCUMENTS:
   - E1/AS1 SURFACE WATER.
   - AS/NZS 3500 pt 2.
8. ALL WASTES AND DRAINS ARE TO BE uPVC UNLESS STATED OTHERWISE.
9. ALL HOT WATER PIPES TO BE 15mm POLYBUTYLENE UNLESS STATED OTHERWISE.
10. HOT WATER TO BE TEMPERED AT 50° TO ALL PERSONAL HYGIENE FIXTURES INCLUDING HAND BASINS, BATHS and SHOWERS. KITCHEN SINKS and LAUNDRY TUBS TO BE TEMPERED AT 55°.
11. HOT and COLD WATER PIPES IN AREAS WHERE THE LIKELIHOOD OF FREEZING (outside the building thermal envelope) SHALL BE INSULATED WITH ALLPROOF THERMAL LAGGING (or the equivalent of).
12. ALL PIPES BELOW GROUND ARE TO BE INSULATED OR BURIED BELOW FREEZING LINE.

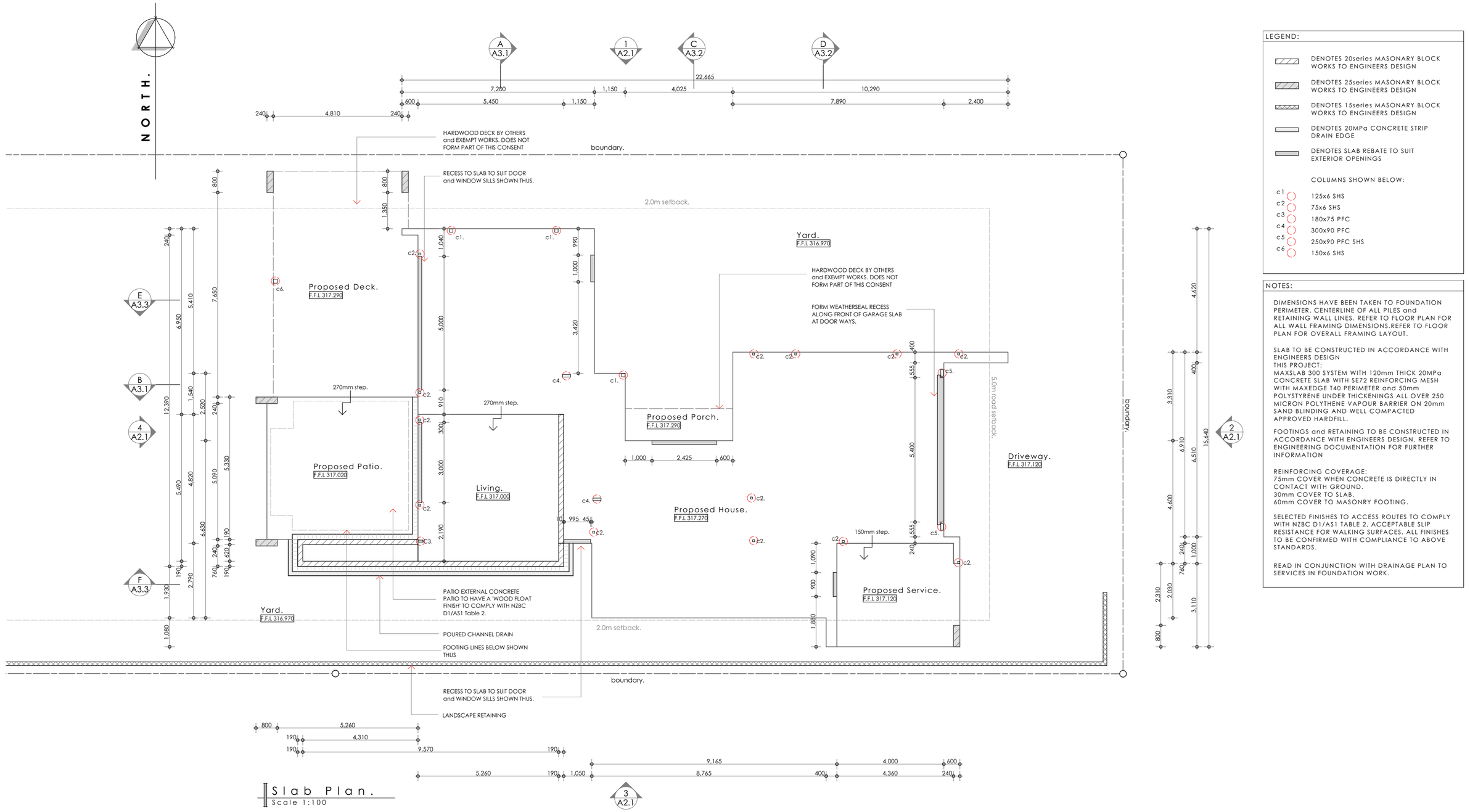
1DSGN architecture

Proposed New House

Barron Residence, 64 Totara Terrace, WANAKA

drawing	scale	file	sheet	Issue
Proposed Drainage Plan	As shown. Sheet size A2.	23.029 07.10.26 .	A1.2	Building Consent Issue

ALL MEASUREMENTS TO BE CONFIRMED ON SITE BEFORE COMMENCING ANY CONSTRUCTION .



LEGEND:

- DENOTES 20series MASONARY BLOCK WORKS TO ENGINEERS DESIGN
- DENOTES 25series MASONARY BLOCK WORKS TO ENGINEERS DESIGN
- DENOTES 15series MASONARY BLOCK WORKS TO ENGINEERS DESIGN
- DENOTES 20MPa CONCRETE STRIP DRAIN EDGE
- DENOTES SLAB REBATE TO SUIT EXTERIOR OPENINGS

COLUMNS SHOWN BELOW:

- c1 125x6 SHS
- c2 75x6 SHS
- c3 180x75 PFC
- c4 300x90 PFC
- c5 250x90 PFC SHS
- c6 150x6 SHS

NOTES:

DIMENSIONS HAVE BEEN TAKEN TO FOUNDATION PERIMETER, CENTERLINE OF ALL PILES and RETAINING WALL LINES. REFER TO FLOOR PLAN FOR ALL WALL FRAMING DIMENSIONS.REFER TO FLOOR PLAN FOR OVERALL FRAMING LAYOUT.

SLAB TO BE CONSTRUCTED IN ACCORDANCE WITH ENGINEERS DESIGN
THIS PROJECT:
MAXSLAB 300 SYSTEM WITH 120mm THICK 20MPa CONCRETE SLAB WITH SE72 REINFORCING MESH WITH MAXEDGE T40 PERIMETER and 50mm POLYSTYRENE UNDER THICKENINGS ALL OVER 250 MICRON POLYTHENE VAPOUR BARRIER ON 20mm SAND BLINDING AND WELL COMPACTED APPROVED HARDFILL.

FOOTINGS and RETAINING TO BE CONSTRUCTED IN ACCORDANCE WITH ENGINEERS DESIGN. REFER TO ENGINEERING DOCUMENTATION FOR FURTHER INFORMATION

REINFORCING COVERAGE:
75mm COVER WHEN CONCRETE IS DIRECTLY IN CONTACT WITH GROUND.
30mm COVER TO SLAB.
60mm COVER TO MASONRY FOOTING.

SELECTED FINISHES TO ACCESS ROUTES TO COMPLY WITH NZBC D1/AS1 TABLE 2. ACCEPTABLE SLIP RESISTANCE FOR WALKING SURFACES. ALL FINISHES TO BE CONFIRMED WITH COMPLIANCE TO ABOVE STANDARDS.

READ IN CONJUNCTION WITH DRAINAGE PLAN TO SERVICES IN FOUNDATION WORK.

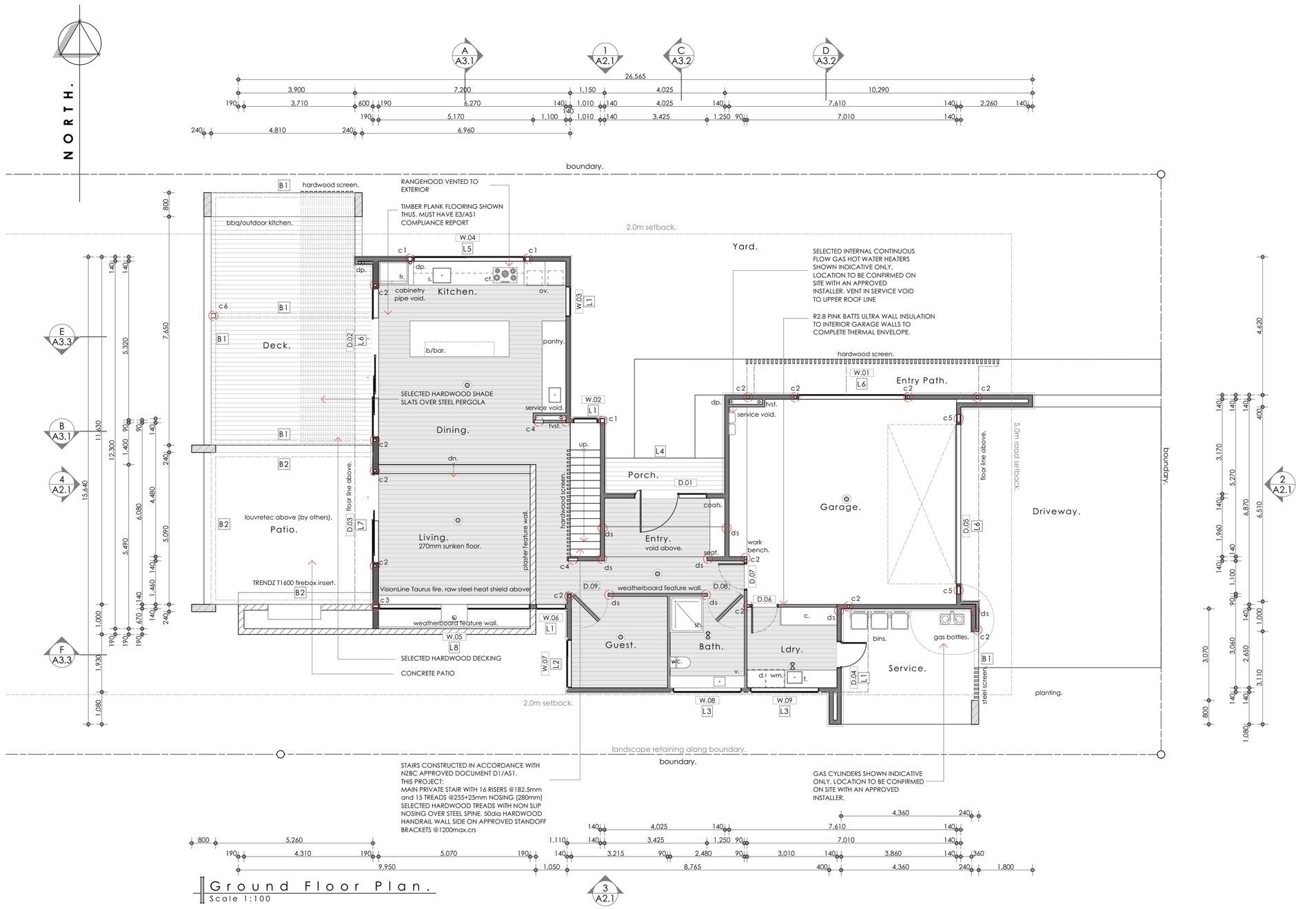
LDSGN architecture

Proposed New House

Barron Residence, 64 Totara Terrace, WANAKA

drawing: Proposed Foundation Plan
scale: As shown. Sheet size A2.
file: 23.029 07.10.26 .
sheet: A1.3
Issue: Building Consent Issue

ALL MEASUREMENTS TO BE CONFIRMED ON SITE BEFORE COMMENCING ANY CONSTRUCTION .



Ground Floor Plan.

Scale 1:100

GROUND FLOOR AREA = 132.73m²
GARAGE FLOOR AREA = 54.46m²
TOTAL GROUND FLOOR AREA = 185.51m²

FIRST FLOOR AREA = 144.66m²
TOTAL FLOOR AREA = 330.17m²

AREAS TAKEN FROM OVER FRAMING LINES and EXCLUDES EXTERIOR AREAS.

LEGEND:

- 20series MASONRY BLOCK WALLS
- 25series MASONRY BLOCK COLUMNS
- **STUDS UP TO 2.6m:** 140x45mm H1.2 SG8 @600max.crs.
- **STACKER SLIDING DOOR WALLS:** 190x45mm H1.2 SG8 @600max.crs.
- **INTERNAL NON-LOADBEARING STUDS:** 90x45mm H1.2 SG8 @600max.crs.

DWANGS GENERALLY @800max.crs (VERTICAL WEATHERBOARD @480max.crs).

SMOKE ALARM POSITIONS. INTERCONNECTED SMOKE ALARM SYSTEM TO COMPLY WITH NZBC C/AS1 and F7/AS1. TO BE INSTALLED IN ACCORDANCE WITH NZS 4514:2021 and MANUFACTURERS INSTRUCTIONS.

EXTRACTION FAN POSITIONS, DUCTED TO EXTERIOR.
KITCHEN: 50L/s
BATHROOM/LAUNDRY: 25L/s

LINTELS-BEAMS SHOWN BELOW:

- L1 140x90mm H1.2 GL8.
- L2 190x90mm H1.2 GL8.
- L3 240x90mm H1.2 GL8.
- L4 290x90mm H1.2 GL8.
- L5 200x75 PFC LINTEL with 2/125x6 SHS.
- L6 250x90 PFC LINTEL
- L7 180x75 PFC LINTEL
- L8 250UC 73 LINTEL with 180x75 PFC
- B1 150x6 SHS BEAM
- B2 300x50x3 ALUMINIUM RHS BEAM

- ds 2/45mm H1.2 SG8 STUDS (to suit frame).
- c1 125x6 SHS
- c2 75x6 SHS
- c3 180x75 PFC
- c4 300x90 PFC
- c5 250x90 PFC SHS
- c6 150x6 SHS

sh. PROPRIETARY SHOWER TRAY AND ENCLOSURE.

NOTES:

ALL TIMBER TO BE H1.2 TREATED AND SG8 GRADED UNLESS STATED OTHERWISE.

SELECTED FINISHES TO ACCESS ROUTES TO COMPLY WITH NZBC D1/AS1 TABLE 2, ACCEPTABLE SLIP RESISTANCE FOR WALKING SURFACES. ALL FINISHES TO BE CONFIRMED WITH COMPLIANCE TO ABOVE STANDARDS.

ALL DOWNLIGHTS TO BE C.A. RATED.

TO BE READ IN CONJUNCTION WITH TRUSS MANUFACTURERS PLANS AND DETAILS.

ALL LINTELS-BEAMS INDICATED ARE SIZED IN ACCORDANCE WITH NZS 3604:2011.

FOR ALL EXTERIOR OPENING LOCATIONS REFER TO DOOR AND WINDOW OPENING SETOUT PLAN.

ALL WET AREAS TO BE LINED IN 10mm GIB AQUALINE PLASTERBOARD WALL LINING WITH APPROVED WET AREA PAINT FINISH. FLOORS TO HAVE SELECTED SLIP RESISTANT TIMBER PLANK FLOORING (ALL JOINTS TO BE FULLY SEALED) and SEALED TO PINUS SKIRTING TO COMPLY WITH NZBC E3 SECTION 3.1.1(a).

ALL SELECTED TIMBER PLANK FLOORING EDGES and JOINTS TO BE FULLY SEALED AS PER NZBC E3/AS1 SECTION 3.1.1(a).

KITCHEN BENCHTOPS TO BE AN IMPERVIOUS MATERIAL ALLOWING FOR EASY CLEANING IN ACCORDANCE WITH NZBC G3/AS1 2.1.1, IMPERVIOUS and EASILY CLEANED SPLASH BACK TO BE INSTALLED BEHIND COOKTOP and EXTEND TO THE UNDERSIDE OF CABINETS and/or RANGEHOOD.

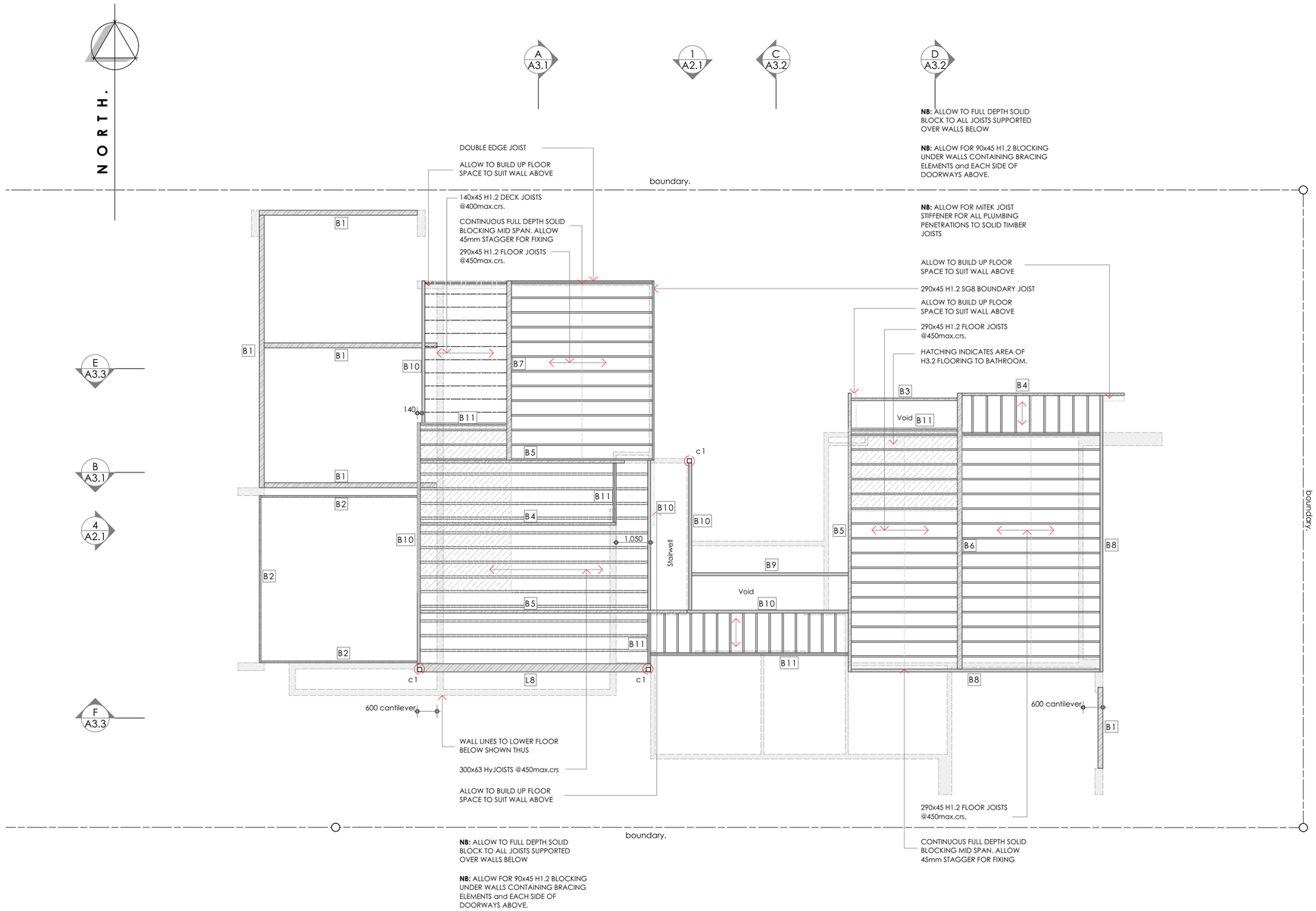
LDSGN architecture

Proposed New House

Barron Residence, 64 Totara Terrace, WANAKA

drawing	scale	file	sheet	Issue
Proposed Ground Floor Plan	As shown. Sheet size A2.	23.029 07.10.26 .	A1.4	Building Consent Issue

ALL MEASUREMENTS TO BE CONFIRMED ON SITE BEFORE COMMENCING ANY CONSTRUCTION .



Floor Framing Plan.

Scale 1:100

LEGEND:

- LINE OF SUPPORT WALLS BELOW.
- LINE OF STEEL BEAM.
- LINE OF TIMBER BEAM.
- 300x63 HyJOIST FLOOR JOISTS
- 290x45 H1.2 SG8 FLOOR JOISTS
- 140x45 H1.2 SG8 DECK JOISTS

LINTELS-BEAMS SHOWN BELOW:

L8	250UC 73 LINTEL with 180x75 PFC
B1	150x6 SHS BEAM
B2	300x50x3 ALUMINIUM RHS BEAM
B3	75x6 SHS BEAM
B4	200x75 PFC BEAM
B5	300x90 PFC BEAM
B6	310UB 46 BEAM
B7	250UB 31 BEAM
B8	2/300x45 HySPAN BEAM
B9	240x90 Hy90 BEAM
B10	300x90 Hy90 BEAM
B11	2/290x45 H1.2 SG8 BEAM
c1	125x6 SHS

ALL TIMBER TO BE H1.2 TREATED AND SG8 GRADED UNLESS STATED OTHERWISE.

NOTES:

ALL 290x45 SG8 JOISTS TO BE FIXED FOR LATERAL LOADS IN ACCORDANCE WITH ENGINEERS DESIGN. THIS PROJECT:

JOIST TO BEAM:
LUMBERLOK JH47x190 JOIST HANGER.

JOIST TO SUPPORT WALL:
3/90x3.15 POWER NAILS SKEWED.

ALL 300x63 HyJOIST JOISTS TO BE FIXED IN ACCORDANCE WITH FUTUREBUILD LVL ENGINEERED I JOIST "HYJOIST INSTALLATION GUIDE" THIS PROJECT:

JOIST TO SUPPORT WALL:
2/75X3.15 NAILS

JOIST TO BEAM:
IBHF 30063 JOIST HANGER

USE WEB STIFFENERS WHERE REQUIRED

REFER TO JOB SPECIFIC HyJOIST FIXING DETAILS FOR ALL OTHER INFORMATION

ALL JOISTS DESIGNED IN ACCORDANCE WITH ENGINEERS DESIGN

READ IN CONJUNCTION WITH ALL CROSS SECTIONS and DETAILS.

READ IN CONJUNCTION WITH STRUCTURAL ENGINEERS PLANS AND DETAILS

ALL DECK JOISTS TO BE FIXED IN ACCORDANCE WITH NZS3604:2011 CLAUSE 7.6 and TABLE 7.5. THIS PROJECT:

JOIST TO BEAM
LUMBERLOK JH47x120 JOIST HANGER

ALL DECK JOISTS DESIGNED IN ACCORDANCE WITH NZS3604:2011.

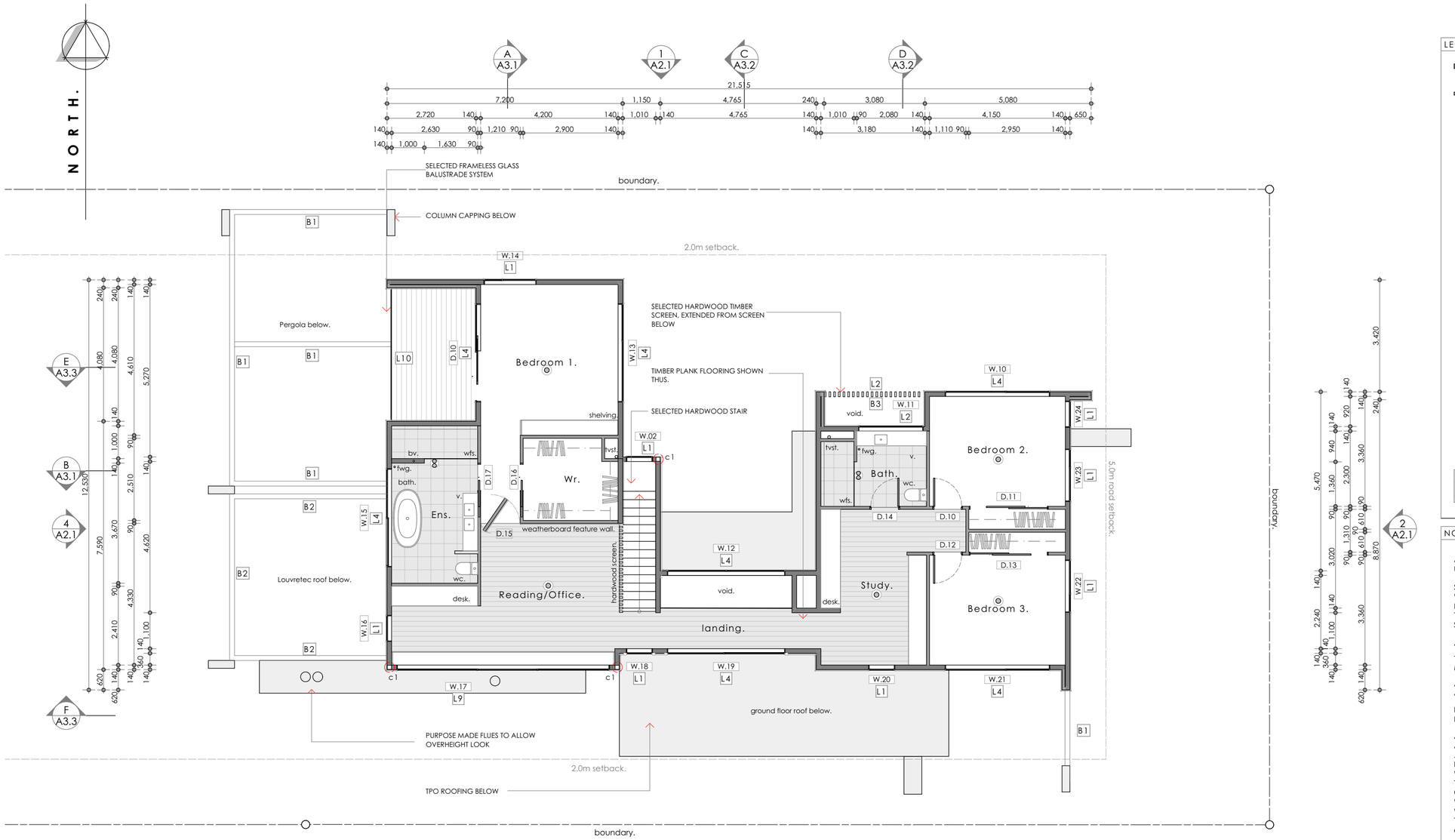
LDSGN architecture

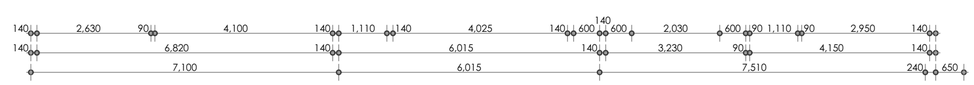
Proposed New House

Barron Residence, 64 Totara Terrace, WANAKA

drawing: Proposed Floor Framing Plan
scale: As shown. Sheet size A2.
file: 23.029
07.10.26 .
sheet: A1.5
Issue: Building Consent Issue

ALL MEASUREMENTS TO BE CONFIRMED ON SITE BEFORE COMMENCING ANY CONSTRUCTION .





First Floor Plan.

Scale 1:100

FIRST FLOOR AREA = 144.66m²

AREAS TAKEN FROM OVER FRAMING LINES and EXCLUDES EXTERIOR AREAS.

LEGEND:

- **STUDS UP TO 2.6m:** 140x45mm H1.2 SG8 @600max.crs.
- **INTERNAL NON-LOADBEARING STUDS:** 90x45mm H1.2 SG8 @600max.crs.
- DWANGS GENERALLY @800max.crs (VERTICAL WEATHERBOARD @480max.crs).
- SMOKE ALARM POSITIONS. INTERCONNECTED SMOKE ALARM SYSTEM TO COMPLY WITH NZBC C/AS1 and F7/AS1. TO BE INSTALLED IN ACCORDANCE WITH NZS 4514:2021 and MANUFACTURERS INSTRUCTIONS.
- EXTRACTION FAN POSITIONS, DUCTED TO EXTERIOR. KITCHEN: 50L/s BATHROOM/LAUNDRY: 25L/s
- LINTELS-BEAMS SHOWN BELOW:
  - L1 140x90mm H1.2 GL8.
  - L2 190x90mm H1.2 GL8.
  - L3 240x90mm H1.2 GL8.
  - L4 290x90mm H1.2 GL8.
  - L9 200x100x6 RHS LINTEL with 125x6 SHS
  - L10 290x90 H1.2 GL12
  - B1 150x6 SHS BEAM
  - B2 300x50x3 ALUMINIUM RHS BEAM
  - B3 75x6 SHS BEAM
- ds 2/45mm H1.2 SG8 STUDS (to suit frame).
- c1 125x6 SHS
- wfs. MARMOX READY-TO-TILE SHOWER BASE AND GLASS ENCLOSURE.

NOTES:

ALL TIMBER TO BE H1.2 TREATED AND SG8 GRADED UNLESS STATED OTHERWISE.

SELECTED FINISHES TO ACCESS ROUTES TO COMPLY WITH NZBC D1/AS1 TABLE 2, ACCEPTABLE SLIP RESISTANCE FOR WALKING SURFACES. ALL FINISHES TO BE CONFIRMED WITH COMPLIANCE TO ABOVE STANDARDS.

ALL DOWNLIGHTS TO BE C.A. RATED.

TO BE READ IN CONJUNCTION WITH TRUSS MANUFACTURERS PLANS AND DETAILS.

ALL LINTELS-BEAMS INDICATED ARE SIZED IN ACCORDANCE WITH NZS 3604:2011.

FOR ALL EXTERIOR OPENING LOCATIONS REFER TO DOOR AND WINDOW OPENING SETOUT PLAN.

ALL WET AREAS TO BE LINED IN 10mm GIB AQUALINE PLASTERBOARD WALL LINING (9mm JAMES HARDIE VILLABOARD LINING 1,500mm FROM SHOWER ROSE AND 1,500mm RETURN WALL) WITH APPROVED WET AREA PAINT FINISH. FLOORS TO HAVE SELECTED SLIP RESISTANT TILED FLOOR COVERINGS . TILE FLOOR TO BE OVER ARDEX WPM001 WATERPROOFING SYSTEM. WATERPROOFING SYSTEM ON TILE UNDERLAY and TO HAVE 150mm UPSTAND TO WALLS or FULL WALL and ARDEX WPM001 WATERPROOFING SYSTEM TO ALL JAMES HARDIE VILLABOARD WALLS TO SHOWER ENCLOSURES. HEIGHT 1,800mm min OR TO SUIT SHOWER SCREEN, WHICHEVER IS GREATER.

90x45mm H1.2 SG8 TIMBER BOTTOM PLATES FIXED TO TIMBER JOISTS WITH 3/90x3.15mm POWER DRIVEN NAILS @600max.crs.

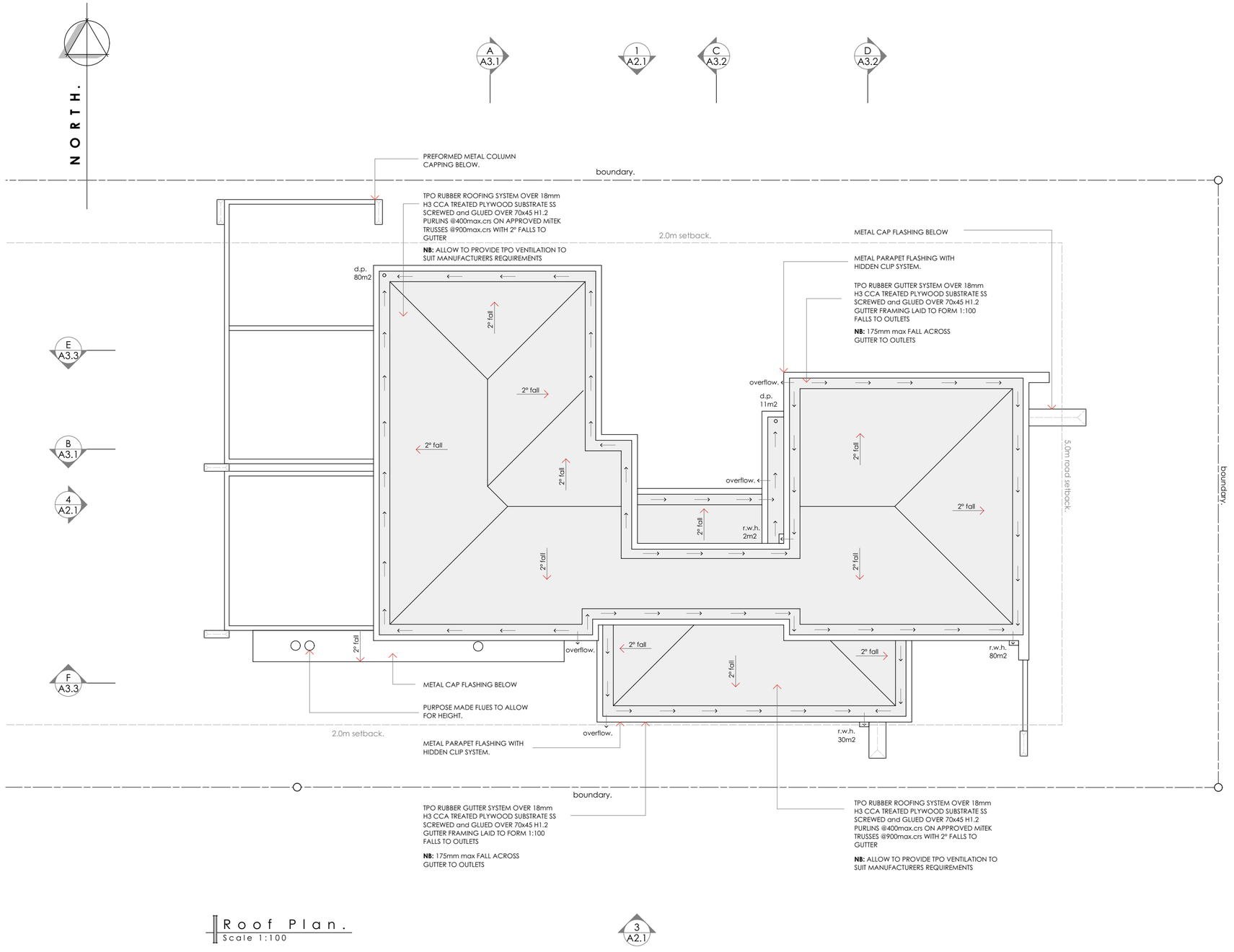
LDSGN architecture

Proposed New House

Barron Residence, 64 Totara Terrace, WANAKA

drawing	scale	file	sheet	Issue
Proposed First Floor Plan	As shown. Sheet size A2.	23.029 07.10.26 .	A1.6	Building Consent Issue

ALL MEASUREMENTS TO BE CONFIRMED ON SITE BEFORE COMMENCING ANY CONSTRUCTION .



Roof Plan.
Scale 1:100

LEGEND:

d.p.	80Ø TPO DROPPER HIDDEN IN WALL FRAMING BELOW. (unless stated otherwise)
r.w.h.	TPO SCUPPER DISCHARGE INTO PREFORMED METAL RAINWATER HEAD WITH 80Ø METAL DOWNPIPE. (unless stated otherwise)
overflow	TPO SCUPPER AS OVERFLOW OUTLET. ALLOW TO POSITION 50mm HIGHER THAN GUTTER HIGH POINT.

NOTES:

70x45mm H1.2 TIMBER PURLINS @400max.crs GENERALLY IN ACCORDANCE WITH NZS3604:2011

ALL PURLINS ARE TO BE FIXED FOR UPLIFT IN ACCORDANCE WITH NZS3604:2011 TABLE 10.10 THIS PROJECT:
2.4kN CONNECTION - 1/10g SELF DRILLING SCREW 80mm LONG OR 2.4kN ALTERNATIVE.

REFER TO TRUSS DESIGNERS PLANS FOR TRUSS CONSTRUCTION INFORMATION AND LAYOUT.

READ IN CONJUNCTION WITH CROSS SECTIONS AND DETAILS.

ALL LINTELS SUPPORTING ROOF STRUCTURE ARE TO BE FIXED AGAINST UPLIFT IN ACCORDANCE WITH LUMBERLOK LINTEL FIXING SCHEDULE. REFER TO DOOR AND WINDOW SETOUT PLAN FOR UPLIFT FIXING REQUIREMENTS.

ALL TOP PLATES SUPPORTING ROOF STRUCTURE ARE TO BE FIXED IN ACCORDANCE WITH NZS 3604:2011. REFER TO DOOR AND WINDOW SETOUT PLAN FOR FIXING REQUIREMENTS.

EXPANSION JOINTS SHALL BE PROVIDED FOR JOINED FLASHINGS WITH A COMBINED LENGTH EXCEEDING:
- 12m FOR LIGHT COLORSTEEL.
- 8m FOR DARK COLORSTEEL.

LDSGN architecture

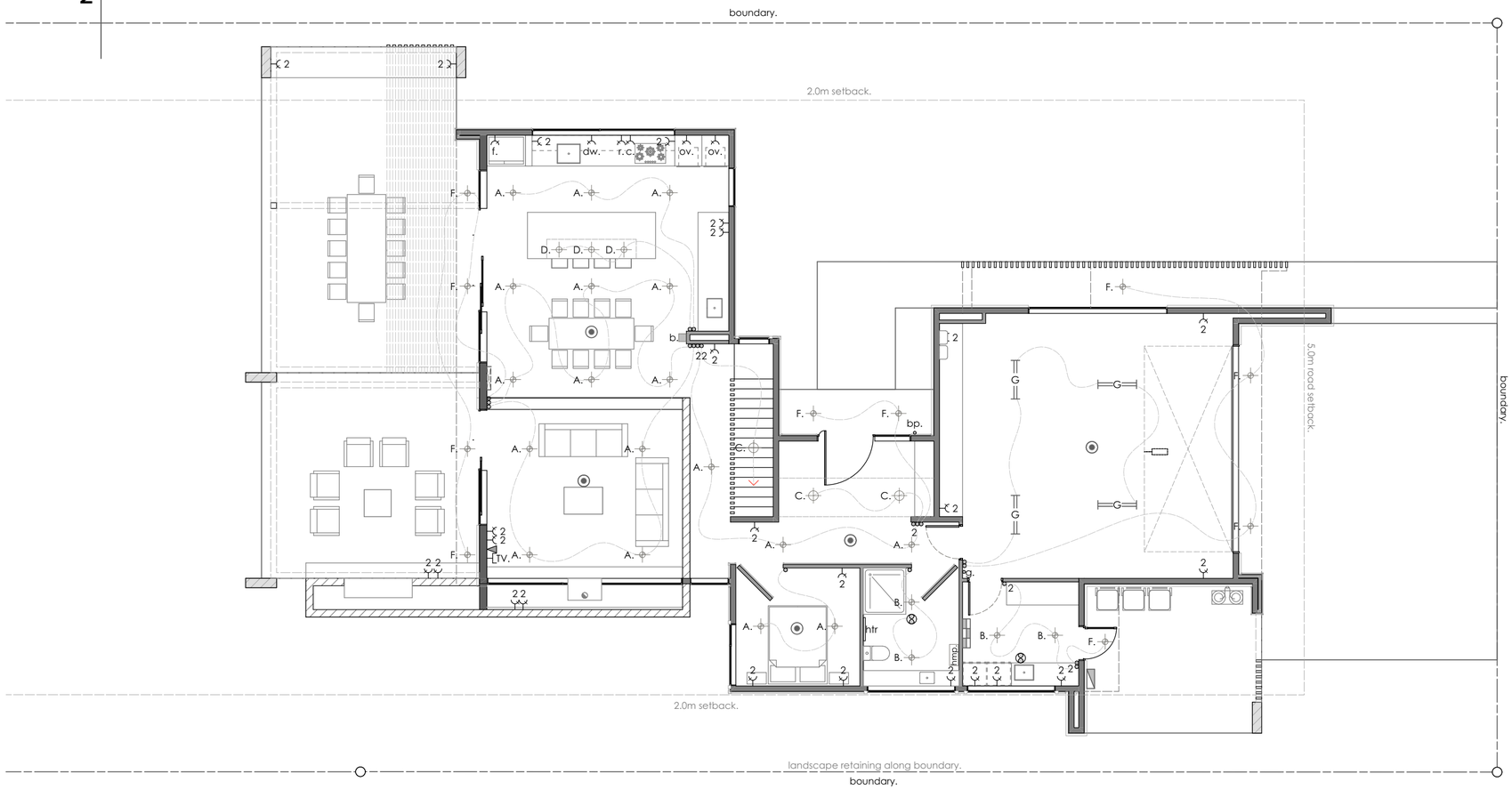
Proposed New House

Barron Residence, 64 Totara Terrace, WANAKA

drawing	scale	file	sheet	Issue
Proposed Roof Plan	As shown. Sheet size A2.	23.029 07.10.26 .	A1.7	Building Consent Issue

ALL MEASUREMENTS TO BE CONFIRMED ON SITE BEFORE COMMENCING ANY CONSTRUCTION .

NORTH.



Ground Floor Electrical Plan.
Scale 1:100

ELECTRICAL LEGEND - LIGHTING:

- A. SELECTED LED RECESSED CA DOWNLIGHT.
- B. SELECTED LED IP44 RECESSED DOWNLIGHT.
- C. SELECTED CEILING HANGING FITTING.
- D. SELECTED PENDANT FITTING.
- E. SELECTED EXTERIOR WALL FITTING.
- F. SELECTED EXTERIOR RECESSED DOWNLIGHT.
- G SELECTED LED STRIP FITTING.
- LIGHT SWITCH.
- # LIGHT SWITCH. No INDICATE # OF WAY SWITCH

ELECTRICAL LEGEND - POWER:

- # SWITCHED SOCKET OUTLET. No. INDICATES # OF SOCKETS ON PLATE. HEIGHT TO BE CONFIRMED.
- METER BOARD
- DISTRIBUTION BOARD.
- PERMANENT CONNECTION FOR:
- ado. AUTO DOOR OPENER
- TV. TELEVISION OUTLET.
- TELEPHONE / DATA OUTLET.
- EXTRACTION FAN POSITIONS, DUCTED TO EXTERIOR. KITCHEN: 50L/s BATHROOM/LAUNDRY: 25L/s
- SMOKE ALARM POSITIONS.
- htr WALL MOUNTED HEATED TOWEL RAIL.
- hmp. HEATED MIRROR PAD.
- bp. BELL PUSH.
- b. BELL.
- g. INTERNAL GARAGE DOOR OPENER.
- AIR CONDITIONING - INDOOR AIR HANDLERS. CONFIRM LOCATION OF INDOOR & OUTDOOR UNITS WITH CLIENT.

NOTES:

LIGHT FITTING TYPES NOTED ARE SUGGESTIONS ONLY & SHALL BE CONFIRMED BY THE OWNER.

LAYOUT SHALL ALSO BE CONFIRMED ON SITE.

CONFIRM WITH OWNER ANY DIMMING REQUIREMENTS.

ALL DOWNLIGHTS SHALL BE CA RATED LED FITTINGS. (CA -CLOSE ABUTTED.)

LOCATION OF HEAT PUMP INDOOR & OUTDOOR UNITS ARE INDICATIVE ONLY & MUST BE CONFIRMED ON SITE.

HEIGHT OF ALL OUTLETS TO BE CONFIRMED WITH OWNER ON SITE.

ALLOW TO PROVIDE HEATER TO BATHROOMS, UNIT and LOCATION TO BE CONFIRMED WITH CLIENT.

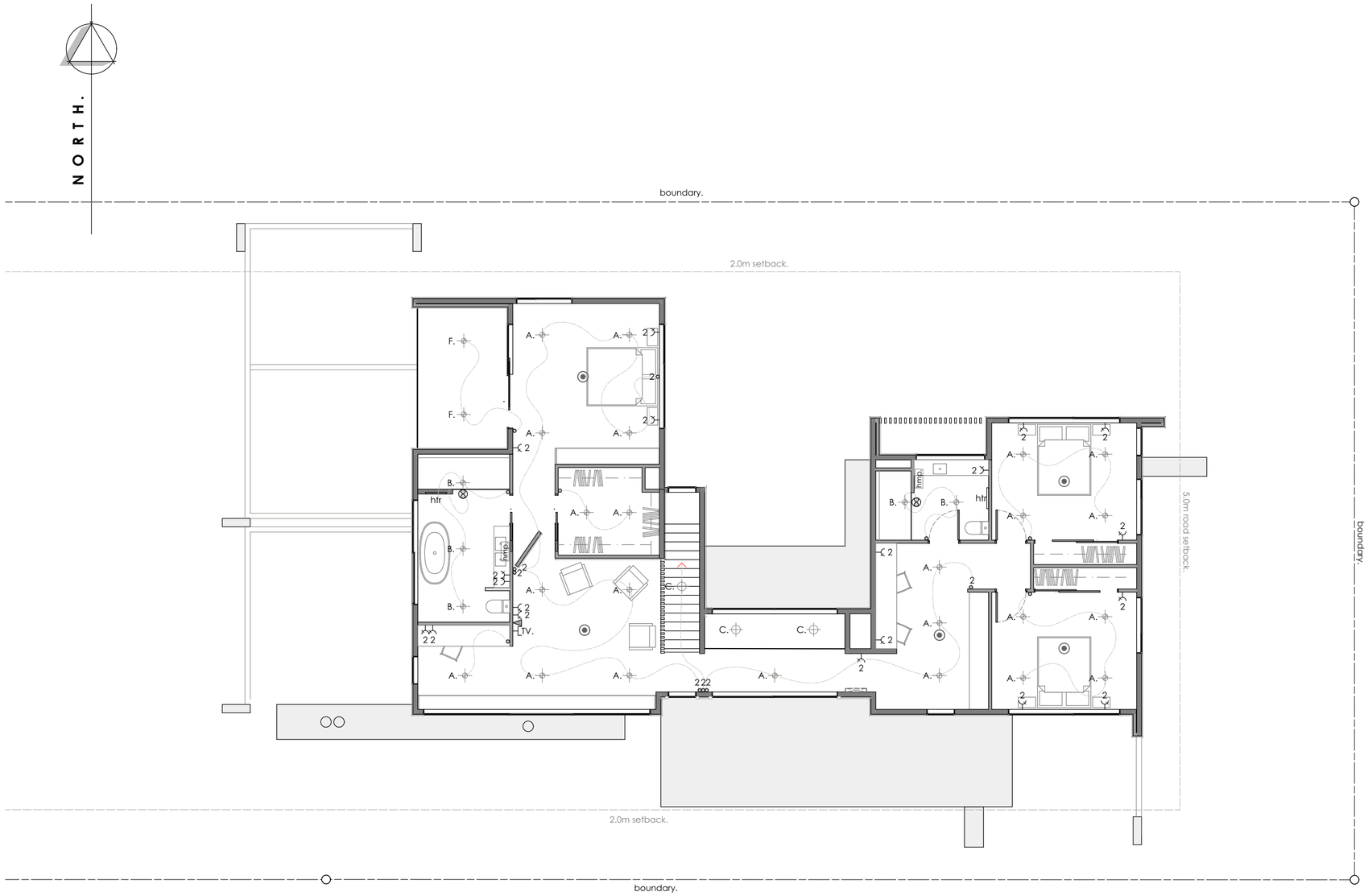
LDSGN architecture

Proposed New House

Barron Residence, 64 Totara Terrace, WANAKA

drawing	scale	file	sheet	Issue
Proposed Ground Floor Electrical Plan	As shown. Sheet size A2.	23.029 07.10.26 .	A1.8	Building Consent Issue

ALL MEASUREMENTS TO BE CONFIRMED ON SITE BEFORE COMMENCING ANY CONSTRUCTION .



ELECTRICAL LEGEND - LIGHTING:

- A. SELECTED LED RECESSED CA DOWNLIGHT.
- B. SELECTED LED IP44 RECESSED DOWNLIGHT.
- C. SELECTED CEILING HANGING FITTING.
- D. SELECTED PENDANT FITTING.
- E. SELECTED EXTERIOR WALL FITTING.
- F. SELECTED EXTERIOR RECESSED DOWNLIGHT.
- G SELECTED LED STRIP FITTING.
- LIGHT SWITCH.
- # LIGHT SWITCH. No INDICATE # OF WAY SWITCH

ELECTRICAL LEGEND - POWER:

- # SWITCHED SOCKET OUTLET. No. INDICATES # OF SOCKETS ON PLATE. HEIGHT TO BE CONFIRMED.
- METER BOARD
- DISTRIBUTION BOARD.
- PERMANENT CONNECTION FOR:
- ado. AUTO DOOR OPENER
- TV. TELEVISION OUTLET.
- TELEPHONE / DATA OUTLET.
- EXTRACTION FAN POSITIONS, DUCTED TO EXTERIOR. KITCHEN: 50L/s BATHROOM/LAUNDRY: 25L/s
- SMOKE ALARM POSITIONS.
- htr WALL MOUNTED HEATED TOWEL RAIL.
- hmp. HEATED MIRROR PAD.
- bp. BELL PUSH.
- b. BELL.
- g. INTERNAL GARAGE DOOR OPENER.
- AIR CONDITIONING - INDOOR AIR HANDLERS. CONFIRM LOCATION OF INDOOR & OUTDOOR UNITS WITH CLIENT.

NOTES:

LIGHT FITTING TYPES NOTED ARE SUGGESTIONS ONLY & SHALL BE CONFIRMED BY THE OWNER.

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CONFIRM WITH OWNER ANY DIMMING REQUIREMENTS.

ALL DOWNLIGHTS SHALL BE CA RATED LED FITTINGS. (CA -CLOSE ABUTTED.)

LOCATION OF HEAT PUMP INDOOR & OUTDOOR UNITS ARE INDICATIVE ONLY & MUST BE CONFIRMED ON SITE.

HEIGHT OF ALL OUTLETS TO BE CONFIRMED WITH OWNER ON SITE.

ALLOW TO PROVIDE HEATER TO BATHROOMS, UNIT and LOCATION TO BE CONFIRMED WITH CLIENT.

First Floor Electrical Plan.
Scale 1:100

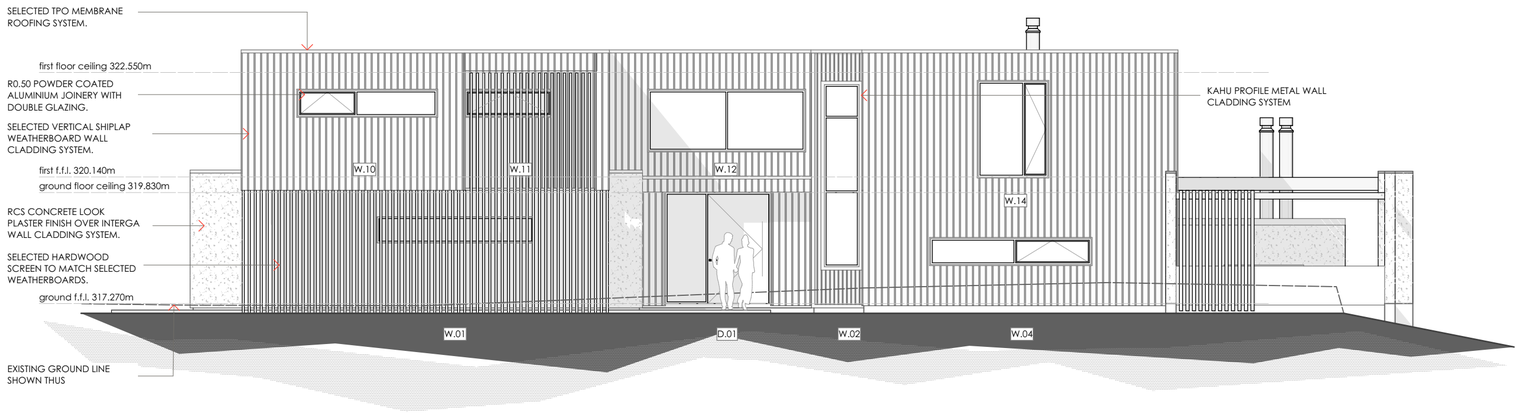
LDSGN architecture

Proposed New House

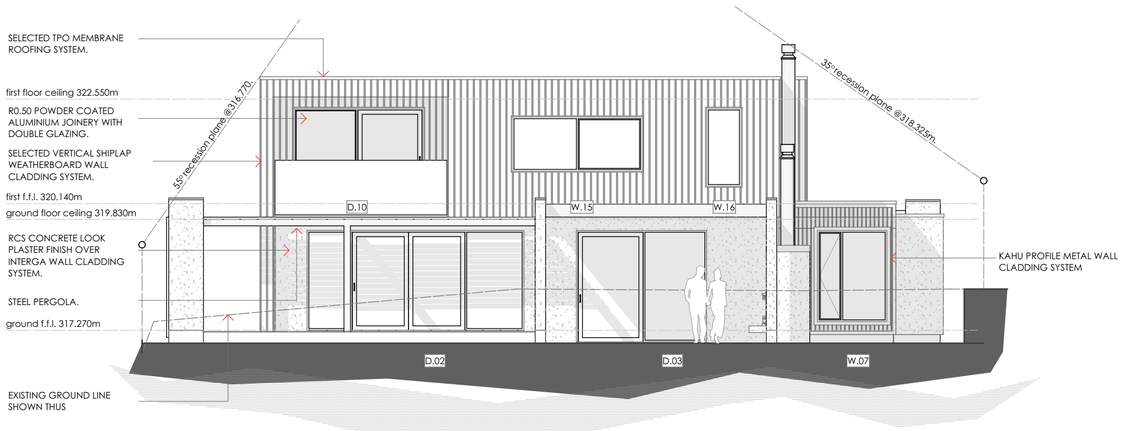
Barron Residence, 64 Totara Terrace, WANAKA

drawing	scale	file	sheet	Issue
Proposed First Floor Electrical Plan	As shown. Sheet size A2.	23.029 07.10.26 .	A1.9	Building Consent Issue

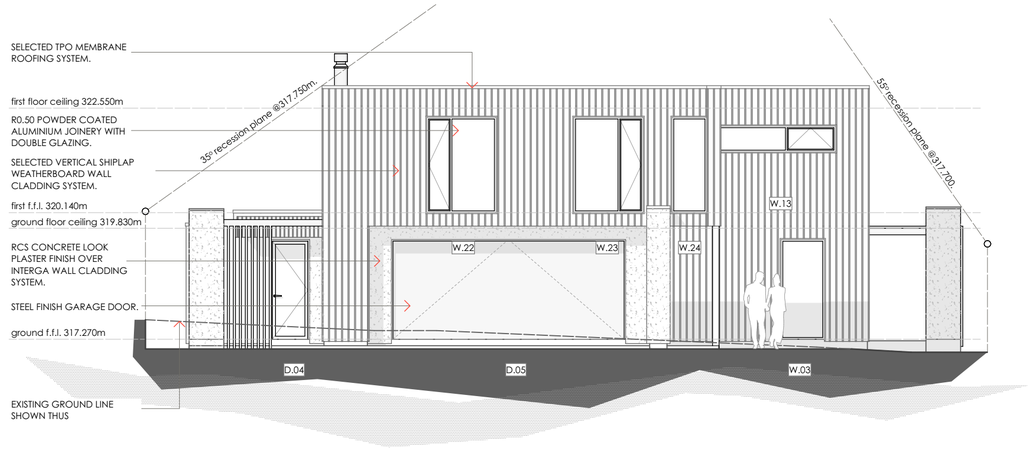
ALL MEASUREMENTS TO BE CONFIRMED ON SITE BEFORE COMMENCING ANY CONSTRUCTION .



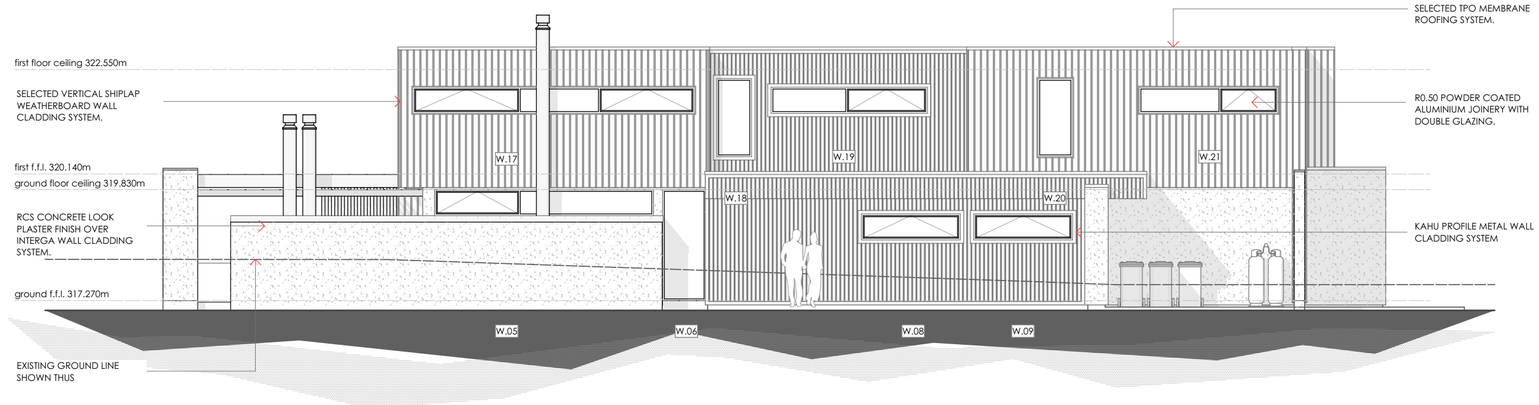
Elevation 1.
Scale 1:100



Elevation 4.
Scale 1:100



Elevation 2.
Scale 1:100



Elevation 3.
Scale 1:100

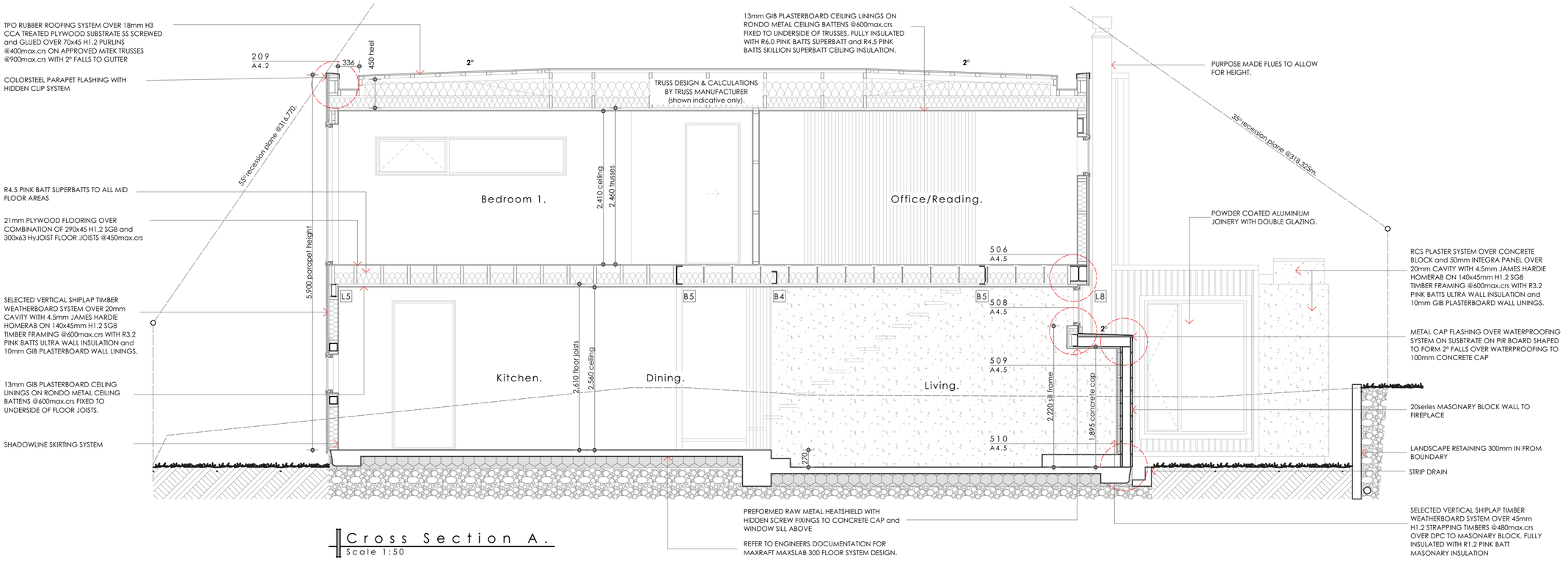
LDSGN architecture

Proposed New House

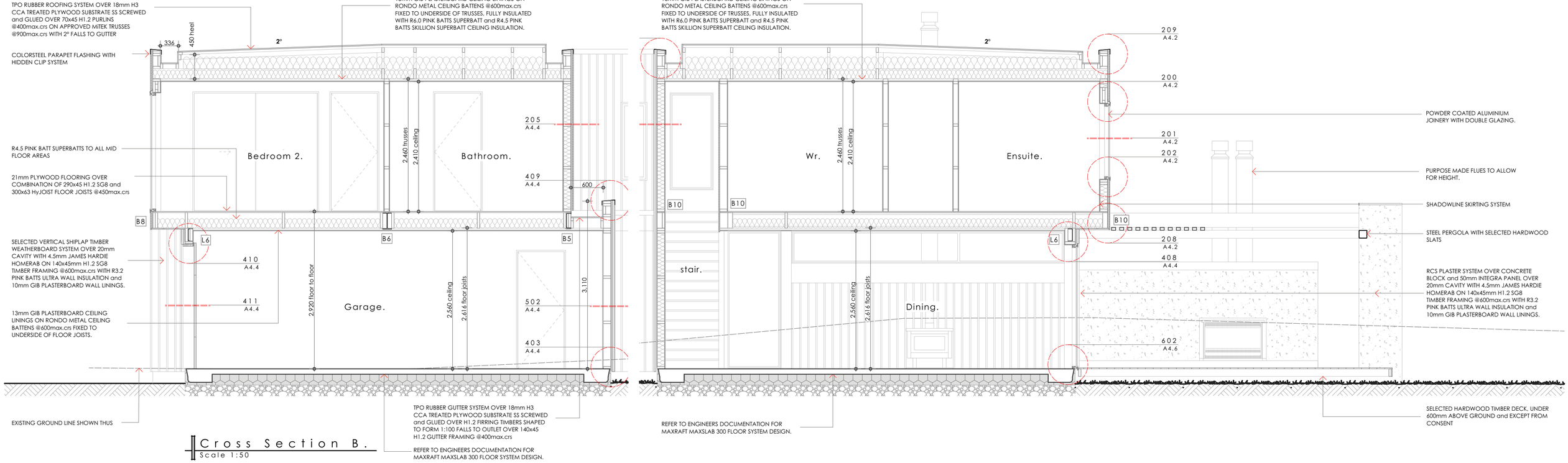
Barron Residence, 64 Totara Terrace, WANAKA

drawing	scale	file	sheet	Issue
Proposed Elevations	As shown. Sheet size A2.	23.029 07.10.26 .	A2.1	Building Consent Issue

ALL MEASUREMENTS TO BE CONFIRMED ON SITE BEFORE COMMENCING ANY CONSTRUCTION .



Cross Section A.
Scale 1:50



Cross Section B.
Scale 1:50

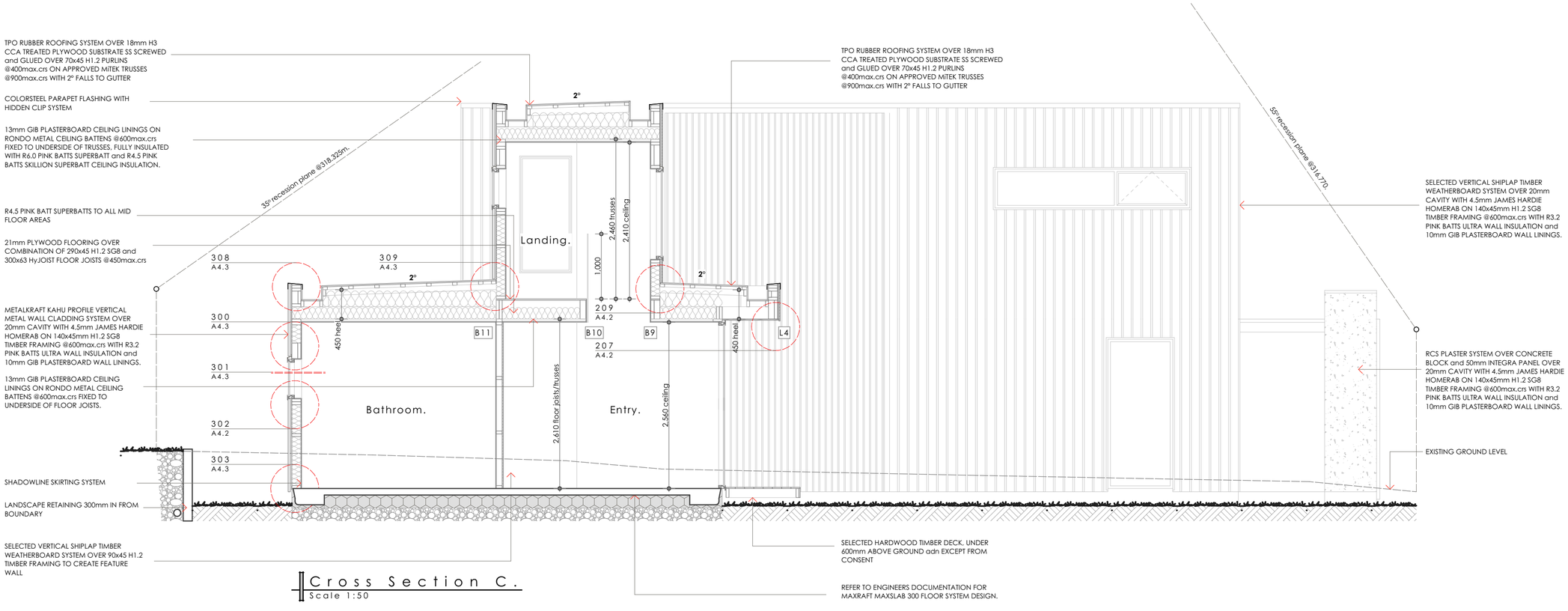
LDSGN architecture

Proposed New House

Barron Residence, 64 Totara Terrace, WANAKA

drawing	scale	file	sheet	Issue
Cross Section A-A and B-B	As shown. Sheet size A2.	23.029 07.10.26 .	A3.1	Building Consent Issue

ALL MEASUREMENTS TO BE CONFIRMED ON SITE BEFORE COMMENCING ANY CONSTRUCTION .



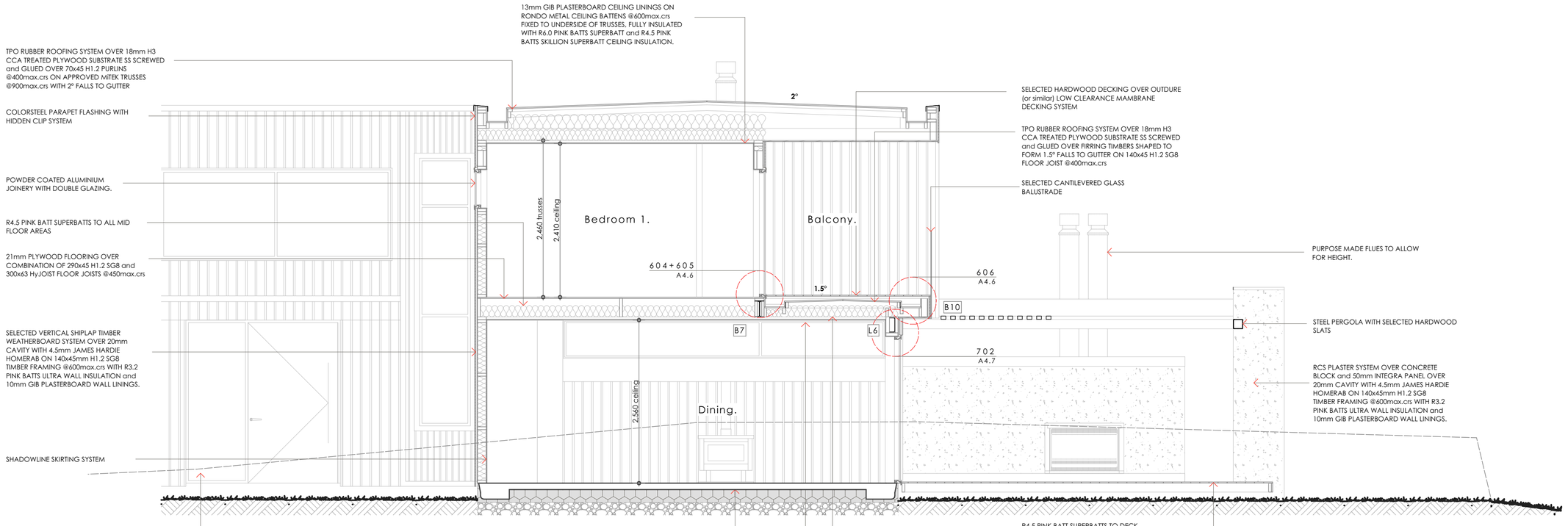
LDSGN architecture

Proposed New House

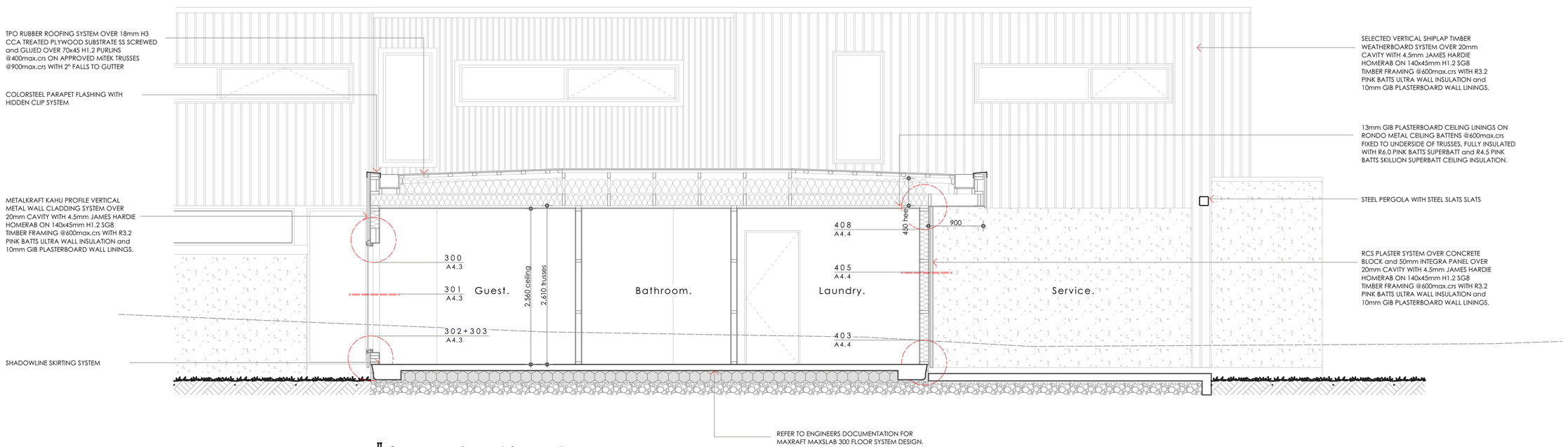
Barron Residence, 64 Totara Terrace, WANAKA

drawing	scale	file	sheet	Issue
Cross Section C-C and D-D	As shown. Sheet size A2.	23.029 07.10.26 .	A3.2	Building Consent Issue

ALL MEASUREMENTS TO BE CONFIRMED ON SITE BEFORE COMMENCING ANY CONSTRUCTION.



Cross Section E.
Scale 1:50



Cross Section F.
Scale 1:50

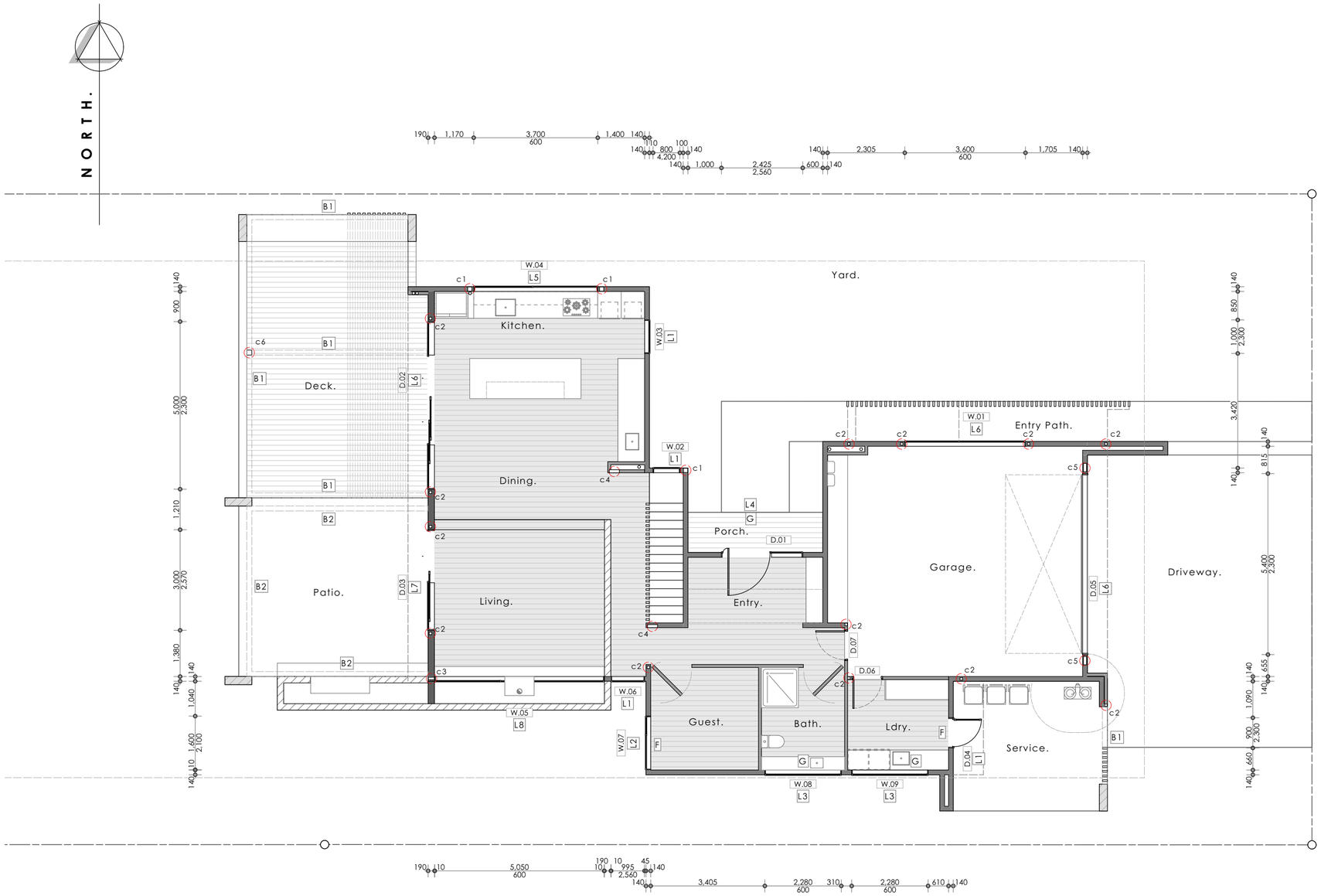
LDSGN architecture

Proposed New House

Barron Residence, 64 Totara Terrace, WANAKA

drawing	scale	file	sheet	Issue
Cross Section E-E and F-F	As shown. Sheet size A2.	23.029 07.10.26 .	A3.3	Building Consent Issue

ALL MEASUREMENTS TO BE CONFIRMED ON SITE BEFORE COMMENCING ANY CONSTRUCTION .



Ground Floor Opening Setout.

Scale 1:100

LEGEND:

LINTELS-BEAMS SHOWN BELOW:

L1	140x90mm H1.2 GL8.
L2	190x90mm H1.2 GL8.
L3	240x90mm H1.2 GL8.
L4	290x90mm H1.2 GL8.
L5	200x75 PFC LINTEL with 2/125x6 SHS.
L6	250x90 PFC LINTEL
L7	180x75 PFC LINTEL
L8	250UC 73 LINTEL with 180x75 PFC
B1	150x6 SHS BEAM
B2	300x50x3 ALUMINIUM RHS BEAM

ds	2/45mm H1.2 SG8 STUDS (to suit frame).
c1	125x6 SHS
c2	75x6 SHS
c3	180x75 PFC
c4	300x90 PFC
c5	250x90 PFC SHS
c6	150x6 SHS

LINTEL FIXINGS SHOWN BELOW:

E	Type E, 1.4kN connection.
F	Type F, 4.0kN connection.
G	Type G, 7.5kN connection.
H	Type H, 13.5kN connection.
I	Type I, enginner connection.

NOTES:

ALL LINTELS-BEAMS INDICATED ARE SIZED IN ACCORDANCE WITH NZS 3604:2011.

ALL TOP PLATES SUPPORTING ROOF STRUCTURE ARE TO BE FIXED IN ACCORDANCE WITH NZS 3604:2011. CLAUSE 8.7.6 AND TABLE 8.18.
THIS PROJECT:
4.7kN CONNECTION, 2/90x3.15 END NAILS AND 2/ WIRE DOGS or 4.7kN ALTERNATIVE
ALL TRUSS FIXINGS ARE AS PER TRUSS MANUFACTURERS DESIGN.

ALL LINTELS SUPPORTING ROOF STRUCTURE ARE TO BE FIXED AGAINST UPLIFT IN ACCORDANCE WITH LUMBERLOK LINTEL FIXING SCHEDULE.

ALL OTHER LINTELS TO BE FIXED IN ACCORDANCE WITH NZS3604:2011 TABLE 8:19, 3/90x3.15 NAILS END NAILED.

ALL ALUMINIUM JOINERY SHALL BE CONSTRUCTED IN ACCORDANCE WITH NZS 4211:2008 & NZS 3504:1979, TO SUIT LOCATION. ALL GLAZING SHALL BE IN ACCORDANCE WITH NZS 4223.3:2016.

LDSGN architecture

Proposed New House

Barron Residence, 64 Totara Terrace, WANAKA

drawing	scale	file	sheet	Issue
Ground Floor Opening Setout Plan	As shown. Sheet size A2.	23.029 07.10.26 .	A5.1	Building Consent Issue

ALL MEASUREMENTS TO BE CONFIRMED ON SITE BEFORE COMMENCING ANY CONSTRUCTION .



First Floor Opening Setout.
Scale 1:100

LEGEND:

LINTELS-BEAMS SHOWN BELOW:

L1	140x90mm H1.2 GL8.
L2	190x90mm H1.2 GL8.
L3	240x90mm H1.2 GL8.
L4	290x90mm H1.2 GL8.
L9	200x100x6 RHS LINTEL with 125x6 SHS
L10	290x90mm H1.2 GL12.
B1	150x6 SHS BEAM
B2	300x50x3 ALUMINIUM RHS BEAM
B3	75x6 SHS BEAM

c1 125x6 SHS

LINTEL FIXINGS SHOWN BELOW:

E	Type E. 1.4kN connection.
F	Type F. 4.0kN connection.
G	Type G. 7.5kN connection.
H	Type H. 13.5kN connection.
I	Type I. enginner connection.

NOTES: LINTELS-BEAMS SHOWN BELOW:

ALL LINTELS-BEAMS INDICATED ARE SIZED IN ACCORDANCE WITH NZS 3604:2011.

ALL TOP PLATES SUPPORTING ROOF STRUCTURE ARE TO BE FIXED IN ACCORDANCE WITH NZS 3604:2011. CLAUSE 8.7.6 AND TABLE 8.18.
THIS PROJECT:
4.7kN CONNECTION, 2/90x3.15 END NAILS AND 2/ WIRE DOGS or 4.7kN ALTERNATIVE
ALL TRUSS FIXINGS ARE AS PER TRUSS MANUFACTURERS DESIGN.

ALL LINTELS SUPPORTING ROOF STRUCTURE ARE TO BE FIXED AGAINST UPLIFT IN ACCORDANCE WITH LUMBERLOK LINTEL FIXING SCHEDULE.

ALL OTHER LINTELS TO BE FIXED IN ACCORDANCE WITH NZS3604:2011 TABLE 8:19, 3/90x3.15 NAILS END NAILED.

ALL ALUMINIUM JOINERY SHALL BE CONSTRUCTED IN ACCORDANCE WITH NZS 4211:2008 & NZS 3504:1979, TO SUIT LOCATION. ALL GLAZING SHALL BE IN ACCORDANCE WITH NZS 4223.3:2016.

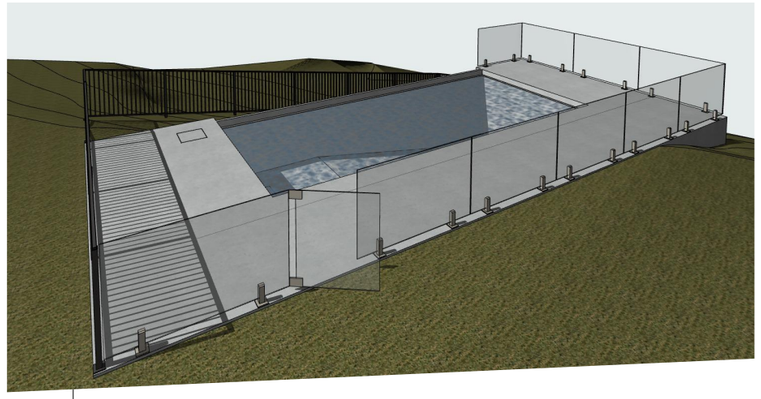
LDSGN architecture

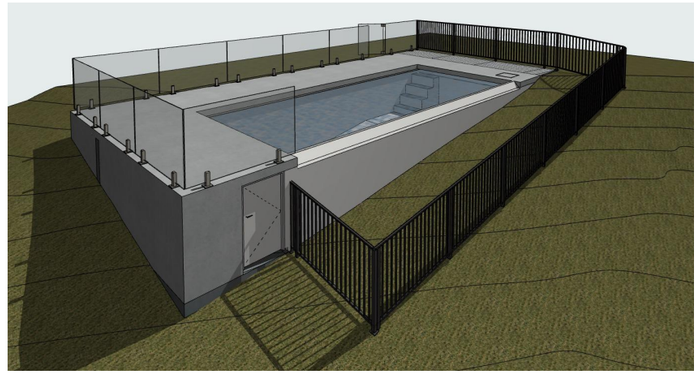
Proposed New House

Barron Residence, 64 Totara Terrace, WANAKA

drawing	scale	file	sheet	Issue
First Floor Opening Setout Plan	As shown. Sheet size A2.	23.029 07.10.26 .	A5.2	Building Consent Issue

ALL MEASUREMENTS TO BE CONFIRMED ON SITE BEFORE COMMENCING ANY CONSTRUCTION .





Layout	Rev	Sheet Name
A1 Plans		
A101	A	Swimming Pool Site Setout Plan
A102	A	Swimming Pool Structural Layout
A2 Cross section & Details		
A201	A	Cross section & Details
A202	A	Details
A203	A	Details

316.770
recession plane.

00°00'00" 50.

315.0
315.25
315.50
315.75
316.0
316.25
316.50
316.75
317.0
+0
2,076
2,769
Pool Earthworks - 74.77m³ cut
Pantoncrete deck
2,000
1.2m glass pool fence
Proposed Deck.
F.F.L 317.290
First Floor Outline
359°59'30" 19.41m boundary.
315.0
316.0
317.0
318.0
Boundary line Durapanel 1.2m pool fence
2,000
1,070
410
Pool cover pit
2,500
1.2m gate to be fitted with self closer and magna-latch
Proposed Patio.
F.F.L 317.020
Living.
F.F.L 317.000
F.F.L 317.27
7,100
6,015
First Floor Outline
Yard.
F.F.L 316.970
19,572
4,911
4,211
4,731
2.0m setback.
1.7m max landscape retaining
2,085
Yard.
F.F.L 316.970
270°00'00" 21.98m boundary.
318.325
recession plane.
270°00'00" 28.45m bound

a|d|d
aoraki design & draughting limited
w 021 238 2393 | t 03 686 0913 | e info@add.net.nz

All plans are to be read in conjunction with the specifications and engineers details supplied with these documents for building consent. All construction shall be in accordance with the Building Act 2004, NZ Building Code and NZS 3604:2011. Safety glazing to be in accordance with NZS 4223 Part 3.
All manufactures specifications shall be read before installing products. All dimensions are in millimetres unless otherwise stated and shall be verified on site before commencing work. Do not scale off drawings. (Only use figured dimensions) If in doubt please clarify with the designer.
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Paradise Pool & Leisure
PO Box 83, Wanaka - Phone : 021 712 137

Rev/ID	CND	Revision	Date
A	1	Issued for building consent	11-Sep-25

LOT #: 94 DP #: 10245
64 Totara Terrace, Wanaka

VALUATION #:

ENGINEER: Stephen Macknight Ltd
ph: 0247713853, address: Crawford Street, Dunedin 9016

SURVEYOR: NA
NA

Barron

Proposed Swimming pool For
64 Totara Terrace,
Wanaka

SHEET TITLE: Swimming Pool Site Setout Plan

REVISION #: A

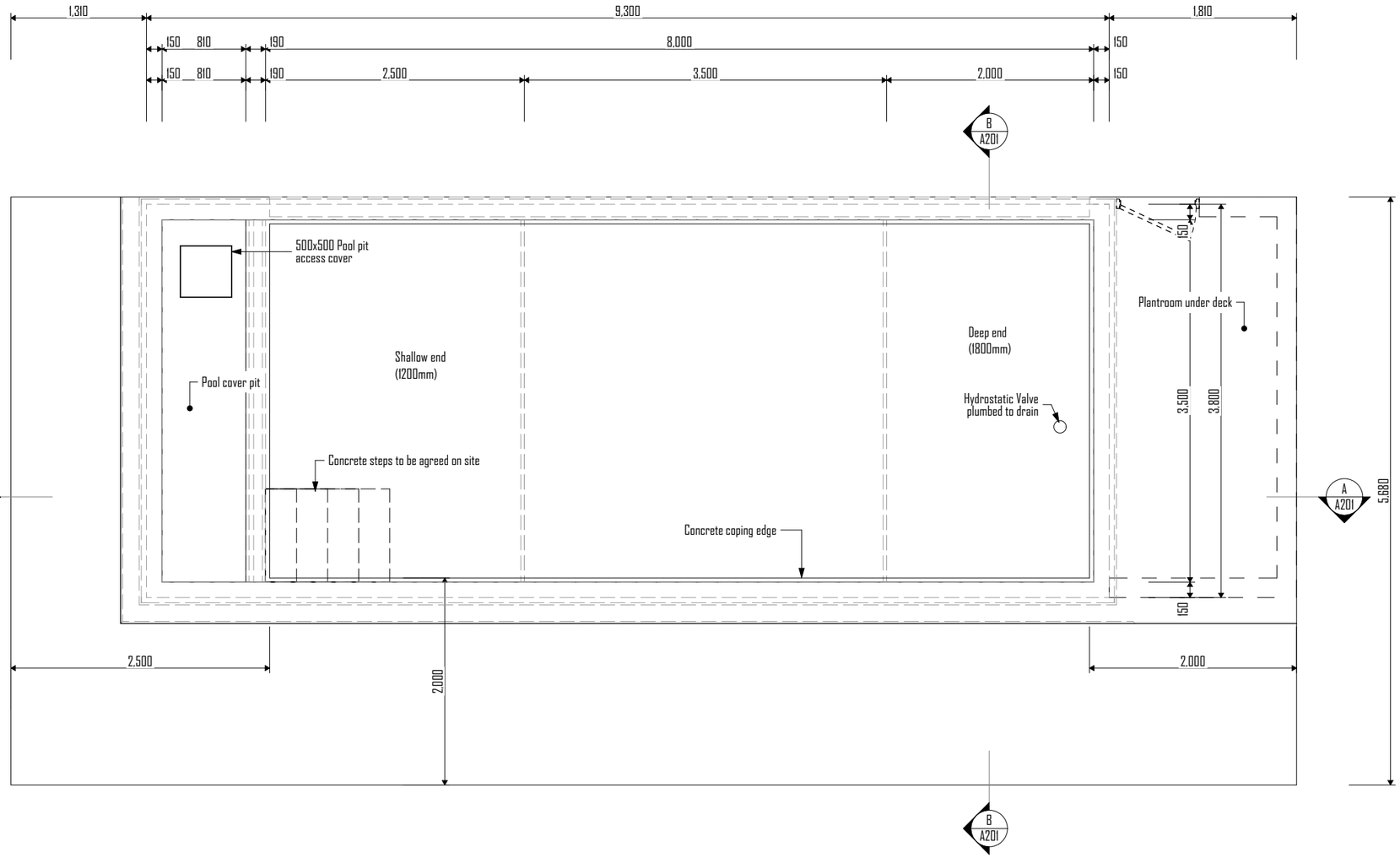
PROJECT STATUS: Consent
ISSUED: 11-Sep-25
PROJECT #: 26/343

SHEET A101
A

Sheet size - A3 (ISO) Metric

D:\1DraftingWork\Aorakii Drawings & Draughting Ltd\1JOBS - In Progress\26\26-343 Barron Pool Wanaka\Revit Stuff\PC.pln

Notes
- 1.2m pool safety fence/gates as noted on the plans, 1.2m high gate to be fitted with 1.5m high magna-latch.
- Waste water from pool disposed via domestic waste water - to be plumbed via the pool filter/pump to lift water to new or existing gully trap at the existing house. Drainage pipe to be PVC 40mmØ pressure pipe class D.
- Water supply - Tee into nearest water pipe at the house, must have compliant double check valve assembly fitted for medium hazard back flow protection as per NZBC G12 by means of 2 Europa single check valves in series, then water pipe is fitted to an auto filler which is plumbed to the pool.
- All concrete to be 25 MPa
- Refer to engineers producer statement



1 Swimming Pool Layout 1:50

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aoraki design & draughting limited
w 021 238 2393 | t 03 686 0913 | e info@add.net.nz

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PO Box 83, Wanaka - Phone : 021 712 137

Rev/D	CN/D	Revision	Date
A	1	Issued for building consent	11-Sep-25

LOT #: 94 DP #: 410245
64 Totara Terrace, Wanaka

VALUATION #:

ENGINEER: Stephen Macknight Ltd
ph: 0247713853, address: Crawford Street, Dunedin 9016

SURVEYOR: NA
NA

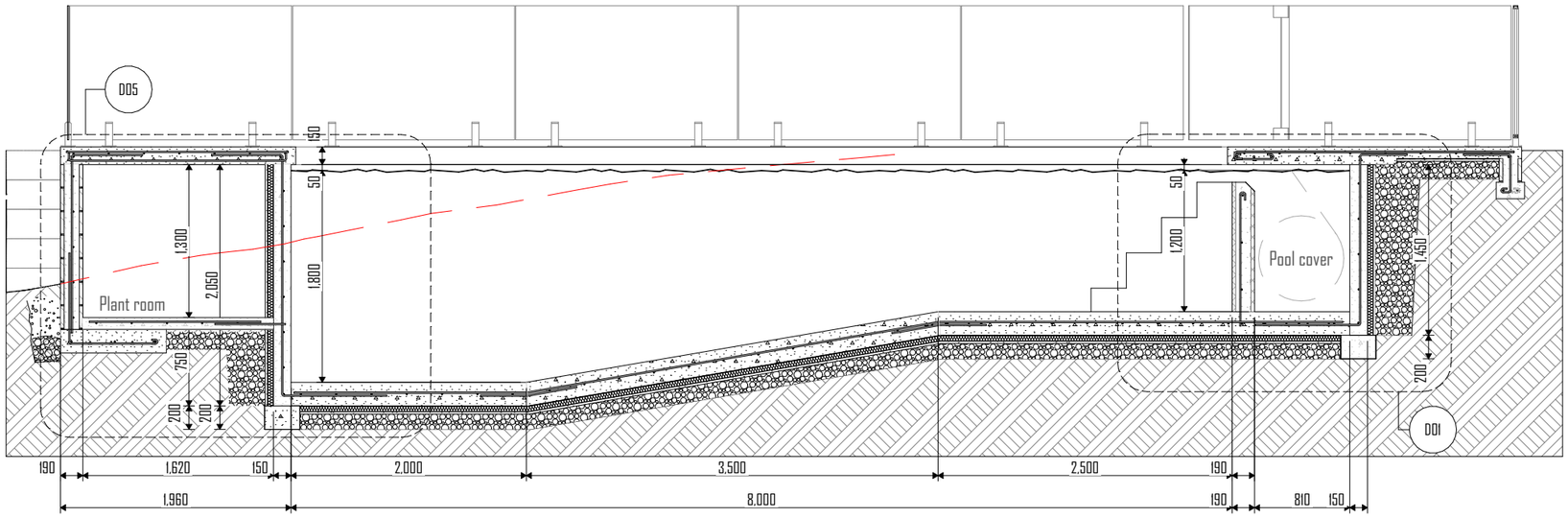
Barron

Proposed Swimming pool For
64 Totara Terrace,
Wanaka

SHEET TITLE:	Swimming Pool Structural Layout
REVISION #:	A
PROJECT STATUS:	Consent
ISSUED:	11-Sep-25
PROJECT #:	25/343
SHEET	A102
	A

Sheet size - A3 (ISO) Metric

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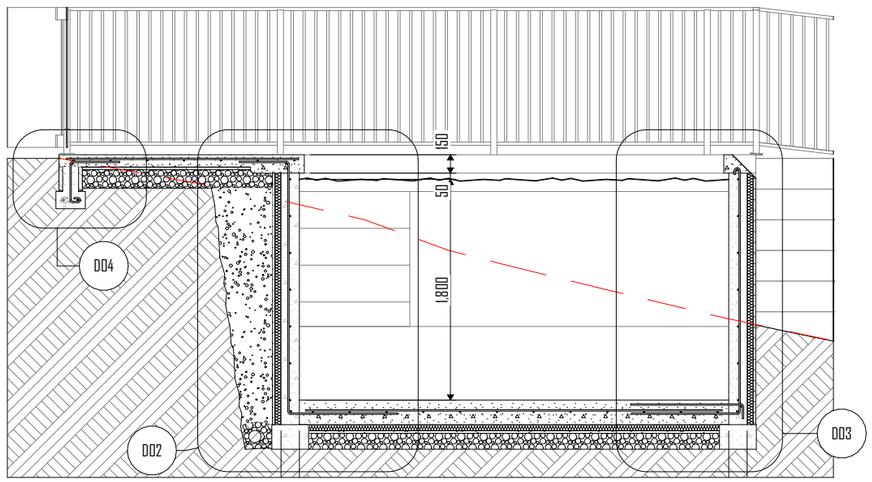
A Section A 1:50

A102



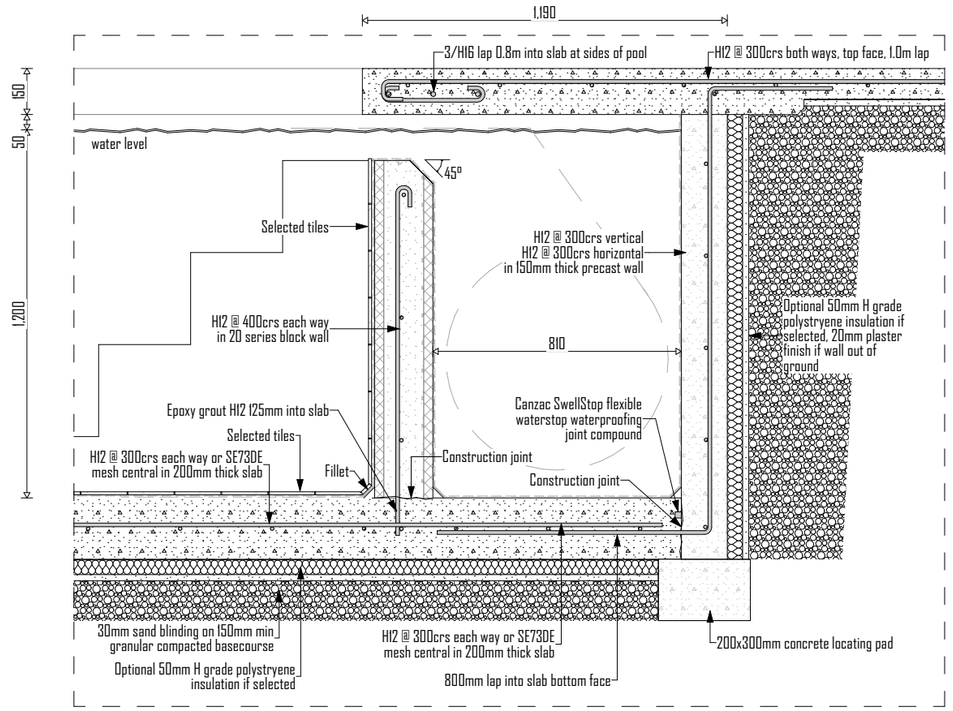
CORNER INSITU JOINT - SWIMMING POOL WALL

VERTICAL INSITU JOINT - SWIMMING POOL WALL



B Section B 1:50

A102



D01 Detail 1:20

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Paradise Pool & Leisure

PO Box 83, Wanaka - Phone : 021 712 137

Rev/D	CND	Revision	Date
A	1	Issued for building consent	11-Sep-25

LOT #: 94 DP #: 10245
64 Totara Terrace, Wanaka

VALUATION #:

ENGINEER: Stephen Macknight Ltd
ph: 0247713853, address: Crawford Street, Dunedin 9016

SURVEYOR: NA
NA

Barron

Proposed Swimming pool For
64 Totara Terrace,
Wanaka

SHEET TITLE: Cross section & Details

REVISION #: A

PROJECT STATUS: Consent

ISSUED: 11-Sep-26

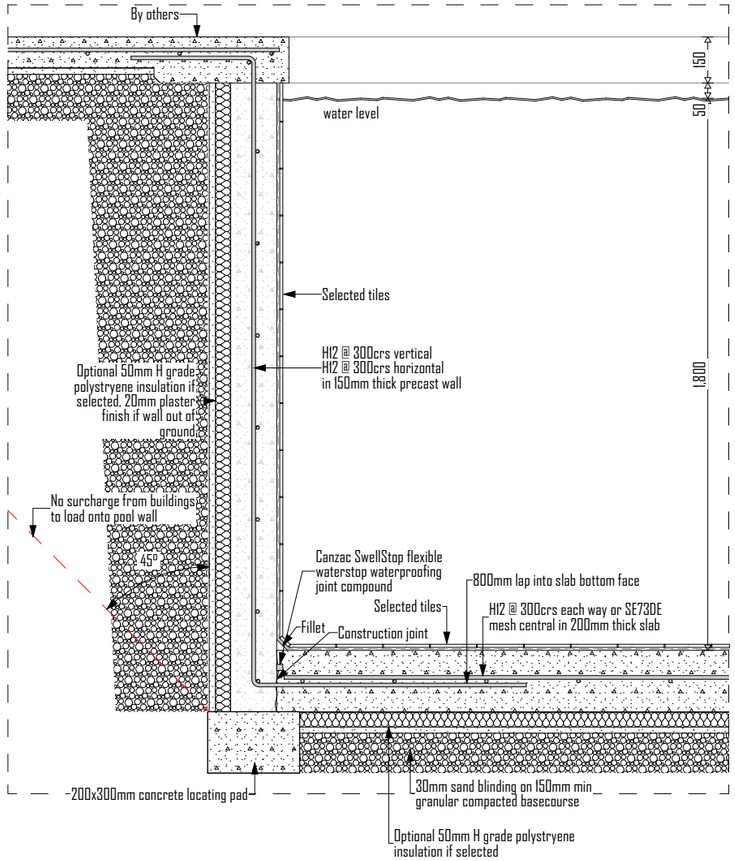
PROJECT #: 26/343

SHEET A201

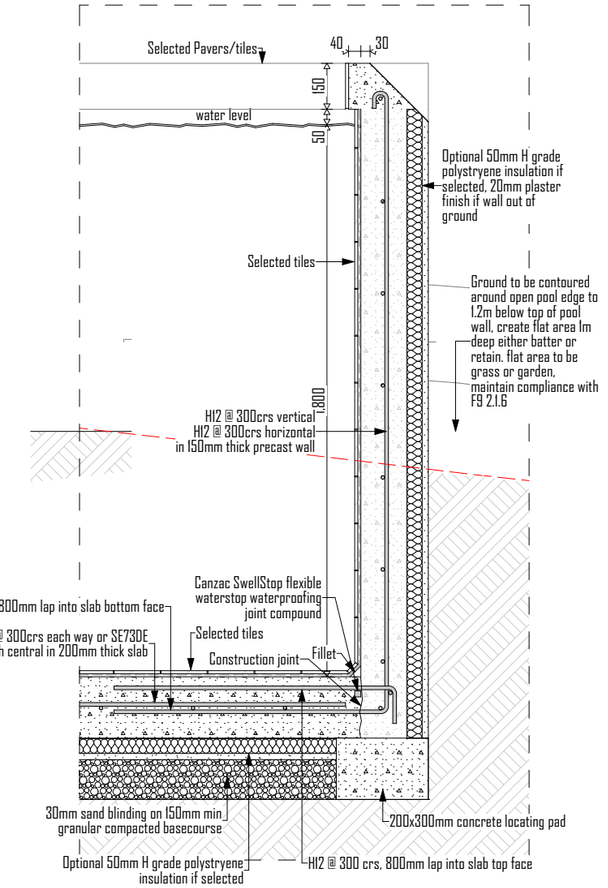
A

Sheet size - A3 (ISO) Metric

D:\Shed\Work\Aoraki Design & Draughting Ltd\1.JOBS - In Progress\26-343 Barron Pool\Barron Pool Wanaka Rev A Shed1.pln



D02 Detail 1:20



D03 Detail 1:20

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64 Totara Terrace, Wanaka

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ph: 0247713853, address: Crawford Street, Dunedin 9016

SURVEYOR: NA
NA

Barron

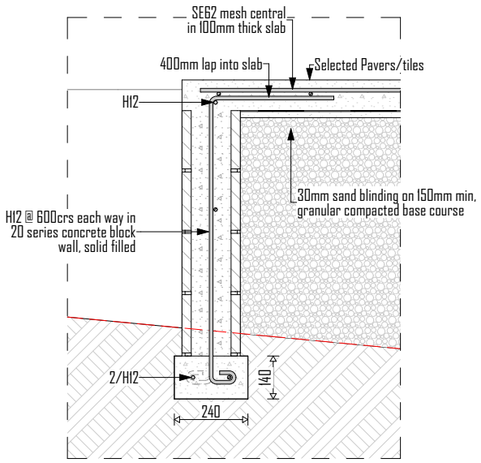
Proposed Swimming pool For
64 Totara Terrace,
Wanaka

SHEET TITLE: Details
REVISION #: A
PROJECT STATUS: Consent
ISSUED: 11-Sep-25
PROJECT #: 25/343

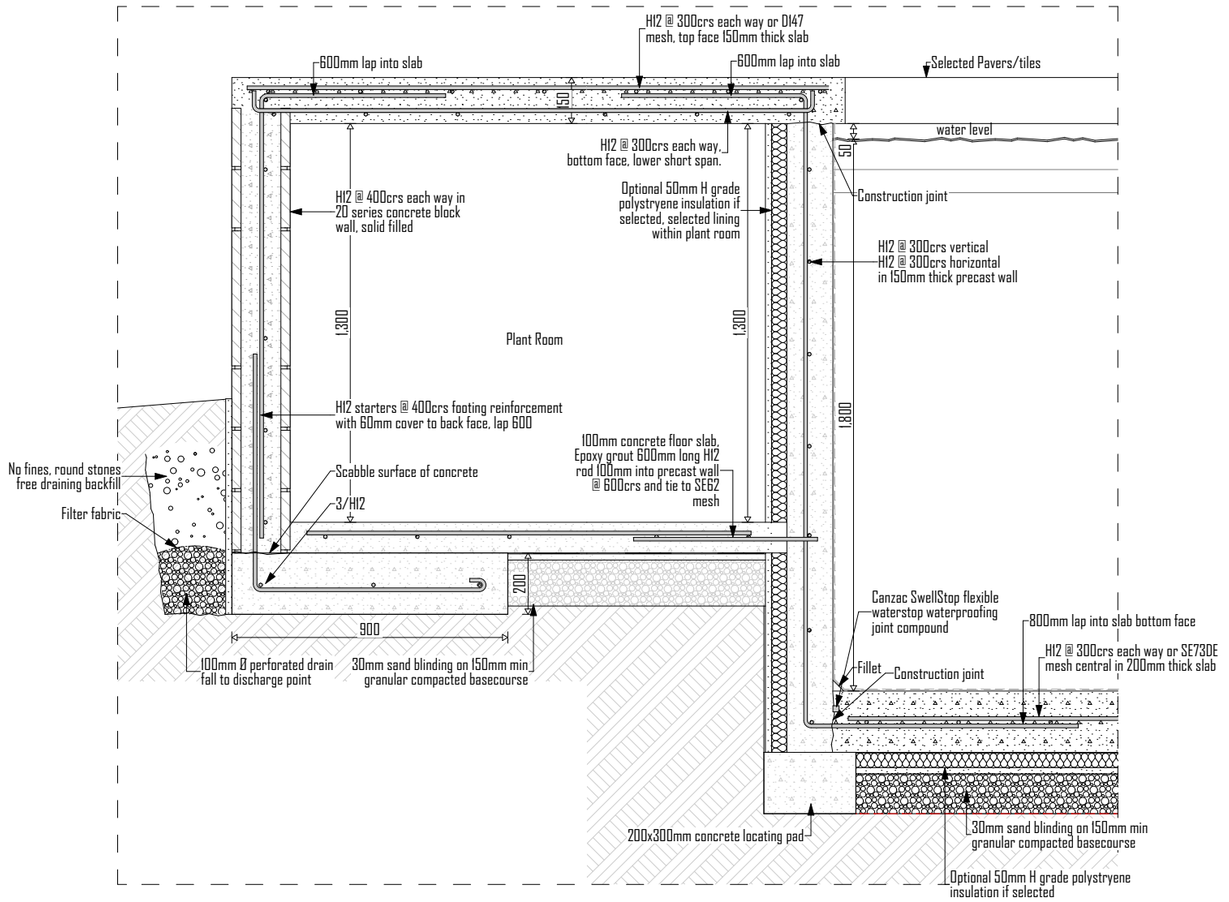
SHEET A202
A

Sheet size - A3 (ISO) Metric

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D04 1:20



D05 Detail 1:20

a|d|d
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w 021 238 2393 | t 03 686 0913 | e info@add.net.nz

All plans are to be read in conjunction with the specifications and engineers details supplied with these documents for building consent. All construction shall be in accordance with the Building Act 2004, NZ Building Code and NZS 3604:2011. Safety glazing to be in accordance with NZS 4223 Part 3.
All manufactures specifications shall be read before installing products. All dimensions are in millimetres unless otherwise stated and shall be verified on site before commencing work. Do not scale off drawings. (Only use figured dimensions) If in doubt please clarify with the designer.
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Paradise Pool & Leisure

PO Box 83, Wanaka - Phone : 021 712 137

Rev/D	CND	Revision	Date
A	1	Issued for building consent	11-Sep-25

LOT #: 94 DP #: 10245
64 Totara Terrace, Wanaka

VALUATION #:

ENGINEER: Stephen Macknight Ltd
ph: 0247713853, address: Crawford Street, Dunedin 9016

SURVEYOR: NA
NA

Barron

Proposed Swimming pool For
64 Totara Terrace,
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SHEET A203
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Sheet size - A3 (ISO) Metric

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