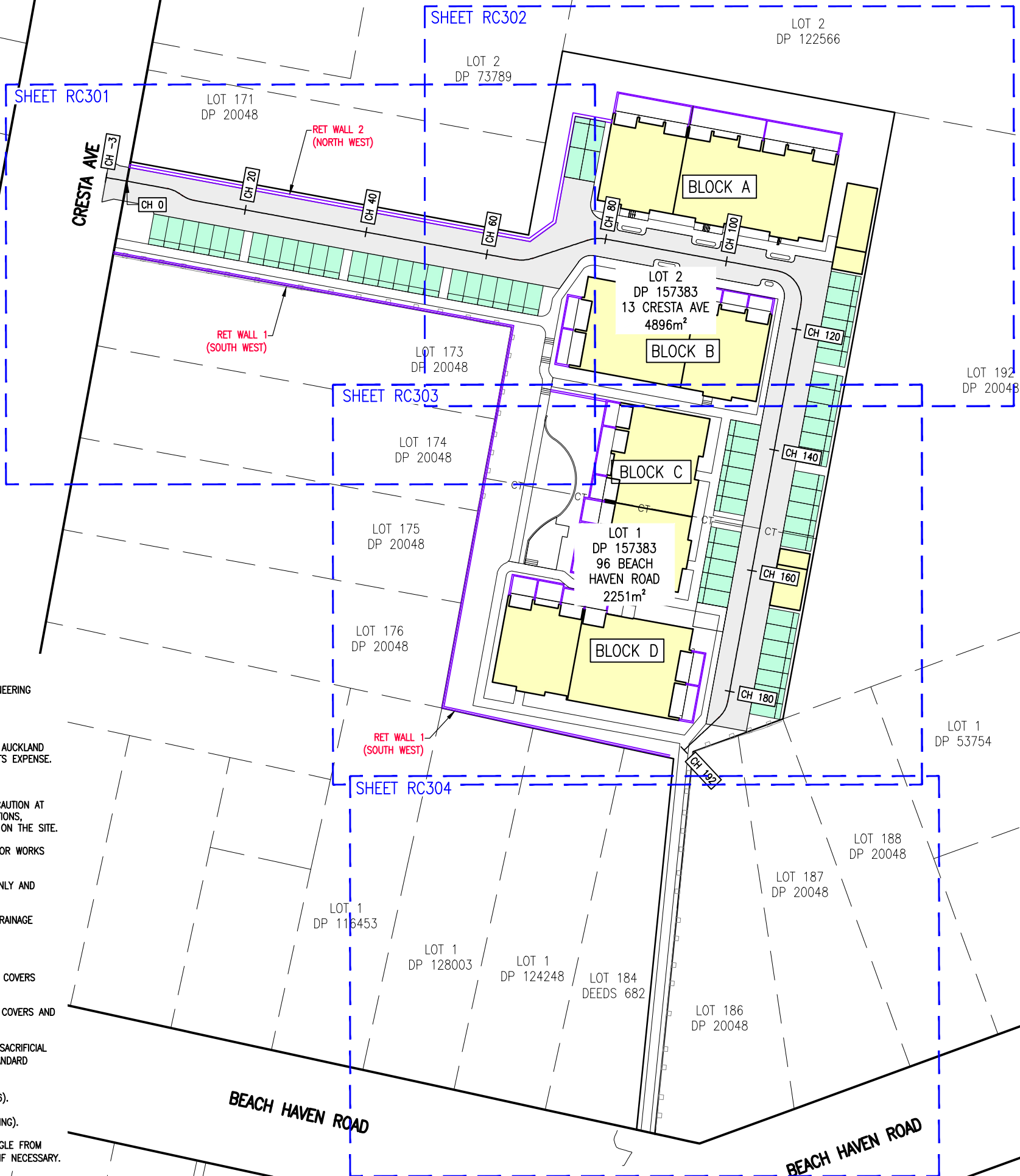
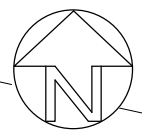


# Appendix B

## Engineering and Architectural Plans



**NOTES**

1. ALL WORK TO BE CARRIED OUT TO AUCKLAND COUNCIL & WATERCARE SERVICES ENGINEERING STANDARDS.
2. CONTRACTOR TO LOCATE ALL SERVICES PRIOR TO COMMENCEMENT OF WORK.
3. STORMWATER, WASTEWATER AND WATERMAIN CONNECTIONS SHALL BE INSTALLED BY AN AUCKLAND COUNCIL & WATERCARE SERVICES APPROVED LICENSED CONTRACTOR AT THE APPLICANTS EXPENSE.
4. CONTRACTOR TO CONFIRM ALL DIMENSIONS ON SITE.
5. BOTH CONTRACTORS AND CONSULTANTS ARE TO TAKE ALL NECESSARY CARE AND PRECAUTION AT THE CONSTRUCTION SITE TO AVOID ACCIDENT AND INJURY FROM FALLING INTO EXCAVATIONS, CRUSHING BY SUBSIDING EXCAVATIONS AND THE MOVEMENT OF PLANT AND MATERIALS ON THE SITE.
6. THE CONTRACTOR SHALL PROVIDE SAFETY SHIELD OR EQUIVALENT SAFETY MEASURES FOR WORKS AREA DEEPER THAN OR EQUAL TO 1.5m TO COMPLY WITH WORKSAFE NEW ZEALAND.
7. CONTOURS AND MEASUREMENTS HAVE BEEN PROVIDED FOR ENGINEERING PURPOSES ONLY AND SHOULD NOT BE USED FOR TOWN PLANNING PURPOSES.
8. PILOT ALL SERVICES AND EXISTING DRAINAGE LINES PRIOR TO INSTALLATION OF NEW DRAINAGE LINES.
9. LEVELS IN TERMS OF LANDS & SURVEY DATUM 1946.
10. ALL PROPOSED PUBLIC STORMWATER MANHOLES TO BE 1050Ø RC, WITH 600Ø HINGED COVERS INSTALLED, UNLESS SPECIFIED OTHERWISE.
11. ALL PROPOSED PUBLIC WASTEWATER MANHOLES TO BE 1050Ø RC, WITH 600Ø HINGED COVERS AND SAFETY GRILLES INSTALLED, UNLESS SPECIFIED OTHERWISE.
12. ALL PRECAST CONCRETE WASTEWATER MANHOLES TO BE THICKWALLED (WITH A 25mm SACRIFICIAL LAYER) OR HAVE APPROVED PE/PVC LINING AS PER WATERCARE MATERIAL SUPPLY STANDARD 14.8.4(H).
13. ALL PROPOSED STORMWATER AND WASTEWATER CONNECTIONS TO BE 100Ø uPVC (SN16).
14. ALL 100Ø WASTEWATER LOT CONNECTIONS TO BE FACTORY WYE JUNCTIONS (SN16 RATING).
15. ALL 100Ø WASTEWATER LOT CONNECTIONS TO BE INSTALLED AT MIN. 30° INCOMING ANGLE FROM HORIZONTAL (MAX. 60°) PER WW15. INSTALL PLAIN BEND AT END OF WYE JUNCTION IF NECESSARY.

Original Size: 0 10 20 30 40 50

No.	Revision Details	Date	No.	Revision Details	Date
1	REVISED FOR CONSENT.	10/09/2021			

Design N.N.N.  
 Survey EASDALE SURVEYORS LTD  
 Drawn B.T.S.  
 Checked M.T.W.  
 Date 15/09/2021  
 Scale A3 1:750  
 CAD Filename  
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FINAL

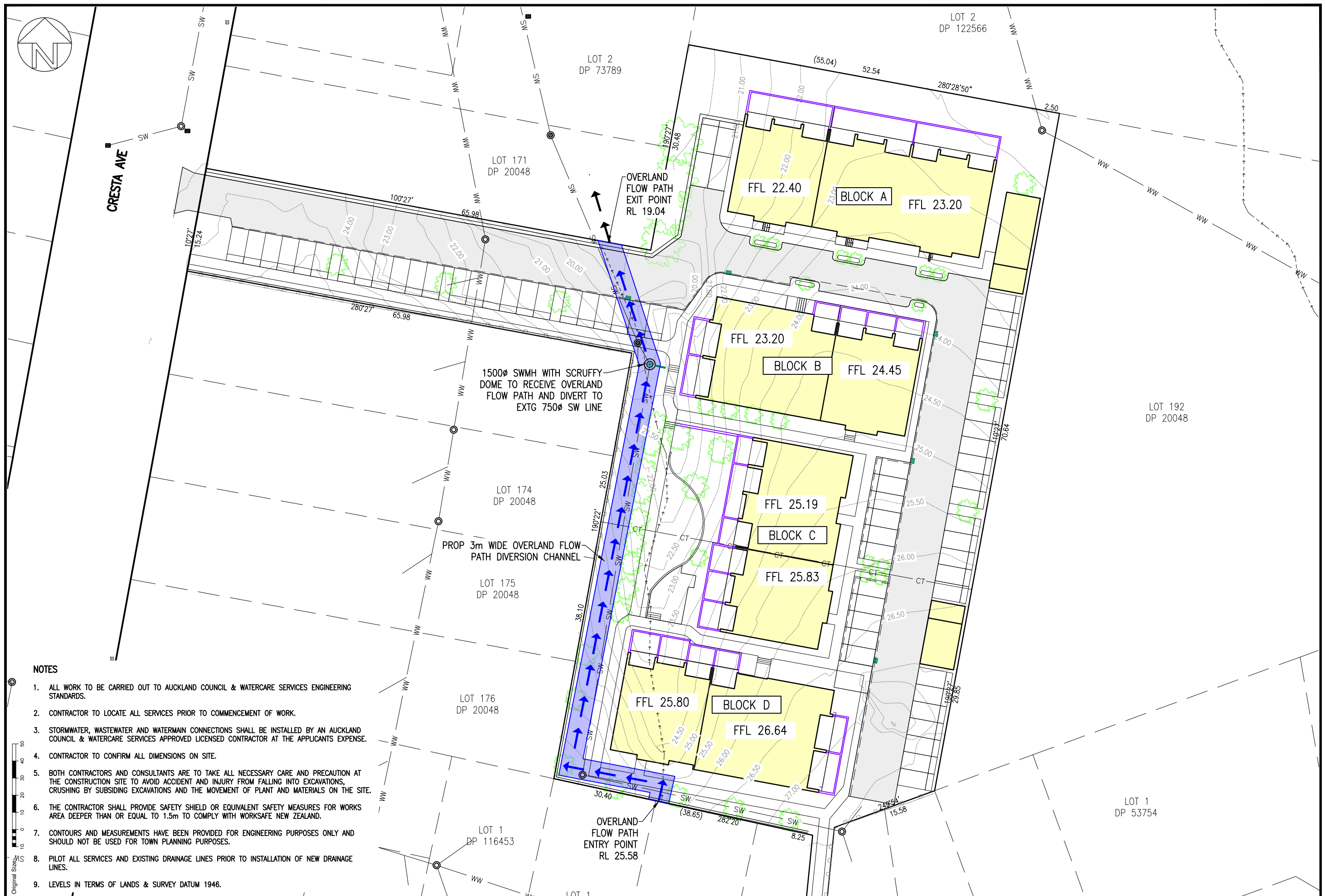
Job Title:  
**PROPOSED ENGINEERING WORKS FOR BENTLEY STUDIOS LTD**  
 96 BEACH HAVEN ROAD & 13 CRESTA AVENUE  
 BEACH HAVEN  
**RESOURCE CONSENT**



Drawing Title: <b>OVERALL SITE PLAN</b>	
File No. 200626/1	Rev. 1
Dwg. No. RC100	

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J:\200000\200626 DA\_SILVA\_96 Beach Haven\CAD\WORKING DRAWINGS\96 BEACH HAVEN RD 200626-1.dwg, RC105, 22/09/2021 4:10:46 PM



**NOTES**

1. ALL WORK TO BE CARRIED OUT TO AUCKLAND COUNCIL & WATERCARE SERVICES ENGINEERING STANDARDS.
2. CONTRACTOR TO LOCATE ALL SERVICES PRIOR TO COMMENCEMENT OF WORK.
3. STORMWATER, WASTEWATER AND WATERMAIN CONNECTIONS SHALL BE INSTALLED BY AN AUCKLAND COUNCIL & WATERCARE SERVICES APPROVED LICENSED CONTRACTOR AT THE APPLICANTS EXPENSE.
4. CONTRACTOR TO CONFIRM ALL DIMENSIONS ON SITE.
5. BOTH CONTRACTORS AND CONSULTANTS ARE TO TAKE ALL NECESSARY CARE AND PRECAUTION AT THE CONSTRUCTION SITE TO AVOID ACCIDENT AND INJURY FROM FALLING INTO EXCAVATIONS, CRUSHING BY SUBSIDING EXCAVATIONS AND THE MOVEMENT OF PLANT AND MATERIALS ON THE SITE.
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7. CONTOURS AND MEASUREMENTS HAVE BEEN PROVIDED FOR ENGINEERING PURPOSES ONLY AND SHOULD NOT BE USED FOR TOWN PLANNING PURPOSES.
8. PILOT ALL SERVICES AND EXISTING DRAINAGE LINES PRIOR TO INSTALLATION OF NEW DRAINAGE LINES.
9. LEVELS IN TERMS OF LANDS & SURVEY DATUM 1946.

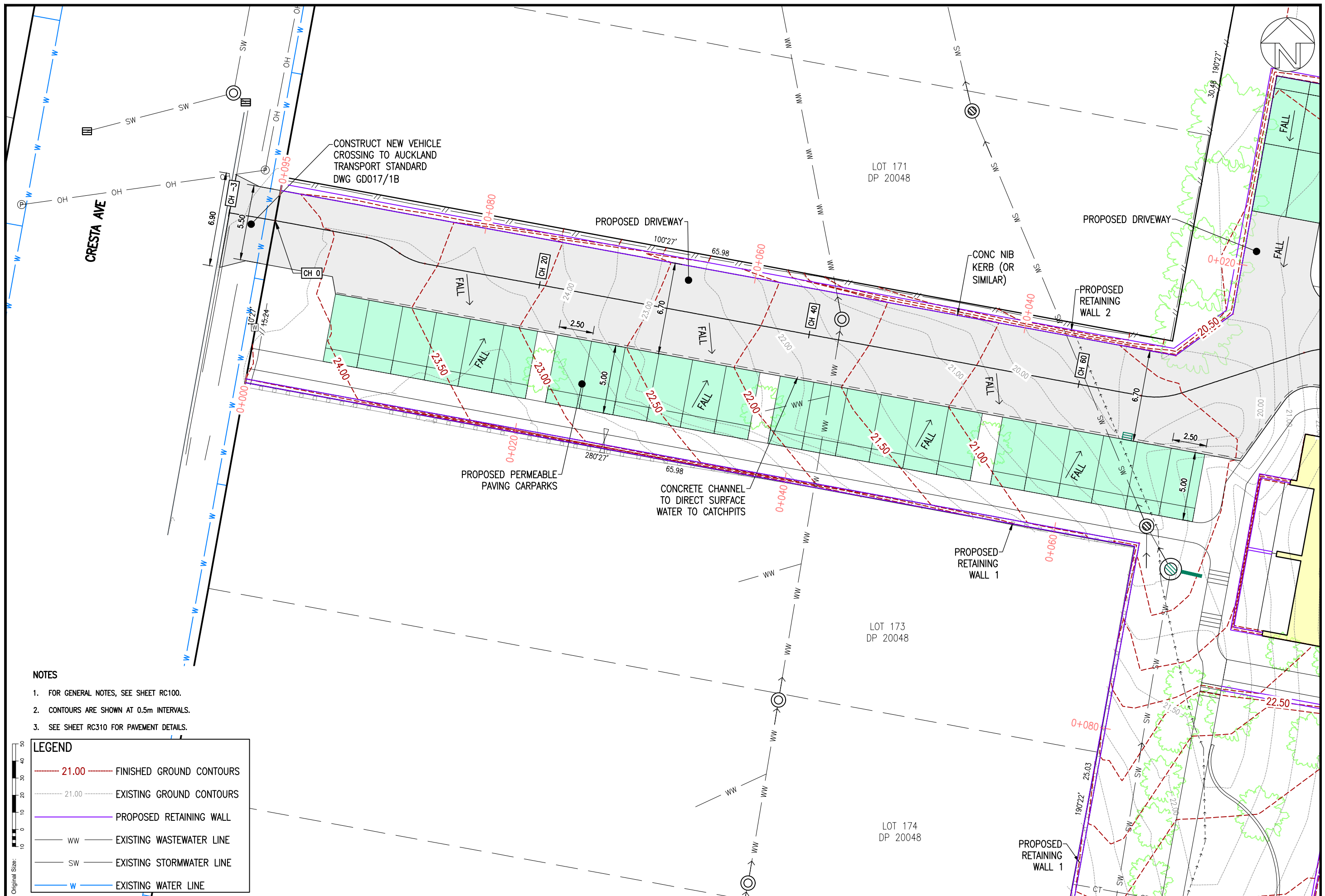


Design B.T.S. Survey EASDALE SURVEYORS LTD Drawn B.T.S. Checked M.T.W. Date 15/09/2021 Scale A3 1:500 CAD Filename		Job Title <b>PROPOSED ENGINEERING WORKS FOR BENTLEY STUDIOS LTD</b> 96 BEACH HAVEN ROAD & 13 CRESTA AVENUE BEACH HAVEN		<p>CONSULTING CIVIL &amp; STRUCTURAL ENGINEERS Takapuna, Botany, Queenstown</p>	Drawing Title <b>PROPOSED OVERLAND FLOW PATH DIVERSION</b>	
No. Revision Details Date No. Revision Details Date		© Copyright 2021 Airey Consultants Ltd			File No. 200626/1	Rev. -

**FINAL**

RESOURCE CONSENT

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- NOTES**
- FOR GENERAL NOTES, SEE SHEET RC100.
  - CONTOURS ARE SHOWN AT 0.5m INTERVALS.
  - SEE SHEET RC310 FOR PAVEMENT DETAILS.

**LEGEND**

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	21.00	EXISTING GROUND CONTOURS
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		EXISTING WASTEWATER LINE
		EXISTING STORMWATER LINE
		EXISTING WATER LINE

No.	Revision Details	Date	No.	Revision Details	Date

Design N.N.N.  
 Survey EASDALE SURVEYORS LTD  
 Drawn B.T.S.  
 Checked M.T.W.  
 Date 15/09/2021  
 Scale A3 1:250  
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**FINAL**

Job Title:  
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 96 BEACH HAVEN ROAD & 13 CRESTA AVENUE BEACH HAVEN

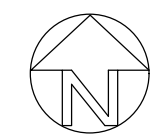
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Drawing Title:  
**PART SITE PLAN - SHEET 1 OF 4**

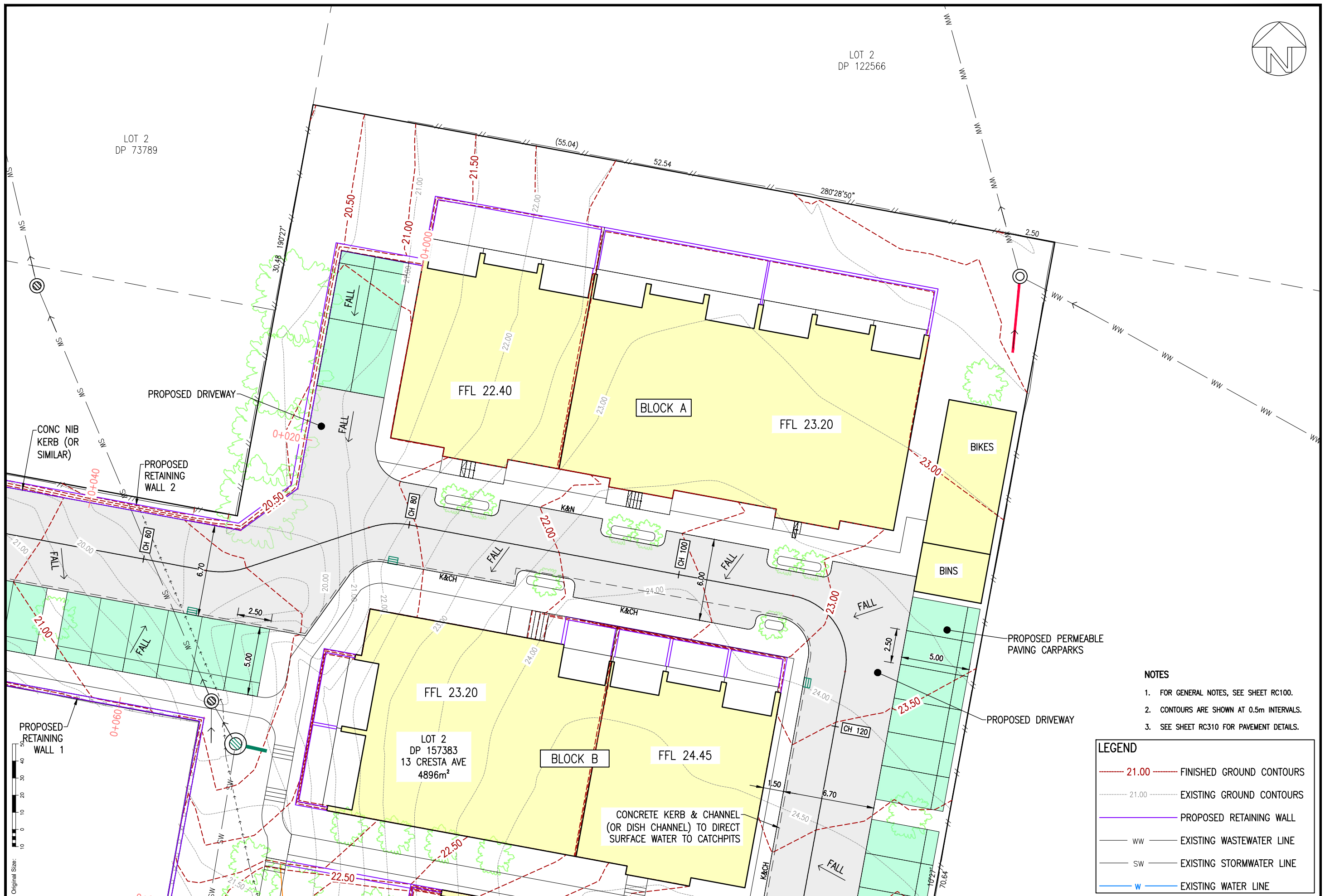
File No.  
 200626/1

Rev. -  
 Dwg. No. RC301



LOT 2  
DP 122566

LOT 2  
DP 73789



- NOTES**
1. FOR GENERAL NOTES, SEE SHEET RC100.
  2. CONTOURS ARE SHOWN AT 0.5m INTERVALS.
  3. SEE SHEET RC310 FOR PAVEMENT DETAILS.

**LEGEND**

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	WW	EXISTING WASTEWATER LINE
	SW	EXISTING STORMWATER LINE
	W	EXISTING WATER LINE

No.	Revision Details	Date	No.	Revision Details	Date

Design	N.N.N.
Survey	EASDALE SURVEYORS LTD
Drawn	B.T.S.
Checked	M.T.W.
Date	15/09/2021
Scale	A3 1:250
CAD Filename	
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**FINAL**

Job Title:  
**PROPOSED ENGINEERING WORKS  
 FOR  
 BENTLEY STUDIOS LTD  
 96 BEACH HAVEN ROAD & 13 CRESTA AVENUE  
 BEACH HAVEN**

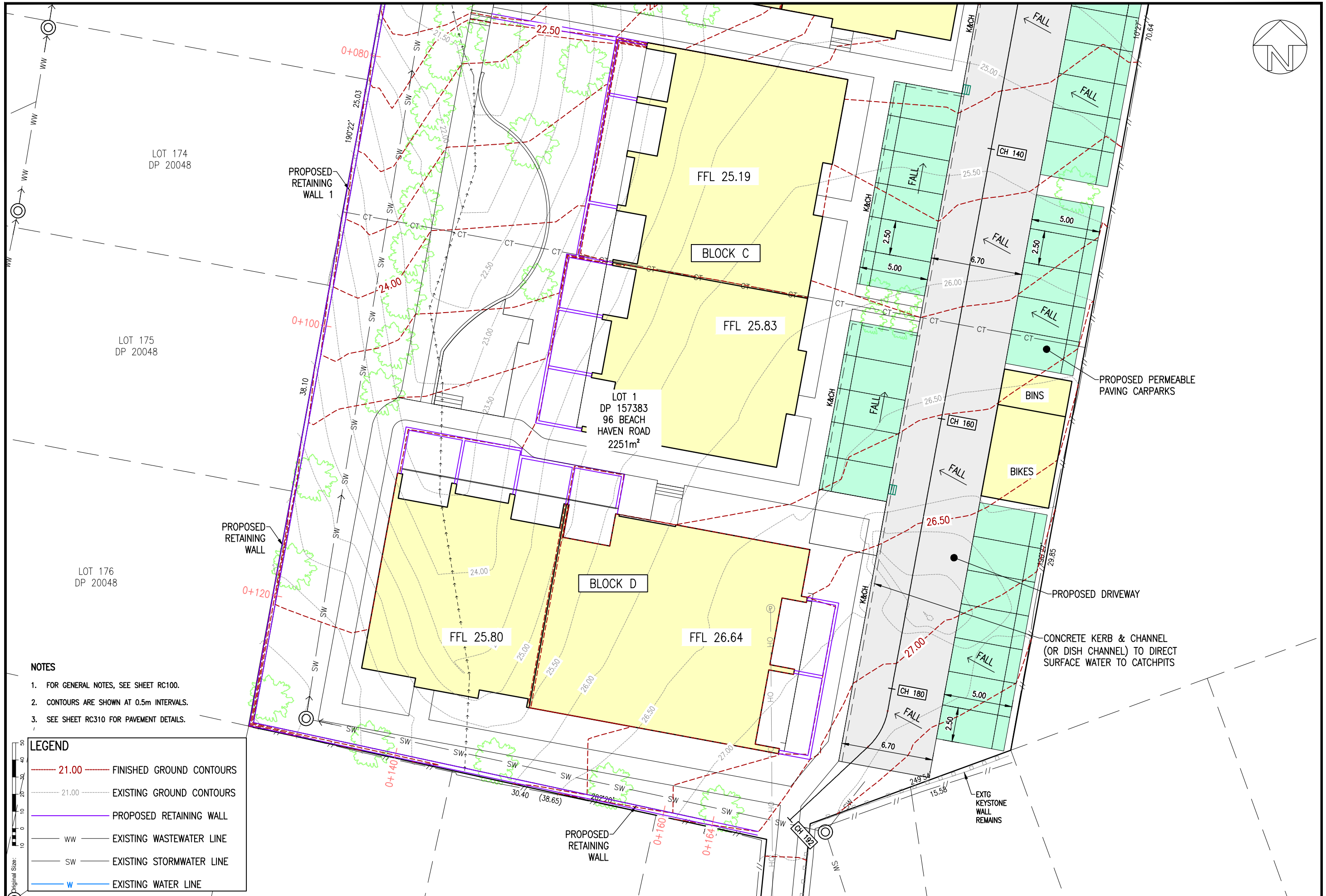
**RESOURCE CONSENT**



Drawing Title: <b>PART SITE PLAN - SHEET 2 OF 4</b>		
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- NOTES**
1. FOR GENERAL NOTES, SEE SHEET RC100.
  2. CONTOURS ARE SHOWN AT 0.5m INTERVALS.
  3. SEE SHEET RC310 FOR PAVEMENT DETAILS.

**LEGEND**

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	21.00	EXISTING GROUND CONTOURS
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		EXISTING WASTEWATER LINE
		EXISTING STORMWATER LINE
		EXISTING WATER LINE

No.	Revision Details	Date	No.	Revision Details	Date

Design	N.N.N.
Survey	EASDALE SURVEYORS LTD
Drawn	B.T.S.
Checked	M.T.W.
Date	15/09/2021
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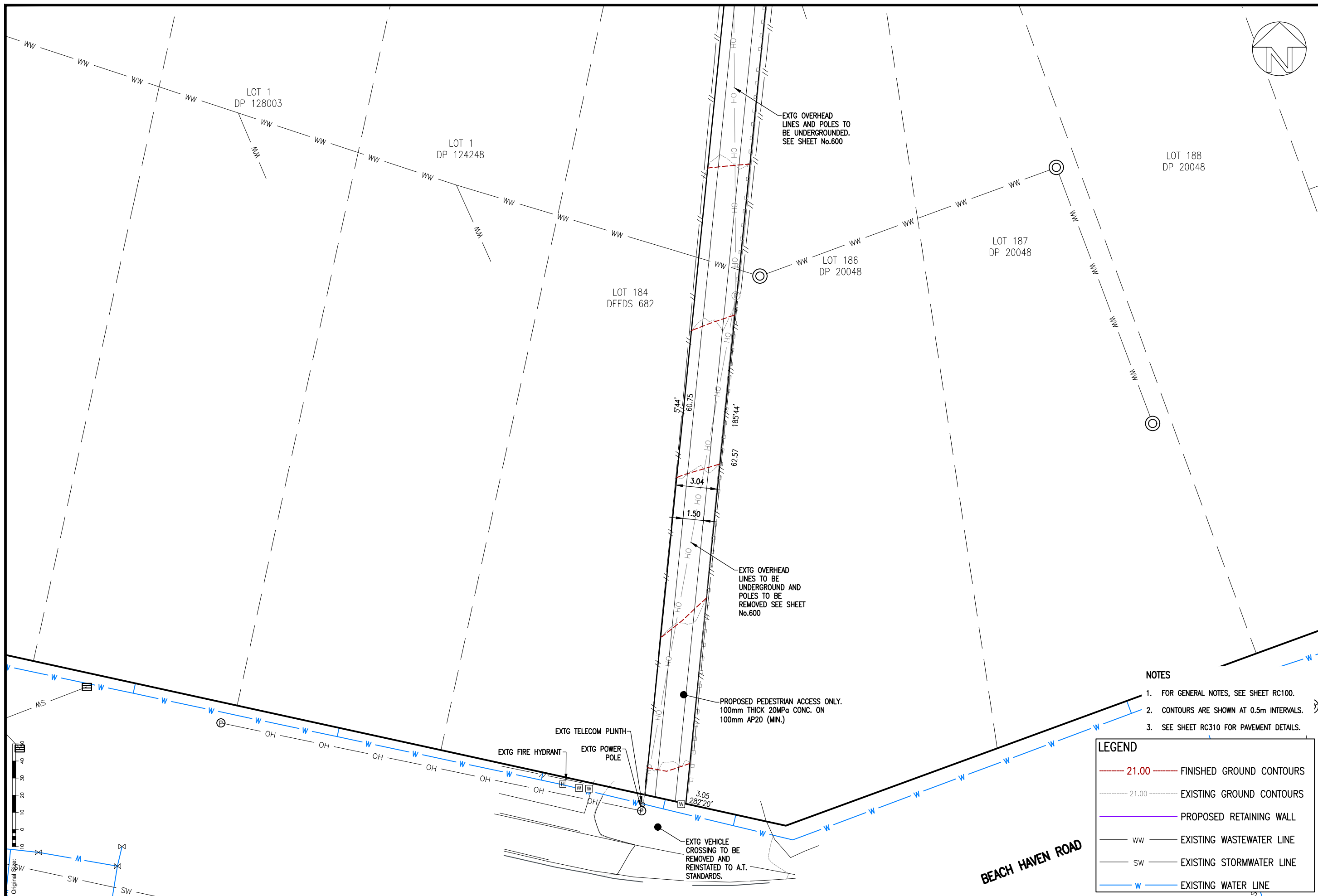
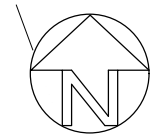
**FINAL**

Job Title:  
**PROPOSED ENGINEERING WORKS FOR BENTLEY STUDIOS LTD**  
 96 BEACH HAVEN ROAD & 13 CRESTA AVENUE BEACH HAVEN

**RESOURCE CONSENT**



Drawing Title: <b>PART SITE PLAN - SHEET 3 OF 4</b>	
File No. 200626/1	Rev. -
Dwg. No. RC303	



- NOTES**
1. FOR GENERAL NOTES, SEE SHEET RC100.
  2. CONTOURS ARE SHOWN AT 0.5m INTERVALS.
  3. SEE SHEET RC310 FOR PAVEMENT DETAILS.

LEGEND	
	21.00 FINISHED GROUND CONTOURS
	21.00 EXISTING GROUND CONTOURS
	PROPOSED RETAINING WALL
	EXISTING WASTEWATER LINE
	EXISTING STORMWATER LINE
	EXISTING WATER LINE

No.	Revision Details	Date

Design N.N.N.  
 Survey EASDALE SURVEYORS LTD  
 Drawn B.T.S.  
 Checked M.T.W.  
 Date 15/09/2021  
 Scale A3 1:250  
 CAD Filename  
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**FINAL**

Job Title  
**PROPOSED ENGINEERING WORKS FOR BENTLEY STUDIOS LTD**  
 96 BEACH HAVEN ROAD & 13 CRESTA AVENUE  
 BEACH HAVEN

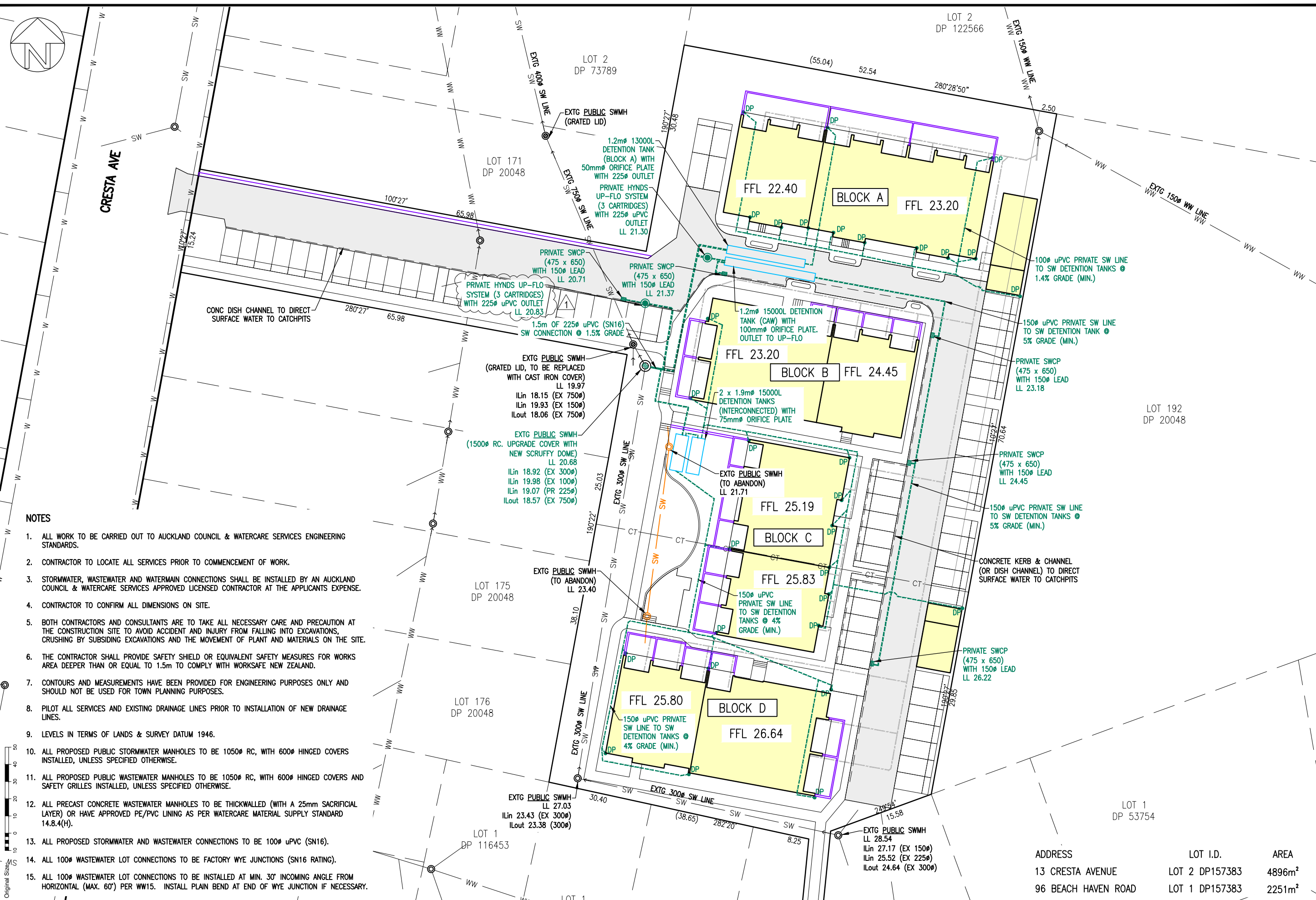
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Drawing Title  
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File No. 200626/1	Rev. -	Dwg. No. RC304
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**NOTES**

1. ALL WORK TO BE CARRIED OUT TO AUCKLAND COUNCIL & WATERCARE SERVICES ENGINEERING STANDARDS.
2. CONTRACTOR TO LOCATE ALL SERVICES PRIOR TO COMMENCEMENT OF WORK.
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ADDRESS	LOT I.D.	AREA
13 CRESTA AVENUE	LOT 2 DP157383	4896m <sup>2</sup>
96 BEACH HAVEN ROAD	LOT 1 DP157383	2251m <sup>2</sup>

Design	N.N.N./S.W.
Survey	EASDALE SURVEYORS LTD
Drawn	B.T.S.
Checked	M.T.W.
Date	14/09/2021
Scale	A3 1:500
CAD Filename	
<b>FINAL</b>	
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Job Title:  
**PROPOSED ENGINEERING WORKS FOR BENTLEY STUDIOS LTD**  
 96 BEACH HAVEN ROAD & 13 CRESTA AVENUE  
 BEACH HAVEN

**RESOURCE CONSENT**



Drawing Title: <b>OVERALL STORMWATER PLAN</b>		
File No. 200626/1	Rev. 1	Dwg. No. RC400

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**LEGEND:**

- PAVED AREA
- ROOFED AREA

**TOTAL SITE AREA = 7147m<sup>2</sup>**

PAVED AREA = 221.3m<sup>2</sup>

ROOFED AREA = 338.1m<sup>2</sup>

LANDSCAPED AREA = 6587.6m<sup>2</sup>

ADDRESS	LOT I.D.	AREA
13 CRESTA AVENUE	LOT 2 DP157383	4896m <sup>2</sup>
96 BEACH HAVEN ROAD	LOT 1 DP157383	2251m <sup>2</sup>

No.	Revision Details	Date	No.	Revision Details	Date

Design N.N.N.  
 Survey EASDALE SURVEYORS LTD  
 Drawn B.T.S.  
 Checked M.T.W.  
 Date 14/09/2021  
 Scale A3 1:500  
 CAD Filename  
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**FINAL**

Job Title:  
**PROPOSED ENGINEERING WORKS FOR BENTLEY STUDIOS LTD**  
 96 BEACH HAVEN ROAD & 13 CRESTA AVENUE  
 BEACH HAVEN

**RESOURCE CONSENT**



Drawing Title:  
**EXISTING CATCHMENT PLAN**

File No. 200626/1	Rev. -	Dwg. No. RC405
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**LEGEND:**

- PAVED AREA
- ROOFED AREA
- PERMEABLE PAVING AREA

TOTAL SITE AREA = 7147m<sup>2</sup>

PAVED AREA = 2257m<sup>2</sup>

ROOFED AREA = 1835m<sup>2</sup>

PERMEABLE PAVING AREA = 835m<sup>2</sup>

LANDSCAPED AREA = 2220m<sup>2</sup>

ADDRESS	LOT I.D.	AREA
13 CRESTA AVENUE	LOT 2 DP157383	4896m <sup>2</sup>
96 BEACH HAVEN ROAD	LOT 1 DP157383	2251m <sup>2</sup>

No.	Revision Details	Date	No.	Revision Details	Date

Design N.N.N.  
 Survey EASDALE SURVEYORS LTD  
 Drawn B.T.S.  
 Checked M.T.W.  
 Date 14/09/2021  
 Scale A3 1:500  
 CAD Filename

**FINAL**

Job Title:  
**PROPOSED ENGINEERING WORKS FOR BENTLEY STUDIOS LTD**  
 96 BEACH HAVEN ROAD & 13 CRESTA AVENUE  
 BEACH HAVEN

**RESOURCE CONSENT**



Drawing Title:  
**PROPOSED CATCHMENT PLAN**

File No. 200626/1	Rev. -	Dwg. No. RC406
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96 BEACH HAVEN ROAD

REF 3053

9/15/2021

RESOURCE CONSENT

For :



By:

**BREWER  
DAVIDSON**  
architecture / urban design



<b>YIELD</b>	
STUDIO APARTMENTS:	18
1 BEDROOM APARTMENTS:	39
2 BEDROOM APARTMENTS:	24
<b>TOTAL UNITS</b>	<b>81</b>
CAR PARK:	63

<b>ARCHITECT</b> BREWER DAVIDSON Ph +64 9 303 1821 3A Canterbury Arcade 47 High Street AUCKLAND 1010 NEW ZEALAND	<b>CLIENT</b>  DA-SILVA Builders Limited	<b>PROJECT</b> Proposed Apartments ADDRESS: 96 Beach Haven Road BEACH HAVEN	<b>NOTES</b> <ul style="list-style-type: none"> <li>- Do not scale off drawings.</li> <li>- Used figured dimensions only.</li> <li>- Contractor is to verify all dimensions on the job before commencing work.</li> <li>- This drawing is to be read in conjunction with the architectural specifications.</li> <li>- The contractor shall not Substitute any Materials / Products specified without prior approval from Brewer Davidson Architects Ltd.</li> <li>- These drawings shall be read in conjunction with all documents provided by Separate Consultants.</li> </ul>	<b>REVISION</b>	<b>DRAWING TITLE</b> TYPOLOGY PLAN	<b>DATE:</b> 9/21/2021	<b>JOB No.:</b> 3053																
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Rev.	Transmittal Set Name	Transmittal Set Date																					
						<b>SHEET NO:</b> RC.05	<b>REV.:</b>																

