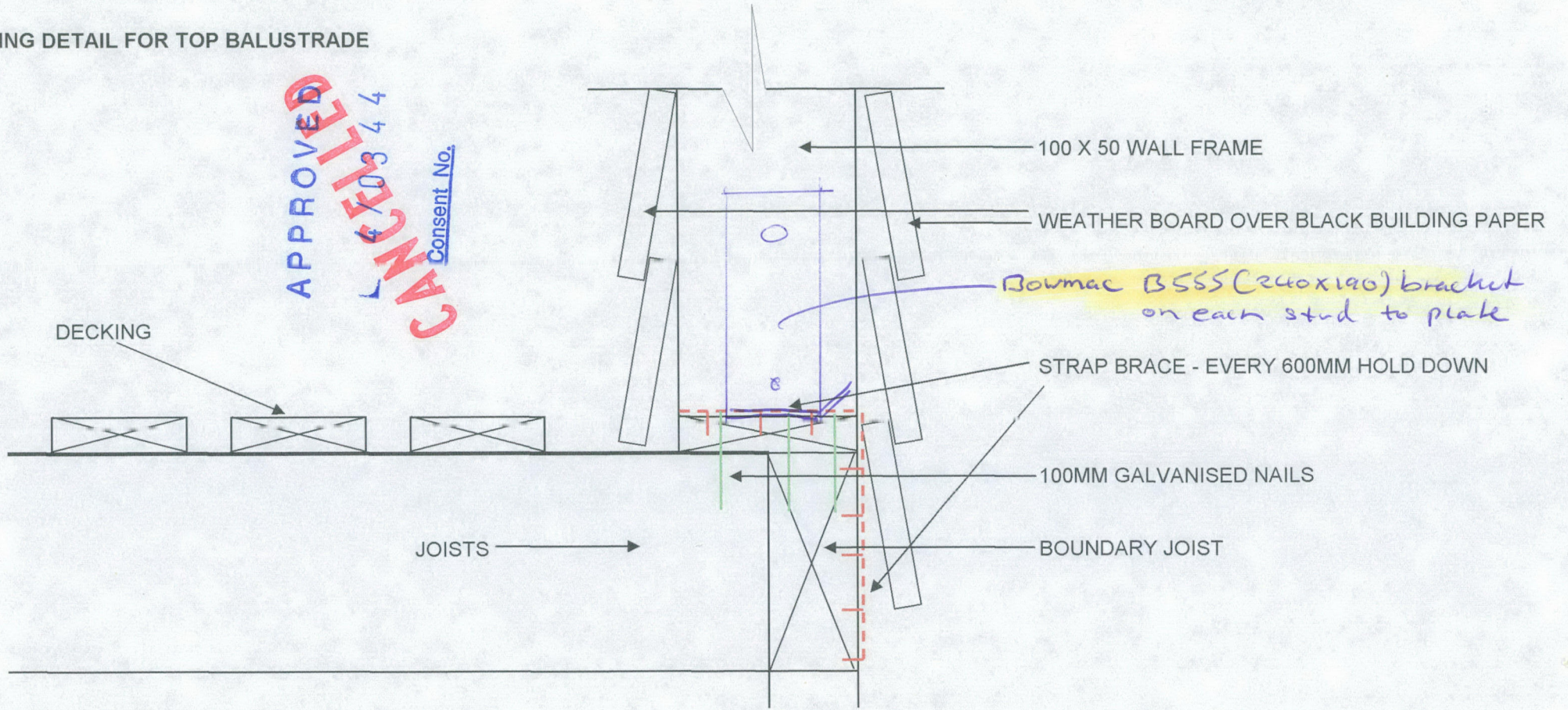


4 3 APR 2004

TRELOAR - 22 SHAKEPEARE ROAD - WANGANUI

FIXING DETAIL FOR TOP BALUSTRADE



RECEIVED
 WANGANUI DISTRICT COUNCIL
 24 MAR 2004

Shakespeare Road

boundary 93° 32' 40 250

toe of bank

top of bank

Outline of proposed deck at first floor level

location of septic tank to be confirmed on site

APPROVED

CANCELLED

Consent No. 0344

outline of first floor

outline of ground floor

top of bank

boundary 0° 0' 42 910

boundary 0° 0' 38 380

APPROVED PLANS TO BE KEPT ON-SITE
 THESE MUST BE AVAILABLE FOR VIEWING AT ALL TIMES
 No inspection will be made without these documents. A further inspection fee may be charged if plans are unavailable.

lot 11
 DP 1304

boundary 87° 05' 40 230

JOB TITLE
 New Deck at
 22 Shakespeare Rd
 Wanganui

SHEET TITLE
 Site Plan

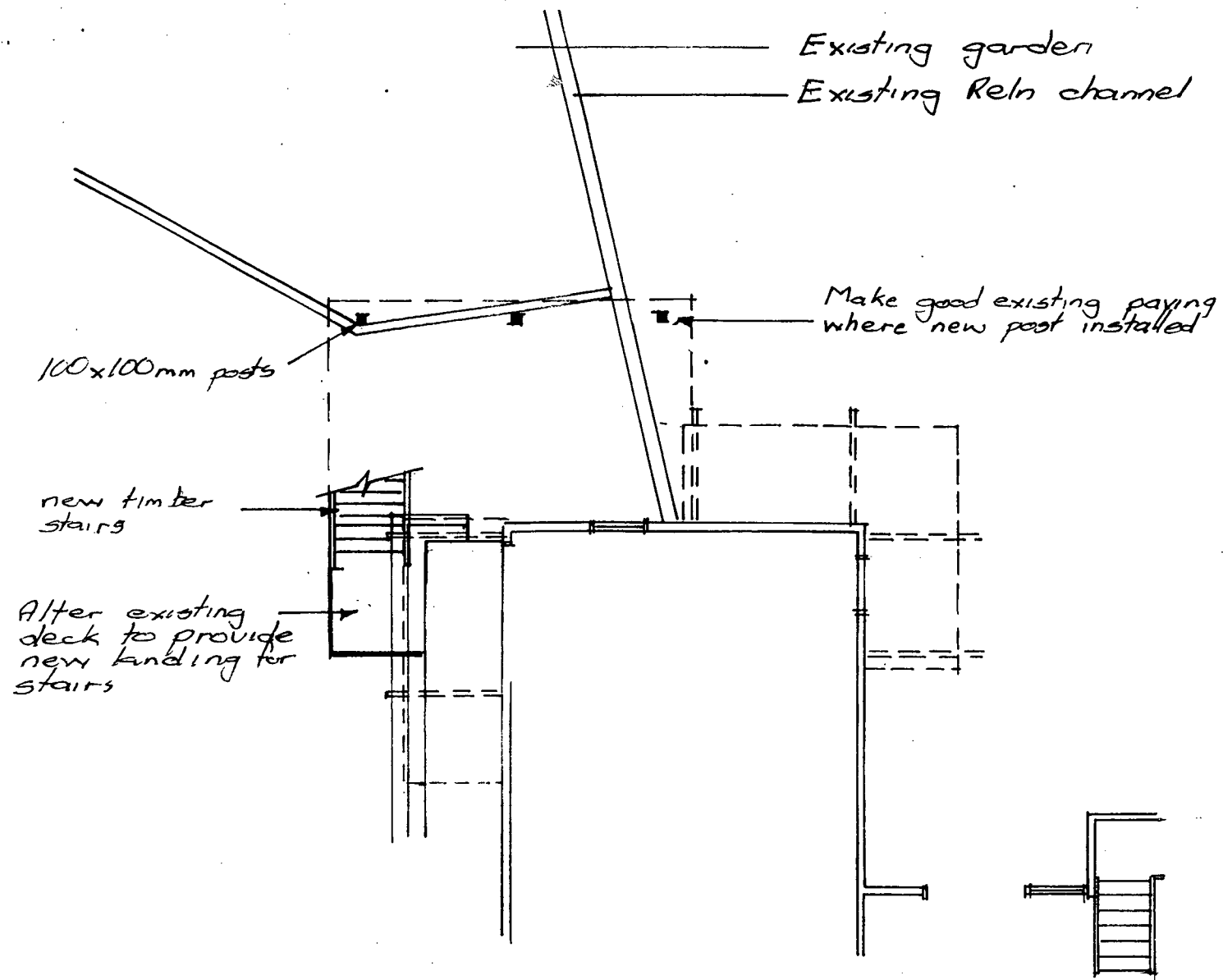
SCALE
 1:200

DRAWN
 AJR

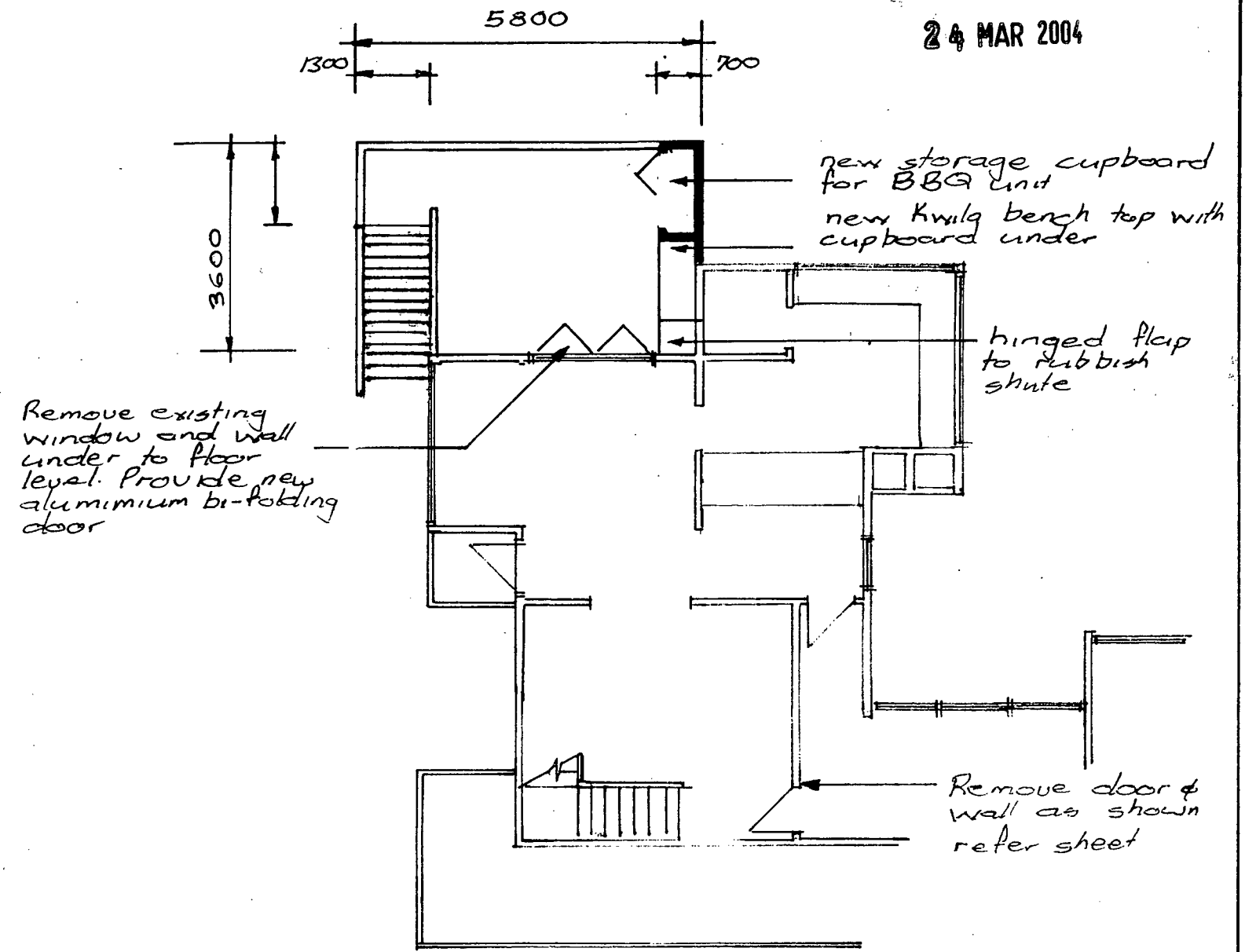
JOB NO
 11/4-03

SHEET NO
 1

RECEIVED
 WANGANUI DISTRICT COUNCIL
 24 MAR 2004



Part Existing Ground Floor Plan

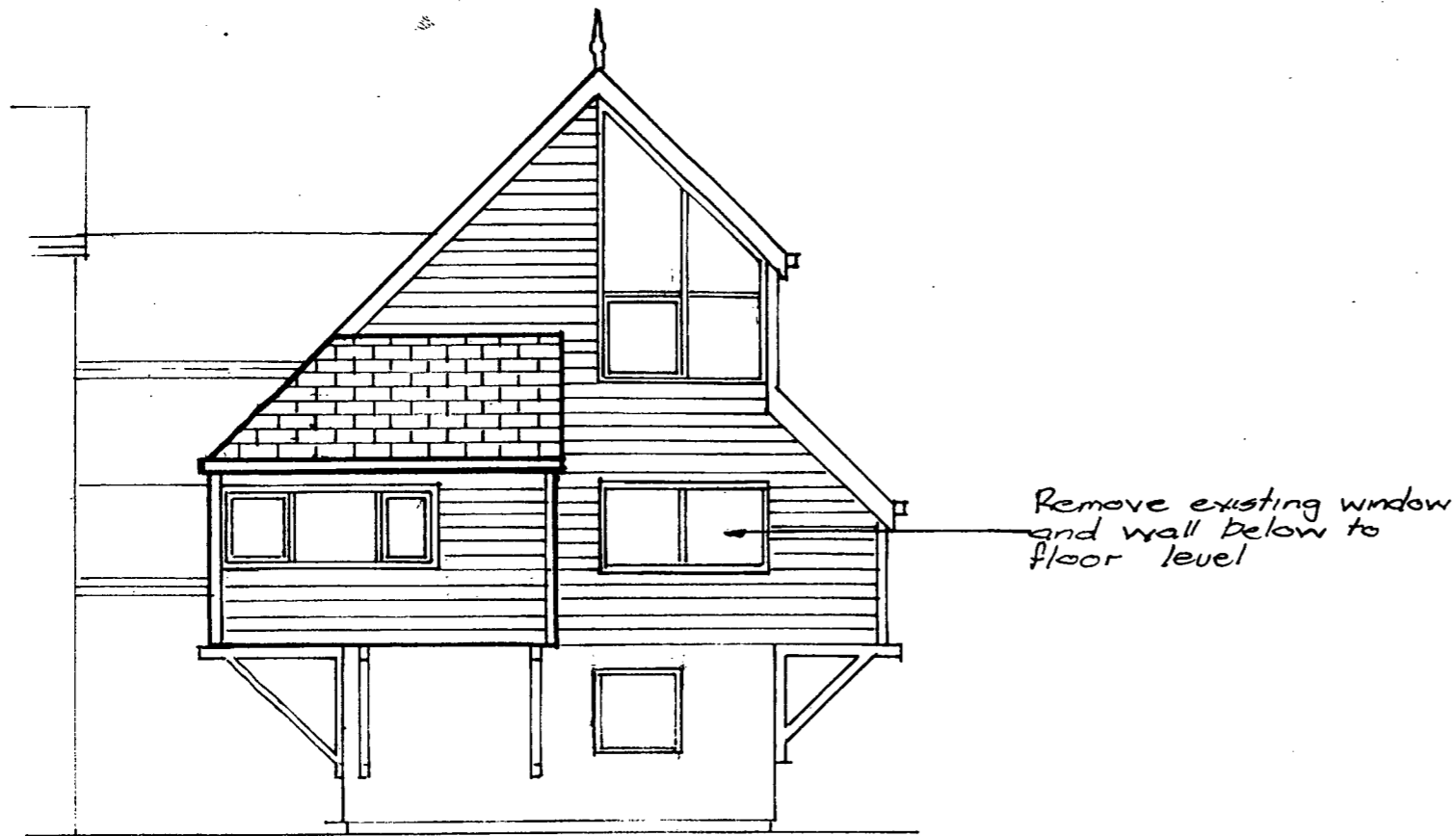


Part Existing First Floor Plan

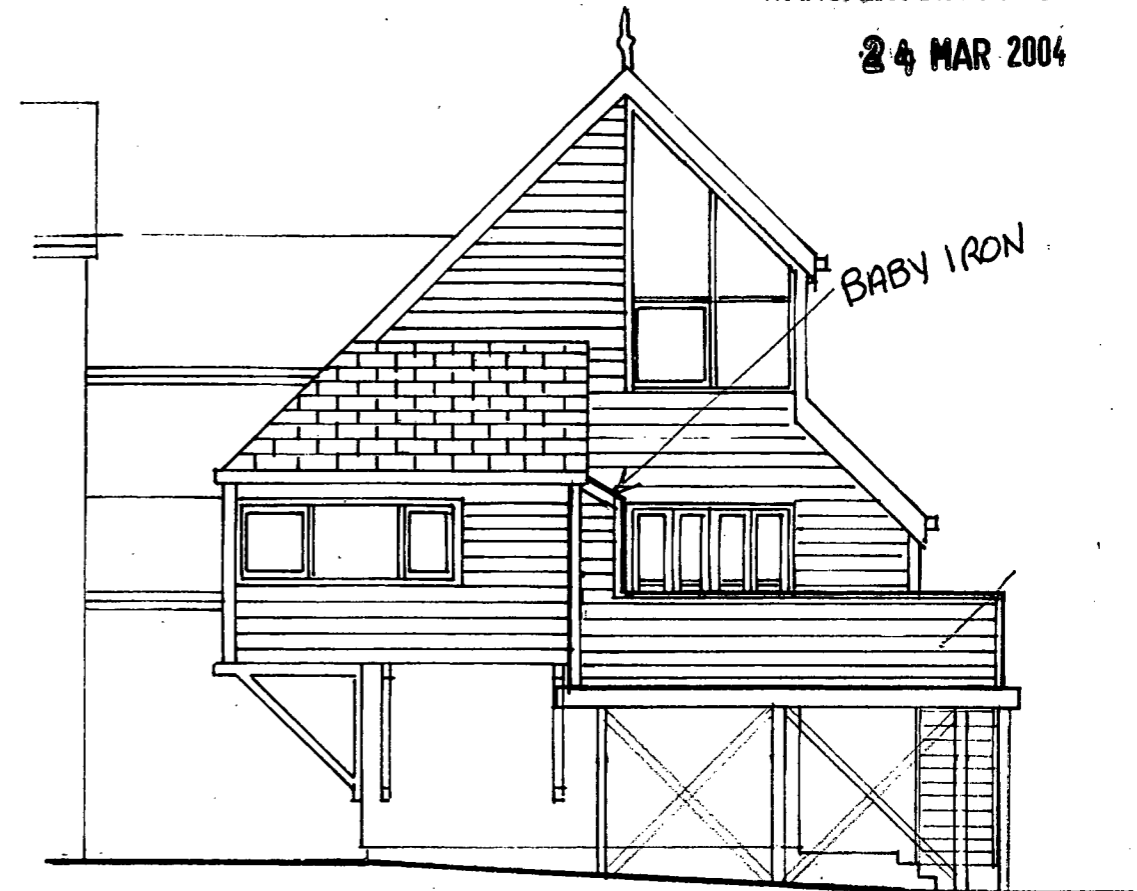
APPROVED
~~CANCELLED~~
 Consent No.

JOB TITLE New Deck at 22 Shakespeare Rd Wanganui	
SHEET TITLE Floor Plan	
SCALE 1:100	DRAWN AJR
JOB NO 11/4-03	SHEET NO 2

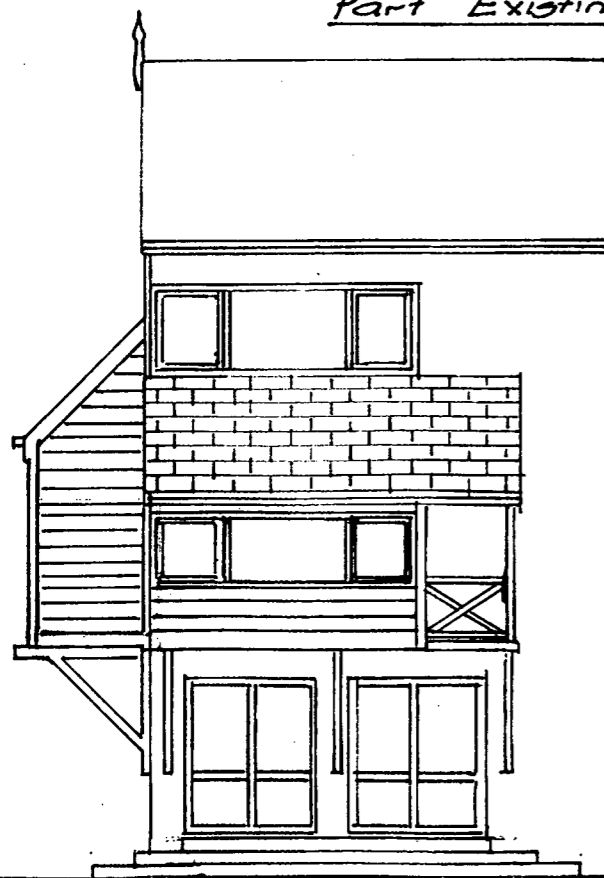
24 MAR 2004



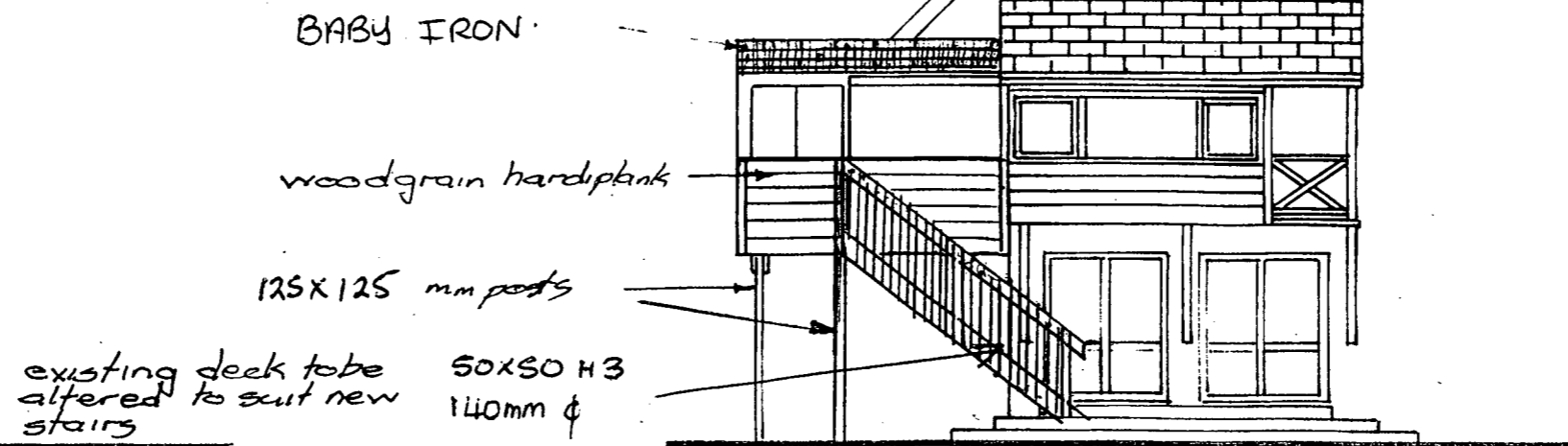
Part Existing North Elevation



Part Proposed North Elevation



Part Existing West Elevation



Part Proposed West Elevation

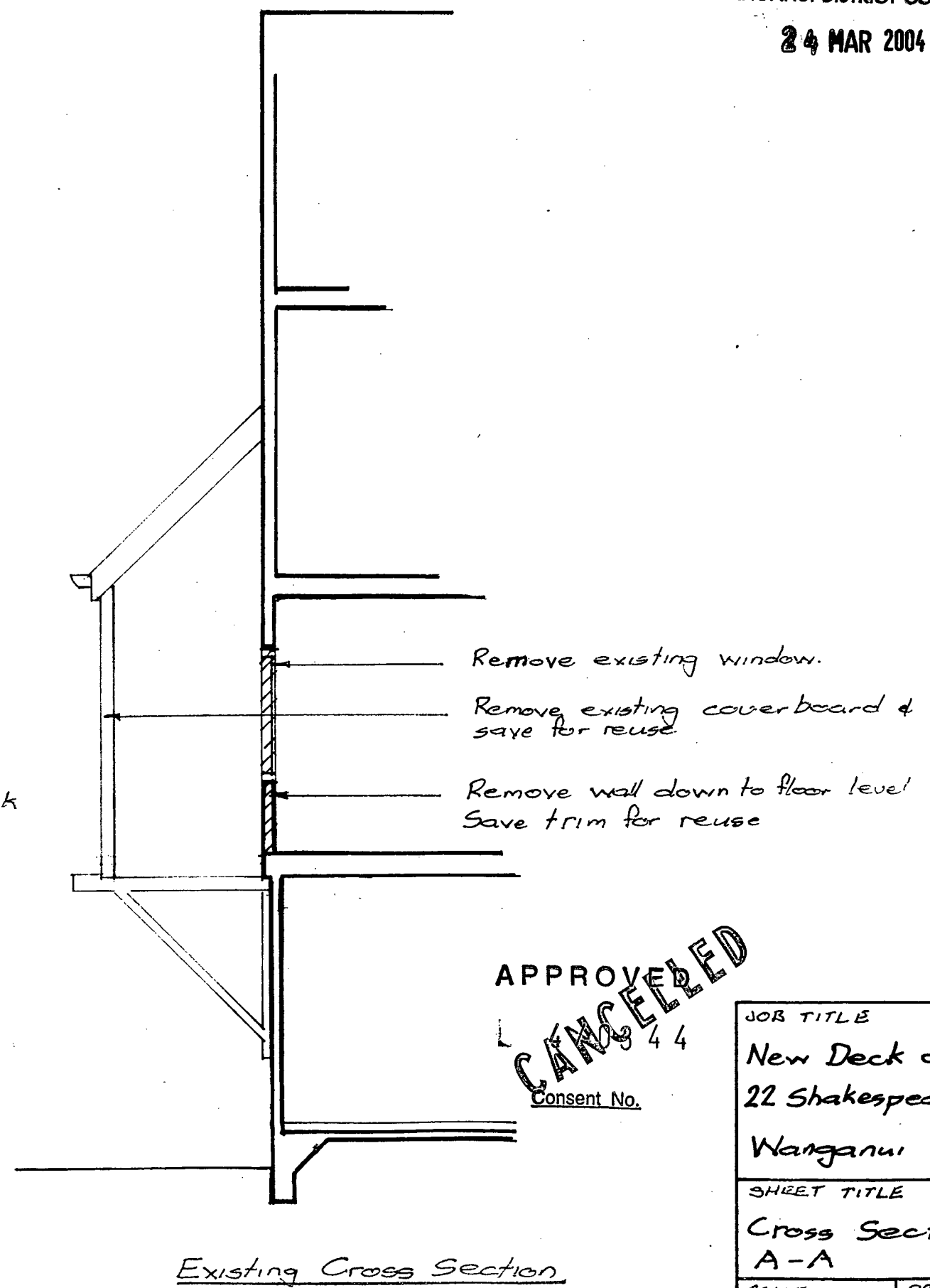
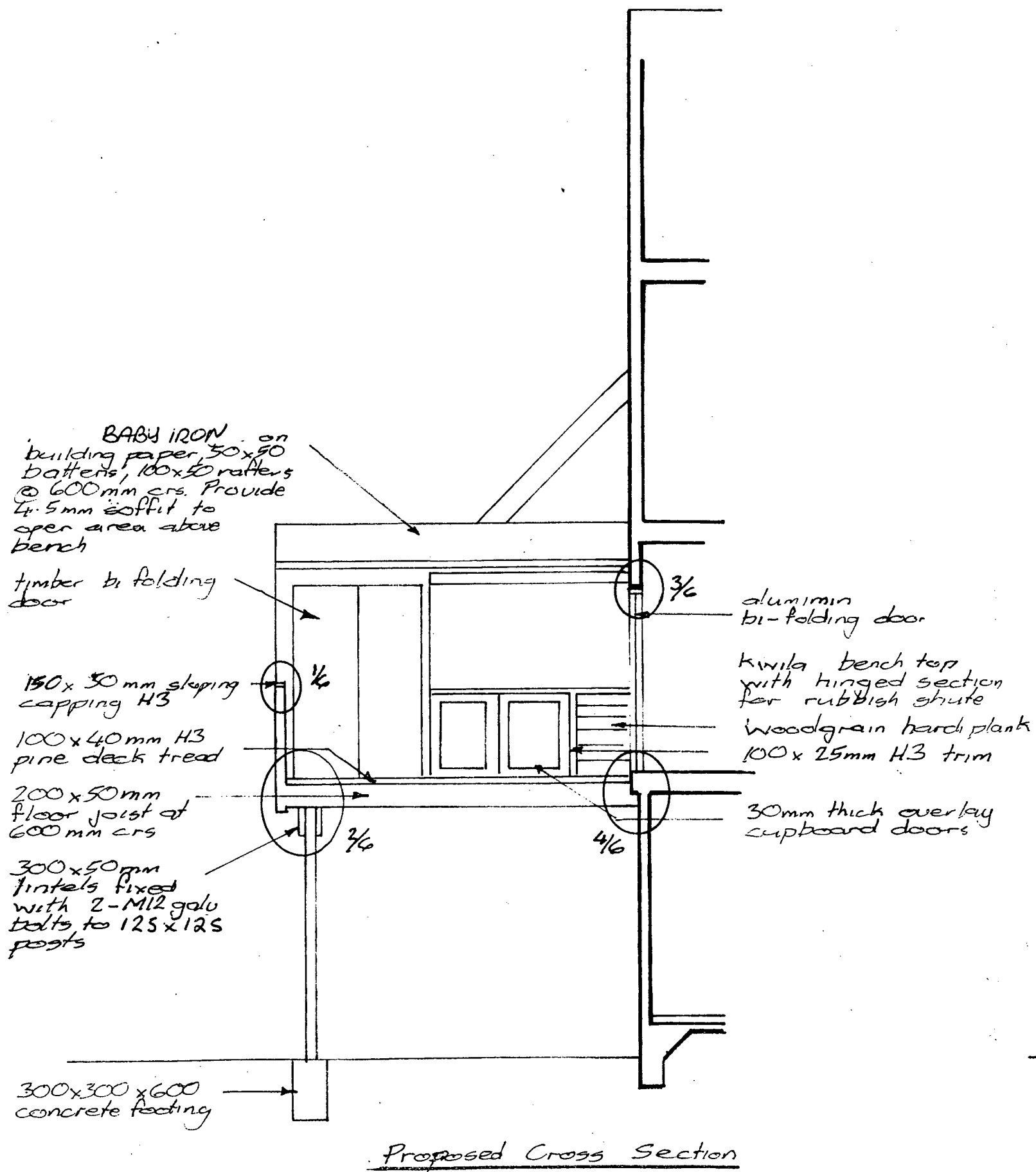
APPROVED
~~CANCELLED~~ 344
Consent No.

JOB TITLE
New Deck at
22 Shakespeare Rd
Wanganui

SHEET TITLE
Elevations

SCALE 1:100	DRAWN AJR
JOB NO 11/4-03	SHEET NO 3

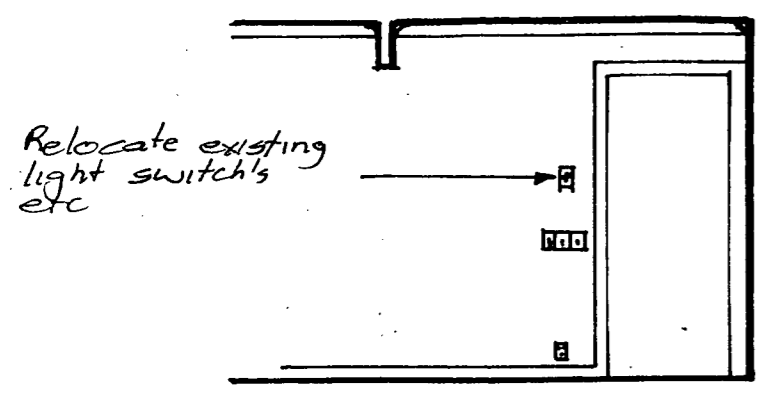
24 MAR 2004



JOB TITLE	
New Deck at 22 Shakespeare Rd Wanganui	
SHEET TITLE	
Cross Section A-A	
SCALE	DRAWN
1:50	AJR
JOB NO	SHEET NO
11/4-03	4

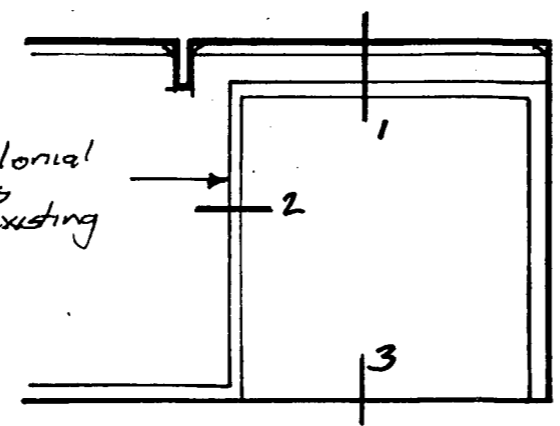
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RECEIVED
 WANGANUI DISTRICT COUNCIL
 24 MAR 2004



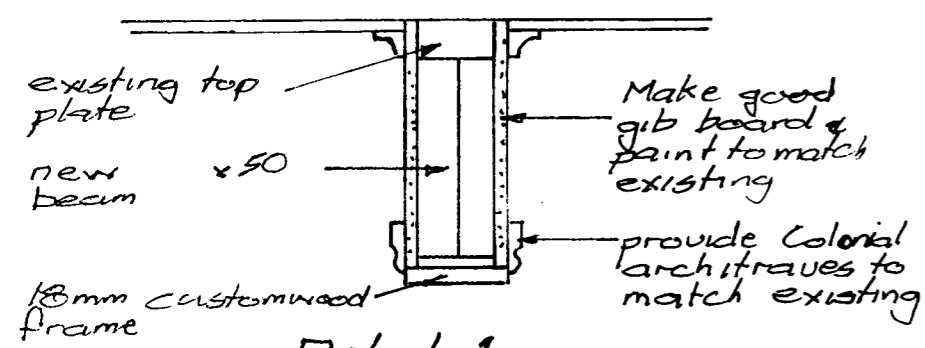
Relocate existing light switch's etc

Existing Elevation



Provide colonial architraves to match existing

Proposed Elevation

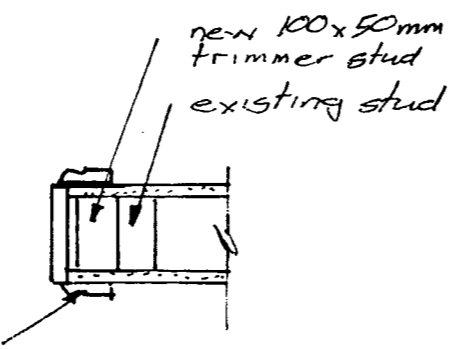


existing top plate

new beam x 50

18mm customwood frame

Detail 1

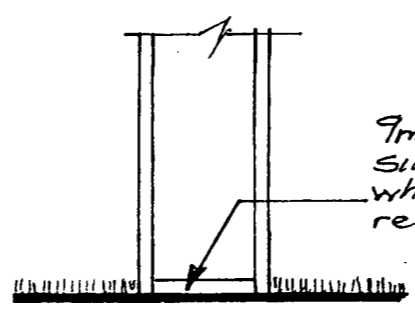


new 100x50mm trimmer stud
 existing stud

Make good gib board & paint to match existing

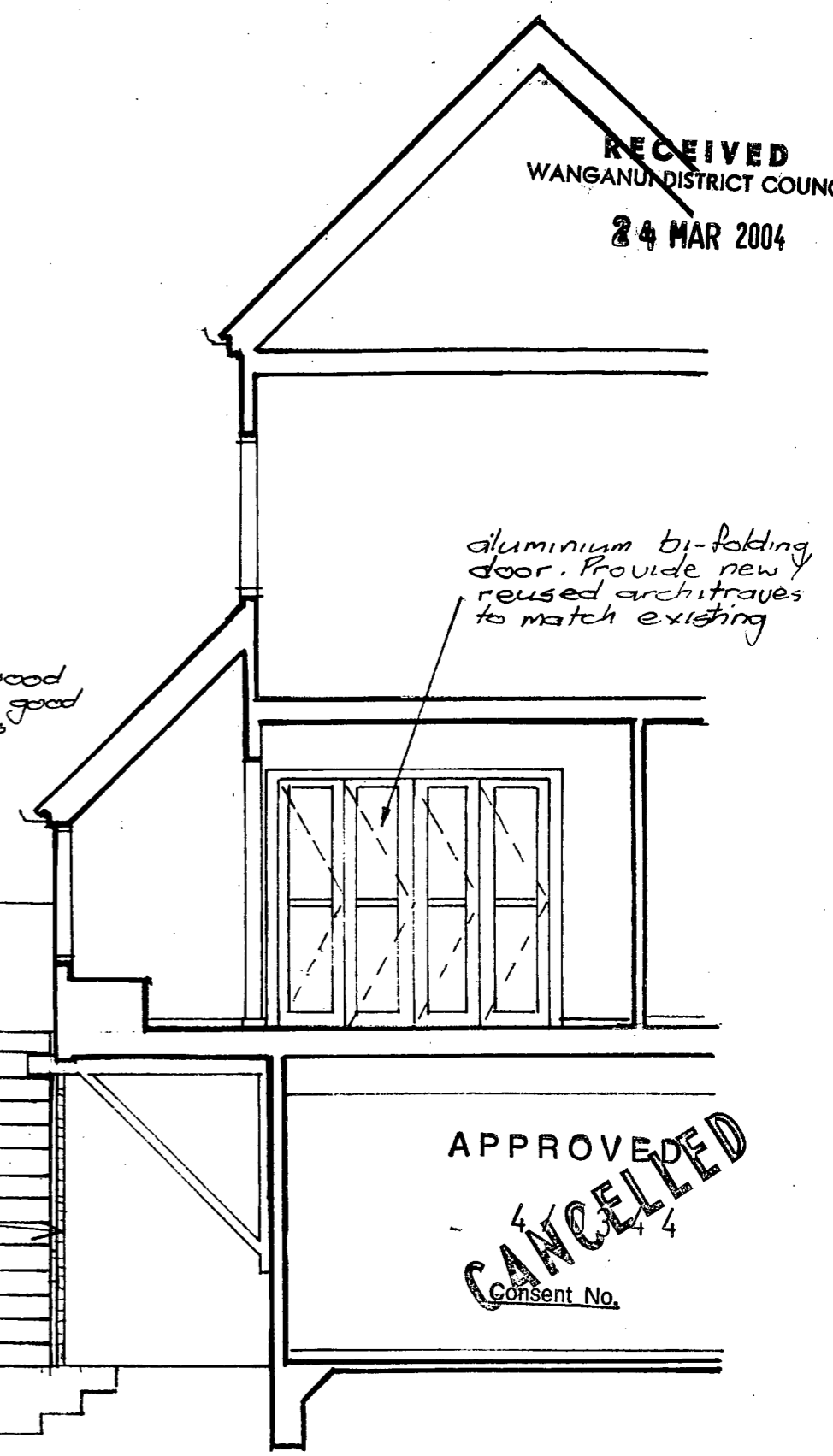
provide Colonial architraves to match existing

Detail 2



9mm customwood sill to make good where wall is removed

Detail 3



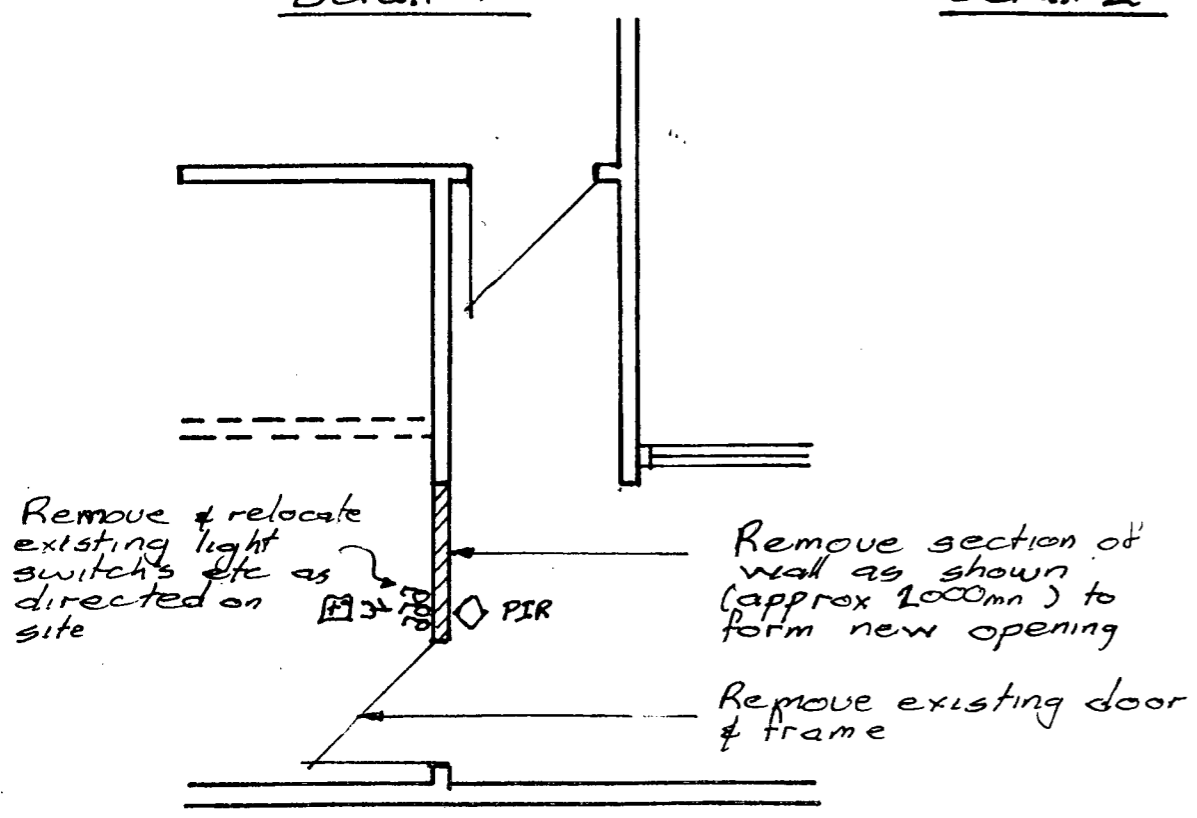
aluminium bi-folding door. Provide new reused architraves to match existing

New timber stairs

50x50 H3
 140 φ

Alter existing decks required to provide new landing.

APPROVED
~~CANCELLED~~
 Consent No.



Remove & relocate existing light switch's etc as directed on site

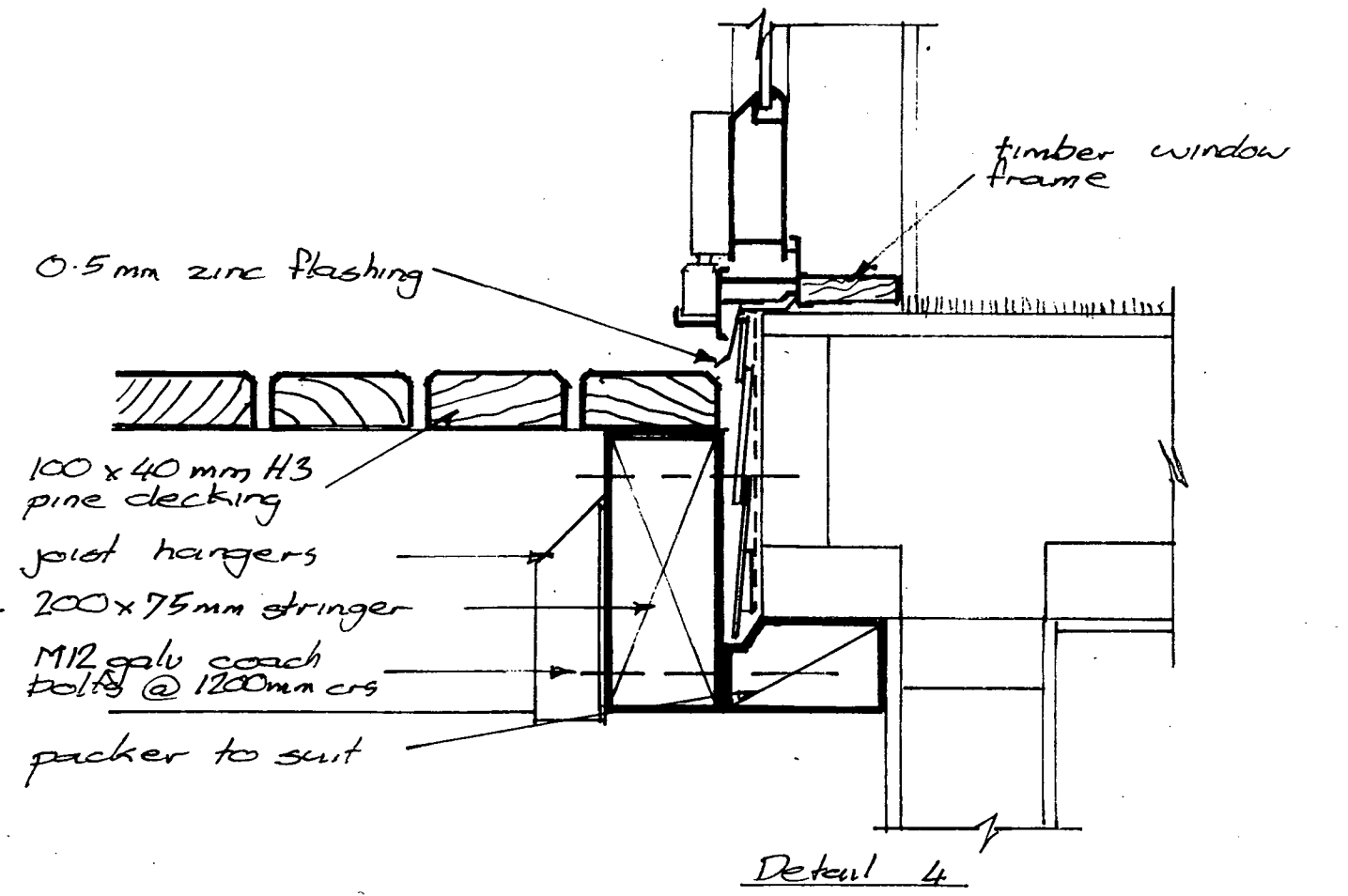
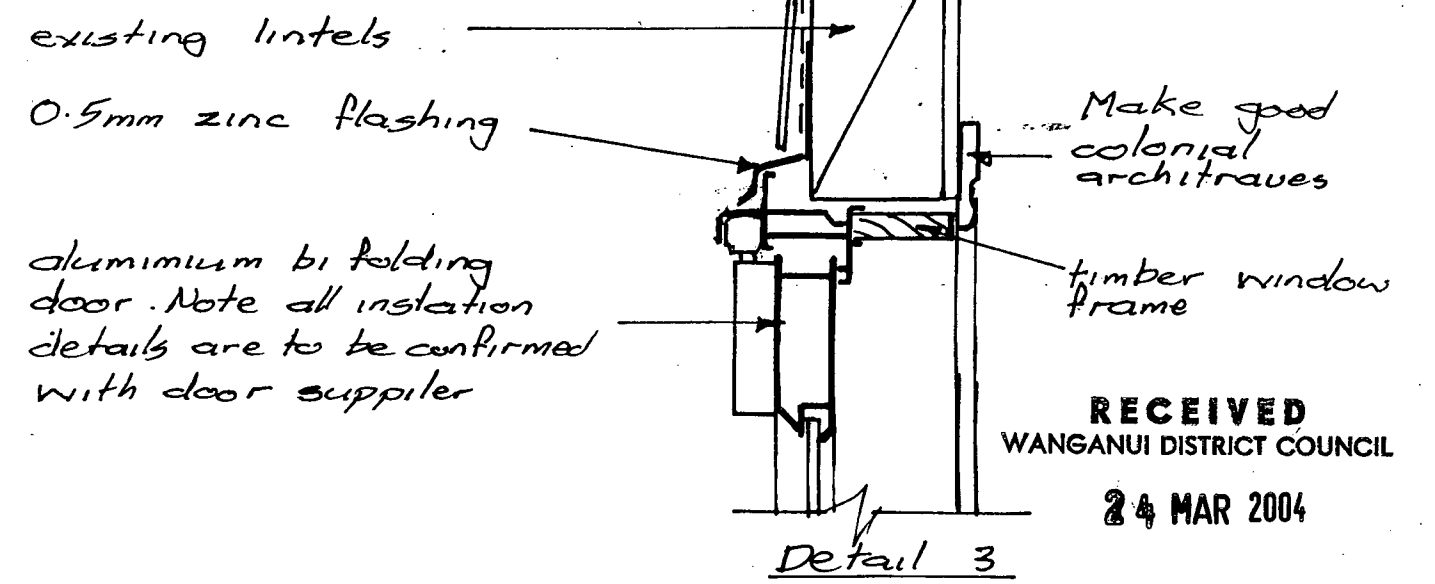
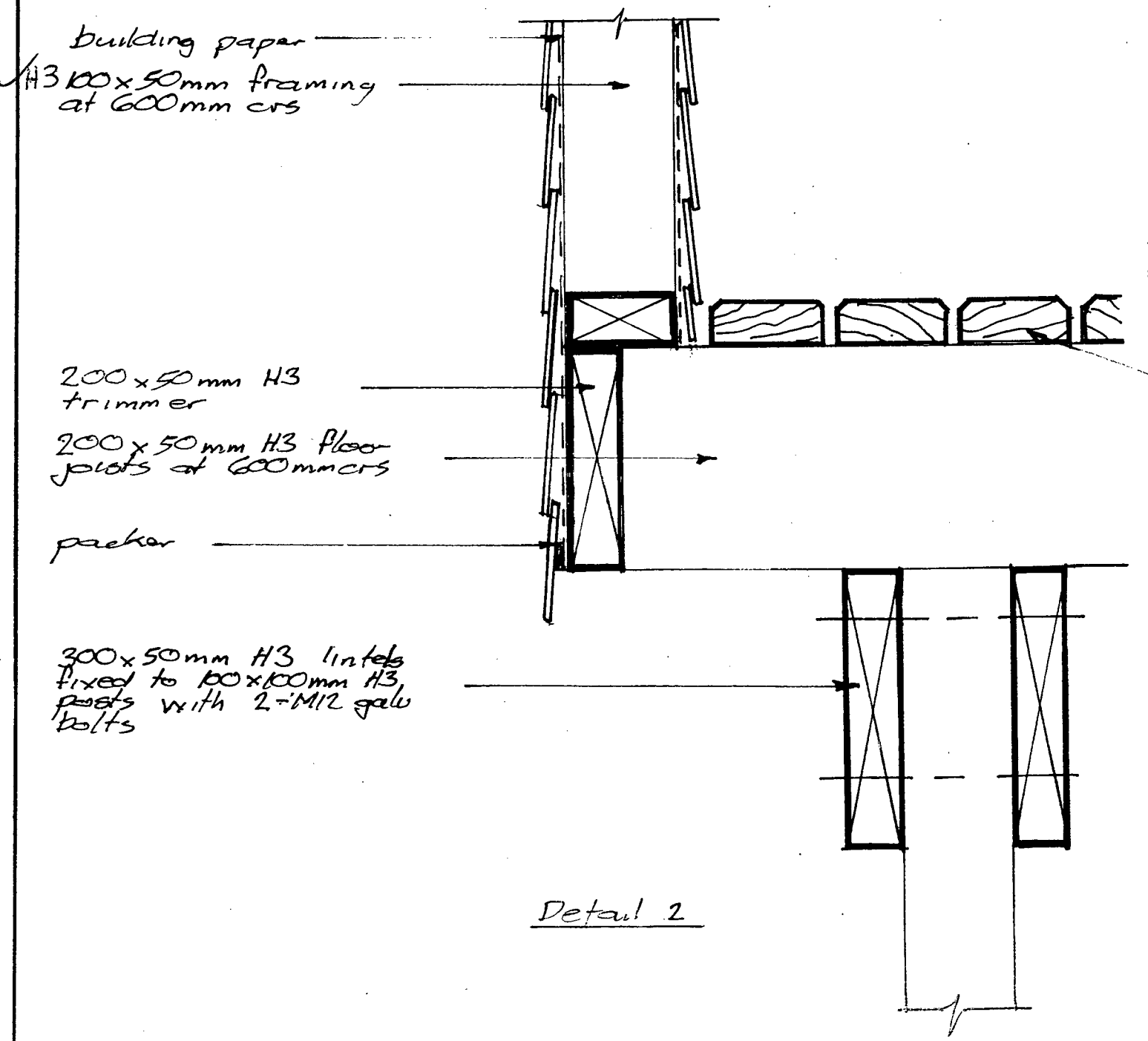
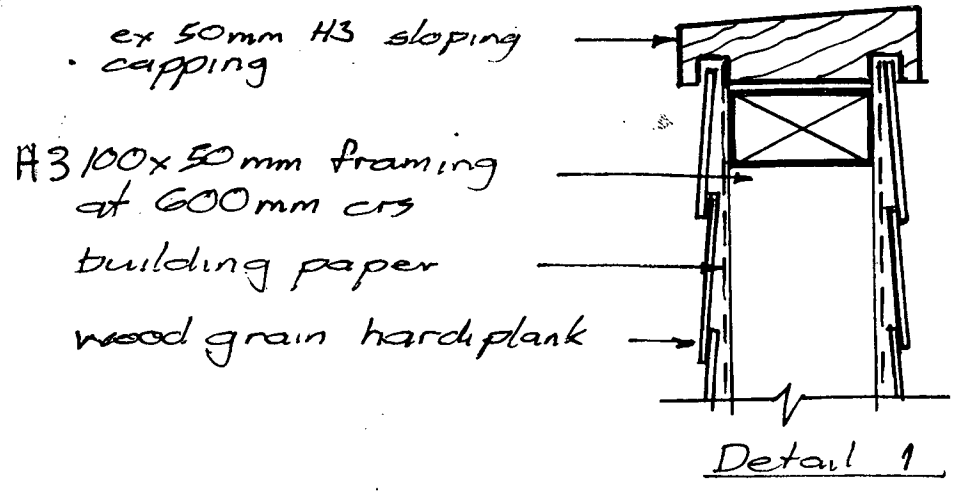
Remove section of wall as shown (approx 1000mm) to form new opening

Remove existing door & frame

Part Floor Plan 1:100

Proposed Section B-B

JOB TITLE		SHEET TITLE	
New Deck at 22 Shakespeare Rd Wanganui		Cross Section B-B	
SCALE	1:50	DRAWN	ADR
JOB No	11/4-03	SHEET No	5



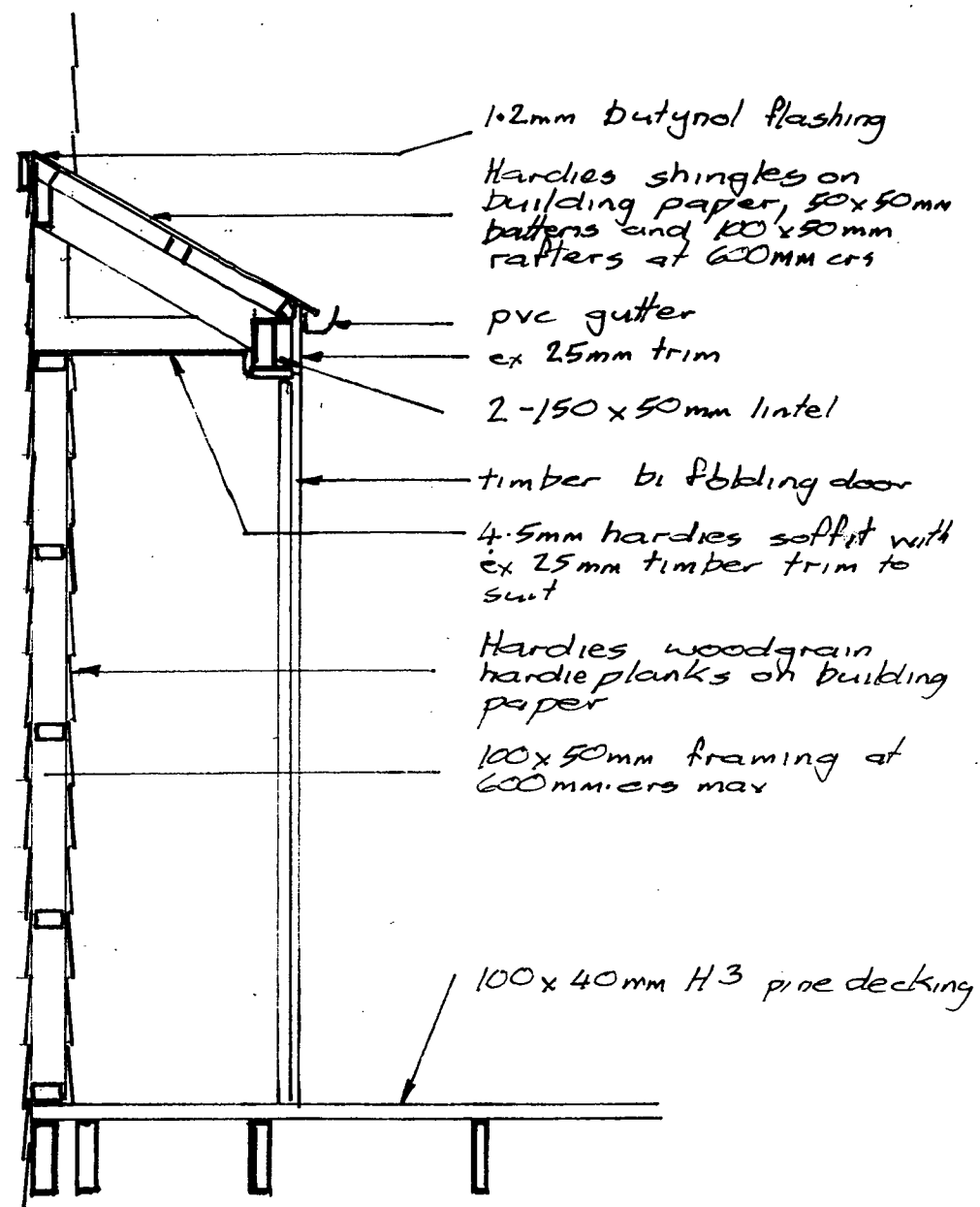
JOB TITLE
New Deck at
22 Shakespeare Rd
Wanganui

SHEET TITLE
Details

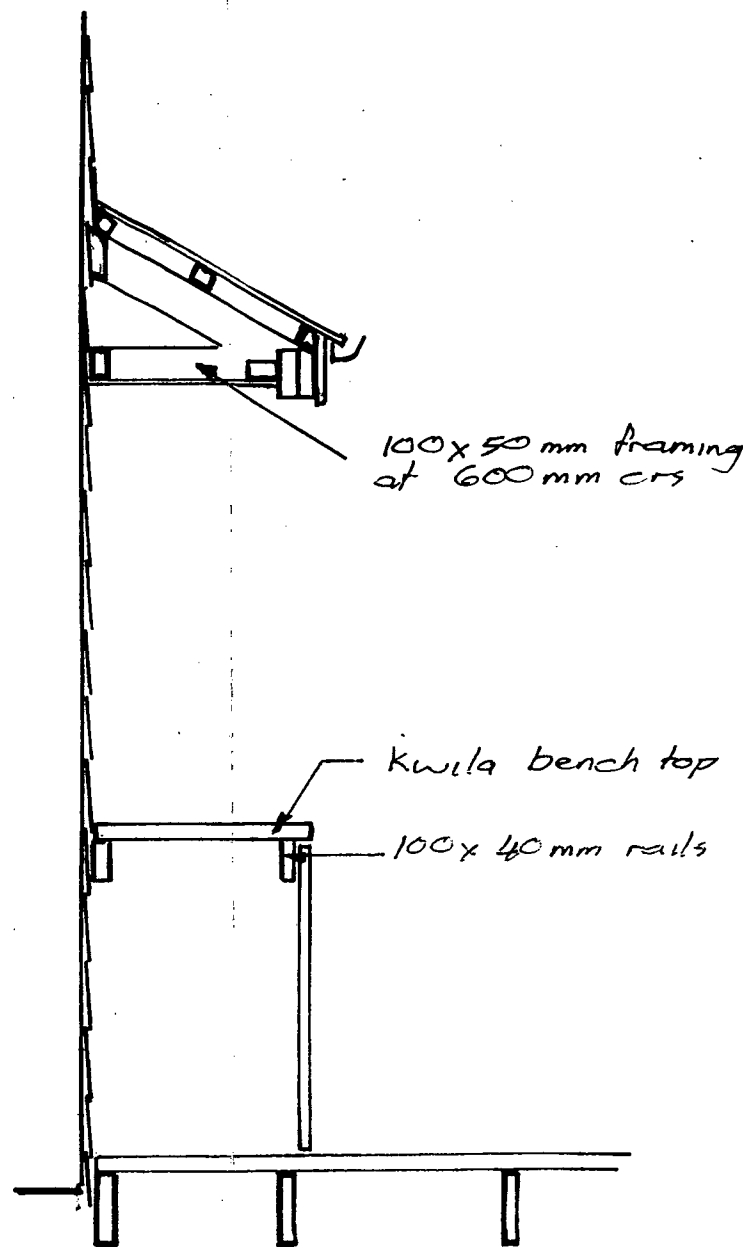
SCALE 1:10	DRAWN AJR
JOB NO 11/4-03	SHEET NO 6

APPROVED
CANCELLED
1/03/44
Consent No.

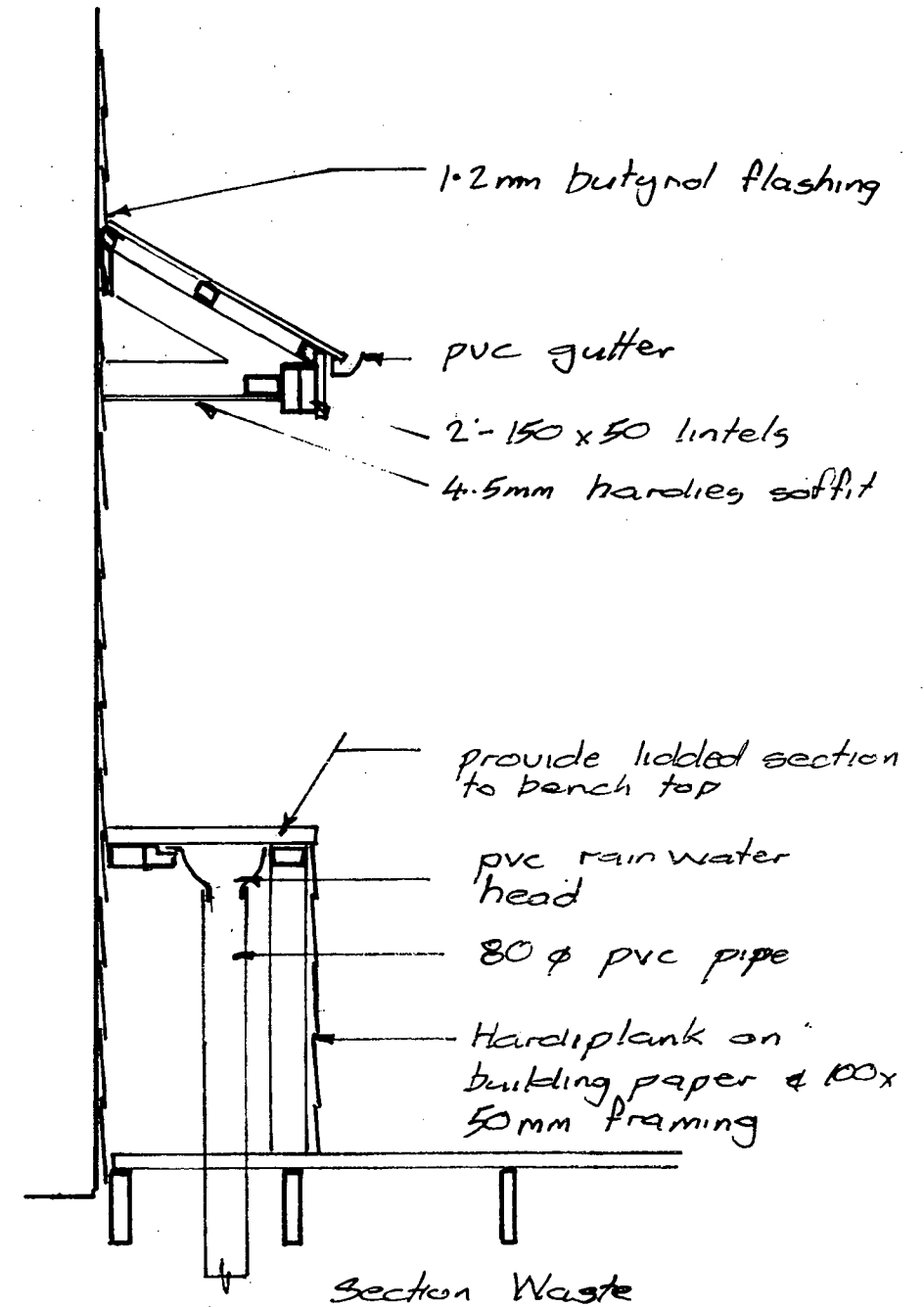
24 MAR 2004



Section Cupboard



Section Bench



Section Waste

RUBBISH SHUTE TO
REMOUABLE BIN.

APPROVED

L 4444

Consent No.

JOB TITLE
New Deck at
22 Shakespeare Rd
Wanganui

SHEET TITLE
Deck Sections

SCALE
1:20

DRAWN
AJR

JOB NO
11/4-03

SHEET NO
4

CANCELLED

Shakespeare Road

boundary 93° 32' 40 250

toe of bank

top of bank

Outline of proposed deck at first floor level

location of septic tank to be confirmed on site

outline of first floor

outline of ground floor

top of bank

boundary 0° 0' 42 710

boundary 0° 0' 38 380

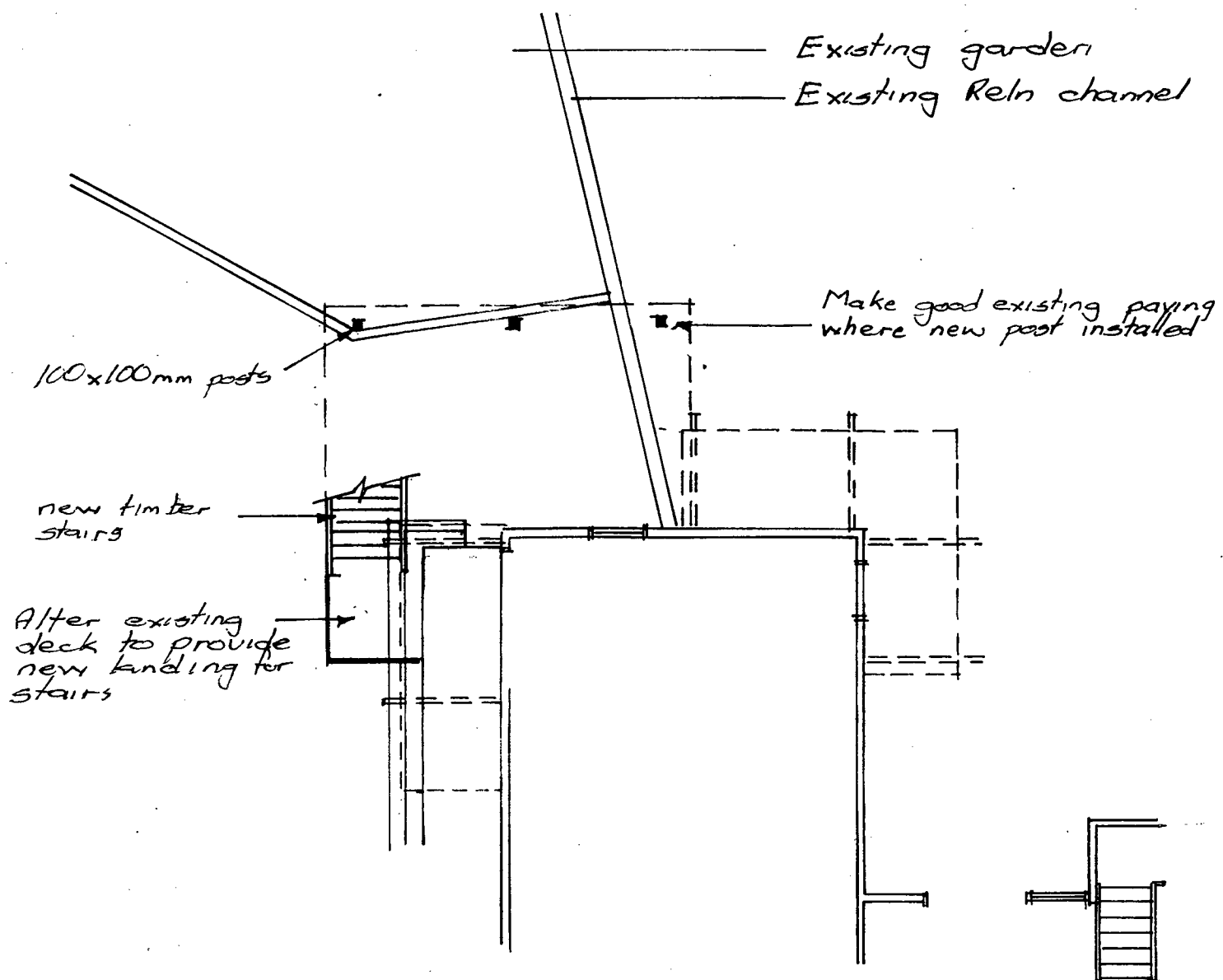
lot 11
DP 1304

boundary 87° 05' 40 230

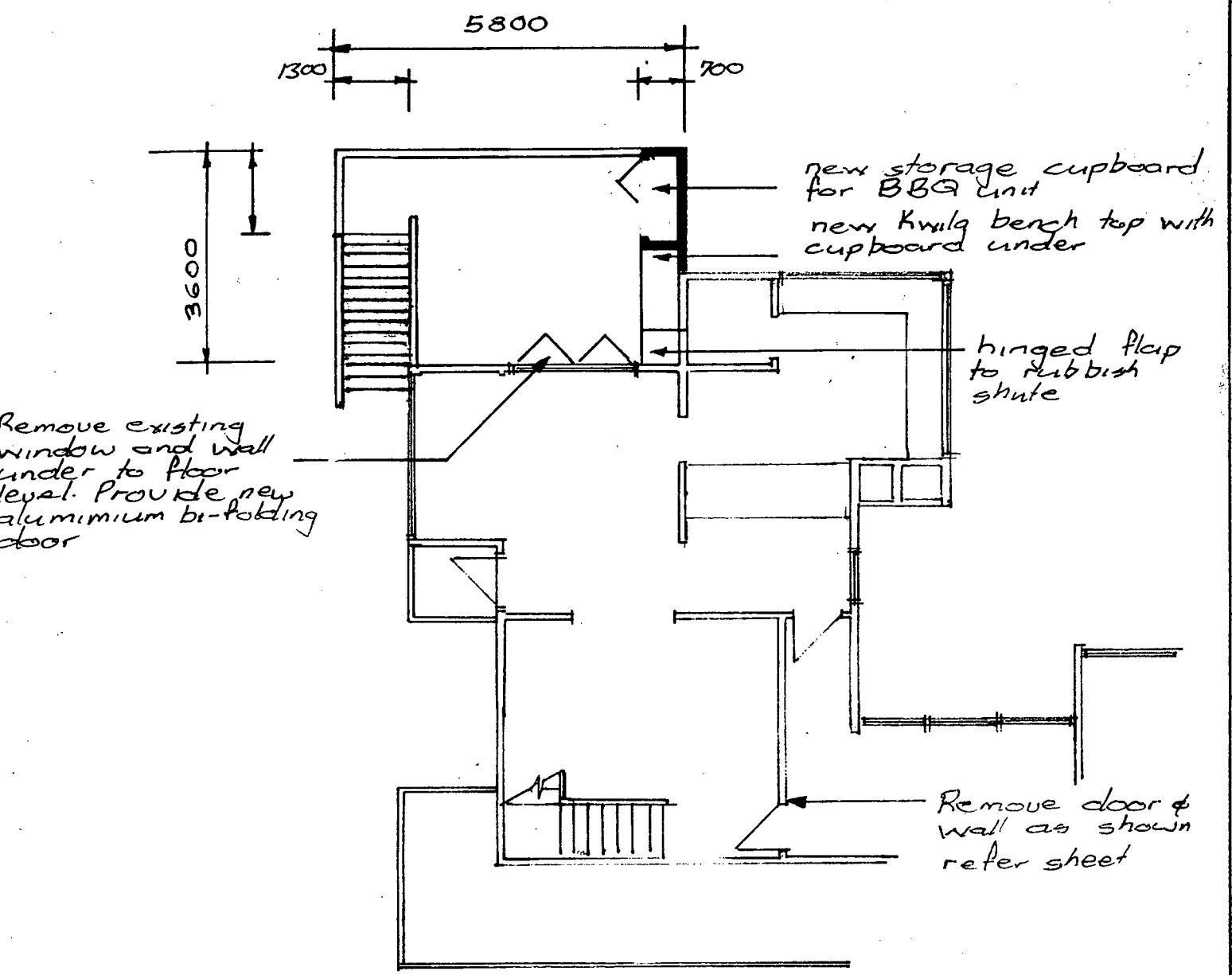
JOB TITLE
New Deck at
22 Shakespeare Rd
Wanganui

SHEET TITLE
Site Plan

SCALE 1:200	DRAWN AAR
JOB NO 11/4-03	SHEET NO 1

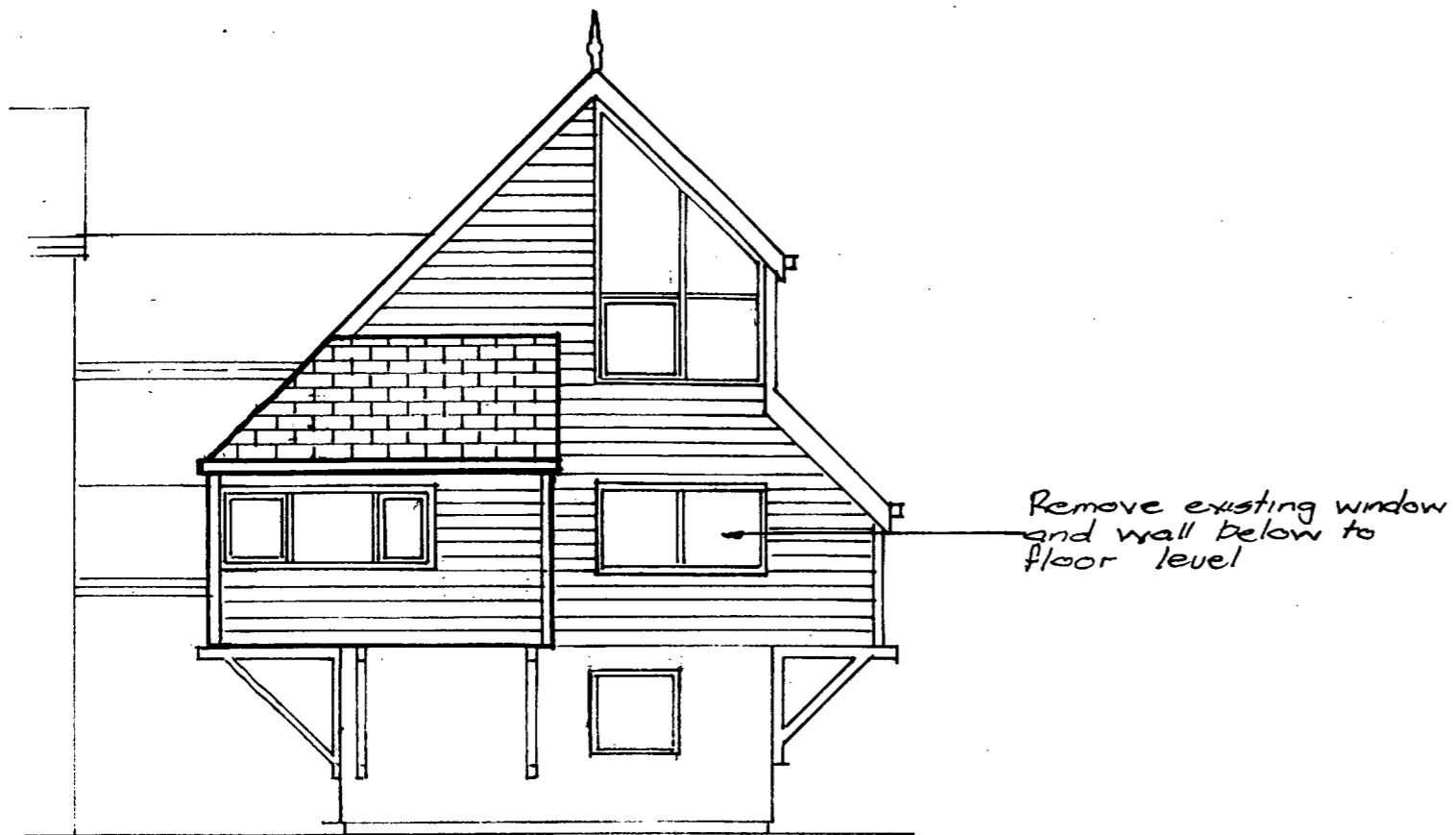


Part Existing Ground Floor Plan

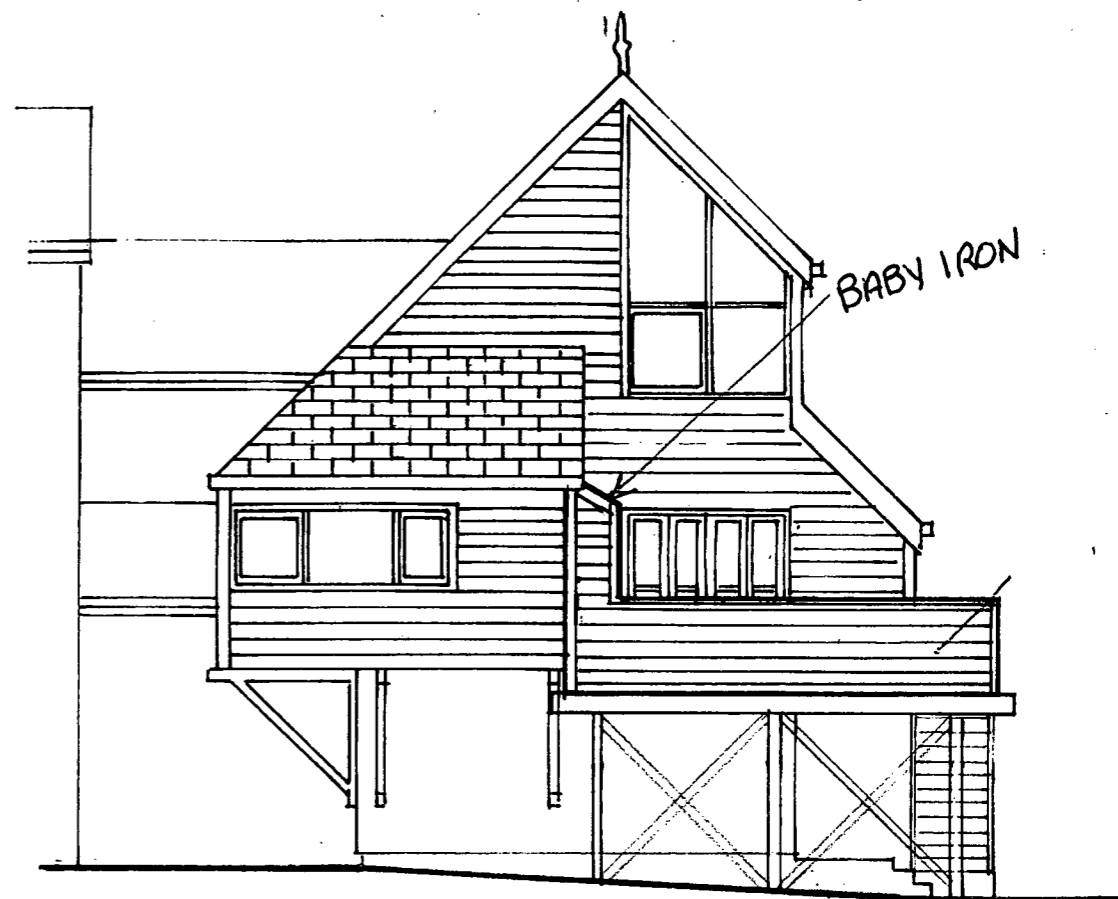


Part Existing First Floor Plan

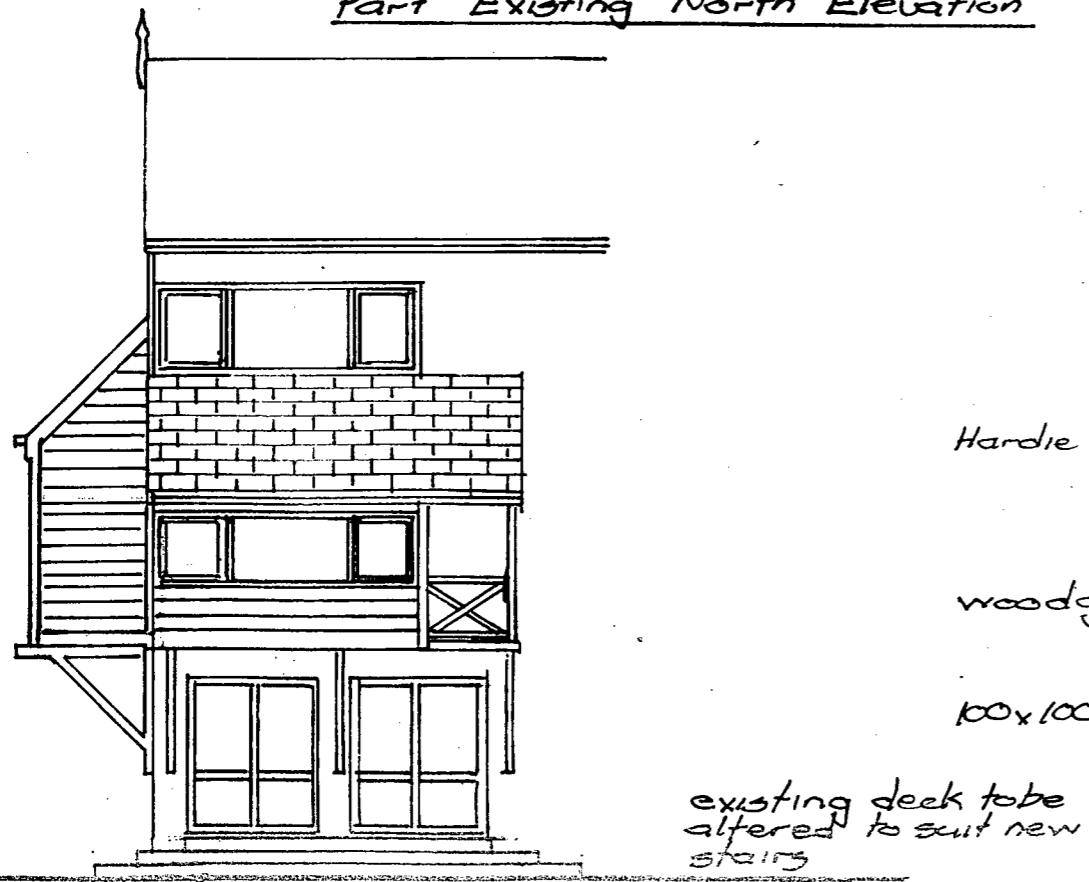
JOB TITLE	
New Deck at 22 Shakespeare Rd Wanganui	
SHEET TITLE	
Floor Plan	
SCALE	DRAWN
1:100	AJR
JOB NO	SHEET NO
11/4-03	2



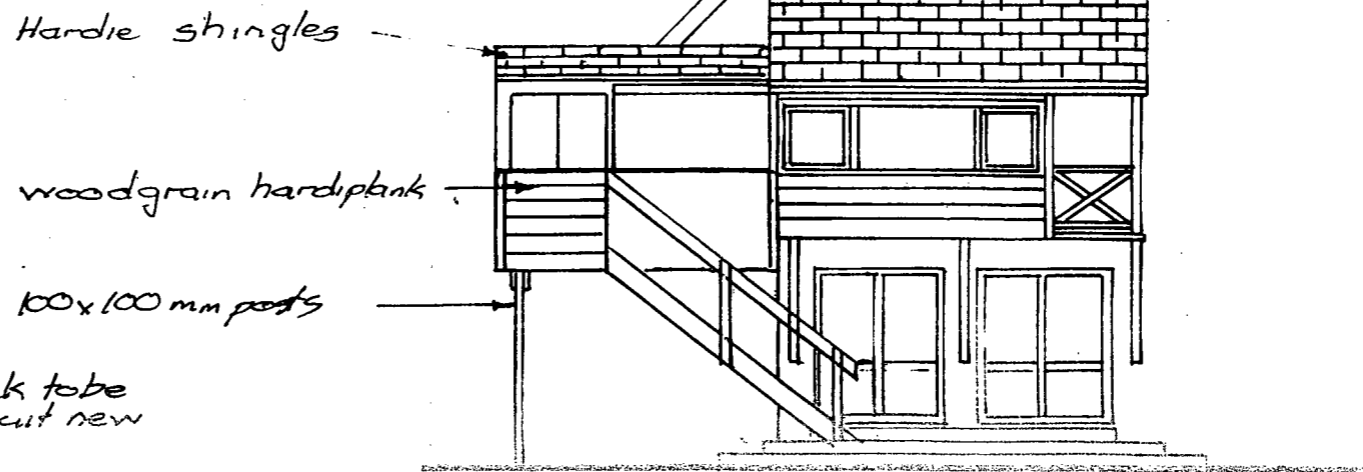
Part Existing North Elevation



Part Proposed North Elevation



Part Existing West Elevation

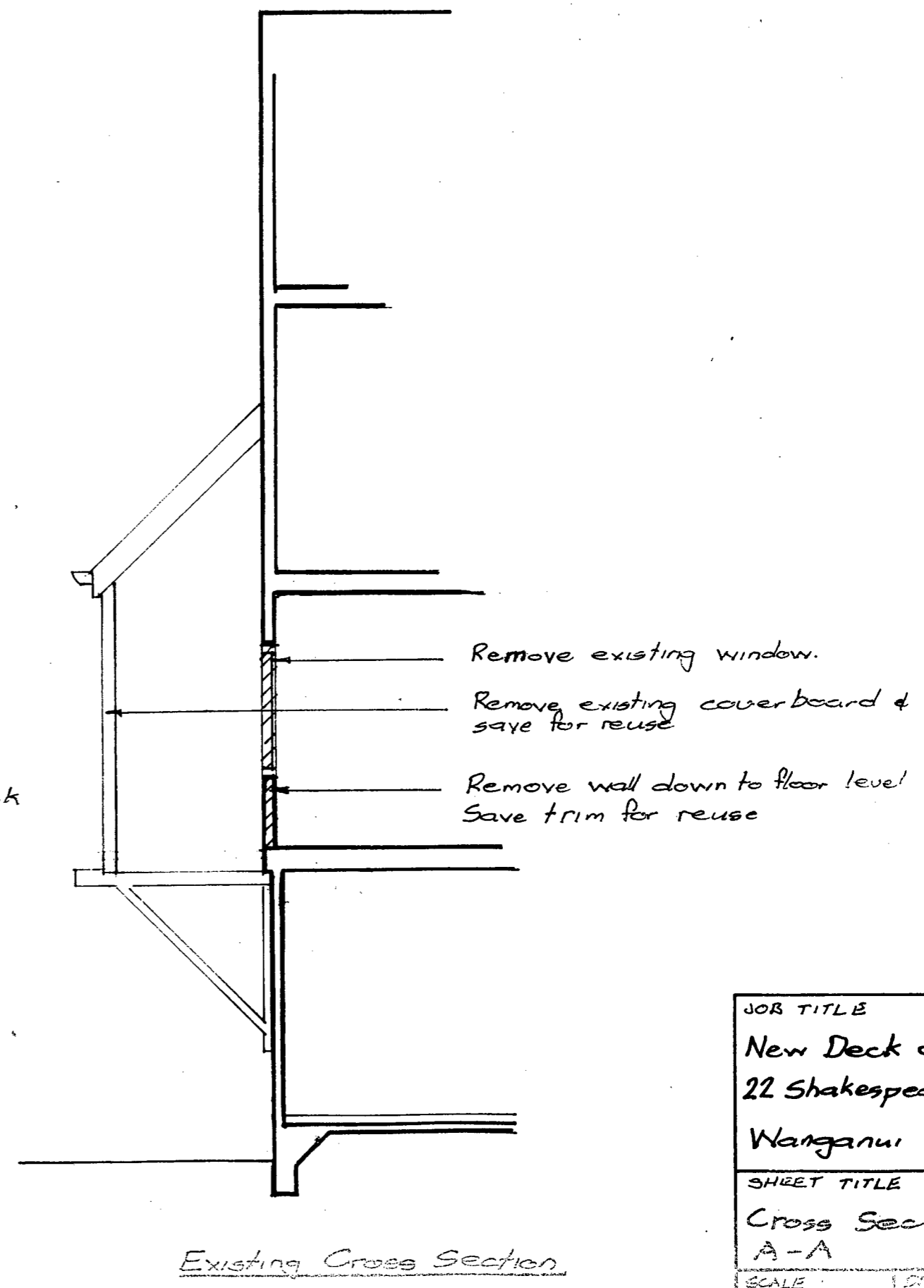
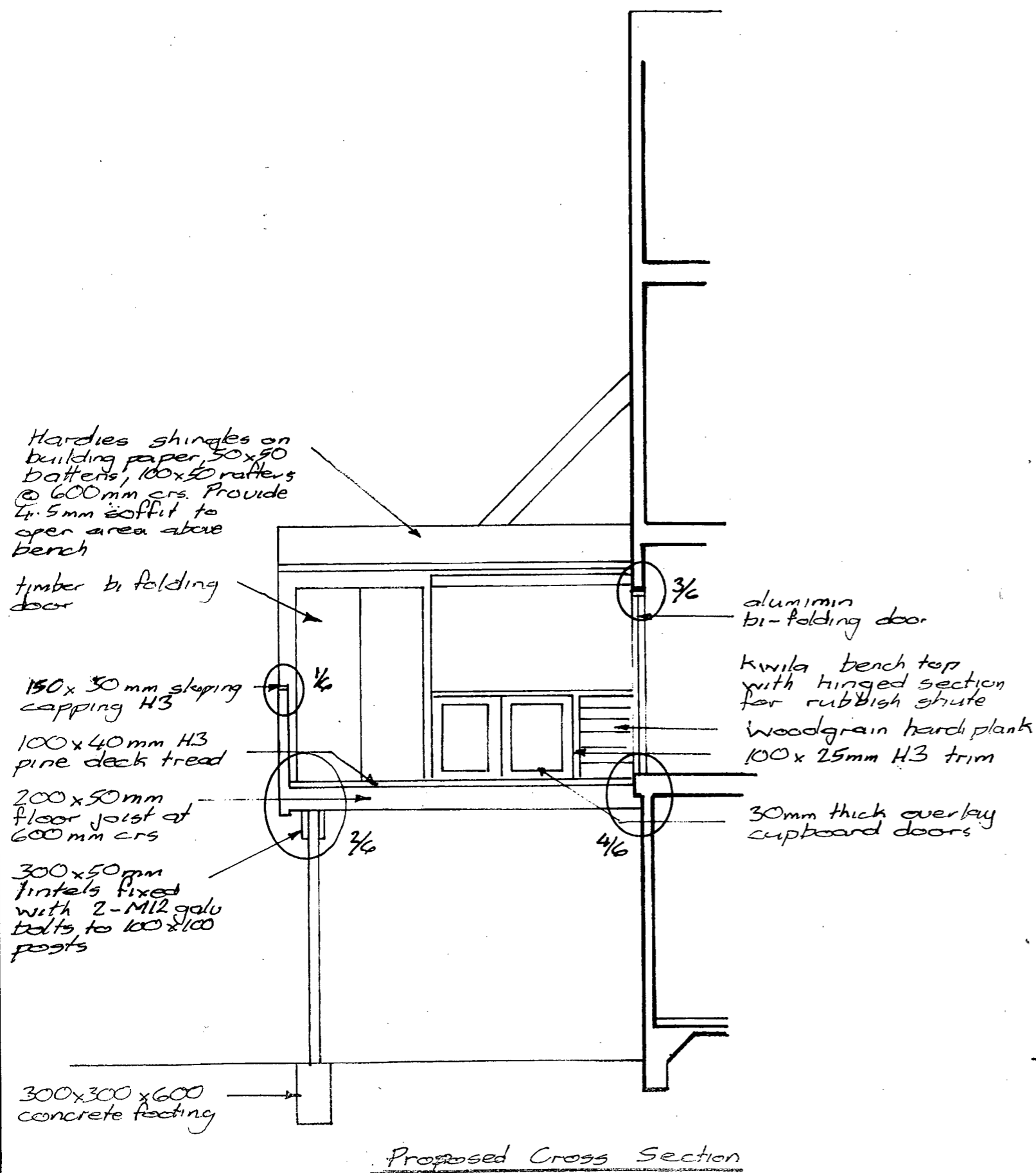


Part Proposed West Elevation

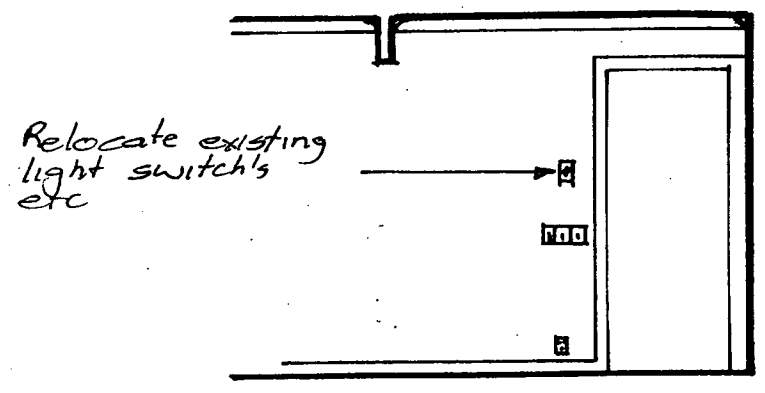
JOB TITLE
New Deck at
22 Shakespeare Rd
Wanganui

SHEET TITLE
Elevations

SCALE 1:100	DRAWN AJR
JOB NO 11/4-03	SHEET NO 3

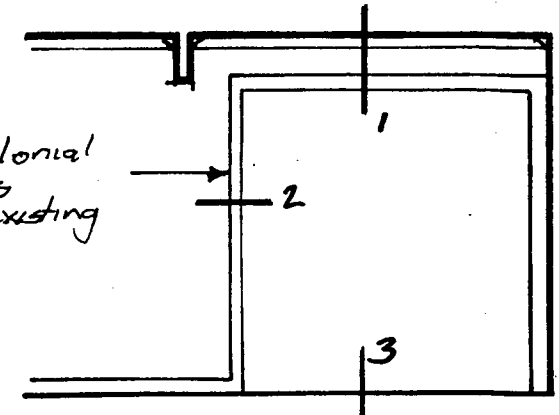


JOB TITLE	
New Deck at 22 Shakespeare Rd Wanganui	
SHEET TITLE	
Cross Section A-A	
SCALE	DRAWN
1:50	AJR
JOB NO	SHEET NO
11/4-03	4



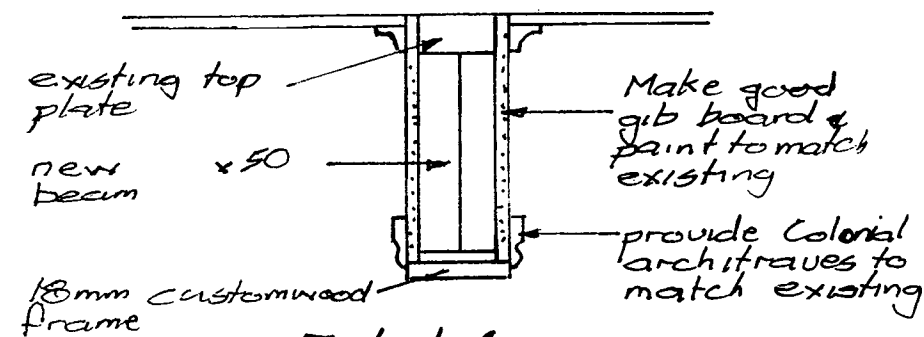
Relocate existing light switch's etc

Existing Elevation

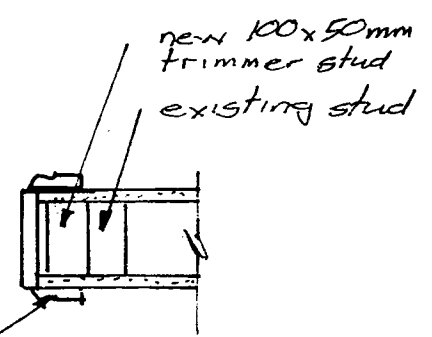


Provide colonial architraves to match existing

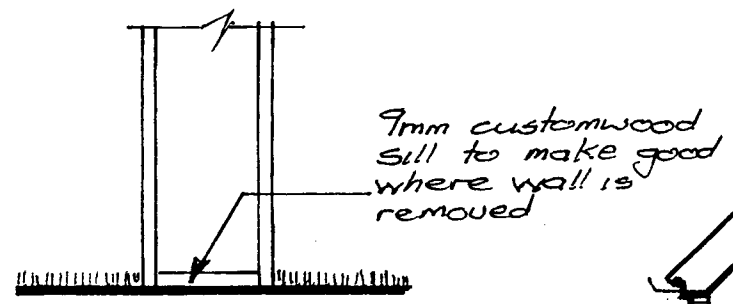
Proposed Elevation



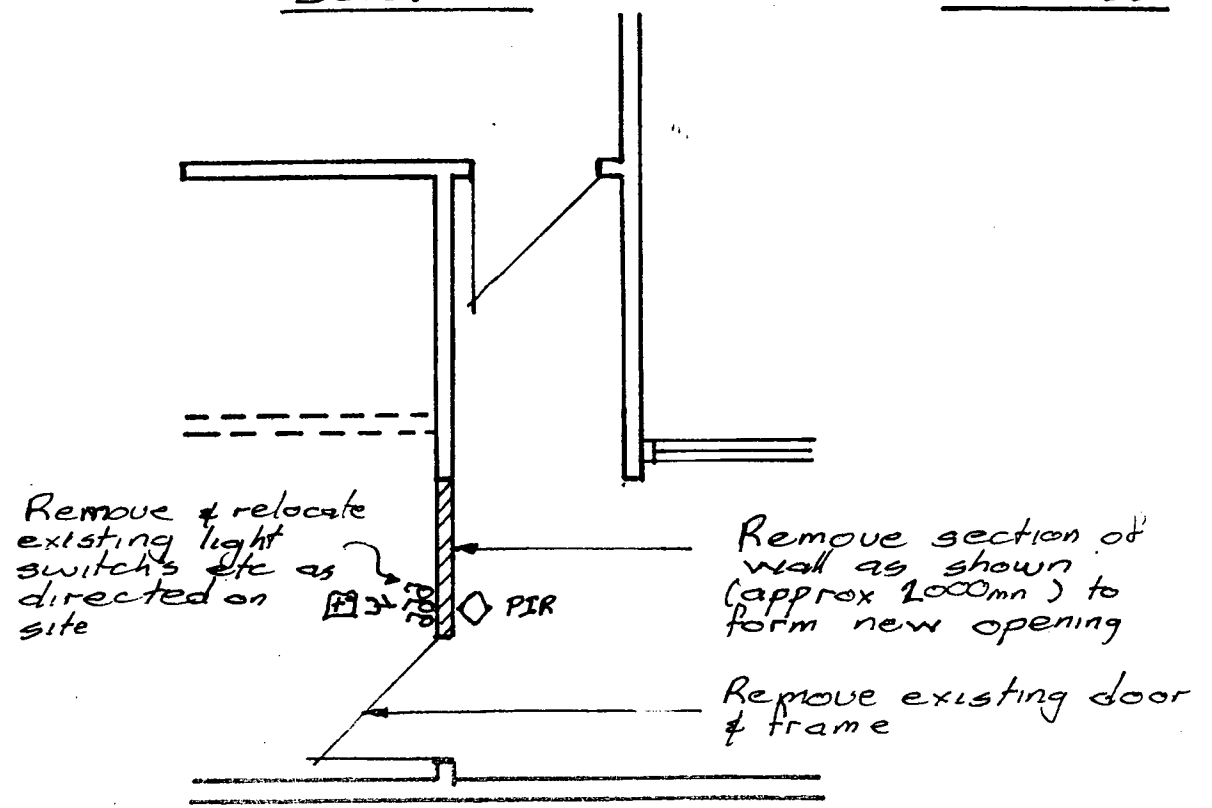
Detail 1



Detail 2



Detail 3



Part Floor Plan 1:100

Remove & relocate existing light switch's etc as directed on site

Remove section of wall as shown (approx 1000mm) to form new opening

Remove existing door & frame

Make good gip board & paint to match existing

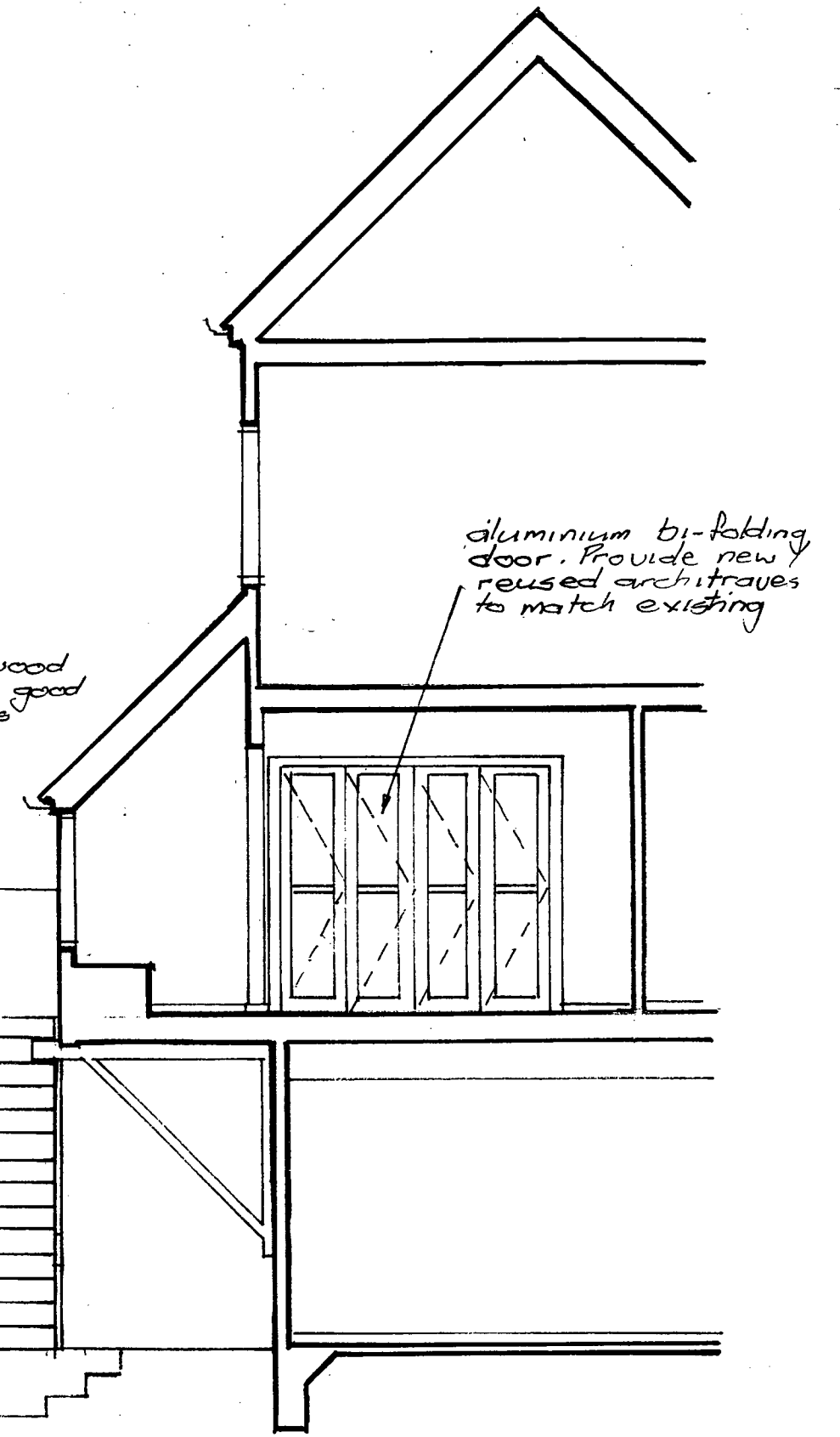
provide Colonial architraves to match existing

new 100x50mm trimmer stud
existing stud

9mm customwood sill to make good where wall is removed

New timber stairs

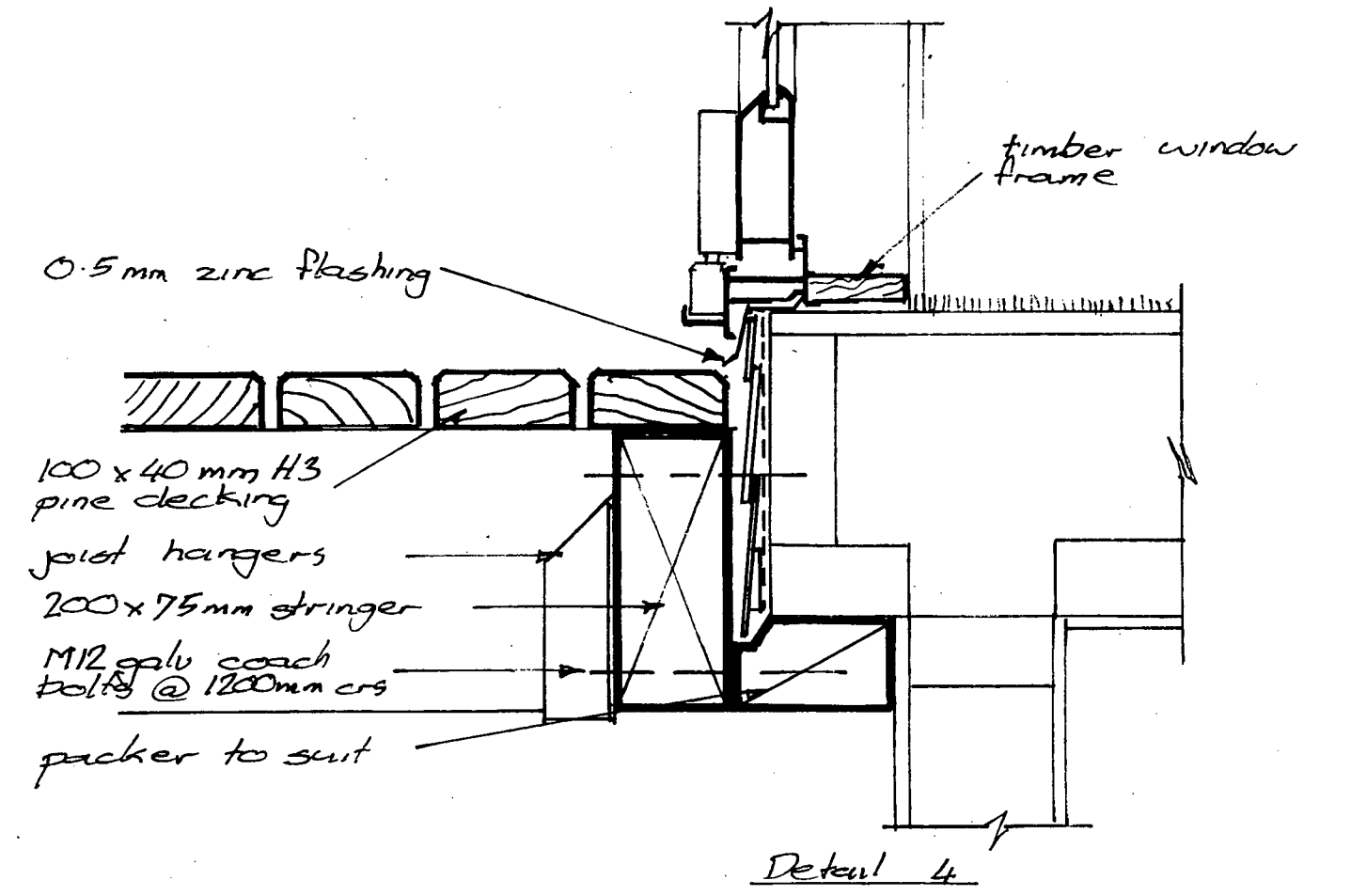
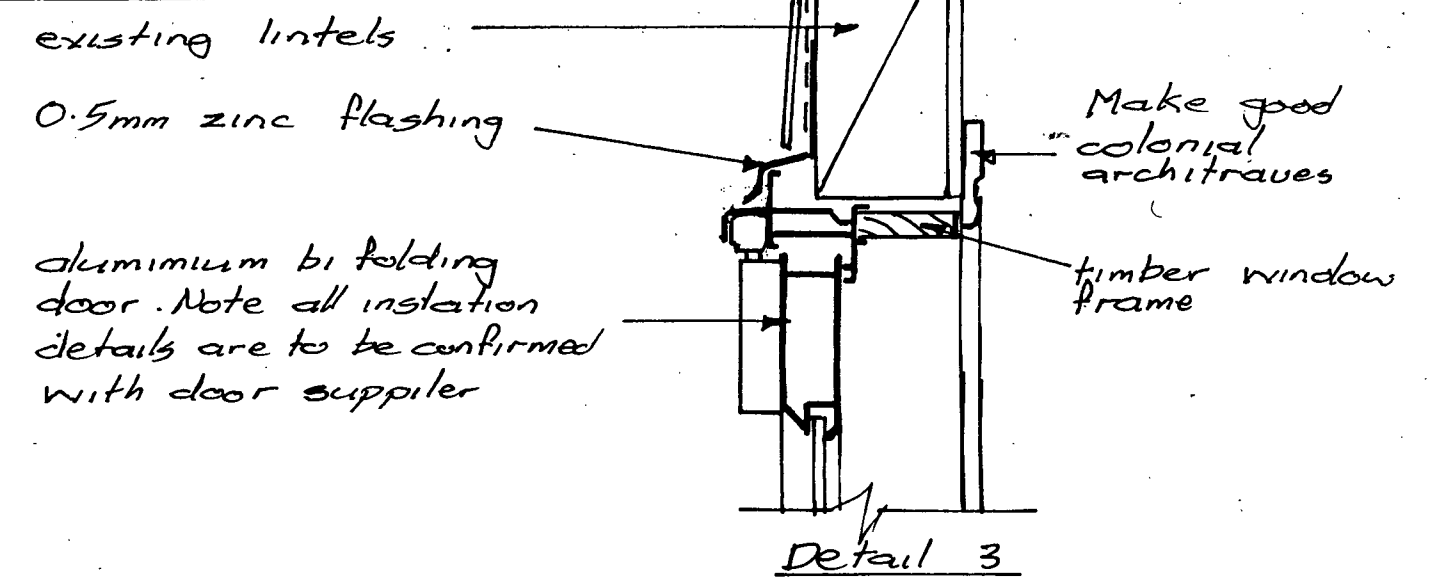
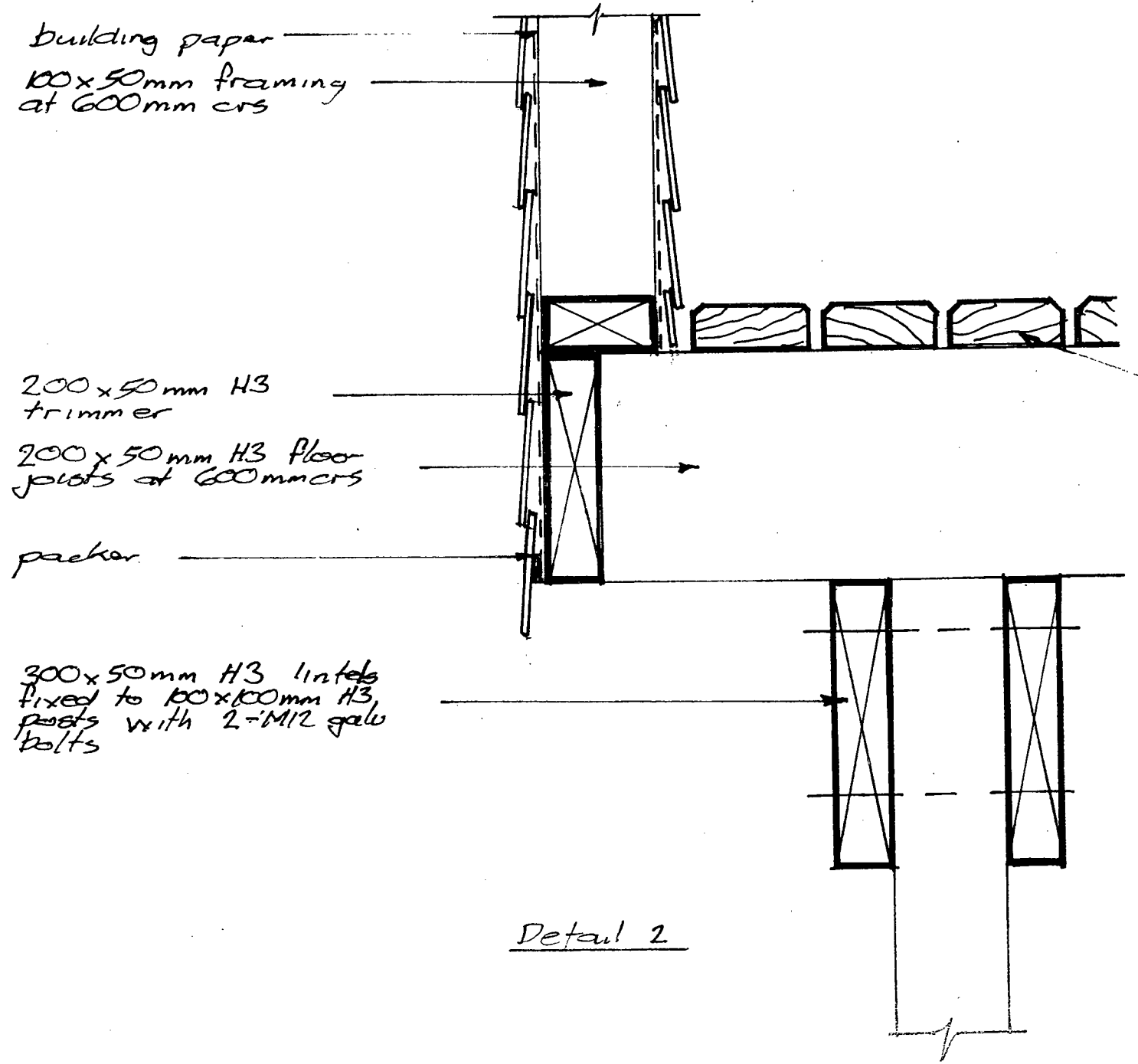
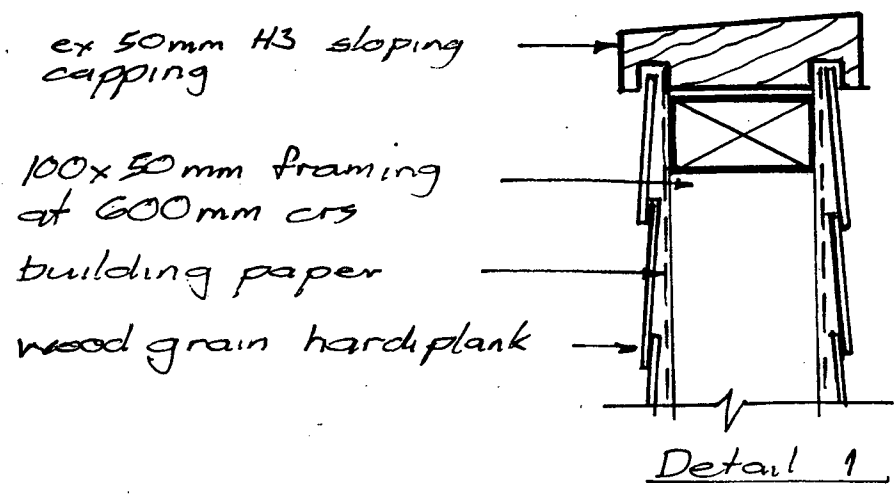
Alter existing decks required to provide new landing.



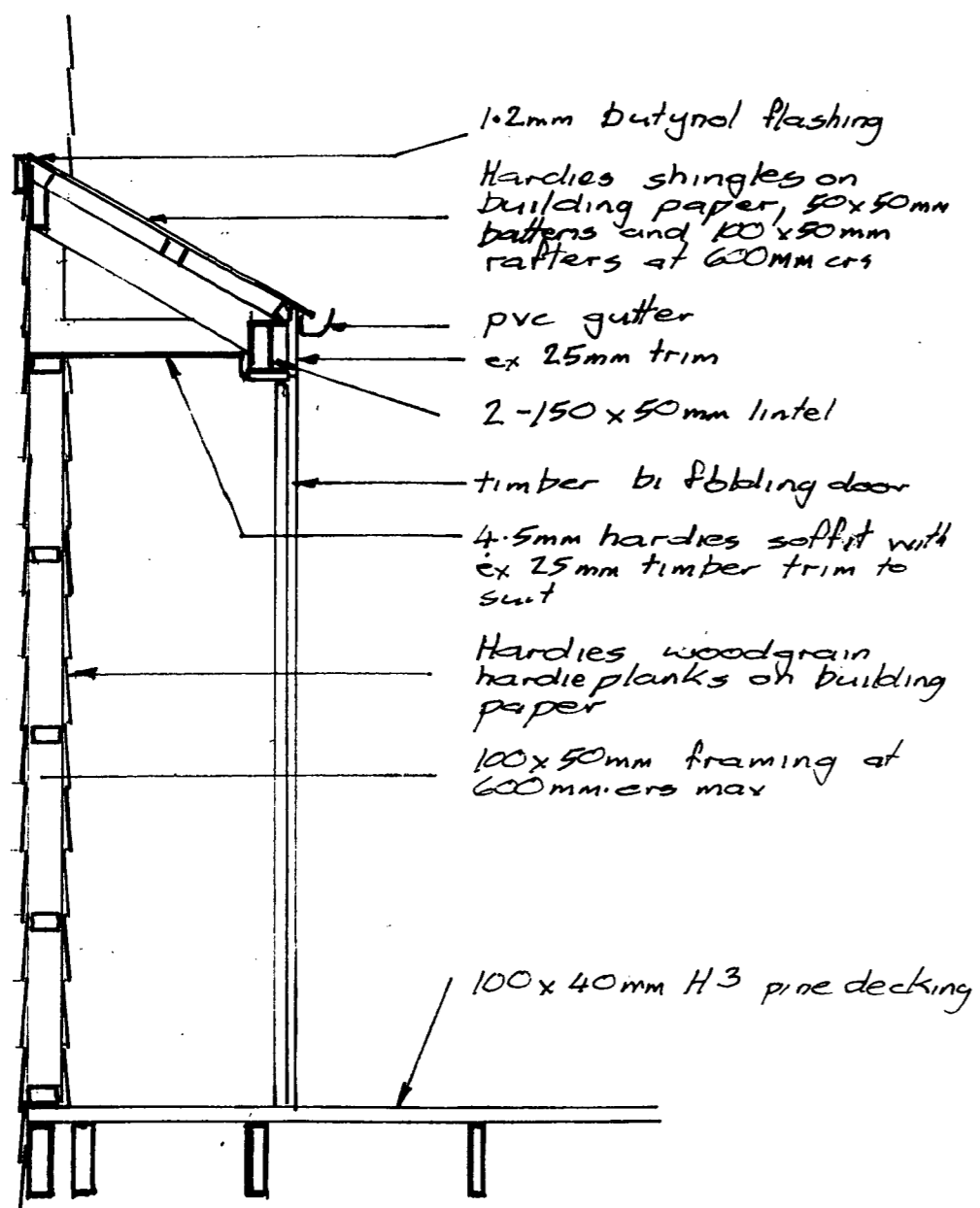
aluminium bi-folding door. Provide new reused architraves to match existing

Proposed Section B-B

JOB TITLE		SHEET TITLE	
New Deck at 22 Shakespeare Rd Wanganui		Cross Section B-B	
SCALE	1:50	DRAWN	MR
JOB No	11/4-03	SHEET No	5



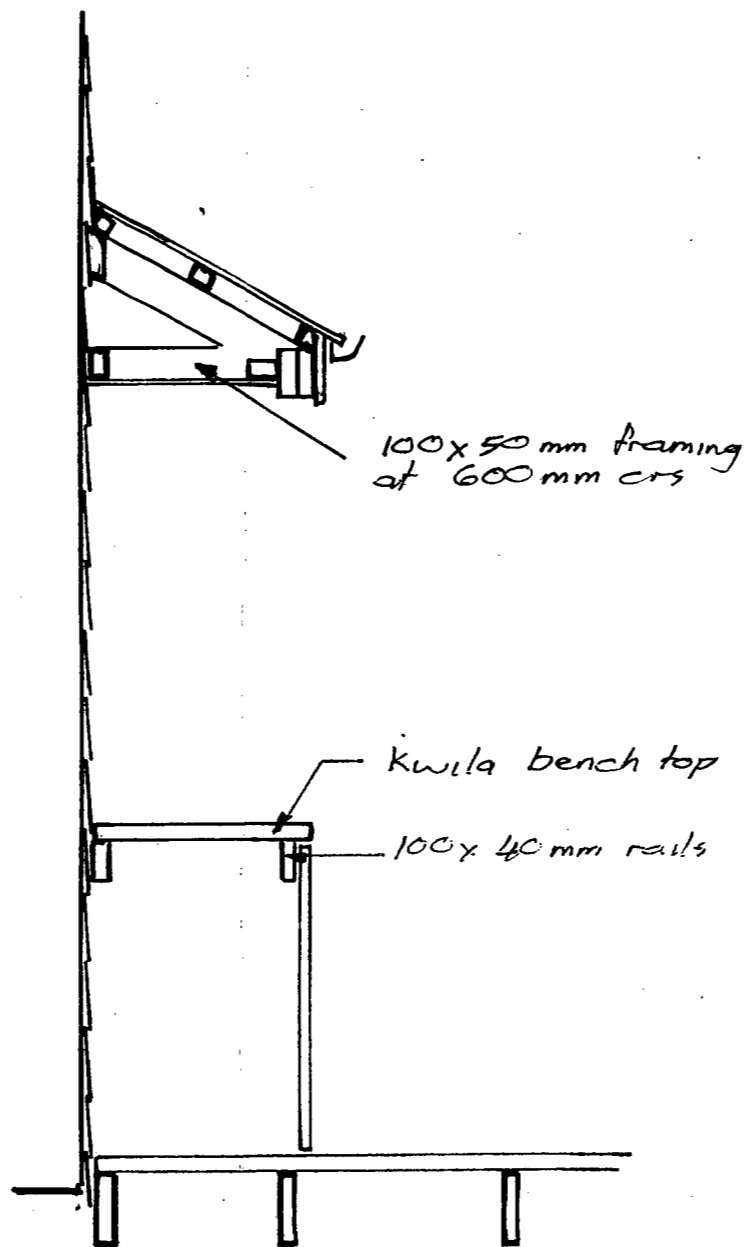
JOB TITLE	
New Deck at 22 Shakespeare Rd Wanganui	
SHEET TITLE	
Details	
SCALE	DRAWN
1:10	ASR
JOB NO	SHEET NO
11/4-03	6



- 1.2mm butynol flashing
- Hardies shingles on building paper, 50x50mm battens and 100x50mm rafters at 600mm c/s
- pvc gutter ex 25mm trim
- 2-150x50mm lintel
- timber bifold door
- 4.5mm hardies soffit with ex 25mm timber trim to suit
- Hardies woodgrain hardie planks on building paper
- 100x50mm framing at 600mm c/s max

100x40mm H3 pine decking

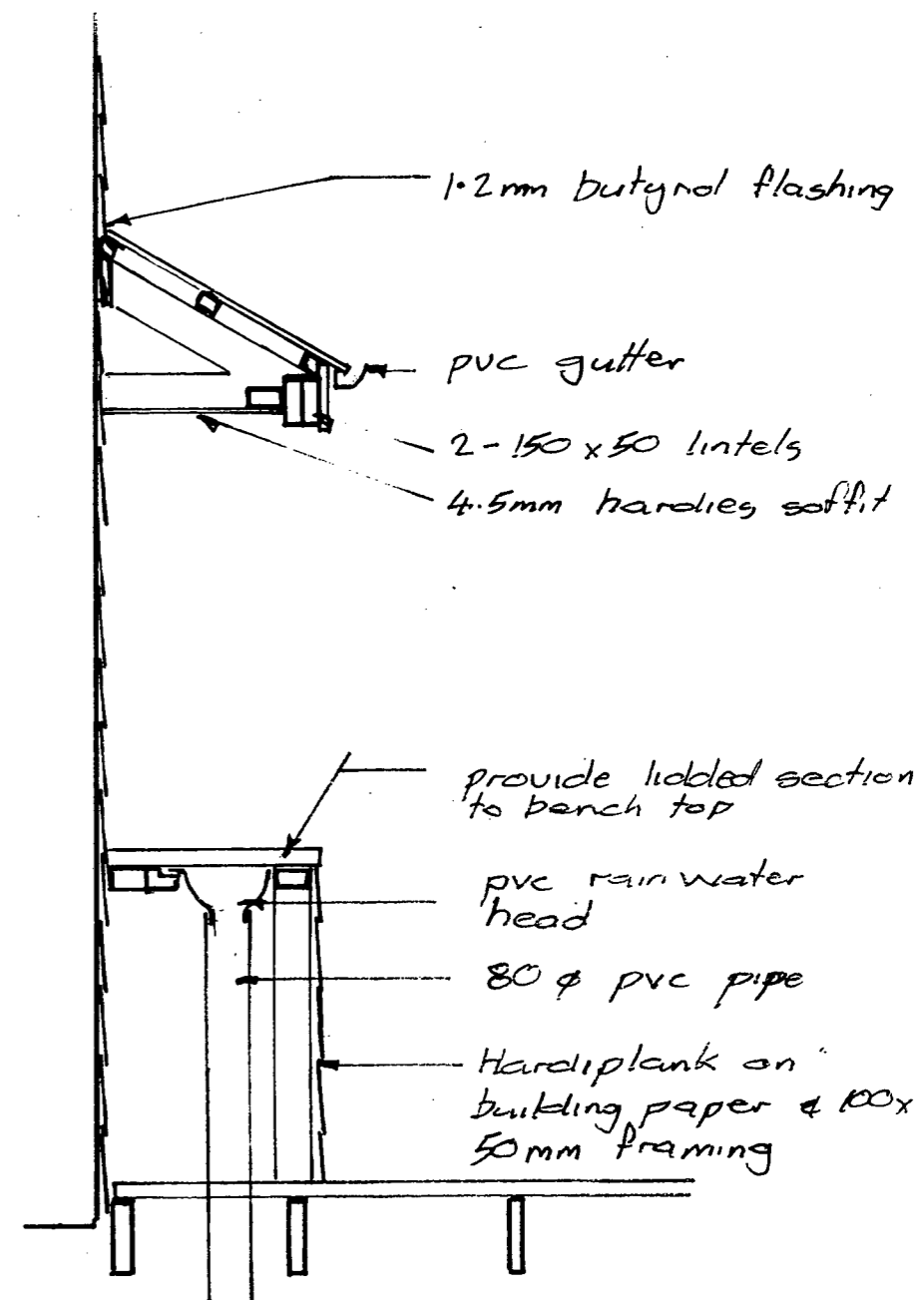
Section Cupboard



100x50mm framing at 600mm c/s

Kwila bench top
100x40mm rails

Section Bench

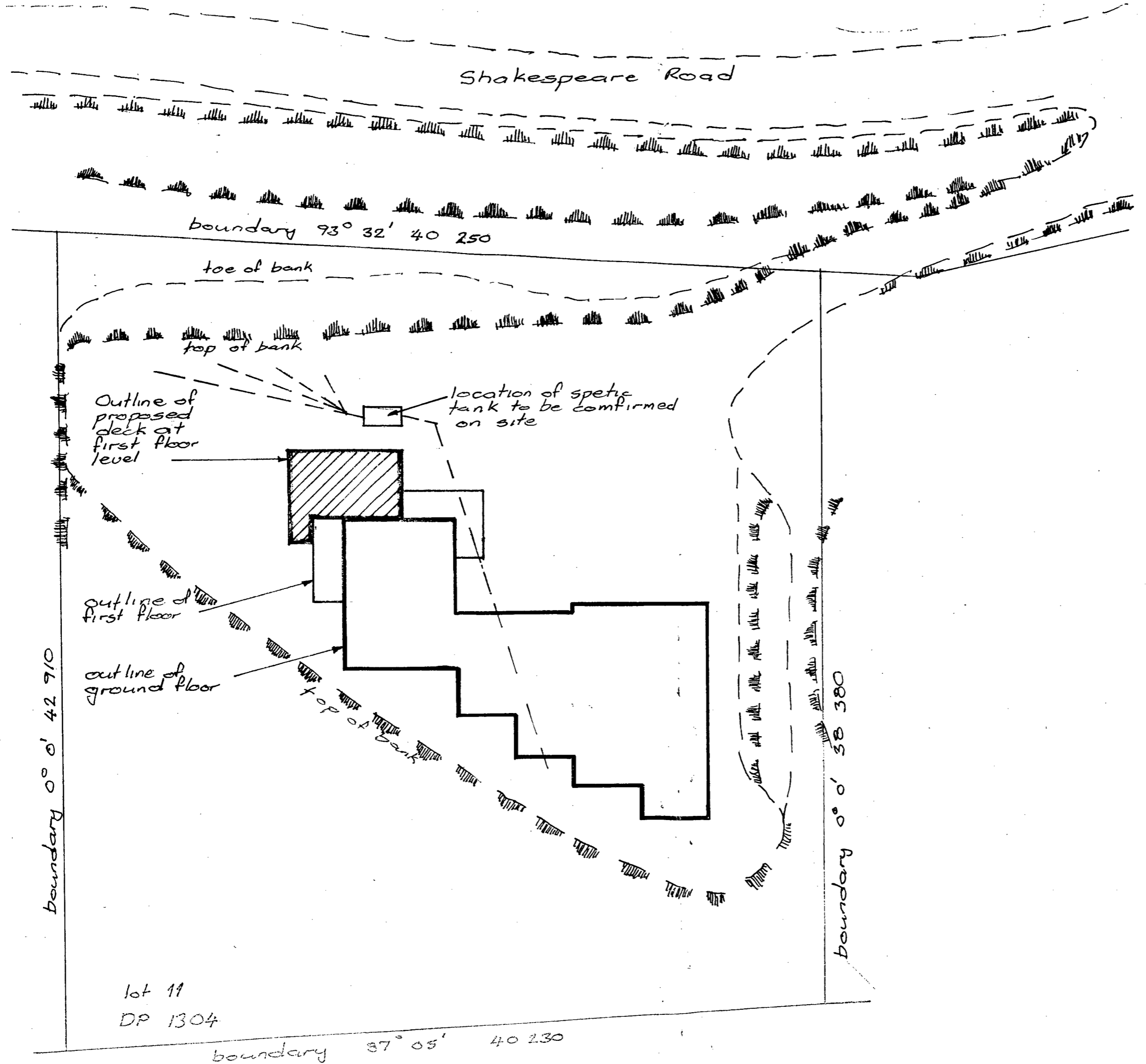


- 1.2mm butynol flashing
- pvc gutter
- 2-150x50mm lintels
- 4.5mm hardies soffit

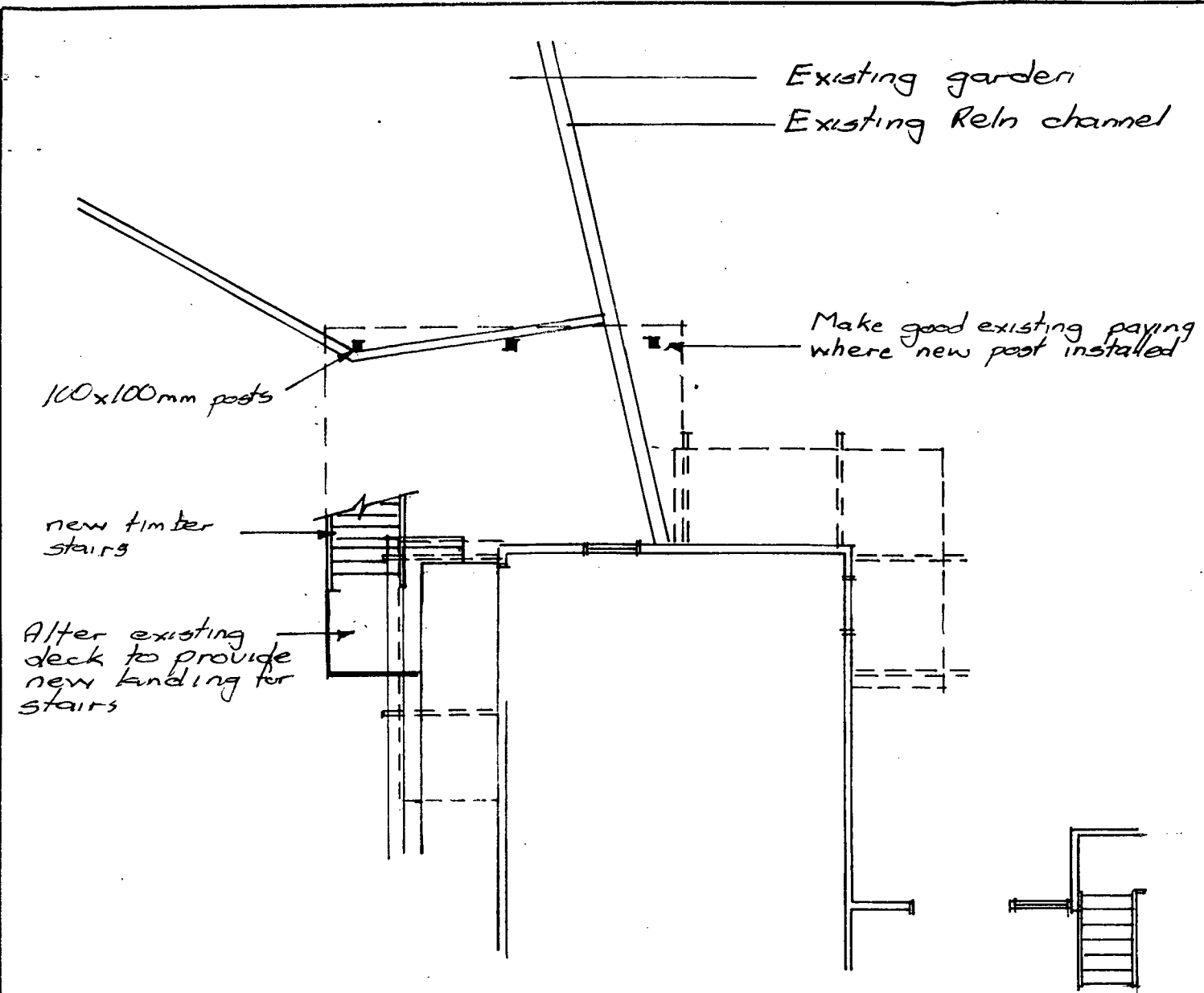
- provide lidded section to bench top
- pvc rainwater head
- 80mm pvc pipe
- Hardiplank on building paper & 100x50mm framing

Section Waste

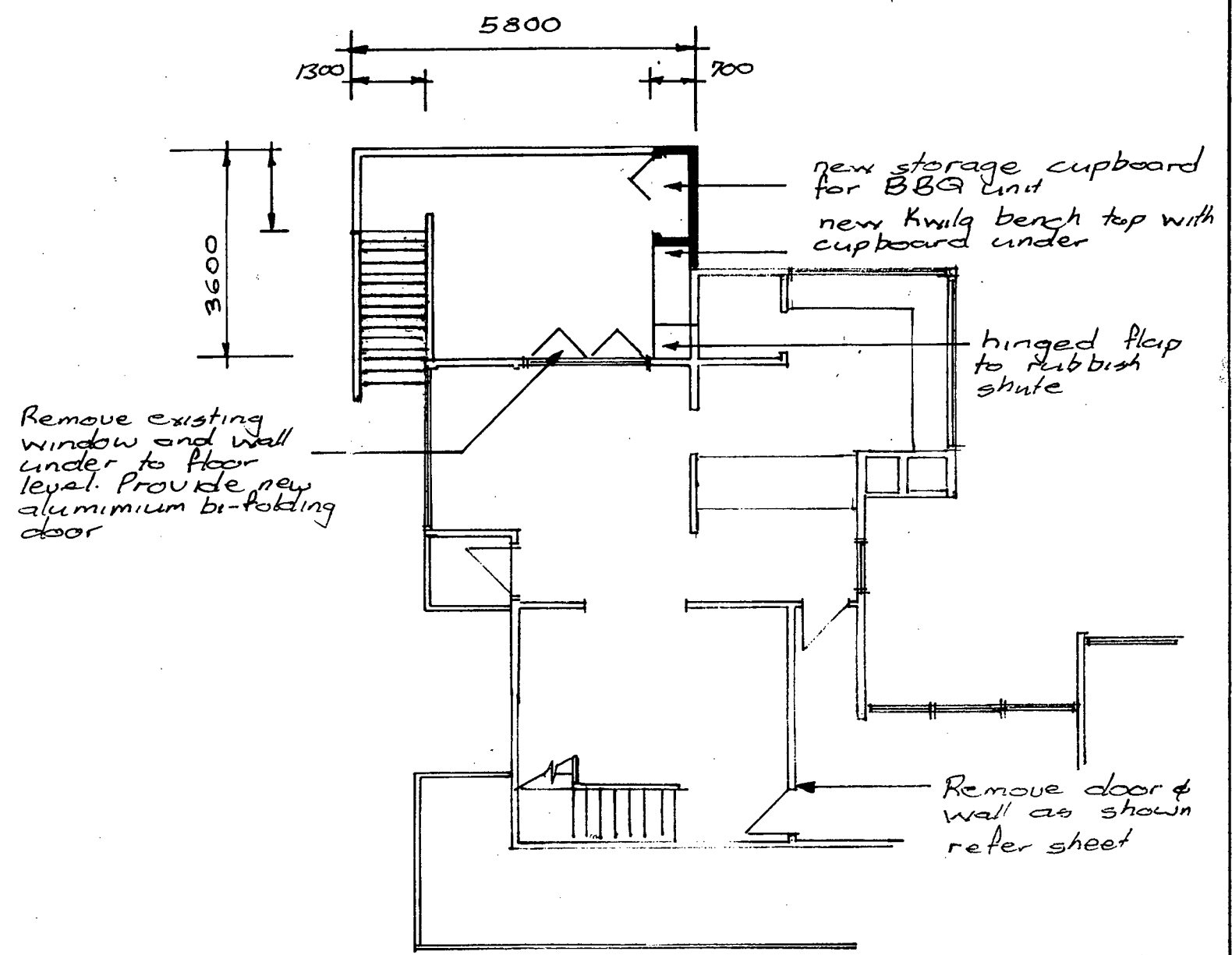
JOB TITLE	
New Deck at 22 Shakespeare Rd Wanganui	
SHEET TITLE	
Deck Sections	
SCALE	DRAWN
1:20	AJR
JOB NO	SHEET NO
11/4-03	7



JOB TITLE	
New Deck at 22 Shakespeare Rd Wanganui	
SHEET TITLE	
Site Plan	
SCALE	DRAWN
1:200	AJR
JOB NO	SHEET NO
11/4-03	1

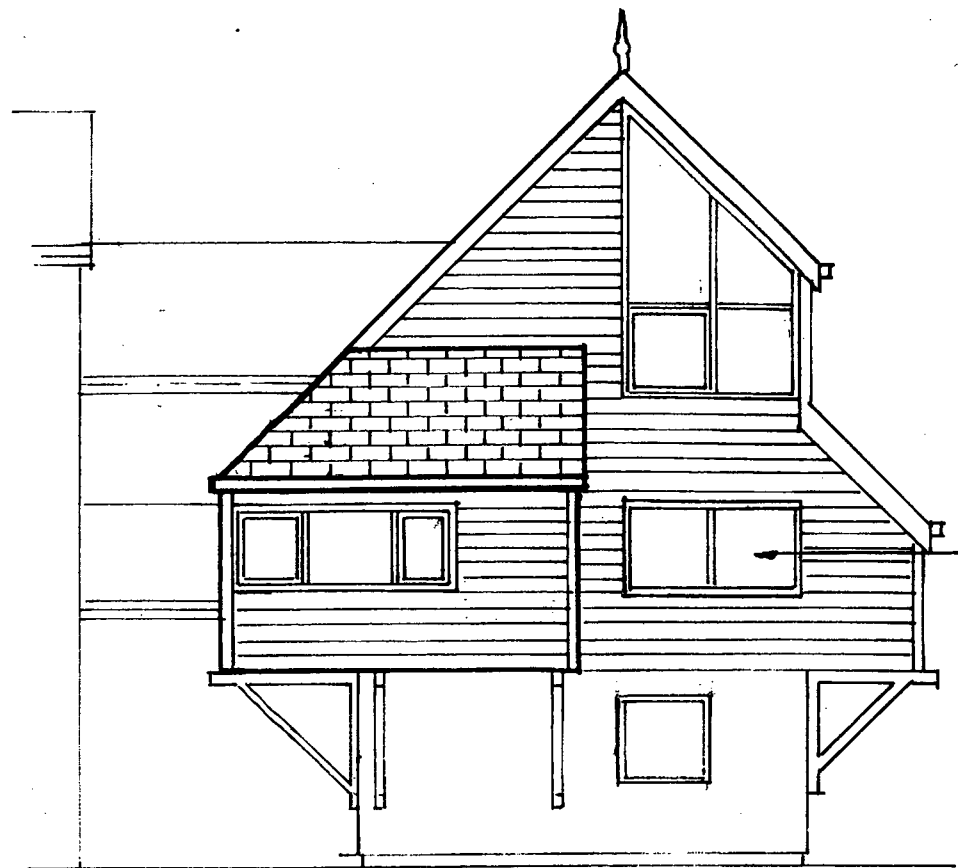


Part Existing Ground Floor Plan



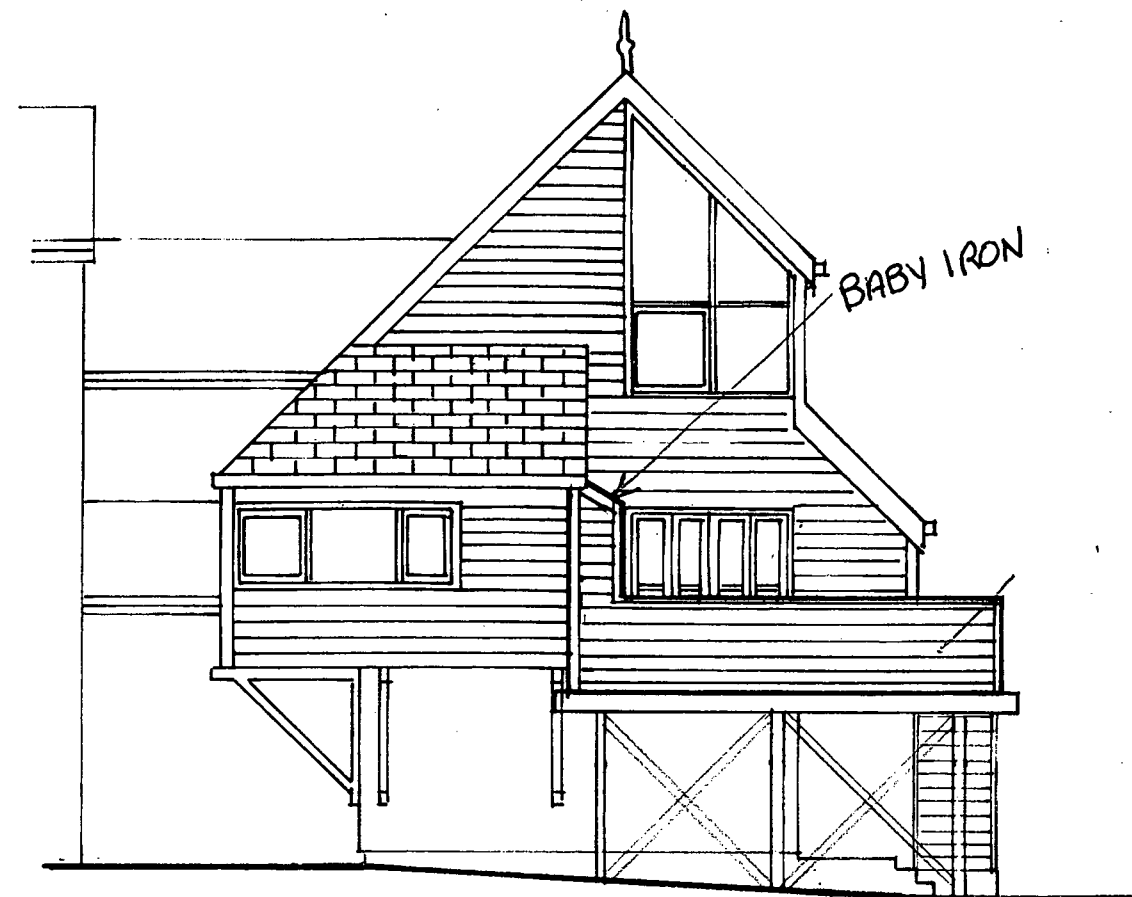
Part Existing First Floor Plan

JOB TITLE	
New Deck at 22 Shakespeare Rd Wanganui	
SHEET TITLE	
Floor Plan	
SCALE	DRAWN
1:100	AJR
JOB NO	SHEET NO
11/4-03	2



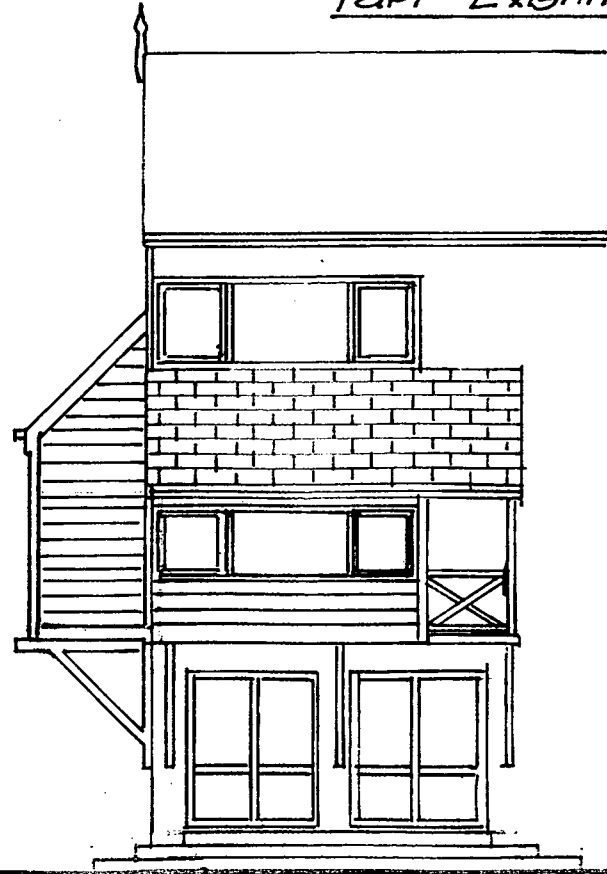
Part Existing North Elevation

Remove existing window and wall below to floor level



Part Proposed North Elevation

BABY IRON



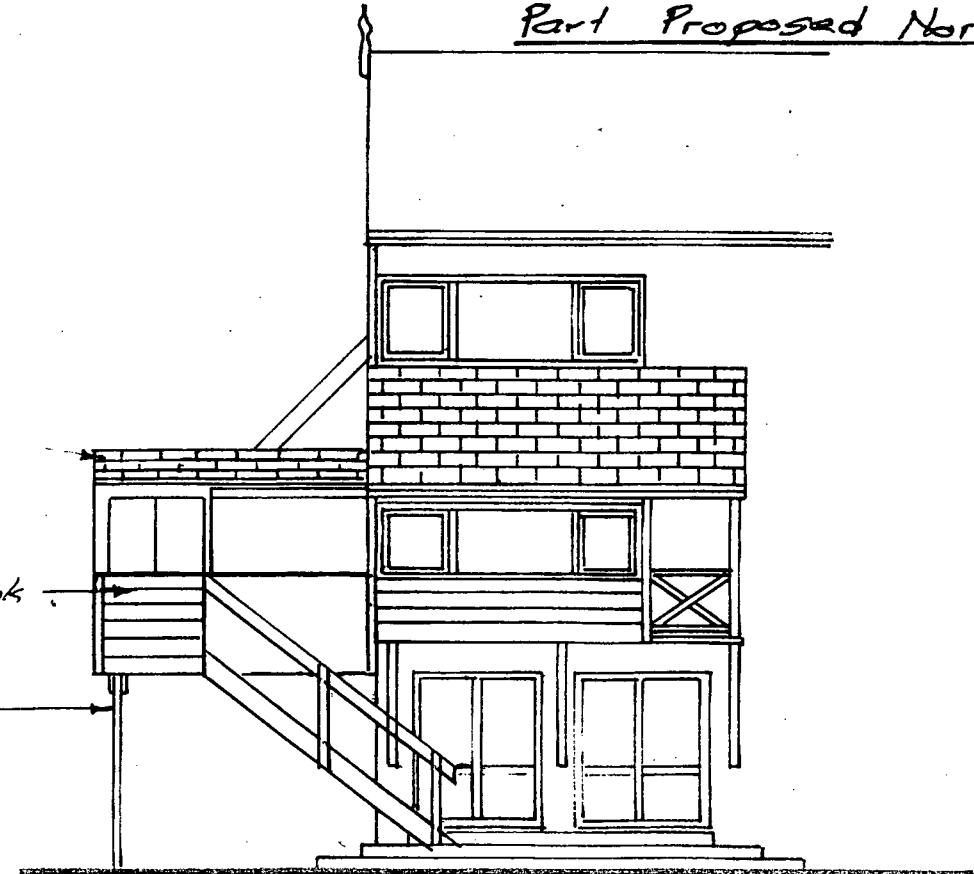
Part Existing West Elevation

existing deck to be altered to suit new stairs

Hardie shingles

woodgrain hardiplank

100x100 mm posts

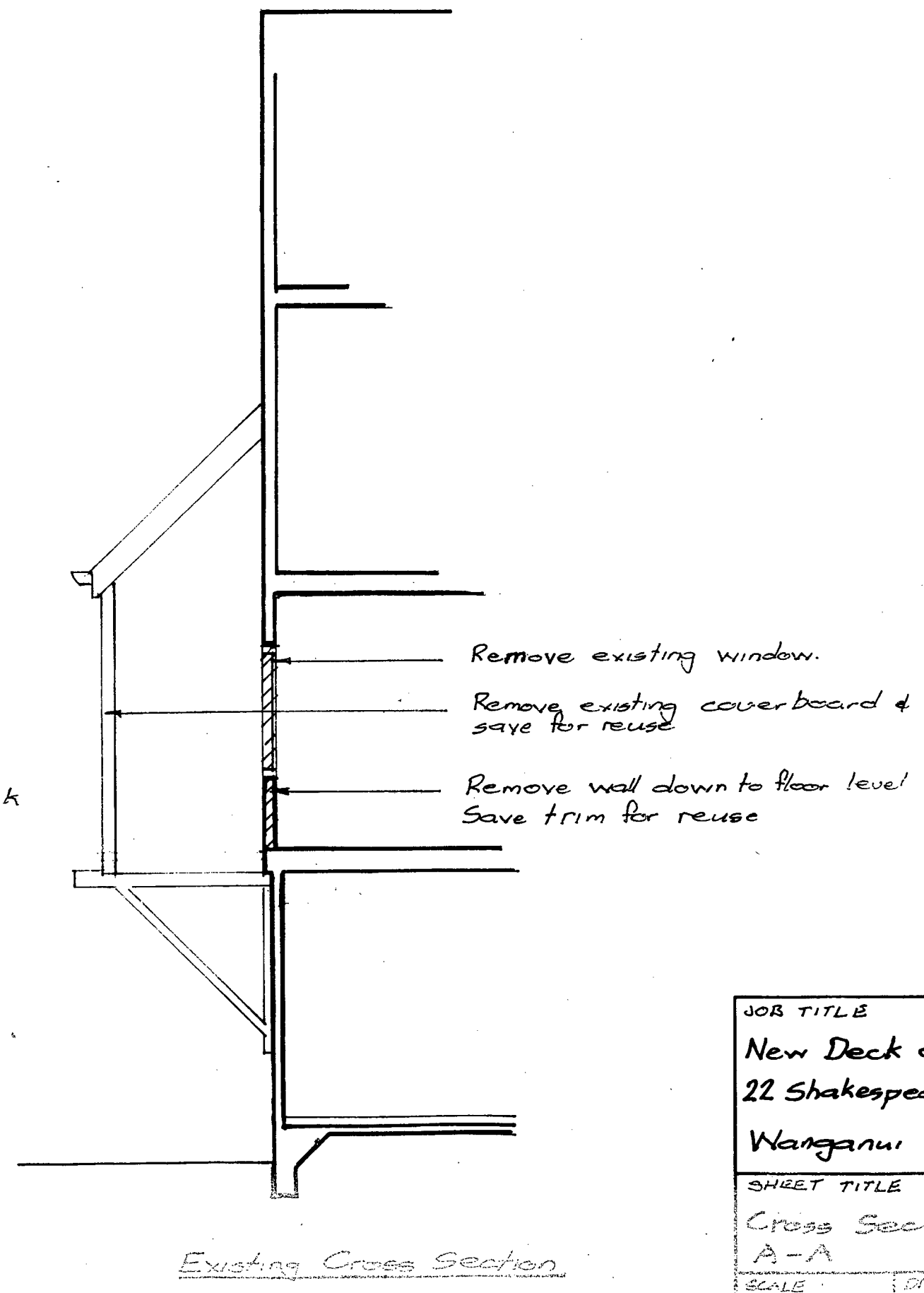
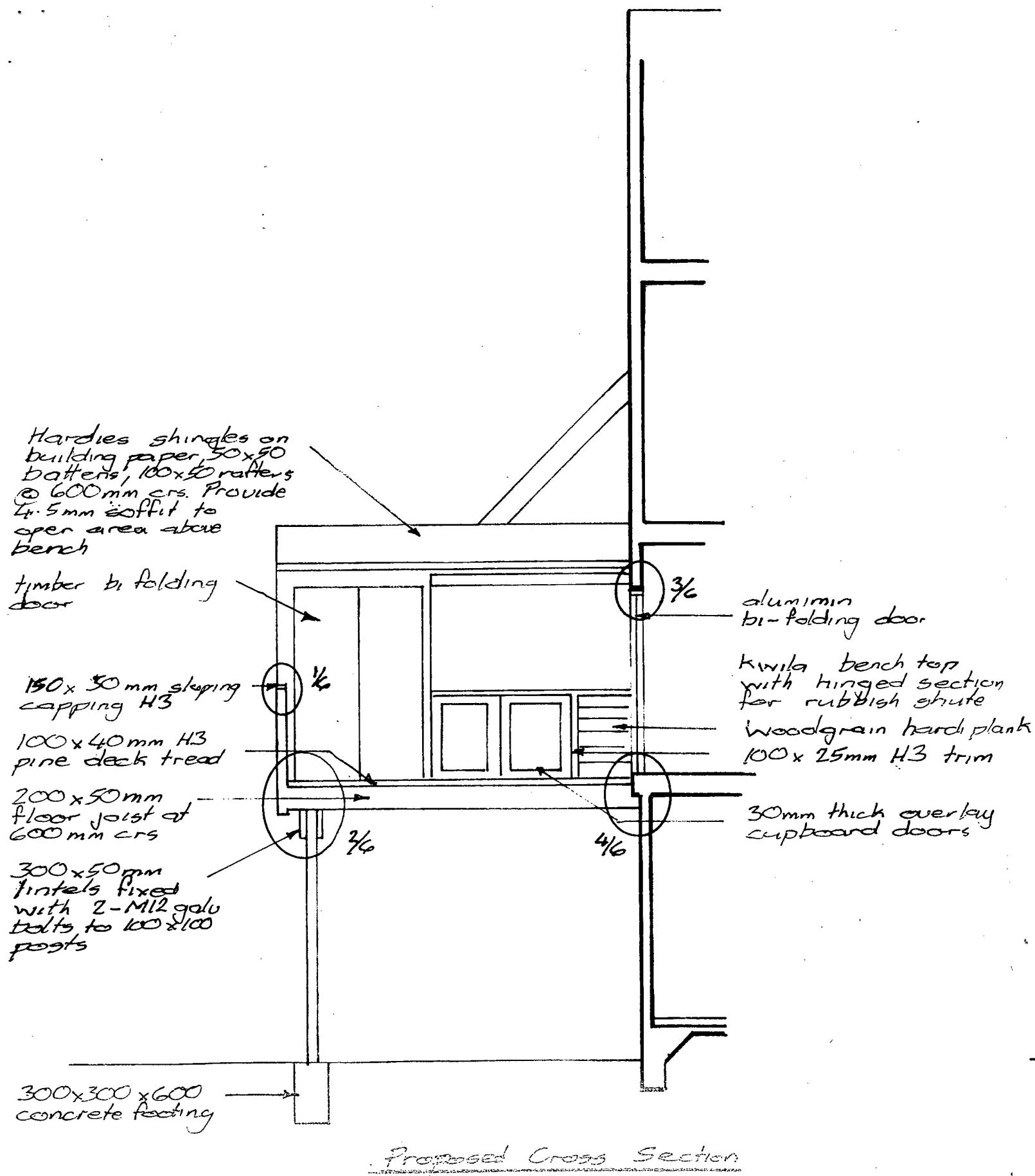


Part Proposed West Elevation

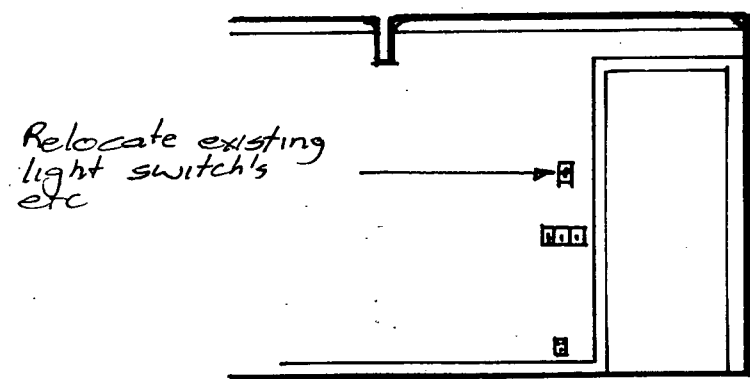
JOB TITLE
New Deck at
22 Shakespeare Rd
Wanganui

SHEET TITLE
Elevations

SCALE 1:100	DRAWN AJR
JOB NO 11/4-03	SHEET NO 3

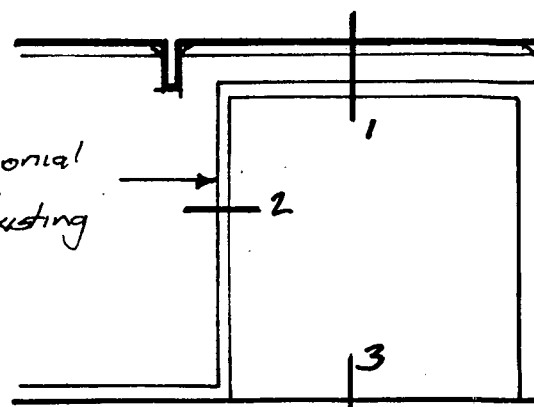


JOB TITLE	
New Deck at 22 Shakespeare Rd Wanganui	
SHEET TITLE	
Cross Section A-A	
SCALE	DRAWN
1:50	AJR
JOB NO	SHEET NO
11/4-03	1



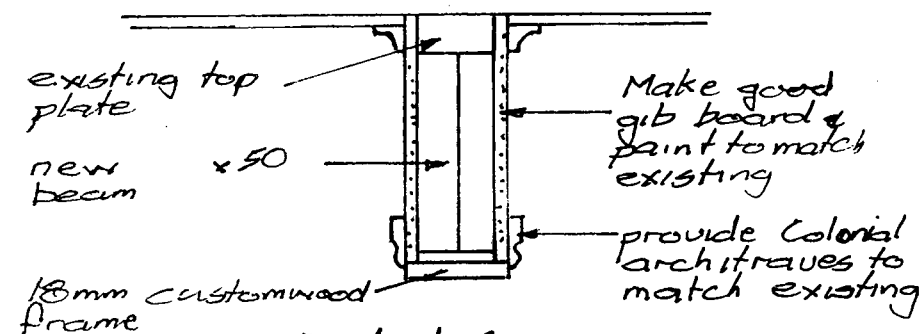
Relocate existing light switch's etc

Existing Elevation



Provide colonial architraves to match existing

Proposed Elevation



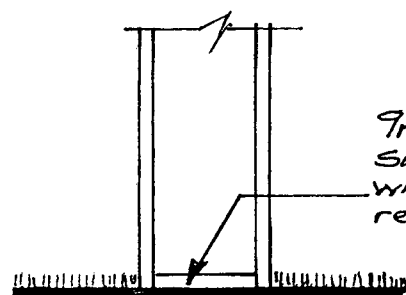
Detail 1

new 100x50mm trimmer stud
existing stud

Make good gib board & paint to match existing

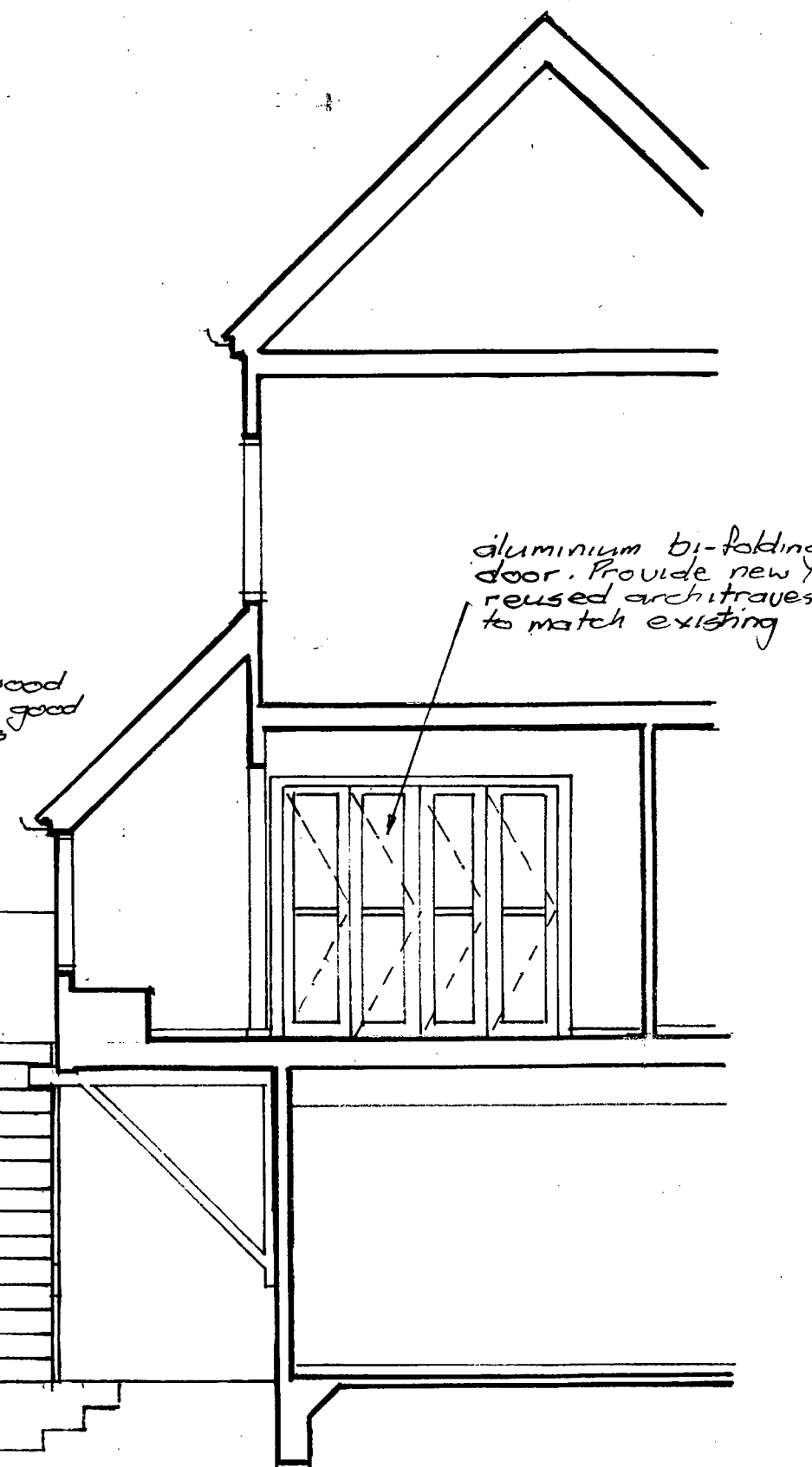
provide Colonial architraves to match existing

Detail 2



Detail 3

9mm customwood sill to make good where wall is removed

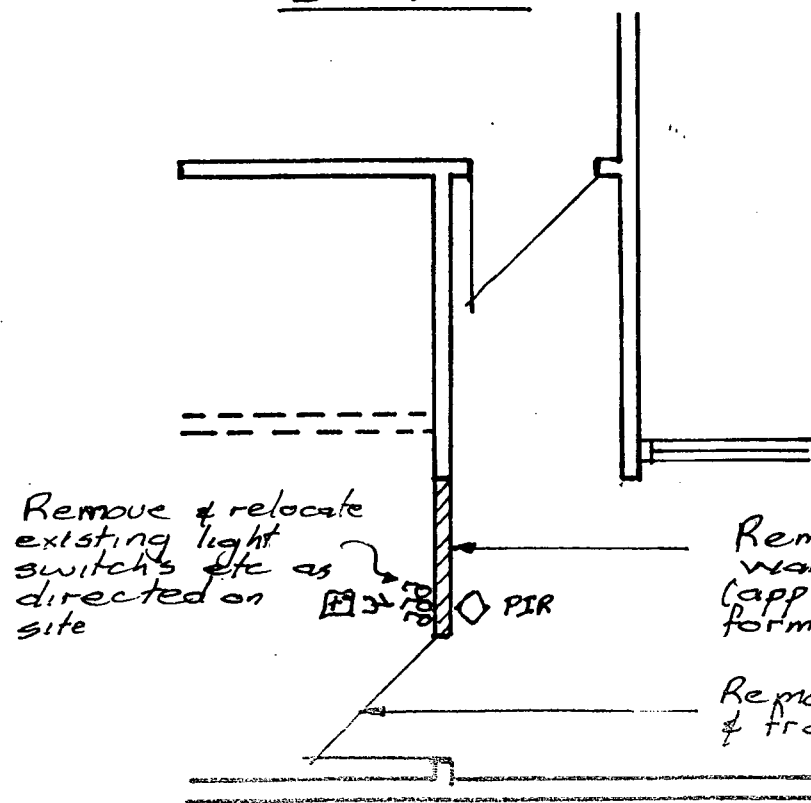


aluminium bi-folding door. Provide new / reused architraves to match existing

New timber stairs

Alter existing decks required to provide new landing.

Proposed Section B-B



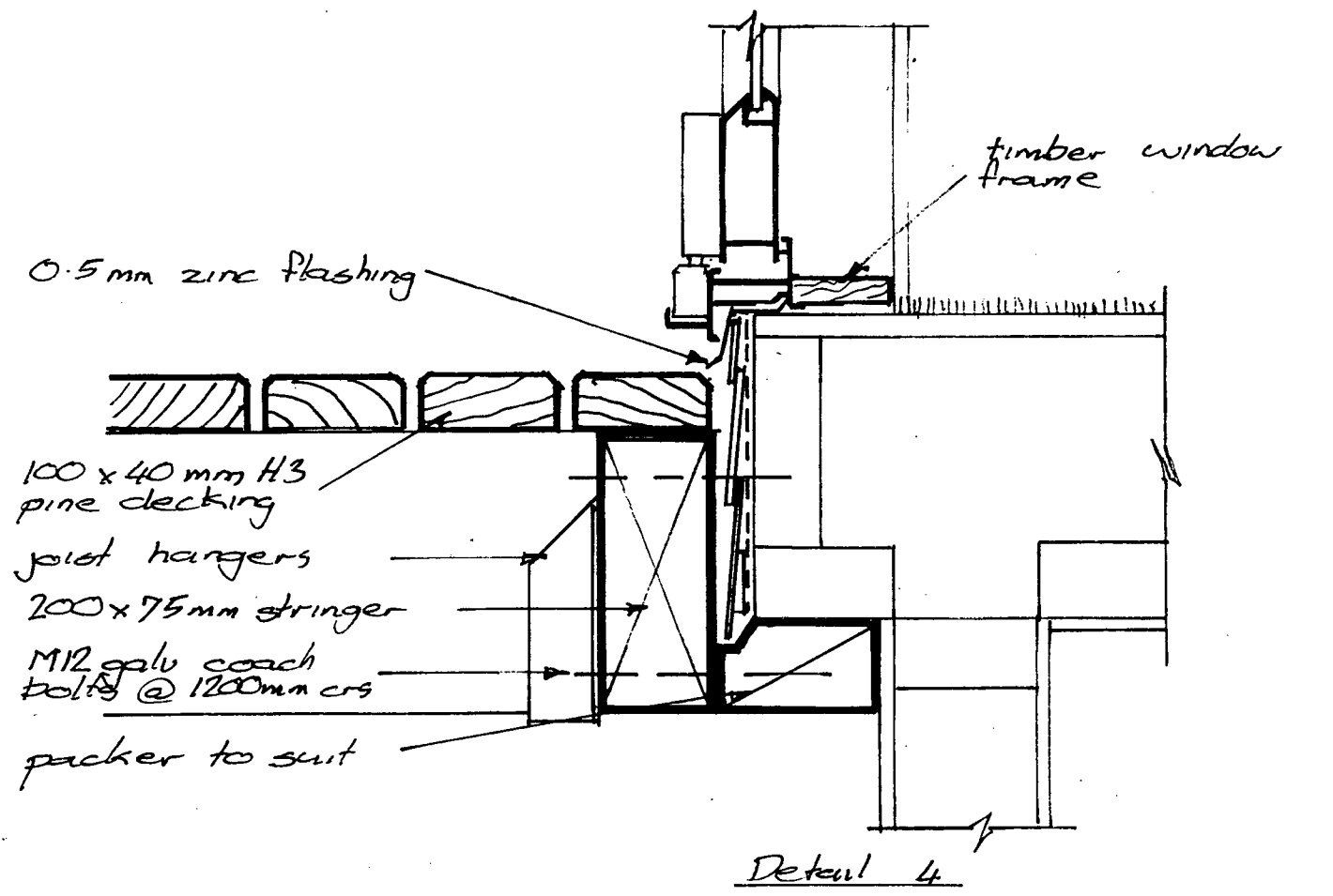
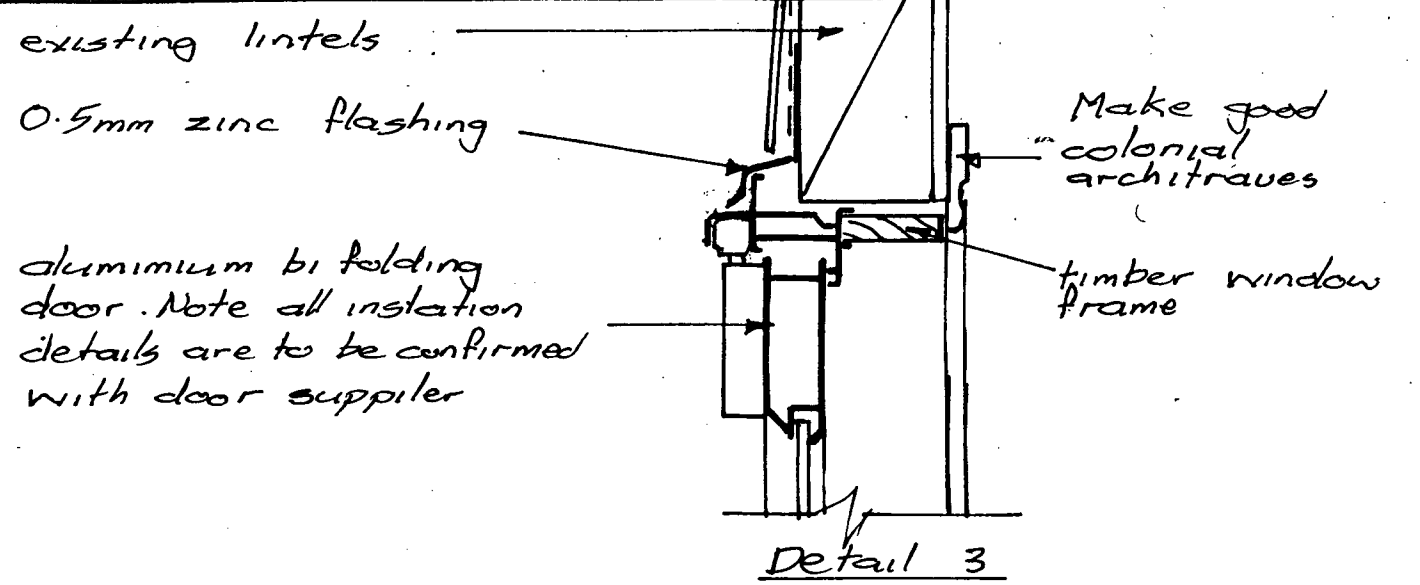
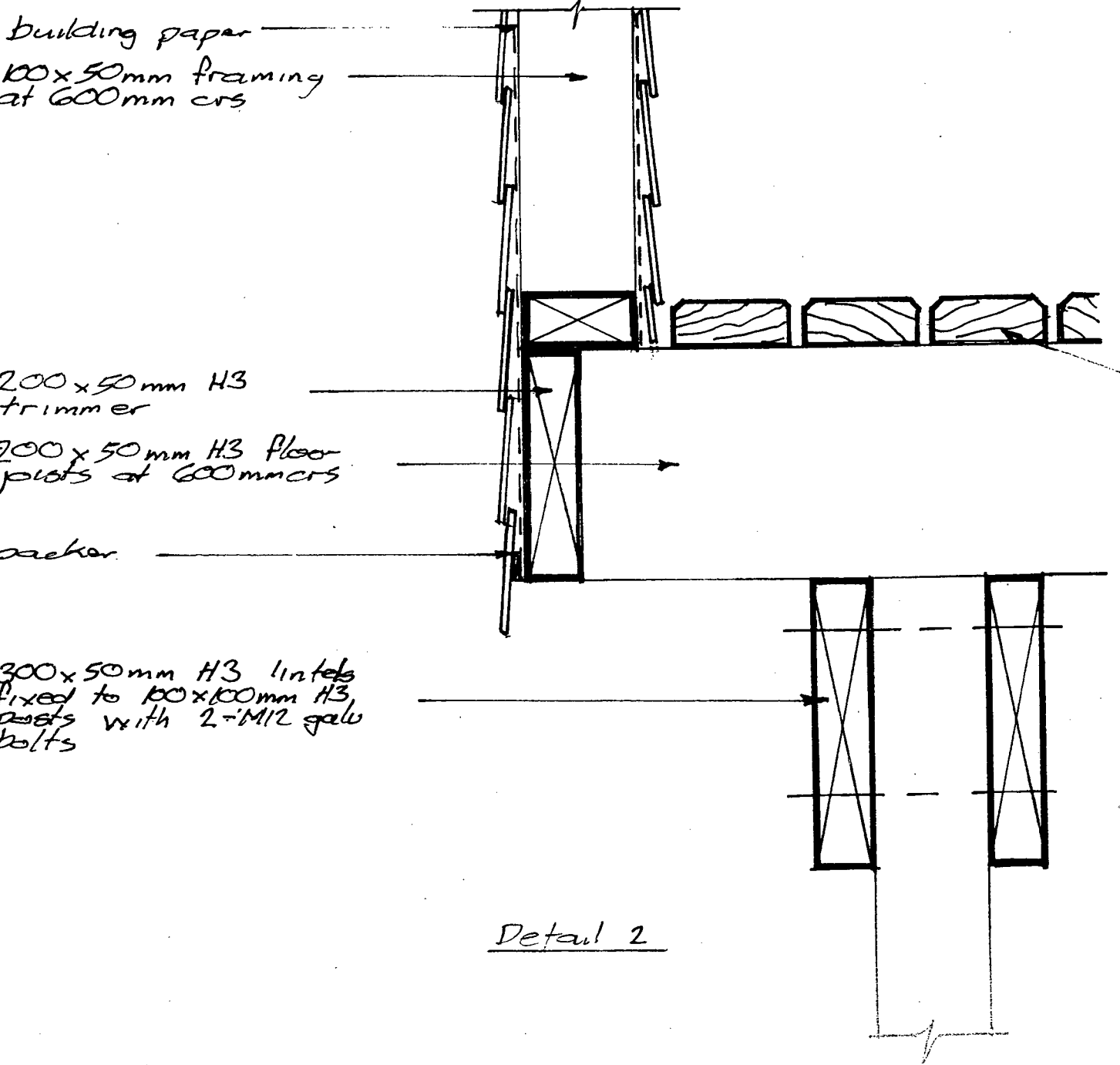
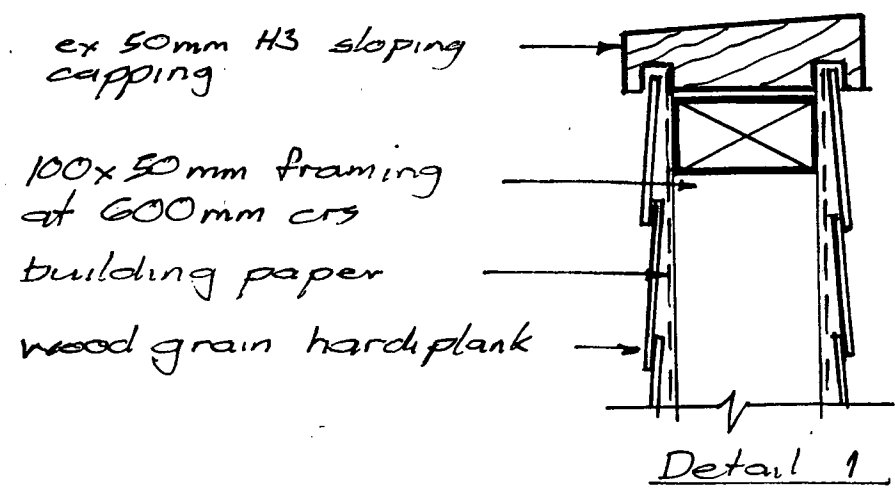
Remove & relocate existing light switch's etc as directed on site

Remove section of wall as shown (approx 1000mm) to form new opening

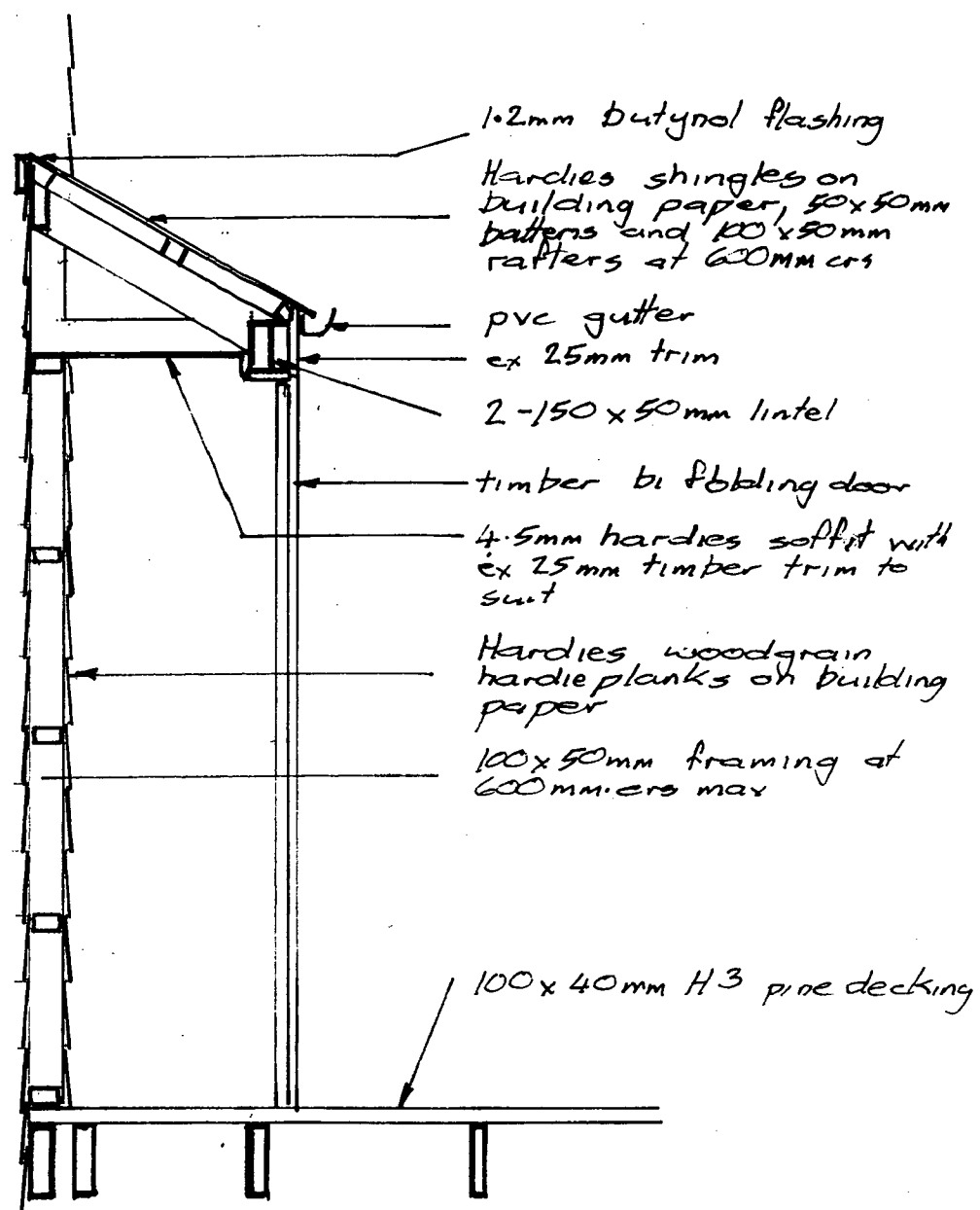
Remove existing door & frame

Part Floor Plan 1:100

JOB TITLE		SHEET TITLE	
New Deck at 22 Shakespeare Rd Wanganui		Cross Section B-B	
SCALE	1:50	DRAWN	ACR
JOB No	11/4-03	SHEET No	5



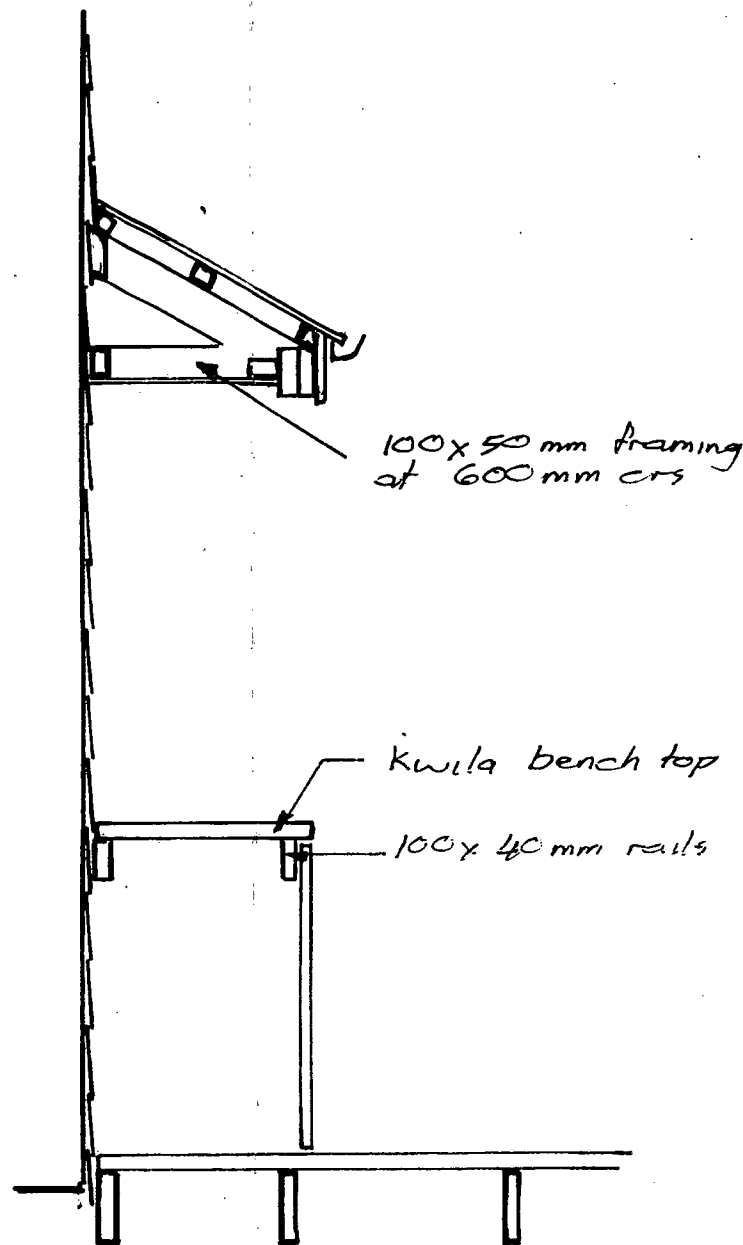
JOB TITLE	
New Deck at 22 Shakespeare Rd Wanganui	
SHEET TITLE	
Details	
SCALE	DRAWN
1:10	AR
JOB No	SHEET No
11/1 -03	6



- 1.2mm butynol flashing
- Hardies shingles on building paper, 50x50mm battens and 100x50mm rafters at 600mm c/s
- pvc gutter
- ex 25mm trim
- 2-150x50mm lintel
- timber bi folding door
- 4.5mm hardies soffit with ex 25mm timber trim to suit
- Hardies woodgrain hardie planks on building paper
- 100x50mm framing at 600mm c/s max

100x40mm H3 pine decking

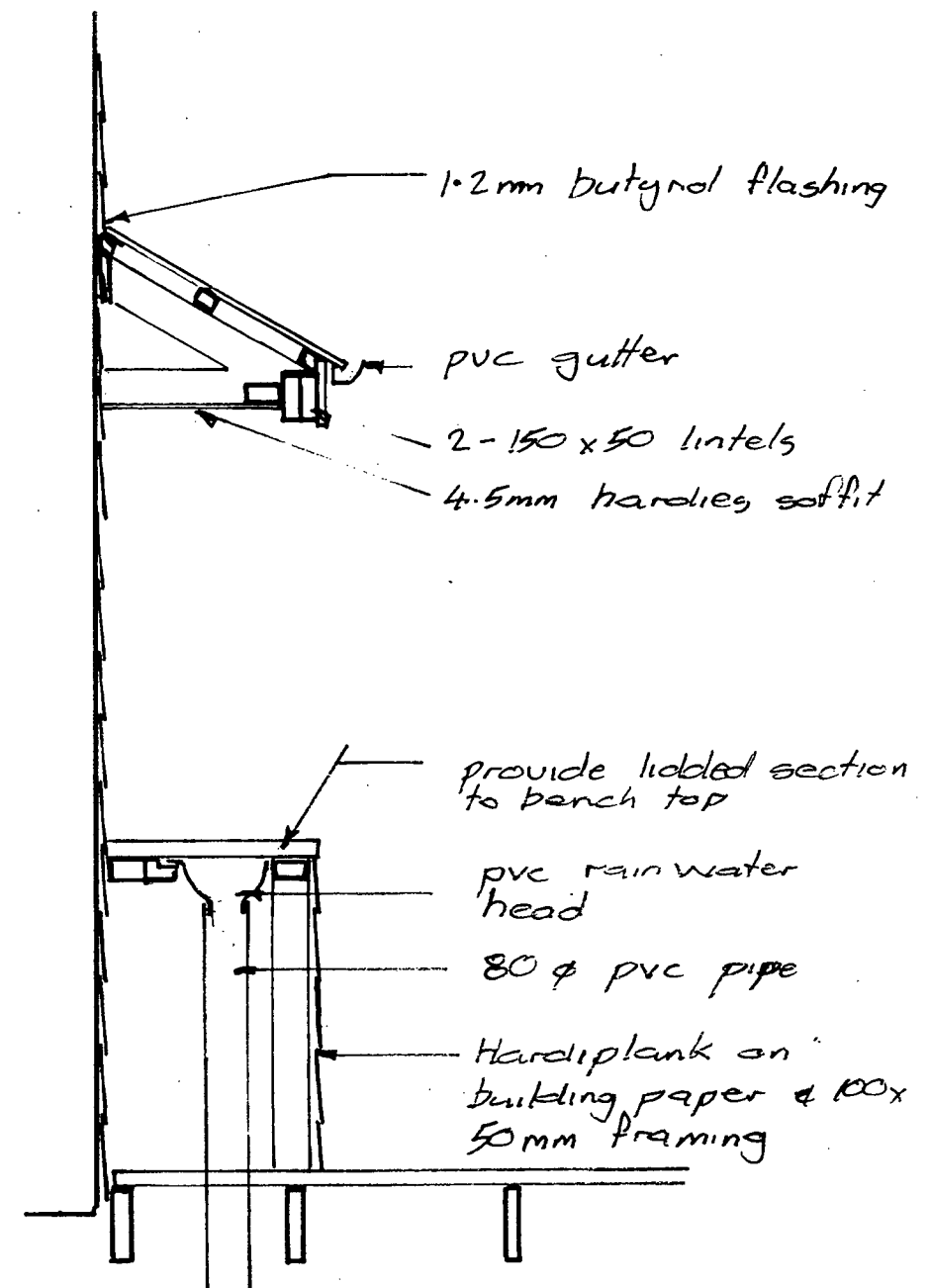
Section Cupboard



100x50mm framing at 600mm c/s

Kwila bench top
100x40mm rails

Section Bench



- 1.2mm butynol flashing
- pvc gutter
- 2-150x50mm lintels
- 4.5mm hardies soffit

- provide lidded section to bench top
- pvc rain water head
- 80mm pvc pipe
- Hardiplank on building paper & 100x50mm framing

Section Waste

JOB TITLE	
New Deck at 22 Shakespeare Rd Wanganui	
SHEET TITLE	
Deck Sections	
SCALE	DRAWN
1:20	AJR
JOB NO	SHEET NO
11/4-03	7