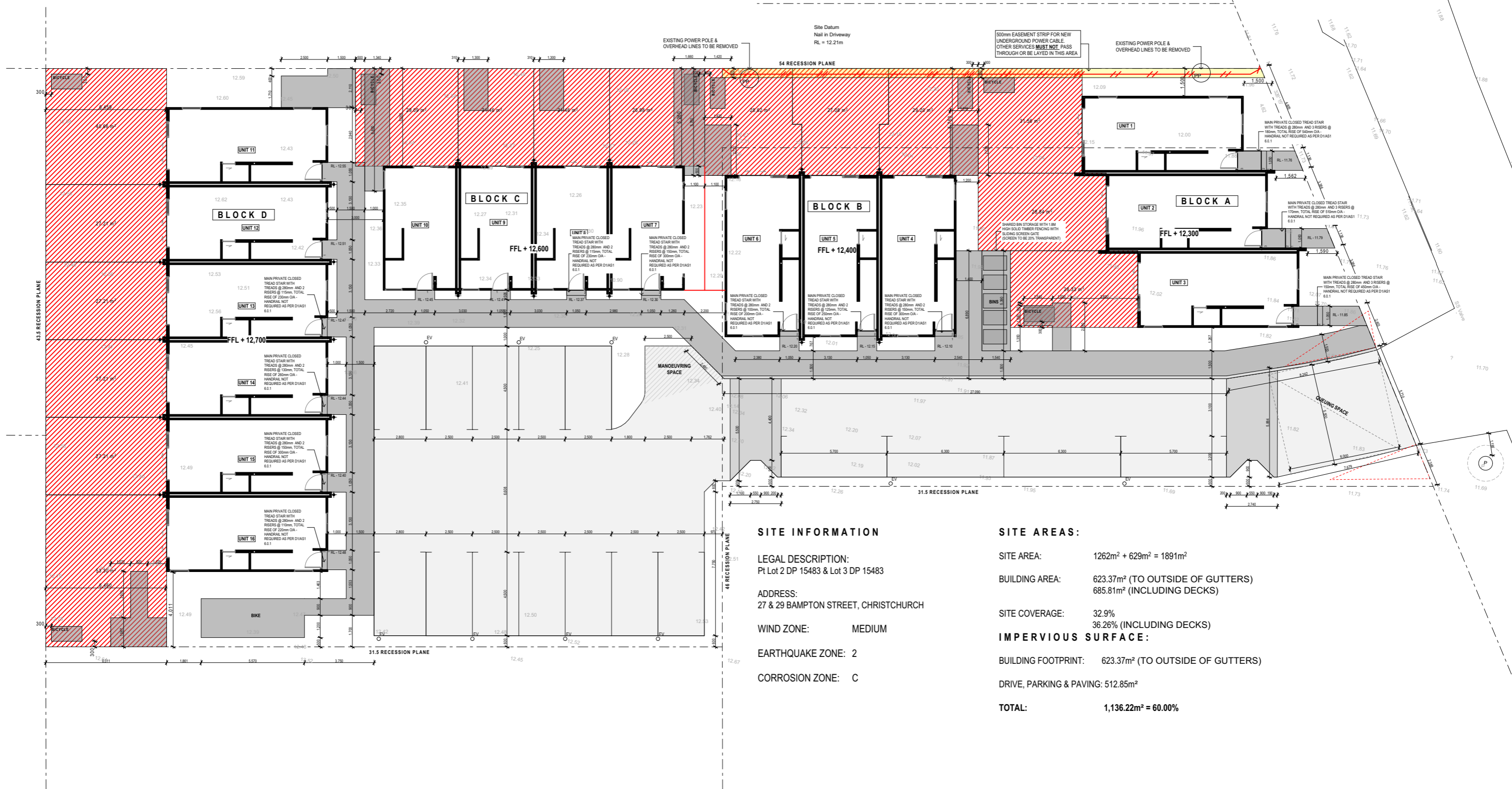
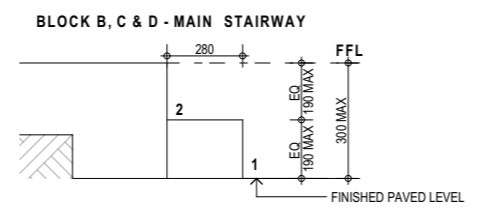
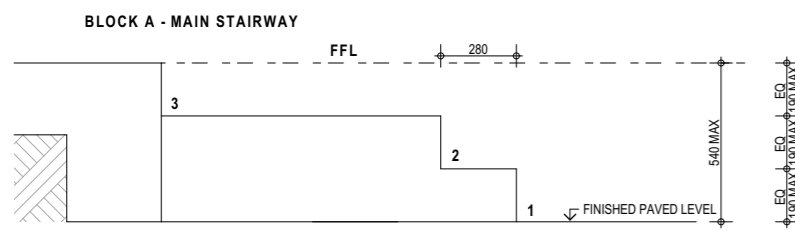


Building consent construction documentation and advice notes (B-411) are attached as part of the documents for this building consent. You should read these as they contain information to assist with achieving code compliance and/or compliance with other legislation that may apply.

Domestic Smoke Alarms complying with the building code clause F7 are required as part of this consent.



**SITE INFORMATION**

LEGAL DESCRIPTION:  
 Pt Lot 2 DP 15483 & Lot 3 DP 15483  
 ADDRESS:  
 27 & 29 BAMPTON STREET, CHRISTCHURCH  
 WIND ZONE: MEDIUM  
 EARTHQUAKE ZONE: 2  
 CORROSION ZONE: C

**SITE AREAS:**

SITE AREA: 1262m<sup>2</sup> + 629m<sup>2</sup> = 1891m<sup>2</sup>  
 BUILDING AREA: 623.37m<sup>2</sup> (TO OUTSIDE OF GUTTERS)  
 685.81m<sup>2</sup> (INCLUDING DECKS)  
 SITE COVERAGE: 32.9%  
 36.26% (INCLUDING DECKS)  
**IMPERVIOUS SURFACE:**  
 BUILDING FOOTPRINT: 623.37m<sup>2</sup> (TO OUTSIDE OF GUTTERS)  
 DRIVE, PARKING & PAVING: 512.85m<sup>2</sup>  
**TOTAL: 1,136.22m<sup>2</sup> = 60.00%**

**FIGURE & GROUND**

Figure & Ground  
 Level 1, 4 Walker Street  
 Christchurch Central 8011

p. 03 352 4333  
 e. studio@figureandground.co.nz  
 w. www.figureandground.co.nz

Project  
**Multi Unit Development**

Address  
**27 - 29 Bampton Street,  
 Burwood**

Drawing Sheet  
**0.1**

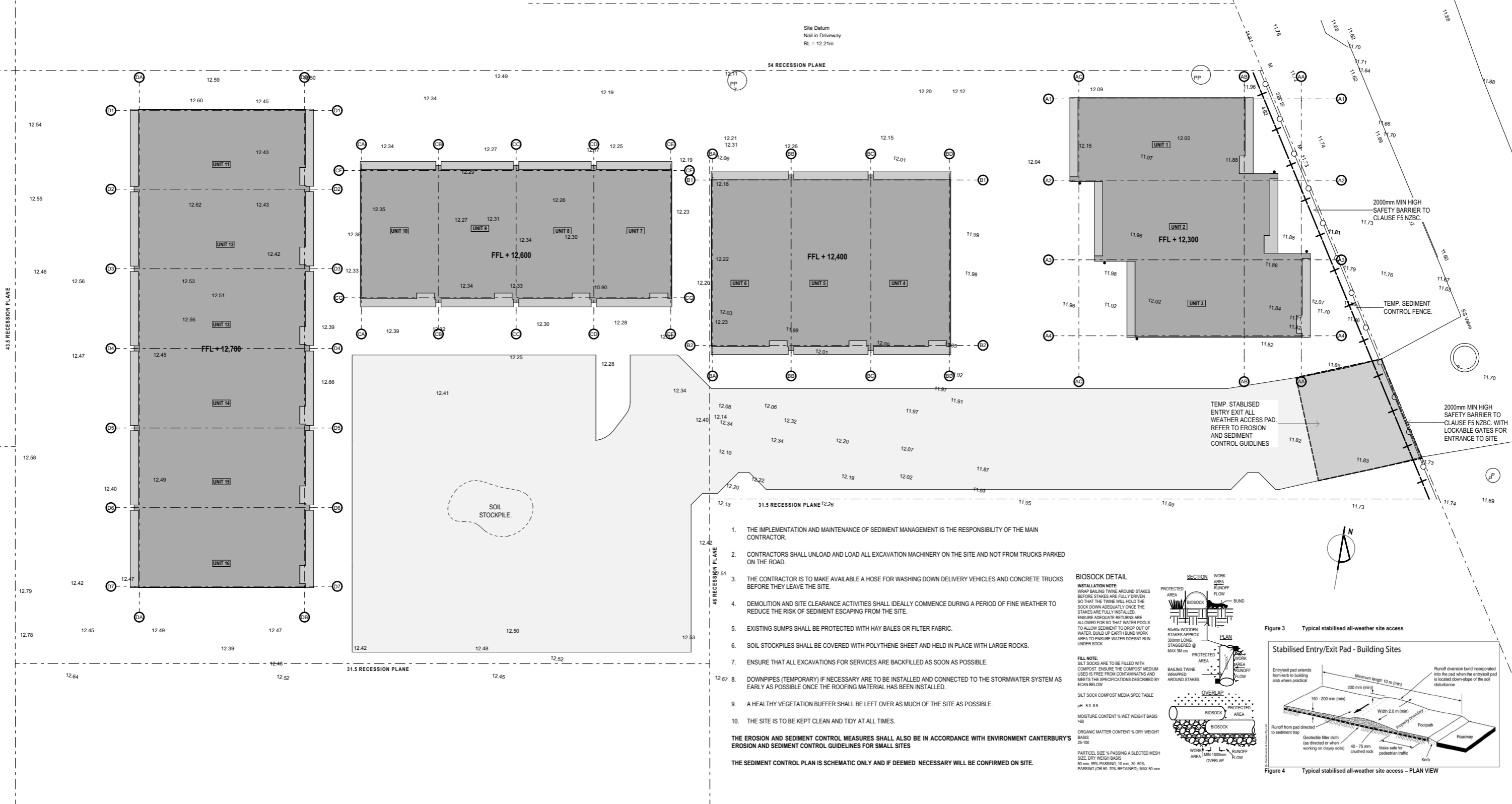
Drawing Name  
**Site Plan .**

file	22.710
date	August 2023
scale	1:200, 1:20 @ A3
drawn	CDP

Revisions	
D 22/08/2023	Issue for BC - RFI 2

ALL MEASUREMENTS TO BE CONFIRMED ON SITE BEFORE COMMENCING ANY CONSTRUCTION. THE COPYRIGHT OF THIS DRAWING REMAINS WITH FIGURE AND GROUND LIMITED.

Revision	
D	Issue
	BUILDING CONSENT



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.
- THE EROSION AND SEDIMENT CONTROL MEASURES SHALL ALSO BE IN ACCORDANCE WITH ENVIRONMENT CANTERBURY'S EROSION AND SEDIMENT CONTROL GUIDELINES FOR SMALL SITES
- THE SEDIMENT CONTROL PLAN IS SCHEMATIC ONLY AND IF DEEMED NECESSARY WILL BE CONFIRMED ON SITE.

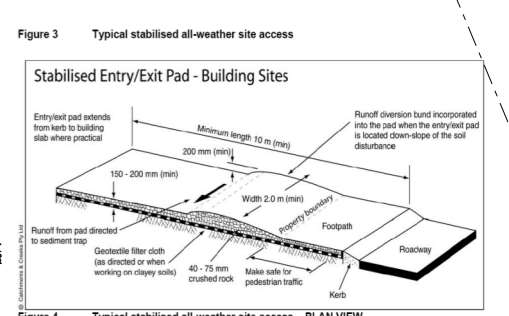
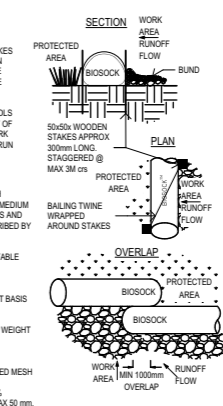
**BIO SOCK DETAIL**  
**INSTALLATION NOTE**  
 WRAP BAILING TWINE AROUND STAKES BEFORE STAKES ARE FULLY DRIVEN SO THAT THE TWINE WILL HOLD THE SOCK DOWN ADEQUATELY ONCE THE STAKES ARE FULLY INSTALLED. ENSURE ADEQUATE RETURN ARE ALLOWED FOR SO THAT WATER POOLS TO ALLOW SEDIMENT TO DROP OUT OF WATER. BUILD UP EARTH BUND WORK AREA TO ENSURE WATER DOESNT RUN UNDER SOCK.

**FILL NOTE:**  
 SILT SOCKS ARE TO BE FILLED WITH COMPOST. ENSURE THE COMPOST MEDIUM USED IS FREE FROM CONTAMINANTS AND MEETS THE SPECIFICATIONS DESCRIBED BY ECAN BELOW

**SILT SOCK COMPOST MEDIA SPEC TABLE**

pH	5.0-8.5
MOISTURE CONTENT % WET WEIGHT BASIS	>60
ORGANIC MATTER CONTENT % DRY WEIGHT BASIS	25-100

**PARTICLE SIZE % PASSING A SELECTED MESH SIZE, DRY WEIGHT BASIS**  
 50 mm: 90% PASSING; 10 mm: 30-50% PASSING (OR 50-70% RETAINED); MAX 50 mm.



**FIGURE & GROUND**

Figure & Ground  
 Level 1, 4 Walker Street  
 Christchurch Central 8011  
 p. 03 352 4333  
 e. studio@figureandground.co.nz  
 w. www.figureandground.co.nz

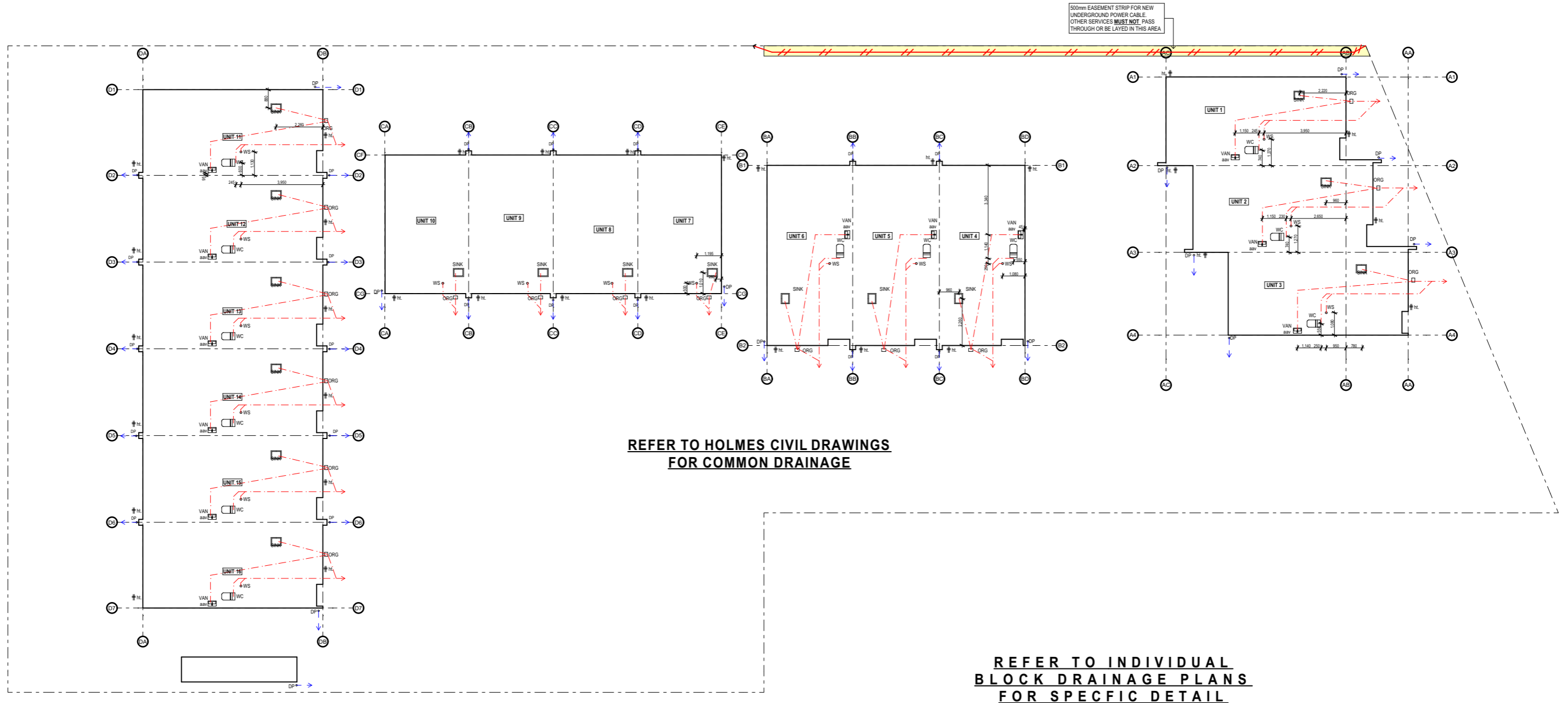
Project  
**Multi Unit Development**  
 Address  
**27 - 29 Bampton Street,  
 Burwood**

Drawing Sheet  
**0.2**  
 Drawing Name  
**Sediment Control Plan.**

file  
 22.710  
 date  
 August 2023  
 scale  
 1:200 @ A3  
 drawn  
 CDP

Revisions  
 D 22/08/2023 Issue for BC - RFI 2  
 ALL MEASUREMENTS TO BE CONFIRMED ON SITE BEFORE COMMENCING ANY CONSTRUCTION. THE COPYRIGHT OF THIS DRAWING REMAINS WITH FIGURE AND GROUND LIMITED.

Revision  
**D**  
 Issue  
 BUILDING CONSENT



**FIGURE & GROUND**

Figure & Ground  
 Level 1, 4 Walker Street  
 Christchurch Central 8011

p. 03 352 4333  
 e. studio@figureandground.co.nz  
 w. www.figureandground.co.nz

Project  
**Multi Unit Development**

Address  
**27 - 29 Bampton Street,  
 Burwood**

Drawing Sheet  
**0.3**  
 Drawing Name  
**Full Drainage Plan .**

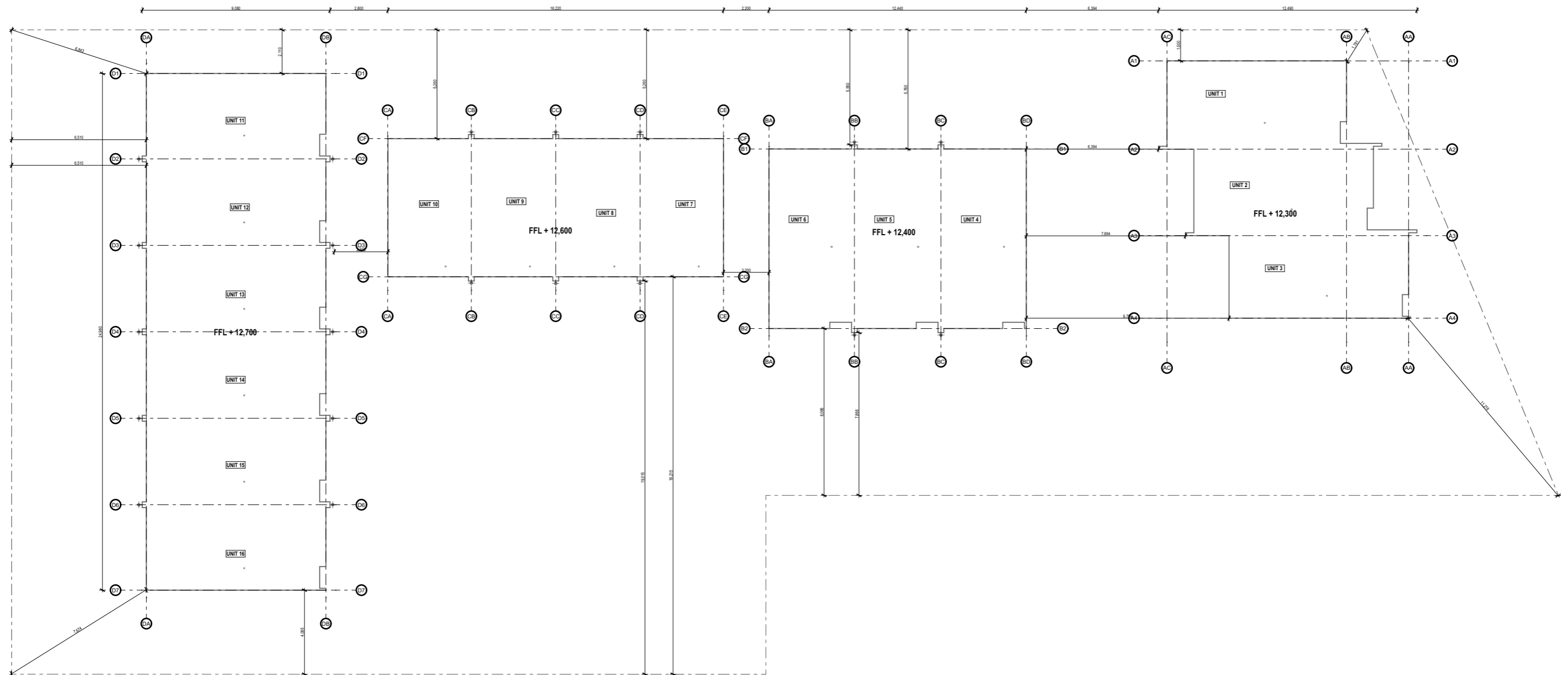
file 22.710  
 date August 2023  
 scale 1:200 @ A3  
 drawn CDP

Revisions  
 D 22/08/2023 Issue for BC - RFI 2

ALL MEASUREMENTS TO BE CONFIRMED ON SITE BEFORE COMMENCING ANY CONSTRUCTION. THE COPYRIGHT OF THIS DRAWING REMAINS WITH FIGURE AND GROUND LIMITED.

Revision  
**D**

Issue  
 BUILDING CONSENT



**FIGURE & GROUND**

Figure & Ground  
 Level 1, 4 Walker Street  
 Christchurch Central 8011

p. 03 352 4333  
 e. studio@figureandground.co.nz  
 w. www.figureandground.co.nz

Project  
**Multi Unit Development**  
 Address  
**27 - 29 Bampton Street,  
 Burwood**

Drawing Sheet  
**0.4**  
 Drawing Name  
**Ground Floor Slab Plan.**

file 22.710  
 date August 2023  
 scale 1:200 @ A3  
 drawn CDP

Revisions  
 D 22/08/2023 Issue for BC - RFI 2

ALL MEASUREMENTS TO BE CONFIRMED ON SITE  
 BEFORE COMMENCING ANY CONSTRUCTION.  
 THE COPYRIGHT OF THIS DRAWING REMAINS WITH  
 FIGURE AND GROUND LIMITED.

Revision  
**D**  
 Issue  
 BUILDING CONSENT

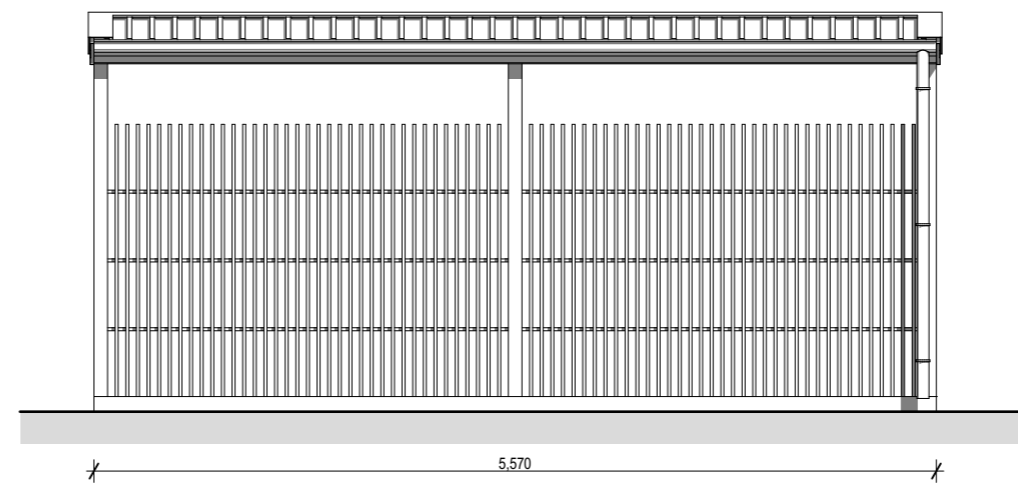
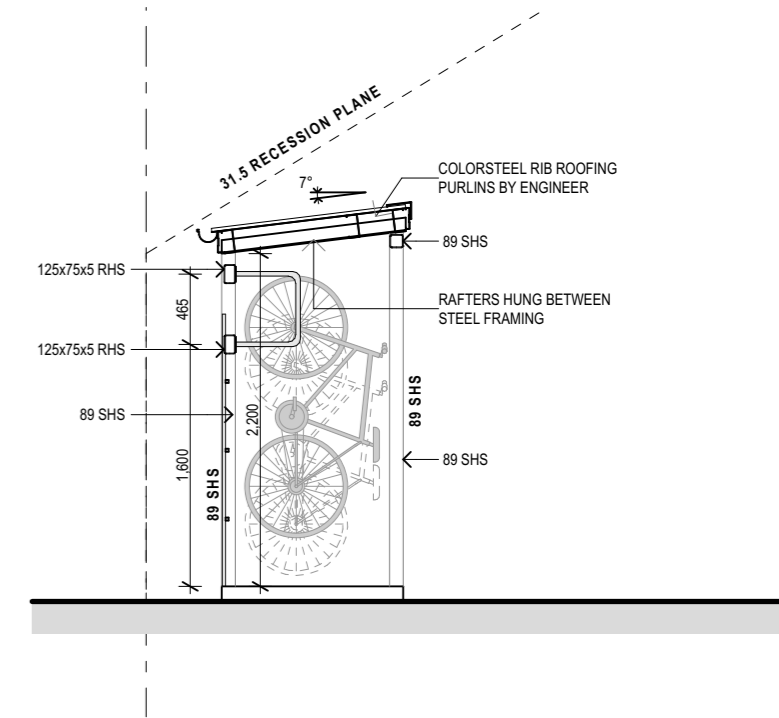
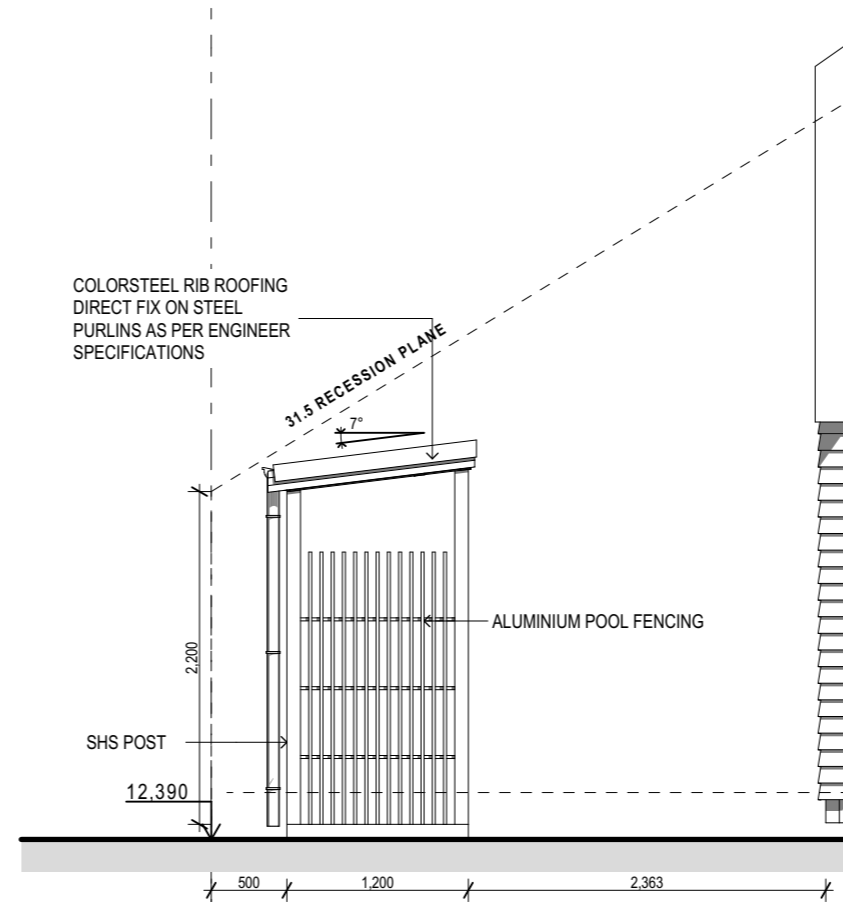
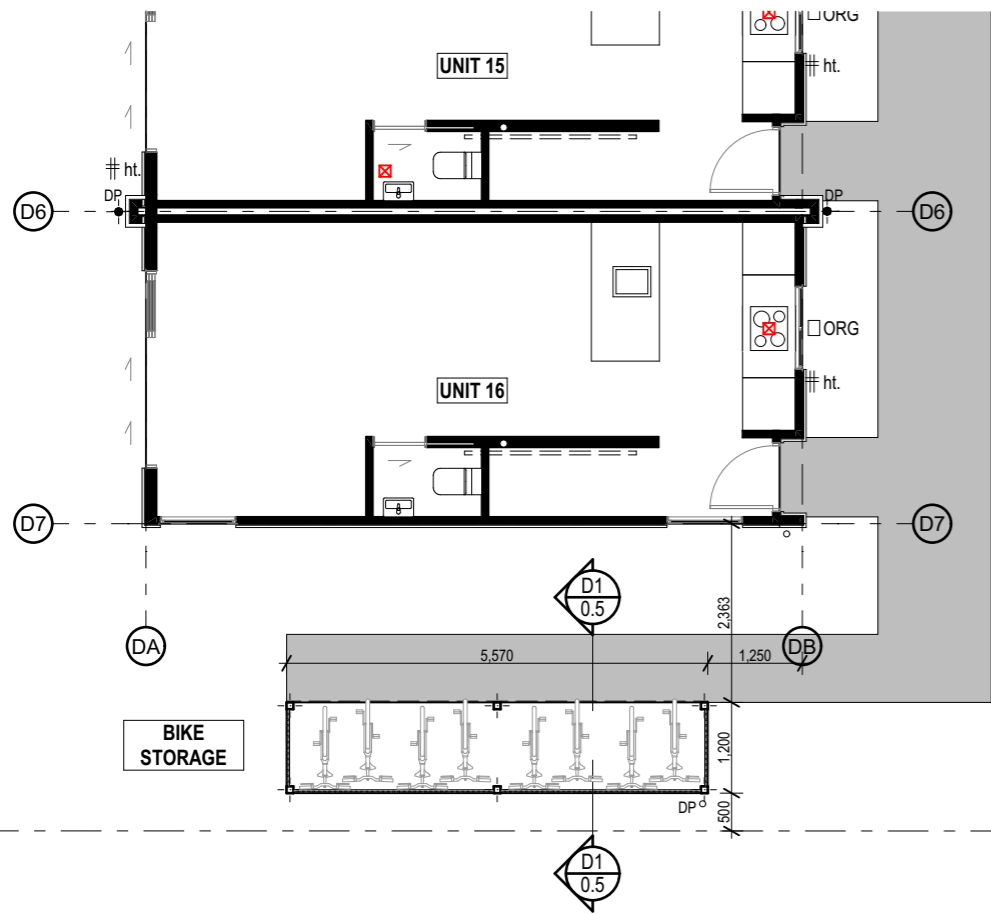


FIGURE & GROUND

Figure & Ground  
 Level 1, 4 Walker Street  
 Christchurch Central 8011

p. 03 352 4333  
 e. studio@figureandground.co.nz  
 w. www.figureandground.co.nz

Project  
 Multi Unit Development  
 Address  
 27 - 29 Bampton Street,  
 Burwood

Drawing Sheet  
 0.5  
 Drawing Name  
 Bike Storage .

file 22.710  
 date August 2023  
 scale 1:100, 1:50 @ A3  
 drawn CDP

Revisions  
 D 22/08/2023 Issue for BC - RFI 2

ALL MEASUREMENTS TO BE CONFIRMED ON SITE BEFORE COMMENCING ANY CONSTRUCTION. THE COPYRIGHT OF THIS DRAWING REMAINS WITH FIGURE AND GROUND LIMITED.

Revision  
 D

Issue  
 BUILDING CONSENT

**GENERAL NOTES**

ALL WORK TO BE CARRIED OUT IN ACCORDANCE WITH THE NZBC, NZS3604, OTHER RELEVANT NZ STANDARDS, LOCAL AUTHORITY BYLAWS AND MANUFACTURES DETAILS AND INSTRUCTIONS.

DRAWINGS ARE TO BE READ IN CONJUNCTION WITH THE ARCHITECTURAL SPECIFICATION AND OTHER CONSULTANTS DOCUMENTATION WHER APPROPRIATE.

SELECTED FINISHES TO PROPOSED SURFACES ON ANY ACCESS ROUTE TO COMPLY WITH NZBC D1/AS1 TABLE 2, ACCEPTABLE SLIP RESISTANCE FOR WALKING SURFACES. ALL FINISHES TO BE CONFIRMED WITH COMPLIANCE TO ABOVE STANDARDS. (ENTRY AND STAIR INCLUDED)

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

**TYPICAL INTERIOR STAIR NOTE:**  
SECONDARY PRIVATE CLOSED TREAD STAIR WITH TREADS @ 250mm (230 GOING) AND 14 RISERS @ 194mm, TOTAL RISE OF 2710mm AND TO HAVE HANDRAIL ON ONE SIDE TO COMPLY WITH NZBC D1/AS1 6.0 TO A HEIGHT OF 0.9m ABOVE STAIR NOSING - STAIR WINDERS TO COMPLY WITH NZBC D1/AS1 4.5

**KITCHEN NOTES:**  
1. KITCHEN SURFACES SHALL BE IMPERMIABLE AND IN ACCORDANCE WITH NZBC G3  
2. KITCHEN FLOOR AND SURFACES TO COMPLY WITH E3/AS1

**LEGEND**

- 90/140mm TIMBER FRAMED WALL
- EXTERNAL WALLS: 90/140x45 H1.2 SG8 STUDS @ 600 crs
- DWANGS crs PER CLADDING BELOW.
- ROCKCOTE @ 800mm CRS MAX.
- LINEA WEATHERBOARDS @ 600mm CRS MAX.
- INTERNAL WALLS: 90x45 H1.2 SG8 STUDS @ 600 crs, DWANGS @ 800 crs.

**W.1.01 DOOR & WINDOW NUMBERS**

SD SMOKE ALARM POSITIONS TYPE 1 SMOKE ALARMS TO COMPLY WITH NZBC F7 CLAUSE 3.2

WS 100Ø WASTE STACK TO CONTINUE TO ROOF AS 50Ø VENT

EXTRACTION FAN POSITIONS, DUCTED TO EXTERIOR. EXACT LOCATION TO BE CONFIRMED ONSITE. EXTRACTIONS TO HAVE A MIN FLOW RATE OF:  
KITCHEN - 50L/s  
BATHROOMS - 25L/s

ELECTRICAL LIGHTING TO COMPLY WITH TABLE 1 OF G8/AS1 AND D1/AS1

TWO WAY ELECTRICAL LIGHTING IN STAIRWAY TO COMPLY WITH D1/AS1 4.6.1 & 4.6.2.

EXTERNAL ELECTRICAL LIGHTING TO COMPLY WITH TABLE 1 OF G8/AS1 AND D1/AS1

INTERNAL METERBOARD / DISTRIBUTION BOARD.

HANDRAIL ON ONE SIDE TO COMPLY WITH NZBC D1/AS1 6.0 TO 900mm HEIGHT ABOVE NOSING

**INSULATION REQUIREMENTS TO COMPLY WITH H1:**

WALLS: R2.6  
ROOF: R4.0  
JOINERY: R0.37 - DOUBLE PANE: LOW E4/CLEAR - ARGON FILLED - THERMALLY IMPROVED SPACER.

**WET AREA NOTES:**

WC WALLS -SELECTED SEMI GLOSS PAINT FINSH ON 10mm GIB AQUALINE

WC CEILINGS TO BE - SELECTED SEMI-GLOSS PAINT FINISH ON 13mm GIB AQUALINE

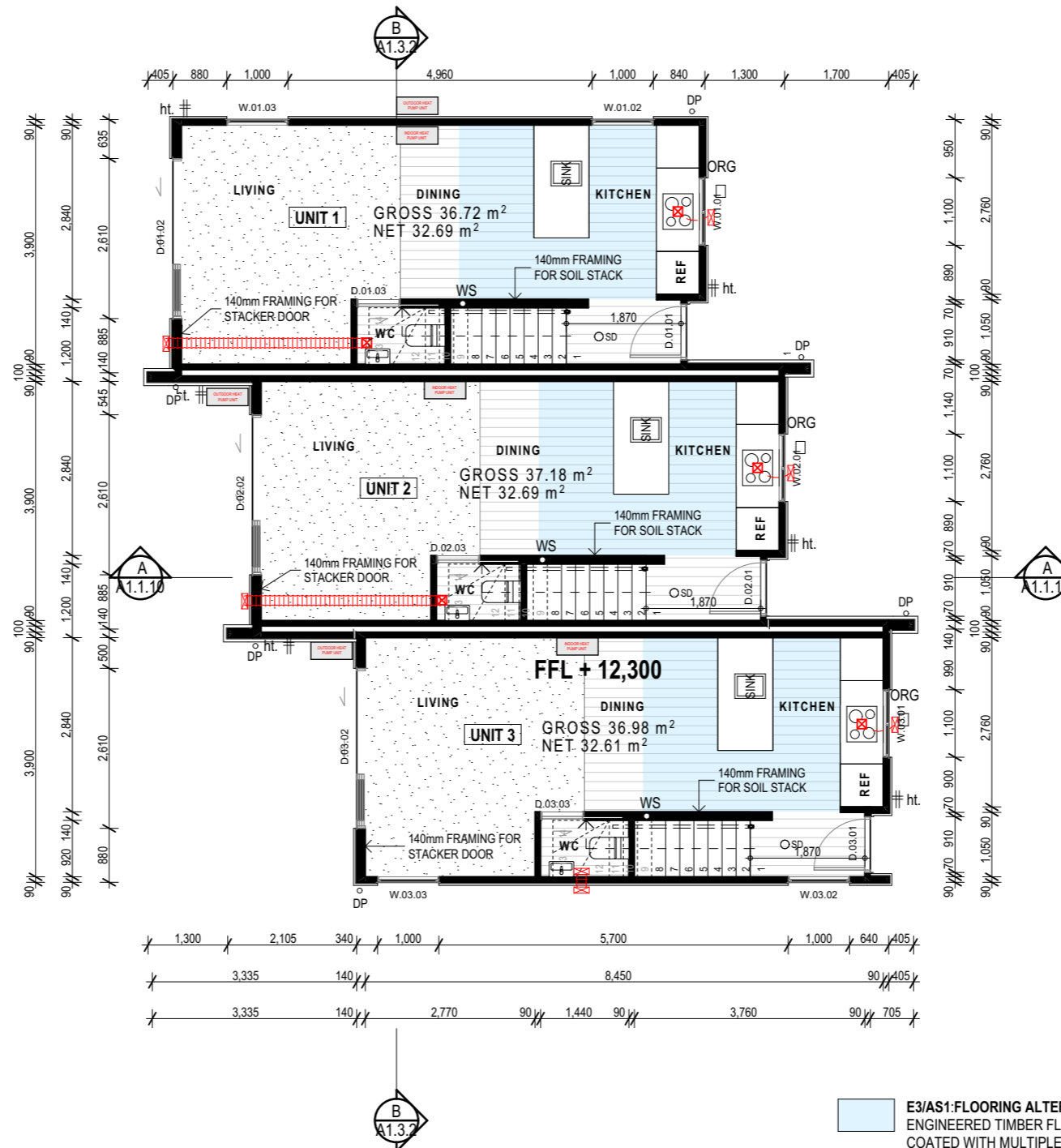
WC FLOOR - SELECTED NON SLIP VINYL. FINAL SELECTION AND SET OUT TBC ON SITE

WC TO COMPLY WITH NZBC E3/AS1. REFER ATTACHED GIB AQUALINE WET AREA SYSTEM INSTALLATION MANUAL.

SINK OVERFLOWS AND TAP FLOW RATE RESTRICTORS TO BE FITTED IN ALL KITCHEN/WC/LAUNDRY AREAS, INLET FLOW RATE TO BE LESS THAN OVERFLOW FLOW RATE.

KITCHEN/LAUNDRY/WC FLOOR TO BE- WATERPROOF VINYL, SKIRTING TO BE SEALED TO VINYL FLOORING

WALL LININGS ADJACENT TO APPLIANCES AND FACILITIES SHALL HAVE SURFACES THAT CAN BE EASILY MAINTAINED IN A HYGIENIC CONDITION. STAINLESSSTEEL, DECORATIVE HIGH PRESSURE LAMINATE, TILES, WALLBOARDS WITH PAINTED OR APPLIED IMPERVIOUS COATINGS OR FILMS, ARE EXAMPLES OF SUITABLE MATERIALS FOR THESE SURFACES. TO COMPLY WITH NZBC G3/AS1 SECTION 1.6



**E3/AS1:FLOORING ALTERNATIVE SOLUTION.**  
ENGINEERED TIMBER FLOORING TO BE FACTORY COATED WITH MULTIPLE COATS OF UV CURED HARDWAX OIL FINISH. THAT ARE WATER, DUST AND STAIN RESISTANT. AND MUST BE WARRANTED FOR USE IN KITCHEN AND LAUNDRY APPLICATIONS BY THE MANUFACTURER

**PROTECTING JOINS WITHIN 1.5m OF FIXTURES AND APPLIANCES:**  
AS OUTLINED IN AMENDMENT 7, WE RECOMMEND THE FOLLOWING STEPS TO AREAS WITHIN 1.5m OF SANITARY FIXTURES:  
- WATERPROOF FLEXIBLE SEALANT AROUND THE PERIMETER WHERE THE FLOOR MEETS THE CABINETRY OR SKIRTING (IF WITHIN 1.5m).  
- WATERPROOF D3 PVA ADHESIVE APPLIED INTO TO THE GROOVE OF THE TONGUE & GROOVE PROFILE OF WOOD FLOORING TO SEAL THE JOINT OF THE FLOORING WHEN WITHIN 1.5m.

Christchurch City Council  
Approved  
27/10/2023  
Page 6 of 97  
THIS DRAWING IS COPYRIGHT PROTECTED AND REPRODUCTION OR DISTRIBUTION IS FORBIDDEN WITHOUT THE EXPRESS PERMISSION OF FIGURE & GROUND. ALL MEASUREMENTS TO BE CONFIRMED ON-SITE BEFORE COMMENCING ANY CONSTRUCTION.  
McKay, Bryan

Project  
**Multi Unit Development**

Address  
**27 - 29 Bampton Street, Burwood**

Drawing Name  
**Ground Floor Plan - Block A.**

Drawing Sheet  
**A1.1.1**

Revision  
**D**

Revisions

A	27/04/2023	Issue for BC
B	20/06/2023	Issue for BC - Update
C	10/07/2023	Issue for BC - RFI
D	22/08/2023	Issue for BC - RFI 2

file	21.710
date	August 2023
scale	1:100 @ A3
drawn	CDP.

LEVEL 1  
4 Walker Street  
CHRISTCHURCH 8013  
NEW ZEALAND  
TEL + 64 (3) 352 4333

WWW.FIGUREANDGROUND.CO.NZ  
STUDIO@FIGUREANDGROUND.CO.NZ

**FIGURE & GROUND**

**GENERAL NOTES**

ALL WORK TO BE CARRIED OUT IN ACCORDANCE WITH THE NZBC, NZS3604, OTHER RELEVANT NZ STANDARDS, LOCAL AUTHORITY BYLAWS AND MANUFACTURERS DETAILS AND INSTRUCTIONS.

DRAWINGS ARE TO BE READ IN CONJUNCTION WITH THE ARCHITECTURAL SPECIFICATION AND OTHER CONSULTANTS DOCUMENTATION WHERE APPROPRIATE.

SELECTED FINISHES TO PROPOSED SURFACES ON ANY ACCESS ROUTE TO COMPLY WITH NZBC D1/AS1 TABLE 2, ACCEPTABLE SLIP RESISTANCE FOR WALKING SURFACES. ALL FINISHES TO BE CONFIRMED WITH COMPLIANCE TO ABOVE STANDARDS. (ENTRY AND STAIR INCLUDED)

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

**TYPICAL INTERIOR STAIR NOTE:**  
SECONDARY PRIVATE CLOSED TREAD STAIR WITH TREADS @ 250mm (230 GOING) AND 14 RISERS @ 194mm, TOTAL RISE OF 2710mm AND TO HAVE HANDRAIL ON ONE SIDE TO COMPLY WITH NZBC D1/AS1 6.0 TO A HEIGHT OF 0.9m ABOVE STAIR NOSING - STAIR WINDERS TO COMPLY WITH NZBC D1/AS1 4.5

**KITCHEN NOTES:**  
1. KITCHEN SURFACES SHALL BE IMPERMIABLE AND IN ACCORDANCE WITH NZBC G3  
2. KITCHEN FLOOR AND SURFACES TO COMPLY WITH E3/AS1

**LEGEND**

- 90/140mm TIMBER FRAMED WALL
- EXTERNAL WALLS: 90/140x45 H1.2 SG8 STUDS @ 600 crs
- DWANGS crs PER CLADDING BELOW.
- ROCKCOTE @ 800mm CRS MAX.
- LINEA WEATHERBOARDS @ 600mm CRS MAX.S
- INTERNAL WALLS: 90x45 H1.2 SG8 STUDS @ 600 crs, DWANGS @ 800 crs.

**W.1.01 DOOR & WINDOW NUMBERS**

SD SMOKE ALARM POSITIONS TYPE 1 SMOKE ALARMS TO COMPLY WITH NZBC F7 CLAUSE 3.2

SV 50Ø STACK VENT TO CONTINUE TO ROOF

EXTRACTION FAN POSITIONS, DUCTED TO EXTERIOR. EXACT LOCATION TO BE CONFIRMED ONSITE. EXTRACTIONS TO HAVE A MIN FLOW RATE OF:  
KITCHEN - 50L/s  
BATHROOMS/LAUNDRY - 25L/s

ELECTRICAL LIGHTING TO COMPLY WITH TABLE 1 OF G8/AS1 AND D1/AS1

TWO WAY ELECTRICAL LIGHTING IN STAIRWAY TO COMPLY WITH D1/AS1 4.6.1 & 4.6.2.

EXTERNAL ELECTRICAL LIGHTING TO COMPLY WITH TABLE 1 OF G8/AS1 AND D1/AS1

INTERNAL METERBOARD / DISTRIBUTION BOARD.

HANDRAIL ON ONE SIDE TO COMPLY WITH NZBC D1/AS1 6.0 TO 900mm HEIGHT ABOVE NOSING

**INSULATION REQUIREMENTS TO COMPLY WITH H1:**

WALLS: R2.6  
ROOF: R4.0  
JOINERY: R0.37 - DOUBLE PANE: LOW E4/CLEAR - ARGON FILLED - THERMALLY IMPROVED SPACER.

**WET AREA NOTES:**

**BATHROOM/LAUNDRY WALLS** - SELECTED TILE FINISH ON 13mm GIB AQUALINE or SELECTED SEMI GLOSS PAINT FINISH ON 10mm GIB AQUALINE

**BATHROOM/LAUNDRY CEILINGS TO BE** - SELECTED SEMI-GLOSS PAINT FINISH ON 13mm GIB AQUALINE

**BATHROOM/LAUNDRY FLOOR** - SELECTED NON SLIP TILES OVER WATER PROOFING MEMBRANE INCLUDING SKIRTING ON 6mm TILE SLATE. FINAL SELECTION AND SET OUT TBC ON SITE

**SHOWER** - SELECTED ATLANTIS EASYTILE BASE AND GLASS ENCLOSURE. SELECTED TILE ON WATERPROOF MEMBRANE TO WALLS UP TO 2M HEIGHT.

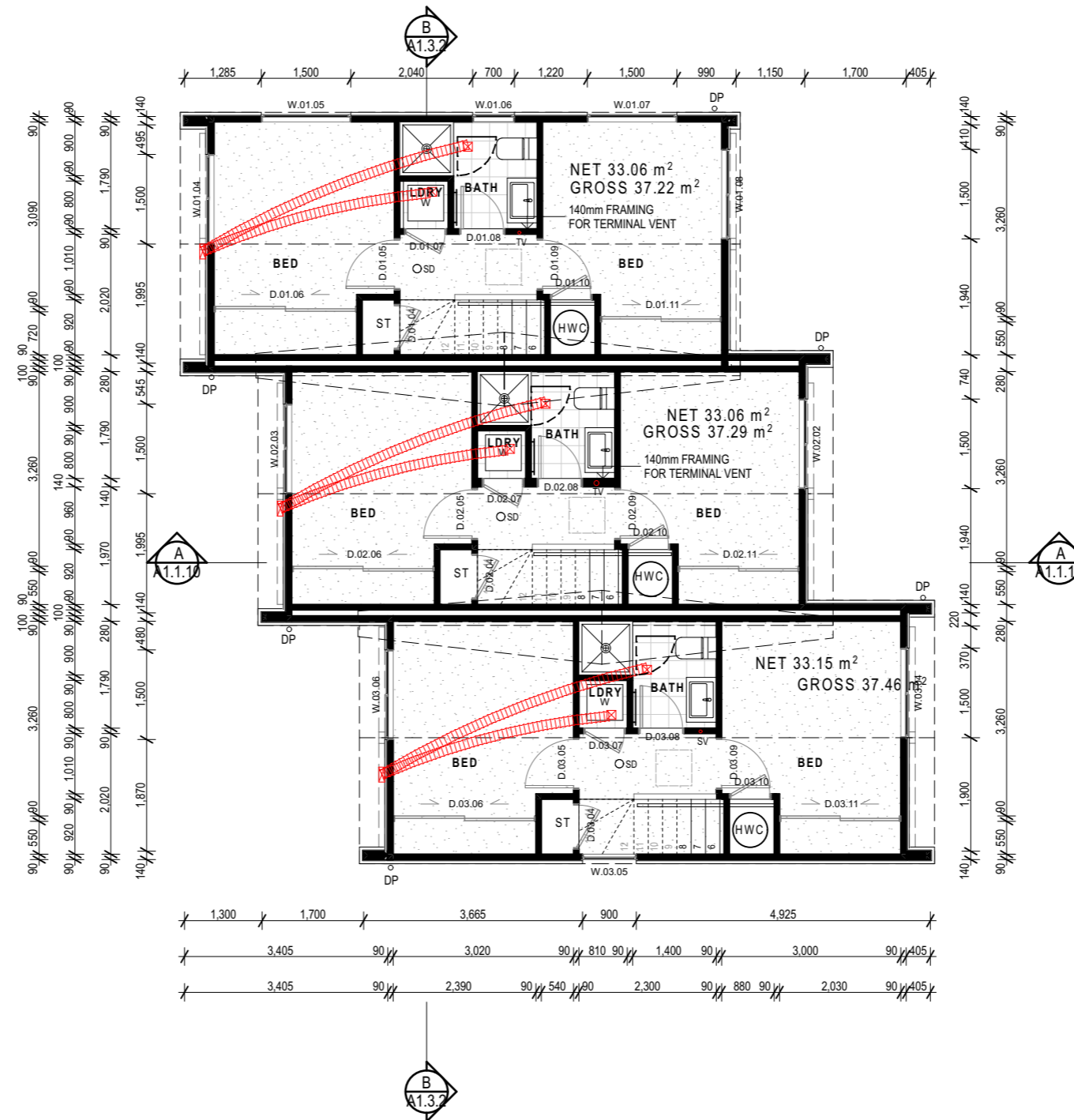
**SHOWER GLASS SCREEN** - GRADE A SAFETY GLAZING TO COMPLY WITH NZS4223

**BATHROOM/LAUNDRY** TO COMPLY WITH NZBC E3/AS1. REFER ATTACHED GIB AQUALINE WET AREA SYSTEM INSTALLATION MANUAL.

SINK OVERFLOWS AND TAP FLOW RATE RESTRICTORS TO BE FITTED LAUNDRY AREA, INLET FLOW RATE TO BE LESS THAN OVERFLOW FLOW RATE.

WALL LININGS ADJACENT TO APPLIANCES AND FACILITIES SHALL HAVE SURFACES THAT CAN BE EASILY MAINTAINED IN A HYGIENIC CONDITION. STAINLESSSTEEL, DECORATIVE HIGH PRESSURE LAMINATE, TILES, WALLBOARDS WITH PAINTED OR APPLIED IMPERVIOUS COATINGS OR FILMS, ARE EXAMPLES OF SUITABLE MATERIALS FOR THESE SURFACES. TO COMPLY WITH NZBC G3/AS1 SECTION 1.6

ALLOW 100mm GAP TO BATHROOM DOOR TO ALLOW FOR HEATED TOWEL RAIL



Christchurch City Council  
 Approved  
 27/10/2023  
 McKay, Bryan  
 Page 7 of 97  
 THIS DRAWING IS COPYRIGHT PROTECTED AND ITS REPRODUCTION OR DISTRIBUTION IS FORBIDDEN WITHOUT THE EXPRESS PERMISSION OF FIGURE & GROUND. ALL MEASUREMENTS TO BE CONFIRMED ON-SITE BEFORE COMMENCING ANY CONSTRUCTION.

Project  
**Multi Unit Development**

Address  
**27 - 29 Bampton Street, Burwood**

Drawing Name  
**First Floor Plan- Block A.**

Drawing Sheet  
**A1.1.2**  
 Revision  
**D**

Revisions

A	27/04/2023	Issue for BC
B	20/06/2023	Issue for BC - Update
C	10/07/2023	Issue for BC - RFI
D	22/08/2023	Issue for BC - RFI 2

file	21.710
date	August 2023
scale	1:100 @ A3
drawn	CDP.

LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333

WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ

**FIGURE & GROUND**

**ROOF NOTES**

ALL ROOFING TO BE INSTALLED AS PER MANUFACTURERS INSTRUCTIONS AND IN ACCORDANCE WITH NZBC

ALL H3.2 TREATED TIMBER PLYWOOD TO HAVE CCA TREATMENT.

ALLOW TO SEAL AROUND AND FLASH COMPLETE IN ALL RESPECTS TO ALL PENETRATIONS.ALLOW TO COORDINATE WITH OTHER TRADES.

ALLOW TO PROVIDE LEAF GRATES TO ALL EXPOSED SCUPPERS / OVERFLOWS AND DOWNPIPES.


REFER TO TRUSS DESIGNERS PLANS FOR TRUSS CONSTRUCTION INFORMATION AND LAYOUT

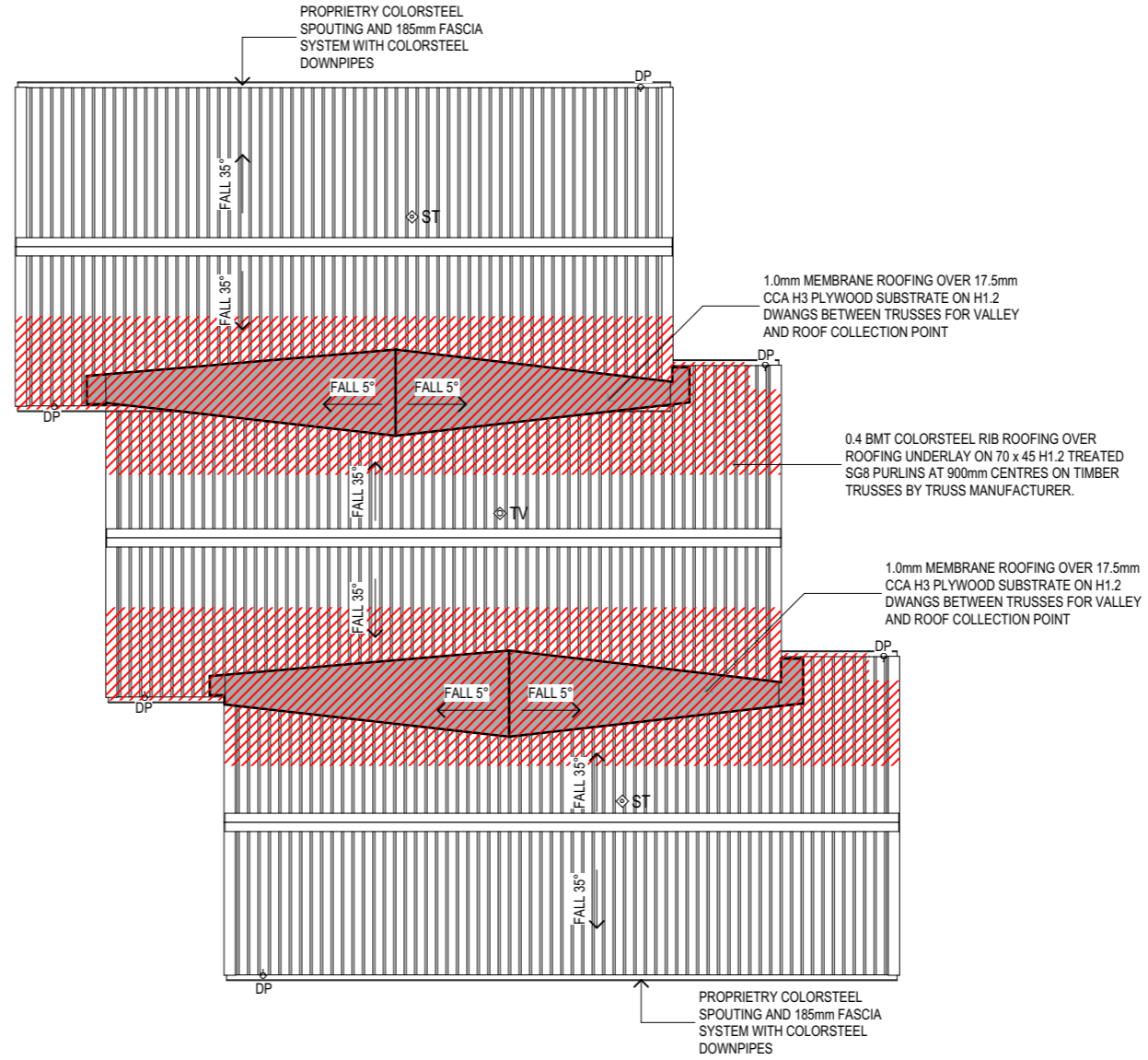
READ IN CONJUNCTION WITH CROSS SECTIONS AND DETAILS

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

ALL TRUSS EAVES AND BARGE OVERHANGS DIMENSIONS TO MATCH CLADDING

**LEGEND**

- DP 80Ø COLORSTEEL DOWNPIPE TO TAKE MAX 70m² OF ROOF AREA
- ⊕ST 50Ø STACK VENT AS PER G13/AS1 - THROUGH ROOF WITH DEKTITE OR SIMILAR BOOT FLASHING
-  FIRE RETARDENT ROOF UNDERLAY TO 1m TO EACH SIDE OF FIREWALL



Christchurch City Council  
 Approved Development Consent  
 27/10/2023  
 McKay, Bryan  
 Page 8 of 97  
 THIS DRAWING IS COPYRIGHT PROTECTED AND ITS REPRODUCTION OR DISTRIBUTION IS FORBIDDEN WITHOUT THE EXPRESS PERMISSION OF FIGURE & GROUND. ALL MEASUREMENTS TO BE CONFIRMED ON-SITE BEFORE COMMENCING ANY CONSTRUCTION.

Project  
**Multi Unit Development**

Address  
**27 - 29 Bampton Street, Burwood**

Drawing Name  
**Roof Plan- Block A.**

Drawing Sheet      Revision  
**A1.1.3                      D**

Revisions

A	27/04/2023	Issue for BC
B	20/06/2023	Issue for BC - Update
C	10/07/2023	Issue for BC - RFI
D	22/08/2023	Issue for BC - RFI 2

file	21.710
date	August 2023
scale	1:100 @ A3
drawn	CDP.

LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333

WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ

**FIGURE & GROUND**

**DRAINAGE NOTES**

ALL DRAINAGE SHOWN AS INDICATIVE ONLY. DRAIN SIZES AND GRADIENTS ARE TO BE CONFIRMED AND FINALISED BY PLUMBER AND DRAINLAYER.

ALL DRAINAGE TO COMPLY WITH THE NZBC APPROVED DOCUMENTS:  
E1/AS1  
G12/AS1  
G13/AS1

HOSE TAP POSITIONS TO BE CONFIRMED WITH CLIENT

REFER TO CIVIL ENGINEERING DOCUMENTATION FOR WATER METER LOCATIONS.

FIXTURE	WASTE SIZE	GRAD.
SINK	65mm	1:40
VANITY	65mm	1:40
WC	100mm	1:60

INSTALL AIR ADMITTANCE VALVES WHERE EASILY ACCESSIBLE i.e. UNDER BENCH TO BASINS - INSTALL AAV IN ROOF AND SPACE PROVIDE ACCESS HATCH FOR MAINTAINANCE WHERE DIRECT ACCESS IS NOT POSSIBLE

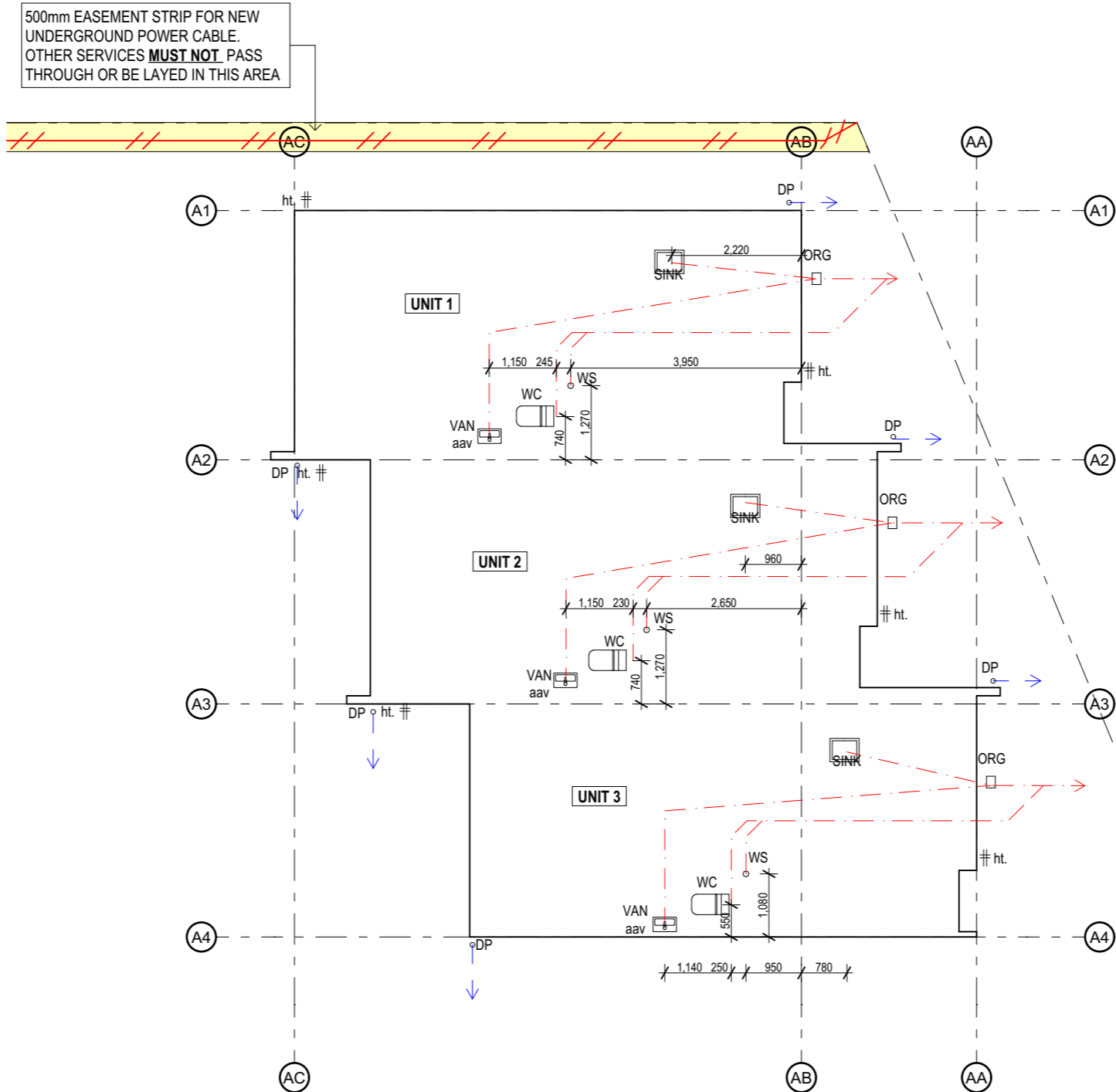
**LEGEND**

- DP. 80mmØ COLORSTEEL DOWNPIPE
- GT OVERFLOW RELIEF GULLY TRAP
- ≡ HOSE TAP
- AAV AIR ADMITTANCE VALVE
- WS 100Ø WASTE STACK TO CONTINUE TO ROOF AS 50Ø VENT
- STORMWATER PIPE
- - - SANITARY SEWER PIPE

**HWC NOTES:**

250L MAINS PRESSURE HOT WATER CYLINDER COMPLETE WITH ISOLATING VALVE, EXPANSION CONTROL VALVE AND TEMPERATURE & PRESSURE RELIEF VALVE. HWC FIXED BACK TO WALL WITH 2 no. SEISMIC RESTRAINTS. INSURE PIPING TO BE LAGGED. RELIEF VALVE TO BE 40Ø COPPER TO DRAIN TO EXTERIOR IN A VISIBLE POSITION. H.W.C TO BE PROVIDED WITH TUNDISH AND SAFE TRAY.

ALL UNITS TO BE SUPPLIED WITH MIN 25mm MDPE PIPE FOR WATER FEED AS LENGTH IS OVER 20m



**REFER TO HOLMES CIVIL DRAWINGS FOR COMMON DRAINAGE**

Christchurch City Council  
 Approved Development Consent  
 27/10/2023  
 McKay, Bryan  
 Page 9 of 97  
 THIS DRAWING IS COPYRIGHT PROTECTED FOR THE CITY OF CHRISTCHURCH. REPRODUCTION OR DISTRIBUTION IS FORBIDDEN WITHOUT THE EXPRESS PERMISSION OF FIGURE & GROUND. ALL MEASUREMENTS TO BE CONFIRMED ON-SITE BEFORE COMMENCING ANY CONSTRUCTION.

Project  
**Multi Unit Development**

Address  
**27 - 29 Bampton Street, Burwood**

Drawing Name  
**Ground Floor Drainage Plan- Block A.**

Drawing Sheet  
**A1.1.4**      Revision  
**D**

- Revisions
- A 27/04/2023 Issue for BC
  - B 20/06/2023 Issue for BC - Update
  - C 10/07/2023 Issue for BC - RFI
  - D 22/08/2023 Issue for BC - RFI 2

file	21.710
date	August 2023
scale	1:20, 1:100 @ A3
drawn	CDP.

LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333

WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ

**FIGURE & GROUND**

**SLAB NOTES**

REFER TO DRAINAGE PLAN FOR ALL PLUMBING AND DRAINAGE ELEMENTS.

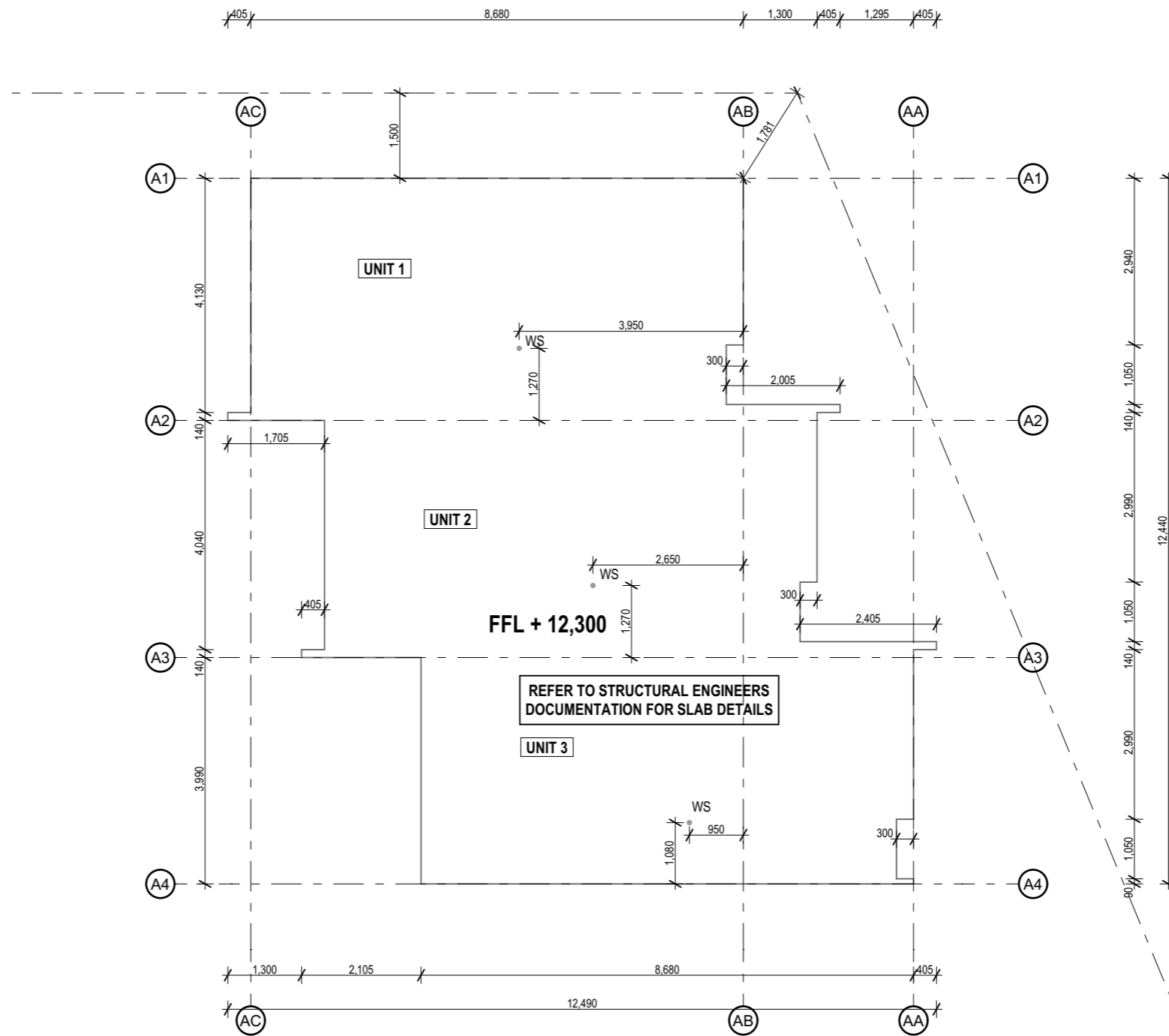
ALL WORK TO BE CARRIED OUT IN ACCORDANCE WITH THE NZBC, NZS3604, OTHER RELEVANT NZ STANDARDS, LOCAL AUTHORITY BYLAWS AND MANUFACTURER'S DETAILS AND INSTRUCTIONS.

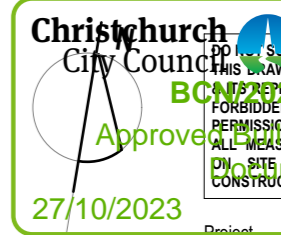
ALL WORKMANSHIP AND MATERIALS SHALL BE OF THE HIGHEST QUALITY, CURRENT TRADE PRACTICE AND OF THE BEST DESCRIPTION.

DRAWINGS ARE TO BE READ IN CONJUNCTION WITH OTHER CONSULTANTS DOCUMENTATION WHERE APPROPRIATE.

REFER TO STRUCTURAL ENGINEERS DRAWINGS FOR FURTHER CONSTRUCTION DETAILS AND NOTES.

BOTTOM PLATE FIXINGS SHALL BE PROPRIETARY POST FIXED ANCHORS SET WITHIN 150mm OF EACH END OF THE PLATE, SPACED AT A MAX OF 900mm CRS AS PER NZS3604:2011 7.5.12.2




Page 10 of 97  
 DO NOT SCALE FROM DRAWINGS.  
 THIS DRAWING IS COPYRIGHT PROTECTED  
 FOR REPRODUCTION OR DISTRIBUTION IS  
 FORBIDDEN WITHOUT THE EXPRESS  
 PERMISSION OF FIGURE & GROUND.  
 ALL MEASUREMENTS TO BE CONFIRMED  
 ON SITE BEFORE COMMENCING ANY  
 CONSTRUCTION.  
 Approved for the Project  
 27/10/2023 McKay, Bryan

Project  
**Multi Unit  
 Development**

Address  
**27 - 29 Bampton Street,  
 Burwood**

Drawing Name  
**Slab Plan- Block A.**

Drawing Sheet	Revision
<b>A1.1.5</b>	<b>D</b>

- Revisions
- A 27/04/2023 Issue for BC
  - B 20/06/2023 Issue for BC - Update
  - C 10/07/2023 Issue for BC - RFI
  - D 22/08/2023 Issue for BC - RFI 2

file	21.710
date	August 2023
scale	1:100 @ A3
drawn	CDP.


 LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333

WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ

**FIGURE & GROUND**

**MID FLOOR NOTES**

ALL WORK TO BE CARRIED OUT IN ACCORDANCE WITH THE NZBC, NZS3604, OTHER RELEVANT NZ STANDARDS, LOCAL AUTHORITY BYLAWS AND MANUFACTURES DETAILS AND INSTRUCTIONS.

DRAWINGS ARE TO BE READ IN CONJUNCTION WITH THE OTHER CONSULTANTS DOCUMENTATION WHERE APPROPRIATE.

REFER TO STRUCTURAL ENGINEERS DRAWINGS FOR FURTHER CONSTRUCTION DETAILS AND NOTES.

ALL PLUMBING AS PER G13/AS1 BY QUALIFIED INSTALLER - AIR ADMITTANCE VALVES TO ALL 1ST FLOOR PLUMBING FIXTURES

THRU-BRACKET TO BE USED FOR ALL JOISTS CUT FOR SERVICE PIPES.

DOUBLE STUDS SHOWN INDICATIVE LOCATIONS ONLY - ALSO READ IN CONJUNCTION WITH ENGINEERING DRAWINGS - ALL FRAMING TO COMPLY WITH NZS3604:2011

ALL STRUCTURAL STEEL TO BE POSITIONED TO INTERNAL FRAME TO ALLOW FOR A 10-12mm OF EPS BETWEEN STEEL AND EXTERNAL BUILDING WRAP TO PROVIDE A THERMAL BREAK TO INTERNAL

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

**LEGEND**

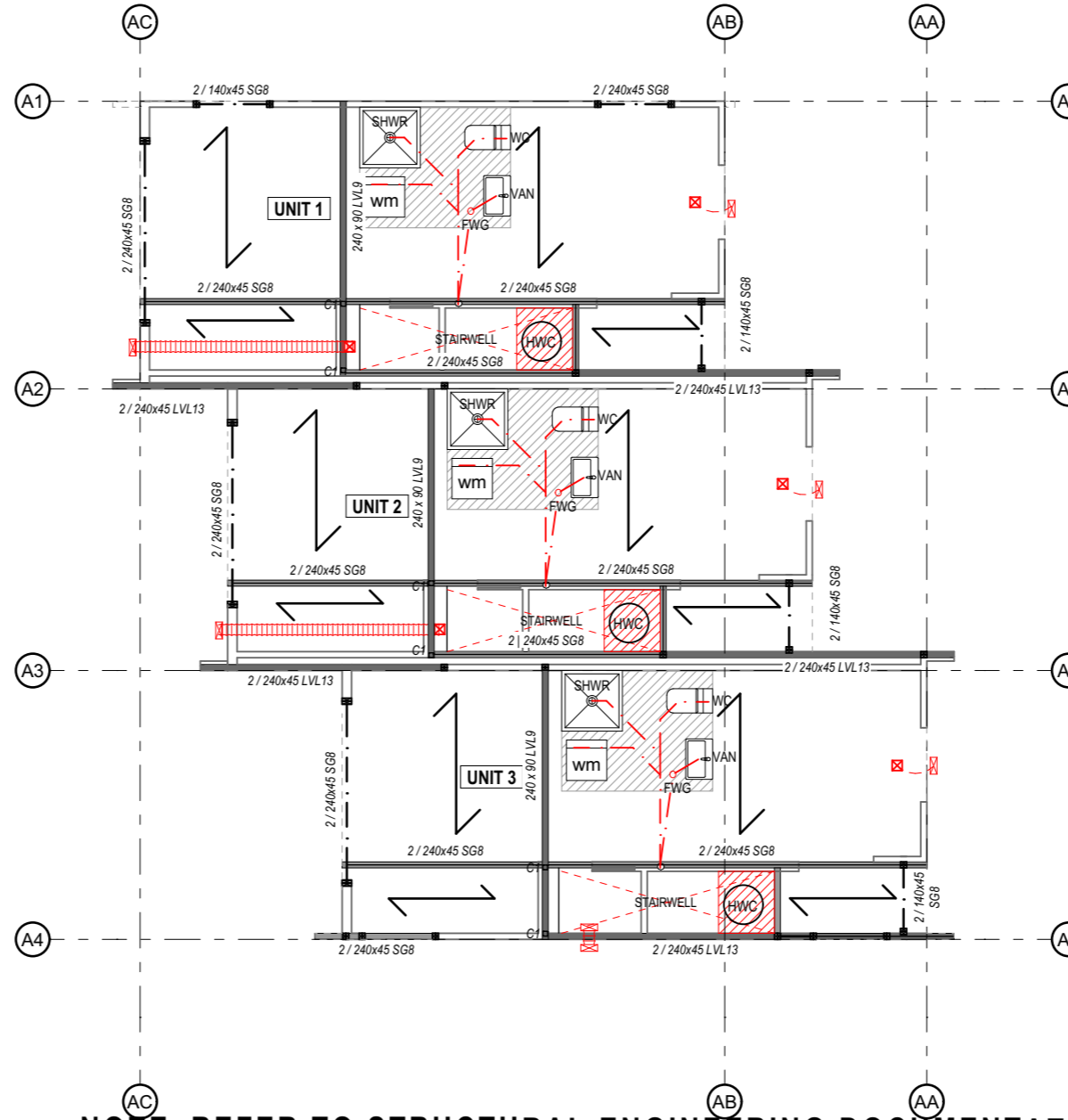
- SUPPORT FRAMING AND EXTERIOR WALL LINES BELOW
- LINTEL - BEAM BY TRUSS, ENGINEER AND NZS 3604
- HATCH DENOTES H3.2 TREATED FLOORING TO BATHROOMS
- 20mm STRAND BOARD FLOORING ON 90x45 H1.2 SG8 FLOOR JOISTS @ 400CRS MAX AS PER NZS3604:2011
- SANITARY SEWER PIPE

AAV AIR ADMITTANCE VALVE  
 FWG "ALLPROOF BOSS" FLOOR WASTE GULLY  
 240x45 SG8 H1.2 JOISTS @400mm crs max.  
 REFER TO ENGINEERS DRAWINGS

AIR ADMITTANCE VALVES TO ALL FIXTURES CONNECTED TO STACK - INSTALL WHERE EASILY ACCESSIBLE i.e. UNDER BENCH TO BASINS. WHERE DIRECT ACCESS IS NOT POSSIBLE - INSTALL AAV IN ROOF AND SPACE PROVIDE ACCESS HATCH FOR MAINTAINANCE

FIXTURE	Ø SIZE	GRADIENT
WASHING	40mm	1:40
WC	100mm	1:60
SHOWER	40mm	1:40
VANITY	40mm	1:40

**HWC NOTES:**  
 250L MAINS PRESSURE HOT WATER CYLINDER COMPLETE WITH ISOLATING VALVE, EXPANSION CONTROL VALVE AND TEMPERATURE & PRESSURE RELIEF VALVE. HWC FIXED BACK TO WALL WITH 2 no. SEISMIC RESTRAINTS. INSURE PIPING TO BE LAGGED. RELIEF VALVE TO BE 40Ø COPPER TO DRAIN TO EXTERIOR IN A VISIBLE POSITION. H.W.C TO BE PROVIDED WITH TUNDISH AND SAFE TRAY.



**NOTE: REFER TO STRUCTURAL ENGINEERING DOCUMENTATION FOR ALL FLOOR FRAMING MEMBERS**

Christchurch City Council  
 Approved: 27/10/2023  
 McKay, Bryan  
 Page 11 of 97  
 THIS DRAWING IS COPYRIGHT PROTECTED AND REPRODUCTION OR DISTRIBUTION IS FORBIDDEN WITHOUT THE EXPRESS PERMISSION OF FIGURE & GROUND. ALL MEASUREMENTS TO BE CONFIRMED ON-SITE BEFORE COMMENCING ANY CONSTRUCTION.

Project  
**Multi Unit Development**

Address  
**27 - 29 Bampton Street, Burwood**

Drawing Name  
**First Floor Framing Plan- Block A.**

Drawing Sheet  
**A1.1.6**  
 Revision  
**D**

- Revisions
- A 27/04/2023 Issue for BC
  - B 20/06/2023 Issue for BC - Update
  - C 10/07/2023 Issue for BC - RF1
  - D 22/08/2023 Issue for BC - RF1 2

file	21.710
date	August 2023
scale	1:100 @ A3
drawn	CDP.

LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333

WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ

**FIGURE & GROUND**

**ROOF NOTES**

ALL LINTELS TO BE FIXED IN ACCORDANCE WITH NZS3604:2011 AND MITEK LUMBERLOK FIXING SCHEDULE

ALL TOP PLATES SUPPORTING ROOF STRUCTURE ARE TO BE FIXED IN ACCORDANCE WITH NZS 3604:2011. CLAUSE 8.7.6 AND TABLE 8.18

TYPICAL BOTTOM PLATE FIXINGS TO MIDFLOOR FRAMING AS PER NZS3604:2011 TABLE 8.19 - REFER ENGINEERING SPECIFICATIONS FOR ADDITIONAL BRACING REQUIREMENTS

THIS PROJECT:  
4.7kN CONNECTION, 2/90x3.15 END NAILS AND 2/WIRE DOGS or 4.7kN ALTERNATIVE AS PER NZBC 3604 TABLE 10.10  
ALL TRUSS FIXINGS ARE AS PER TRUSS MANUFACTURERS DESIGN

ALL LINTELS-BEAMS INDICATED ARE SIZED IN ACCORDANCE WITH NZS3604 OR TRUSS DESIGNER.

READ INCONJUNCTION WITH TRUSS DESIGN

PURLIN SPACING 900mm MAX FOR RIB ROOFING DOUBLE PURLIN AT RIDGE & EAVES AS PER NZS3604:2011 AND PRODUCT SPECIFICATION

RIB ROOFING PURLIN SPACING AT TOP AND BOTTOM ENDS TO BE 600mm CRS MAX - FASTENER LAYOUTS PREVENTING UPLIFT AS PER MANUFACTURERS SPECIFICATIONS REFER SUPPORTING DOCUMENTS

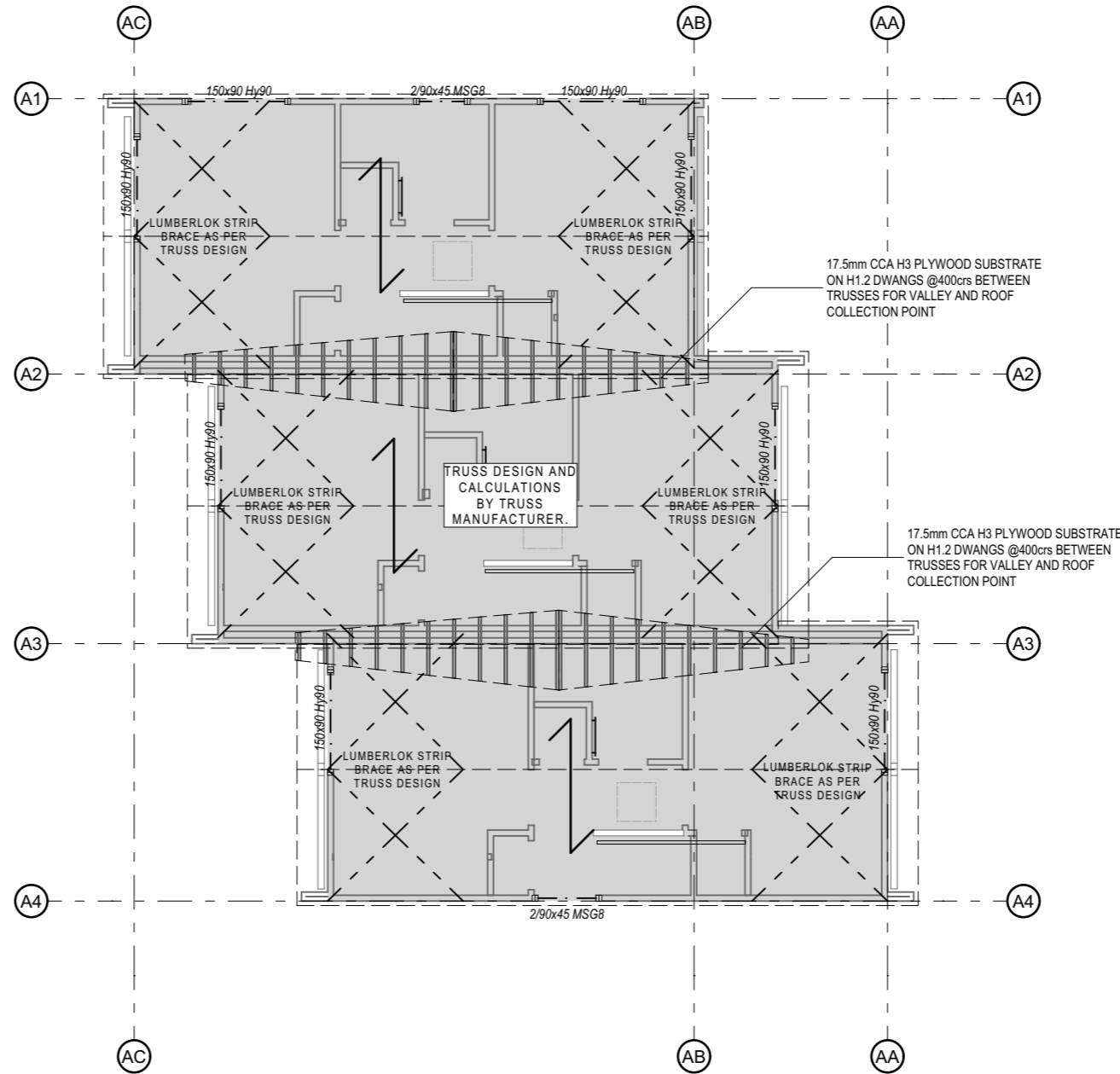
ALL TIMBER TO BE H1.2 TREATED AND SG8 GRADED UNLESS STATED OTHERWISE

**LEGEND**

— SUPPORT FRAMING AND EXTERIOR WALL LINES BELOW

- . - LINTEL BY TRUSS DESIGNER/ENGINEER

□ ROOF ACCESS HATCH TO BE NOT LESS THAN 600mm x 500mm



**NOTE: REFER TO TRUSS DESIGN DOCUMENTATION FOR ALL FLOOR FRAMING MEMBERS**

Christchurch City Council  
 Approved  
 27/10/2023  
 McKay, Bryan  
 Page 12 of 97  
 THIS DRAWING IS COPYRIGHT PROTECTED AND REPRODUCTION OR DISTRIBUTION IS FORBIDDEN WITHOUT THE EXPRESS PERMISSION OF FIGURE & GROUND. ALL MEASUREMENTS TO BE CONFIRMED ON-SITE BEFORE COMMENCING ANY CONSTRUCTION.

Project  
**Multi Unit Development**

Address  
**27 - 29 Bampton Street, Burwood**

Drawing Name  
**Roof Framing Plan-Block A.**

Drawing Sheet  
**A1.1.7**  
 Revision  
**D**

Revisions

A	27/04/2023	Issue for BC
B	20/06/2023	Issue for BC - Update
C	10/07/2023	Issue for BC - RFI
D	22/08/2023	Issue for BC - RFI 2

file	21.710
date	August 2023
scale	1:100 @ A3
drawn	CDP.

LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333

WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ

**FIGURE & GROUND**

**FIRE NOTES**

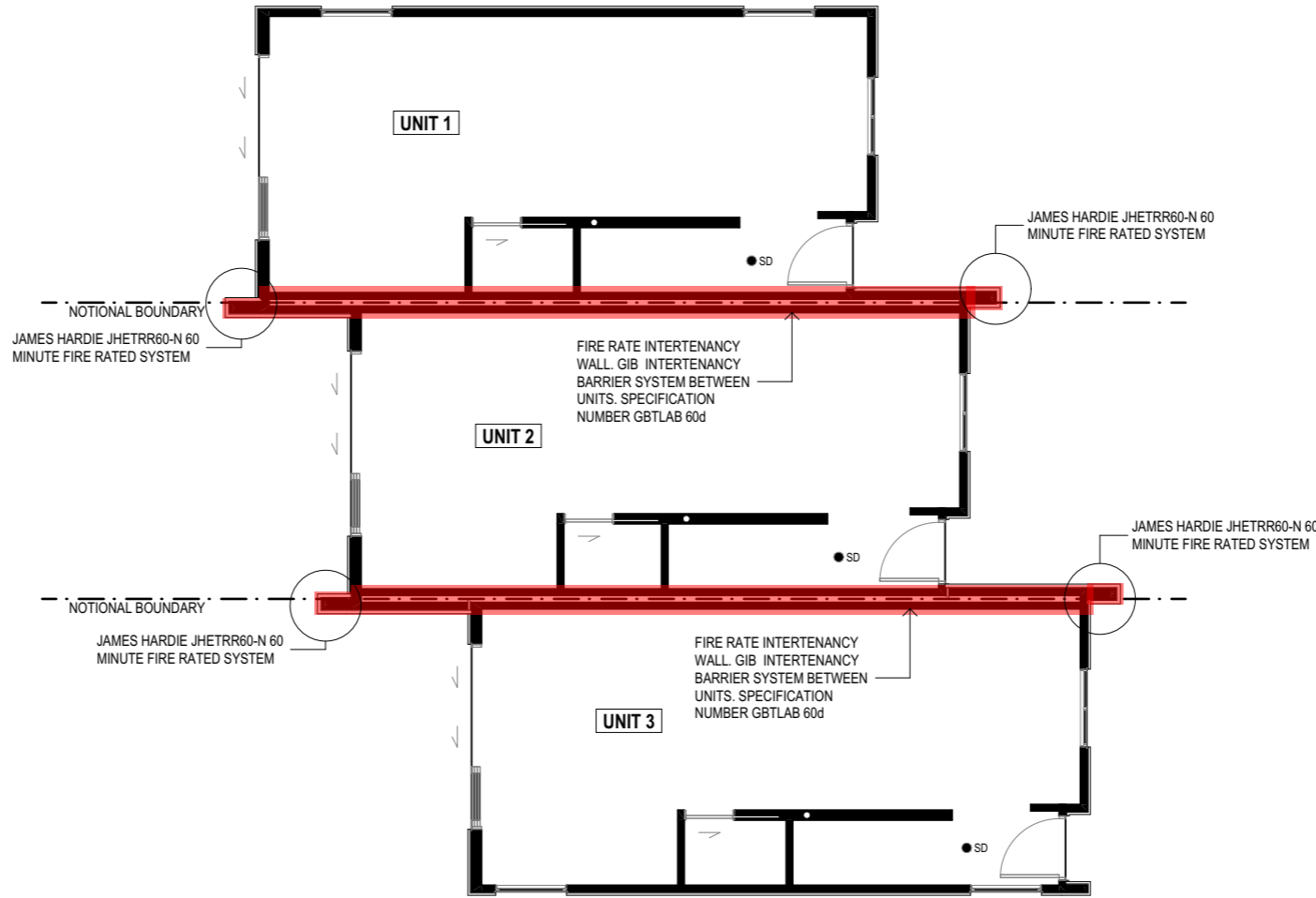
**GBTLAB 60d**  
 FRR 60/60/60: 25mm GIB BARRIERLINE TO THE CENTRE. 90x45 H1.2 SG8 FRAMING STUDS @ 600 crs, DWANGS @ 800 crs . R2.2 PINK BATT INSULATION WITH 1x 13mm GIB STANDARD PLASTER BOARD TO EACH SIDE OF BARRIERLINE, AS PER GIB INTERTENANCY BARRIER SYSTEMS MANUAL - FULL HEIGHT TO ROOF

**JHETRR60-N**  
 TWO WAY FFR 60/60/60 - 90x45 H1.2 SG8 STUDS @ 600 crs, DWANGS @ 800 crs FRAMING. R2.2 PINK BATT INSULATION AND 6mm RAB BOARD TO EACH EXTERNAL SIDE AS PER JAMES HARDIE FIRE AND ACOUSTIC DESIGN MANUAL.  
 PRYDA BRACE ANCHOR FIXED WITH RAMSET 'ANKA SCREW' M12 X 150MM TO BOTH SIDES OF THE STUD INSTALLED AS PER MANUFACTURERS SPECIFICATION

**LEGEND**

○<sub>SD</sub> SMOKE ALARM POSITIONS TYPE 1 SMOKE ALARMS TO COMPLY WITH NZBC F7 CLAUSE 3.2 AND 3.3 TO BE INSTALLED IN ACCORDANCE WITH F7/AS1 AND MANUFACTURERS INSTRUCTIONS.

■ HATCH INDICATES WALL TO HAVE A FIRE SEPERATION AND FRR30/30/30



Christchurch City Council  
 Approved  
 27/10/2023  
 McKay, Bryan  
 Page 13 of 97  
 THIS DRAWING IS COPYRIGHT PROTECTED FOR THE CITY OF CHRISTCHURCH. NO REPRODUCTION OR DISTRIBUTION IS FORBIDDEN WITHOUT THE EXPRESS PERMISSION OF FIGURE & GROUND. ALL MEASUREMENTS TO BE CONFIRMED ON-SITE BEFORE COMMENCING ANY CONSTRUCTION.

Project  
**Multi Unit Development**

Address  
**27 - 29 Bampton Street, Burwood**

Drawing Name  
**Ground Floor Fire Rating- Block A.**

Drawing Sheet  
**A1.1.8**  
 Revision  
**D**

- Revisions
- A 27/04/2023 Issue for BC
  - B 20/06/2023 Issue for BC - Update
  - C 10/07/2023 Issue for BC - RFI
  - D 22/08/2023 Issue for BC - RFI 2

file	21.710
date	August 2023
scale	1:100 @ A3
drawn	CDP.

LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333

WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ

**FIGURE & GROUND**

**FIRE NOTES**

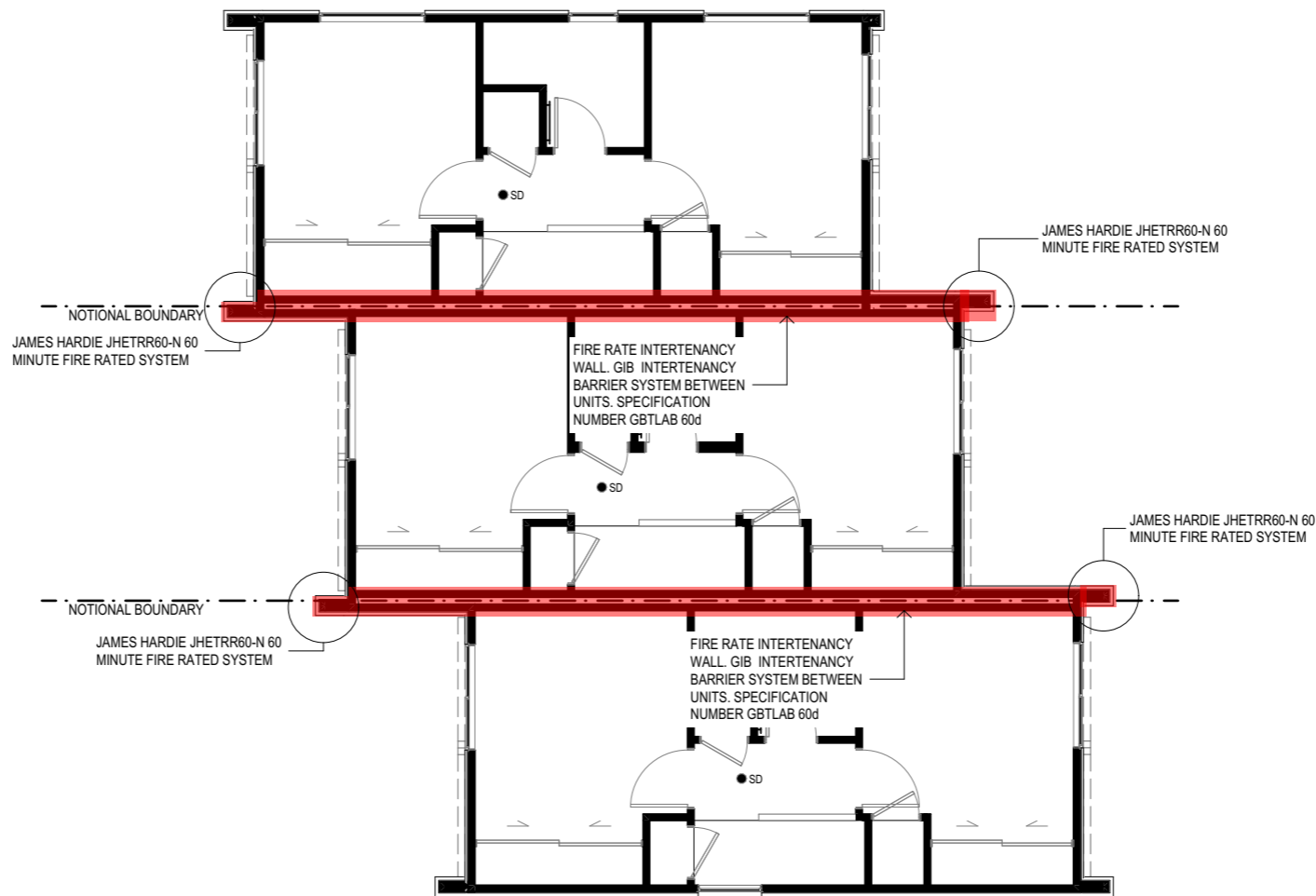
**GBTLAB 60d**  
 FRR 60/60/60: 25mm GIB BARRIERLINE TO THE CENTRE. 90x45 H1.2 SG8 FRAMING STUDS @ 600 crs, DWANGS @ 800 crs . R2.2 PINK BATT INSULATION WITH 1x 13mm GIB STANDARD PLASTER BOARD TO EACH SIDE OF BARRIERLINE, AS PER GIB INTERTENANCY BARRIER SYSTEMS MANUAL - FULL HEIGHT TO ROOF

**JHETRR60-N**  
 TWO WAY FFR 60/60/60 - 90x45 H1.2 SG8 STUDS @ 600 crs, DWANGS @ 800 crs FRAMING. R2.2 PINK BATT INSULATION AND 6mm RAB BOARD TO EACH EXTERNAL SIDE AS PER JAMES HARDIE FIRE AND ACOUSTIC DESIGN MANUAL.  
 PRYDA BRACE ANCHOR FIXED WITH RAMSET 'ANKA SCREW' M12 X 150MM TO BOTH SIDES OF THE STUD INSTALLED AS PER MANUFACTURERS SPECIFICATION

**LEGEND**

●SD SMOKE ALARM POSITIONS TYPE 1 SMOKE ALARMS TO COMPLY WITH NZBC F7 CLAUSE 3.2 AND 3.3 TO BE INSTALLED IN ACCORDANCE WITH F7/AS1 AND MANUFACTURERS INSTRUCTIONS.

■ HATCH INDICATES WALL TO HAVE A FIRE SEPERATION AND FRR30/30/30



Christchurch City Council  
 Approved Development Consent  
 27/10/2023  
 McKay, Bryan  
 Page 14 of 97  
 THIS DRAWING IS COPYRIGHT PROTECTED AND NO REPRODUCTION OR DISTRIBUTION IS FORBIDDEN WITHOUT THE EXPRESS PERMISSION OF FIGURE & GROUND. ALL MEASUREMENTS TO BE CONFIRMED ON-SITE BEFORE COMMENCING ANY CONSTRUCTION.

Project  
**Multi Unit Development**

Address  
**27 - 29 Bampton Street, Burwood**

Drawing Name  
**First Floor Fire Rating- Block A.**

Drawing Sheet      Revision  
**A1.1.9                      D**

- Revisions
- A 27/04/2023 Issue for BC
  - B 20/06/2023 Issue for BC - Update
  - C 10/07/2023 Issue for BC - RFI
  - D 22/08/2023 Issue for BC - RFI 2

file	21.710
date	August 2023
scale	1:100 @ A3
drawn	CDP.

LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333

WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ

**FIGURE & GROUND**

Page 15 of 97  
 THIS DRAWING IS COPYRIGHT PROTECTED  
 PERMISSION OF FIGURE & GROUND  
 ALL MEASUREMENTS TO BE CONFIRMED  
 ON-SITE BEFORE COMMENCING ANY  
 CONSTRUCTION.

Project  
**Multi Unit  
 Development**

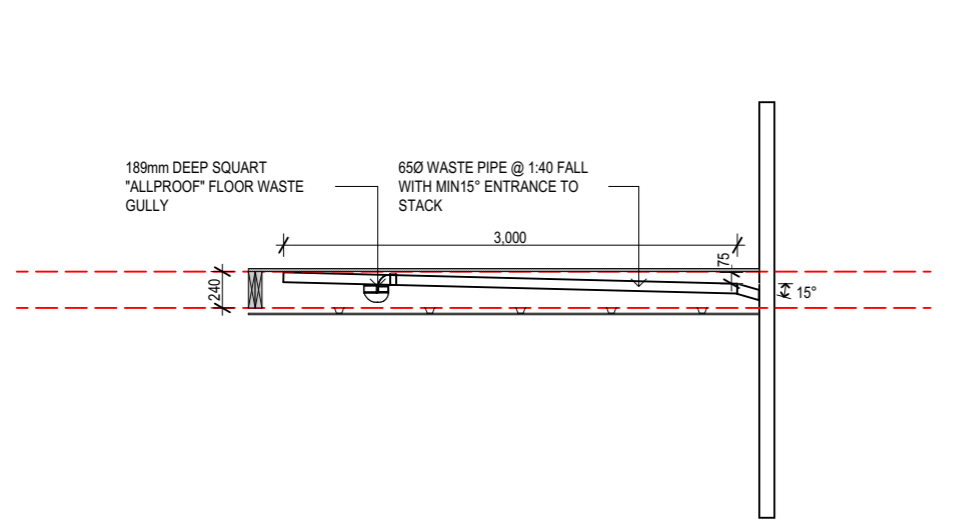
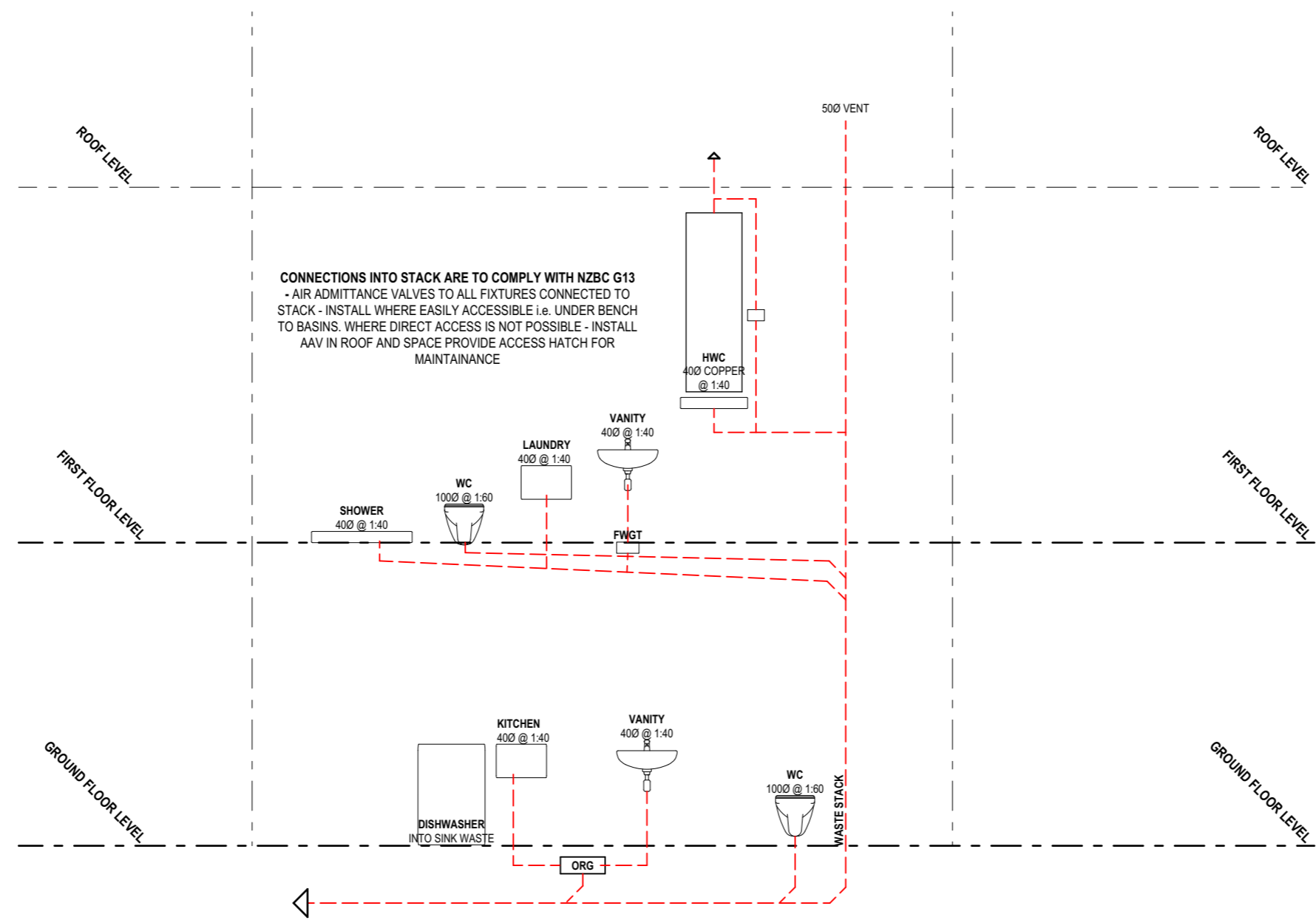
Address  
**27 - 29 Bampton Street,  
 Burwood**

Drawing Name  
**Isometric Drainage  
 Plan .**

Drawing Sheet      Revision  
**A1.1.10      D**

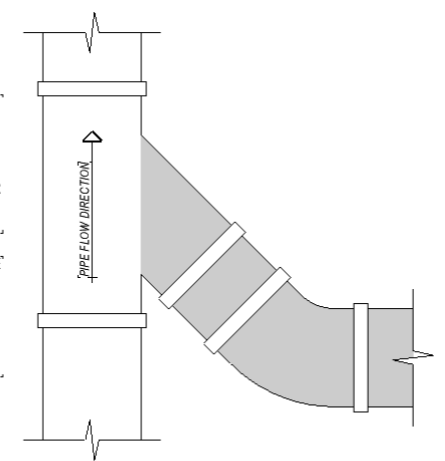
Revisions

A	27/04/2023	Issue for BC
B	20/06/2023	Issue for BC - Update
C	10/07/2023	Issue for BC - RFI
D	22/08/2023	Issue for BC - RFI 2



**NOTES:**  
 DISCHARGE PIPES SHALL BE JOINED TO EACH OTHER BY MEANS OF A 45° JUNCTION. WHERE UNEQUAL SIZE JUNCTIONS ARE USED, THE INVERT OF THE BRANCH PIPE SHALL BE 10mm HIGHER THAN THE SOFFIT OF THE PIPE WHICH IT CONNECTS.

WHERE A JUNCTION IS USED TO MAKE THE CONNECTION OF A DN 100 BRANCH DRAIN TO A MAIN DRAIN OF THE SAME SIZE, THE ENTRY LEVEL OF THE BRANCH DRAIN SHALL BE ELEVATED AT AN INCLINE OF NOT LESS THAN 15° ABOVE THE HORIZONTAL.



**TYPICAL DRAINAGE JOINT**  
 SCALE N.T.S.

NOTE: MODIFICATION TO AS/NZS3500.2

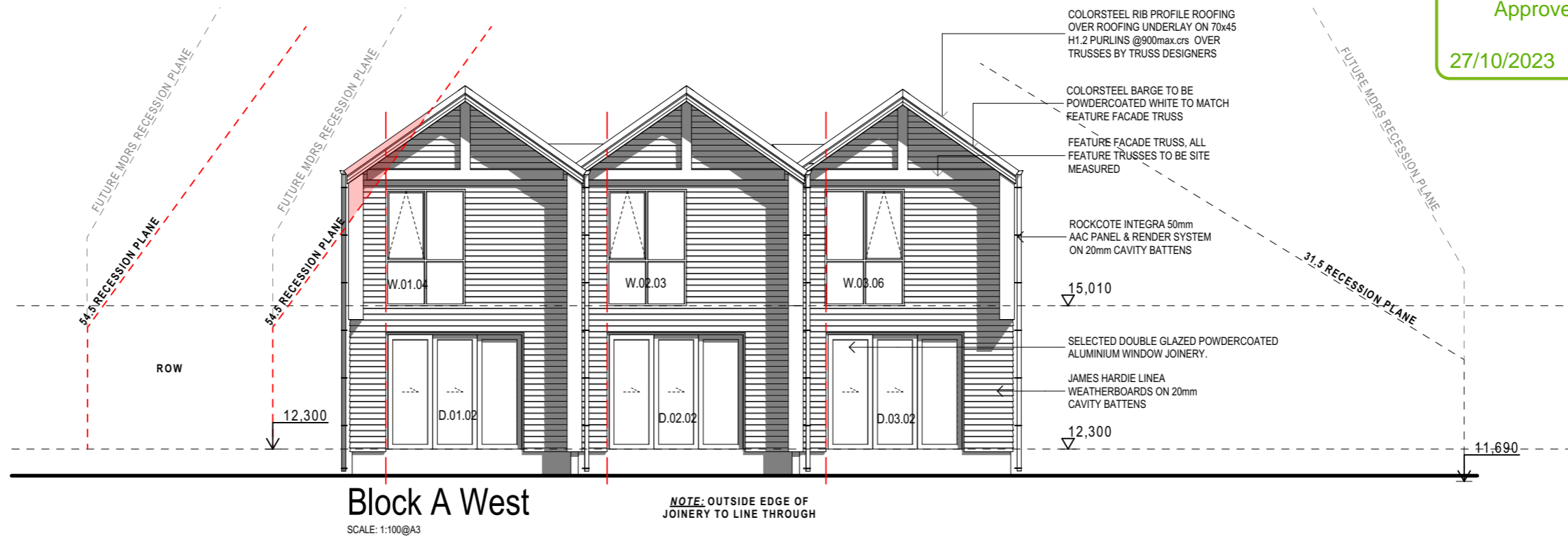
file 21.710  
 date August 2023  
 scale 1:50 @ A3  
 drawn CDP.

LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333

WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ

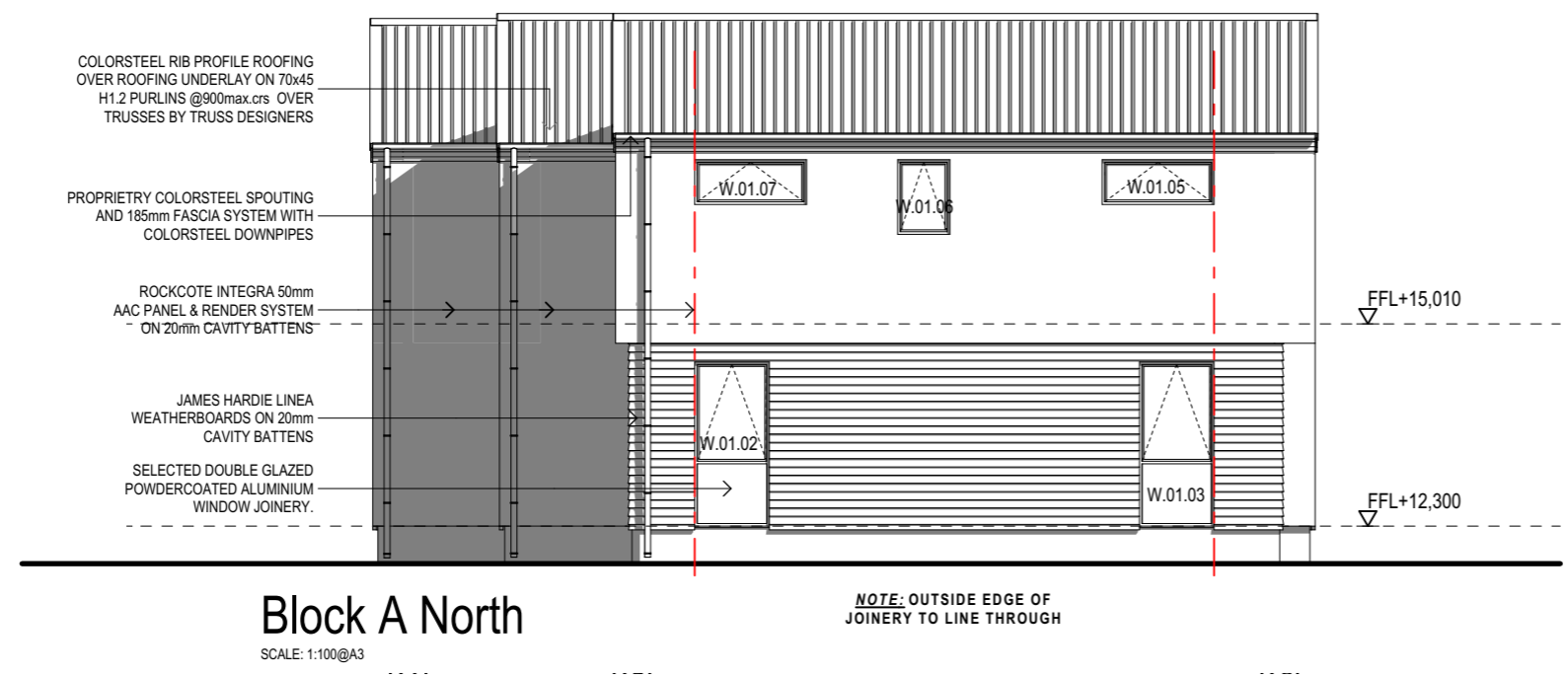
**FIGURE & GROUND**

Page 16 of 97  
 THIS DRAWING IS COPYRIGHT PROTECTED  
 PERMISSION OF FIGURE & GROUND  
 ALL MEASUREMENTS TO BE CONFIRMED  
 ON SITE BEFORE COMMENCING ANY  
 CONSTRUCTION.



Project: Multi Unit Development  
 Address: 27 - 29 Bampton Street, Burwood  
 Drawing Name: Elevations - Block A.  
 Drawing Sheet: A1.2.1  
 Revision: D

- Revisions
- A 27/04/2023 Issue for BC
  - B 20/06/2023 Issue for BC - Update
  - C 10/07/2023 Issue for BC - RFI
  - D 22/08/2023 Issue for BC - RFI 2



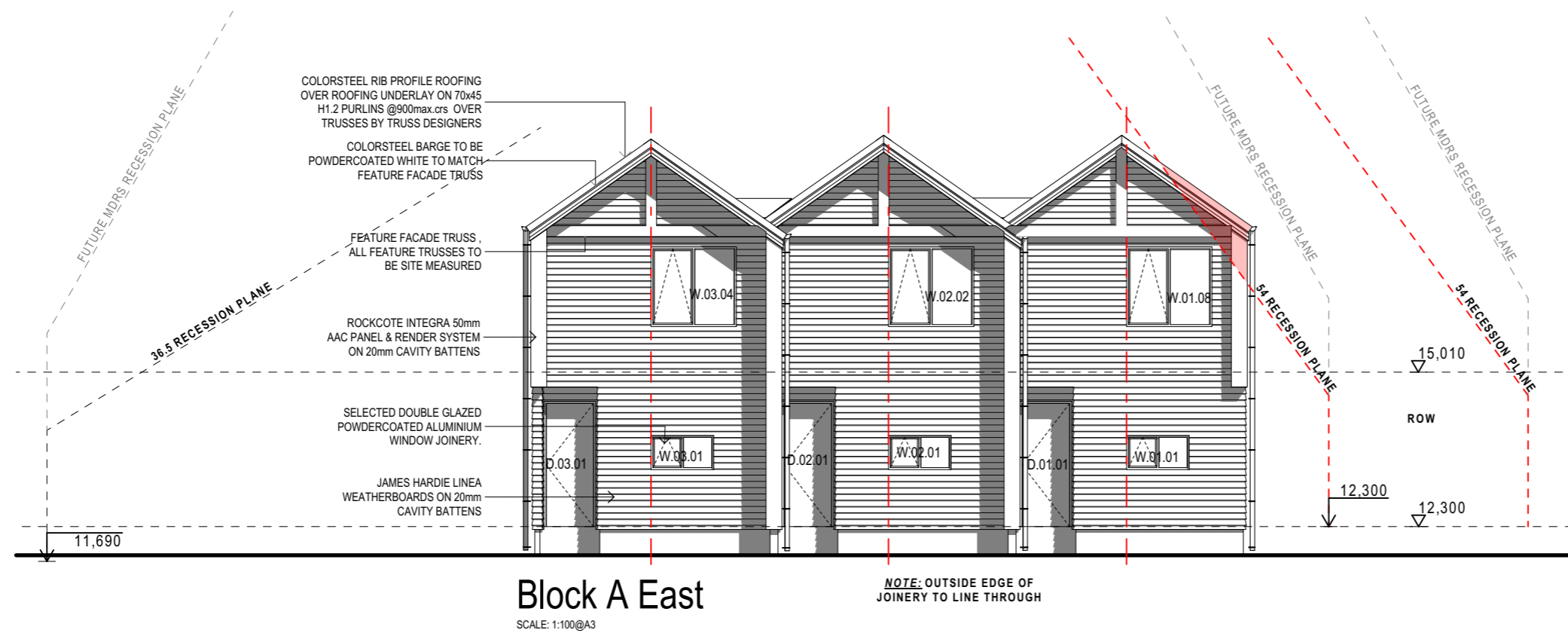
file: 21.710  
 date: August 2023  
 scale: 1:100 @ A3  
 drawn: CDP.

LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333

WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ

FIGURE & GROUND

BUILDING ENVELOPE RISK MATRIX		
Elevations		
Risk Factor	Risk Severity	Risk Score
Wind zone (per NZS 3604)	Medium risk	0
Number of storeys	High risk	2
Roof/wall intersection design	Medium risk	1
Eaves width	Very high risk	5
Envelope complexity	High risk	3
Deck design	Low risk	0
<b>Total Risk Score:</b>		<b>11</b>



Project  
 Multi Unit Development

Address  
 27 - 29 Bampton Street, Burwood

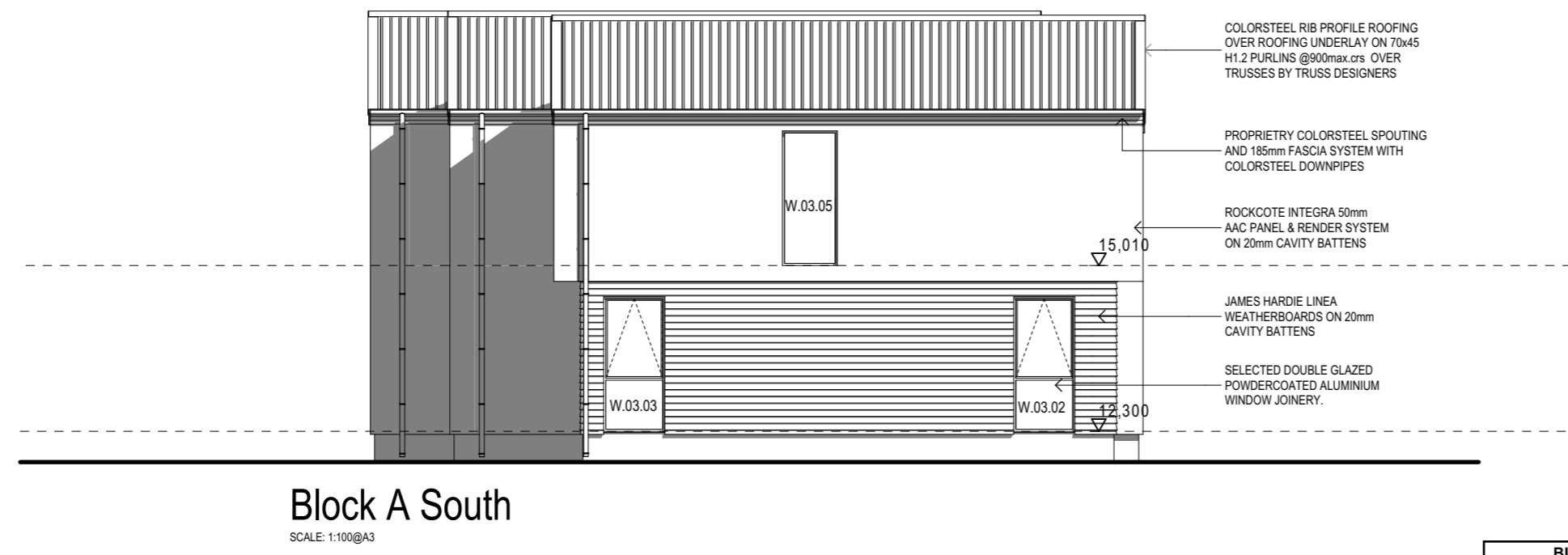
Drawing Name  
 Elevations - Block A.

Drawing Sheet  
**A1.2.2**

Revision  
**D**

Revisions

A	27/04/2023	Issue for BC
B	20/06/2023	Issue for BC - Update
C	10/07/2023	Issue for BC - RFI
D	22/08/2023	Issue for BC - RFI 2



file	21.710
date	August 2023
scale	1:100 @ A3
drawn	CDP.

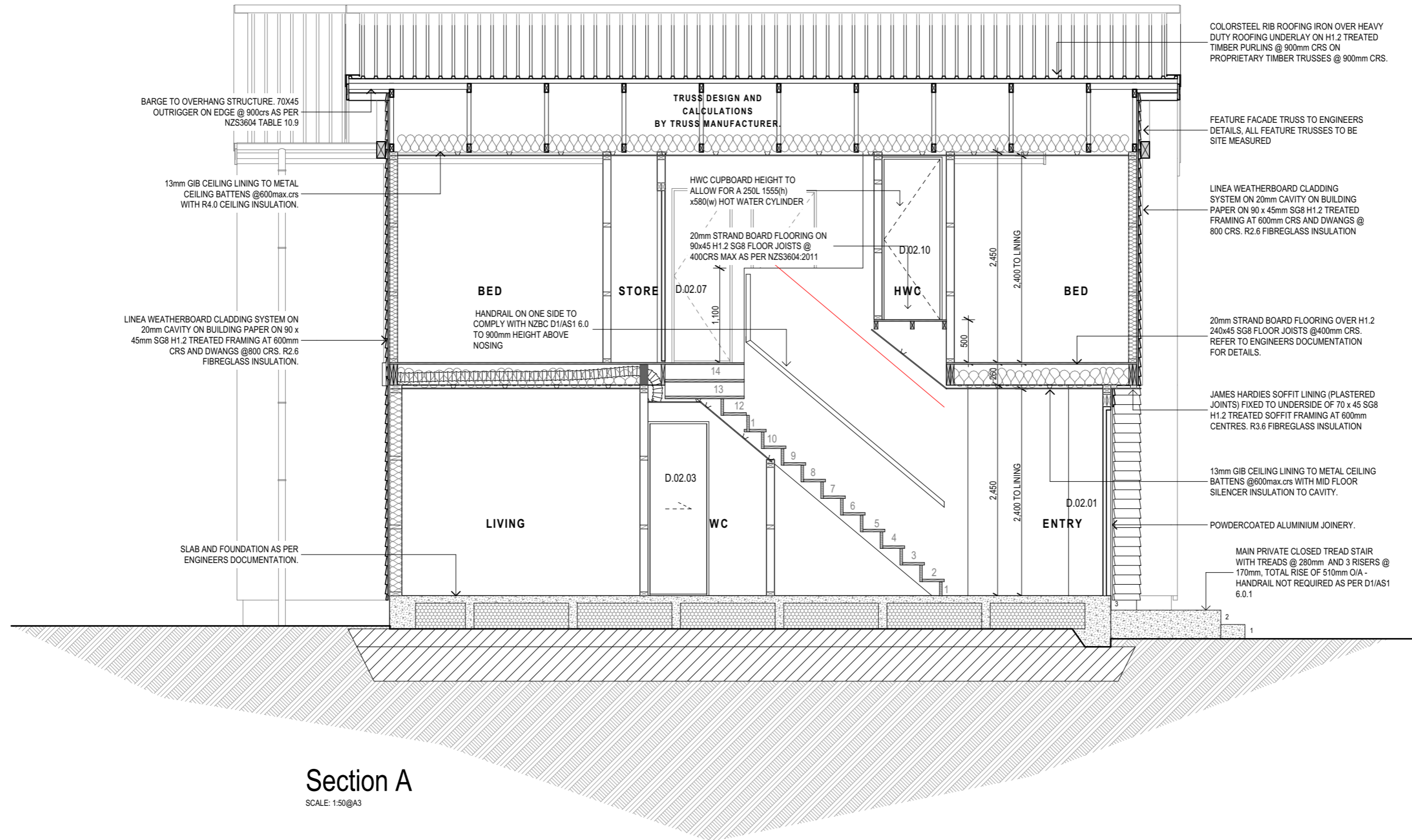
LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333

WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ

**FIGURE & GROUND**

BUILDING ENVELOPE RISK MATRIX		
Elevations		
Risk Factor	Risk Severity	Risk Score
Wind zone (per NZS 3604)	Medium risk	0
Number of storeys	High risk	2
Roof/wall intersection design	Medium risk	1
Eaves width	Very high risk	5
Envelope complexity	High risk	3
Deck design	Low risk	0
<b>Total Risk Score:</b>		<b>11</b>

# BLOCK A



Project  
 Multi Unit  
 Development

Address  
 27 - 29 Bampton Street,  
 Burwood

Drawing Name  
 Section A.

Drawing Sheet  
 A1.3.1  
 Revision  
 D

- Revisions
- A 27/04/2023 Issue for BC
  - B 20/06/2023 Issue for BC - Update
  - C 10/07/2023 Issue for BC - RFI
  - D 22/08/2023 Issue for BC - RFI 2

file 21.710  
 date August 2023  
 scale 1:50 @ A3  
 drawn CDP.

LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333

WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ

FIGURE & GROUND

# BLOCK A



**Section B**  
 SCALE: 1:50@A3

Project  
 Multi Unit Development

Address  
 27 - 29 Bampton Street, Burwood

Drawing Name  
 Section B.

Drawing Sheet  
 A1.3.2

Revision  
 D

Revisions	Revision
A 27/04/2023 Issue for BC	
B 20/06/2023 Issue for BC - Update	
C 10/07/2023 Issue for BC - RFI	
D 22/08/2023 Issue for BC - RFI 2	

file	21.710
date	August 2023
scale	1:50 @ A3
drawn	CDP.

LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333

WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ

**FIGURE & GROUND**

Page 20 of 97  
 THIS DRAWING IS COPYRIGHT PROTECTED  
 PERMISSION OF FIGURE & GROUND  
 ALL MEASUREMENTS TO BE CONFIRMED  
 ON-SITE BEFORE COMMENCING ANY  
 CONSTRUCTION.

Project  
 Multi Unit  
 Development

Address  
 27 - 29 Bampton Street,  
 Burwood

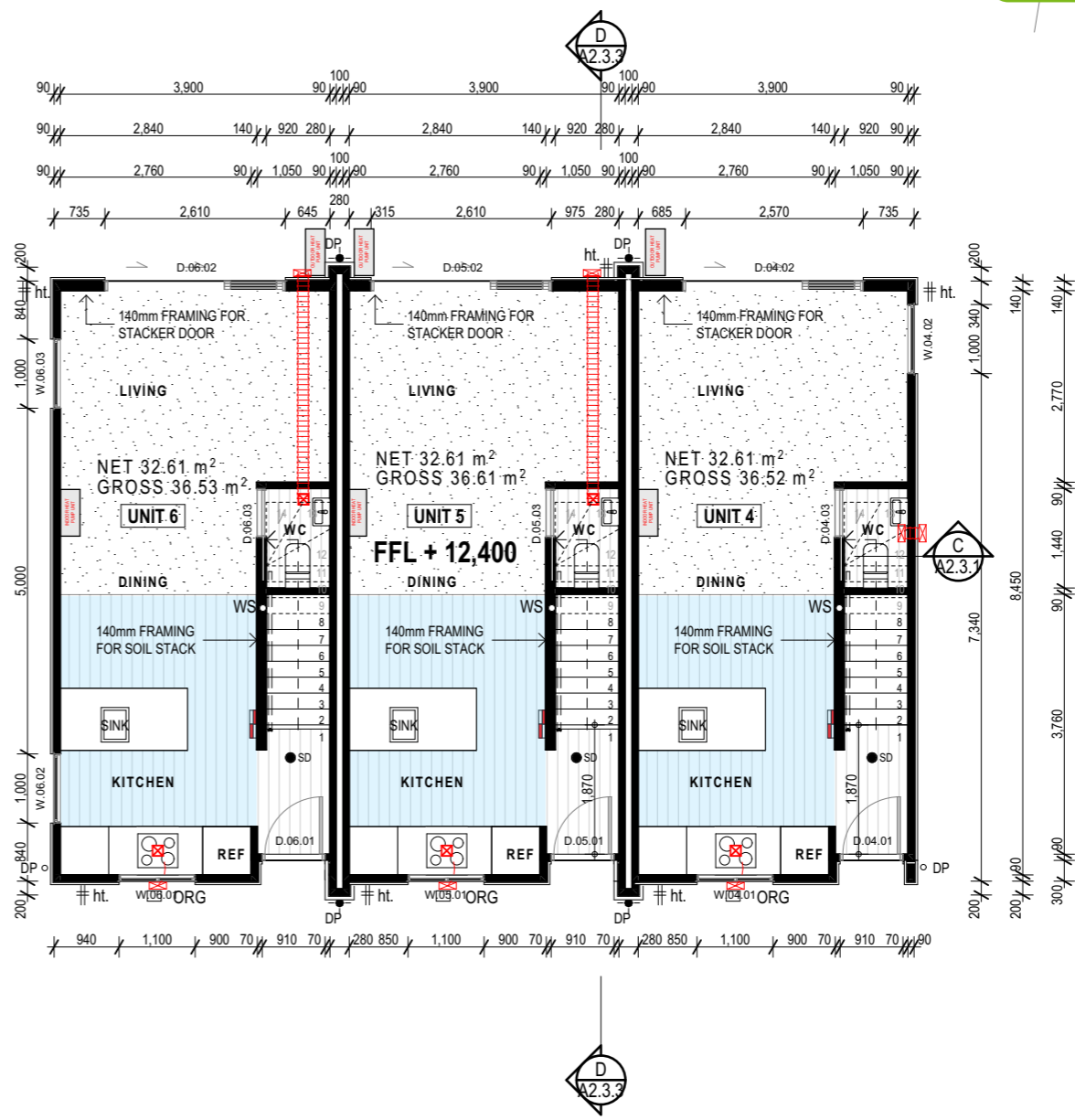
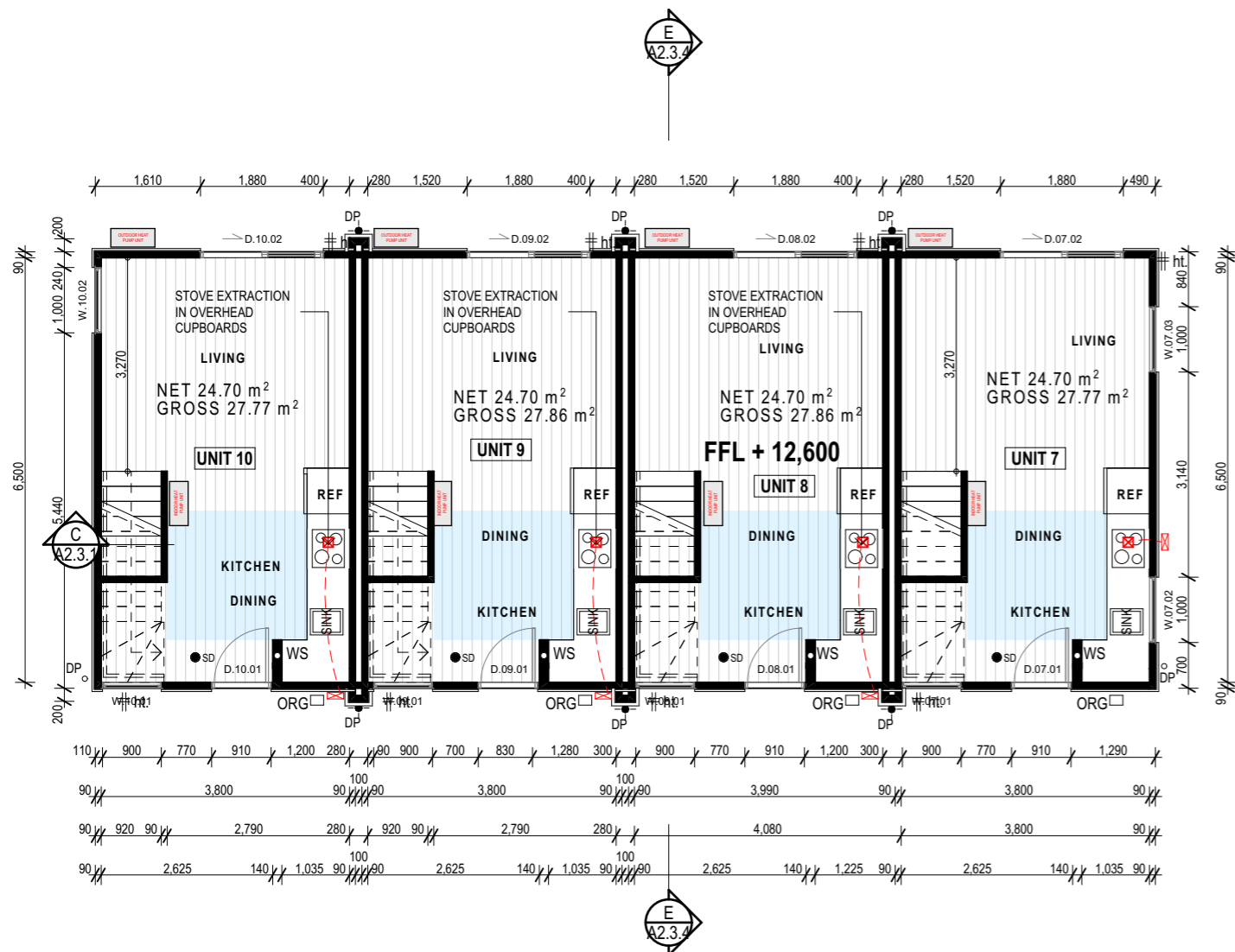
Drawing Name  
 Ground Floor Plan -  
 Blocks B & C.

Drawing Sheet  
 A2.1.1

Revision  
 D

Revisions

A	27/04/2023	Issue for BC
B	20/06/2023	Issue for BC - Update
C	10/07/2023	Issue for BC - RFI
D	22/08/2023	Issue for BC - RFI 2



**GENERAL NOTES**

ALL WORK TO BE CARRIED OUT IN ACCORDANCE WITH THE NZBC, NZS3604, OTHER RELEVANT NZ STANDARDS, LOCAL AUTHORITY BYLAWS AND MANUFACTURES DETAILS AND INSTRUCTIONS.

DRAWINGS ARE TO BE READ IN CONJUNCTION WITH THE ARCHITECTURAL SPECIFICATION AND OTHER CONSULTANTS DOCUMENTATION WHER APPROPRIATE.

SELECTED FINISHES TO PROPOSED SURFACES ON ANY ACCESS ROUTE TO COMPLY WITH NZBC D1/AS1 TABLE 2, ACCEPTABLE SLIP RESISTANCE FOR WALKING SURFACES. ALL FINISHES TO BE CONFIRMED WITH COMPLIANCE TO ABOVE STANDARDS. (ENTRY AND STAIR INCLUDED)

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

**TYPICAL INTERIOR STAIR NOTE:**  
 SECONDARY PRIVATE CLOSED TREAD STAIR WITH TREADS @ 250mm (230 GOING) AND 14 RISERS @ 194mm, TOTAL RISE OF 2710mm AND TO HAVE HANDRAIL ON ONE SIDE TO COMPLY WITH NZBC D1/AS1 6.0 TO A HEIGHT OF 0.9m ABOVE STAIR NOSING - STAIR WINDERS TO COMPLY WITH NZBC D1/AS1 4.5

**KITCHEN NOTES:**  
 1. KITCHEN SURFACES SHALL BE IMPERMIABLE AND IN ACCORDANCE WITH NZBC G3  
 2. KITCHEN FLOOR AND SURFACES TO COMPLY WITH E3/AS1

**LEGEND**

- 90/140mm TIMBER FRAMED WALL
- EXTERNAL WALLS: 90/140x45 H1.2 SG8 STUDS @ 600 crs  
 DWANGS SD PER CLADDING BELOW.  
 ROCKCOTE @ 800mm CRS MAX.  
 LINEA WEATHERBOARDS @ 600mm CRS MAX.
- INTERNAL WALLS: 90x45 H1.2 SG8 STUDS @ 600 crs, DWANGS @ 800 crs.
- W.1.01 DOOR & WINDOW NUMBERS
- SD SMOKE ALARM POSITIONS TYPE 1 SMOKE ALARMS TO COMPLY WITH NZBC F7 CLAUSE 3.2
- WS 100Ø WASTE STACK TO CONTINUE TO ROOF AS 50Ø VENT
- EXTRACTION FAN POSITIONS, DUCTED TO EXTERIOR. EXACT LOCATION TO BE CONFIRMED ONSITE. EXTRACTIONS TO HAVE A MIN FLOW RATE OF:  
 KITCHEN - 50L/s  
 BATHROOMS - 25L/s
- ELECTRICAL LIGHTING TO COMPLY WITH TABLE 1 OF G8/AS1 AND D1/AS1
- TWO WAY ELECTRICAL LIGHTING IN STAIRWAY TO COMPLY WITH D1/AS1 4.6.1 & 4.6.2.
- EXTERNAL ELECTRICAL LIGHTING TO COMPLY WITH TABLE 1 OF G8/AS1 AND D1/AS1
- INTERNAL METERBOARD / DISTRIBUTION BOARD.
- HANDRAIL ON ONE SIDE TO COMPLY WITH NZBC D1/AS1 6.0 TO 900mm HEIGHT ABOVE NOSING

**H1 REQUIREMENTS:**  
 WALLS: R2.6  
 ROOF: R4.0  
 JOINERY: R0.37 - DOUBLE PANE: LOW E4/CLEAR - ARGON FILLED - THERMALLY IMPROVED SPACER.

**WET AREA NOTES:**  
 WC WALLS -SELECTED SEMI GLOSS PAINT FINSH ON 10mm GIB AQUALINE

**WC CEILINGS TO BE** - SELECTED SEMI-GLOSS PAINT FINISH ON 13mm GIB AQUALINE

**WC FLOOR** - SELECTED NON SLIP VINYL. FINAL SELECTION AND SET OUT TBC ON SITE

**WC TO COMPLY WITH NZBC E3/AS1.** REFER ATTACHED GIB AQUALINE WET AREA SYSTEM INSTALLATION MANUAL.

SINK OVERFLOWS AND TAP FLOW RATE RESTRICTORS TO BE FITTED IN ALL KITCHEN/WC/LAUNDRY AREAS, INLET FLOW RATE TO BE LESS THAN OVERFLOW FLOW RATE.

KITCHEN/LAUNDRY/WC FLOOR TO BE-  
 WATERPROOF VINYL, SKIRTING TO BE SEALED TO VINYL FLOORING

WALL LININGS ADJACENT TO APPLIANCES AND FACILITIES SHALL HAVE SURFACES THAT CAN BE EASILY MAINTAINED IN A HYGIENIC CONDITION. STAINLESSSTEEL, DECORATIVE HIGH PRESSURE LAMINATE, TILES, WALLBOARDS WITH PAINTED OR APPLIED IMPERVIOUS COATINGS OR FILMS, ARE EXAMPLES OF SUITABLE MATERIALS FOR THESE SURFACES. TO COMPLY WITH NZBC G3/AS1 SECTION 1.6

**E3/AS1:FLOORING ALTERNATIVE SOLUTION.**  
 ENGINEERED TIMBER FLOORING TO BE FACTORY COATED WITH MULTIPLE COATS OF UV CURED HARDWAX OIL FINISH. THAT ARE WATER, DUST AND STAIN RESISTANT. AND MUST BE WARRANTED FOR USE IN KITCHEN AND LAUNDRY APPLICATIONS BY THE MANUFACTURER

**PROTECTING JOINS WITHIN 1.5m OF FIXTURES AND APPLIANCES:**  
 AS OUTLINED IN AMENDMENT 7, WE RECOMMEND THE FOLLOWING STEPS TO AREAS WITHIN 1.5m OF SANITARY FIXTURES:  
 - WATERPROOF FLEXIBLE SEALANT AROUND THE PERIMETER WHERE THE FLOOR MEETS THE CABINETRY OR SKIRTING (IF WITHIN 1.5m).  
 - WATERPROOF D3 PVA ADHESIVE APPLIED INTO TO THE GROOVE OF THE TONGUE & GROOVE PROFILE OF WOOD FLOORING TO SEAL THE JOINT OF THE FLOORING WHEN WITHIN 1.5m.

file	21.710
date	August 2023
scale	1:100 @ A3
drawn	CDP.

LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL +64 (3) 352 4333

WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ

Project

Multi Unit Development

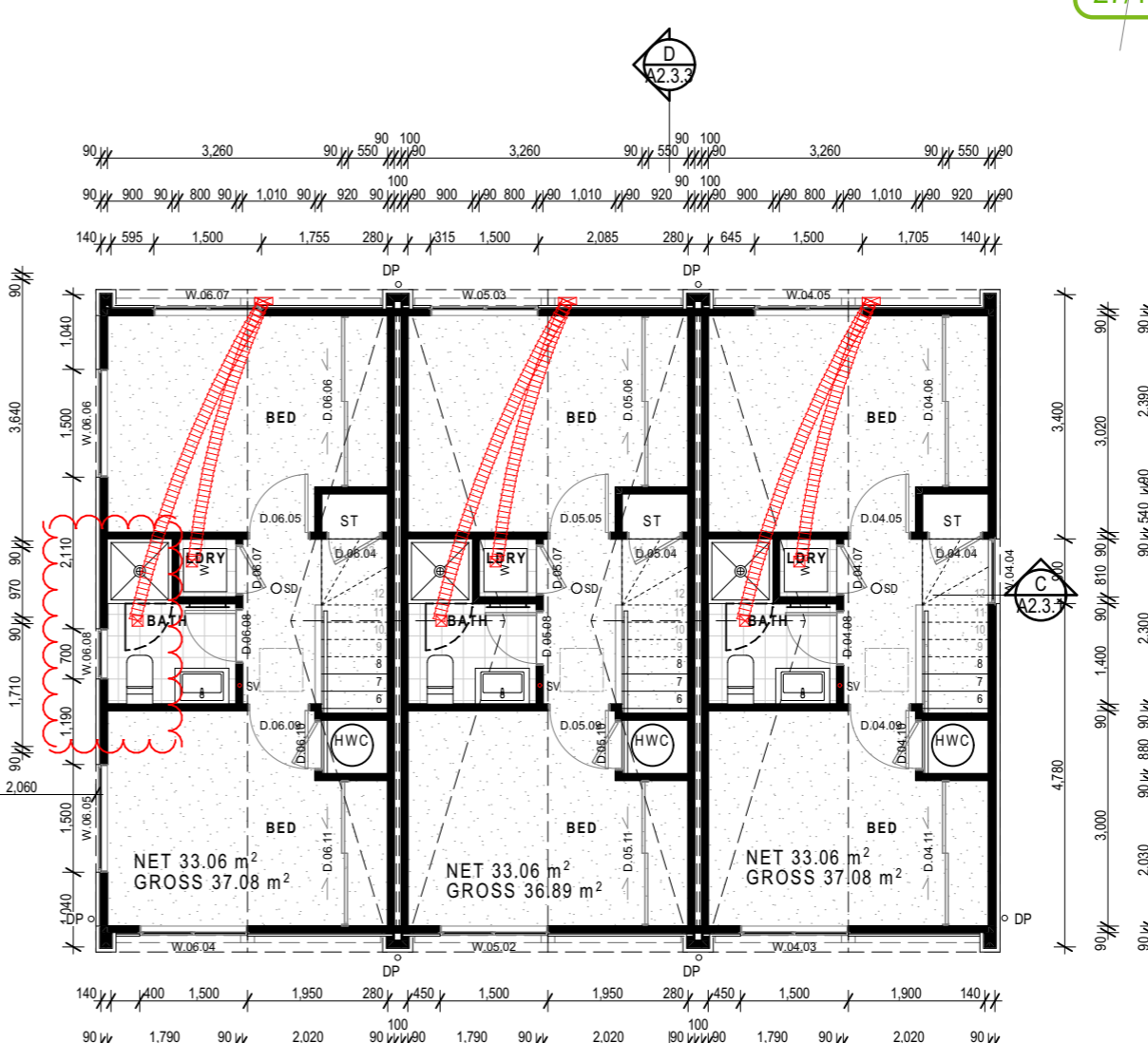
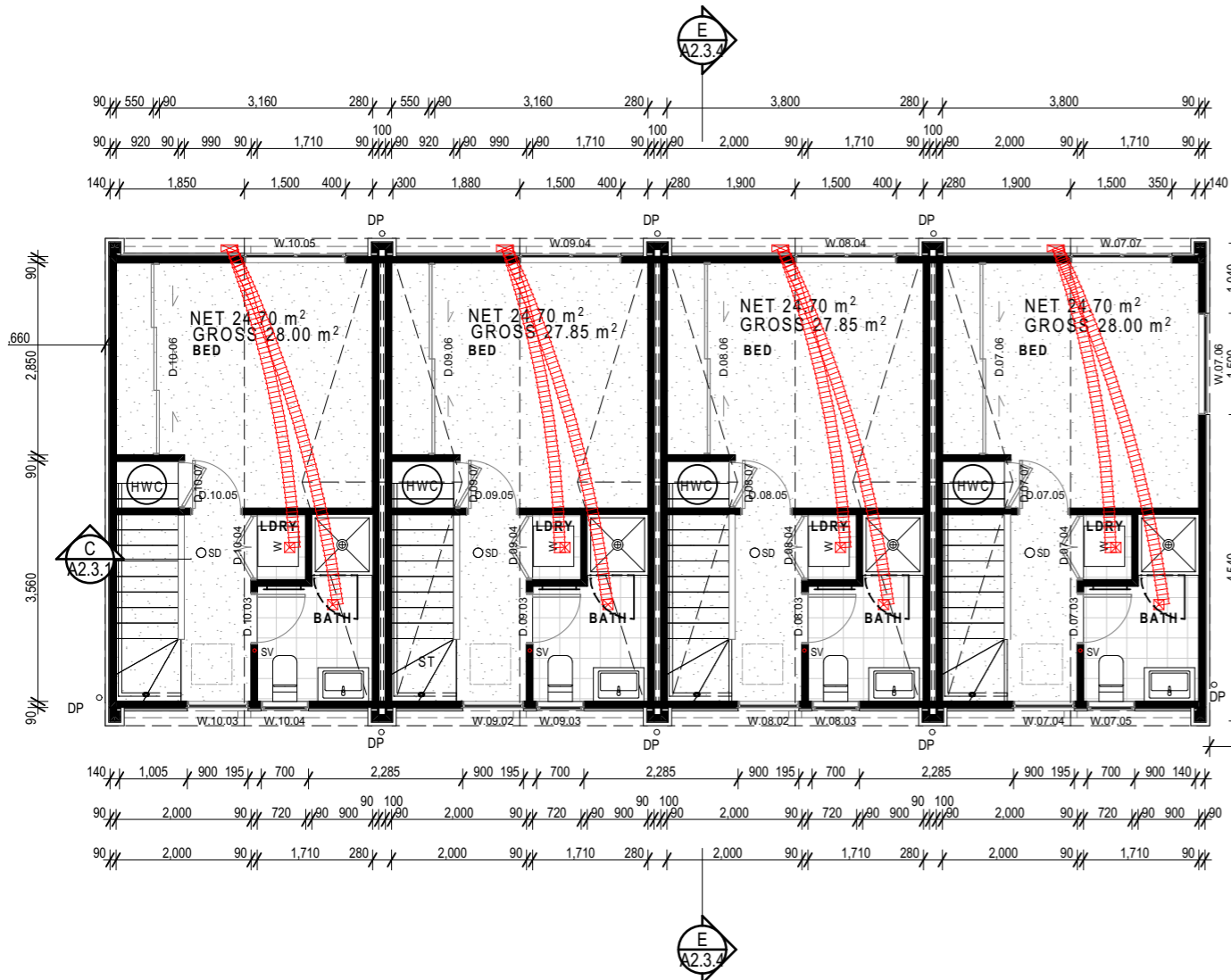
Address  
 27 - 29 Bampton Street, Burwood

Drawing Name  
 First Floor Plan - Blocks B & C.

Drawing Sheet Revision

A2.1.2 D

Revisions	
A	27/04/2023 Issue for BC
B	20/06/2023 Issue for BC - Update
C	10/07/2023 Issue for BC - RFI
D	22/08/2023 Issue for BC - RFI 2



**GENERAL NOTES**

ALL WORK TO BE CARRIED OUT IN ACCORDANCE WITH THE NZBC, NZS3604, OTHER RELEVANT NZ STANDARDS, LOCAL AUTHORITY BYLAWS AND MANUFACTURES DETAILS AND INSTRUCTIONS.

DRAWINGS ARE TO BE READ IN CONJUNCTION WITH THE ARCHITECTURAL SPECIFICATION AND OTHER CONSULTANTS DOCUMENTATION WHER APPROPRIATE.

SELECTED FINISHES TO PROPOSED SURFACES ON ANY ACCESS ROUTE TO COMPLY WITH NZBC D1/AS1 TABLE 2, ACCEPTABLE SLIP RESISTANCE FOR WALKING SURFACES. ALL FINISHES TO BE CONFIRMED WITH COMPLIANCE TO ABOVE STANDARDS. (ENTRY AND STAIR INCLUDED)

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

**TYPICAL INTERIOR STAIR NOTE:**  
 SECONDARY PRIVATE CLOSED TREAD STAIR WITH TREADS @ 250mm (230 GOING) AND 14 RISERS @ 194mm, TOTAL RISE OF 2710mm AND TO HAVE HANDRAIL ON ONE SIDE TO COMPLY WITH NZBC D1/AS1 6.0 TO A HEIGHT OF 0.9m ABOVE STAIR NOSING - STAIR WINDERS TO COMPLY WITH NZBC D1/AS1 4.5

**KITCHEN NOTES:**  
 1. KITCHEN SURFACES SHALL BE IMPERMIABLE AND IN ACCORDANCE WITH NZBC G3  
 2. KITCHEN FLOOR AND SURFACES TO COMPLY WITH E3/AS1

**LEGEND**

- 90/140mm TIMBER FRAMED WALL
- EXTERNAL WALLS: 90/140x45 H1.2 SG8 STUDS @ 600 CRS  
 DWANGS SD PER CLADDING BELOW.  
 ROCKCOTE @ 800mm CRS MAX.  
 LINEA WEATHERBOARDS @ 600mm CRS MAX.S
- INTERNAL WALLS: 90x45 H1.2 SG8 STUDS @ 600 CRS, DWANGS @ 800 CRS.
- W.1.01 DOOR & WINDOW NUMBERS
- SD SMOKE ALARM POSITIONS TYPE 1 SMOKE ALARMS TO COMPLY WITH NZBC F7 CLAUSE 3.2
- SV 50Ø STACK VENT TO CONTINUE TO ROOF
- EXTRACTION FAN POSITIONS, DUCTED TO EXTERIOR. EXACT LOCATION TO BE CONFIRMED ONSITE. EXTRACTIONS TO HAVE A MIN FLOW RATE OF:  
 KITCHEN - 50L/s  
 BATHROOMS/LAUNDRY - 25L/s
- ELECTRICAL LIGHTING TO COMPLY WITH TABLE 1 OF G8/AS1 AND D1/AS1
- TWO WAY ELECTRICAL LIGHTING IN STAIRWAY TO COMPLY WITH D1/AS1 4.6.1 & 4.6.2.
- EXTERNAL ELECTRICAL LIGHTING TO COMPLY WITH TABLE 1 OF G8/AS1 AND D1/AS1
- INTERNAL METERBOARD / DISTRIBUTION BOARD.
- HANDRAIL ON ONE SIDE TO COMPLY WITH NZBC D1/AS1 6.0 TO 900mm HEIGHT ABOVE NOSING

**H1 REQUIREMENTS:**  
 WALLS: R2.6  
 ROOF: R4.0  
 JOINERY: R0.37 - DOUBLE PANE: LOW E4/CLEAR - ARGON FILLED - THERMALLY IMPROVED SPACER.

**WET AREA NOTES:**  
 BATHROOM/LAUNDRY WALLS - SELECTED TILE FINISH ON 13mm GIB AQUALINE or SELECTED SEMI GLOSS PAINT FINSH ON 10mm GIB AQUALINE

BATHROOM/LAUNDRY CEILINGS TO BE - SELECTED SEMI-GLOSS PAINT FINISH ON 13mm GIB AQUALINE

BATHROOM/LAUNDRY FLOOR - SELECTED NON SLIP TILES OVER WATER PROOFING MEMBRANE INCLUDING SKIRTING ON 6mm TILE SLATE. FINAL SELECTION AND SET OUT TBC ON SITE

SHOWER - SELECTED ATLANTIS EASYTILE BASE AND GLASS ENCLOSURE. SELECTED TILE ON WATERPROOF MEMBRANE TO WALLS UP TO 2M HEIGHT.

SHOWER GLASS SCREEN - GRADE A SAFETY GLAZING TO COMPLY WITH NZS4223

BATHROOM/LAUNDRY TO COMPLY WITH NZBC E3/AS1. REFER ATTACHED GIB AQUALINE WET AREA SYSTEM INSTALLATION MANUAL.

SINK OVERFLOWS AND TAP FLOW RATE RESTRICTORS TO BE FITTED LAUNDRY AREA, INLET FLOW RATE TO BE LESS THAN OVERFLOW FLOW RATE.

WALL LININGS ADJACENT TO APPLIANCES AND FACILITIES SHALL HAVE SURFACES THAT CAN BE EASILY MAINTAINED IN A HYGIENIC CONDITION. STAINLESSSTEEL, DECORATIVE HIGH PRESSURE LAMINATE, TILES, WALLBOARDS WITH PAINTED OR APPLIED IMPERVIOUS COATINGS OR FILMS, ARE EXAMPLES OF SUITABLE MATERIALS FOR THESE SURFACES. TO COMPLY WITH NZBC G3/AS1 SECTION 1.6

ALLOW 100mm GAP TO BATHROOM DOOR TO ALLOW FOR HEATED TOWEL RAIL

file	21.710
date	August 2023
scale	1:100 @ A3
drawn	CDP.

LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL +64 (3) 352 4333

WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ

Multi Unit Development

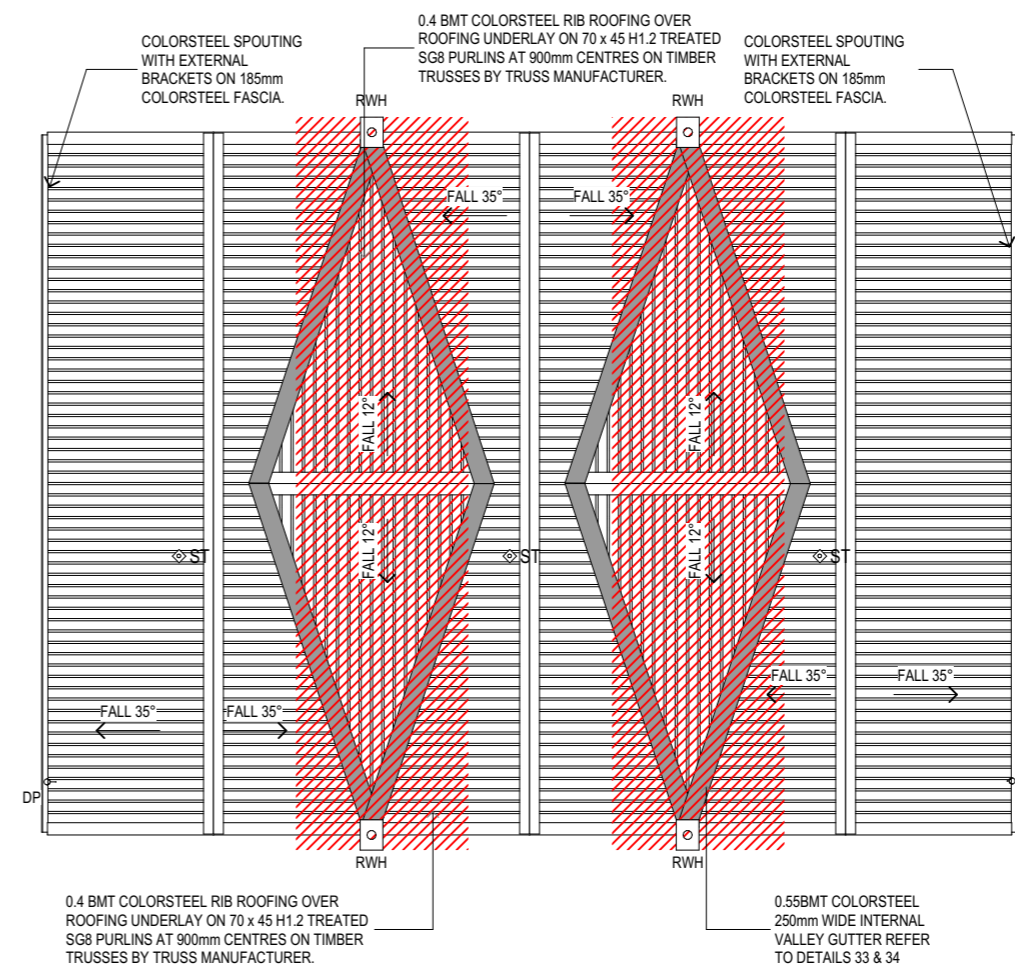
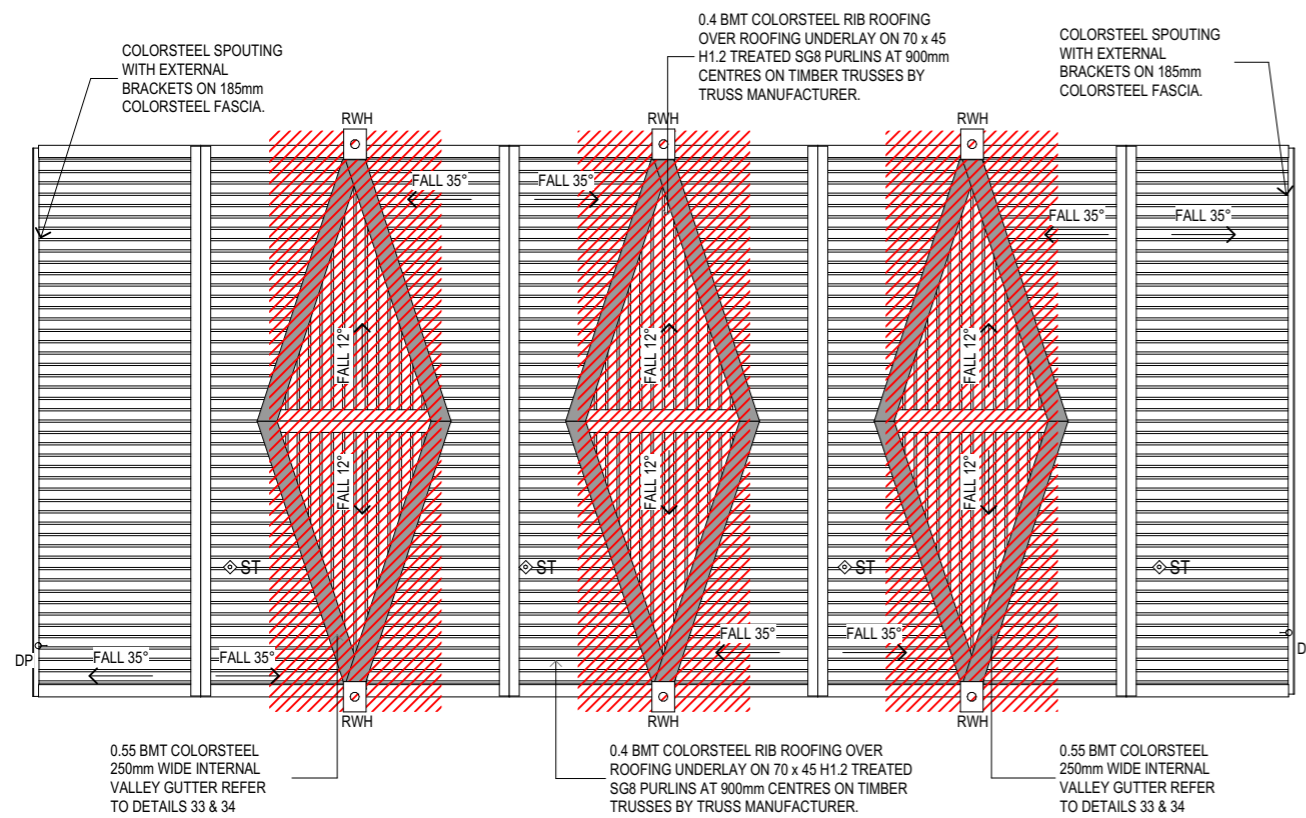
Address  
 27 - 29 Bampton Street, Burwood

Drawing Name  
 Roof Plan - Blocks B & C.

Drawing Sheet  
 A2.1.3

Revision  
 D

Revisions	Revision
A 27/04/2023 Issue for BC	
B 20/06/2023 Issue for BC - Update	
C 10/07/2023 Issue for BC - RFI	
D 22/08/2023 Issue for BC - RFI 2	



**ROOF NOTES**

ALL ROOFING TO BE INSTALLED AS PER MANUFACTURERS INSTRUCTIONS AND IN ACCORDANCE WITH NZBC

ALL H3.2 TREATED TIMBER PLYWOOD TO HAVE CCA TREATMENT.

ALLOW TO SEAL AROUND AND FLASH COMPLETE IN ALL RESPECTS TO ALL PENETRATIONS.ALLOW TO COORDINATE WITH OTHER TRADES.

ALLOW TO PROVIDE LEAF GRATES TO ALL EXPOSED SCUPPERS / OVERFLOWS AND DOWNPIPES.

REFER TO TRUSS DESIGNERS PLANS FOR TRUSS CONSTRUCTION INFORMATION AND LAYOUT

READ IN CONJUNCTION WITH CROSS SECTIONS AND DETAILS

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

ALL TRUSS EAVES AND BARGE OVERHANGS DIMENSIONS TO MATCH CLADDING

**LEGEND**

- DP 80Ø COLORSTEEL DOWNPIPE TO TAKE MAX 70m<sup>2</sup> OF ROOF AREA
- ◇ST 50Ø STACK VENT AS PER AS/NZS3500 - THROUGH ROOF WITH DEKTITE OR SIMILAR BOOT FLASHING
- RWH RAIN WATER HEAD + 80Ø DP
- //// FIRE RETARDENT ROOF UNDERLAY TO 1m TO EACH SIDE OF FIREWALL

file	21.710
date	August 2023
scale	1:100 @ A3
drawn	CDP.

LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333

WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ

FIGURE & GROUND

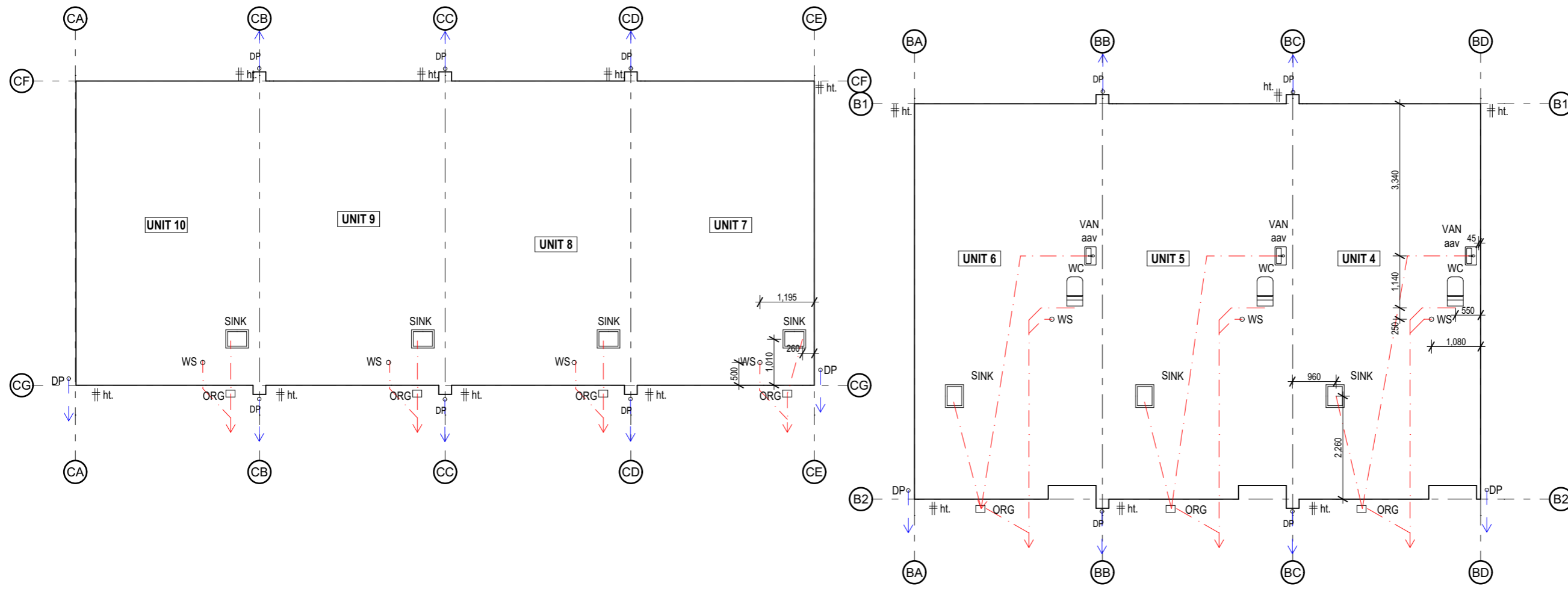
Multi Unit  
 Development

Address  
 27 - 29 Bampton Street,  
 Burwood

Drawing Name  
 Ground Floor  
 Drainage - Blocks B  
 & C .

Drawing Sheet  
 Revision  
**A2.1.4**      **D**

- Revisions
- A 27/04/2023 Issue for BC
  - B 20/06/2023 Issue for BC - Update
  - C 10/07/2023 Issue for BC - RFI
  - D 22/08/2023 Issue for BC - RFI 2



**REFER TO HOLMES CIVIL DRAWINGS  
 FOR COMMON DRAINAGE**

**DRAINAGE NOTES**

ALL DRAINAGE SHOWN AS INDICATIVE ONLY. DRAIN SIZES AND GRADIENTS ARE TO BE CONFIRMED AND FINALISED BY PLUMBER AND DRAINLAYER.

ALL DRAINAGE TO COMPLY WITH THE NZBC APPROVED DOCUMENTS:  
 E1/AS1  
 G12/AS1  
 G13/AS1

HOSE TAP POSITIONS TO BE CONFIRMED WITH CLIENT

REFER TO CIVIL ENGINEERING DOCUMENTATION FOR WATER METER LOCATIONS.

FIXTURE	WASTE SIZE	GRAD.
SINK	65mm	1:40
VANITY	65mm	1:40
WC	100mm	1:60

INSTALL AIR ADMITTANCE VALVES WHERE EASILY ACCESSIBLE i.e. UNDER BENCH TO BASINS - INSTALL AAV IN ROOF AND SPACE PROVIDE ACCESS HATCH FOR MAINTAINANCE WHERE DIRECT ACCESS IS NOT POSSIBLE

**LEGEND**

- DP. 80mmØ COLORSTEEL DOWNPIPE
- GT OVERFLOW RELIEF GULLY TRAP
- # HOSE TAP
- AAV AIR ADMITTANCE VALVE
- WS 100Ø WASTE STACK TO CONTINUE TO ROOF AS 50Ø VENT
- > STORMWATER PIPE
- - -> SANITARY SEWER PIPE

**HWC NOTES:**

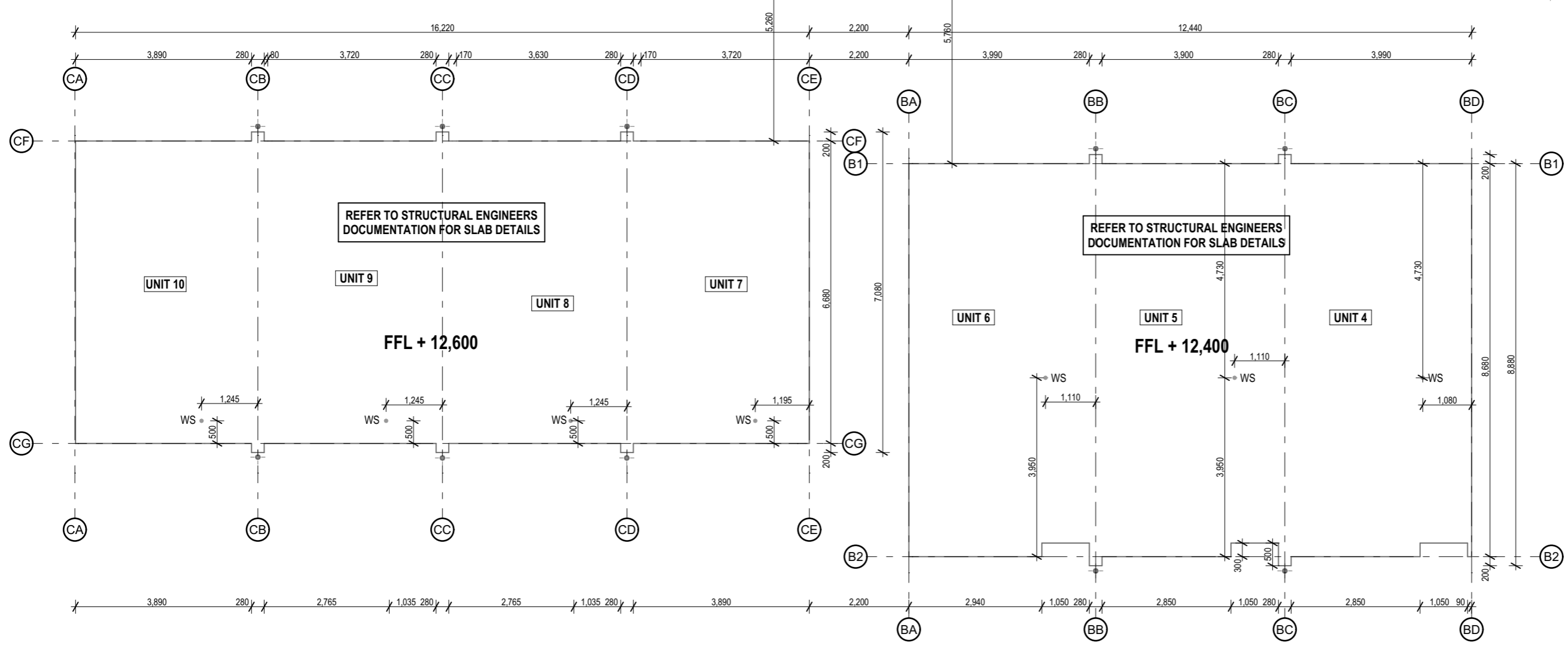
250L MAINS PRESSURE HOT WATER CYLINDER COMPLETE WITH ISOLATING VALVE, EXPANSION CONTROL VALVE AND TEMPERTURE & PRESSURE RELIEF VALVE. HWC FIXED BACK TO WALL WITH 2 no. SEISMIC RESTRAINTS. INSURE PIPING TO BE LAGGED. RELIEF VALVE TO BE 40Ø COPPER TO DRAIN TO EXTERIOR IN A VISIBLE POSITION. H.W.C TO BE PROVIDED WITH TUNDISH AND SAFE TRAY.

ALL UNITS TO BE SUPPLIED WITH MIN 25mm MDPE PIPE FOR WATER FEED AS LENGTH IS OVER 20m

file	21.710
date	August 2023
scale	1:100 @ A3
drawn	CDP.

LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333

WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ



**SLAB NOTES**

REFER TO DRAINAGE PLAN FOR ALL PLUMBING AND DRAINAGE ELEMENTS.

ALL WORK TO BE CARRIED OUT IN ACCORDANCE WITH THE NZBC, NZS3604, OTHER RELEVANT NZ STANDARDS, LOCAL AUTHORITY BYLAWS AND MANUFACTURER'S DETAILS AND INSTRUCTIONS.

ALL WORKMANSHIP AND MATERIALS SHALL BE OF THE HIGHEST QUALITY, CURRENT TRADE PRACTICE AND OF THE BEST DESCRIPTION.

DRAWINGS ARE TO BE READ IN CONJUNCTION WITH OTHER CONSULTANTS DOCUMENTATION WHERE APPROPRIATE.

REFER TO STRUCTURAL ENGINEERS DRAWINGS FOR FURTHER CONSTRUCTION DETAILS AND NOTES.

BOTTOM PLATE FIXINGS SHALL BE PROPRIETARY POST FIXED ANCHORS SET WITHIN 150mm OF EACH END OF THE PLATE, SPACED AT A MAX OF 900mm CRS AS PER NZS3604:2011 7.5.12.2

Project  
**Multi Unit Development**

Address  
**27 - 29 Bampton Street, Burwood**

Drawing Name  
**Slab Plan - Blocks B & C.**

Drawing Sheet  
**A2.1.5**

Revision  
**D**

- Revisions
- A 27/04/2023 Issue for BC
  - B 20/06/2023 Issue for BC - Update
  - C 10/07/2023 Issue for BC - RFI
  - D 22/08/2023 Issue for BC - RFI 2

file	21.710
date	August 2023
scale	1:100 @ A3
drawn	CDP.

LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333

Multi Unit Development

Address  
 27 - 29 Bampton Street, Burwood

Drawing Name  
 First Floor Framing Plan - Blocks B & C.

Drawing Sheet  
 Revision

A2.1.6 D

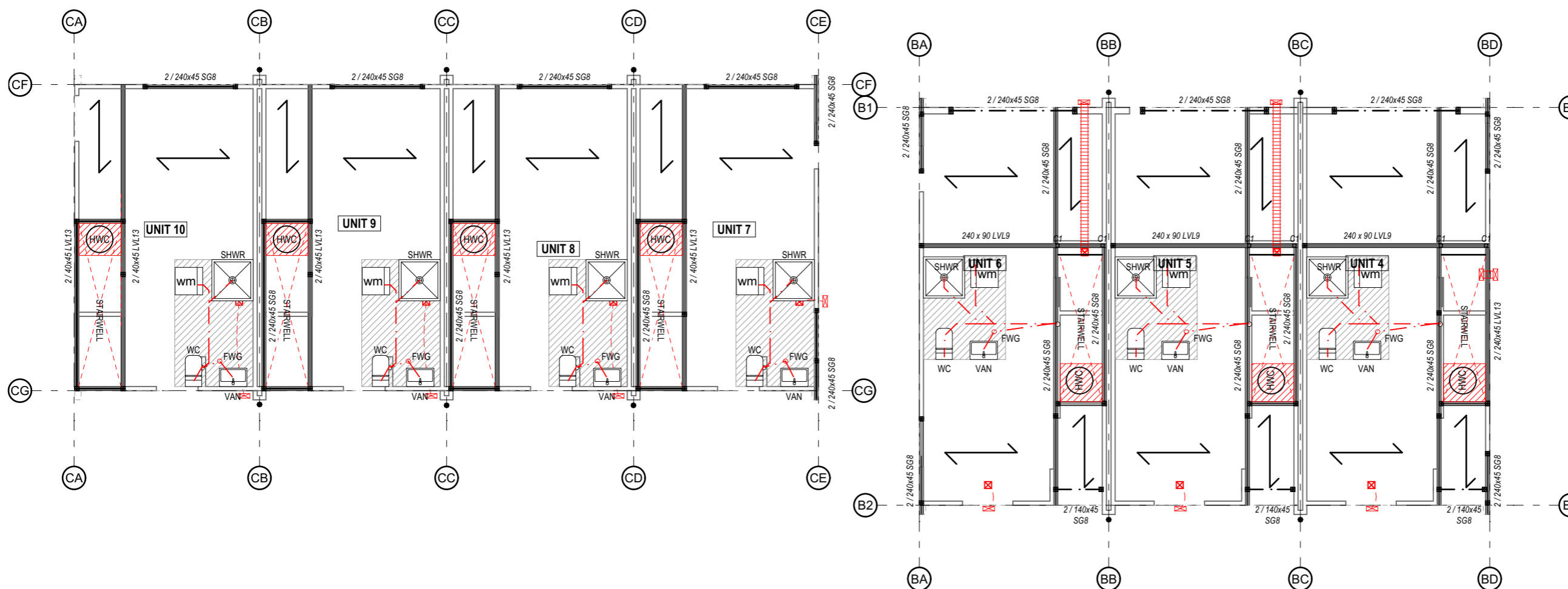
- Revisions
- A 27/04/2023 Issue for BC
  - B 20/06/2023 Issue for BC - Update
  - C 10/07/2023 Issue for BC - RFI
  - D 22/08/2023 Issue for BC - RFI 2

file 21.710  
 date August 2023  
 scale 1:100 @ A3  
 drawn CDP.

LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL +64 (3) 352 4333

WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ

FIGURE & GROUND



**MIDFLOOR NOTES**

ALL WORK TO BE CARRIED OUT IN ACCORDANCE WITH THE NZBC, NZS3604, OTHER RELEVANT NZ STANDARDS, LOCAL AUTHORITY BYLAWS AND MANUFACTURES DETAILS AND INSTRUCTIONS.

DRAWINGS ARE TO BE READ IN CONJUNCTION WITH THE OTHER CONSULTANTS DOCUMENTATION WHERE APPROPRIATE.

REFER TO STRUCTURAL ENGINEERS DRAWINGS FOR FURTHER CONSTRUCTION DETAILS AND NOTES.

ALL PLUMBING AS PER G13/AS1 BY QUALIFIED INSTALLER - AIR ADMITTANCE VALVES TO ALL 1ST FLOOR PLUMBING FIXTURES

THRU-BRACKET TO BE USED FOR ALL JOISTS CUT FOR SERVICE PIPES.

DOUBLE STUDS SHOWN INDICATIVE LOCATIONS ONLY - ALSO READ IN CONJUNCTION WITH ENGINEERING DRAWINGS - ALL FRAMING TO COMPLY WITH NZS3604:2011

ALL STRUCTURAL STEEL TO BE POSITIONED TO INTERNAL FRAME TO ALLOW FOR A 10-12mm OF EPS BETWEEN STEEL AND EXTERNAL BUILDING WRAP TO PROVIDE A THERMAL BREAK TO INTERNAL

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

**LEGEND**

- SUPPORT FRAMING AND EXTERIOR WALL LINES BELOW
- LINTEL - BEAM BY TRUSS, ENGINEER AND NZS 3604
- HATCH DENOTES H3.2 TREATED FLOORING TO BATHROOMS
- 20mm STRAND BOARD FLOORING ON 90x45 H1.2 SG8 FLOOR JOISTS @ 400CRS MAX AS PER NZS3604:2011
- SANITARY SEWER PIPE
- 240x45 SG8 H1.2 JOISTS @400mm crs max. REFER TO ENGINEERS DRAWINGS
- FWG "ALLPROOF BOSS" FLOOR WASTE GULLY

AIR ADMITTANCE VALVES TO ALL FIXTURES CONNECTED TO STACK - INSTALL WHERE EASILY ACCESSIBLE i.e. UNDER BENCH TO BASINS. WHERE DIRECT ACCESS IS NOT POSSIBLE - INSTALL AAV IN ROOF AND SPACE PROVIDE ACCESS HATCH FOR MAINTAINANCE

FIXTURE	Ø SIZE	GRADIENT
WASHING	40mm	1:40
WC	100mm	1:60
SHOWER	40mm	1:40
VANITY	40mm	1:40

**HWC NOTES:**  
 250L MAINS PRESSURE HOT WATER CYLINDER COMPLETE WITH ISOLATING VALVE, EXPANSION CONTROL VALVE AND TEMPERATURE & PRESSURE RELIEF VALVE. HWC FIXED BACK TO WALL WITH 2 no. SEISMIC RESTRAINTS. INSURE PIPING TO BE LAGGED. RELIEF VALVE TO BE 40Ø COPPER TO DRAIN TO EXTERIOR IN A VISIBLE POSITION. H.W.C TO BE PROVIDED WITH TUNDISH AND SAFE TRAY.

**NOTE: REFER TO STRUCTURAL ENGINEERING DOCUMENTATION FOR ALL FLOOR FRAMING MEMBERS**

Multi Unit Development

Address  
 27 - 29 Bampton Street, Burwood

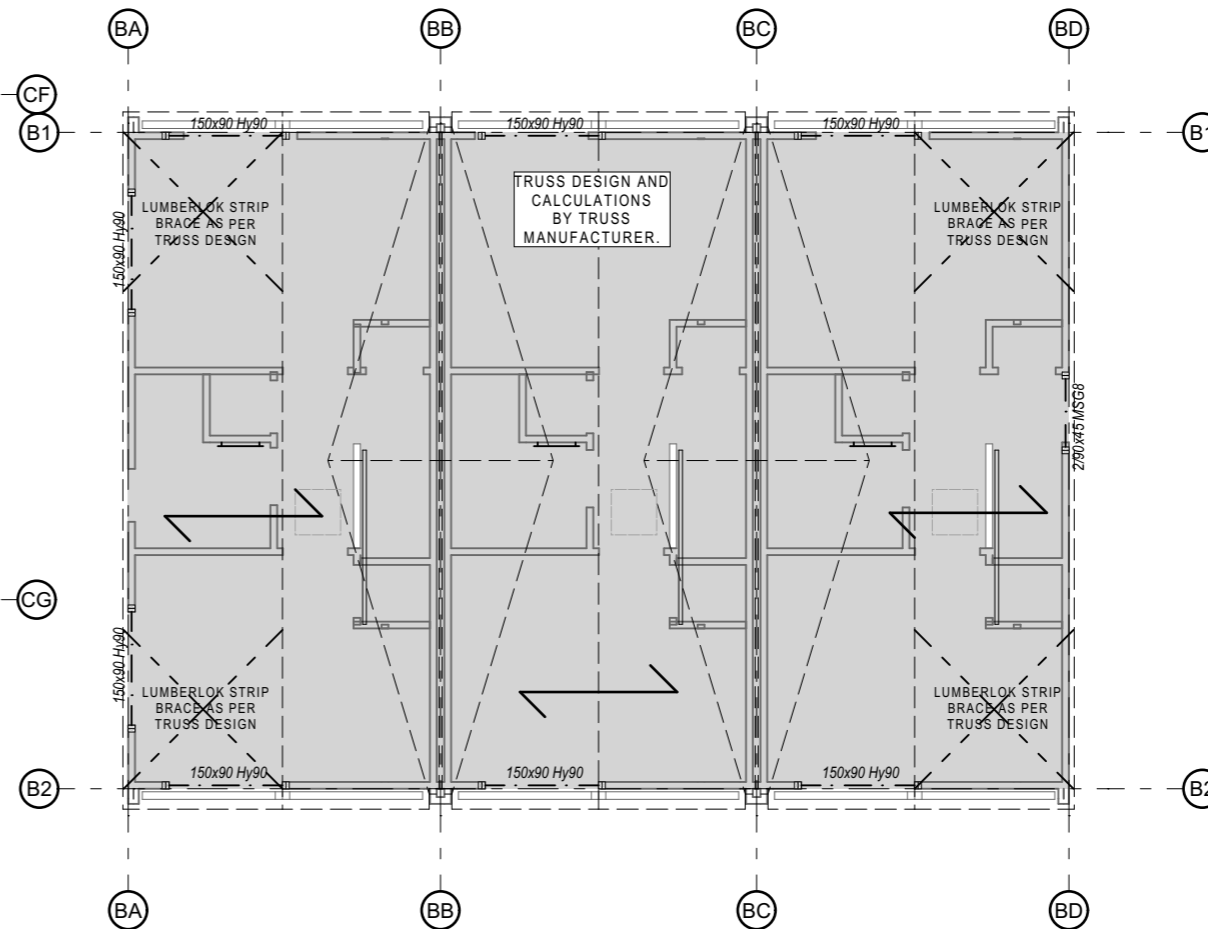
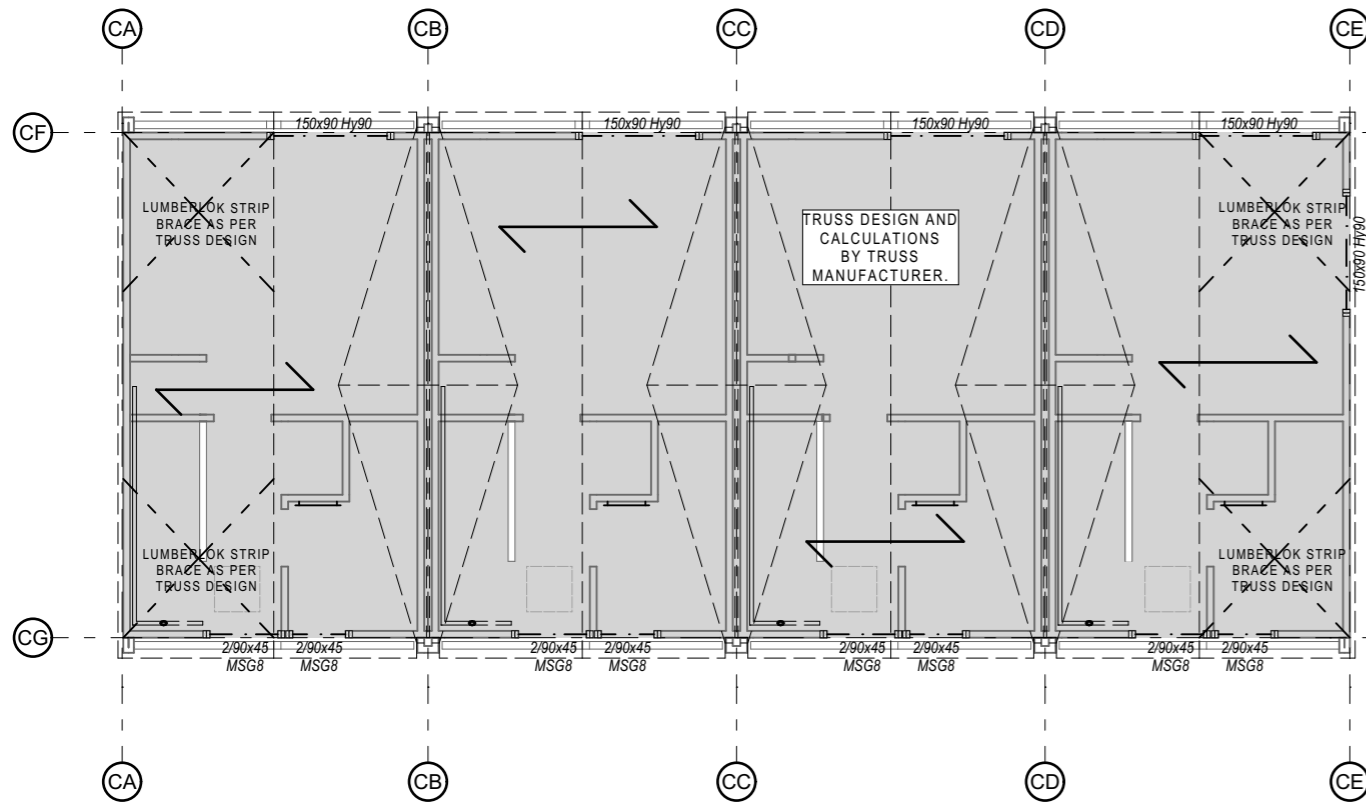
Drawing Name  
 Roof Framing Plan - Blocks B & C

Drawing Sheet  
 A2.1.7

Revision  
 D

Revisions

A	27/04/2023	Issue for BC
B	20/06/2023	Issue for BC - Update
C	10/07/2023	Issue for BC - RFI
D	22/08/2023	Issue for BC - RFI 2



**ROOF NOTES**

ALL LINTELS TO BE FIXED IN ACCORDANCE WITH NZS3604:2011 AND MITEK LUMBERLOK FIXING SCHEDULE

ALL TOP PLATES SUPPORTING ROOF STRUCTURE ARE TO BE FIXED IN ACCORDANCE WITH NZS 3604:2011. CLAUSE 8.7.6 AND TABLE 8.18

TYPICAL BOTTOM PLATE FIXINGS TO MIDFLOOR FRAMING AS PER NZS3604:2011 TABLE 8.19 - REFER ENGINEERING SPECIFICATIONS FOR ADDITIONAL BRACING REQUIREMENTS

THIS PROJECT:  
 4.7kN CONNECTION, 2/90X3.15 END NAILS AND 2/WIRE DOGS or 4.7kN ALTERNATIVE AS PER NZBC 3604 TABLE 10.10  
 ALL TRUSS FIXINGS ARE AS PER TRUSS MANUFACTURERS DESIGN

ALL LINTELS-BEAMS INDICATED ARE SIZED IN ACCORDANCE WITH NZS3604 OR TRUSS DESIGNER.

READ INCONJUNCTION WITH TRUSS DESIGN

PURLIN SPACING 900mm MAX FOR RIB ROOFING DOUBLE PURLIN AT RIDGE & EAVES AS PER NZS3604:2011 AND PRODUCT SPECIFICATION

RIB ROOFING PURLIN SPACING AT TOP AND BOTTOM ENDS TO BE 600mm CRS MAX - FASTENER LAYOUTS PREVENTING UPLIFT AS PER MANUFACTURERS SPECIFICATIONS REFER SUPPORTING DOCUMENTS

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

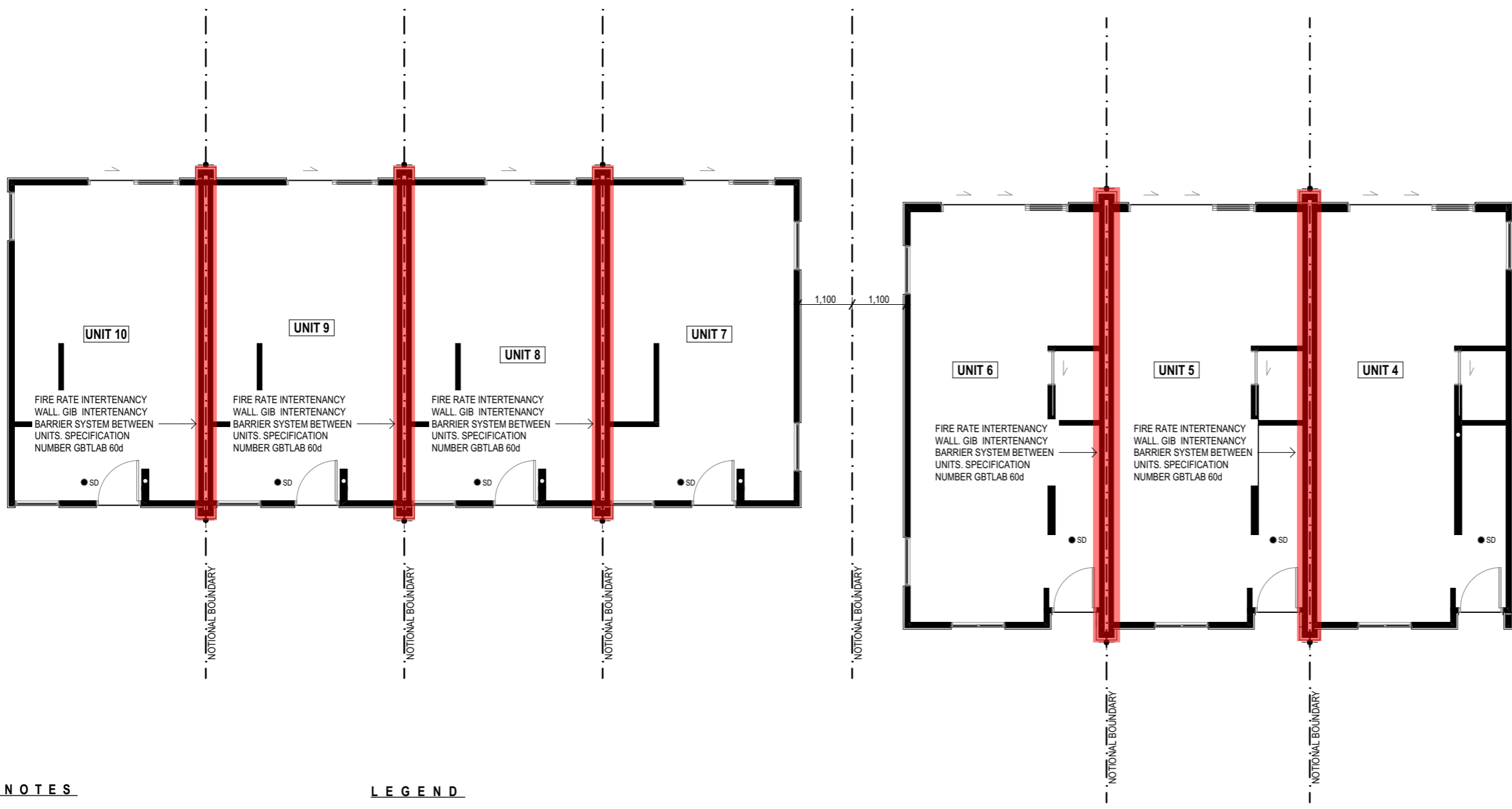
**LEGEND**

- SUPPORT FRAMING AND EXTERIOR WALL LINES BELOW
- LINTEL BY TRUSS DESIGNER/ENGINEER
- ROOF ACCESS HATCH TO BE NOT LESS THAN 600mm x 500mm

file	21.710
date	August 2023
scale	1:100 @ A3
drawn	CDP.

LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333

WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ



**FIRE NOTES**

**GBTLAB 60d**  
 FRR 60/60/60: 25mm GIB BARRIERLINE TO THE CENTRE. 90x45 H1.2 SG8 FRAMING STUDS @ 600 crs, DWANGS @ 800 crs . R2.2 PINK BATT INSULATION WITH 1x 13mm GIB STANDARD PLASTER BOARD TO EACH SIDE OF BARRIERLINE, AS PER GIB INTERTENANCY BARRIER SYSTEMS MANUAL - FULL HEIGHT TO ROOF

**LEGEND**

● SD SMOKE ALARM POSITIONS TYPE 1 SMOKE ALARMS TO COMPLY WITH NZBC F7 CLAUSE 3.2 AND 3.3 TO BE INSTALLED IN ACCORDANCE WITH F7/AS1 AND MANUFACTURERS INSTRUCTIONS.

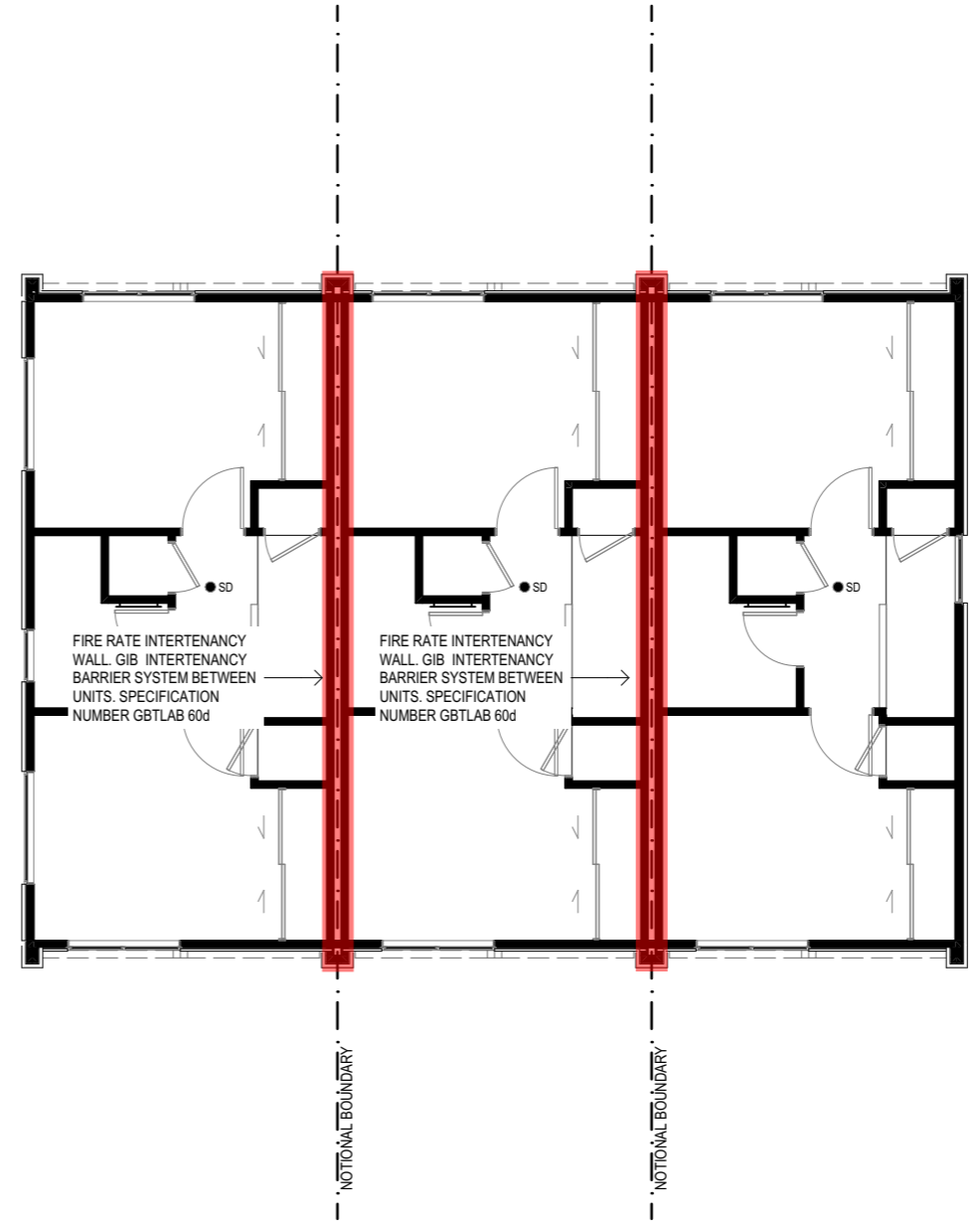
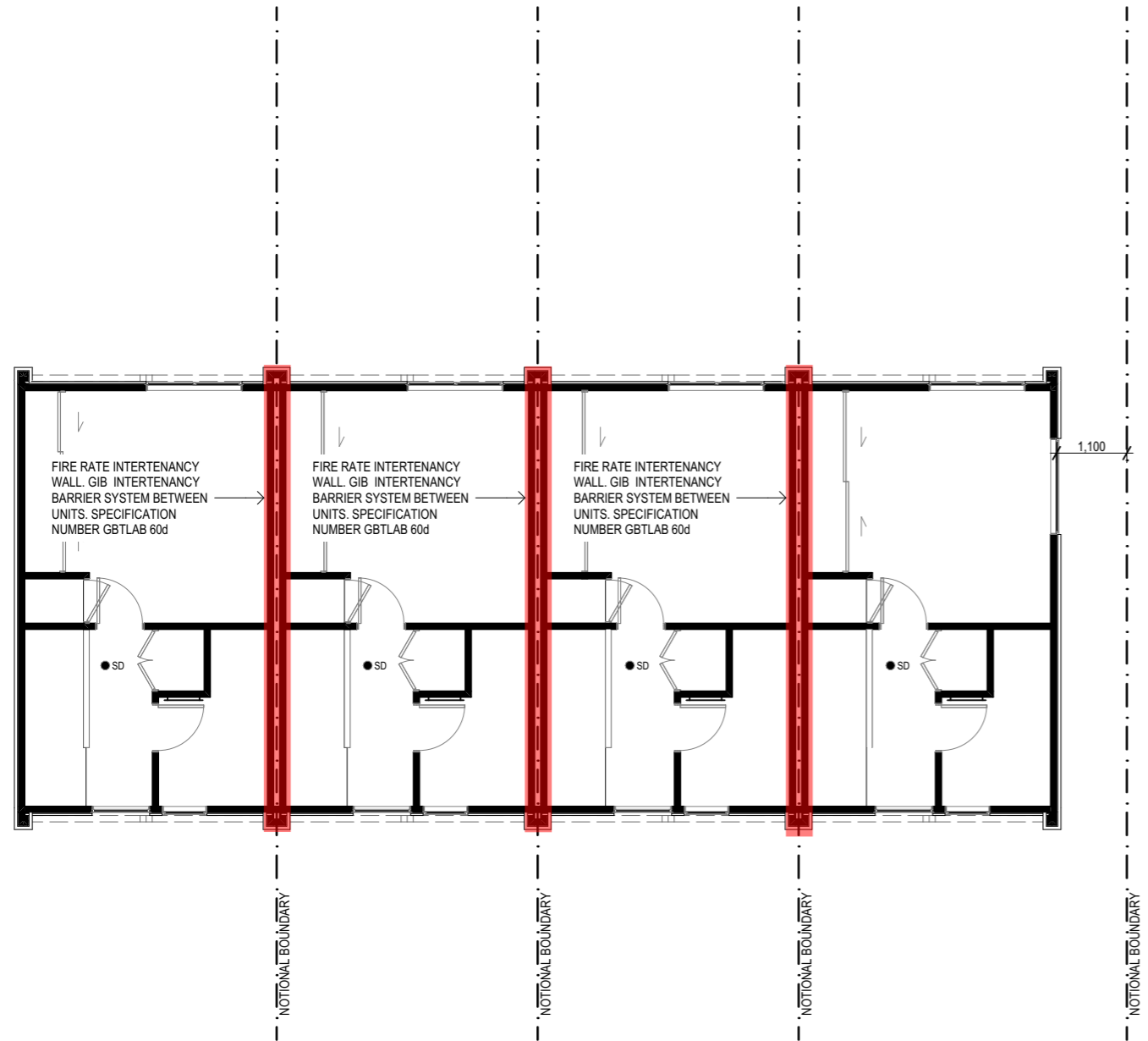
■ HATCH INDICATES WALL TO HAVE A FIRE SEPERATION AND FRR30/30/30

file	21.710
date	August 2023
scale	1:100 @ A3
drawn	CDP.

LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333

WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ

**FIGURE & GROUND**



Project  
**Multi Unit Development**  
 Address  
**27 - 29 Bampton Street, Burwood**

Drawing Name  
**First Floor Fire Rating - Blocks B & C.**  
 Drawing Sheet  
**A2.1.9**  
 Revision  
**D**

Revisions

A	27/04/2023	Issue for BC
B	20/06/2023	Issue for BC - Update
C	10/07/2023	Issue for BC - RFI
D	22/08/2023	Issue for BC - RFI 2

**FIRE NOTES**  
**GBTLAB 60d**  
 FRR 60/60/60: 25mm GIB BARRIERLINE TO THE CENTRE. 90x45 H1.2 SG8 FRAMING STUDS @ 600 crs, DWANGS @ 800 crs . R2.2 PINK BATT INSULATION WITH 1x 13mm GIB STANDARD PLASTER BOARD TO EACH SIDE OF BARRIERLINE, AS PER GIB INTERTENANCY BARRIER SYSTEMS MANUAL - FULL HEIGHT TO ROOF

**LEGEND**  
 ● SD SMOKE ALARM POSITIONS TYPE 1 SMOKE ALARMS TO COMPLY WITH NZBC F7 CLAUSE 3.2 AND 3.3 TO BE INSTALLED IN ACCORDANCE WITH F7/AS1 AND MANUFACTURERS INSTRUCTIONS.  
 HATCH INDICATES WALL TO HAVE A FIRE SEPERATION AND FRR30/30/30

file	21.710
date	August 2023
scale	1:100 @ A3
drawn	CDP.

LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333

WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ

Page 29 of 97  
 THIS DRAWING IS COPYRIGHT PROTECTED  
 PERMISSION OF FIGURE & GROUND  
 ALL MEASUREMENTS TO BE CONFIRMED  
 ON-SITE BEFORE COMMENCING ANY  
 CONSTRUCTION.



COLORSTEEL RIB PROFILE ROOFING  
 OVER ROOFING UNDERLAY ON 70x45  
 H1.2 PURLINS @900max.crs OVER  
 TRUSSES BY TRUSS DESIGNERS

COLORSTEEL BARGE TO BE  
 POWDERCOATED WHITE TO MATCH  
 FEATURE FACADE TRUSS

FEATURE FACADE TRUSS, ALL  
 FEATURE TRUSSES TO BE SITE  
 MEASURED

ROCKCOTE INTEGRA 50mm  
 AAC PANEL & RENDER SYSTEM  
 ON 20mm CAVITY BATTENS

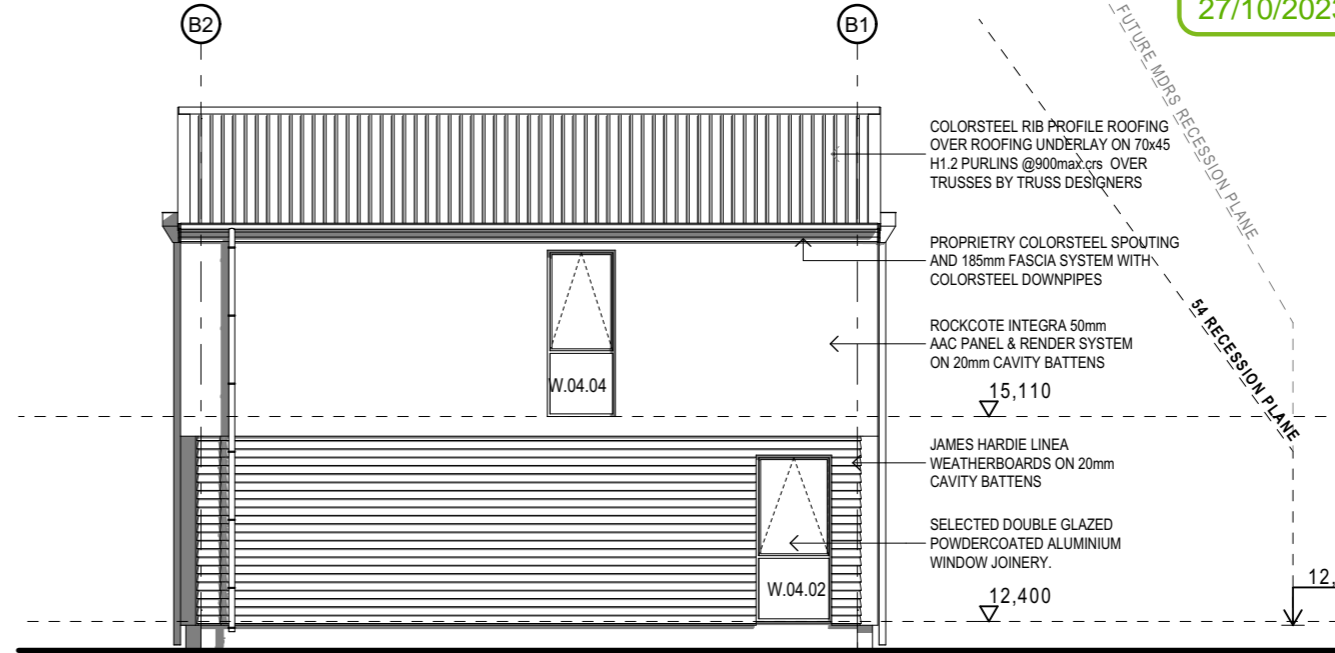
SELECTED DOUBLE GLAZED  
 POWDERCOATED ALUMINIUM  
 WINDOW JOINERY.

ROCKCOTE INTEGRA 50mm  
 AAC PANEL & RENDER SYSTEM  
 ON 20mm CAVITY BATTENS

JAMES HARDIE LINEA  
 WEATHERBOARDS ON 20mm  
 CAVITY BATTENS

**Block B North**  
 SCALE: 1:100@A3

NOTE: OUTSIDE EDGE OF  
 JOINERY TO LINE THROUGH



COLORSTEEL RIB PROFILE ROOFING  
 OVER ROOFING UNDERLAY ON 70x45  
 H1.2 PURLINS @900max.crs OVER  
 TRUSSES BY TRUSS DESIGNERS

PROPRIETARY COLORSTEEL SPOUTING  
 AND 185mm FASCIA SYSTEM WITH  
 COLORSTEEL DOWNPIPES

ROCKCOTE INTEGRA 50mm  
 AAC PANEL & RENDER SYSTEM  
 ON 20mm CAVITY BATTENS

15,110

JAMES HARDIE LINEA  
 WEATHERBOARDS ON 20mm  
 CAVITY BATTENS

SELECTED DOUBLE GLAZED  
 POWDERCOATED ALUMINIUM  
 WINDOW JOINERY.

12,400

**Block B East**  
 SCALE: 1:100@A3



COLORSTEEL RIB PROFILE ROOFING  
 OVER ROOFING UNDERLAY ON 70x45  
 H1.2 PURLINS @900max.crs OVER  
 TRUSSES BY TRUSS DESIGNERS

COLORSTEEL BARGE TO BE  
 POWDERCOATED WHITE TO MATCH  
 FEATURE FACADE TRUSS

FEATURE FACADE TRUSS, ALL  
 FEATURE TRUSSES TO BE SITE  
 MEASURED

ROCKCOTE INTEGRA 50mm  
 AAC PANEL & RENDER SYSTEM  
 ON 20mm CAVITY BATTENS

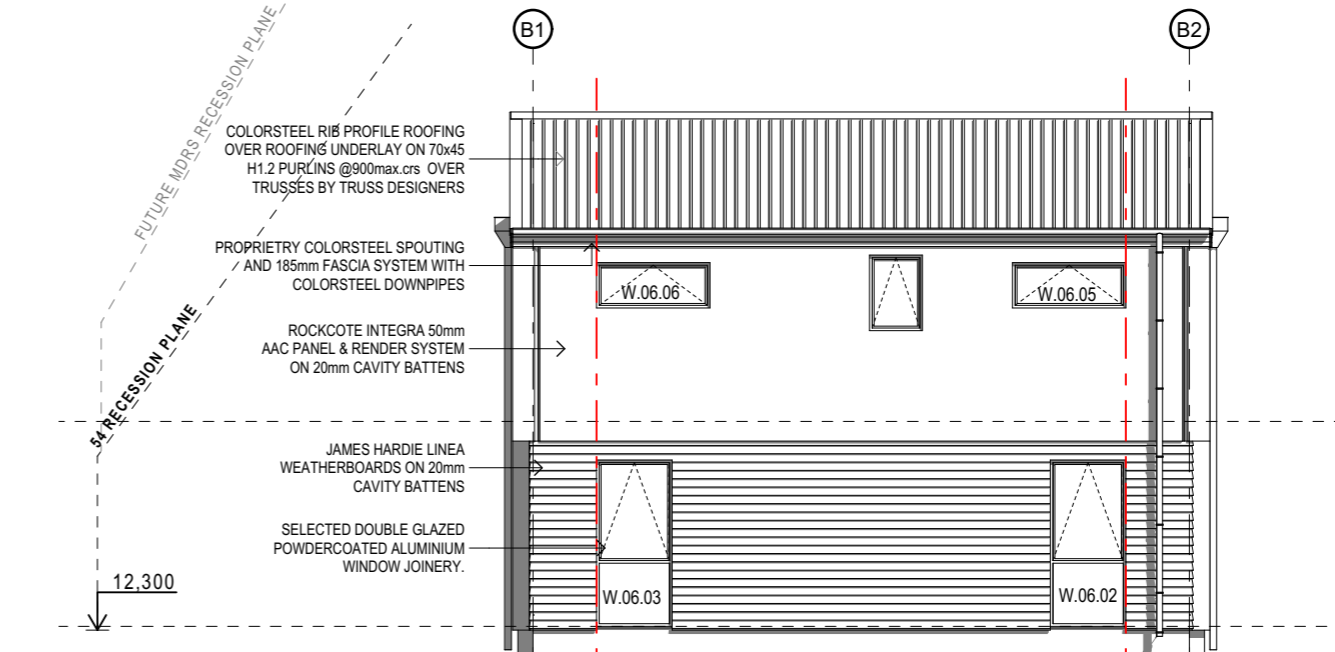
SELECTED DOUBLE GLAZED  
 POWDERCOATED ALUMINIUM  
 WINDOW JOINERY.

ROCKCOTE INTEGRA 50mm  
 AAC PANEL & RENDER SYSTEM  
 ON 20mm CAVITY BATTENS

JAMES HARDIE LINEA  
 WEATHERBOARDS ON 20mm  
 CAVITY BATTENS

**Block B South**  
 SCALE: 1:100@A3

NOTE: OUTSIDE EDGE OF  
 JOINERY TO LINE THROUGH



COLORSTEEL RIB PROFILE ROOFING  
 OVER ROOFING UNDERLAY ON 70x45  
 H1.2 PURLINS @900max.crs OVER  
 TRUSSES BY TRUSS DESIGNERS

PROPRIETARY COLORSTEEL SPOUTING  
 AND 185mm FASCIA SYSTEM WITH  
 COLORSTEEL DOWNPIPES

ROCKCOTE INTEGRA 50mm  
 AAC PANEL & RENDER SYSTEM  
 ON 20mm CAVITY BATTENS

JAMES HARDIE LINEA  
 WEATHERBOARDS ON 20mm  
 CAVITY BATTENS

SELECTED DOUBLE GLAZED  
 POWDERCOATED ALUMINIUM  
 WINDOW JOINERY.

12,300

**Block B West**  
 SCALE: 1:100@A3

NOTE: OUTSIDE EDGE OF  
 JOINERY TO LINE THROUGH

Project  
**Multi Unit  
 Development**

Address  
**27 - 29 Bampton Street,  
 Burwood**

Drawing Name  
**Elevations - Blocks B  
 & C.**

Drawing Sheet  
**A2.2.1**

Revision  
**D**

- Revisions
- A 27/04/2023 Issue for BC
  - B 20/06/2023 Issue for BC - Update
  - C 10/07/2023 Issue for BC - RFI
  - D 22/08/2023 Issue for BC - RFI 2

file 21.710

date August 2023

scale 1:100 @ A3

drawn CDP.

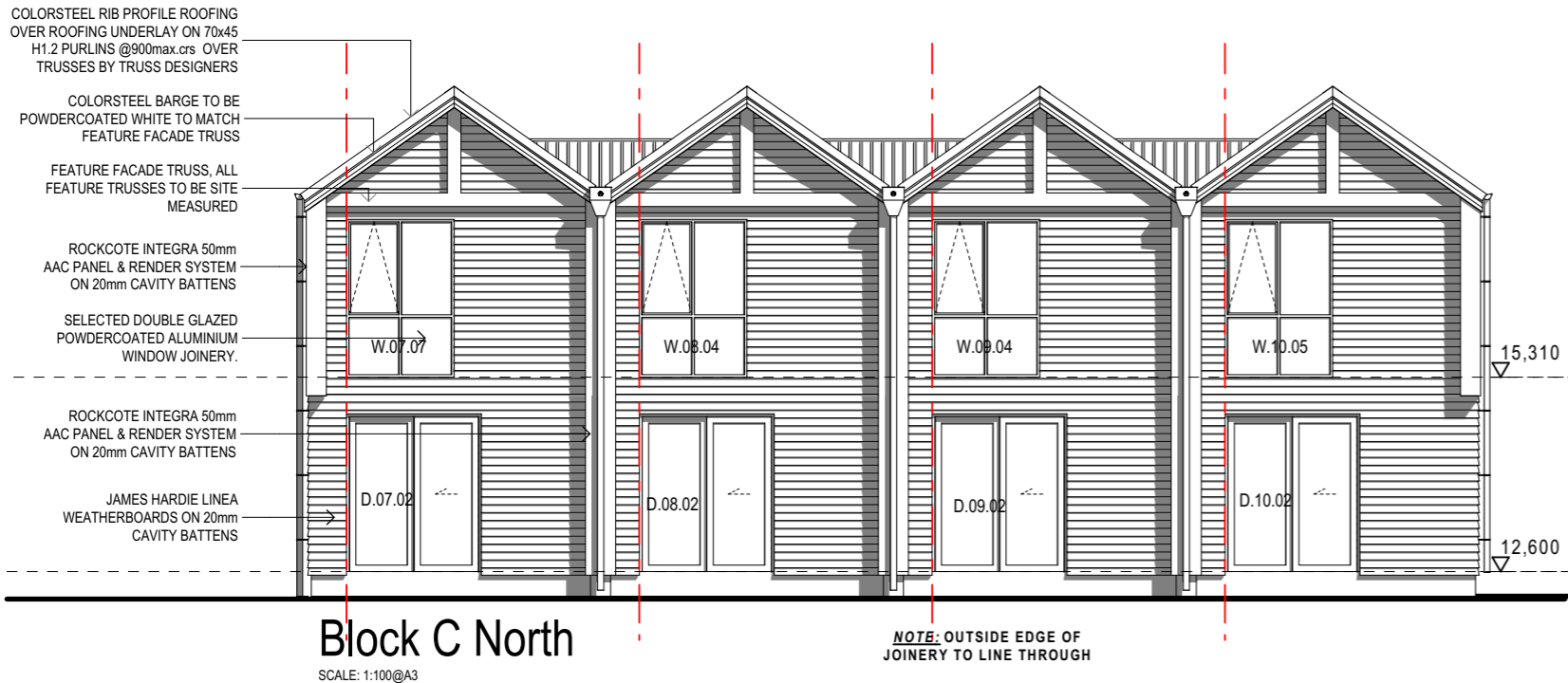
LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333



WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ

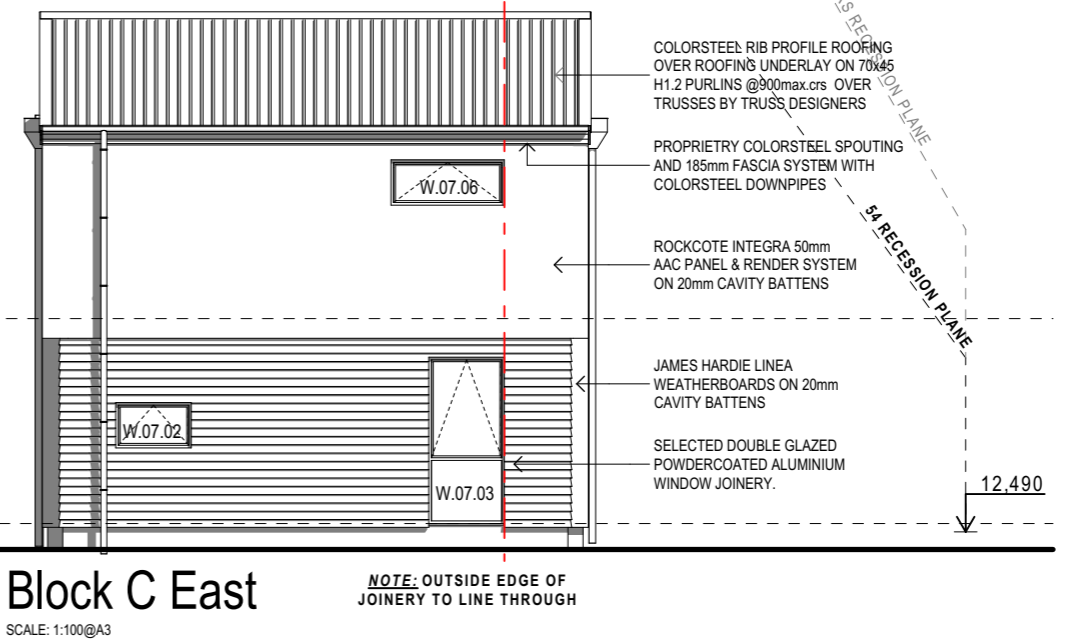
**FIGURE & GROUND**

BUILDING ENVELOPE RISK MATRIX		
Elevations		
Risk Factor	Risk Severity	Risk Score
Wind zone (per NZS 3604)	Medium risk	0
Number of storeys	High risk	2
Roof/wall intersection design	Medium risk	1
Eaves width	Very high risk	5
Envelope complexity	High risk	3
Deck design	Low risk	0
<b>Total Risk Score:</b>		<b>11</b>



**Block C North**  
 SCALE: 1:100@A3

NOTE: OUTSIDE EDGE OF JOINERY TO LINE THROUGH

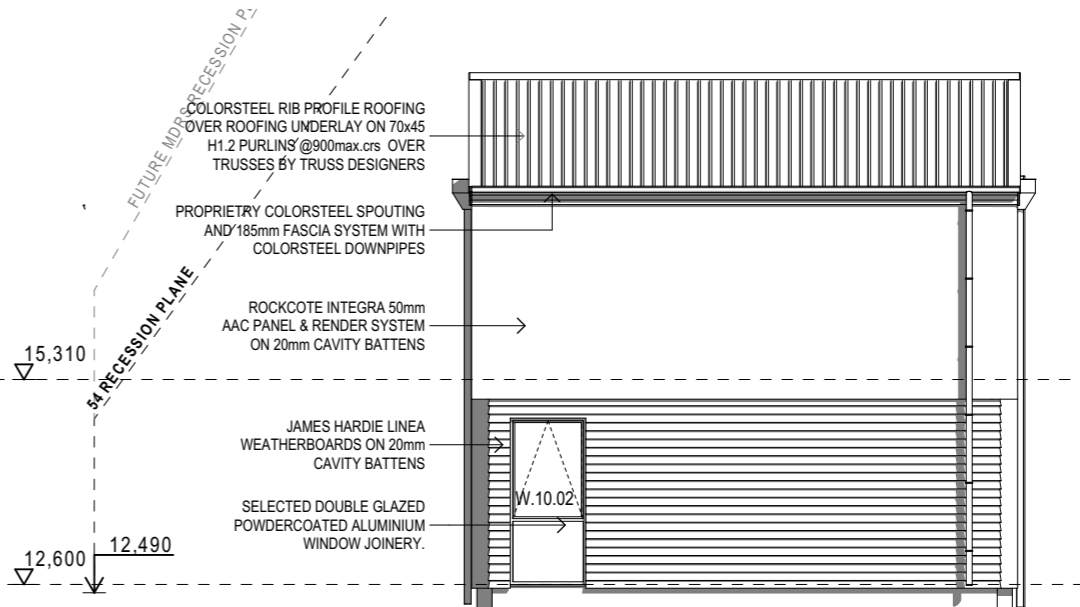


**Block C East**  
 SCALE: 1:100@A3

NOTE: OUTSIDE EDGE OF JOINERY TO LINE THROUGH



**Block C South**  
 SCALE: 1:100@A3



**Block C West**  
 SCALE: 1:100@A3

Project: Multi Unit Development  
 Address: 27 - 29 Bampton Street, Burwood  
 Drawing Name: Elevations - Blocks B & C.  
 Drawing Sheet: A2.2.2  
 Revision: D

- Revisions
- A 27/04/2023 Issue for BC
  - B 20/06/2023 Issue for BC - Update
  - C 10/07/2023 Issue for BC - RFI
  - D 22/08/2023 Issue for BC - RFI 2

file: 21.710  
 date: August 2023  
 scale: 1:100 @A3  
 drawn: CDP.

**BUILDING ENVELOPE RISK MATRIX**

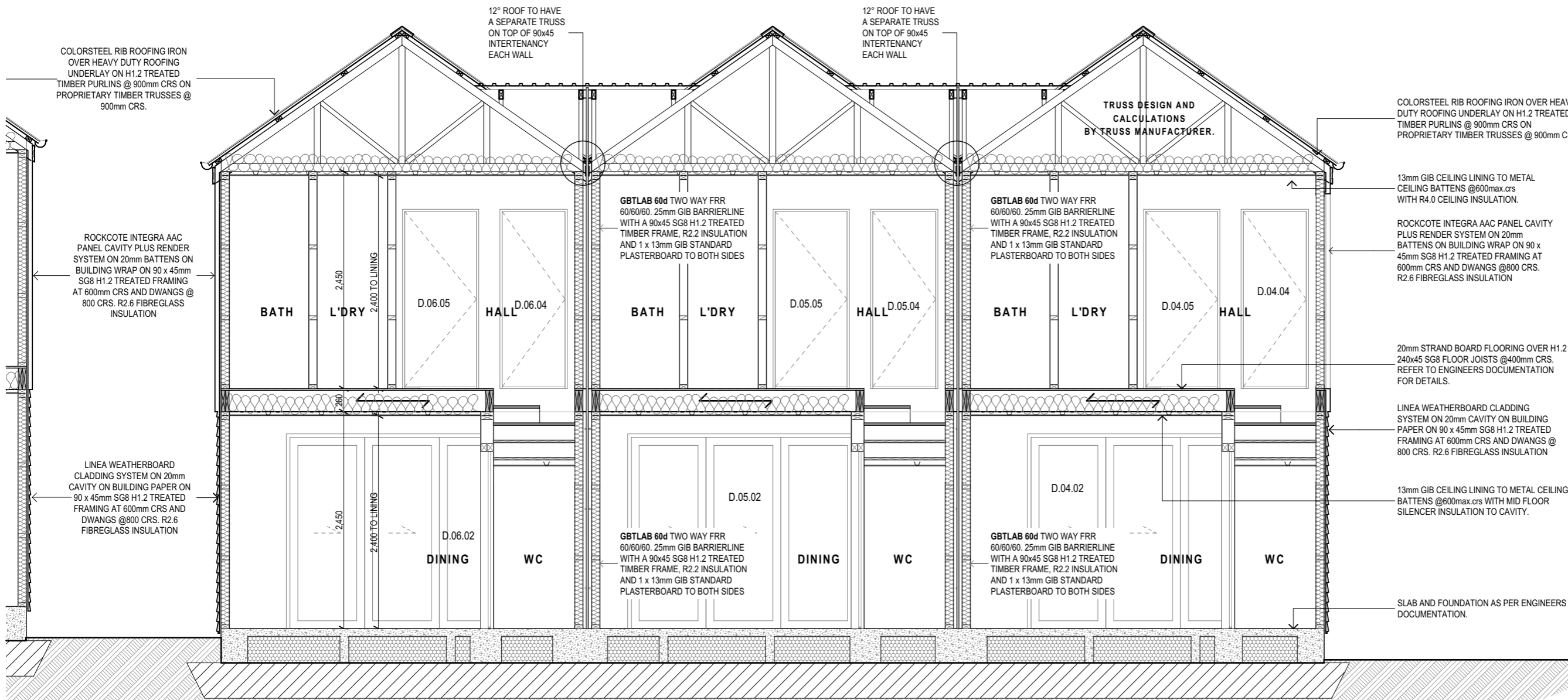
Elevations		
Risk Factor	Risk Severity	Risk Score
Wind zone (per NZS 3604)	Medium risk	0
Number of storeys	High risk	2
Roof/wall intersection design	Medium risk	1
Eaves width	Very high risk	5
Envelope complexity	High risk	3
Deck design	Low risk	0
<b>Total Risk Score:</b>		<b>11</b>

LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333

WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ

**FIGURE & GROUND**

# BLOCK B



**Section C**  
 SCALE: 1:50@A3

Multi Unit  
 Development

Address  
 27 - 29 Bampton Street,  
 Burwood

Drawing Name  
 Section C, Block B.

Drawing Sheet  
 A2.3.1  
 Revision  
 D

- Revisions
- A 27/04/2023 Issue for BC
  - B 20/06/2023 Issue for BC - Update
  - C 10/07/2023 Issue for BC - RFI
  - D 22/08/2023 Issue for BC - RFI 2

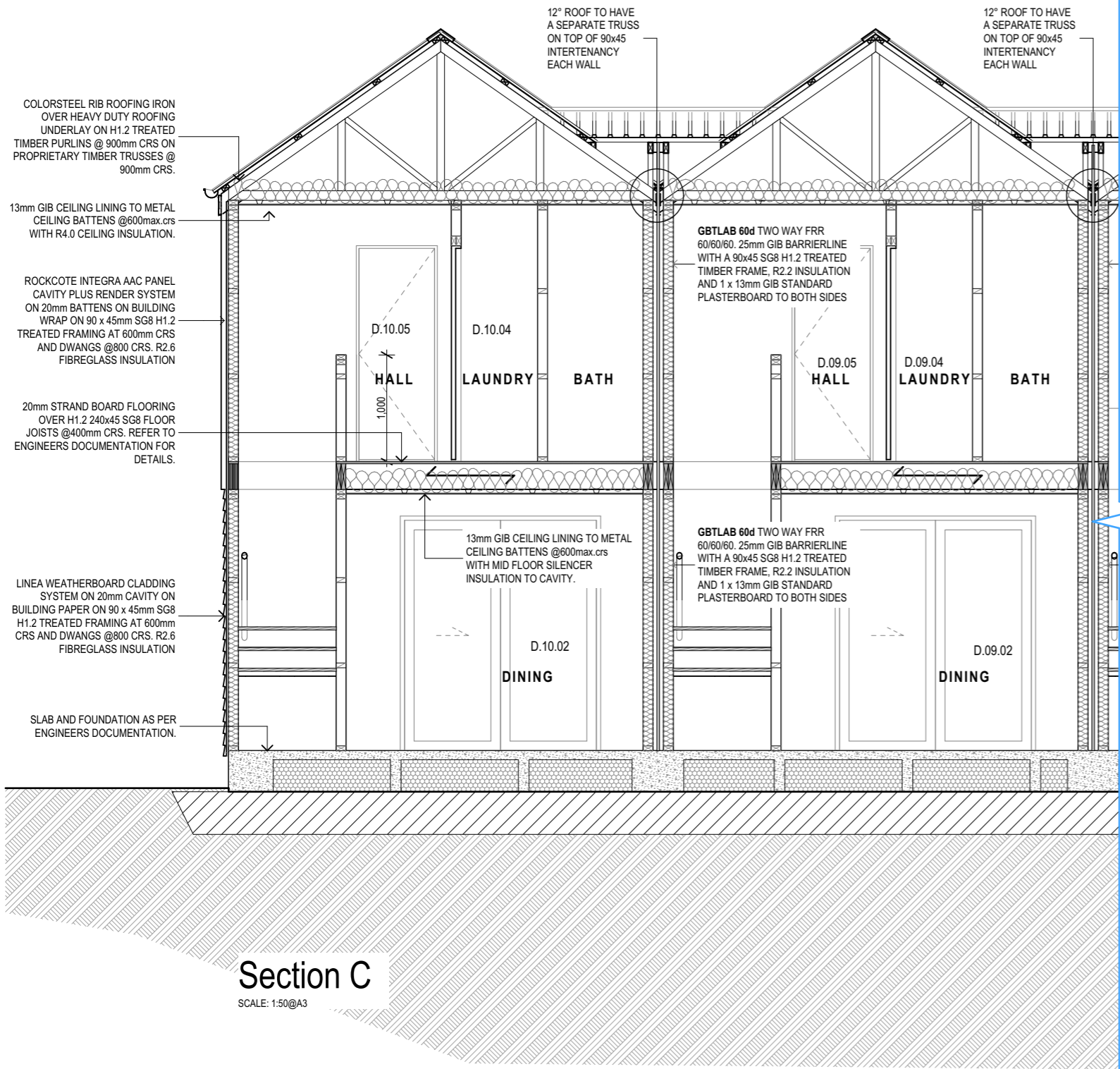
file 21.710  
 date August 2023  
 scale 1:50 @ A3  
 drawn CDP.

LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333

WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ

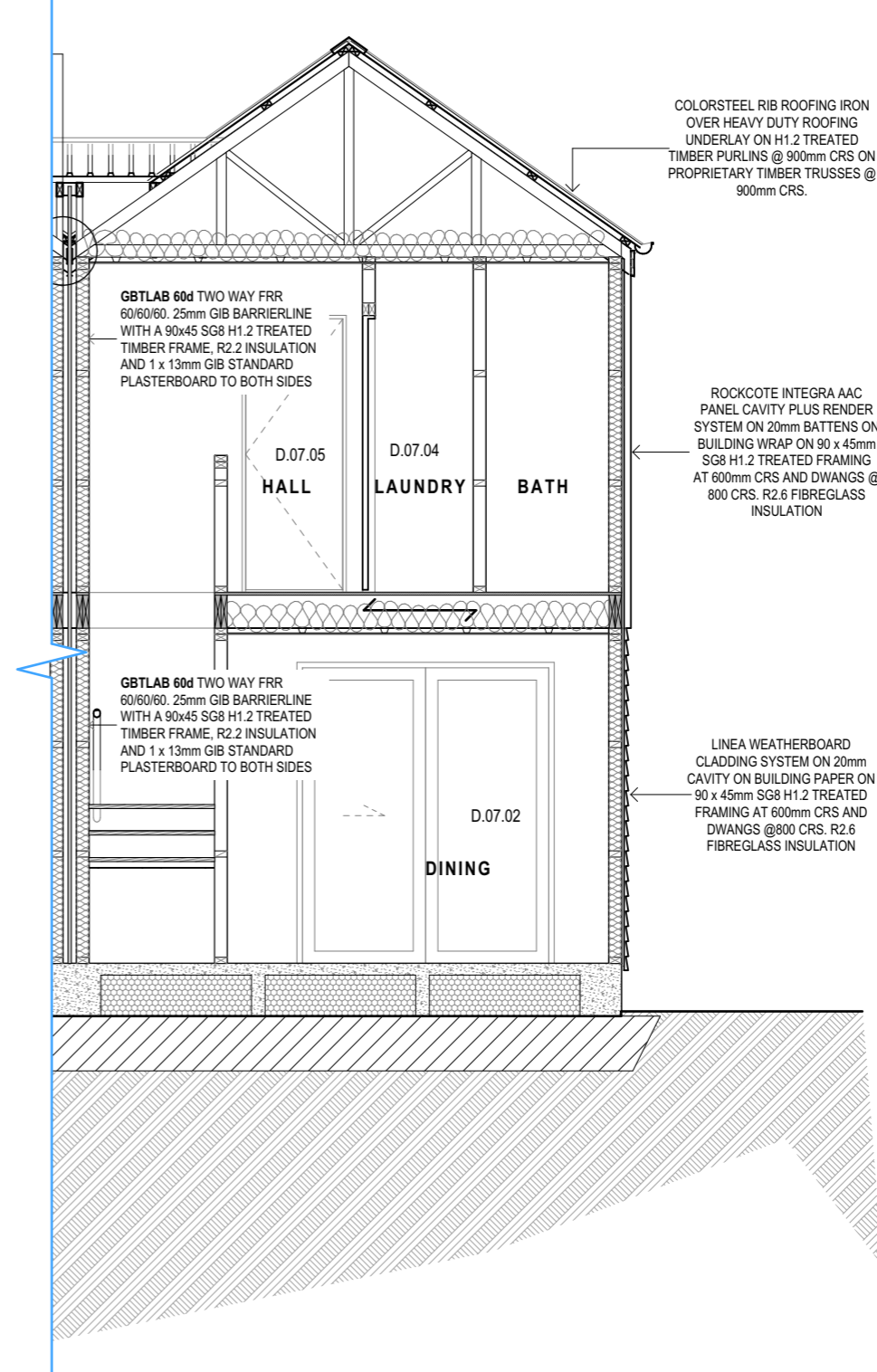
**FIGURE & GROUND**

# BLOCK C



**Section C**  
 SCALE: 1:50@A3

# BLOCK C



Multi Unit  
 Development

Address  
 27 - 29 Bampton Street,  
 Burwood

Drawing Name  
 Section C, Block C.

Drawing Sheet  
 A2.3.2

Revision  
 D

Revisions

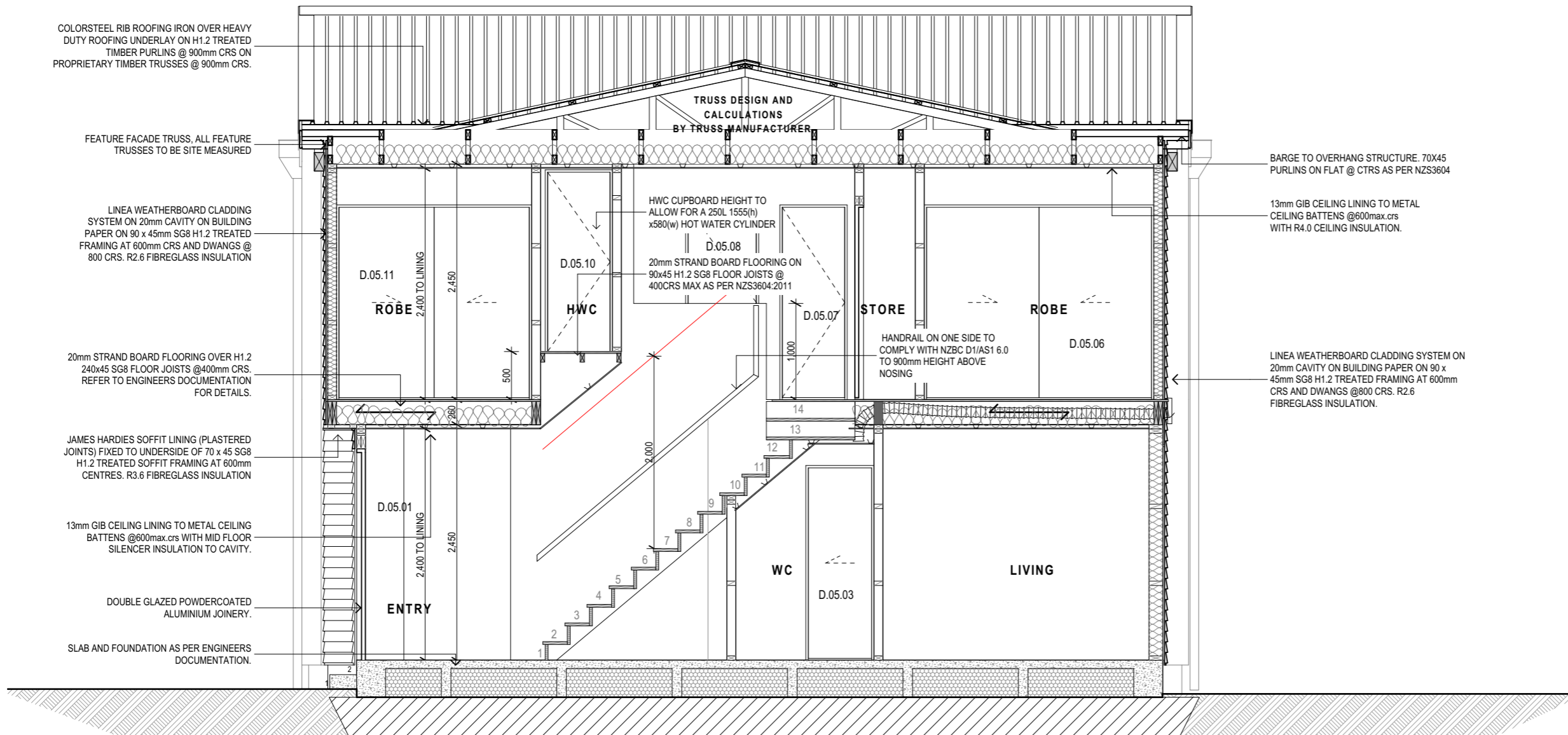
A	27/04/2023	Issue for BC
B	20/06/2023	Issue for BC - Update
C	10/07/2023	Issue for BC - RFI
D	22/08/2023	Issue for BC - RFI 2

file	21.710
date	August 2023
scale	1:50 @ A3
drawn	CDP.

LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333

WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ

# BLOCK B



**Section D**  
 SCALE: 1:50@A3

Project  
 Multi Unit Development

Address  
 27 - 29 Bampton Street, Burwood

Drawing Name  
 Section D.

Drawing Sheet  
 A2.3.3

Revision  
 D

- Revisions
- A 27/04/2023 Issue for BC
  - B 20/06/2023 Issue for BC - Update
  - C 10/07/2023 Issue for BC - RFI
  - D 22/08/2023 Issue for BC - RFI 2

file 21.710

date August 2023

scale 1:50 @A3

drawn CDP.

LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333

WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ

**FIGURE & GROUND**

# BLOCK C

Project  
 Multi Unit  
 Development

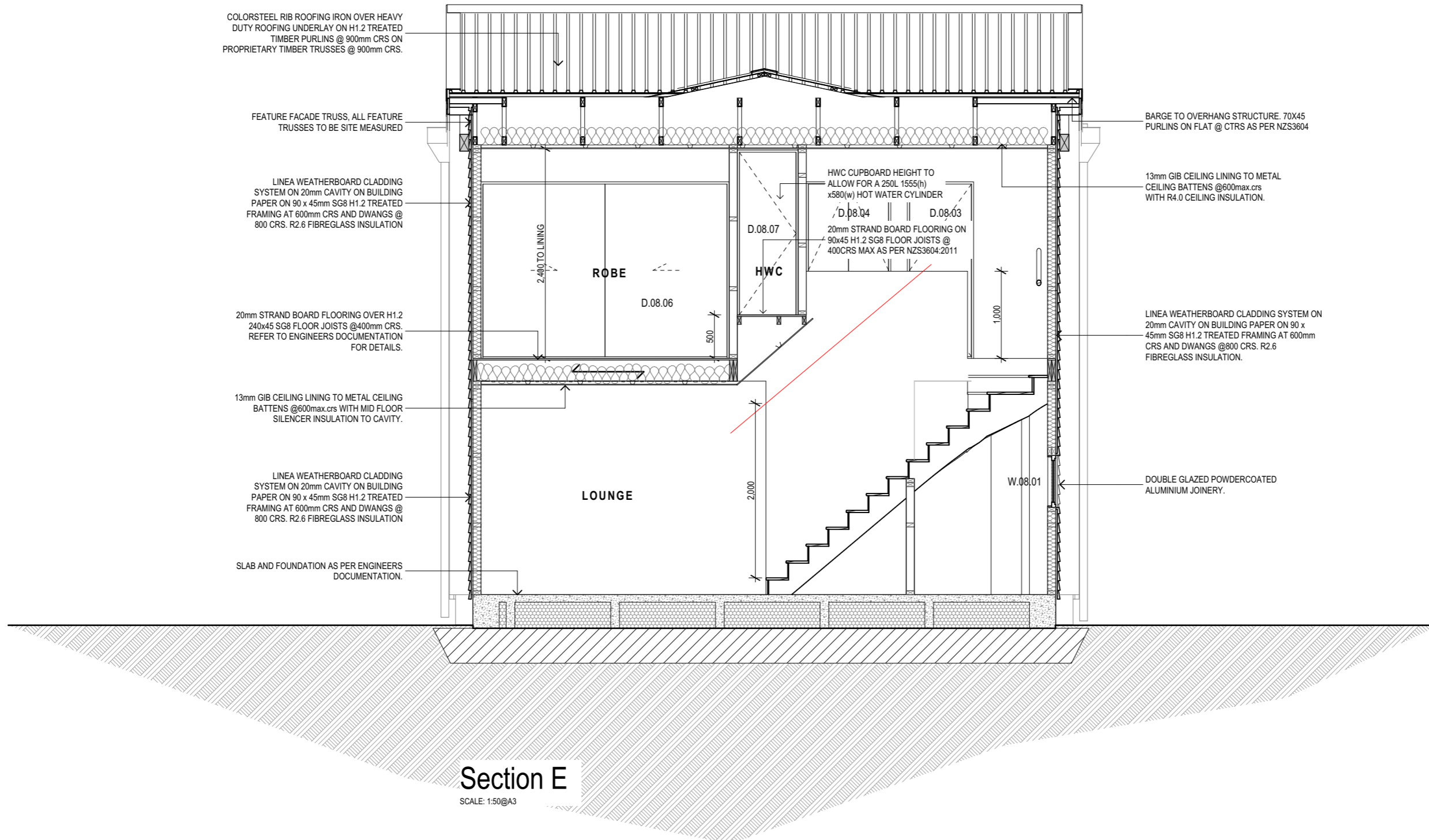
Address  
 27 - 29 Bampton Street,  
 Burwood

Drawing Name  
 Section E.

Drawing Sheet  
 A2.3.4

Revision  
 D

- Revisions
- A 27/04/2023 Issue for BC
  - B 20/06/2023 Issue for BC - Update
  - C 10/07/2023 Issue for BC - RFI
  - D 22/08/2023 Issue for BC - RFI 2



file	21.710
date	August 2023
scale	1:50 @ A3
drawn	CDP.

LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333

WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ

FIGURE & GROUND

**GENERAL NOTES**

ALL WORK TO BE CARRIED OUT IN ACCORDANCE WITH THE NZBC, NZS3604, OTHER RELEVANT NZ STANDARDS, LOCAL AUTHORITY BYLAWS AND MANUFACTURES DETAILS AND INSTRUCTIONS.

DRAWINGS ARE TO BE READ IN CONJUNCTION WITH THE ARCHITECTURAL SPECIFICATION AND OTHER CONSULTANTS DOCUMENTATION WHER APPROPRIATE.

SELECTED FINISHES TO PROPOSED SURFACES ON ANY ACCESS ROUTE TO COMPLY WITH NZBC D1/AS1 TABLE 2, ACCEPTABLE SLIP RESISTANCE FOR WALKING SURFACES. ALL FINISHES TO BE CONFIRMED WITH COMPLIANCE TO ABOVE STANDARDS. (ENTRY AND STAIR INCLUDED)

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

**TYPICAL INTERIOR STAIR NOTE:**  
SECONDARY PRIVATE CLOSED TREAD STAIR WITH TREADS @ 250mm (230 GOING) AND 14 RISERS @ 194mm, TOTAL RISE OF 2710mm AND TO HAVE HANDRAIL ON ONE SIDE TO COMPLY WITH NZBC D1/AS1 6.0 TO A HEIGHT OF 0.9m ABOVE STAIR NOSING - STAIR WINDERS TO COMPLY WITH NZBC D1/AS1 4.5

**KITCHEN NOTES:**  
1. KITCHEN SURFACES SHALL BE IMPERMIABLE AND IN ACCORDANCE WITH NZBC G3  
2. KITCHEN FLOOR AND SURFACES TO COMPLY WITH E3/AS1

**LEGEND**

- 90/140mm TIMBER FRAMED WALL
- EXTERNAL WALLS: 90/140x45 H1.2 SG8 STUDS @ 600 crs
- DWANGS crs PER CLADDING BELOW.
- ROCKCOTE @ 800mm CRS MAX.
- LINEA WEATHERBOARDS @ 600mm CRS MAX.
- INTERNAL WALLS: 90x45 H1.2 SG8 STUDS @ 600 crs, DWANGS @ 800 crs.
- W.1.01 DOOR & WINDOW NUMBERS
- SD SMOKE ALARM POSITIONS TYPE 1 SMOKE ALARMS TO COMPLY WITH NZBC F7 CLAUSE 3.2
- WS 100Ø WASTE STACK TO CONTINUE TO ROOF AS 50Ø VENT
- EXTRACTION FAN POSITIONS, DUCTED TO EXTERIOR. EXACT LOCATION TO BE CONFIRMED ONSITE. EXTRACTIONS TO HAVE A MIN FLOW RATE OF:
  - KITCHEN - 50L/s
  - BATHROOMS - 25L/s
- ELECTRICAL LIGHTING TO COMPLY WITH TABLE 1 OF G8/AS1 AND D1/AS1
- TWO WAY ELECTRICAL LIGHTING IN STAIRWAY TO COMPLY WITH D1/AS1 4.6.1 & 4.6.2.
- EXTERNAL ELECTRICAL LIGHTING TO COMPLY WITH TABLE 1 OF G8/AS1 AND D1/AS1
- INTERNAL METERBOARD / DISTRIBUTION BOARD.
- HANDRAIL ON ONE SIDE TO COMPLY WITH NZBC D1/AS1 6.0 TO 900mm HEIGHT ABOVE NOSING

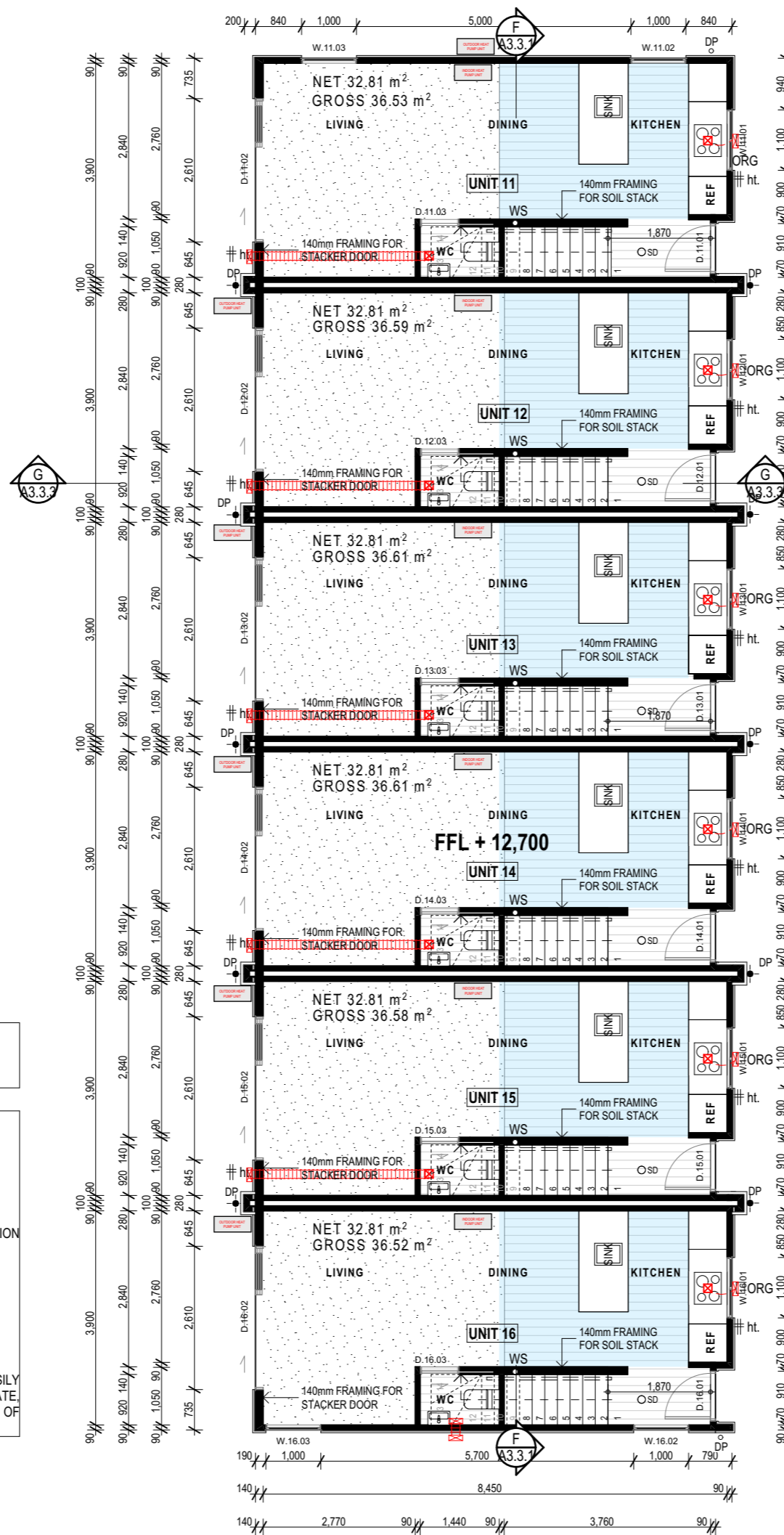
**INSULATION REQUIREMENTS TO COMPLY WITH H1:**  
WALLS: R2.6  
ROOF: R4.0  
JOINERY: R0.37 - DOUBLE PANE: LOW E4/CLEAR - ARGON FILLED - THERMALLY IMPROVED SPACER.

**WET AREA NOTES:**  
WC WALLS -SELECTED SEMI GLOSS PAINT FINSH ON 10mm GIB AQUALINE  
WC CEILINGS TO BE - SELECTED SEMI-GLOSS PAINT FINISH ON 13mm GIB AQUALINE  
WC FLOOR - SELECTED NON SLIP VINYL. FINAL SELECTION AND SET OUT TBC ON SITE  
WC TO COMPLY WITH NZBC E3/AS1. REFER ATTACHED GIB AQUALINE WET AREA SYSTEM INSTALLATION MANUAL.

SINK OVERFLOWS AND TAP FLOW RATE RESTRICTORS TO BE FITTED IN ALL KITCHEN/WC/LAUNDRY AREAS, INLET FLOW RATE TO BE LESS THAN OVERFLOW FLOW RATE.

KITCHEN/LAUNDRY/WC FLOOR TO BE- WATERPROOF VINYL, SKIRTING TO BE SEALED TO VINYL FLOORING

WALL LININGS ADJACENT TO APPLIANCES AND FACILITIES SHALL HAVE SURFACES THAT CAN BE EASILY MAINTAINED IN A HYGIENIC CONDITION. STAINLESSSTEEL, DECORATIVE HIGH PRESSURE LAMINATE, TILES, WALLBOARDS WITH PAINTED OR APPLIED IMPERVIOUS COATINGS OR FILMS, ARE EXAMPLES OF SUITABLE MATERIALS FOR THESE SURFACES. TO COMPLY WITH NZBC G3/AS1 SECTION 1.6



**E3/AS1:FLOORING ALTERNATIVE SOLUTION.**  
ENGINEERED TIMBER FLOORING TO BE FACTORY COATED WITH MULTIPLE COATS OF UV CURED HARDWAX OIL FINISH. THAT ARE WATER, DUST AND STAIN RESISTANT. AND MUST BE WARRANTED FOR USE IN KITCHEN AND LAUNDRY APPLICATIONS BY THE MANUFACTURER

**PROTECTING JOINS WITHIN 1.5m OF FIXTURES AND APPLIANCES:**  
AS OUTLINED IN AMENDMENT 7, WE RECOMMEND THE FOLLOWING STEPS TO AREAS WITHIN 1.5m OF SANITARY FIXTURES:  
- WATERPROOF FLEXIBLE SEALANT AROUND THE PERIMETER WHERE THE FLOOR MEETS THE CABINetry OR SKIRTING (IF WITHIN 1.5m).  
- WATERPROOF D3 PVA ADHESIVE APPLIED INTO TO THE GROOVE OF THE TONGUE & GROOVE PROFILE OF WOOD FLOORING TO SEAL THE JOINT OF THE FLOORING WHEN WITHIN 1.5m.

Christchurch City Council  
Approved Planning Consent  
27/10/2023  
Project: Multi Unit Development  
Address: 27 - 29 Bampton Street, Burwood  
Drawing Name: Ground Floor Plan - Block D.  
Drawing Sheet: A3.1.1  
Revision: D  
Revisions:  
A 27/04/2023 Issue for BC  
B 20/06/2023 Issue for BC - Update  
C 10/07/2023 Issue for BC - RFI  
D 22/08/2023 Issue for BC - RFI 2

file	21.710
date	August 2023
scale	1:100 @ A3
drawn	CDP.

LEVEL 1  
4 Walker Street  
CHRISTCHURCH 8013  
NEW ZEALAND  
TEL + 64 (3) 352 4333

WWW.FIGUREANDGROUND.CO.NZ  
STUDIO@FIGUREANDGROUND.CO.NZ

**GENERAL NOTES**

ALL WORK TO BE CARRIED OUT IN ACCORDANCE WITH THE NZBC, NZS3604, OTHER RELEVANT NZ STANDARDS, LOCAL AUTHORITY BYLAWS AND MANUFACTURERS DETAILS AND INSTRUCTIONS.

DRAWINGS ARE TO BE READ IN CONJUNCTION WITH THE ARCHITECTURAL SPECIFICATION AND OTHER CONSULTANTS DOCUMENTATION WHERE APPROPRIATE.

SELECTED FINISHES TO PROPOSED SURFACES ON ANY ACCESS ROUTE TO COMPLY WITH NZBC D1/AS1 TABLE 2, ACCEPTABLE SLIP RESISTANCE FOR WALKING SURFACES. ALL FINISHES TO BE CONFIRMED WITH COMPLIANCE TO ABOVE STANDARDS. (ENTRY AND STAIR INCLUDED)

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

**TYPICAL INTERIOR STAIR NOTE:**  
SECONDARY PRIVATE CLOSED TREAD STAIR WITH TREADS @ 250mm (230 GOING) AND 14 RISERS @ 194mm, TOTAL RISE OF 2710mm AND TO HAVE HANDRAIL ON ONE SIDE TO COMPLY WITH NZBC D1/AS1 6.0 TO A HEIGHT OF 0.9m ABOVE STAIR NOSING - STAIR WINDERS TO COMPLY WITH NZBC D1/AS1 4.5

**KITCHEN NOTES:**  
1. KITCHEN SURFACES SHALL BE IMPERMIABLE AND IN ACCORDANCE WITH NZBC G3  
2. KITCHEN FLOOR AND SURFACES TO COMPLY WITH E3/AS1

**LEGEND**

- 90/140mm TIMBER FRAMED WALL
- EXTERNAL WALLS: 90/140x45 H1.2 SG8 STUDS @ 600 crs
- DWANGS crs PER CLADDING BELOW.
- ROCKCOTE @ 800mm CRS MAX.
- LINEA WEATHERBOARDS @ 600mm CRS MAX.S
- INTERNAL WALLS: 90x45 H1.2 SG8 STUDS @ 600 crs, DWANGS @ 800 crs.

W.1.01 DOOR & WINDOW NUMBERS

SD SMOKE ALARM POSITIONS TYPE 1 SMOKE ALARMS TO COMPLY WITH NZBC F7 CLAUSE 3.2

SV 50Ø STACK VENT TO CONTINUE TO ROOF

EXTRACTION FAN POSITIONS, DUCTED TO EXTERIOR. EXACT LOCATION TO BE CONFIRMED ONSITE. EXTRACTIONS TO HAVE A MIN FLOW RATE OF:  
KITCHEN - 50L/s  
BATHROOMS/LAUNDRY - 25L/s

ELECTRICAL LIGHTING TO COMPLY WITH TABLE 1 OF G8/AS1 AND D1/AS1

TWO WAY ELECTRICAL LIGHTING IN STAIRWAY TO COMPLY WITH D1/AS1 4.6.1 & 4.6.2.

EXTERNAL ELECTRICAL LIGHTING TO COMPLY WITH TABLE 1 OF G8/AS1 AND D1/AS1

INTERNAL METERBOARD / DISTRIBUTION BOARD.

HANDRAIL ON ONE SIDE TO COMPLY WITH NZBC D1/AS1 6.0 TO 900mm HEIGHT ABOVE NOSING

**INSULATION REQUIREMENTS TO COMPLY WITH H1:**

WALLS: R2.6  
ROOF: R4.0  
JOINERY: R0.37 - DOUBLE PANE: LOW E4/CLEAR - ARGON FILLED - THERMALLY IMPROVED SPACER.

**WET AREA NOTES:**

**BATHROOM/LAUNDRY WALLS** - SELECTED TILE FINISH ON 13mm GIB AQUALINE or SELECTED SEMI GLOSS PAINT FINSH ON 10mm GIB AQUALINE

**BATHROOM/LAUNDRY CEILINGS TO BE** - SELECTED SEMI-GLOSS PAINT FINISH ON 13mm GIB AQUALINE

**BATHROOM/LAUNDRY FLOOR** - SELECTED NON SLIP TILES OVER WATER PROOFING MEMBRANE INCLUDING SKIRTING ON 6mm TILE SLATE. FINAL SELECTION AND SET OUT TBC ON SITE

**SHOWER** - SELECTED ATLANTIS EASYTILE BASE AND GLASS ENCLOSURE. SELECTED TILE ON WATERPROOF MEMBRANE TO WALLS UP TO 2M HEIGHT.

**SHOWER GLASS SCREEN** - GRADE A SAFETY GLAZING TO COMPLY WITH NZS4223

**BATHROOM/LAUNDRY** TO COMPLY WITH NZBC E3/AS1. REFER ATTACHED GIB AQUALINE WET AREA SYSTEM INSTALLATION MANUAL.

SINK OVERFLOWS AND TAP FLOW RATE RESTRICTORS TO BE FITTED LAUNDRY AREA, INLET FLOW RATE TO BE LESS THAN OVERFLOW FLOW RATE.

WALL LININGS ADJACENT TO APPLIANCES AND FACILITIES SHALL HAVE SURFACES THAT CAN BE EASILY MAINTAINED IN A HYGIENIC CONDITION. STAINLESSSTEEL, DECORATIVE HIGH PRESSURE LAMINATE, TILES, WALLBOARDS WITH PAINTED OR APPLIED IMPERVIOUS COATINGS OR FILMS, ARE EXAMPLES OF SUITABLE MATERIALS FOR THESE SURFACES. TO COMPLY WITH NZBC G3/AS1 SECTION 1.6

ALLOW 100mm GAP TO BATHROOM DOOR TO ALLOW FOR HEATED TOWEL RAIL



Christchurch City Council  
 Approved  
 27/10/2023  
 McKay, Bryan  
 Page 36 of 97  
 THIS DRAWING IS COPYRIGHT PROTECTED AND NO REPRODUCTION OR DISTRIBUTION IS FORBIDDEN WITHOUT THE EXPRESS PERMISSION OF FIGURE & GROUND. ALL MEASUREMENTS TO BE CONFIRMED ON-SITE BEFORE COMMENCING ANY CONSTRUCTION.

**Multi Unit Development**

Address  
 27 - 29 Bampton Street,  
 Burwood

Drawing Name  
 First Floor Plan -  
 Block D.

Drawing Sheet  
 A3.1.2  
 Revision  
 D

Revisions

A	27/04/2023	Issue for BC
B	20/06/2023	Issue for BC - Update
C	10/07/2023	Issue for BC - RFI
D	22/08/2023	Issue for BC - RFI 2

file	21.710
date	August 2023
scale	1:100 @ A3
drawn	CDP.

LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333

WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ

**ROOF NOTES**

ALL ROOFING TO BE INSTALLED AS PER MANUFACTURERS INSTRUCTIONS AND IN ACCORDANCE WITH NZBC

ALL H3.2 TREATED TIMBER PLYWOOD TO HAVE CCA TREATMENT.

ALLOW TO SEAL AROUND AND FLASH COMPLETE IN ALL RESPECTS TO ALL PENETRATIONS.ALLOW TO COORDINATE WITH OTHER TRADES.

ALLOW TO PROVIDE LEAF GRATES TO ALL EXPOSED SCUPPERS / OVERFLOWS AND DOWNPIPES.


REFER TO TRUSS DESIGNERS PLANS FOR TRUSS CONSTRUCTION INFORMATION AND LAYOUT

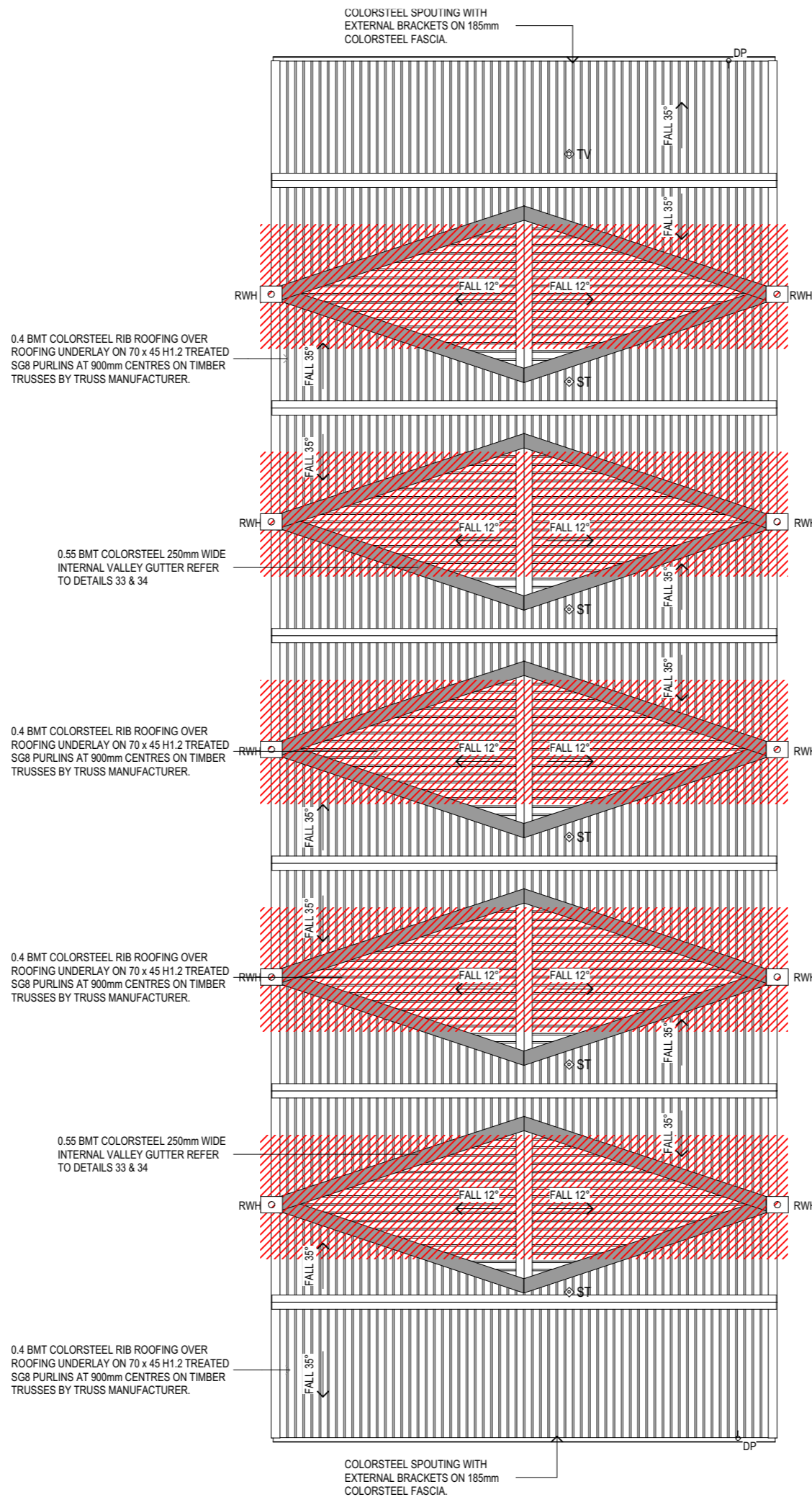
READ IN CONJUNCTION WITH CROSS SECTIONS AND DETAILS


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

ALL TRUSS EAVES AND BARGE OVERHANGS DIMENSIONS TO MATCH CLADDING

**LEGEND**

- DP 80Ø COLORSTEEL DOWNPIPE TO TAKE MAX 70m² OF ROOF AREA
- ⊗ST 50Ø STACK VENT AS PER G13/AS1 - THROUGH ROOF WITH DEKTITE OR SIMILAR BOOT FLASHING
-  FIRE RETARDENT ROOF UNDERLAY TO 1m TO EACH SIDE OF FIREWALL




Page 37 of 97  
 APPROVED FOR THE PROJECT  
 Approved on 27/10/2023  
 McKay, Bryan

Project  
**Multi Unit Development**

Address  
**27 - 29 Bampton Street, Burwood**

Drawing Name  
**Roof Plan - Block D.**

Drawing Sheet      Revision  
**A3.1.3                  D**

- Revisions
- A 27/04/2023 Issue for BC
  - B 20/06/2023 Issue for BC - Update
  - C 10/07/2023 Issue for BC - RFI
  - D 22/08/2023 Issue for BC - RFI 2

file	21.710
date	August 2023
scale	1:100 @ A3
drawn	CDP.


 LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333

WWW.FIGUREANDGROUND.CO.NZ  
STUDIO@FIGUREANDGROUND.CO.NZ

**DRAINAGE NOTES**

ALL DRAINAGE SHOWN AS INDICATIVE ONLY. DRAIN SIZES AND GRADIENTS ARE TO BE CONFIRMED AND FINALISED BY PLUMBER AND DRAINLAYER.

ALL DRAINAGE TO COMPLY WITH THE NZBC APPROVED DOCUMENTS:  
E1/AS1  
G12/AS1  
G13/AS1

HOSE TAP POSITIONS TO BE CONFIRMED WITH CLIENT

REFER TO CIVIL ENGINEERING DOCUMENTATION FOR WATER METER LOCATIONS.

FIXTURE	WASTE SIZE	GRAD.
SINK	65mm	1:40
VANITY	65mm	1:40
WC	100mm	1:60

INSTALL AIR ADMITTANCE VALVES WHERE EASILY ACCESSIBLE i.e. UNDER BENCH TO BASINS - INSTALL AAV IN ROOF AND SPACE PROVIDE ACCESS HATCH FOR MAINTAINANCE WHERE DIRECT ACCESS IS NOT POSSIBLE

**LEGEND**

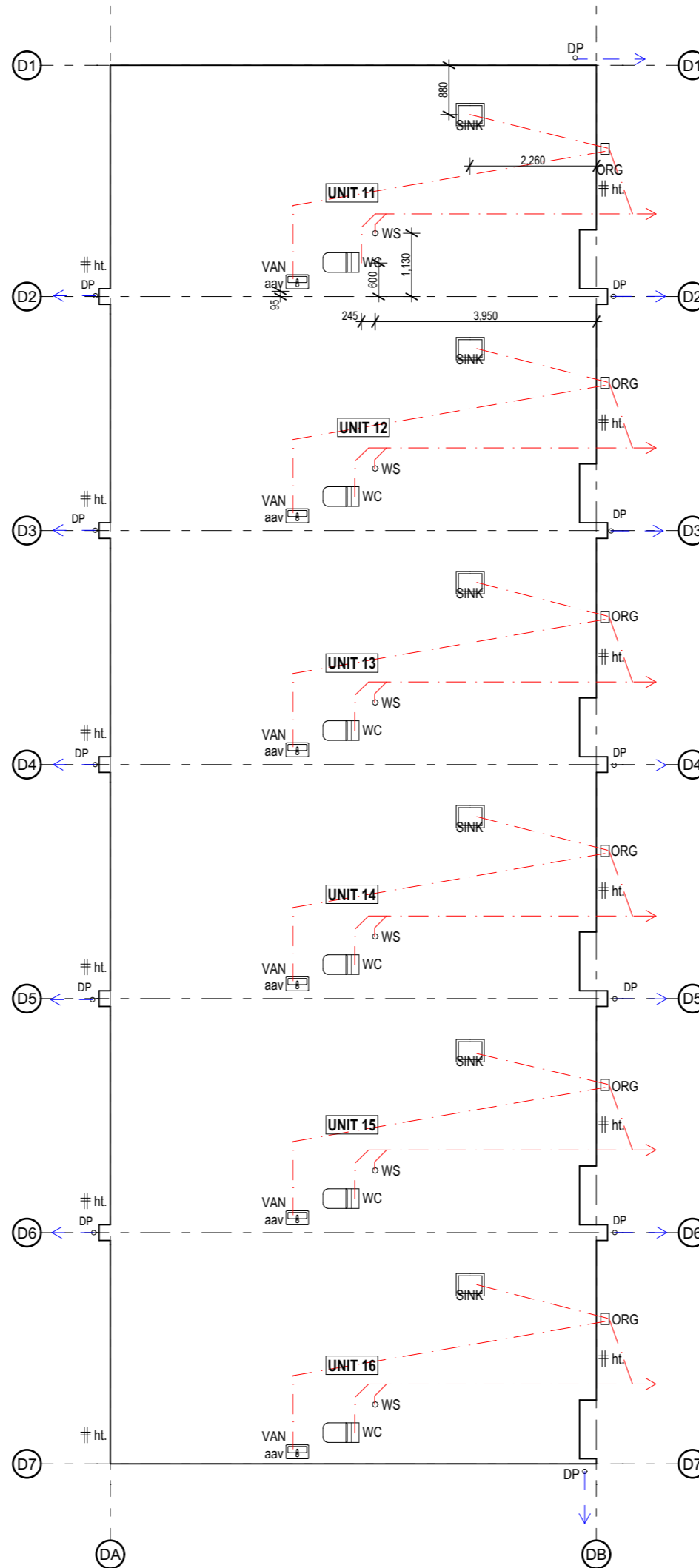
- DP. 80mmØ COLORSTEEL DOWNPIPE
- GT OVERFLOW RELIEF GULLY TRAP
- # ht HOSE TAP
- AAV AIR ADMITTANCE VALVE
- WS 100Ø WASTE STACK TO CONTINUE TO ROOF AS 50Ø VENT
- — — — — STORMWATER PIPE
- - - - - SANITARY SEWER PIPE

**HWC NOTES:**

250L MAINS PRESSURE HOT WATER CYLINDER COMPLETE WITH ISOLATING VALVE, EXPANSION CONTROL VALVE AND TEMPERATURE & PRESSURE RELIEF VALVE. HWC FIXED BACK TO WALL WITH 2 no. SEISMIC RESTRAINTS. INSURE PIPING TO BE LAGGED. RELIEF VALVE TO BE 40Ø COPPER TO DRAIN TO EXTERIOR IN A VISIBLE POSITION. H.W.C TO BE PROVIDED WITH TUNDISH AND SAFE TRAY.

ALL UNITS TO BE SUPPLIED WITH MIN 25mm MDPE PIPE FOR WATER FEED AS LENGTH IS OVER 20m

**REFER TO HOLMES CIVIL DRAWINGS FOR COMMON DRAINAGE**



Page 38 of 97  
 THIS DRAWING IS COPYRIGHT PROTECTED BY FIGURE & GROUND. REPRODUCTION OR DISTRIBUTION IS FORBIDDEN WITHOUT THE EXPRESS PERMISSION OF FIGURE & GROUND. ALL MEASUREMENTS TO BE CONFIRMED ON-SITE BEFORE COMMENCING ANY CONSTRUCTION.  
 Approved by Council  
 27/10/2023  
 Project  
 McKay, Bryan

Multi Unit  
Development

Address  
27 - 29 Bampton Street,  
Burwood

Drawing Name  
Ground Floor  
Drainage Plan -  
Block D.

Drawing Sheet      Revision  
**A3.1.4**      **D**

- Revisions
- A 27/04/2023 Issue for BC
  - B 20/06/2023 Issue for BC - Update
  - C 10/07/2023 Issue for BC - RFI
  - D 22/08/2023 Issue for BC - RFI 2

file	21.710
date	August 2023
scale	1:100 @ A3
drawn	CDP.

LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333

WWW.FIGUREANDGROUND.CO.NZ  
STUDIO@FIGUREANDGROUND.CO.NZ

**FIGURE & GROUND**



**MIDFLOOR NOTES**

ALL WORK TO BE CARRIED OUT IN ACCORDANCE WITH THE NZBC, NZS3604, OTHER RELEVANT NZ STANDARDS, LOCAL AUTHORITY BYLAWS AND MANUFACTURES DETAILS AND INSTRUCTIONS.

DRAWINGS ARE TO BE READ IN CONJUNCTION WITH THE OTHER CONSULTANTS DOCUMENTATION WHERE APPROPRIATE.

REFER TO STRUCTURAL ENGINEERS DRAWINGS FOR FURTHER CONSTRUCTION DETAILS AND NOTES.

ALL PLUMBING AS PER G13/AS1 BY QUALIFIED INSTALLER - AIR ADMITTANCE VALVES TO ALL 1ST FLOOR PLUMBING FIXTURES






THRU-BRACKET TO BE USED FOR ALL JOISTS CUT FOR SERVICE PIPES.

DOUBLE STUDS SHOWN INDICATIVE LOCATIONS ONLY - ALSO READ IN CONJUNCTION WITH ENGINEERING DRAWINGS - ALL FRAMING TO COMPLY WITH NZS3604:2011

ALL STRUCTURAL STEEL TO BE POSITIONED TO INTERNAL FRAME TO ALLOW FOR A 10-12mm OF EPS BETWEEN STEEL AND EXTERNAL BUILDING WRAP TO PROVIDE A THERMAL BREAK TO INTERNAL

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

**LEGEND**

-  SUPPORT FRAMING AND EXTERIOR WALL LINES BELOW
-  LINTEL - BEAM BY TRUSS, ENGINEER AND NZS 3604
-  HATCH DENOTES H3.2 TREATED FLOORING TO BATHROOMS
-  20mm STRAND BOARD FLOORING ON 90x45 H1.2 SG8 FLOOR JOISTS @ 400CRS MAX AS PER NZS3604:2011
-  SANITARY SEWER PIPE

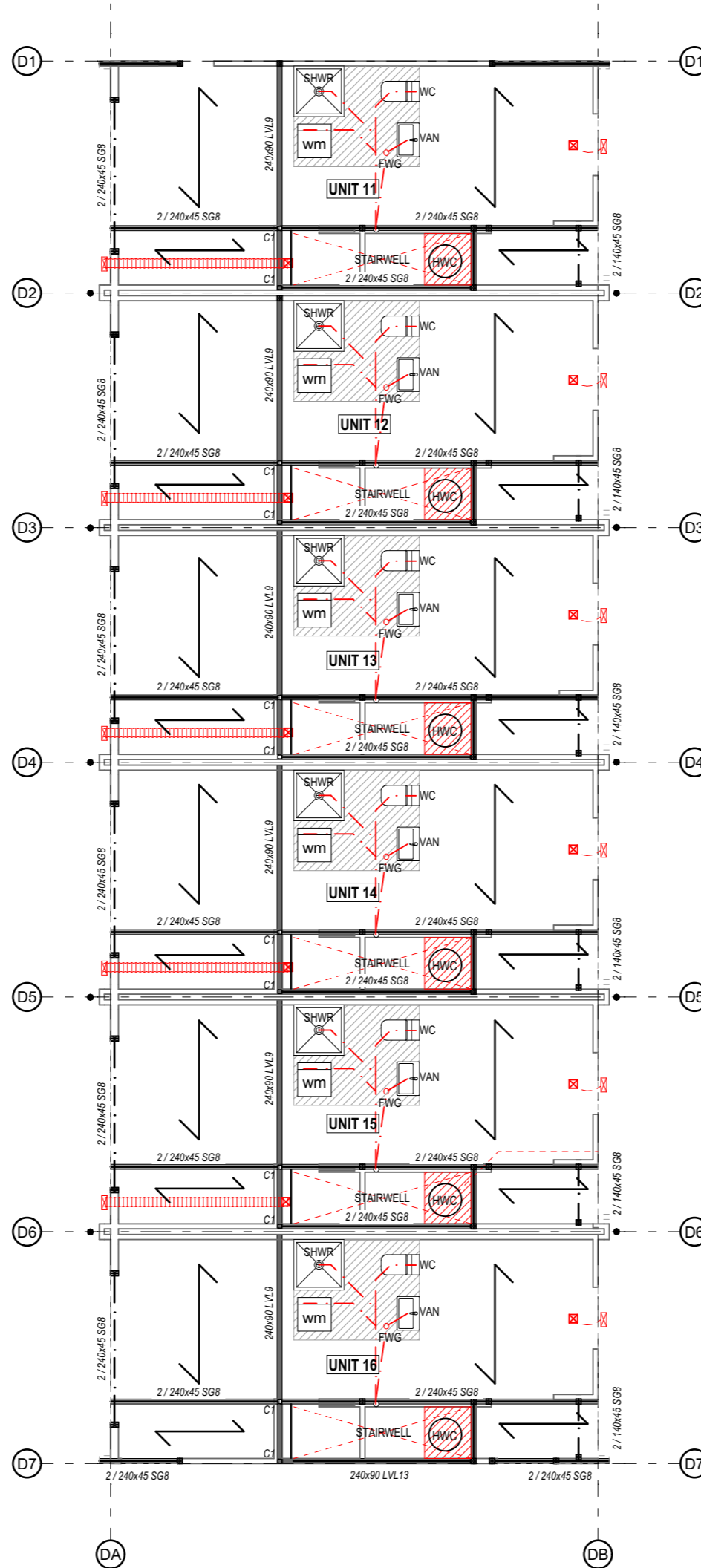
AAV AIR ADMITTANCE VALVE  
 FWG "ALLPROOF BOSS" FLOOR WASTE GULLY  
 240x45 SG8 H1.2 JOISTS @400mm crs max.  
 REFER TO ENGINEERS DRAWINGS

AIR ADMITTANCE VALVES TO ALL FIXTURES CONNECTED TO STACK - INSTALL WHERE EASILY ACCESSIBLE i.e. UNDER BENCH TO BASINS. WHERE DIRECT ACCESS IS NOT POSSIBLE - INSTALL AAV IN ROOF AND SPACE PROVIDE ACCESS HATCH FOR MAINTAINANCE

FIXTURE	Ø SIZE	GRADIENT
WASHING	40mm	1:40
WC	100mm	1:60
SHOWER	40mm	1:40
VANITY	40mm	1:40

**HWC NOTES:**  
 250L MAINS PRESSURE HOT WATER CYLINDER COMPLETE WITH ISOLATING VALVE, EXPANSION CONTROL VALVE AND TEMPERATURE & PRESSURE RELIEF VALVE. HWC FIXED BACK TO WALL WITH 2 no. SEISMIC RESTRAINTS. INSURE PIPING TO BE LAGGED. RELIEF VALVE TO BE 40Ø COPPER TO DRAIN TO EXTERIOR IN A VISIBLE POSITION. H.W.C TO BE PROVIDED WITH TUNDISH AND SAFE TRAY.

**NOTE: REFER TO STRUCTURAL ENGINEERING DOCUMENTATION FOR ALL FLOOR FRAMING MEMBERS**



Christchurch City Council  
 Approved  
 27/10/2023  
 McKay, Bryan  
 Page 40 of 97  
 THIS DRAWING IS COPYRIGHT PROTECTED BY FIGURE & GROUND. DISTRIBUTION IS FORBIDDEN WITHOUT THE EXPRESS PERMISSION OF FIGURE & GROUND. ALL MEASUREMENTS TO BE CONFIRMED ON-SITE BEFORE COMMENCING ANY CONSTRUCTION.

Project  
**Multi Unit Development**

Address  
**27 - 29 Bampton Street, Burwood**

Drawing Name  
**First Floor Framing Plan - Block D.**

Drawing Sheet  
**A3.1.6**  
 Revision  
**D**

- Revisions
- A 27/04/2023 Issue for BC
  - B 20/06/2023 Issue for BC - Update
  - C 10/07/2023 Issue for BC - RFI
  - D 22/08/2023 Issue for BC - RFI 2

file	21.710
date	August 2023
scale	1:100 @ A3
drawn	CDP.

LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333

WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ

**FIGURE & GROUND**

**ROOF NOTES**

ALL LINTELS TO BE FIXED IN ACCORDANCE WITH NZS3604:2011 AND MITEK LUMBERLOK FIXING SCHEDULE

ALL TOP PLATES SUPPORTING ROOF STRUCTURE ARE TO BE FIXED IN ACCORDANCE WITH NZS 3604:2011. CLAUSE 8.7.6 AND TABLE 8.18

TYPICAL BOTTOM PLATE FIXINGS TO MIDFLOOR FRAMING AS PER NZS3604:2011 TABLE 8.19 - REFER ENGINEERING SPECIFICATIONS FOR ADDITIONAL BRACING REQUIREMENTS

THIS PROJECT:  
4.7kN CONNECTION, 2/90x3.15 END NAILS AND 2/WIRE DOGS or 4.7kN ALTERNATIVE AS PER NZBC 3604 TABLE 10.10  
ALL TRUSS FIXINGS ARE AS PER TRUSS MANUFACTURERS DESIGN

ALL LINTELS-BEAMS INDICATED ARE SIZED IN ACCORDANCE WITH NZS3604 OR TRUSS DESIGNER.

READ INCONJUNCTION WITH TRUSS DESIGN

PURLIN SPACING 900mm MAX FOR RIB ROOFING DOUBLE PURLIN AT RIDGE & EAVES AS PER NZS3604:2011 AND PRODUCT SPECIFICATION

RIB ROOFING PURLIN SPACING AT TOP AND BOTTOM ENDS TO BE 600mm CRS MAX - FASTENER LAYOUTS PREVENTING UPLIFT AS PER MANUFACTURERS SPECIFICATIONS REFER SUPPORTING DOCUMENTS

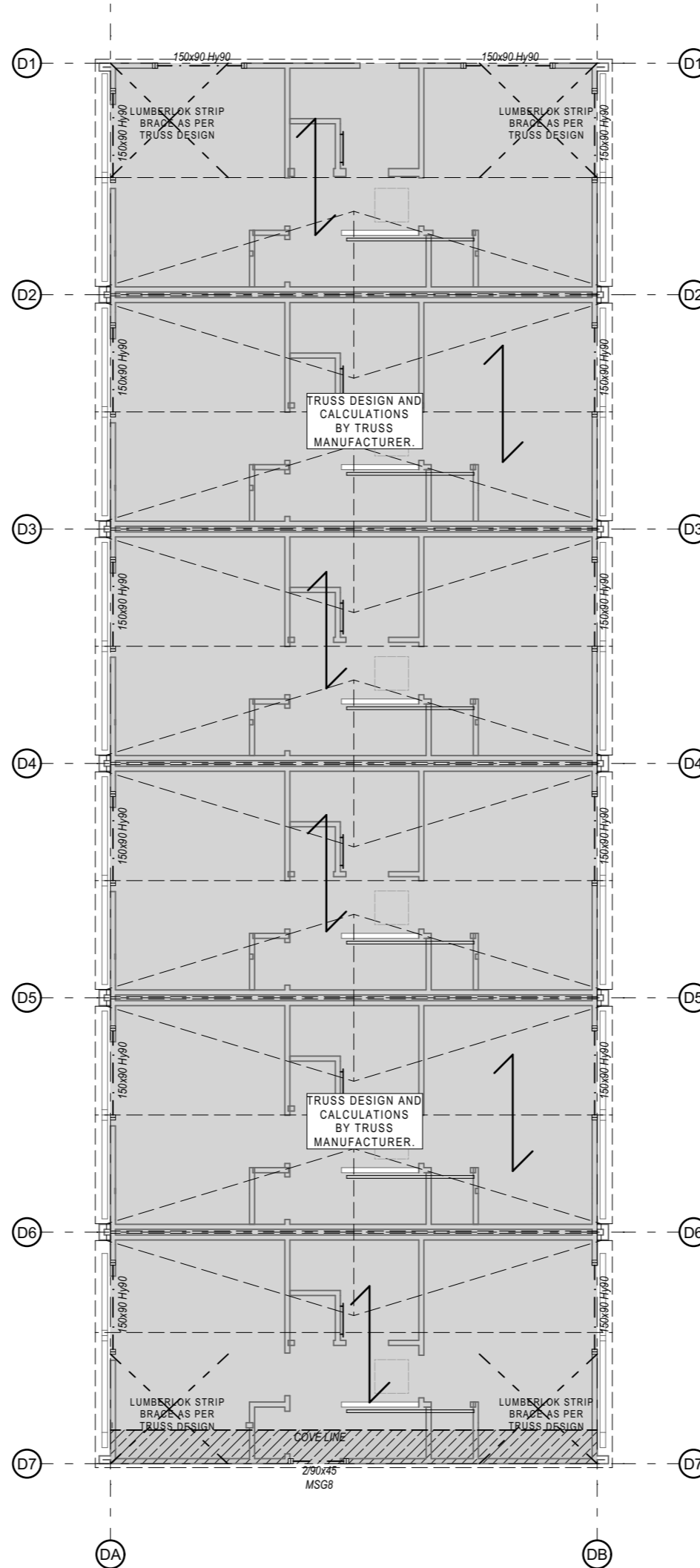
ALL TIMBER TO BE H1.2 TREATED AND SG8 GRADED UNLESS STATED OTHERWISE


**LEGEND**

— SUPPORT FRAMING AND EXTERIOR WALL LINES BELOW

- . - LINTEL BY TRUSS DESIGNER/ENGINEER

□ ROOF ACCESS HATCH TO BE NOT LESS THAN 600mm x 500mm




Page 41 of 97  
 APPROVED FOR CONSTRUCTION  
 Approved for Construction  
 27/10/2023  
 McKay, Bryan

Project  
**Multi Unit Development**

Address  
**27 - 29 Bampton Street, Burwood**

Drawing Name  
**Roof Framing Plan - Block D.**

Drawing Sheet	Revision
<b>A3.1.7</b>	<b>D</b>

Revisions

A	27/04/2023	Issue for BC
B	20/06/2023	Issue for BC - Update
C	10/07/2023	Issue for BC - RFI
D	22/08/2023	Issue for BC - RFI 2

file	21.710
date	August 2023
scale	1:100 @ A3
drawn	CDP.


 LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333

WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ

**FIGURE & GROUND**

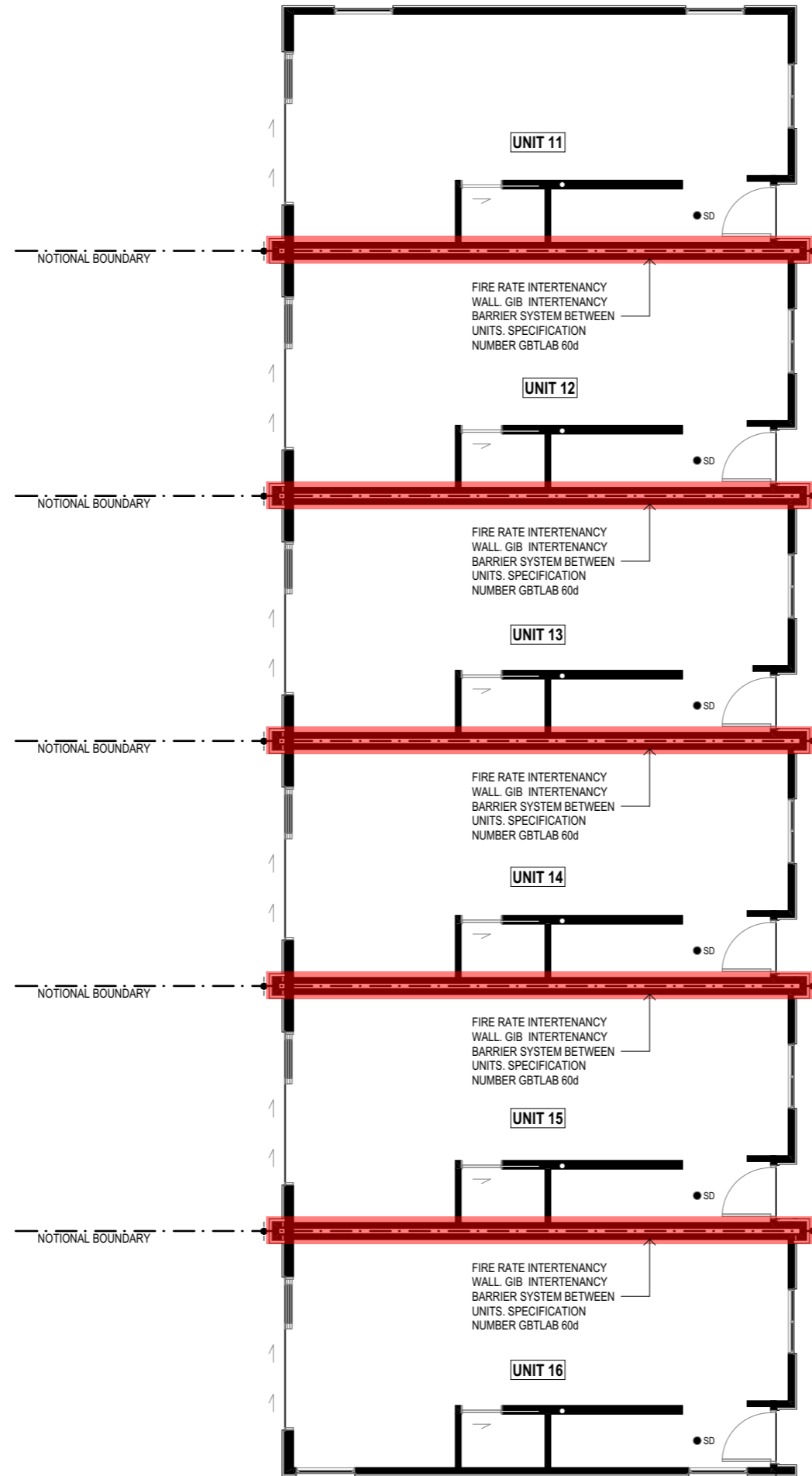
**FIRE NOTES**

**GBTLAB 60d**  
 FRR 60/60/60: 25mm GIB BARRIERLINE TO THE CENTRE. 90x45 H1.2 SG8 FRAMING STUDS @ 600 crs, DWANGS @ 800 crs . R2.2 PINK BATT INSULATION WITH 1x 13mm GIB STANDARD PLASTER BOARD TO EACH SIDE OF BARRIERLINE, AS PER GIB INTERTENANCY BARRIER SYSTEMS MANUAL - FULL HEIGHT TO ROOF

**LEGEND**

●SD SMOKE ALARM POSITIONS TYPE 1 SMOKE ALARMS TO COMPLY WITH NZBC F7 CLAUSE 3.2 AND 3.3 TO BE INSTALLED IN ACCORDANCE WITH F7/AS1 AND MANUFACTURERS INSTRUCTIONS.

HATCH INDICATES WALL TO HAVE A FIRE SEPERATION AND FRR30/30/30



Christchurch City Council  
 Approved Development Consent  
 27/10/2023  
 McKay, Bryan  
 Page 42 of 97  
 THIS DRAWING IS COPYRIGHT PROTECTED FOR THE PRODUCER AND DISTRIBUTION IS FORBIDDEN WITHOUT THE EXPRESS PERMISSION OF FIGURE & GROUND. ALL MEASUREMENTS TO BE CONFIRMED ON-SITE BEFORE COMMENCING ANY CONSTRUCTION.

Project  
**Multi Unit Development**

Address  
**27 - 29 Bampton Street, Burwood**

Drawing Name  
**Ground Floor Fire Rating- Block D.**

Drawing Sheet      Revision  
**A3.1.8                      D**

- Revisions
- A 27/04/2023 Issue for BC
  - B 20/06/2023 Issue for BC - Update
  - C 10/07/2023 Issue for BC - RFI
  - D 22/08/2023 Issue for BC - RFI 2

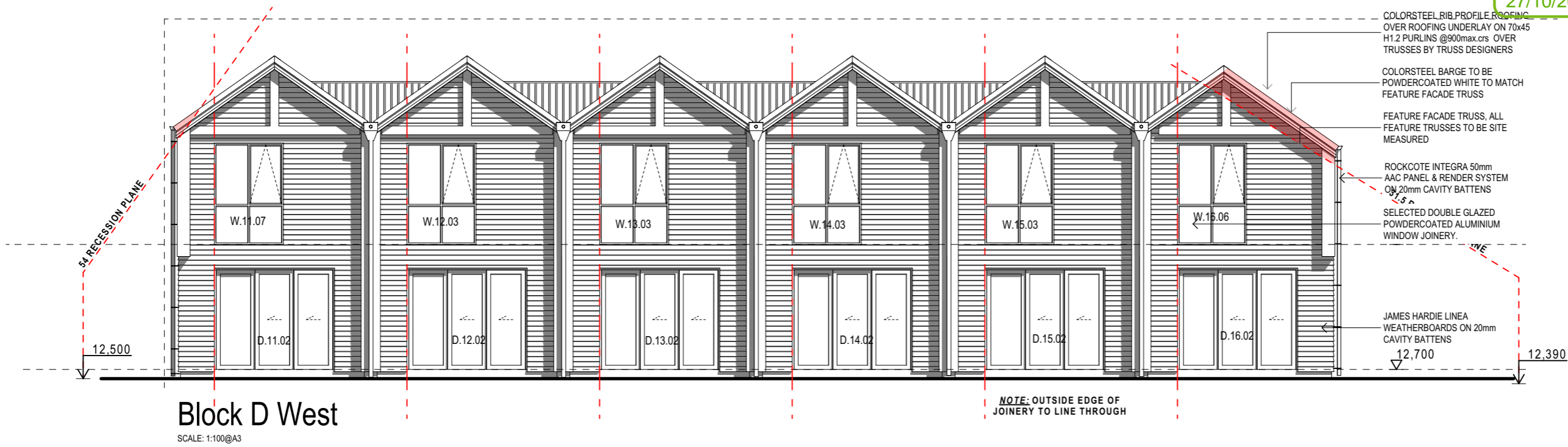
file	21.710
date	August 2023
scale	1:100 @ A3
drawn	CDP.

LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333

WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ

**FIGURE & GROUND**





Project  
 Multi Unit Development

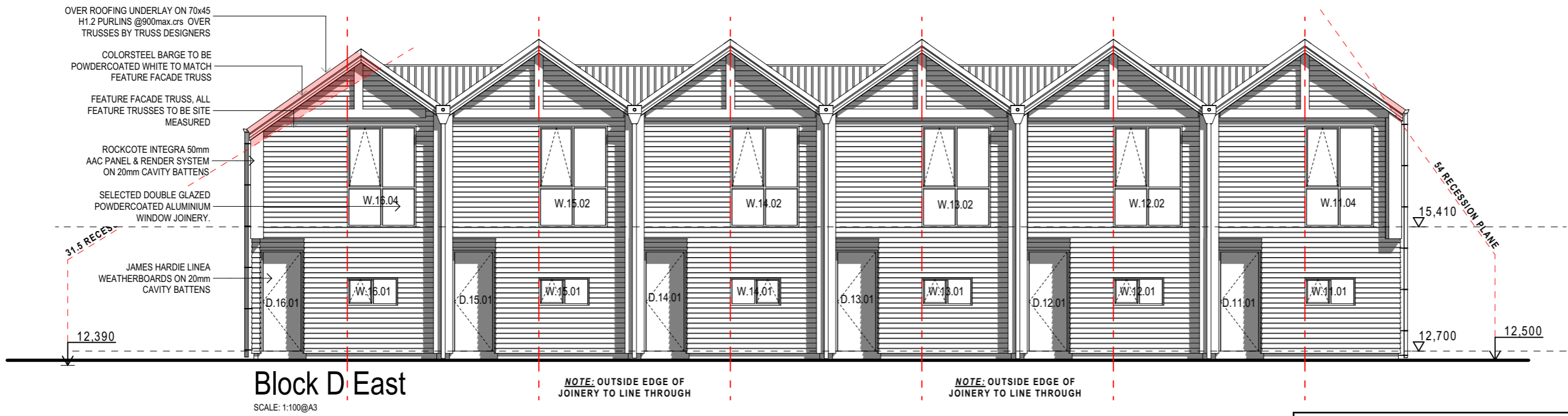
Address  
 27 - 29 Bampton Street, Burwood

Drawing Name  
 Elevations - Block D.

Drawing Sheet  
 A3.2.1

Revision  
 D

- Revisions
- A 27/04/2023 Issue for BC
  - B 20/06/2023 Issue for BC - Update
  - C 10/07/2023 Issue for BC - RFI
  - D 22/08/2023 Issue for BC - RFI 2



file 21.710

date August 2023

scale 1:100 @ A3

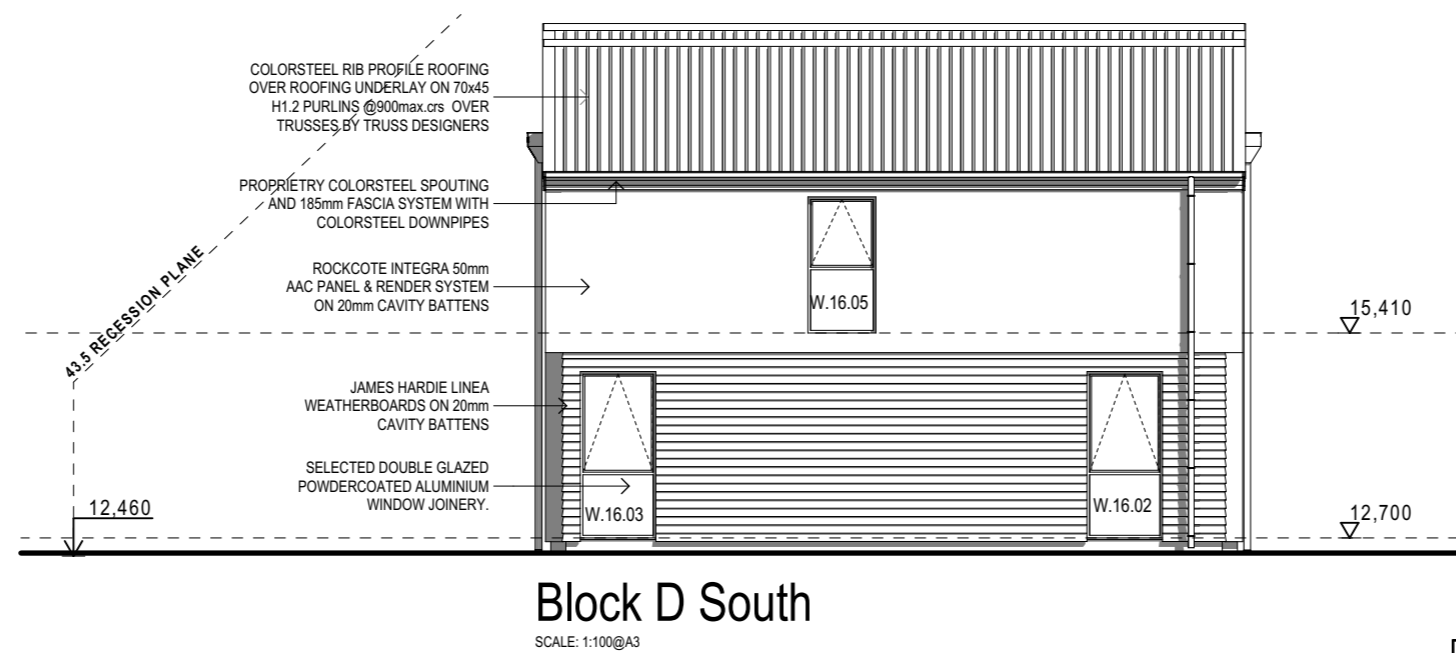
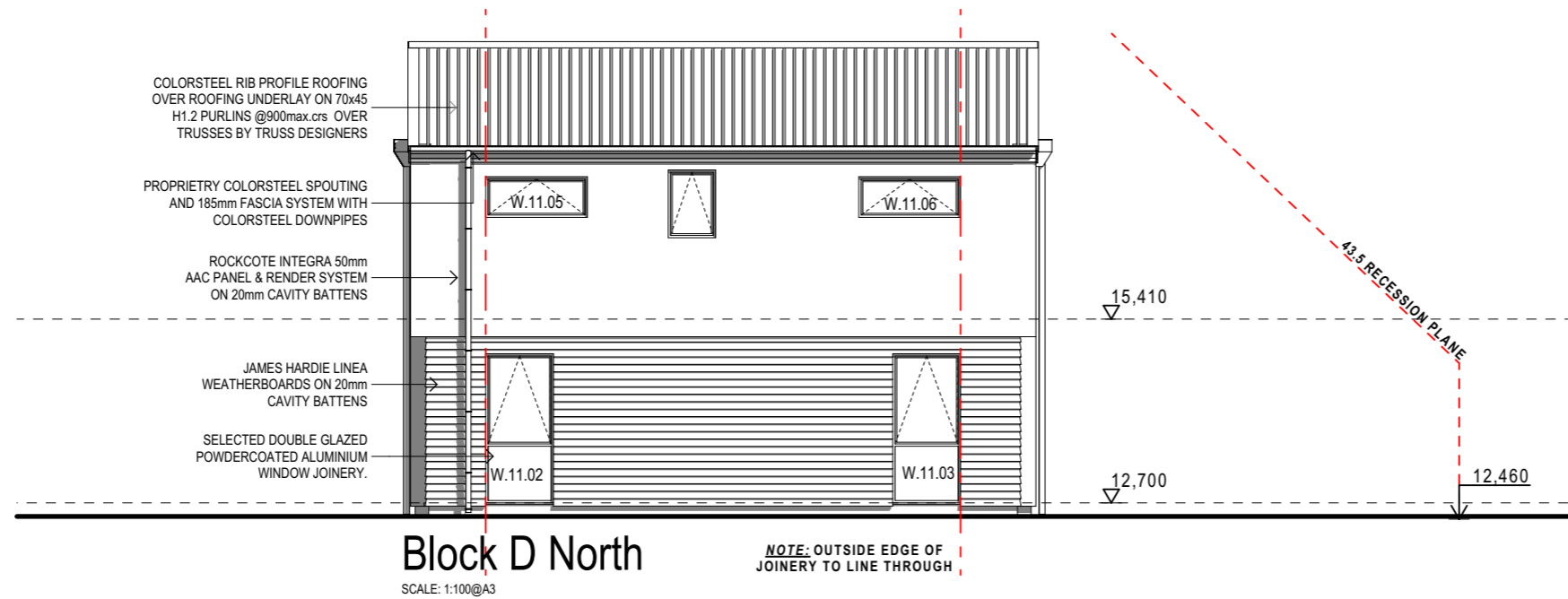
drawn CDP.

LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333

WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ

FIGURE & GROUND

BUILDING ENVELOPE RISK MATRIX		
Elevations		
Risk Factor	Risk Severity	Risk Score
Wind zone (per NZS 3604)	Medium risk	0
Number of storeys	High risk	2
Roof/wall intersection design	Medium risk	1
Eaves width	Very high risk	5
Envelope complexity	High risk	3
Deck design	Low risk	0
<b>Total Risk Score:</b>		<b>11</b>



Project  
 Multi Unit  
 Development

Address  
 27 - 29 Bampton Street,  
 Burwood

Drawing Name  
 Elevations - Block D.

Drawing Sheet  
 Revision  
**A3.2.2**      **D**

- Revisions
- A 27/04/2023 Issue for BC
  - B 20/06/2023 Issue for BC - Update
  - C 10/07/2023 Issue for BC - RFI
  - D 22/08/2023 Issue for BC - RFI 2

file 21.710  
 date August 2023  
 scale 1:100 @ A3  
 drawn CDP.

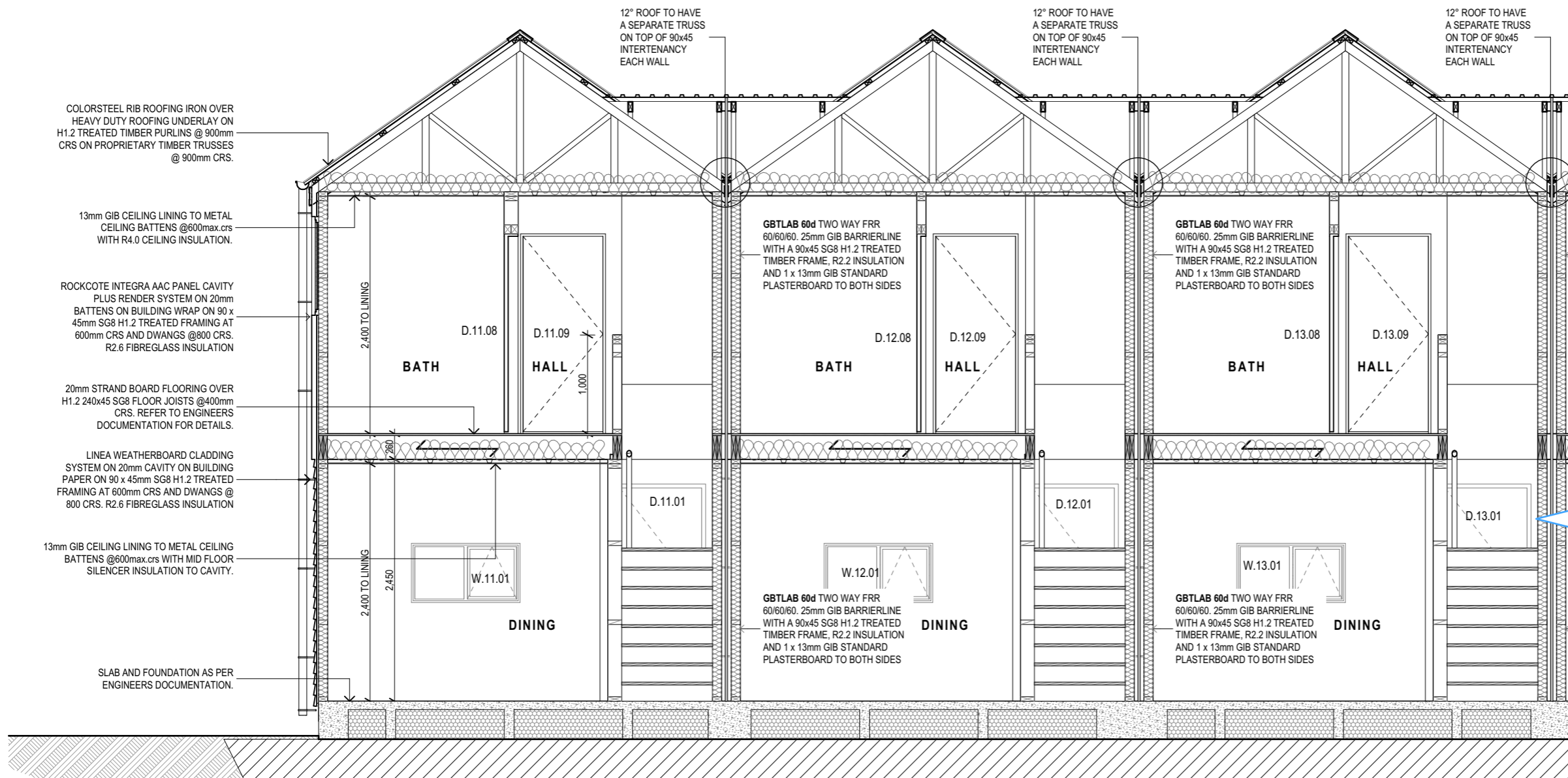
LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333

WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ

**FIGURE & GROUND**

BUILDING ENVELOPE RISK MATRIX		
Elevations		
Risk Factor	Risk Severity	Risk Score
Wind zone (per NZS 3604)	Medium risk	0
Number of storeys	High risk	2
Roof/wall intersection design	Medium risk	1
Eaves width	Very high risk	5
Envelope complexity	High risk	3
Deck design	Low risk	0
<b>Total Risk Score:</b>		<b>11</b>

# BLOCK D



**Section F**  
 SCALE: 1:50@A3

Project  
 Multi Unit  
 Development

Address  
 27 - 29 Bampton Street,  
 Burwood

Drawing Name  
 Section F.

Drawing Sheet      Revision

**A3.3.1**      **D**

Revisions

- A 27/04/2023 Issue for BC
- B 20/06/2023 Issue for BC - Update
- C 10/07/2023 Issue for BC - RFI
- D 22/08/2023 Issue for BC - RFI 2

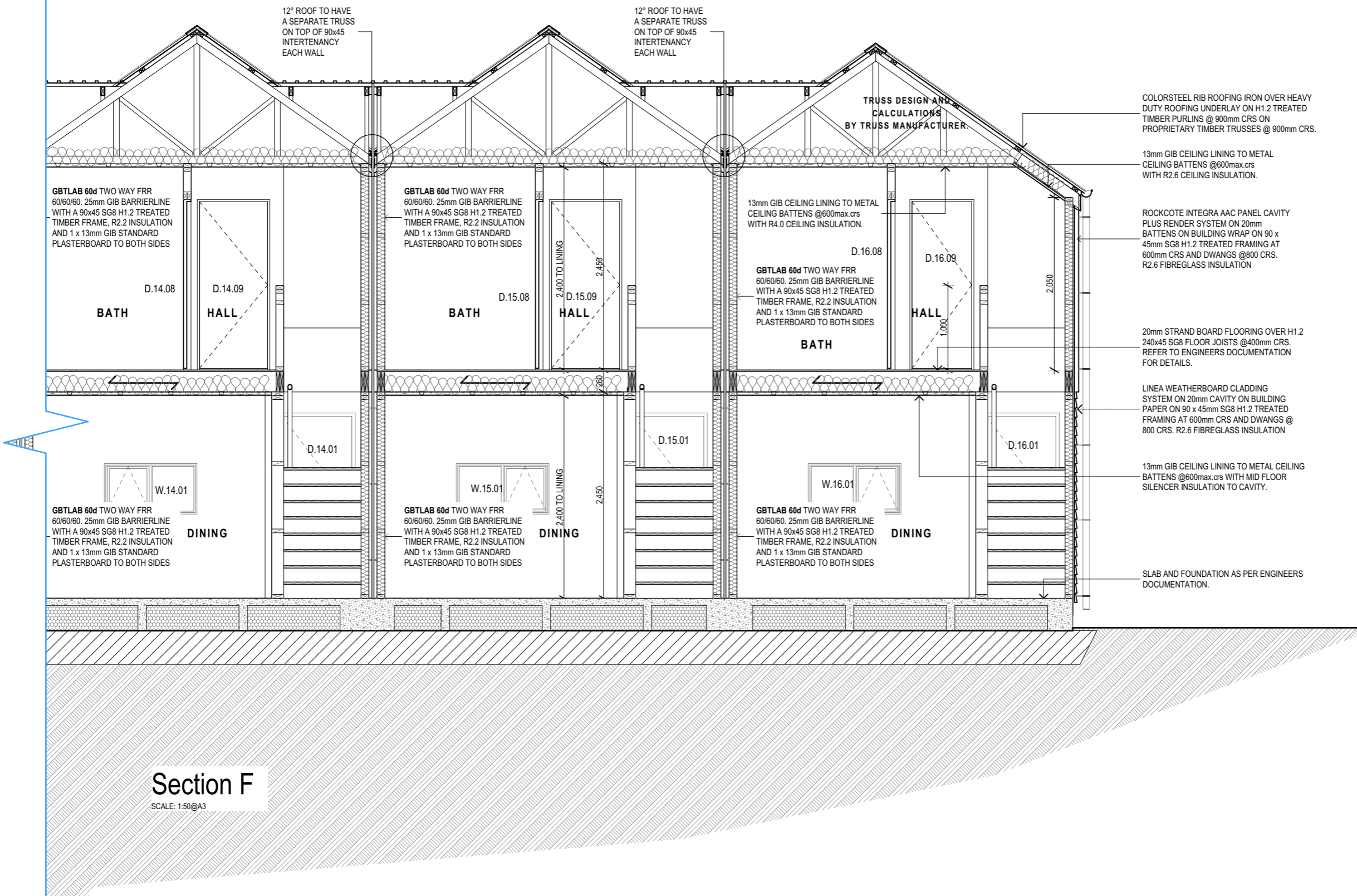
file	21.710
date	August 2023
scale	1:50 @ A3
drawn	CDP.

LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333

WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ

**FIGURE & GROUND**

# BLOCK D



**Section F**  
 SCALE: 1:50@A3

Project: Multi Unit Development

Address: 27 - 29 Bampton Street, Burwood

Drawing Name: Section F cont.....

Drawing Sheet: A3.3.2  
 Revision: D

Revisions

A	27/04/2023	Issue for BC
B	20/06/2023	Issue for BC - Update
C	10/07/2023	Issue for BC - RFI
D	22/08/2023	Issue for BC - RFI 2

file	21.710
date	August 2023
scale	1:50 @ A3
drawn	CDP.

LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333

WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ

# BLOCK D

Project  
 Multi Unit  
 Development

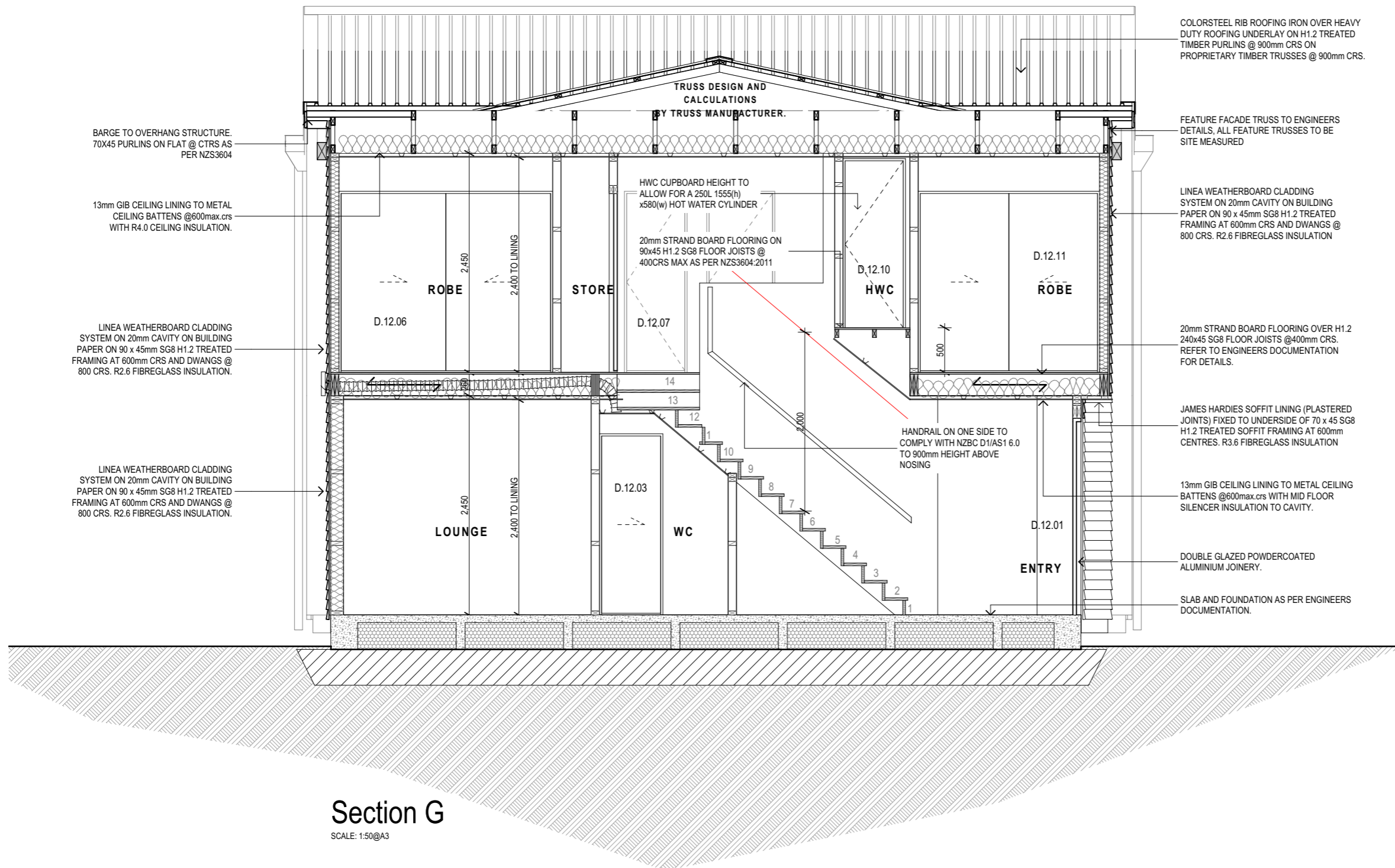
Address  
 27 - 29 Bampton Street,  
 Burwood

Drawing Name  
 Section G.

Drawing Sheet      Revision

**A3.3.3**      **D**

- Revisions
- A 27/04/2023 Issue for BC
  - B 20/06/2023 Issue for BC - Update
  - C 10/07/2023 Issue for BC - RFI
  - D 22/08/2023 Issue for BC - RFI 2

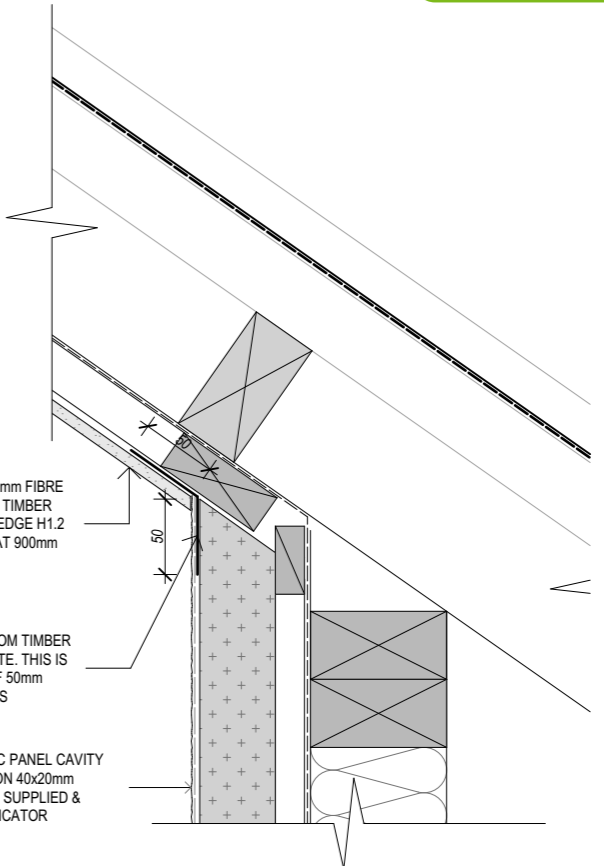
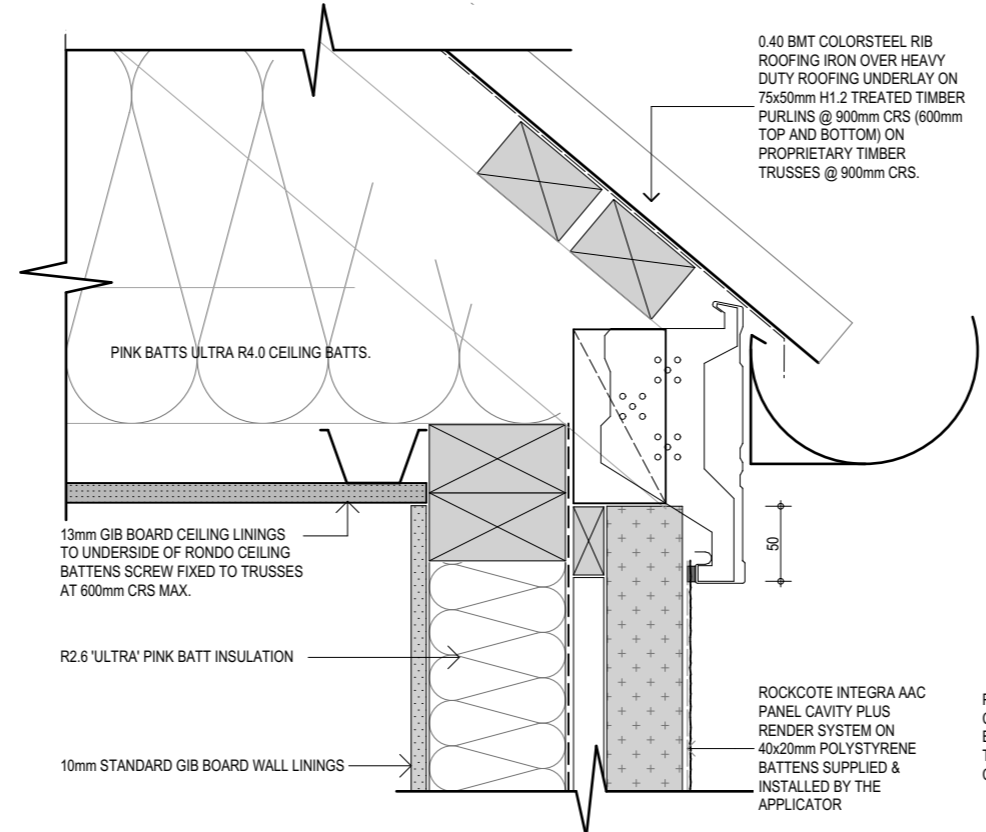
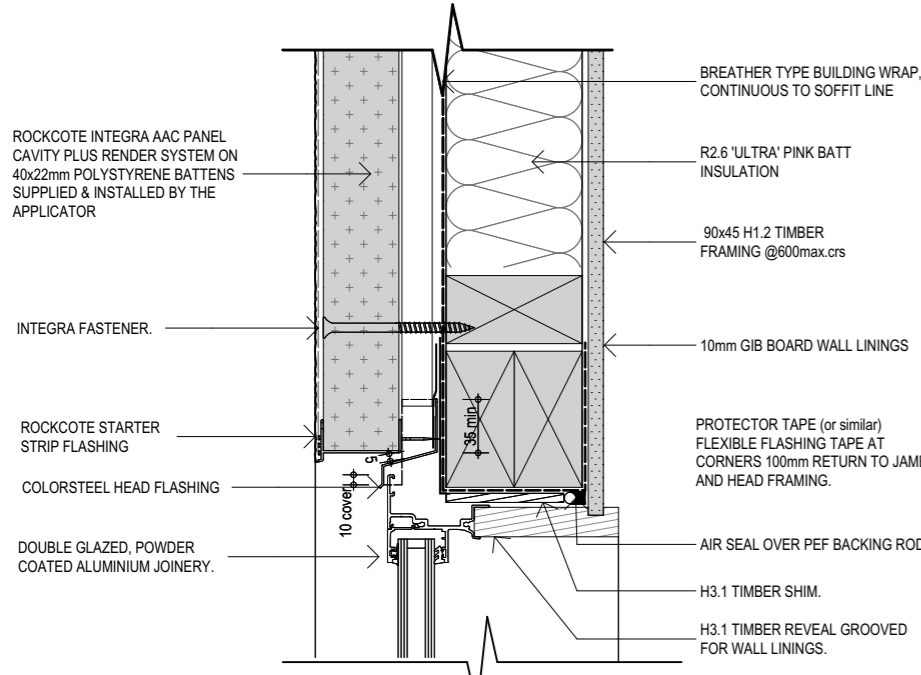


**Section G**  
 SCALE: 1:50@A3

file	21.710
date	August 2023
scale	1:50 @ A3
drawn	CDP.

LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333

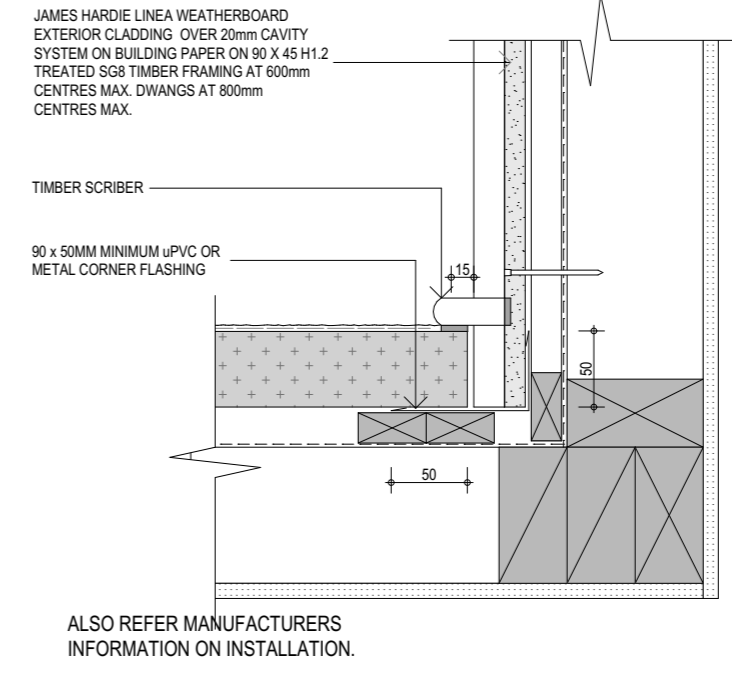
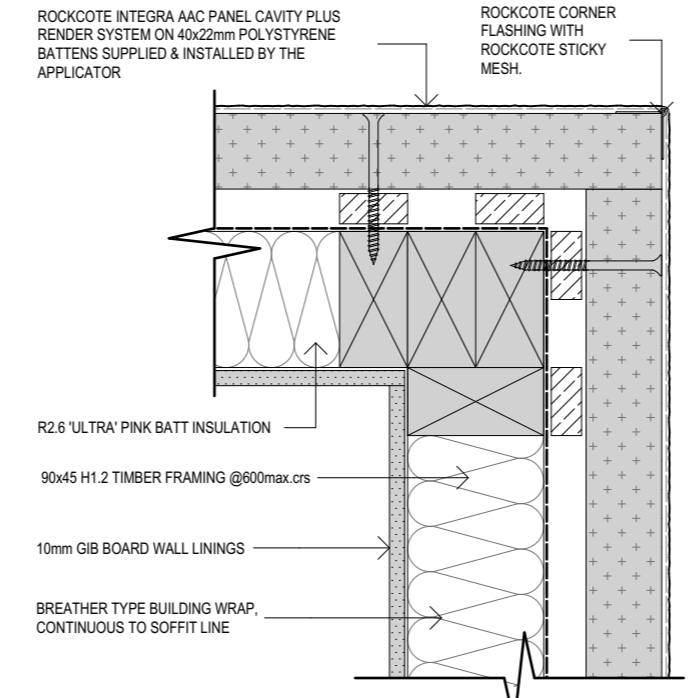
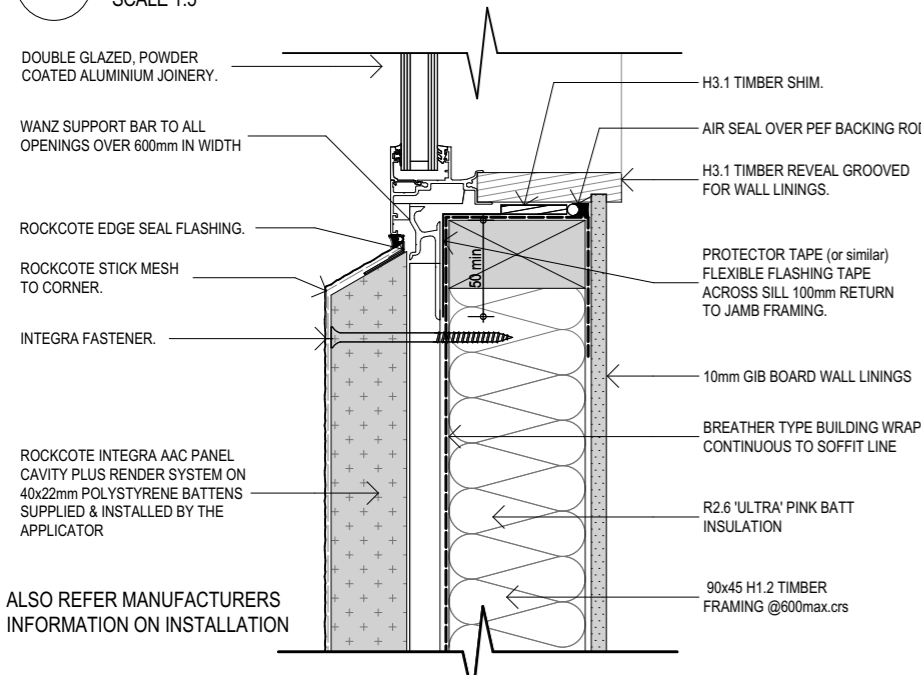
WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ



1 ROCKCOTE - WINDOW HEAD DETAIL  
SCALE 1:5

4 ROCKCOTE SOFFIT - NO EAVE DETAIL  
SCALE 1:5

6 ROCKCOTE - ANGLED SOFFIT DETAIL  
SCALE 1:5



2 ROCKCOTE - WINDOW SILL DETAIL  
SCALE 1:5

5 ROCKCOTE - EXTERNAL CORNER DETAIL  
SCALE 1:5

7 LINEA WEATHERBOARD TO ROCKCOTE- INTERNAL CORNER DETAIL.  
SCALE 1:5

ALSO REFER MANUFACTURERS INFORMATION ON INSTALLATION

ALSO REFER MANUFACTURERS INFORMATION ON INSTALLATION

ALSO REFER MANUFACTURERS INFORMATION ON INSTALLATION.

Project  
Multi Unit Development

Address  
27 - 29 Bampton Street, Burwood

Drawing Name  
Details.

Drawing Sheet  
A4.1

Revision  
D

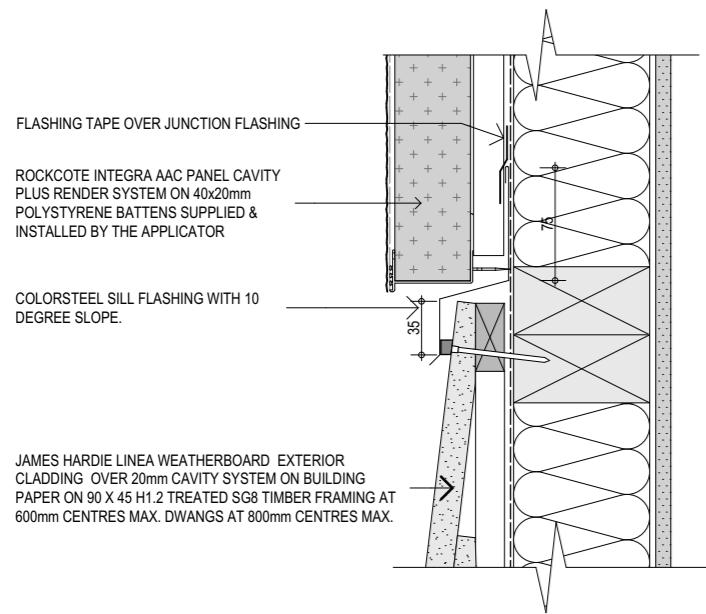
Revisions

A	27/04/2023	Issue for BC
B	20/06/2023	Issue for BC - Update
C	10/07/2023	Issue for BC - RFI
D	22/08/2023	Issue for BC - RFI 2

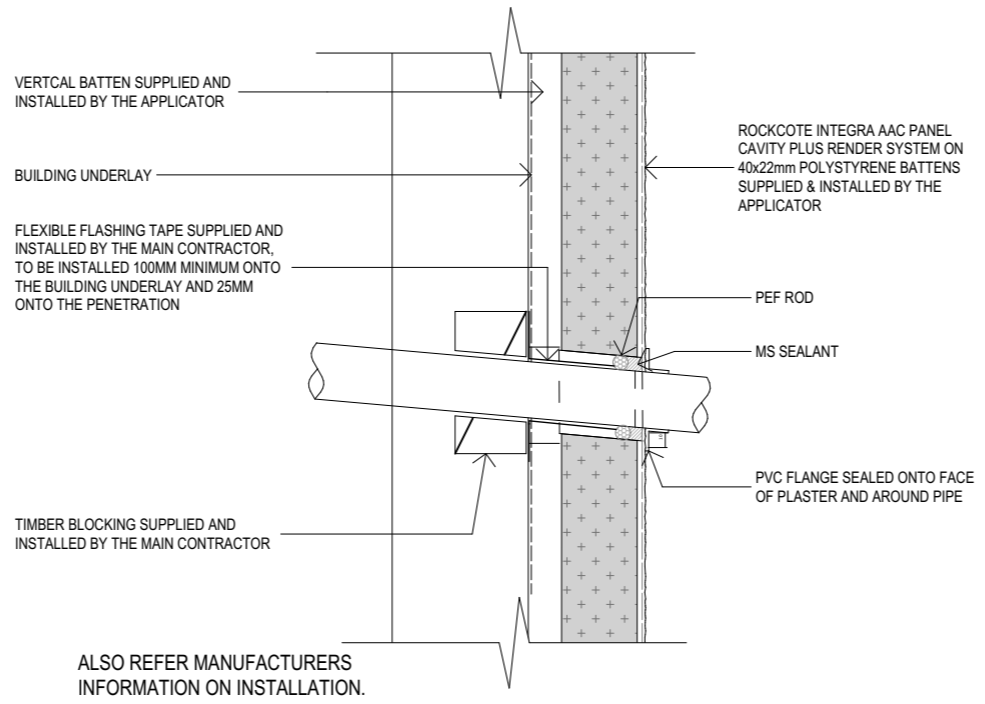
file	21.710
date	August 2023
scale	1:5 @ A3
drawn	CDP.

LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333

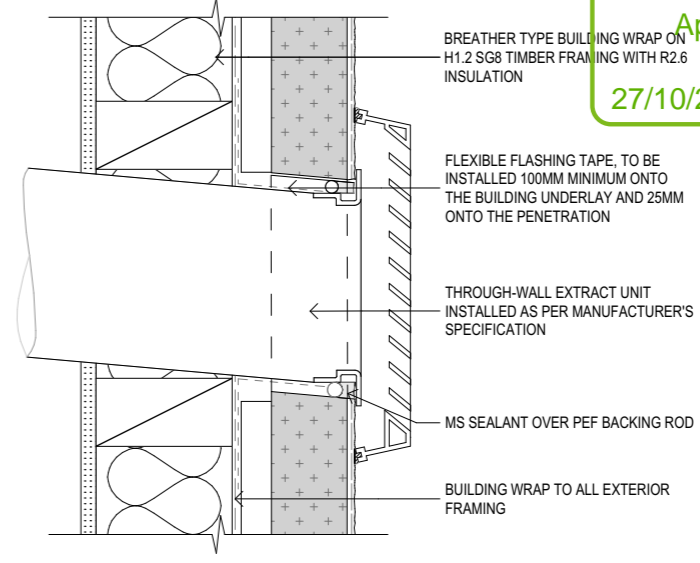
WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ



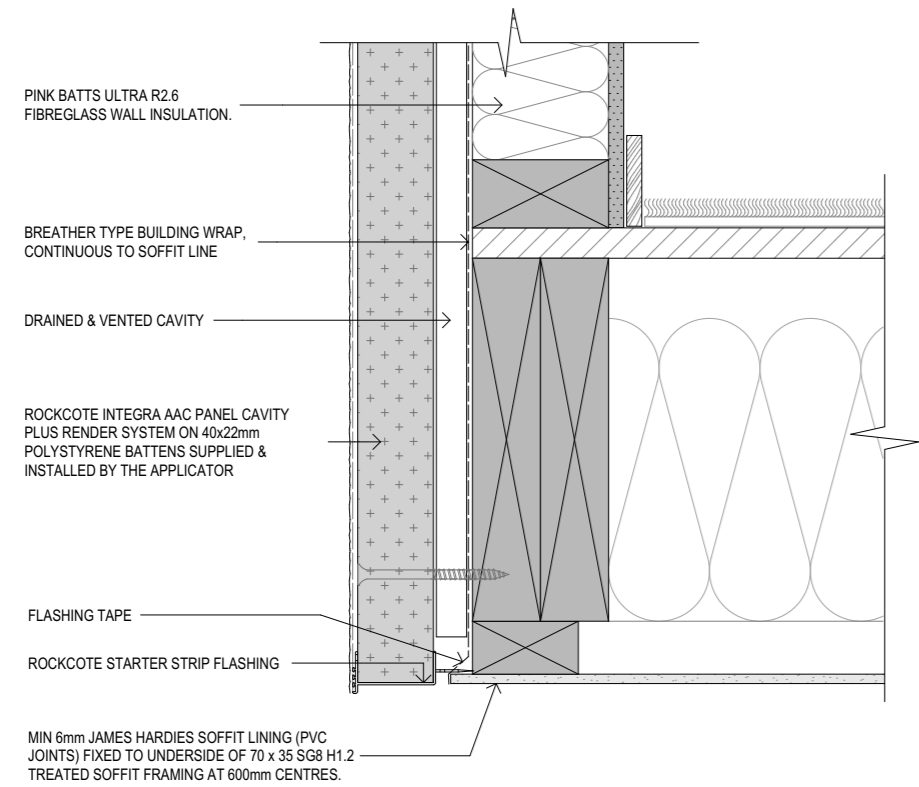
8 JH LINEA/ROCKCOTE - HORIZONTAL JUNCTION DETAIL.  
 SCALE 1:5



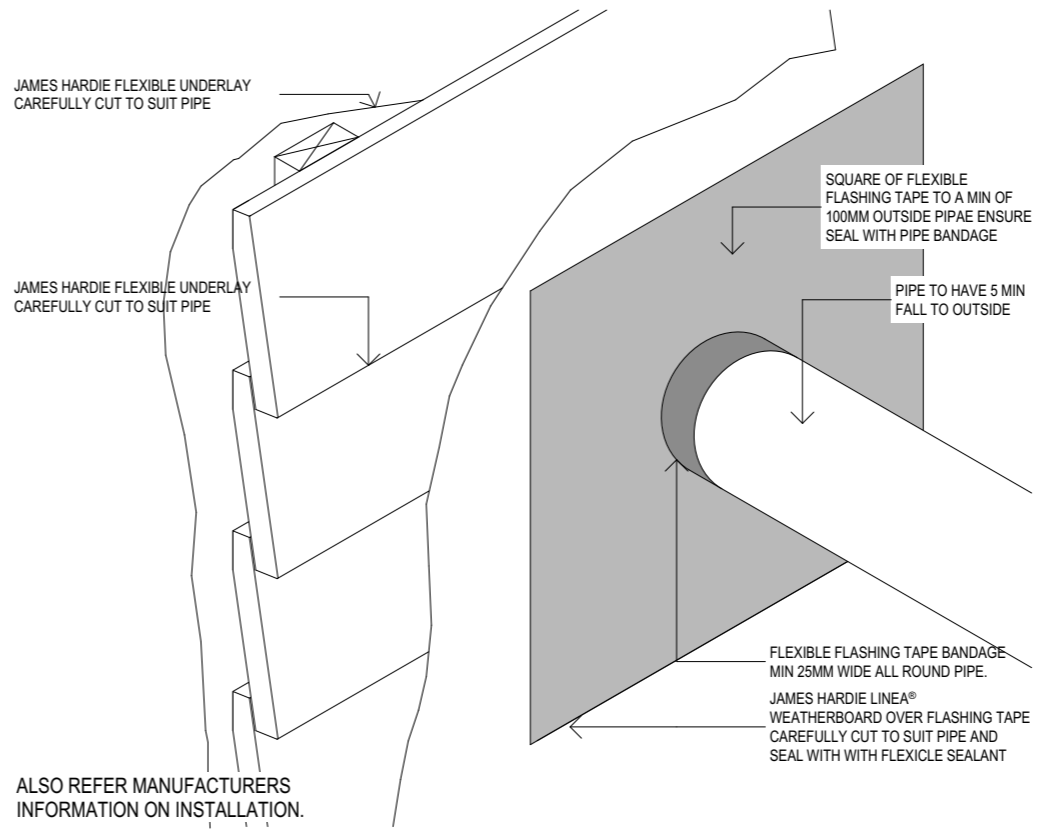
10 ROCKCOTE - PIPE PENETRATION DETAIL.  
 SCALE 1:5



11 ROCKCOTE - EXTRACT PENETRATION  
 SCALE: 1:5@A3



9 ROCKCOTE - SOFFIT/BASE DETAIL.  
 SCALE: 1:5@A3

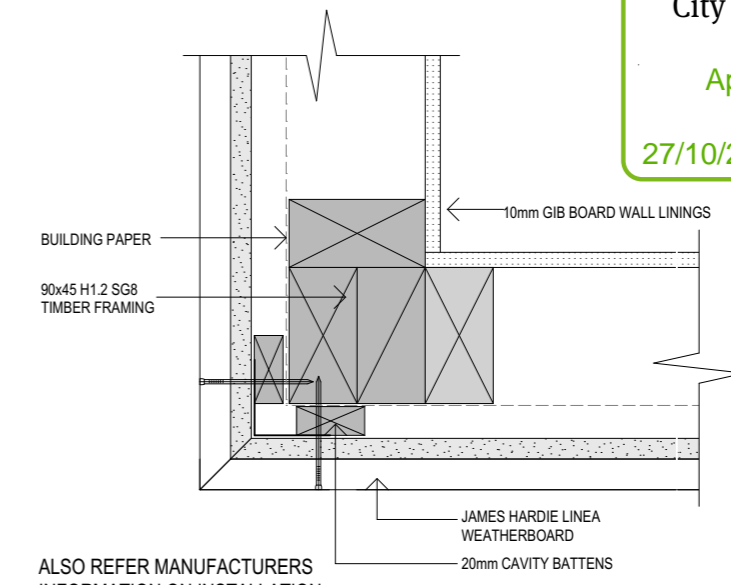
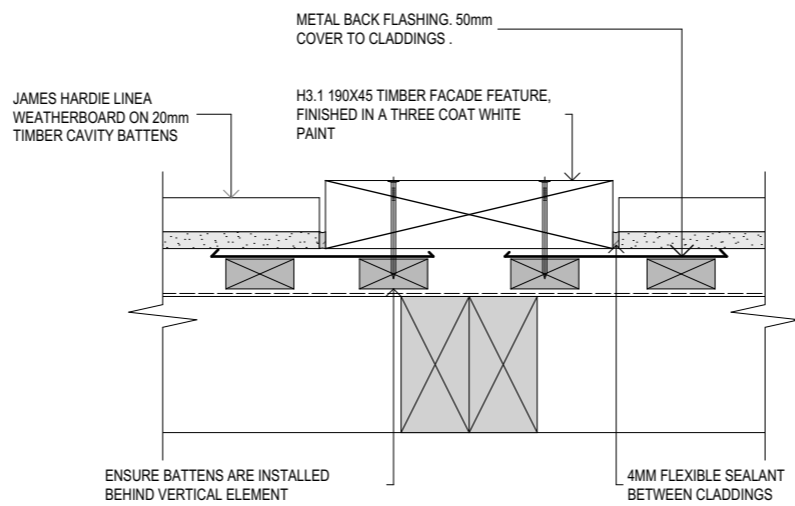
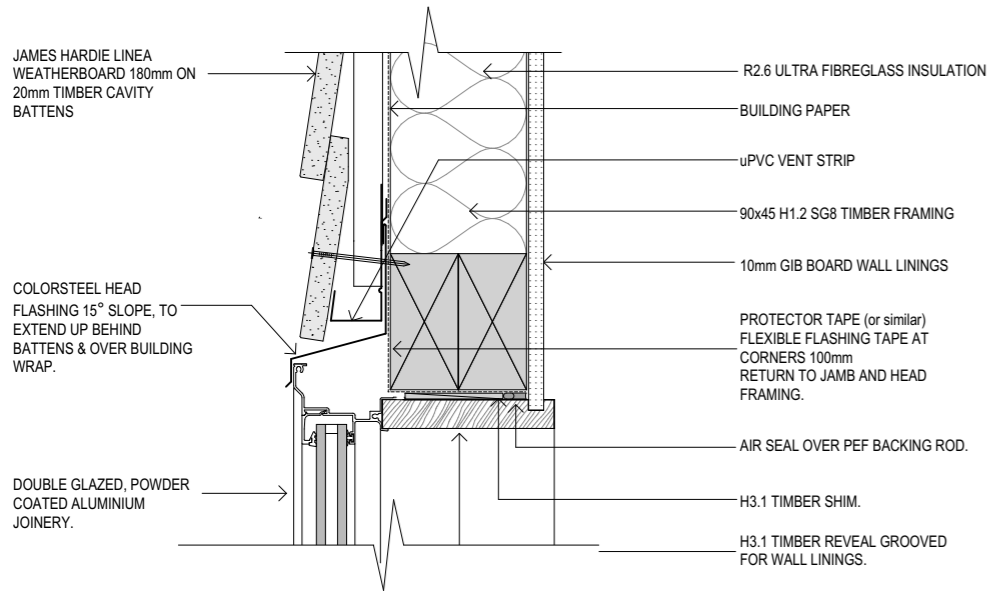


12 LINEA WEATHERBOARD - PIPE PENETRATION DETAIL.  
 SCALE 1:5

Project  
**Multi Unit Development**  
 Address  
**27 - 29 Bampton Street, Burwood**  
 Drawing Name  
**Details.**  
 Drawing Sheet  
**A4.2**  
 Revision  
**D**  
 Revisions  
 A 27/04/2023 Issue for BC  
 B 20/06/2023 Issue for BC - Update  
 C 10/07/2023 Issue for BC - RFI  
 D 22/08/2023 Issue for BC - RFI 2

file	21.710
date	August 2023
scale	1:5 @ A3
drawn	CDP.

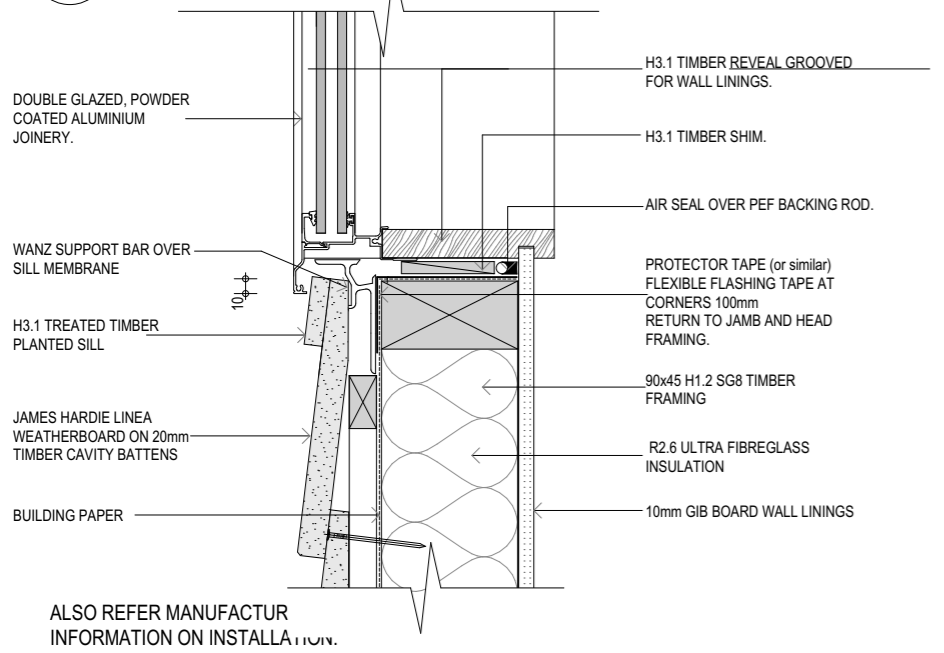
LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL +64 (3) 352 4333  
 WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ



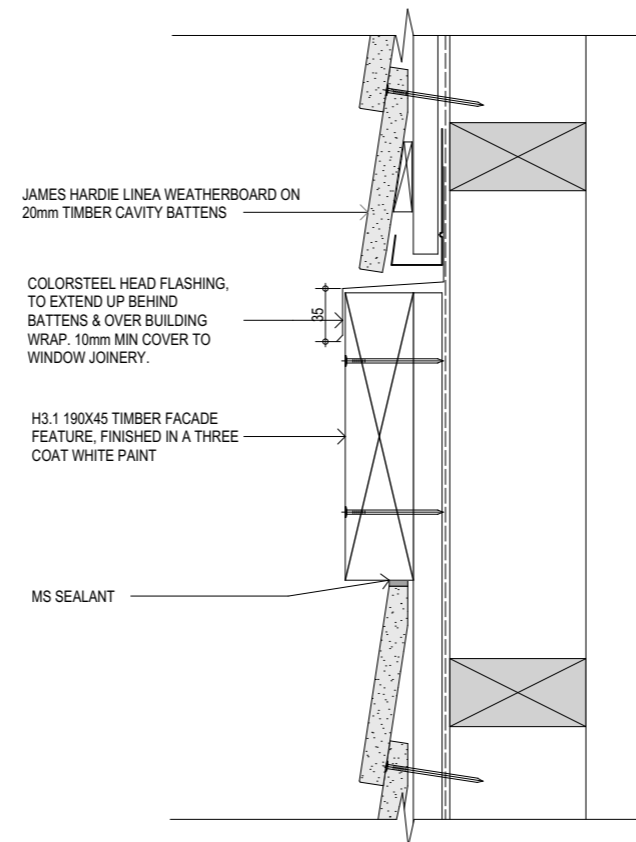
13 LINEA WEATHERBOARD - WINDOW HEAD DETAIL.  
 SCALE 1:5

16 VERTICAL FACADE FEATURE JUNCTION  
 SCALE 1:5

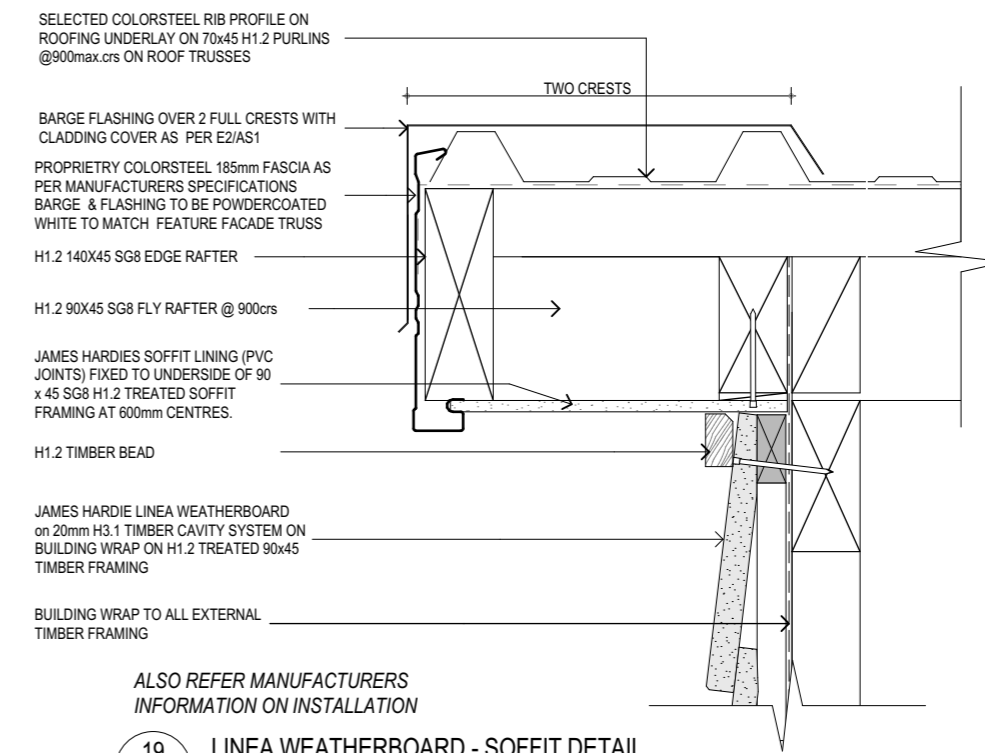
18 LINEA WEATHERBOARD - EXTERNAL CORNER DETAIL.  
 SCALE 1:5



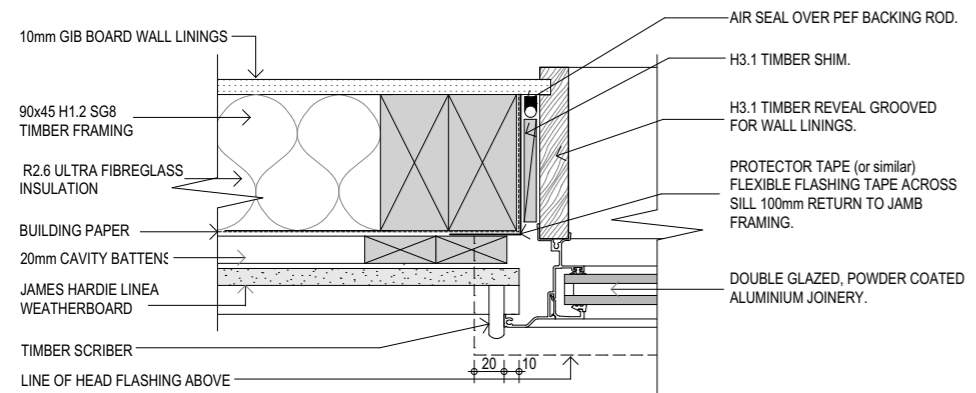
14 LINEA WEATHERBOARD - WINDOW SILL DETAIL.  
 SCALE 1:5



17 HORIZONTAL FACADE FEATURE JUNCTION  
 SCALE 1:5



19 LINEA WEATHERBOARD - SOFFIT DETAIL  
 SCALE 1:5



15 LINEA WEATHERBOARD - WINDOW JAMB DETAIL.  
 SCALE 1:5

Project  
**Multi Unit Development**

Address  
**27 - 29 Bampton Street, Burwood**

Drawing Name  
**Details.**

Drawing Sheet  
**A4.3**

Revision  
**D**

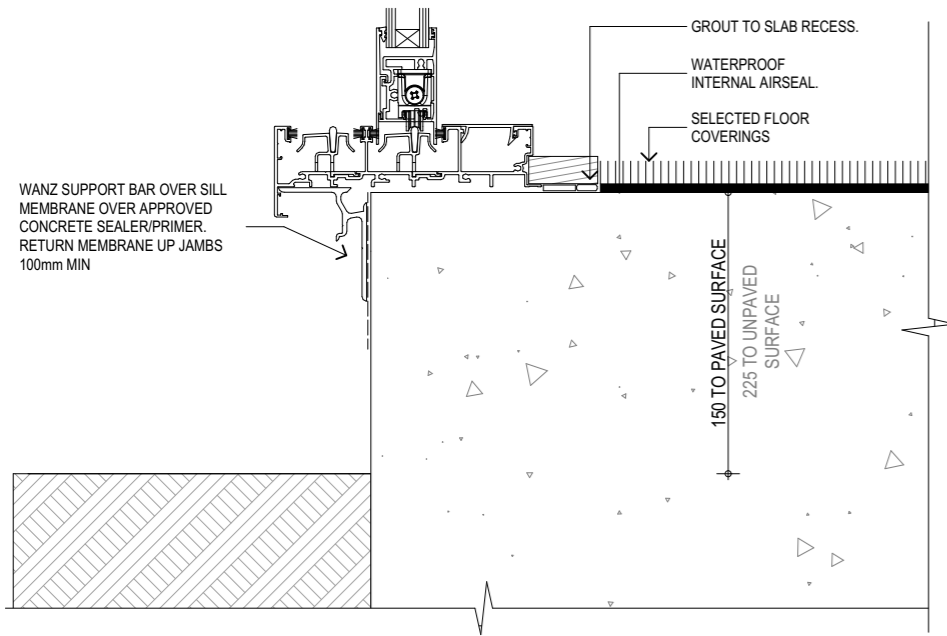
Revisions

A	27/04/2023	Issue for BC
B	20/06/2023	Issue for BC - Update
C	10/07/2023	Issue for BC - RFI
D	22/08/2023	Issue for BC - RFI 2

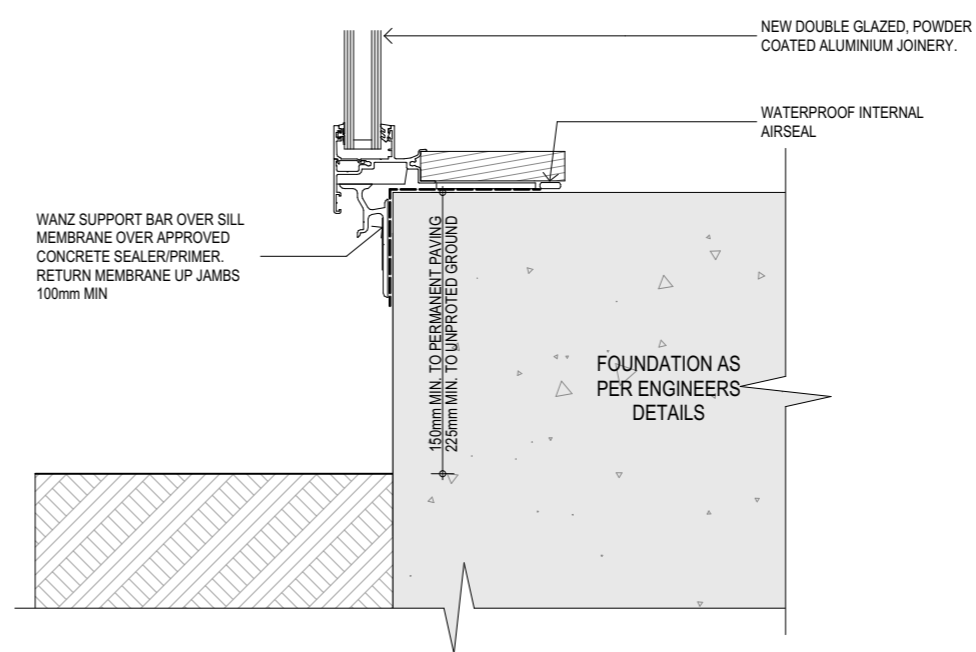
file	21.710
date	August 2023
scale	1:5 @ A3
drawn	CDP.

LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333

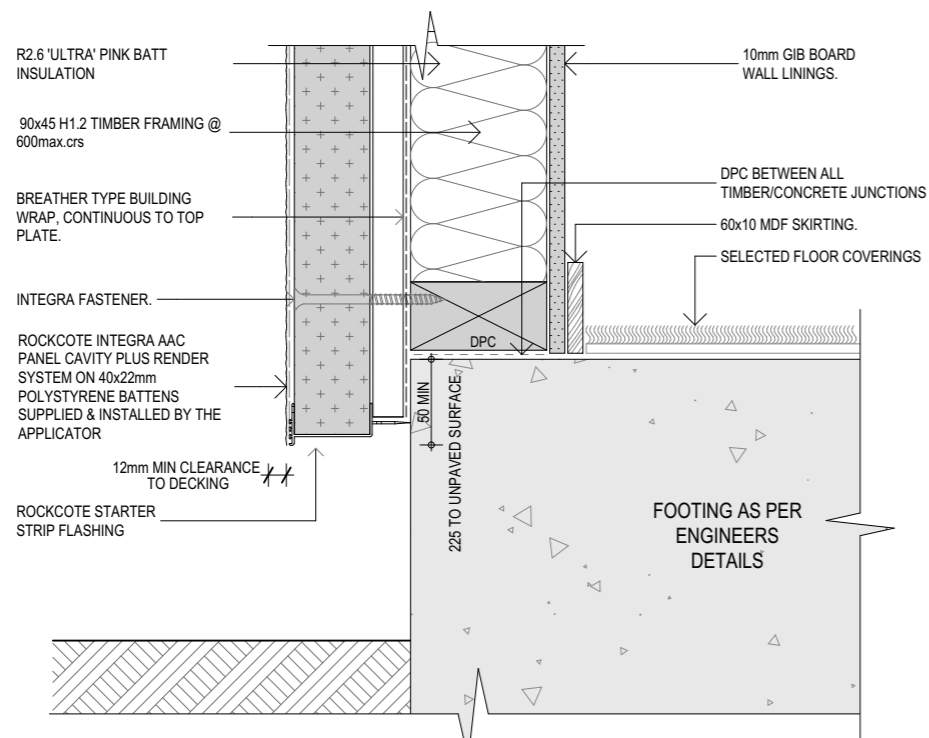
WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ



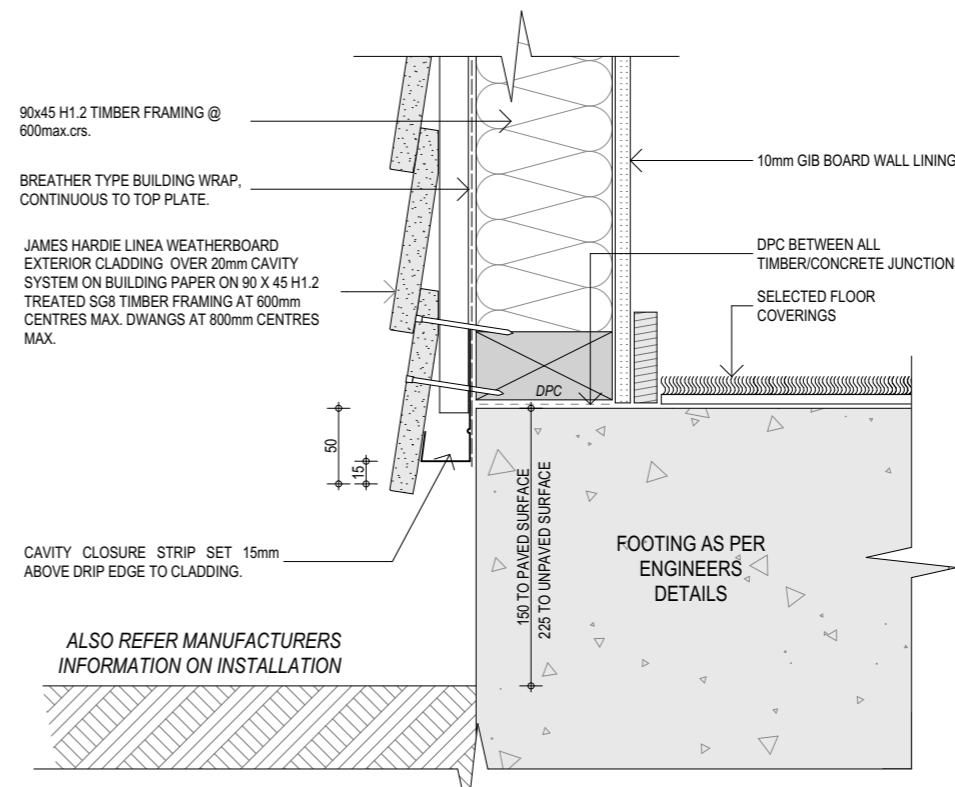
20 DOOR SILL DETAIL.  
 SCALE 1:5



21 JOINERY BASE DETAIL.  
 SCALE: 1:5@A3  
 ALSO REFER MANUFACTURERS INFORMATION ON INSTALLATION



22 ROCKCOTE - BASE DETAIL.  
 SCALE 1:5  
 ALSO REFER MANUFACTURERS INFORMATION ON INSTALLATION



23 LINEA WEATHERBOARD - BASE DETAIL.  
 SCALE 1:5  
 ALSO REFER MANUFACTURERS INFORMATION ON INSTALLATION

Project  
 Multi Unit Development

Address  
 27 - 29 Bampton Street, Burwood

Drawing Name  
 Details.

Drawing Sheet  
 A4.4

Revision  
 D

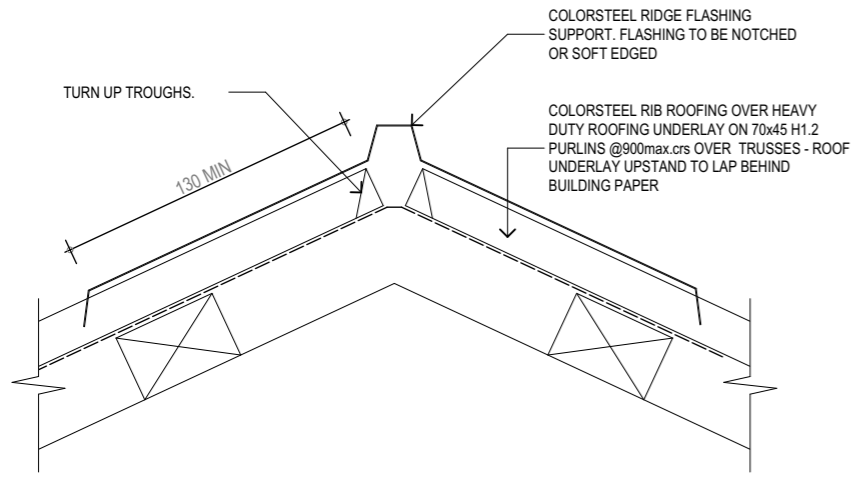
Revisions

A	27/04/2023	Issue for BC
B	20/06/2023	Issue for BC - Update
C	10/07/2023	Issue for BC - RFI
D	22/08/2023	Issue for BC - RFI 2

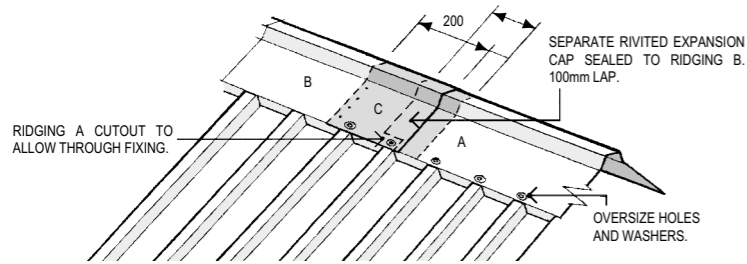
file	21.710
date	August 2023
scale	1:5 @ A3
drawn	CDP.

LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333

WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ



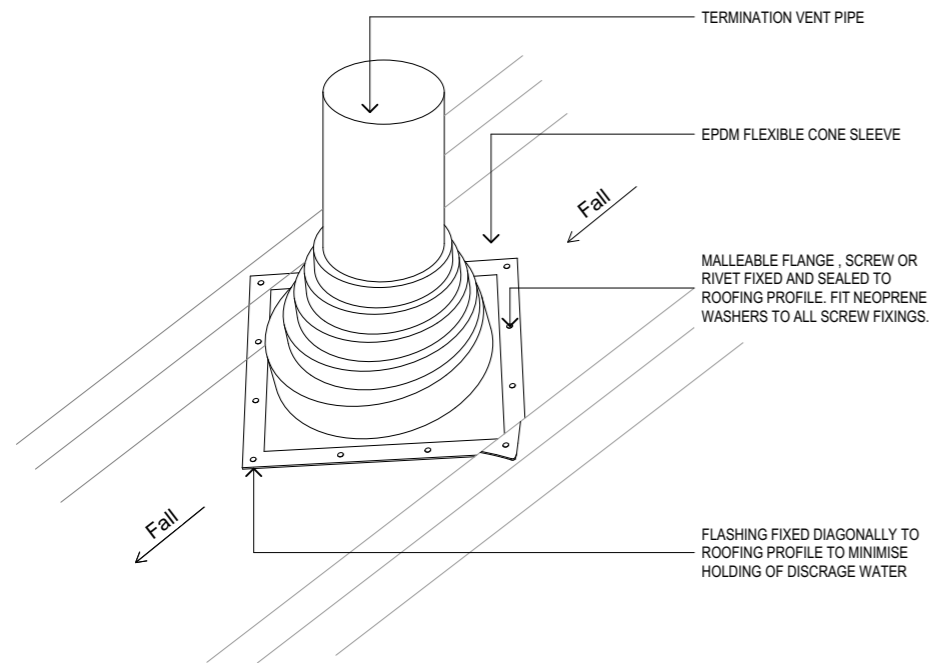
24 ROOF APEX DETAIL.  
SCALE 1:5



RIDGE SLIP JOINT  
DRAWING BASED ON NZ METAL ROOFING COP DRAWING 5.4.7.C

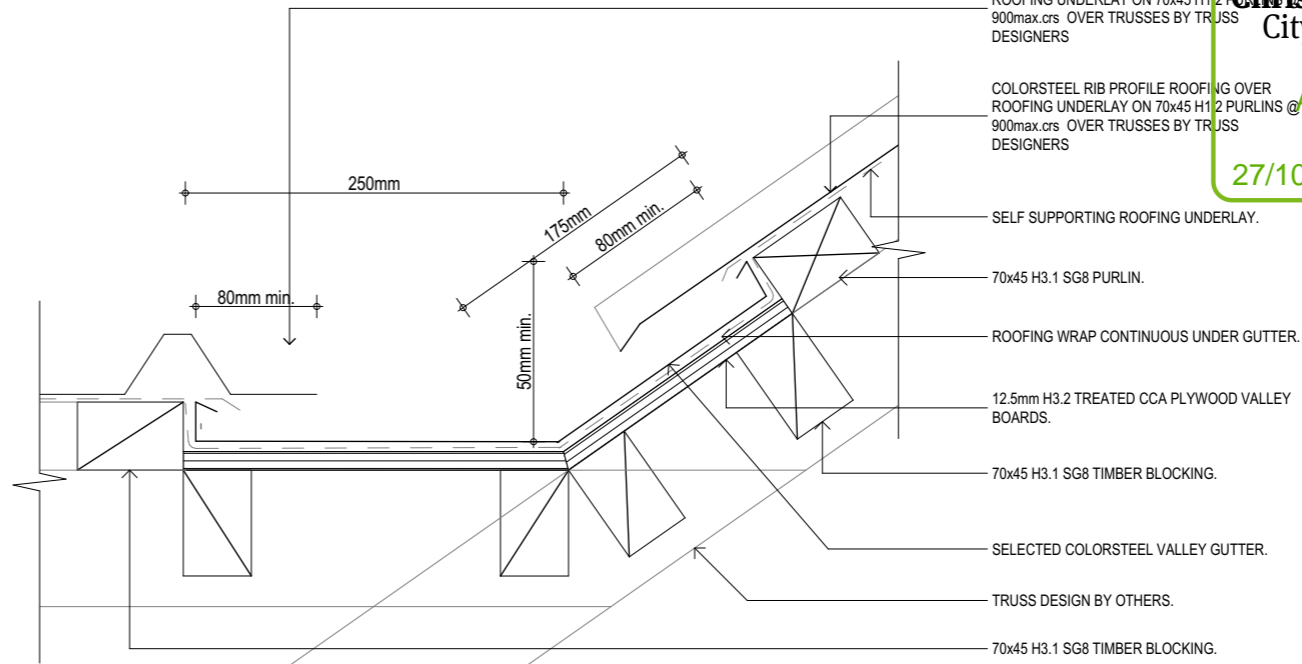
ALSO REFER MANUFACTURERS INFORMATION ON INSTALLATION

25 TYPICAL ROOF FLASHING DETAILS.  
SCALE: 1:5@A3

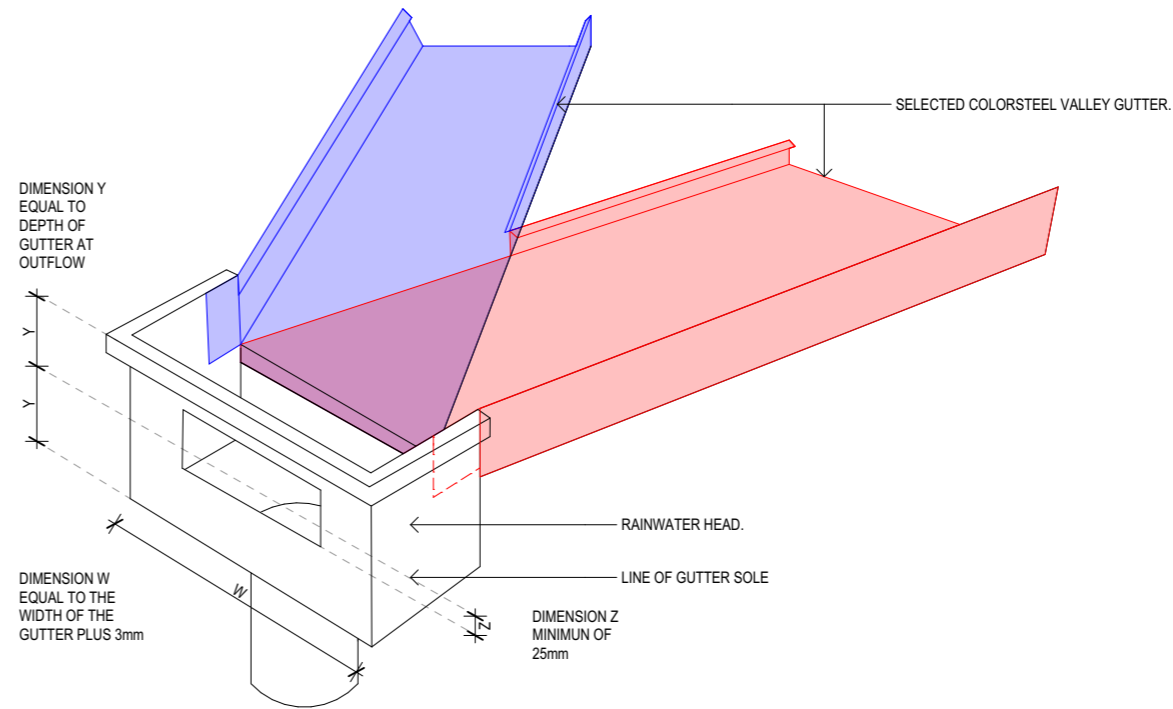


ALSO REFER MANUFACTURERS INFORMATION ON INSTALLATION.

26 ROOF PENETRATION FOR 30° PITCH



33 INTERNAL VALLEY GUTTER DETAIL  
SCALE: 1:5@A3



34 INTERNAL VALLEY GUTTER - RAINWATER HEAD JUNCTION

Christchurch City Council  
 Approved Development  
 27/10/2023  
 McKay, Bryan  
 Page 53 of 97  
 THIS DRAWING IS COPYRIGHT PROTECTED AND ITS REPRODUCTION OR DISTRIBUTION IS FORBIDDEN WITHOUT THE EXPRESS PERMISSION OF FIGURE & GROUND. ALL MEASUREMENTS TO BE CONFIRMED ON SITE BEFORE COMMENCING ANY CONSTRUCTION.

Project  
**Multi Unit Development**  
 Address  
**27 - 29 Bampton Street, Burwood**

Drawing Name  
**Details .**

Drawing Sheet  
**A4.5**  
 Revision  
**D**

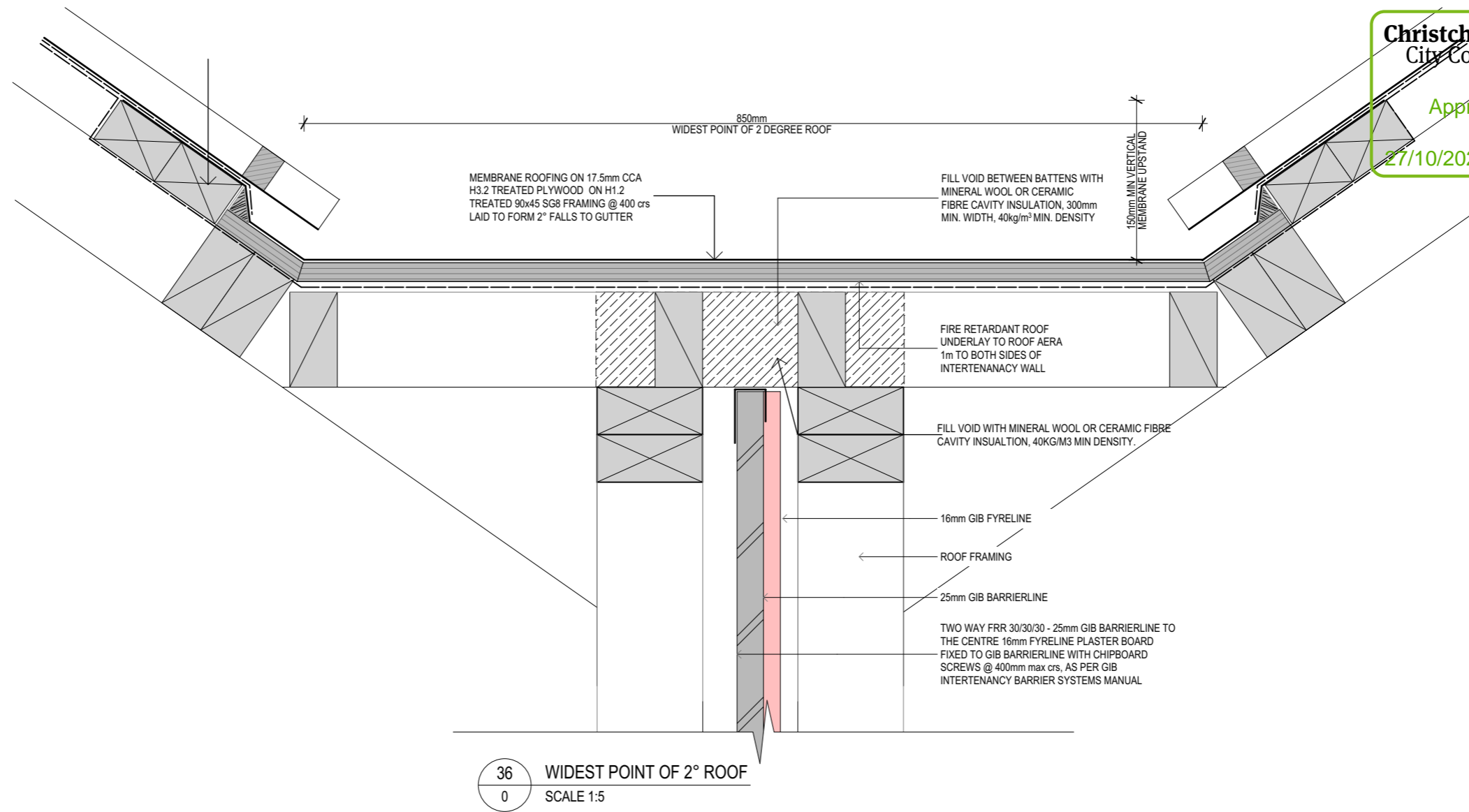
Revisions

A	27/04/2023	Issue for BC
B	20/06/2023	Issue for BC - Update
C	10/07/2023	Issue for BC - RFI
D	22/08/2023	Issue for BC - RFI 2

file	21.710
date	August 2023
scale	1:5 @ A3
drawn	CDP.

LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333

WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ



Project  
**Multi Unit Development**

Address  
**27 - 29 Bampton Street, Burwood**

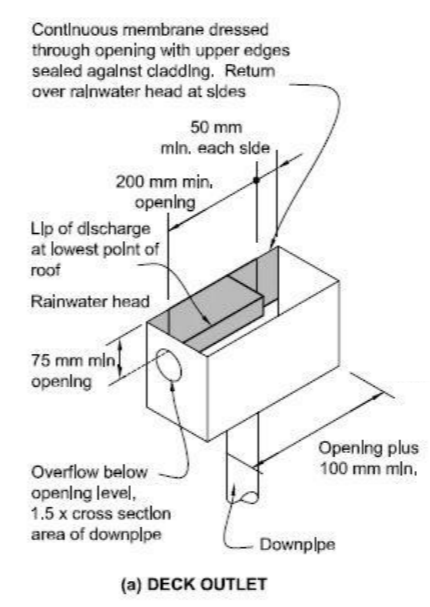
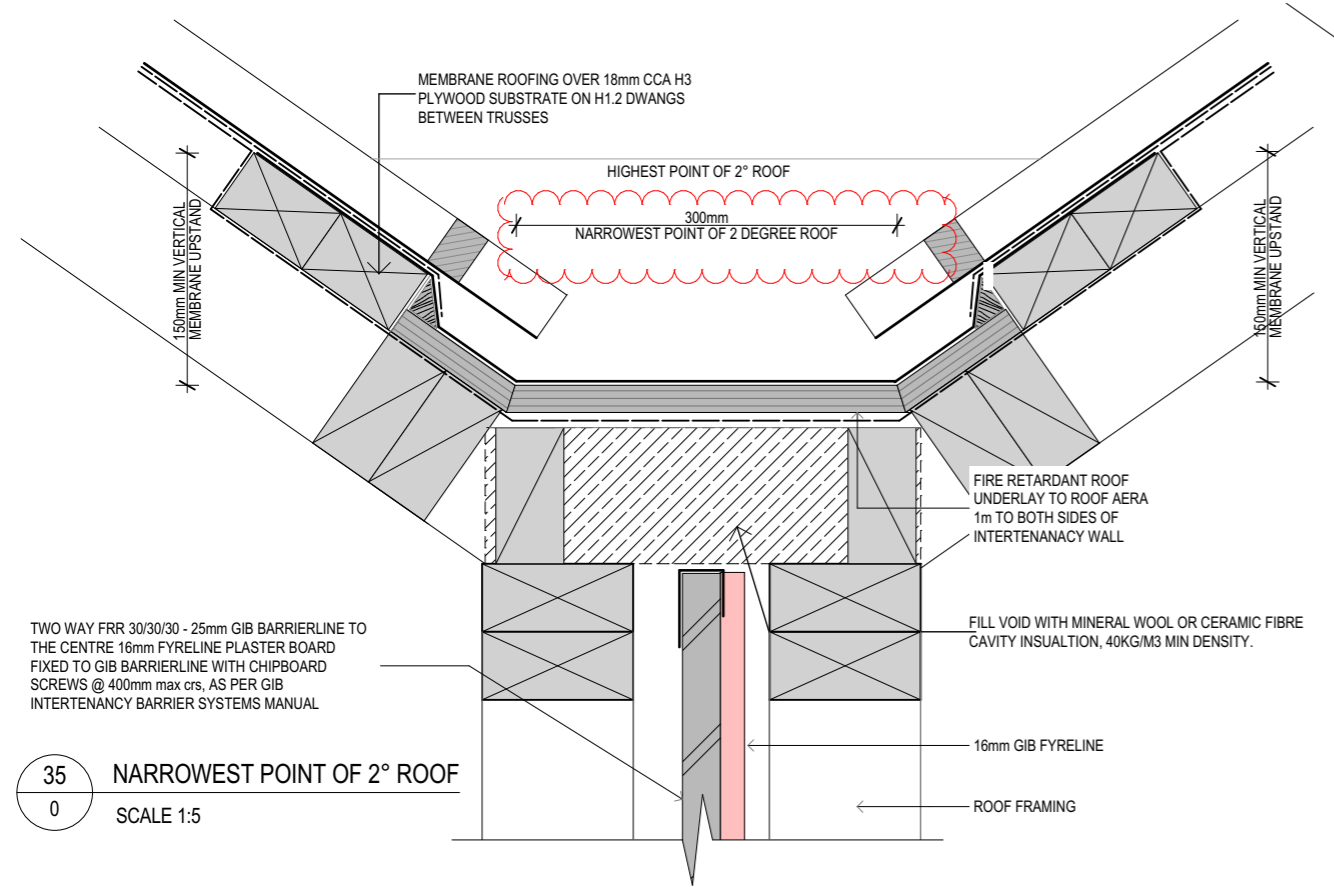
Drawing Name  
**Details.**

Drawing Sheet  
**A4.6**

Revision  
**D**

Revisions

A	27/04/2023	Issue for BC
B	20/06/2023	Issue for BC - Update
C	10/07/2023	Issue for BC - RFI
D	22/08/2023	Issue for BC - RFI 2



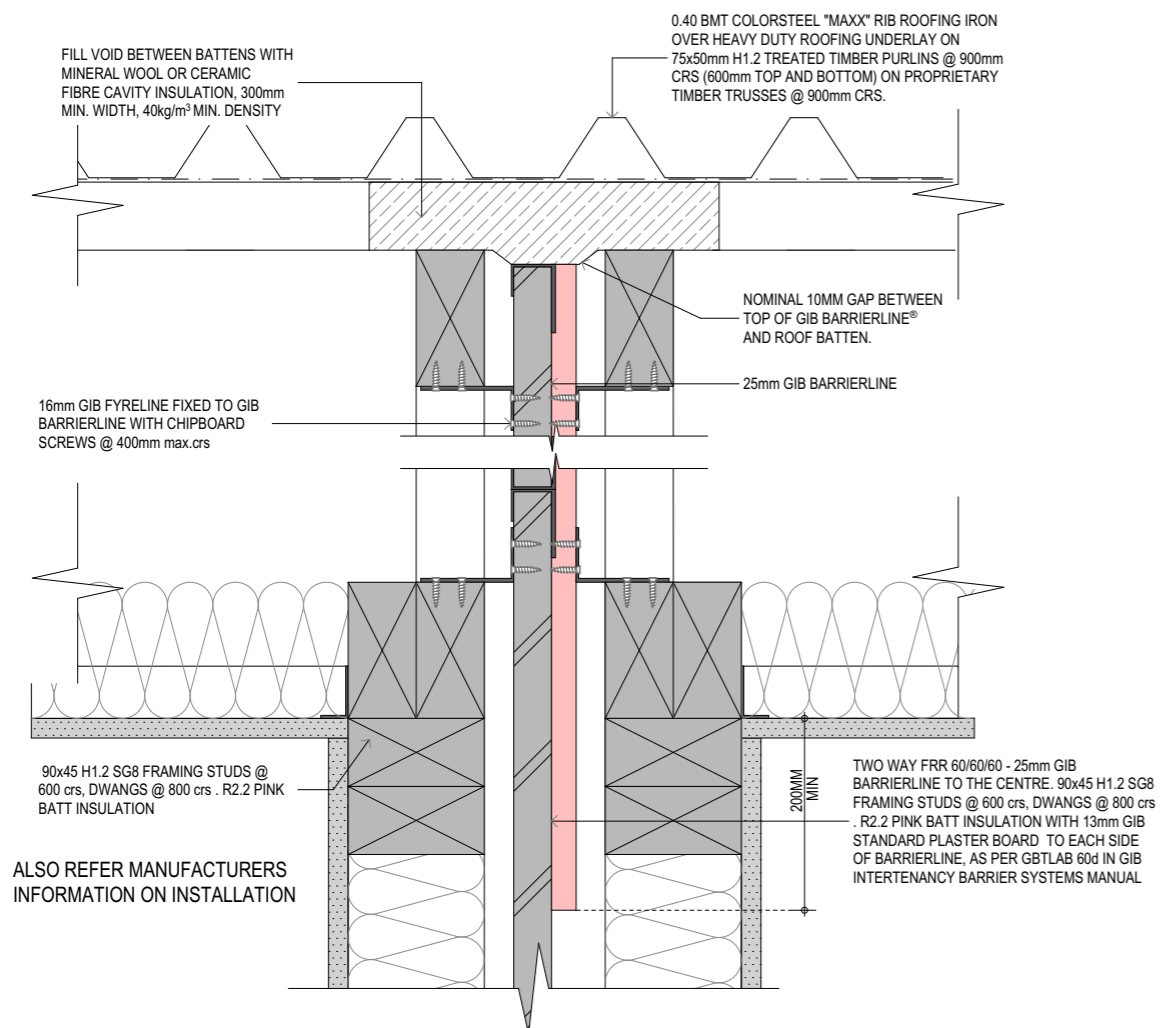
ALSO REFER MANUFACTURERS INFORMATION ON INSTALLATION

37 RAIN WATER HEAD DETAILS.

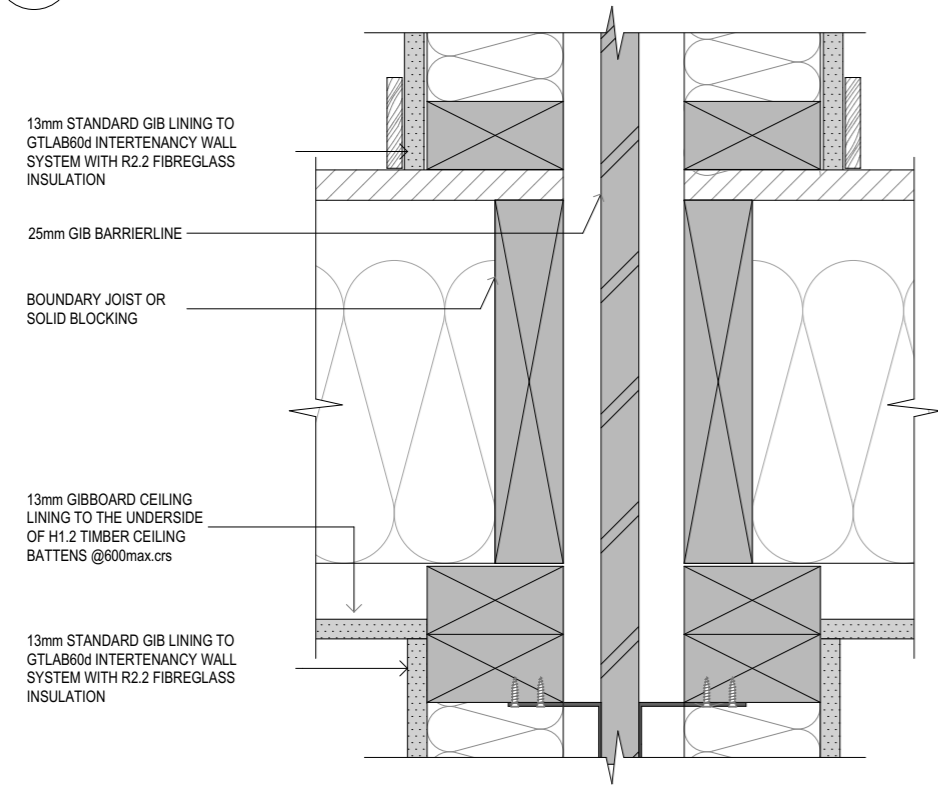
file	21.710
date	August 2023
scale	1:5 @ A3
drawn	CDP.

LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333

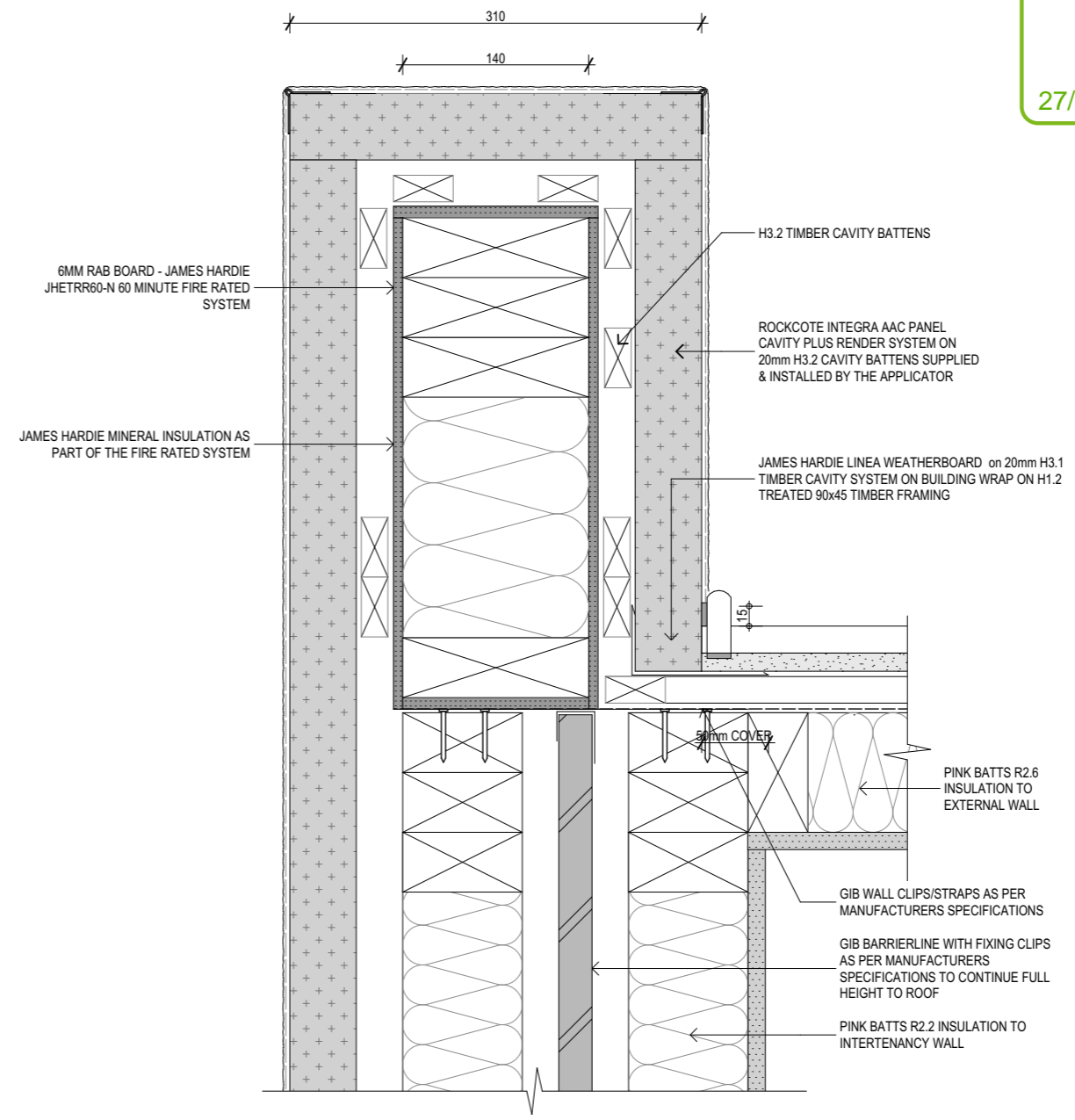
WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ



38 FIRE WALL - ROOF JUNCTION DETAIL.  
 SCALE 1:5



39 GBLAB60d FLOOR/INTERTENANCY BARRIER DETAIL.  
 SCALE 1:5



40 GBLAB60d INTERTENANCY WALL JUNCTION - ROCKCOTE  
 SCALE 1:5

Project  
 Multi Unit Development

Address  
 27 - 29 Bampton Street,  
 Burwood

Drawing Name  
 Details.

Drawing Sheet  
 A4.7

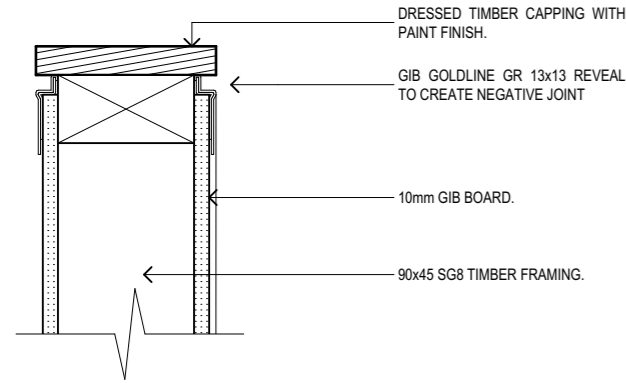
Revision  
 D

- Revisions
- A 27/04/2023 Issue for BC
  - B 20/06/2023 Issue for BC - Update
  - C 10/07/2023 Issue for BC - RFI
  - D 22/08/2023 Issue for BC - RFI 2

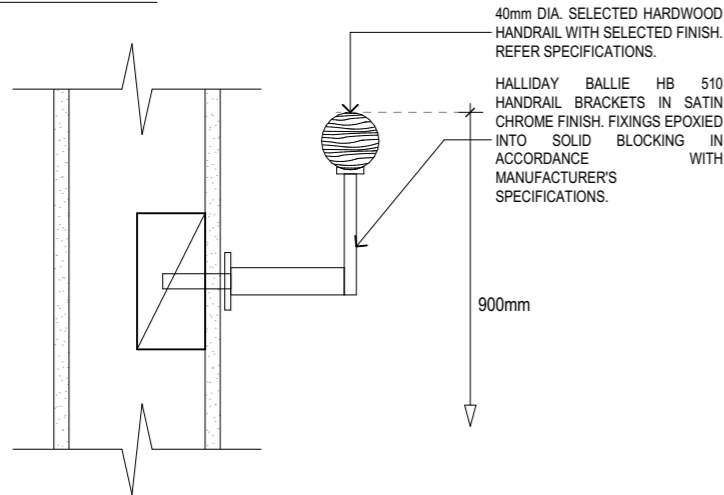
file	21.710
date	August 2023
scale	1:5 @ A3
drawn	CDP.

LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333

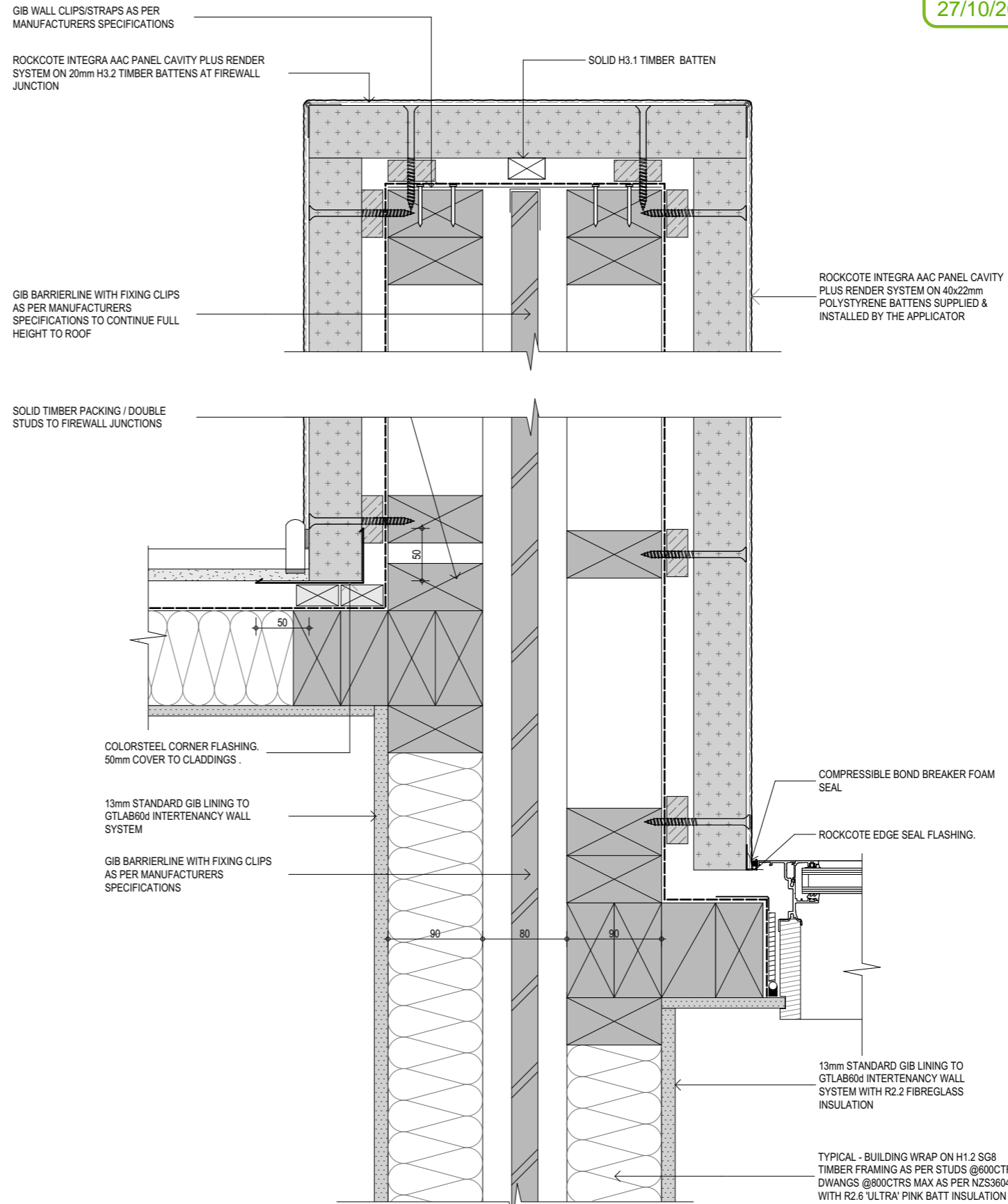
WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ



41 INTERNAL BALUSTRADE  
 SCALE 1:5



42 INTERNAL HANDRAIL  
 SCALE 1:5



43 FIRE RATED WING WALL JUNCTION  
 SCALE: 1:5@A3

Project  
**Multi Unit Development**  
 Address  
**27 - 29 Bampton Street, Burwood**

Drawing Name  
**Details.**

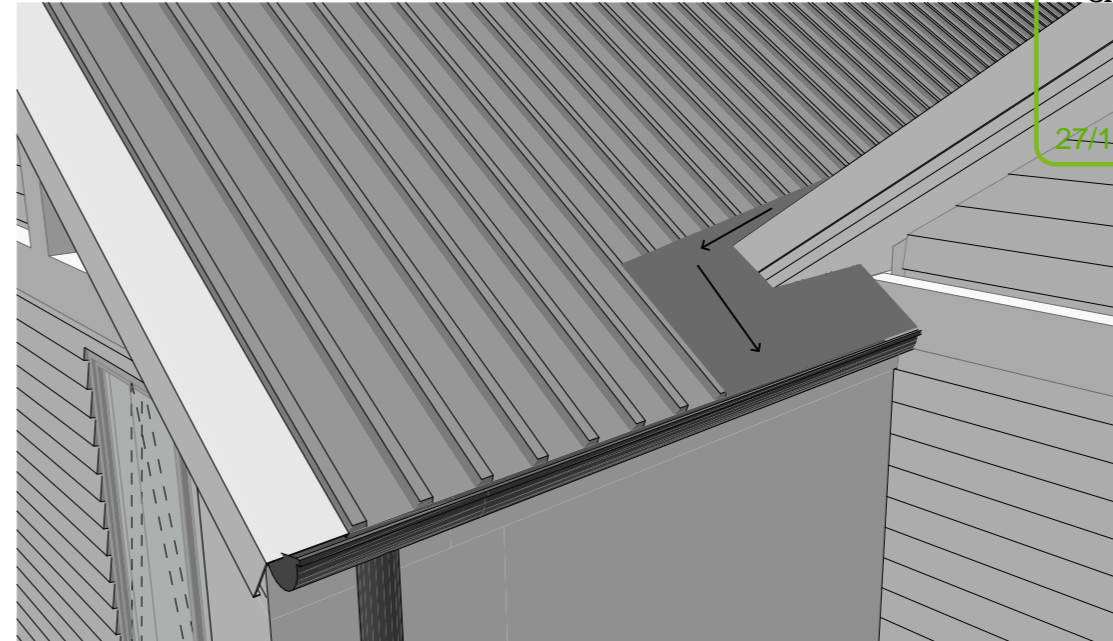
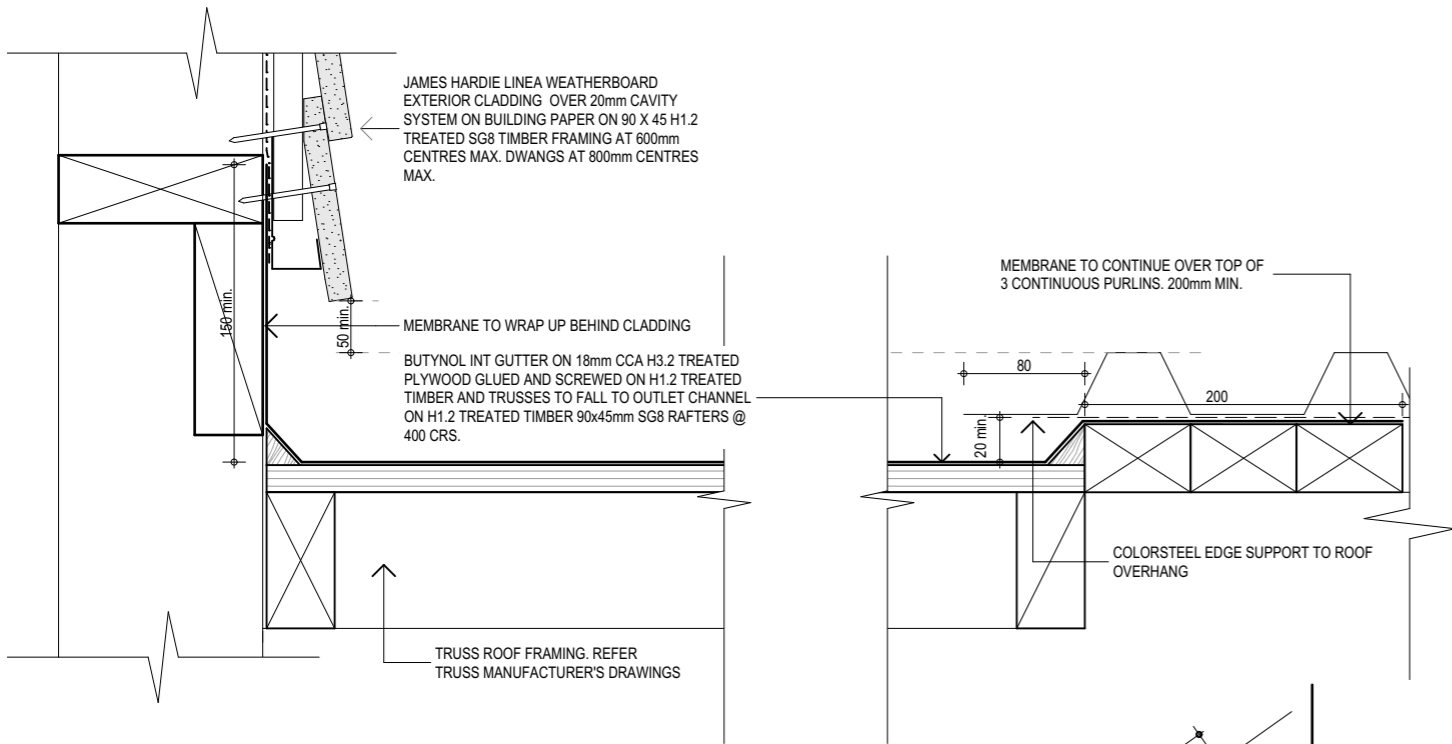
Drawing Sheet  
**A4.8**  
 Revision  
**D**

- Revisions
- A 27/04/2023 Issue for BC
  - B 20/06/2023 Issue for BC - Update
  - C 10/07/2023 Issue for BC - RFI
  - D 22/08/2023 Issue for BC - RFI 2

file	21.710
date	August 2023
scale	1:5 @ A3
drawn	CDP.

LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333

WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ



Project  
 Multi Unit Development

Address  
 27 - 29 Bampton Street, Burwood

Drawing Name

Details .

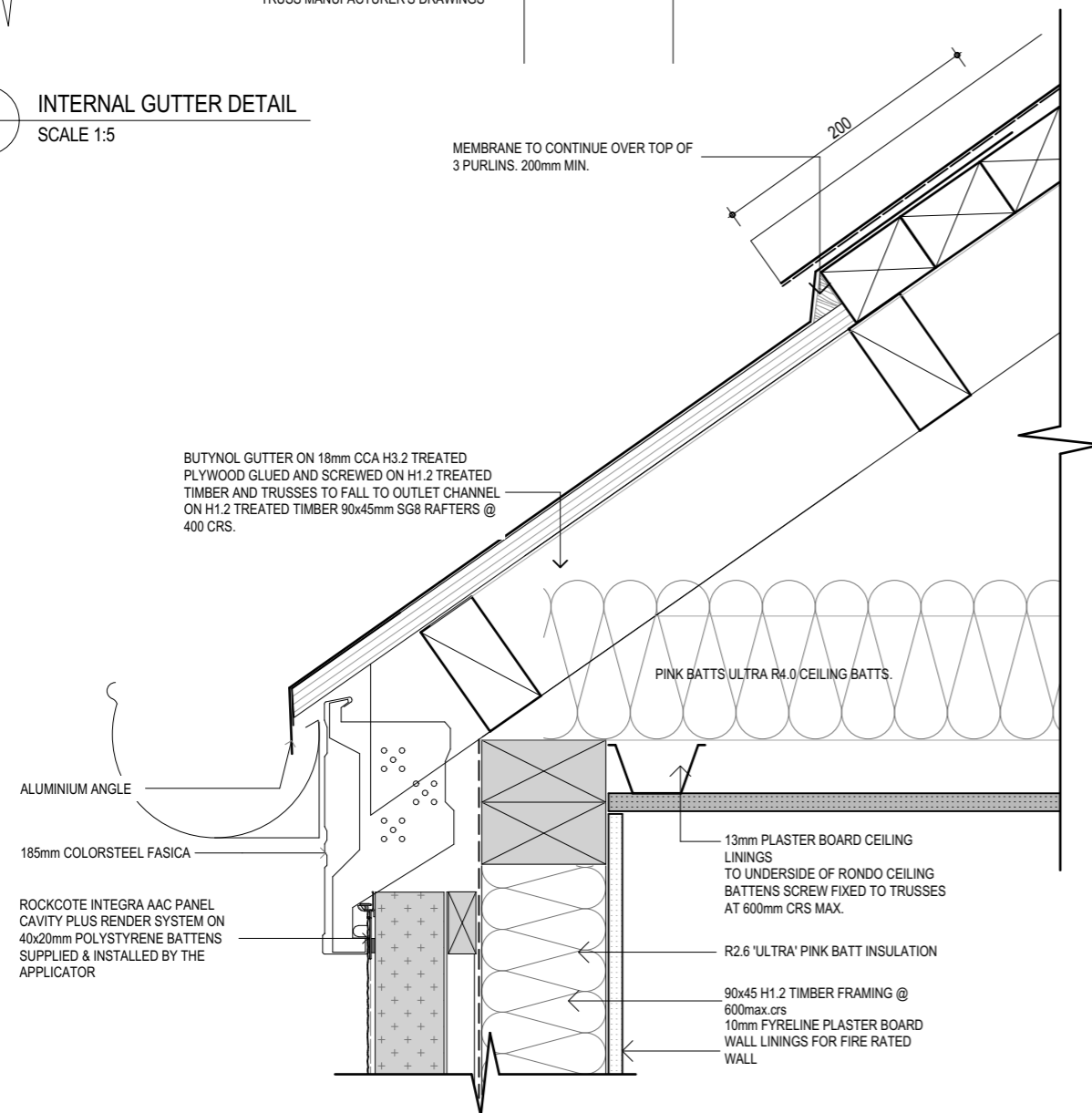
Drawing Sheet Revision

A4.9 D

Revisions

- A 27/04/2023 Issue for BC
- B 20/06/2023 Issue for BC - Update
- C 10/07/2023 Issue for BC - RFI
- D 22/08/2023 Issue for BC - RFI 2

63 INTERNAL GUTTER DETAIL  
 SCALE 1:5



file 21.710  
 date August 2023  
 scale 1:5 @ A3  
 drawn CDP.

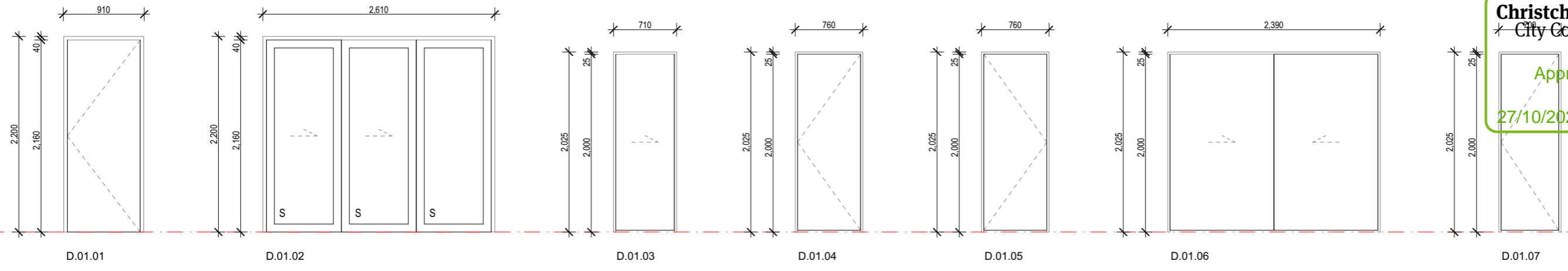
LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333

WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ

FIGURE & GROUND

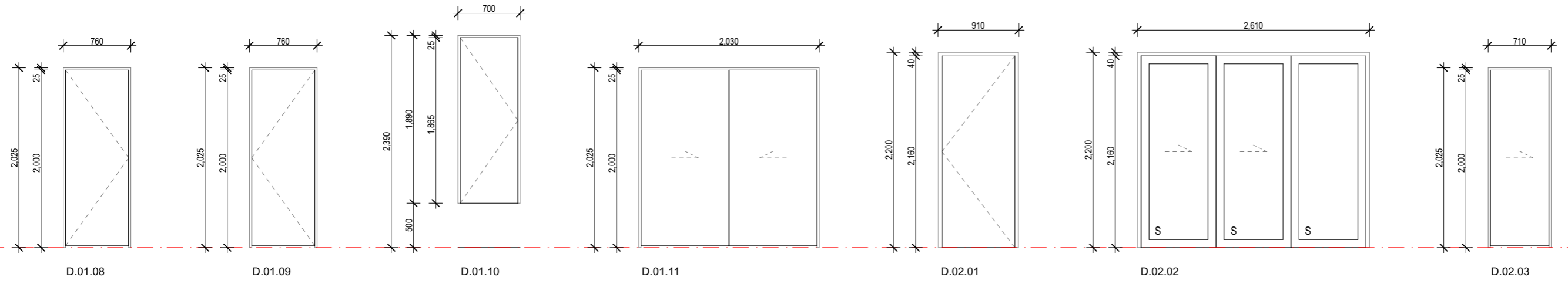
64 MEMBRANE ROOF/GUTTER DETAIL  
 SCALE 1:5

THIS DRAWING IS COPYRIGHT PROTECTED FOR THE CITY OF CHRISTCHURCH. REPRODUCTION OR DISTRIBUTION IS FORBIDDEN WITHOUT THE EXPRESS PERMISSION OF FIGURE & GROUND. ALL MEASUREMENTS TO BE CONFIRMED ON-SITE BEFORE COMMENCING ANY CONSTRUCTION.



Project: Multi Unit Development  
 Address: 27 - 29 Bampton Street, Burwood

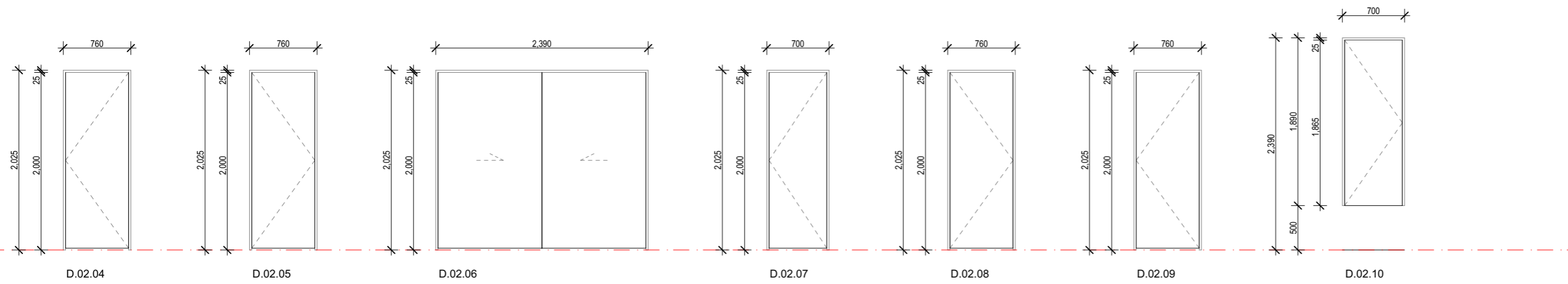
Drawing Name: Door Schedule.



Drawing Sheet: A5.1  
 Revision: D

Revisions

A	27/04/2023	Issue for BC
B	20/06/2023	Issue for BC - Update
C	10/07/2023	Issue for BC - RFI
D	22/08/2023	Issue for BC - RFI 2



file	21.710
date	August 2023
scale	1:50 @ A3
drawn	CDP.

LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL +64 (3) 352 4333

**KEY / NOTES:**

HEIGHT DIMENSIONS ARE FROM RELATIVE FFL'S.  
 OVERALL DIMENSIONS ARE THE STRUCTURAL OPENINGS. THE JOINERY MANUFACTURER IS TO MEASURE ON SITE PRIOR TO FABRICATION AND ALLOW ADEQUATE SPACINGS AROUND TO FIT PACKERS AND AIR SEAL AS INDICATED ON THE JOINERY DETAILS.  
 ALL DIMENSIONS INCLUDING DOOR AND SASH DIMENSIONS ARE INDICATIVE ONLY.  
 DOOR HARDWARE INDICATIVE ONLY. CLIENT TO CONFIRM.  
 ALL GLASS IN BATHROOMS AND ENSUITES TO BE LAMINATED SAFETY GLASS TO COMPLY WITH NZBC.  
 ALL GLAZED FULL HEIGHT DOORS OR WINDOWS WITHOUT VISION BARS OR SILL HEIGHTS LESS THAN 500mm AFFL TO BE SAFETY GLASS TO COMPLY WITH NZBC AND NZS 4223 PART 3.  
**ALL JOINERY DIVISIONS EQUAL UNLESS NOTED OTHERWISE.**

100mm RESTRICTOR STAYS TO ALL OPENABLE WINDOWS WHERE REQUIRED BY F4/AS1.  
 F = FIXED PANE.  
 AWNINGS SHOWN WITH DASHED ARROW POINTING TO HINGED EDGE.  
 CASEMENTS SHOWN WITH DASHED ARROW POINTING TO HINGED EDGE.  
 SLIDING PANELS SHOWN WITH ARROW INDICATING DIRECTION.  
 SLIDING INTERNAL DOORS TO BE 38/40mm THICK

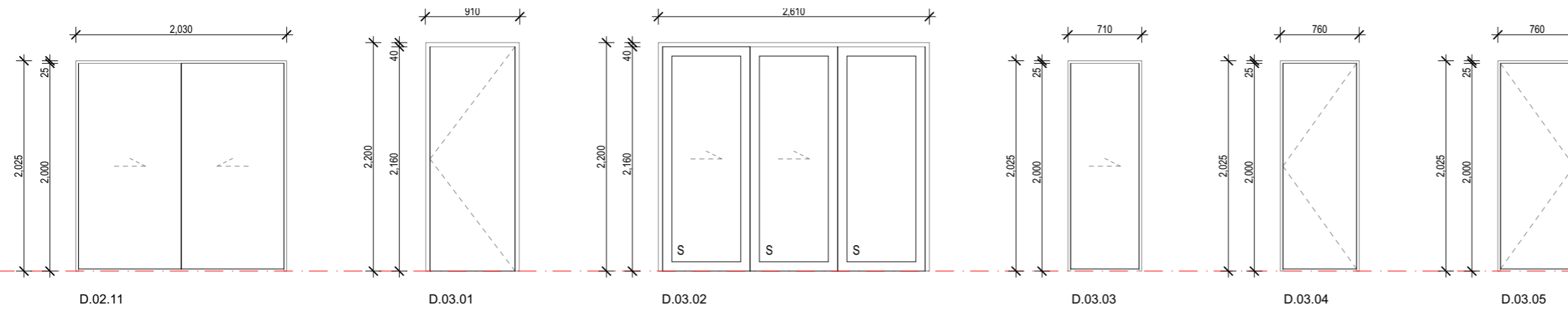
S: SAFETY GLASS TO COMPLY WITH NZBC.  
 OP: SELECTED OPAQUE PRIVACY GLASS.

**JOINERY:**

**DOOR / WINDOW SCHEDULE INDICATIVE AND FOR PRICING PURPOSES ONLY. CONTRACTORS TO CHECK DETAILS AND CHECK ON SITE FOR EXACT DOOR / WINDOW OPENING SIZES.**

**ALWAYS CHECK ON SITE PRIOR TO FABRICATION.**

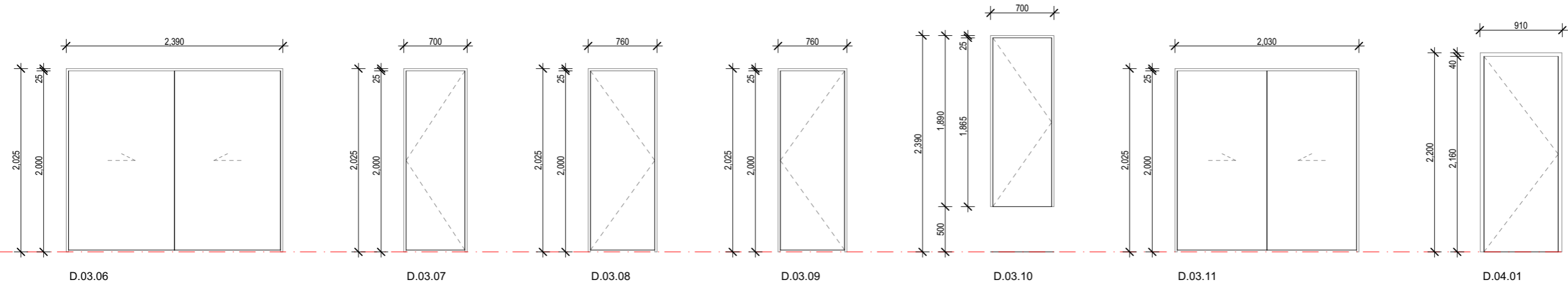
W.01.01 WINDOW - UNIT NUMBER - WINDOW NUMBER  
 D.01.01 DOOR - UNIT NUMBER - DOOR NUMBER



Project  
**Multi Unit Development**

Address  
**27 - 29 Bampton Street, Burwood**

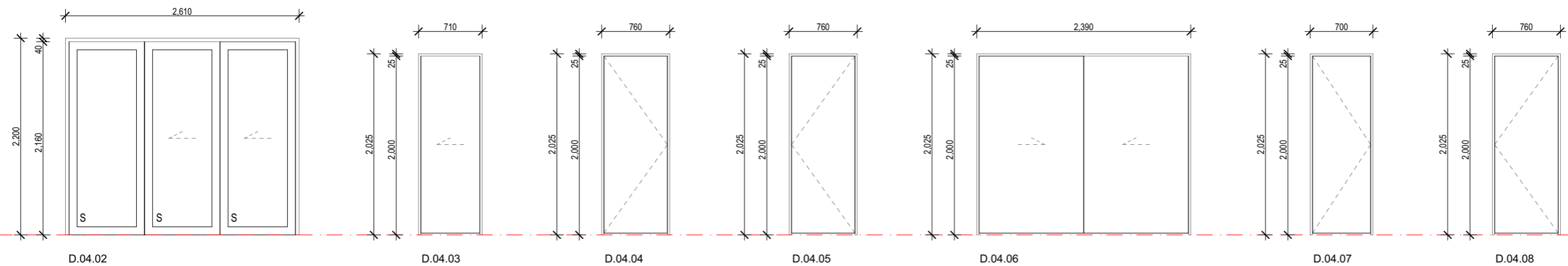
Drawing Name  
**Door Schedule.**



Drawing Sheet  
**A5.2**

Revision  
**D**

- Revisions
- A 27/04/2023 Issue for BC
  - B 20/06/2023 Issue for BC - Update
  - C 10/07/2023 Issue for BC - RFI
  - D 22/08/2023 Issue for BC - RFI 2



file 21.710

date August 2023

scale 1:50 @ A3

drawn CDP.

**KEY / NOTES:**

HEIGHT DIMENSIONS ARE FROM RELATIVE FFL'S.  
 OVERALL DIMENSIONS ARE THE STRUCTURAL OPENINGS. THE JOINERY MANUFACTURER IS TO MEASURE ON SITE PRIOR TO FABRICATION AND ALLOW ADEQUATE SPACINGS AROUND TO FIT PACKERS AND AIR SEAL AS INDICATED ON THE JOINERY DETAILS.  
 ALL DIMENSIONS INCLUDING DOOR AND SASH DIMENSIONS ARE INDICATIVE ONLY.  
 DOOR HARDWARE INDICATIVE ONLY. CLIENT TO CONFIRM.  
 ALL GLASS IN BATHROOMS AND ENSUITES TO BE LAMINATED SAFETY GLASS TO COMPLY WITH NZBC.  
 ALL GLAZED FULL HEIGHT DOORS OR WINDOWS WITHOUT VISION BARS OR SILL HEIGHTS LESS THAN 500mm AFFL TO BE SAFETY GLASS TO COMPLY WITH NZBC AND NZS 4223 PART 3.  
**ALL JOINERY DIVISIONS EQUAL UNLESS NOTED OTHERWISE.**

100mm RESTRICTOR STAYS TO ALL OPENABLE WINDOWS WHERE REQUIRED BY F4/AS1.  
 F = FIXED PANE.  
 AWNINGS SHOWN WITH DASHED ARROW POINTING TO HINGED EDGE.  
 CASEMENTS SHOWN WITH DASHED ARROW POINTING TO HINGED EDGE.  
 SLIDING PANELS SHOWN WITH ARROW INDICATING DIRECTION.  
 SLIDING INTERNAL DOORS TO BE 38/40mm THICK

S: SAFETY GLASS TO COMPLY WITH NZBC.  
 OP: SELECTED OPAQUE PRIVACY GLASS.

**JOINERY:**

**DOOR / WINDOW SCHEDULE INDICATIVE AND FOR PRICING PURPOSES ONLY. CONTRACTORS TO CHECK DETAILS AND CHECK ON SITE FOR EXACT DOOR / WINDOW OPENING SIZES.**

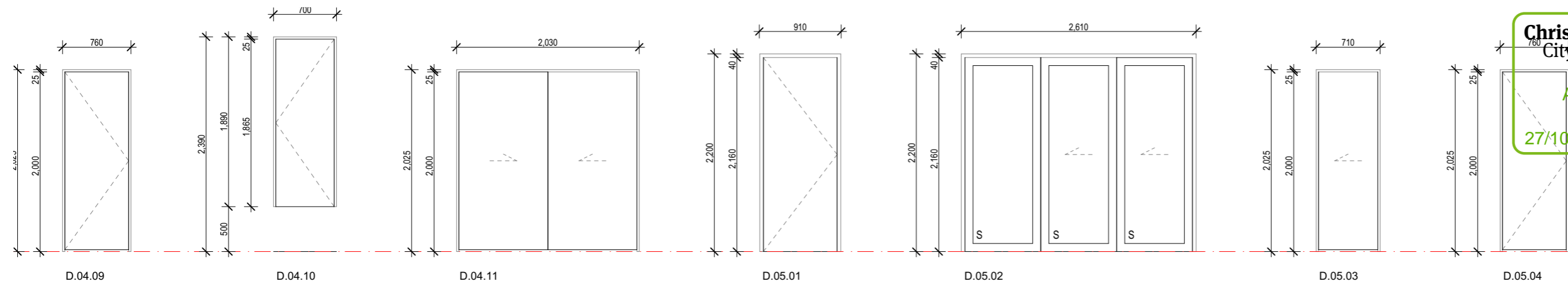
**ALWAYS CHECK ON SITE PRIOR TO FABRICATION.**

W.01.01 WINDOW - UNIT NUMBER - WINDOW NUMBER

D.01.01 DOOR - UNIT NUMBER - DOOR NUMBER

LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333

WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ



Project  
**Multi Unit Development**

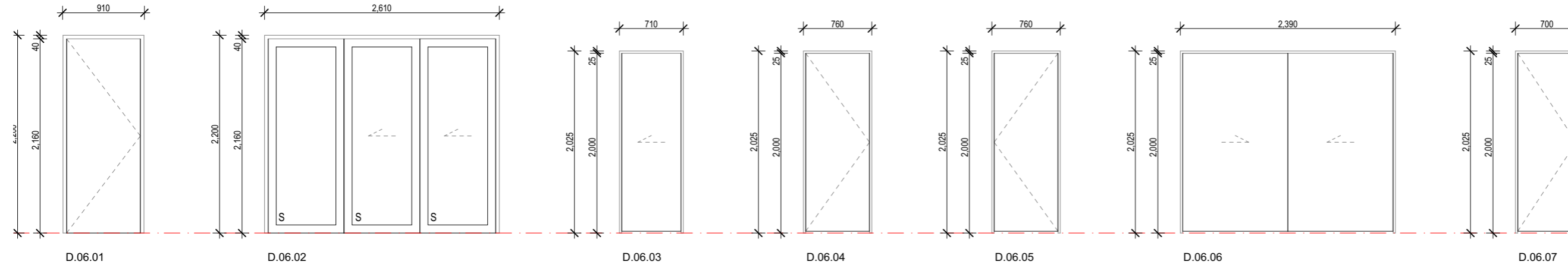
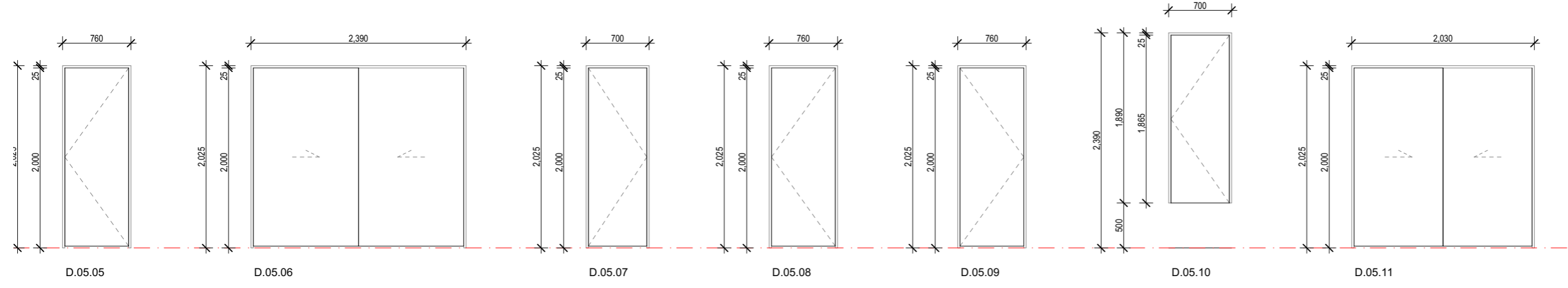
Address  
**27 - 29 Bampton Street, Burwood**

Drawing Name  
**Door Schedule.**

Drawing Sheet  
**A5.3**

Revision  
**D**

- Revisions
- A 27/04/2023 Issue for BC
  - B 20/06/2023 Issue for BC - Update
  - C 10/07/2023 Issue for BC - RFI
  - D 22/08/2023 Issue for BC - RFI 2



**KEY / NOTES:**

HEIGHT DIMENSIONS ARE FROM RELATIVE FFL'S.  
 OVERALL DIMENSIONS ARE THE STRUCTURAL OPENINGS. THE JOINERY MANUFACTURER IS TO MEASURE ON SITE PRIOR TO FABRICATION AND ALLOW ADEQUATE SPACINGS AROUND TO FIT PACKERS AND AIR SEAL AS INDICATED ON THE JOINERY DETAILS.  
 ALL DIMENSIONS INCLUDING DOOR AND SASH DIMENSIONS ARE INDICATIVE ONLY.  
 DOOR HARDWARE INDICATIVE ONLY. CLIENT TO CONFIRM.  
 ALL GLASS IN BATHROOMS AND ENSUITES TO BE LAMINATED SAFETY GLASS TO COMPLY WITH NZBC.  
 ALL GLAZED FULL HEIGHT DOORS OR WINDOWS WITHOUT VISION BARS OR SILL HEIGHTS LESS THAN 500mm AFFL TO BE SAFETY GLASS TO COMPLY WITH NZBC AND NZS 4223 PART 3.  
**ALL JOINERY DIVISIONS EQUAL UNLESS NOTED OTHERWISE.**

100mm RESTRICTOR STAYS TO ALL OPENABLE WINDOWS WHERE REQUIRED BY F4/AS1.  
 F = FIXED PANE.  
 AWNINGS SHOWN WITH DASHED ARROW POINTING TO HINGED EDGE.  
 CASEMENTS SHOWN WITH DASHED ARROW POINTING TO HINGED EDGE.  
 SLIDING PANELS SHOWN WITH ARROW INDICATING DIRECTION.  
 SLIDING INTERNAL DOORS TO BE 38/40mm THICK

S: SAFETY GLASS TO COMPLY WITH NZBC.  
 OP: SELECTED OPAQUE PRIVACY GLASS.

**JOINERY:**

**DOOR / WINDOW SCHEDULE INDICATIVE AND FOR PRICING PURPOSES ONLY. CONTRACTORS TO CHECK DETAILS AND CHECK ON SITE FOR EXACT DOOR / WINDOW OPENING SIZES.**

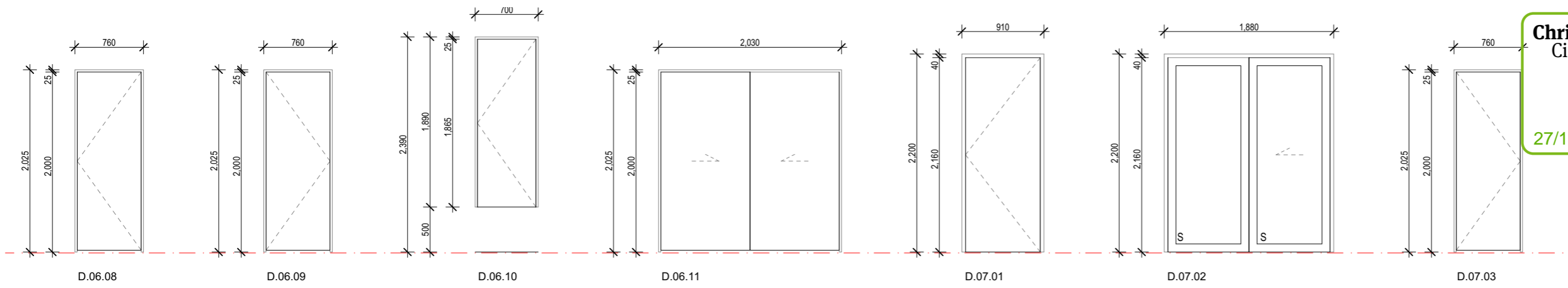
**ALWAYS CHECK ON SITE PRIOR TO FABRICATION.**

W.01.01 WINDOW - UNIT NUMBER - WINDOW NUMBER  
 D.01.01 DOOR - UNIT NUMBER - DOOR NUMBER

file	21.710
date	August 2023
scale	1:50 @ A3
drawn	CDP.

LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333

WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ

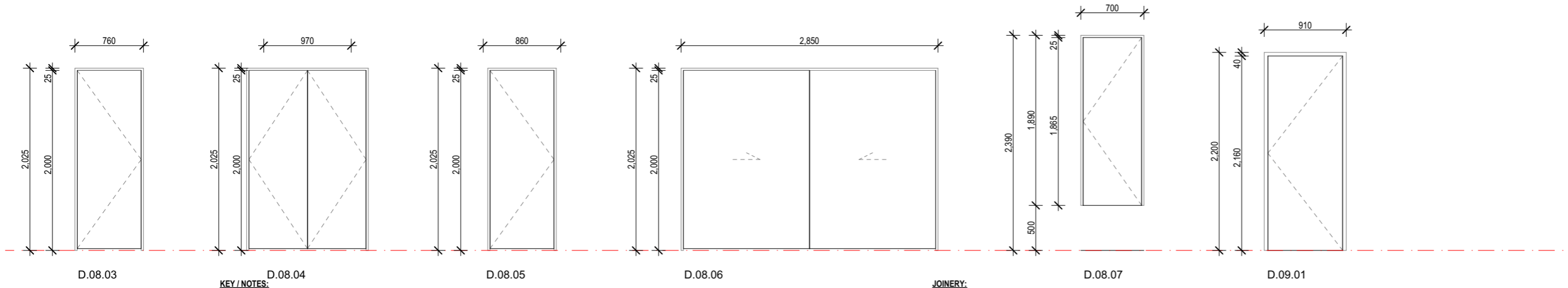
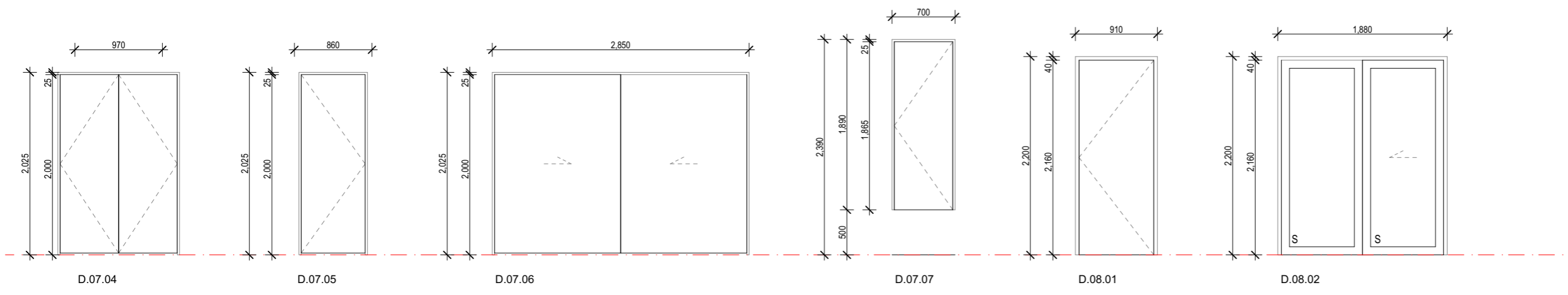


Project  
 Multi Unit Development  
 Address  
 27 - 29 Bampton Street, Burwood

Drawing Name  
 Door Schedule.

Drawing Sheet  
 Revision  
**A5.4** **D**

- Revisions
- A 27/04/2023 Issue for BC
  - B 20/06/2023 Issue for BC - Update
  - C 10/07/2023 Issue for BC - RFI
  - D 22/08/2023 Issue for BC - RFI 2



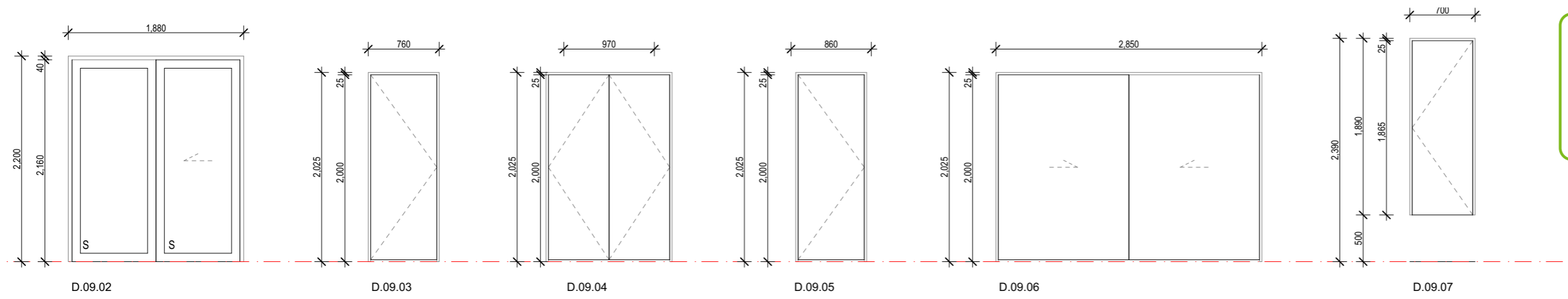
**KEY / NOTES:**  
 HEIGHT DIMENSIONS ARE FROM RELATIVE FFL'S.  
 OVERALL DIMENSIONS ARE THE STRUCTURAL OPENINGS. THE JOINERY MANUFACTURER IS TO MEASURE ON SITE PRIOR TO FABRICATION AND ALLOW ADEQUATE SPACINGS AROUND TO FIT PACKERS AND AIR SEAL AS INDICATED ON THE JOINERY DETAILS.  
 ALL DIMENSIONS INCLUDING DOOR AND SASH DIMENSIONS ARE INDICATIVE ONLY.  
 DOOR HARDWARE INDICATIVE ONLY. CLIENT TO CONFIRM.  
 ALL GLASS IN BATHROOMS AND ENSUITES TO BE LAMINATED SAFETY GLASS TO COMPLY WITH NZBC.  
 ALL GLAZED FULL HEIGHT DOORS OR WINDOWS WITHOUT VISION BARS OR SILL HEIGHTS LESS THAN 500mm AFFL TO BE SAFETY GLASS TO COMPLY WITH NZBC AND NZS 4223 PART 3.  
**ALL JOINERY DIVISIONS EQUAL UNLESS NOTED OTHERWISE.**

100mm RESTRICTOR STAYS TO ALL OPENABLE WINDOWS WHERE REQUIRED BY F4/AS1.  
 F = FIXED PANE.  
 AWNINGS SHOWN WITH DASHED ARROW POINTING TO HINGED EDGE.  
 CASEMENTS SHOWN WITH DASHED ARROW POINTING TO HINGED EDGE.  
 SLIDING PANELS SHOWN WITH ARROW INDICATING DIRECTION.  
 SLIDING INTERNAL DOORS TO BE 38/40mm THICK  
 S: SAFETY GLASS TO COMPLY WITH NZBC.  
 OP: SELECTED OPAQUE PRIVACY GLASS.

**JOINERY:**  
**DOOR / WINDOW SCHEDULE INDICATIVE AND FOR PRICING PURPOSES ONLY. CONTRACTORS TO CHECK DETAILS AND CHECK ON SITE FOR EXACT DOOR / WINDOW OPENING SIZES.**  
**ALWAYS CHECK ON SITE PRIOR TO FABRICATION.**  
 W.01.01 WINDOW - UNIT NUMBER - WINDOW NUMBER  
 D.01.01 DOOR - UNIT NUMBER - DOOR NUMBER

file	21.710
date	August 2023
scale	1:50 @ A3
drawn	CDP.

LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333  
 WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ

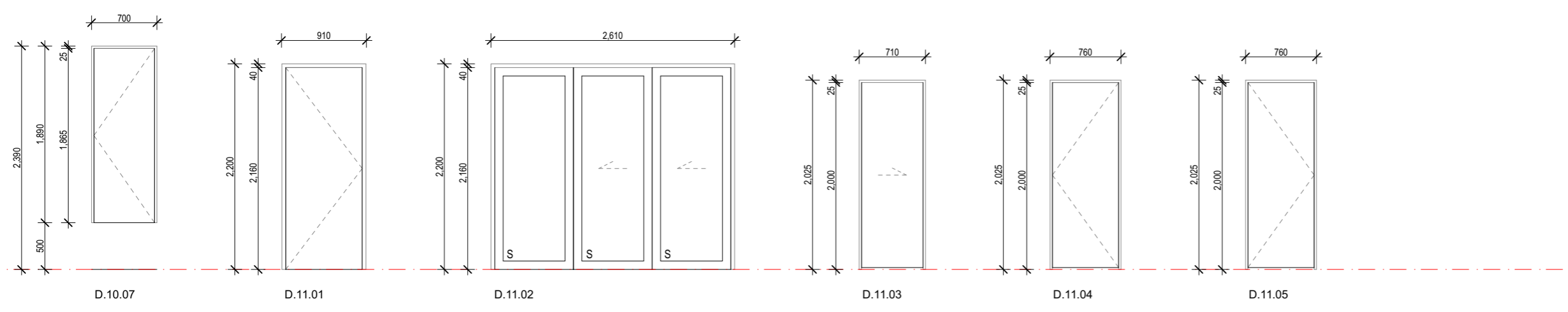
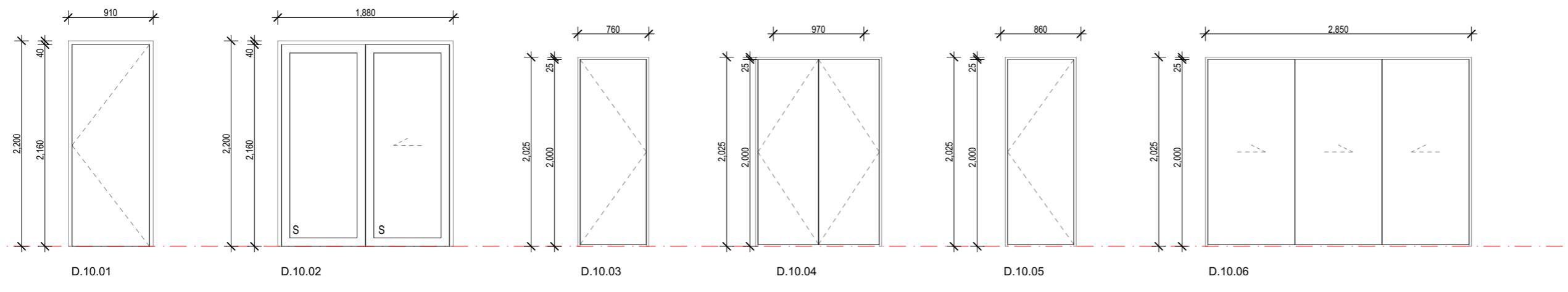


Project  
 Multi Unit Development  
 Address  
 27 - 29 Bampton Street, Burwood

Drawing Name  
 Door Schedule.

Drawing Sheet  
 A5.5  
 Revision  
 D

- Revisions
- A 27/04/2023 Issue for BC
  - B 20/06/2023 Issue for BC - Update
  - C 10/07/2023 Issue for BC - RFI
  - D 22/08/2023 Issue for BC - RFI 2



file	21.710
date	August 2023
scale	1:50 @ A3
drawn	CDP.

LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333

WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ

FIGURE & GROUND

**KEY / NOTES:**

HEIGHT DIMENSIONS ARE FROM RELATIVE FFL'S.  
 OVERALL DIMENSIONS ARE THE STRUCTURAL OPENINGS. THE JOINERY MANUFACTURER IS TO MEASURE ON SITE PRIOR TO FABRICATION AND ALLOW ADEQUATE SPACINGS AROUND TO FIT PACKERS AND AIR SEAL AS INDICATED ON THE JOINERY DETAILS.  
 ALL DIMENSIONS INCLUDING DOOR AND SASH DIMENSIONS ARE INDICATIVE ONLY.  
 DOOR HARDWARE INDICATIVE ONLY. CLIENT TO CONFIRM.  
 ALL GLASS IN BATHROOMS AND ENSUITES TO BE LAMINATED SAFETY GLASS TO COMPLY WITH NZBC.  
 ALL GLAZED FULL HEIGHT DOORS OR WINDOWS WITHOUT VISION BARS OR SILL HEIGHTS LESS THAN 500mm AFFL TO BE SAFETY GLASS TO COMPLY WITH NZBC AND NZS 4223 PART 3.  
**ALL JOINERY DIVISIONS EQUAL UNLESS NOTED OTHERWISE.**

100mm RESTRICTOR STAYS TO ALL OPENABLE WINDOWS WHERE REQUIRED BY F4/AS1.  
 F = FIXED PANE.  
 AWNINGS SHOWN WITH DASHED ARROW POINTING TO HINGED EDGE.  
 CASEMENTS SHOWN WITH DASHED ARROW POINTING TO HINGED EDGE.  
 SLIDING PANELS SHOWN WITH ARROW INDICATING DIRECTION.  
 SLIDING INTERNAL DOORS TO BE 38/40mm THICK

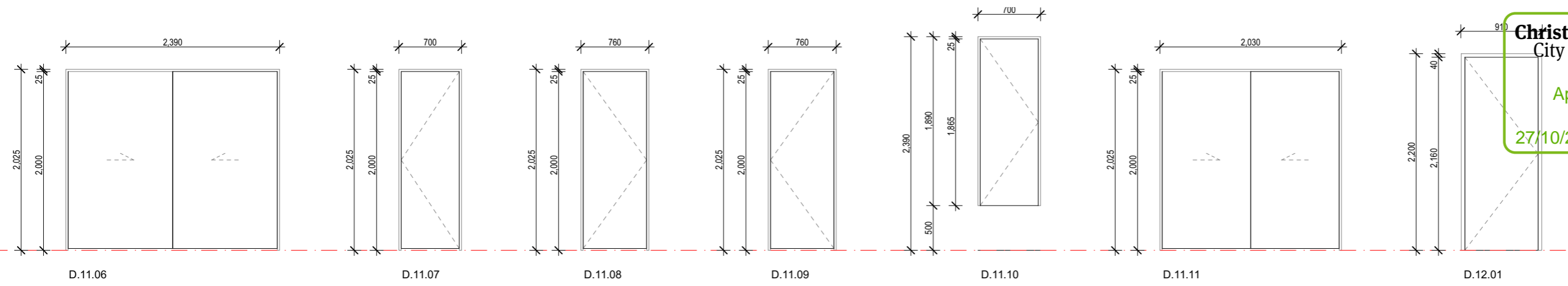
S: SAFETY GLASS TO COMPLY WITH NZBC.  
 OP: SELECTED OPAQUE PRIVACY GLASS.

**JOINERY:**

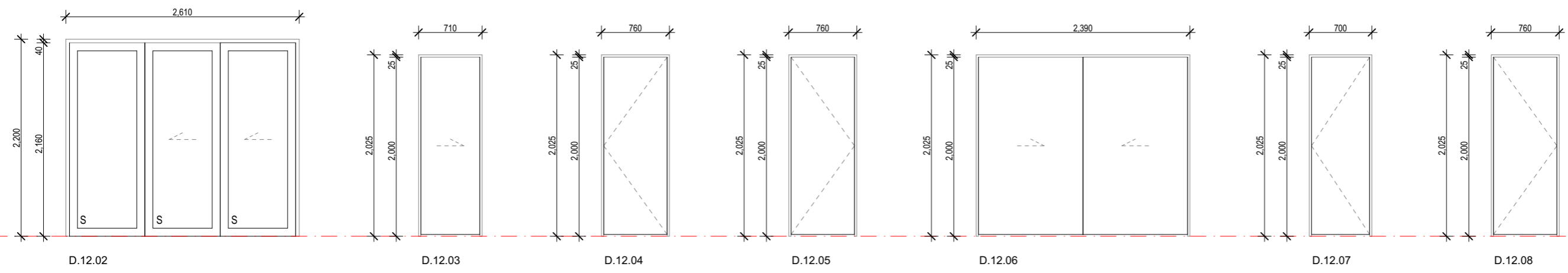
DOOR / WINDOW SCHEDULE INDICATIVE AND FOR PRICING PURPOSES ONLY. CONTRACTORS TO CHECK DETAILS AND CHECK ON SITE FOR EXACT DOOR / WINDOW OPENING SIZES.

ALWAYS CHECK ON SITE PRIOR TO FABRICATION.

- W.01.01 WINDOW - UNIT NUMBER - WINDOW NUMBER
- D.01.01 DOOR - UNIT NUMBER - DOOR NUMBER



Project  
 Multi Unit Development  
 Address  
 27 - 29 Bampton Street, Burwood



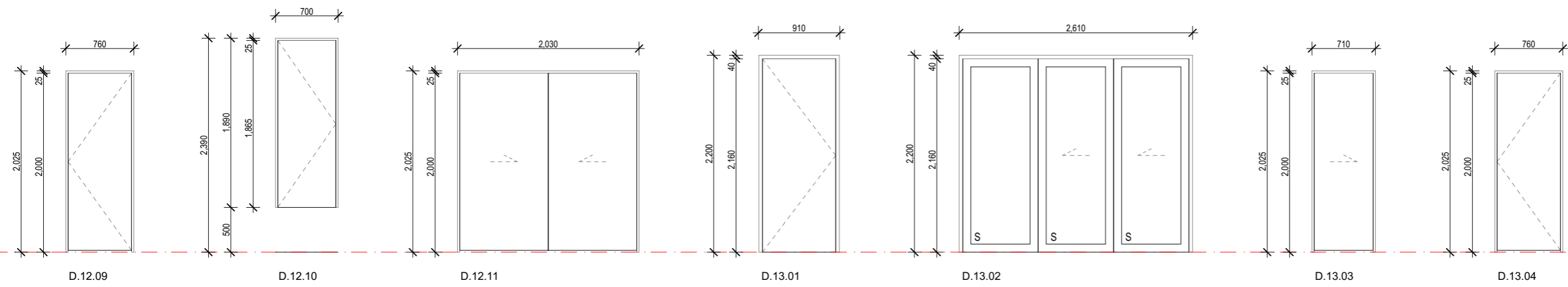
Drawing Name  
 Door Schedule.

Drawing Sheet  
 A5.6

Revision  
 D

Revisions

A	27/04/2023	Issue for BC
B	20/06/2023	Issue for BC - Update
C	10/07/2023	Issue for BC - RFI
D	22/08/2023	Issue for BC - RFI 2



file	21.710
date	August 2023
scale	1:50 @ A3
drawn	CDP.

**KEY / NOTES:**

HEIGHT DIMENSIONS ARE FROM RELATIVE FFL'S.  
 OVERALL DIMENSIONS ARE THE STRUCTURAL OPENINGS. THE JOINERY MANUFACTURER IS TO MEASURE ON SITE PRIOR TO FABRICATION AND ALLOW ADEQUATE SPACINGS AROUND TO FIT PACKERS AND AIR SEAL AS INDICATED ON THE JOINERY DETAILS.  
 ALL DIMENSIONS INCLUDING DOOR AND SASH DIMENSIONS ARE INDICATIVE ONLY.  
 DOOR HARDWARE INDICATIVE ONLY. CLIENT TO CONFIRM.  
 ALL GLASS IN BATHROOMS AND ENSUITES TO BE LAMINATED SAFETY GLASS TO COMPLY WITH NZBC.  
 ALL GLAZED FULL HEIGHT DOORS OR WINDOWS WITHOUT VISION BARS OR SILL HEIGHTS LESS THAN 500mm AFFL TO BE SAFETY GLASS TO COMPLY WITH NZBC AND NZS 4223 PART 3.  
**ALL JOINERY DIVISIONS EQUAL UNLESS NOTED OTHERWISE.**

100mm RESTRICTOR STAYS TO ALL OPENABLE WINDOWS WHERE REQUIRED BY F4/AS1.  
 F = FIXED PANE.  
 AWNINGS SHOWN WITH DASHED ARROW POINTING TO HINGED EDGE.  
 CASEMENTS SHOWN WITH DASHED ARROW POINTING TO HINGED EDGE.  
 SLIDING PANELS SHOWN WITH ARROW INDICATING DIRECTION.  
 SLIDING INTERNAL DOORS TO BE 38/40mm THICK

S: SAFETY GLASS TO COMPLY WITH NZBC.  
 OP: SELECTED OPAQUE PRIVACY GLASS.

**JOINERY:**

**DOOR / WINDOW SCHEDULE INDICATIVE AND FOR PRICING PURPOSES ONLY. CONTRACTORS TO CHECK DETAILS AND CHECK ON SITE FOR EXACT DOOR / WINDOW OPENING SIZES.**

**ALWAYS CHECK ON SITE PRIOR TO FABRICATION.**

- W.01.01 WINDOW - UNIT NUMBER - WINDOW NUMBER
- D.01.01 DOOR - UNIT NUMBER - DOOR NUMBER

LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333

WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ

Project  
**Multi Unit Development**  
 Address  
**27 - 29 Bampton Street, Burwood**

Drawing Name  
**Door Schedule.**

Drawing Sheet  
**A5.7**  
 Revision  
**D**

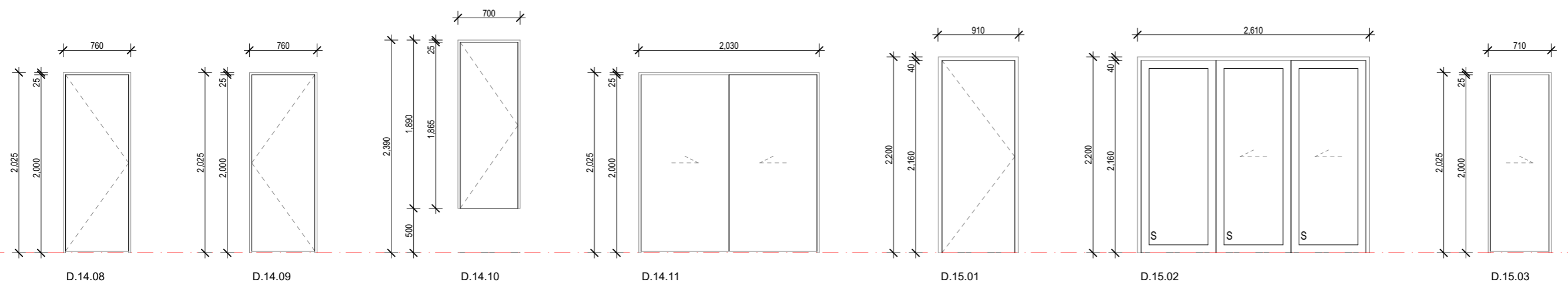
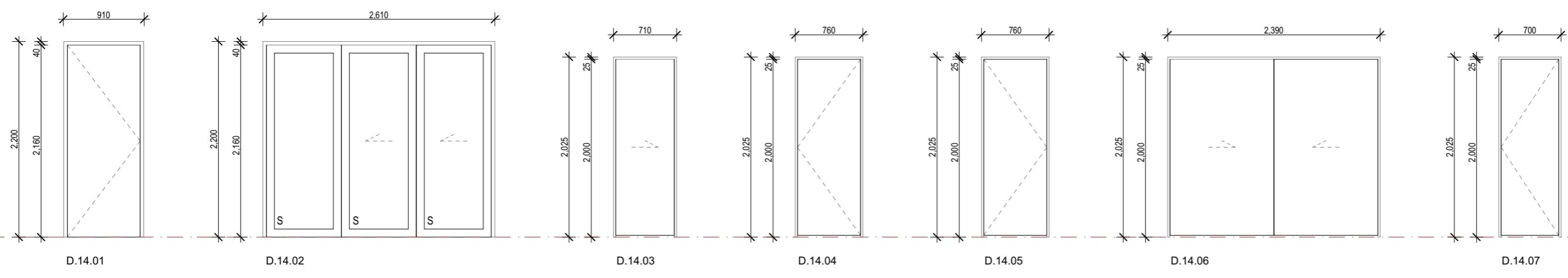
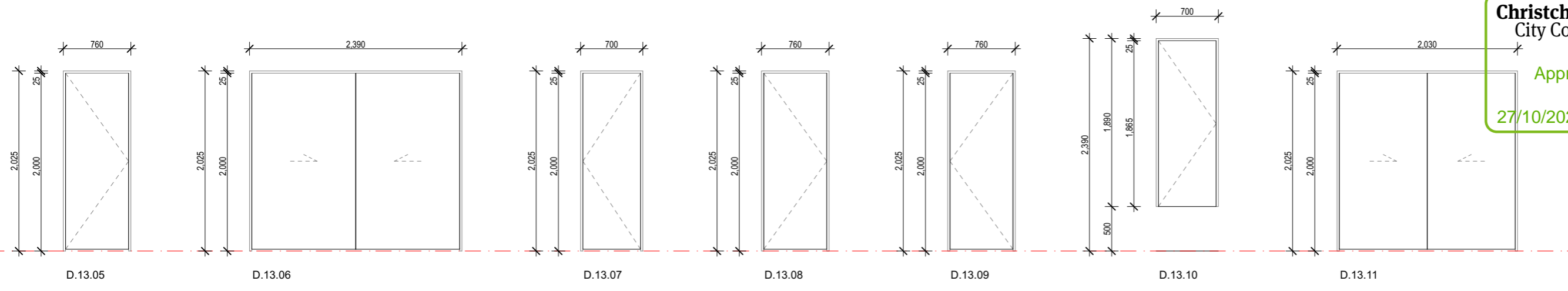
- Revisions
- A 27/04/2023 Issue for BC
  - B 20/06/2023 Issue for BC - Update
  - C 10/07/2023 Issue for BC - RFI
  - D 22/08/2023 Issue for BC - RFI 2

file	21.710
date	August 2023
scale	1:50 @ A3
drawn	CDP.

LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333

WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ

**FIGURE & GROUND**



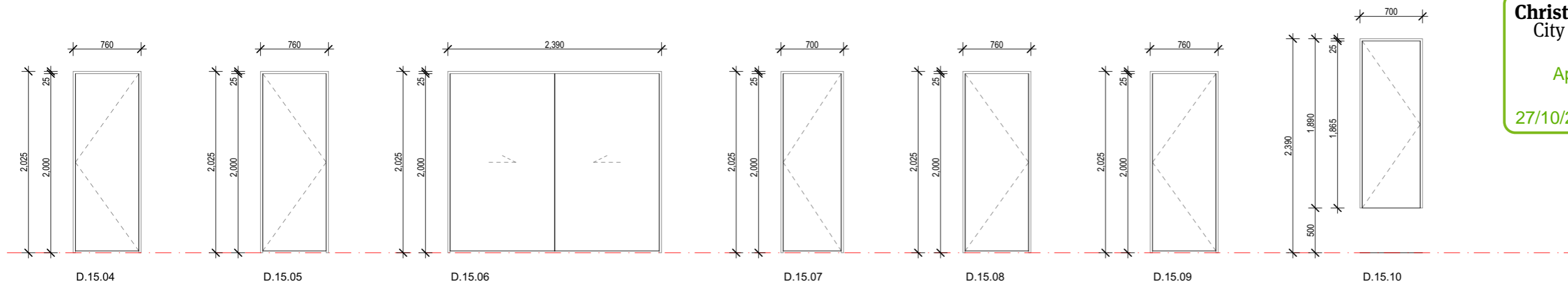
**KEY / NOTES:**

HEIGHT DIMENSIONS ARE FROM RELATIVE FFL'S.  
 OVERALL DIMENSIONS ARE THE STRUCTURAL OPENINGS. THE JOINERY MANUFACTURER IS TO MEASURE ON SITE PRIOR TO FABRICATION AND ALLOW ADEQUATE SPACINGS AROUND TO FIT PACKERS AND AIR SEAL AS INDICATED ON THE JOINERY DETAILS.  
 ALL DIMENSIONS INCLUDING DOOR AND SASH DIMENSIONS ARE INDICATIVE ONLY.  
 DOOR HARDWARE INDICATIVE ONLY. CLIENT TO CONFIRM.  
 ALL GLASS IN BATHROOMS AND ENSUITES TO BE LAMINATED SAFETY GLASS TO COMPLY WITH NZBC.  
 ALL GLAZED FULL HEIGHT DOORS OR WINDOWS WITHOUT VISION BARS OR SILL HEIGHTS LESS THAN 500mm AFFL TO BE SAFETY GLASS TO COMPLY WITH NZBC AND NZS 4223 PART 3.  
**ALL JOINERY DIVISIONS EQUAL UNLESS NOTED OTHERWISE.**

100mm RESTRICTOR STAYS TO ALL OPENABLE WINDOWS WHERE REQUIRED BY F4/AS1.  
 F = FIXED PANE.  
 AWNINGS SHOWN WITH DASHED ARROW POINTING TO HINGED EDGE.  
 CASEMENTS SHOWN WITH DASHED ARROW POINTING TO HINGED EDGE.  
 SLIDING PANELS SHOWN WITH ARROW INDICATING DIRECTION.  
 SLIDING INTERNAL DOORS TO BE 38/40mm THICK  
 S: SAFETY GLASS TO COMPLY WITH NZBC.  
 OP: SELECTED OPAQUE PRIVACY GLASS.

**JOINERY:**

**DOOR / WINDOW SCHEDULE INDICATIVE AND FOR PRICING PURPOSES ONLY. CONTRACTORS TO CHECK DETAILS AND CHECK ON SITE FOR EXACT DOOR / WINDOW OPENING SIZES.**  
**ALWAYS CHECK ON SITE PRIOR TO FABRICATION.**  
 W.01.01 WINDOW - UNIT NUMBER - WINDOW NUMBER  
 D.01.01 DOOR - UNIT NUMBER - DOOR NUMBER

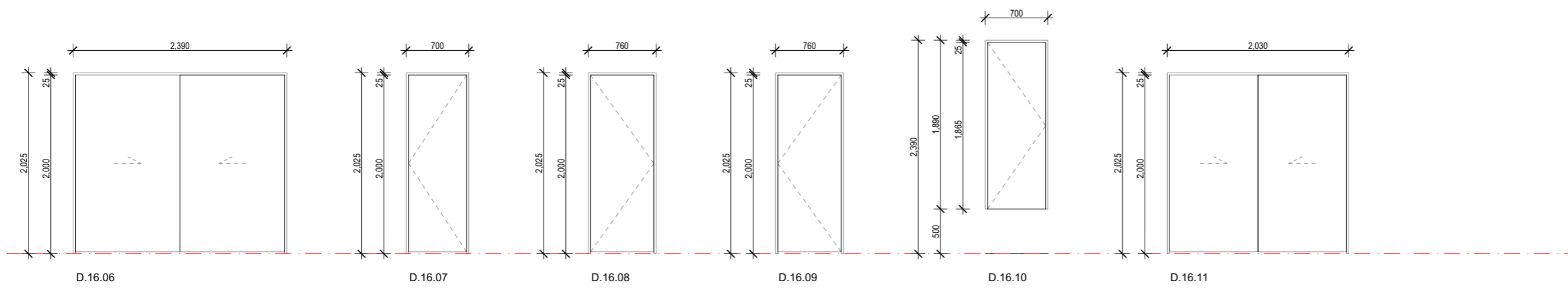
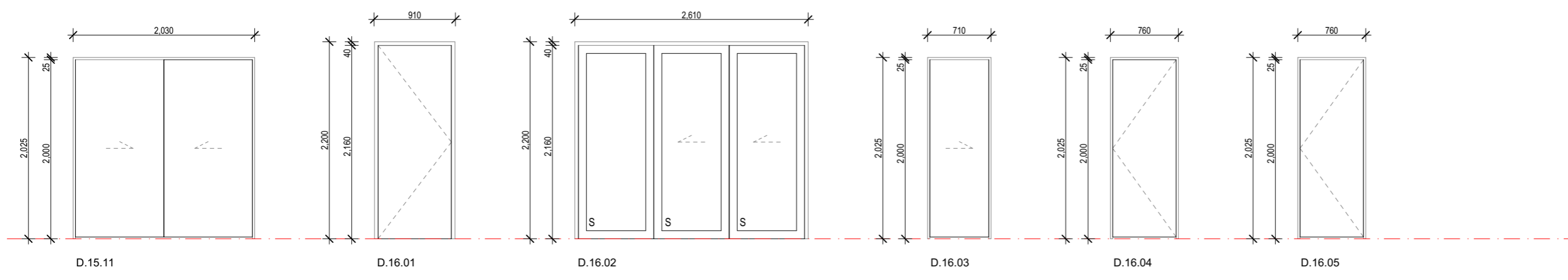


Project  
 Multi Unit Development  
 Address  
 27 - 29 Bampton Street, Burwood

Drawing Name  
 Door Schedule.

Drawing Sheet  
 A5.8  
 Revision  
 D

- Revisions
- A 27/04/2023 Issue for BC
  - B 20/06/2023 Issue for BC - Update
  - C 10/07/2023 Issue for BC - RFI
  - D 22/08/2023 Issue for BC - RFI 2



file 21.710  
 date August 2023  
 scale 1:50 @ A3  
 drawn CDP.

LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333

WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ

FIGURE & GROUND

**KEY / NOTES:**

HEIGHT DIMENSIONS ARE FROM RELATIVE FFL'S.  
 OVERALL DIMENSIONS ARE THE STRUCTURAL OPENINGS. THE JOINERY MANUFACTURER IS TO MEASURE ON SITE PRIOR TO FABRICATION AND ALLOW ADEQUATE SPACINGS AROUND TO FIT PACKERS AND AIR SEAL AS INDICATED ON THE JOINERY DETAILS.  
 ALL DIMENSIONS INCLUDING DOOR AND SASH DIMENSIONS ARE INDICATIVE ONLY.  
 DOOR HARDWARE INDICATIVE ONLY. CLIENT TO CONFIRM.  
 ALL GLASS IN BATHROOMS AND ENSUITES TO BE LAMINATED SAFETY GLASS TO COMPLY WITH NZBC.  
 ALL GLAZED FULL HEIGHT DOORS OR WINDOWS WITHOUT VISION BARS OR SILL HEIGHTS LESS THAN 500mm AFFL TO BE SAFETY GLASS TO COMPLY WITH NZBC AND NZS 4223 PART 3.  
ALL JOINERY DIVISIONS EQUAL UNLESS NOTED OTHERWISE.

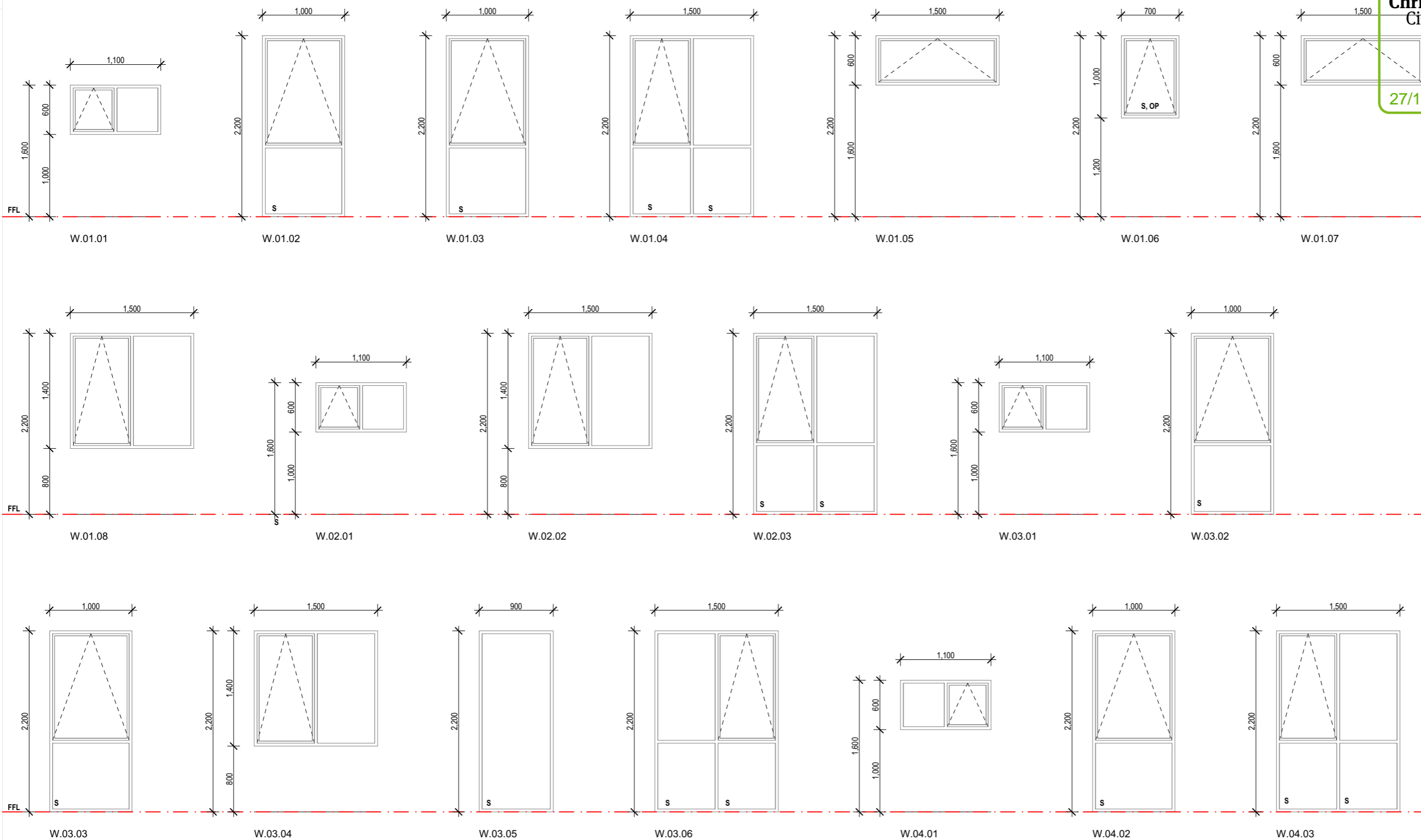
**JOINERY:**

100mm RESTRICTOR STAYS TO ALL OPENABLE WINDOWS WHERE REQUIRED BY F4/AS1.  
 F = FIXED PANE.  
 AWNINGS SHOWN WITH DASHED ARROW POINTING TO HINGED EDGE.  
 CASEMENTS SHOWN WITH DASHED ARROW POINTING TO HINGED EDGE.  
 SLIDING PANELS SHOWN WITH ARROW INDICATING DIRECTION.  
 SLIDING INTERNAL DOORS TO BE 38/40mm THICK  
 S: SAFETY GLASS TO COMPLY WITH NZBC.  
 OP: SELECTED OPAQUE PRIVACY GLASS.

**DOOR / WINDOW SCHEDULE INDICATIVE AND FOR PRICING PURPOSES ONLY. CONTRACTORS TO CHECK DETAILS AND CHECK ON SITE FOR EXACT DOOR / WINDOW OPENING SIZES.**

**ALWAYS CHECK ON SITE PRIOR TO FABRICATION.**

- W.01.01 WINDOW - UNIT NUMBER - WINDOW NUMBER
- D.01.01 DOOR - UNIT NUMBER - DOOR NUMBER



Project: Multi Unit Development  
 Address: 27 - 29 Bampton Street, Burwood

Drawing Name: Window Schedule.

Drawing Sheet: A5.9  
 Revision: D

- Revisions:
- A 27/04/2023 Issue for BC
  - B 20/06/2023 Issue for BC - Update
  - C 10/07/2023 Issue for BC - RFI
  - D 22/08/2023 Issue for BC - RFI 2

file	21.710
date	August 2023
scale	1:50 @ A3
drawn	CDP.

LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333

WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ

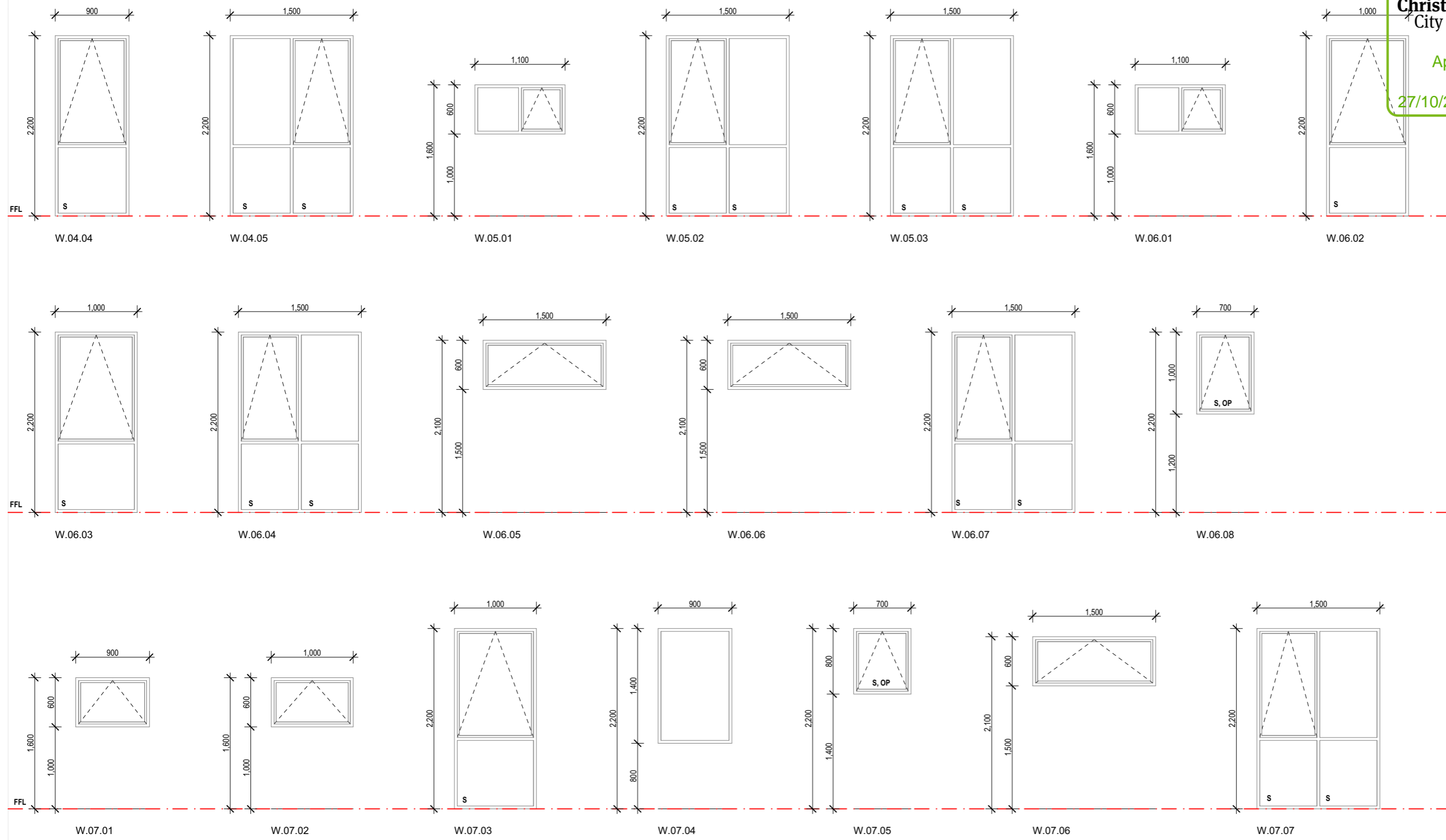
**KEY / NOTES:**

HEIGHT DIMENSIONS ARE FROM RELATIVE FFL'S.  
 OVERALL DIMENSIONS ARE THE STRUCTURAL OPENINGS. THE JOINERY MANUFACTURER IS TO MEASURE ON SITE PRIOR TO FABRICATION AND ALLOW ADEQUATE SPACINGS AROUND TO FIT PACKERS AND AIR SEAL AS INDICATED ON THE JOINERY DETAILS.  
 ALL DIMENSIONS INCLUDING DOOR AND SASH DIMENSIONS ARE INDICATIVE ONLY.  
 DOOR HARDWARE INDICATIVE ONLY. CLIENT TO CONFIRM.  
 ALL GLASS IN BATHROOMS AND ENSUITES TO BE LAMINATED SAFETY GLASS TO COMPLY WITH NZBC.  
 ALL GLAZED FULL HEIGHT DOORS OR WINDOWS WITHOUT VISION BARS OR SILL HEIGHTS LESS THAN 500mm AFFL TO BE SAFETY GLASS TO COMPLY WITH NZBC AND NZS 4223 PART 3.  
**ALL JOINERY DIVISIONS EQUAL UNLESS NOTED OTHERWISE.**

100mm RESTRICTOR STAYS TO ALL OPENABLE WINDOWS WHERE REQUIRED BY F4/AS1.  
 F = FIXED PANE.  
 AWNINGS SHOWN WITH DASHED ARROW POINTING TO HINGED EDGE.  
 CASEMENTS SHOWN WITH DASHED ARROW POINTING TO HINGED EDGE.  
 SLIDING PANELS SHOWN WITH ARROW INDICATING DIRECTION.  
 SLIDING INTERNAL DOORS TO BE 38/40mm THICK  
 S: SAFETY GLASS TO COMPLY WITH NZBC.  
 OP: SELECTED OPAQUE PRIVACY GLASS.

**JOINERY:**

**DOOR / WINDOW SCHEDULE INDICATIVE AND FOR PRICING PURPOSES ONLY. CONTRACTORS TO CHECK DETAILS AND CHECK ON SITE FOR EXACT DOOR / WINDOW OPENING SIZES.**  
**ALWAYS CHECK ON SITE PRIOR TO FABRICATION.**  
 W.1.01 WINDOW - UNIT NUMBER - WINDOW NUMBER



Project  
 Multi Unit Development  
 Address  
 27 - 29 Bampton Street, Burwood

Drawing Name  
 Window Schedule.

Drawing Sheet  
 A5.10  
 Revision  
 D

- Revisions
- A 27/04/2023 Issue for BC
  - B 20/06/2023 Issue for BC - Update
  - C 10/07/2023 Issue for BC - RFI
  - D 22/08/2023 Issue for BC - RFI 2

file	21.710
date	August 2023
scale	1:50 @ A3
drawn	CDP.

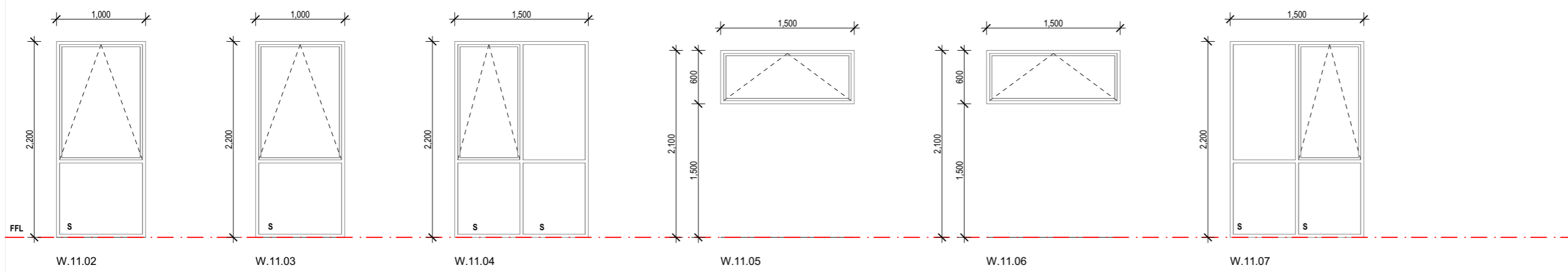
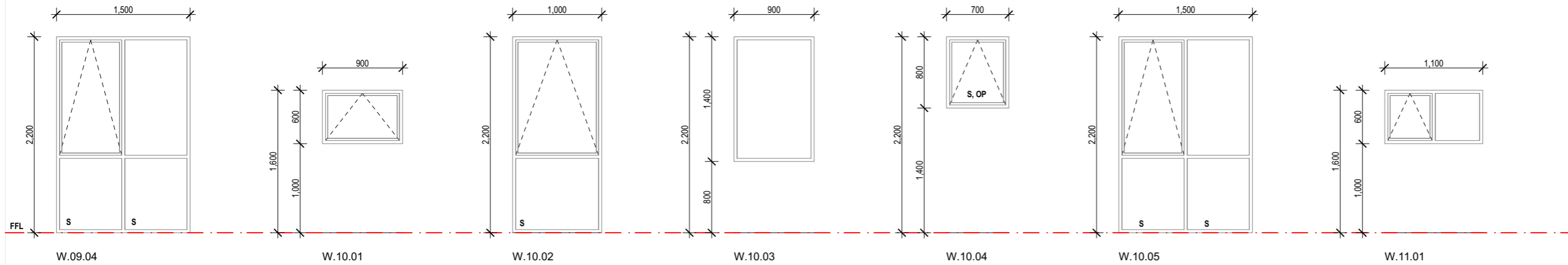
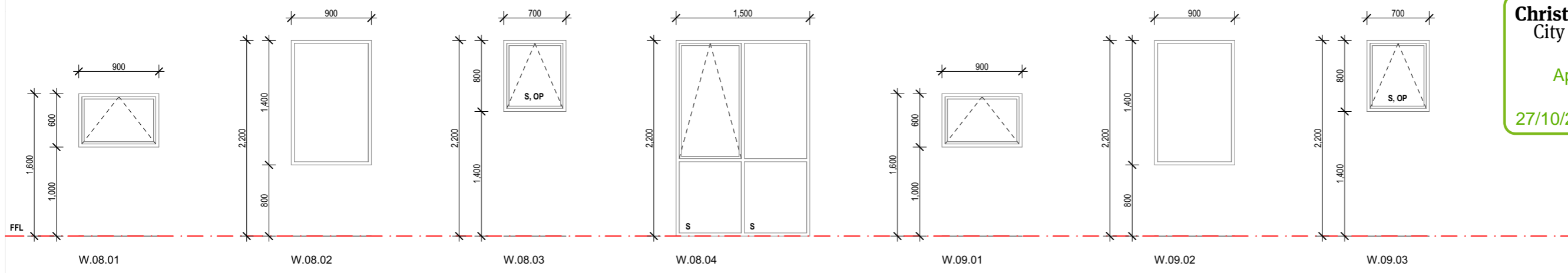
**KEY / NOTES:**

HEIGHT DIMENSIONS ARE FROM RELATIVE FFL'S.  
 OVERALL DIMENSIONS ARE THE STRUCTURAL OPENINGS. THE JOINERY MANUFACTURER IS TO MEASURE ON SITE PRIOR TO FABRICATION AND ALLOW ADEQUATE SPACINGS AROUND TO FIT PACKERS AND AIR SEAL AS INDICATED ON THE JOINERY DETAILS.  
 ALL DIMENSIONS INCLUDING DOOR AND SASH DIMENSIONS ARE INDICATIVE ONLY.  
 DOOR HARDWARE INDICATIVE ONLY. CLIENT TO CONFIRM.  
 ALL GLASS IN BATHROOMS AND ENSUITES TO BE LAMINATED SAFETY GLASS TO COMPLY WITH NZBC.  
 ALL GLAZED FULL HEIGHT DOORS OR WINDOWS WITHOUT VISION BARS OR SILL HEIGHTS LESS THAN 500mm AFFL TO BE SAFETY GLASS TO COMPLY WITH NZBC AND NZS 4223 PART 3.  
**ALL JOINERY DIVISIONS EQUAL UNLESS NOTED OTHERWISE.**

100mm RESTRICTOR STAYS TO ALL OPENABLE WINDOWS WHERE REQUIRED BY F4/AS1.  
 F = FIXED PANE.  
 AWNINGS SHOWN WITH DASHED ARROW POINTING TO HINGED EDGE.  
 CASEMENTS SHOWN WITH DASHED ARROW POINTING TO HINGED EDGE.  
 SLIDING PANELS SHOWN WITH ARROW INDICATING DIRECTION.  
 SLIDING INTERNAL DOORS TO BE 38/40mm THICK  
 S: SAFETY GLASS TO COMPLY WITH NZBC.  
 OP: SELECTED OPAQUE PRIVACY GLASS.

**JOINERY:**

**DOOR / WINDOW SCHEDULE INDICATIVE AND FOR PRICING PURPOSES ONLY. CONTRACTORS TO CHECK DETAILS AND CHECK ON SITE FOR EXACT DOOR / WINDOW OPENING SIZES.**  
**ALWAYS CHECK ON SITE PRIOR TO FABRICATION.**  
 W.1.01 WINDOW - UNIT NUMBER - WINDOW NUMBER



Project  
**Multi Unit Development**  
 Address  
**27 - 29 Bampton Street, Burwood**

Drawing Name  
**Window Schedule.**  
 Drawing Sheet  
**A5.11**  
 Revision  
**D**

Revisions  
 A 27/04/2023 Issue for BC  
 B 20/06/2023 Issue for BC - Update  
 C 10/07/2023 Issue for BC - RFI  
 D 22/08/2023 Issue for BC - RFI 2

file 21.710  
 date August 2023  
 scale 1:50 @ A3  
 drawn CDP.

LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333

WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ

**FIGURE & GROUND**

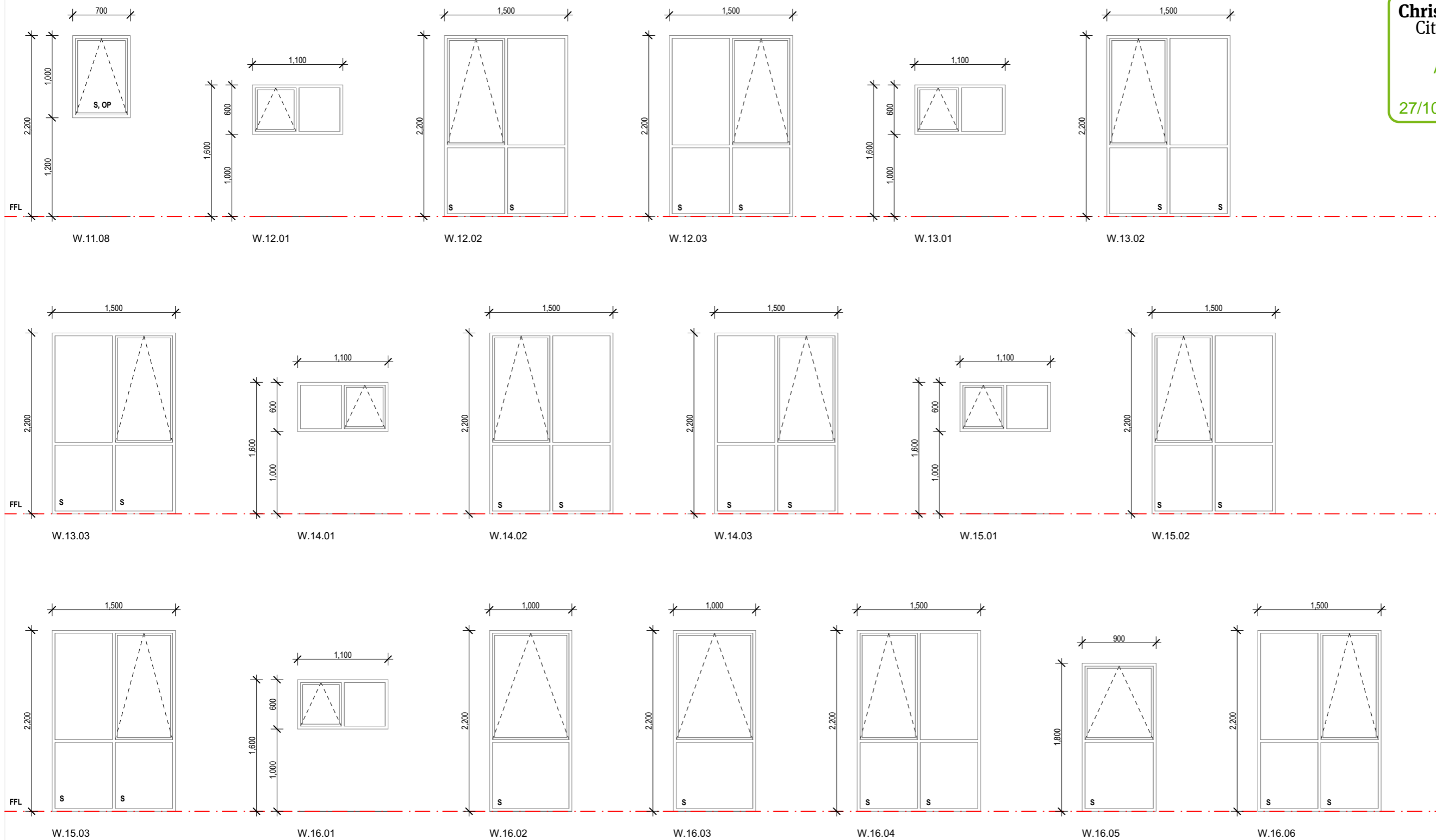
**KEY / NOTES:**

HEIGHT DIMENSIONS ARE FROM RELATIVE FFL'S.  
 OVERALL DIMENSIONS ARE THE STRUCTURAL OPENINGS. THE JOINERY MANUFACTURER IS TO MEASURE ON SITE PRIOR TO FABRICATION AND ALLOW ADEQUATE SPACINGS AROUND TO FIT PACKERS AND AIR SEAL AS INDICATED ON THE JOINERY DETAILS.  
 ALL DIMENSIONS INCLUDING DOOR AND SASH DIMENSIONS ARE INDICATIVE ONLY.  
 DOOR HARDWARE INDICATIVE ONLY. CLIENT TO CONFIRM.  
 ALL GLASS IN BATHROOMS AND ENSUITES TO BE LAMINATED SAFETY GLASS TO COMPLY WITH NZBC.  
 ALL GLAZED FULL HEIGHT DOORS OR WINDOWS WITHOUT VISION BARS OR SILL HEIGHTS LESS THAN 500mm AFFL TO BE SAFETY GLASS TO COMPLY WITH NZBC AND NZS 4223 PART 3.  
**ALL JOINERY DIVISIONS EQUAL UNLESS NOTED OTHERWISE.**

100mm RESTRICTOR STAYS TO ALL OPENABLE WINDOWS WHERE REQUIRED BY F4/AS1.  
 F = FIXED PANE.  
 AWNINGS SHOWN WITH DASHED ARROW POINTING TO HINGED EDGE.  
 CASEMENTS SHOWN WITH DASHED ARROW POINTING TO HINGED EDGE.  
 SLIDING PANELS SHOWN WITH ARROW INDICATING DIRECTION.  
 SLIDING INTERNAL DOORS TO BE 38/40mm THICK  
 S: SAFETY GLASS TO COMPLY WITH NZBC.  
 OP: SELECTED OPAQUE PRIVACY GLASS.

**JOINERY:**

**DOOR / WINDOW SCHEDULE INDICATIVE AND FOR PRICING PURPOSES ONLY. CONTRACTORS TO CHECK DETAILS AND CHECK ON SITE FOR EXACT DOOR / WINDOW OPENING SIZES.**  
**ALWAYS CHECK ON SITE PRIOR TO FABRICATION.**  
**W.1.01 WINDOW - UNIT NUMBER - WINDOW NUMBER**



Multi Unit  
 Development

Address  
 27 - 29 Bampton Street,  
 Burwood

Drawing Name  
 Window Schedule.

Drawing Sheet  
 A5.12

Revision  
 D

- Revisions
- A 27/04/2023 Issue for BC
  - B 20/06/2023 Issue for BC - Update
  - C 10/07/2023 Issue for BC - RFI
  - D 22/08/2023 Issue for BC - RFI 2

file	21.710
date	August 2023
scale	1:50 @ A3
drawn	CDP.

**KEY / NOTES:**

HEIGHT DIMENSIONS ARE FROM RELATIVE FFL'S.  
 OVERALL DIMENSIONS ARE THE STRUCTURAL OPENINGS. THE JOINERY MANUFACTURER IS TO MEASURE ON SITE PRIOR TO FABRICATION AND ALLOW ADEQUATE SPACINGS AROUND TO FIT PACKERS AND AIR SEAL AS INDICATED ON THE JOINERY DETAILS.  
 ALL DIMENSIONS INCLUDING DOOR AND SASH DIMENSIONS ARE INDICATIVE ONLY.  
 DOOR HARDWARE INDICATIVE ONLY. CLIENT TO CONFIRM.  
 ALL GLASS IN BATHROOMS AND ENSUITES TO BE LAMINATED SAFETY GLASS TO COMPLY WITH NZBC.  
 ALL GLAZED FULL HEIGHT DOORS OR WINDOWS WITHOUT VISION BARS OR SILL HEIGHTS LESS THAN 500mm AFFL TO BE SAFETY GLASS TO COMPLY WITH NZBC AND NZS 4223 PART 3.  
**ALL JOINERY DIVISIONS EQUAL UNLESS NOTED OTHERWISE.**

100mm RESTRICTOR STAYS TO ALL OPENABLE WINDOWS WHERE REQUIRED BY F4/AS1.  
 F = FIXED PANE.  
 AWNINGS SHOWN WITH DASHED ARROW POINTING TO HINGED EDGE.  
 CASEMENTS SHOWN WITH DASHED ARROW POINTING TO HINGED EDGE.  
 SLIDING PANELS SHOWN WITH ARROW INDICATING DIRECTION.  
 SLIDING INTERNAL DOORS TO BE 38/40mm THICK

S: SAFETY GLASS TO COMPLY WITH NZBC.  
 OP: SELECTED OPAQUE PRIVACY GLASS.

**JOINERY:**

**DOOR / WINDOW SCHEDULE INDICATIVE AND FOR PRICING PURPOSES ONLY. CONTRACTORS TO CHECK DETAILS AND CHECK ON SITE FOR EXACT DOOR / WINDOW OPENING SIZES.**

**ALWAYS CHECK ON SITE PRIOR TO FABRICATION.**

**W.1.01 WINDOW - UNIT NUMBER - WINDOW NUMBER**

LEVEL 1  
 4 Walker Street  
 CHRISTCHURCH 8013  
 NEW ZEALAND  
 TEL + 64 (3) 352 4333

WWW.FIGUREANDGROUND.CO.NZ  
 STUDIO@FIGUREANDGROUND.CO.NZ

# Tetrad.

Quality by Design

## The Bamptons 2

27-29 Bampton Street

23058

CONSENT

S0.01	GENERAL NOTES	4
S0.02	GENERAL NOTES STEEL	2
S1.01	OVERALL FOUNDATION PLAN	4
S1.02	FOUNDATION PLAN SHEET 1	4
S1.03	FOUNDATION PLAN SHEET 2	4
S1.04	SLAB PLAN SHEET 1	4
S1.05	SLAB PLAN SHEET 2	4
S1.21	FOUNDATION DETAILS SHEET 1	4
S1.24	FOUNDATION DETAILS SHEET 4	4
S2.01	FIRST FLOOR PLAN STRUCTURAL FRAMING SHEET 1	4
S2.02	FIRST FLOOR PLAN STRUCTURAL FRAMING SHEET 2	4
S2.20	TYPICAL STRUCTURAL DETAILS SHEET 1	3
S2.40	STRUCTURAL DETAILS SHEET 1	3
S2.50	BIKE STORAGE SHED A	4
S2.52	BIKE STORAGE SHED DETAILS	4
S3.01	GROUND FLOOR BRACING SHEET 1	4
S3.02	GROUND FLOOR BRACING SHEET 2	4
S3.03	FIRST FLOOR BRACING PLAN SHEET 1	4
S3.04	FIRST FLOOR BRACING PLAN SHEET 2	4

**CONTRACTOR TO VERIFY**

- All structural drawings are the latest construction issue. All dimensions and setout on site prior to commencing any work.
- This drawing is to be read in conjunction with the architectural drawings.

**GENERAL NOTES**

- Refer to the architectural drawings for dimensions. Do not scale off the drawings. Confirm all existing dimensions onsite prior to starting work.
- Refer to architectural drawings for all rebates, floor levels, position of services, etc.
- These engineering drawings are not shop drawings. If required, allow to complete own shop drawings for fabrication.
- Provide safe working conditions at all times. Comply in full with Health and Safety in Employment Act and NZBC F5/AS1.
- The Contractor is to locate all services before construction and report all positions and clashes in writing to the Architect and Engineer.
- It is the Contractor's responsibility to arrange and pass all necessary Council and Engineering inspections.
- Main Contractor to provide Tetrad with PS3 certificate for all completed works in accordance with drawings and specifications
- Tetrad **DOES NOT** provide PS4 certificates for items not inspected by Tetrad.
- All durability shall be in accordance with clause B2 of NZBC.
- Tetrad **DOES NOT** certify clause B2 of the Building Code for anything relating to waterproofing or weather tightness refer Council for these inspections / certifications.
- The drawings show the design intent. Shop detailing is the responsibility of the Contractor.
- All specifications, codes and the like referenced either directly or by inference shall be the latest published versions.
- Unless otherwise noted all dimensions are in millimetres & all levels are in metres. For overall dimensions refer to Architectural plans.
- These structural drawings are to be read in conjunction with all relevant Architectural, Engineering & Specialist drawings & specifications.
- All discrepancies shall be referred to the Engineer for resolution before proceeding with work.
- During construction the structure shall be maintained in a stable condition & no part shall be over-stressed. Temporary structures, formwork, falsework, temporary bracing, shoring & the like shall be the responsibility of the contractor.
- Where proprietary products are specified in the documents the Contractor may submit an alternative product for approval. All materials & workmanship shall be in accordance with the manufacturers specification.
- Epoxy Anchors** - Fischer -FIS EM Plus.
- Grouting** (Base plate, drossbach ducts) - SIKA 212
- Mechanical Anchors** - Fischer FAZI expansion anchors.
- Substitutions are to be made only with the approval of the Engineer.
- Prepare the sub base under slabs & footings by removing all vegetation & topsoil. Place 150mm minimum of compacted hardfill under floor slabs U.N.O.
- Hardfill material shall be AP65 compacted in 150mm layers.

**TIMBER NOTES**

- All timber construction shall be as per NZS 3604:2011 Timber Framed Buildings.
- All timber shall be Pinus radiata grade SG 8 (or VSG 8) unless noted otherwise.
- Minimum structural timber size is 90 x 45. Any size not shown on the plans shall be 90 x 45.
- Timber shall be provided with a minimum seating of 45 mm.
- All proprietary fixings (i.e. joist hangers, straps) shall be installed in accordance with the manufacturer's recommendations, with the correct number of fixings.
- All bolts shall be installed along the member centreline. A minimum end distance of 100 mm shall be maintained.
- M12 bolts shall be provided with minimum 35 mm dia. washers; M16 with 50 mm dia. Bolts associated with hold-down straps (i.e. in tension) shall be provided with 50 x 50 x 3 mm washers.
- All fixings (nails, nail-plates, bolts and brackets) within 600 mm of the ground exposed or in Zone D shall be Type 304 Stainless Steel as per Section 4, NZS 3604:2011. Otherwise, all fixings shall be a minimum of hot dipped galvanised (by the manufacturer).
- Any stringer or plate fixed to concrete or steel shall be provided with M12 bolts at 800 mm centres, unless otherwise noted.
- Framing and structural timber shall be separated from concrete or concrete masonry in accordance with clause 2.3.3 of NZS 3604.
- All steel fixings to timber are to meet the protection requirements of NZS 3604 - Section 4 (Durability).
- The maximum moisture content permitted is 16% unless the timber has specifically been designed for external use. Internal timber that has a higher moisture content than this limit must be propped and kept dry until the moisture content has returned to less than 25%.
- Compound timber members (i.e. built-up members) comprising up to three individual members should be fixed together using two rows of 3.15 dia. nails at 250 mm crs in a staggered arrangement. Nails shall penetrate at least 75% of the thickness of the last framing member.
- Proprietary sheet bracing systems to walls, ceilings and sub-floor foundations, including Winstone wallboards ltd 'Gib bracing systems' and Carter Holt Harvey 'Ecoply plybrace' bracing systems shall be installed in strict accordance with the manufacturer's specifications and brochures ('Gib bracing systems' 2011, and 'Ecoply plybrace house bracing system manual'), no materials specified in these brochures or manufacturers specifications shall be substituted without written approval from the engineer.

**CONCRETE**

- All concrete and workmanship shall comply with, NZS 3109 Concrete Construction
- All slab and footing construction to comply with NZS 3604:2011, unless modified by these drawings.
- All concrete shall have a minimum compression strength of 25MPa, unless otherwise noted. For Waffle slabs look below for specifications
- Reinforcing and mesh shall be supported on plastic 'chairs' or 'spacers' to maintain the above cover. Metal supports or tie-wire shall not extend into the cover.
- Mesh shall be seismic grade
- Scabble the surface of the concrete between pours.
- Do NOT bend steel on site, unless absolutely necessary, and then only with equipment fit for the purpose.
- Do NOT re-bend reinforcing steel onsite without proper equipment/tools, and the proper preparation and preheating.
- Reinforcing shall NOT be welded without written permission of the Engineer, unless otherwise shown on the drawings. In NO case shall reinforcing be welded within 10 bar dia. of any bend.
- Vapour barrier to be 0.25mm (250 micron) polythene complying with NZS 4229 / NZS3604. The DPM is to be protected by a 25mm layer of blinding and taped at joints.
- All concrete to be mechanically vibrated & carefully worked around the reinforcement & into the corners of the formwork.

**WAFFLE SLAB FOUNDATION CONCRETE**

- Concrete shall be 25MPa Fibre reinforced concrete in accordance with NZS3101:2006. The mix design shall be submitted to the engineer for review prior to construction. Examples of pre-approved mix designs include:
  - Allied mix code 252 consf
  - Readymix 2519RRS
  - Firth RP2519TC2
- The fibre reinforced concrete mix performance shall comply with the following strength class (as per Table C5.A1 of ZS3101:2006)
  - Characteristic compressive strength = 25 MPa
  - Mean flexural tensile strength = 4.3 MPa
  - Characteristic flexural tensile strength = 3.0 MPa
  - Mean secant modulus of elasticity = 26,500 MPa
  - Minimum residual flexural tensile strength frk4 > 1MPa
- Steel fibres should be manufactured in accordance with EN14889-1, system 1 for structural use or, ISO13270 Class A

**REINFORCEMENT**

- All reinforcing shall be manufactured to AS/NZS 4671.
- Reinforcement lap lengths in concrete to comply with the table below (all shall be staggered unless noted otherwise)
- Splices in the reinforcement shall be made only in the positions shown. The written approval of Engineer shall be obtained for any other splices where the lap length is not shown.
- Welding of the reinforcement shall not be permitted unless shown on the structural drawings. Only D reinforcement is to be welded NOT HD.
- Pipes or conduits shall not be placed within the concrete cover to reinforcement without the approval of the Engineer.

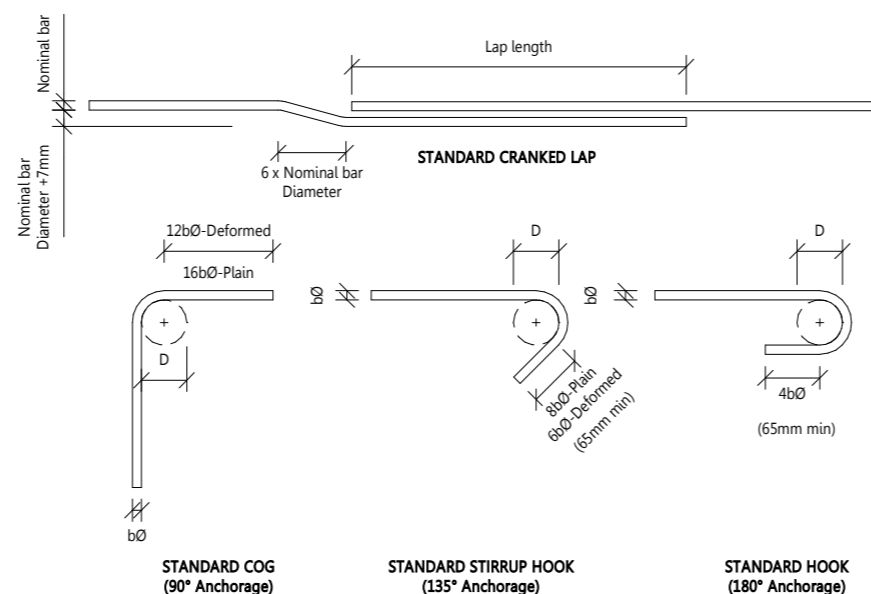
REINFORCEMENT LAP LENGTHS						
BAR SIZE	Min.	10	12	16	20	25
D	300	450	550	700	900	1100
H	-	650	800	1050	1300	1650

REINFORCEMENT GRADES	
CODE	TYPE
D	Deformed bars, grade 300E to NZS 4617 (300 MPa)
R	Plain bars, grade 300E to NZS 4617 (300 MPa)
H	Deformed bars, grade 500E to NZS 4617 (500 MPa)
HR	Plain bars, grade 500E to NZS 4617 (500 MPa)

CONCRETE COVER TO REINFORCEMENT						
EXPOSURE CLASSIFICATION	CONCRETE COMPRESSIVE STRENGTH (MPa)					
	17.5	20	25	30	40	
Interior: Dry : B2	30	25	25	20	20	
Exterior : Inland : A2	50	40	35	30	20	
Interior : Wet : B1	65	50	40	35	30	
Cast against ground	75	75	75	75	75	
Cast against DPM	50	50	50	50	50	

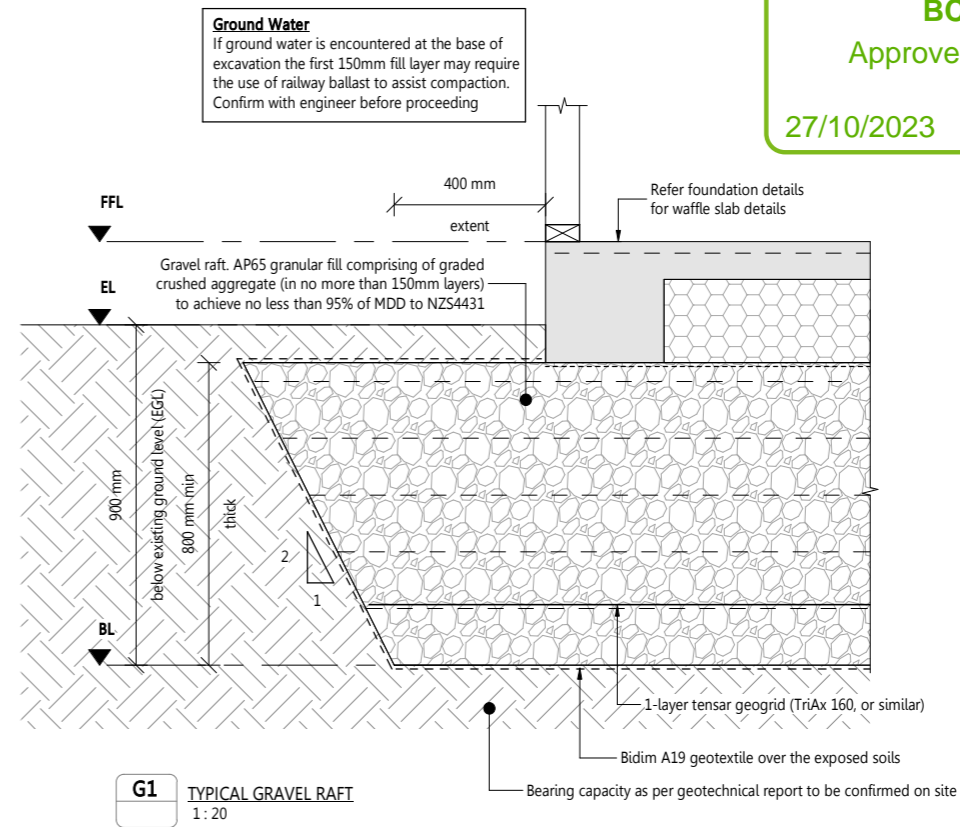
BAR BENDING TABLE		
BAR SIZE	MAIN STEEL	STIRRUPS & TIES
6	30	22
8	40	28
10	50	32
12	60	40
16	80	60
20	100	70
25	150	-
32	195	-

Minimum former pin diameter 'D' for bending reinforcing bars

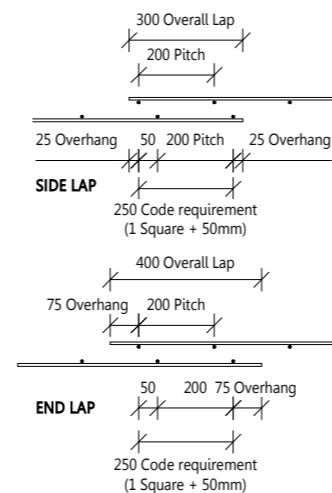


**SITE SPECIFIC GEOTECHNICAL REQUIREMENTS**

Geotechnical report by:  
Tetrad Consulting Ltd - 31.03.2023 - Geotechnical Report



**G1** TYPICAL GRAVEL RAFT  
1:20



**Christchurch City Council** Page 71 of 97  
**BCN/2023/2581**  
 Approved Building Consent Document  
 27/10/2023 McKay, Bryan

No.	DATE	REVISION	BY
4	10.07.2023	Consent	ARP
3	21.06.2023	Consent	ARP
2	18.04.2023	Consent	ARP
1	16.03.2023	Preliminary	ARP



PROJECT	The Bamptons 2
ADDRESS	27-29 Bampton Street
CLIENT	Wolfbrook Property Group

TITLE  
**GENERAL NOTES**

DESIGNED BY	AKL	REVIEWED BY	AKL
DRAWN BY	ARP	JOB NO.	23058
SCALE	As indicated@A3		

**CONSENT**

REV.	DRAWING NO.
------	-------------

**STEELWORK NOTES**

- All workmanship & materials shall be in accordance with NZS3404 & NZS1554 except where varied by contract documents.
- Structural steelwork shall be the following grades/strengths (unless otherwise noted):
  - Flats, plates & angles: 300 MPa
  - Open Sections (UB, PFC, etc): 300 MPa
  - Hollow Sections (RHS, SHS, CHS): 350/450 MPa (dual grade)
- All connections, splices and baseplates shall be to the current version of SCNZ Report 14.2 2007 as shown typically on the drawings unless specifically noted or detailed.
- The ends of all hollow sections shall be sealed with a 3mm endplate, seal welded all around. All other plates shall be 6mm thickness unless noted otherwise.

**Bolts**

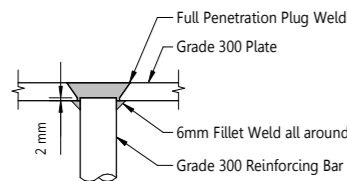
- All bolts shall have at least one washer which shall not be less than twice the nominal bolt size in diameter.
- The bolt shall be selected so that the projection beyond the nut is not less than two threads & not more than 10mm.
- All bolts to be Grade 8.8 to AS12523 "ISO Metric High Strength Steel Bolts" unless noted otherwise.
- Unless noted otherwise the minimum edge distances are to meet the requirements of 12.9.4.4 of NZS3404:1997. Summarized for Rolled plate, flat bar or section: machine flame cut, sawn or planed edge as table below.
- Threads excluded from the shear plane
- Contact surfaces of tf connections shall be left unpainted and free of scale unless otherwise specified. (inorganic zinc silicate paint is acceptable in 8.8/tf joints.)
- Load indicating washers, or turn of nut method, shall be used to verify tightening of bolts in tf and tb connections. torque wrenches shall not be used. a hardened washer shall be used under the bolt head or nut, which is rotated. the re-use of fully tensioned bolts is prohibited.

**Holes**

- Holes for the bolts shall be drilled or punched & not gas cut.
- Common detailing criteria:
  - Std holes D+2mm
  - Slotted holes D+2mm wide & 2.5D long
  - HD bolts 1.22D (standard washer)
- For any oversize holes (including slotted holes) washers shall be to the requirements of 3.2.5.2.4 'Limitations on use of oversize or slotted holes'.

**Welding**

- All welded connections to be metal arc welded.
  - All welding is category GP.
  - All welding shall comply with AS1554:Part 1 unless noted otherwise.
  - Where specified by Architect, welds exposed in the completed building, particularly butt welds of stock lengths, shall be neat finished and ground smooth.
  - Welding of hollow sections shall incorporate internal section or backing plates as necessary to complete the specified weld.
  - Welds shall be continuous butt welds or 6mm continuous fillet welds as appropriate unless noted otherwise.
  - The Fabricator is to carry out inspections of all shop welding before any concealment as follows:
    - 100% visual scan
    - 25% visual inspection
  - Surface preparation and corrosion protection of steelwork shall be in accordance with the specifications. Any damage to the protective coatings shall be made good.
- Allow for 10 mm of dry-pack or slims and grout beneath all base-plates, unless otherwise noted. Dry-packing/grouting shall be carried out after the hold-down anchors and steelwork have been aligned. Dry-packing shall be an approved grout, and have a minimum compressive strength of 50 MPa at 28 days.
  - The contractor shall provide and leave in place, until permanent bracing elements are constructed, such temporary bracing as is necessary to stabilise the structure during erection.
  - shop drawings to be provided and reviewed for structural content prior to construction.



**WELD PLATE ANCHOR BAR PLUG WELD DETAIL**

This detail is drawn showing a 12mm plate with D25 anchor bars. Refer to the detailed case for the actual plate and anchor bar sizes.

**STEELWORK COATINGS**

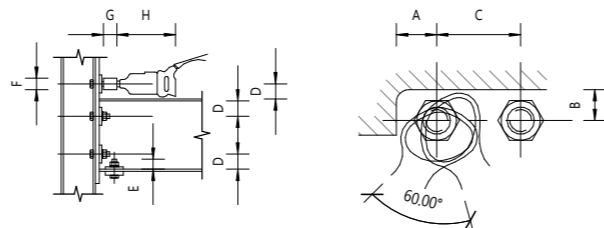
- All exposed and sheltered fixings to be type 304 stainless steel minimum
- Structural steelwork requires the following corrosion protection:
- All steelwork shall be primed to the manufacturer's specification. Refer to the architectural specification for paint finish requirements.
- Coat any welds, cuts, exposed ends, and drilled bolt holes with a zinc-rich paint.

Location	EXPOSURE CLASSIFICATION	SURFACE SPECIFIC CORROSION CATEGORY	AREAS	YEARS TO FIRST MAINTENANCE
Internal Steelwork	Dry	C1	Steelwork within the insulation line e.g. Roof beams and supporting post, portal frames	15
	Damp	C3	Steelwork within the cladding line but outside the insulation line e.g. Shelf angle (supporting brick cladding)	25
External Steelwork	Sheltered	C5	Steelwork not readily washed by rain	25
	Exposed	C4	Steelwork readily washed by rain	15
	Wet	C5	Steelwork wet for extended periods e.g. post base fixings	25

- For C4 / C5 the fabricator is required to submit their proposed coating system for approval by the engineer. We recommend an arc-spray coating system with top coat as per architectural specification.

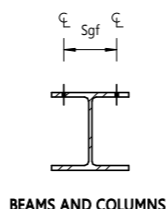
**BOLTS - CLEARANCES AND GAUGES**

BOLT SIZE	BOLT CLEARANCE DIMENSIONS							
	A	B	C	D	E	F	G	H
M12	26	22	30	45	-	-	-	(Up to 450, some to 600)
M16	34	24	40	54	-	-	-	
M20	36	28	50	54	30	45	60	
M24	46	36	60	54	35	57	80	
M30	54	42	75	65	-	-	-	
M36	64	54	90	65	-	-	-	

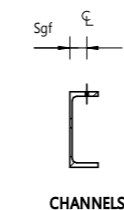


**FLANGES - GAUGE LINES**

SECTION	Sgf	MAX BOLT Dia.
	mm	mm
<b>UNIVERSAL BEAMS</b>		
610UB-530UB	140	M24
460UB-310UB	90	M24
250UB-200UB	70	M20
180UB	50	M16
150UB	45	M12
<b>UNIVERSAL COLUMNS</b>		
310UC-200UC	140	M24
150UC	90	M24
100UC	60	M20
<b>CHANNELS</b>		
380PFC	55	M24
300PFC, 250PFC	55	M20
230PFC, 150PFC	45	M20
125PFC	35	M16
100PFC	30	M16
75PFC	22	M12



**BEAMS AND COLUMNS**



**CHANNELS**

**BOLTS - MINIMUM EDGE DISTANCES**

BOLT SIZE	MINIMUM EDGE DISTANCE ae (mm)		
	SHEARED OR HAND FLAME CUT EDGE	ROLLED PLATE, MACHINE FLAME CUT, SAWN OR PLANED EDGE	ROLLED EDGE OF A ROLLED SECTION
M12	21	18	15
M16	28	24	20
M20	35	30	25
M22	39	33	28
M24	42	36	30
M30	53	45	38
M36	63	54	45

Edge distance, ae = Distance from plate edge to hole edge plus half a bolt hole diameter. Standard bolt holes: up to M24 = Ø + 2mm, Larger bolts = Ø + 3mm.

Page 72 of 97  
**BCN/2023/2581**  
 Approved Building Consent Document  
 27/10/2023 McKay, Bryan

2	10.07.2023	Consent	ARP
1	21.06.2023	Consent	ARP
No.	DATE	REVISION	BY



PROJECT	The Bamptons 2
ADDRESS	27-29 Bampton Street
CLIENT	Wolfbrook Property Group

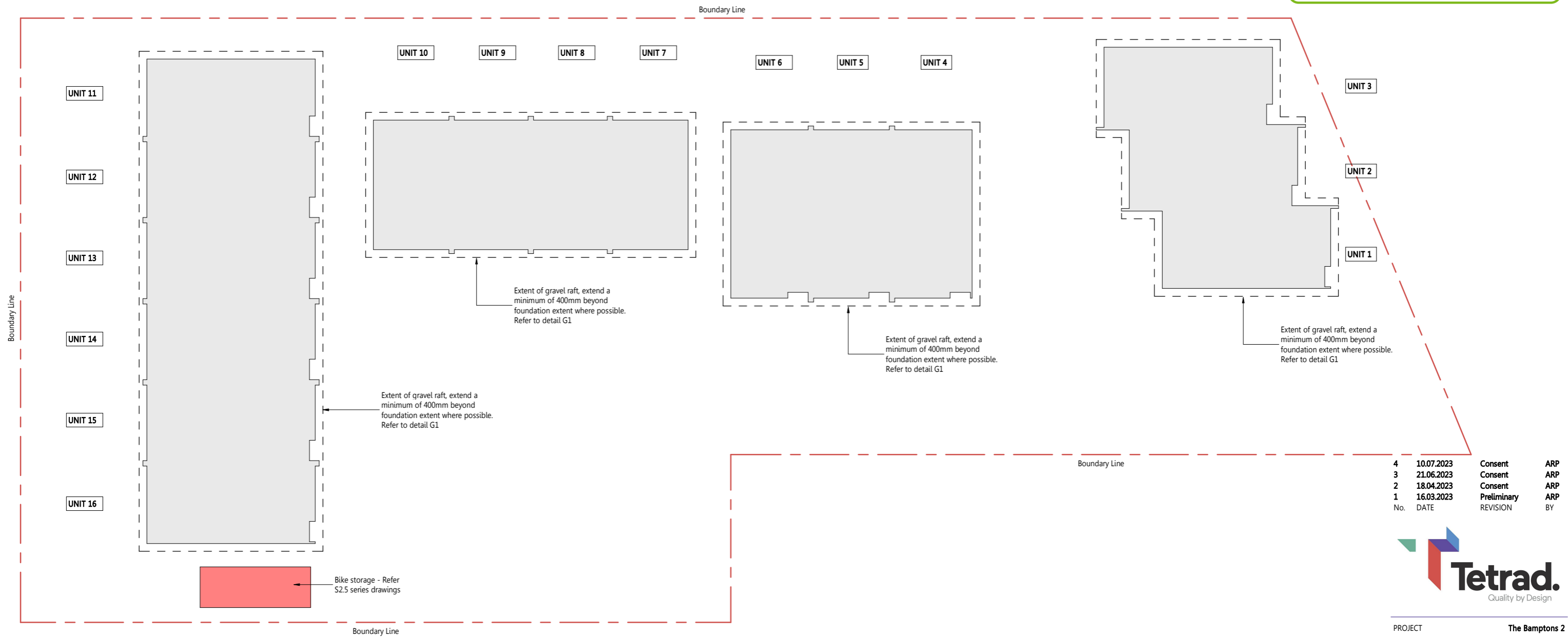
TITLE  
**GENERAL NOTES STEEL**

DESIGNED BY	AKL	REVIEWED BY	AKL
DRAWN BY	ARP	JOB NO.	23058
SCALE	As indicated@A3		

**CONSENT**

REV.	DRAWING NO.
------	-------------

2 S0.02



No.	DATE	REVISION	BY
4	10.07.2023	Consent	ARP
3	21.06.2023	Consent	ARP
2	18.04.2023	Consent	ARP
1	16.03.2023	Preliminary	ARP



PROJECT	The Bamptons 2
ADDRESS	27-29 Bampton Street
CLIENT	Wolfbrook Property Group
TITLE	OVERALL FOUNDATION PLAN

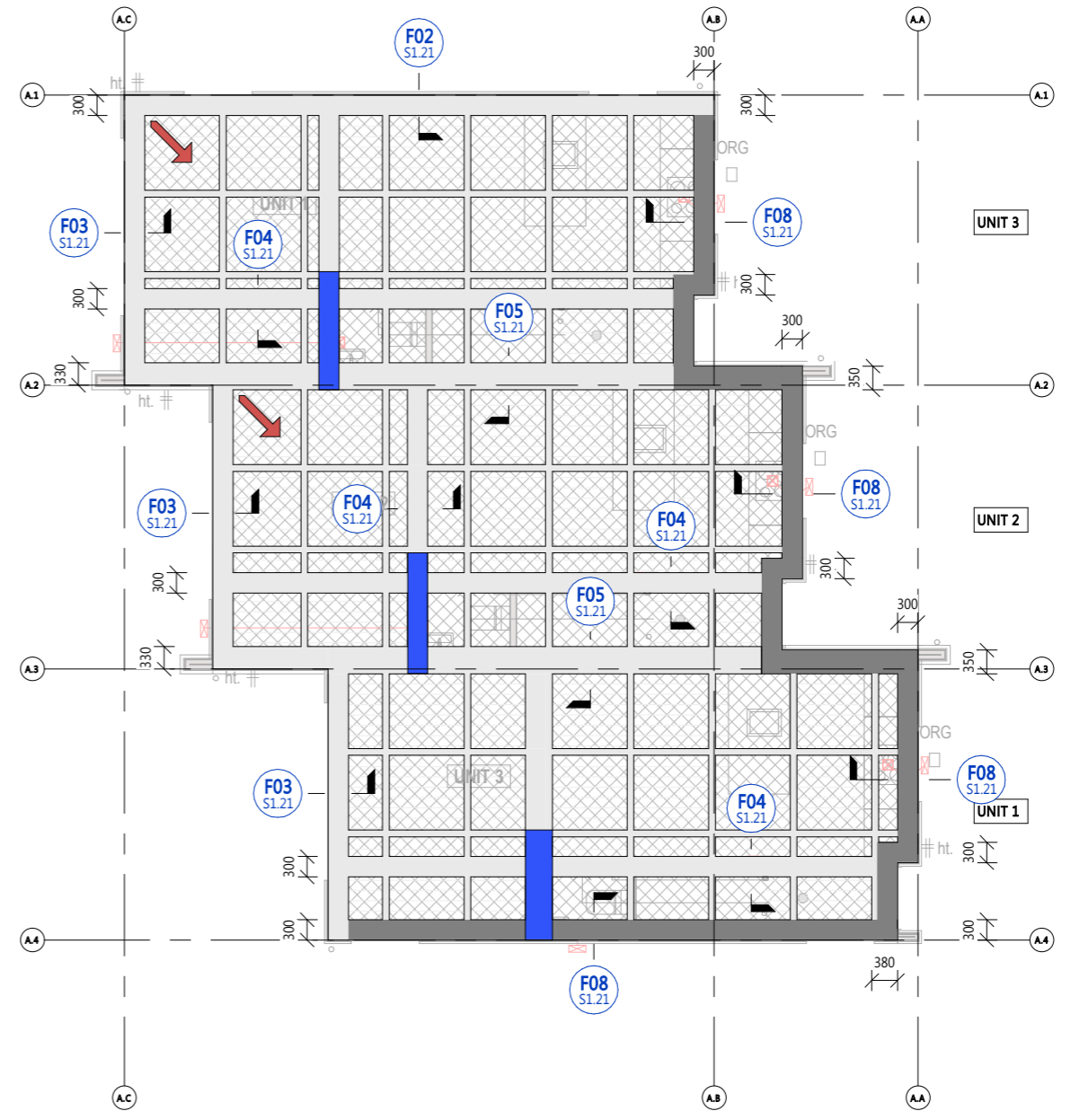
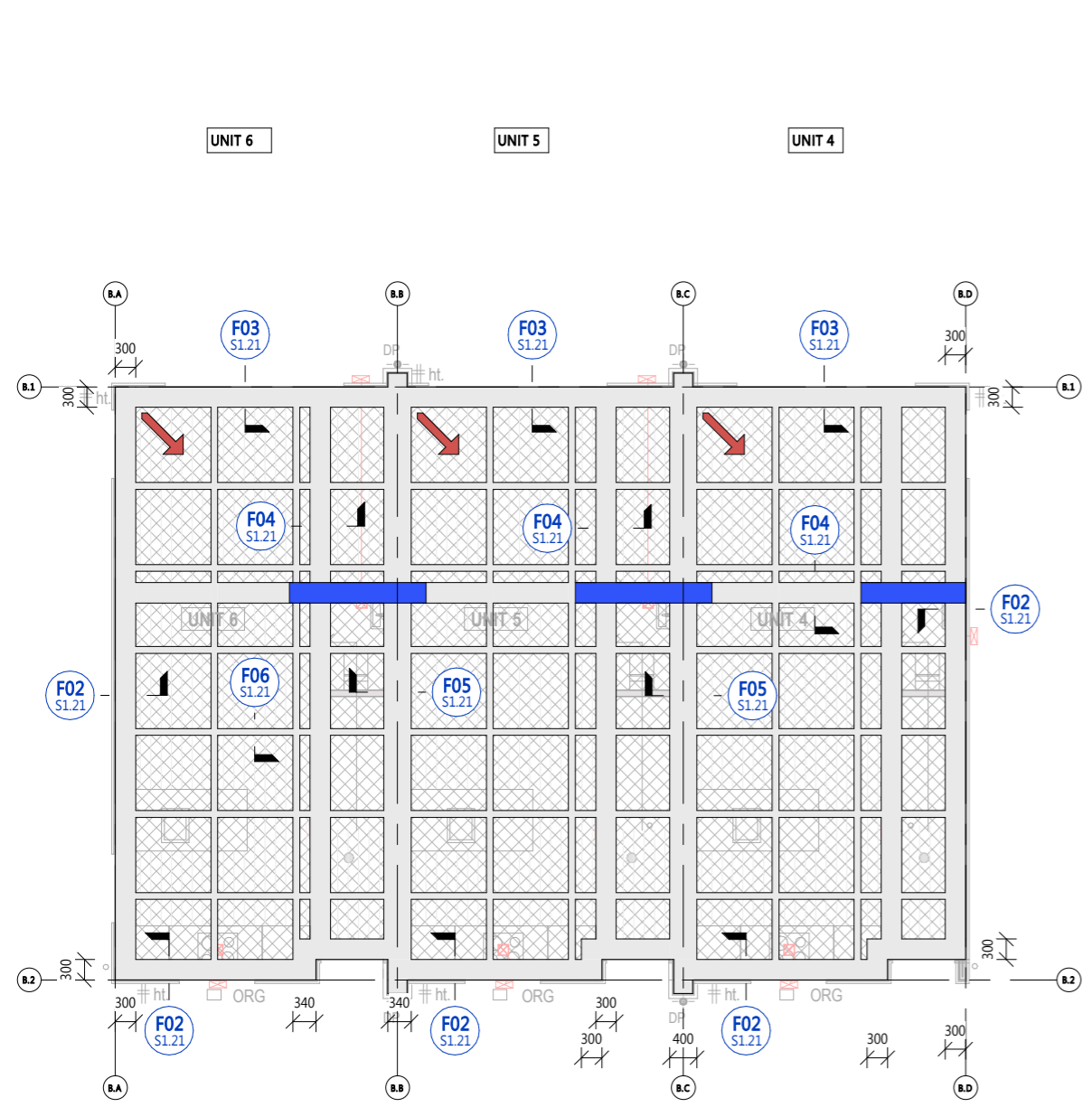
DESIGNED BY	AKL	REVIEWED BY	AKL
DRAWN BY	ARP	JOB NO.	23058
SCALE	1:200@A3		

CONSENT	
REV.	DRAWING NO.
4	S1.01

NOTES  
 1. For all rebates, recesses and penetrations refer to the architectural drawings.  
 2. Pod and rib setout shown on this drawing is indicative only and are to be confirmed on site.

**LEGEND**

	2-H12 bars 1200m long at slab corners, 50mm from corner and 75mm apart
	Setout point for pods
	Rebate
	1100x1100 polystyrene pods Refer to details for thickness
	Recess
	R10 stirrups @ 150crs, Extend 600mm past the hold downs
	WPX Weld Plate
	DIM Weld plate setout dimensions
	DIM Column centreline setout dimensions
	FFL 00000 Finish Floor Level



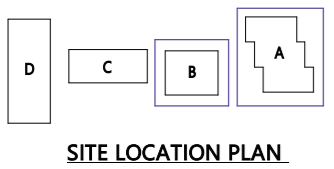
No.	DATE	REVISION	BY
4	10.07.2023	Consent	ARP
3	21.06.2023	Consent	ARP
2	18.04.2023	Consent	ARP
1	16.03.2023	Preliminary	ARP



PROJECT	The Bamptons 2
ADDRESS	27-29 Bampton Street
CLIENT	Wolbrook Property Group
TITLE	FOUNDATION PLAN SHEET 1

DESIGNED BY	AKL	REVIEWED BY	AKL
DRAWN BY	ARP	JOB NO.	23058
SCALE			

<b>CONSENT</b>	
REV.	DRAWING NO.
4	S1.02



NOTES  
 1. This drawing is to be read in conjunction with the architectural drawings.  
 2. Pod and rib setout shown on this drawing is indicative only and are to be confirmed on site.

**LEGEND**

- 2-H12 bars 1200m long at slab corners, 50mm from corner and 75mm apart
- Setout point for pods
- Rebate
- 1100x1100 polystyrene pods
- Recess
- R10 stirrups @ 150crs, Extend 600mm past the hold downs
- WPX Weld Plate
- Weld plate setout dimensions
- Column centreline setout dimensions
- Finish Floor Level



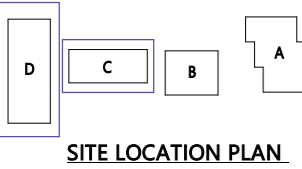
No.	DATE	REVISION	BY
4	10.07.2023	Consent	ARP
3	21.06.2023	Consent	ARP
2	18.04.2023	Consent	ARP
1	16.03.2023	Preliminary	ARP



PROJECT: **The Bamptons 2**  
 ADDRESS: **27-29 Bampton Street**  
 CLIENT: **Wolfbrook Property Group**  
 TITLE: **FOUNDATION PLAN SHEET 2**

DESIGNED BY: **AKL** REVIEWED BY: **AKL**  
 DRAWN BY: **ARP** JOB NO.: **23058**

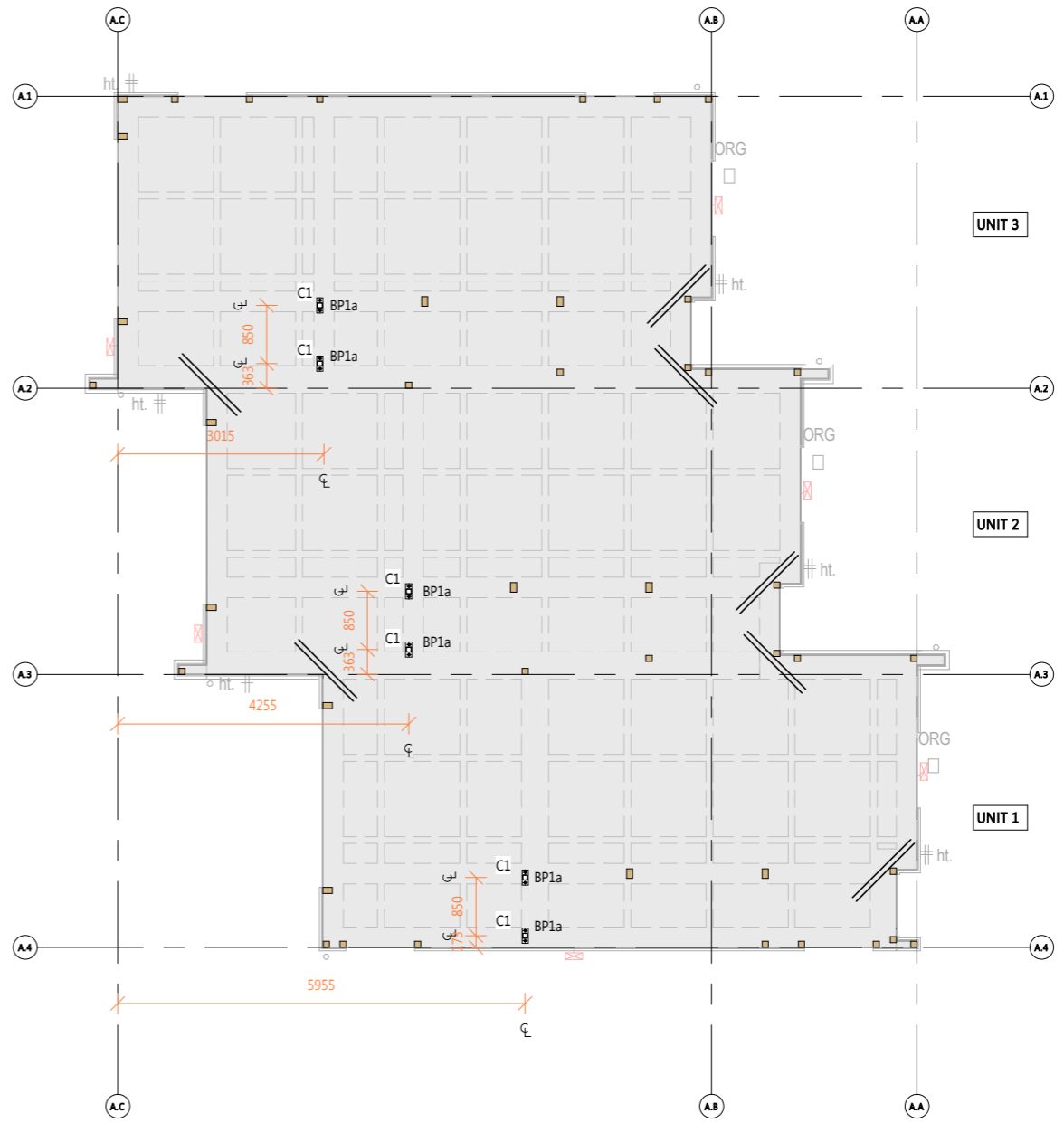
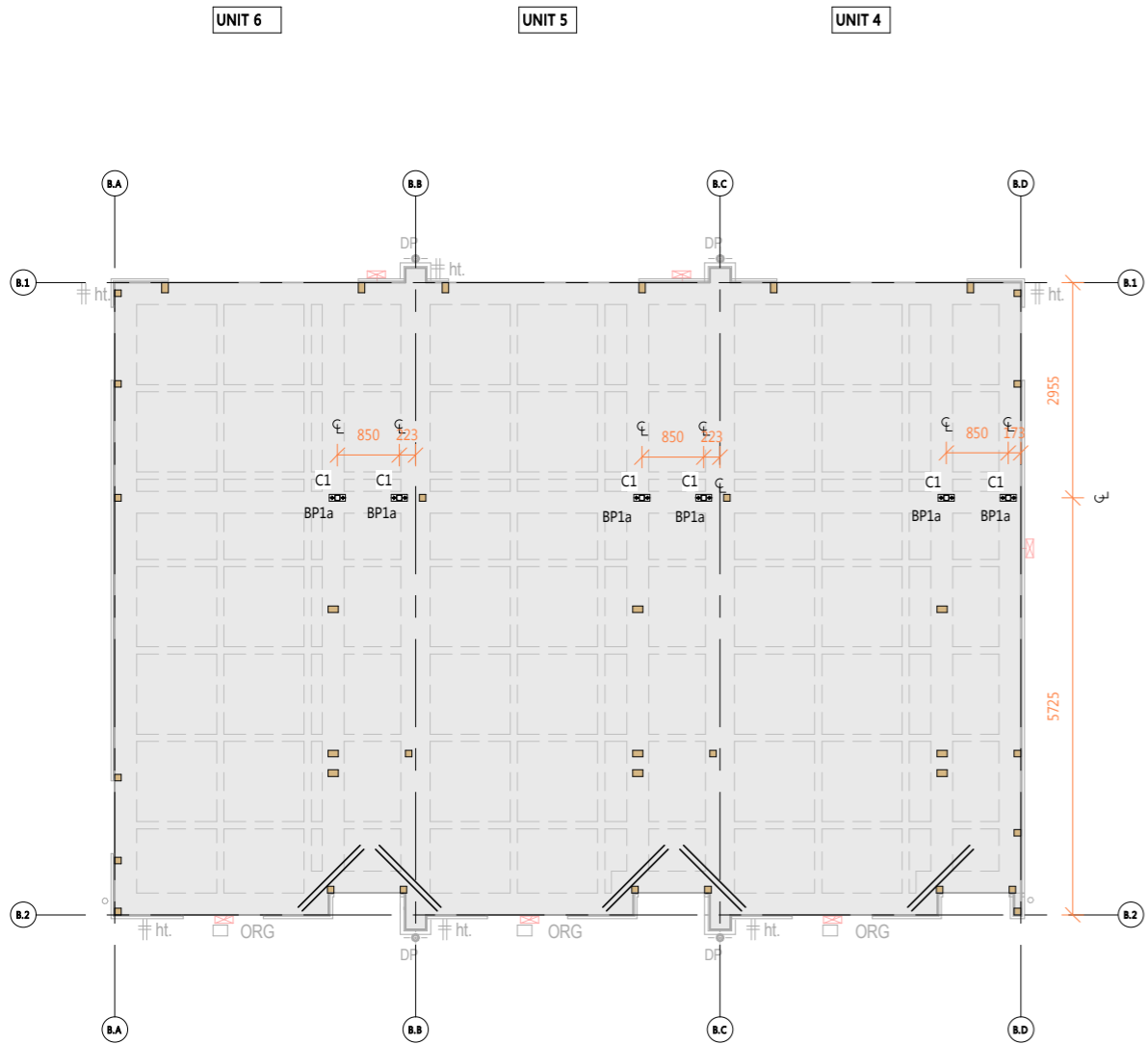
SCALE: **CONSENT**  
 REV. **4** DRAWING NO. **S1.03**



NOTES  
 1. For all rebates, recesses and penetrations refer to the architectural drawings.  
 2. Pod and rib setout shown on this drawing is indicative only and are to be confirmed on site.

**LEGEND**

	2-H12 bars 1200m long at slab corners, 50mm from corner and 75mm apart
	Setout point for pods
	Rebate
	1100x1100 polystyrene pods
	Refer to details for thickness
	Recess
	R10 stirrups @ 150crs, Extend 600mm past the hold downs
	WPX Weld Plate
	Weld plate setout dimensions
	Column centreline setout dimensions
	Finish Floor Level



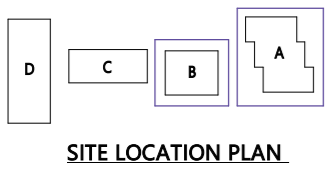
No.	DATE	REVISION	BY
4	10.07.2023	Consent	ARP
3	21.06.2023	Consent	ARP
2	18.04.2023	Consent	ARP
1	16.03.2023	Preliminary	ARP



PROJECT: **The Bamptons 2**  
 ADDRESS: **27-29 Bampton Street**  
 CLIENT: **Wolfbrook Property Group**  
 TITLE: **SLAB PLAN SHEET 1**

DESIGNED BY: **AKL** REVIEWED BY: **AKL**  
 DRAWN BY: **ARP** JOB NO.: **23058**

SCALE: \_\_\_\_\_  
**CONSENT**  
 REV. **4** DRAWING NO. **S1.04**



NOTES  
 1. This drawing is to be read in conjunction with the architectural drawings.  
 2. Pod and rib setout shown on this drawing is indicative only and are to be confirmed on site.

**LEGEND**

- 2-H12 bars 1200m long at slab corners, 50mm from corner and 75mm apart
- Setout point for pods
- Rebate
- 1100x1100 polystyrene pods
- Recess
- R10 stirrups @ 150crs, Extend 600mm past the hold downs
- WPX Weld Plate
- DIM Weld plate setout dimensions
- DIM Column centreline setout dimensions
- FFL 00000 Finish Floor Level

No.	DATE	REVISION	BY
4	10.07.2023	Consent	ARP
3	21.06.2023	Consent	ARP
2	18.04.2023	Consent	ARP
1	16.03.2023	Preliminary	ARP

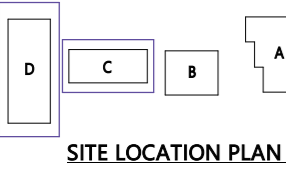
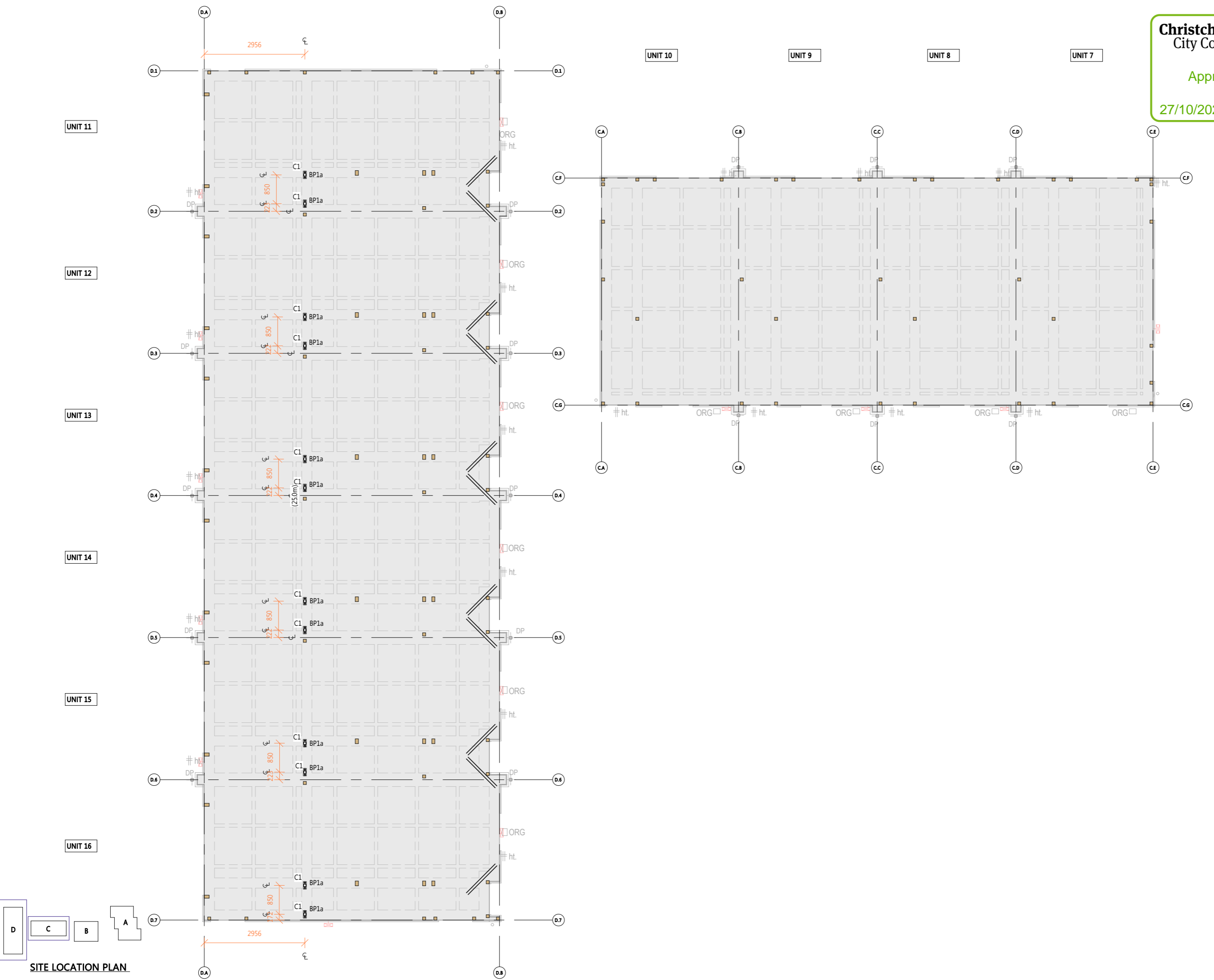


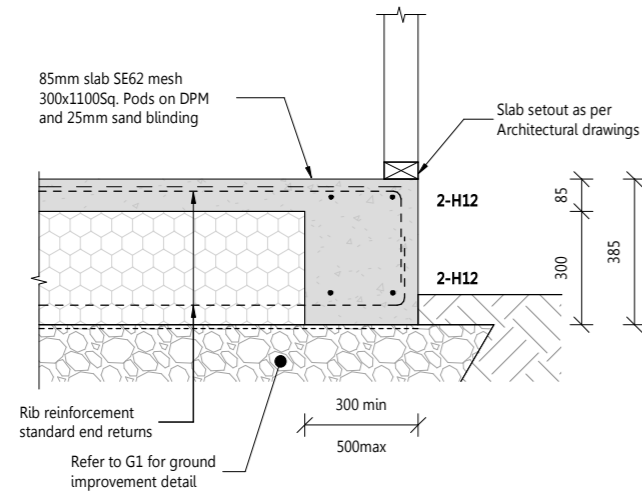
PROJECT **The Bamptons 2**  
 ADDRESS **27-29 Bampton Street**  
 CLIENT **Wolfbrook Property Group**

TITLE  
**SLAB PLAN SHEET 2**

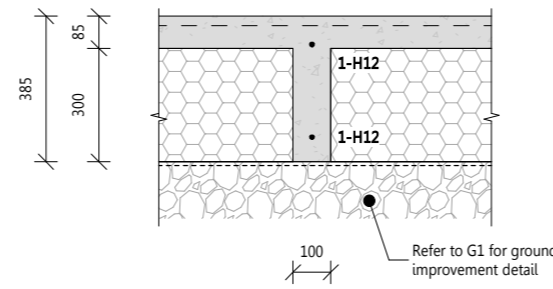
DESIGNED BY **AKL** REVIEWED BY **AKL**  
 DRAWN BY **ARP** JOB NO. **23058**

SCALE  
**CONSENT**  
 REV. **4** DRAWING NO. **S1.05**

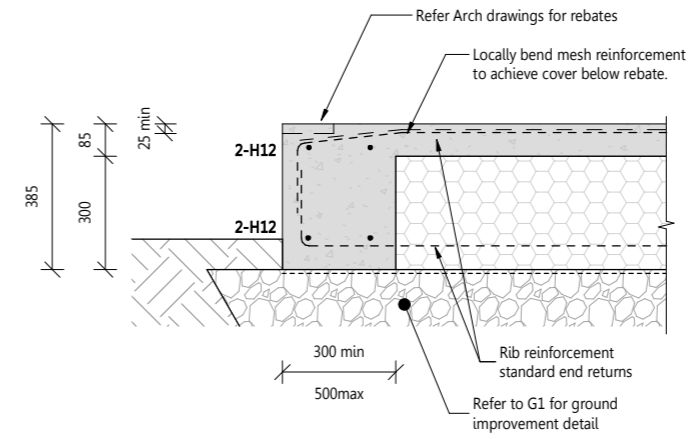




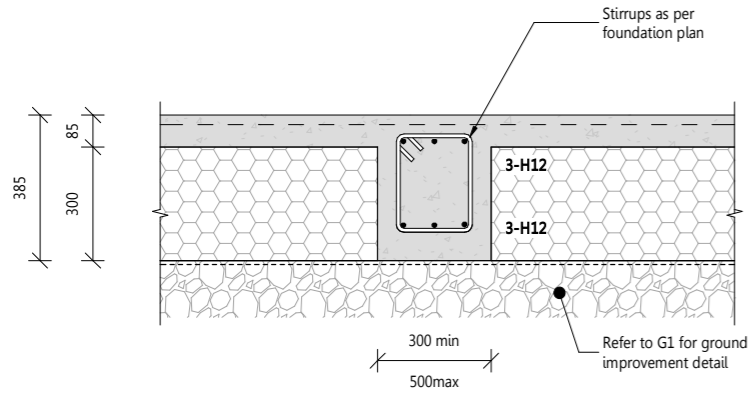
**F02** TYPICAL EDGE BEAM: NO REBATE  
 S1.02 1:20



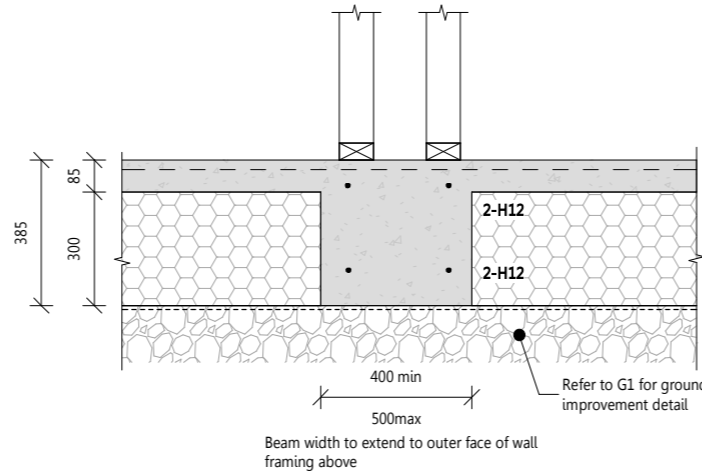
**F06** TYPICAL WAFFLE SLAB: INTERNAL RIB  
 S1.02 1:20



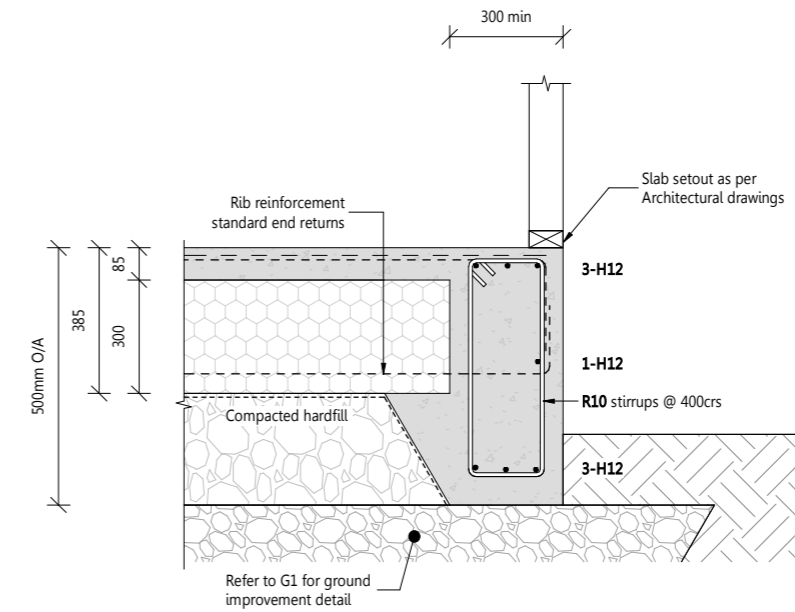
**F03** TYPICAL EDGE BEAM WITH REBATE  
 S1.02 1:20



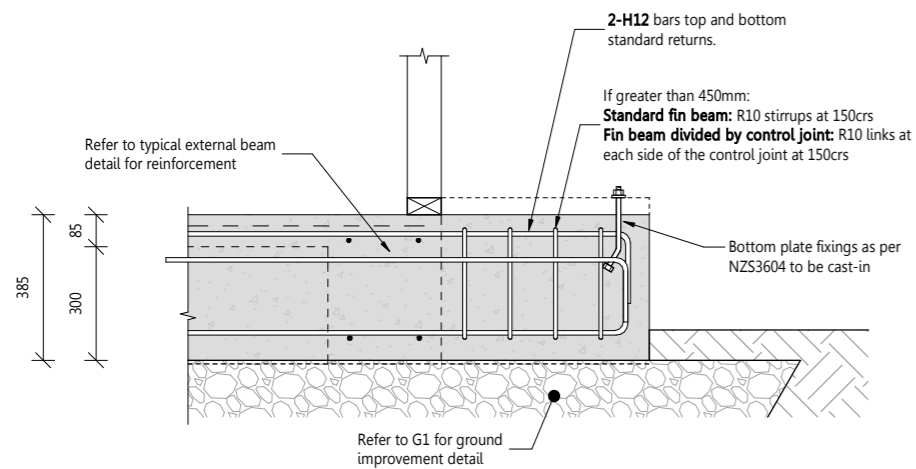
**F04** TYPICAL INTERNAL BEAM  
 S1.02 1:20



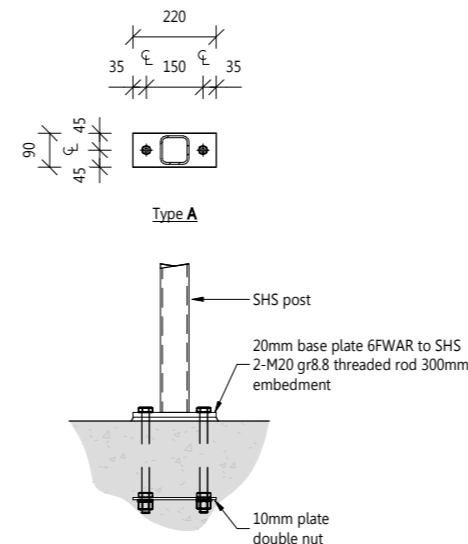
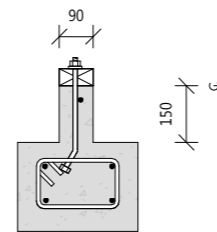
**F05** TYPICAL INTERTENANCY BEAM  
 S1.02 1:20



**F08** EDGE BEAM DEEPEMED  
 S1.02 1:20



**F07** TYPICAL FIN REINFORCEMENT  
 S1.02 1:20



**BP1** BASE PLATE DETAIL (BP1)  
 S1.02 1:20

No.	DATE	REVISION	BY
4	10.07.2023	Consent	ARP
3	21.06.2023	Consent	ARP
2	18.04.2023	Consent	ARP
1	16.03.2023	Preliminary	ARP



PROJECT	The Bamptons 2
ADDRESS	27-29 Bampton Street
CLIENT	Wolfbrook Property Group

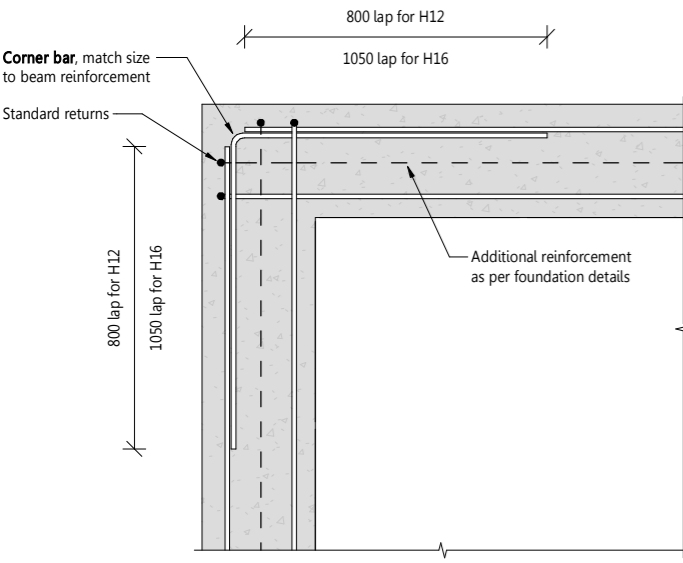
TITLE  
**FOUNDATION DETAILS SHEET 1**

DESIGNED BY	AKL	REVIEWED BY	AKL
DRAWN BY	ARP	JOB NO.	23058
SCALE	1:20@A3		

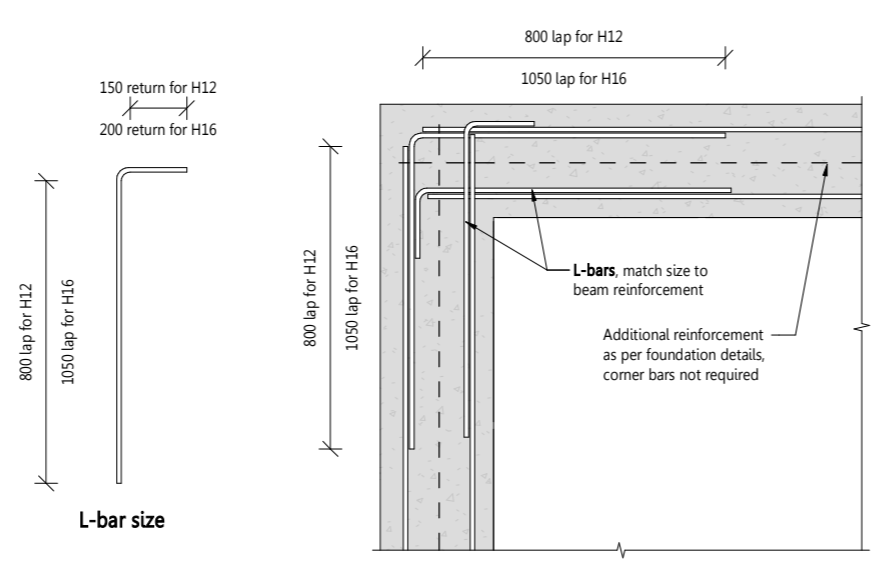
**CONSENT**

REV.	DRAWING NO.
------	-------------

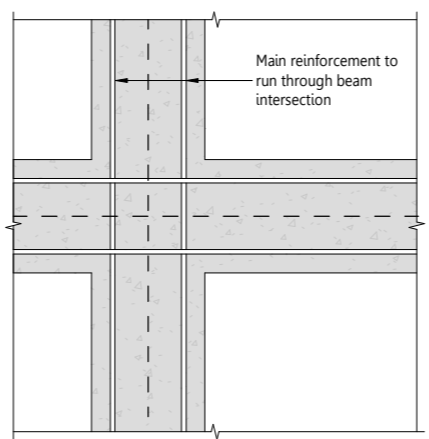
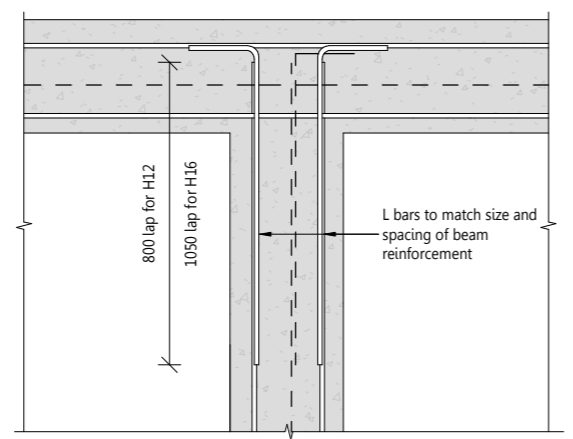
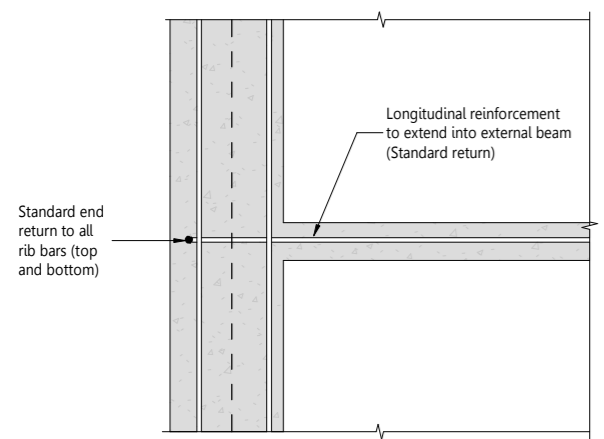
4 S1.21



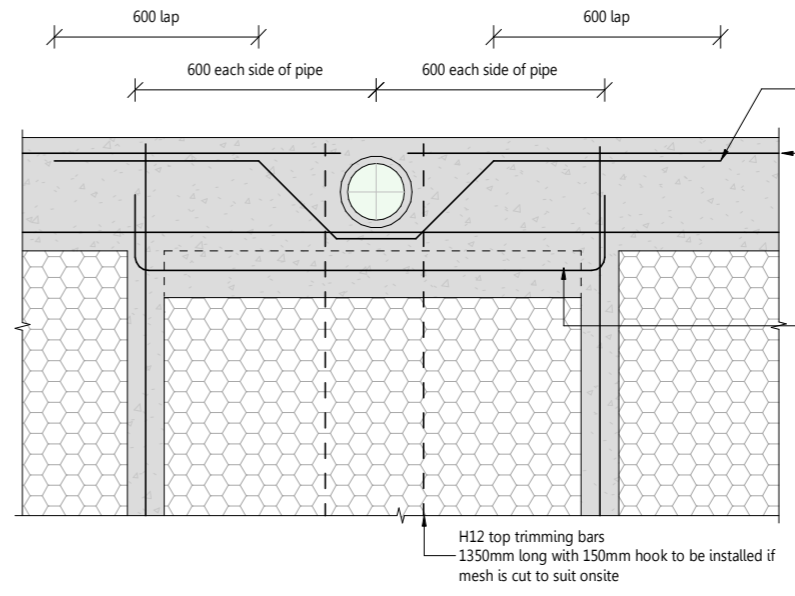
Corner Detailing Option 1



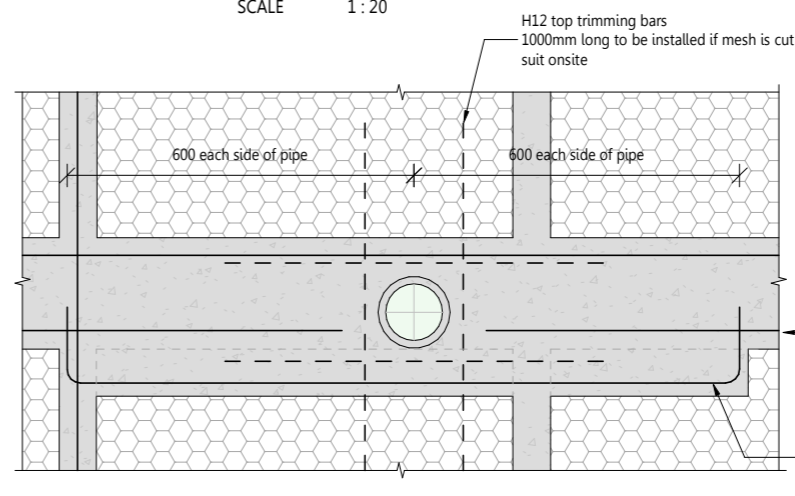
Corner Detailing Option 2



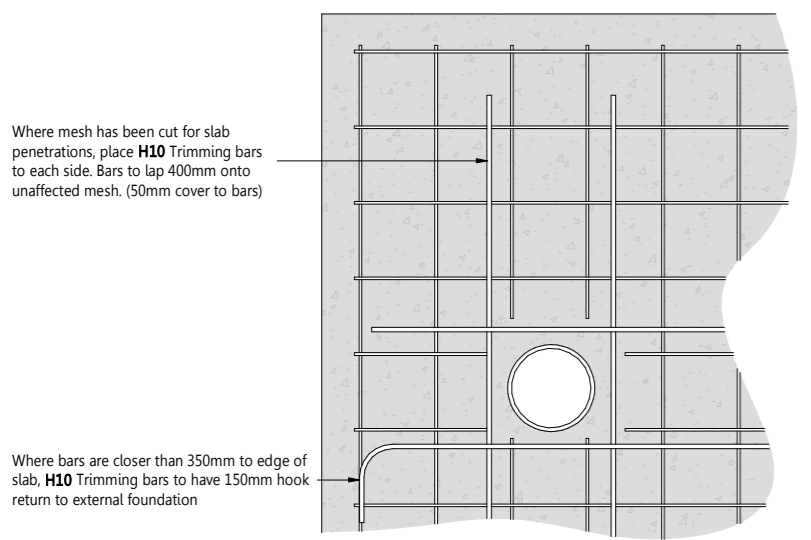
TYPICAL FOUNDATION BEAM INTERSECTION REINFORCEMENT  
 SCALE 1:20



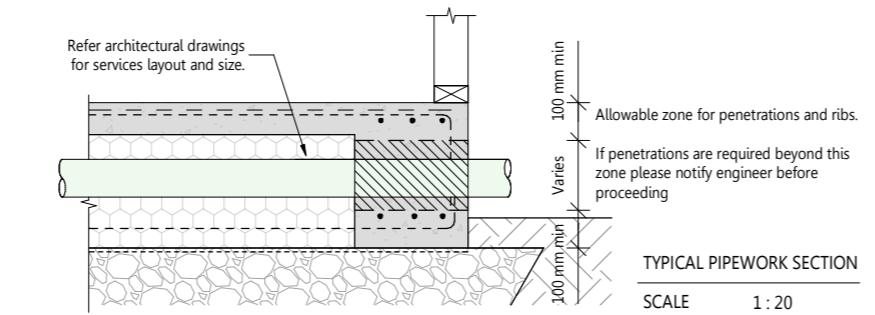
TYPICAL PENETRATION IN EXTERNAL BEAM1  
 SCALE 1:20



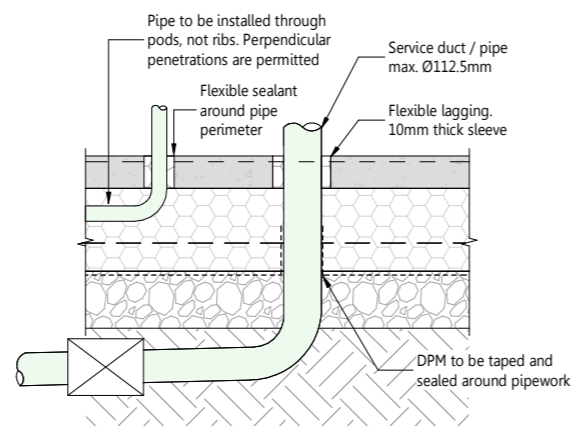
TYPICAL PENETRATION IN INTERNAL BEAM1  
 SCALE 1:20



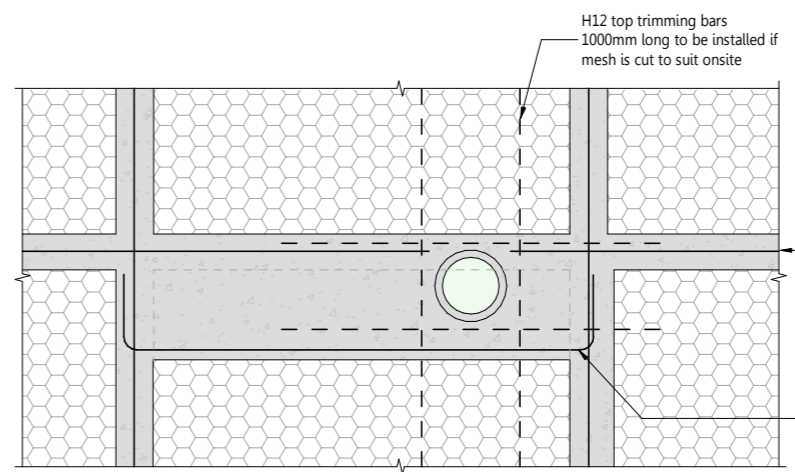
TYPICAL MESH PENETRATION  
 SCALE 1:20



TYPICAL PIPEWORK SECTION  
 SCALE 1:20



TYPICAL VERTICAL PIPE PENETRATION  
 SCALE 1:20



TYPICAL PENETRATION IN RIBS1  
 SCALE 1:20

No.	DATE	REVISION	BY
4	10.07.2023	Consent	ARP
3	21.06.2023	Consent	ARP
2	18.04.2023	Consent	ARP
1	16.03.2023	Preliminary	ARP

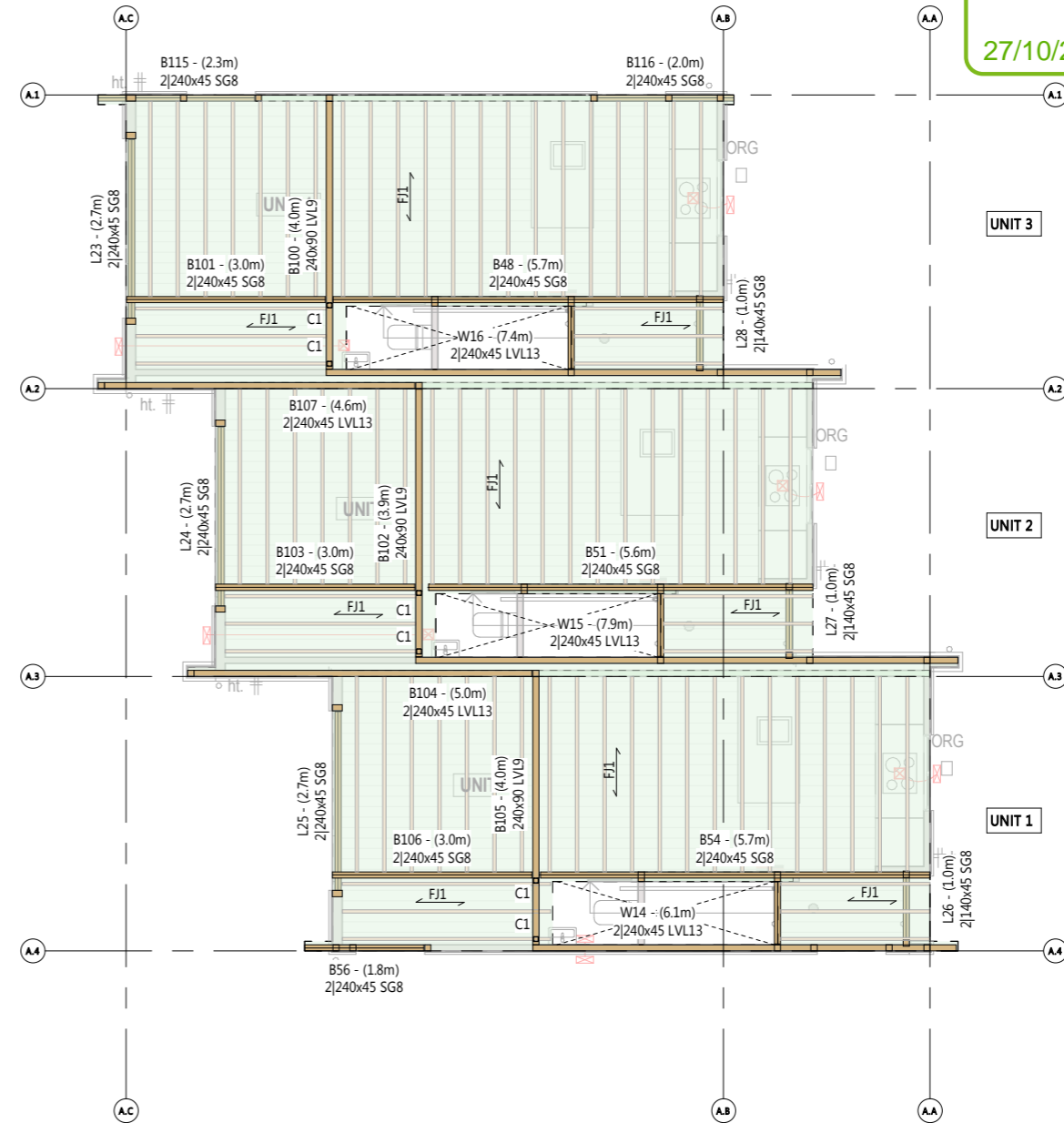
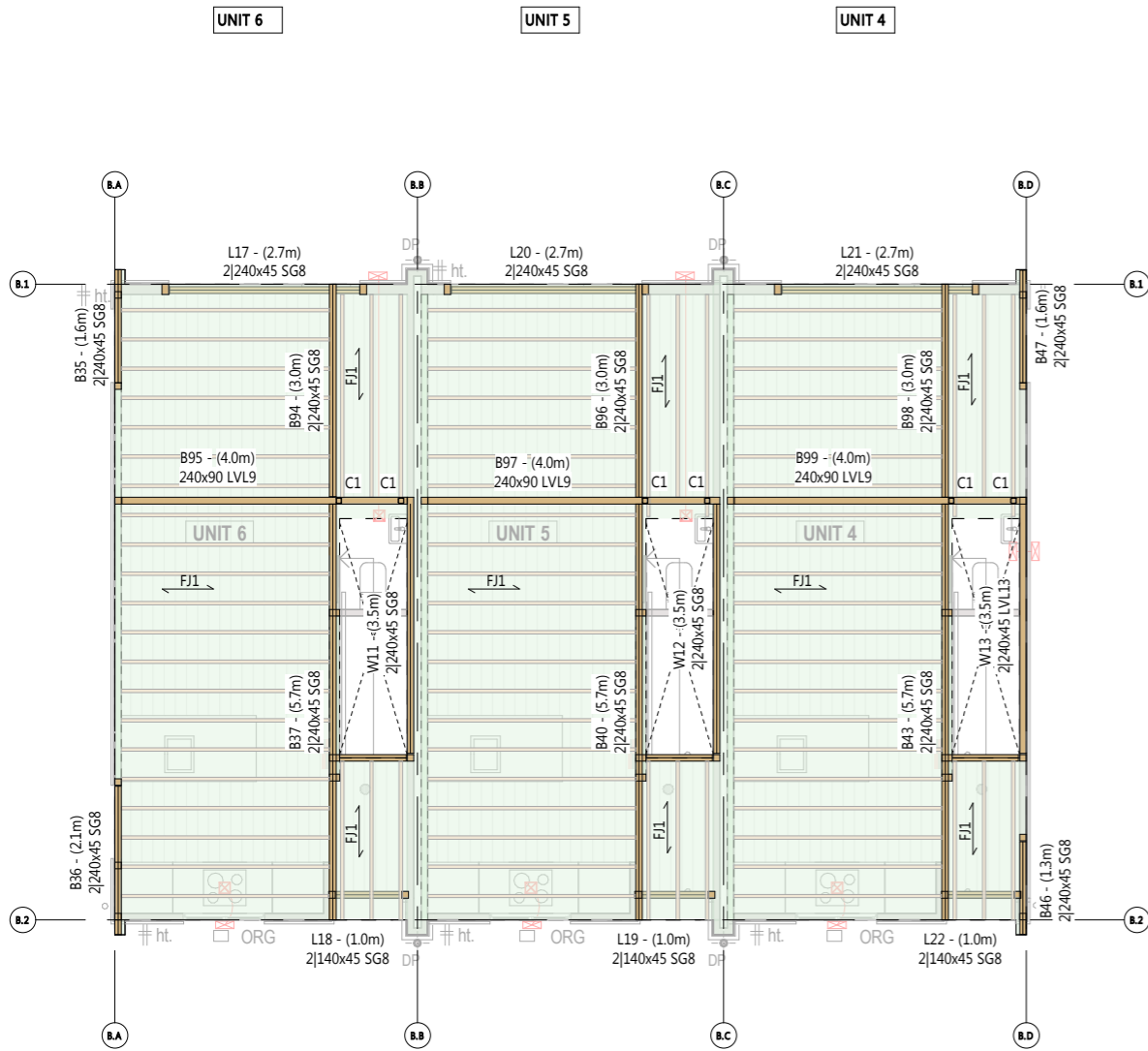


PROJECT	The Bamptons 2
ADDRESS	27-29 Bampton Street
CLIENT	Wolfbrook Property Group

TITLE  
**FOUNDATION DETAILS SHEET 4**

DESIGNED BY	AKL	REVIEWED BY	AKL
DRAWN BY	ARP	JOB NO.	23058
SCALE	1:20@A3		

<b>CONSENT</b>	
REV.	DRAWING NO.
4	S1.24



Framing element number	Framing element length in meters	Framing size	Timber Grade
L-21 - (2.4m)		2-240x45 LVL13	

Column	Section
C1	75SH55
DS90	90x45 Double Stud
DS140	140x45 Double Stud

No.	DATE	REVISION	BY
4	10.07.2023	Consent	ARP
3	21.06.2023	Consent	ARP
2	18.04.2023	Consent	ARP
1	16.03.2023	Preliminary	ARP



NOTES	
Contractor to verify all structural drawings are the latest construction issue. All dimensions and setout on site prior to commencing any work. This drawing is to be read in conjunction with the architectural drawings.	
1. The noted member lengths are not to be used for construction, they are the design lengths only. If the site length exceeds the noted length the structural engineer is to be notified prior to construction.	
2. All the elements are to be centered on wall lines U.N.O	
3. Allow for 45mm SG8 stud plates to be fixed to steel members for fixing of timber framing	
4. Refer to NZS 3604:2011 for construction details U.N.O	
5. The shown joist layout is indicative only refer to structural details for additional structural requirements.	
6. Built-up members in accordance with NZS3604:2011 requirements.	

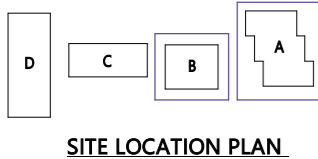
PROJECT	The Bamptons 2
ADDRESS	27-29 Bampton Street
CLIENT	Wolbrook Property Group

TITLE  
**FIRST FLOOR PLAN STRUCTURAL FRAMING SHEET 1**

DESIGNED BY	AKL	REVIEWED BY	AKL
DRAWN BY	ARP	JOB NO.	23058

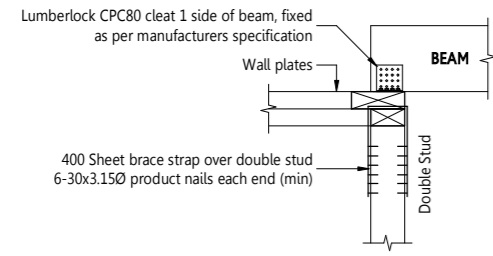
SCALE  
**CONSENT**

REV.	DRAWING NO.
------	-------------

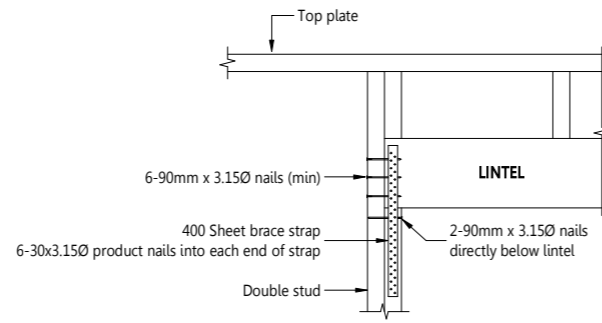


SITE LOCATION PLAN

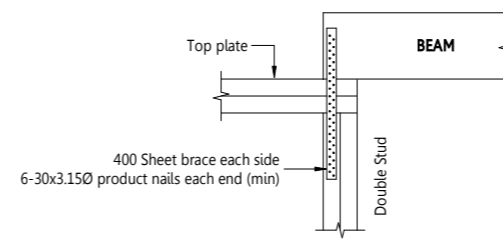




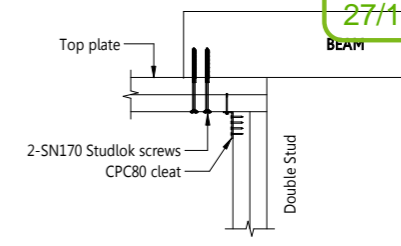
**S01** TIMBER BEAM TO DS: FRAMING CORNER  
1:20



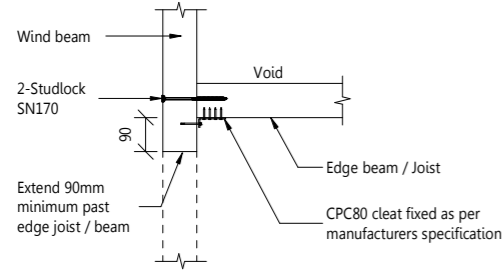
**S02** TIMBER LINTEL TO DS  
1:20



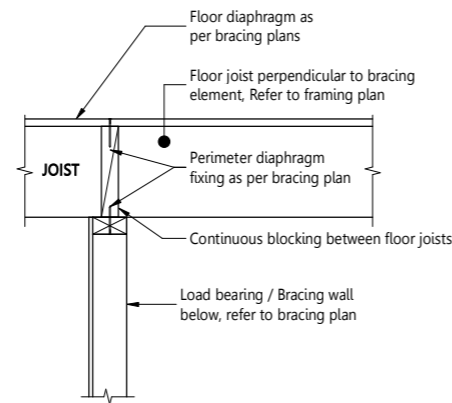
**S03** TIMBER BEAM TO DS: FRAMING EDGE OPTION 1  
1:20



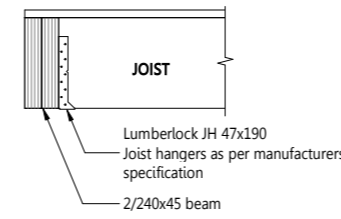
**S04** TIMBER BEAM TO DS: FRAMING EDGE OPTION 2  
1:20



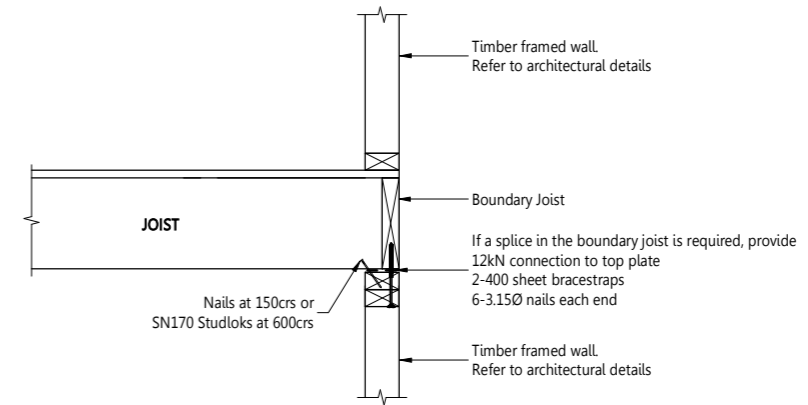
**S05** WIND BEAM EDGE CONNECTION  
1:20



**S06** FLOOR DIAPHRAGM TO PERPENDICULAR BRACING WALL  
1:20



**S07** TIMBER JOIST TO BEAM  
1:20



**S08** FLOOR DIAPHRAGM BOUNDARY JOIST  
1:20

No.	DATE	REVISION	BY
3	10.07.2023	Consent	ARP
2	21.06.2023	Consent	ARP
1	18.04.2023	Consent	ARP



PROJECT	The Bamptons 2
ADDRESS	27-29 Bampton Street
CLIENT	Wolfbrook Property Group

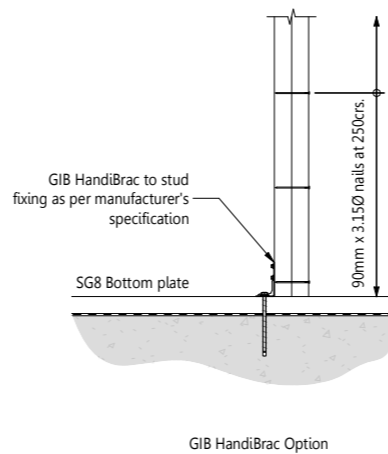
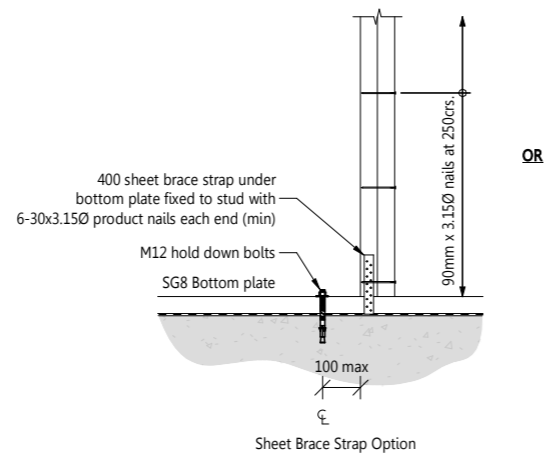
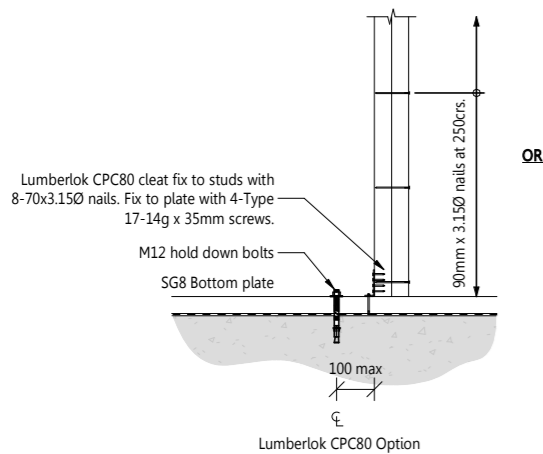
TITLE  
**TYPICAL STRUCTURAL DETAILS SHEET 1**

DESIGNED BY	AKL	REVIEWED BY	AKL
DRAWN BY	ARP	JOB NO.	23058
SCALE	1:20@A3		

**CONSENT**

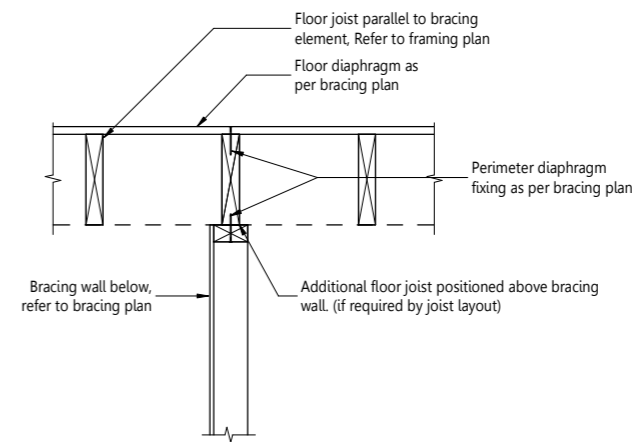
REV.	DRAWING NO.
------	-------------

3 S2.20

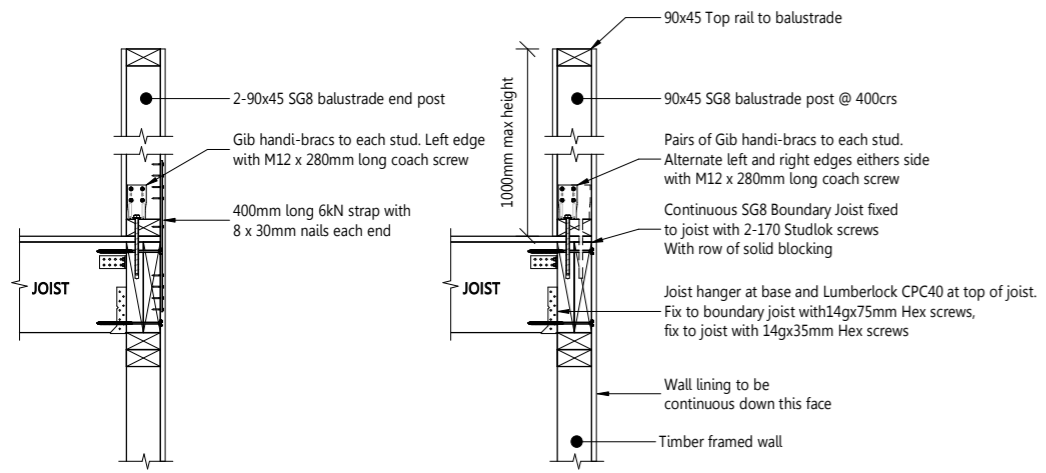


DS TO SLAB CONNECTION (THREE OPTIONS)

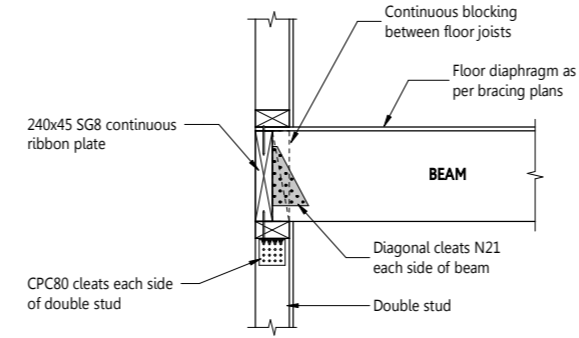
SCALE 1:20



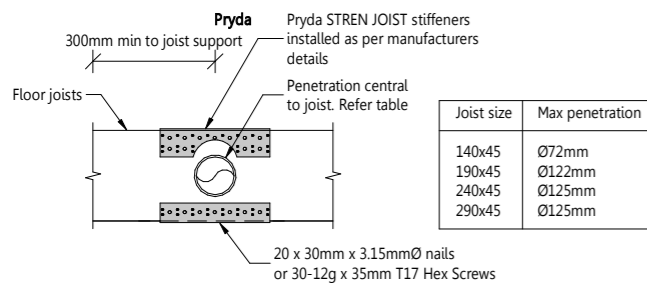
**S09** FLOOR DIAPHRAGM TO PARALLEL BRACING WALL  
1:20



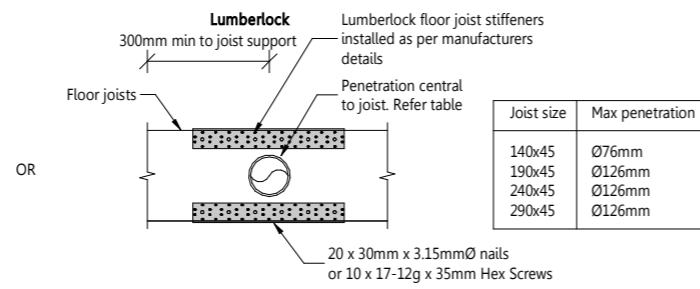
**S11** TYPICAL INTERNAL STAIR BALUSTRADE  
1:20



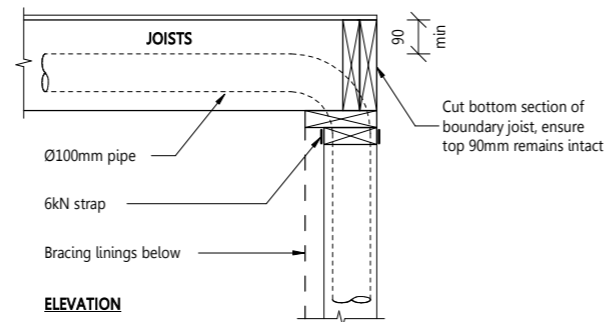
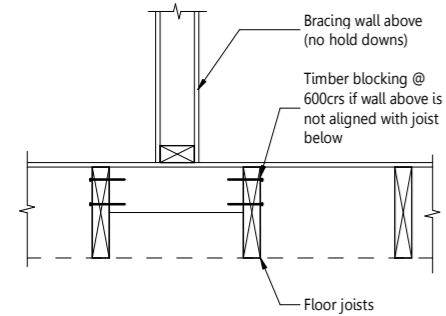
**S12** BEAM TO WALL  
1:20



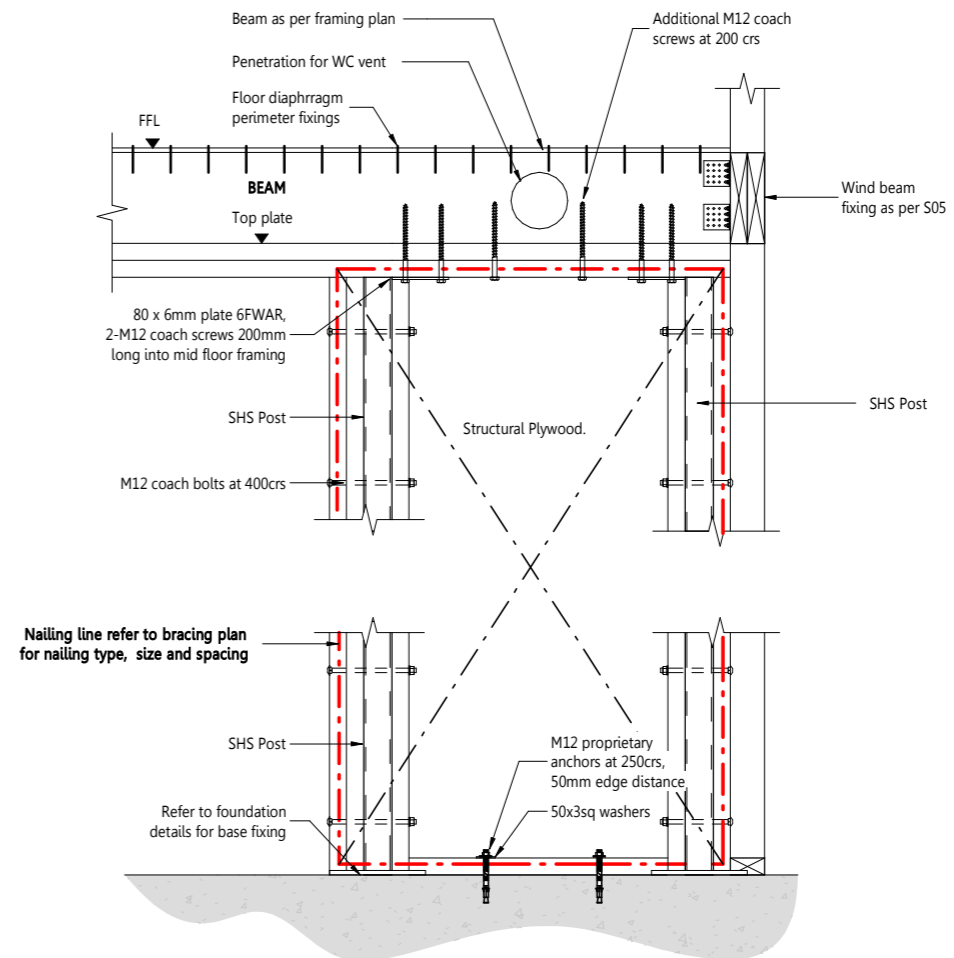
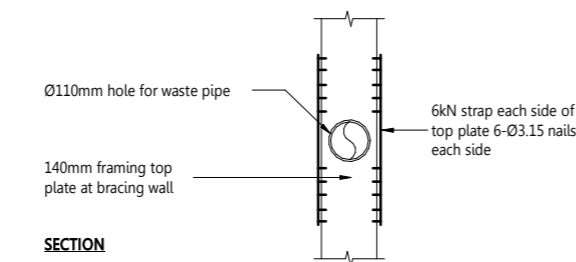
**S16** Penetration - Joist penetration larger than 50mm1  
1:20



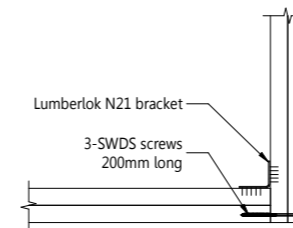
**S17** INTERNAL BRACING WALL FIRST FLOOR SUPPORT  
1:20



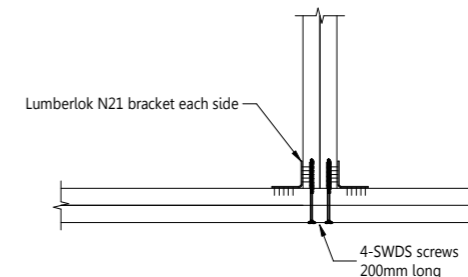
**S19** 100mm WASTE PENETRATION IN WALL  
1:20



**SED-1** SED-1 SHS POST CONNECTION  
1:20



**S20** TIMBER BEAM TO TIMBER BEAM  
1:20



No.	DATE	REVISION	BY
3	10.07.2023	Consent	ARP
2	21.06.2023	Consent	ARP
1	18.04.2023	Consent	ARP



PROJECT: The Bamptons 2  
 ADDRESS: 27-29 Bampton Street  
 CLIENT: Wolfbrook Property Group

TITLE: STRUCTURAL DETAILS SHEET 1

DESIGNED BY: AKL REVIEWED BY: AKL  
 DRAWN BY: ARP JOB NO.: 23058  
 SCALE: 1:20@A3

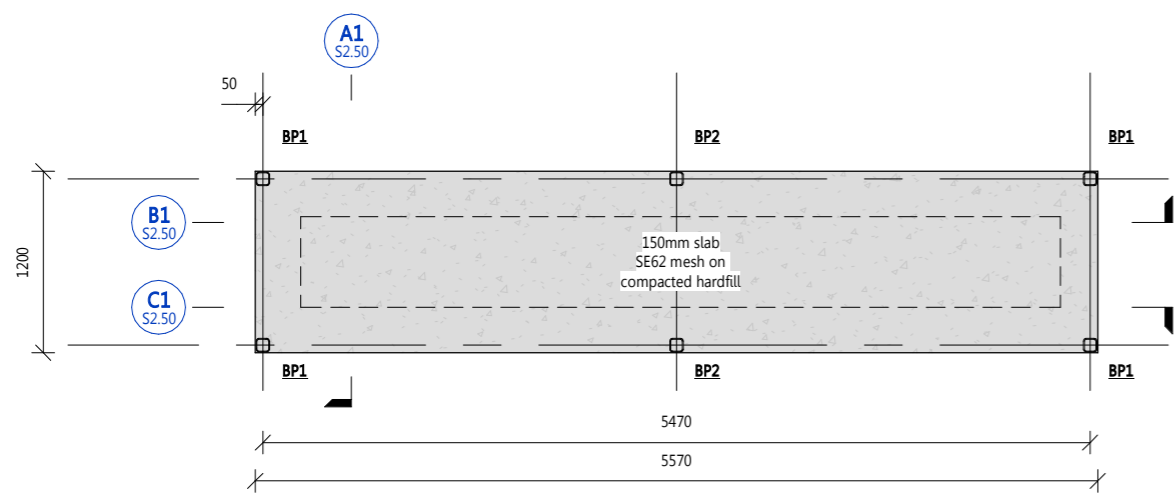
CONSENT

REV. DRAWING NO.

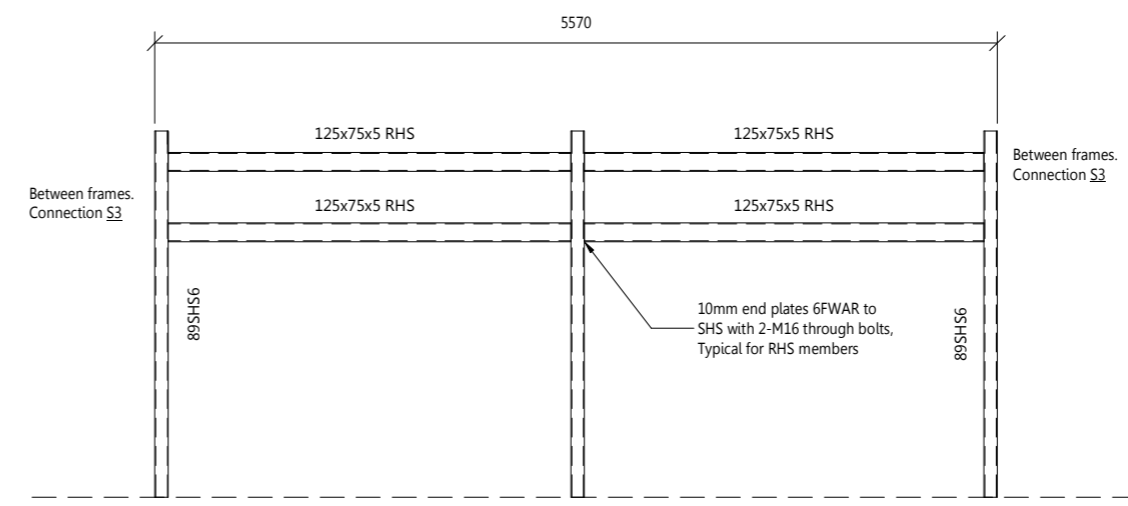
3 S2.40

Note: Foundation Page 34 of 37  
 25MPa structural concrete  
 Steel SHS sections are Grade 350  
 and 300mm is grade 300  
 3. All structural steel to have a coating system suitable for exposure classification. The proposed coating system is to be approved by the engineer, we recommend a minimum system of 152.00 as per table 7 of NZS 3901:2010  
 4. Epoxy anchors are to be the Fischer FIS EM Plus system  
 5. All structural steel bolts to be grade 8.8, purlin bolts to be grade 4.6

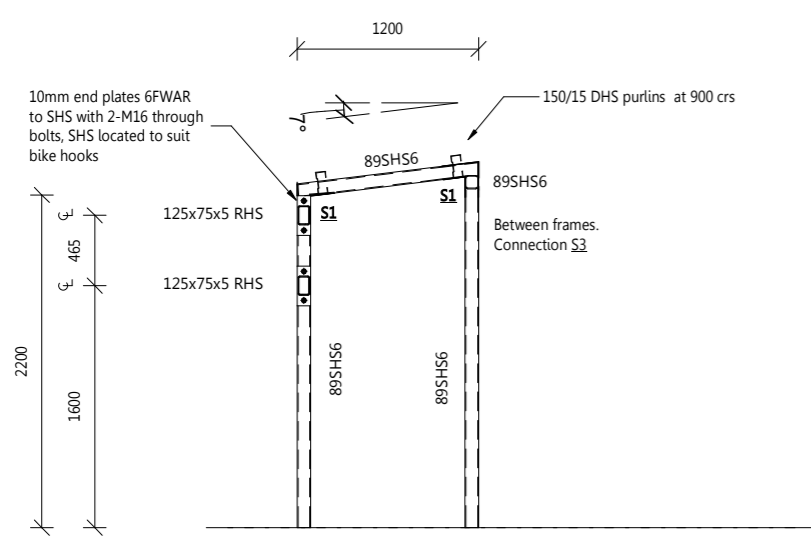
**Note:**  
 1. All cladding is permeable aluminium fencing that is cantilevered from the ground. No connection to the SHS frame



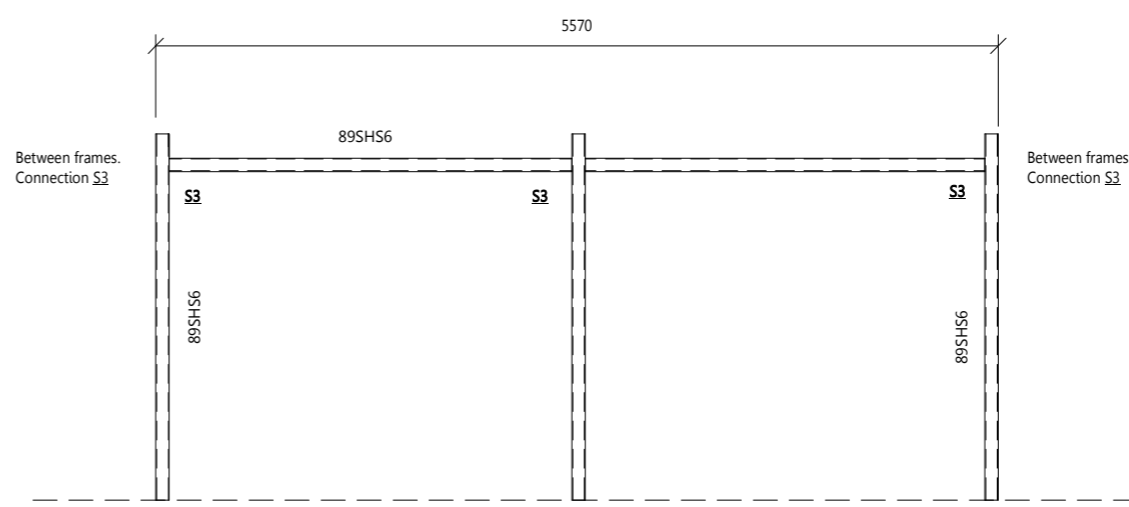
**A** BIKE SHED PLAN A  
 1:50



**C1** Portal Frame C  
 S2.50 1:50



**A1** Portal Frame A  
 S2.50 1:50



**B1** Portal Frame B  
 S2.50 1:50

No.	DATE	REVISION	BY
4	10.07.2023	Consent	ARP
3	21.06.2023	Consent	ARP
2	18.04.2023	Consent	ARP
1	16.03.2023	Preliminary	ARP



PROJECT: The Bamptons 2  
 ADDRESS: 27-29 Bampton Street  
 CLIENT: Wolfbrook Property Group

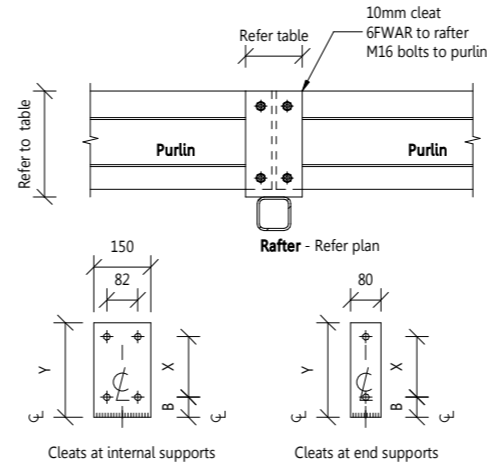
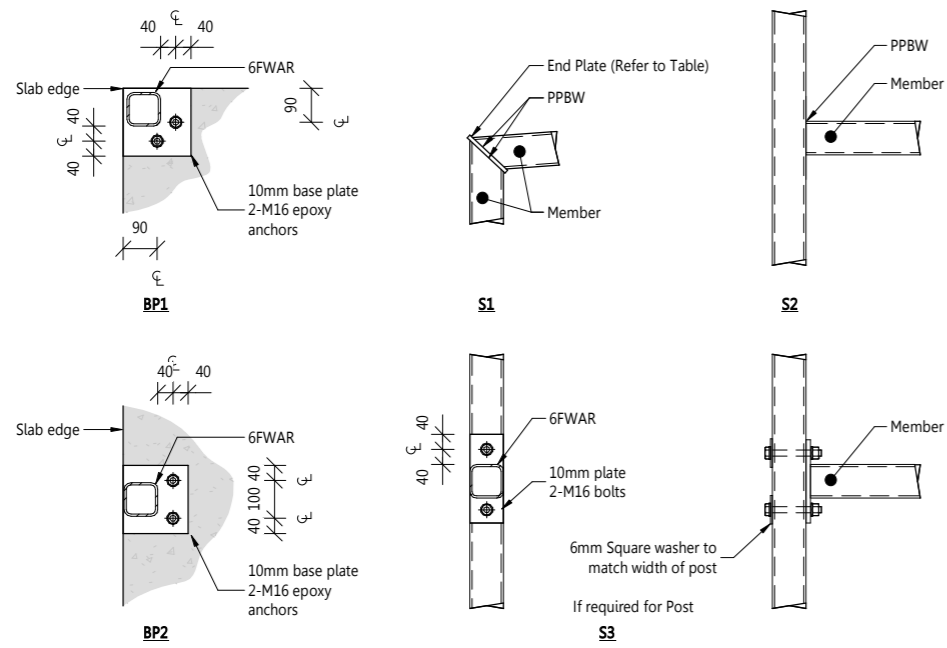
TITLE: BIKE STORAGE SHED A

DESIGNED BY	AKL	REVIEWED BY	AKL
DRAWN BY	ARP	JOB NO.	23058
SCALE	1:50@A3		

CONSENT

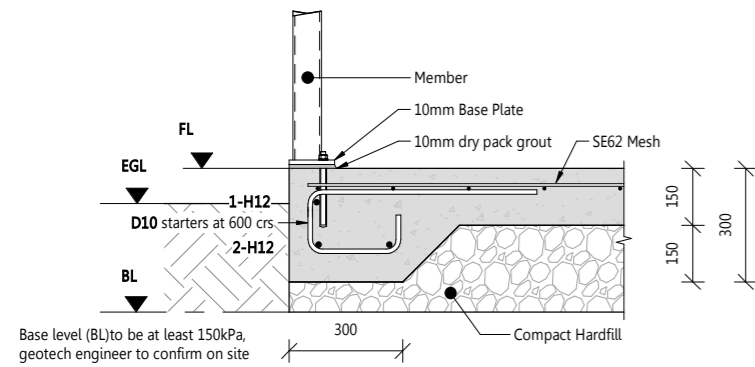
REV. DRAWING NO.

4 S2.50



**PURLIN CLEAT:** \* = Steel to purlin offset 20mm

PURLIN	B (+*)	X	Y
150/12 AND 15	35	80	150
200/12, 15 AND 18	40	120	200
250/13, 15 AND 18	45	160	250



No.	DATE	REVISION	BY
4	10.07.2023	Consent	ARP
3	21.06.2023	Consent	ARP
2	18.04.2023	Consent	ARP
1	16.03.2023	Preliminary	ARP



PROJECT: **The Bamptons 2**

ADDRESS: **27-29 Bampton Street**

CLIENT: **Wolfbrook Property Group**

TITLE: **BIKE STORAGE SHED DETAILS**

DESIGNED BY: **AKL** REVIEWED BY: **AKL**

DRAWN BY: **ARP** JOB NO.: **23058**

SCALE: **1 : 20@A3**

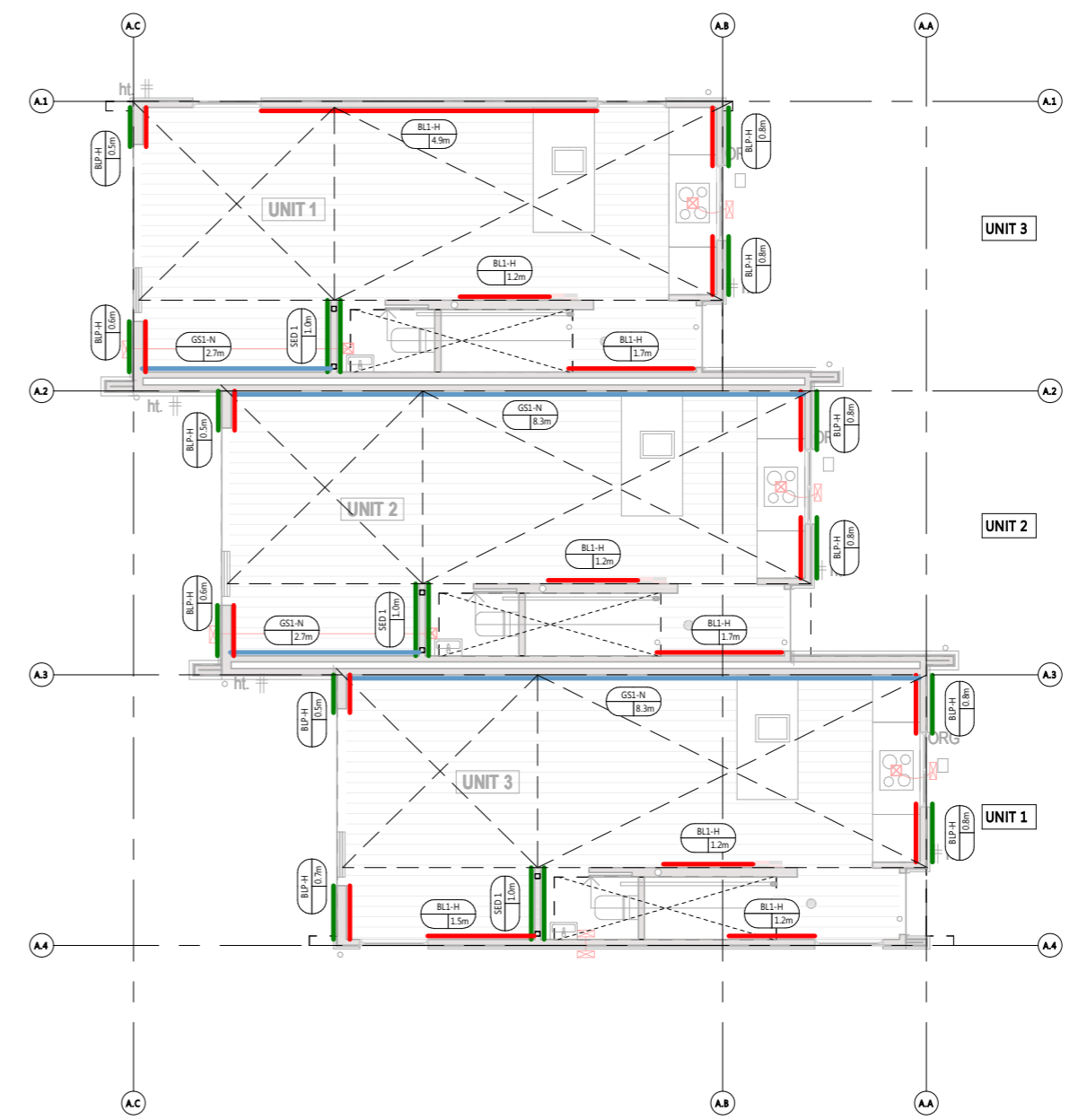
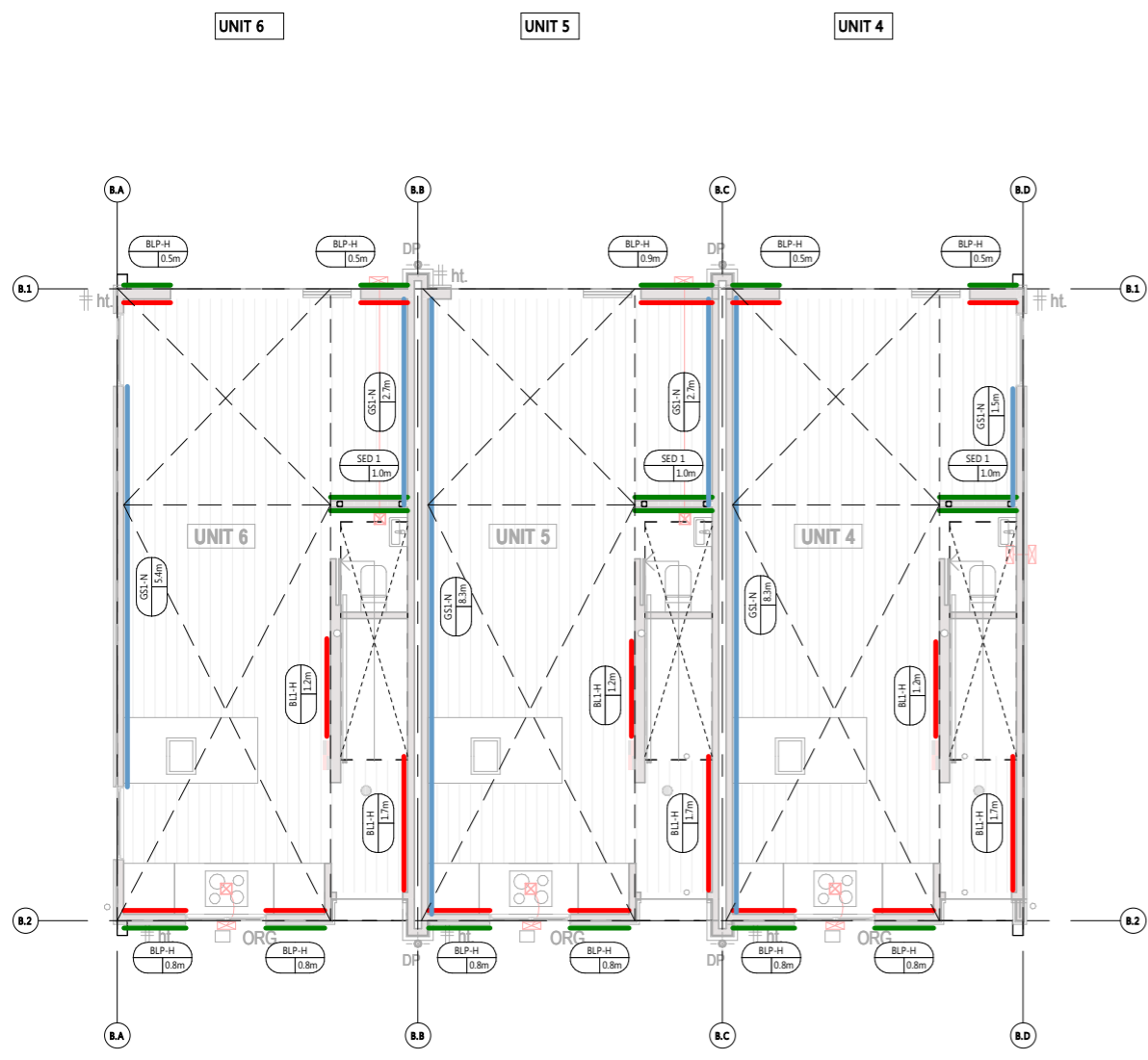
**CONSENT**

REV. DRAWING NO.

**BRACING ELEMENT LEGEND**

Element number → Length in meters

GS1-N	GIB standard plasterboard on one side Fixed as per manufacturers specifications
GS2-N	GIB standard plasterboard on each side Fixed as per manufacturers specifications
BL1-H	GIB Bracelene on one side GIB Handibrac at each end stud Fixed as per manufacturers specifications
BLP-H	GIB Bracelene on one side 7mm F11 structural plywood to the other side GIB Handibrac at each end stud Fixed as per manufacturers specifications
BLG-H	GIB Bracelene on one side GIB Standard plasterboard to the other side GIB Handibrac at each end stud Fixed as per manufacturers specifications
EP1-H	7mm ecply on exterior side GIB Handibrac at each end stud fixed as per manufacturers specification
SED-1	SED plywood bracing wall 12mm FR structural plywood on each side fixed to 75x5 SHS posts. 3.15mm Ø nails at 100crs perimeter 3.15mm Ø nails at 150crs intermediate



No.	DATE	REVISION	BY
4	10.07.2023	Consent	ARP
3	21.06.2023	Consent	ARP
2	18.04.2023	Consent	ARP
1	16.03.2023	Preliminary	ARP



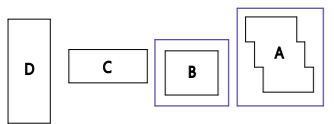
**PROJECT** The Bamptons 2  
**ADDRESS** 27-29 Bampton Street  
**CLIENT** Wolfbrook Property Group

**TITLE**  
**GROUND FLOOR BRACING SHEET 1**

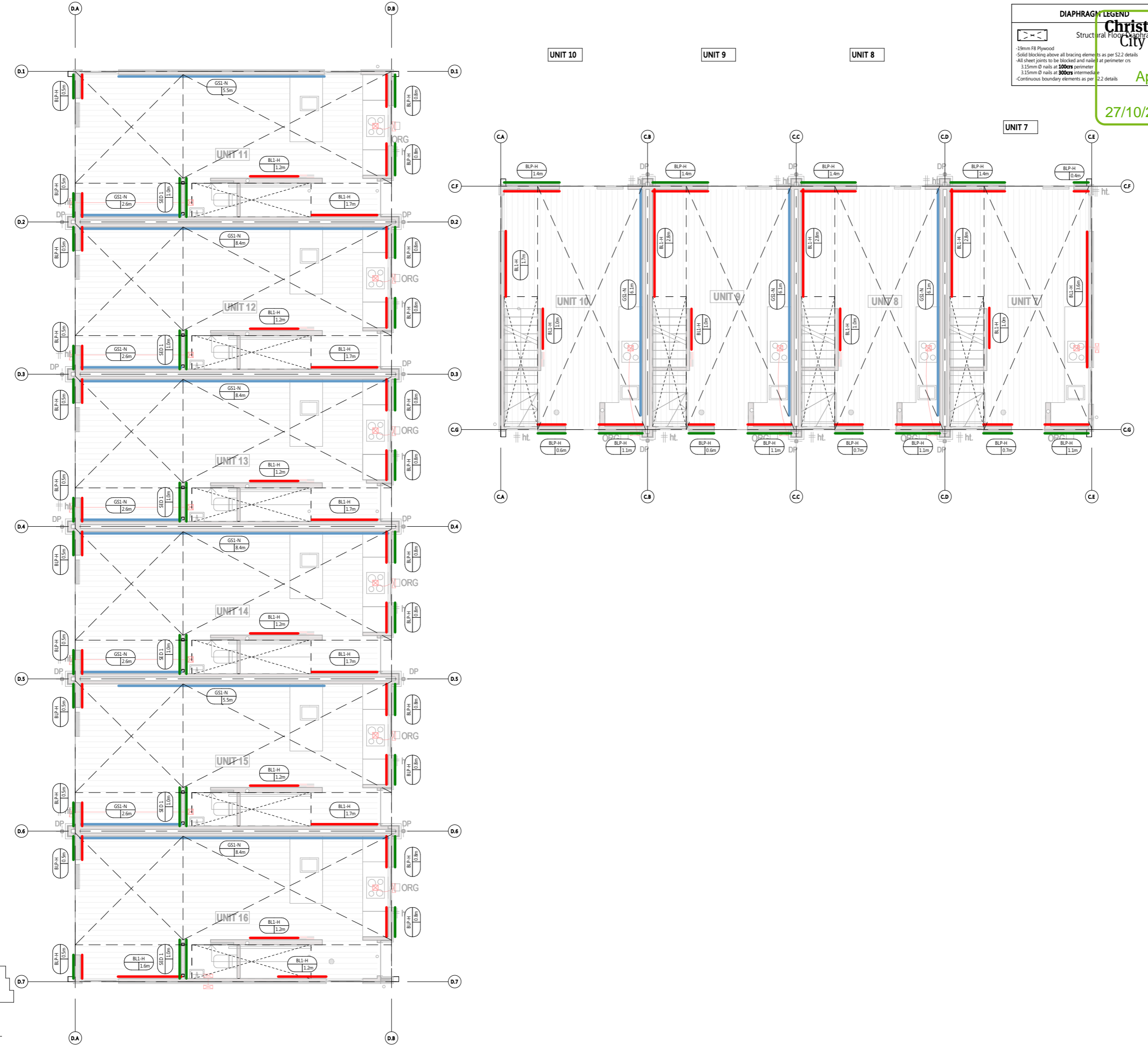
**DESIGNED BY** AKL **REVIEWED BY** AKL  
**DRAWN BY** ARP **JOB NO.** 23058

**SCALE**  
**CONSENT**

**REV.** 4 **DRAWING NO.** S3.01



**SITE LOCATION PLAN**



**DIAPHRAGM LEGEND**

- 19mm FB Plywood
- Solid blocking above all bracing elements as per S2.2 details
- All sheet joints to be blocked and nailed at perimeter crs
- 3.15mm Ø nails at 100crs perimeter
- 3.15mm Ø nails at 300crs intermediate
- Continuous boundary elements as per S2.2 details

**BRACING ELEMENT LEGEND**

Bracing system

Element number → Length in meters

G51-N	GIB standard plasterboard on one side Fixed as per manufacturers specifications	
G52-N	GIB standard plasterboard on each side Fixed as per manufacturers specifications	
BL1-H	GIB Bracelene on one side GIB Handbrac at each end stud Fixed as per manufacturers specifications	
BLP-H	GIB Bracelene on one side 7mm F11 structural plywood to the other side GIB Handbrac at each end stud Fixed as per manufacturers specifications	
BLG-H	GIB Bracelene on one side GIB Standard plasterboard to the other side GIB Handbrac at each end stud Fixed as per manufacturers specifications	
EP1-H	7mm ecsply on exterior side GIB Handbrac at each end stud fixed as per manufacturers specification	
SED-1	SED plywood bracing wall 12mm FB structural plywood on each side fixed to 75x5 SHS posts. 3.15mm Ø nails at 100crs perimeter 3.15mm Ø nails at 150crs intermediate	

No.	DATE	REVISION	BY
4	10.07.2023	Consent	ARP
3	21.06.2023	Consent	ARP
2	18.04.2023	Consent	ARP
1	16.03.2023	Preliminary	ARP



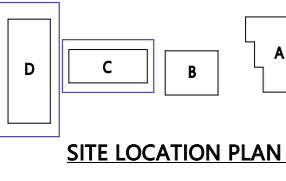
PROJECT: **The Bamptons 2**  
 ADDRESS: **27-29 Bampton Street**  
 CLIENT: **Wolbrook Property Group**

TITLE:  
**GROUND FLOOR BRACING SHEET 2**

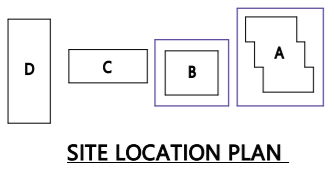
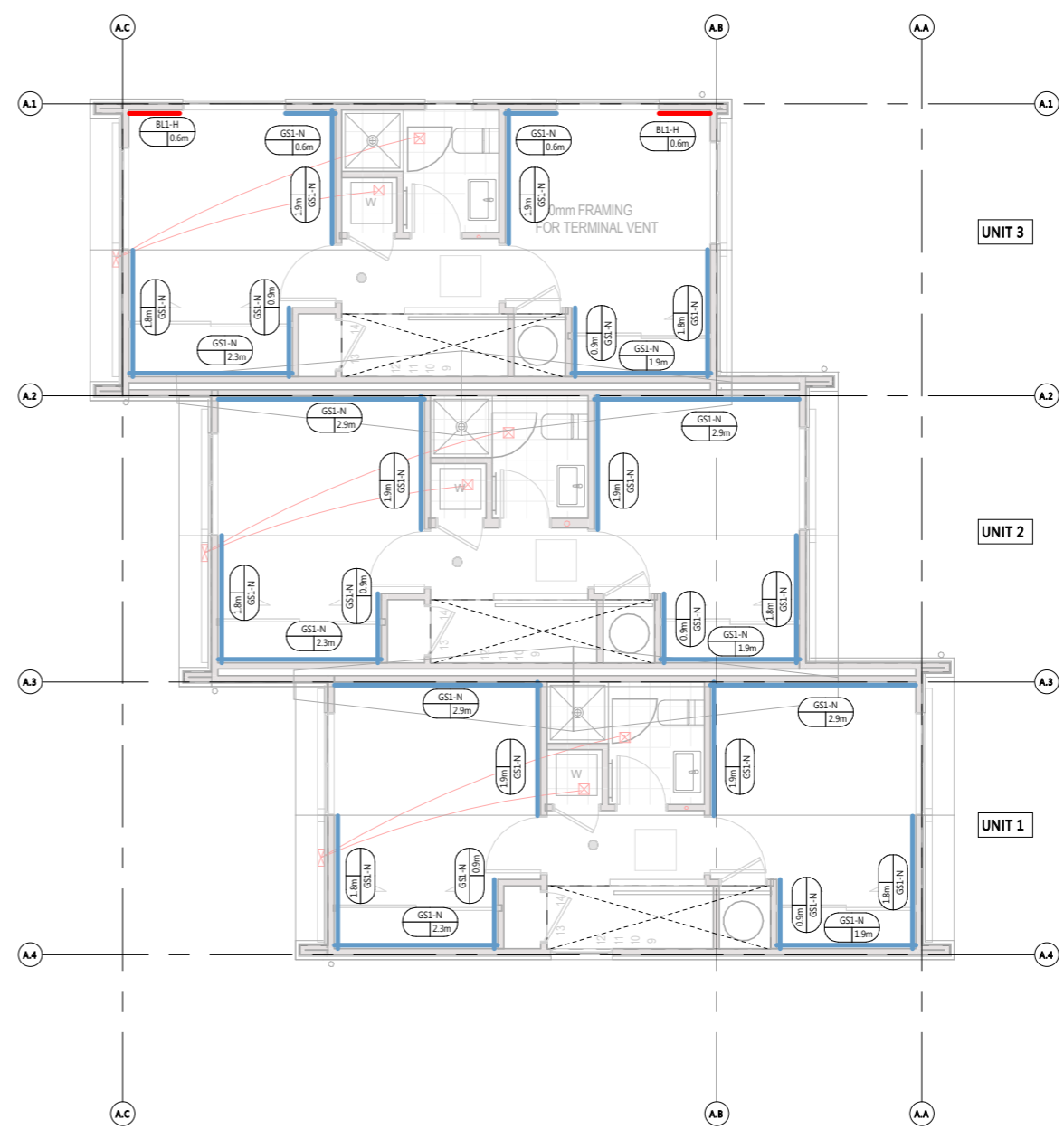
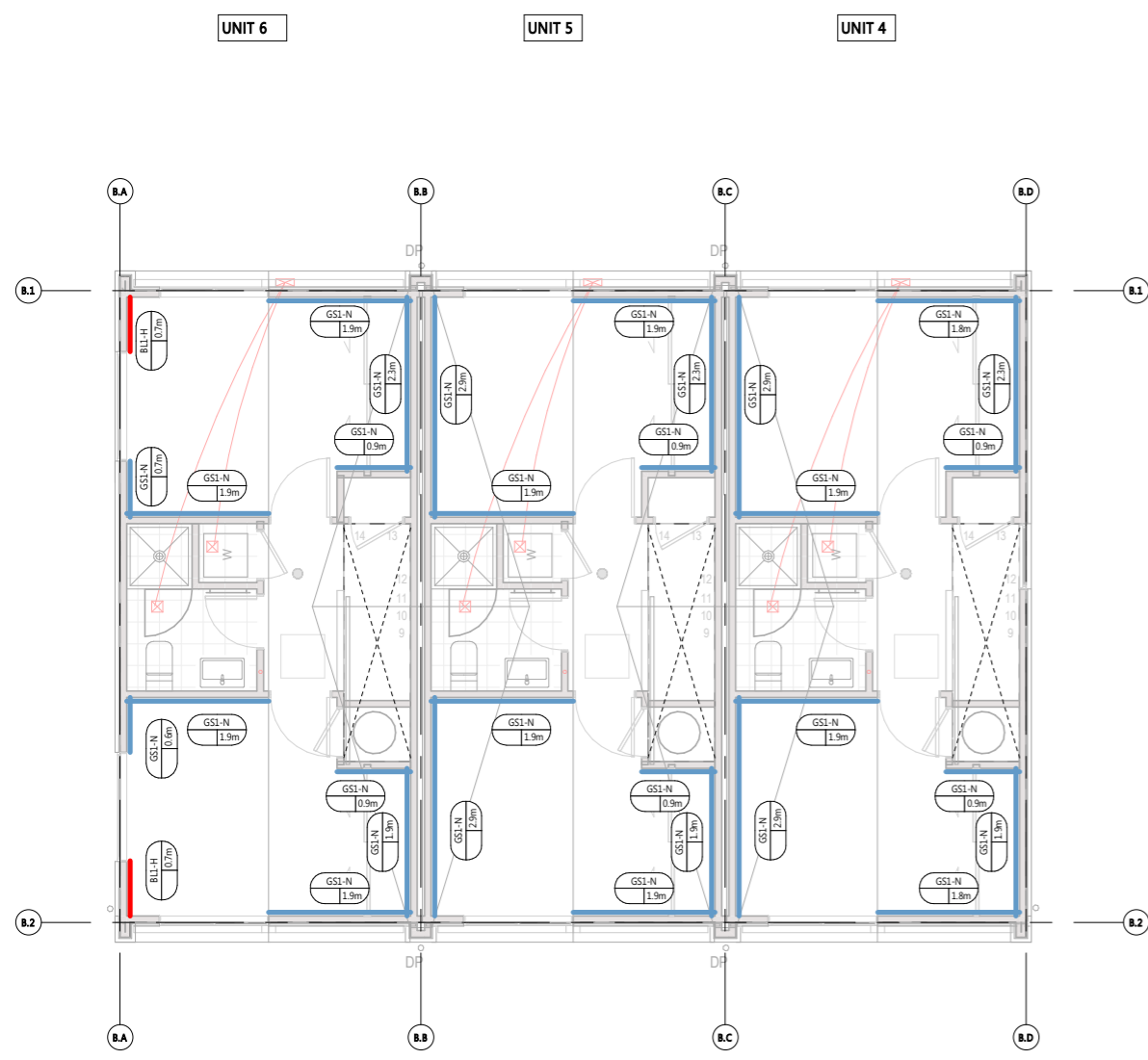
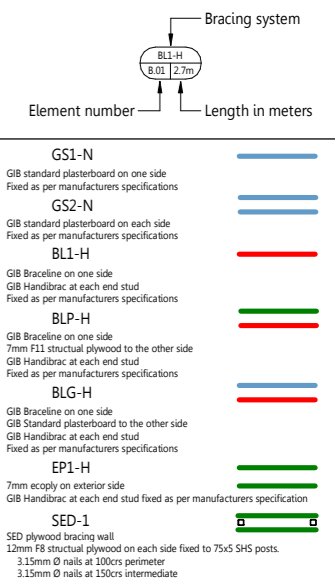
DESIGNED BY: **AKL** REVIEWED BY: **AKL**  
 DRAWN BY: **ARP** JOB NO.: **23058**

SCALE:  
**CONSENT**

REV. **4** DRAWING NO. **S3.02**



**BRACING ELEMENT LEGEND**



No.	DATE	REVISION	BY
4	10.07.2023	Consent	ARP
3	21.06.2023	Consent	ARP
2	18.04.2023	Consent	ARP
1	16.03.2023	Preliminary	ARP



**PROJECT** The Bamptons 2  
**ADDRESS** 27-29 Bampton Street  
**CLIENT** Wolfbrook Property Group  
**TITLE**  
**FIRST FLOOR BRACING PLAN SHEET 1**

**DESIGNED BY** AKL **REVIEWED BY** AKL  
**DRAWN BY** ARP **JOB NO.** 23058

**SCALE**  
**CONSENT**  
**REV.** 4 **DRAWING NO.** S3.03



notes:

Lot 2  
 DP 33554

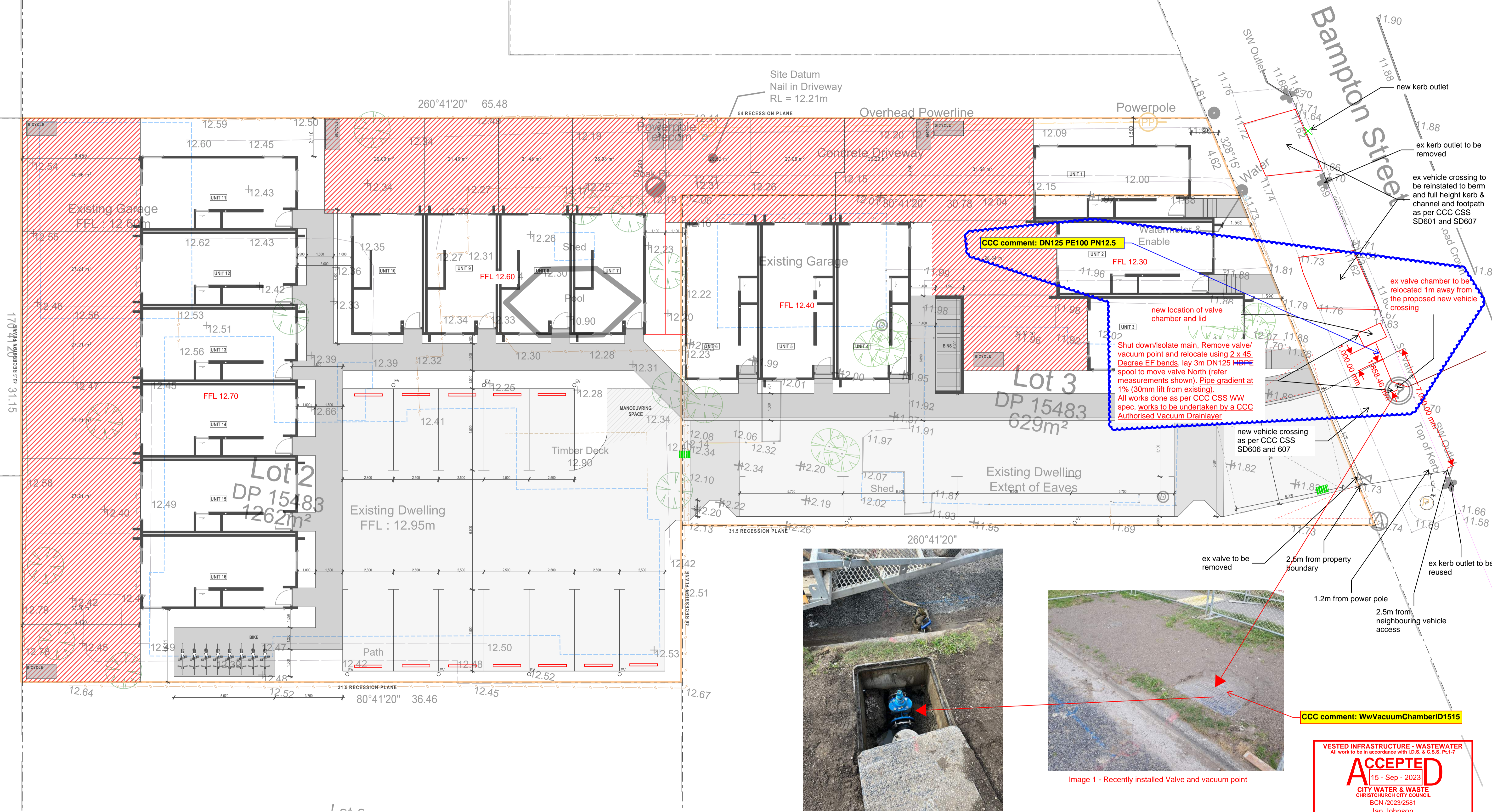


Image 1 - Recently installed Valve and vacuum point



Image 2 - View under cover of recently installed Valve and vacuum point

CCC comment: WwVacuumChamberID1515

VESTED INFRASTRUCTURE - WASTEWATER  
 All work to be in accordance with I.D.S. & C.S.S. Pt.1-7  
**ACCEPTED**  
 15 - Sep - 2023  
 CITY WATER & WASTE  
 CHRISTCHURCH CITY COUNCIL  
 BCN /2023/2581  
 Ian Johnson

All dimensions to be verified on site before making any shop drawings or commencing any work

The copyright of this drawing remains with Holmes Consulting LP

Rev	Date	Appd	Reason
2	11/09/2023	AJ	Detailed Design

Consultants	
	Holmes Consulting 254 Montreal Street Christchurch 8013 New Zealand Holmesgroup.com T: +64 3 366 3366

**Holmes**  
 Holmes Consulting  
 254 Montreal Street  
 Christchurch 8013  
 New Zealand  
 Holmesgroup.com  
 T: +64 3 366 3366

27 - 29 Bampton Street

Sheet Title  
 existing valve relocation plan

Drawn	Scale	(at A1)
VJ	1:100	
Filename	CSK 10 - valve relocation	
Job No	Sheet No	Rev
145424.50	CSK-10	2

**VESTED INFRASTRUCTURE - WATER SUPPLY**  
All work to be in accordance with I.D.S. & C.S.S. Pt.1-7

**ACCEPTED**  
11 - May - 2023

**CITY WATER & WASTE**  
CHRISTCHURCH CITY COUNCIL  
BCN /2023/2581  
Moenoa, Tai

27 - 29 Bampton Street,  
Dunlington, 8061  
Page 91 of 97

**Christchurch City Council**  
**BCN/2023/2581**  
Approved Building Consent Document  
27/10/2023 McKay, Bryan

The accurate location and length of the lateral and where it comes into the property is the responsibility of the developer who must liaise with the Council authorized water installer.

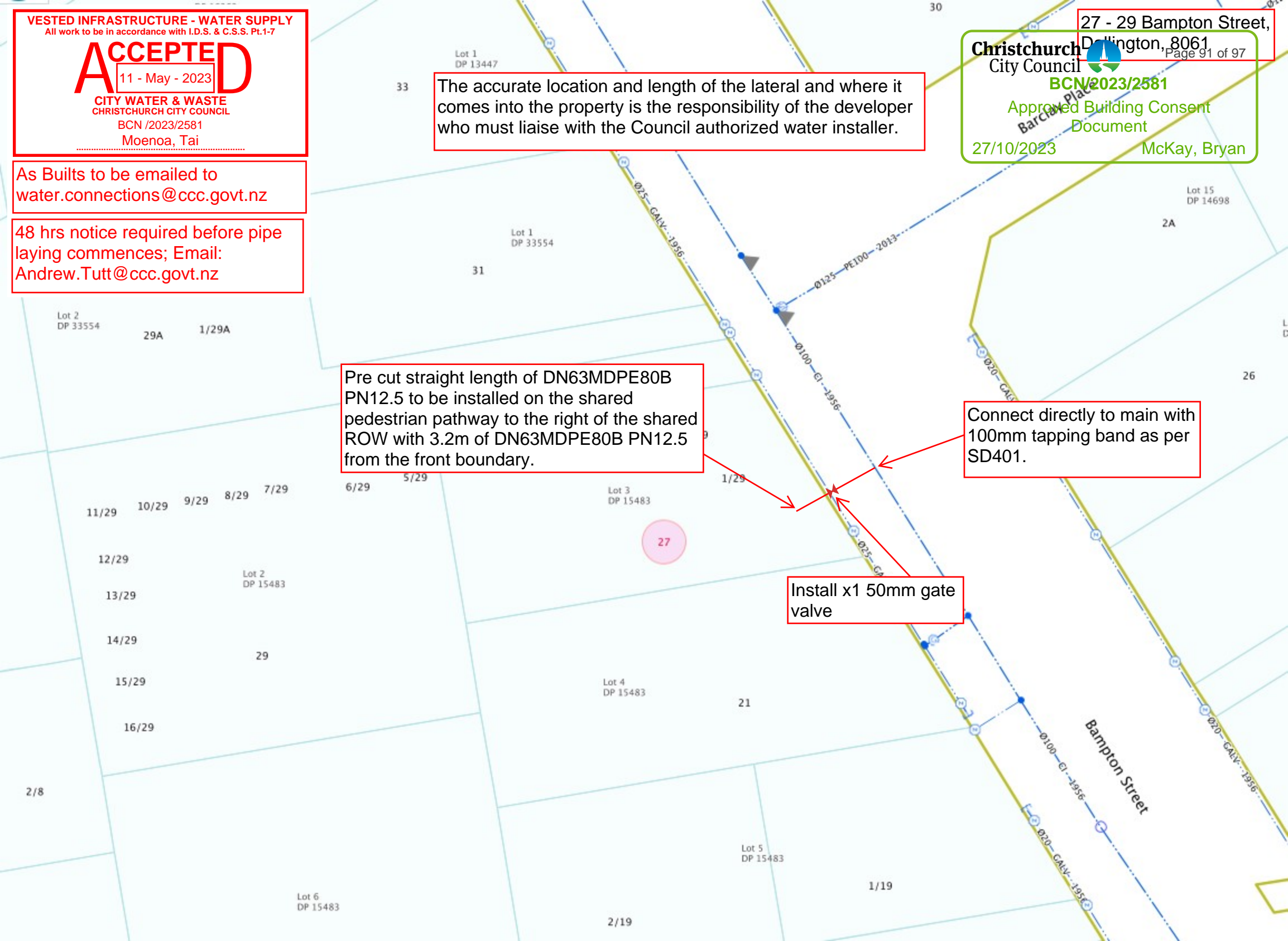
As Builts to be emailed to  
[water.connections@ccc.govt.nz](mailto:water.connections@ccc.govt.nz)

48 hrs notice required before pipe  
laying commences; Email:  
[Andrew.Tutt@ccc.govt.nz](mailto:Andrew.Tutt@ccc.govt.nz)

Pre cut straight length of DN63MDPE80B  
PN12.5 to be installed on the shared  
pedestrian pathway to the right of the shared  
ROW with 3.2m of DN63MDPE80B PN12.5  
from the front boundary.

Connect directly to main with  
100mm tapping band as per  
SD401.

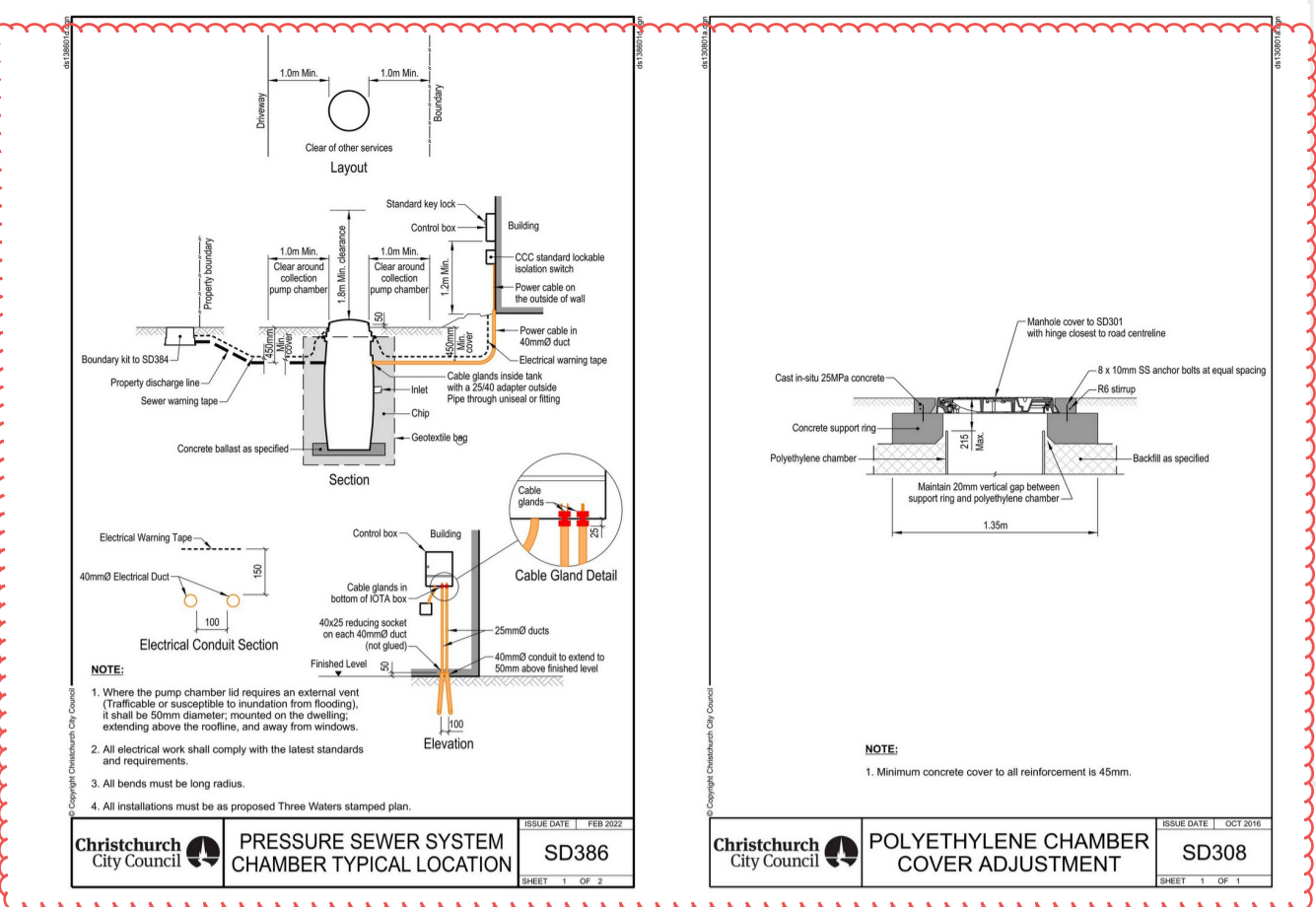
Install x1 50mm gate  
valve



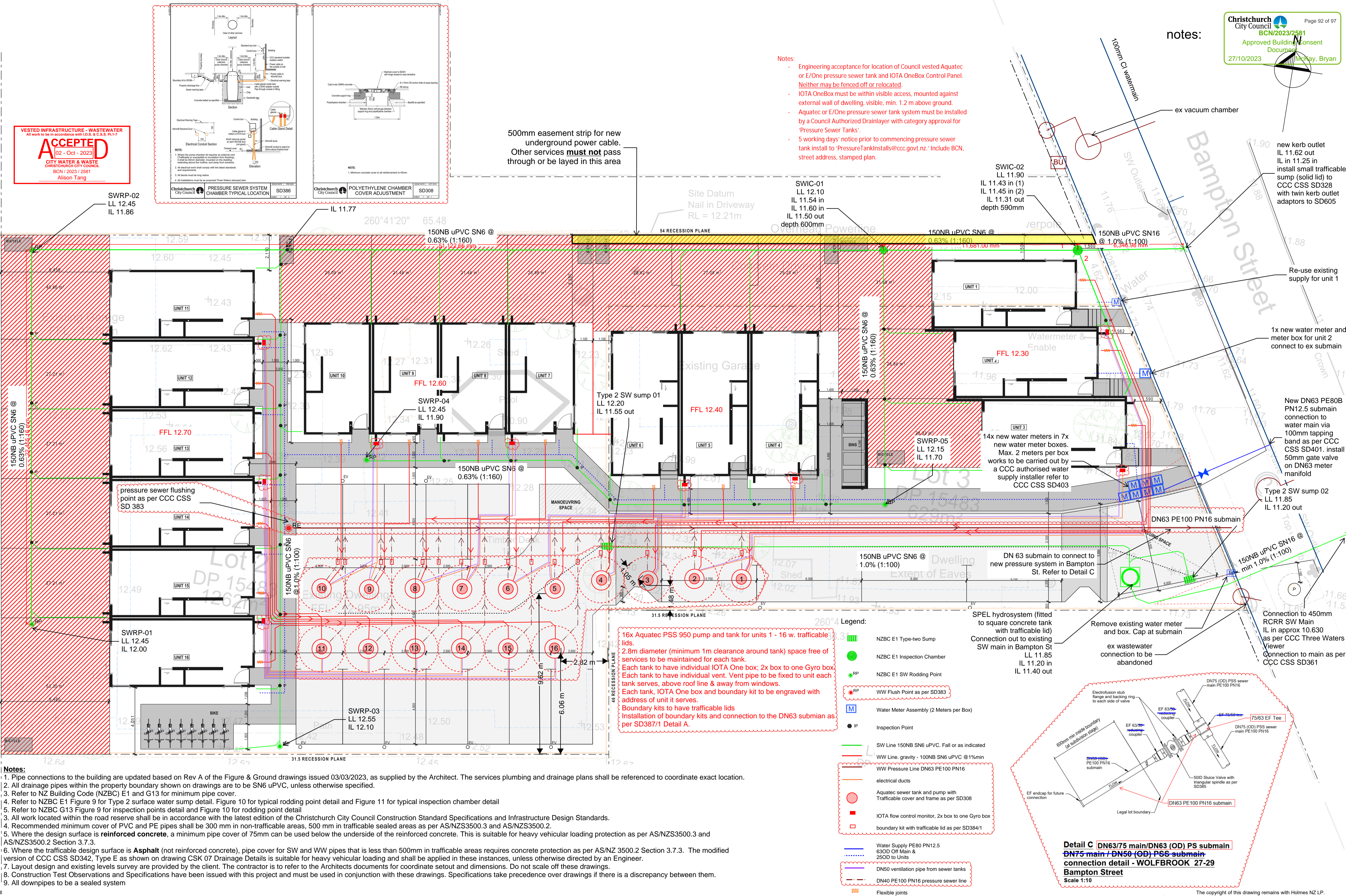
notes:

- Notes:
- Engineering acceptance for location of Council vested Aquatec or E/One pressure sewer tank and IOTA OneBox Control Panel. Neither may be fenced off or relocated.
  - IOTA OneBox must be within visible access, mounted against external wall of dwelling, visible, min. 1.2 m above ground.
  - Aquatec or E/One pressure sewer tank system must be installed by a Council Authorized Drainer/Plumber with category approval for 'Pressure Sewer Tanks'.
  - 5 working days' notice prior to commencing pressure sewer tank install to 'PressureTankInstalls@ccc.govt.nz.' Include BCN, street address, stamped plan.

VESTED INFRASTRUCTURE - WASTEWATER  
 All work to be in accordance with I.D.S. & C.S.S. PL-17  
**ACCEPTED**  
 02 - Oct - 2023  
 CITY WATER & WASTE  
 CHRISTCHURCH CITY COUNCIL  
 BCN / 2023 / 2581  
 Alison Tang

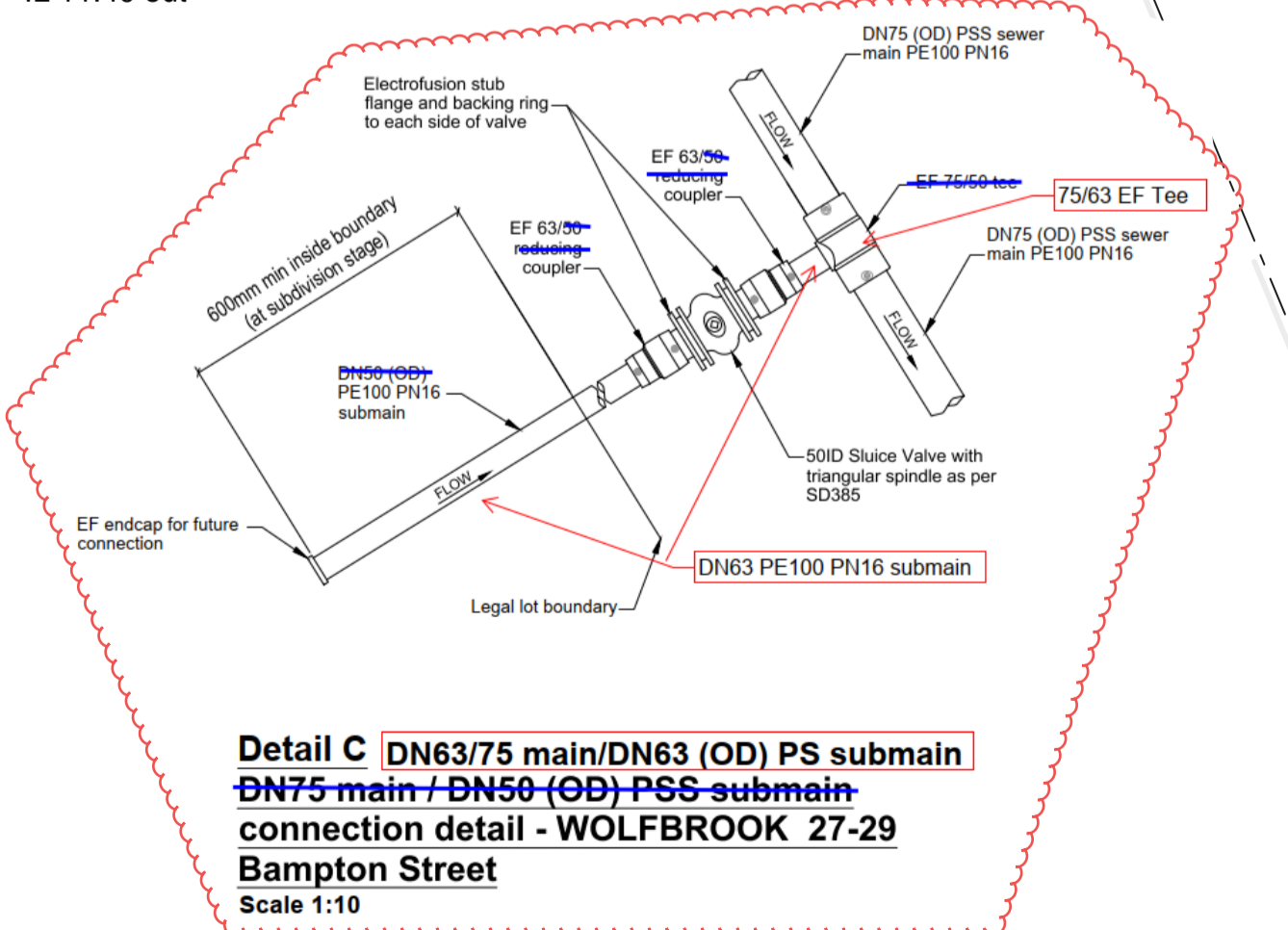


500mm easement strip for new underground power cable. Other services **must not** pass through or be laid in this area



16x Aquatec PSS 950 pump and tank for units 1 - 16 w. trafficable lids.  
 2.8m diameter (minimum 1m clearance around tank) space free of services to be maintained for each tank.  
 Each tank to have individual IOTA One box; 2x box to one Gyro box  
 Each tank to have individual vent. Vent pipe to be fixed to unit each tank serves, above roof line & away from windows.  
 Each tank, IOTA One box and boundary kit to be engraved with address of unit it serves.  
 Boundary kits to have trafficable lids  
 Installation of boundary kits and connection to the DN63 submain as per SD387/1 Detail A.

- Legend:
- NZBC E1 Type-two Sump
  - NZBC E1 Inspection Chamber
  - NZBC E1 SW Rodding Point
  - WW Flush Point as per SD383
  - Water Meter Assembly (2 Meters per Box)
  - Inspection Point
  - SW Line 150NB SN6 uPVC. Fall or as indicated
  - WW Line, gravity - 100NB SN6 uPVC @ 1%/min
  - WW Pressure Line DN63 PE100 PN16
  - electrical ducts
  - Aquatec sewer tank and pump with Trafficable cover and frame as per SD308
  - IOTA flow control monitor, 2x box to one Gyro box
  - boundary kit with trafficable lid as per SD384/1
  - Water Supply PE80 PN12.5 630D Off Main & 250D to Units
  - DN50 ventilation pipe from sewer tanks
  - DN40 PE100 PN16 pressure sewer line
  - Flexible joints



- Notes:
- Pipe connections to the building are updated based on Rev A of the Figure & Ground drawings issued 03/03/2023, as supplied by the Architect. The services plumbing and drainage plans shall be referenced to coordinate exact location.
  - All drainage pipes within the property boundary shown on drawings are to be SN6 uPVC, unless otherwise specified.
  - Refer to NZ Building Code (NZBC) E1 and G13 for minimum pipe cover.
  - Refer to NZBC E1 Figure 9 for Type 2 surface water sump detail, Figure 10 for typical rodding point detail and Figure 11 for typical inspection chamber detail
  - Refer to NZBC G13 Figure 9 for inspection points detail and Figure 10 for rodding point detail
  - All work located within the road reserve shall be in accordance with the latest edition of the Christchurch City Council Construction Standard Specifications and Infrastructure Design Standards.
  - Recommended minimum cover of PVC and PE pipes shall be 300 mm in non-trafficable areas, 500 mm in trafficable sealed areas as per AS/NZS3500.3 and AS/NZS3500.2.
  - Where the design surface is reinforced concrete, a minimum pipe cover of 75mm can be used below the underside of the reinforced concrete. This is suitable for heavy vehicular loading protection as per AS/NZS3500.3 and AS/NZS3500.2 Section 3.7.3.
  - Where the trafficable design surface is Asphalt (not reinforced concrete), pipe cover for SW and WW pipes that is less than 500mm in trafficable areas requires concrete protection as per AS/NZ 3500.2 Section 3.7.3. The modified version of CCC CSS SD342, Type E as shown on drawing CSK 07 Drainage Details is suitable for heavy vehicular loading and shall be applied in these instances, unless otherwise directed by an Engineer.
  - Layout design and existing levels survey are provided by the client. The contractor is to refer to the Architects documents for coordinate setout and dimensions. Do not scale off these drawings.
  - Construction Test Observations and Specifications have been issued with this project and must be used in conjunction with these drawings. Specifications take precedence over drawings if there is a discrepancy between them.
  - All downpipes to be a sealed system

Consultants  
**FIGURE & GROUND**



Holmes NZ LP  
 12 Madden Street  
 Auckland 1010  
 New Zealand  
 holmesnz.com  
 T: +64 9 965 4789

27 - 29 Bampton Street

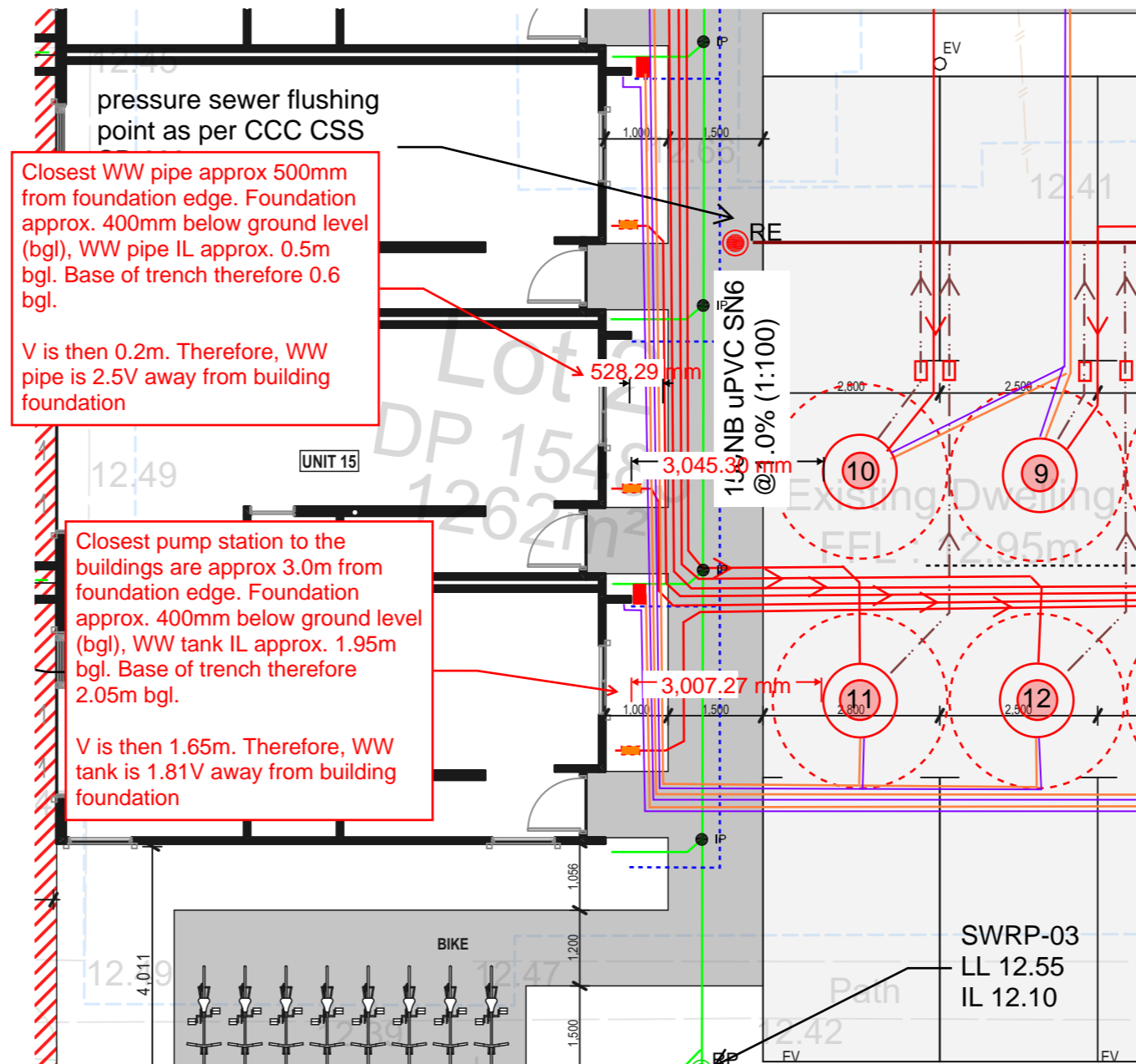
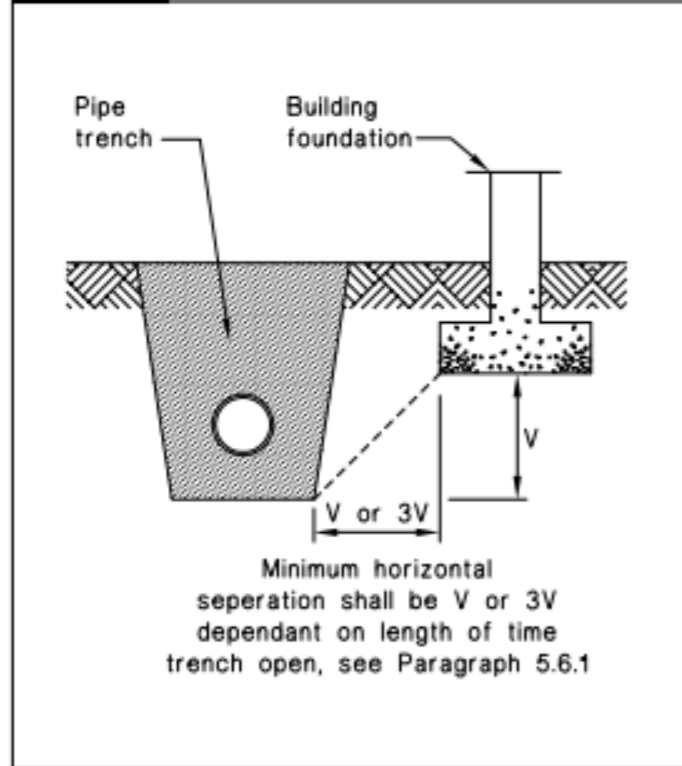
Sheet Title  
**3 Waters Plan**

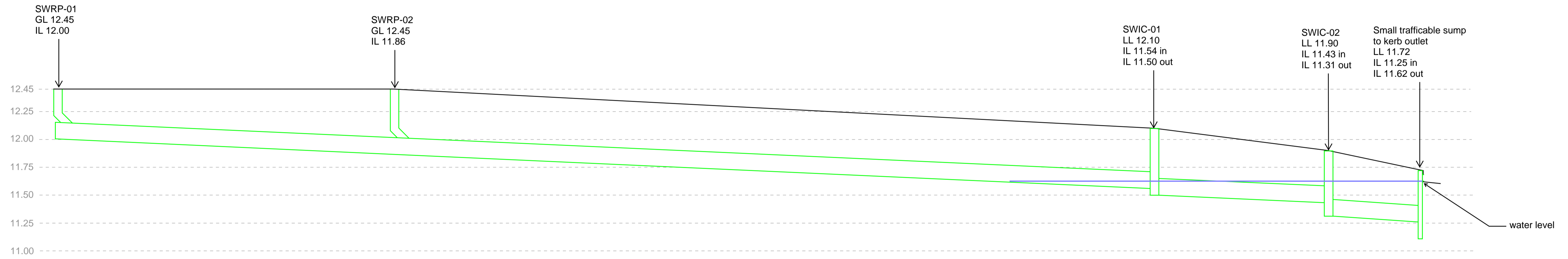
Drawn	VJ	Scale	1:100	(at A1)
Filename	CSK 01 - 3 Waters Plan			
Job Number	Sheet Number	Rev		
145424.50	CSK-01	7		

7	21/08/2023	AJ	Updated note
Rev	Date	Appd	Reason

The copyright of this drawing remains with Holmes NZ LP.

**Figure 8: Relationship of pipe trench to building foundation**  
 Paragraph 5.6.1



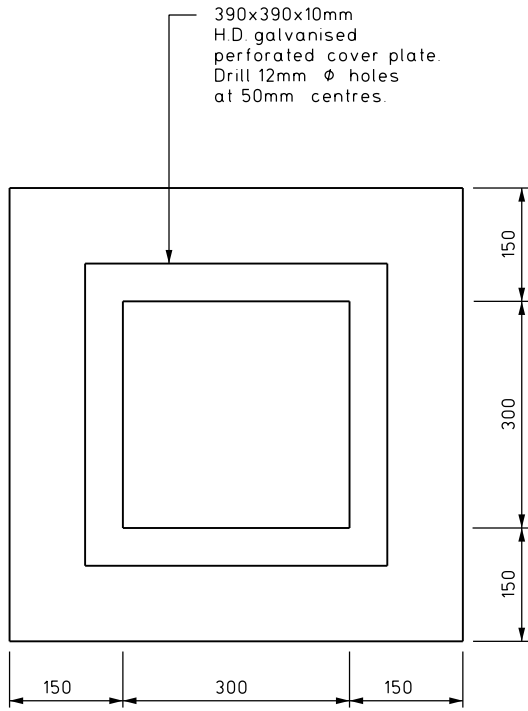


Stormwater Longsection - SWRP-01 to Kerb Outlet  
 Horizontal scale - 1:150  
 Vertical scale - 1:20

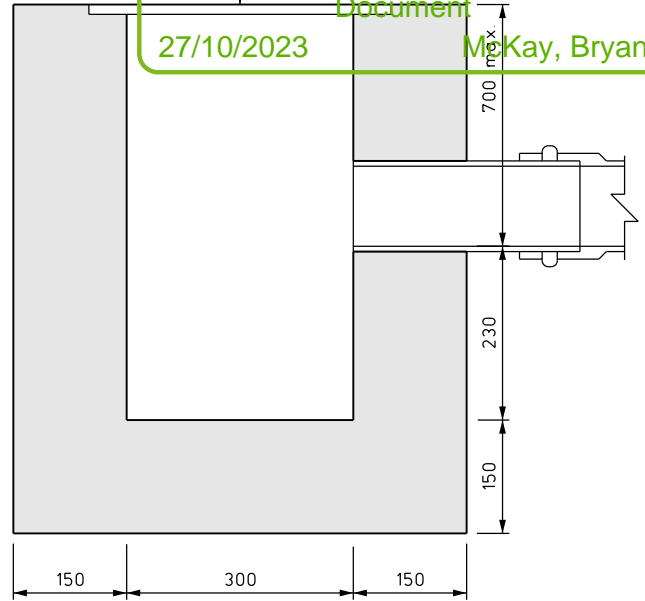
All dimensions to be verified on site before making any shop drawings or commencing any work

The copyright of this drawing remains with Holmes NZ LP.

Consultants				 Holmes Consulting 254 Montreal Street Christchurch 8013 New Zealand Holmesgroup.com T: +64 3 366 3366	27 - 29 Bampton Street	Sheet Title	Drawn EG	Scale as shown	(at A1)
FIGURE & GROUND						STORMWATER LONGSECTION	Filename CSK 09 - Stormwater Longsection	Job No	Sheet No
01	11/08/2023	AJ	RFI			144604.53	CSK-09	01	
Rev	Date	Appd	Reason						

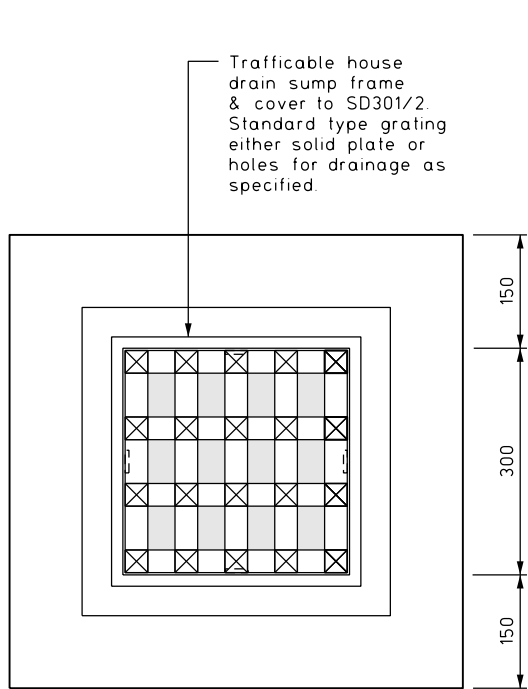


PLAN

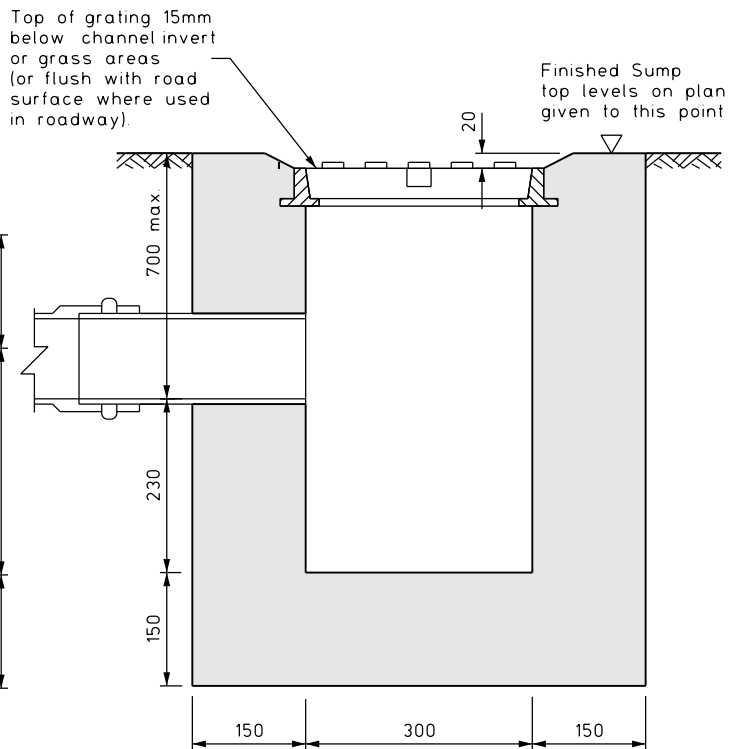


CROSS SECTION

HOUSE DRAIN SUMP  
 (PRIVATE PROPERTY ONLY  
 UNLESS OTHERWISE SPECIFIED)

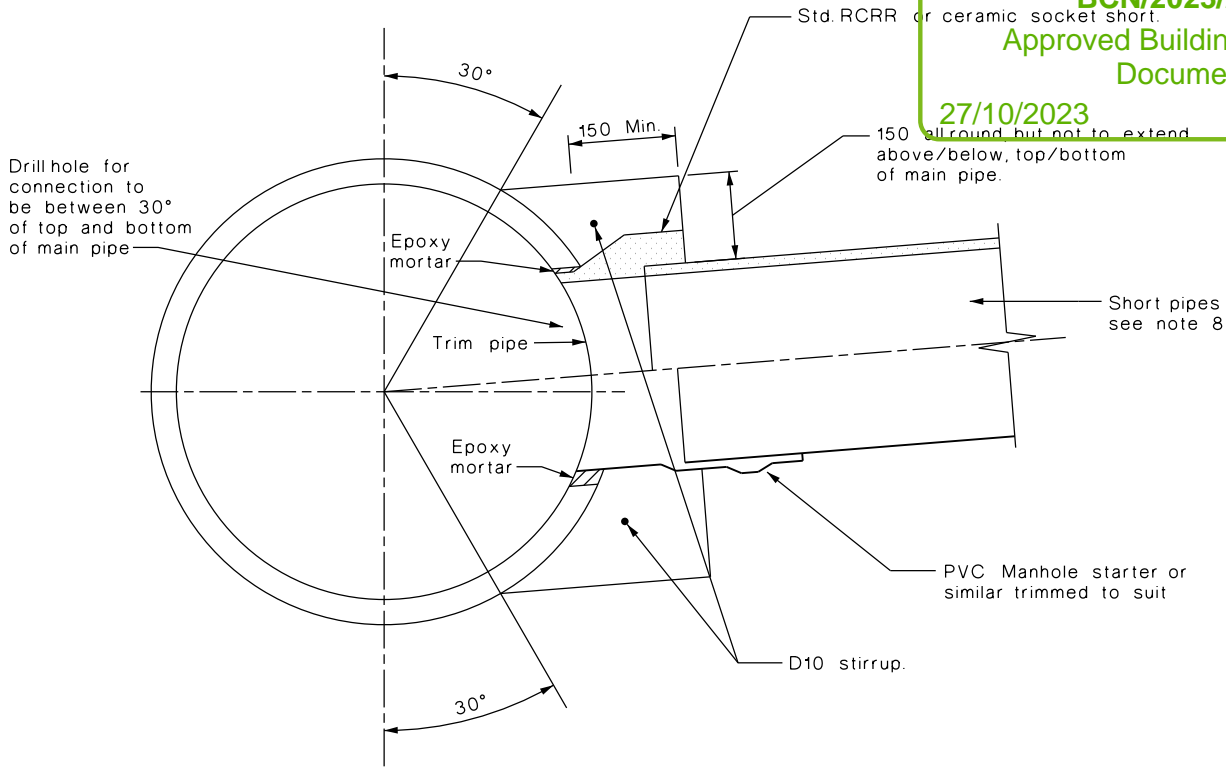


PLAN



CROSS SECTION

SMALL TRAFFICABLE SUMP

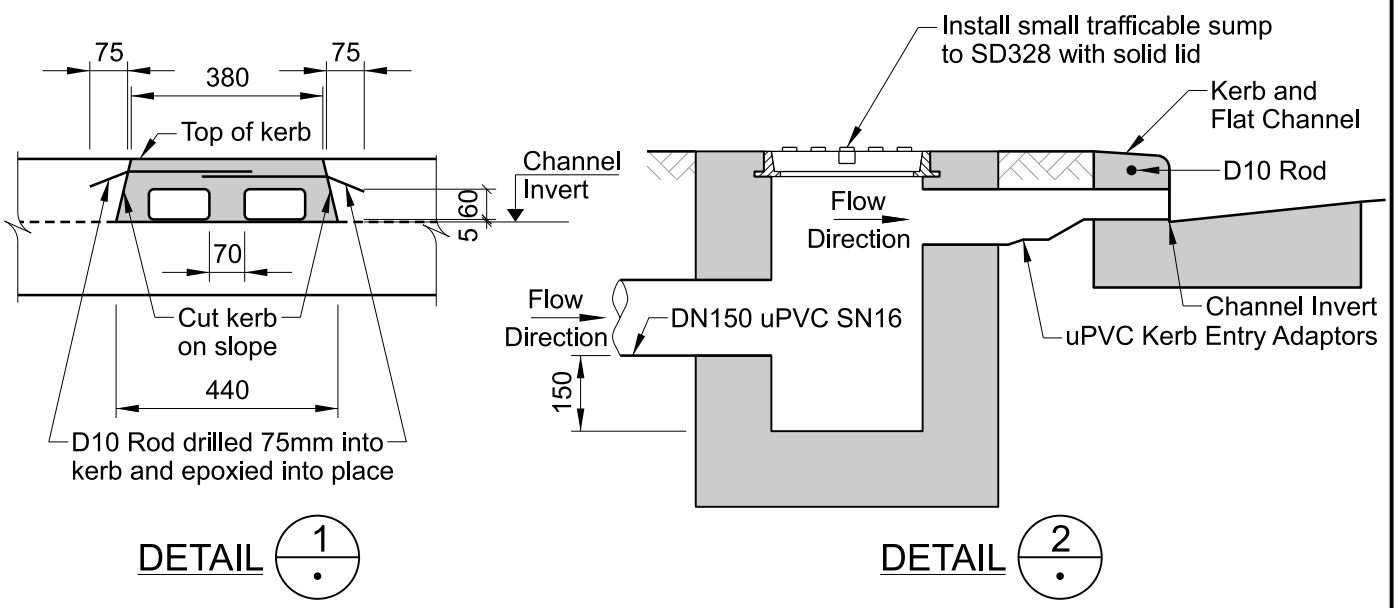
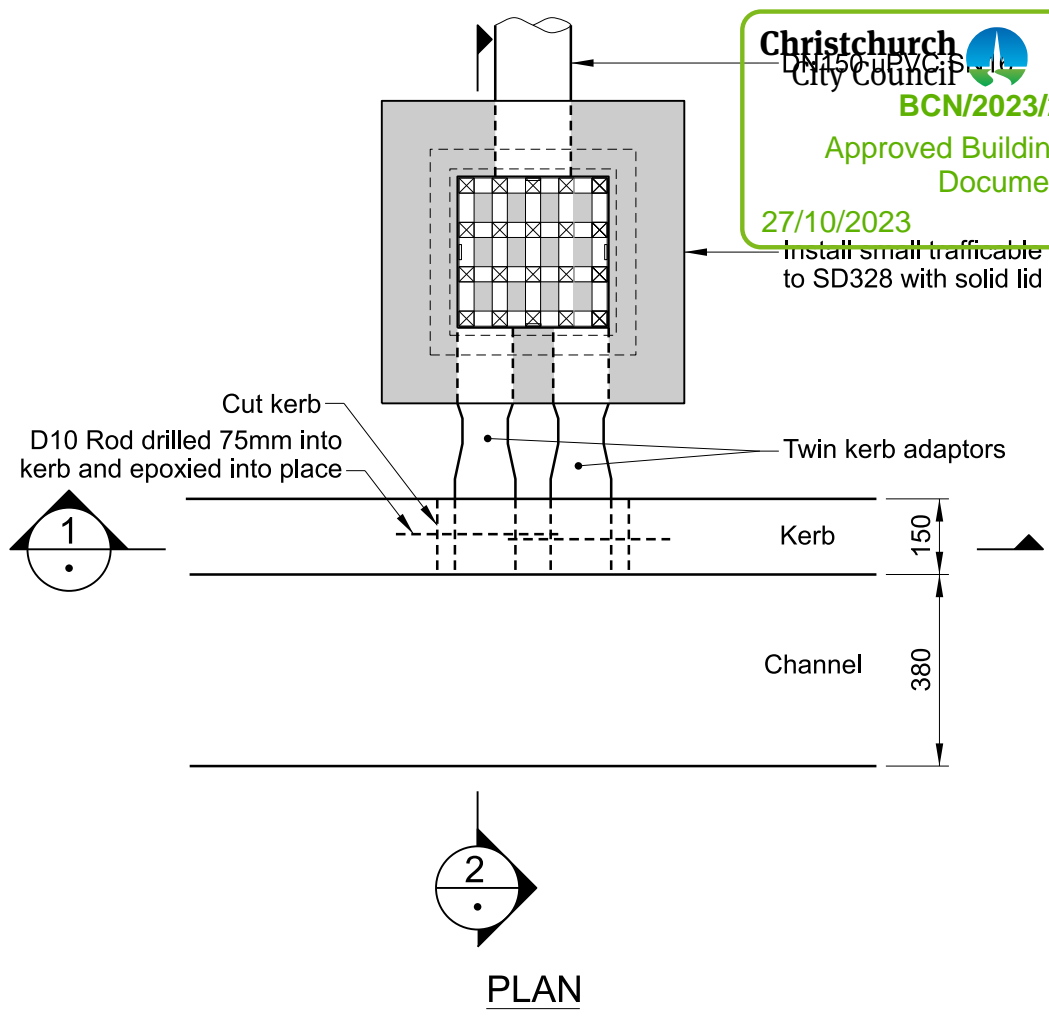


NOTES:

1. Special design required for :  
main pipes other than reinforced concrete;  
more than one connection per main pipe.
2. Direct connections of this type are not permitted on plastic mains.
3. Outside edge of main pipe cut-in hole shall be not less than 300mm from collar or end of pipe.
4. Maximum diameter of cut-in hole shall be less than two thirds of the internal diameter of main pipe.
5. Epoxy mortar shall be applied strictly according to the manufacturer's recommendations, and shall be fully cured before the corbel is poured and the sideline laid.
6. Main pipe backfill under sideline shall be thoroughly compacted AP40 metal.
7. Main pipe surface shall be roughened and grout coated before concrete corbel is poured.
8. Sidelines shall have yield joints in accordance with standard detail plan SD341.
9. Sidelines shall be tested.
10. Direct connections must be approved by the Engineer, and normally shall only be used where the sideline is less than 10m long, and access for cleaning the sideline is easily obtainable at the upstream end. That is the sideline shall terminate with a manhole or shallow sump, but not a deep sump.
11. Diameter of sideline pipe shall be less than half the internal diameter of main pipe.

SQUARE RADIAL DIRECT CONNECTIONS:

Nominal Sideline Diameter	Minimum Main Pipe Diameter
100	225
150	375
200	450
225/250	525
300	675
375	825
450	975
525	1050
600/675	1350
750	1600
825/900	1800
975	1950
1050	2100



**NOTES:**

1. If kerb entry adaptor is installed after concrete has hardened then kerb is to be cut on slope as shown in detail 1 above.
2. To be used in conjunction with a 150mm uPVC outlet lateral and Small Trafficable Sump to SD328 with solid lid.