

Notes:

1. Refer to DWG: 100 for general notes.
2. Contours at 1m intervals.
3. FFL 150mm above ground level.

Ex Lot Bdy

Ex Abutting Bdy

5.00

5.00

Prop Contour

Prop Buildings

Prop Pavement

Permeable Pavers

Prop Retaining Wall

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E	S92 RFI	MS	24/09/11
D	LEVELS AMENDED	MS	23/04/11
C	LEVELS ADDED	RW	18/11/10
B	EXIT 300mm FB	RW	16/05/10
Rev	Description	By	Date

	SIGNED	DATE
Surveyed	EASDALE/DODD	-
Designed		
Drawn	RW	04/
Checked	NP	09/
Approved	NP	09/



**Subdivisions Land Survey Land Development
Resource Consents Project Management
Planning Environmental Engineering**

**205 Great South Road, Greenlane
Auckland, Ph: 64-9-2965543
www.doddcivil.co.nz admin@doddcivil.co.nz**

PROJECT NAME:

**AMBRIDGE ROSE
RETIREMENT VILLAGE
PAKURANGA**
FOR
A&L SARGEANT LTD

SHEET TITLE:

SITE PLAN

Project Number: **49603**Plan No: **300** Rev:

Notes:

1. Refer to DWG: 100 for general notes.
2. Contours at 1m intervals.
3. FFL 150mm above ground level.

1. Refer to DWG: 100 for general notes.
2. Contours at 1m intervals.
3. FFL 150mm above ground level.

	Ex Lot Bdy
	Ex Abutting Bdy
	Ex Contour
	Prop Buildings
	Prop Pavement

D	S92 RFI	MS	24/09/2025
C	LEVELS AMENDED	MS	24/04/25
B	EXIT 300mm FB	RW	16/05/22
A	RC	RW	12/05/22
Rev	Description	By	Date



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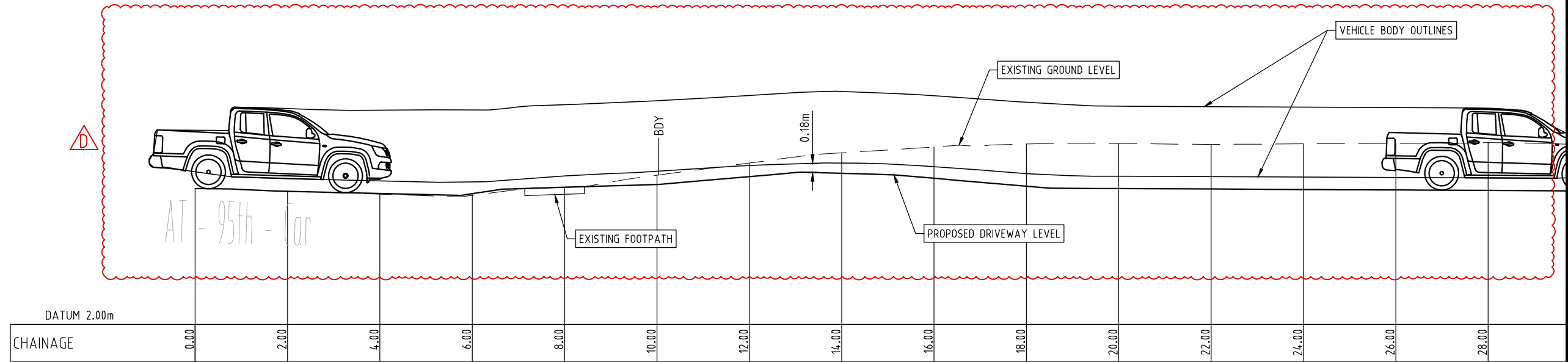
**AMBRIDGE ROSE
RETIREMENT VILLAGE
PAKURANGA
FOR
A&L SARGEANT LTD**

DRIVEWAY LONGSECTION

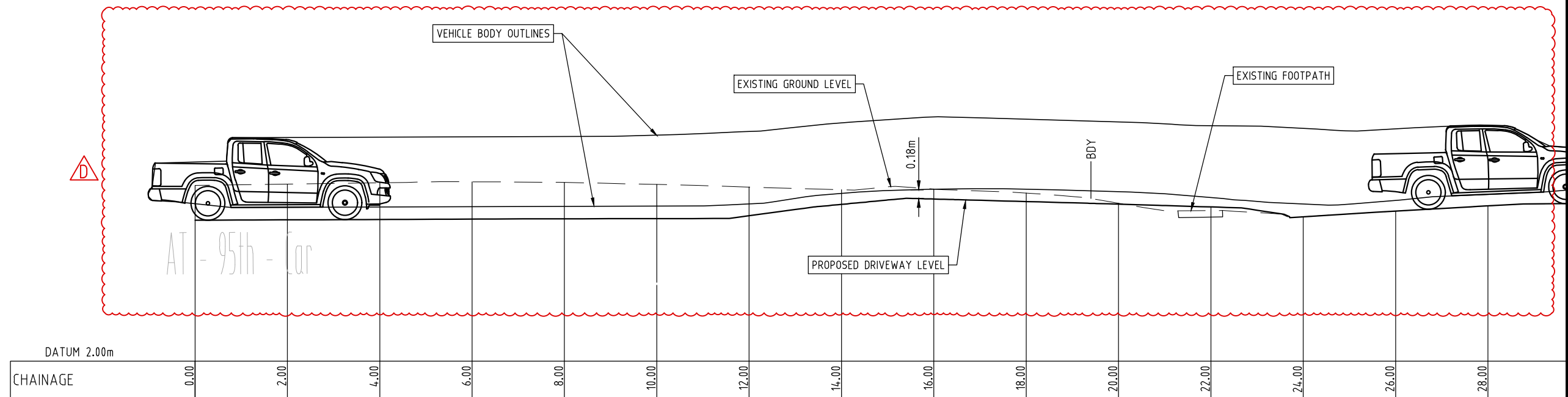
Plan No: **310** Rev: **D**

DATE PRINTED: 24-Sep-25

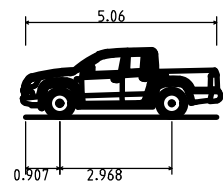
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NORTHERN DRIVEWAY ENTRY
SCALE 1:100 @ A3



SOUTHERN DRIVEWAY EXIT
SCALE 1:100 @ A3



AT - 95th - Car

Overall Length	5.060m
Overall Width	1.923m
Overall Body Height	1.784m
Min Body Ground Clearance	0.231m
Max Track Width	1.888m
Lock-to-lock time	4.00s
Curb to Curb Turning Radius	6.450m

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Notes:

1. Refer to DWG: 100 for general notes.

LEGEND

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D	S92 RFI	MS	24/09/2025
C	LEVELS AMENDED	MS	24/04/25
B	EXIT 300mm FB	RW	16/05/22
A	RC	RW	12/05/22
Rev	Description	By	Date

	SIGNED	DATE
Surveyed	EASDALE/DODD	-
Designed		
Drawn	RW	04/22
Checked	NP	09/25
Approved	NP	09/25



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PROJECT NAME:

**AMBRIDGE ROSE
RETIREMENT VILLAGE
PAKURANGA**
FOR
A&L SARGEANT LTD

SHEET TITLE:

**VEHICLE ENTRYWAYS
LONGSECTION**

Project Number: **49603**

Plan No: **320** Rev: **D**



**FOR RESOURCE
CONSENT APPROVAL
(NOT FOR CONSTRUCTION)**

Notes:

1. Refer to DWG: 100 for general notes.
2. MH lid levels shown are approximate only.

LEGEND

	Ex Lot Bdy
	Ex Abutting Bdy
	Ex Stormwater
	Ex Wastewater
	Prop Public SW
	Prop Private SW
	Prop Public WW
	Previously Abandoned Pipe
	Pipe to be Removed
	Ex Manhole to Remove
	Ex/Pr SW Manhole
	Pr Private SW Manhole
	Pr Private SW Catchpit
	Ex/Prop WW Manhole
	WW Connection
	SW Connection
	Prop Buildings
	Prop Pavement
	Prop Landscape Areas
	Secondary Overland Flow Path
	Permeable Pavers
	Prop Dish Channel

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H	S92 RFI	MS	24/09/2025
G	SW UPDATES	RW	09/02/24
F	DRAINAGE UPDATES	RW	01/02/24
E	EPA	RW	28/03/23
Rev	Description	By	Date

	SIGNED	DATE
Surveyed	EASDALE/DODD	-
Designed		
Drawn	RW	04/22
Checked	NP	09/25
Approved	NP	09/25



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PROJECT NAME:

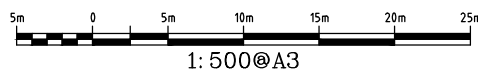
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A&L SARGEANT LTD

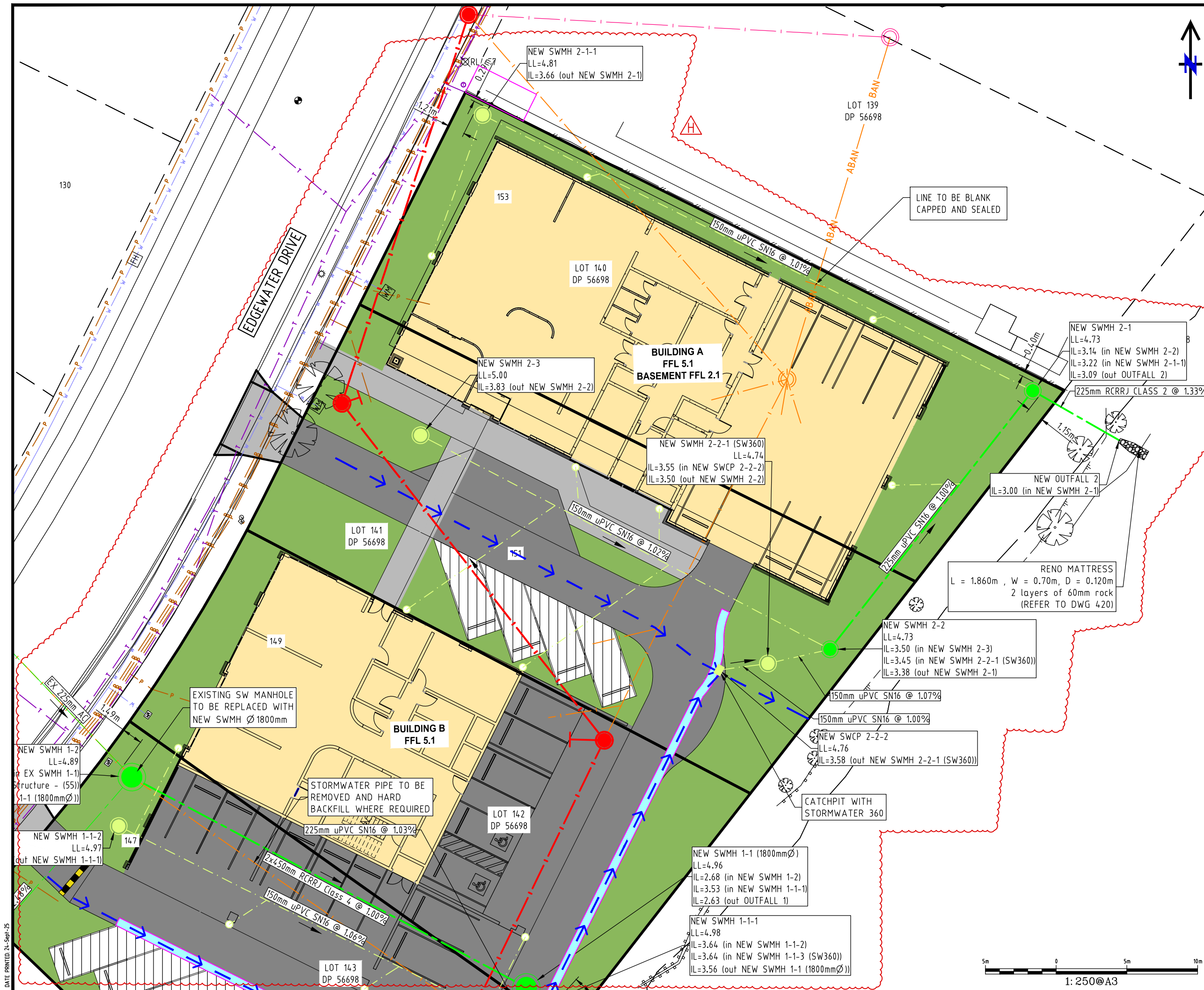
SHEET TITLE:

**DRAINAGE
OVERVIEW**

Project Number: **49603**

Plan No: **400** Rev: **H**





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CONSENT APPROVAL
(NOT FOR CONSTRUCTION)**

Notes:

- Refer to DWG: 100 for general notes.
- MH lid levels shown are approximate only.

LEGEND

—	Ex Lot Bdy
—	Ex Abutting Bdy
—	Ex Stormwater
—	Ex Wastewater
—	Prop Public SW
—	Prop Private SW
—	Prop Public WW
—	Previously Abandoned Pipe
—	Pipe to be Removed
—	Ex Manhole to Remove
—	Ex/Pr SW Manhole
—	Pr Private SW Manhole
—	Pr Private SW Catchpit
—	Ex/Prop WW Manhole
—	WW Connection
—	SW Connection
—	Prop Buildings
—	Prop Pavement
—	Prop Landscape Areas
—	Secondary Overland Flow Path
—	Permeable Pavers
—	Prop Dish Channel

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H	S92 RFI	MS	24/09/2025
G	SW AMENDED	MS	23/04/25
F	SW AMENDED	MS	10/10/23
E	SEA LEVEL	RW	05/05/23
Rev	Description	By	Date
		SIGNED	DATE
Surveyed	EASDALE/DODD		-
Designed	MS		09/23
Drawn	RW		04/22
Checked	NP		09/25
Approved	NP		09/25

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PROJECT NAME:
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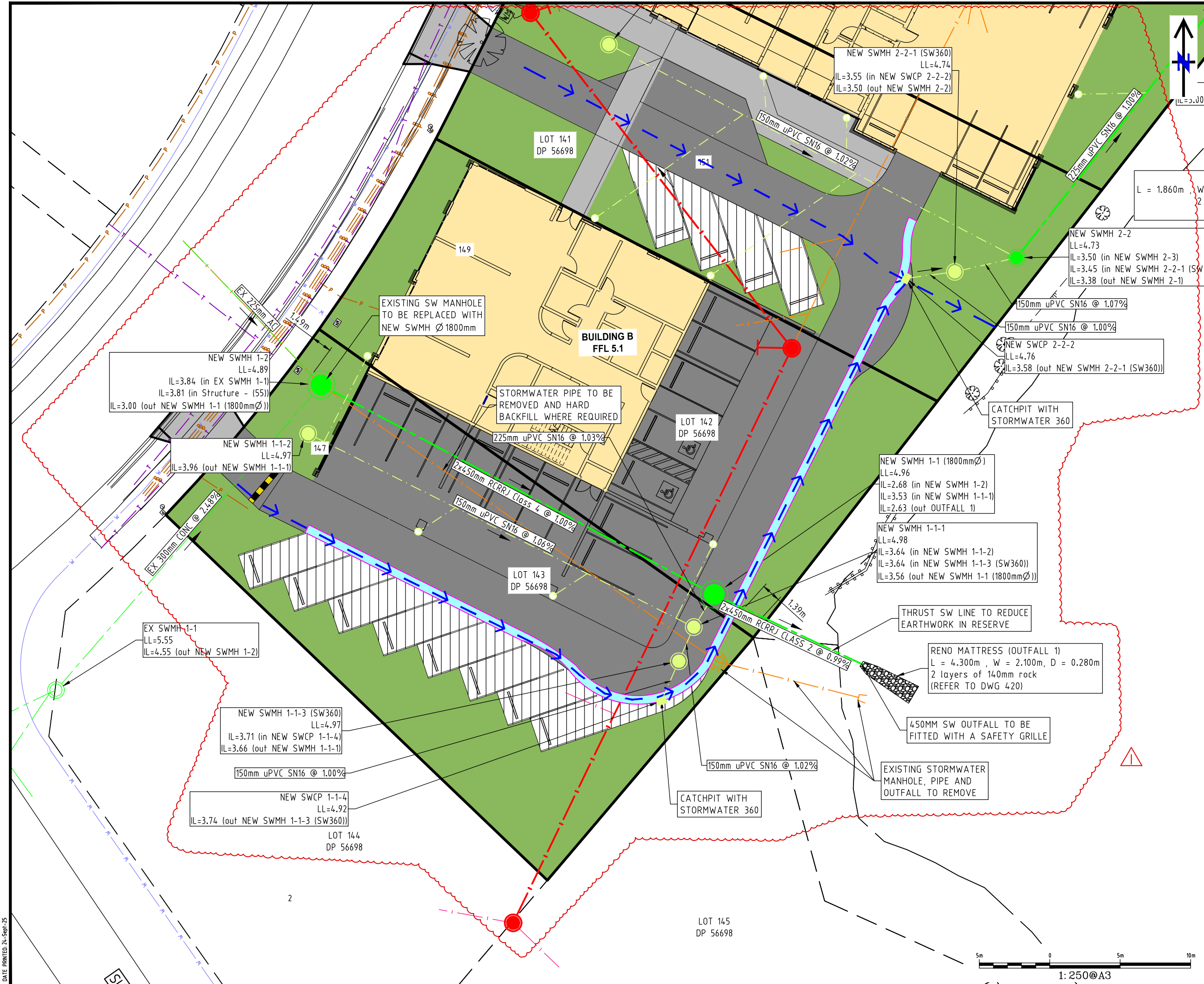
SHEET TITLE:
**STORMWATER PLAN
SHEET 1**

Project Number: **49603**

Plan No: **401** Rev: **H**

DATE PRINTED: 24-Sep-25

PATH: F:\PROJECTS\49603\DWG\401 SW 49603.DWG



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Notes:
1. Refer to DWG: 100 for general notes.
2. MH lid levels shown are approximate only.

LEGEND

Ex Lot Bdy

Ex Abutting Bdy

Ex Stormwater

Ex Wastewater

Prop Public SW

Prop Private SW

Prop Public WW

Previously Abandoned Pipe

Pipe to be Removed

Ex Manhole to Remove

Ex/Pr SW Manhole

Pr Private SW Manhole

Pr Private SW Catchpit

Ex/Prop WW Manhole

WW Connection

SW Connection

Prop Buildings

Prop Pavement

Prop Landscape Areas

Secondary Overland Flow Path

Permeable Pavers

Prop Dish Channel

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I	S92 RFI	MS	24/09/2025
H	SW AMENDED	MS	23/04/25
G	SW UPDATES	RW	09/02/24
F	SW AMENDED	MS	10/10/23
Rev	Description	By	Date
	SIGNED	DATE	
Surveyed	EASDALE/DODD	-	
Designed	MS	09/23	
Drawn	RW	04/22	
Checked	NP	09/25	
Approved	NP	09/25	

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PROJECT NAME:
**AMBRIDGE ROSE
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PAKURANGA**
FOR
A&L SARGEANT LTD

SHEET TITLE:
**STORMWATER PLAN
SHEET 2**

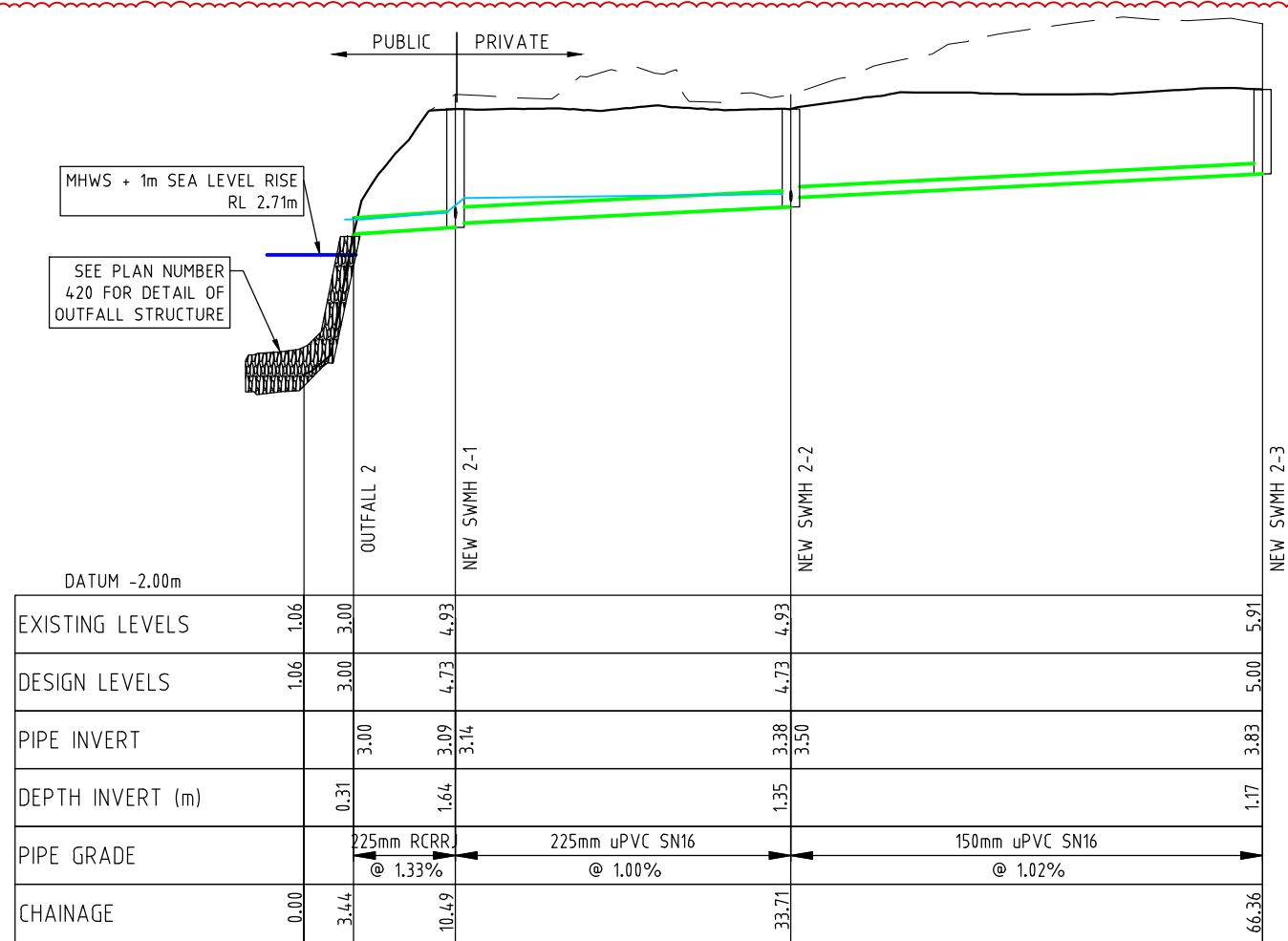
Project Number:
49603

Plan No:
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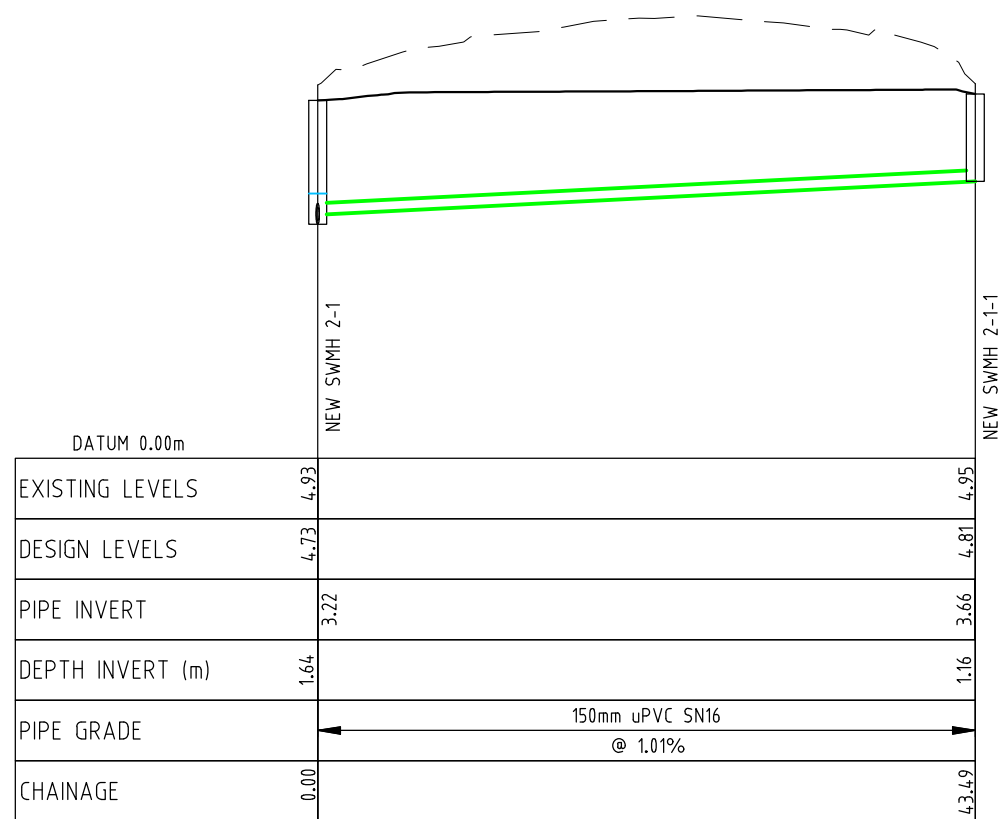
Rev:
I

DATE PRINTED: 24-Sep-25

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STORMWATER LONGSECTION 1
SCALE 1:500 HORI 1:100 VERT @ A3



PRIVATE STORMWATER LONGSECTION 2
SCALE 1:500 HORI 1:100 VERT @ A3

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(NOT FOR CONSTRUCTION)**

Notes:

1. Refer to DWG: 100 for general notes.
2. MH lid levels shown are approximate only.

LEGEND

---	Ex Ground Profile
---	Finished Ground Profile
---	Ex Stormwater
---	Prop Stormwater
---	Hydraulic Grade Line

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G	S92 RFI	MS	24/09/25
F	SW AMENDED	MS	23/04/25
E	SW AMENDED	MS	10/10/23
D	SEA LEVEL	RW	05/05/23
Rev	Description	By	Date

	SIGNED	DATE
Surveyed	EASDALE/DODD	-
Designed	MS	09/23
Drawn	RW	03/22
Checked	NP	09/25
Approved	NP	09/25



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PROJECT NAME:

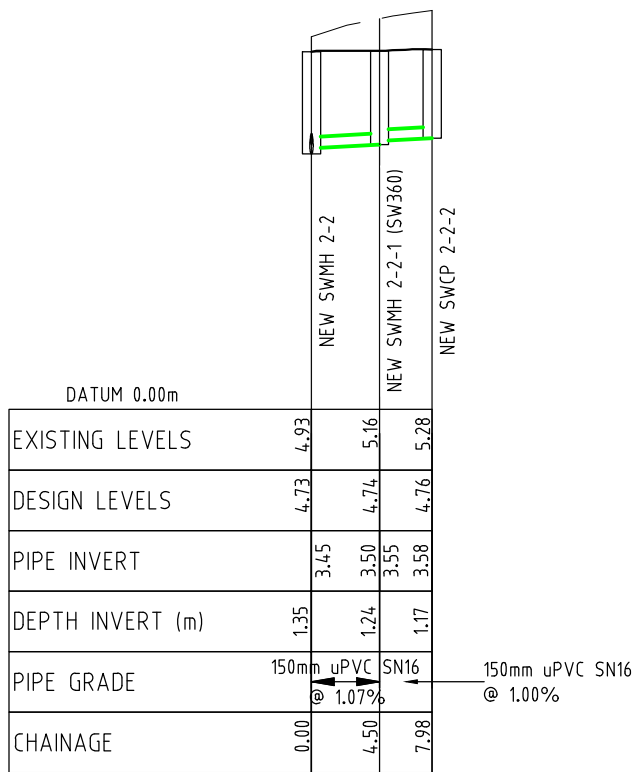
**AMBRIDGE ROSE
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SHEET TITLE:

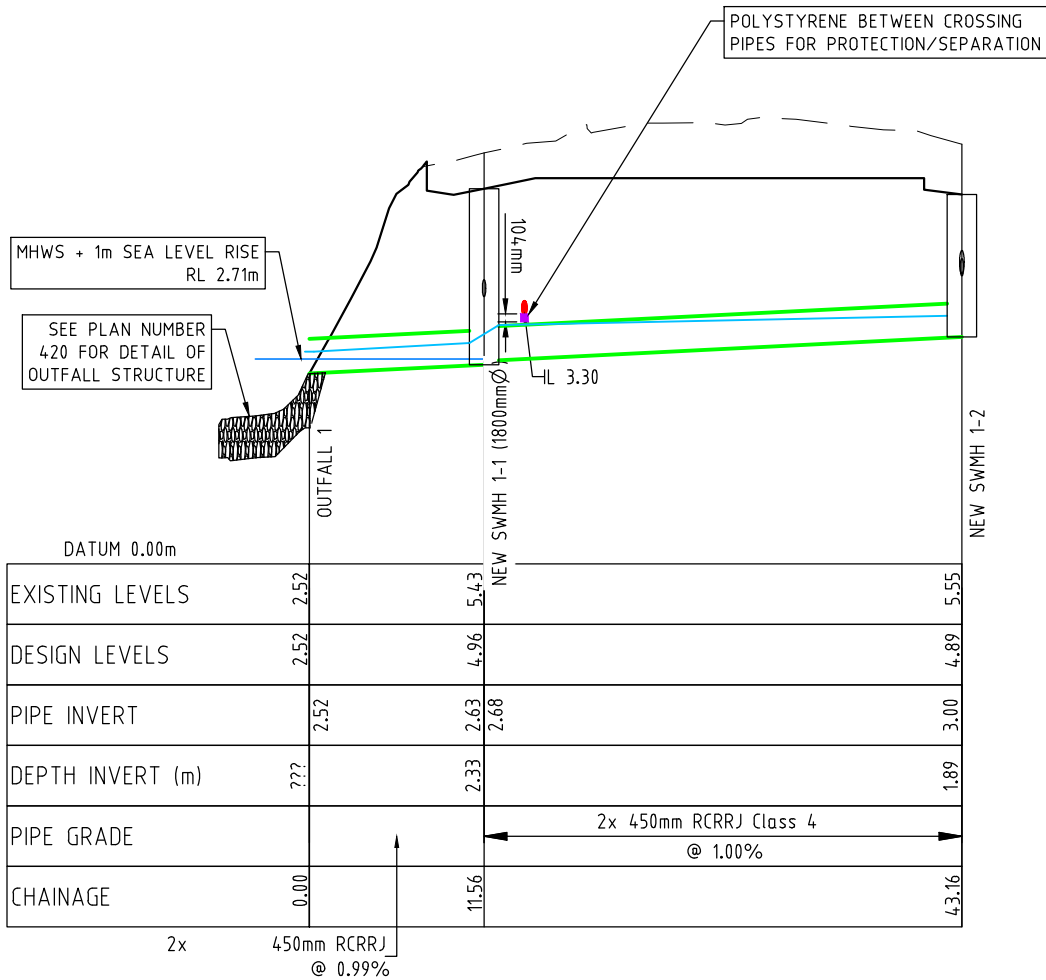
**STORMWATER
LONGSECTION 1**

Project Number: **49603**

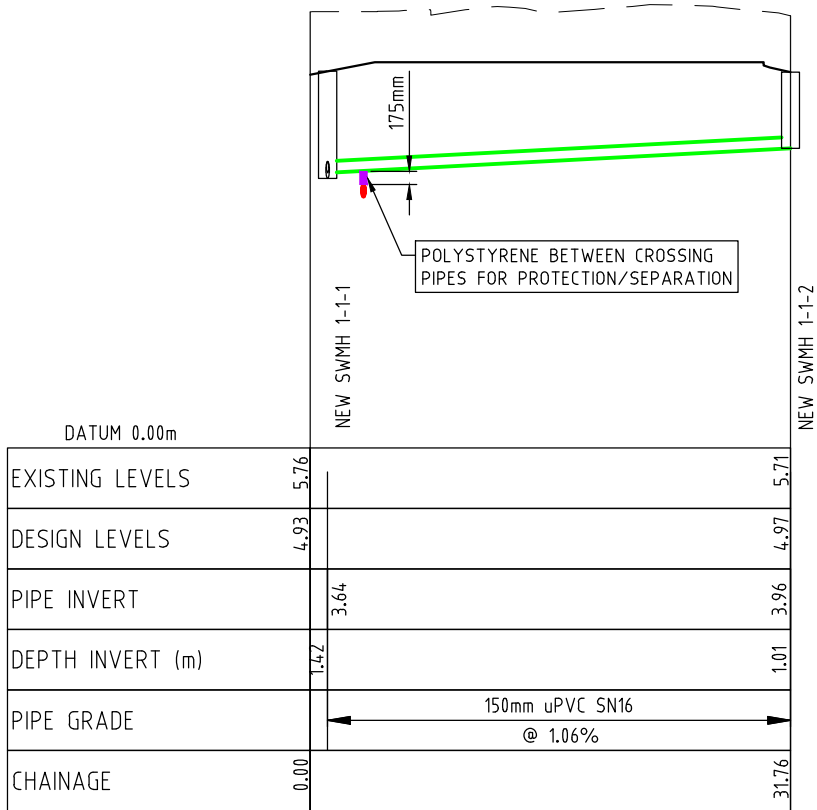
Plan No: **410** Rev: **G**



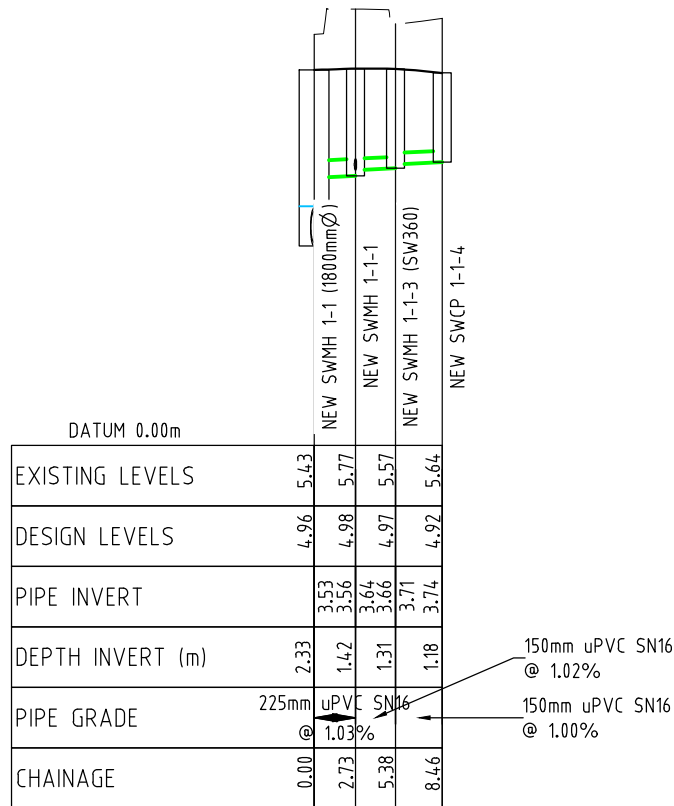
PRIVATE STORMWATER LONGSECTION 3
SCALE 1:500 HORI 1:100 VERT @ A3



PUBLIC STORMWATER LONGSECTION 4
SCALE 1:500 HORI 1:100 VERT @ A3



PUBLIC STORMWATER LONGSECTION 5
SCALE 1:500 HORI 1:100 VERT @ A3



PUBLIC STORMWATER LONGSECTION 6
SCALE 1:500 HORI 1:100 VERT @ A3

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Notes:

1. Refer to DWG: 100 for general notes.
2. MH lid levels shown are approximate only.

LEGEND

- Ex Ground Profile
- Finished Ground Profile
- Ex Stormwater
- Prop Stormwater
- Hydraulic Grade Line

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F	S92 RFI	MS	24/09/25
E	SW AMENDED	MS	23/04/25
D	SW AMENDED	MS	10/10/23
C	SEA LEVEL	RW	05/05/23
Rev	Description	By	Date
		SIGNED	DATE
Surveyed	EASDALE/DODD	-	
Designed	MS	09/23	
Drawn	RW	03/22	
Checked	NP	09/25	
Approved	NP	09/25	



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PROJECT NAME:

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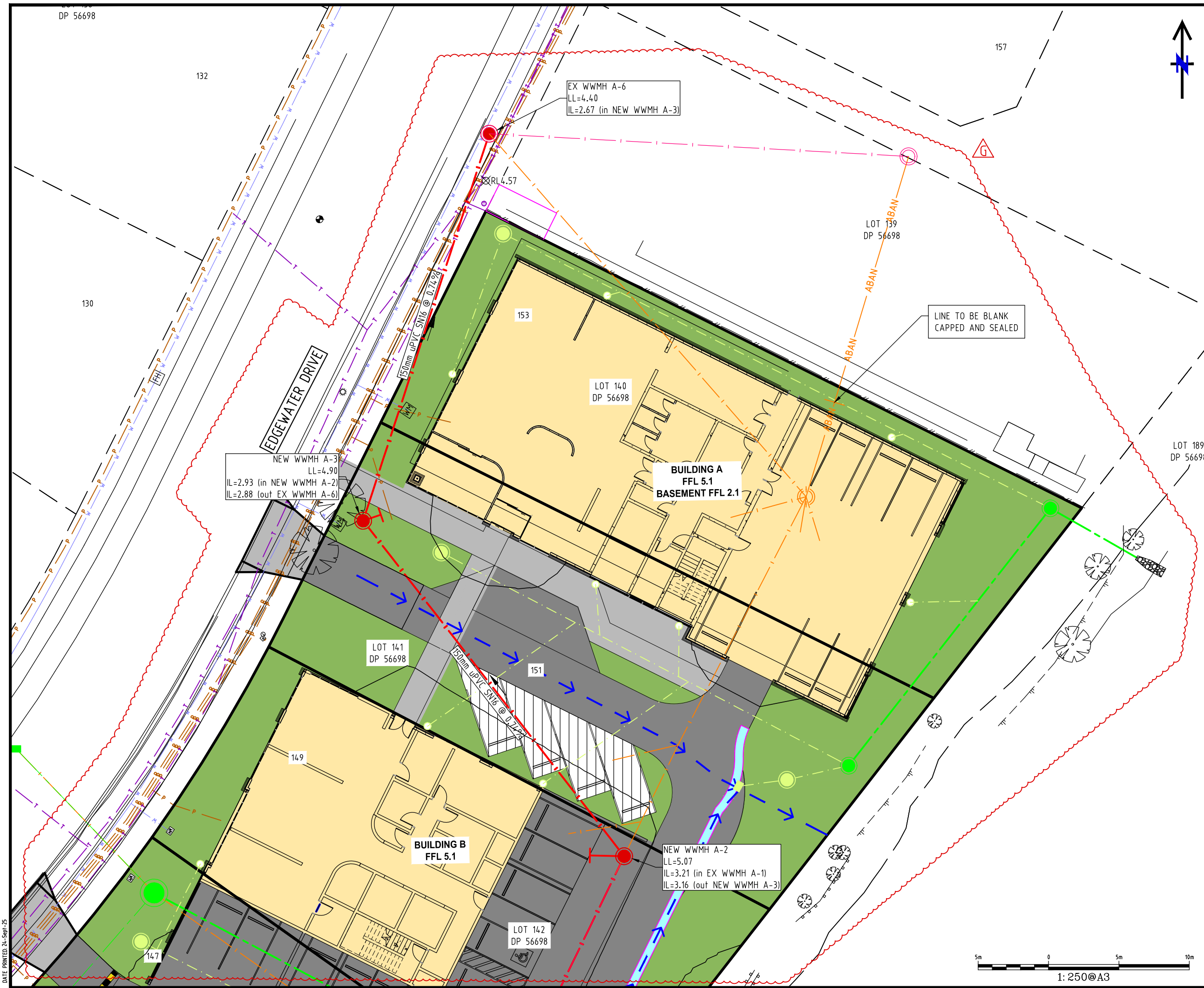
SHEET TITLE:

**STORMWATER
LONGSECTION 2**

Project Number: **49603**

Plan No: **411**

Rev: **F**



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Notes:
1. Refer to DWG: 100 for general notes.
2. MH lid levels shown are approximate only.

LEGEND
Ex Lot Bdy
Ex Abutting Bdy
Ex Stormwater
Ex Wastewater
Prop Public SW
Prop Private SW
Prop Public WW
Previously Abandoned Pipe
Pipe to be Removed
Ex Manhole to Remove
Ex/Pr SW Manhole
Pr Private SW Manhole
Pr Private SW Catchpit
Ex/Prop WW Manhole
WW Connection
SW Connection
Prop Buildings
Prop Pavement
Prop Landscape Areas
Secondary Overland Flow Path
Permeable Pavers
Prop Dish Channel

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G	S92 RFI	MS	24/09/25
F	WW AMENDED	MS	23/04/25
E	SW UPDATES	RW	09/02/24
D	DRAINAGE UPDATES	RW	01/02/24
Rev	Description	By	Date
SIGNED		DATE	
Surveyed	EASDALE/DODD	-	
Designed			
Drawn	RW	03/22	
Checked	NP	09/25	
Approved	NP	09/25	

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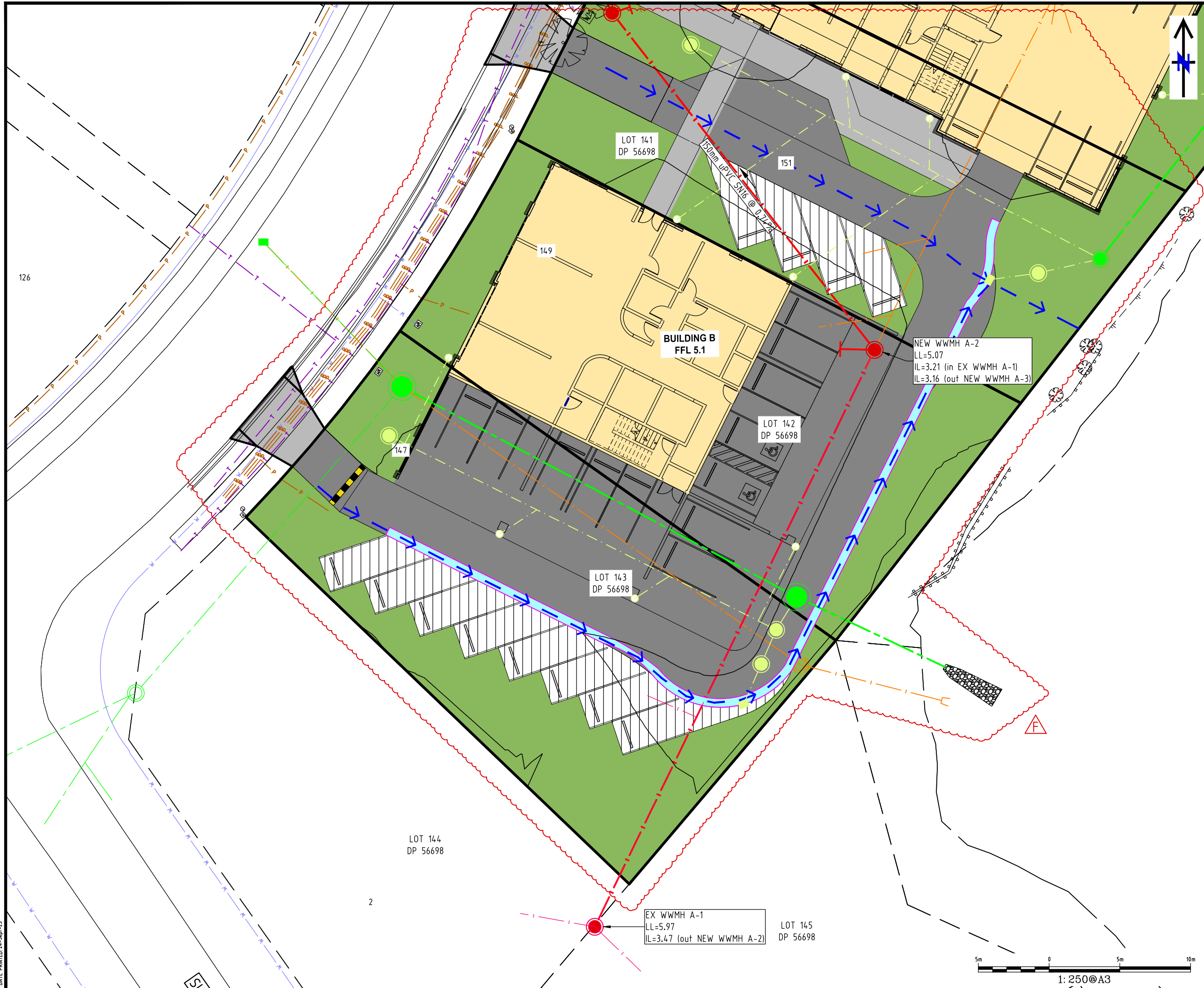
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PROJECT NAME:
**AMBRIDGE ROSE
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SHEET TITLE:
**WASTEWATER PLAN
SHEET 1**

Project Number: **49603**

Plan No: **501** Rev: **G**



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Notes:
1. Refer to DWG: 100 for general notes.
2. MH lid levels shown are approximate only.

LEGEND	
	Ex Lot Bdy
	Ex Abutting Bdy
	Ex Stormwater
	Ex Wastewater
	Prop Public SW
	Prop Private SW
	Prop Public WW
	Previously Abandoned Pipe
	Pipe to be Removed
	Ex/Pr SW Manhole
	Pr Private SW Manhole
	Pr Private SW Catchpit
	Ex/Prop WW Manhole
	WW Connection
	SW Connection
	Prop Buildings
	Prop Pavement
	Prop Landscape Areas
	Secondary Overland Flow Path
	Permeable Pavers
	Prop Dish Channel

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G	S92 RFI	MS	24/09/25
F	WW AMENDED	MS	23/04/25
E	SW UPDATES	RW	09/02/24
D	DRAINAGE UPDATES	RW	01/02/24
Rev	Description	By	Date

	SIGNED	DATE
Surveyed	EASDALE/DODD	-
Designed		
Drawn	RW	03/22
Checked	NP	09/25
Approved	NP	09/25



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PROJECT NAME:

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SHEET TITLE:
**WASTEWATER PLAN
SHEET 2**

Project Number: **49603**

Plan No: **502** Rev: **G**

DATE PRINTED: 24-Sep-25

PATH: F:\PROJECTS\49603\DWG\S01 WW 49603.DWG

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- Notes:
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 2. MH lid levels shown are approximate only.

LEGEND

- Ex Ground Profile
- Finished Ground Profile
- Ex Wastewater
- Prop Wastewater

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E	S92 RFI	MS	24/09/25
D	WW AMENDED	MS	23/04/25
C	EPA	RW	28/03/23
B	s92 UPDATES	RW	30/08/22
Rev	Description	By	Date

	SIGNED	DATE
Surveyed	EASDALE/DODD	-
Designed	MS	04/25
Drawn	MS	04/25
Checked	NP	09/25
Approved	NP	09/25



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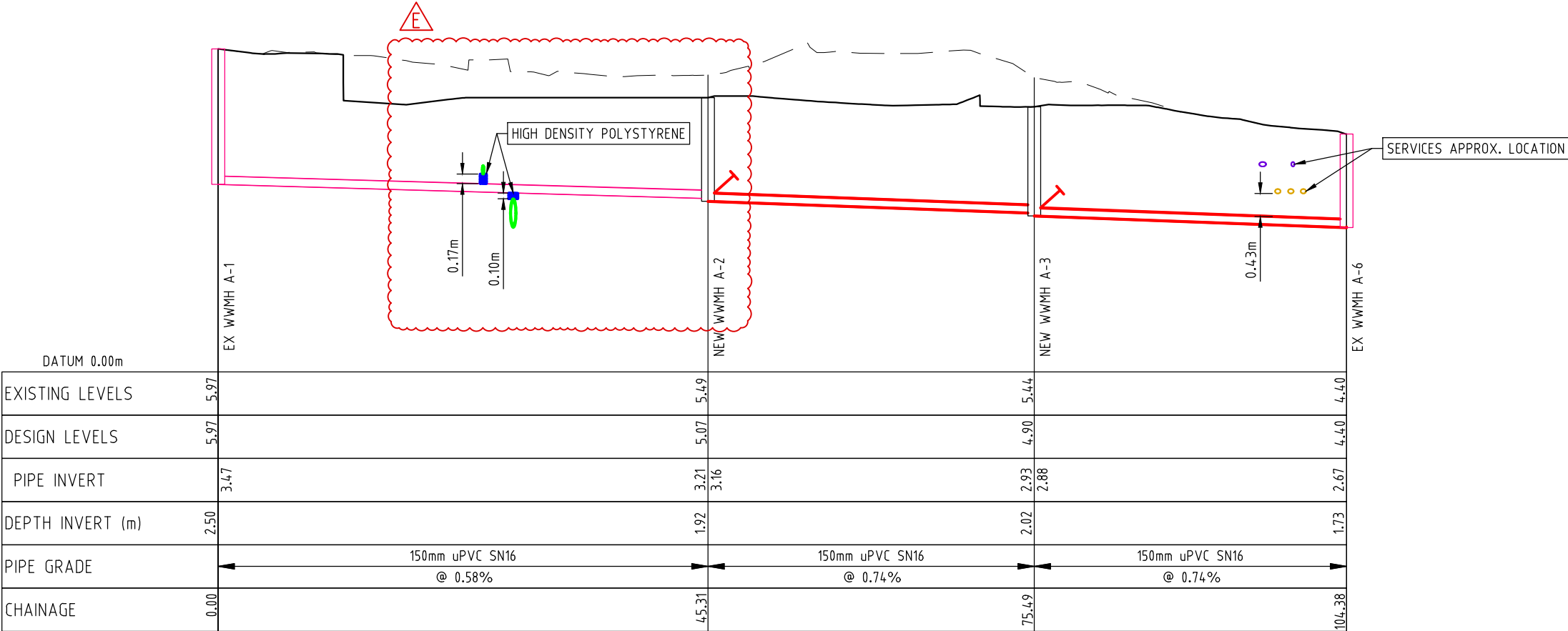
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PROJECT NAME:
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SHEET TITLE:
**WASTEWATER
LONGSECTION**

Project Number: **49603**

Plan No: **510** Rev: **E**



WASTEWATER LONGSECTION A
SCALE 1:500 HORI 1:100 VERT @ A3