



**VOLUME 4**



**APPENDIX B**

Assessment Civil Works Drawings



▪ CIVIL ENGINEERING

Project No 3124460

KOHIMARAMA  
RETIREMENT VILLAGE

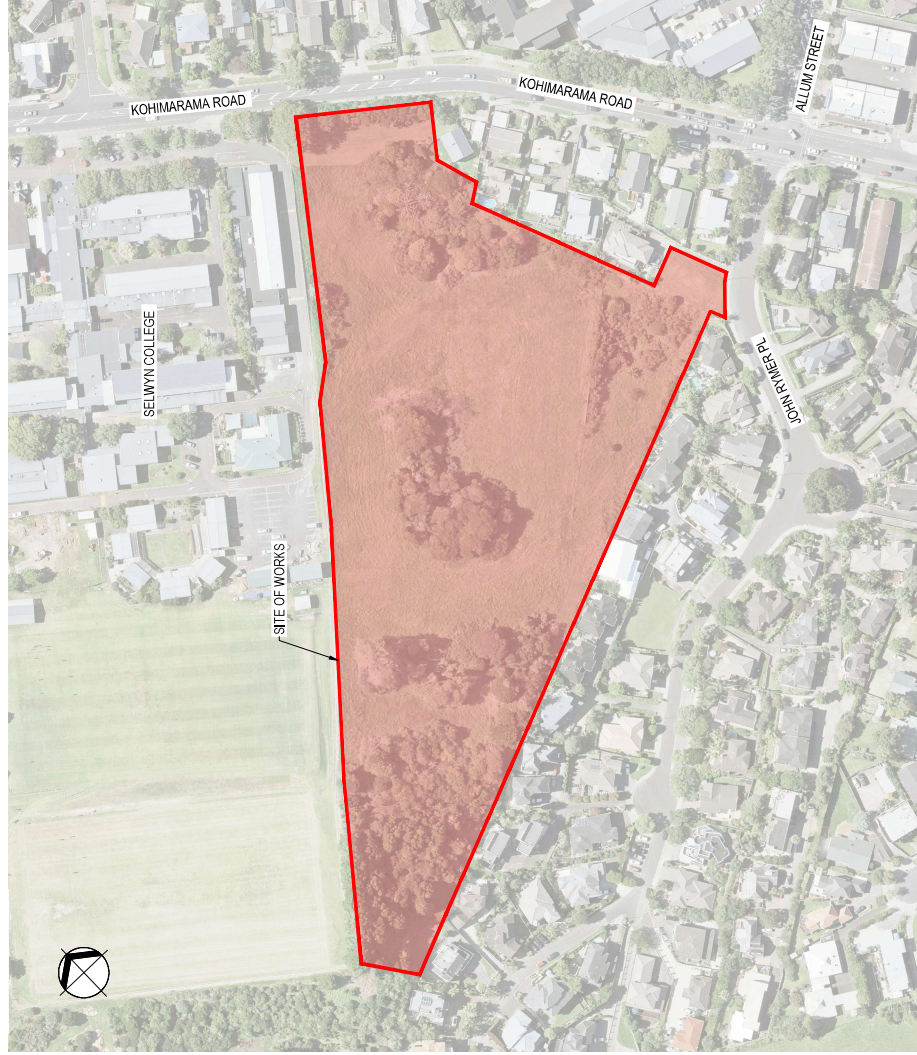
ISSUED FOR  
ASSESSMENT

Prepared for



By  
Beca

FEBRUARY 2020



### DRAWING LIST

DRAWING No.	Rev	DRAWING TITLE
044-RCT_401_CS-000A	A	ASSESSMENT DRAWINGS COVER SHEET
044-RCT_401_CS-001A	A	ASSESSMENT DRAWING LIST
044-RCT_401_CS-002A	A	LEGEND
044-RCT_401_CS-003	C	PROPOSED SITE LAYOUT
044-RCT_401_CS-004	D	EXISTING SERVICES PLAN
044-RCT_401_CS-005	C	CONCEPT COMBINED SERVICES LAYOUT
044-RCT_401_CS-006	C	CONCEPT PROPOSED GRADING AND DRAINAGE PLAN - SHEET 2 OF 2
044-RCT_401_CS-007	C	CONCEPT PROPOSED CUT AND FILL PLAN
044-RCT_401_CS-008	C	CONCEPT EROSION AND SEDIMENT CONTROL PLAN
044-RCT_401_CS-009	C	CONCEPT PROPOSED RETAINING WALL LAYOUT
044-RCT_401_CS-010	C	CONCEPT PROPOSED ROAD LONGITUDINAL SECTION
044-RCT_401_CS-011	C	CONCEPT PROPOSED STORMWATER LONG SECTION SHEET 1 OF 4
044-RCT_401_CS-012	C	CONCEPT PROPOSED STORMWATER LONG SECTION SHEET 2 OF 4
044-RCT_401_CS-013	C	CONCEPT PROPOSED STORMWATER LONG SECTION SHEET 3 OF 4
044-RCT_401_CS-014	C	CONCEPT PROPOSED STORMWATER LONG SECTION SHEET 4 OF 4
044-RCT_401_CS-015	C	CONCEPT PROPOSED SITE CROSS SECTIONS - SHEET 1 OF 2
044-RCT_401_CS-016	C	CONCEPT PROPOSED SITE CROSS SECTIONS - SHEET 2 OF 2
044-RCT_401_CS-017	C	CONCEPT PROPOSED RETAINING WALL LONGITUDINAL SECTION - SHEET 1 OF 3
044-RCT_401_CS-018	C	CONCEPT PROPOSED RETAINING WALL LONGITUDINAL SECTION - SHEET 2 OF 3
044-RCT_401_CS-019	C	CONCEPT PROPOSED RETAINING WALL LONGITUDINAL SECTION - SHEET 3 OF 3
044-RCT_401_CS-020	C	CONCEPT PROPOSED OPEN CHANNEL LONG SECTION
044-RCT_401_CS-021	C	CONCEPT WATER SUPPLY DETAILS
044-RCT_401_CS-022	B	SCHEMATIC OF THE CONCEPT PROPOSED ATTENUATION SYSTEM
044-RCT_401_CS-023	B	CONCEPT PROPOSED OPEN CHANNEL CROSS SECTION - SHEET 1 OF 2
044-RCT_401_CS-024	B	CONCEPT PROPOSED OPEN CHANNEL CROSS SECTION - SHEET 2 OF 2
044-RCT_401_CS-025	C	ROADWAY DETAILS
044-RCT_401_CS-026	C	WATER SUPPLY DETAILS - SHEET 1 OF 2
044-RCT_401_CS-027	C	EROSION AND SEDIMENT CONTROL DETAILS

**CONCEPT DESIGN**  
NOT FOR CONSTRUCTION

Company: CIVIL ENGINEERING  
Drawing No: 044-RCT\_401\_CS-001A  
Rev: A

Project: ASSESSMENT DRAWING LIST

Project: KOHIMARAMA  
RETIREMENT VILLAGE















































Check	By	Date	Approved For
Design	GM	15/02/20	Approved
Drawings	AM	20/02/20	Reviewed
Design	RM	02/02/20	Design Check
Design	SS	02/02/20	Design Check



No.	Rev	By	Chk	Appr	Date
A	CONCEPT DESIGN	COB	BM	RM	13/02/20

**LEGEND:**

-  SITE BOUNDARY
-  RETAINING WALL
-  MINOR DESIGN CONTOUR (0.1m)
-  MAJOR DESIGN CONTOUR (1.0m)
-  BOWLING GREEN
-  PROPOSED BUILDING
-  EXISTING TREES AND VEGETATION TO RETAIN (OR TO BE REINSTATED)
-  PROPOSED STORMWATER
-  EXISTING STORMWATER
-  EXISTING SERVICE TO BE ABANDONED
-  PROPOSED SANITARY SEWER
-  EXISTING SANITARY SEWER
-  2m OFFSET
-  EXISTING WATERMAIN
-  PROPOSED WATER SUPPLY (OD26 PE100 PN12.5)
-  PROPOSED WATER SUPPLY (OD80 PE100 PN12.5)
-  PROPOSED FIRE SUPPLY (OD160 PE100 PN12.5)
-  PROPOSED FIRE SUPPLY (OD160 PE100 PN12.5)
-  PROPOSED FIRE HYDRANT
-  PROPOSED WATER METER
-  PROPOSED SLUICE VALVE
-  PROPOSED NON RETURN VALVE
-  PROPOSED LV POWER SUPPLY
-  PROPOSED HV POWER SUPPLY
-  EXISTING POWER (11KV)
-  EXISTING GAS
-  PROPOSED RAISED PEDESTRIAN CROSSING
-  PROPOSED PRAM CROSSING
-  PROPOSED SAFETY FENCING
-  PROPOSED GAS (63.00 PE100)
-  EXISTING STORMWATER MANHOLE
-  EXISTING SUMP
-  EXISTING STORMWATER PIPE
-  EXISTING SEWER LINE & MANHOLE
-  EXISTING WATER LINE
-  EXISTING WATER METER (INDICATIVE ALIGNMENT ONLY, AS SHOWN ON SURVEY)
-  FIRE HYDRANT
-  FENCE LINE
-  EXISTING FENCE GATE
-  EXISTING TREES TO BE REMOVED
-  EXISTING BOREHOLE
-  EXISTING STREET LIGHT
-  EXISTING TEL. PILLAR
-  EXISTING POWER POLE

**CONCEPT DESIGN  
NOT FOR CONSTRUCTION**

Discipline	CIVIL ENGINEERING
Drawn No.	044-FCT_401_CO-002A
Rev.	C

**LEGEND**

**KOHIMARAMA  
RETIREMENT VILLAGE**

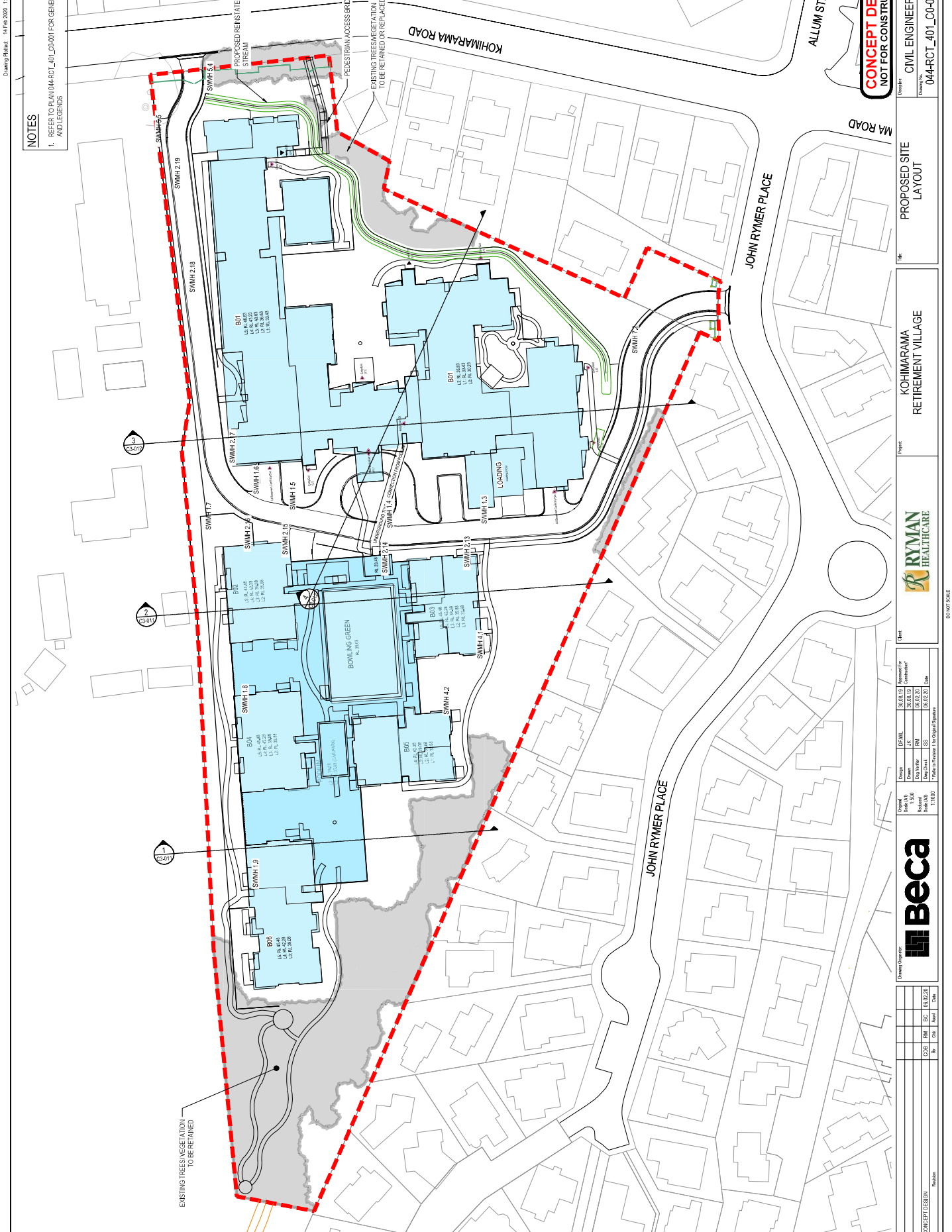


Issue	05.02.17	Approved For	05.02.17
Drawn	JK	Checked	26.03.17
Design	JK	Design	05.02.17
Drawn	SM	Design	05.02.17
Drawn	SS	Design	05.02.17

Checked	05.02.17	Approved For	05.02.17
Design	JK	Checked	26.03.17
Design	JK	Design	05.02.17
Design	SM	Design	05.02.17
Design	SS	Design	05.02.17



Issue	05.02.17	Approved For	05.02.17
Design	JK	Checked	26.03.17
Design	JK	Design	05.02.17
Design	SM	Design	05.02.17
Design	SS	Design	05.02.17



**NOTES**  
 1. REFER TO PLAN 044-RCT\_401\_CD-001 FOR GENERAL NOTES AND LEGENDS

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 044-RCT\_401\_CD-003.DWG  
 14 Feb 2020 1:49 pm

**CONCEPT DESIGN  
 NOT FOR CONSTRUCTION**

PROJECT: KOHARAMA RETIREMENT VILLAGE  
 SHEET: B

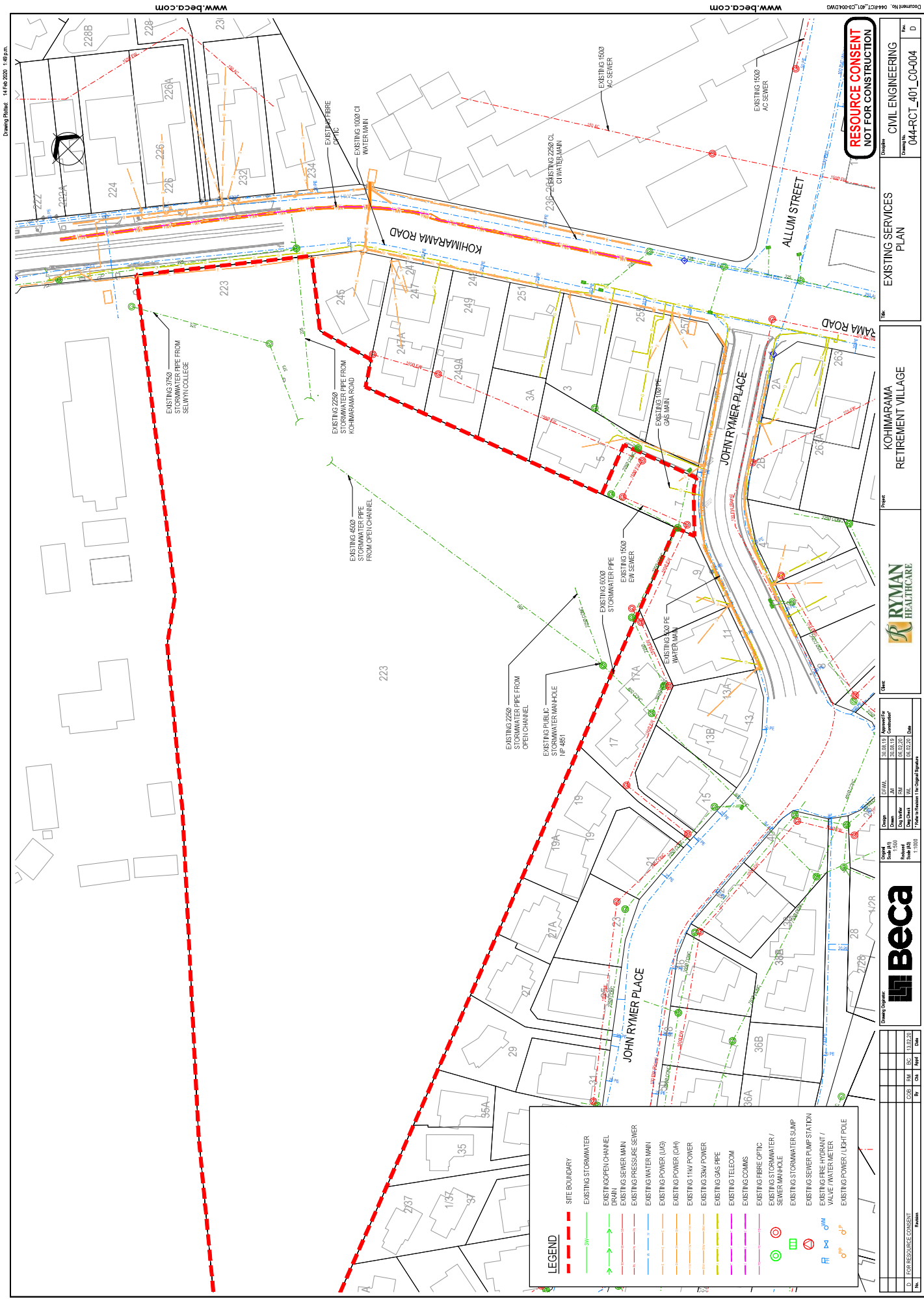
CLIENT: RYMAN HEALTHCARE

Discipline	Design	Check	Drawn	Scale (1:10)	Scale (1:50)	Scale (1:100)	Scale (1:200)	Scale (1:500)	Scale (1:1000)	Scale (1:2000)	Scale (1:5000)	Scale (1:10000)	Scale (1:20000)	Scale (1:50000)	Scale (1:100000)	Scale (1:200000)	Scale (1:500000)	Scale (1:1000000)	
Structural																			
Mechanical																			
Electrical																			
Plumbing																			
Fire																			
Landscaping																			
Other																			

**BeCa**

Discipline	Design	Check	Drawn	Scale (1:10)	Scale (1:50)	Scale (1:100)	Scale (1:200)	Scale (1:500)	Scale (1:1000)	Scale (1:2000)	Scale (1:5000)	Scale (1:10000)	Scale (1:20000)	Scale (1:50000)	Scale (1:100000)	Scale (1:200000)	Scale (1:500000)	Scale (1:1000000)	
Structural																			
Mechanical																			
Electrical																			
Plumbing																			
Fire																			
Landscaping																			
Other																			





Drawing Title: 14 Feb 2020 1:49 pm. www.beca.com

Document No: 044-RCT\_401\_C0-004  
 Title: EXISTING SERVICES PLAN  
 Project: KOHIMARAMA RETIREMENT VILLAGE  
 Client: RYMAN HEALTHCARE  
 Discipline: CIVIL ENGINEERING  
 Drawing No: 044-RCT\_401\_C0-004  
 Date: D  
 Scale: 1:1000

**RESOURCE CONSENT NOT FOR CONSTRUCTION**

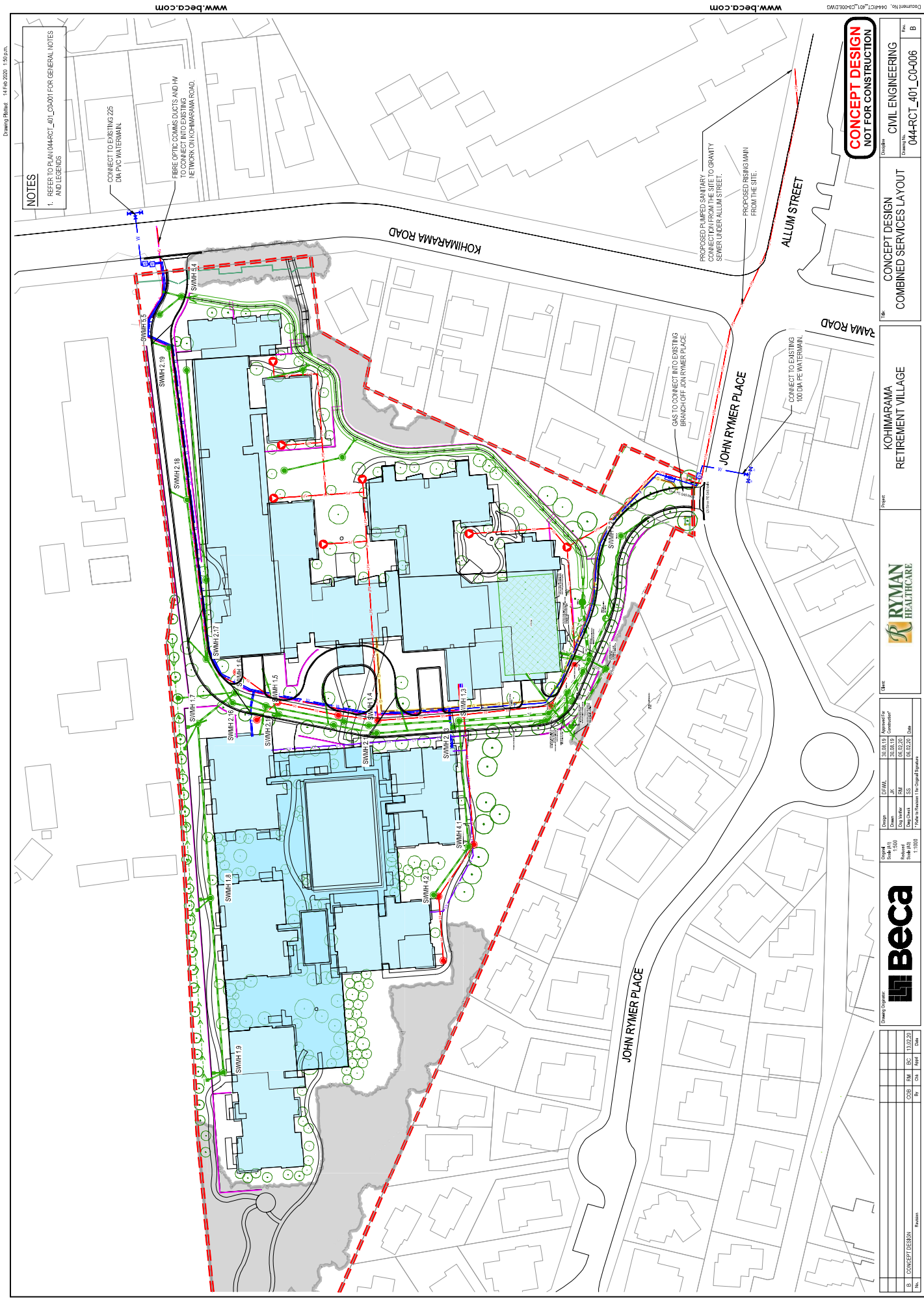
LEGEND	
[Red dashed line]	SITE BOUNDARY
[Green dashed line]	EXISTING STORMWATER
[Green dashed line]	EXISTING OPEN CHANNEL
[Green dashed line]	EXISTING SEWER MAIN
[Red dashed line]	EXISTING PRESSURE SEWER
[Blue dashed line]	EXISTING WATER MAIN
[Orange dashed line]	EXISTING POWER (UG)
[Yellow dashed line]	EXISTING POWER (OH)
[Green dashed line]	EXISTING 11W POWER
[Blue dashed line]	EXISTING 33W POWER
[Orange dashed line]	EXISTING GAS PIPE
[Purple dashed line]	EXISTING TELECOM
[Red dashed line]	EXISTING FIBRE OPTIC
[Green dashed line]	EXISTING STORMWATER / SEWER MANHOLE
[Red dashed line]	EXISTING STORMWATER PUMP STATION
[Green dashed line]	EXISTING FIRE HYDRANT / VALVE / WATER METER
[Red dashed line]	EXISTING POWER / LIGHT POLE

Check	By	Date
Design	EC/AL	15.02.20
Draw	AM	15.02.20
Check	AM	15.02.20
Final	AM	15.02.20

Check	By	Date
Design	EC/AL	15.02.20
Draw	AM	15.02.20
Check	AM	15.02.20
Final	AM	15.02.20

No.	Rev.	Date	By	CHK	Appr	Date
1		13.02.20	AM	EC		

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**NOTES**  
 1. REFER TO PLAN 044-RCT\_401\_C0-001 FOR GENERAL NOTES AND LEGENDS.

CONNECT TO EXISTING 225 DIA PVC WATERMAIN.  
 FIBRE OPTIC COAXIAL CABLES AND HW TO CONNECT INTO EXISTING NETWORK ON KOHIMARAMA ROAD.

PROPOSED PUMPED SANITARY CONNECTION FROM THE SITE TO GRAVITY SEWER UNDER ALLUM STREET.  
 PROPOSED RISING MAIN FROM THE SITE.

GAS TO CONNECT INTO EXISTING BRANCH OFF JOHN RYMER PLACE.

CONNECT TO EXISTING 100 DIA PVC WATERMAIN.

**CONCEPT DESIGN  
 NOT FOR CONSTRUCTION**

		<b>RYMAN HEALTHCARE</b>		<b>KOHIMARAMA RETIREMENT VILLAGE</b>		<b>CONCEPT DESIGN COMBINED SERVICES LAYOUT</b>		<b>CIVIL ENGINEERING</b>	
Project No: 044-RCT_401_C0-006		Date: B		Project: KOHIMARAMA RETIREMENT VILLAGE		Title: CONCEPT DESIGN COMBINED SERVICES LAYOUT		Discipline: CIVIL ENGINEERING	
Designer: J. J. [Name]		Checker: S. S. [Name]		Date: 13/02/20		Date: 13/02/20		Date: 13/02/20	
Scale: 1:1000		Scale: 1:1000		Scale: 1:1000		Scale: 1:1000		Scale: 1:1000	
Author: [Name]		Checker: [Name]		Date: 13/02/20		Date: 13/02/20		Date: 13/02/20	