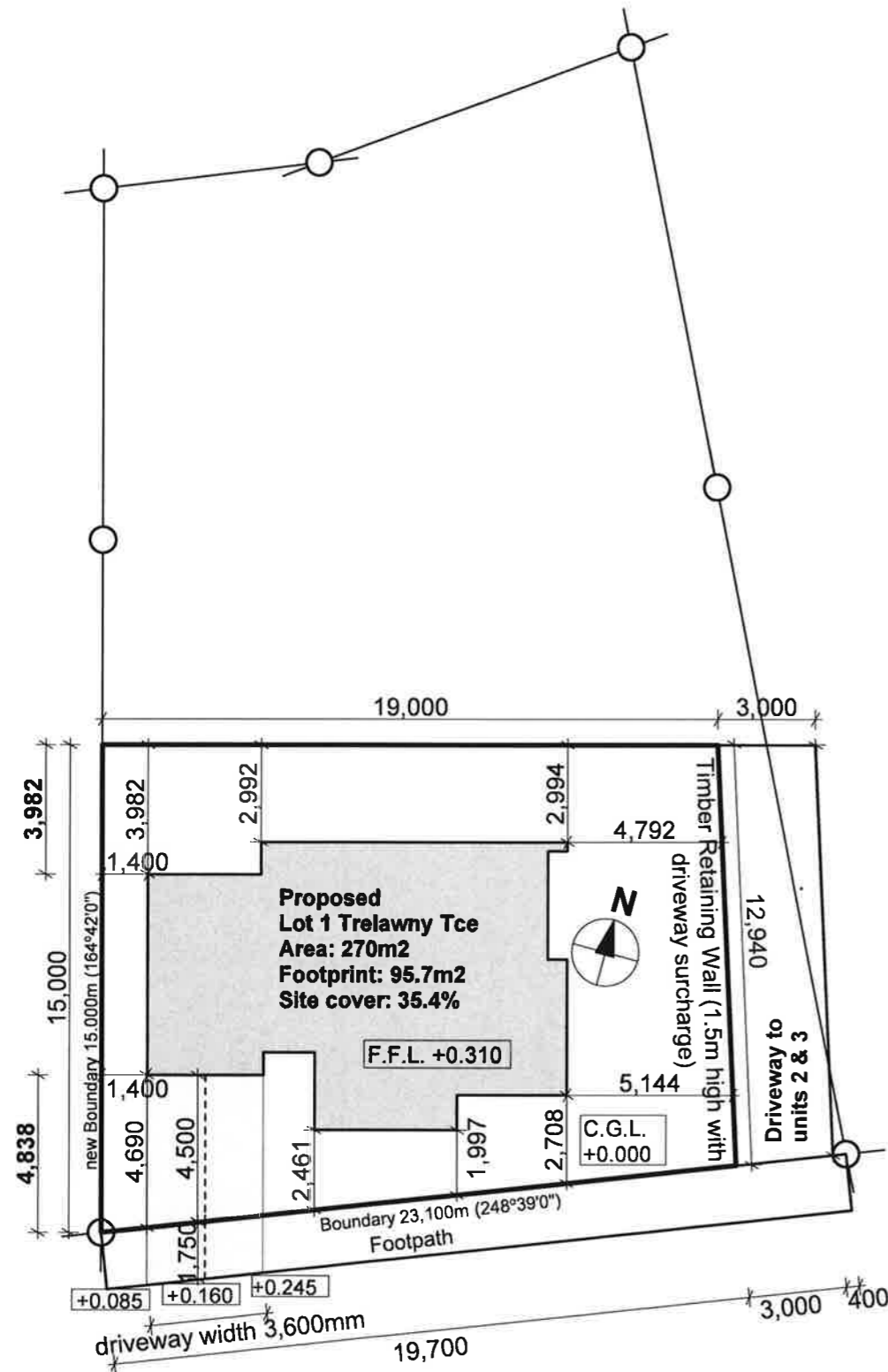
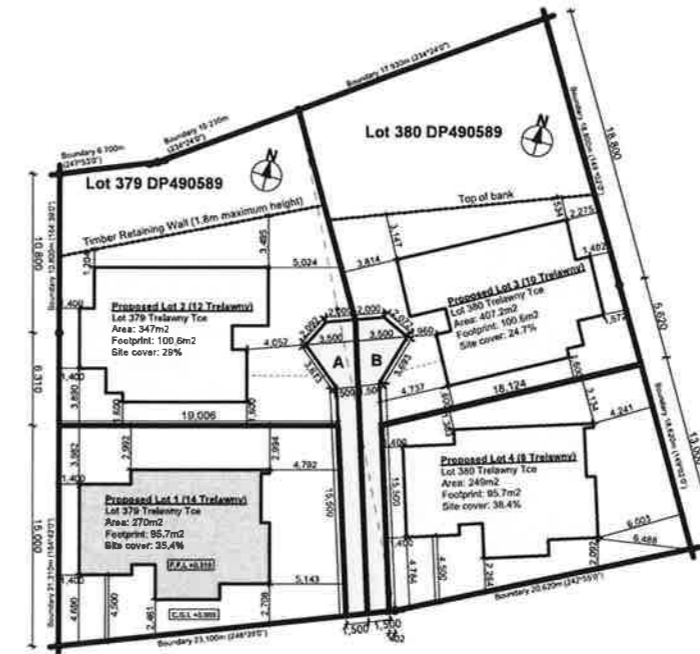


Proposed Property:
Dwelling for proposed
Lot 1 Trelawny Terrace
Grenada, Hunters Hill
Wellington, 6037
 (refer Subdivision Plan Lot 1)

Wind zone: Very High
Earthquake zone: 3
Ground: D&E

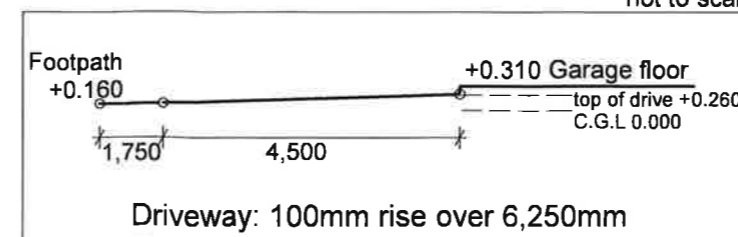
| Proposed memorandum of easements | | | |
|--|-------|-------------------|-------------------|
| Purpose | Shown | Servient Tenement | Dominant Tenement |
| Right to drain/sewer & stormwater | A | Lot 2 | Lot 3 |
| Right of way (access), Right to convey water, electricity, gas, telecommunications and computer media. | B | Lot 3 | Lot 2 |

Locality Plan (from scheme plan)
 Scale: 1:500



SITE PLAN
 Scale: 1:200

Driveway Cross-section
 not to scale



RUSSELL
PROPERTIES

Drawn by:
VAR Design,
Vicky Russell
 LBP No.: BP115030
 Design Class: D1

Plan number: **401**
 Amendments:

Drawing title: **Site plan** Date: 20/06/2017

Drawing Number: **L 01** Scale: 1:200

Proposed Property:
**Dwelling for proposed
 Lot 1 Trelawny Terrace
 Grenada, Hunters Hill
 Wellington, 6037**
 (refer Subdivision Plan Lot 1)

**Wind zone: Very High
 Earthquake zone: 3
 Ground: D&E**

Building Information:

Exterior Wall Claddings:

- 1) 200x25 Bevelback weatherboards (H3.1, Pre-Primed)
 - 2) James Hardie Stria Cladding fixed with 65x2.87 D head gun nail (hot-dipped galvanised)
- All claddings on structural cavity batten on building wrap, on 7mm Eco-ply on timber framing

Exterior corners: mitred corners

Building Wrap: Tekton Building wrap

Rigid air barrier: 7mm DD Eco-Ply, H3.1

Roof Cladding: Colorsteel corrugated roofing

Purlins:
 70x45mm @ 900mm max. centres.

Roof Pitch: 12 degrees

Spouting: Colorsteel continuous spouting system

Fascia: 200x25mm, H3.1, pre-primed FJ timber

Downpipe size: 80mm dia.

Slab/Foundation: Expol Tuff Pod - Engineered

Exterior joinery: Aluminium windows and doors - powder coated, double glazed windows.

Insulation: Ceiling: R3.2 Batts,
 Wall: R2.2 Batts wall insulation to exterior walls and interior garage and laundry walls.

Wall framing:

- All framing timber SG8, kiln dried, H1.2 treated
 - Garage door wall framing 140 x 45mm
 - Other wall framing 90 x 45mm
- Studs: Interior walls @ 600mm crs.
 Exterior walls @ 400mm crs.

Ceiling lining:

10mm Gib fixed @ 400 crs. to timber batten, 75 x 40mm, laid on flat, @ 450mm crs. (untreated, kiln dried batten)

Wall lining:

10mm Standard Gib Plasterboard lining unless otherwise stated in Bracing Plan.
 Gib Aqualine in bathrooms and laundry.

Ventilation:

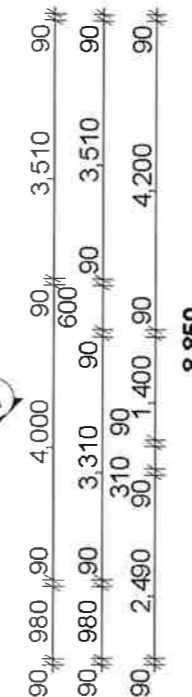
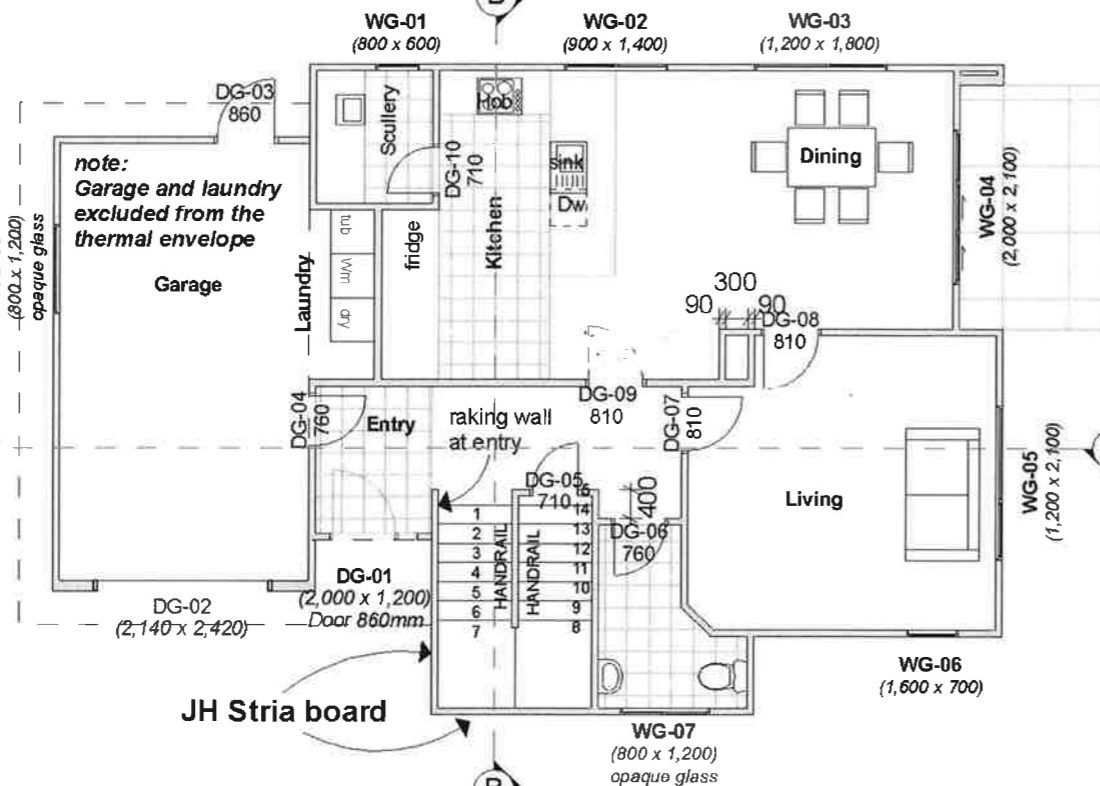
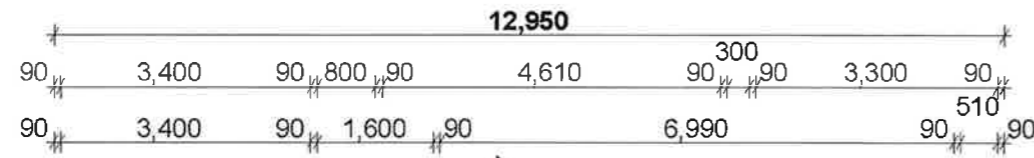
The mechanical ventilation for the bathrooms shall provide a minimum air change of 25 litres per second. The external grille outlets and flashing shall be installed to meet the requirements of the NZBC clauses B2 Durability and E2 External Moisture and NZS 3604:2011

SMOKE DETECTORS:

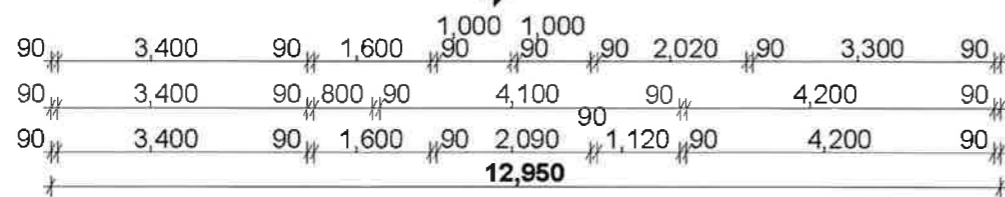
Smoke alarms to be installed within 3m from all bedroom doors and must be audible within the rooms with the doors shut. Smoke alarms must have both a hush facility to silence the alarm with min. of 60 seconds and a test facility. Smoke alarms may be battery powered.

Note: Kitchen to be measured on site by joiner prior to production.

C Elevation



B Elevation



A Elevation

**GROUND FLOOR PLAN
 Scale 1:100**

Floor Area:
 Ground floor plan: 95.7m²
 First floor plan: 70.0m²
 total floor area: 165.7m²
 (to outside of wall framing)

Perimeters:
 Ground floor: 46.2m
 First floor: 36.7m



Drawn by: **VAR Design, Vicky Russell**
 LBP No.: BP115030
 Design Class: D1

Plan number: **401**
 Amendments:

Drawing title: **Ground Floor Plan** Date: 26/07/2017

Drawing Number: **L 02** Scale: 1:100

Proposed Property:
Dwelling for proposed
Lot 1 Trelawny Terrace
Grenada, Hunters Hill
Wellington, 6037
 (refer Subdivision Plan Lot 1)

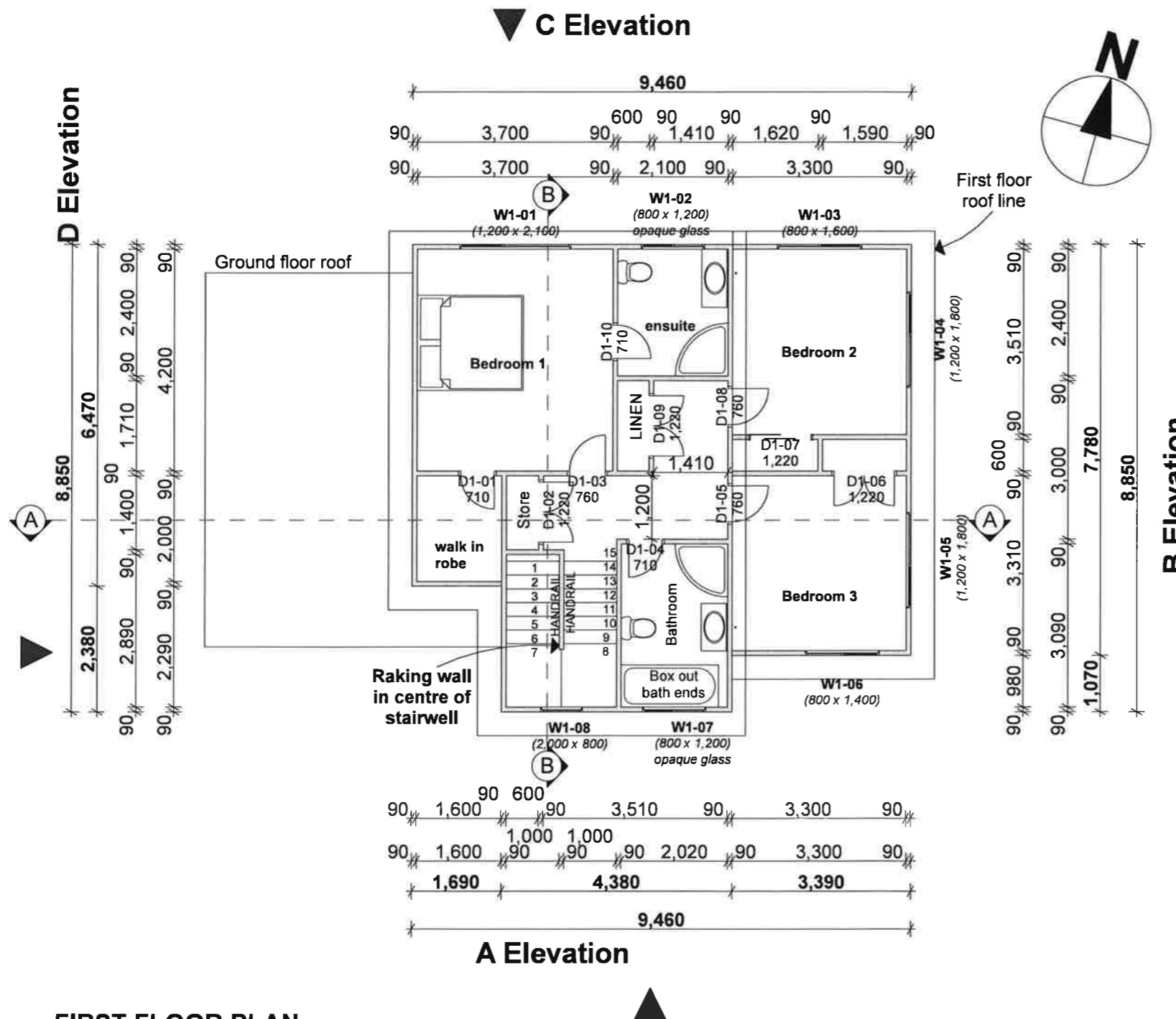
Wind zone: Very High
Earthquake zone: 3
Ground: D&E

Ventilation:

The mechanical ventilation for the bathrooms shall provide a minimum air change of 25 litres per second. The external grille outlets and flashing shall be installed to meet the requirements of the NZBC clauses B2 Durability and E2 External Moisture and NZS 3604:2011

SMOKE DETECTORS:

Smoke alarms to be installed within 3m from all bedroom doors and must be audible within the rooms with the doors shut. Smoke alarms must have both a hush facility to silence the alarm with min. of 60 seconds and a test facility. Smoke alarms may be battery powered.



FIRST FLOOR PLAN
Scale 1:100



Drawn by:
VAR Design,
Vicky Russell
LBP No.: BP115030
Design Class: D1

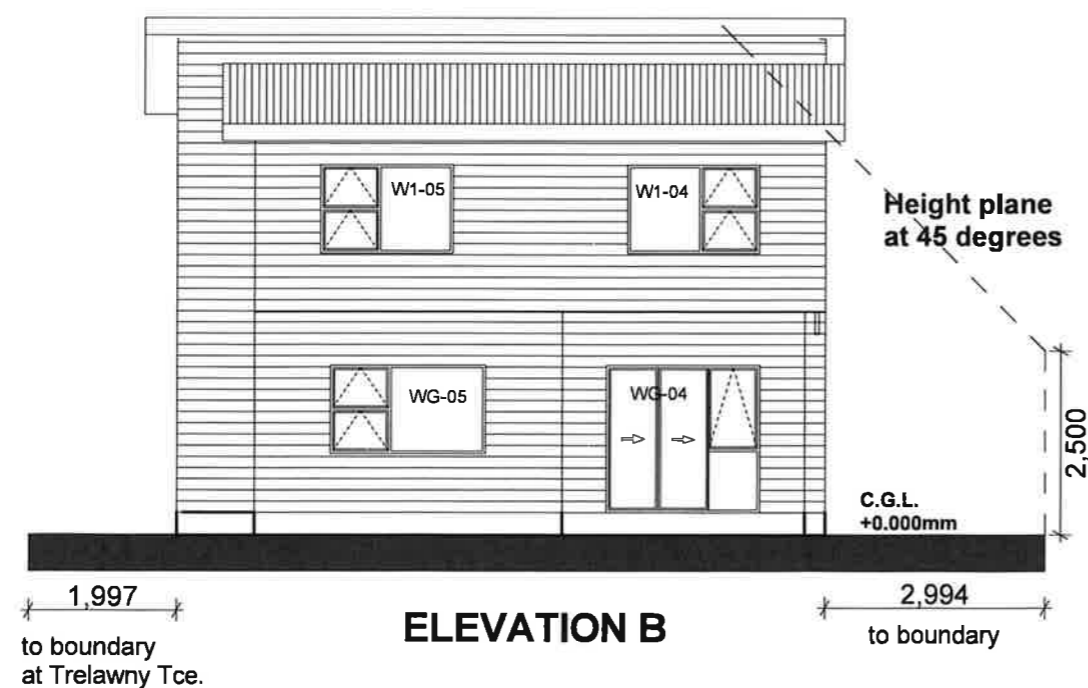
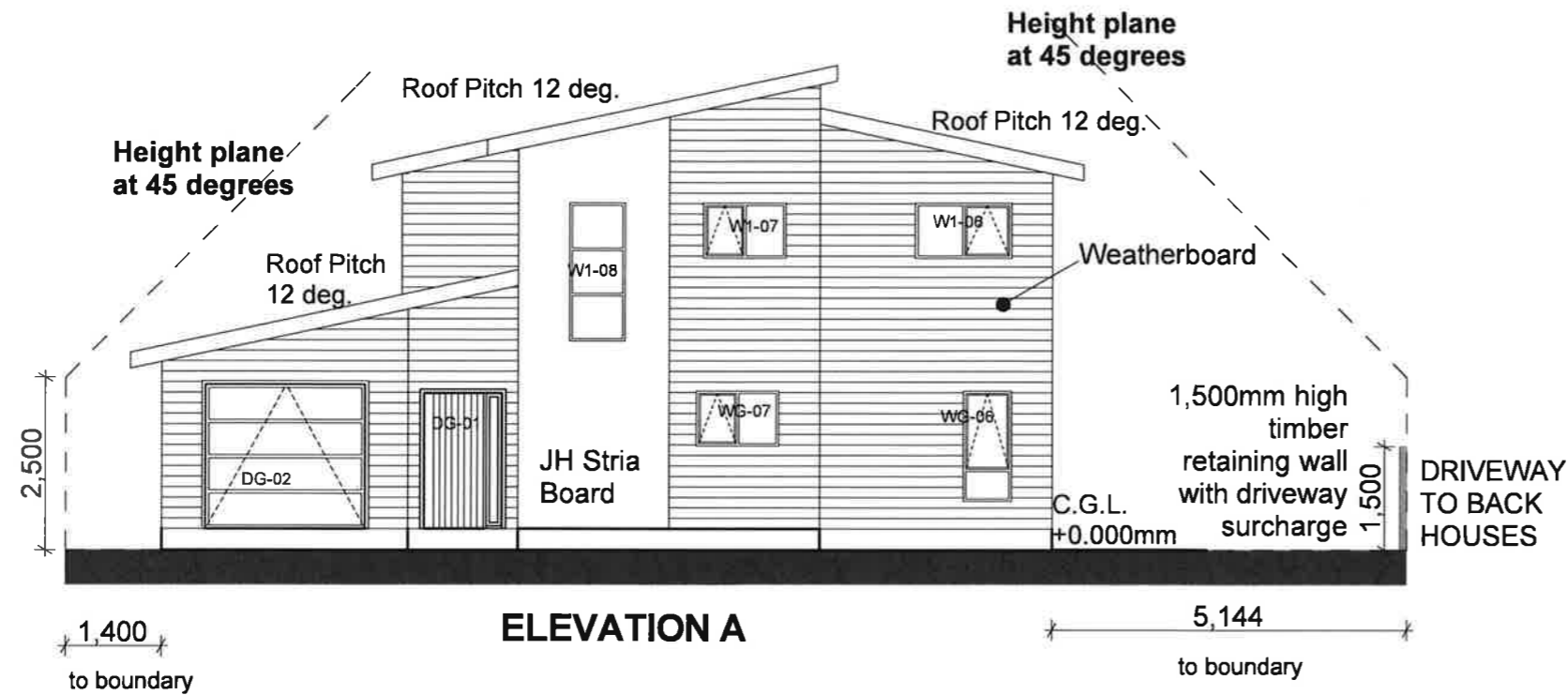
Plan number: **401**
Amendments:

Drawing title: **First Floor Plan** Date: **20/06/2017**

Drawing Number: **L 03** Scale:

Proposed Property:
 Dwelling for proposed
 Lot 1 Trelawny Terrace
 Grenada, Hunters Hill
 Wellington, 6037
 (refer Subdivision Plan Lot 1)

Wind zone: Very High
 Earthquake zone: 3
 Ground: D&E



RUSSELL PROPERTIES

Drawn by:
 VAR Design,
 Vicky Russell
 LBP No.: BP115030
 Design Class: D1

Plan number: 401
 Amendments:

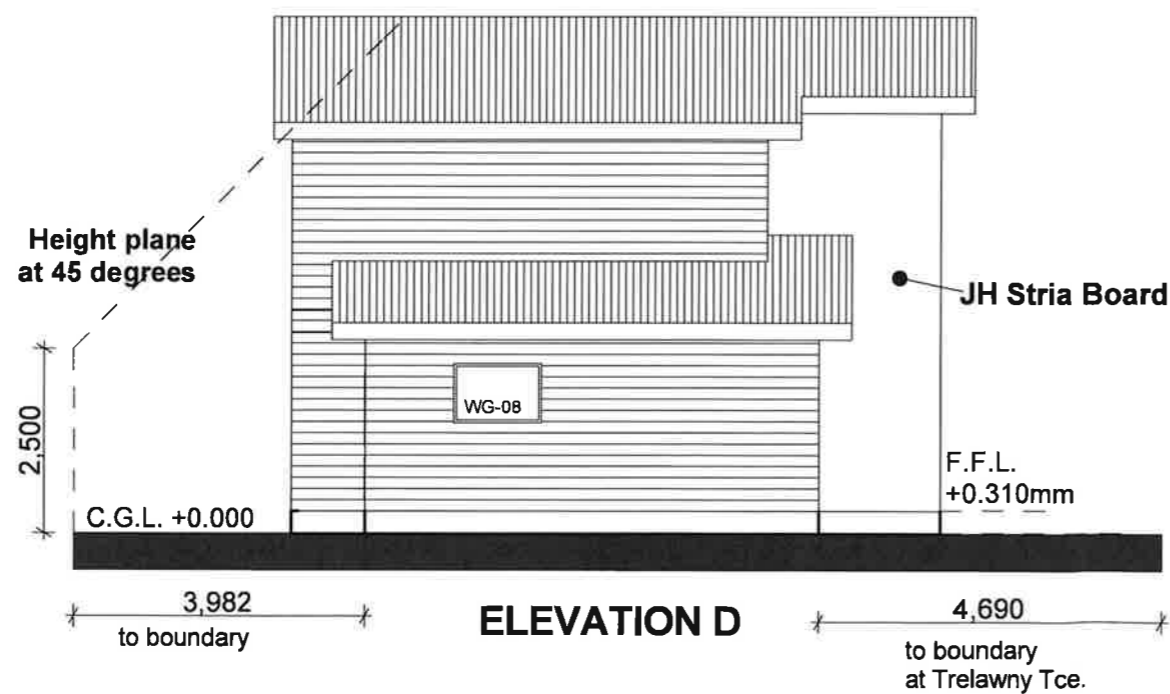
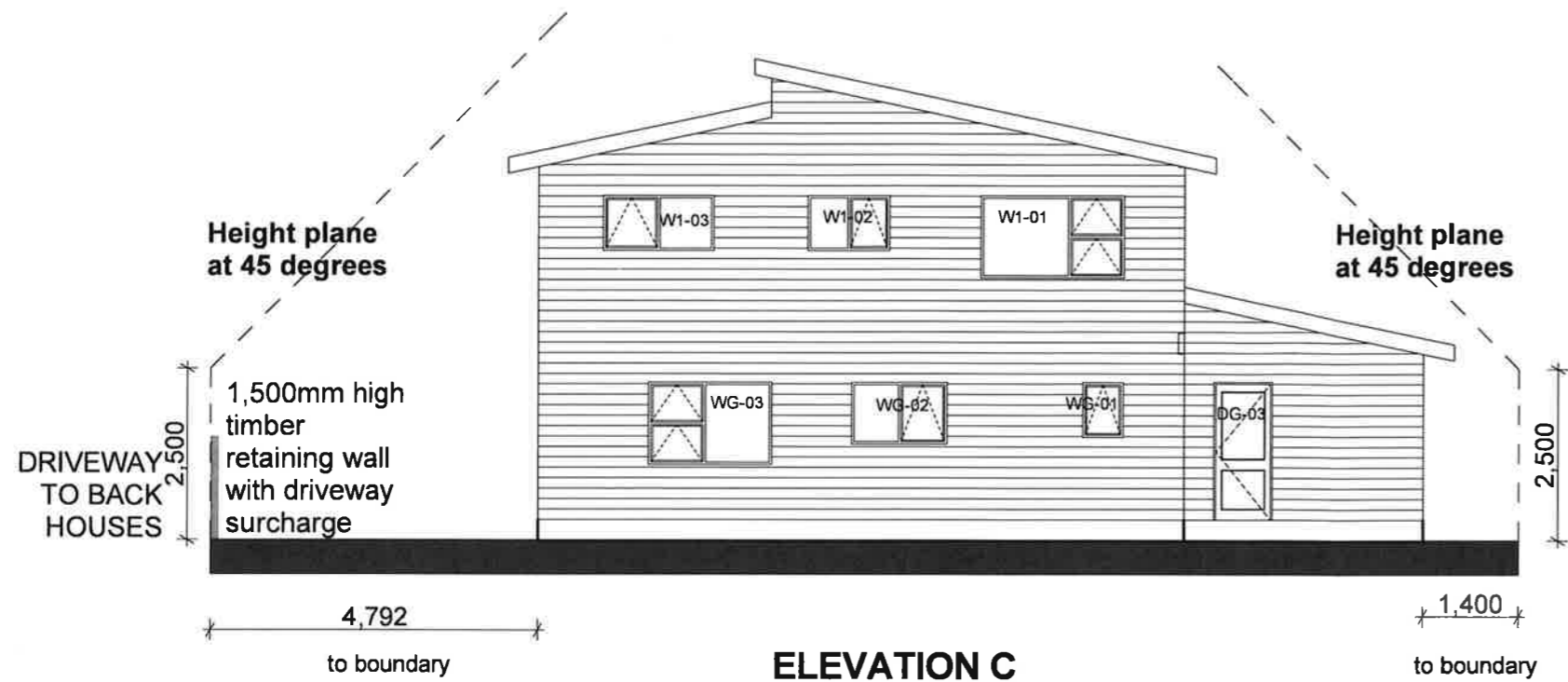
Drawing title: Date: 20/06/2017

Elevations A & B

Drawing Number: L 04 Scale: 1:100

Proposed Property:
 Dwelling for proposed
 Lot 1 Trelawny Terrace
 Grenada, Hunters Hill
 Wellington, 6037
 (refer Subdivision Plan Lot 1)

Wind zone: Very High
 Earthquake zone: 3
 Ground: D&E



**RUSSELL
 PROPERTIES**

Drawn by:
 VAR Design,
 Vicky Russell
 LBP No.: BP115030
 Design Class: D1

Plan number: 401
 Amendments:

Drawing title: Elevations C & D Date: 20/06/2017

Drawing Number: L 05 Scale: 1:100

KITCHEN ELECTRICAL

- 1 x hob point
- 1 x Rangehood point
- 1 x Microwave point
- 1 x Fridge point
- 1 x Waste disposal point
- 1 x Dishwasher point

Note: Recessed lights are compliant with NZBC CAS1 section 7.4.1 as specified in AS/NZS 60598.2.2

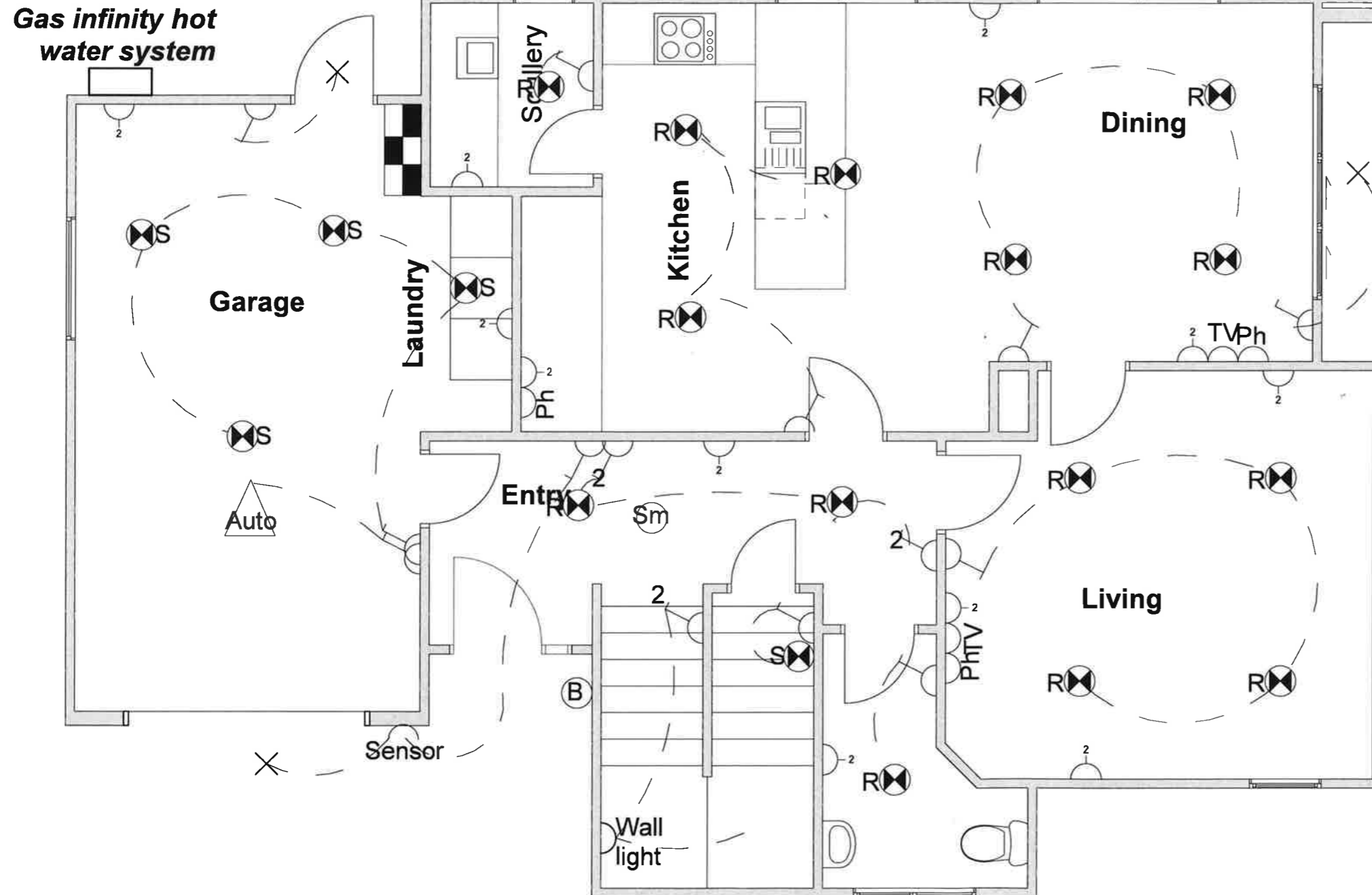
SMOKE DETECTORS:
Smoke alarms to be installed within 3m from all bedroom doors and must be audible within the rooms with the doors shut.
Smoke alarms must have both a hush facility to silence the alarm with min. of 60 seconds and a test facility.
Smoke alarms may be battery powered.

Proposed Property:
Dwelling for proposed Lot 1 Trelawny Terrace Grenada, Hunters Hill Wellington, 6037 (refer Subdivision Plan Lot 1)

Wind zone: Very High
Earthquake zone: 3
Ground: D&E

ELECTRICAL LEGEND

- ⊗_R Recessed Downlight
- ⊗_H Recessed Halogen downlight
- ⊗_S Batten Holder Light
- ⊗ Exterior Light
- ⌋ One way switch
- ⌋² Two way switch
- ⌋ double power point
- Ph Phone point
- TV TV point
- ⊗_{fan} Extractor Fan
- TR Towel Rail
- Auto Auto garage door opener
- ⊕ Door Bell
- ⊗_{sm} Smoke Detector
- ⊗_{sb} Switch Board
- ⊗_{sensor} Sensor Light



RUSSELL PROPERTIES

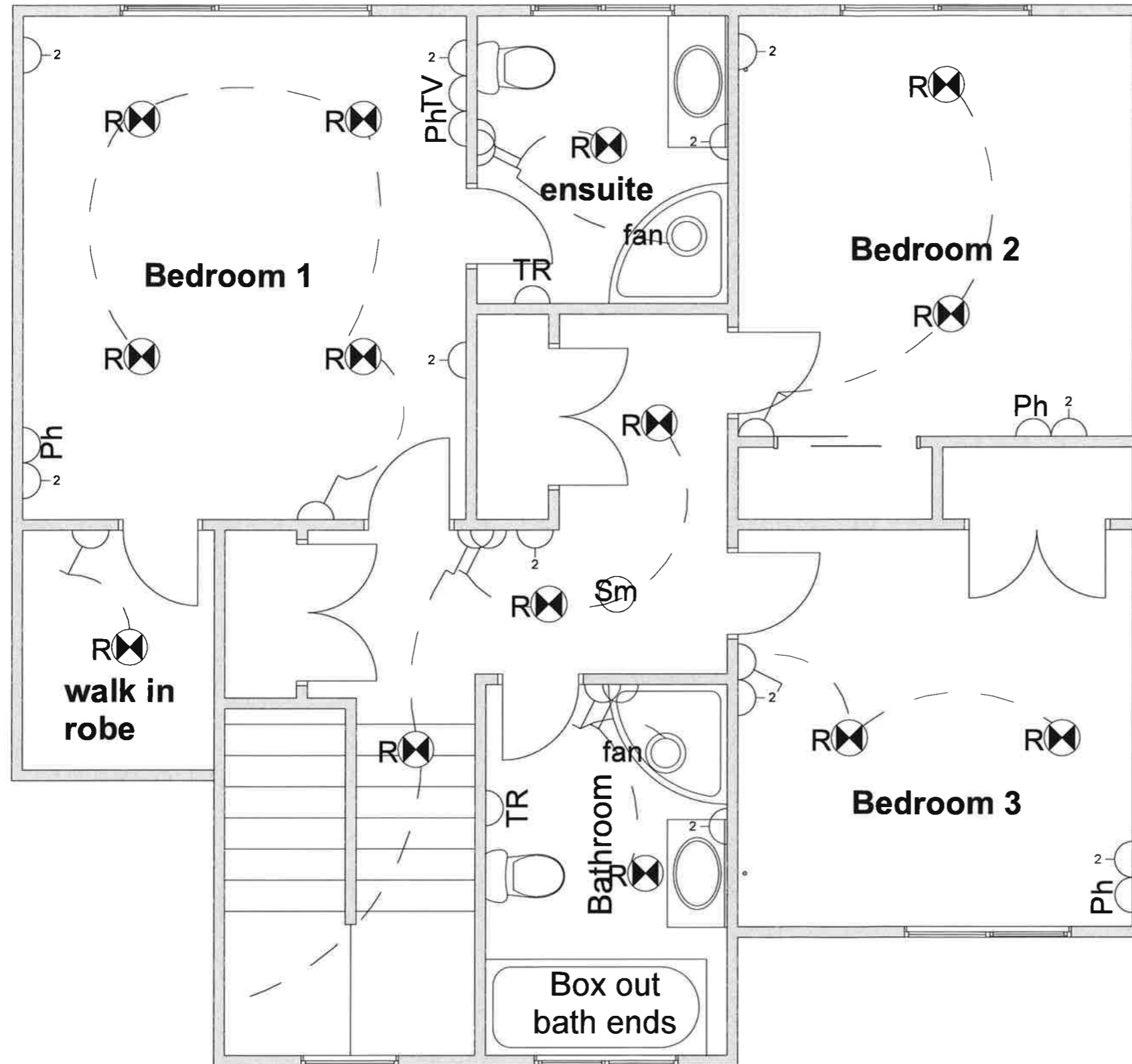
Drawn by:
VAR Design,
Vicky Russell
LBP No.: BP115030
Design Class: D1

Plan number: 401
Amendments:

Drawing title: Electrical Plan - Ground Fl
Date: 20/06/2017

Drawing Number: L 12
Scale: Not to scale

Electrical Plan - Ground Floor
Scale 1:100



Electrical Plan - First Floor
Not to scale

Proposed Property:
Dwelling for proposed
Lot 1 Trelawny Terrace
Grenada, Hunters Hill
Wellington, 6037
 (refer Subdivision Plan Lot 1)

Wind zone: Very High
Earthquake zone: 3
Ground: D&E

SMOKE DETECTORS:
 Smoke alarms to be installed within 3m from all bedroom doors and must be audible within the rooms with the doors shut. Smoke alarms must have both a hush facility to silence the alarm with min. of 60 seconds and a test facility. Smoke alarms may be battery powered.

Ventilation:
 The mechanical ventilation for the bathrooms shall provide a minimum air change of 25 litres per second. The external grille outlets and flashing shall be installed to meet the requirements of the NZBC clauses B2 Durability and E2 External Moisture and NZS 3604:2011

RUSSELL
PROPERTIES

Drawn by:
VAR Design,
Vicky Russell
LBP No.: BP115030
Design Class: D1

Plan number: **401**
Amendments:

Drawing title: **Electrical Plan - First Floor** Date: **20/06/2017**

Drawing Number: **L 13** Scale: