



CLIENT

DOMINION
CONSTRUCTORS LTD

PROJECT NAME

8-18 EDMONTON AVENUE

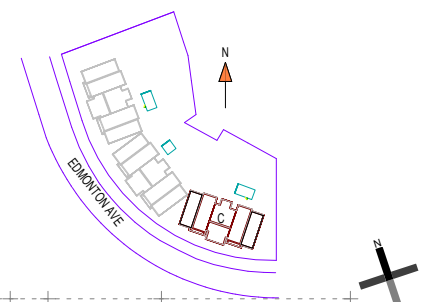
PROJECT ADDRESS

**8-18 EDMONTON AVENUE,
ONEHUNGA, AUCKLAND 1061**

PROJECT NUMBER

200003

KEY PLAN



STAMP

REV	DATE	DESCRIPTION	BY	CHKD
A	14/08/20	60% DEVELOPED DESIGN	YR	YR
B	28/09/20	90% DETAILED DESIGN	YR	YR
C	22/10/20	99% DETAILED DESIGN REVIEW	YR	YR

THE FINE PRINT
• ALL WORK SHALL COMPLY WITH THE NZ RESOURCE MANAGEMENT ACT, NZ BUILDING ACT, RELEVANT STANDARDS, ORDINANCES, RULES, AND REGULATIONS OF THE TERRITORIAL AUTHORITY GOVERNING THE WORK. REFER TO NZ BUILDING ACT, SECTION 17.
• BUILDINGS NOT TO BE CONSTRUCTED, ALTERED, DEMOLISHED, OR REMOVED WITHOUT AN APPROVED AND VALID BUILDING CONSENT. REFER TO NZ BUILDING ACT, SECTION 40.
• FOR ALL RESTRICTED BUILDING WORK (RBW) THIS DRAWING IS NOT VALID FOR CONSTRUCTION UNLESS STAMPED BY THE RELEVANT BUILDING CONSENT AUTHORITY AS PART OF AN APPROVED AND VALID BUILDING CONSENT. CONSENTED DOCUMENTATION TAKES PRECEDENCE.
• FOR BUILDER'S RESPONSIBILITIES REFER TO NZ BUILDING ACT, SECTION 14E.
• THIS DRAWING SHALL BE READ IN CONJUNCTION WITH ALL RELEVANT SPECIFICATION CLAUSES AND CONSULTANTS' DOCUMENTATION.
• THE BUILDER IS EXPECTED TO VERIFY DIMENSIONS AND FIELD CONDITIONS AND CONFIRM THAT THE WORK CAN BE CONSTRUCTED AS DETAILED, REPORT OMISSIONS AND CONFLICTS WITHIN THE CONSENTED DOCUMENTS TO THE DESIGNER PRIOR TO PERFORMING ANY WORK IN QUESTION.
• DO NOT SCALE DRAWINGS. WRITTEN DIMENSIONS GOVERN. IN CASE OF CONFLICT, CONSULT THE DESIGNER.

SHEET NAME

**PROPOSED BLOCK C GROUND FLOOR
CONSTRUCTION PLAN**

PROJECT STATUS

BC-CONSTRUCTION-STAGE3

SHEET SCALE

1 : 100

SHEET SIZE

A3=100%

PRINT IN COLOUR

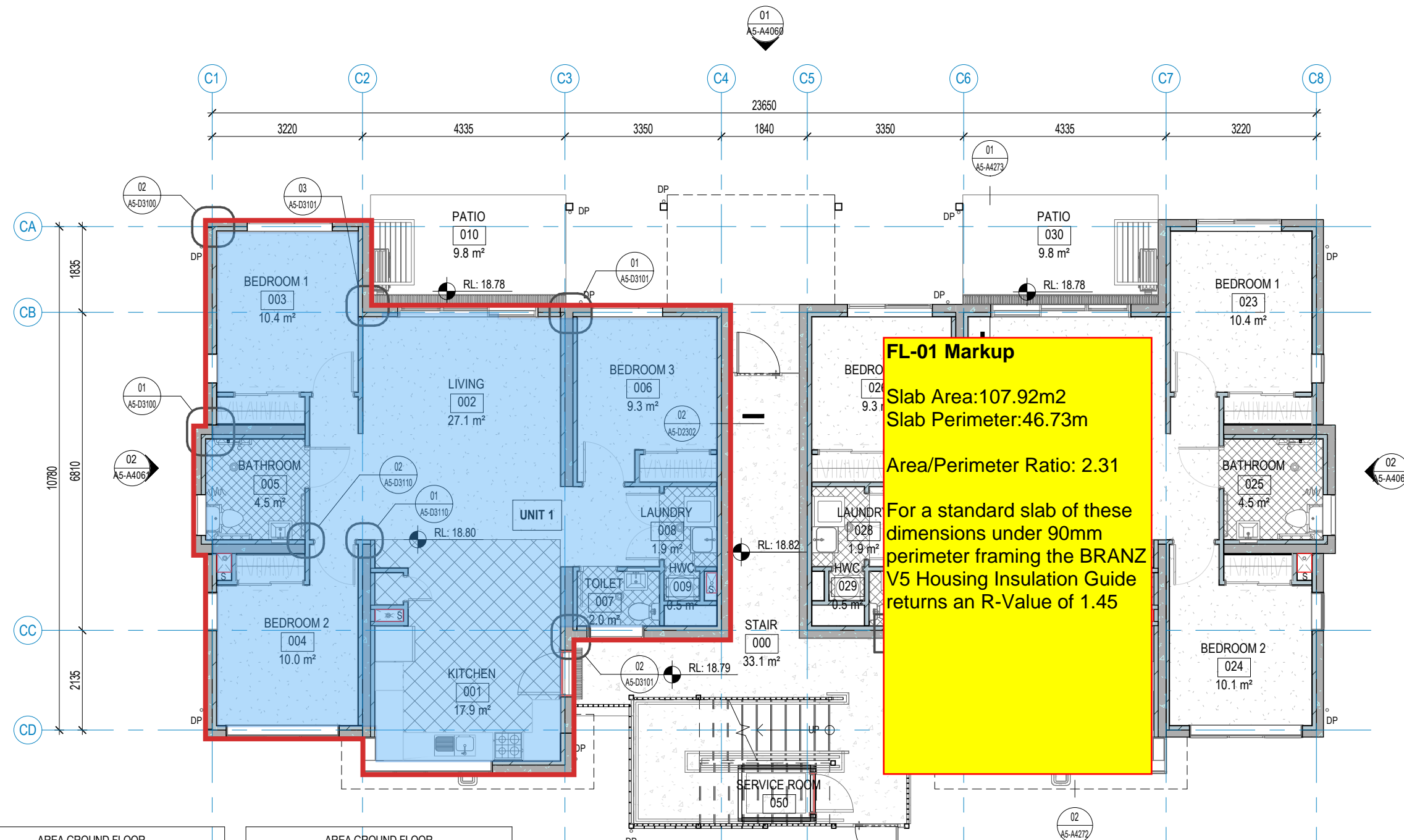


SHEET NUMBER

A5-A3060

REVISION

C



FL-01 Markup
Slab Area: 107.92m²
Slab Perimeter: 46.73m
Area/Perimeter Ratio: 2.31
For a standard slab of these dimensions under 90mm perimeter framing the BRANZ V5 Housing Insulation Guide returns an R-Value of 1.45

AREA GROUND FLOOR			
ROOM NUMBER	NAME	AREA	WINDOW / OPENING
000	STAIR	33.1 m ²	
001	KITCHEN	17.9 m ²	3.5m ² /1.4m ²
002	LIVING	27.1 m ²	8.36m ² /1.39m ²
003	BEDROOM 1	10.4 m ²	3.18m ² /2.4m ²
004	BEDROOM 2	10.0 m ²	4.72m ² /3.52m ²
005	BATHROOM	4.5 m ²	0.51m ² /0.51m ²
006	BEDROOM 3	9.3 m ²	1.95m ² /1.3m ²
007	TOILET	2.0 m ²	
008	LAUNDRY	1.9 m ²	
009	HWC	0.5 m ²	
010	PATIO	9.8 m ²	
021	KITCHEN	17.9 m ²	3.5m ² /1.4m ²

AREA GROUND FLOOR			
ROOM NUMBER	NAME	AREA	WINDOW / OPENING
022	LIVING	27.1 m ²	8.36m ² /1.39m ²
023	BEDROOM 1	10.4 m ²	3.18m ² /2.4m ²
024	BEDROOM 2	10.1 m ²	4.72m ² /3.52m ²
025	BATHROOM	4.5 m ²	0.51m ² /0.51m ²
026	BEDROOM 3	9.3 m ²	1.95m ² /1.3m ²
027	TOILET	2.0 m ²	
028	LAUNDRY	1.9 m ²	
029	HWC	0.5 m ²	
030	PATIO	9.8 m ²	
050	SERVICE ROOM	2.0 m ²	

KEY NOTES & LEGEND

SHEET NOTES

1. READ IN ACCORDANCE WITH FIREFORCE LIMITED FOR FIRE REQUIREMENTS.
2. READ IN ACCORDANCE WITH KIRK ROBERTS CONSULTING LTD FOR STRUCTURAL REQUIREMENTS.
3. VISIBLE CONTRASTING NOSING ON STAIR TREADS TO COMPLY WITH NZBC CLAUSE D1.3.2(G)
4. ALL STEPS (INCLUDING EXTERIOR) TO HAVE A HANDRAIL.
5. ALL COMMON SPACES TO HAVE MINIMUM LUMINANCE OF 20 LUX AT FINISHED FLOOR LEVEL.
6. ALL DIMENSIONS ARE TO FACE OF STRUCTURE UNLESS NOTED OTHERWISE.
7. ALL STRUCTURAL STEEL MEMBERS IN REQUIRED FIRE-RATED AREA TO BE COATED WITH INTUMESCENT PAINT TO ACHIEVE FIRE RATING INDICATED IN THE FIRE REPORT. REFER TO DOCUMENTATIONS FROM *PASSIVE FIRE PROTECTION SYSTEMS LTD*.
8. ALL FIXINGS AND MATERIALS TO BE FOR SPECIFIC EXPOSURE ZONE AS REQUIRED BY NZS3604:2011 SECTION 4 'DURABILITY' TABLE 4.3 AND NZBC E2/AS1 TABLE 20 'MATERIAL SELECTION'. INTERNAL WALL/CEILING LINING TO BE GIB AQUALINE IN WET AREAS UNLESS NOTED OTHERWISE.
9. DETAILS ARE REFERENCED TO ONE UNIT ONLY FOR CLARITY.
10. CARPET SHOULD BE INSTALLED ON CARPET FOAM UNDERLAY.
11. VINYL SHOULD BE INSTALLED ON ACOUSTIC UNDERLAY - REGUPOL® 4515.
12. ALL PENETRATIONS TO SEALED BY ACOUSTIC SEALANT FIREPRO® M707.

LEGEND

- PRECAST CONCRETE WALL PANELS
- FIRE RATED PRECAST WALL
- FULL HEIGHT STEEL FRAMED WALL
- PRECAST CONCRETE FLOOR
- SERVICE RISER ZONE
- ROOF OUTLINE
- SELECTED VINYL - WET AREA - POLYFLOOR
- SELECTED VINYL - DRY AREA - POLYFLOOR
- SELECTED CARPET - GODFREY HURST