

# MAMAKU STREET
















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## NOTES

- Retaining walls from architectural plans, heights to be confirmed by civil engineering design.

## KEY

-  Concrete
-  Concrete (with coloured oxide or exposed aggregate)
-  Timber deck
-  Gravel path
-  Hedging
-  Massed planting (with tree enrichment)
-  Oi Oi
-  Cordylina Australis (Cabbage Tree)
-  Rhopalostis Sapida (Nikau Palm)
-  Slat fence (1.5m)
-  Paling fence (1.8m)
-  Picket fence (50% visually permeable - 1.8m)
-  Folding clothesline
-  Water tanks (1000L slimline)
-  Rubbish bins
-  Grass
-  Letterbox

# RUAHINE STREET



















TITLE	<b>Landscape Plan</b>
	Overall
CLIENT	<b>Yan Tian</b>
	-
PROJECT	<b>26-28 Ruahine St</b>
	Paraparaumu
SURVEYED BY	<b>Reuben Ferguson</b>
DESIGNED BY	<b>Jack Harrington / Ben Addington</b>
DRAWN BY	<b>Ben Addington</b>
APPROVED BY	-
JOB	<b>J000044</b>
STAGE	<b>LS2</b>
REVISION	<b>E</b>
REVISION DETAILS	Materiality & street tree updates
DATE	<b>21/11/2025</b>
SCALE	<b>1:200</b>



**NOTES**

1. Patio surface to the permeable pavers (Firth EcoPave range or similar).
2. Retaining walls from architectural plans, heights to be confirmed by civil engineering design.

**KEY**

-  Concrete
-  Concrete (with coloured oxide or exposed aggregate)
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-  Folding clothesline
-  Water tanks (1000L slimline)
-  Rubbish bins
-  Grass
-  Letterbox



TITLE	<b>Landscape Plan</b> Lots 1 & 2
CLIENT	<b>Yan Tian</b>
PROJECT	<b>26-28 Ruahine St</b> Paraparaumu
SURVEYED BY	<b>Reuben Ferguson</b>
DESIGNED BY	<b>Jack Harrington / Ben Addington</b>
DRAWN BY	<b>Ben Addington</b>
APPROVED BY	-
JOB	<b>J000044</b>
STAGE	<b>LS2</b>
REVISION	<b>D</b>
REVISION DETAILS	Materiality & street tree updates
DATE	<b>21/11/2025</b>
SCALE	<b>1:100</b>
SHEET	<b>702</b>



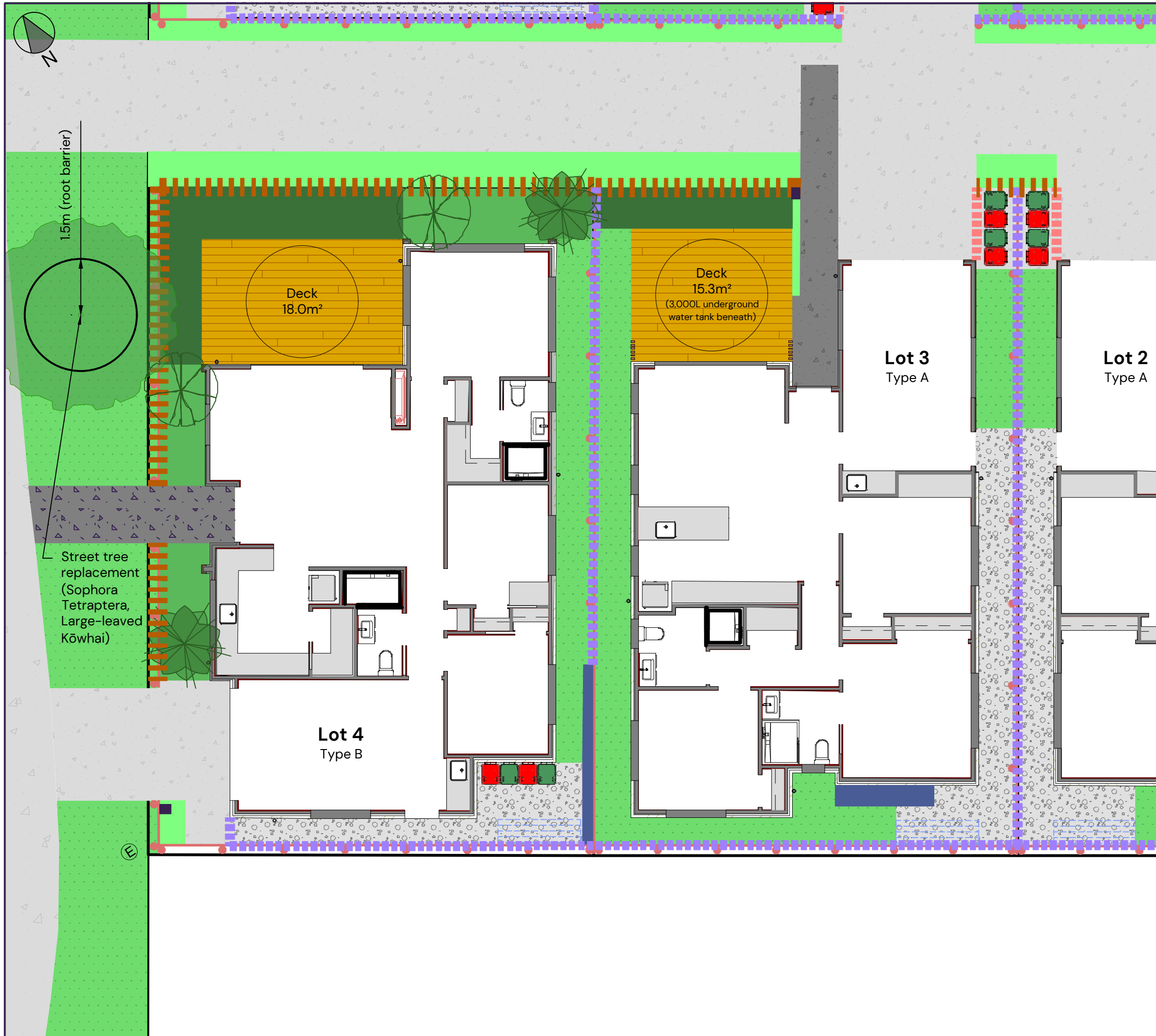
**NOTES**

1. Patio surface to the permeable pavers (Firth EcoPave range or similar).
2. Retaining walls from architectural plans, heights to be confirmed by civil engineering design.
3. Street tree replacement to be Kōwhhai (Sophora Microphylla).

**KEY**

- Concrete
- Concrete (with coloured oxide or exposed aggregate)
- Timber deck
- Gravel path
- Hedging
- Massed planting (with tree enrichment)
- Oi Oi
- Cordylina Australis (Cabbage Tree)
- Rhopalostis Sapida (Nikau Palm)
- Slat fence (1.5m)
- Paling fence (1.8m)
- Picket fence (50% visually permeable - 1.8m)
- Folding clothesline
- Water tanks (1000L slimline)
- Rubbish bins
- Grass
- Letterbox

TITLE	<b>Landscape Plan</b> Lots 3 & 4
CLIENT	<b>Yan Tian</b>
PROJECT	<b>26-28 Ruahine St</b> Paraparaumu
SURVEYED BY	<b>Reuben Ferguson</b>
DESIGNED BY	<b>Jack Harrington / Ben Addington</b>
DRAWN BY	<b>Ben Addington</b>
APPROVED BY	-
JOB	<b>J000044</b>
STAGE	<b>LS2</b>
REVISION	<b>D</b>
REVISION DETAILS	Materiality & street tree updates
DATE	<b>21/11/2025</b>
SCALE	<b>1:100</b>
SHEET	<b>703</b>





**NOTES**

1. Patio surface to the permeable pavers (Firth EcoPave range or similar).
2. Retaining walls from architectural plans, heights to be confirmed by civil engineering design.
3. Street trees to remain are Norfolk Island Hibiscus (Lagunaria Patersonia).

**KEY**

- Concrete
- Concrete (with coloured oxide or exposed aggregate)
- Timber deck
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- Massed planting (with tree enrichment)
- Oi Oi
- Cordyline Australis (Cabbage Tree)
- Rhopalostis Sapida (Nikau Palm)
- Slat fence (1.5m)
- Paling fence (1.8m)
- Picket fence (50% visually permeable - 1.8m)
- Folding clothesline
- Water tanks (1000L slimline)
- Rubbish bins
- Grass
- Letterbox

TITLE	<b>Landscape Plan</b> Lots 5 & 6
CLIENT	<b>Yan Tian</b>
PROJECT	<b>26-28 Ruahine St</b> Paraparaumu
SURVEYED BY	<b>Reuben Ferguson</b>
DESIGNED BY	<b>Jack Harrington / Ben Addington</b>
DRAWN BY	<b>Ben Addington</b>
APPROVED BY	-
JOB	<b>J000044</b>
STAGE	<b>LS2</b>
REVISION	<b>C</b>
REVISION DETAILS	Materiality & street tree updates
DATE	<b>21/11/2025</b>
SCALE	<b>1:100</b>
SHEET	<b>704</b>



**NOTES**

1. Patio surface to the permeable pavers (Firth EcoPave range or similar).
2. Retaining walls from architectural plans, heights to be confirmed by civil engineering design.
3. Street tree to be removed is Norfolk Island Hibiscus (Lagunaria Patersonia).
4. Street tree replacement to be Kauri (Agathis Australis).

**KEY**

- Concrete
- Concrete (with coloured oxide or exposed aggregate)
- Gravel path
- Timber deck
- Massed planting with tree enrichment
- Oi Oi
- Cordylina Australis (Cabbage Tree)
- Rhopalostis Sapida (Nikau Palm)
- Slat fence (1.5m)
- Paling fence (1.8m)
- Picket style fence (1.2m - 1.8m)
- Folding clothesline
- Water tank
- Rubbish bins
- Grass
- Letterbox

TITLE **Landscape Plan**

Lots 7 & 8

CLIENT **Yan Tian**

PROJECT **26-28 Ruahine St**  
Paraparaumu

SURVEYED BY **Reuben Ferguson**

DESIGNED BY **Jack Harrington / Ben Addington**

DRAWN BY **Ben Addington**

APPROVED BY **-**

JOB **J000044**

STAGE **LS2**

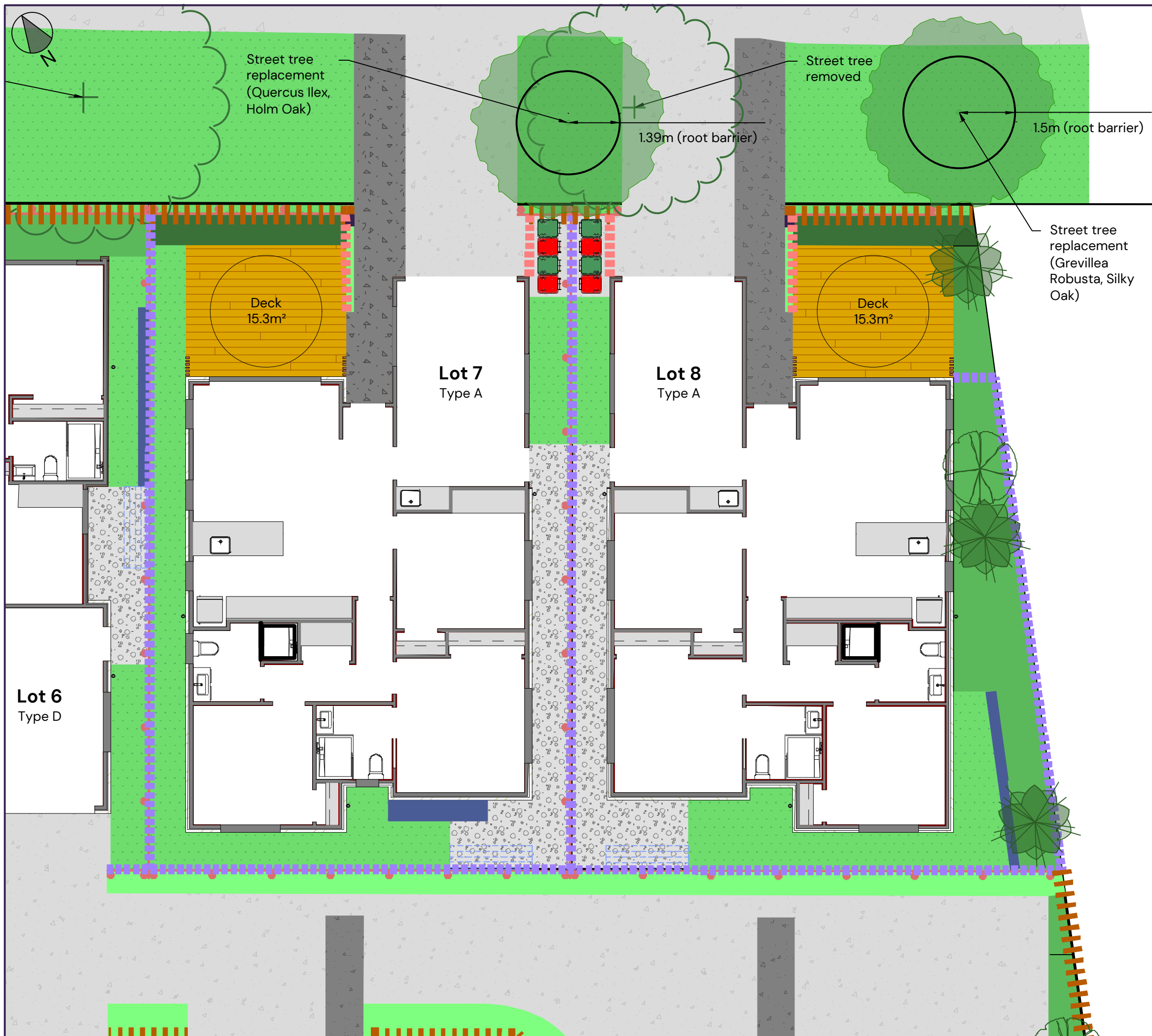
REVISION **E**

REVISION DETAILS **Materiality & street tree updates**

DATE **21/11/2025**

SCALE **1:100**

SHEET **705**



Street tree replacement  
(Quercus Ilex, Holm Oak)

Street tree removed

1.39m (root barrier)

1.5m (root barrier)

Deck  
15.3m<sup>2</sup>

**Lot 7**  
Type A

**Lot 8**  
Type A

Deck  
15.3m<sup>2</sup>

Street tree replacement  
(Grevillea Robusta, Silky Oak)

**Lot 6**  
Type D



TITLE	<b>Landscape Plan</b> Materiality & Fencing
CLIENT	<b>Yan Tian</b>
PROJECT	<b>26-28 Ruahine St</b> Paraparaumu

DESIGNED BY	<b>Jack Harrington / Ben Addington</b>
DRAWN BY	<b>Ben Addington</b>
APPROVED BY	-
JOB	<b>J000044</b>
STAGE	<b>LS2</b>
REVISION	<b>D</b>
REVISION DETAILS	Materiality updates

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DATE **21/11/2025**

SCALE **NTS**

SHEET **706**

## MATERIALITY

### CONCRETE

With coloured xide or exposed aggregate in some locations

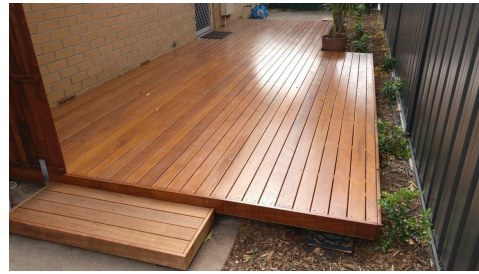


### SLAT FENCE

1.5m height



### TIMBER DECK



### PALING FENCE

1.8m height

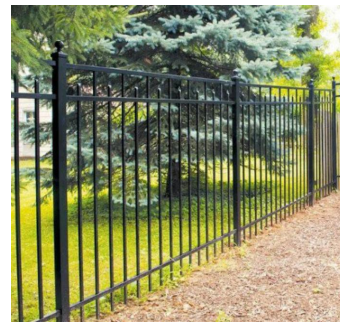


### GRAVEL PATH



### PICKET FENCE

50% visually permeable - 1.8m height



### HEDGING

*Griselinia littoralis* - Kapuka

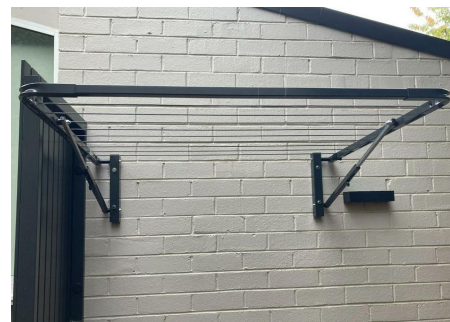


### OI OI

*Apodasmia Similis*



### FOLDING CLOTHESLINE



### WATER TANKS

1000L slimline



### LETTERBOX





TITLE	<b>Landscape Plan</b> Street Tree Replacement Detail
CLIENT	<b>Yan Tian</b>
PROJECT	<b>26-28 Ruahine St</b> Paraparaumu

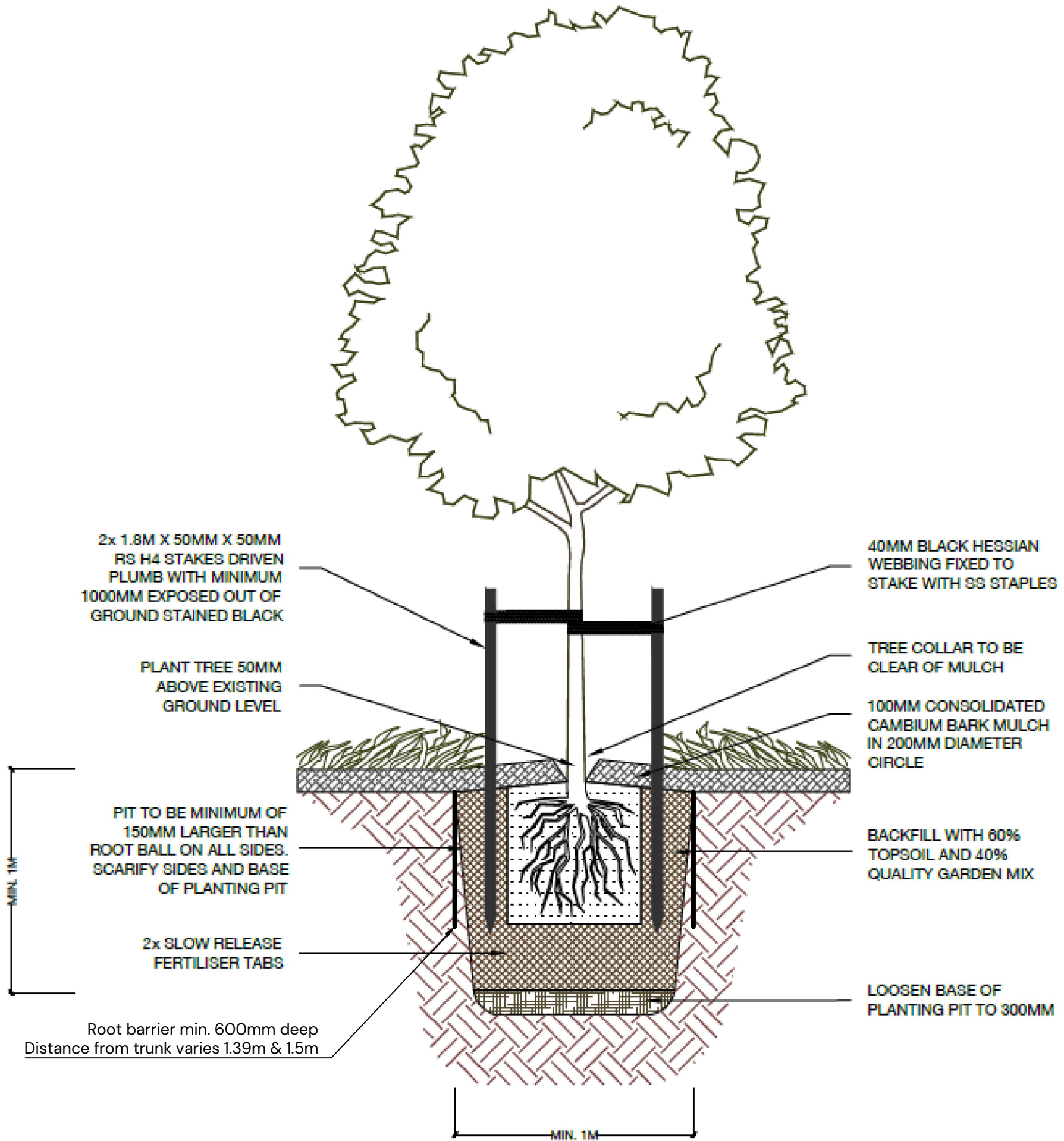
DESIGNED BY	<b>Jack Harrington / Ben Addington</b>
DRAWN BY	<b>Ben Addington</b>
APPROVED BY	-
JOB	<b>J000044</b>
STAGE	<b>LS2</b>
REVISION	<b>D</b>
REVISION DETAILS	Root barrier amended

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kiaora@infill.nz

DATE 21/11/2025

SCALE NTS

SHEET **708**



### TYPICAL TREE PIT (STREET TREE)

#### ROOT BARRIER SPECIFICATION:

1. Prepare tree pit. Sides should be reasonably smooth. Any sharp protrusions that could puncture Root Barrier should be removed.
2. Line the perimeter of the tree pit with Root Barrier placed vertically. Root Barrier should be positioned flush with the finished ground level surface.
3. Root Barrier should be overlapped at joins by a minimum of 300mm and taped on both sides using an industrial Tape the full height of the Root Barrier.
4. Backfill against the Root Barrier with the specified growing media to keep it in place and ensure that it remains upright during this process (temporary timber pegs or Steel Y Posts may assist). Backfill materials must be free of large rocks or materials that could puncture the Root Barrier.



TITLE	<b>Landscape Plan</b>
	Notes
CLIENT	<b>Yan Tian</b>
	-
PROJECT	<b>26-28 Ruahine St</b> Paraparaumu

DESIGNED BY	<b>Jack Harrington</b>
DRAWN BY	<b>Ben Addington</b>
APPROVED BY	<b>Heather Lai</b>
JOB	<b>J000044</b>
STAGE	<b>LS2</b>
REVISION	<b>A</b>
REVISION DETAILS	Original issue

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DATE **21/11/2024**

SCALE **NTS**

SHEET **709**

### (1) Preliminary and General

#### Interpretation/Familiarisation

The Contractor shall fully familiarise themselves with the site and satisfy themselves as to the nature of site access, the planting conditions and any other conditions required to ensure the successful execution of the works and establishment of plants. The Contractor is responsible for advising the Engineer, in writing at time of tender, of any conditions which are likely to impair successful execution of works and establishment of plants, in order that they may take steps to rectify such conditions. Should the Contractor fail to do so, no allowances for additional costs as consequence of any misunderstanding, incorrect information or insufficient information shall be allowed. The Contractor shall provide everything necessary for the proper execution of the works according to the true intent and the meaning of the drawings, specification and schedule, whether the same may or may not be particularly shown on the drawings or described in the specification and the schedules, provided that the same is reasonably to be inferred therefrom. Any inconsistencies between the drawings and the specification shall be brought to the attention of the Engineer for resolution before proceeding.

#### Workmanship

All Materials and construction shall be to a high standard, and workmanship shall be that of appropriately qualified tradesmen performing all labours in the best trade practice.

### (2) Site Preparation

Workmanship Plant and equipment shall only be operated by licensed, experienced operators. Only registered 'Growsafe' certified applicators shall be responsible for the application of herbicides. The Landscape Contractor shall engage suitably qualified personnel and experienced workers who are familiar with the materials and the techniques specified to undertake this work. The Landscape contractor shall provide evidence of experience and competence of key personnel engaged in undertaking this work. Preparation of Planted and Grassed Areas Remove existing excess clay and erroneous material from planting areas and dispose off site. This shall include all necessary excavation and trimming to allow for the spreading of topsoil to the specified depth of 150mm for grassed areas. Surplus excavated material is to be removed from the site. Any spillage of materials onto roads etc., shall be immediately cleared up by the Contractor. During preparatory work the Contractor must notify the Engineer of any areas which have drainage issues which may affect plant establishment so that a suitable solution can be implemented. Failure to do so will result in the Contractor having carry out necessary remedial works, reparation and drainage works at their own cost. Prior to spreading of topsoil mix, in areas designated for planting, the clay base shall be scarified/ripped to loosen compaction and ensure there are no hard pans.

For new grassed areas supply and spread 150mm of approved topsoil mix. Earthworks shall be carried out in accordance with the local Council's Erosion and Sediment Control Guidelines for Earthworks. Imported topsoil Mix/Topsoil shall be sourced from an original surface layer of grassland or cultivated land. Soil arising from reclaimed land, industrial sites, or which has been used for the disposal of any industrial, domestic or agricultural wastes shall not be used.

Topsoil shall exhibit the presence of biological activity as evidenced by adequate aggregation and organic matter content. The material shall be acceptable for growing all trees, plants and turf grass species given adequate management. Topsoil mix supply volumes are based on provisional quantities. The Contractor shall provide proof of quantities of material spread on site with supporting documentation such as invoices dispatch or receipts and delivery. Supporting documentation shall be submitted as required.

Gypsum to be applied to all clay soils in accordance with manufacturer guidelines. Great care shall be taken to avoid contamination of topsoil with subsoil layers. Where applicable ensure the surface of completed formation earthworks are suitably roughened to allow the topsoil layer to key sufficiently and allow root penetration. Spreading of all soil shall coincide with dry weather to minimise impact on soil structure. Failure to adhere to this clause may result in the Engineer instructing the Contractor to remove spread topsoil and replace it with freshly supplied dry topsoil when conditions are more suitable. To avoid this occurring, clarification should be sought from the Engineer

Spread soil to ensure an even covering not less than the following minimum depths following settlement:

- Garden Beds: 300mm (minimum)
- Tree Pits: 1000mm (minimum)
- Lawn Areas: 150mm (minimum)

Care shall be taken in spreading to minimise overworking and tracking of machinery which may lead to over compaction.

#### Supply and Spreading of Mulch

Mulch shall be spread to all the planting areas. Spread mulch to a depth of 100mm with grade 4 bark chip of equivalent over the appropriate planting area (minimum/ settled) prior to planting. All mulch shall be free from all other matter, organic or inorganic, including: soil, rock and debris, refuse, phytotoxins and pathogens, weed species, including chip from willow, poplar or any other adventive weeds. Prior to laying mulches, spread nitrogen fertilizer (e.g. urea) at a rate of 25g/m<sup>2</sup> over the entire ground surface to counteract nitrogen draw down as mulch decomposes. Lay mulch to all planting areas as soon as possible following successful weed control. Spread mulch only when ground conditions are dry to minimize compaction and avoid damage to soil structure. Mulch trees in grassed areas with a 1m-diameter circle to a thickness of 100mm.

### (3) Plant Supply

*Materials All street trees, unless specified otherwise, shall be of a minimum grade of 45 litre and be first grade nursery specimens.*

Grades shall be supplied as follows;

1.5m – 2.5m specimens shall have a minimum calliper of 30 – 50mm; 2.5m – 3.5m specimens shall have a minimum calliper of 50 – 70mm; and 3.5m – 5m specimens shall have a minimum calliper of 70 – 100mm

No substitution of species or grade shall be made without the written approval of the Engineer.

All plant material supplied shall be clearly labelled stating the plant's Latin name and the Supplier's name, (one label per plant group planted). These labels shall be removed on completion of planting.

All plants shall be:

- Of best stock, being healthy and vigorous and free from pests and disease
- Root systems shall be well developed and in balance with the amount of foliage growth of the plant
- All plants shall be well hardened in preparation of planting into open exposed sites
- Plants shall be well branched and symmetrically shaped of a normal habit for the species involved
- All plant material shall be of the highest quality nursery stock, true to name and type
- The roots shall have a high percentage of fibrous roots that are just touching the edge of their containers.

Plants with roots that are wound round their containers in circular fashion shall be rejected. All trees shall be supplied with the central leader intact, whereby no pruning of the central leader shall have taken place. All torn or damaged roots shall be pruned before dispatch. All stock shall be well rooted but not root bound.

All root balls and containers shall be free of all weeds. Plants shall be well 'hardened –off' prior to supply.

The Contractor shall ensure that all plants and their roots shall be maintained in a moist environment, protected from adverse conditions such as drying winds, frost or water logging.

Pots and other protective material shall not be removed prior to delivery. Roots shall not be left uncovered at any time.

All plants shall be adequately watered prior to transporting and shall be protected from potential wind damage and sun scorch during transit. Plants shall be carefully loaded by hand, unless special container arrangements for mechanical handling have been provided and approved by the Engineer.

In so far as is practicable, plant material shall be planted on the day of delivery. In the event this is not possible, the Contractor shall ensure that a suitable holding area is established to the satisfaction of the Engineer, with adequate facilities to protect the plants from drying out.

All plants stored on site shall be watered daily. Plant material shall not be less than the heights and sizes stated herein.

The Engineer shall inspect the plants prior to delivery to confirm the plant materials meet the Contract requirements. This inspection shall be attended by the Contractor for them to confirm acceptance of the liability

relating to the planting and ongoing survival of the plant materials.

Final inspection of plant materials by the Engineer shall be undertaken on shipment of the plants. All plant material to be healthy, in a weed free state, free of pests and diseases and true to name and size as per the Schedule. Any plants as required under the contract that are dead, dying, not true to name or size as specified, or not in satisfactory growth as determined by the Engineer or nominated representative shall be removed and replaced by the Contractor at their own expense.

### (4) Planting Implementation

Planting shall be implemented during the period May – September. Planting Holes – Tree pits shall be 1m x 1m width x 1m depth minimum.

Prior to planting all plant rootballs shall be thoroughly soaked. Pots and other protective materials shall not be removed until immediately prior to planting, and shall be disposed of off the site after planting. Roots shall not be left uncovered at any time. Care shall be taken to ensure that the root ball is not unnecessarily disturbed during removal or planting. Backfill material shall consist of the material from the planting hole, well cultivated prior to backfilling. All planting shall be performed by experienced workers in accordance with the recognised best horticultural practice and under the supervision of the contractor's skilled foreman. Fertiliser shall be applied to the base of the dug hole in accordance with clause below. Trees shall be set in their final positions with main stem vertical and at such a depth that the soil, when firmed down is at the same height as the nursery earth marks on the stem or the container soil level. Loose roots shall be spread out in a natural fashion, the soil being carefully placed under and amongst them to fill all voids and firmed in. The base of the planting hole shall be forked to a minimum depth of 200mm and any stones over 50mm diameter or poor quality subsoil shall be removed from the hole. The sides of the planting hole shall also be scarified to 150mm minimum to provide drainage, and the surrounding ground to two times the root ball diameter shall be 'forked' over to reduce compaction. Where topsoil is unsuitable for backfilling the Contractor shall use imported or modified top soil for backfilling. The imported topsoil shall be a free draining loam of a quality and subject to inspection by the Engineer prior to placement. All plants (excluding those partially submerged) shall be planted with controlled, slow release fertiliser such as 'Growtabs'/Agriform incorporated into the backfill. For larger grade specimens top- dress with controlled release fertilizer granules (e.g. Osmocote Plus or similar approved).

*Fertiliser shall be applied in accordance with the following application rates.*

#### Application Rates:

Trees – slow release fertiliser tablets Controlled release fertiliser granules grams PB95/45lt 210g PB150 280g All specimen trees of 45L+ grade to be staked with 1.8m x 50mm x 50mm ground-treated or durable timber stakes.

Stakes shall be straight pointed H4 Pinus radiata stakes and extending above ground level. Use three (2) stakes per tree and hessian ties. Prior to planting, position each stake close to the tree and drive vertically into the bottom of the pit until the top of the stake is 900mm above ground level. Consolidate material around the stake during back filling. The trees shall be held firmly, although not rigidly, by the staking to prevent pocket forming around the stem and newly formed fibrous roots being broken by mechanical pulling as the tree rocks. Position top tie within 50mm of top of stake.

*Climbers to be trained on solid fences using tensioned wire where required.*

#### Watering

The Contractor may need to supply water to site using a water tanker. Attention must be paid to watering during and after planting to ensure successful establishment. The Contractor is deemed totally responsible for making special arrangements as necessary to ensure regular and adequate watering of plants if required to ensure successful establishment. In the interests of good horticultural practice watering shall be sufficient to give 300mm minimum depth penetration and not just surface dampening.

#### Completion

During the maintenance and defects period a loss of 5% of plants is deemed to be an acceptable loss, provided the lost plants are evenly spread over the whole of the planted area and are not noticeable as a bare patch. In the event that loss occurs over a confined area, the Contractor shall replace such plants at their cost. The Engineer shall have sole discretion to determine if the plants are evenly spread or in a confined area.

Those plants lost during the maintenance and defects liability period and not notified to the Engineer as being vandalised, shall be assumed to have died as a result of planting operations and shall be replaced at the Contractor's expense.

#### Grassing

Spread and trim topsoil and gently compact of a depth of a minimum of 150mm. Apply a mixture of three parts of sulphate of ammonia to one part superphosphate fertiliser at the rate of 1kg to 15 m<sup>2</sup> thoroughly worked into top 50mm one week before sowing of grass seed. The topsoil is to be worked to a uniform fine tilth, raked and rolled to present a firm evenly graded surface. Use screeding board for final levelling. Allow for the removal of all stones and rubble over 20mm in diameter from the prepared surface. Rake to the required levels and to a smooth surface. Grass seed shall consist of a mixture of 70% "Allstar Ryegrass, 20% Lobi Chewings Fescue, 10% Egmont Browntop sown at a rate of 25 –30g/Sqm. Seed shall be of the most recent seed crop available. All seed label analysis data shall comply with the trade standard. Germination tests must have occurred within the past six months. The germination capacity of each constituent of the mixture should be not less than 80% and the purity of the mixture not less than 90%.

When sowing the soil shall be moist with the surface loose and friable of a grain-like consistency to a depth of 20-30mm. Sow seed in two applications in different directions and follow with gentle raking to just cover the seed and light watering.

### (5) Defects Liability and Maintenance

The Contractor shall keep comprehensive records of maintenance activities carried out in all planting areas to assist in monitoring and refining maintenance practices. Within 7 days of undertaking a programmed maintenance visit the Contractor shall forward a copy of each Maintenance Record Sheet to the Engineer. The Engineer will undertake a maintenance inspection. The results of such inspections shall be used for the basis of approving maintenance payments. Maintenance shall include any horticultural operations (including watering if necessary) to ensure normal and healthy plant establishment and growth. Weed control shall be carried out by a combination of hand and/or chemical methods. The appropriate method will be determined by the composition and level of weed infestation and the context in terms of existing habitat and vegetation. When in doubt the Contractor shall seek clarification from the Engineer. The Contractor shall be held responsible and be required to compensate for any damage to surrounding desirable vegetation or vegetation on neighbouring properties, contamination of waterways, or effects on the health of humans or animals that results from inappropriate use of herbicides. At the end of the first growing season, all specimen trees shall be checked for any dead wood, broken or damaged branches, which shall be pruned in accordance with accepted arboricultural standards.

The mulch shall be contained within the planting areas in a tidy state and maintained to a depth of 100mm. The Contractor shall infill any holes and top-up any levels that have fallen below the specified level. The Contractor shall ensure all tree stakes; ties and guys are in good repair and are not restricting plant growth. Any damaged stakes and ties shall be replaced. If wind conditions are damaging the tree then the number and location of stakes shall be reviewed and amended accordingly. Slow release fertiliser shall be applied at planting time. Further applications of approved, NPK balanced, slow-release fertiliser shall be applied annually during September. Application rates shall be as recommended by the fertiliser manufacturer with regard to the size of plant. Repair all defects to the satisfaction of the Engineer and undertake all maintenance as required in accordance with the maintenance schedule: