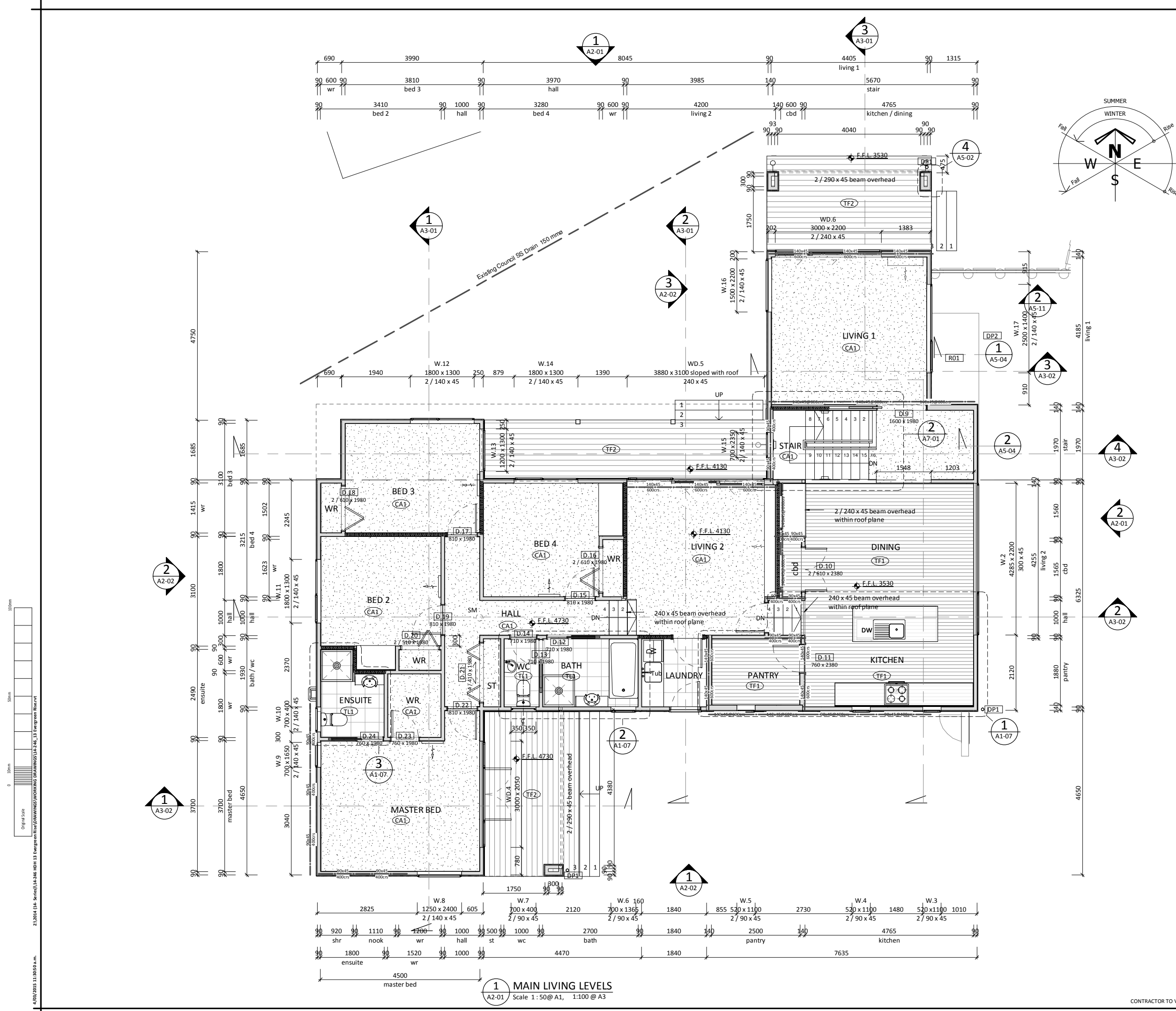


DRAWING LIST	
Sheet Name	No.
COVERSHEET	A0-00
PROPOSED SITE PLAN	SP-01
EXISTING SITE PLAN	SP-02
FLOOR PLAN - MAIN LIVING LEVELS	A1-01
FLOOR PLAN - GARAGE LEVEL	A1-02
FOUNDATION SLAB PLANS	A1-03
JOIST LAYOUT PLANS	A1-04
ROOF PLAN	A1-05
ROOF FRAMING PLAN	A1-06
KITCHEN BATHROOM & ENSUITE LAYOUT PLANS	A1-07
BRACING PLANS	A1-08
PROPOSED ELEVATIONS	A2-01
PROPOSED ELEVATIONS	A2-02
SECTIONS	A3-01
SECTIONS	A3-02
H.T.B SECTIONS	A3-03
REFLECTED CEILING PLAN	A4-01
ROOF DETAILS	A5-01
ROOF DETAILS	A5-02
INTERNAL DETAILS	A5-03
ENTRY CANOPY DETAILS	A5-04
WINDOW & DOOR DETAILS	A5-05
WINDOW & DOOR DETAILS	A5-06
BASE DETAILS	A5-07
FOUNDATION DETAILS	A5-08
RETAINING WALL SECTION	A5-09
RETAINING WALL SECTIONS	A5-10
EXTERIOR TIMBER RETAINING WALLS	A5-11
STAIR PLAN, SECTIONS & DETAILS	A7-01
EXTERIOR JOINERY SCHEDULE	A8-01
DOOR SCHEDULE	A8-02





GENERAL NOTES

All walls to be timber frame 90x45 studs @ 600crs with nogs @ 800crs unless indicated otherwise, with typically 10mm Gib standard wall lining.

Allow to provide additional timber framing as needed to support fixtures including but not limited to cabinetry, electrical fixtures, plumbing fixtures, etc.

Additional internal wall insulation

140x45 140x45 140 x 45 framing @ 600crs
600crs 600crs

90x45 90x45 90 x 45 framing @ 400crs
400crs 400crs

Timber framed wall

Concrete masonry wall

Exterior cladding to be Random battens over 12mm ply shadowclad over 19x45 cavity battens & building wrap. placement of random battens to be at corners, vertical sheet joints, window & door jambs, and placed randomly elsewhere as determined by architect on site. Refer to specification for selection of materials & fixtures.

MATERIALS LEGEND	
ABREV.	DESCRIPTION
CA1	Selected Carpet and underlay.
DP1	80mm Dia coloursteel downpipe with munsen ring brackets. (NOTE no bends in DP, extend munsen rings to suit).
DP2	80mm Dia coloursteel downpipe with munsen rings brackets.
R01	0.55BMT styleline coloursteel roof.
TF1	Selected Timber overlay floor. Refer to specification for type and colour.
TF2	150 X 40 Pine decking timber stainless steel screw fixed.
TL1	Selected tiles. Refer to specification for type and colour. Lay in accordance with manufacturers specification.

A	CONSENT ISSUE	CK	GM	03.05.15
1	Neighbours consent	CK	GM	11.02.15
Issue	Description	By	Chkd	Date

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Client

HAMILTON DESIGNER HOMES

Project

13 EVERGREEN RISE
BUILDING NAME

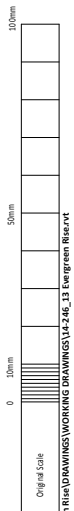
Drawing Title

FLOOR PLAN - MAIN LIVING LEVELS

Designed	GM	Scale	1 : 50	Drawn	CK
Date	OCT 2014			Original Size	A1
Job No	14-246	Drawing No	A1-01	Issue	A

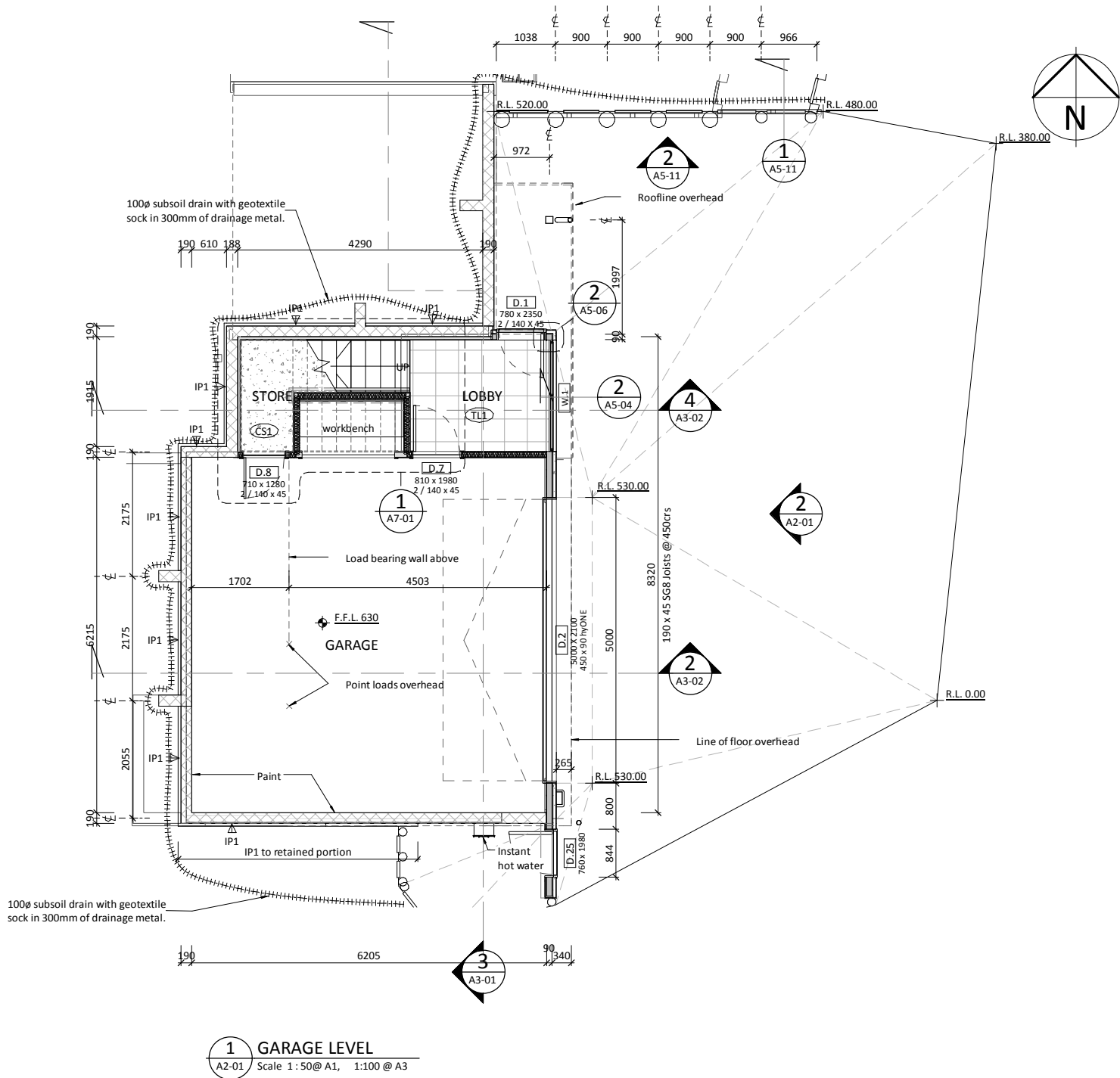
CONSENT ISSUE

CONTRACTOR TO VERIFY ALL DIMENSIONS ON SITE



21.0014 (14 Series) 14-246-HD-11 Evergreen Rise (DRAWINGS) 14-246_11 Evergreen Rise.vct

4/02/2015 11:05:00 am



GENERAL NOTES

All walls to be timber frame 90x45 studs @ 600crs with nogs @ 800crs unless indicated otherwise, with typically 10mm Gib standard wall lining.

Allow to provide additional timber framing as needed to support fixtures including but not limited to cabinetry, electrical fixtures, plumbing fixtures, etc.

	Additional internal wall insulation
	140 x 45 framing @ 600crs
	90 x 45 framing @ 400crs
	Timber framed wall
	Concrete masonry wall

Exterior cladding to be Random battens over 12mm ply shadowclad over 19x45 cavity battens & building wrap. placement of random battens to be at corners, vertical sheet joints, window & door jambs, and placed randomly elsewhere as determined by architect on site. Refer to specification for selection of materials & fixtures.

MATERIALS LEGEND	
ABREV.	DESCRIPTION
CS1	Sealed concrete.
F14	100ø subsoil drain with geotextile sock in 300mm of drainage metal.
IP1	50mm FRIP wall panel.
TL1	Selected tiles. Refer to specification for type and colour. Lay in accordance with manufacturers specification.

A	CONSENT ISSUE	CK	GM	03.05.15
1	Neighbours consent	CK	GM	11.02.15
Issue	Description	By	Chkd	Date

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**13 EVERGREEN RISE
BUILDING NAME**

Drawing Title

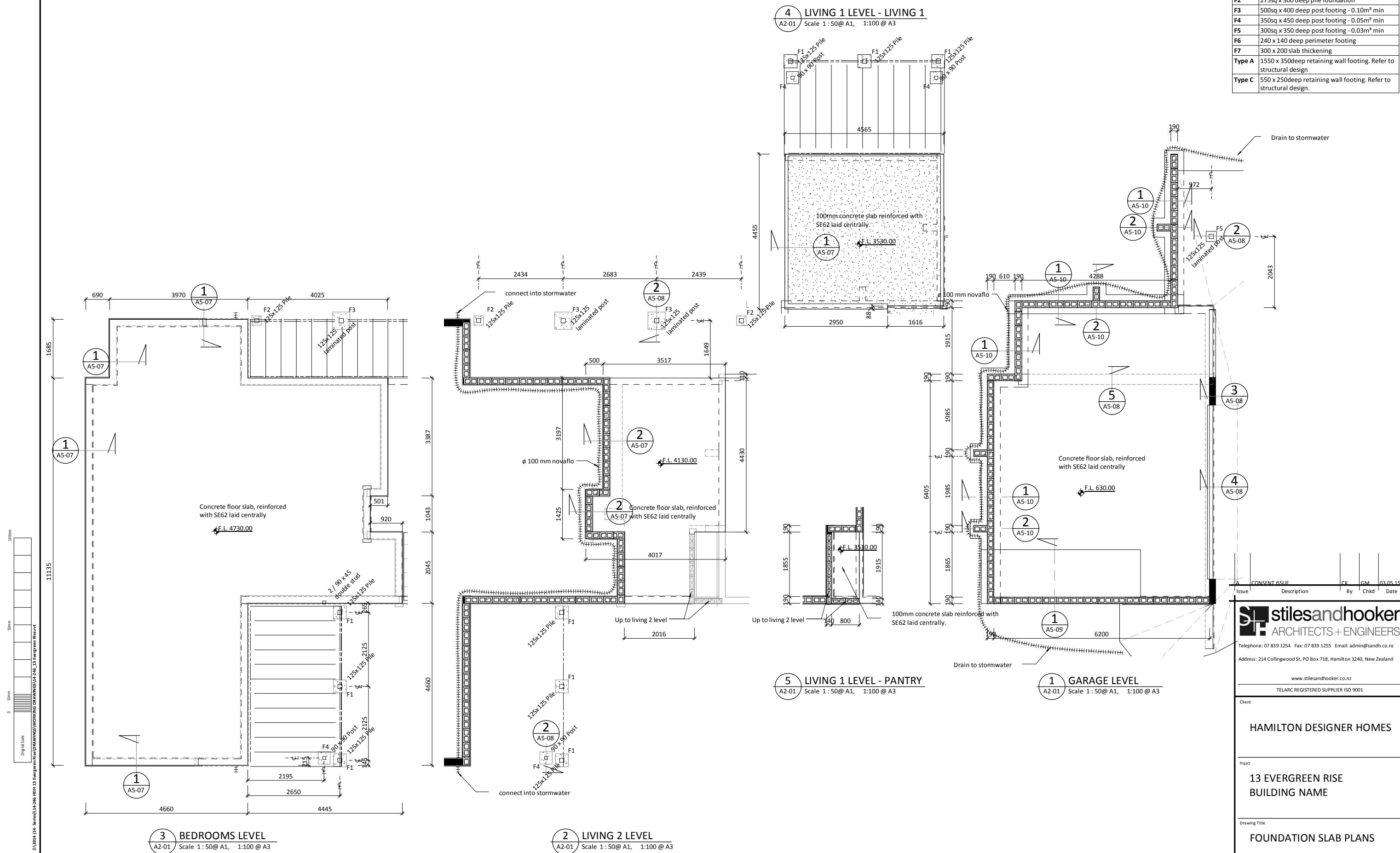
FLOOR PLAN - GARAGE LEVEL

Designed	GM	Scale	1 : 50	Drawn	CK
Date	OCT 2014			Original Size	A1
Job No	14-246	Drawing No	A1-02	Issue	A

CONSENT ISSUE

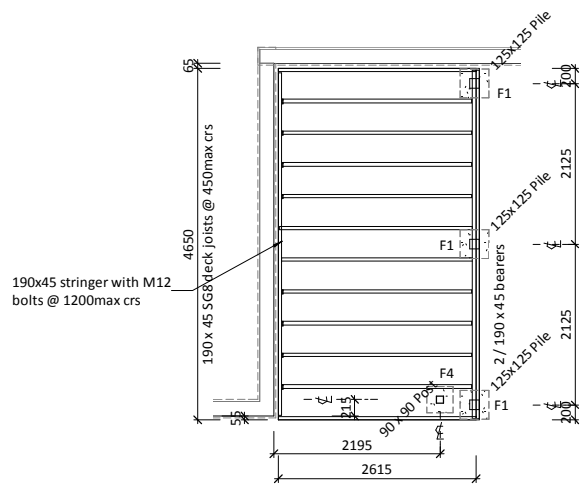
CONTRACTOR TO VERIFY ALL DIMENSIONS ON SITE

FOUNDATION LEGEND	
Abrev	Description
F1	375sq x 300 deep pile foundation
F2	275sq x 300 deep pile foundation
F3	500sq x 400 deep post footing - 0.10m³ min
F4	350sq x 450 deep post footing - 0.05m³ min
F5	300sq x 350 deep post footing - 0.03m³ min
F6	240 x 140 deep perimeter footing
F7	300 x 200 slab thickening
Type A	1550 x 3500deep retaining wall footing. Refer to structural design
Type C	550 x 2500deep retaining wall footing. Refer to structural design.

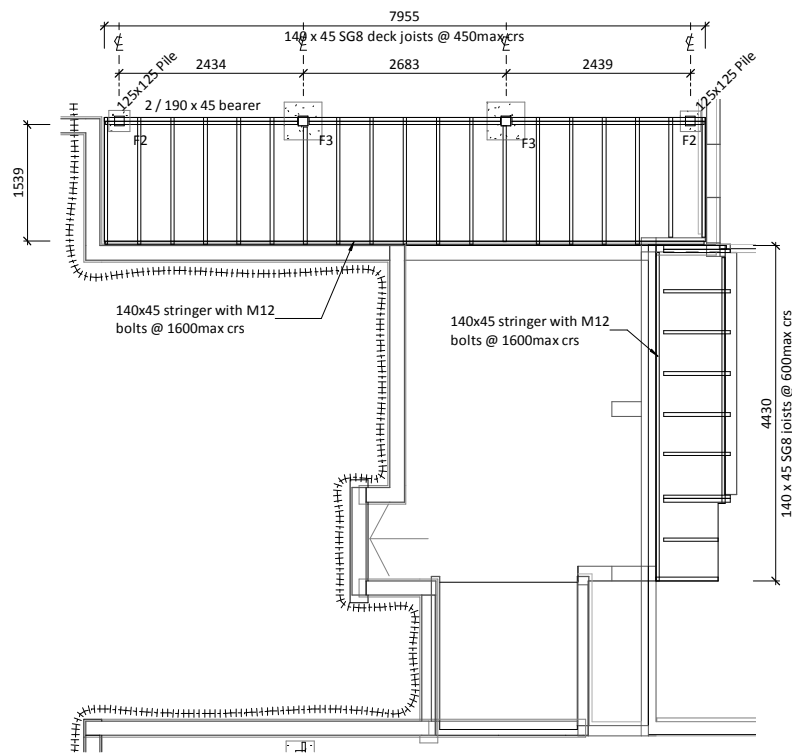


CONTRACTOR TO VERIFY ALL DIMENSIONS ON SITE

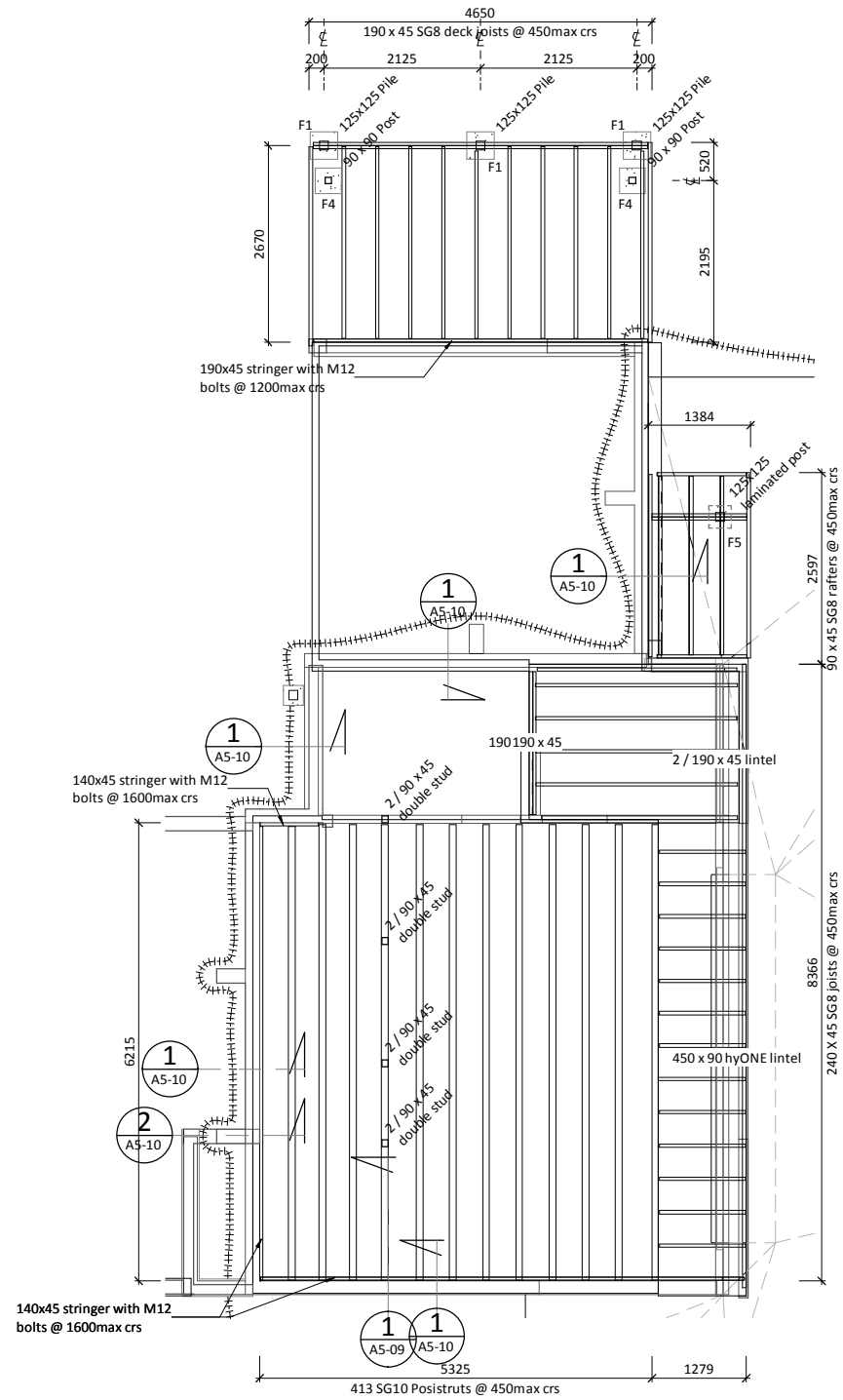
CONSENT ISSUE		CK	GM	03.05.15
Issue	Description	By	Chkd	Date
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TELARC REGISTERED SUPPLIER ISO 9001				
Client				
HAMILTON DESIGNER HOMES				
Project				
13 EVERGREEN RISE BUILDING NAME				
Drawing Title				
FOUNDATION SLAB PLANS				
Designed	Scale	Drawn		
GM	1 : 50	CK		
Date	OCT 2014		Original Size	A1
Job No	Drawing No	Issue		
14-246	A1-03	A		



3 JOISTS LAYOUT PLAN - BEDROOMS LEVEL
A2-01 Scale 1:50@ A1, 1:100 @ A3



2 JOIST LAYOUT PLAN - LIVING 2 LEVEL
A2-01 Scale 1:50@ A1, 1:100 @ A3



1 JOISTS LAYOUT PLAN - KITCHEN / DINING LEVEL
A2-01 Scale 1:50@ A1, 1:100 @ A3

FOUNDATION LEGEND	
Abrev	Description
F1	375sq x 300 deep pile foundation
F2	275sq x 300 deep pile foundation
F3	500sq x 400 deep post footing - 0.10m³ min
F4	350sq x 450 deep post footing - 0.05m³ min
F5	300sq x 350 deep post footing - 0.03m³ min
F6	240 x 140 deep perimeter footing
F7	300 x 200 slab thickening
Type A	1550 x 350deep retaining wall footing. Refer to structural design
Type C	550 x 250deep retaining wall footing. Refer to structural design.

A	CONSENT ISSUE	CK	GM	03.05.15
Issue	Description	By	Chkd	Date

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Project
13 EVERGREEN RISE
BUILDING NAME
Drawing Title
JOIST LAYOUT PLANS

Designed	GM	Scale	1 : 50	Drawn	CK
Date	OCT 2014			Original Size	A1
Job No	14-246	Drawing No	A1-04	Issue	A

CONSENT ISSUE

CONTRACTOR TO VERIFY ALL DIMENSIONS ON SITE

R-- Roofing type.

Refer to the MATERIALS LEGEND for a description of the roofing type.
Refer to the Architectural Specification for full requirements.
Refer to S1-03 for rafter / truss setout.

Calculated for a rainfall intensity of 100mm/hr for the area of Hamilton.

DOWN PIPE SIZE FOR GIVEN ROOF PITCH & AREA

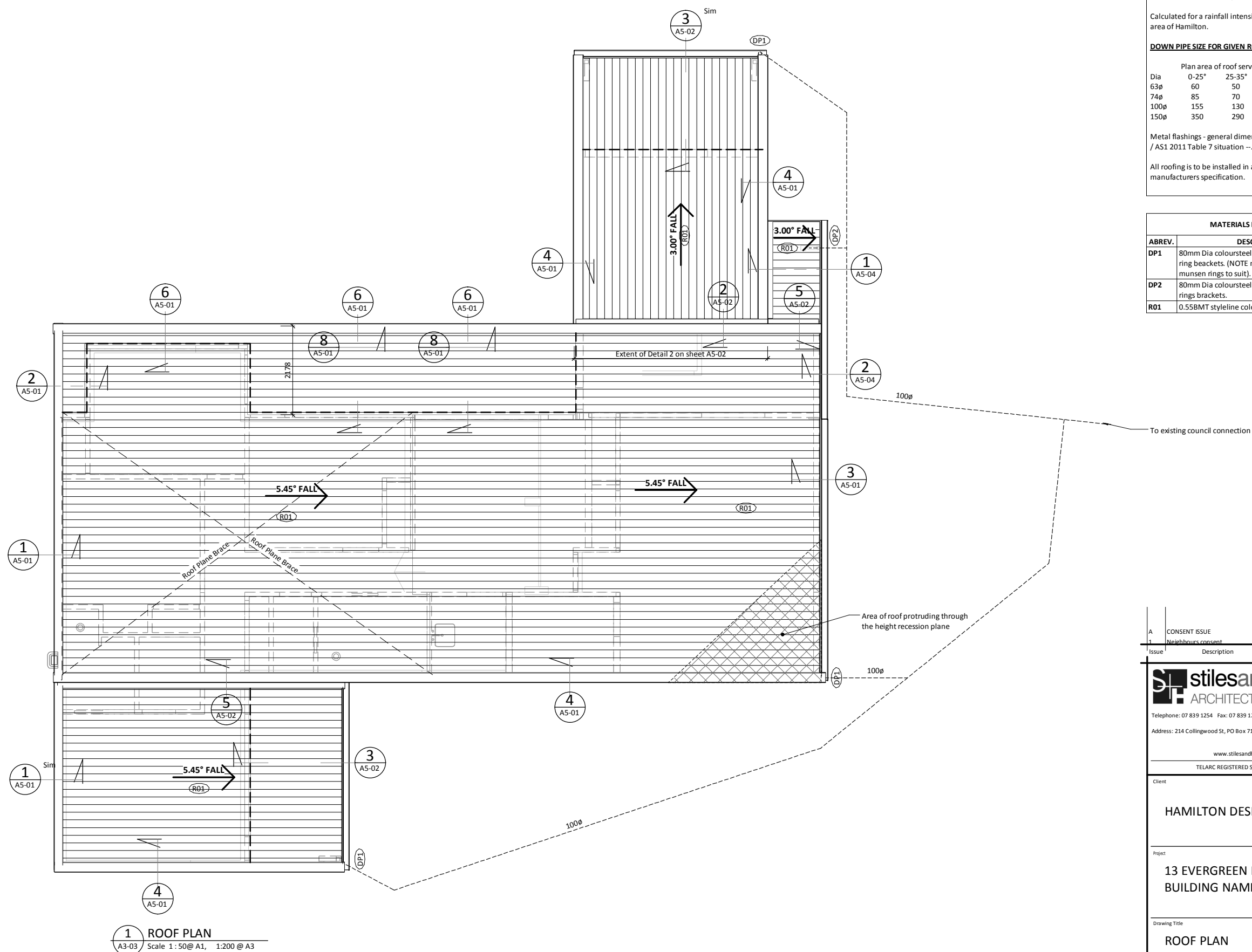
	Plan area of roof served by the downpipe(m ²)			
Dia	0-25°	25-35°	35-45°	45-55°
63ø	60	50	40	35
74ø	85	70	60	50
100ø	155	130	110	90
150ø	350	290	250	200

Metal flashings - general dimensions are as per NZBC E2 / AS1 2011 Table 7 situation --.

All roofing is to be installed in accordance with the manufacturers specification.

MATERIALS LEGEND

ABREV.	DESCRIPTION
DP1	80mm Dia coloursteel downpipe with munsen ring beackets. (NOTE no bends in DP, extend munsen rings to suit).
DP2	80mm Dia coloursteel downpipe with munsen rings brackets.
R01	0.55BMT styleline coloursteel roof.



1 ROOF PLAN
A3-03 Scale 1: 50@ A1, 1:200 @ A3

A	CONSENT ISSUE	CK	GM	03.05.15
1	Neighbourhood consent	CK	GM	11.02.15
Issue	Description	Rv	Chkd	Date



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13 EVERGREEN RISE
BUILDING NAME

Drawing Title

ROOF PLAN

Designed GM	Scale As indicated	Drawn CK
Date OCT 2014	Original Size A1	
Job No 14-246	Drawing No A1-05	Issue A

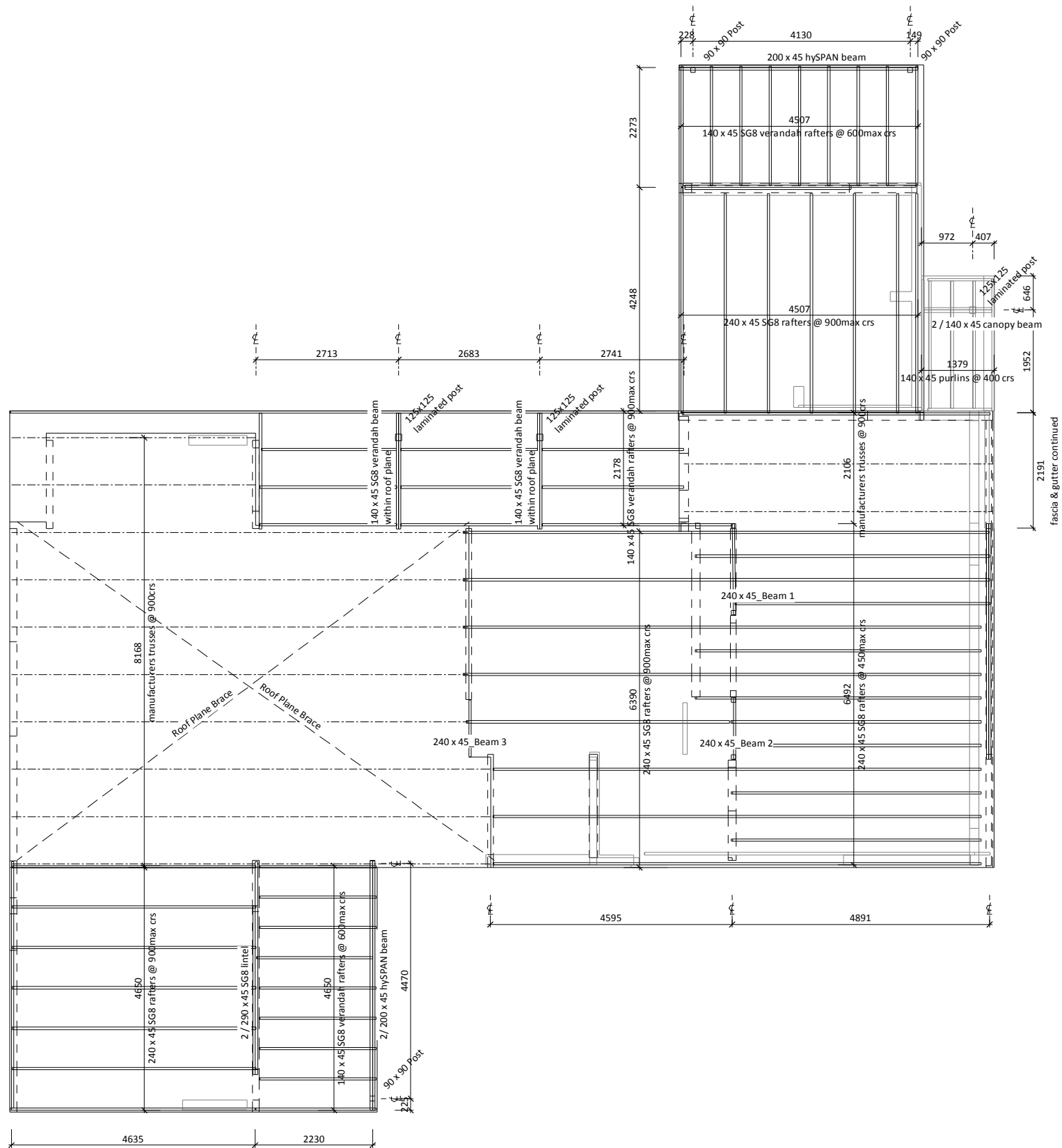
CONSENT ISSUE

CONTRACTOR TO VERIFY ALL DIMENSIONS ON SITE



\\14-246 HDH 13 Evergreen Rise\DRAWINGS\WORKING DRAWINGS\14-246_13 Evergreen Rise.rvt

4/03/2015 11:30:56 a.m.

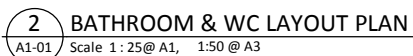


1 ROOF FRAMING PLAN
A3-03 Scale 1:50@A1, 1:100@A3

A		CONSENT ISSUE		CK	GM	03.05.15
Issue	Description			By	Chkd	Date
<div><div><div><div><div><div></div></div></div><div><div></div></div></div><div><div></div></div><div><div></div></div></div><div>stilesandhooker</div><div>ARCHITECTS + ENGINEERS</div></div> <div>Telephone: 07 839 1254 Fax: 07 839 1255 Email: admin@sandh.co.nz</div> <div>Address: 214 Collingwood St, PO Box 718, Hamilton 3240, New Zealand</div> <div>www.stilesandhooker.co.nz</div> <div>TELARC REGISTERED SUPPLIER ISO 9001</div>						
Client						
HAMILTON DESIGNER HOMES						
Project						
13 EVERGREEN RISE BUILDING NAME						
Drawing Title						
ROOF FRAMING PLAN						
Designed GM		Scale 1 : 50		Drawn CK		
Date OCT 2014				Original Size A1		
Job No 14-246		Drawing No A1-06		Issue A		

CONSENT ISSUE

CONTRACTOR TO VERIFY ALL DIMENSIONS ON SITE

DRAINAGE NOTES

All plumbing and drainage to be installed to comply with AS/NZS3500.2:2003

Refer to SP-01 for drainage. Refer to A1-07 for plumbing.

All fixtures (except WC's) 40ø traps and 65ø waste.
 100ø = 1:60 min fall
 40, 50, 65ø = 1:40 min fall

FW CALCS 13/01/2015

WC x 2	= 8
SHR x 2	= 4
BASIN x 3	= 3
BATH x 1	= 4
TUB x 1	= 3
SINK x 2	= 6
D/W x 1	= 3
C/W x 1	= 5
TOTAL	36 du's

Vent	= 65%
------	-------

(Table 3.5)	(>30 <175) ok
-------------	---------------

Main Drain 100ø (can take 165 du's) @ 1:60 ok

NOTES

- IO = Inspection Opening
- IJ = Inspection Junction
- IB = Inspection Bend
- ORG = Overflow Relief Gully
- AAV = Air Admittance Valve

+ R.L. 31.120 = New Level
+ F.L. 31.120 = Floor Level

A	CONSENT ISSUE	CK	GM	03.05.15
Issue	Description	By	Chkd	Date



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Client

HAMILTON DESIGNER HOMES

Project

13 EVERGREEN RISE
BUILDING NAME

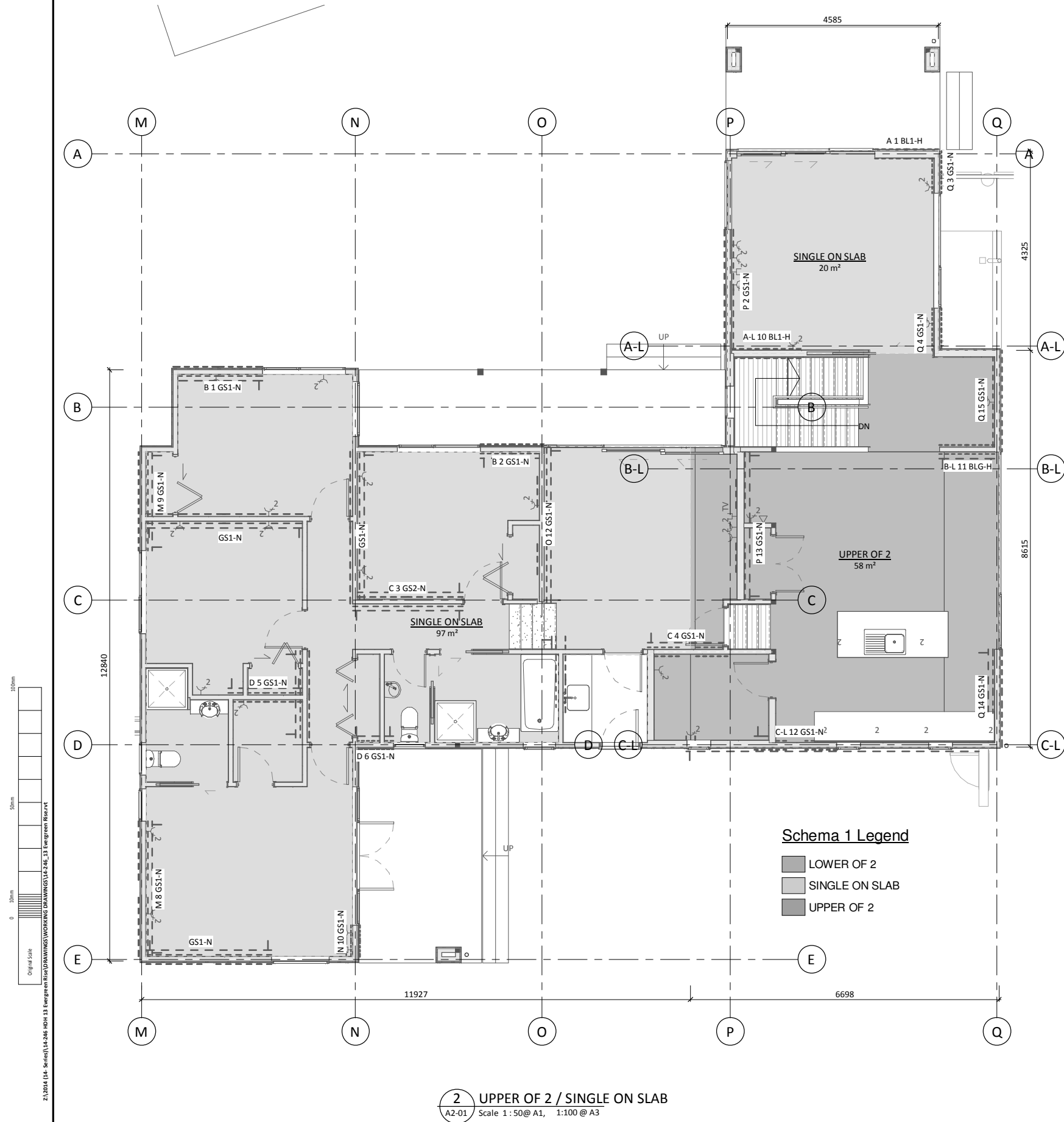
Drawing Title

KITCHEN BATHROOM & ENSUITE LAYOUT PLANS

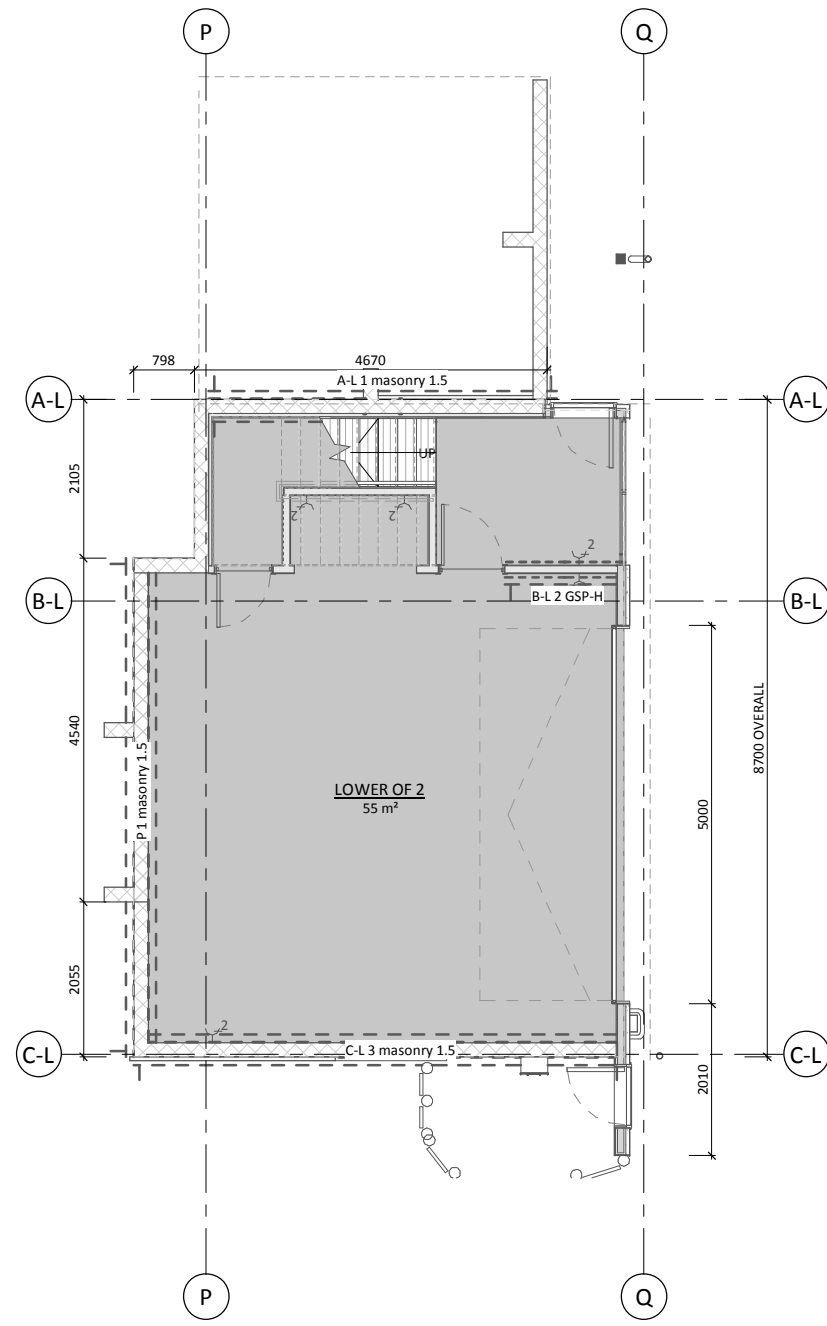
Designed	Scale	Drawn
GM	As indicated	CK
Date	OCT 2014	Original Size
		A1
Job No	Drawing No	Issue
14-246	A1-07	A

CONSENT ISSUE

CONTRACTOR TO VERIFY ALL DIMENSIONS ON SITE



2 UPPER OF 2 / SINGLE ON SLAB
A2-01 Scale 1:50@ A1, 1:100 @ A3



1 LOWER OF 2
A2-01 Scale 1:50@ A1, 1:100 @ A3

Schema 1 Legend

- LOWER OF 2
- SINGLE ON SLAB
- UPPER OF 2

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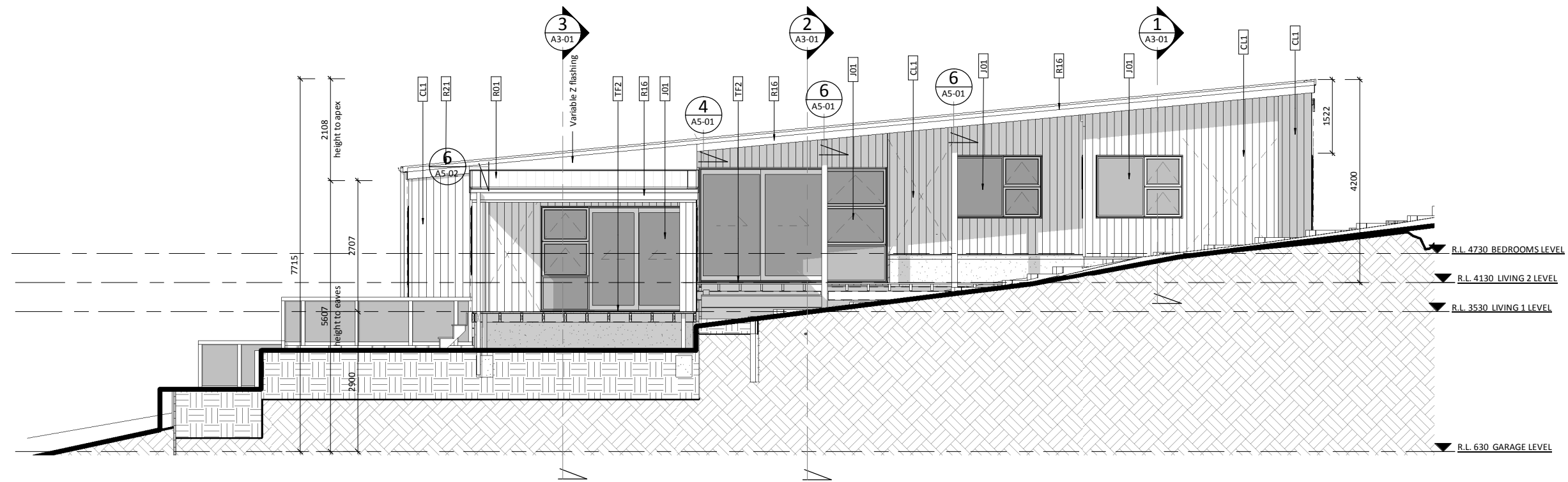
Client		
HAMILTON DESIGNER HOMES		
Project		
13 EVERGREEN RISE BUILDING NAME		
Drawing Title		
BRACING PLANS		
Designed	Scale	Drawn
GM	1:50	CK
Date	OCT 2014	Original Size
		A1
Job No	Drawing No	Issue
14-246	A1-08	A

CONSENT ISSUE

CONTRACTOR TO VERIFY ALL DIMENSIONS ON SITE

Refer to roof plan for gutter and downpipe sizes.
Refer to Specification for selection of materials.
Cladding is to be Ply Shadowclad natural grooved
with 65 x 19 battens at various spacing.

MATERIALS LEGEND	
ABREV.	DESCRIPTION
CB3	190mm Concrete Masonry, plastered & painted.
CL1	12mm LOSP ply shadowd with random battens.
CL9	Specialized EZpanel AAC panel facade system.
DP1	80mm Dia coloursteel downpipe with munsen ring brackets. (NOTE: NO bends in DP, extend munsen rings to suit).
J01	Selected External Joinery. Refer to specification for colour.
R01	0.55BMT stylene coloursteel roof.
R16	Selected barge board, 230 x 19 rebated.
R18	Selected fascia, 180 x 19 rebated.
R21	0.55BMT Coloursteel barge flashing to match roof colour.
TF2	150 X 40 Pine decking timber stainless steel screw fixed.



1 PROPOSED NORTH ELEVATION
A1-01 Scale 1:50 @ A1, 1:100 @ A3



2 PROPOSED EAST ELEVATION
A1-01 Scale 1:50@ A1, 1:100 @ A3

A	CONSENT ISSUE	CK	GM	03.05.15
1	Neighbours consent	CK	GM	11.02.15
Issue	Description	By	Chkd	Date



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Client

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Project

13 EVERGREEN RISE
BUILDING NAME

Drawing Title

PROPOSED ELEVATIONS

Designed	Scale	Drawn
GM	As indicated	CK
Date		Original Size
OCT 2014		A1
Job No	Drawing No	Issue
14-246	A2-01	A

CONSENT ISSUE

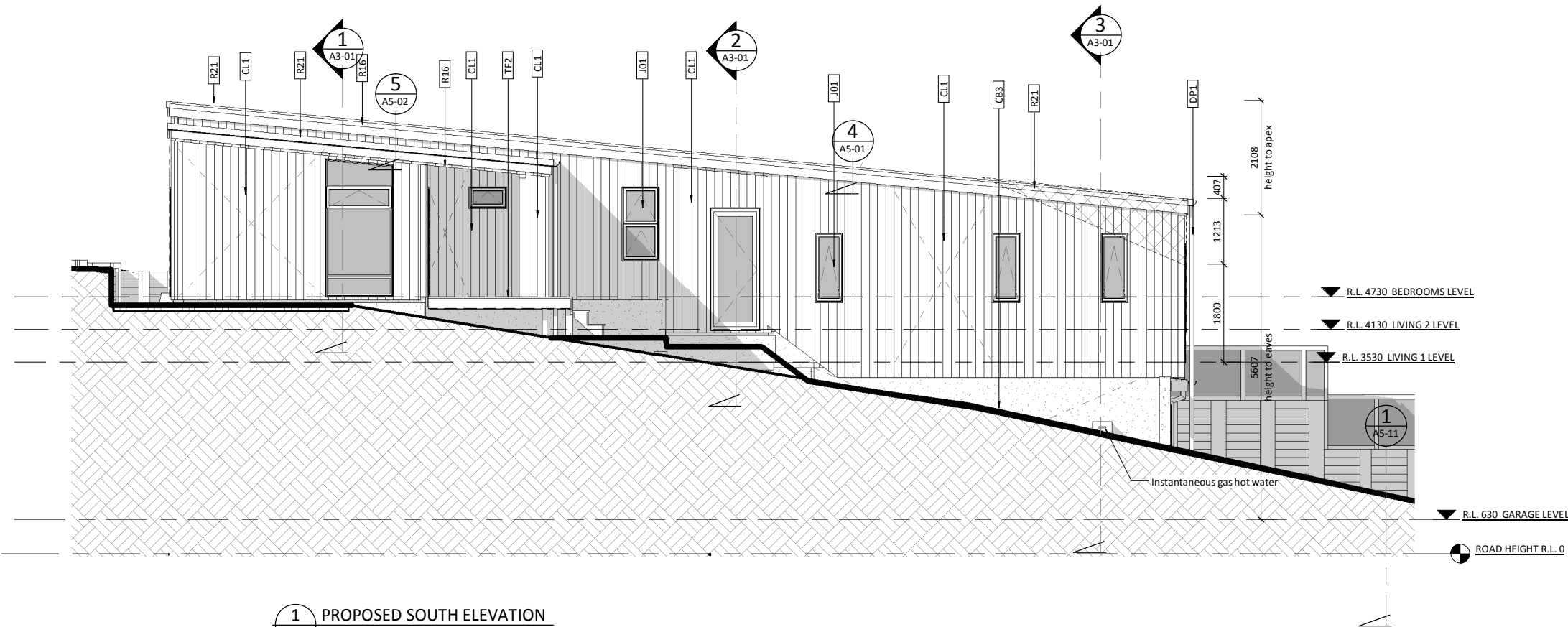
CONTRACTOR TO VERIFY ALL DIMENSIONS ON SITE

ELEVATION NOTES

Refer to roof plan for gutter and downpipe sizes.
Refer to Specification for selection of materials.
Cladding is to be Ply Shadowclad natural grooved with 65 x 19 battens at various spacing.

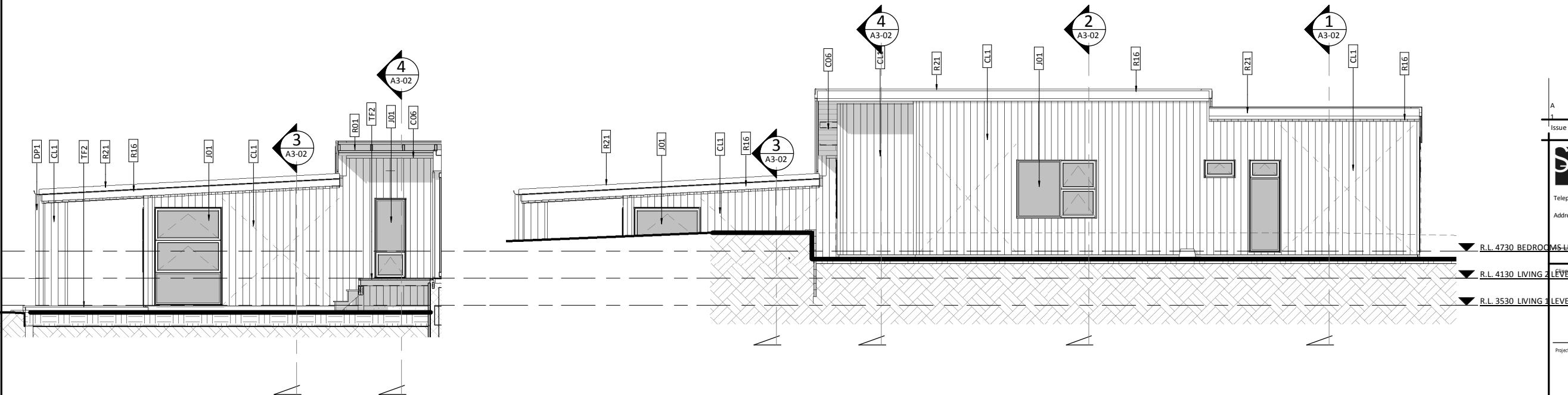
MATERIALS LEGEND

ABREV.	DESCRIPTION
C06	4.5mm HardieSoffit.
CB3	190mm Concrete Masonry, plastered & painted.
CL1	12mm LOSP ply shadowclad with random battens.
DP1	80mm Dia coloursteel downpipe with munsen ring beackets. (NOTE no bends in DP, extend munsen rings to suit).
J01	Selected External Joinery. Refer to specification for colour.
R01	0.55BMT styleline coloursteel roof.
R16	Selected barge board, 230 x 19 rebated.
R21	0.55BMT Coloursteel barge flashing to match roof colour.
TF2	150 X 40 Pine decking timber stainless steel screw fixed.



1 PROPOSED SOUTH ELEVATION
A1-01 Scale 1:50@ A1, 1:100 @ A3

4/02/2015 11:31:22 am
21/01/14 [14 Series]14-246-H01-13 Evergreen Rise Building Name
Original Scale
0 10mm 50mm 100mm



2 PROPOSED WEST ELEVATION
A1-01 Scale 1:50@ A1, 1:100 @ A3

3 PROPOSED WEST ELEVATION - HIDDEN
A1-01 Scale 1:50@ A1, 1:100 @ A3

A	CONSENT ISSUE	CK	GM	03.05.15
1	Neighbours consent	CK	GM	11.02.15
Issue	Description	By	Chkd	Date

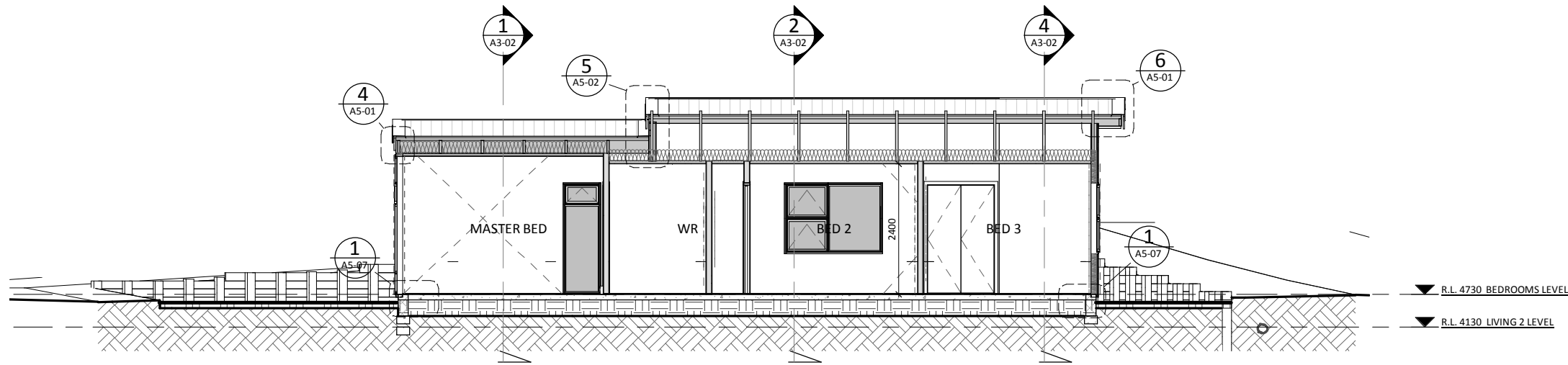
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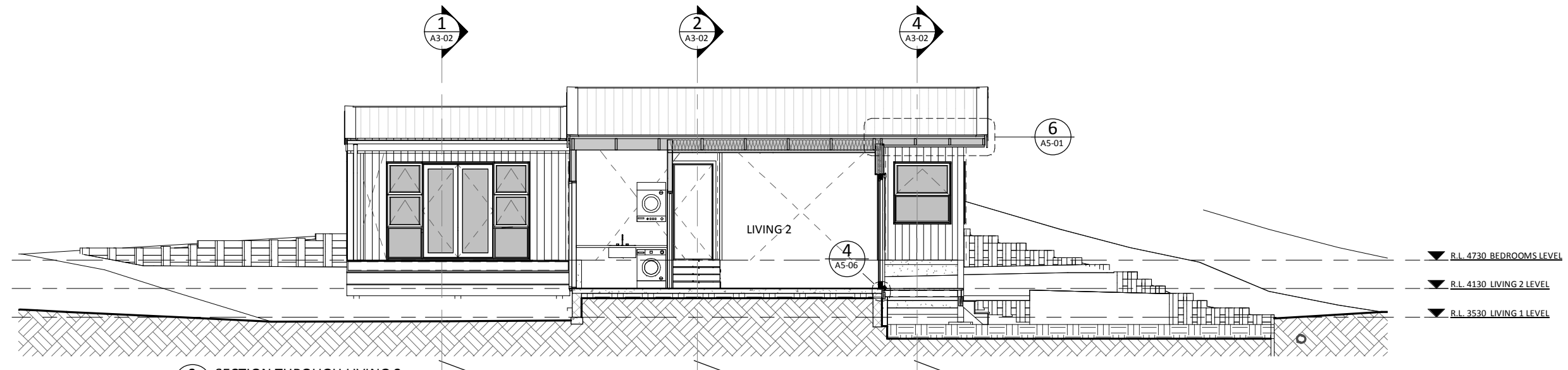
13 EVERGREEN RISE
BUILDING NAME

PROPOSED ELEVATIONS

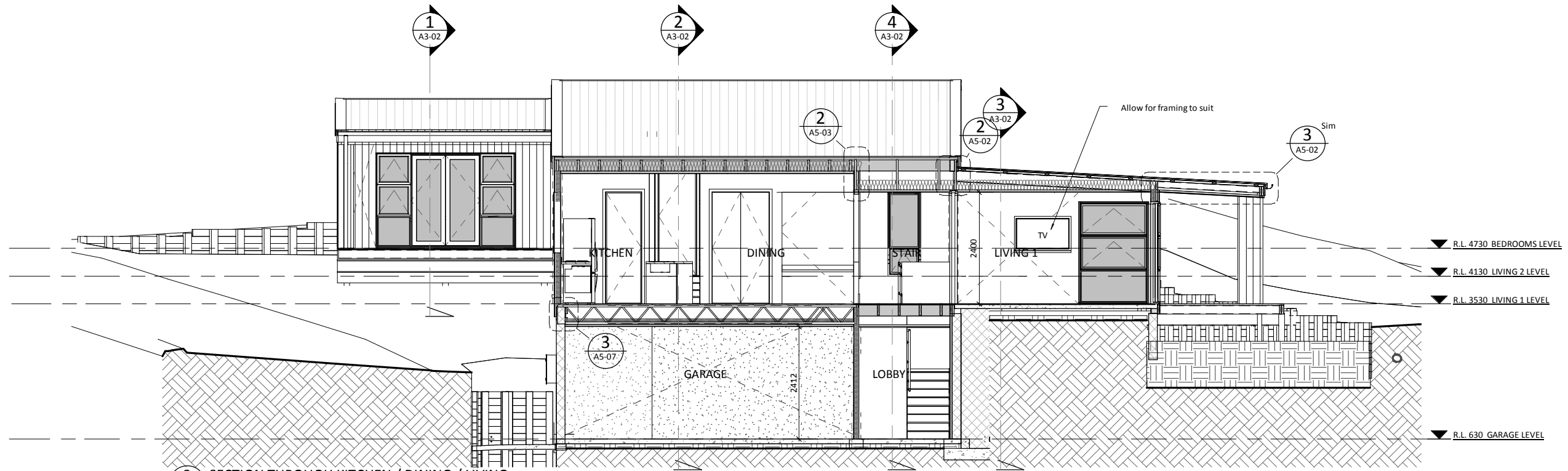
Designed	GM	Scale	As indicated	Drawn	CK
Date	OCT 2014	Original Size	A1	Job No	14-246
Drawing No	A2-02	Issue	A	CONTRACTOR TO VERIFY ALL DIMENSIONS ON SITE	



1 SECTION THROUGH BEDROOMS
A1-01 Scale 1:50 @ A1, 1:100 @ A3



2 SECTION THROUGH LIVING 2
A1-01 Scale 1:50 @ A1, 1:100 @ A3



3 SECTION THROUGH KITCHEN / DINING / LIVING
A1-01 Scale 1:50 @ A1, 1:100 @ A3

4/02/2015 11:31:44 a.m.
 21/01/14 [14- Series] 14-246-HOM-13 Evergreen Rise (DRAWINGS) (A3-A4, 13 Evergreen Rise) v1
 Original Scale
 0 100mm 50mm 100mm

A		CONSENT ISSUE		CK	GM	03.05.15
Issue	Description	By	Chkd	Date		

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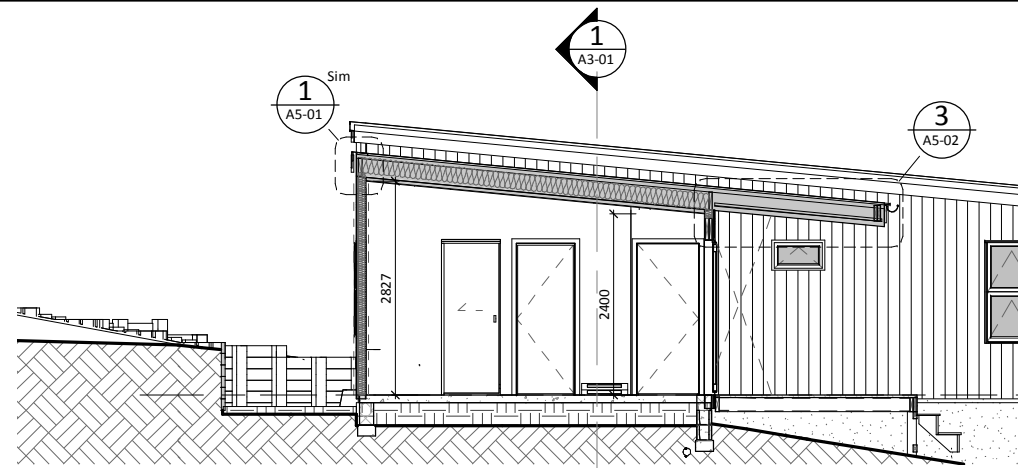
Client
HAMILTON DESIGNER HOMES

Project
**13 EVERGREEN RISE
BUILDING NAME**

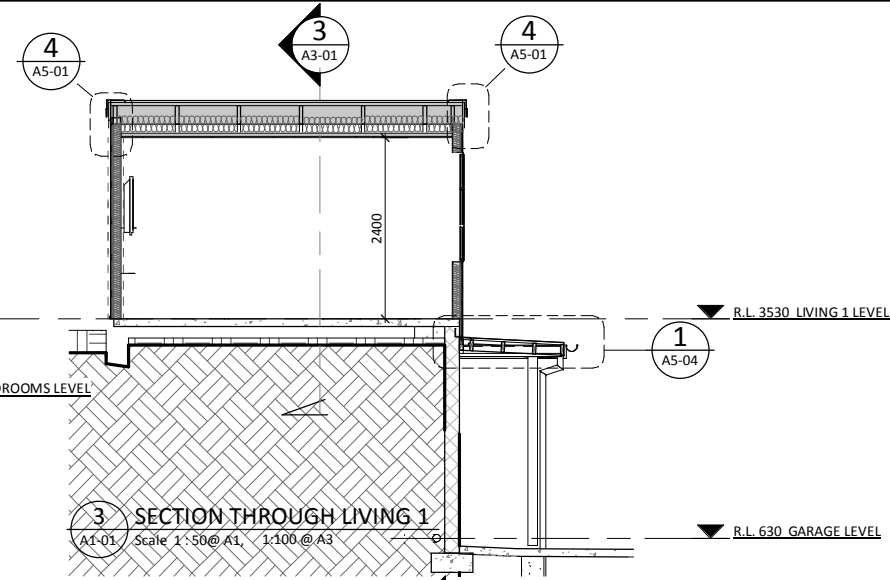
Drawing Title
SECTIONS

Designed GM	Scale 1:50	Drawn CK
Date OCT 2014	Original Size A1	
Job No 14-246	Drawing No A3-01	Issue A

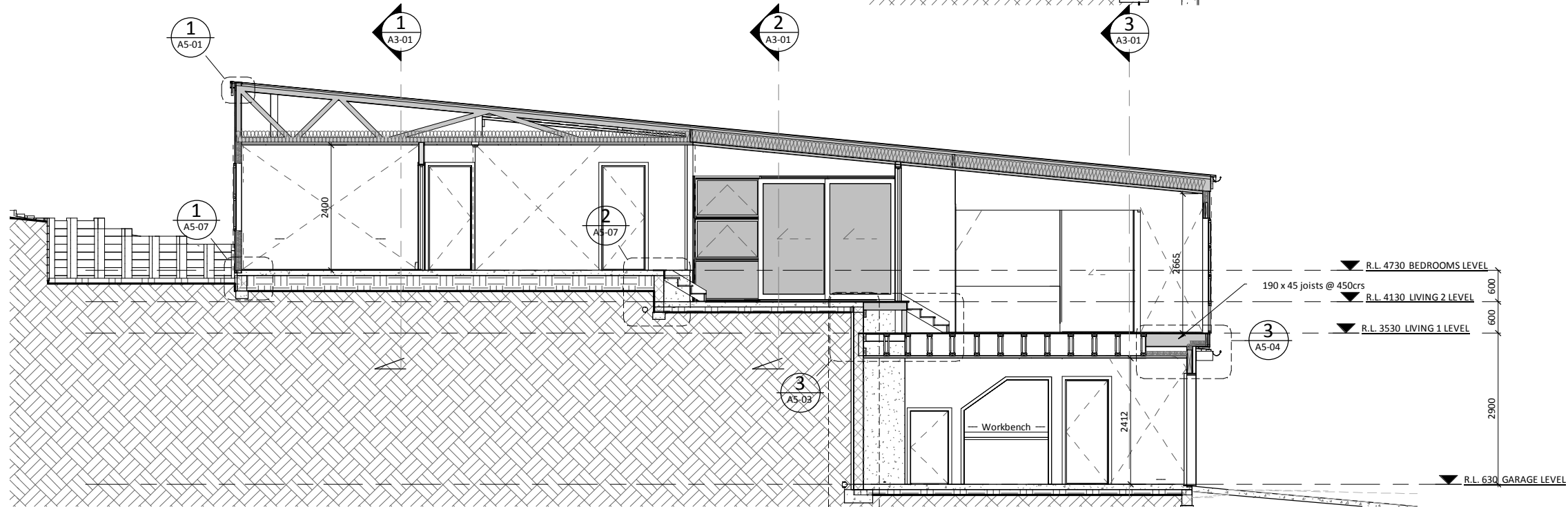
CONSENT ISSUE
CONTRACTOR TO VERIFY ALL DIMENSIONS ON SITE



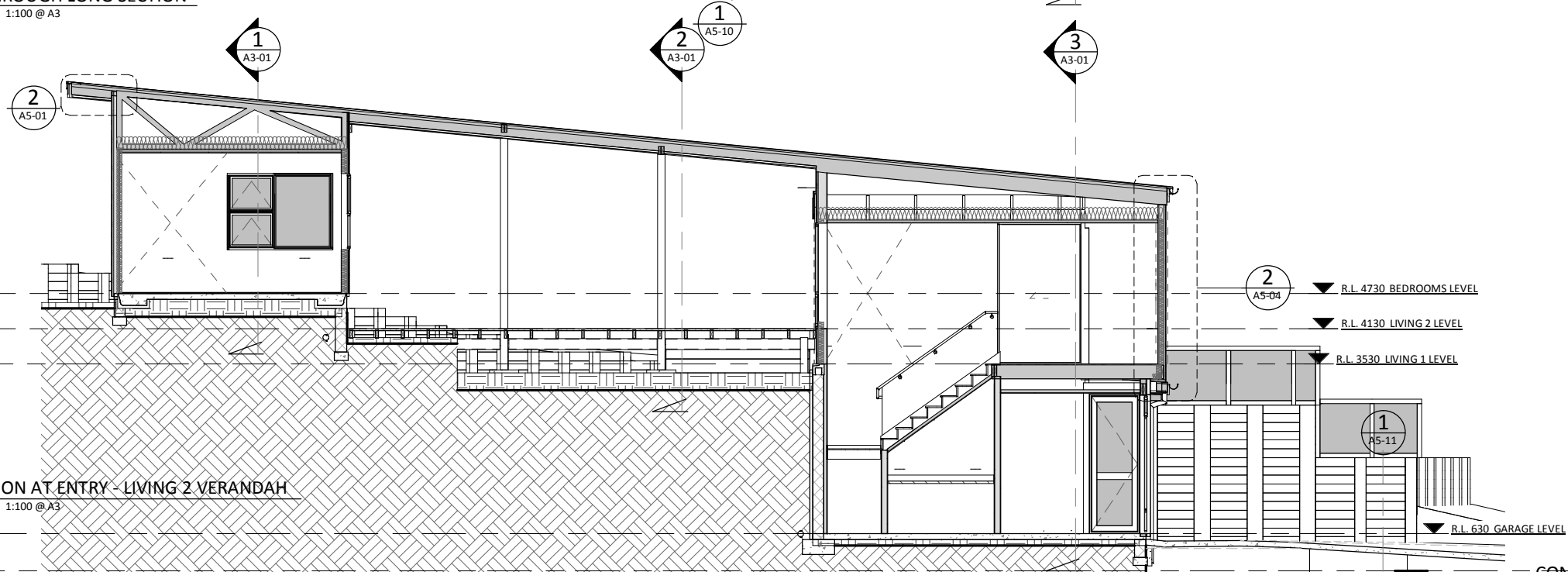
1 SECTION THROUGH MASTER BEDROOM
A1-01 Scale 1:50 @ A1, 1:100 @ A3



3 SECTION THROUGH LIVING 1
A1-01 Scale 1:50 @ A1, 1:100 @ A3



2 SECTION THROUGH LONG SECTION
A1-01 Scale 1:50 @ A1, 1:100 @ A3



4 LONG SECTION AT ENTRY - LIVING 2 VERANDAH
A1-01 Scale 1:50 @ A1, 1:100 @ A3

ROAD HEIGHT R.L. 0

CONSENT ISSUE

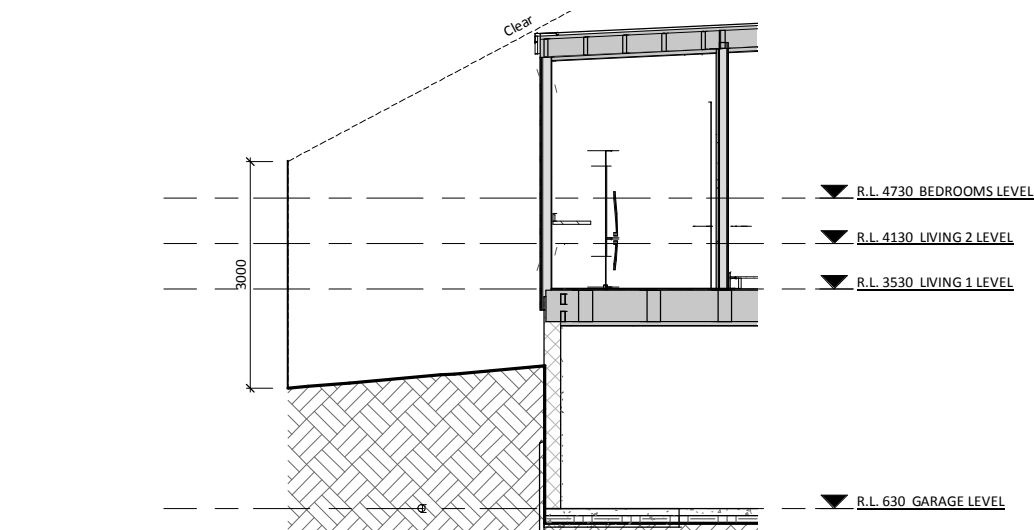
CONTRACTOR TO VERIFY ALL DIMENSIONS ON SITE



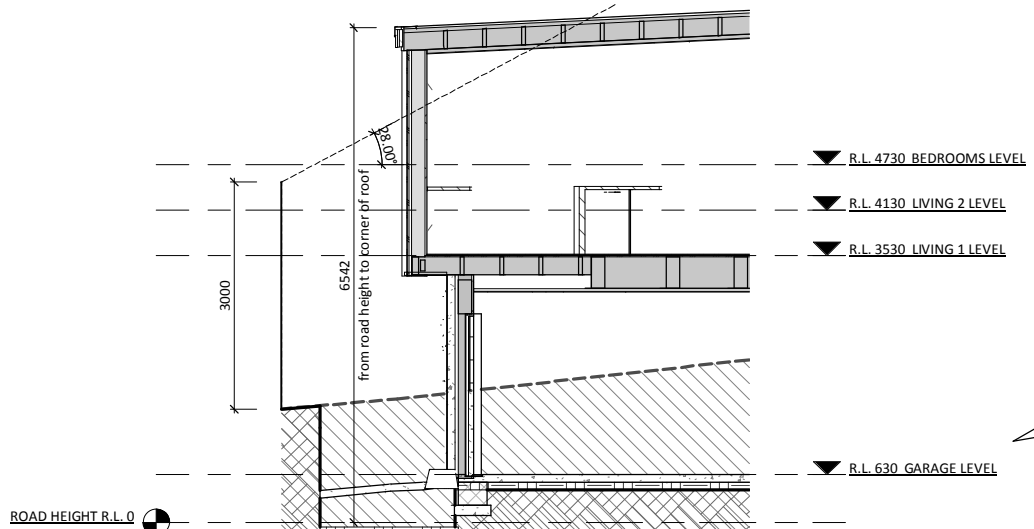
21/05/14 [14- Series] 14-246-HOM-13 Evergreen Rise (DRAWINGS) (14-246-13 Evergreen Rise.vrt

4/02/2015 11:31:18 a.m.

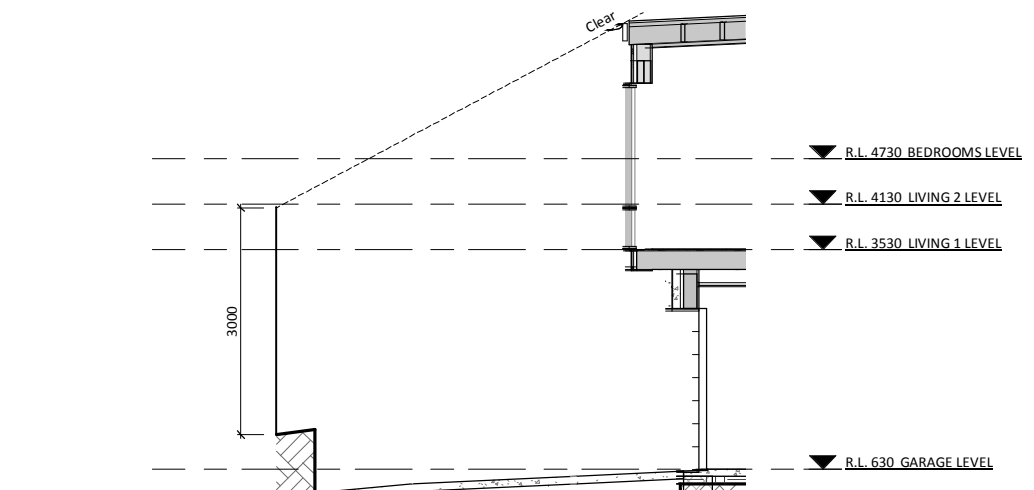
A		CONSENT ISSUE	CK	GM	03/05/15
Issue	Description	By	Chkd	Date	
stilesandhooker ARCHITECTS + ENGINEERS					
Telephone: 07 839 1254 Fax: 07 839 1255 Email: admin@sandh.co.nz					
Address: 214 Collingwood St, PO Box 718, Hamilton 3240, New Zealand					
www.stilesandhooker.co.nz					
TELARC REGISTERED SUPPLIER ISO 9001					
Client					
HAMILTON DESIGNER HOMES					
Project					
13 EVERGREEN RISE BUILDING NAME					
Drawing Title					
SECTIONS					
Designed	GM	Scale	1:50	Drawn	CK
Date	OCT 2014			Original Size	A1
Job No	14-246			Issue	A
Drawing No		A3-02		A	



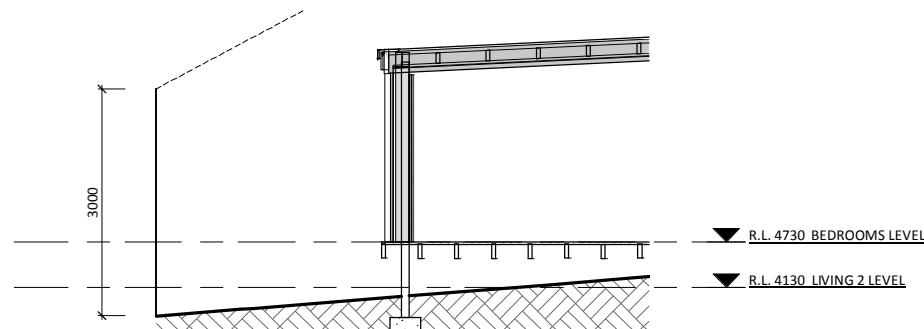
7 H.T.B SOUTHERN - Clear end
A3-03 Scale 1:50@A1, 1:100 @A3



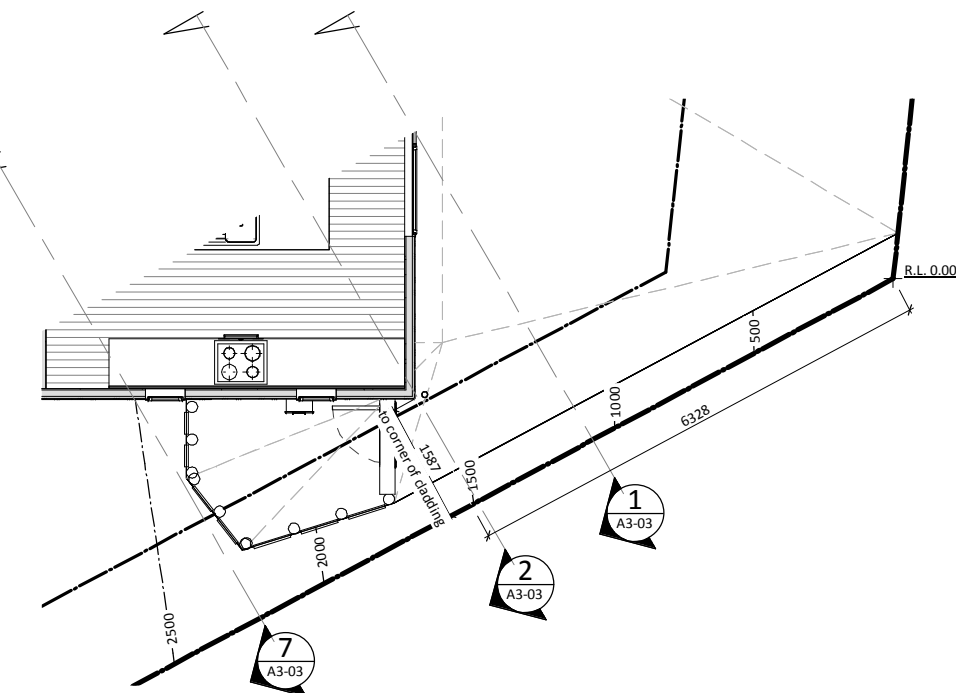
2 H.T.B SOUTHERN - At roof corner
A3-03 Scale 1:50@A1, 1:100 @A3



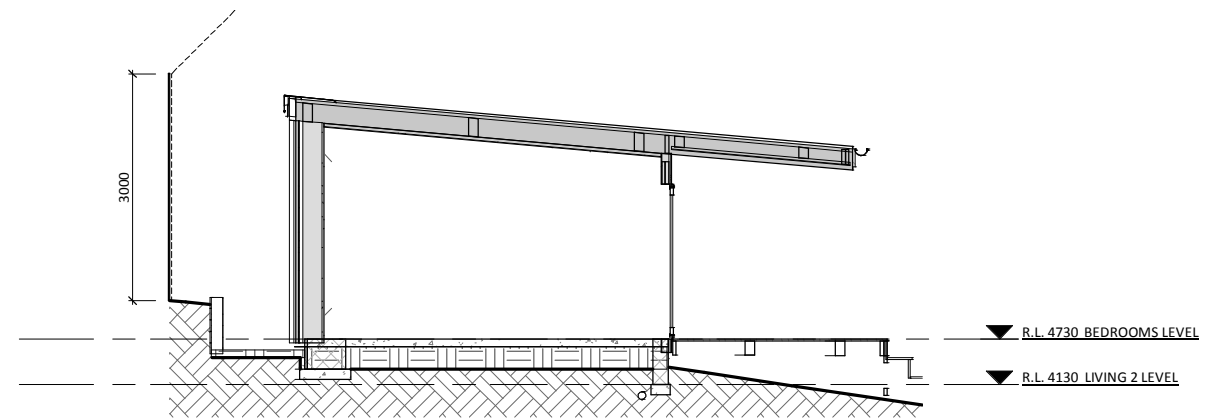
1 H.T.B SOUTHERN - Clear start
A3-03 Scale 1:50@A1, 1:100 @A3



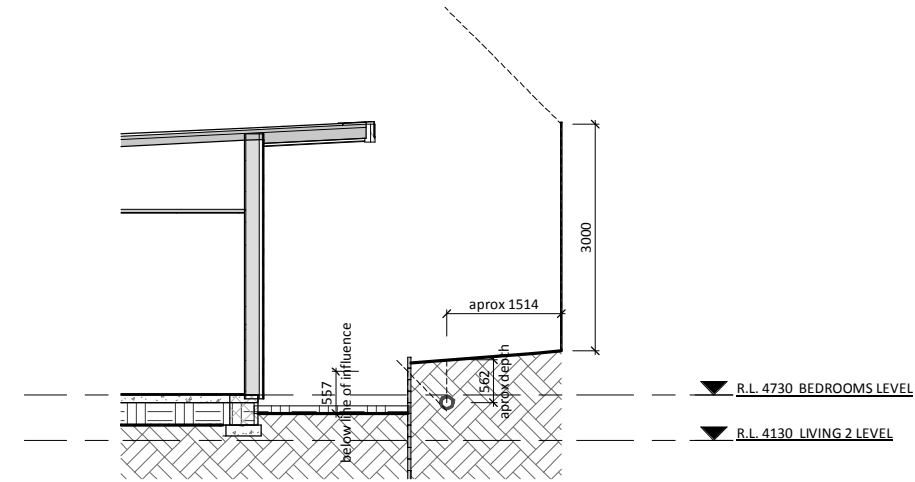
6 H.T.B SOUTHERN
SP-01 Scale 1:50@A1, 1:100 @A3



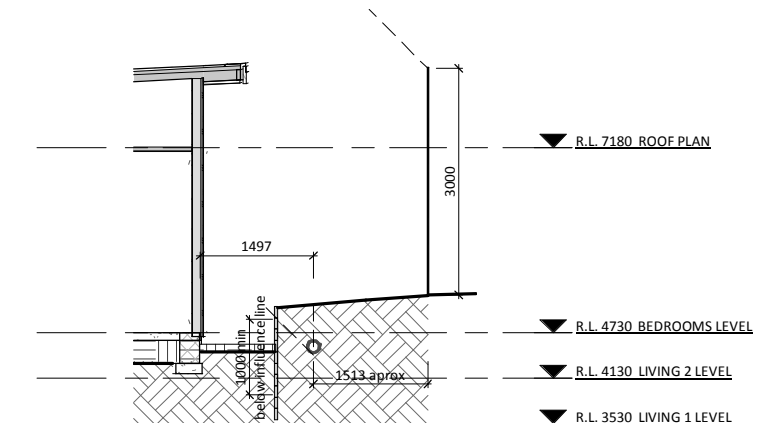
9 SITE PLAN - local to kitchen corner
SP-01 Scale 1:50@A1, 1:200 @A3



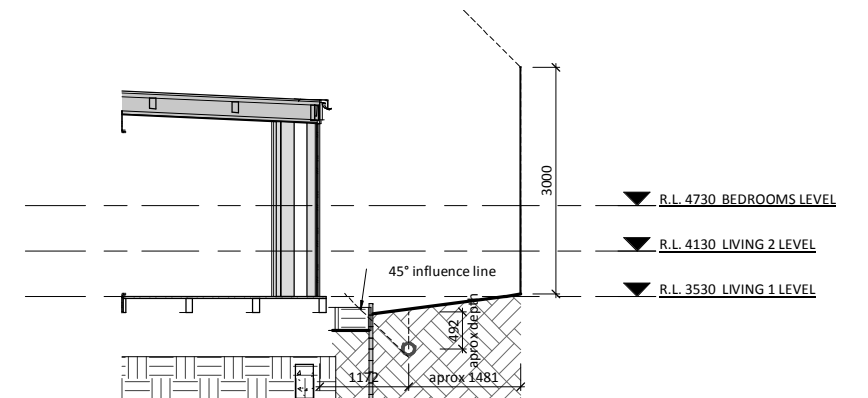
3 H.T.B WESTERN
SP-01 Scale 1:50@A1, 1:100 @A3



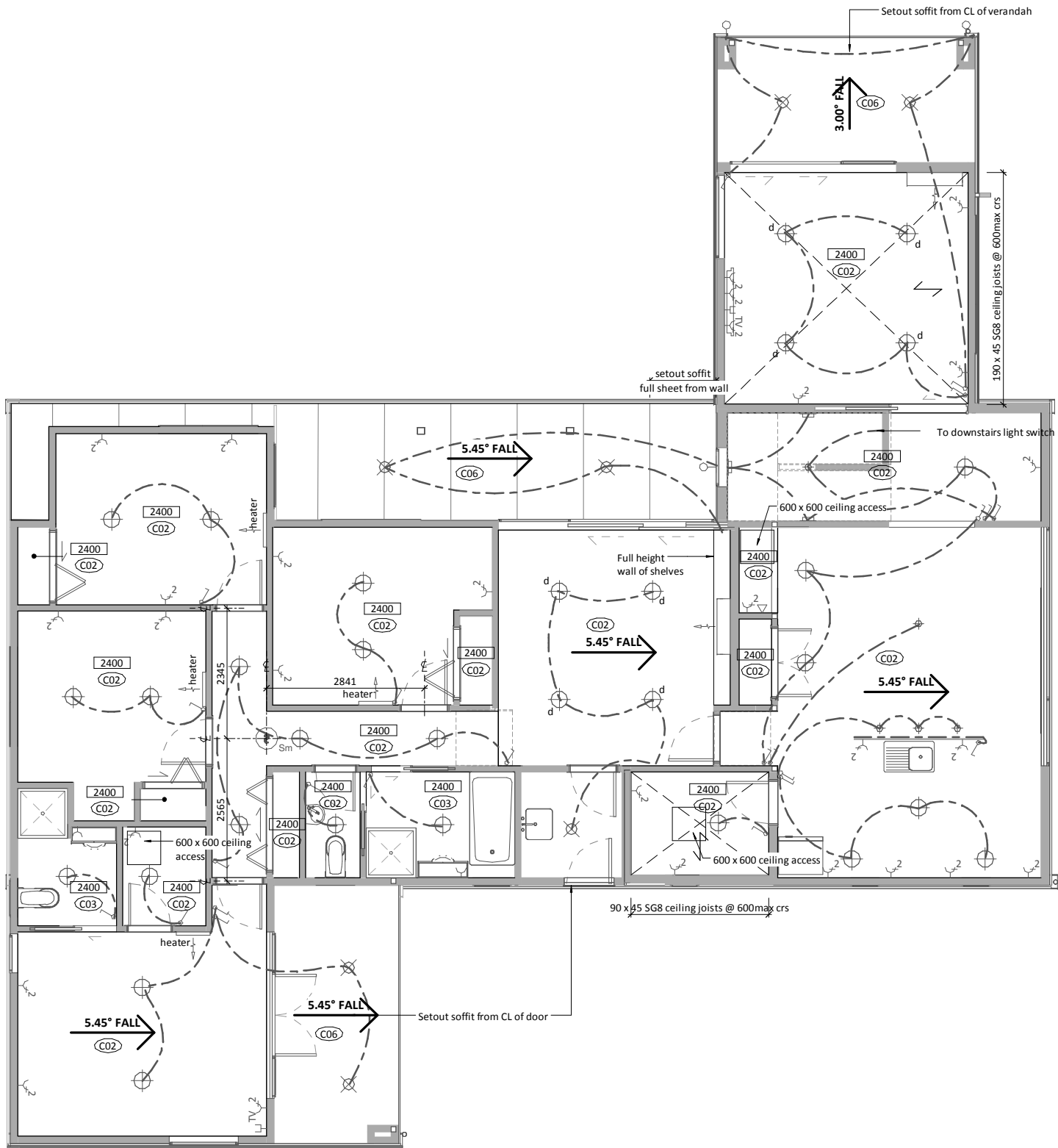
4 H.T.B NORTHERN - bedroom
SP-01 Scale 1:50@A1, 1:100 @A3



8 location of drain - bedroom1
Scale 1:50@A1, 1:100 @A3



5 H.T.B NORTHERN - living 1
SP-01 Scale 1:50@A1, 1:100 @A3



1 REFLECTED CEILING PLAN - MAIN LIVING LEVELS
A2-01 Scale 1:50@ A1, 1:100 @ A3

CEILING LEGEND	
Abrev	Description
C02	13mm Gib Ultraline, on 35mm Rondo batten. Plastered to level 4, and painted
C03	10mm Gib Aqualine on 45mm timber ceiling battens. Plastered to level 4 paint finish
C06	6mm Villaboard soffit, flush jointed & painted.

CEILING NOTES

- Ht Ceiling Height
C- Ceiling Type

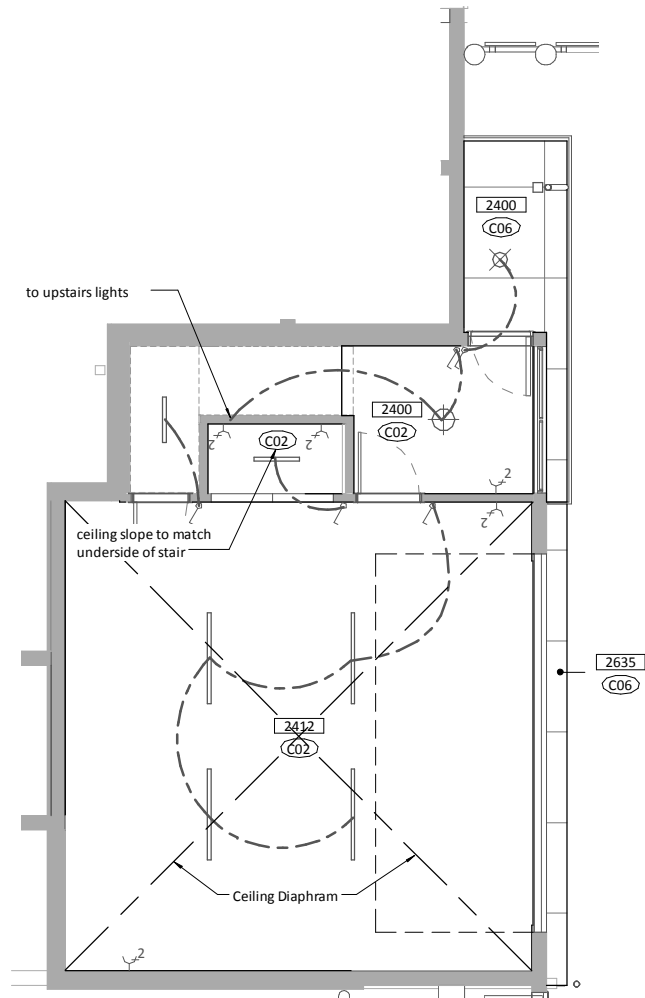
Refer to CEILING LEGEND for a description of the ceiling type.
Refer to the Architectural Specification for full requirements.
All ceiling / wall junctions are to be square stopped.
Ceiling battens to be 69 X 45 H1.2 SG8 @ 450max crs unless indicated otherwise.
Soffit bearers to be 90 x 45 H3.2 SG8 @ 450crs unless indicated otherwise.

LIGHTING LEGEND

- Selected pendant light fixture
Selected CA rated interior recessed downlight with dimmer
Selected CA rated interior recessed downlight
Selected exterior recessed downlight
Selected strip light fixture
Selected wall mounted light fixture
Selected interior low level light fixture
light switch

ELECTRICAL LEGEND

- TV
TV outlet
Double power outlet
Single power outlet
Phone / IT outlet
Smoke detector
Wall mounted radiant heater
Heat pump



2 REFLECTED CEILING PLAN - GARAGE LEVEL
A2-01 Scale 1:50@ A1, 1:100 @ A3

A		CONSENT ISSUE	CK	GM	03.05.15
Issue	Description	By	Chkd	Date	

stilesandhooker
ARCHITECTS + ENGINEERS

Telephone: 07 839 1254 Fax: 07 839 1255 Email: admin@sandh.co.nz

Address: 214 Collingwood St, PO Box 718, Hamilton 3240, New Zealand

www.stilesandhooker.co.nz

TELARC REGISTERED SUPPLIER ISO 9001

Client
HAMILTON DESIGNER HOMES

Project
**13 EVERGREEN RISE
BUILDING NAME**

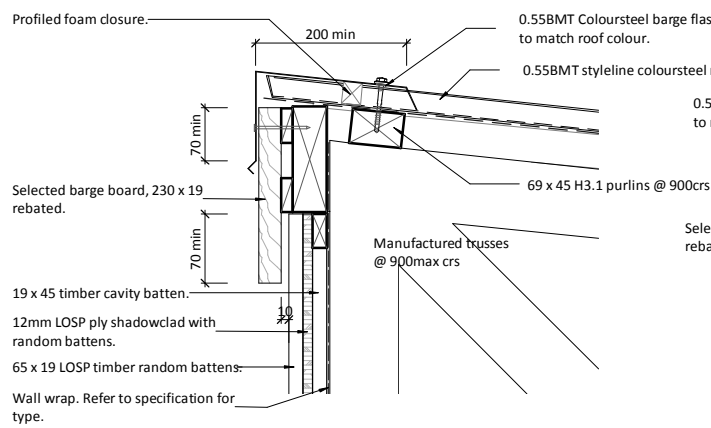
Drawing Title
REFLECTED CEILING PLAN

Designed	GM	Scale	As indicated	Drawn	CK
Date	OCT 2014			Original Size	A1
Job No	14-246	Drawing No	A4-01	Issue	A

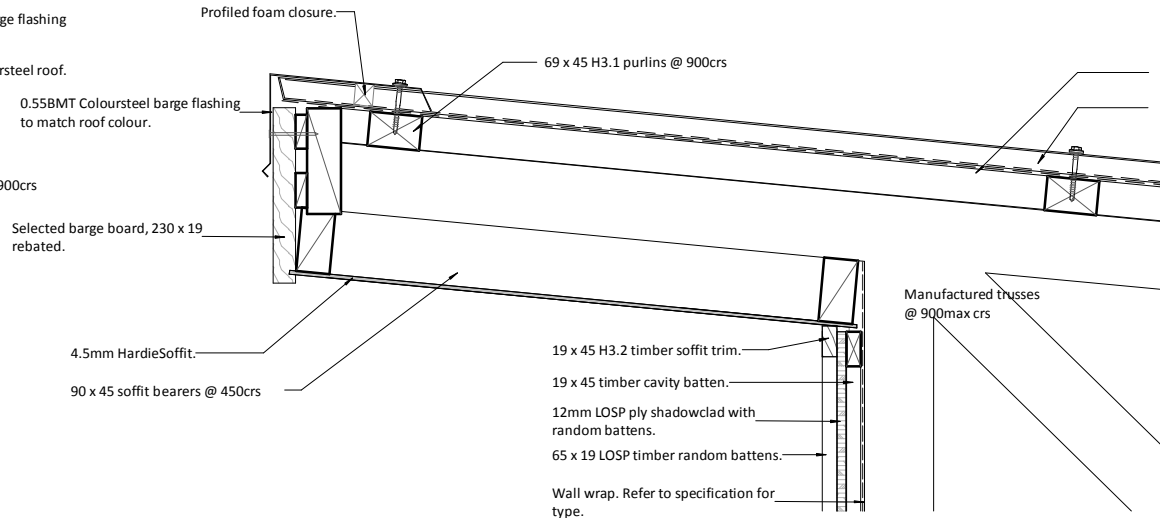
CONSENT ISSUE

CONTRACTOR TO VERIFY ALL DIMENSIONS ON SITE

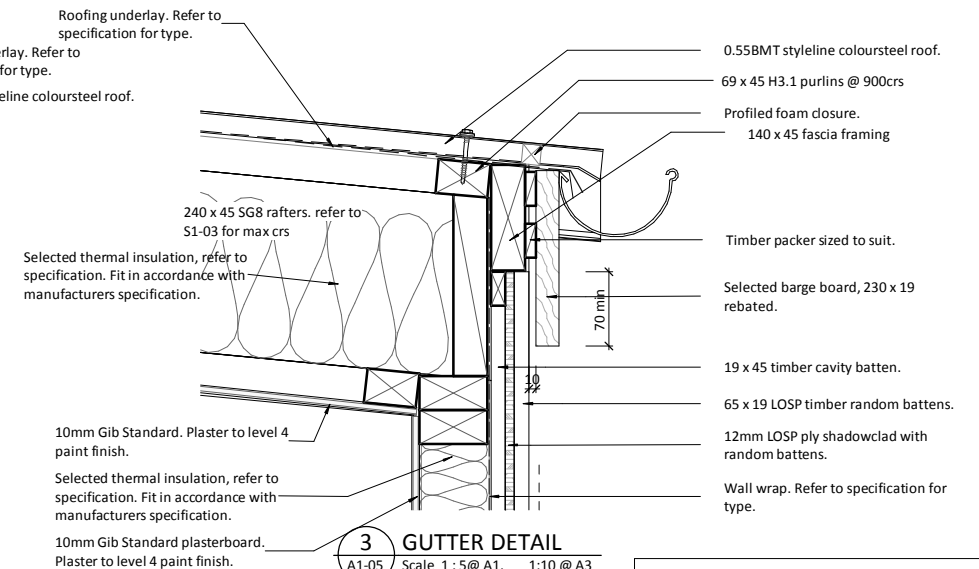
4/02/2015 11:32:44 am
21.2014 (14 Series) 14-246-HOM-13 Evergreen Rise Building Details (Working Drawings) 14-246_13 Evergreen Rise.vrt
Original Scale
0 100mm 500mm 1000mm



1 FLUSH APEX DETAIL
A1-05 Scale 1:5 @ A1, 1:10 @ A3



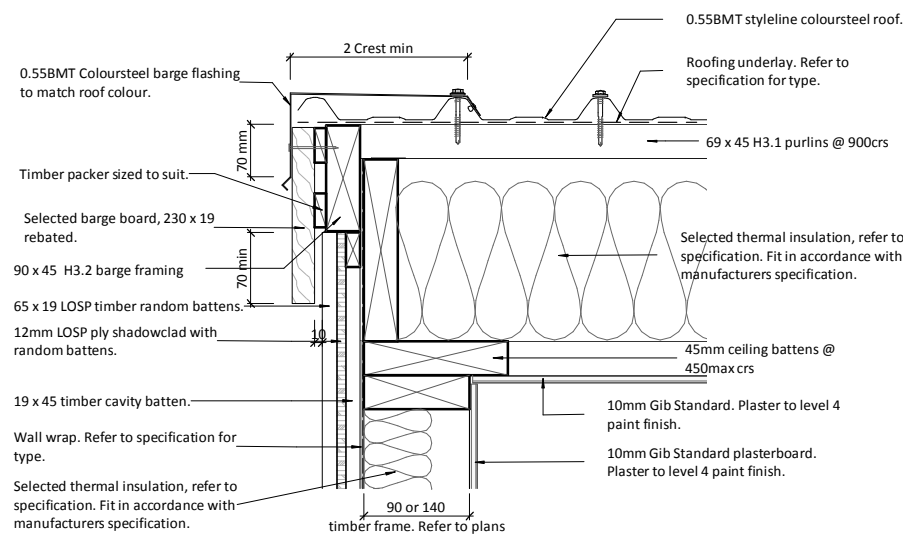
2 SOFFIT DETAIL AT APEX
A1-05 Scale 1:5 @ A1, 1:10 @ A3



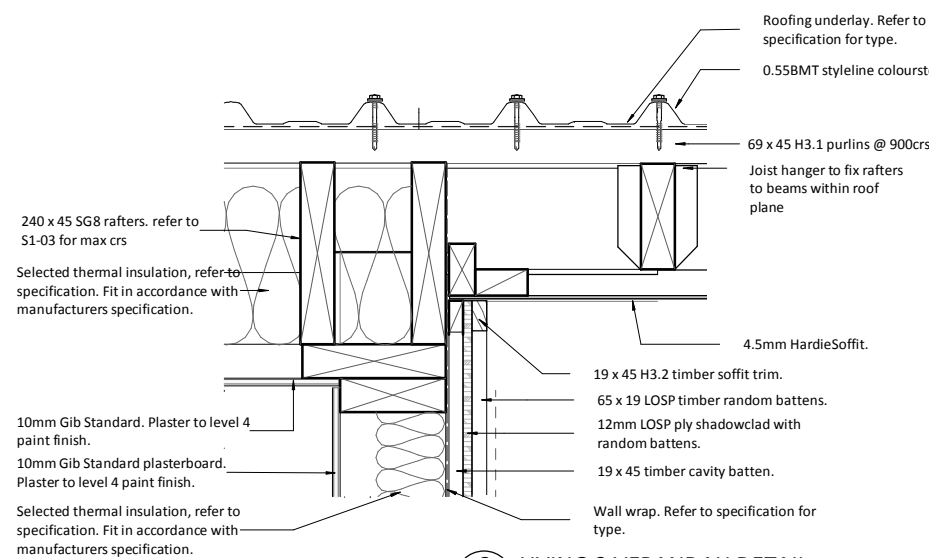
3 GUTTER DETAIL
A1-05 Scale 1:5 @ A1, 1:10 @ A3

DETAIL NOTES

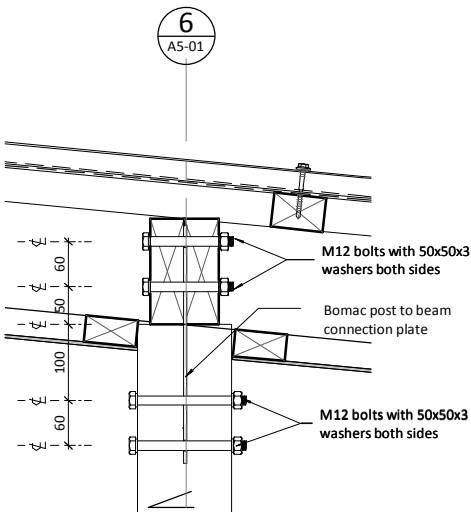
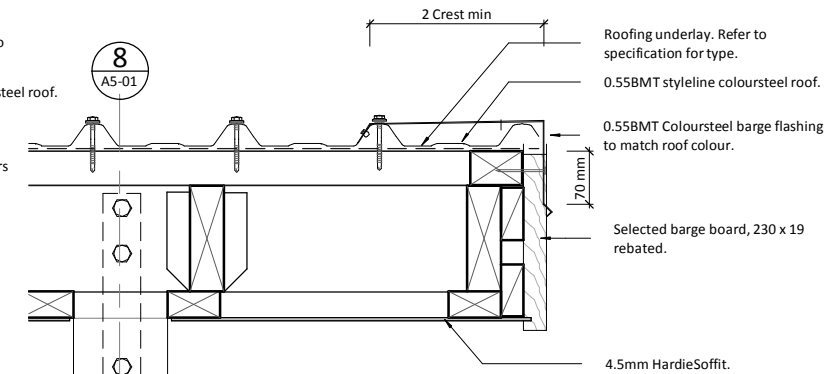
Refer to structural drawings regarding all steelwork & concrete work.
Allow for all necessary timber gutter supports, bearers, nogs to achieve gutter falls.
Allow to provide all necessary flashings and waterproofing systems as required by the roofing, joinery, & cladding manufacturers.



4 BARGE DETAIL
A1-05 Scale 1:5 @ A1, 1:10 @ A3



6 LIVING 2 VERANDAH DETAIL
A1-05 Scale 1:5 @ A1, 1:10 @ A3



8 VERANDAH BEAM DETAIL
A1-05 Scale 1:5 @ A1, 1:10 @ A3

CONSENT ISSUE

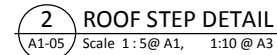
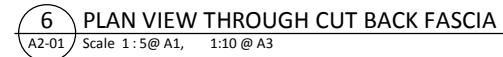
CONTRACTOR TO VERIFY ALL DIMENSIONS ON SITE

A		CONSIST ISSUE		CK	GM	03.05.15
Issue		Description		By	Chkd	Date
<div><div></div><div><div>stilesandhooker</div><div>ARCHITECTS + ENGINEERS</div></div></div> <div>Telephone: 07 839 1254 Fax: 07 839 1255 Email: admin@sandh.co.nz</div> <div>Address: 214 Collingwood St, PO Box 718, Hamilton 3240, New Zealand</div> <div>www.stilesandhooker.co.nz</div> <div>TELARC REGISTERED SUPPLIER ISO 9001</div>						
Client						
HAMILTON DESIGNER HOMES						
Project						
13 EVERGREEN RISE BUILDING NAME						
Drawing Title						
ROOF DETAILS						
Designed		Scale		Drawn		
GM		1 : 5		CK		
Date		OCT 2014			Original Size	
					A1	
Job No		Drawing No		Issue		
14-246		A5-01		A		

Refer to structural drawings regarding all steelwork & concrete work.

Allow for all necessary timber gutter supports, bearers, nogs to achieve gutter falls.

Allow to provide all necessary flashings and waterproofing systems as required by the roofing, joinery, & cladding manufacturers.

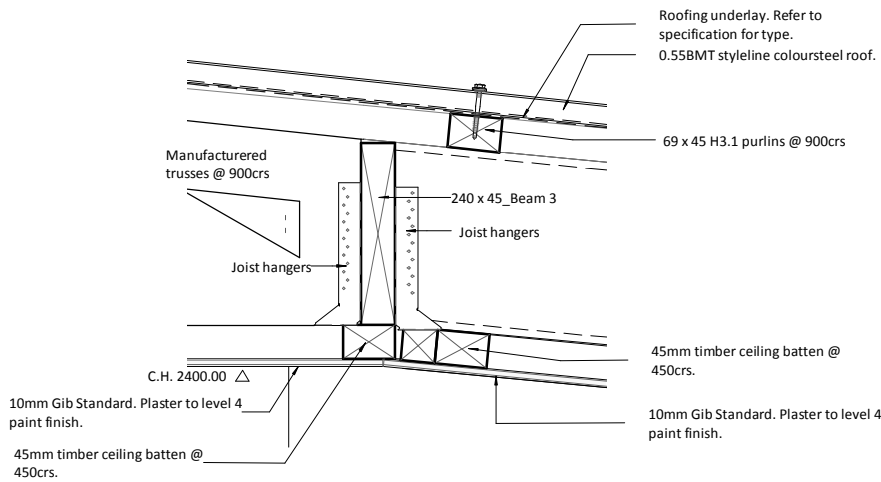


CONTRACTOR TO VERIFY ALL DIMENSIONS ON SITE

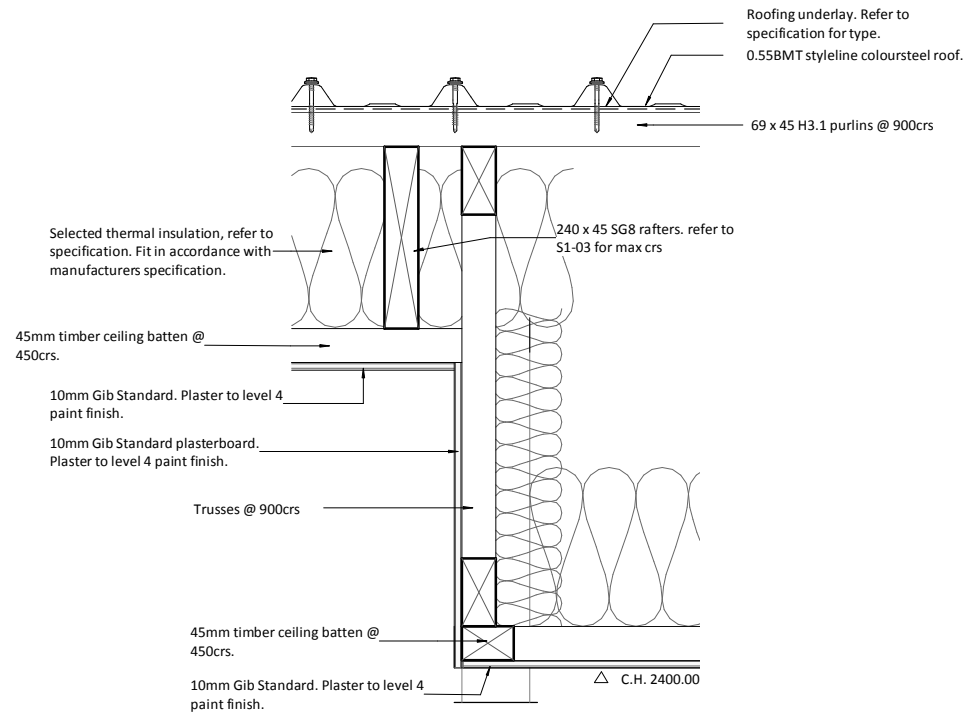
A	CONSENT ISSUE	CK	GM	03.05.15
Issue	Description	By	Chkd	Date
 stilesandhooker ARCHITECTS + ENGINEERS				
Telephone: 07 839 1254 Fax: 07 839 1255 Email: admin@sandh.co.nz				
Address: 214 Collingwood St, PO Box 718, Hamilton 3240, New Zealand				
www.stilesandhooker.co.nz				
TELARC REGISTERED SUPPLIER ISO 9001				
Client				
HAMILTON DESIGNER HOMES				
Project				
13 EVERGREEN RISE BUILDING NAME				
Drawing Title				
ROOF DETAILS				
Designed	Scale	Drawn		
GM	1 : 5	CK		
Date	Original Size			
OCT 2014	A1			
Job No	Drawing No	Issue		
14-246	A5-02	A		

DETAIL NOTES

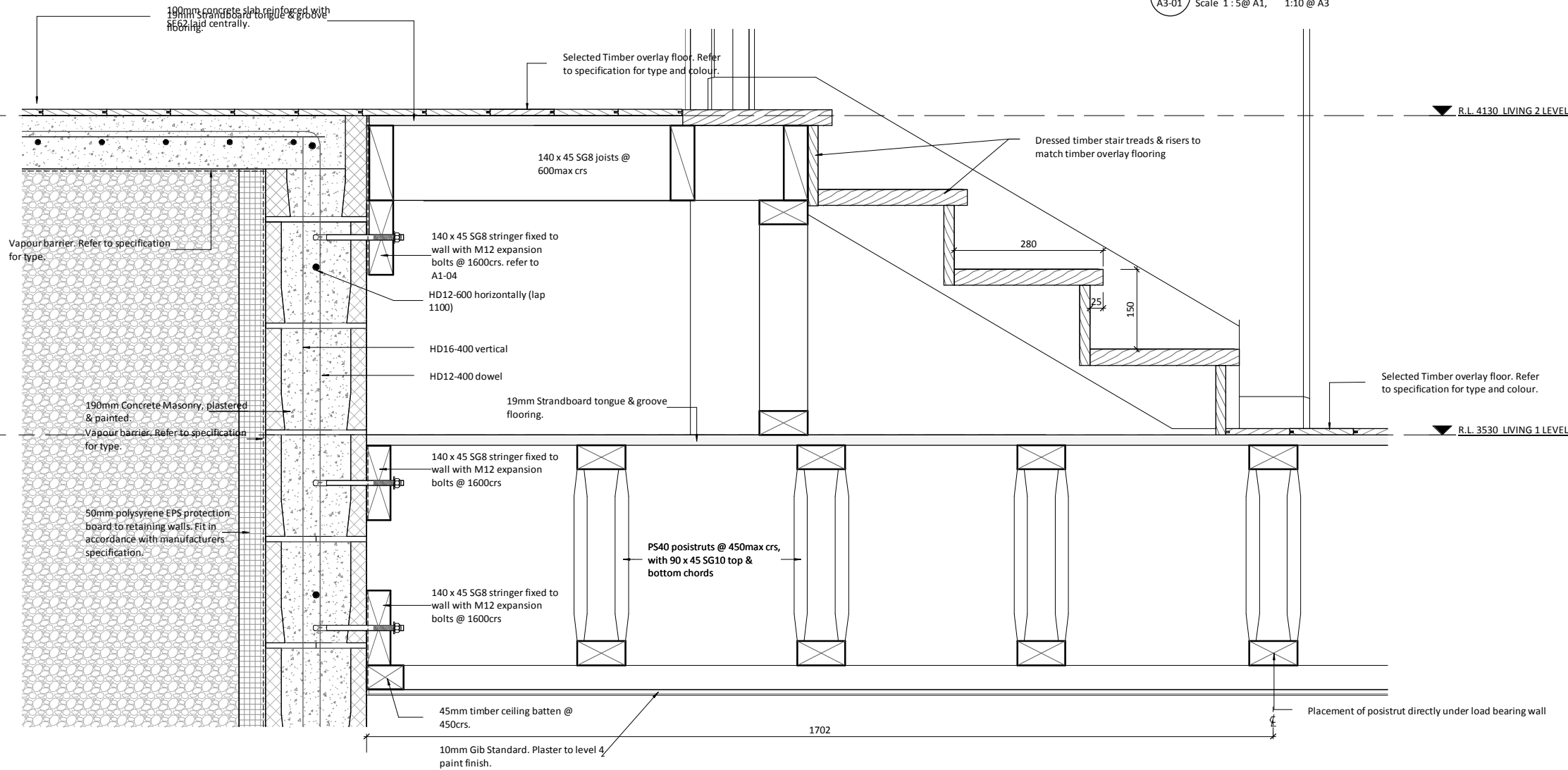
Refer to structural drawings regarding all steelwork & concrete work.
Allow for all necessary timber gutter supports, bearers, nogs to achieve gutter falls.
Allow to provide all necessary flashings and waterproofing systems as required by the roofing, joinery, & cladding manufacturers.



1 CEILING BULKHEAD AT LIVING 2 / BEDROOMS
Scale 1:5@ A1, 1:10 @ A3



2 CEILING BULKHEAD AT LIVING 1 / DINING
Scale 1:5@ A1, 1:10 @ A3

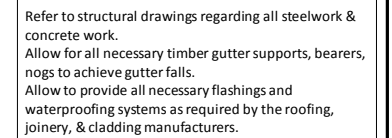


3 STAIR DETAIL AT KITCHEN / LIVING 2
Scale 1:5@ A1, 1:10 @ A3

A		CONSENT ISSUE		CK	GM	03.05.15
Issue	Description	By	Chkd	Date		
 stilesandhooker ARCHITECTS + ENGINEERS						
Telephone: 07 839 1254 Fax: 07 839 1255 Email: admin@sandh.co.nz						
Address: 214 Collingwood St, PO Box 718, Hamilton 3240, New Zealand						
www.stilesandhooker.co.nz						
TELARC REGISTERED SUPPLIER ISO 9001						
Client						
HAMILTON DESIGNER HOMES						
Project						
13 EVERGREEN RISE BUILDING NAME						
Drawing Title						
INTERNAL DETAILS						
Designed	GM	Scale	1 : 5	Drawn	CK	
Date	OCT 2014			Original Size	A1	
Job No	14-246			Issue	A	
		A5-03				

CONSENT ISSUE

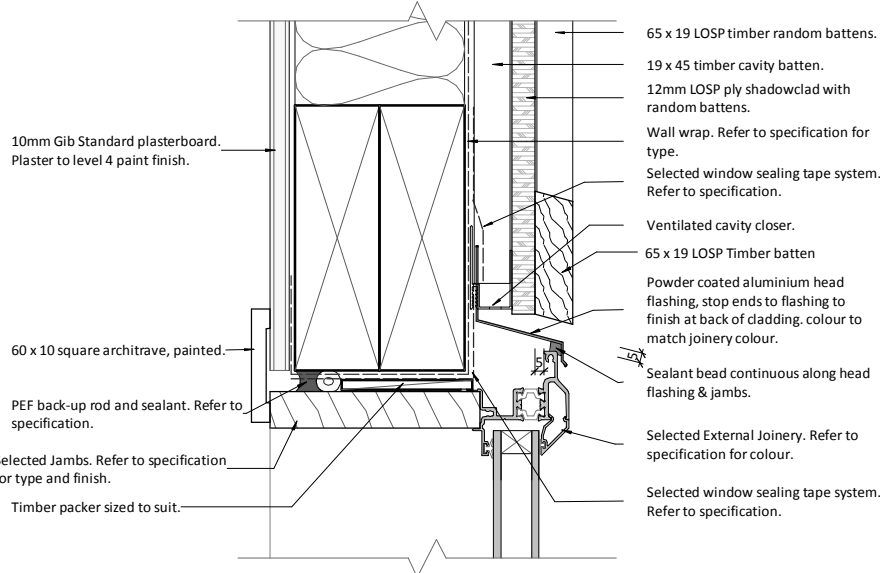
CONTRACTOR TO VERIFY ALL DIMENSIONS ON SITE



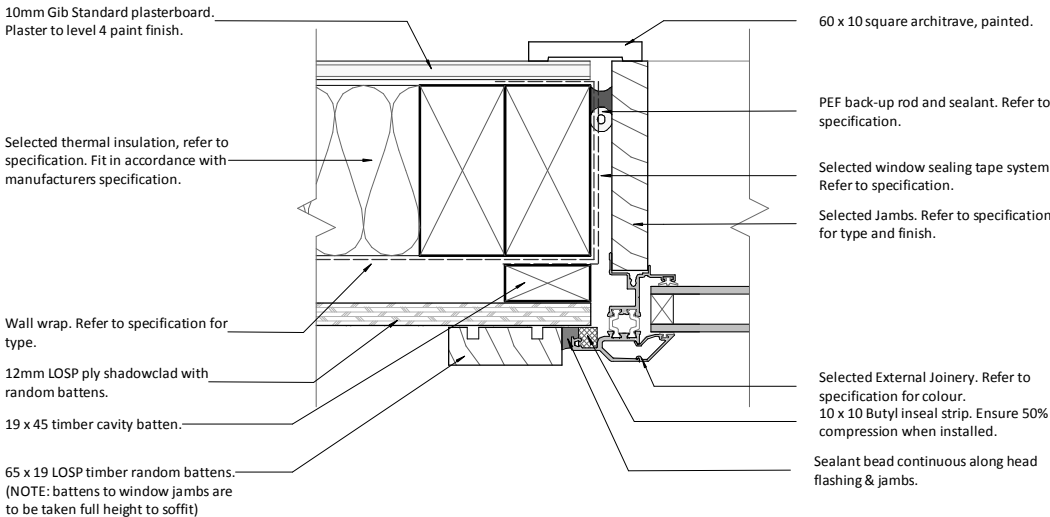
Job No	Drawing No	Issue
14-246	A5-04	A

DETAIL NOTES

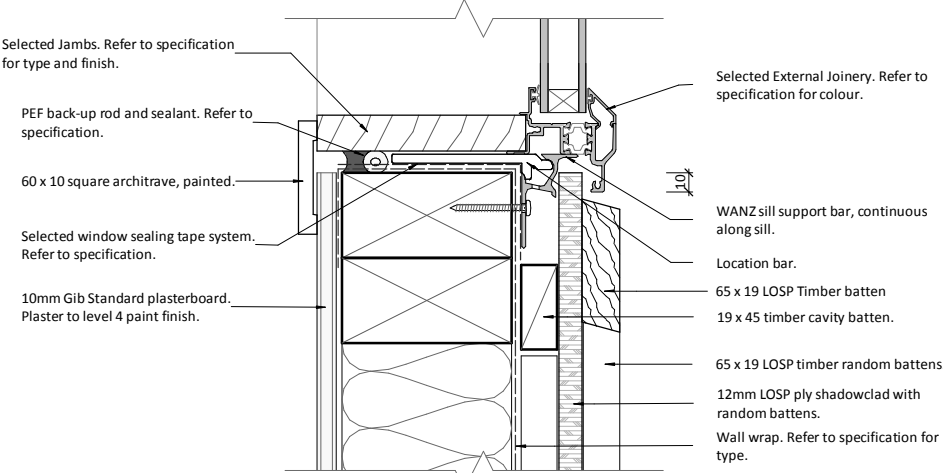
Refer to structural drawings regarding all steelwork & concrete work.
Allow for all necessary timber gutter supports, bearers, nogs to achieve gutter falls.
Allow to provide all necessary flashings and waterproofing systems as required by the roofing, joinery, & cladding manufacturers.



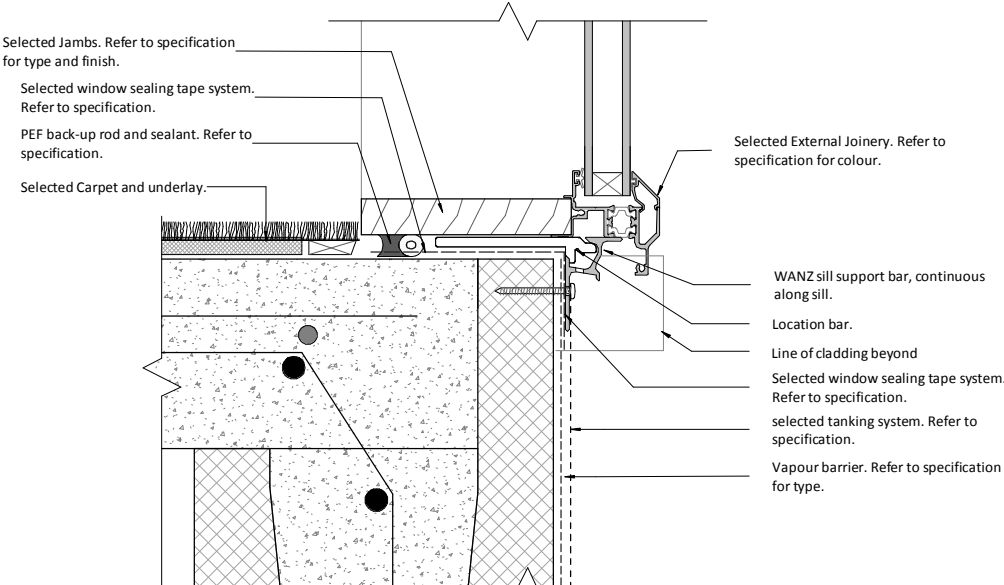
1 TYPICAL WINDOW HEAD DETAIL
Scale 1 : 2@ A1, 1:4 @ A3



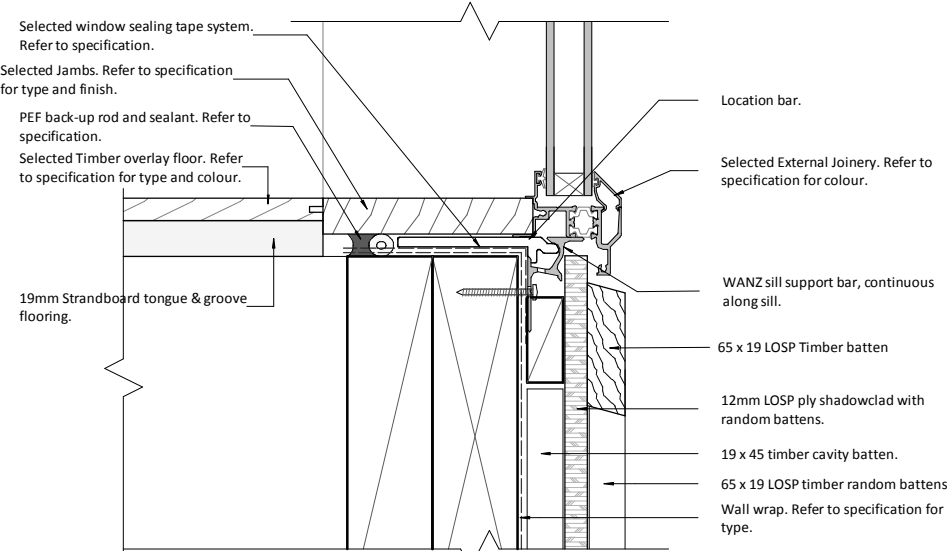
2 TYPICAL WINDOW JAMB DETAIL
Scale 1 : 2@ A1, 1:4 @ A3



3 TYPICAL WINDOW SILL DETAIL
Scale 1 : 2@ A1, 1:4 @ A3



4 TYPICAL WINDOW SILL - CONCRETE FLOOR
Scale 1 : 2@ A1, 1:4 @ A3



5 TYPICAL WINDOW SILL AT FLOOR LEVEL
Scale 1 : 2@ A1, 1:4 @ A3

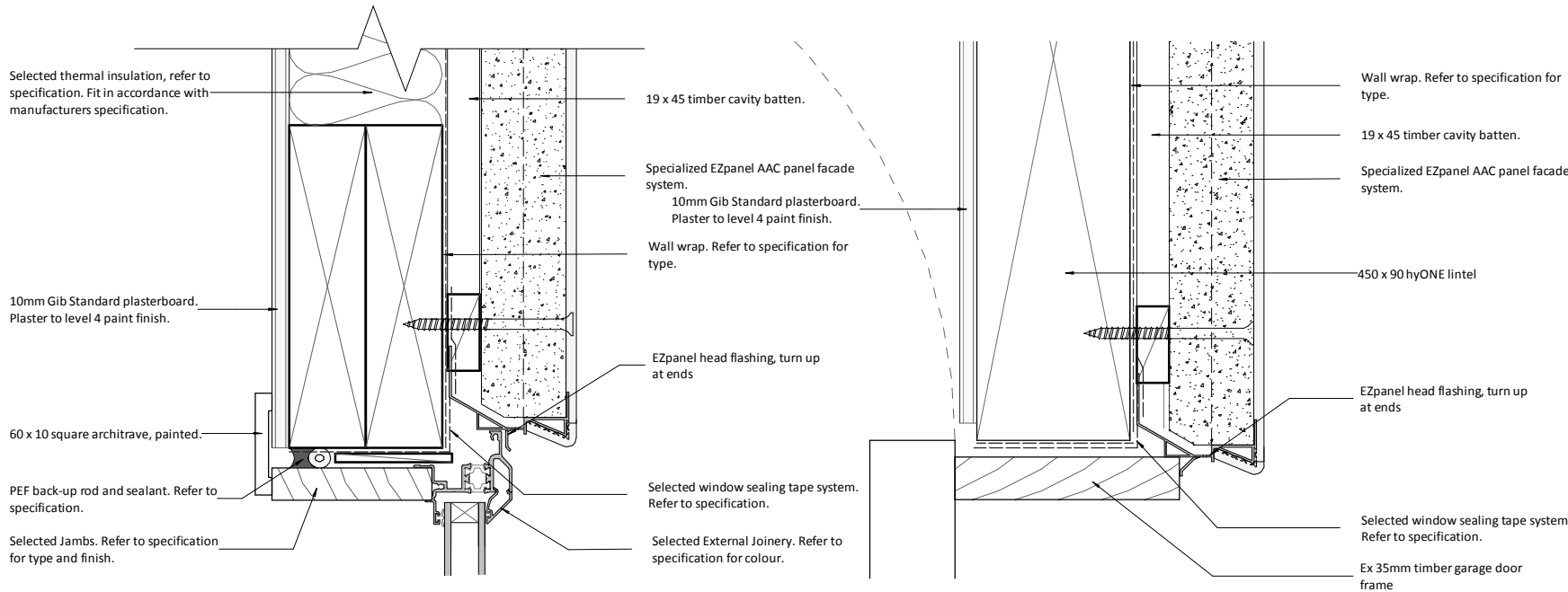
A	CONSENT ISSUE	CK	GM	03.05.15
Issue	Description	By	Chkd	Date
 Telephone: 07 839 1254 Fax: 07 839 1255 Email: admin@sandh.co.nz Address: 214 Collingwood St, PO Box 718, Hamilton 3240, New Zealand www.stilesandhooker.co.nz TELARC REGISTERED SUPPLIER ISO 9001				
Client HAMILTON DESIGNER HOMES				
Project 13 EVERGREEN RISE BUILDING NAME				
Drawing Title WINDOW & DOOR DETAILS				
Designed GM	Scale As indicated	Drawn CK		
Date OCT 2014	Original Size A1			
Job No 14-246	Drawing No A5-05	Issue A		

CONSENT ISSUE

CONTRACTOR TO VERIFY ALL DIMENSIONS ON SITE

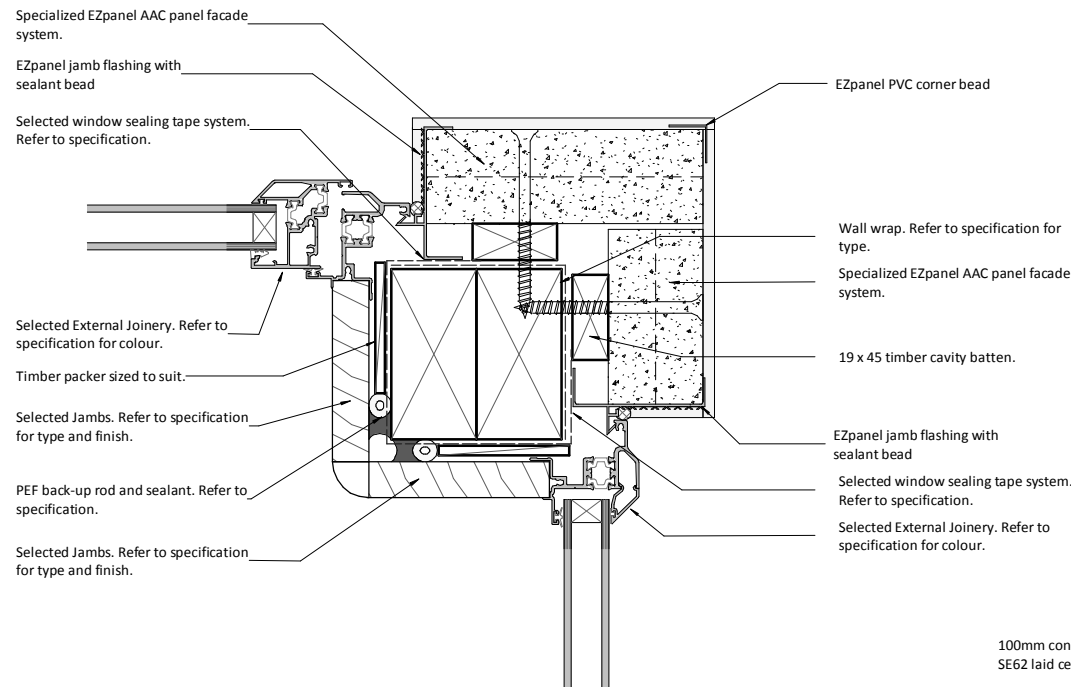
DETAIL NOTES

Refer to structural drawings regarding all steelwork & concrete work.
Allow for all necessary timber gutter supports, bearers, nogs to achieve gutter falls.
Allow to provide all necessary flashings and waterproofing systems as required by the roofing, joinery, & cladding manufacturers.

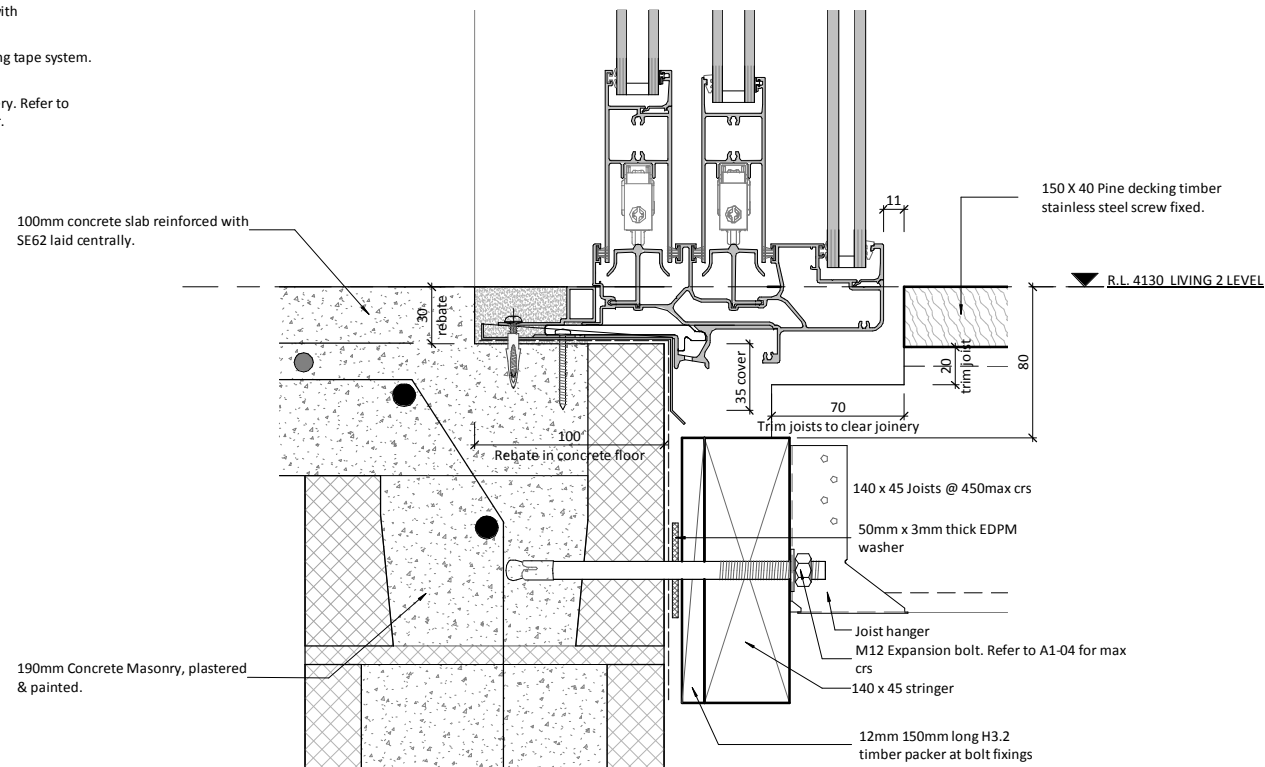


1 TYPICAL WINDOW HEAD DETAIL - EZpanel CLADDING
Scale 1 : 2@ A1, 1:4 @ A3

3 GARAGE DOOR HEAD DETAIL
A5-04 Scale 1 : 2@ A1, 1:4 @ A3



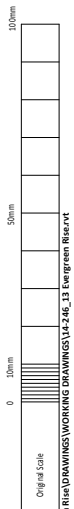
2 CORNER WINDOW / DOOR JAMB DETAIL
A1-02 Scale 1 : 2@ A1, 1:4 @ A3



4 LIVING 2 SLIDER STACKER (master bed & living 1 deck similar detail)
A3-01 Scale 1 : 2@ A1, 1:4 @ A3

CONSENT ISSUE

CONTRACTOR TO VERIFY ALL DIMENSIONS ON SITE



21/01/14 [1:45 Series] 1:4-246-HOM-13 Evergreen Rise (DWG) 1:4-246-13 Evergreen Rise.vrt

4/02/2015 11:31:28 am

Issue	Description	By	Chkd	Date
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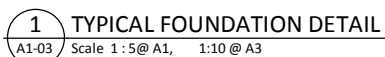
stilesandhooker
ARCHITECTS + ENGINEERS
Telephone: 07 839 1254 Fax: 07 839 1255 Email: admin@sandh.co.nz
Address: 214 Collingwood St, PO Box 718, Hamilton 3240, New Zealand
www.stilesandhooker.co.nz
TELARC REGISTERED SUPPLIER ISO 9001

Client			
HAMILTON DESIGNER HOMES			
Project			
13 EVERGREEN RISE BUILDING NAME			
Drawing Title			
WINDOW & DOOR DETAILS			
Designed	GM	Scale	As indicated
Date	OCT 2014		Drawn
Job No	14-246	Drawing No	A5-06
		Original Size	A1
		Issue	A

Refer to structural drawings regarding all steelwork & concrete work.

Allow for all necessary timber gutter supports, bearers, noggs to achieve gutter falls.

Allow to provide all necessary flashings and waterproofing systems as required by the roofing, joinery, & cladding manufacturers.



stilesandhooker
ARCHITECTS + ENGINEERS

Telephone: 07 839 1254 Fax: 07 839 1255 Email: admin@sandh.co.nz

Address: 214 Collingwood St, PO Box 718, Hamilton 3240, New Zealand

www.stilesandhooker.co.nz

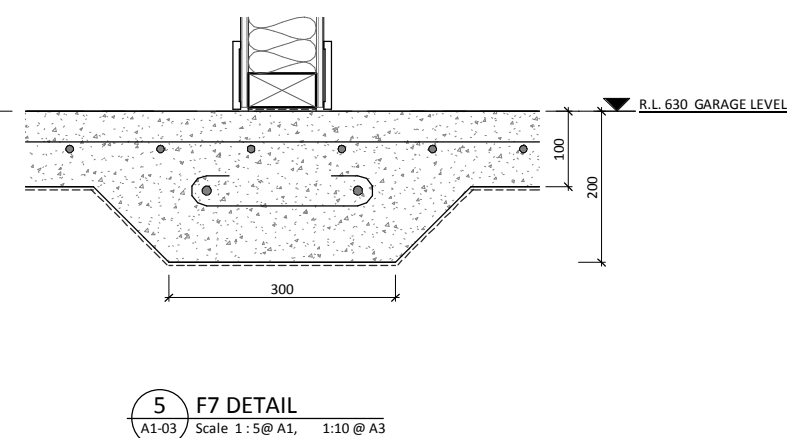
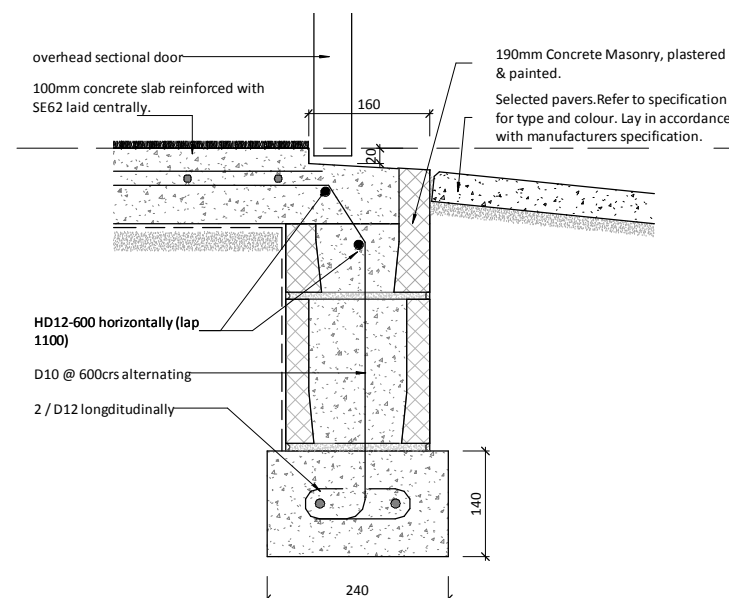
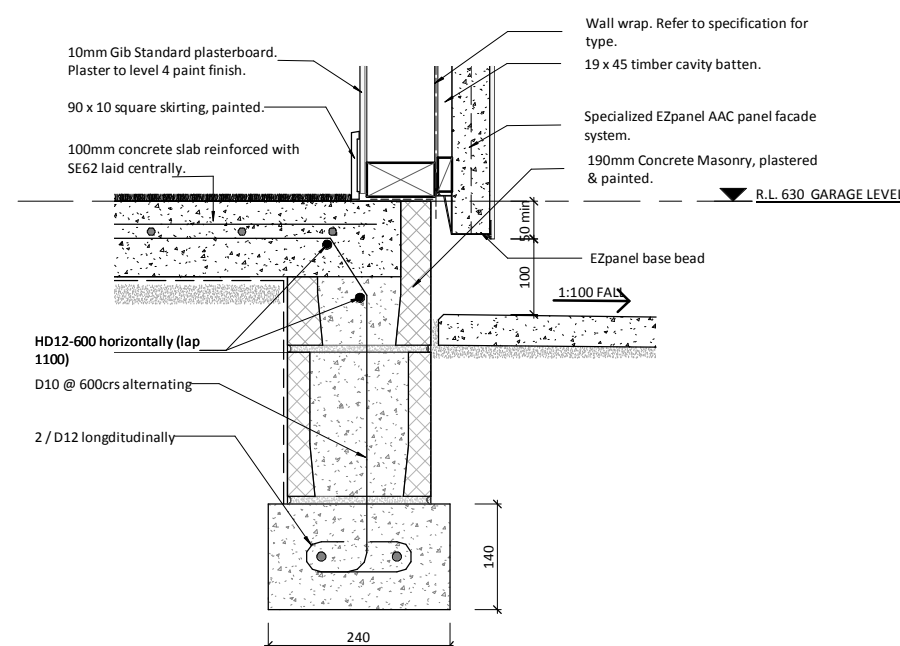
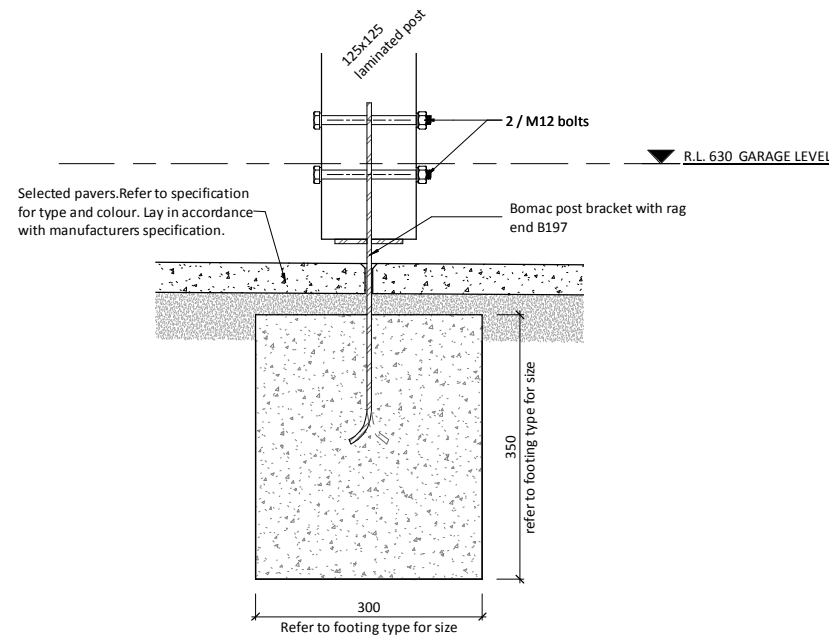
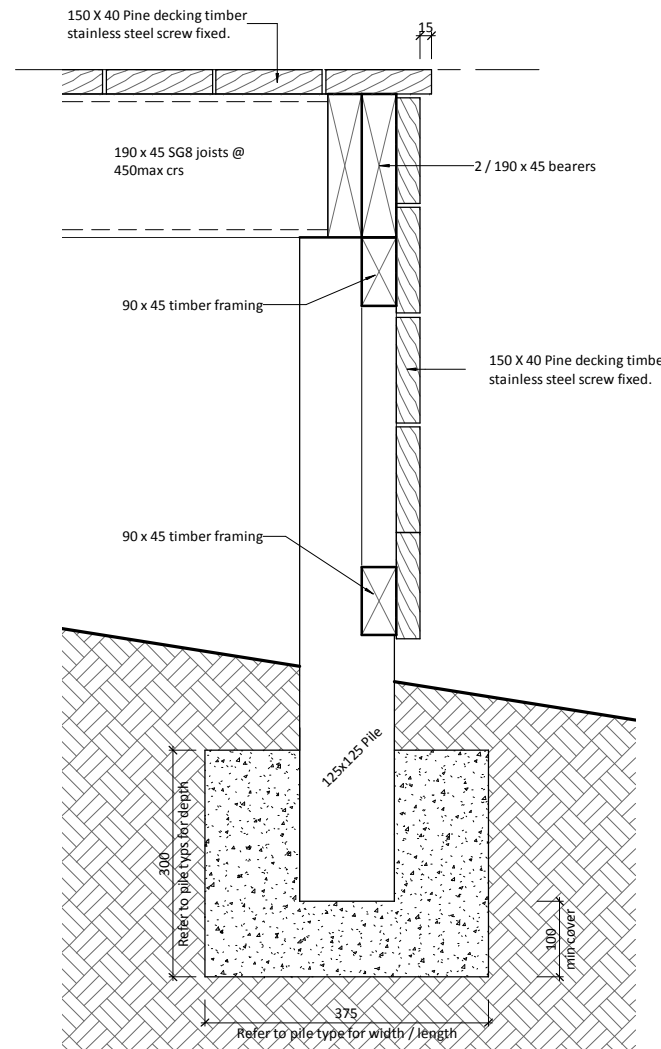
TEIARC REGISTERED SUPPLIER ISO 9001

Drawing Title

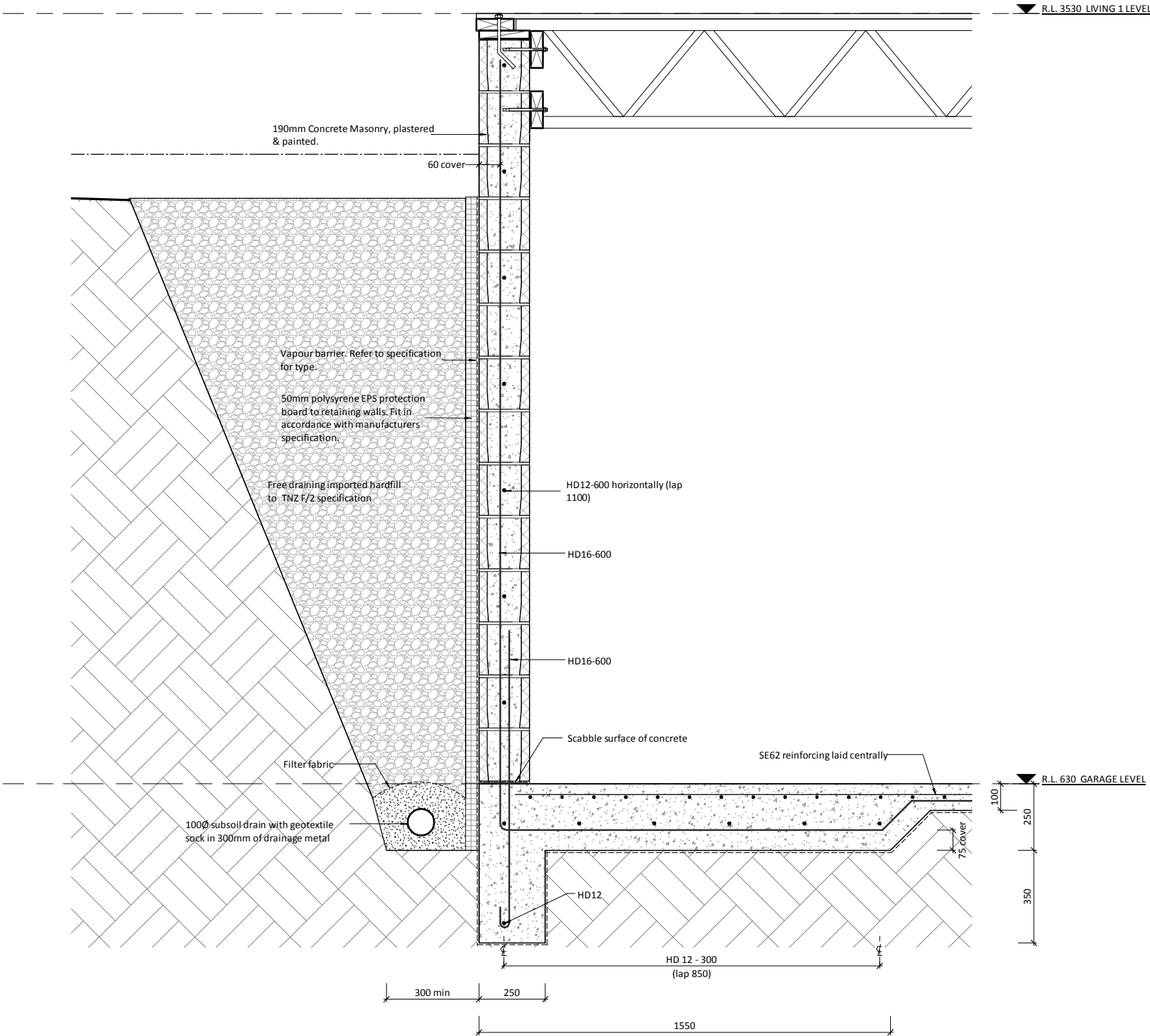
BASE DETAILS

Designed	Scale	Drawn
GM	1 : 5	CK
Date	Original Size	
OCT 2014		A1
Job No	Drawing No	Issue
14-246	A5-07	A

CONTRACTOR TO VERIFY ALL DIMENSIONS ON SITE



4/02/2015 11:23:13 a.m.
21/01/14 (14 Series) 14-246-HDM 13 Evergreen Rise (DRAWINGS) WORKING DRAWINGS 14-246_13 Evergreen Rise.vct
Original Scale
0 10mm 20mm 30mm 40mm 50mm 60mm 70mm 80mm 90mm 100mm



1 TYPE A RETAINING WALL SECTION
A1-03 Scale 1:10@ A1, 1:20 @ A3

RETAINING WALLS TO BE PROPPED DURING
CONSTRUCTION UNTIL FLOORS ABOVE ARE
IN PLACE

DETAIL NOTES

Refer to structural drawings regarding all steelwork & concrete work.
Allow for all necessary timber gutter supports, bearers, nogs to achieve gutter falls.
Allow to provide all necessary flashings and waterproofing systems as required by the roofing, joinery, & cladding manufacturers.

FOUNDATION LEGEND	
Abrev	Description
F1	375sq x 300 deep pile foundation
F2	275sq x 300 deep pile foundation
F3	500sq x 400 deep post footing - 0.10m³ min
F4	350sq x 450 deep post footing - 0.05m³ min
F5	300sq x 350 deep post footing - 0.03m³ min
F6	240 x 140 deep perimeter footing
F7	300 x 200 slab thickening
Type A	1550 x 350deep retaining wall footing. Refer to structural design
Type C	550 x 250deep retaining wall footing. Refer to structural design.

A	CONSENT ISSUE	CK	GM	03.05.15
Issue	Description	By	Chkd	Date

stilesandhooker
ARCHITECTS + ENGINEERS
Telephone: 07 839 1254 Fax: 07 839 1255 Email: admin@sandh.co.nz
Address: 214 Collingwood St, PO Box 718, Hamilton 3240, New Zealand
www.stilesandhooker.co.nz
TELARC REGISTERED SUPPLIER ISO 9001

Client
HAMILTON DESIGNER HOMES

Project
**13 EVERGREEN RISE
BUILDING NAME**

Drawing Title
RETAINING WALL SECTION

Designed	GM	Scale	As indicated	Drawn	CK
Date	OCT 2014			Original Size	A1
Job No	14-246	Drawing No	A5-09	Issue	A

CONSENT ISSUE

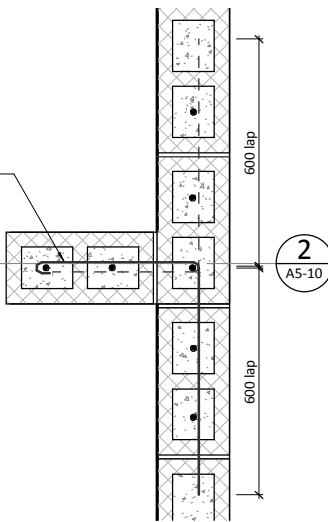
CONTRACTOR TO VERIFY ALL DIMENSIONS ON SITE

DETAIL NOTES

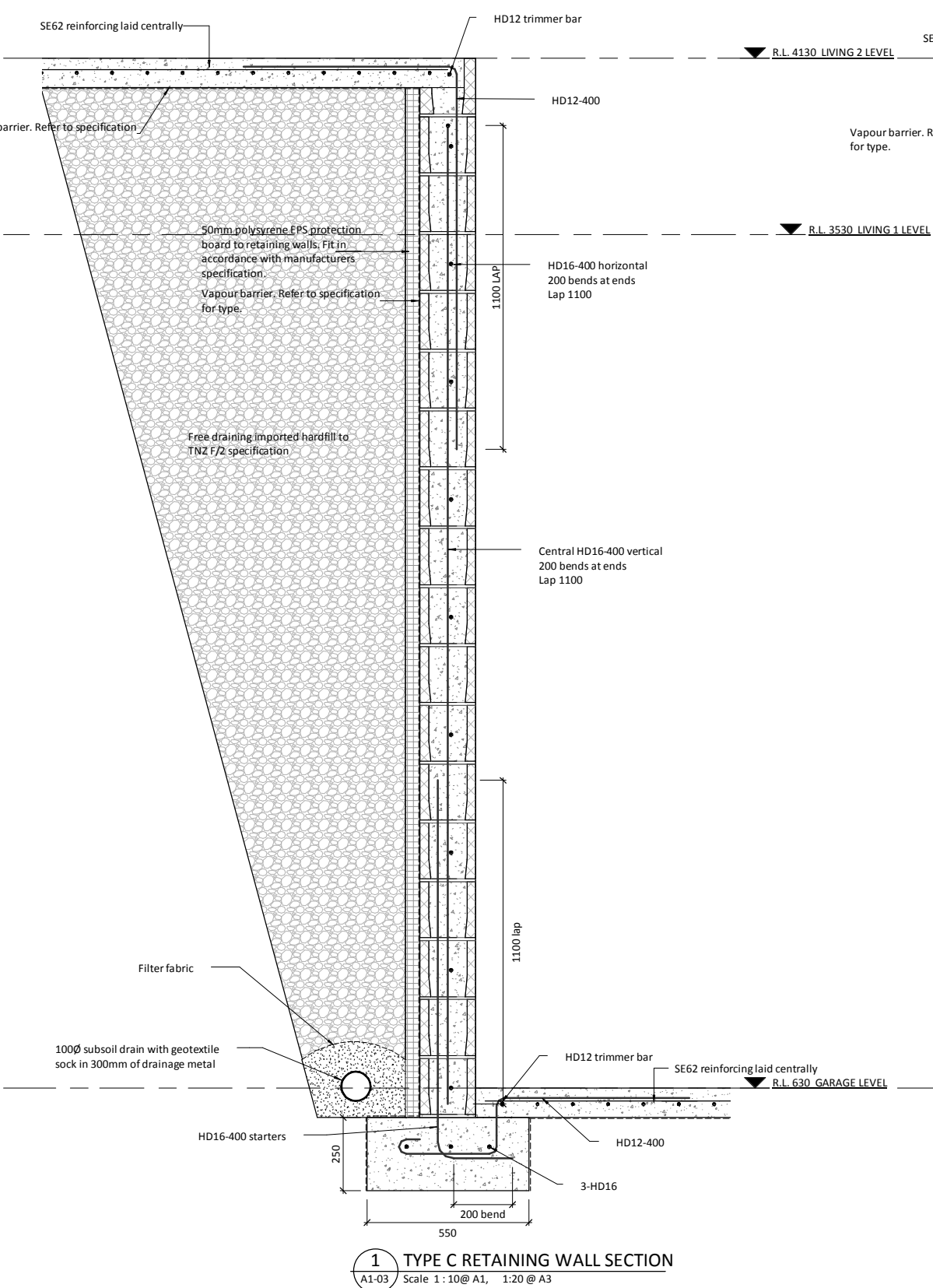
Refer to structural drawings regarding all steelwork & concrete work.
Allow for all necessary timber gutter supports, bearers, nogs to achieve gutter falls.
Allow to provide all necessary flashings and waterproofing systems as required by the roofing, joinery, & cladding manufacturers.

FOUNDATION LEGEND

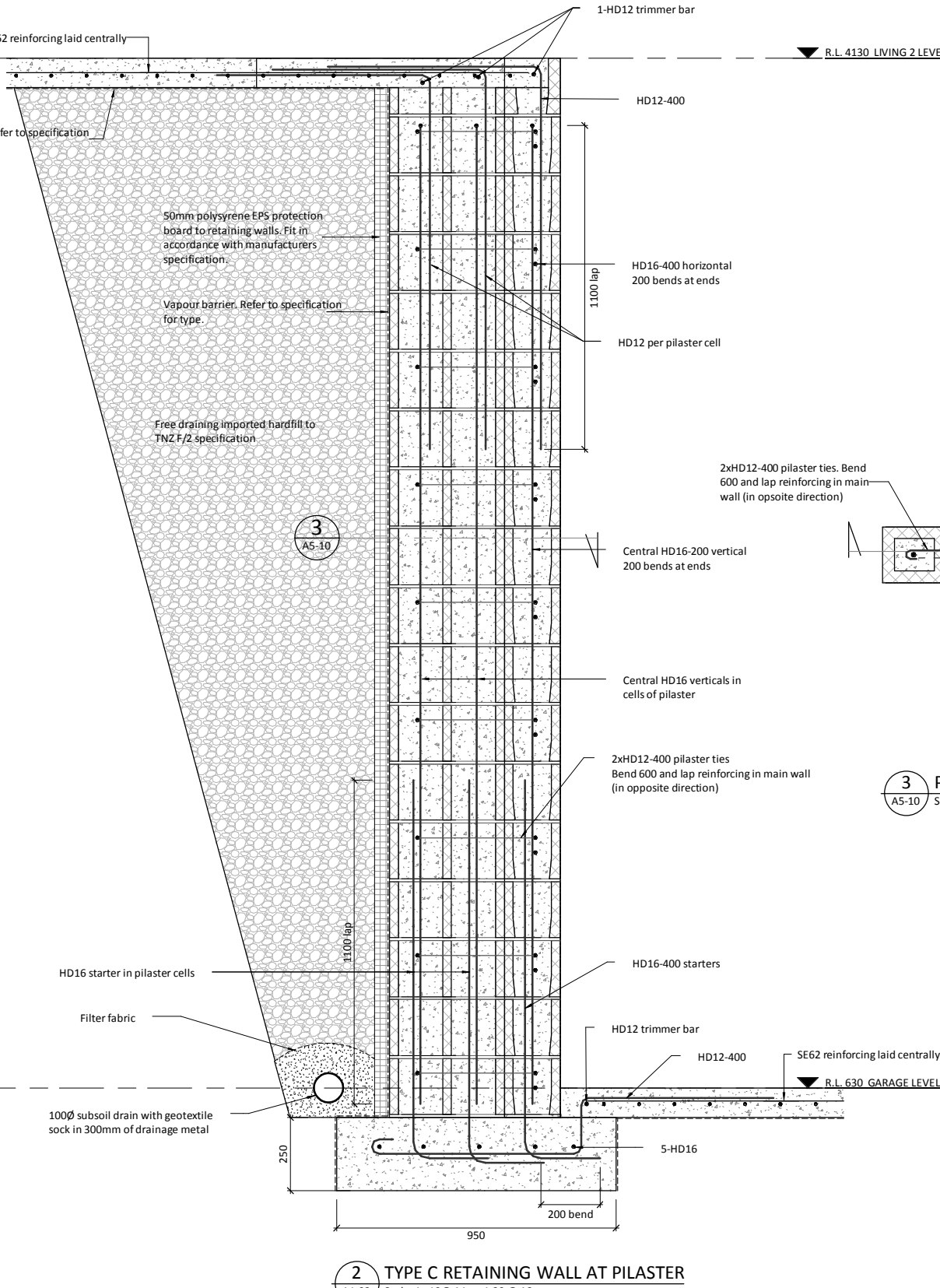
Abrev	Description
F1	375sq x 300 deep pile foundation
F2	275sq x 300 deep pile foundation
F3	500sq x 400 deep post footing - 0.10m³ min
F4	350sq x 450 deep post footing - 0.05m³ min
F5	300sq x 350 deep post footing - 0.03m³ min
F6	240 x 140 deep perimeter footing
F7	300 x 200 slab thickening
Type A	1550 x 350 deep retaining wall footing. Refer to structural design
Type C	550 x 250 deep retaining wall footing. Refer to structural design.



3 PILLASTER - PLAN VIEW
Scale 1: 10@ A1, 1:20 @ A3



1 TYPE C RETAINING WALL SECTION
Scale 1: 10@ A1, 1:20 @ A3



2 TYPE C RETAINING WALL AT PILASTER
Scale 1: 10@ A1, 1:20 @ A3

RETAINING WALLS TO BE PROPPED DURING CONSTRUCTION UNTIL FLOORS ABOVE ARE IN PLACE

CONSIST ISSUE		CK	GM	03.05.15	
Issue	Description	By	Chkd	Date	
<div><div></div><div><div>stilesandhooker</div><div>ARCHITECTS + ENGINEERS</div></div></div> <div>Telephone: 07 839 1254 Fax: 07 839 1255 Email: admin@sandh.co.nz</div> <div>Address: 214 Collingwood St, PO Box 718, Hamilton 3240, New Zealand</div> <div>www.stilesandhooker.co.nz</div> <div>TELARC REGISTERED SUPPLIER ISO 9001</div>					
Client					
HAMILTON DESIGNER HOMES					
Project					
13 EVERGREEN RISE BUILDING NAME					
Drawing Title					
RETAINING WALL SECTIONS					
Designed	GM	Scale	As indicated	Drawn	CK
Date	OCT 2014			Original Size	A1
Job No	14-246		Drawing No	A5-10	
			Issue	A	

CONSIST ISSUE

CONTRACTOR TO VERIFY ALL DIMENSIONS ON SITE

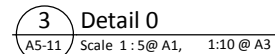
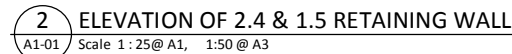


21.08.14 (14- Series) 14-246-HDM-13 Evergreen Rise (WORKING DRAWINGS) 14-246-13 Evergreen Rise.vrt

4/02/2015 11:13:22 a.m.



RETAINING WALL SCHEDULE				
RETAINED HT (MAX) (m)	S.E.D. POLE ø (mm)	POLE SPACING (m)	CONCRETE ENCASEMENT	
			ø (mm)	DEPTH (m)
2.4	275 SED	0.9	450	2.2
1.5	200 SED	0.9	400	1.4
1.2	150 SED	0.9	300	1.0
1.0	150 x 150		250	0.8



A	CONSENT ISSUE	CK	GM	03.05.15
Issue	Description	By	Chkd	Date



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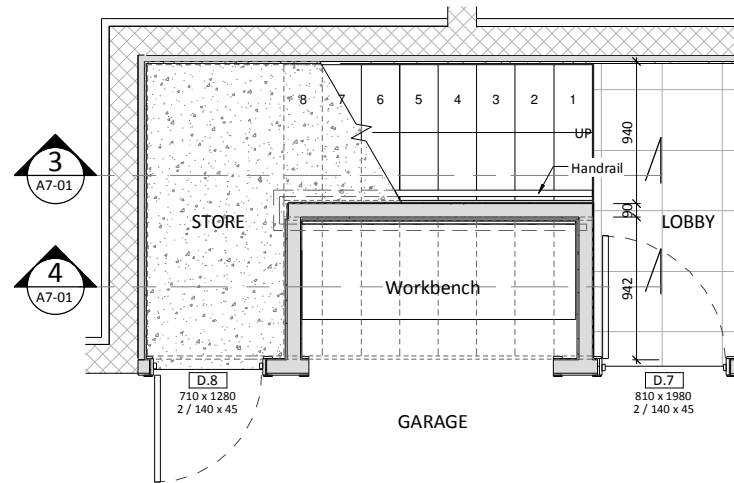
Address: 214 Collingwood St., PO Box 718, Hamilton 3240, New Zealand

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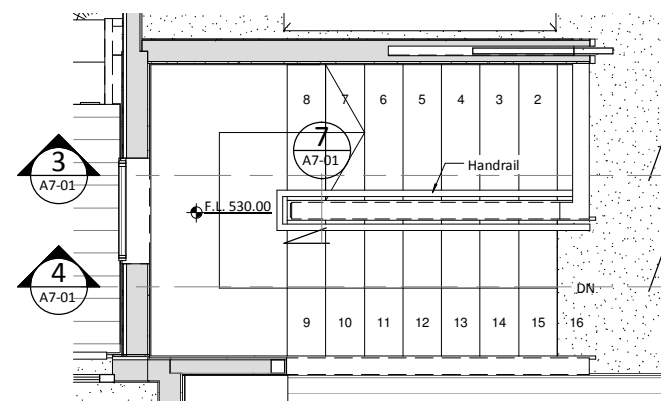
TELARC REGISTERED SUPPLIER ISO 9001

Client	<h2 style="margin: 0;">HAMILTON DESIGNER HOMES</h2>		
Project	<h3 style="margin: 0;">13 EVERGREEN RISE</h3> <h3 style="margin: 0;">BUILDING NAME</h3>		
Drawing Title	<h2 style="margin: 0;">EXTERIOR TIMBER RETAINING WALLS</h2>		

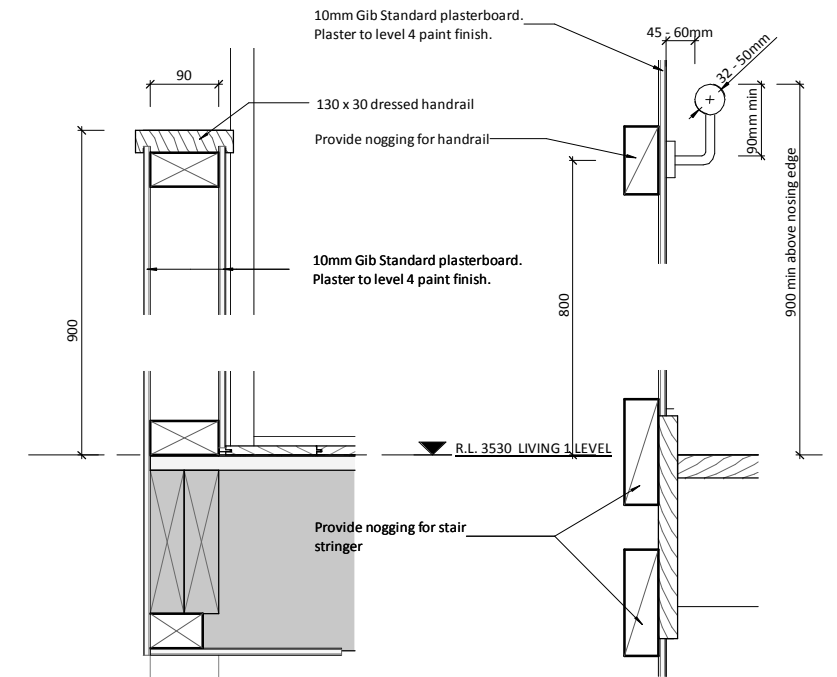
Designed	Scale	Drawn	
Designer	As indicated	Author	
Date	Original Size		
OCT 2014	A1		
Job No	Drawing No	Issue	
14-246	A5-11	A	



1 MAIN STAIR PLAN - GARAGE LEVEL
A1-02 Scale 1:25@ A1, 1:50 @ A3

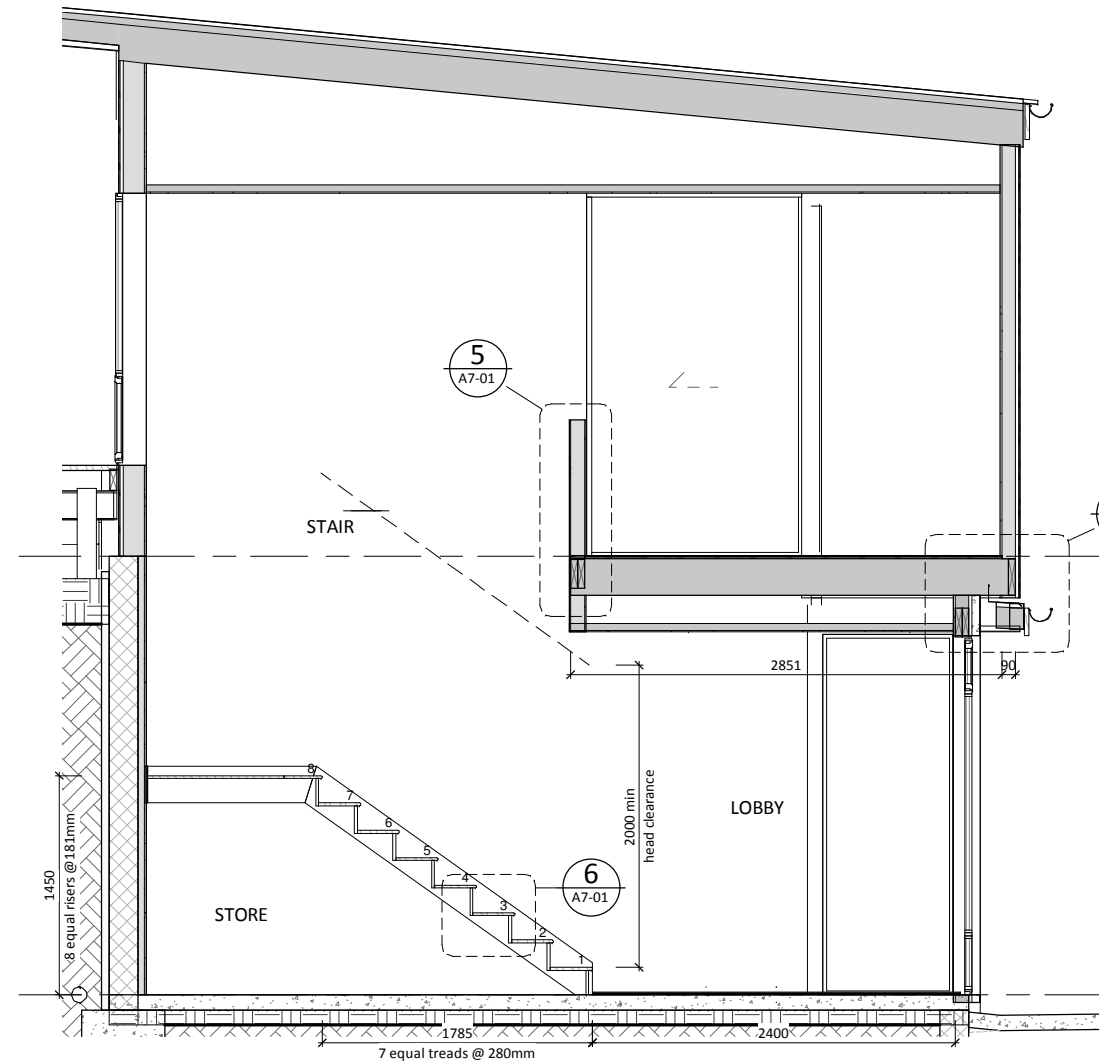


2 MAIN STAIR PLAN - LIVING LEVEL
A1-01 Scale 1:25@ A1, 1:50 @ A3

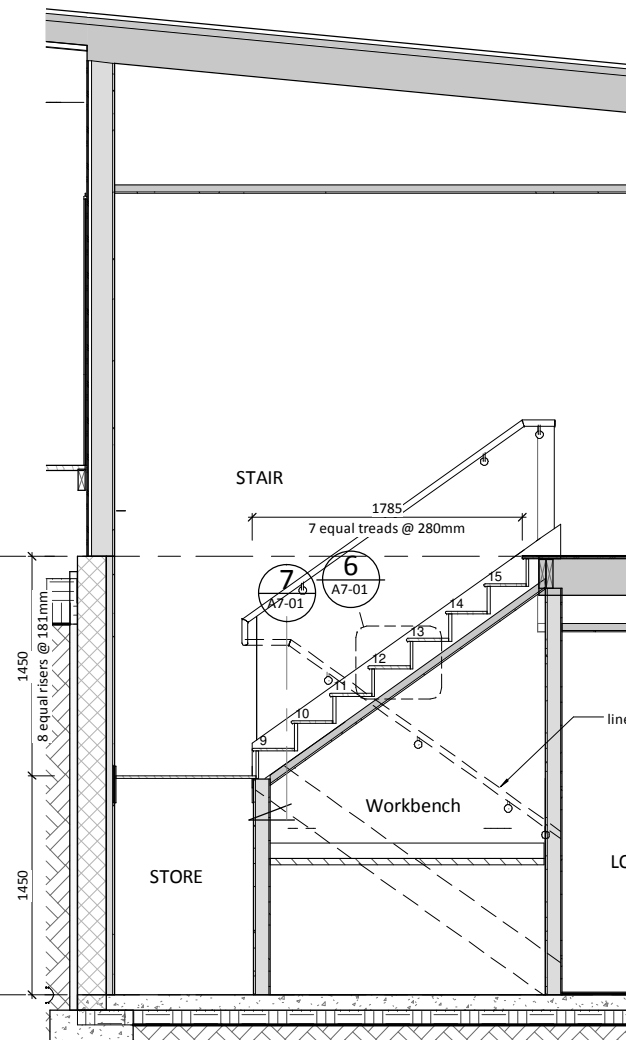


5 BALUSTRADE DETAIL
A7-01 Scale 1:5@ A1, 1:10 @ A3

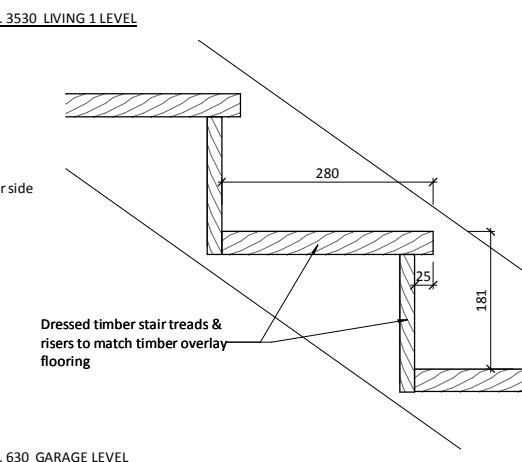
7 HANDRAIL DETAIL
A7-01 Scale 1:5@ A1, 1:10 @ A3



3 STAIR SECTION - GARAGE LEVEL
A7-01 Scale 1:25@ A1, 1:50 @ A3



4 STAIR SECTION - LIVING 1 LEVEL
A7-01 Scale 1:25@ A1, 1:50 @ A3



6 STAIR TREAD / RISER DETAIL
A7-01 Scale 1:5@ A1, 1:10 @ A3

DETAIL NOTES
Refer to structural drawings regarding all steelwork & concrete work.
Allow for all necessary timber gutter supports, bearers, nogs to achieve gutter falls.
Allow to provide all necessary flashings and waterproofing systems as required by the roofing, joinery, & cladding manufacturers.

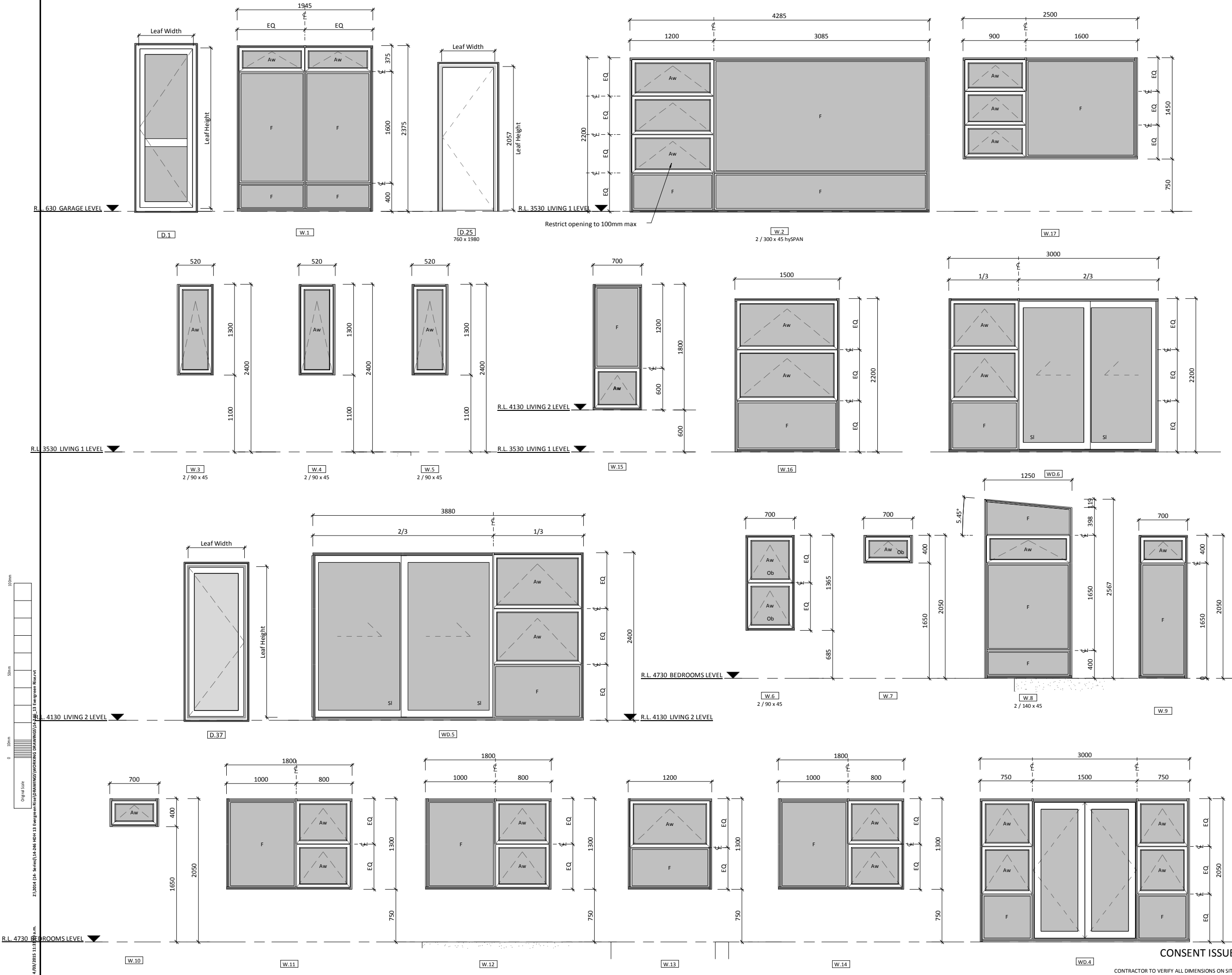
Original Scale
0 10mm 50mm 100mm
21/01/14 (1:4 Series) 1:4-246-HD-11 Evergreen Rise Building Details (Working Drawings) 1:4-246, 11 Evergreen Rise v1

A		CONSENT ISSUE		CK	GM	03/05/15
Issue	Description	By	Chkd	Date		
stilesandhooker ARCHITECTS + ENGINEERS Telephone: 07 839 1254 Fax: 07 839 1255 Email: admin@sandh.co.nz Address: 214 Collingwood St, PO Box 718, Hamilton 3240, New Zealand www.stilesandhooker.co.nz TELARC REGISTERED SUPPLIER ISO 9001						
Client						
HAMILTON DESIGNER HOMES						
Project						
13 EVERGREEN RISE BUILDING NAME						
Drawing Title						
STAIR PLAN, SECTIONS & DETAILS						
Designed	GM	Scale	As indicated	Drawn	CK	
Date	OCT 2014			Original Size	A1	
Job No	A7-01	Drawing No	A7-01	Issue	A	

CONSENT ISSUE

CONTRACTOR TO VERIFY ALL DIMENSIONS ON SITE

4/02/2015 11:13:06 am



GLAZING LEGEND

Glazing type and thickness to be determined by joinery manufacturer in accordance with NZS 4223. Any sizes noted are minimums.

Refer to specification for design criteria for aluminium joinery and glazing. Aluminium joinery manufacturer to provide structural design and construct joinery to comply with all NZ Building Code requirements. Provide shop drawings of joinery and proposed "building in" detail for approval before fabrication.

Site measure all openings BEFORE manufacture.

All windows / doors, louvres, etc. are to be supplied and installed.

Provide aluminium sill trays and head and jamb flashings to all windows in addition to any other flashing that may be required by any external cladding system. Sill trays to be turned up at each end. All flashings provided to have same finish as joinery.

All windows to be fitted with condensation tray draining to exterior.

All window latches are to have ventilation double catches.

Doors to be supplied complete with all necessary hardware and where appropriate to match/or be compatible with systems specified elsewhere in project.

Construct units in sizes to enable transportation and installation.

Refer to floor plans for door swing direction or side of frames for sliders.

Timber jamb liners are to be ex 25mm H3 treated, pre-primed, finger-jointed radiata pine to suit selected timber architraves (unless noted otherwise) and fitted to joinery sections where shown in sections/details.

The glazing supplier shall examine the location of the glass and allow to cater for any thermal stress that may be caused by shading to glass by use of toughened glass, etc to those areas.

F Fixed glazed pane
Aw Awning Sash window
SI Sliding door / window sash
Ob Obscure glass

SELECTIONS

Unless otherwise noted, all window joinery to be **Residential profile** or equal approved quality system.

All aluminium frames to be **Powder Coated** in selected colour. Allow for finish as per specification.

Exterior glazing throughout to be **argon filled double glazed**. Refer to specification for specific selection.

A			
Issue	Description	By	Chkd
1	CONSIST ISSUE	CK	GM
		03/05/15	

stilesandhooker
ARCHITECTS + ENGINEERS

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Client

HAMILTON DESIGNER HOMES

Project

13 EVERGREEN RISE
BUILDING NAME

Drawing Title

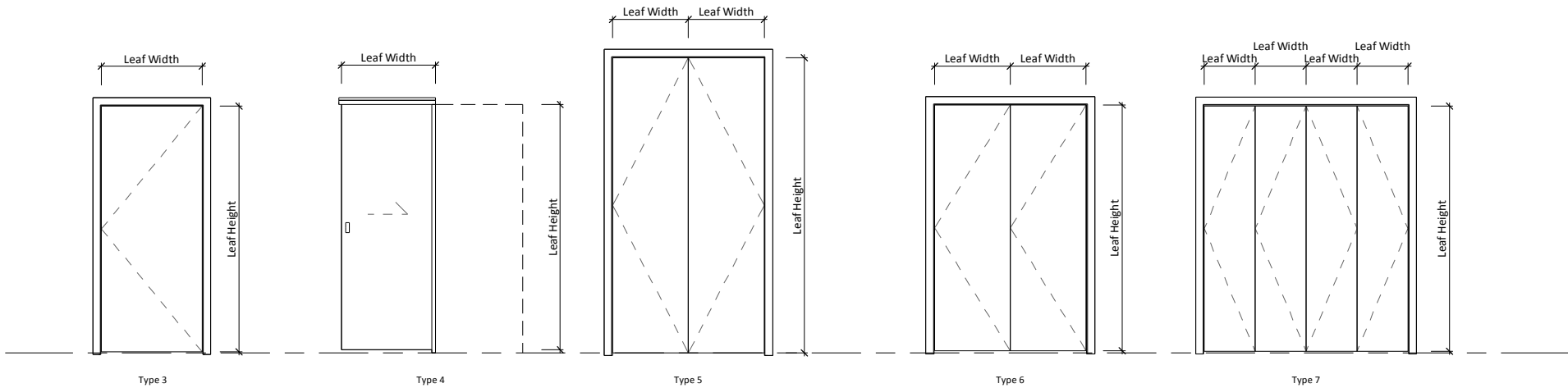
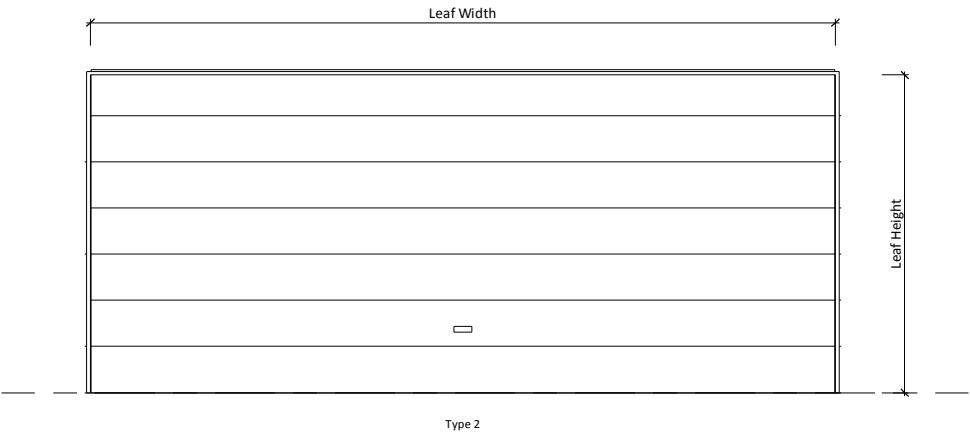
EXTERIOR JOINERY SCHEDULE

Designed	Scale	Drawn
GM	As indicated	CK
Date	OCT 2014	Original Size
Job No	Drawing No	Issue
14-246	A8-01	A


CONTRACTOR TO VERIFY ALL DIMENSIONS ON SITE

4/02/2015 11:31:40 a.m.
21/01/14 [14 - Series] 14-246-H01-13 Evergreen Rise (DRAWINGS) WORKING DRAWINGS 14-246-13 Evergreen Rise.vrt
Original Scale
0 10mm 50mm 100mm

DOOR SCHEDULE									
TYPE	D.	No.	LEAF		Architrave Width	Description	Frame Material	Door Panel Material	Comments
			W	H					
ROAD HEIGHT									
		.4						Powder coated aluminium glazed panel	
Exterior									
GARAGE LEVEL									
Type 1	D	.25	760	2160		single leaf hinged door	Podwer coated aluminium	Powder coated aluminium flat panel	Lockable, 3 sided frame with recessed aluminium fixings
Type 1_Glazed	D	.1	780	2300		single leaf hinged door	Podwer coated aluminium	Powder coated aluminium glazed panel	Lockable
Type 2	D	.2	5000	2100		overhead sectional door	Finger jointed pine, painted	Coloursteel sectional panel	motorized with 2 remotes
LIVING 2 LEVEL									
		.37	810	2160				Powder coated aluminium flat panel	
Interior									
GARAGE LEVEL									
Type 3	D	.7	810	1980	60	single leaf hinged door	Finger jointed pine, painted	Solid core flush panel, painted	lockable
Type 3	D	.8	710	1380	60	single leaf hinged door	Finger jointed pine, painted	Hollow core flush panel, painted	passage set
LIVING 1 LEVEL									
Type 3		.11	760	2380	60	single leaf hinged door	Finger jointed pine, painted	Hollow core flush panel, painted	passage set
Type 4	D	.9	1400	2350		Cavity Slider	Finger jointed pine, painted	Hollow core flush panel, painted	edge pull
Type 5	D	.10	610	2380	60	double leaf hinged door	Finger jointed pine, painted	Hollow core flush panel, painted	pull handles
LIVING 2 LEVEL									
Type 3		.31	810	2530	60	single leaf hinged door		Solid core flush panel, painted	
Type 3	D	.36	810	1980	60	single leaf hinged door		Solid core flush panel, painted	
BEDROOMS LEVEL									
Type 3	D	.14	710	1980	60	single leaf hinged door	Finger jointed pine, painted	Hollow core flush panel, painted	privacy set
Type 3	D	.15	810	1980	60	single leaf hinged door	Finger jointed pine, painted	Solid core flush panel, painted	passage set
Type 3	D	.17	810	1980	60	single leaf hinged door	Finger jointed pine, painted	Solid core flush panel, painted	passage set
Type 3	D	.19	810	1980	60	single leaf hinged door	Finger jointed pine, painted	Solid core flush panel, painted	passage set
Type 3	D	.22	810	1980	60	single leaf hinged door	Finger jointed pine, painted	Solid core flush panel, painted	passage set
Type 3	D	.23	760	1980	60	single leaf hinged door	Finger jointed pine, painted	Hollow core flush panel, painted	passage set
Type 4	D	.12	710	1980		Cavity Slider	Finger jointed pine, painted	Hollow core flush panel, painted	Locakble, flush handle
Type 4	D	.13	710	1980		Cavity Slider	Finger jointed pine, painted	Hollow core flush panel, painted	Locakble, flush handle
Type 4	D	.24	760	1980		Cavity Slider	Finger jointed pine, painted	Hollow core flush panel, painted	Locakble, flush handle
Type 6	D	.16	610	1980	60	double leaf bi-fold door	Finger jointed pine, painted	Hollow core flush panel, painted	pull handles
Type 6	D	.18	610	1980	60	double leaf bi-fold door	Finger jointed pine, painted	Hollow core flush panel, painted	pull handles
Type 6	D	.20	510	1980	60	double leaf bi-fold door	Finger jointed pine, painted	Hollow core flush panel, painted	pull handles
Type 7	D	.21	410	1980	60	double + double bi-fold door	Finger jointed pine, painted	Hollow core flush panel, painted	pull handles



 **ELEVATIONS**
Scale 1 : 25@ A1, 1:50 @ A3

A	CONSENT ISSUE	CK	GM	03.05.15		
Issue	Description	By	Chkd	Date		
 stilesandhooker ARCHITECTS + ENGINEERS Telephone: 07 839 1254 Fax: 07 839 1255 Email: admin@sandh.co.nz Address: 214 Collingwood St, PO Box 718, Hamilton 3240, New Zealand www.stilesandhooker.co.nz TELARC REGISTERED SUPPLIER ISO 9001						
Client						
HAMILTON DESIGNER HOMES						
Project						
13 EVERGREEN RISE BUILDING NAME						
Drawing Title						
DOOR SCHEDULE						
Designed	GM	Scale	1 : 25	Drawn	CK	
Date	OCT 2014			Original Size	A1	
Job No	14-246		Drawing No	A8-02	Issue	A

CONSENT ISSUE

CONTRACTOR TO VERIFY ALL DIMENSIONS ON SITE

PROPOSED EARTHWORKS - CUT / FILL QUANTITIES			
Name	Cut	Fill	Net cut/fill
Garage Pad	108.70 m³	0.00 m³	-108.70 m³
Driveway	96.52 m³	0.01 m³	-96.52 m³
Exterior to Bedrooms	37.68 m³	0.00 m³	-37.68 m³
Bedrooms Pad	20.52 m³	7.53 m³	-12.99 m³
Exterior to Living 2	8.54 m³	3.89 m³	-4.65 m³
Exterior to Living 1 / Driveway	0.00 m³	5.14 m³	5.14 m³
Living 2 Pad	0.00 m³	8.37 m³	8.37 m³
Living 1 pad	0.00 m³	9.92 m³	9.92 m³
Exterior to Living 1	3.13 m³	19.75 m³	16.62 m³
TOTAL			-220.48 m³

SITE NOTES

- Drawings to be read in conjunction with the Architectural Specification.

SITE ADDRESS 13 Evergreen Rise
Hamilton

LOT 3 DPS 391127

SITE PLAN AREA = 631.0m²
ROOF PLAN AREA = 236m²
TOTAL SITE COVERAGE = 37.4%

Total area of impermeable surface = 320.5m²

REFER TO SP-01 FOR LEVELS INFORMATION

Levels and slopes shown are indicative of the intention. Contour the transitions between garage and the road access.
Provide flat service court, living court areas to enable maximum use of land.
Provide kerbing etc as necessary.
Saw cuts in structural and non structural concrete slabs to be at 5m max crs unless stated otherwise.
Timber retaining walls to site as per structural design.

GROSS AREAS	
Name	Area
GARAGE LEVEL	56 m²
LIVING 1 LEVEL	73 m²
LIVING 2 LEVEL	20 m²
BEDROOMS LEVEL	87 m²
	236 m²

DRAINAGE NOTES

All plumbing and drainage to be installed to comply with AS/NZS3500.2:2003

----- New foulwater drain
----- New stormwater drain

Refer to SP-01 for drainage. Refer to A1-07 for plumbing.

All fixtures (except WC's) 40ø traps and 65ø waste.
100ø = 1:60 min fall
40, 50, 65ø = 1:40 min fall

FW CALCS 13/01/2015

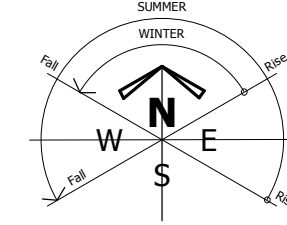
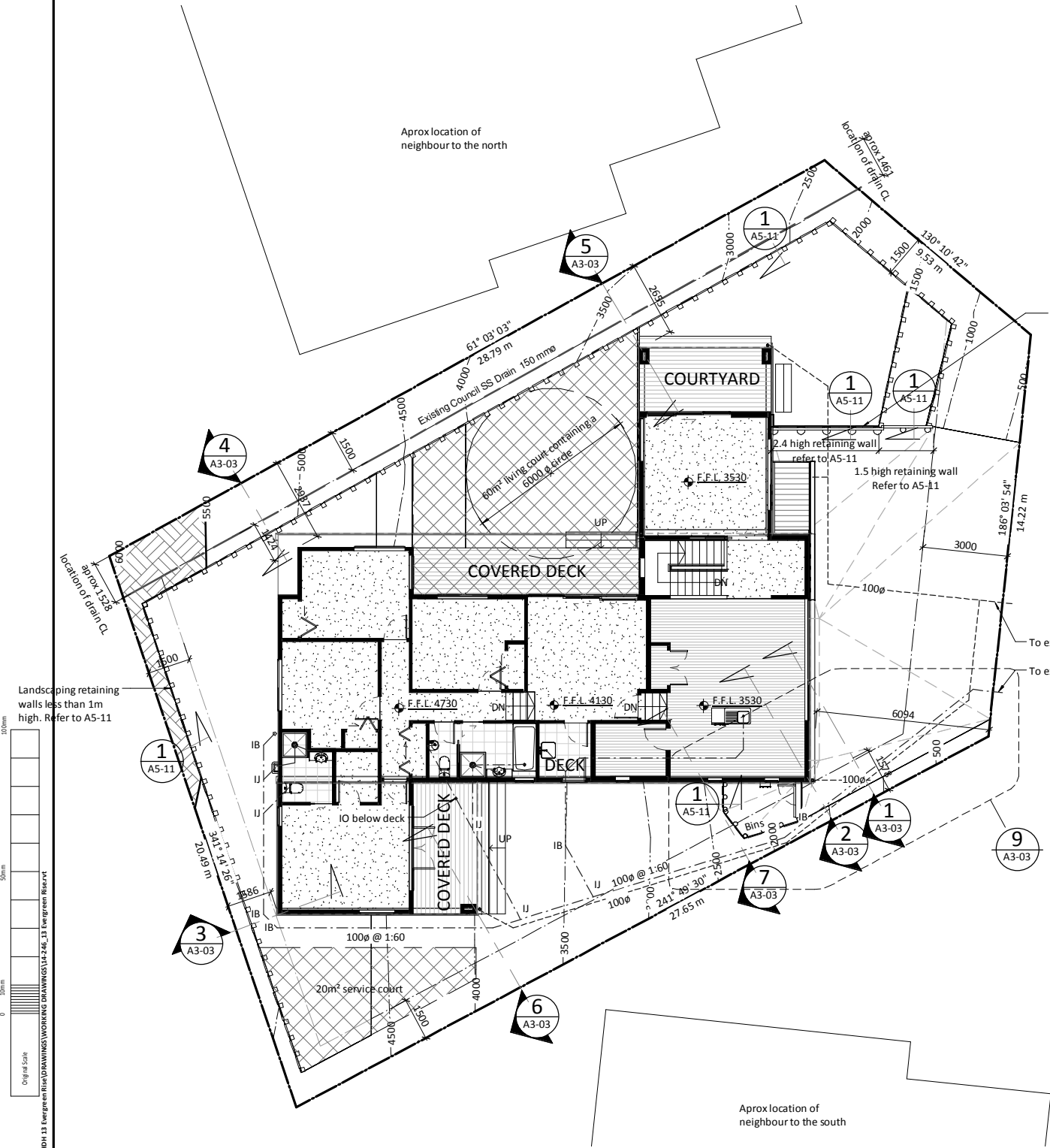
WC x 2	= 8
SHR x 2	= 4
BASIN x 3	= 3
BATH x 1	= 4
TUB x 1	= 3
SINK x 2	= 6
D/W x 1	= 3
C/W x 1	= 5
TOTAL	36 du's

Vent = 65ø
(Table 3.5) (>30 <175) ok
Main Drain 100ø (can take 165 du's) @ 1:60 ok

NOTES

- IO = Inspection Opening
- U = Inspection Junction
- IB = Inspection Bend
- ORG = Overflow Relief Gully
- AAV = Air Admittance Valve

+ R.L. 31.120 = New Level
+ F.L. 31.120 = Floor Level

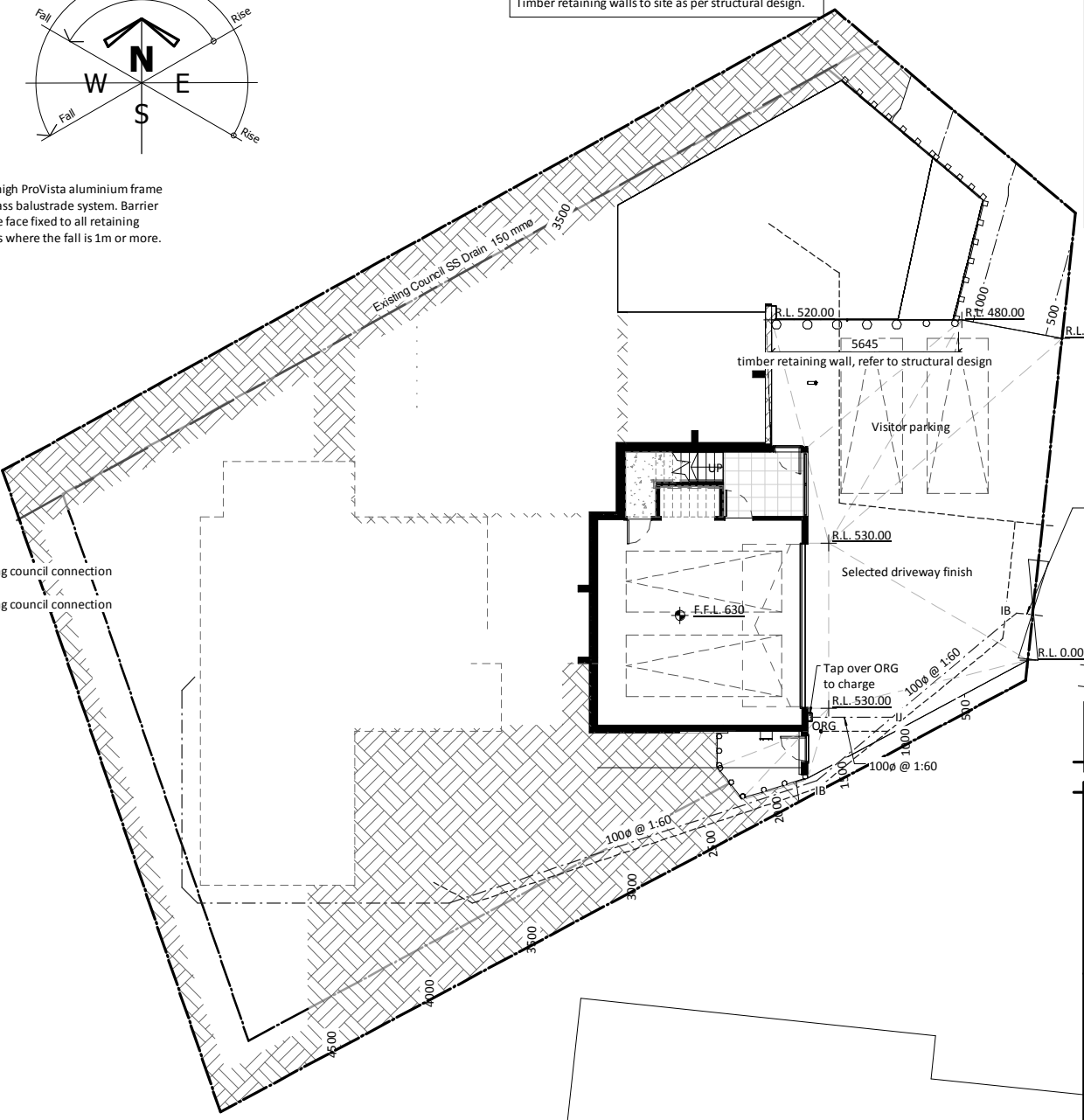


1m high ProVista aluminium frame & glass balustrade system. Barrier to be face fixed to all retaining walls where the fall is 1m or more.

To existing council connection

To existing council connection

2 SITE PLAN - GARAGE LEVEL
A2-01 Scale 1:100@ A1, 1:200 @ A3



B	CONSENT ISSUE	CK	GM	03.05.15
A	RESOURCE CONSENT	CK	GM	03.03.15
Issue	Description	By	Chkd	Date

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Client

HAMILTON DESIGNER HOMES

Project

13 EVERGREEN RISE
BUILDING NAME

Drawing Title		
PROPOSED SITE PLAN		
Designed	Scale	Drawn
GM	1:100	CK
Date	OCT 2014	
Original Size	A1	
Job No	Drawing No	Issue
14-246	SP-01	B

CONSENT ISSUE

CONTRACTOR TO VERIFY ALL DIMENSIONS ON SITE



Original Scale

21.00m (1:4 Series) 14-246 RDH 13 Evergreen Rise (DRAWINGS) WORKING DRAWINGS 14-246 13 Evergreen Rise

4/02/2015 11:34:11 a.m.