

Approved Building Consent Documents

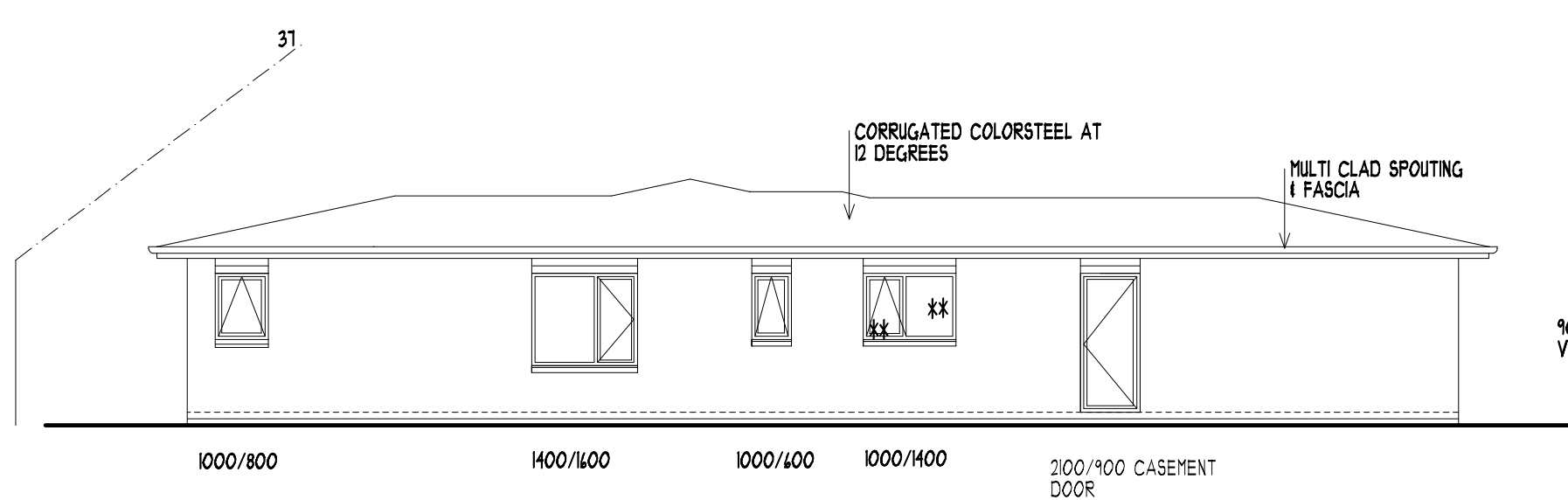
Please Note: A copy of the stamped approved documents must be available on site for all inspections.

Inspection booking timeframes

Call received	before 3pm inspection will be done	after 3pm inspection will be done
Monday	Wednesday	Thursday
Tuesday	Thursday	Friday
Wednesday	Friday	Monday
Thursday	Monday	Tuesday
Friday	Tuesday	Wednesday

Building inspections and enquiries phone: 03 347 2839

Please ensure all work for inspection is ready the day before. Incomplete work requiring re-inspection will incur an additional inspection fee.



SOUTH THERMAL CALCULATIONS:
TOTAL AREA OF THERMAL ENVELOPE: 33.4sqm
TOTAL AREA OF GLAZED AREAS: 5.1sqm
TOTAL PERCENTAGE OF ALL WALLS GLAZED: 15.3%

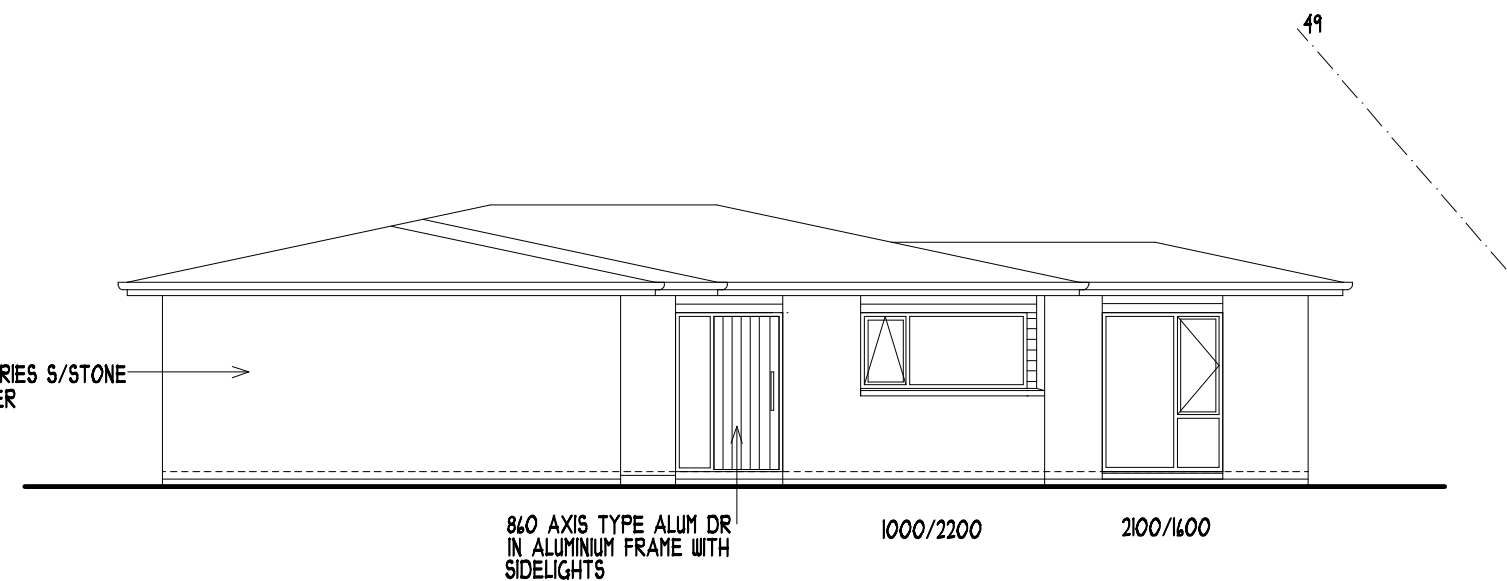
SOUTH EAST VIEW

Elevation : ALL ELEVATIONS		Risk severity						SUBTOTALS FOR EACH RISK FACTOR
Risk factor	LOW	MEDIUM	HIGH	VERY HIGH				
Wind zone	0	0	1	2				1
Number of storeys	0	1	2	4				0
Roof/Wall intersection design	0	1	3	5				0
Eaves width	0	1	2	5				1
Envelope complexity	0	1	3	6				1
Deck design	0	2	4	6				0
Total risk score:								3

NOTE: ALUMINIUM JOINERY & GLAZING
VERIFY ALL DIMENSIONS ON SITE BEFORE MANUFACTURE
ALL UNITS TO BE DOUBLE GLAZED-MIN R RATING 0.24
INSULATED GLASS UNIT IGU CLEAR/CLEAR
VERIFY ALL COLOURS, FINISHES, HANDLES, ETC WITH OWNER.
VERIFY ALL DOORS TO BE KEYED ALIKE
ALL TIMBER REVEALS SHALL BE H3J TREATED
ALL GLAZING SHALL COMPLY WITH NZS 4223:2016, & PARTS 1, 2, 3 & 4.
* TYPE 'A' SAFETY GLAZING
** TYPE 'A' SAFETY GLAZING

THERMAL H1 CALCULATIONS:
TOTAL AREA OF THERMAL ENVELOPE: 138.4sqm
TOTAL AREA OF GLAZED AREAS: 36.2sqm
TOTAL PERCENTAGE OF ALL WALLS GLAZED: 26.2%

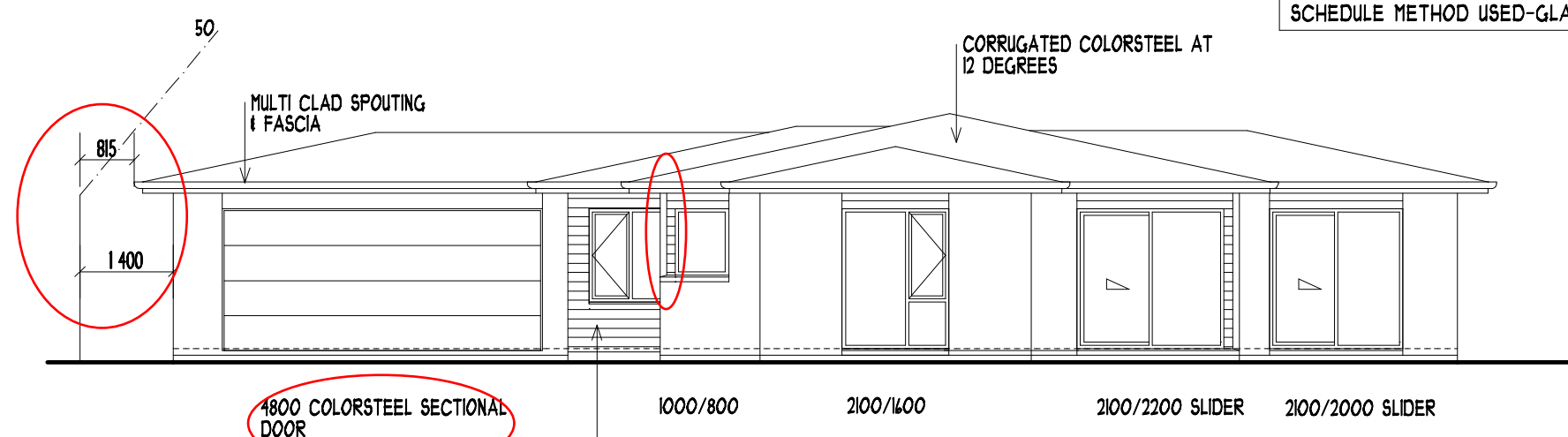
SOUTH/EAST/WEST THERMAL H1 CALCULATIONS:
TOTAL AREA OF THERMAL ENVELOPE: 105sqm
TOTAL AREA OF GLAZED AREAS: 21.6sqm
TOTAL PERCENTAGE OF ALL WALLS GLAZED: 20.6%
SCHEDULE METHOD USED-GLAZING LESS THAN 30%



EAST THERMAL H1 CALCULATIONS:
TOTAL AREA OF THERMAL ENVELOPE: 35.8sqm
TOTAL AREA OF GLAZED AREAS: 6.6sqm
TOTAL PERCENTAGE OF ALL WALLS GLAZED: 18.4%

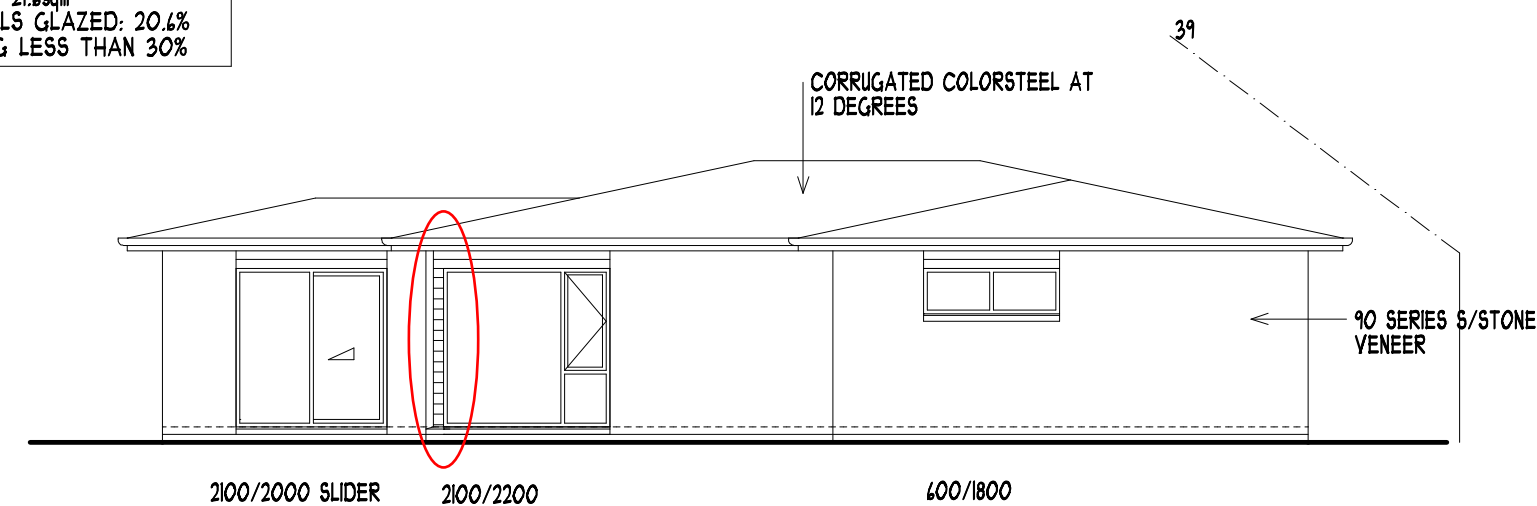
ZONES:
WIND ZONE A (HIGH)
EARTHQUAKE ZONE 2
CORRISION ZONE C
SNOW ZONE N4

NORTH EAST VIEW



NORTH THERMAL H1 CALCULATIONS:
TOTAL AREA OF THERMAL ENVELOPE: 33.4sqm
TOTAL AREA OF GLAZED AREAS: 14.6sqm
TOTAL PERCENTAGE OF ALL WALLS GLAZED: 43.1%

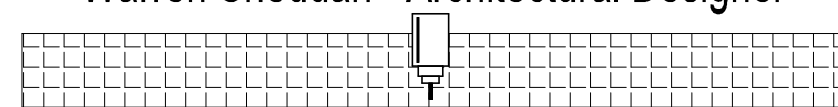
NORTH WEST VIEW



WEST THERMAL H1 CALCULATIONS:
TOTAL AREA OF THERMAL ENVELOPE: 35.8sqm
TOTAL AREA OF GLAZED AREAS: 9.9sqm
TOTAL PERCENTAGE OF ALL WALLS GLAZED: 27.6%

SOUTH WEST VIEW

Warren Sheddan - Architectural Designer



42 HAPPY HOME ROAD-CHRISTCHURCH 8025
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PROPOSED RESIDENCE TO REAR OF LOT 61 (No 11) BLKI DP307
COLERIDGE STREET - ROLLESTION
FOR JOHN AND REBECCA MASON

ELEVATIONS

AMENDED: 30/3/2021

Date : Monday, 13 October, 2020

Scales : 1:100

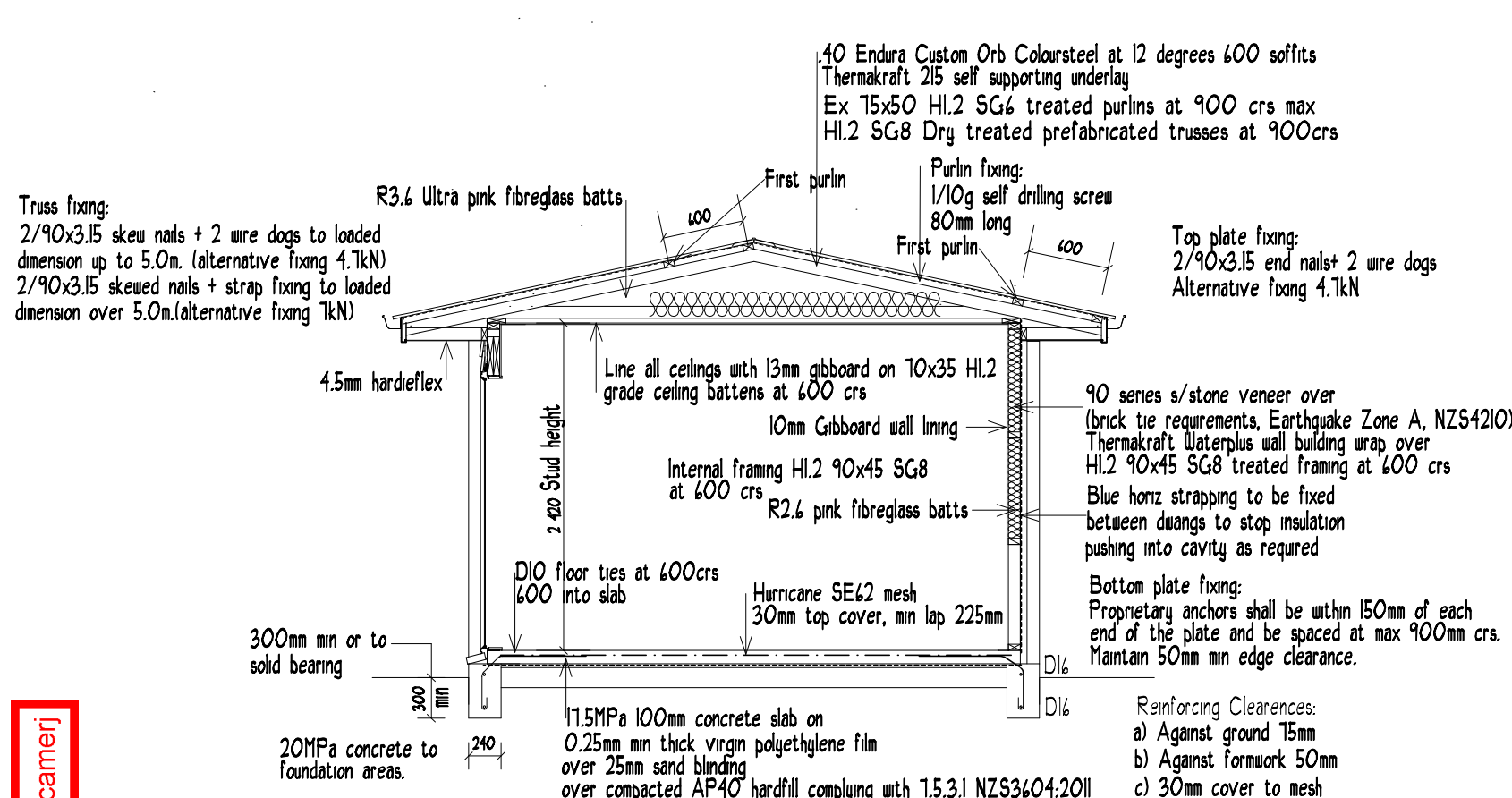
Shts :

Sht 1 of 6

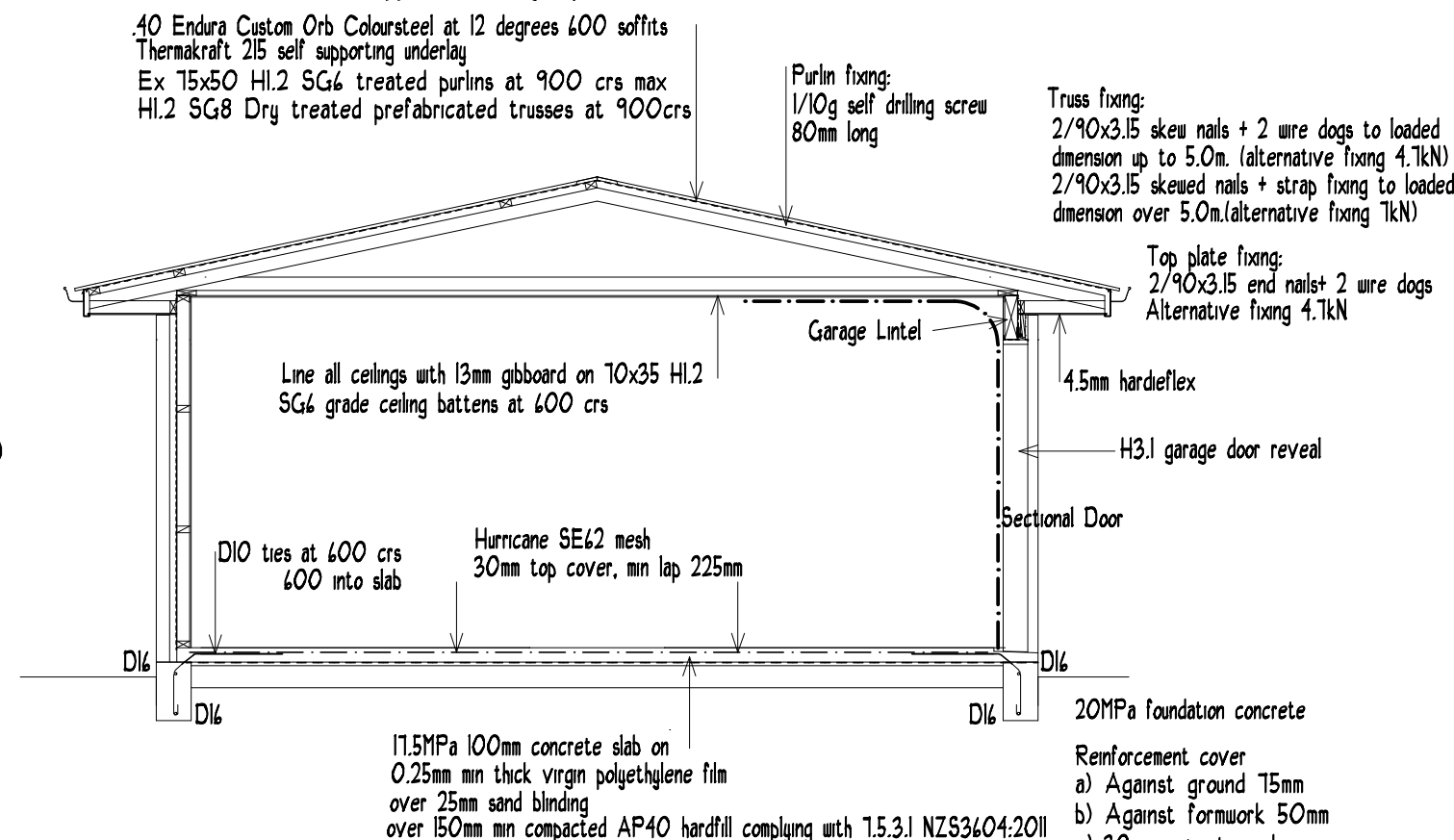
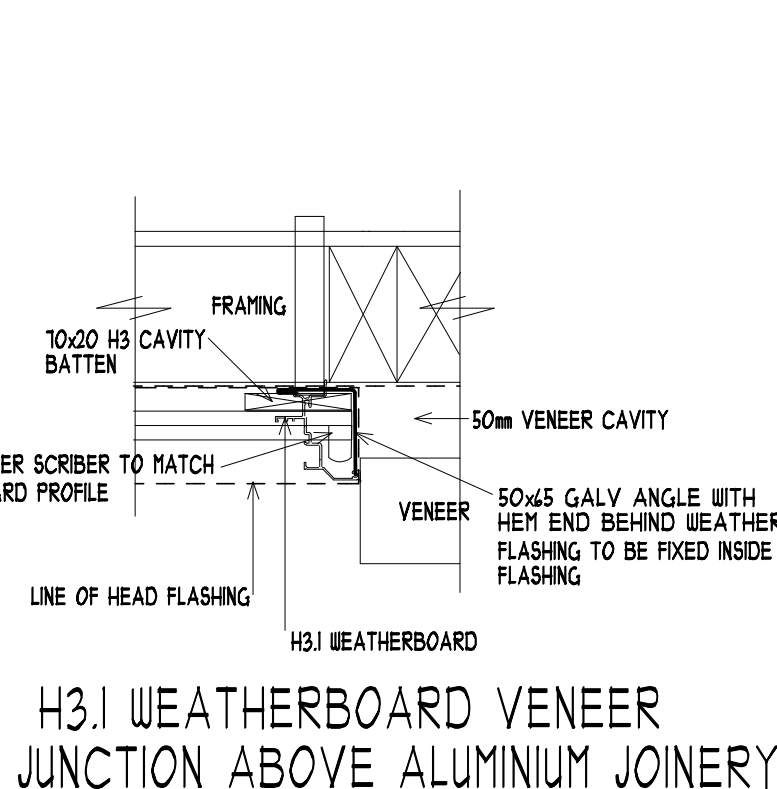
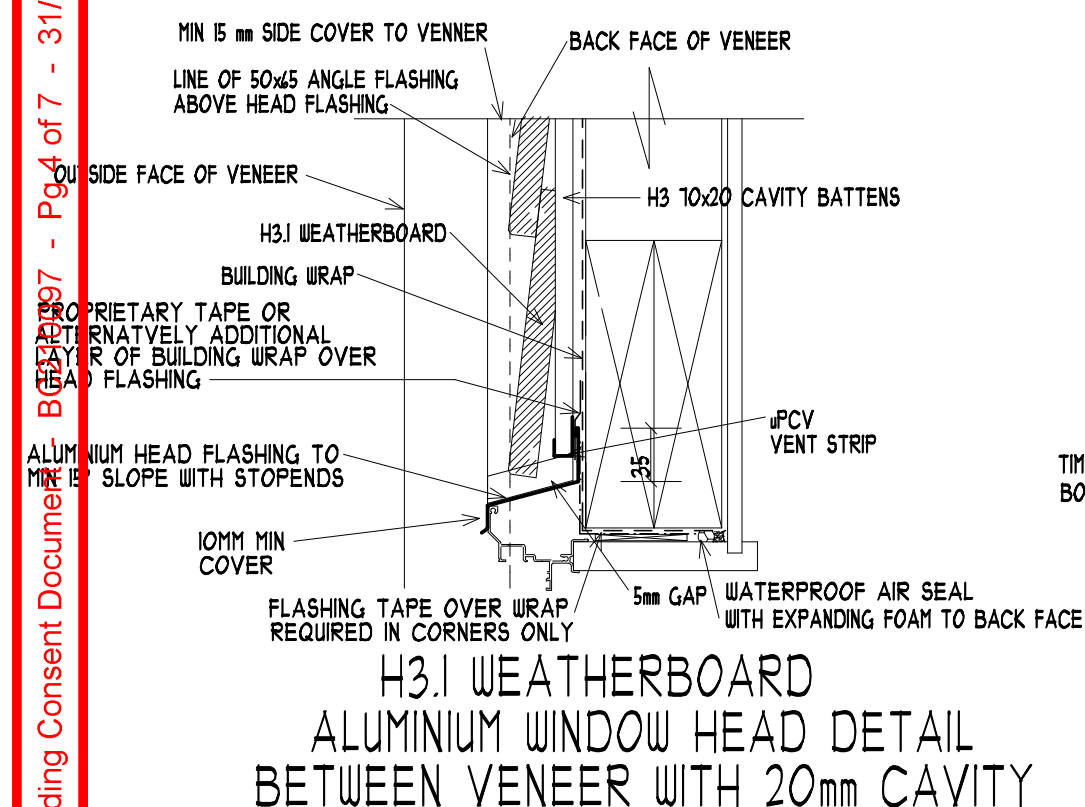
Ref No :

SP259

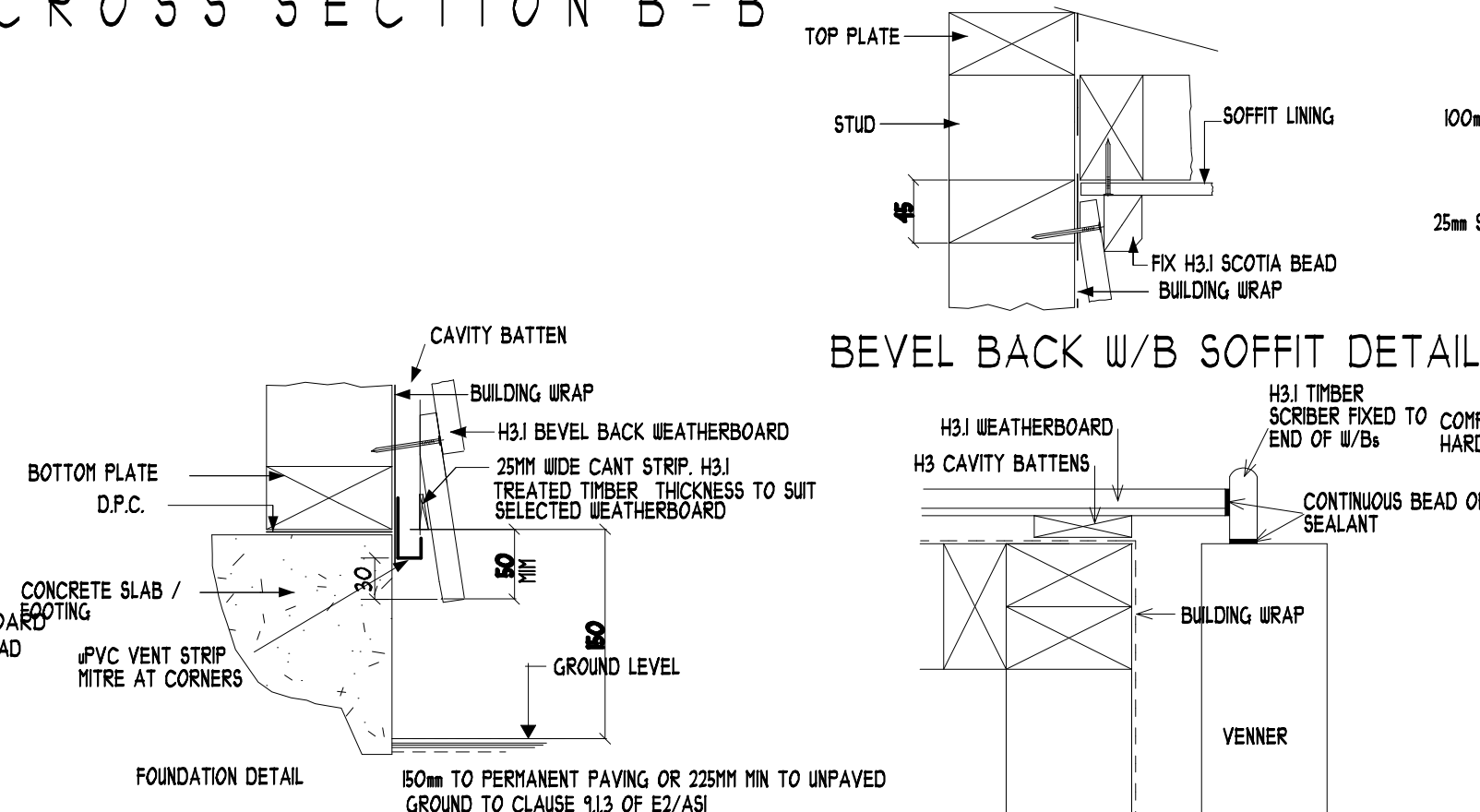
NOTE: ALL DIMENSIONS TO BE VERIFIED ON SITE BY BUILDER BEFORE AND DURING CONSTRUCTION. ALL WORK TO COMPLY WITH RELEVANT CLAUSES OF THE N.Z.B.C 1992 AND N.Z.S 3804: 2011.



CROSS SECTION A - A

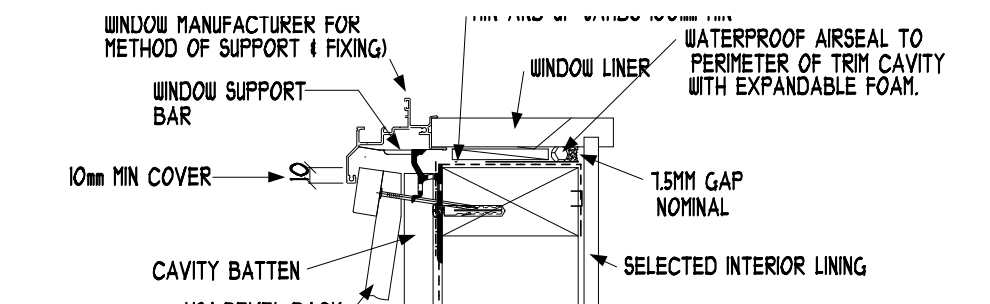
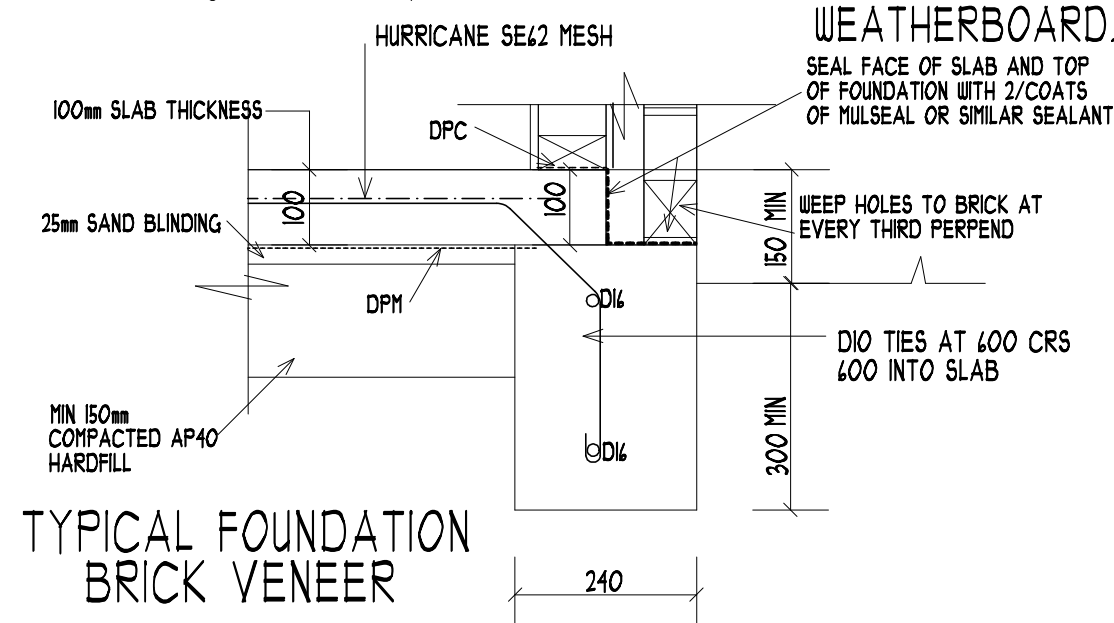


CROSS SECTION B - B

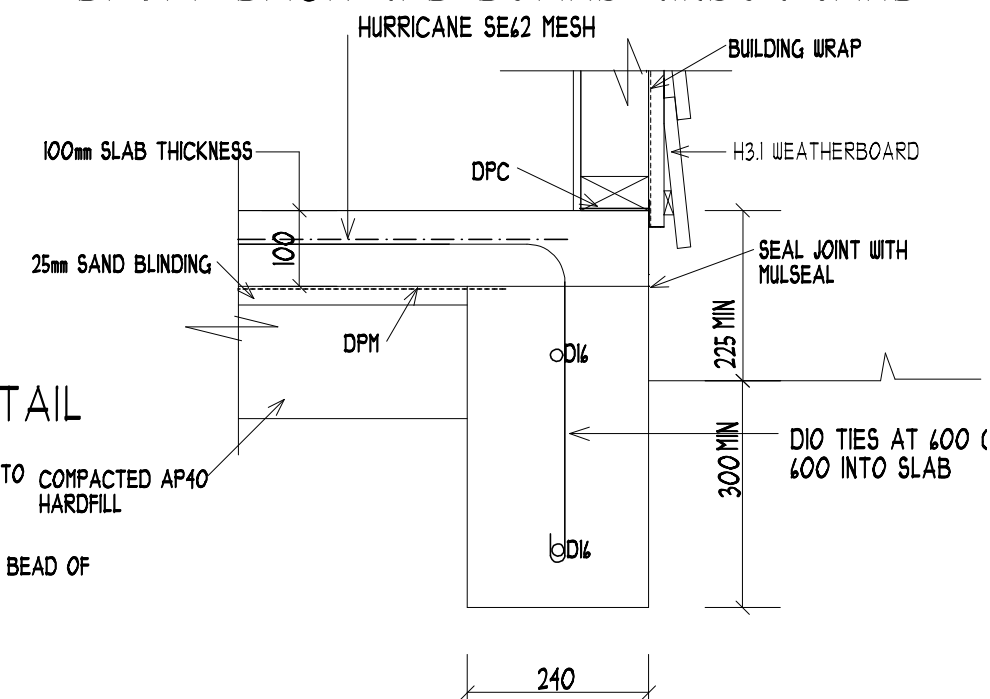
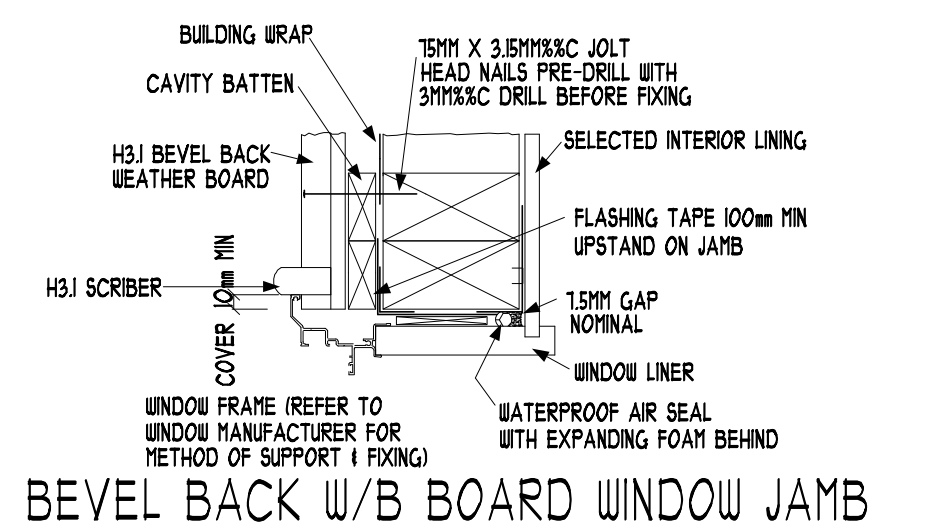


CAVITY FIX CONCRETE SLAB
H3.1 BEVEL BACK WEATHERBOARD

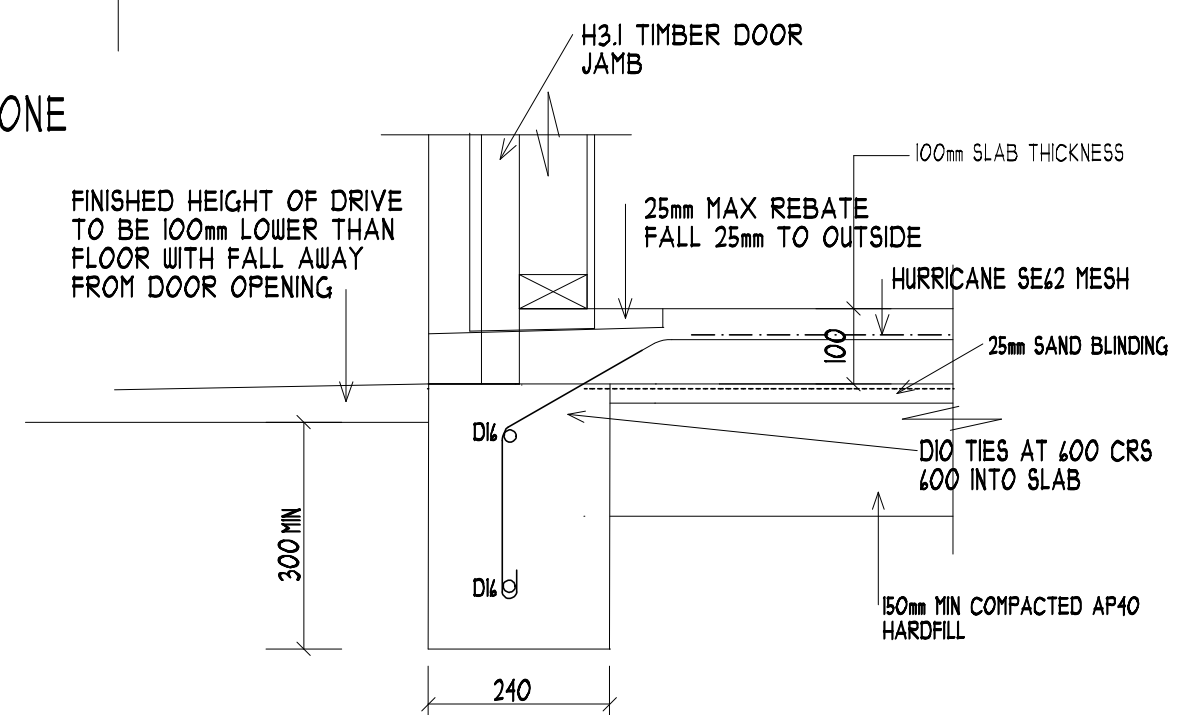
EXT CORNER S/STONE WEATHERBOARD.



BEVEL BACK W/B CAVITY WINDOW SILL



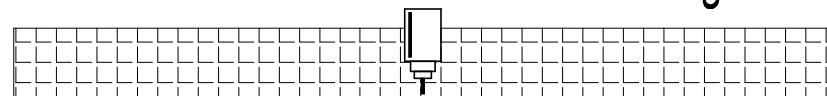
TYPICAL FOUNDATION H3.1 WEATHERBOARD



GARAGE DR REBATE DETAIL

NOTE: REFER TO SELECTED MANUFACTURERS SECTIONAL DOOR SPECIFICATIONS FOR REBATE WIDTHS ETC

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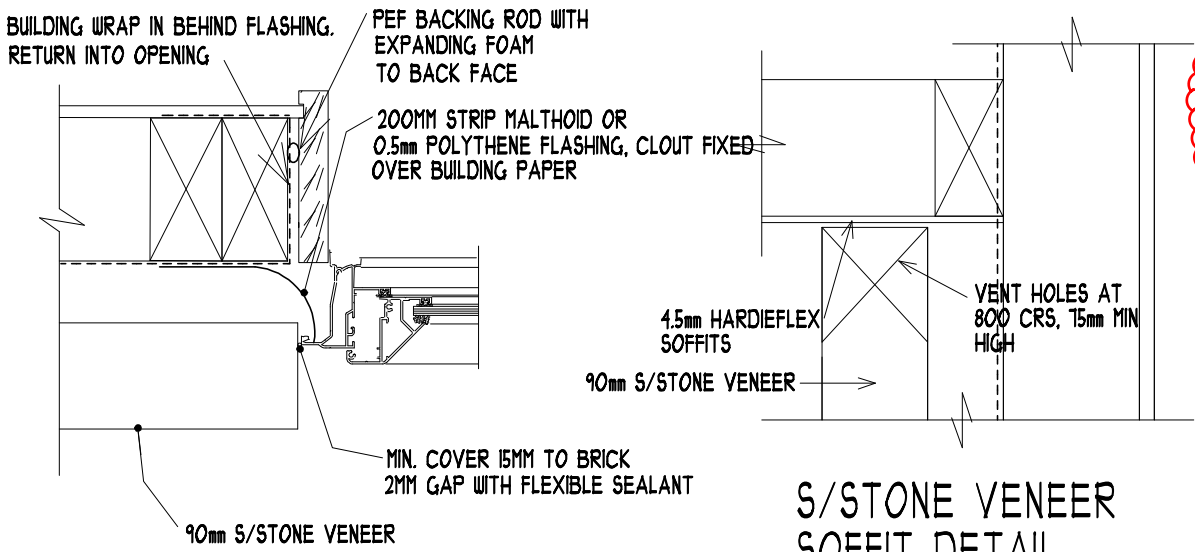
PROPOSED RESIDENCE TO REAR OF LOT 61 (No 11) BLK1 DP301
COLERIDGE STREET - ROLLESTION
FOR JOHN AND REBECCA MASON

CROSS SECTION A-A
CROSS SECTION B-B
WINDOW/DOOR HEAD FLASHINGS
FOUNDATION DETAILS
WEATHERBOARD FLASHING DETAILS
AMENDED: 30/3/2021

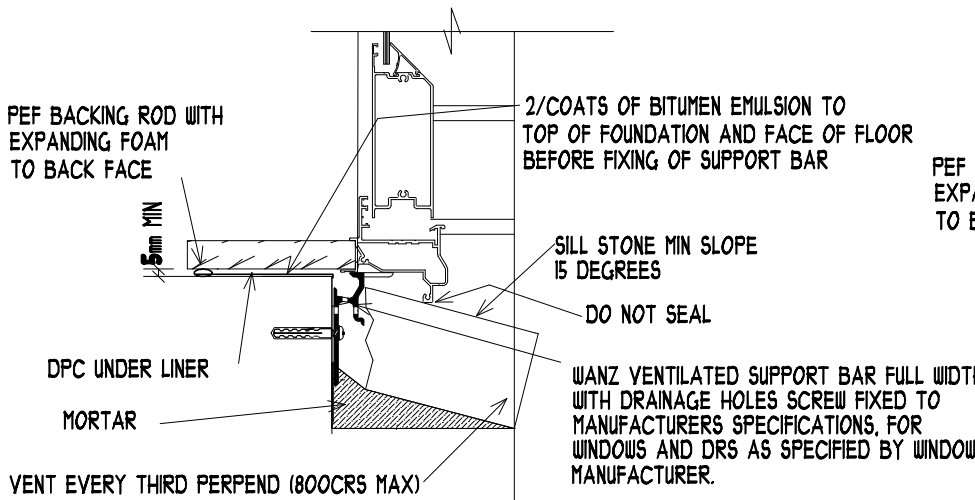
Date : Monday, 13 October, 2020

Scales : 1:50 1:10 1:5

Shts :
Sht 3 of 6
Ref No :
SP259

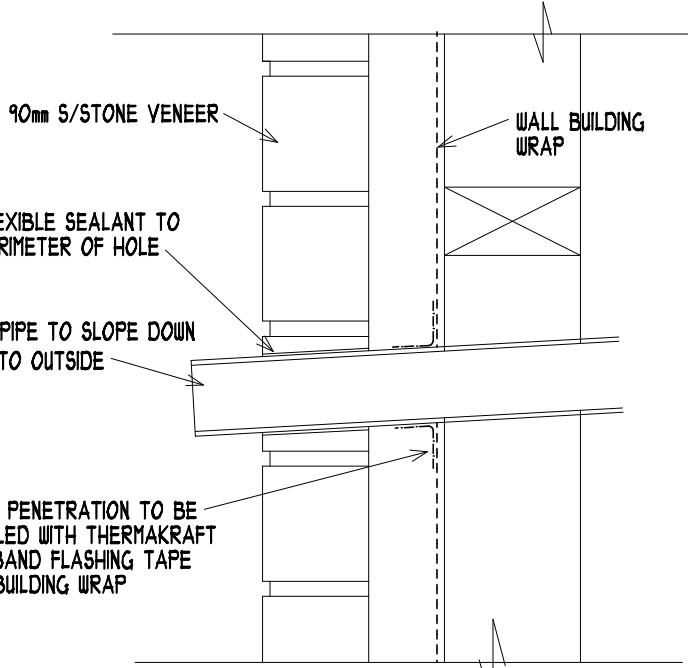


WINDOW JAMB-ALUMINIUM

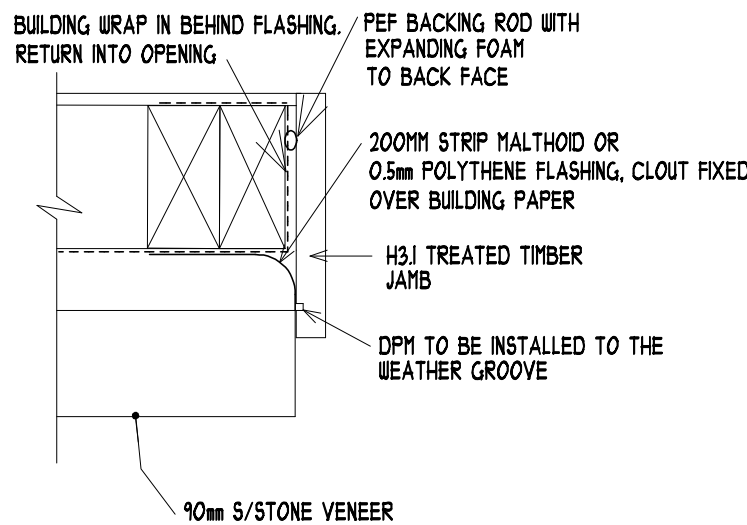


NOTE: IF BRICK IS TO BE SLOPED FURTHER EITHER INCREASE THE DEPTH OF THE STEP OR REDUCE THE THICKNESS OF THE BRICK

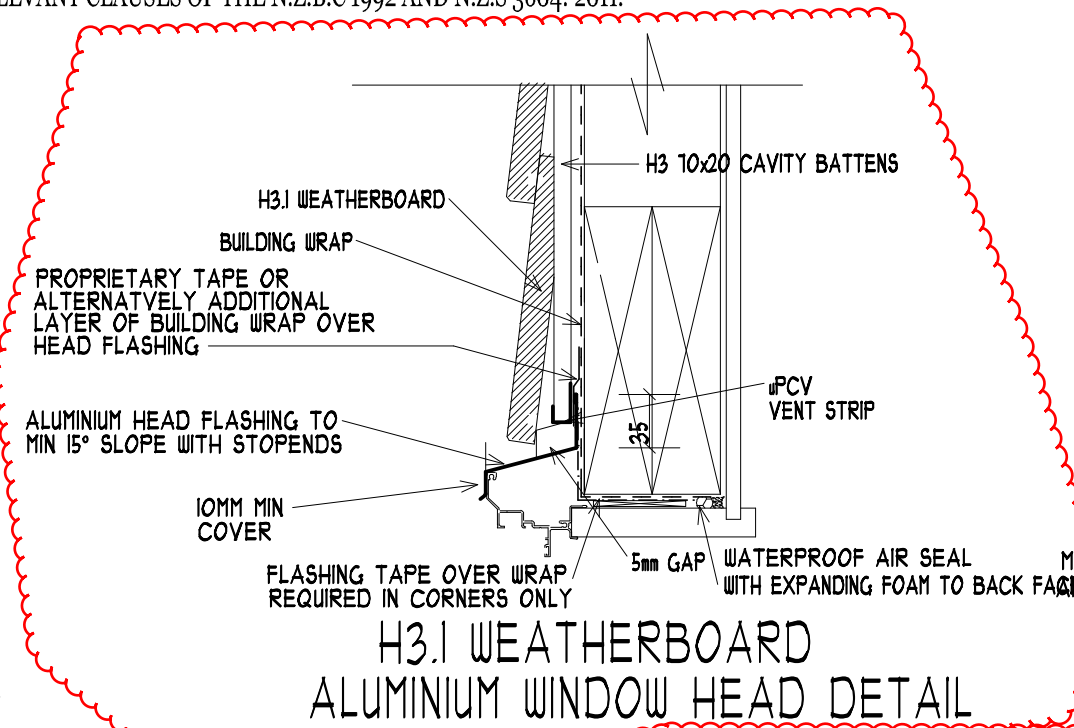
S/STONE DOOR/WINDOW SILL



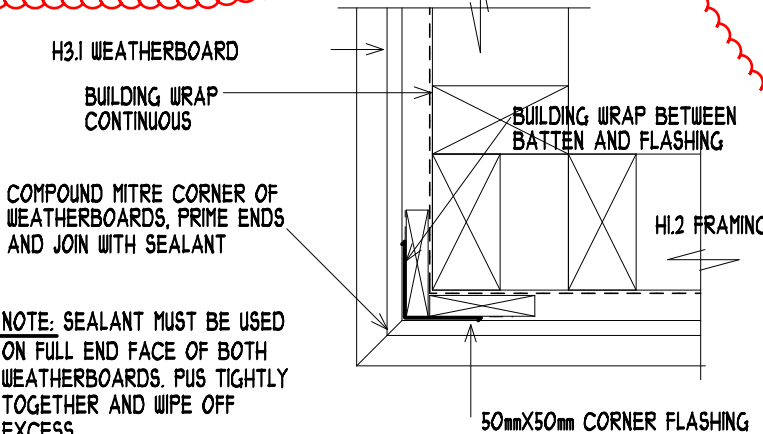
PIPE PENETRATION THROUGH 90 S/STONE BRICK VENEER



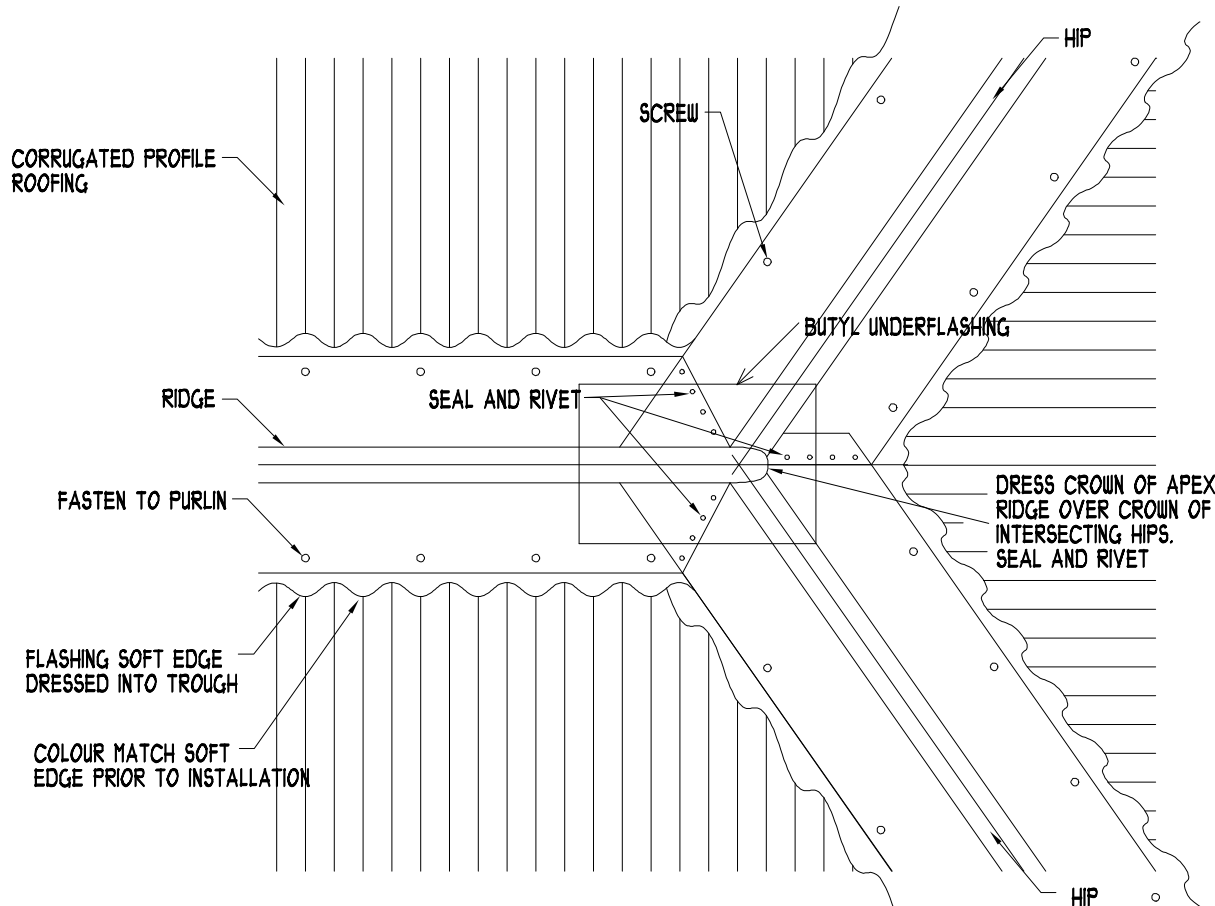
GARAGE DOOR JAMB



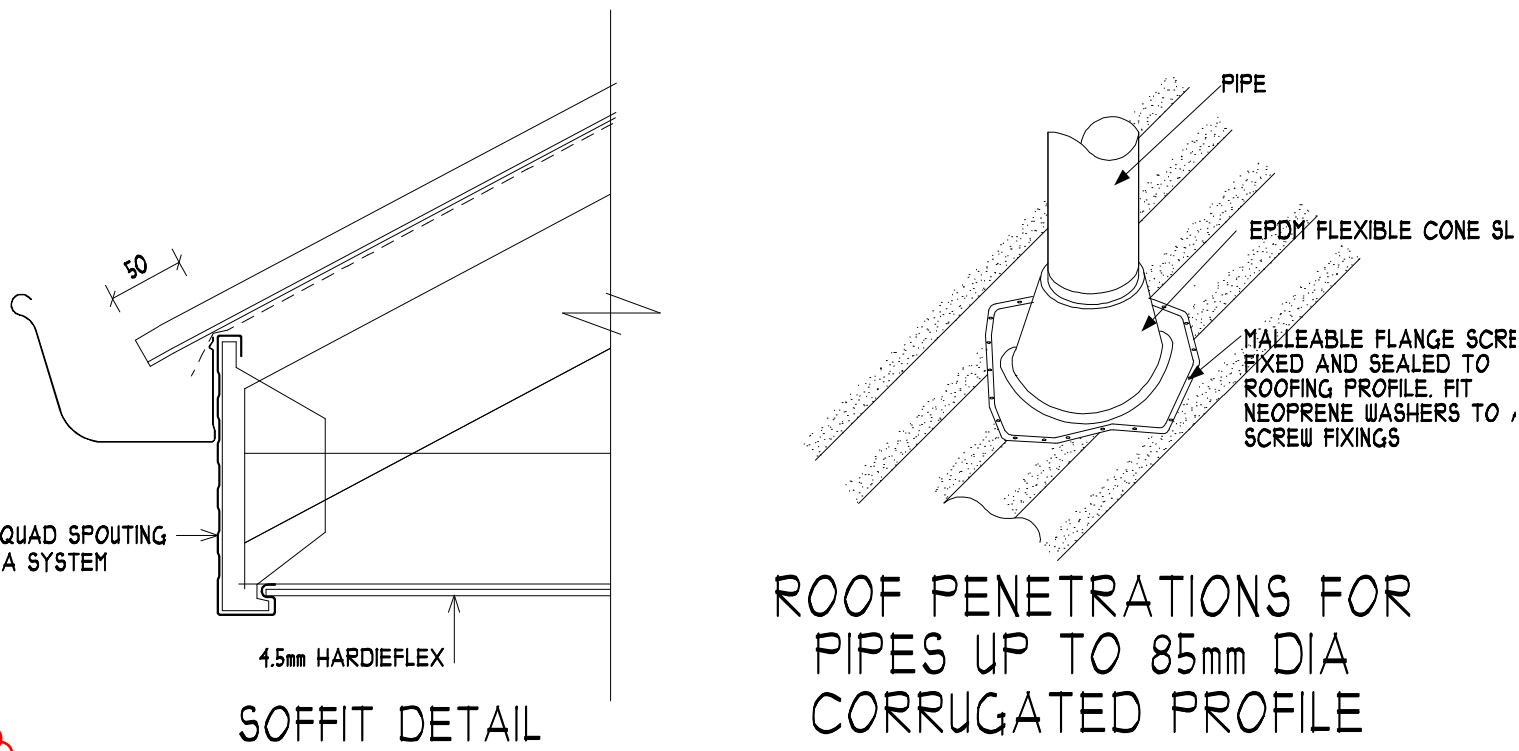
H3.1 WEATHERBOARD ALUMINIUM WINDOW HEAD DETAIL



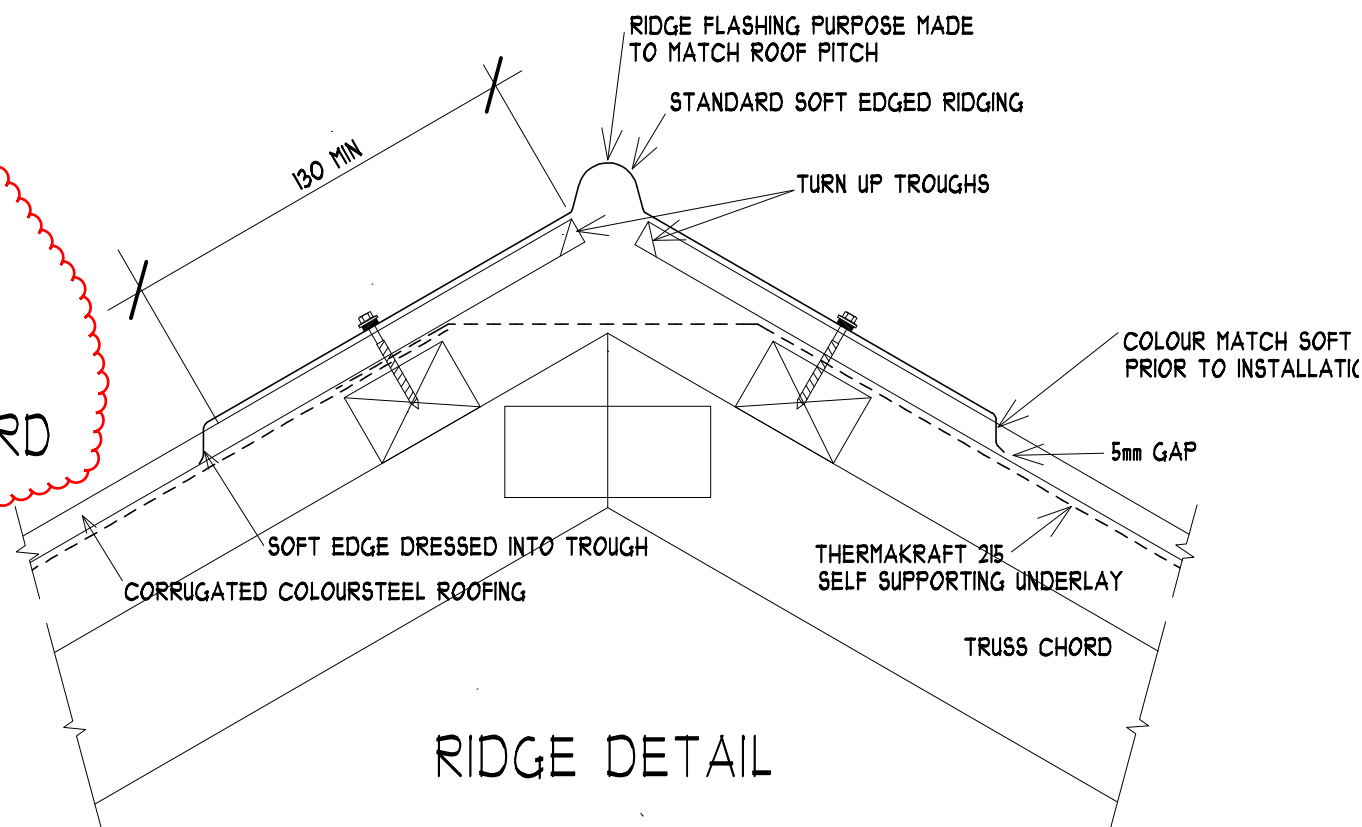
MITRE CORNER H3.1 WEATHERBOARD



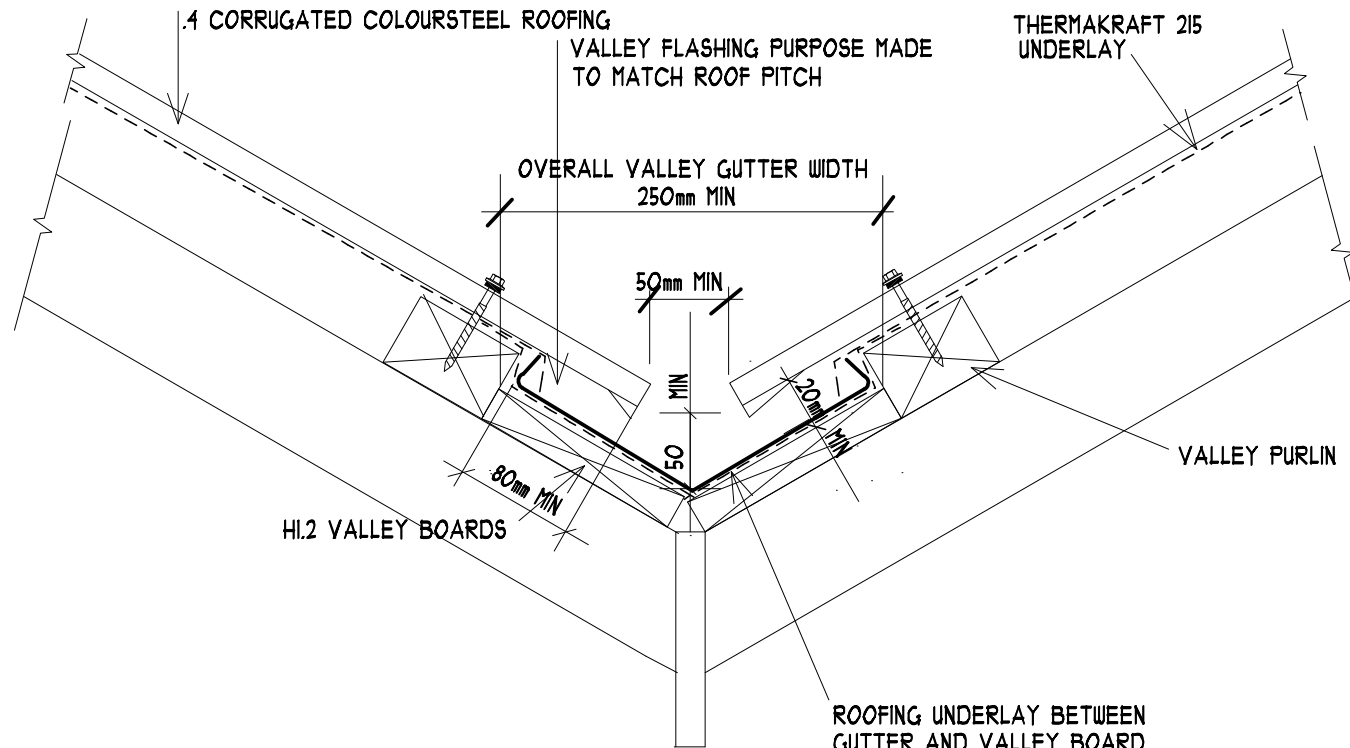
RIDGE HIP DETAIL



ROOF PENETRATIONS FOR PIPES UP TO 85mm DIA CORRUGATED PROFILE

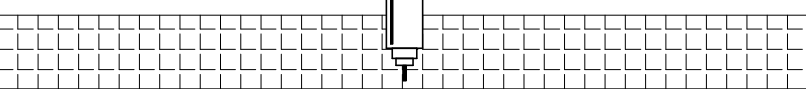


RIDGE DETAIL



VALLEY DETAIL

Warren Sheddan - Architectural Designer



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S/STONE FLASHING DETAILS
ROOF FLASHING DETAILS

AMENDED: 30/3/2021

Date : Monday, 13 October, 2020

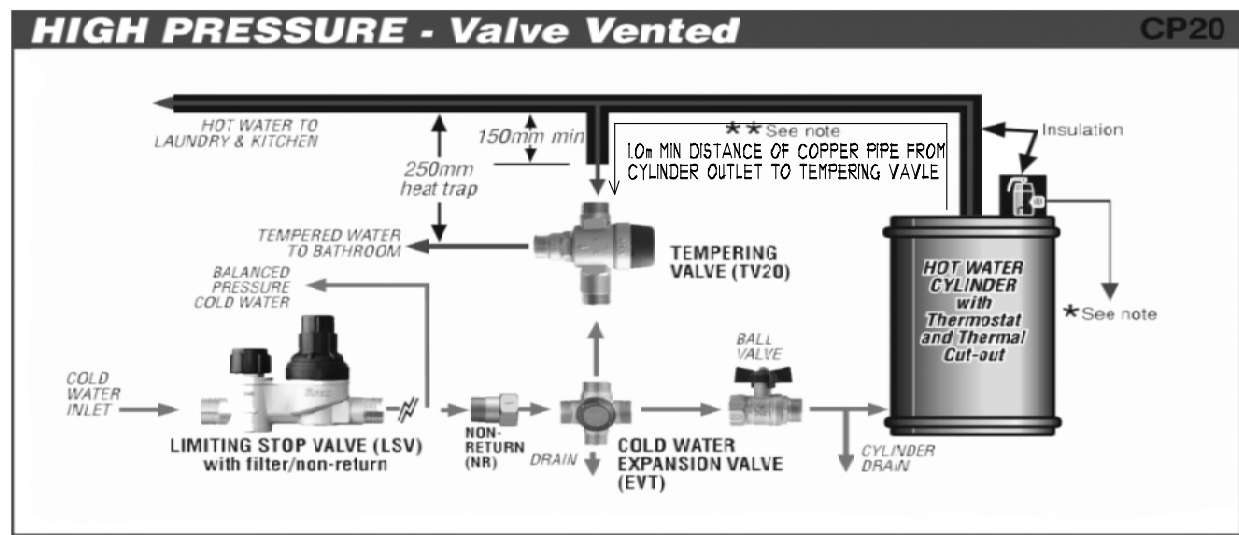
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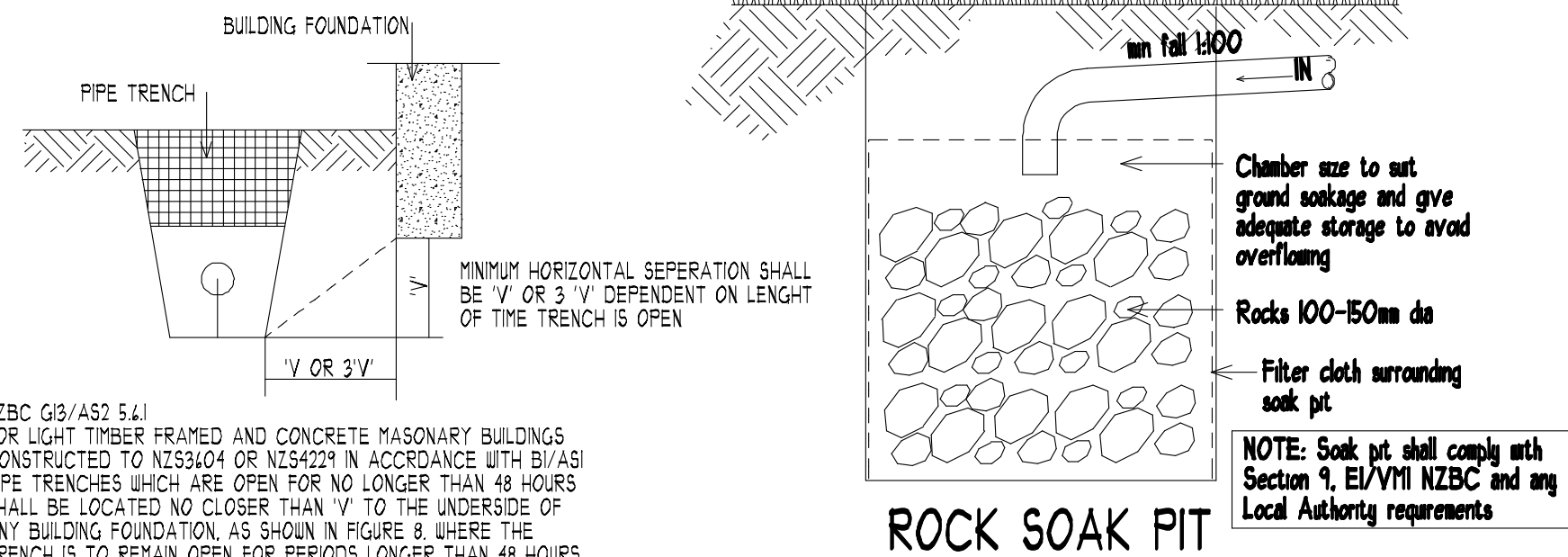
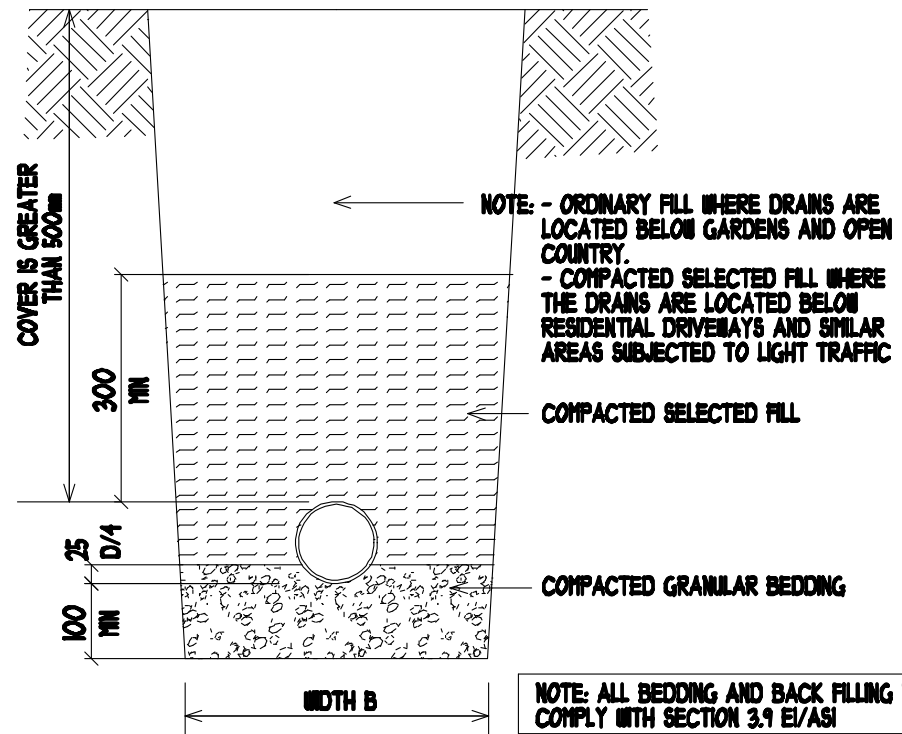
Sht 4 of 6

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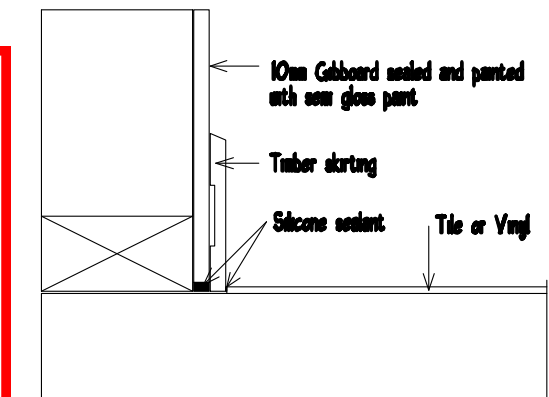
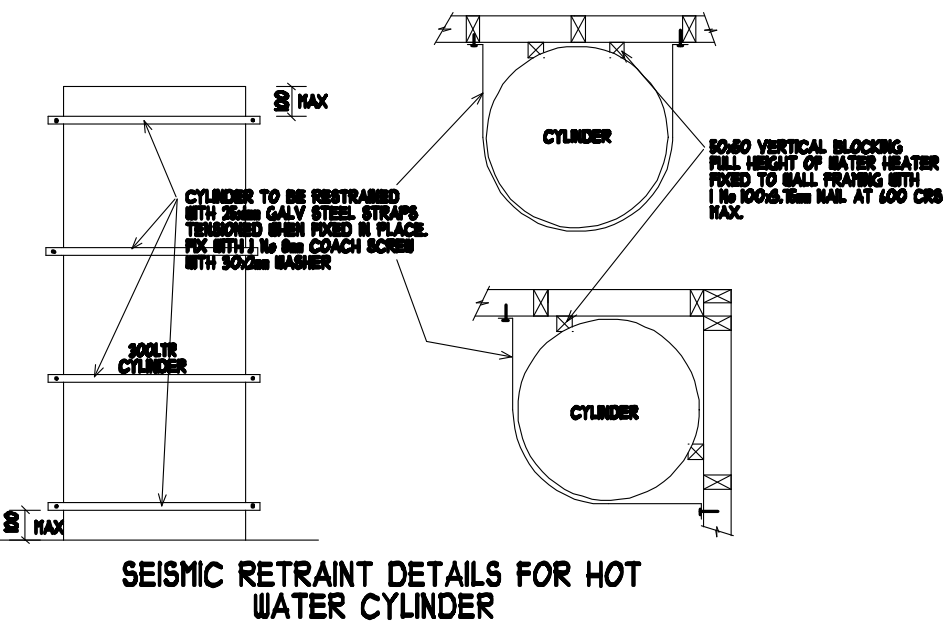
SP259



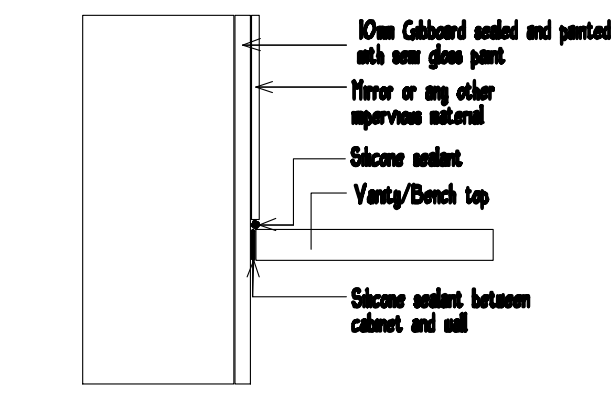
VALVE TRAIN DETAILS



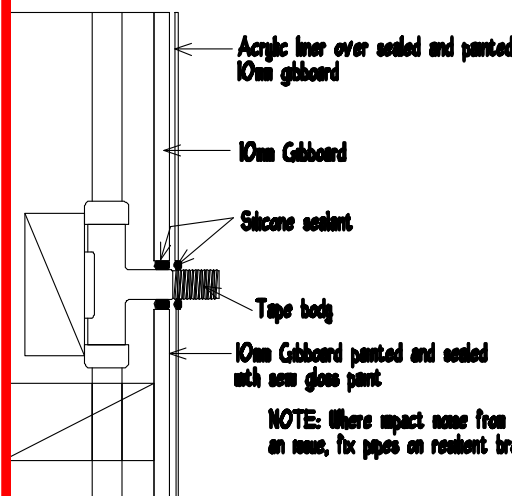
PIPE TRENCH TO FOUNDATION



WALL FLOOR DETAIL GIB AQUALINE/VINYL FLOOR



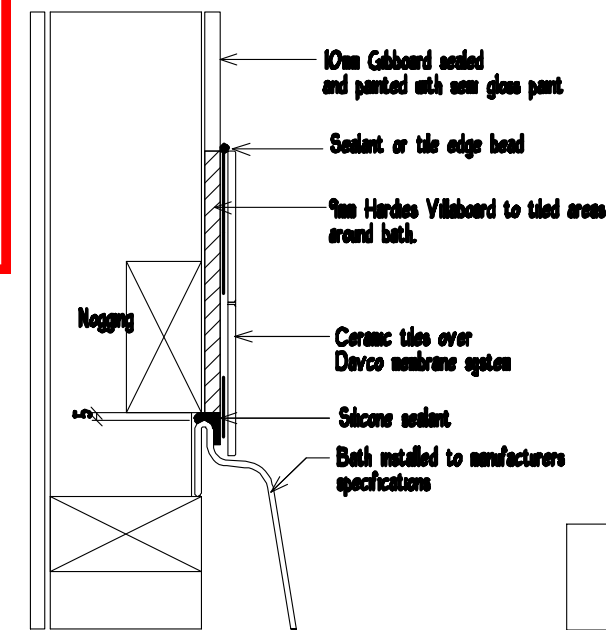
VANITY/BENCH TOPS IMPERVIOUS MATERIALS



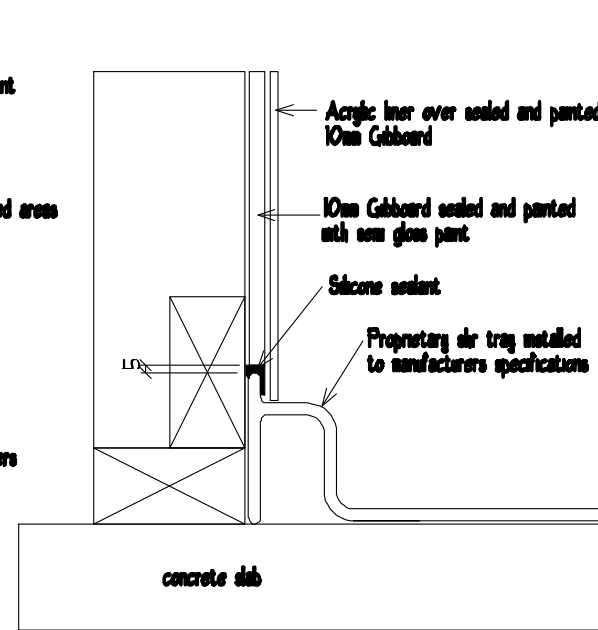
TAPE PENETRATION ACRYLIC WALLS

LINER TOP DETAIL SHR/ ACRYLIC LINER AND BASE

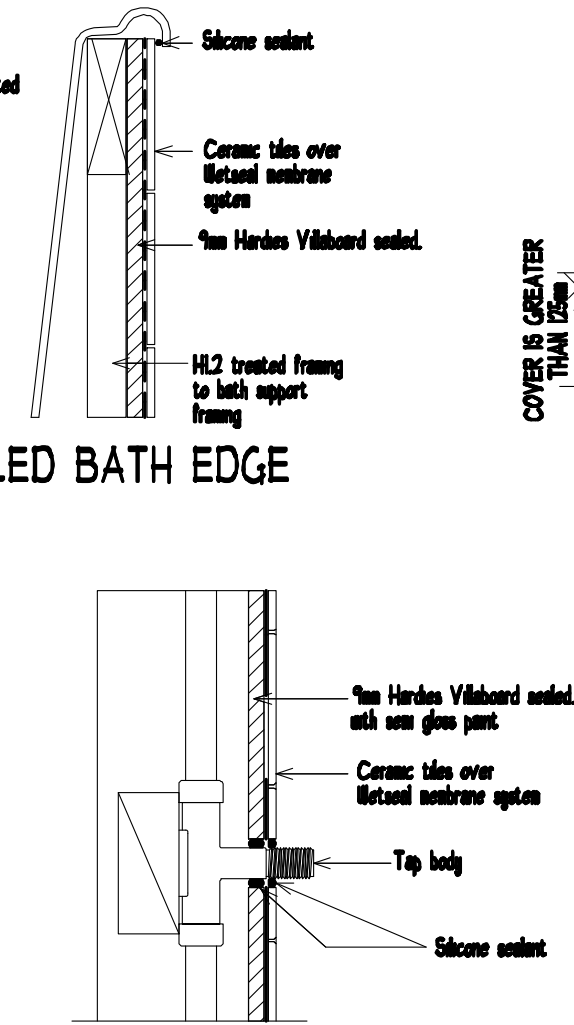
TILED BATH EDGE



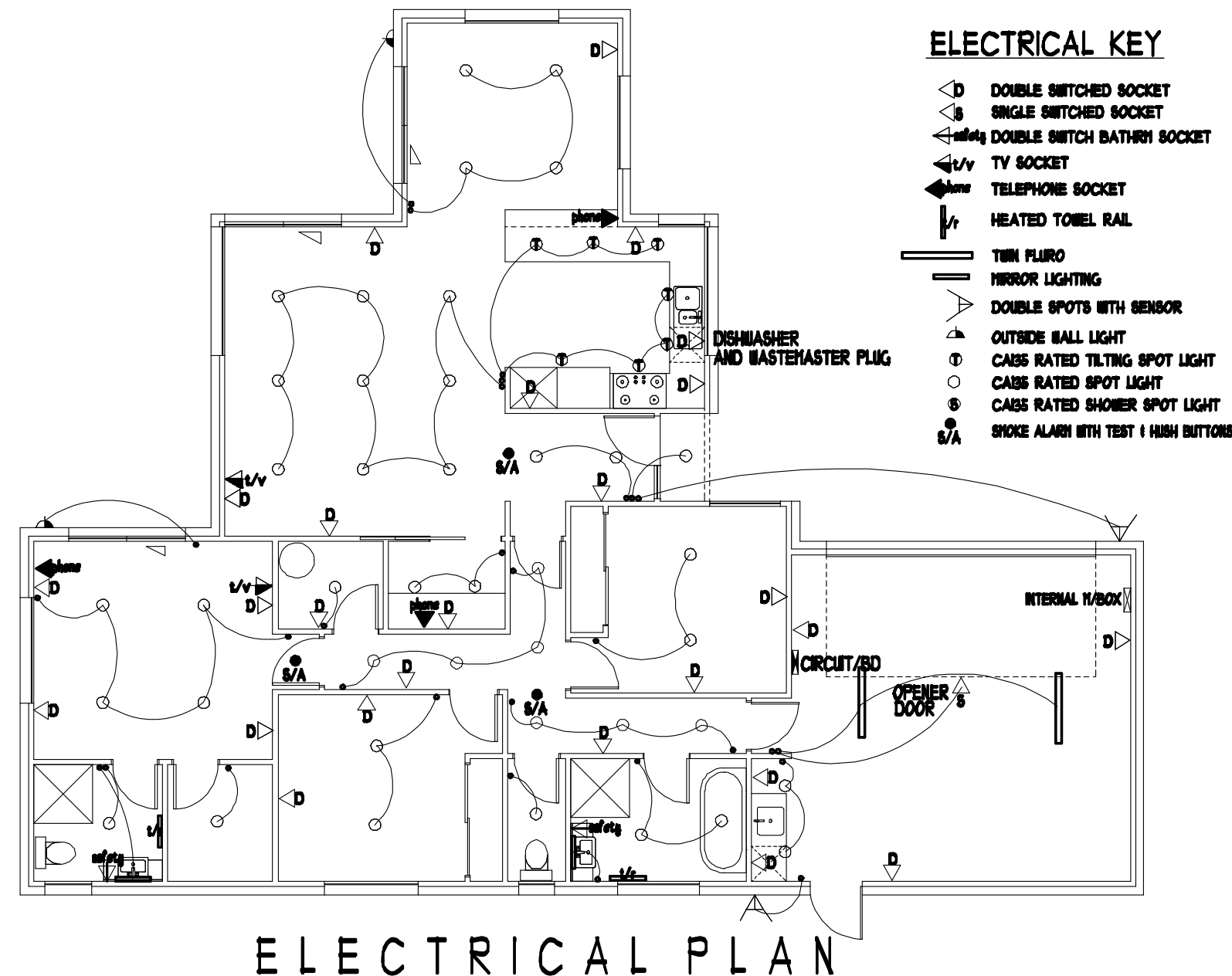
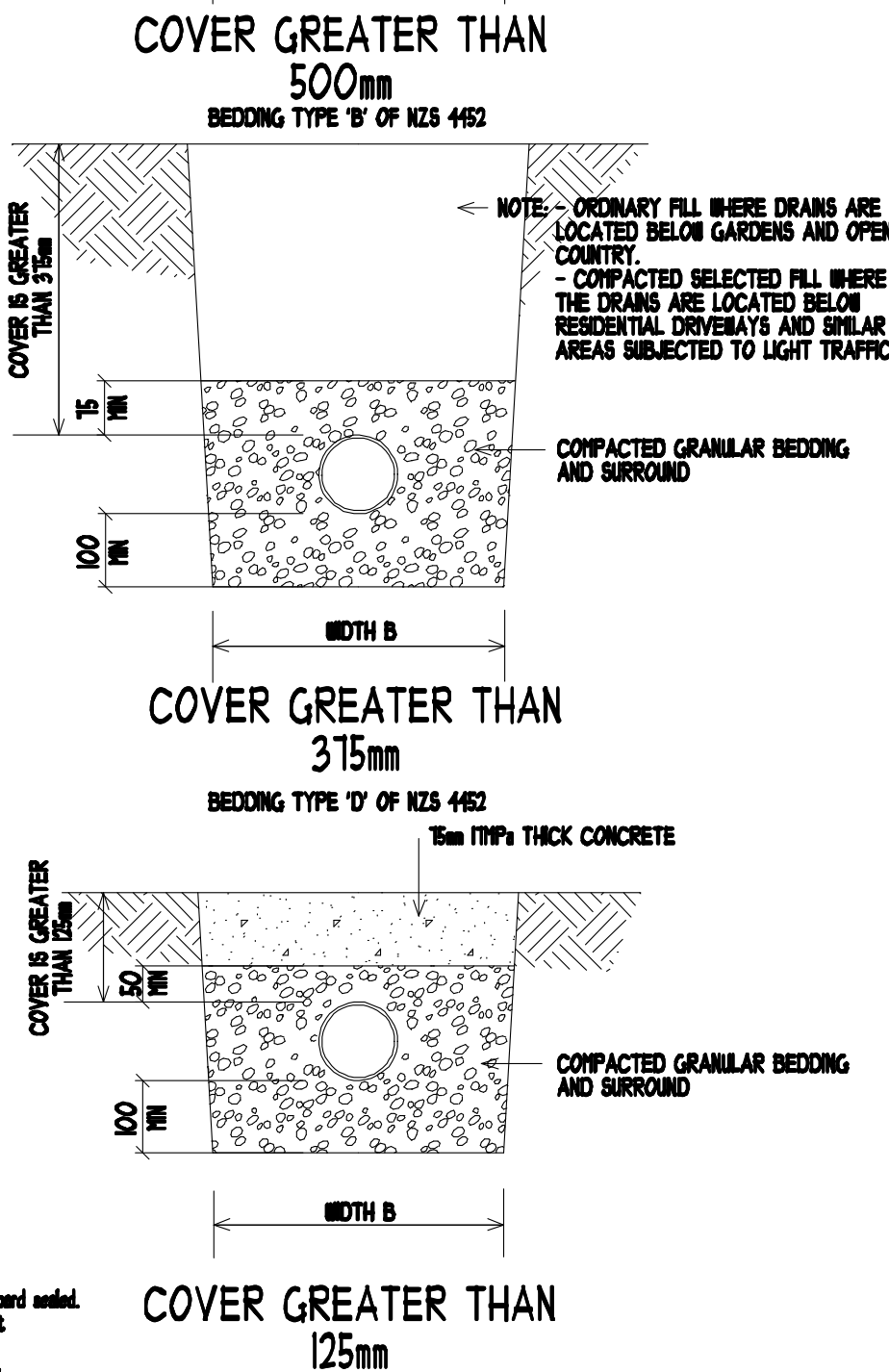
BATH/WALL DETAIL TILED UPSTAND



SHR WALL/TRAY DETAIL ACRYLIC LINER AND BASE



PIPE PENETRATION TILED WALL



ELECTRICAL PLAN

ELECTRICAL KEY

- ◁▷ DOUBLE SWITCHED SOCKET
- ◁▷ SINGLE SWITCHED SOCKET
- ◁▷ DOUBLE SWITCH BATHRM SOCKET
- ◁▷ TV SOCKET
- ◁▷ TELEPHONE SOCKET
- ◁▷ HEATED TOWEL RAIL
- TWIN FLURO
- MIRROR LIGHTING
- DOUBLE SPOTS WITH SENSOR
- OUTSIDE BALL LIGHT
- CASE RATED TILTING SPOT LIGHT
- CASE RATED SPOT LIGHT
- CASE RATED SHOWER SPOT LIGHT
- SMOKE ALARM WITH TEST & HUSH BUTTONS

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COLERIDGE STREET - ROLLESTON
FOR JOHN AND REBECCA MASON

WET AREA DETAILS
CYLINDER RESTRAINT
VALVE TRAIN
DRAIN DETAILS
ELECTRICAL PLAN

Date : Monday, 13 October, 2020

Scales : 1:100 1:25 1:10 1:5

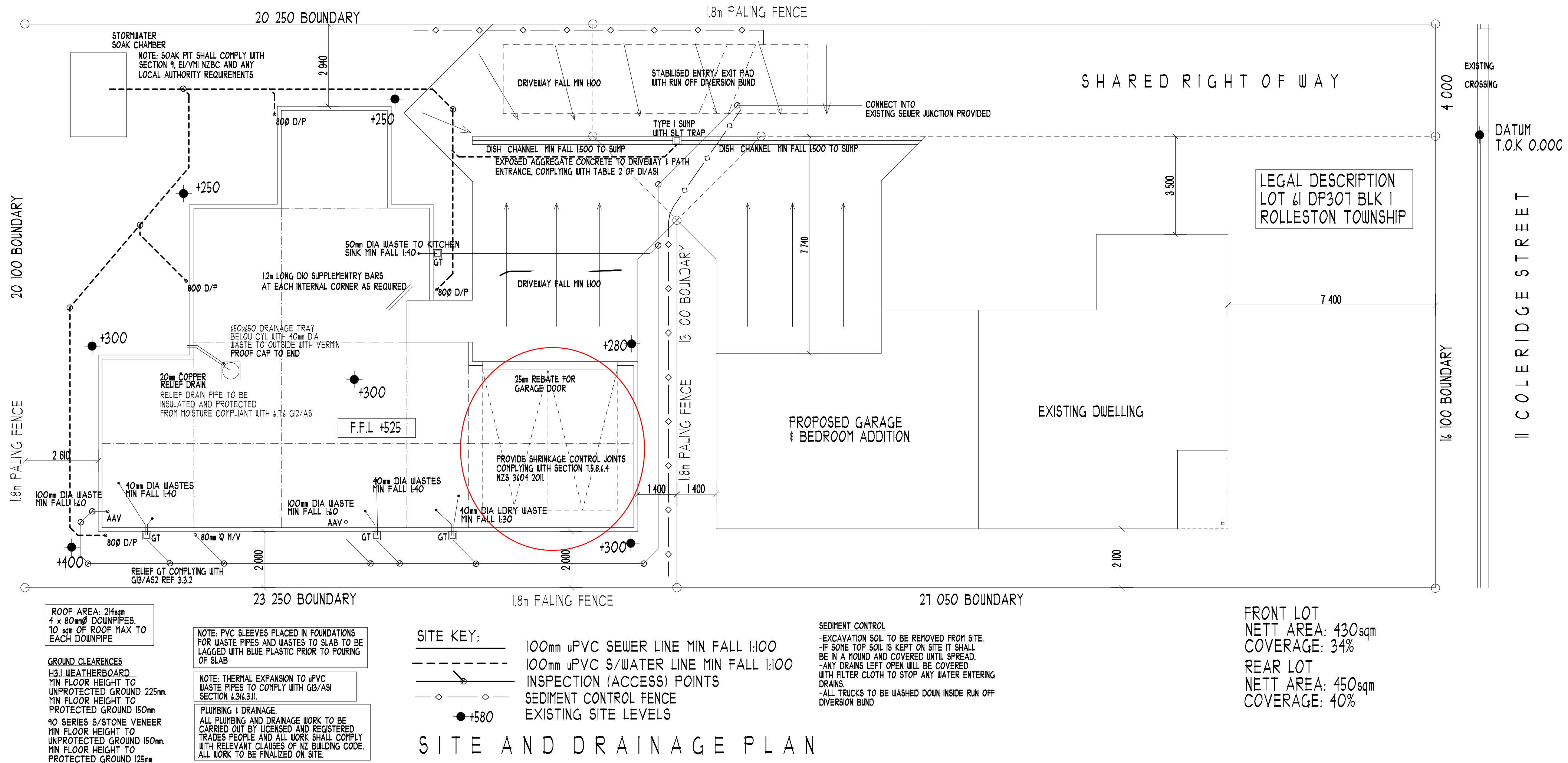
Shts :
Sht 5 of 6
Ref No :
SP259

**Resource Consent # 205610
has been granted on 24/11/2020**

28/01/2021 robero

**Resource Consent # 205610
has been granted on 24/11/2020**

28/01/2021 robero



SITE AND DRAINAGE PLAN	Date : Monday, 13 October, 2020	
	Scales : 1:100	
	Shts : Sht 6 of 6	Ref No : SP259
AMENDED: 30/3/2021		

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