Sheet Index

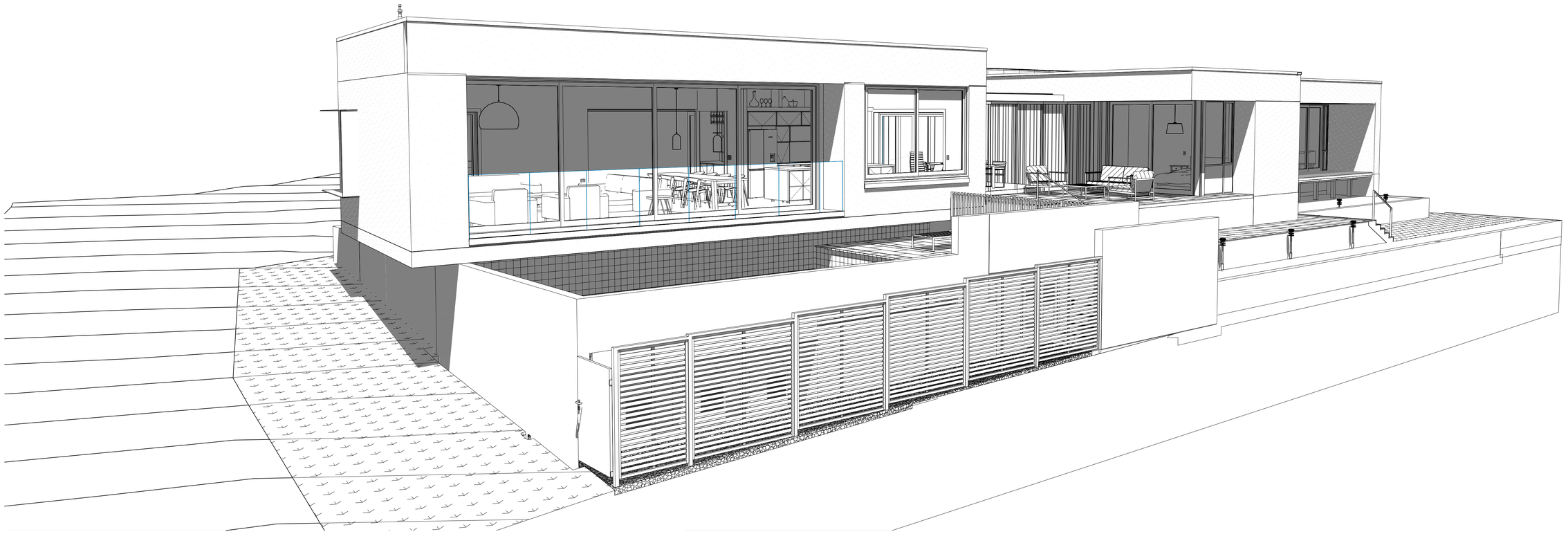
Layout ID	Layout Name	Published
	TITLE SHEET	☐
A1-101	SPECIFICATION SHEET & LOCATION PLAN	☐
A1-102	SITE PLAN	☐
A1-103	OVERALL GROUND FLOOR PLAN	☐
A1-104	FOUNDATION PLAN	☐
A1-105	GROUND FLOOR PLAN	☐
A1-106	ROOF FRAMING & ROOF PLAN	☐
A1-107	SWIMMING POOL & PLANT ROOM FLOOR PLAN	☐
A1-108	PLUMBING PLAN	☐
A1-109	ELECTRICAL PLAN	☐
A1-110	REFLECTED CEILING & FINISHES PLANS - PROPOSED	☐
A1-201	SECTIONS	☐
A1-202	SECTIONS	☐
A1-203	SECTIONS	☐
A1-204	SECTIONS	☐
A1-205	SECTIONS	☐
A1-206	SECTIONS	☐
A1-301	ELEVATIONS	☐
A1-302	STRUCTURAL ELEVATIONS	☐
A1-401	ROOF DETAILS & LOUVRE DETAILS	☐
A1-402	INTEGRA PANEL GENERAL DETAILS	☐
A1-403	INTEGRA PANEL JOINERY DETAILS	☐
A1-404	ACCOYA GENERAL DETAILS	☐
A1-405	ACCOYA JOINERY DETAILS	☐
A1-406	GARAGE & BLUE STONE DETAILS	☐
A1-407	STAIR DETAILS	☐
A1-408	WET AREA DETAILS	☐
A1-409	FIRE DETAILS	☐
A1-410	SWIMMING POOL DETAILS	☐
A1-501	EXTERIOR WINDOW & DOOR SCHEDULE	☐
A1-502	INTERIOR DOOR SCHEDULE	☐
A1-601	KITCHEN INTERIOR ELEVATIONS - WINDOW SEAT	☐
A1-602	KITCHEN INTERIOR ELEVATIONS - KITCHEN	☐
A1-602	KITCHEN INTERIOR ELEVATIONS - SCULLERY	☐
A1-603	KITCHEN INTERIOR ELEVATIONS - BAR	☐

SHAW RESIDENCE

OPAL LANE WANAKA

for

Tony and Raewyn Shaw



SORTED ARCHITECTURE
www.sortedarchitecture.co.nz
PO Box 339 Wanaka 9192 NZ
info@sortedarchitecture.co.nz | P 03 443 1661 M 0274474147

BC220498 APPROVED
Queenstown Lakes District Council

PROJECT INFORMATION:

LOCATION:	OPAL LANE WANAKA
LEGAL DESCRIPTION:	89, 526882
CERT OF TITLE:	847180
SITE AREA:	0.1183 Ha
BUILDING FLOOR AREA:	INSERT TOTAL FLOOR AREA HERE
SITE COVERAGE:	Maximum of 40%

DESIGN INFORMATION

WIND ZONE:	High
EARTHQUAKE ZONE:	Zone 3
EXPOSURE ZONE:	Zone B
CLIMATE ZONE:	Zone 3
SNOW ZONE:	N5 (300m)
PLANNING ZONE:	Lower Density Suburban Residential

SITE MANAGEMENT

- MAIN CONTRACTOR SHALL PROVIDE CONSTRUCTION SIGNAGE TO MEET THE REQUIREMENTS OF F8/AS1 & OSH HEALTH & SAFETY STANDARDS.
- A 2.0M HIGH SITE SAFETY FENCE OR SOLID PANEL HOARDINGS SHALL BE ERECTED TO PREVENT THE PUBLIC ENTERING THE SITE.
- MAIN CONTRACTOR IS RESPONSIBLE FOR OBTAINING ALL PERMITS FOR ROAD AND FOOTPATH CLOSURES, PROTECTION HOARDINGS, ETC.

SEDIMENT CONTROL MANAGEMENT PLAN

- THE CONTRACTOR SHALL TAKE ALL THE STEPS NECESSARY TO CONTROL THE EROSION AND SEDIMENT RUN-OFF FROM THE SITE FOR THE DURATION OF THE CONSTRUCTION WORKS. NO RUN-OFF WATER CONTAINING SEDIMENT OR SILT IS ALLOWED TO FLOW ACROSS ANY BOUNDARY.
- EROSION AND SEDIMENT CONTROL MAY BE ACHIEVED BY CONSTRUCTING A SEDIMENT/ SILT TRAP ACROSS THE LOWER END OF ANY SLOPE WITHIN THE SITE BOUNDARY. THE SEDIMENT/SILT TRAP MAY BE FORMED USING ONE OF THE FOLLOWING METHODS:

  A) PLACE HAY BALES INTO A 200MM DEEP TRENCH. THE BALES ARE TO BE TIED TOGETHER TO CLOSE ALL GAPS BETWEEN THEM AND ANCHORED TO THE GROUND BY STAKING AS REQUIRED.

  B) SOIL FROM THE SITE MAY BE USED TO CONSTRUCT AN EARTH BUND 150MM HIGH. UPSTREAM OF BUND, A TRENCH SHALL BE EXCAVATED TO A DEPTH OF AT LEAST 200MM BELOW EXISTING GROUND LEVEL.

  C) PROPRIETARY BIDIM SC04 FILTER ROLL OR SIMILAR APPROVED ALTERNATIVE.
- SEDIMENT CAN BE CONTAINED WITHIN THE SITE BY CONSTRUCTING A SILT FENCE USING BIDIM A24 GEOTEXTILE OR SIMILAR APPROVED ALTERNATIVE. WHERE EXCAVATED MATERIAL IS STOCKPILED THIS METHOD IS ALSO TO BE USED TO CONTROL SEDIMENT RUN-OFF WHICH FLOWS ALONG NATURAL WATERCOURSES.
- REGULAR INSPECTION AND MAINTENANCE MUST BE CARRIED OUT TO ENSURE THESE TEMPORARY TRAPS ARE FREE OF SEDIMENT OR SILT. EXCESS COLLECTED AT THE TRAPS MUST BE REGULARLY REMOVED TO ENSURE NO SPILLOVER OCCURS.
- ARRANGEMENTS MUST BE MADE FOR INSPECTIONS AND MAINTENANCE OF THE SEDIMENT/SILT TRAPS OVER WEEKENDS, PUBLIC HOLIDAYS AND OVER ANY EXTENDED PERIODS WHEN NO WORK IS BEING CARRIED OUT. AND WHEN HEAVY RAIN OCCURS OUTSIDE OF NORMAL WORKING HOURS.
- ROOF WATER DOWNPIPES ARE TO BE CONNECTED TO THE PERMANENT UNDERGROUND STORMWATER SYSTEM AS SOON AS PRACTICAL AFTER ROOF HAS BEEN INSTALLED

2.0 FOUNDATIONS

330 series Megaform ICF foundation walls with reinforcing to engineers details

Note:
(1) Foundations to NZS3604:2011 Figure 7.15 Masonry Veneer foundation edge details - In-situ concrete

(2) Minimum external cover to reinforcing

(a) Against ground 75mm
(b) Against formwork 50mm
(c) Top cover to mesh 30mm

(3) When not cast integrally with, or tied to foundation wall, the slab shall be rebated or set down inside the wall by 50mm

(4) For foundation bearing refer to NZS3604:2011 clause 3.4

Minimum permitted ground clearances
The rules for minimum clearances are set out in Building Code Acceptable Solution E1/AS1 and NZS 3604.

Top of concrete slab on ground – veneer cladding – above paving	100 mm
Top of concrete slab on ground – veneer cladding – above soil	150 mm
Top of concrete slab on ground – other cladding – above paving	150 mm
Top of concrete slab on ground – other cladding – above soil	225 mm
Top of timber pile above finished ground level	300 mm or 150 mm with DPC
Top of concrete pile above finished ground level	150 mm with DPC
Top of foundation wall above finished ground level	225 mm
Suspended timber floor construction – bottom of cladding	200 mm
Suspended timber floor construction – underside of joists (i.e. crawlspace)	450 mm
Bottom of cladding to paving – except masonry veneer	100 mm
Bottom of cladding to unpaved ground – except masonry veneer	175 mm

3.0 STRUCTURE

SLAB

25MPa 120mm thick concrete slab with SE62 reinforcing mesh on plastic bar chairs.
Install over selected 100mm XPS underslab insulation on Damp proof membrane, 25mm sand blinding and layer of hardcore compacted in maximum 150mm layers.

TIMBER FRAMING

- ALL FRAMING TIMBERS ARE TO BE H1.2 PINUS RADIATA SG8 UNLESS STATED OTHERWISE.

- WALL FRAMING TO BE AS INDICATED ON THE DRAWINGS. BELOW ARE MINIMUM REQUIREMENTS FOR LOAD-BEARING SINGLE OR TOP STOREY WALLS:

  45MM X STUD WIDTH SG8 TOP & BOTTOM PLATES
  45MM X STUD WIDTH SG8 DWANGS @800CRS
  90X45MM SG8 H1.2 INTERNAL STUDS @600CRS UP TO 3.0M HEIGHT
  2/90X45MM SG8 H1.2 INTERNAL STUDS @600CRS UP TO 3.6M HEIGHT
  140X45MM SG8 H1.2 INTERNAL STUDS @600CRS UP TO 4.2M HEIGHT
  140X45MM SG8 H1.2 EXTERNAL STUDS @600CRS UP TO 3.6M HEIGHT
  2/140X45MM H1.2 SG8 EXTERNAL STUDS @600CRS UP TO 4.2M HEIGHT

- 70X35@600CRS H1.2 PINE CEILING BATTENS ON FLAT, FIXED TO U/S ROOF FRAMING TO FLAT CEILING AREAS WHERE GIB RONDO BATTENS NOT USED.

- 70X45@600MM MAX CRS H1.2 SG8 PINE PURLINS ON THEIR FLAT.
ROOF TRUSSES ARE TO BE DESIGN AND MANUFACTURED BY A LICENSED TRUSS FABRICATOR.

- NO H3.1 or LOSP TREATMENT SHALL BE USED UNLESS SPECIFICALLY NOTED.

- DIMENSIONS SHOWN ARE OVER FRAMING / STRUCTURE

- FIT MALTHOID DPC BETWEEN ALL TIMBER / CONCRETE JUNCTIONS.

STRUCTURAL NOTES

- CHECK ALL BEAM AND STRUCTURAL COMPONENTS DIMENSIONS PRIOR TO FABRICATION AND INSTALLATION.

- CONTACT THE DESIGNER IF ANY DISCREPANCIES ARE FOUND.

- DURABILITY REQUIREMENTS AS PER NZS3604:2011, UNLESS STATED OTHERWISE.

- UNLESS STATED OTHERWISE, ALL DESIGNED LINTELS SHALL BE ON LUMBERLOK TYPE F FIXINGS.

- 'GOOD GROUND' AS PER NZS3604:2011, REFER TO SITE SPECIFIC GEOTECHNICAL REPORT

- ENSURE ALL LOAD BEARING POINTS (STUDS, SHS POSTS, ETC) TO CONCRETE FOUNDATIONS ARE OVER SPECIFIED WIDTH PERIMETER FOOTINGS OR INTERNAL THICKENING. IF DIFFERENT, THE DESIGNER SHALL BE CONTACTED.

4.0 ENCLOSURE

BUILDING WRAPS/ UNDERLAYS/ AIR BARRIER/TANKING

ROOF
Pro Clima Solitex Mento roofing underlay to be laid horizontally with 150mm min taped laps, to all roof areas receiving metal roofing.

WALL
James Hardie 6mm rigid air barrier

Apply TESCON EXTORA® Weathertight Sealing Tape to all exterior window & door openings, over metal flashings, corner junctions, etc, as indicated in construction details, and as generally required.

FOUNDATION WALLS
Apply Sika Blackseal Plus DPM to retained side, protect with Expol 25mm ThermaSlab S. Finish face and top of wall with Resene Masonry Render System

INSULATION

ROOF
Warm roof to include Enertherm 120mm thick PIR insulation (R4.95) and
Pink Batt R4.0 wall insulation (for ceiling)

WALLS
Exterior walls shall be fitted with NZ Foam Demilek HFO closed cell spray foam insulation (R6.3)

FLOORS
Concrete floor slabs shall be fitted with 100mm XPS rigid insulation panel (R3.60)

SERVICES
All pipework shall be lagged where located outside the insulated envelope.
All soil stacks, wastes, water supplies, and the like shall be acoustically wraped where within the building envelope. Generally, fit all acoustic and thermal insulation ensuring no gaps are left around batts / construction elements

CLADDING

ROOF
Dimond LT5 profiled metal roofing installed over Dimond Tricore warm roof system

WALL
- Resene Construction Systems INTEGRA Lightweight concrete facade system with selected plaster finish

- Accoya vertical shiplap weatherboards, random width, P864, P1739, P1740

- Blue stone wall tiling system

SOFFIT
ITI Timspec Random width Cedar timber, profiles P864, P1739, P1740, 12mm thick, stain finish, colour TBC

01 - **SITE LOCATION PLAN**
Scale 1:200

5.0 INTERIOR

Ceilings
13mm gib standard, stopped & painted, refer to reflected ceiling plan for locations.
Substitute above for 13mm gib aqualine to wet areas, i.e. Bathrooms spaces, stopped & painted.
Stopping to a level 4 finish.

12mm tongue and groove solid timber ceiling, refer to reflected ceiling plan for locations.
Finish TBC

12mm radiata pine plywood, refer to reflected ceiling plan for locations.
Finish TBC

Walls
10mm gib standard, stopped & painted.
Substitute above for 10mm gib aqualine to wet areas, i.e. Bathrooms, stopped & painted.
Stopping to a level 4 finish.

INTERIOR FITTINGS

Glazed shower partitions/doors shall be grade a safety glass, fix over sealant in accordance with the manufacturers instructions.

All glazing shall comply with new zealand building code and nzs 4223,glazing in buildings.

Provide silicon sealant around tapware penetrations and to vanity top towall junctions.

Each trade is responsible for ensuring their work is completed to best trade practice and the nzbc requirements. Producer statements or job certificates shall be provided on completion.

Provide solid blocking within wall framing cavity for solid fixing of all wall linings, hardware, fittings, fixtures, etc.

6.0 FINISHES

TILING
TBC

TIMBER OVERLAY FLOORING
TBC

CARPETING
TBC

7.0 SERVICES

HOT WATER SYSTEM
300 L water cylinder - Refer to mechanical engineer (TM) for documentation

GAS SUPPLY
45Kg gas bottle station

GAS FIREPLACE
Rinnai Linear 1000 gas fireplace

SORTED ARCHITECTURE
80 Ardmore St PO Box 339 Wanaka New Zealand
Phone 03 443 1661 -Mob 0274474147
info@sortedarchitecture.co.nz - www.sortedarchitecture.co.nz

CONSULTANTS:
TM Consultants - Mechanical Engineering
CGW Consulting Engineers - Structural Engineering

JOB TITLE:
SHAW RESIDENCE
OPAL LANE
WANAKA

CLIENT:
Tony and Raewyn Shaw

DRAWING TITLE:
SPECIFICATION SHEET & LOCATION PLAN

SCALE: 1:200 @ A1		DATE: 3/06/2022
DESIGNED BY: Steve Humpherson	DRAWN BY: FA	CHECKED BY: Steve Humpherson
STAGE: BUILDING CONSENT		DRAWING No. : A1-101
REV. 01	JOB No. Shaw_Opal Lane_A24_DD02	

BC220498 APPROVED
Queenstown Lakes District Council

PROJECT INFORMATION:

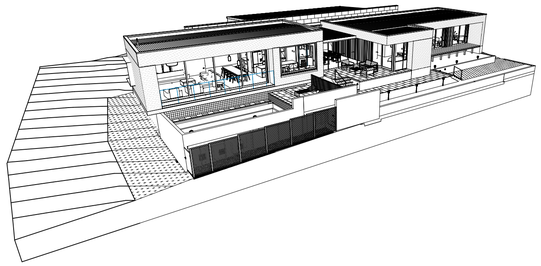
LOCATION:	4 OPAL LANE WANAKA
LEGAL DESCRIPTION:	Lot 89 DP 526882
ASSESSMENT NUMBER:	2905370173
CERT OF TITLE:	847180
SITE AREA:	0.1183 Ha
BUILDING FLOOR AREA:	335.13m²
SITE COVERAGE:	28.30%

DESIGN INFORMATION

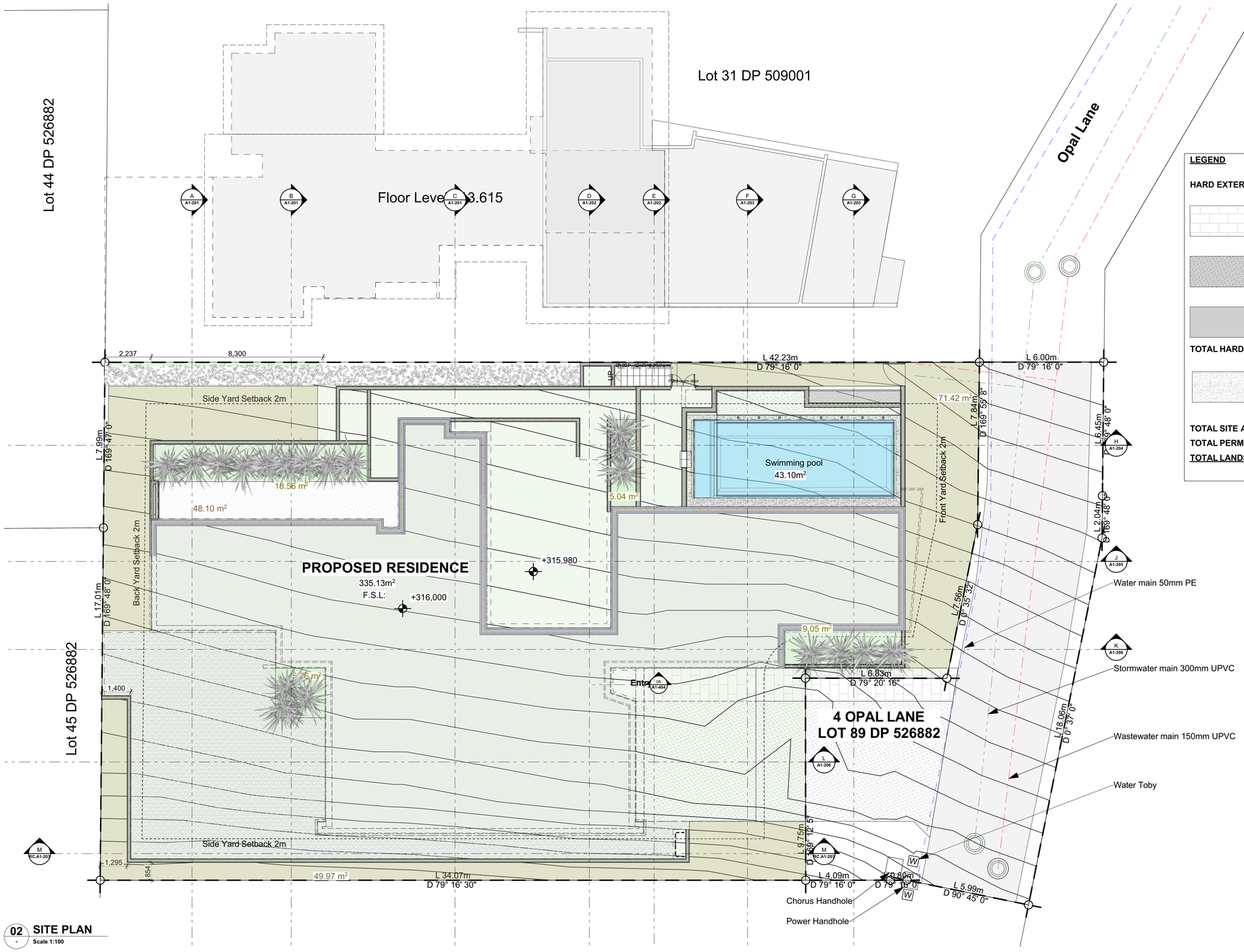
WIND ZONE:	High
EARTHQUAKE ZONE:	Zone 3
EXPOSURE ZONE:	Zone B
CLIMATE ZONE:	Zone 3
SNOW ZONE:	N5 (300m)

TOWN PLANNING CONTROLS

COUNCIL:	QUEENSTOWN LAKES DISTRICT
ZONING:	Lower Density Suburban Residential
MAXIMUM BUILDING HEIGHT:	5.5m
YARD SET BACK FOR FRONT:	2m
YARD SET BACK FOR BACK:	2m
YARD SET BACK FOR SIDE:	2m
TOTAL VOLUME OF EARTH WORKS:	TBC
AREA OF BARE SOIL EXPOSED WITH	TBC
AVERAGE DEPTH >0.5m:	TBC
BUILDING MATERIAL COLOURS:	TBC



02 - **Aerial View**



02 - **SITE PLAN**
Scale 1:100

N

LEGEND

HARD EXTERNAL SURFACES

- External tiling - Outdoor living **137.43m²**
- Aggregate - Driveway **46.43m²**
- Swimming Pool tiling **43.10m²**

TOTAL HARD EXTERNAL SURFACES: 226.96m²

- Concrete Slab (proposed house) **335.13m²**

PERMEABLE SURFACES

- Lawn **175m²**
- Landscaping/Hedge/Bushes **63.41m²**
- Gravel **128.44m²**

TOTAL PERMEABLE SURFACES: 366.85m2

TOTAL SITE AREA: 1183m²
TOTAL PERMEABLE SURFACE: 366.85m²
TOTAL LANDSCAPED PERMEABLE SURFACE COVERAGE - (min. 30%): 31%

SORTED ARCHITECTURE
80 Ardmore St PO Box 339 Wanaka New Zealand
Phone 03 443 1661 · Mob 0274474147
info@sortedarchitecture.co.nz · www.sortedarchitecture.co.nz

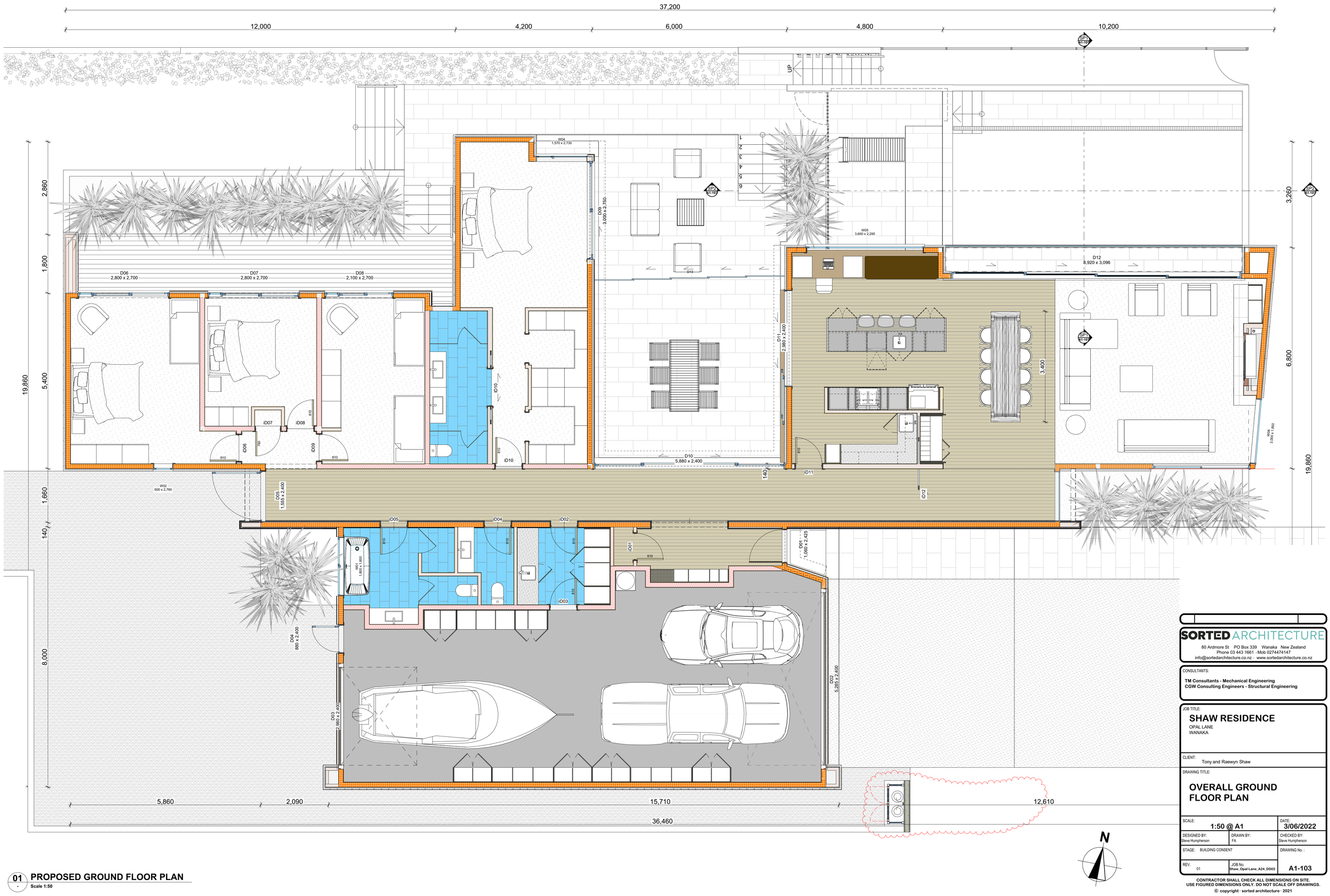
CONSULTANTS:
TM Consultants - Mechanical Engineering
CGW Consulting Engineers - Structural Engineering

JOB TITLE:
SHAW RESIDENCE
OPAL LANE
WANAKA

CLIENT: Tony and Raewyn Shaw

DRAWING TITLE:
SITE PLAN

SCALE: 1:100 @ A1		DATE: 3/06/2022
DESIGNED BY: Steve Humpherson	DRAWN BY: FA	CHECKED BY: Steve Humpherson
STAGE: BUILDING CONSENT		DRAWING No. : A1-102
REV. 01	JOB No. Shaw_Opal Lane_A24_DD02	



01 **PROPOSED GROUND FLOOR PLAN**
Scale 1:50

SORTED ARCHITECTURE
80 Ardmore St PO Box 339 Wanaka New Zealand
Phone 03 443 1661 · Mob 0274474147
info@sortedarchitecture.co.nz · www.sortedarchitecture.co.nz

CONSULTANTS:
TM Consultants - Mechanical Engineering
CGW Consulting Engineers - Structural Engineering

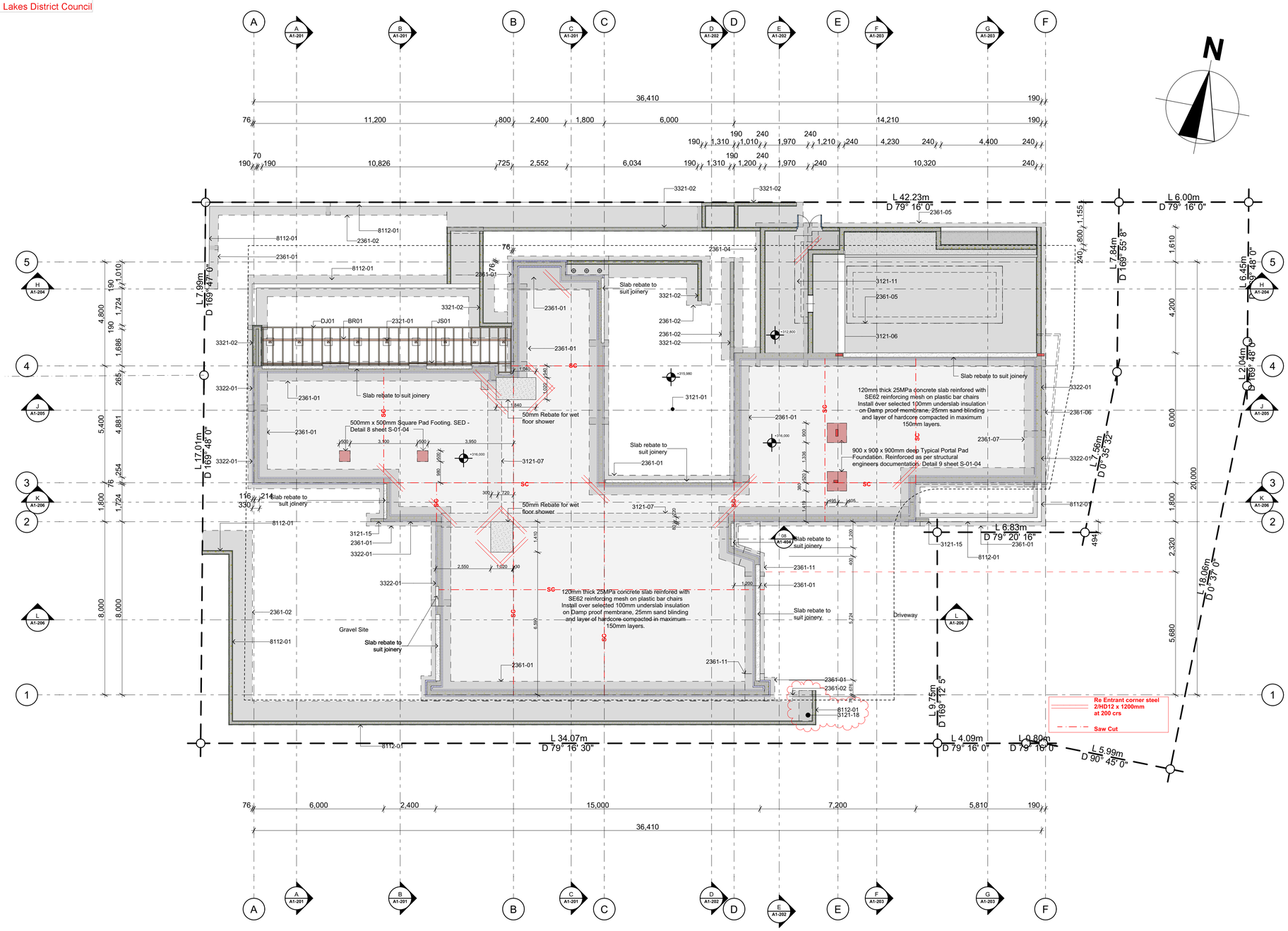
JOB TITLE:
SHAW RESIDENCE
OPAL LANE
WANAKA

CLIENT:
Tony and Raewyn Shaw

DRAWING TITLE:
OVERALL GROUND FLOOR PLAN

SCALE: 1:50 @ A1		DATE: 3/06/2022
DESIGNED BY: Steve Humpherson	DRAWN BY: FA	CHECKED BY: Steve Humpherson
STAGE: BUILDING CONSENT		DRAWING No. : A1-103
REV. 01	JOB No. Shaw_Opal Lane_A24_DD02	

BC220498 APPROVED
Queenstown Lakes District Council



01 FOUNDATION PLAN
Scale 1:100

Note:
Apply Sika Blackseal Plus DPM to retained side, protect with Expol 25mm ThermaSlab S. Finish face and top of wall with Resene Masonry Render System

2321 Timber pole foundations

2321-01	SG8 125mm x 125mm H5 Ordinary Pile. 350 x 350 x 300mm deep 20mPa min. concrete footing.	Rebate seat to top of pile to sit bearer leaving 100mm min. Fix with M12 bolt and 50 x 50 x 3mm washers - Hot-dipped galvanized

2361 Concrete strip footings

2361-01	400mm deep x 900mm wide concrete footing. Reinforced as per structural engineers documentation. Detail 01 sheet S-01-02	
2361-02	300mm deep x min 1100mm wide concrete footing. Reinforced as per structural engineers documentation. Detail 05 sheet S-01-03	
2361-03	300mm deep concrete footing HD12 @ 300crs max each way, top and bottom, 75 cover all around.	
2361-04	400mm deep x 1800mm wide concrete footing SED - Detail 07 Sheet S-01-05	
2361-05	400mm deep x 2000mm wide concrete footing. Detail Sheet S-01-04 Detail 6	
2361-06	400mm deep x 300mm wide concrete with 400mm deep x 1000mm wide cantilever slab on top. Reinforced as per structural engineer documentation Detail Sheet S-01-03 Detail 4	
2361-07	800mm deep x 900mm wide concrete footing Reinforced as per structural engineer documentation Detail 2 Sheet S-01-02	
2361-08	200mm wide x 150mm deep drain footing with 100mm x 100mm x 5mm EA stainless steel angle. Cast into paving slab with M10 bolts @ 600mm centres. 2/D12 horizontal bars (placed horizontally side by side or stacked vertically) with R10 links @ 600crs, 75mm cover all round	
2361-10	900 x 900 x 900mm deep concrete pad foundation. SED - Detail 09 Sheet S-01-04 with	
2361-11	900mm wide x 800mm deep x 1200mm long foundation centered on portal leg. Reinforced as per engineers documentation with SED - Detail 02 Sheet S-01-02	

3121 In situ concrete

3121-01	100mm thick 20MPa concrete slab with SE62 reinforcing mesh on plastic bar chairs	Install over Damp proof membrane, 25mm sand blinding and layer of hardcore compacted in maximum 150mm layers.
3121-02	120mm thick 25MPa concrete slab reinfored with SE62 reinforcing mesh on plastic bar chairs	Install over selected 100mm underslab insulation on Damp proof membrane, 25mm sand blinding and layer of hardcore compacted in maximum 150mm layers.
3121-03	200mm thick 25MPa min. concrete cantelivered slab	Refer to engineer's documentation for reinforcing
3121-04	100mm thick 25MPa topping over 100mm precast Flatslab	Refer to engineer's documentation for reinforcing
3121-05	200mm thick 25MPa min. concrete deck slab	Refer to engineer's documentation for reinforcing
3121-06	580mm deep x 300mm wide reinforced concrete beam	SED - Detail 4 Sheet S-01-07
3121-07	250mm thick x 300mm wide slab thickening for load bearing internal wall.	SED - Detail 10 Sheet S-01-04
3121-08	450mm thick 25MPa min. concrete cantelivered slab	Refer to engineer's documentation for reinforcing
3121-09	450mm thick 25MPa min. concrete cantelivered slab	Refer to engineer's documentation for reinforcing
3121-11	110mm thick 25MPa concrete slab reinfored with SE62 reinforcing mesh on plastic bar chairs, 50mm cover top and bottom	Install over Damp proof membrane, 25mm sand blinding and layer of hardcore compacted in maximum 150mm layers.
3121-12	Cantilevered slab	SED - Detail 14 Sheet S-01-05
3121-13	Concrete bond beam to pool edge	by pool supplier/installer.
3121-14	500 x 500 x 250mm deep concrete pad slab thickening.	SED - Detail 8 Sheet S-01-04
3121-15	140mm thick insitu 30MPa concrete knib wall to support timber framed wing wall.	Reinforce with HD12 bars vertically and horizontally tied into foundation wall. Apply Sika Blackseal Plus DPM to below ground surface, protect with Expol 25mm ThermaSlab S
3121-16	390mm deep x 190mm wide reinforced concrete beam	SED - Detail 2 Sheet S-01-08
3121-17	150mm thick 25MPa concrete slab reinfored with SE62 reinforcing mesh 40mm top cover	SED - Detail 1 Sheet S-01-08
3121-18	250mm thick 20MPa concrete slab with SE62 reinforcing mesh poured above footing for gas bottle station.	
Stair 01	Reinforced concrete stairs.	Finish with selected 20mm porcelain tile finish and contrasting anti-slip tile stair nosing.
Stair 02	Reinforced concrete stairs.	Finish with selected 20mm porcelain tile finish and contrasting anti-slip tile stair nosing.
Stair 04	Reinforced concrete stairs.	Finish with selected 20mm porcelain tile finish and contrasting anti-slip tile stair nosing.
Stair 05	Reinforced concrete stairs.	Finish with selected 20mm porcelain tile finish and contrasting anti-slip tile stair nosing.

8112 Concrete masonry retaining walls

8112-01	20 Series concrete masonry retaining wall. Refer to SED detail 5 sheet S-01-03	Apply Sika Blackseal Plus DPM to retained side, protect with Expol 25mm ThermaSlab S. Finish face and top of wall with Resene Masonry Render System
8112 - Lot 34	Existing Retaining Wall	

SORTED ARCHITECTURE
80 Ardmore St PO Box 339 Wanaka New Zealand
Phone 03 443 1661 -Mob 0274474147
info@sortedarchitecture.co.nz - www.sortedarchitecture.co.nz

CONSULTANTS:
TM Consultants - Mechanical Engineering
CGW Consulting Engineers - Structural Engineering

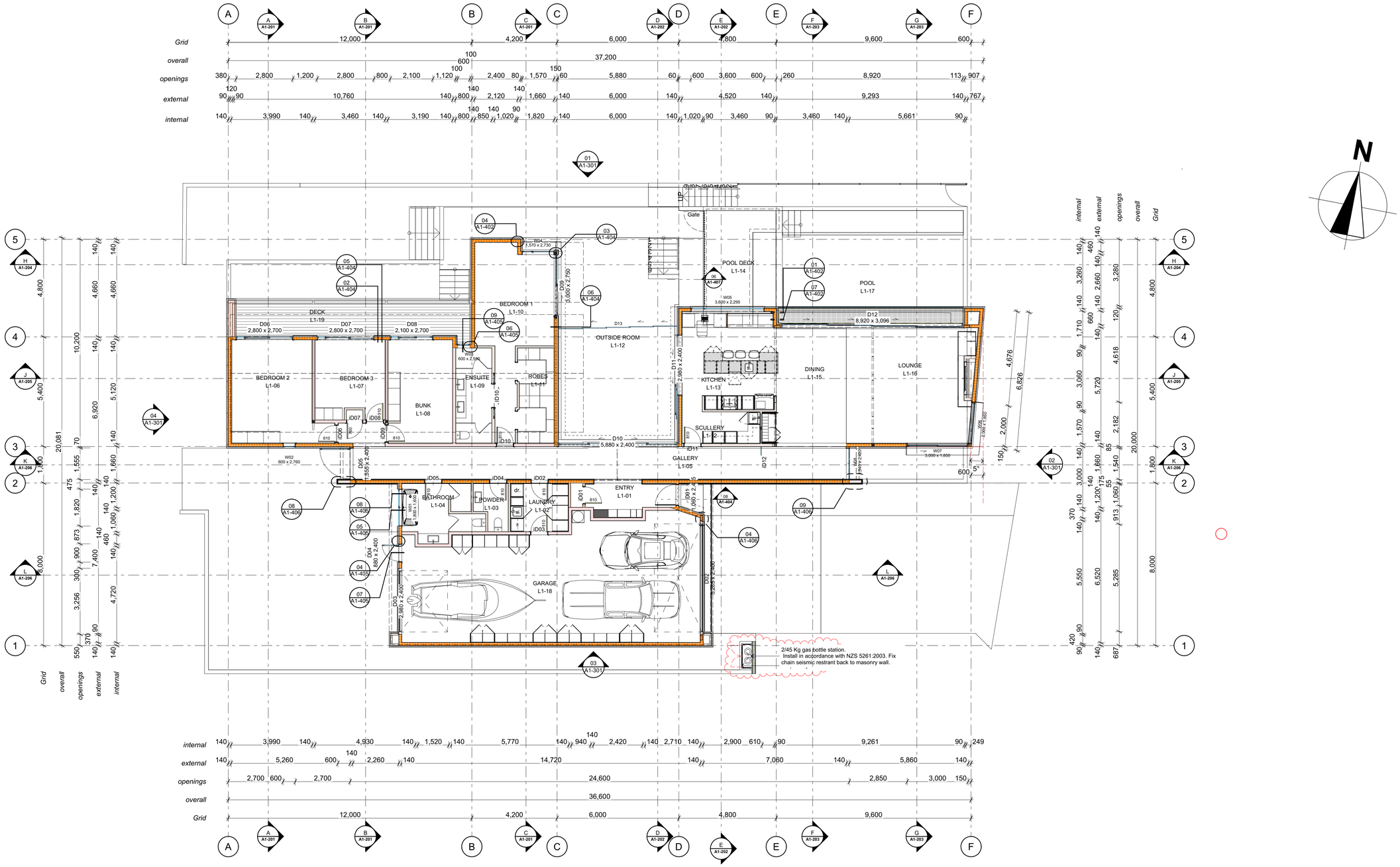
JOB TITLE:
SHAW RESIDENCE
OPAL LANE
WANAKA

CLIENT:
Tony and Raewyn Shaw

DRAWING TITLE:
FOUNDATION PLAN

SCALE: 1:1, 1:100 @ A1		DATE: 3/06/2022
DESIGNED BY: Steve Humpherson	DRAWN BY: FA	CHECKED BY: Steve Humpherson
STAGE: BUILDING CONSENT		DRAWING No. : A1-104
REV. 01	JOB No. Shaw_Opal Lane_A24_DD02	

BC220498 APPROVED
Queenstown Lakes District Council



01 GROUND FLOOR - SETOUT PLAN
#LayID Scale 1:100

SORTED ARCHITECTURE
80 Ardmore St PO Box 339 Wanaka New Zealand
Phone 03 443 1661 · Mob 0274474147
info@sortedarchitecture.co.nz · www.sortedarchitecture.co.nz

CONSULTANTS:
TM Consultants - Mechanical Engineering
CGW Consulting Engineers - Structural Engineering

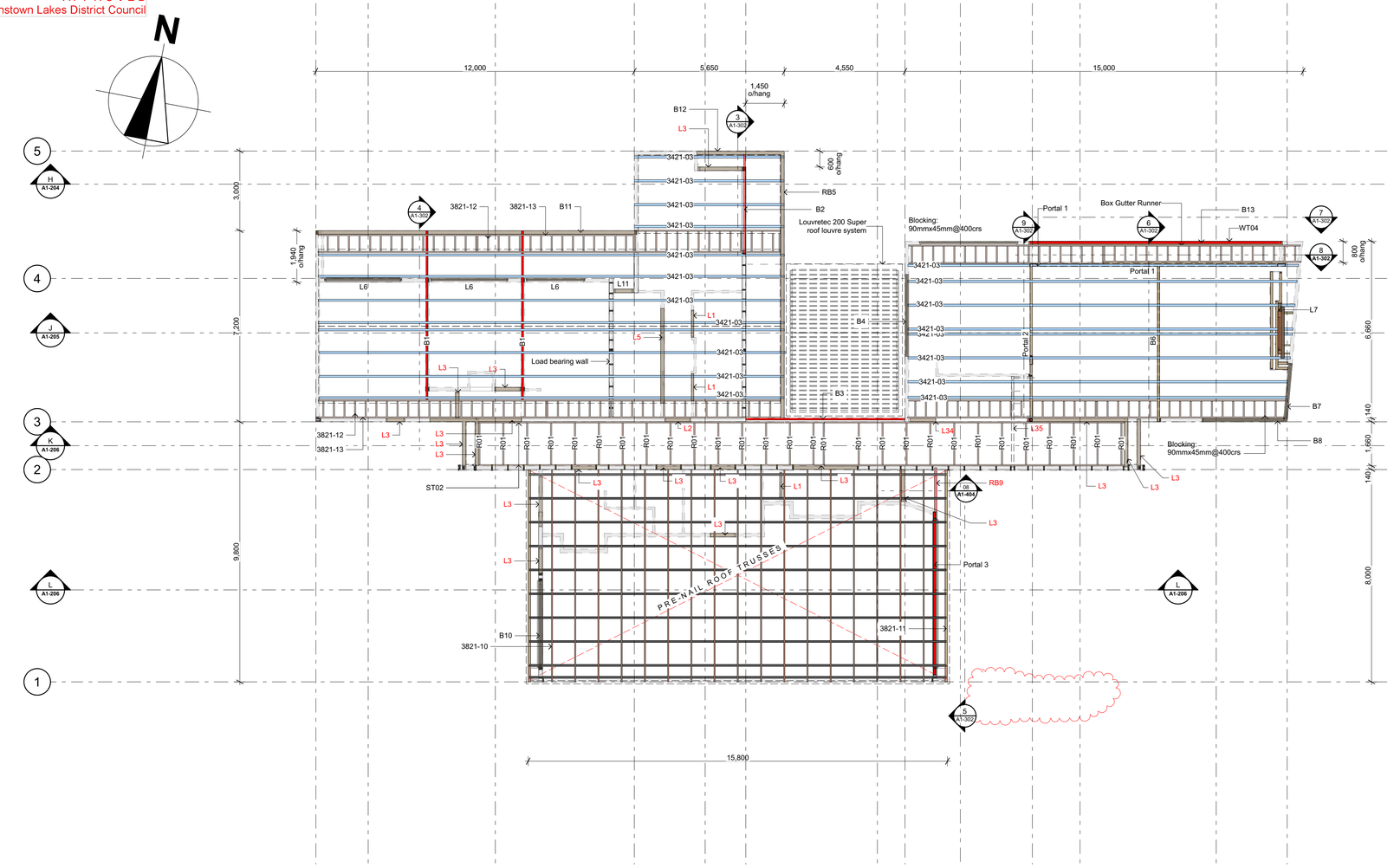
JOB TITLE:
SHAW RESIDENCE
OPAL LANE
WANAKA

CLIENT: Tony and Raewyn Shaw

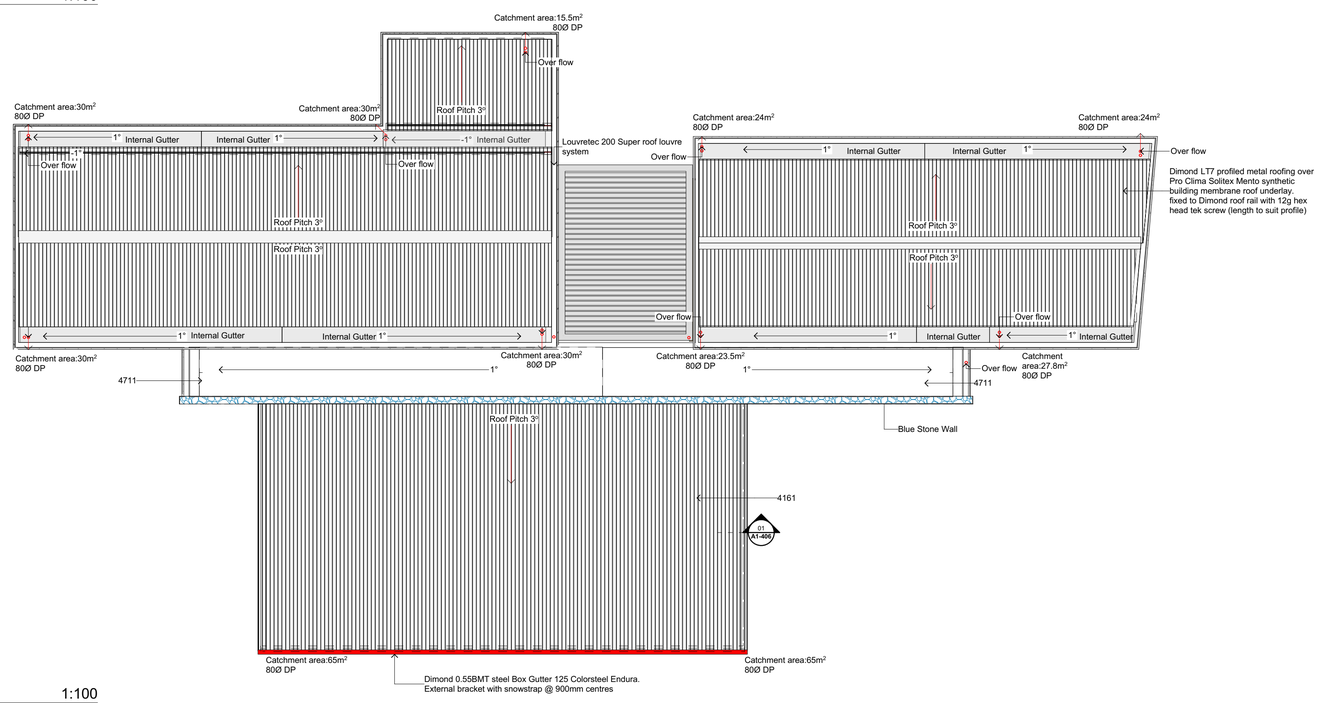
DRAWING TITLE:
GROUND FLOOR PLAN

SCALE: 1:100 @ A1		DATE: 3/06/2022
DESIGNED BY: Steve Humpherson	DRAWN BY: FA	CHECKED BY: Steve Humpherson
STAGE: BUILDING CONSENT		DRAWING No. : A1-105
REV. 01	JOB No. Shaw_Opal Lane_A24_DD02	

BC220498 APPROVED
Queenstown Lakes District Council



01 ROOF FRAMING PLAN 1:100



01 ROOF PLAN 1:100

RF ROOF FRAMING

Element ID	Detailed Description	Fixing Notes	Total Lineal metres
3421-02	Diamond galvanised slotted roof rail	Fixed over each purlin as per manufacturers documentation	296,442.2
3421-03	Dimond HI-Span Steel Purlin 200mm/12 @ 900mm crs.	Fixed as per Engineers documentation	279,032.3
3821-01	Purlin: 70mm x 45mm SG8 H1.2 @ 900mm centres.	Fixing type U: 1 / 14g self-drilling Type 17 screw, 100 mm long. (Alternative fixing capacity 5.5kN)	157,189.6
3821-10	Truss: SG8 H1.2 @ 900mm centres.	Truss fixing to manufacturers specification	855.0
3821-11	Gable End Truss: SG8 H1.2.	Truss fixing to manufacturers specification	90.0
3821-12	Box Gutter Blocking: 90mm x 45mm SG8 H1.2 @ 400mm centres.		101,617.0
3821-13	Box Gutter Runner: 90mm x 45mm SG8 H1.2 .		127,622.8
B3	200 PFC	Fixed as per Engineer's Documentation	5,999.8
B4	Lintel: 3/240mm x 45mm SG8 H1.2.	Lumberlok Type H 13.5kN lintel connection	9,270.0
B5	Lintel: 2/240mm x 45mm SG8 H1.2.	Lumberlok Type H 13.5kN lintel connection	7,425.2
B12	Beam: 3/140mm x 45mm SG8 H1.2.	Lumberlok Type F 4.kN lintel connection: Fixed as per engineers documentation.	3,295.0
R01	Rafter: 140mm x 45mm SG8 H1.2 @ 900mm centres.	Side fix to raking timber stringer each side with LUMBERLOK JH47 x 120 joist hanger fixed to Mitek specifications	47,220.6
RB5	Beam: 3/140mm x 45mm SG8 H1.2.	Fixed as per engineers documentation.	10,060.0
ST02	Rafter Stringer: 140mm x 45mm SG8 H1.2 .	Type K 3.93Kn Mitek Studlok Fixing - 1 x BOWMAC® StudLok™ SL125 and 2 x 90mm x 3.15 dia. nails to each stud.	48,592.0

SORTED ARCHITECTURE
80 Ardmore St PO Box 339 Wanaka New Zealand
Phone 03 443 1661 -Mob 0274474147
info@sortedarchitecture.co.nz · www.sortedarchitecture.co.nz

CONSULTANTS:
TM Consultants - Mechanical Engineering
CGW Consulting Engineers - Structural Engineering

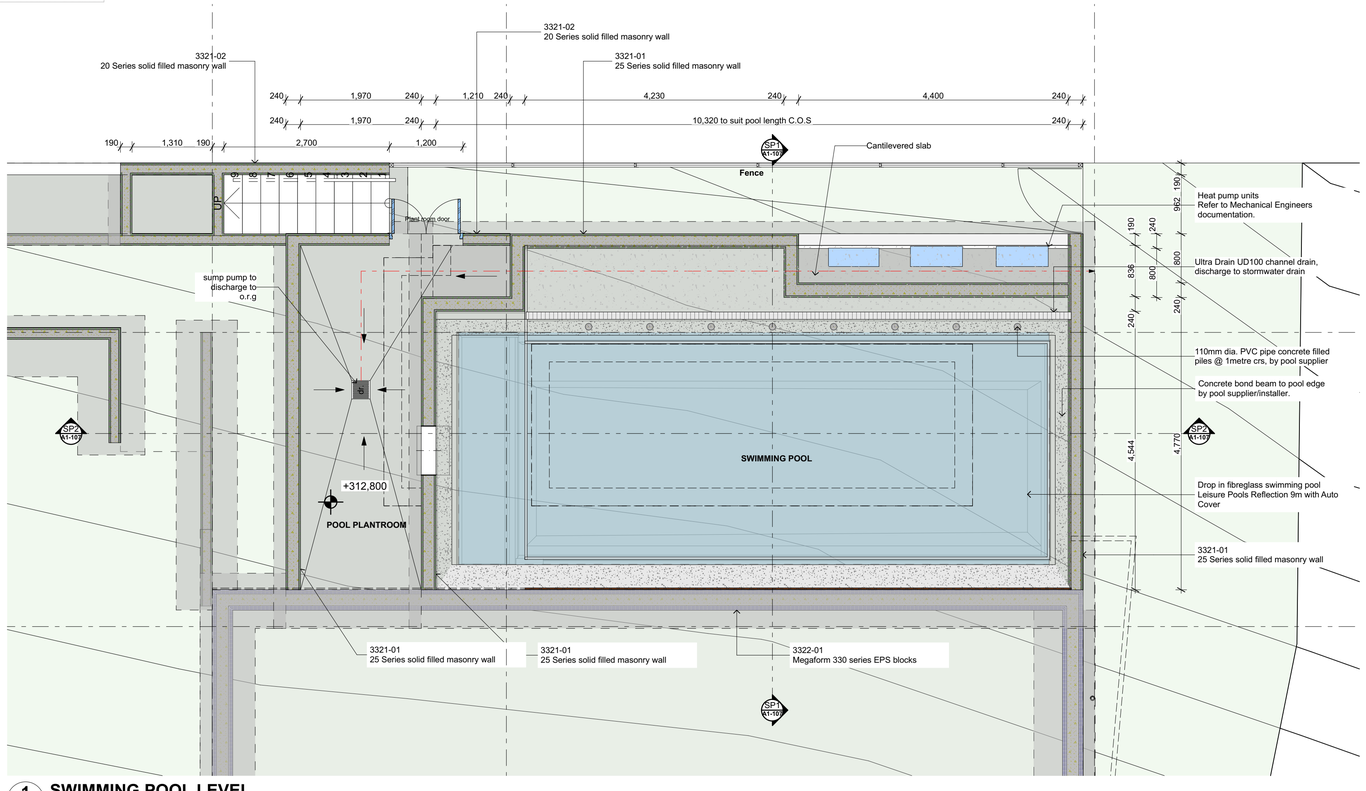
JOB TITLE:
SHAW RESIDENCE
OPAL LANE
WANAKA

CLIENT:
Tony and Raewyn Shaw

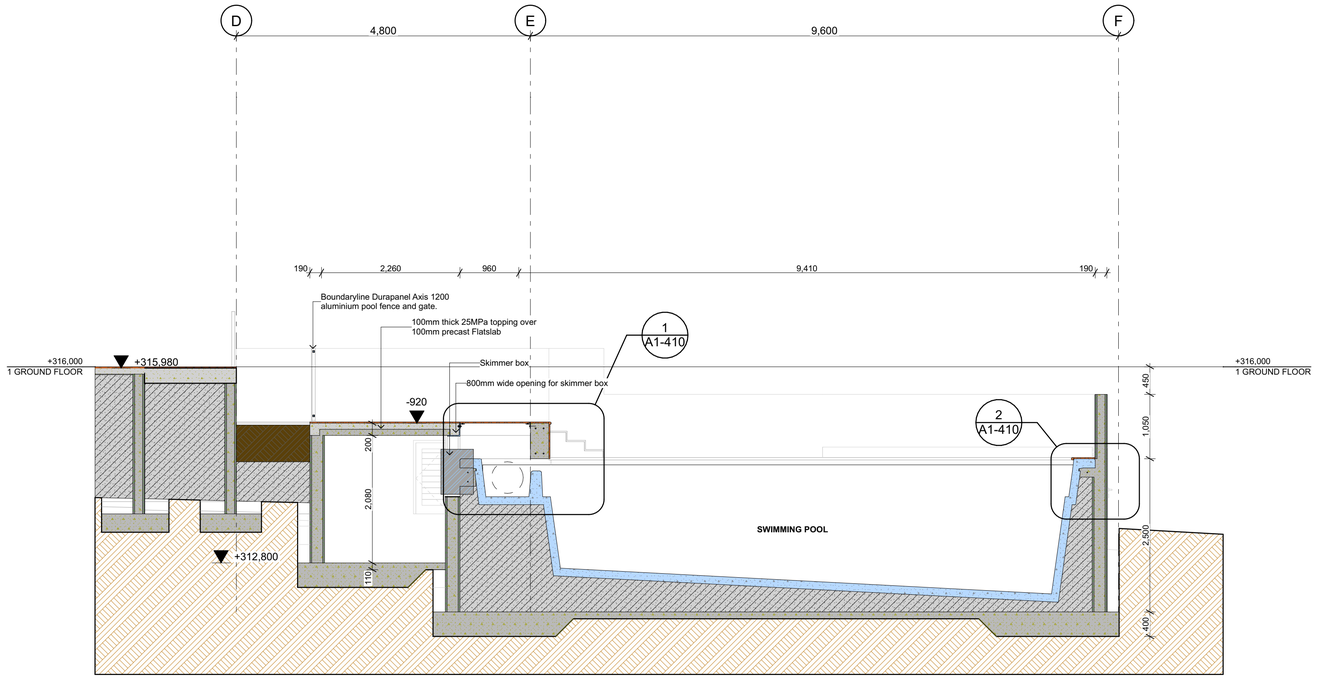
DRAWING TITLE:
ROOF FRAMING & ROOF PLAN

SCALE:	DATE:
1:100 @ A1	3/06/2022
DESIGNED BY: Steve Humpherson	DRAWN BY: FA
CHECKED BY: Steve Humpherson	
STAGE: BUILDING CONSENT	DRAWING No. : A1-106
REV. 01	JOB No. Shaw_Opal Lane_A24_DD02

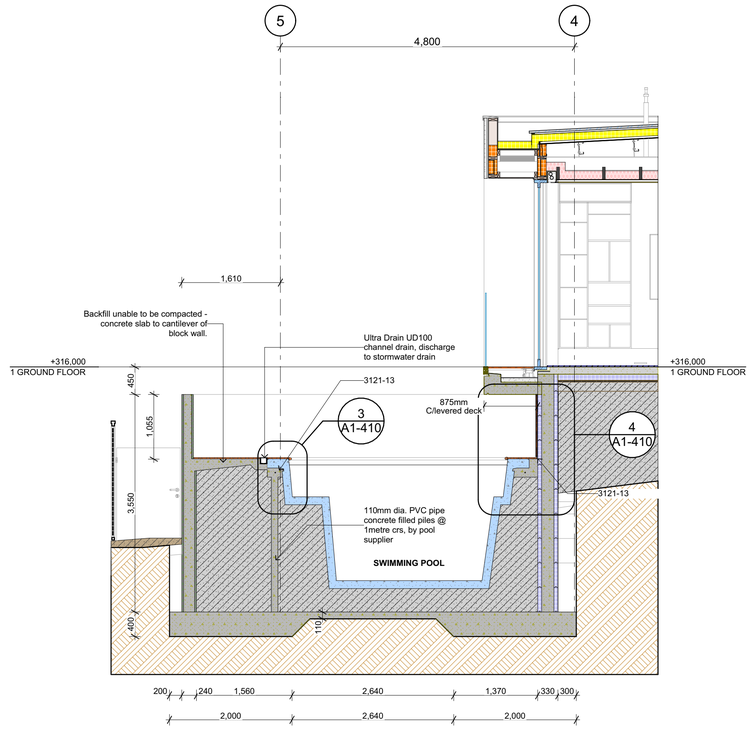
BC220498 APPROVED
Queenstown Lakes District Council



1 SWIMMING POOL LEVEL
#LayID Scale 1:50



2 SECTION SP 2
#LayID Scale 1:50



3 SECTION SP 1
#LayID Scale 1:50

SORTED ARCHITECTURE
80 Ardmore St PO Box 339 Wanaka New Zealand
Phone 03 443 1681 · Mob 0274474147
info@sortedarchitecture.co.nz · www.sortedarchitecture.co.nz

CONSULTANTS:
TM Consultants - Mechanical Engineering
CGW Consulting Engineers - Structural Engineering

JOB TITLE:
SHAW RESIDENCE
OPAL LANE
WANAKA

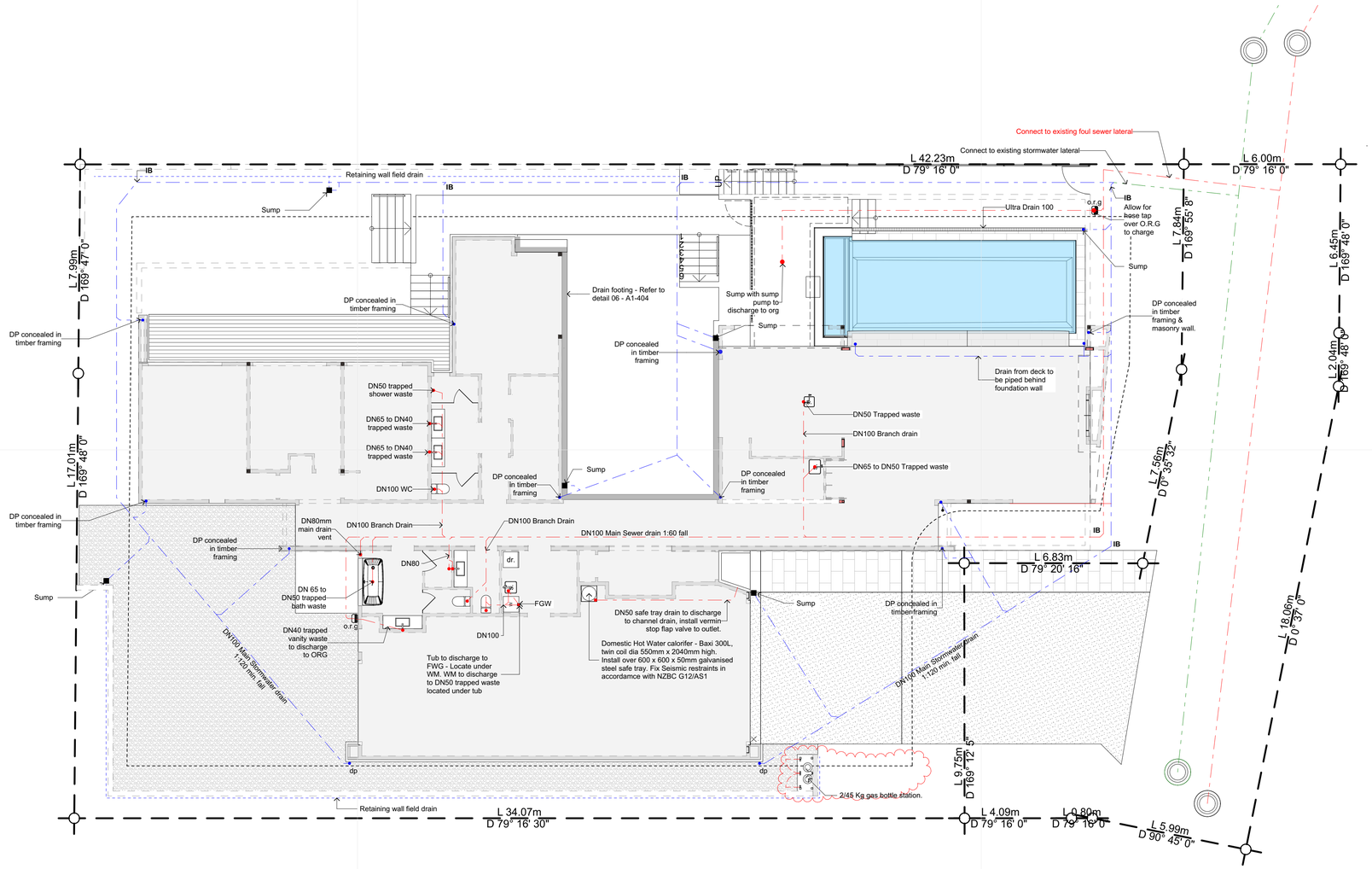
CLIENT:
Tony and Raewyn Shaw

DRAWING TITLE:
SWIMMING POOL & PLANT ROOM FLOOR PLAN

SCALE:	DATE:
1:50 @ A1	3/06/2022
DESIGNED BY: Steve Humpherson	DRAWN BY: FA
CHECKED BY: Steve Humpherson	
STAGE: BUILDING CONSENT	DRAWING No. : A1-107
REV. 01	JOB No. Shaw_Opal Lane_A24_DD02

CONTRACTOR SHALL CHECK ALL DIMENSIONS ON SITE.
USE FIGURED DIMENSIONS ONLY. DO NOT SCALE OFF DRAWINGS.

BC220498 APPROVED
Queenstown Lakes District Council



01 **GROUND FLOOR - PLUMBING PLAN**
#LayID Scale 1:100

PLUMBING KEY:

WHB	WASH HAND BASIN
K.SINK	KITCHEN SINK
SH	SHOWER
BATH	BATH
SINK	SINK
WM	WASHING MACHINE
WC	WATER CLOSET
HWC	HOT WATER CYLINDER
WH	WATER HEATER / CALIFONT
TUB	LAUNDRY TUB
GT	GULLY TRAP
TV	TERMINAL VENT
FWG	FLOOR WASTE GULLY
ORG	OVERFLOW RELIEF GULLY
IJ	INSPECTION JUNCTION
IB	INSPECTION BEND
	SEWER LINE
	STORM WATER LINE
dp	DOWN PIPE
tp	TAP
DW	DISH WASHER
	CHANNEL DRAIN

SANITARY PIPING

TYPICAL PIPE SIZES FROM FIXTURES

VANITY	DN 40	1 in 40
KITCHEN SINK	DN 50	1 in 40
WC	DN 100	1 in 60
SHOWER	DN 50	1 in 40
WASHING MACHINE	DN 50	1 in 40

STORMWATER PIPING

MINIMUM GRADIENTS

DN 85	1 in 90
DN 100	1 in 120
DN 150	1 in 200
DN 225	1 in 350

PLUMBING NOTES:

PLUMBER TO INSTALL AT CORRECT LOCATIONS INSPECTION OPENINGS, BENDS & JUNCTIONS ETC AS PER AS/NZS3500 & NZBC.

ALL LINES LONGER THAN 10 METRES FROM MAIN SEWER LINE TO BE VENTED.

ALL LINES WITH A DEVELOPED LENGTH GREATER THAN 3.5m TO HAVE AIR ADMITTANCE VALVES

ALL COLD WATER FEEDS WITHIN HOUSE TO BE KEMBLA PEX & HOT WATER FEEDS TO BE KEMBLA COPPER & KEMBLA GAS FOR ALL GAS PIPE WORK

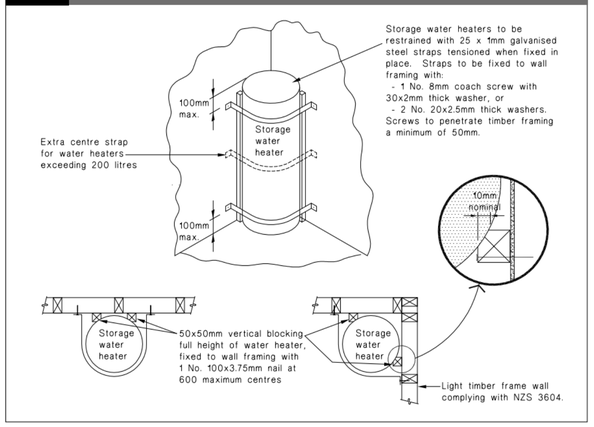
ALL PLUMBING WORKS TO COMPLY WITH AS/NZS3500 (all works to be completed by a registered plumber)

ENERGY SOURCES:

ALL ELECTRICAL WORKS TO COMPLY WITH NZS3000.2007 (all works to be completed by a registered electrician).

ALL GAS WORKS TO COMPLY WITH NZS5261 (all works to be completed by a registered gasfitter).

Figure 14: **Seismic Restraint of Storage Water Heaters 90 – 360 litres**
Paragraph 6.11.4



SORTED ARCHITECTURE
80 Ardmore St PO Box 339 Wanaka New Zealand
Phone 03 443 1661 -Mob 0274474147
info@sortedarchitecture.co.nz · www.sortedarchitecture.co.nz

CONSULTANTS:
TM Consultants - Mechanical Engineering
CGW Consulting Engineers - Structural Engineering

JOB TITLE:
SHAW RESIDENCE
OPAL LANE
WANAKA

CLIENT:
Tony and Raewyn Shaw

DRAWING TITLE:
PLUMBING PLAN

SCALE: 1:100 @ A1		DATE: 3/06/2022
DESIGNED BY: Steve Humpherson	DRAWN BY: FA	CHECKED BY: Steve Humpherson
STAGE: BUILDING CONSENT		DRAWING No. : A1-108
REV. 01	JOB No. Shaw_Opal Lane_A24_DD02	

BC220498 APPROVED
Queenstown Lakes District Council

Garden Spikes
To Kitchen
Selected stair light, on sensor
Garden Spikes lights
Selected stair light on sensor
Gate
Selected stair light
Selected pool lights
Led strip under cantilevered deck
Power points under bench & in cupboard for printer
Led striplights to shelving
Evoline Backflip benchtop power outlet
LED strip over bench
Selected surface mounted pendant light
TV & Audio
Gas Fire
Led strip light to wardrobes
Heated mirror with demister & lights
Towel Rail
Allow for LED strip lights to overhead display niches and shelves in kitchen
Allow for LED strip lights to bar area (confirm door operated)
Allow for LED strip lights to shelves in scullery
Led strip light to wardrobes
Door operated led cupboard light
Garden Spikes lights
Mirror with lights
Track light system recessed into ceiling
Selected recessed paver uplights
LED strip light to shelving
Heated mirror with demister & lights
LED strip light to cupboards
Spot light
Selected garden lights
Garage door motor
LED panel garage lights
Garage door motor

Note: For ventilation, refer to ME - TM documentation

ELECTRICAL KEY

- VYNCO Fusion Black Metal Series Light switch, single
- VYNCO Fusion Black Metal Series Light switch, single
- VYNCO Fusion Black Metal Series Switched socket, double
- SD — Smoke detector installed within 3m of bedrooms
- Selected LED downlight. TBC with lighting design
- Track light system recessed into ceiling
- Indicative wiring
- ---
- Under tile heating
- Pendant light
- Switch board
- LED panel garage lights
- Garden spike lights
- LED strip light
- Wall spot light
- External wall light
- Pavers uplights
- HWC — 300L Hot water cylinder - Refer to mechanical engineer (TM) documentation

1 GROUND FLOOR - ELECTRICAL PLAN
#LayID Scale 1:50

SORTED ARCHITECTURE
80 Ardmore St PO Box 339 Wanaka New Zealand
Phone 03 443 1661 -Mob 0274474147
info@sortedarchitecture.co.nz · www.sortedarchitecture.co.nz

CONSULTANTS:
TM Consultants - Mechanical Engineering
CGW Consulting Engineers - Structural Engineering

JOB TITLE:
SHAW RESIDENCE
OPAL LANE
WANAKA

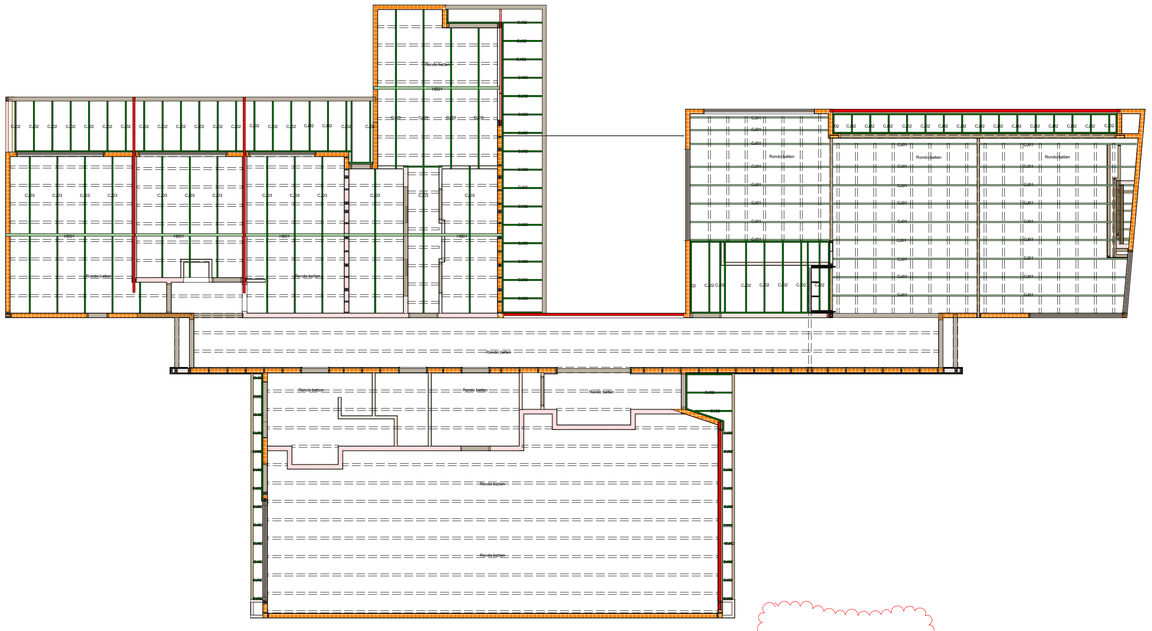
CLIENT: Tony and Raewyn Shaw

DRAWING TITLE:
ELECTRICAL PLAN

SCALE:	DATE:
1:50 @ A1	3/06/2022
DESIGNED BY: Steve Humpherson / DRAWN BY: FA / CHECKED BY: Steve Humpherson	
STAGE: BUILDING CONSENT	DRAWING No.: A1-109
REV. 01 / JOB No. Shaw_Opal Lane_A24_DD02	

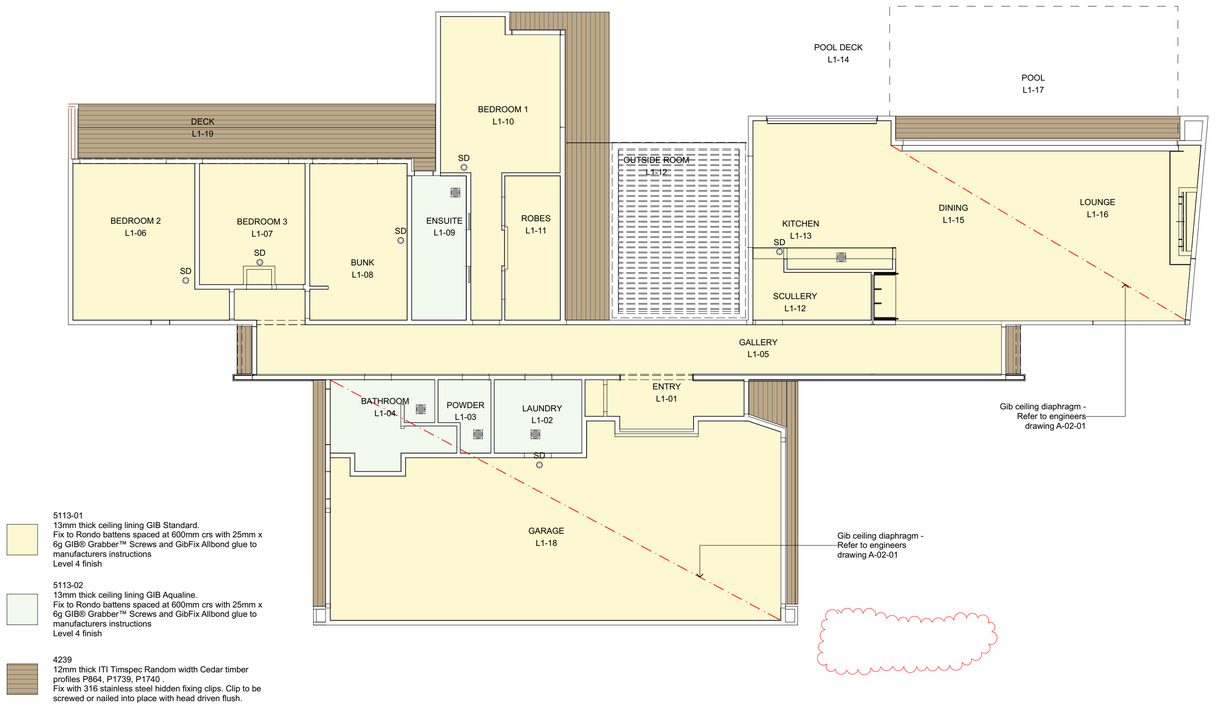
CONTRACTOR SHALL CHECK ALL DIMENSIONS ON SITE.
USE FIGURED DIMENSIONS ONLY. DO NOT SCALE OFF DRAWINGS.

BC220498 APPROVED
Queenstown Lakes District Council



CF CEILING FRAMING	
Element ID	**Detailed Description**
CJ01	Ceiling Joist: 200mm x 45mm CHH hySPAN H1.2 @ 600mm centres.
CJ02	Ceiling Joist: 90mm x 45mm SG8 H1.2 @ 600mm centres.
CJ03	Ceiling Joist: 190mm x 45mm SG8 H1.2 @ 900mm centres.
HB01	Hanging Beam: 2/200mm x 45mm CHH hySPAN H1.2.
Rondo batten	Rondo Battens @ 600mm crs.

6 CEILING FRAMING PLAN
#LayID Scale 1:100



5113-01
13mm thick ceiling lining GIB Standard.
Fix to Rondo battens spaced at 600mm crs with 25mm x 6g GIB® Grabber™ Screws and GibFix Allbond glue to manufacturers instructions
Level 4 finish

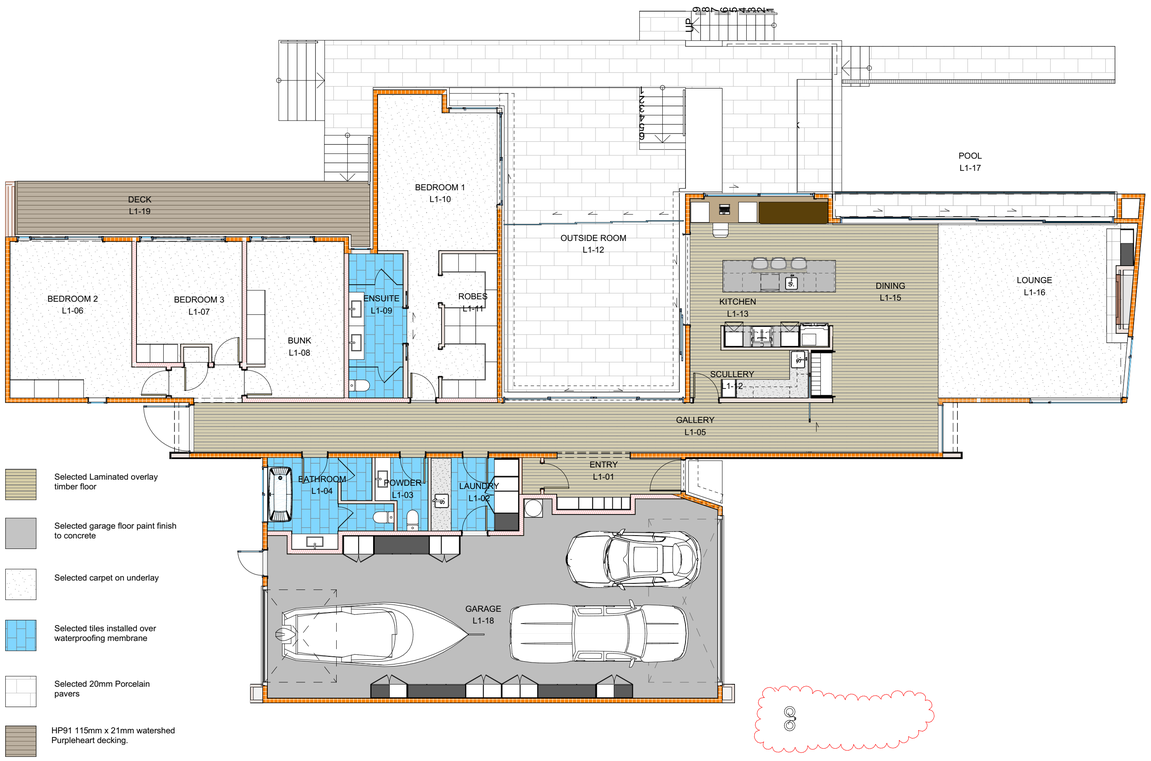
5113-02
13mm thick ceiling lining GIB Aqualine.
Fix to Rondo battens spaced at 600mm crs with 25mm x 6g GIB® Grabber™ Screws and GibFix Allbond glue to manufacturers instructions
Level 4 finish

4239
12mm thick ITI Timspec Random width Cedar timber profiles P864, P1739, P1740.
Fix with 316 stainless steel hidden fixing clips. Clip to be screwed or nailed into place with head driven flush.

Smoke Detector
Cavius Photoelectric Smoke Alarm

Extract Fan
Refer to Mechanical Engineers documentation

02 GROUND FLOOR - REFLECTED CEILING PLAN
Scale 1:100



01 FLOOR FINISHES PLAN
Scale 1:100

FINISHES SCHEDULE

Zone Number	Zone Name	Floor Finish	Wall Finish	Ceiling Finish	Measured Area	Height
L1-01	ENTRY	Timber overlay	Stone finish/Painted Plasterboard	Painted Plasterboard	7.23	2,460
L1-02	LAUNDRY	Tiles	Painted Plasterboard	Painted Plasterboard	6.91	2,760
L1-03	POWDER	Tiles	Painted Plasterboard	Painted Plasterboard	3.46	2,760
L1-04	BATHROOM	Tiles	Tiles	Painted Plasterboard	9.79	2,760
L1-05	GALLERY	Timber overlay	Stone finish/Painted Plasterboard	Painted Plasterboard	39.74	2,460
L1-06	BEDROOM 2	Carpet	Painted Plasterboard	Painted Plasterboard	21.65	2,760
L1-07	BEDROOM 3	Carpet	Painted Plasterboard	Painted Plasterboard	13.70	2,760
L1-08	BUNK	Carpet	Painted Plasterboard	Painted Plasterboard	16.33	2,760
L1-09	ENSUITE	Tiles	Tiles	Painted Plasterboard	8.69	2,760
L1-10	BEDROOM 1	Carpet	Painted Plasterboard	Painted Plasterboard	23.84	2,760
L1-11	ROBES	Carpet	Painted Plasterboard	Painted Plasterboard	7.65	2,760
L1-12	OUTSIDE ROOM	Tiles	N/A	N/A	58.74	3,060
L1-12	SCULLERY	Timber overlay	Painted Plasterboard	Painted Plasterboard	6.25	2,460
L1-13	KITCHEN	Timber overlay	Painted Plasterboard	Painted Plasterboard	22.22	3,060
L1-14	POOL DECK	Tiles	N/A	N/A	18.10	3,060
L1-15	DINING	Timber overlay	Painted Plasterboard	Painted Plasterboard	21.52	3,060
L1-16	LOUNGE	Carpet	Painted Plasterboard	Painted Plasterboard	34.03	3,060
L1-17	POOL	Pool plaster	Pool plaster	N/A	37.78	3,060
L1-18	GARAGE	Garage floor paint	Plywood	Painted Plasterboard	83.55	2,760
L1-19	DECK	Tiles	N/A	N/A	21.06	2,760

SORTED ARCHITECTURE
80 Ardmore St PO Box 339 Wanaka New Zealand
Phone 03 443 1661 - Mob 0274474147
info@sortedarchitecture.co.nz - www.sortedarchitecture.co.nz

CONSULTANTS:
TM Consultants - Mechanical Engineering
CGW Consulting Engineers - Structural Engineering

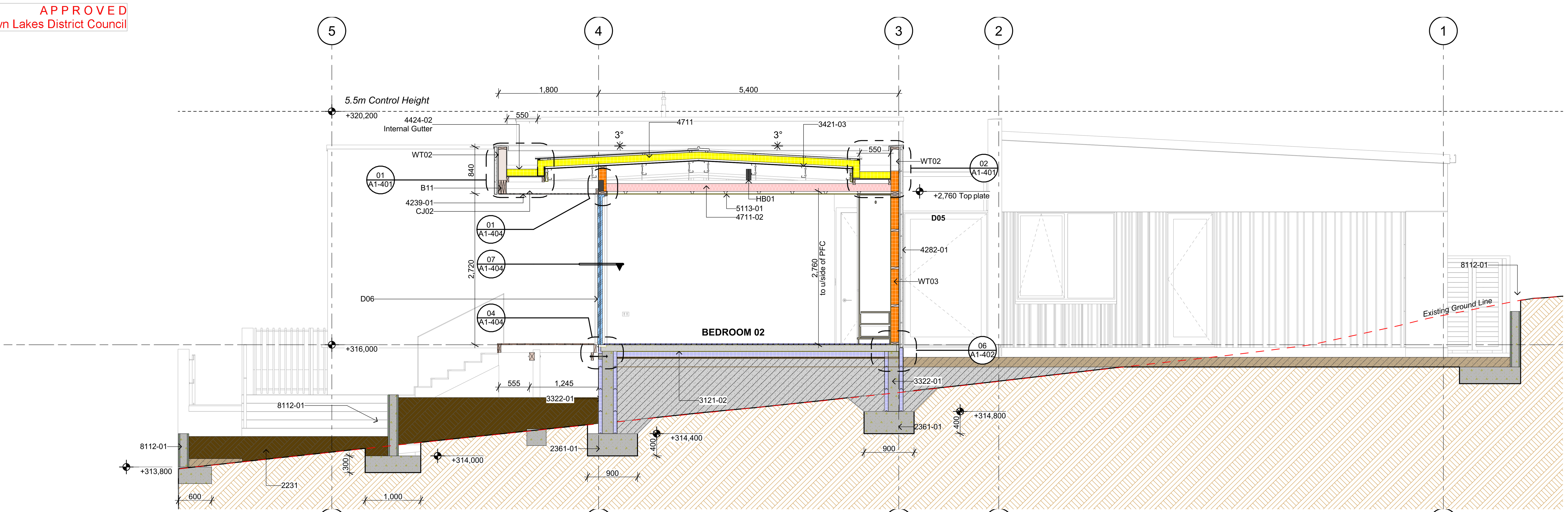
JOB TITLE:
SHAW RESIDENCE
OPAL LANE
WANAKA

CLIENT:
Tony and Raewyn Shaw

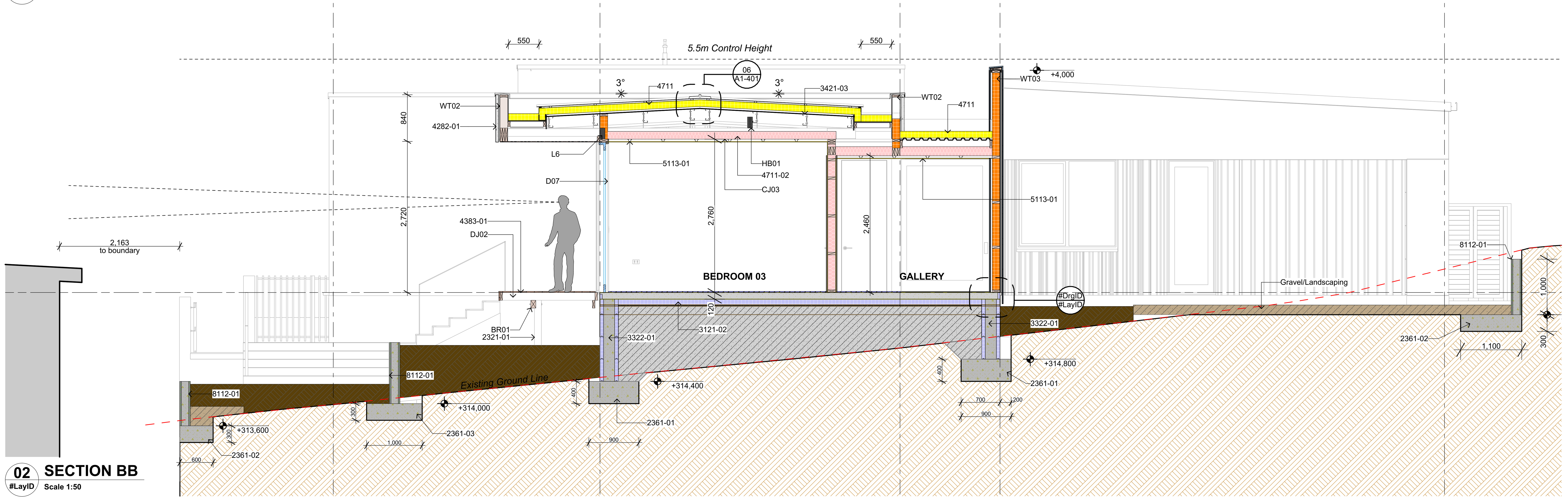
DRAWING TITLE:
REFLECTED CEILING & FINISHES PLANS - PROPOSED

SCALE:	DATE:
1:100, 1:1 @ A1	3/06/2022
DESIGNED BY: Steve Humpherson	DRAWN BY: FA
CHECKED BY: Steve Humpherson	
STAGE: BUILDING CONSENT	DRAWING No. : A1-110
REV. 01	JOB No. Shaw_Opal Lane_A24_DD02

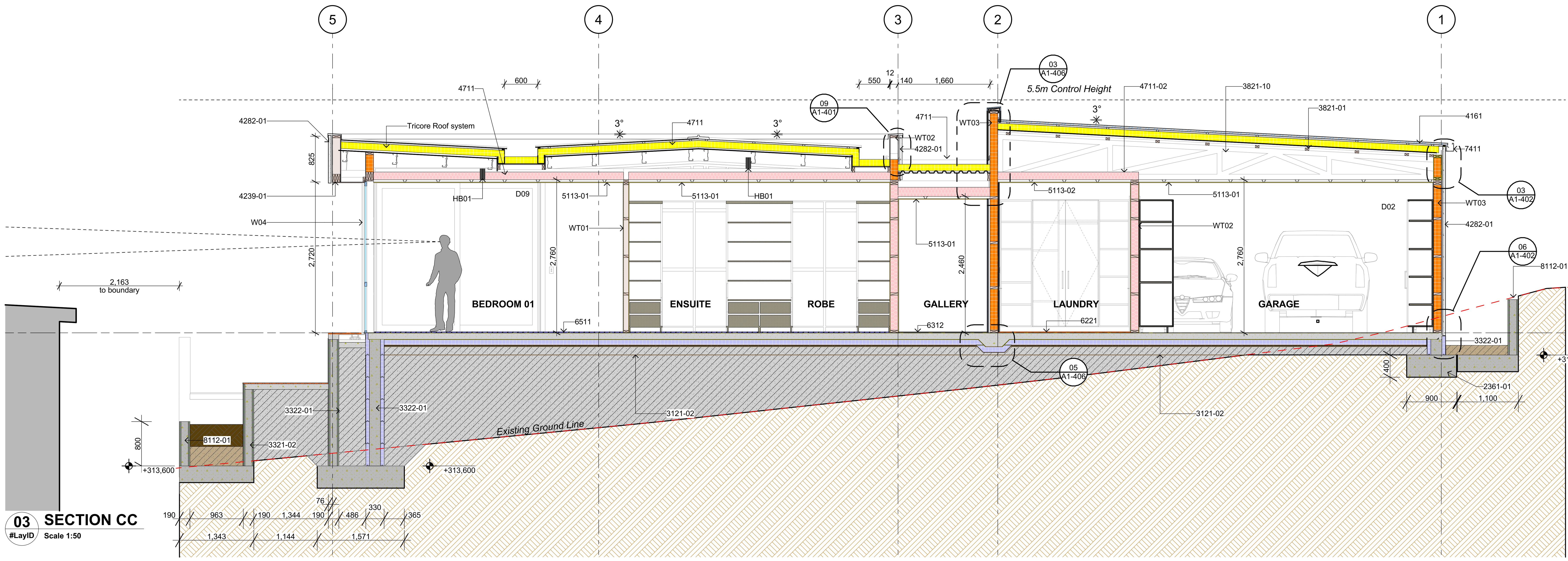
CONTRACTOR SHALL CHECK ALL DIMENSIONS ON SITE.
USE FIGURED DIMENSIONS ONLY. DO NOT SCALE OFF DRAWINGS.



01 SECTION AA
#LayID Scale 1:50



02 SECTION BB
#LayID Scale 1:50



03 SECTION CC
#LayID Scale 1:50

2321 Timber pole foundations

2321-01	SG8 125mm x 125mm H5 Ordinary Pile. 350 x 350 x 300mm deep 20mPa min. concrete footing.	Rebate seat to top of pile to sit bearer leaving 100mm min. Fix with M12 bolt and 50 x 50 x 3mm washers - Hot-dipped galvanized

2361 Concrete strip footings

2361-01	400mm deep x 900mm wide concrete footing. Reinforced as per structural engineers documentation. Detail 01 sheet S-01-02	
2361-02	300mm deep x min 1100mm wide concrete footing. Reinforced as per structural engineers documentation. Detail 05 sheet S-01-03	
2361-03	300mm deep concrete footing HD12 @ 300crs max each way, top and bottom, 75 cover all around.	
2361-04	400mm deep x 1800mm wide concrete footing SED - Detail 07 Sheet S-01-05	
2361-05	400mm deep x 2000mm wide concrete footing. Detail Sheet S-01-04 Detail 6	
2361-06	400mm deep x 300mm wide concrete with 400mm deep x 1000mm wide cantilever slab on top. Reinforced as per structural engineer documentation Detail Sheet S-01-03 Detail 4	
2361-07	800mm deep x 900mm wide concrete footing Reinforced as per structural engineer documentation Detail 2 Sheet S-01-02	
2361-08	200mm wide x 150mm deep drain footing with 100mm x 100mm x 5mm EA stainless steel angle. Cast into paving slab with M10 bolts @ 600mm centres. 2/D12 horizontal bars (placed horizontally side by side or stacked vertically) with R10 links @ 600crs, 75mm cover all round	
2361-10	900 x 900 x 900mm deep concrete pad foundation. SED - Detail 09 Sheet S-01-04 with	
2361-11	900mm wide x 800mm deep x 1200mm long foundation centered on portal leg. Reinforced as per engineers documentation with SED - Detail 02 Sheet S-01-02	

3121 In situ concrete

3121-01	100mm thick 20MPa concrete slab with SE62 reinforcing mesh on plastic bar chairs	Install over Damp proof membrane, 25mm sand blinding and layer of hardcore compacted in maximum 150mm layers.
3121-02	120mm thick 25MPa concrete slab reinfored with SE62 reinforcing mesh on plastic bar chairs	Install over selected 100mm underslab insulation on Damp proof membrane, 25mm sand blinding and layer of hardcore compacted in maximum 150mm layers.
3121-03	200mm thick 25MPa min. concrete cantelivered slab	Refer to engineer's documentation for reinforcing
3121-04	100mm thick 25MPa topping over 100mm precast Flatslab	Refer to engineer's documentation for reinforcing
3121-05	200mm thick 25MPa min. concrete deck slab	Refer to engineer's documentation for reinforcing
3121-06	580mm deep x 300mm wide reinforced concrete beam	SED - Detail 4 Sheet S-01-07
3121-07	250mm thick x 300mm wide slab thickening for load bearing internal wall.	SED - Detail 10 Sheet S-01-04
3121-08	450mm thick 25MPa min. concrete cantelivered slab	Refer to engineer's documentation for reinforcing
3121-09	450mm thick 25MPa min. concrete cantelivered slab	Refer to engineer's documentation for reinforcing
3121-11	110mm thick 25MPa concrete slab reinfored with SE62 reinforcing mesh on plastic bar chairs, 50mm cover top and bottom	Install over Damp proof membrane, 25mm sand blinding and layer of hardcore compacted in maximum 150mm layers.
3121-12	Cantilevered slab	SED - Detail 14 Sheet S-01-05
3121-13	Concrete bond beam to pool edge	by pool supplier/installer.
3121-14	500 x 500 x 250mm deep concrete pad slab thickening.	SED - Detail 8 Sheet S-01-04
3121-15	140mm thick insitu 30MPa concrete knib wall to support timber framed wing wall.	Reinforce with HD12 bars vertically and horizontally tied into foundation wall. Apply Sika Blackseal Plus DPM to below ground surface, protect with Expol 25mm ThermaSlab S
3121-16	390mm deep x 190mm wide reinforced concrete beam	SED - Detail 2 Sheet S-01-08
3121-17	150mm thick 25MPa concrete slab reinfored with SE62 reinforcing mesh 40mm top cover	SED - Detail 1 Sheet S-01-08
3121-18	250mm thick 20MPa concrete slab with SE62 reinforcing mesh poured above footing for gas bottle station.	

3152 Composite construction of in situ and precast concrete

3152-01	100mm precast flatslab with 100mm insitu concrete topping.	Flatslab to be designed as in exposure classification 3 as per NZS 3101:2006

3321 Hollow concrete blockwork

3321-01	25 Series solid filled masonry wall	Reinforcing to engineers specifications. Finish exposed faces with Resene Masonry Render System
3321-02	20 Series concrete masonry retaining wall. Refer to SED detail 5 sheet S-01-03	Reinforcing to engineers specifications. Finish exposed faces with Resene Masonry Render System
3321-02	20 Series solid filled masonry wall	Reinforcing to engineers specifications. Finish exposed faces with Resene Masonry Render System
3321-02	Proposed boundary retaining wall - to engineers details	Reinforcing to engineers specifications. Finish exposed faces with Resene Masonry Render System

3322 Concrete-filled hollow plastics blockwork

3322-01	Megaform 330 series EPS blocks	Reinforcing to Engineers specifications

3411 Structural steelwork

3411-03	75 x 6mm SHS	Refer to engineers documentation
3411-04	125 x 75 x 6mm steel angle	
B1	200PFC	Fixed as per Engineer's documentation
B6	230 PFC	Fixed as per Engineer's Documentation
B13	250 x 90 PFC	Fixed as per engineers documentation
Portal 1	Portal 1 300PFC	Refer to engineers documentation
Portal 2	Portal 2 300PFC	Fixing as per engineer's documentation
Portal 2	Portal 2 300PFC	Refer to engineers documentation
Portal 3	Portal 3 250PFC	Fixed as per Engineer's Documentation
Portal 3	Portal 3 250PFC	Refer to engineers documentation

3421 Light steel framing

3421-02	Diamond galvanised slotted roof rail	Fixed over each purlin as per manufacturers documentation
3421-03	Dimond HI-Span Steel Purlin 200mm/12 @ 900mm crs.	Fixed as per Engineers documentation

3813 Engineered wood products

CJ01	Ceiling Joist: 200mm x 45mm CHH hySPAN H1.2 @ 600mm centres.	
HB01	Hanging Beam: 2/200mm x 45mm CHH hySPAN H1.2.	

3821 Timber framing

3821-01	Purlin: 70mm x 45mm SG8 H1.2 @ 900mm centres.	Fixing type U: 1 / 14g self-drilling Type 17 screw, 100 mm long. (Alternative fixing capacity 5.5kN)
3821-02	Studs: 140mm x 45mm SG8 H1.2 @ 600mm centres.	
3821-03	SG8 140mm x 45mm H1.2 Wall Framing @ 450mm centres. Dwangs @ 800mm centres	
3821-04	Battens: 20mm x 45mm SG8 H1.2 @ 600mm centres.	Cavity battens structurally fixed to wall framing with 90x3.15 s/s annular grove nails off-set along centre line at max 600mm centres
3821-05	Top Plate: 140mm x 45mm SG8 H1.2 .	Fixed as per engineers documentation.
3821-06	Top Plate: 2/140mm x 45mm SG8 H1.2 .	Fixed as per engineers documentation.
3821-07	Blocking to steel beam: 140mm x 45mm SG8 H1.2 .	Fix with M12 Coach bolts @ 900mm crs +50sq x 3 washer
3821-08	Blocking to steel beam: 90mm x 45mm SG8 H1.2 .	Fix with M12 Coach bolts @ 900mm crs +50sq x 3 washer
3821-09	Blocking: 90mm x 45mm SG8 H1.2 .	
3821-10	Truss: SG8 H1.2 @ 900mm centres.	Truss fixing to manufacturers specification
3821-11	Gable End Truss: SG8 H1.2.	Truss fixing to manufacturers specification
3821-12	Box Gutter Blocking: 90mm x 45mm SG8 H1.2 @ 400mm centres.	
3821-13	Box Gutter Runner: 90mm x 45mm SG8 H1.2 .	
B11	Parapet Beam: 2/240mm x 45mm SG8 H1.2.	Fixed as per engineers documentation.
B12	Beam: 3/140mm x 45mm SG8 H1.2.	Lumberlok Type F 4.kN lintel connection; Fixed as per engineers documentation.
BL03	Blocking: 140mm x 45mm SG8 H1.2.	
BR01	Bearer: 140mm x 90mm SG8 H3.2.	Fix bearer to pile with one galvanised M12 bolt with 50 x 50 x 3mm washers.
CJ02	Ceiling Joist: 90mm x 45mm SG8 H1.2 @ 600mm centres.	Joist to plate or bearer fixing with 2/ 100 x 3.75mm (skewed) hand driven nails or 3/90 x 3.15mm (skewed) power driven nails
CJ03	Ceiling Joist: 190mm x 45mm SG8 H1.2 @ 900mm centres.	Joist to plate or bearer fixing with 2/ 100 x 3.75mm (skewed) hand driven nails or 3/90 x 3.15mm (skewed) power driven nails
DJ01	Deck Boundary Joist: 140mm x 45mm SG8 H3.2	
DJ02	Deck Joists: 140mm x 45mm SG8 H3.2 @ 450mm centres.	Joist to plate or bearer fixing with 2/ 100 x 3.75mm (skewed) hand driven nails or 3/90 x 3.15mm (skewed) power driven nails
FJ-01	Floor Joist: 140mm x 45mm joists cut to suit of plinth (approx 122mm C.O.S) SG8 H1.2.	
JS01	Joist Stringer: 140mm x 45mm SG8 H3.2.	fixed to concrete block wall with M12 bolts and 50 x 50 x 3mm washers @ 900crs, 12mm timber spacer and DPC separation to timber and block
R01	Rafter: 140mm x 45mm SG8 H1.2 @ 900mm centres.	Side fix to raking timber stringer each side with LUMBERLOK JH47 x 120 joist hanger fixed to Mitek specifications
RB5	Beam: 3/140mm x 45mm SG8 H1.2.	Fixed as per engineers documentation.
SD01	Studs: 140mm x 45mm SG8 H1.2 .	Refer to detail J1/S-04-01 CGW drawings for stud to PFC connection
SD02	Studs: 140mm x 45mm SG8 H1.2 .	Refer to detail 6/S-04-01 CGW drawings for Typical purlin to timber framing connection
SD02	Studs: 90mm x 45mm SG8 H1.2 .	
SD03	Studs: 140mm x 45mm SG8 H1.2 @ 600mm centres.	
ST02	Rafter Stringer: 140mm x 45mm SG8 H1.2 .	Type K 3.93Kn Mitek Studlok Fixing - 1 x BOWMAC® StudLok™ SL125 and 2 x 90mm x 3.15 dia. nails to each stud.
WT01	SG8 90mm x 45mm H1.2 Wall Framing @ 600mm centres. Dwangs @ 800mm centres	
WT02	SG8 140mm x 45mm H1.2 Wall Framing @ 600mm centres. Dwangs @ 800mm centres	
WT03	SG8 140mm x 45mm H1.2 Wall Framing @ 450mm centres. Dwangs @ 800mm centres	
WT03	SG8 140mm x 45mm H1.2 Wall Framing @ 600mm centres. Dwangs @ 800mm centres	
WT04	SG8 140mm x 45mm H1.2 Wall Framing @ 600mm centres. Dwangs @ 800mm centres	

4161 Building wraps, underlays and Dpc's

4161	ProClima Mento 1000 roof underlay	

4171 Rigid air barriers

4171-01	6mm James Hardie Rigid Air Barrier, fixed with 50mm x 2.8mm glavanized HardieFlex nails	

4221 Timber solid cladding

4221-01	ITI Timspec Accoya Random width RSVI combination profiles P864, P1739, P1740 19mm vertical shiplap Accoya weatherboard over 45x45mm structural horizontal castellated H3.2 timber cavity battens setout at maximum 400 centres. Fix to each stud with ASSY 90mm x 5.5mm stainless steel screw. on James Hardie 6mm RAB™ Board.	Fix with 50 x 2.8mm Silicon Bronze Crown Head annular grooved shank nails to face and 40 x 2.0mm clinch nails..

4239 Flat or shaped sheet soffit cladding

4239-01	12mm thick ITI Timspec Random width Cedar timber profiles P864, P1739, P1740 .	Fix with 316 stainless steel hidden fixing clips. Clip to be screwed or nailed into place with head driven flush.

4282 Plaster render on solid substrate

4282-01	20 Series concrete masonry retaining wall. Refer to SED detail 5 sheet S-01-03	Peel and stick battens over building wrap in line with timber studs. Screw fix AAC panels in a horizontally stretcher bond pattern using minimum 100mm x 14 g countersunk screws. Fixings to be galvanized or zinc plated steel to AS 3566 class 3.
4282-01	Resene Construction Systems Integra lightweight concrete facade system with Rockcote classico texture finish over 40mm x 20mm RCS Graphex battens on James Hardie 6mm RAB™ Board.	Peel and stick battens over building wrap in line with timber studs. Screw fix AAC panels in a horizontally stretcher bond pattern using minimum 100mm x 14 g countersunk screws. Fixings to be galvanized or zinc plated steel to AS 3566 class 3.
Polystyrene sill moulding	Resene Construction Systems Integra lightweight concrete facade system with Rockcote classico texture finish over 40mm x 20mm RCS Graphex battens on James Hardie 6mm RAB™ Board.	Peel and stick battens over building wrap in line with timber studs. Screw fix AAC panels in a horizontally stretcher bond pattern using minimum 100mm x 14 g countersunk screws. Fixings to be galvanized or zinc plated steel to AS 3566 class 3.

4291 Flashings

4291-01	.55 BMT Coloursteel Parapet Flashing	

4311 Profiled metal sheet roofing

4311-01	Dimond LT7 profiled metal roofing over Pro Clima Solitex Mento synthetic building membrane roof underlay.	fixed to Dimond roof rail with 12g hex head tek screw (length to suit profile)

4371 Louvred roofing

4381 Deck support systems

4381-01	Adjustable Buzon Pedestal with slope correction	

4383 Timber decking

4383-01	HP91 115mm x 21mm watershed Purpleheart decking.	Screw Fixing 65 x 12g Stainless steel decking screw

4424 Sheet plastics roofing

4424-01	Nuratherm TPO warm roof gutters.	Use 120 Enertherm PIR insulation, lay over Nuraply ALU vapour barrier on Nuraflux primer on plywood substrate.
4424-02	17mm H3.2 plywood membrane gutter substrate.	Fixed with 10 gauge stainless steel countersunk head screws at 150mm centres on edges and 200mm in the body of the sheets.
4424-03	17mm H3.2 plywood substrate upstand	
4424-04	Nuraply Everguard TPO membrane to concrete deck.	Adhesive fix, wrap over parapet and up into door rebate,
4424-04	Nuraply Everguard TPO membrane to concrete deck.	Adhesive fix, wrap over parapet and up into door rebate,

4711 Thermal insulation

4711-01	Enertherm PIR 120mm	
4711-02	Pink® Batts® R4.0 Ultra® 140mm wall insulation	

4915 Thin sheet steel items

4915-01	1.6mm powder coated aluminium corner flashing, glue fix.	
4915-01	8mm plate steel window shroud. Powder coat finish to match window joinery.	
4915-01	Steel Shroud Covering	

RevID	Set Name	Date
01	Building Consent Issue	12/04/2022

SORTED ARCHITECTURE
80 Ardmore St PO Box 339 Wanaka New Zealand
Phone 03 443 1661 · Mob 0274474147
info@sortedarchitecture.co.nz · www.sortedarchitecture.co.nz

CONSULTANTS:
TM Consultants - Mechanical Engineering
CGW Consulting Engineers - Structural Engineering

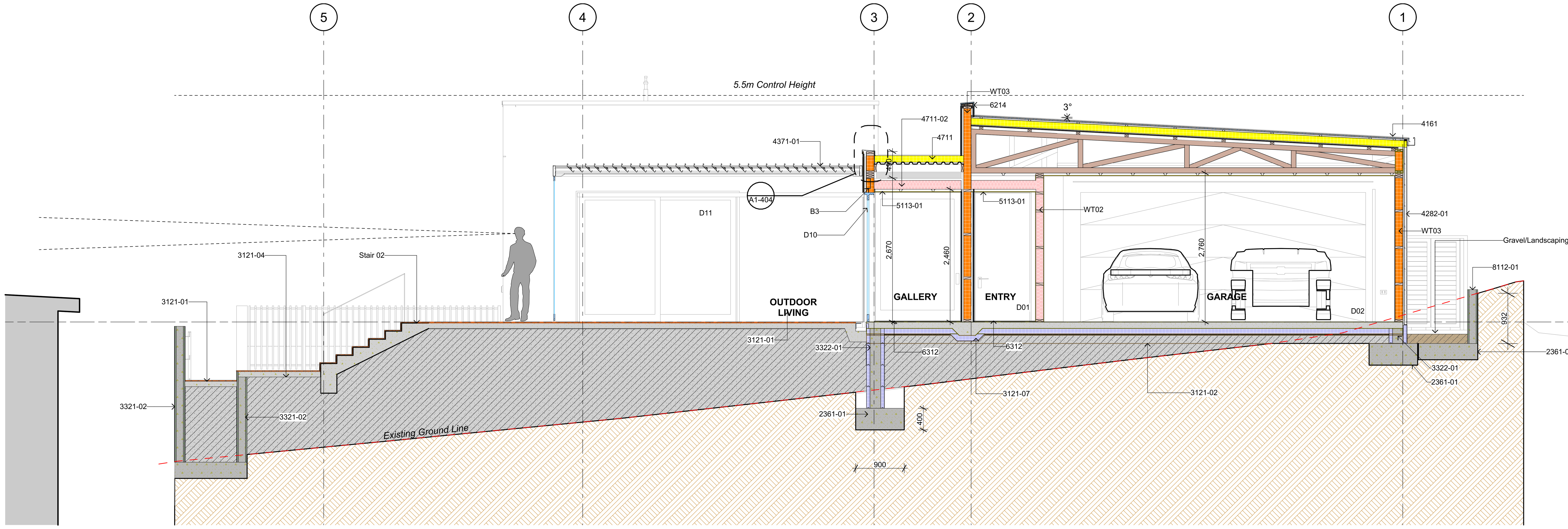
JOB TITLE:
SHAW RESIDENCE
OPAL LANE
WANAKA

CLIENT: Tony and Raewyn Shaw

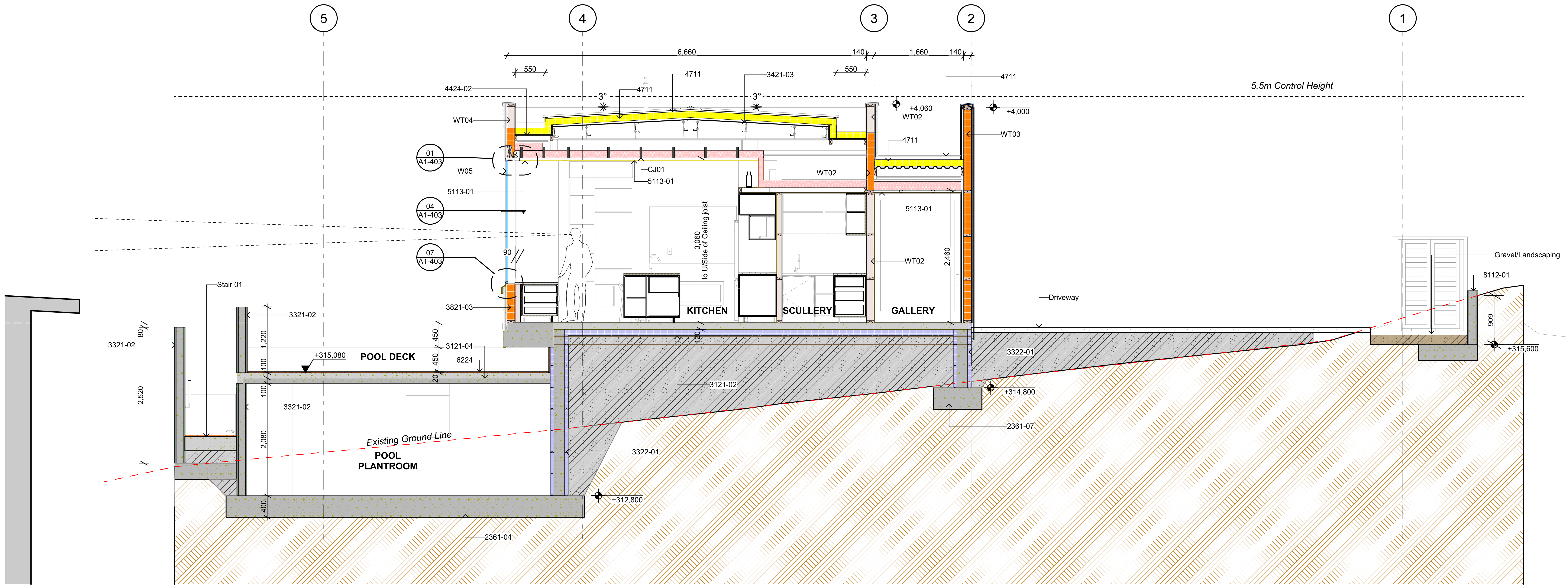
DRAWING TITLE:
SECTIONS

SCALE: 1:50 @ A1
DATE: 3/06/2022
DESIGNED BY: Steve Humpherson
DRAWN BY: FA
CHECKED BY: Steve Humpherson
STAGE: BUILDING CONSENT
DRAWING No. : A1-201
REV. 01
JOB No. Shaw_Opal Lane_A24_DD02

CONTRACTOR SHALL CHECK ALL DIMENSIONS ON SITE.
USE FIGURED DIMENSIONS ONLY. DO NOT SCALE OFF DRAWINGS.



1 SECTION DD
Scale 1:50



2 SECTION EE
Scale 1:50

2321 Timber pole foundations		
2321-01	SG8 125mm x 125mm H5 Ordinary Pile. 350 x 350 x 300mm deep 20mPa min. concrete footing.	Rebate seat to top of pile to sit bearer leaving 100mm min. Fix with M12 bolt and 50 x 50 x 3mm washers - Hot-dipped galvanized
2361 Concrete strip footings		
2361-01	400mm deep x 900mm wide concrete footing. Reinforced as per structural engineers documentation. Detail 01 sheet S-01-02	
2361-02	300mm deep x min 1100mm wide concrete footing. Reinforced as per structural engineers documentation. Detail 05 sheet S-01-03	
2361-03	300mm deep concrete footing HD12 @ 300crs max each way, top and bottom, 75 cover all around.	
2361-04	400mm deep x 1800mm wide concrete footing SED - Detail 07 Sheet S-01-05	
2361-05	400mm deep x 2000mm wide concrete footing. Detail Sheet S-01-04 Detail 6	
2361-06	400mm deep x 300mm wide concrete with 400mm deep x 1000mm wide cantilever slab on top. Reinforced as per structural engineer documentation Detail Sheet S-01-03 Detail 4	
2361-07	800mm deep x 900mm wide concrete footing Reinforced as per structural engineer documentation Detail 2 Sheet S-01-02	
2361-08	200mm wide x 150mm deep drain footing with 100mm x 100mm x 5mm EA stainless steel angle. Cast into paving slab with M10 bolts @ 600mm centres. 2/D12 horizontal bars (placed horizontally side by side or stacked vertically) with R10 links @ 600crs, 75mm cover all round	
2361-10	900 x 900 x 900mm deep concrete pad foundation. SED - Detail 09 Sheet S-01-04 with	
2361-11	900mm wide x 800mm deep x 1200mm long foundation centered on portal leg. Reinforced as per engineers documentation with SED - Detail 02 Sheet S-01-02	
3121 In situ concrete		
3121-01	100mm thick 20MPa concrete slab with SE62 reinforcing mesh on plastic bar chairs	Install over Damp proof membrane, 25mm sand blinding and layer of hardcore compacted in maximum 150mm layers.
3121-02	120mm thick 25MPa concrete slab reinfored with SE62 reinforcing mesh on plastic bar chairs	Install over selected 100mm underslab insulation on Damp proof membrane, 25mm sand blinding and layer of hardcore compacted in maximum 150mm layers.
3121-03	200mm thick 25MPa min. concrete cantelivered slab	Refer to engineer's documentation for reinforcing
3121-04	100mm thick 25MPa topping over 100mm precast Flatslab	Refer to engineer's documentation for reinforcing
3121-05	200mm thick 25MPa min. concrete deck slab	Refer to engineer's documentation for reinforcing
3121-06	580mm deep x 300mm wide reinforced concrete beam	SED - Detail 4 Sheet S-01-07
3121-07	250mm thick x 300mm wide slab thickening for load bearing internal wall.	SED - Detail 10 Sheet S-01-04
3121-08	450mm thick 25MPa min. concrete cantelivered slab	Refer to engineer's documentation for reinforcing
3121-09	450mm thick 25MPa min. concrete cantelivered slab	Refer to engineer's documentation for reinforcing
3121-11	110mm thick 25MPa concrete slab reinfored with SE62 reinforcing mesh on plastic bar chairs, 50mm cover top and bottom	Install over Damp proof membrane, 25mm sand blinding and layer of hardcore compacted in maximum 150mm layers.
3121-12	Cantilevered slab	SED - Detail 14 Sheet S-01-05
3121-13	Concrete bond beam to pool edge	by pool supplier/installer.
3121-14	500 x 500 x 250mm deep concrete pad slab thickening.	SED - Detail 8 Sheet S-01-04
3121-15	140mm thick insitu 30MPa concrete knib wall to support timber framed wing wall.	~~Reinforce with HD12 bars vertically and~~ horizontally tied into foundation wall. Apply Sika Blackseal Plus DPM to below ground surface, ~~protect with Expol 25mm ThermaSlab S~~
3121-16	390mm deep x 190mm wide reinforced concrete beam	SED - Detail 2 Sheet S-01-08
3121-17	150mm thick 25MPa concrete slab reinfored with SE62 reinforcing mesh 40mm top cover	SED - Detail 1 Sheet S-01-08
3121-18	250mm thick 20MPa concrete slab with SE62 reinforcing mesh poured above footing for gas bottle station.	
3152 Composite construction of in situ and precast concrete		
3152-01	100mm precast flatslab with 100mm insitu concrete topping.	Flatslab to be designed as in exposure classification 3 as per NZS 3101:2006
3321 Hollow concrete blockwork		
3321-01	25 Series solid filled masonry wall	Reinforcing to engineers specifications. Finish exposed faces with Resene Masonry Render System
3321-02	20 Series concrete masonry retaining wall. Refer to SED detail 5 sheet S-01-03	Reinforcing to engineers specifications. Finish exposed faces with Resene Masonry Render System
3321-02	20 Series solid filled masonry wall	Reinforcing to engineers specifications. Finish exposed faces with Resene Masonry Render System
3321-02	Proposed boundary retaining wall - to engineers details	Reinforcing to engineers specifications. Finish exposed faces with Resene Masonry Render System
3322 Concrete-filled hollow plastics blockwork		
3322-01	Megaform 330 series EPS blocks	Reinforcing to Engineers specifications
3411 Structural steelwork		
3411-03	75 x 6mm SHS	Refer to engineers documentation
3411-04	125 x 75 x 6mm steel angle	
B1	200PFC	Fixed as per Engineer's documentation
B6	230 PFC	Fixed as per Engineer's Documentation
B13	250 x 90 PFC	Fixed as per engineers documentation
Portal 1	Portal 1 300PFC	Refer to engineers documentation
Portal 2	Portal 2 300PFC	Fixing as per engineer's documentation
Portal 2	Portal 2 300PFC	Refer to engineers documentation
Portal 3	Portal 3 250PFC	Fixed as per Engineer's Documentation
Portal 3	Portal 3 250PFC	Refer to engineers documentation
3421 Light steel framing		
3421-02	Diamond galvanised slotted roof rail	Fixed over each purlin as per manufacturers documentation
3421-03	Dimond HI-Span Steel Purlin 200mm/12 @ 900mm crs.	Fixed as per Engineers documentation
3813 Engineered wood products		
CJ01	Ceiling Joist: 200mm x 45mm CHH hySPAN H1.2 @ 600mm centres.	
HB01	Hanging Beam: 2/200mm x 45mm CHH hySPAN H1.2.	
3821 Timber framing		
3821-01	Purlin: 70mm x 45mm SG8 H1.2 @ 900mm centres.	Fixing type U: 1 / 14g self-drilling Type 17 screw, 100 mm long. (Alternative fixing capacity 5.5kN)
3821-02	Studs: 140mm x 45mm SG8 H1.2 @ 600mm centres.	
3821-03	SG8 140mm x 45mm H1.2 Wall Framing @ 450mm centres. Dwangs @ 800mm centres	
3821-04	Battens: 20mm x 45mm SG8 H1.2 @ 600mm centres.	Cavity battens structurally fixed to wall framing with 90x3.15 s/s annular grove nails off-set along centre line at max 600mm centres
3821-05	Top Plate: 140mm x 45mm SG8 H1.2 .	Fixed as per engineers documentation.
3821-06	Top Plate: 2/140mm x 45mm SG8 H1.2 .	Fixed as per engineers documentation.
3821-07	Blocking to steel beam: 140mm x 45mm SG8 H1.2 .	Fix with M12 Coach bolts @ 900mm crs +50sq x 3 washer
3821-08	Blocking to steel beam: 90mm x 45mm SG8 H1.2 .	Fix with M12 Coach bolts @ 900mm crs +50sq x 3 washer
3821-09	Blocking: 90mm x 45mm SG8 H1.2 .	
3821-10	Truss: SG8 H1.2 @ 900mm centres.	Truss fixing to manufacturers specification
3821-11	Gable End Truss: SG8 H1.2.	Truss fixing to manufacturers specification
3821-12	Box Gutter Blocking: 90mm x 45mm SG8 H1.2 @ 400mm centres.	
3821-13	Box Gutter Runner: 90mm x 45mm SG8 H1.2 .	
B11	Parapet Beam: 2/240mm x 45mm SG8 H1.2.	Fixed as per engineers documentation.
B12	Beam: 3/140mm x 45mm SG8 H1.2.	Lumberlok Type F 4.kN lintel connection; Fixed as per engineers documentation.
BL03	Blocking: 140mm x 45mm SG8 H1.2.	
BR01	Bearer: 140mm x 90mm SG8 H3.2.	Fix bearer to pile with one galvanised M12 bolt with 50 x 50 x 3mm washers.
CJ02	Ceiling Joist: 90mm x 45mm SG8 H1.2 @ 600mm centres.	Joist to plate or bearer fixing with 2/ 100 x 3.75mm (skewed) hand driven nails or 3/90 x 3.15mm (skewed) power driven nails
CJ03	Ceiling Joist: 190mm x 45mm SG8 H1.2 @ 900mm centres.	Joist to plate or bearer fixing with 2/ 100 x 3.75mm (skewed) hand driven nails or 3/90 x 3.15mm (skewed) power driven nails
DJ01	Deck Boundary Joist: 140mm x 45mm SG8 H3.2	
DJ02	Deck Joists: 140mm x 45mm SG8 H3.2 @ 450mm centres.	Joist to plate or bearer fixing with 2/ 100 x 3.75mm (skewed) hand driven nails or 3/90 x 3.15mm (skewed) power driven nails
FJ-01	Floor Joist: 140mm x 45mm joists cut to suit of plinth (approx 122mm C.O.S) SG8 H1.2.	
JS01	Joist Stringer: 140mm x 45mm SG8 H3.2.	fixed to concrete block wall with M12 bolts and 50 x 50 x 3mm washers @ 900crs, 12mm timber spacer and DPC separation to timber and block
R01	Rafter: 140mm x 45mm SG8 H1.2 @ 900mm centres.	Side fix to raking timber stringer each side with LUMBERLOK JH47 x 120 joist hanger fixed to Mitek specifications
RB5	Beam: 3/140mm x 45mm SG8 H1.2.	Fixed as per engineers documentation.
SD01	Studs: 140mm x 45mm SG8 H1.2 .	Refer to detail J1/S-04-01 CGW drawings for stud to PFC connection
SD02	Studs: 140mm x 45mm SG8 H1.2 .	Refer to detail 6/S-04-01 CGW drawings for Typical purlin to timber framing connection
SD02	Studs: 90mm x 45mm SG8 H1.2 .	
SD03	Studs: 140mm x 45mm SG8 H1.2 @ 600mm centres.	
ST02	Rafter Stringer: 140mm x 45mm SG8 H1.2 .	Type K 3.93Kn Mitek Studlok Fixing - 1 x BOWMAC® StudLok™ SL125 and 2 x 90mm x 3.15 dia. nails to each stud.
WT01	SG8 90mm x 45mm H1.2 Wall Framing @ 600mm centres. Dwangs @ 800mm centres	
WT02	SG8 140mm x 45mm H1.2 Wall Framing @ 600mm centres. Dwangs @ 800mm centres	
WT03	SG8 140mm x 45mm H1.2 Wall Framing @ 450mm centres. Dwangs @ 800mm centres	
WT03	SG8 140mm x 45mm H1.2 Wall Framing @ 600mm centres. Dwangs @ 800mm centres	
WT04	SG8 140mm x 45mm H1.2 Wall Framing @ 600mm centres. Dwangs @ 800mm centres	
4161 Building wraps, underlays and Dpc's		
4161	Enerthern ALU Rigid Insulation	
4171 Rigid air barriers		
4171-01	6mm James Hardie Rigid Air Barrier, fixed with 50mm x 2.8mm glavanized HardieFlex nails	
4221 Timber solid cladding		
4221-01	ITI Timspec Accoya Random width RSVI combination profiles P864, P1739, P1740 19mm vertical shiplap Accoya weatherboard over 45x45mm structural horizontal castellated H3.2 timber cavity battens setout at maximum 400 centres. Fix to each stud with ASSY 90mm x 5.5mm stainless steel screw. on James Hardie 6mm RAB™ Board.	Fix with 50 x 2.8mm Silicon Bronze Crown Head annular grooved shank nails to face and 40 x 2.0mm clinch nails..
4239 Flat or shaped sheet soffit cladding		
4239-01	12mm thick ITI Timspec Random width Cedar timber profiles P864, P1739, P1740 .	Fix with 316 stainless steel hidden fixing clips. Clip to be screwed or nailed into place with head driven flush.
4282 Plaster render on solid substrate		
4282-01	20 Series concrete masonry retaining wall. Refer to SED detail 5 sheet S-01-03	Peel and stick battens over building wrap in line with timber studs. Screw fix AAC panels in a horizontally stretcher bond pattern using minimum 100mm x 14 g countersunk screws. Fixings to be galvanized or zinc plated steel to AS 3566 class 3.
4282-01	Resene Construction Systems Integra lightweight concrete facade system with Rockcote classico texture finish over 40mm x 20mm RCS Graphex battens on James Hardie 6mm RAB™ Board.	Peel and stick battens over building wrap in line with timber studs. Screw fix AAC panels in a horizontally stretcher bond pattern using minimum 100mm x 14 g countersunk screws. Fixings to be galvanized or zinc plated steel to AS 3566 class 3.
Polystyrene sill moulding	Resene Construction Systems Integra lightweight concrete facade system with Rockcote classico texture finish over 40mm x 20mm RCS Graphex battens on James Hardie 6mm RAB™ Board.	Peel and stick battens over building wrap in line with timber studs. Screw fix AAC panels in a horizontally stretcher bond pattern using minimum 100mm x 14 g countersunk screws. Fixings to be galvanized or zinc plated steel to AS 3566 class 3.
4291 Flashings		
4291-01	.55 BMT Coloursteel Parapet Flashing	
4311 Profiled metal sheet roofing		
4311-01	Dimond LT7 profiled metal roofing over Pro Clima Solitex Mento synthetic building membrane roof underlay.	fixed to Dimond roof rail with 12g hex head tek screw (length to suit profile)
4371 Louvred roofing		
4371-01	Louvretec 200 Super roof louvre system	
4381 Deck support systems		
4381-01	Adjustable Buzon Pedestal with slope correction	
4383 Timber decking		
4383-01	HP91 115mm x 21mm watershed Purpleheart decking.	Screw Fixing 65 x 12g Stainless steel decking screw
4424 Sheet plastics roofing		
4424-01	Nuratherm TPO warm roof gutters.	Use 120 Enertherm PIR insulation, lay over Nuraply ALU vapour barrier on Nuraflux primer on plywood substrate.
4424-02	17mm H3.2 plywood membrane gutter substrate.	Fixed with 10 gauge stainless steel countersunk head screws at 150mm centres on edges and 200mm in the body of the sheets.
4424-03	17mm H3.2 plywood substrate upstand	
4424-04	Nuraply Everguard TPO membrane to concrete deck.	Adhesive fix, wrap over parapet and up into door rebate,
4424-04	Nuraply Everguard TPO membrane to concrete deck.	Adhesive fix, wrap over parapet and up into door rebate,
4711 Thermal insulation		
4711-01	Enertherm PIR 120mm	
4711-02	Pink® Batts® R4.0 Ultra® 140mm wall insulation	
4915 Thin sheet steel items		
4915-01	1.6mm powder coated aluminium corner flashing, glue fix.	
4915-01	8mm plate steel window shroud. Powder coat finish to match window joinery.	
4915-01	Steel Shroud Covering	

SORTED ARCHITECTURE
80 Ardmore St PO Box 339 Wanaka New Zealand
Phone 03 443 1661 · Mob 0274474147
info@sortedarchitecture.co.nz · www.sortedarchitecture.co.nz

CONSULTANTS:
TM Consultants - Mechanical Engineering
CGW Consulting Engineers - Structural Engineering

JOB TITLE:
SHAW RESIDENCE
OPAL LANE
WANAKA

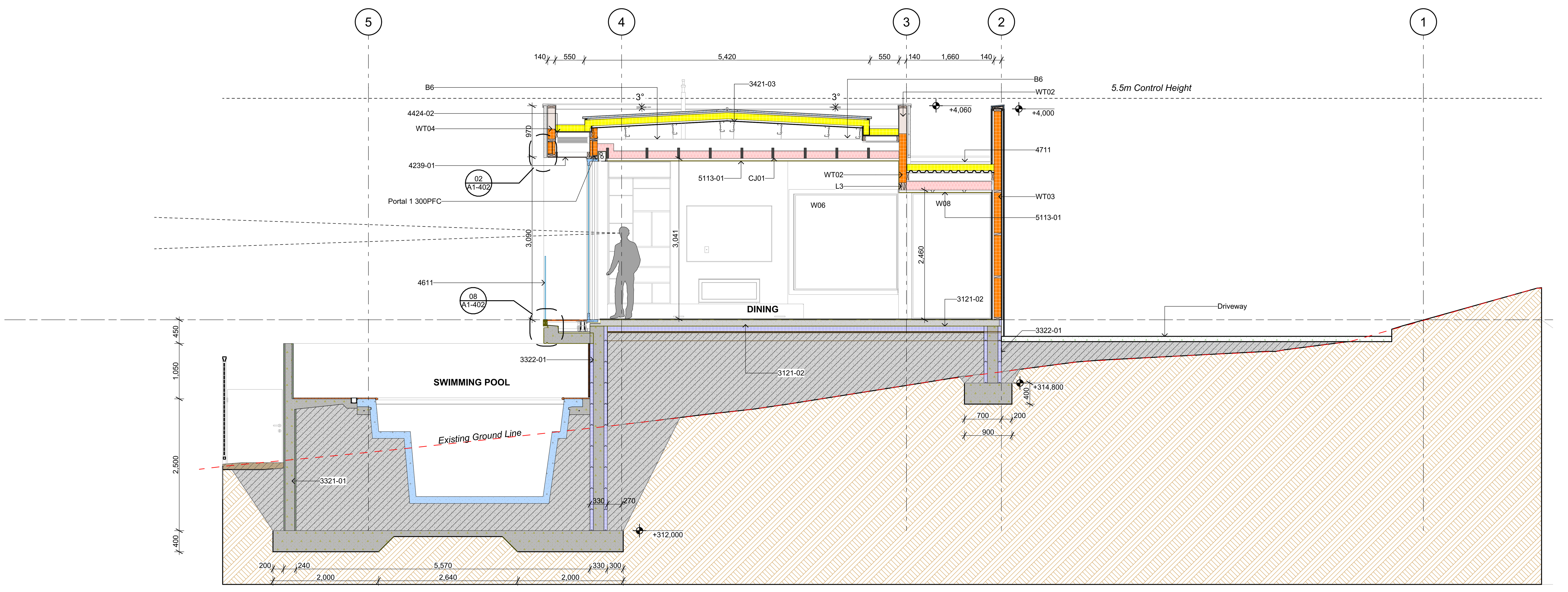
CLIENT: Tony and Raewyn Shaw

DRAWING TITLE:
SECTIONS

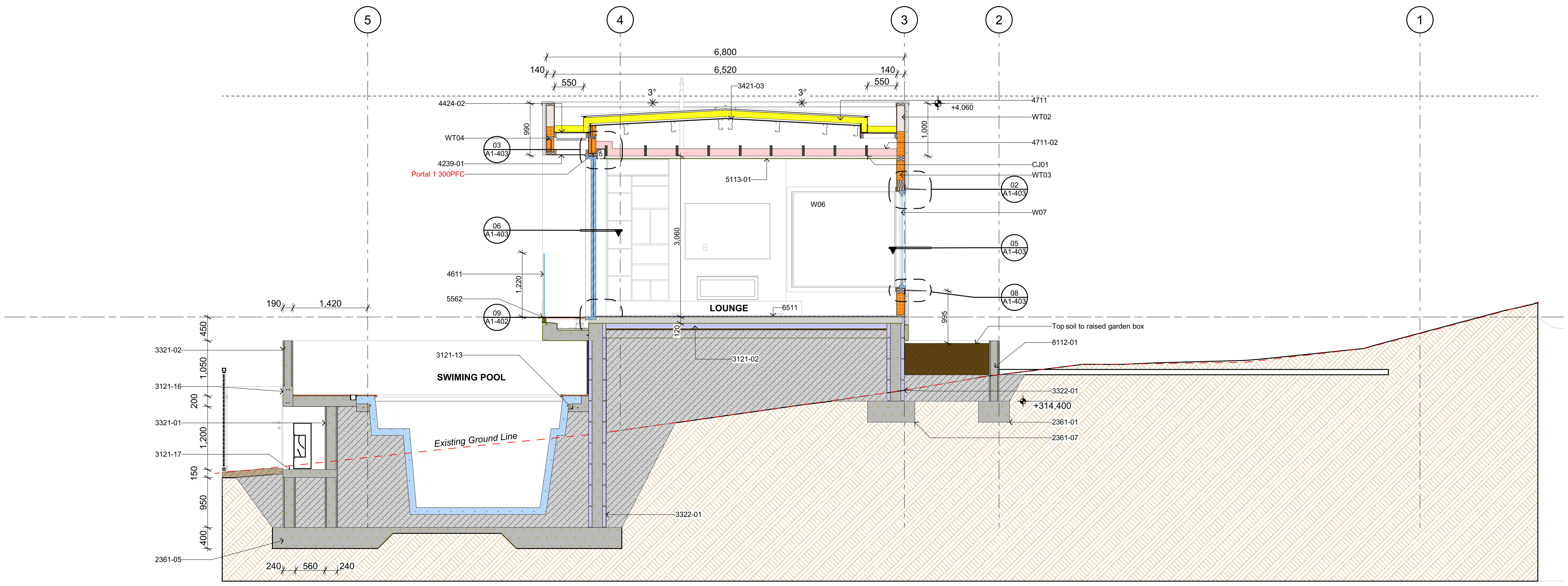
SCALE: 1:50 @ A1		DATE: 3/06/2022
DESIGNED BY: Steve Humpherson	DRAWN BY: FA	CHECKED BY: Steve Humpherson
STAGE: BUILDING CONSENT		DRAWING No. : A1-202
REV. 01	JOB No. Shaw_Opal Lane_A24_DD02	

CONTRACTOR SHALL CHECK ALL DIMENSIONS ON SITE.
USE FIGURED DIMENSIONS ONLY. DO NOT SCALE OFF DRAWINGS.

BC220498 APPROVED
Queenstown Lakes District Council



1 SECTION FF
Scale 1:50



2 SECTION GG
Scale 1:50

2321 Timber pole foundations

2321-01	SG8 125mm x 125mm H5 Ordinary Pile. 350 x 350 x 300mm deep 20mPa min. concrete footing.	Rebate seat to top of pile to sit bearer leaving 100mm min. Fix with M12 bolt and 50 x 50 x 3mm washers - Hot-dipped galvanized

2361 Concrete strip footings

2361-01	400mm deep x 900mm wide concrete footing. Reinforced as per structural engineers documentation. Detail 01 sheet S-01-02	
2361-02	300mm deep x min 1100mm wide concrete footing. Reinforced as per structural engineers documentation. Detail 05 sheet S-01-03	
2361-03	300mm deep concrete footing HD12 @ 300crs max each way, top and bottom, 75 cover all around.	
2361-04	400mm deep x 1800mm wide concrete footing SED - Detail 07 Sheet S-01-05	
2361-05	400mm deep x 2000mm wide concrete footing. Detail Sheet S-01-04 Detail 6	
2361-06	400mm deep x 300mm wide concrete with 400mm deep x 1000mm wide cantilever slab on top. Reinforced as per structural engineer documentation Detail Sheet S-01-03 Detail 4	
2361-07	800mm deep x 900mm wide concrete footing Reinforced as per structural engineer documentation Detail 2 Sheet S-01-02	
2361-08	200mm wide x 150mm deep drain footing with 100mm x 100mm x 5mm EA stainless steel angle. Cast into paving slab with M10 bolts @ 600mm centres. 2/D12 horizontal bars (placed horizontally side by side or stacked vertically) with R10 links @ 600crs, 75mm cover all round	
2361-10	900 x 900 x 900mm deep concrete pad foundation. SED - Detail 09 Sheet S-01-04 with	
2361-11	900mm wide x 800mm deep x 1200mm long foundation centered on portal leg. Reinforced as per engineers documentation with SED - Detail 02 Sheet S-01-02	

3121 In situ concrete

3121-01	100mm thick 20MPa concrete slab with SE62 reinforcing mesh on plastic bar chairs	Install over Damp proof membrane, 25mm sand blinding and layer of hardcore compacted in maximum 150mm layers.
3121-02	120mm thick 25MPa concrete slab reinfored with SE62 reinforcing mesh on plastic bar chairs	Install over selected 100mm underslab insulation on Damp proof membrane, 25mm sand blinding and layer of hardcore compacted in maximum 150mm layers.
3121-03	200mm thick 25MPa min. concrete cantelivered slab	Refer to engineer's documentation for reinforcing
3121-04	100mm thick 25MPa topping over 100mm precast Flatslab	Refer to engineer's documentation for reinforcing
3121-05	200mm thick 25MPa min. concrete deck slab	Refer to engineer's documentation for reinforcing
3121-06	580mm deep x 300mm wide reinforced concrete beam	SED - Detail 4 Sheet S-01-07
3121-07	250mm thick x 300mm wide slab thickening for load bearing internal wall.	SED - Detail 10 Sheet S-01-04
3121-08	450mm thick 25MPa min. concrete cantelivered slab	Refer to engineer's documentation for reinforcing
3121-09	450mm thick 25MPa min. concrete cantelivered slab	Refer to engineer's documentation for reinforcing
3121-11	110mm thick 25MPa concrete slab reinfored with SE62 reinforcing mesh on plastic bar chairs, 50mm cover top and bottom	Install over Damp proof membrane, 25mm sand blinding and layer of hardcore compacted in maximum 150mm layers.
3121-12	Cantilevered slab	SED - Detail 14 Sheet S-01-05
3121-13	Concrete bond beam to pool edge	by pool supplier/installer.
3121-14	500 x 500 x 250mm deep concrete pad slab thickening.	SED - Detail 8 Sheet S-01-04
3121-15	140mm thick insitu 30MPa concrete knib wall to support timber framed wing wall.	Reinforce with HD12 bars vertically and horizontally tied into foundation wall. Apply Sika Blackseal Plus DPM to below ground surface, protect with Expol 25mm ThermaSlab S
3121-16	390mm deep x 190mm wide reinforced concrete beam	SED - Detail 2 Sheet S-01-08
3121-17	150mm thick 25MPa concrete slab reinfored with SE62 reinforcing mesh 40mm top cover	SED - Detail 1 Sheet S-01-08
3121-18	250mm thick 20MPa concrete slab with SE62 reinforcing mesh poured above footing for gas bottle station.	

3152 Composite construction of in situ and precast concrete

3152-01	100mm precast flatslab with 100mm insitu concrete topping.	Flatslab to be designed as in exposure classification 3 as per NZS 3101:2006

3321 Hollow concrete blockwork

3321-01	25 Series solid filled masonry wall	Reinforcing to engineers specifications. Finish exposed faces with Resene Masonry Render System
3321-02	20 Series concrete masonry retaining wall. Refer to SED detail 5 sheet S-01-03	Reinforcing to engineers specifications. Finish exposed faces with Resene Masonry Render System
3321-02	20 Series solid filled masonry wall	Reinforcing to engineers specifications. Finish exposed faces with Resene Masonry Render System
3321-02	Proposed boundary retaining wall - to engineers details	Reinforcing to engineers specifications. Finish exposed faces with Resene Masonry Render System

3322 Concrete-filled hollow plastics blockwork

3322-01	Megaform 330 series EPS blocks	Reinforcing to Engineers specifications

3411 Structural steelwork

3411-03	75 x 6mm SHS	Refer to engineers documentation
3411-04	125 x 75 x 6mm steel angle	
B1	200PFC	Fixed as per Engineer's documentation
B6	230 PFC	Fixed as per Engineer's Documentation
B13	250 x 90 PFC	Fixed as per engineers documentation
Portal 1	Portal 1 300PFC	Refer to engineers documentation
Portal 2	Portal 2 300PFC	Fixing as per engineer's documentation
Portal 2	Portal 2 300PFC	Refer to engineers documentation
Portal 3	Portal 3 250PFC	Fixed as per Engineer's Documentation
Portal 3	Portal 3 250PFC	Refer to engineers documentation

3421 Light steel framing

3421-02	Diamond galvanised slotted roof rail	Fixed over each purlin as per manufacturers documentation
3421-03	Dimond HI-Span Steel Purlin 200mm/12 @ 900mm crs.	Fixed as per Engineers documentation

3813 Engineered wood products

CJ01	Ceiling Joist: 200mm x 45mm CHH hySPAN H1.2 @ 600mm centres.	
HB01	Hanging Beam: 2/200mm x 45mm CHH hySPAN H1.2.	

3821 Timber framing

3821-01	Purlin: 70mm x 45mm SG8 H1.2 @ 900mm centres.	Fixing type U: 1 / 14g self-drilling Type 17 screw, 100 mm long. (Alternative fixing capacity 5.5kN)
3821-02	Studs: 140mm x 45mm SG8 H1.2 @ 600mm centres.	
3821-03	SG8 140mm x 45mm H1.2 Wall Framing @ 450mm centres. Dwangs @ 800mm centres	
3821-04	Battens: 20mm x 45mm SG8 H1.2 @ 600mm centres.	Cavity battens structurally fixed to wall framing with 90x3.15 s/s annular grove nails off-set along centre line at max 600mm centres
3821-05	Top Plate: 140mm x 45mm SG8 H1.2 .	Fixed as per engineers documentation.
3821-06	Top Plate: 2/140mm x 45mm SG8 H1.2 .	Fixed as per engineers documentation.
3821-07	Blocking to steel beam: 140mm x 45mm SG8 H1.2 .	Fix with M12 Coach bolts @ 900mm crs +50sq x 3 washer
3821-08	Blocking to steel beam: 90mm x 45mm SG8 H1.2 .	Fix with M12 Coach bolts @ 900mm crs +50sq x 3 washer
3821-09	Blocking: 90mm x 45mm SG8 H1.2 .	
3821-10	Truss: SG8 H1.2 @ 900mm centres.	Truss fixing to manufacturers specification
3821-11	Gable End Truss: SG8 H1.2.	Truss fixing to manufacturers specification
3821-12	Box Gutter Blocking: 90mm x 45mm SG8 H1.2 @ 400mm centres.	
3821-13	Box Gutter Runner: 90mm x 45mm SG8 H1.2 .	
B11	Parapet Beam: 2/240mm x 45mm SG8 H1.2.	Fixed as per engineers documentation.
B12	Beam: 3/140mm x 45mm SG8 H1.2.	Lumberlok Type F 4.kN lintel connection; Fixed as per engineers documentation.
BL03	Blocking: 140mm x 45mm SG8 H1.2.	
BR01	Bearer: 140mm x 90mm SG8 H3.2.	Fix bearer to pile with one galvanised M12 bolt with 50 x 50 x 3mm washers.
CJ02	Ceiling Joist: 90mm x 45mm SG8 H1.2 @ 600mm centres.	Joist to plate or bearer fixing with 2/ 100 x 3.75mm (skewed) hand driven nails or 3/90 x 3.15mm (skewed) power driven nails
CJ03	Ceiling Joist: 190mm x 45mm SG8 H1.2 @ 900mm centres.	Joist to plate or bearer fixing with 2/ 100 x 3.75mm (skewed) hand driven nails or 3/90 x 3.15mm (skewed) power driven nails
DJ01	Deck Boundary Joist: 140mm x 45mm SG8 H3.2	
DJ02	Deck Joists: 140mm x 45mm SG8 H3.2 @ 450mm centres.	Joist to plate or bearer fixing with 2/ 100 x 3.75mm (skewed) hand driven nails or 3/90 x 3.15mm (skewed) power driven nails
FJ-01	Floor Joist: 140mm x 45mm joists cut to suit of plinth (approx 122mm C.O.S) SG8 H1.2.	
JS01	Joist Stringer: 140mm x 45mm SG8 H3.2.	fixed to concrete block wall with M12 bolts and 50 x 50 x 3mm washers @ 900crs, 12mm timber spacer and DPC separation to timber and block
R01	Rafter: 140mm x 45mm SG8 H1.2 @ 900mm centres.	Side fix to raking timber stringer each side with LUMBERLOK JH47 x 120 joist hanger fixed to Mitek specifications
RB5	Beam: 3/140mm x 45mm SG8 H1.2.	Fixed as per engineers documentation.
SD01	Studs: 140mm x 45mm SG8 H1.2 .	Refer to detail J1/S-04-01 CGW drawings for stud to PFC connection
SD02	Studs: 140mm x 45mm SG8 H1.2 .	Refer to detail 6/S-04-01 CGW drawings for Typical purlin to timber framing connection
SD02	Studs: 90mm x 45mm SG8 H1.2 .	
SD03	Studs: 140mm x 45mm SG8 H1.2 @ 600mm centres.	
ST02	Rafter Stringer: 140mm x 45mm SG8 H1.2 .	Type K 3.93Kn Mitek Studlok Fixing - 1 x BOWMAC® StudLok™ SL125 and 2 x 90mm x 3.15 dia. nails to each stud.
WT01	SG8 90mm x 45mm H1.2 Wall Framing @ 600mm centres. Dwangs @ 800mm centres	
WT02	SG8 140mm x 45mm H1.2 Wall Framing @ 600mm centres. Dwangs @ 800mm centres	
WT03	SG8 140mm x 45mm H1.2 Wall Framing @ 450mm centres. Dwangs @ 800mm centres	
WT03	SG8 140mm x 45mm H1.2 Wall Framing @ 600mm centres. Dwangs @ 800mm centres	
WT04	SG8 140mm x 45mm H1.2 Wall Framing @ 600mm centres. Dwangs @ 800mm centres	

4161 Building wraps, underlays and Dpc's

4161	Enerthern ALU Rigid Insulation	

4171 Rigid air barriers

4171-01	6mm James Hardie Rigid Air Barrier, fixed with 50mm x 2.8mm glavanized HardieFlex nails	

4221 Timber solid cladding

4221-01	ITI Timspec Accoya Random width RSVI combination profiles P864, P1739, P1740 19mm vertical shiplap Accoya weatherboard over 45x45mm structural horizontal castellated H3.2 timber cavity battens setout at maximum 400 centres. Fix to each stud with ASSY 90mm x 5.5mm stainless steel screw. on James Hardie 6mm RAB™ Board.	Fix with 50 x 2.8mm Silicon Bronze Crown Head annular grooved shank nails to face and 40 x 2.0mm clinch nails..

4239 Flat or shaped sheet soffit cladding

4239-01	12mm thick ITI Timspec Random width Cedar timber profiles P864, P1739, P1740 .	Fix with 316 stainless steel hidden fixing clips. Clip to be screwed or nailed into place with head driven flush.

4282 Plaster render on solid substrate

4282-01	20 Series concrete masonry retaining wall. Refer to SED detail 5 sheet S-01-03	Peel and stick battens over building wrap in line with timber studs. Screw fix AAC panels in a horizontally stretcher bond pattern using minimum 100mm x 14 g countersunk screws. Fixings to be galvanized or zinc plated steel to AS 3566 class 3.
4282-01	Resene Construction Systems Integra lightweight concrete facade system with Rockcote classico texture finish over 40mm x 20mm RCS Graphex battens on James Hardie 6mm RAB™ Board.	Peel and stick battens over building wrap in line with timber studs. Screw fix AAC panels in a horizontally stretcher bond pattern using minimum 100mm x 14 g countersunk screws. Fixings to be galvanized or zinc plated steel to AS 3566 class 3.
Polystyrene sill moulding	Resene Construction Systems Integra lightweight concrete facade system with Rockcote classico texture finish over 40mm x 20mm RCS Graphex battens on James Hardie 6mm RAB™ Board.	Peel and stick battens over building wrap in line with timber studs. Screw fix AAC panels in a horizontally stretcher bond pattern using minimum 100mm x 14 g countersunk screws. Fixings to be galvanized or zinc plated steel to AS 3566 class 3.

4291 Flashings

4291-01	.55 BMT Coloursteel Parapet Flashing	

4311 Profiled metal sheet roofing

4311-01	Dimond LT7 profiled metal roofing over Pro Clima Solitex Mento synthetic building membrane roof underlay.	fixed to Dimond roof rail with 12g hex head tek screw (length to suit profile)

4371 Louvred roofing

4371-01	Louvretec 200 Super roof louvre system	

4381 Deck support systems

4381-01	Adjustable Buzon Pedestal with slope correction	

4383 Timber decking

4383-01	HP91 115mm x 21mm watershed Purpleheart decking.	Screw Fixing 65 x 12g Stainless steel decking screw

4424 Sheet plastics roofing

4424-01	Nuratherm TPO warm roof gutters.	Use 120 Enertherm PIR insulation, lay over Nuraply ALU vapour barrier on Nuraflux primer on plywood substrate.
4424-02	17mm H3.2 plywood membrane gutter substrate.	Fixed with 10 gauge stainless steel countersunk head screws at 150mm centres on edges and 200mm in the body of the sheets.
4424-03	17mm H3.2 plywood substrate upstand	
4424-04	Nuraply Everguard TPO membrane to concrete deck.	Adhesive fix, wrap over parapet and up into door rebate,
4424-04	Nuraply Everguard TPO membrane to concrete deck.	Adhesive fix, wrap over parapet and up into door rebate,

4711 Thermal insulation

4711-01	Enertherm PIR 120mm	
4711-02	Pink® Batts® R4.0 Ultra® 140mm wall insulation	

4915 Thin sheet steel items

4915-01	1.6mm powder coated aluminium corner flashing, glue fix.	
4915-01	8mm plate steel window shroud. Powder coat finish to match window joinery.	
4915-01	Steel Shroud Covering	

SORTED ARCHITECTURE
80 Ardmore St PO Box 339 Wanaka New Zealand
Phone 03 443 1661 · Mob 0274474147
info@sortedarchitecture.co.nz · www.sortedarchitecture.co.nz

CONSULTANTS:
TM Consultants - Mechanical Engineering
CGW Consulting Engineers - Structural Engineering

JOB TITLE:
SHAW RESIDENCE
OPAL LANE
WANAKA

CLIENT: Tony and Raewyn Shaw

DRAWING TITLE:
SECTIONS

SCALE: 1:50 @ A1	DATE: 3/06/2022	
DESIGNED BY: Steve Humpherson	DRAWN BY: FA	CHECKED BY: Steve Humpherson
STAGE: BUILDING CONSENT		DRAWING No.:
REV. 01	JOB No. Shaw_Opal Lane_A24_D002	A1-203

CONTRACTOR SHALL CHECK ALL DIMENSIONS ON SITE.
USE FIGURED DIMENSIONS ONLY. DO NOT SCALE OFF DRAWINGS.

BC220498 APPROVED
Queenstown Lakes District Council

1 SECTION HH
Scale 1:50

2321 Timber pole foundations

2321-01	SG8 125mm x 125mm H5 Ordinary Pile. 350 x 350 x 300mm deep 20mPa min. concrete footing.	Rebate seat to top of pile to sit bearer leaving 100mm min. Fix with M12 bolt and 50 x 50 x 3mm washers - Hot-dipped galvanized

2361 Concrete strip footings

2361-01	400mm deep x 900mm wide concrete footing. Reinforced as per structural engineers documentation. Detail 01 sheet S-01-02	
2361-02	300mm deep x min 1100mm wide concrete footing. Reinforced as per structural engineers documentation. Detail 05 sheet S-01-03	
2361-03	300mm deep concrete footing HD12 @ 300crs max each way, top and bottom, 75 cover all around.	
2361-04	400mm deep x 1800mm wide concrete footing SED - Detail 07 Sheet S-01-05	
2361-05	400mm deep x 2000mm wide concrete footing. Detail Sheet S-01-04 Detail 6	
2361-06	400mm deep x 300mm wide concrete with 400mm deep x 1000mm wide cantilever slab on top. Reinforced as per structural engineer documentation Detail Sheet S-01-03 Detail 4	
2361-07	800mm deep x 900mm wide concrete footing Reinforced as per structural engineer documentation Detail 2 Sheet S-01-02	
2361-08	200mm wide x 150mm deep drain footing with 100mm x 100mm x 5mm EA stainless steel angle. Cast into paving slab with M10 bolts @ 600mm centres. 2/D12 horizontal bars (placed horizontally side by side or stacked vertically) with R10 links @ 600crs, 75mm cover all round	
2361-10	900 x 900 x 900mm deep concrete pad foundation. SED - Detail 09 Sheet S-01-04 with	
2361-11	900mm wide x 800mm deep x 1200mm long foundation centered on portal leg. Reinforced as per engineers documentation with SED - Detail 02 Sheet S-01-02	

3121 In situ concrete

3121-01	100mm thick 20MPa concrete slab with SE62 reinforcing mesh on plastic bar chairs	Install over Damp proof membrane, 25mm sand blinding and layer of hardcore compacted in maximum 150mm layers.
3121-02	120mm thick 25MPa concrete slab reinfored with SE62 reinforcing mesh on plastic bar chairs	Install over selected 100mm underslab insulation on Damp proof membrane, 25mm sand blinding and layer of hardcore compacted in maximum 150mm layers.
3121-03	200mm thick 25MPa min. concrete cantelivered slab	Refer to engineer's documentation for reinforcing
3121-04	100mm thick 25MPa topping over 100mm precast Flatslab	Refer to engineer's documentation for reinforcing
3121-05	200mm thick 25MPa min. concrete deck slab	Refer to engineer's documentation for reinforcing
3121-06	580mm deep x 300mm wide reinforced concrete beam	SED - Detail 4 Sheet S-01-07
3121-07	250mm thick x 300mm wide slab thickening for load bearing internal wall.	SED - Detail 10 Sheet S-01-04
3121-08	450mm thick 25MPa min. concrete cantelivered slab	Refer to engineer's documentation for reinforcing
3121-09	450mm thick 25MPa min. concrete cantelivered slab	Refer to engineer's documentation for reinforcing
3121-11	110mm thick 25MPa concrete slab reinfored with SE62 reinforcing mesh on plastic bar chairs, 50mm cover top and bottom	Install over Damp proof membrane, 25mm sand blinding and layer of hardcore compacted in maximum 150mm layers.
3121-12	Cantilevered slab	SED - Detail 14 Sheet S-01-05
3121-13	Concrete bond beam to pool edge	by pool supplier/installer.
3121-14	500 x 500 x 250mm deep concrete pad slab thickening.	SED - Detail 8 Sheet S-01-04
3121-15	140mm thick insitu 30MPa concrete knib wall to support timber framed wing wall.	Reinforce with HD12 bars vertically and horizontally tied into foundation wall. Apply Sika Blackseal Plus DPM to below ground surface, protect with Expol 25mm ThermaSlab S
3121-16	390mm deep x 190mm wide reinforced concrete beam	SED - Detail 2 Sheet S-01-08
3121-17	150mm thick 25MPa concrete slab reinfored with SE62 reinforcing mesh 40mm top cover	SED - Detail 1 Sheet S-01-08
3121-18	250mm thick 20MPa concrete slab with SE62 reinforcing mesh poured above footing for gas bottle station.	

3152 Composite construction of in situ and precast concrete

3152-01	100mm precast flatslab with 100mm insitu concrete topping.	Flatslab to be designed as in exposure classification 3 as per NZS 3101:2006

3321 Hollow concrete blockwork

3321-01	25 Series solid filled masonry wall	Reinforcing to engineers specifications. Finish exposed faces with Resene Masonry Render System
3321-02	20 Series concrete masonry retaining wall. Refer to SED detail 5 sheet S-01-03	Reinforcing to engineers specifications. Finish exposed faces with Resene Masonry Render System
3321-02	20 Series solid filled masonry wall	Reinforcing to engineers specifications. Finish exposed faces with Resene Masonry Render System
3321-02	Proposed boundary retaining wall - to engineers details	Reinforcing to engineers specifications. Finish exposed faces with Resene Masonry Render System

3322 Concrete-filled hollow plastics blockwork

3322-01	Megaform 330 series EPS blocks	Reinforcing to Engineers specifications

3411 Structural steelwork

3411-03	75 x 6mm SHS	Refer to engineers documentation
3411-04	125 x 75 x 6mm steel angle	
B1	200PFC	Fixed as per Engineer's documentation
B6	230 PFC	Fixed as per Engineer's Documentation
B13	250 x 90 PFC	Fixed as per engineers documentation
Portal 1	Portal 1 300PFC	Refer to engineers documentation
Portal 2	Portal 2 300PFC	Fixing as per engineer's documentation
Portal 2	Portal 2 300PFC	Refer to engineers documentation
Portal 3	Portal 3 250PFC	Fixed as per Engineer's Documentation
Portal 3	Portal 3 250PFC	Refer to engineers documentation

3421 Light steel framing

3421-02	Diamond galvanised slotted roof rail	Fixed over each purlin as per manufacturers documentation
3421-03	Dimond HI-Span Steel Purlin 200mm/12 @ 900mm crs.	Fixed as per Engineers documentation

3813 Engineered wood products

CJ01	Ceiling Joist: 200mm x 45mm CHH hySPAN H1.2 @ 600mm centres.	
HB01	Hanging Beam: 2/200mm x 45mm CHH hySPAN H1.2.	

3821 Timber framing

3821-01	Purlin: 70mm x 45mm SG8 H1.2 @ 900mm centres.	Fixing type U: 1 / 14g self-drilling Type 17 screw, 100 mm long. (Alternative fixing capacity 5.5kN)
3821-02	Studs: 140mm x 45mm SG8 H1.2 @ 600mm centres.	
3821-03	SG8 140mm x 45mm H1.2 Wall Framing @ 450mm centres. Dwangs @ 800mm centres	
3821-04	Battens: 20mm x 45mm SG8 H1.2 @ 600mm centres.	Cavity battens structurally fixed to wall framing with 90x3.15 s/s annular grove nails off-set along centre line at max 600mm centres
3821-05	Top Plate: 140mm x 45mm SG8 H1.2 .	Fixed as per engineers documentation.
3821-06	Top Plate: 2/140mm x 45mm SG8 H1.2 .	Fixed as per engineers documentation.
3821-07	Blocking to steel beam: 140mm x 45mm SG8 H1.2 .	Fix with M12 Coach bolts @ 900mm crs +50sq x 3 washer
3821-08	Blocking to steel beam: 90mm x 45mm SG8 H1.2 .	Fix with M12 Coach bolts @ 900mm crs +50sq x 3 washer
3821-09	Blocking: 90mm x 45mm SG8 H1.2 .	
3821-10	Truss: SG8 H1.2 @ 900mm centres.	Truss fixing to manufacturers specification
3821-11	Gable End Truss: SG8 H1.2.	Truss fixing to manufacturers specification
3821-12	Box Gutter Blocking: 90mm x 45mm SG8 H1.2 @ 400mm centres.	
3821-13	Box Gutter Runner: 90mm x 45mm SG8 H1.2 .	
B11	Parapet Beam: 2/240mm x 45mm SG8 H1.2.	Fixed as per engineers documentation.
B12	Beam: 3/140mm x 45mm SG8 H1.2.	Lumberlok Type F 4.kN lintel connection; Fixed as per engineers documentation.
BL03	Blocking: 140mm x 45mm SG8 H1.2.	
BR01	Bearer: 140mm x 90mm SG8 H3.2.	Fix bearer to pile with one galvanised M12 bolt with 50 x 50 x 3mm washers.
CJ02	Ceiling Joist: 90mm x 45mm SG8 H1.2 @ 600mm centres.	Joist to plate or bearer fixing with 2/ 100 x 3.75mm (skewed) hand driven nails or 3/90 x 3.15mm (skewed) power driven nails
CJ03	Ceiling Joist: 190mm x 45mm SG8 H1.2 @ 900mm centres.	Joist to plate or bearer fixing with 2/ 100 x 3.75mm (skewed) hand driven nails or 3/90 x 3.15mm (skewed) power driven nails
DJ01	Deck Boundary Joist: 140mm x 45mm SG8 H3.2	
DJ02	Deck Joists: 140mm x 45mm SG8 H3.2 @ 450mm centres.	Joist to plate or bearer fixing with 2/ 100 x 3.75mm (skewed) hand driven nails or 3/90 x 3.15mm (skewed) power driven nails
FJ-01	Floor Joist: 140mm x 45mm joists cut to suit of plinth (approx 122mm C.O.S) SG8 H1.2.	
JS01	Joist Stringer: 140mm x 45mm SG8 H3.2.	fixed to concrete block wall with M12 bolts and 50 x 50 x 3mm washers @ 900crs, 12mm timber spacer and DPC separation to timber and block
R01	Rafter: 140mm x 45mm SG8 H1.2 @ 900mm centres.	Side fix to raking timber stringer each side with LUMBERLOK JH47 x 120 joist hanger fixed to Mitek specifications
RB5	Beam: 3/140mm x 45mm SG8 H1.2.	Fixed as per engineers documentation.
SD01	Studs: 140mm x 45mm SG8 H1.2 .	Refer to detail J1/S-04-01 CGW drawings for stud to PFC connection
SD02	Studs: 140mm x 45mm SG8 H1.2 .	Refer to detail 6/S-04-01 CGW drawings for Typical purlin to timber framing connection
SD02	Studs: 90mm x 45mm SG8 H1.2 .	
SD03	Studs: 140mm x 45mm SG8 H1.2 @ 600mm centres.	
ST02	Rafter Stringer: 140mm x 45mm SG8 H1.2 .	Type K 3.93Kn Mitek Studlok Fixing - 1 x BOWMAC® StudLok™ SL125 and 2 x 90mm x 3.15 dia. nails to each stud.
WT01	SG8 90mm x 45mm H1.2 Wall Framing @ 600mm centres. Dwangs @ 800mm centres	
WT02	SG8 140mm x 45mm H1.2 Wall Framing @ 600mm centres. Dwangs @ 800mm centres	
WT03	SG8 140mm x 45mm H1.2 Wall Framing @ 450mm centres. Dwangs @ 800mm centres	
WT03	SG8 140mm x 45mm H1.2 Wall Framing @ 600mm centres. Dwangs @ 800mm centres	
WT04	SG8 140mm x 45mm H1.2 Wall Framing @ 600mm centres. Dwangs @ 800mm centres	

4161 Building wraps, underlays and Dpc's

4161	Enerthern ALU Rigid Insulation	

4171 Rigid air barriers

4171-01	6mm James Hardie Rigid Air Barrier, fixed with 50mm x 2.8mm glavanized HardieFlex nails	

4221 Timber solid cladding

4221-01	ITI Timspec Accoya Random width RSVI combination profiles P864, P1739, P1740 19mm vertical shiplap Accoya weatherboard over 45x45mm structural horizontal castellated H3.2 timber cavity battens setout at maximum 400 centres. Fix to each stud with ASSY 90mm x 5.5mm stainless steel screw. on James Hardie 6mm RAB™ Board.	Fix with 50 x 2.8mm Silicon Bronze Crown Head annular grooved shank nails to face and 40 x 2.0mm clinch nails..

4239 Flat or shaped sheet soffit cladding

4239-01	12mm thick ITI Timspec Random width Cedar timber profiles P864, P1739, P1740 .	Fix with 316 stainless steel hidden fixing clips. Clip to be screwed or nailed into place with head driven flush.

4282 Plaster render on solid substrate

4282-01	20 Series concrete masonry retaining wall. Refer to SED detail 5 sheet S-01-03	Peel and stick battens over building wrap in line with timber studs. Screw fix AAC panels in a horizontally stretcher bond pattern using minimum 100mm x 14 g countersunk screws. Fixings to be galvanized or zinc plated steel to AS 3566 class 3.
4282-01	Resene Construction Systems Integra lightweight concrete facade system with Rockcote classico texture finish over 40mm x 20mm RCS Graphex battens on James Hardie 6mm RAB™ Board.	Peel and stick battens over building wrap in line with timber studs. Screw fix AAC panels in a horizontally stretcher bond pattern using minimum 100mm x 14 g countersunk screws. Fixings to be galvanized or zinc plated steel to AS 3566 class 3.
Polystyrene sill moulding	Resene Construction Systems Integra lightweight concrete facade system with Rockcote classico texture finish over 40mm x 20mm RCS Graphex battens on James Hardie 6mm RAB™ Board.	Peel and stick battens over building wrap in line with timber studs. Screw fix AAC panels in a horizontally stretcher bond pattern using minimum 100mm x 14 g countersunk screws. Fixings to be galvanized or zinc plated steel to AS 3566 class 3.

4291 Flashings

4291-01	.55 BMT Coloursteel Parapet Flashing	

4311 Profiled metal sheet roofing

4311-01	Dimond LT7 profiled metal roofing over Pro Clima Solitex Mento synthetic building membrane roof underlay.	fixed to Dimond roof rail with 12g hex head tek screw (length to suit profile)

4371 Louvred roofing

4371-01	Louvretec 200 Super roof louvre system	

4381 Deck support systems

4381-01	Adjustable Buzon Pedestal with slope correction	

4383 Timber decking

4383-01	HP91 115mm x 21mm watershed Purpleheart decking.	Screw Fixing 65 x 12g Stainless steel decking screw

4424 Sheet plastics roofing

4424-01	Nuratherm TPO warm roof gutters.	Use 120 Enertherm PIR insulation, lay over Nuraply ALU vapour barrier on Nuraflux primer on plywood substrate.
4424-02	17mm H3.2 plywood membrane gutter substrate.	Fixed with 10 gauge stainless steel countersunk head screws at 150mm centres on edges and 200mm in the body of the sheets.
4424-03	17mm H3.2 plywood substrate upstand	
4424-04	Nuraply Everguard TPO membrane to concrete deck.	Adhesive fix, wrap over parapet and up into door rebate,
4424-04	Nuraply Everguard TPO membrane to concrete deck.	Adhesive fix, wrap over parapet and up into door rebate,

4711 Thermal insulation

4711-01	Enertherm PIR 120mm	
4711-02	Pink® Batts® R4.0 Ultra® 140mm wall insulation	

4915 Thin sheet steel items

4915-01	1.6mm powder coated aluminium corner flashing, glue fix.	
4915-01	8mm plate steel window shroud. Powder coat finish to match window joinery.	
4915-01	Steel Shroud Covering	

SORTED ARCHITECTURE
80 Ardmore St PO Box 339 Wanaka New Zealand
Phone 03 443 1661 · Mob 0274474147
info@sortedarchitecture.co.nz · www.sortedarchitecture.co.nz

CONSULTANTS:
TM Consultants - Mechanical Engineering
CGW Consulting Engineers - Structural Engineering

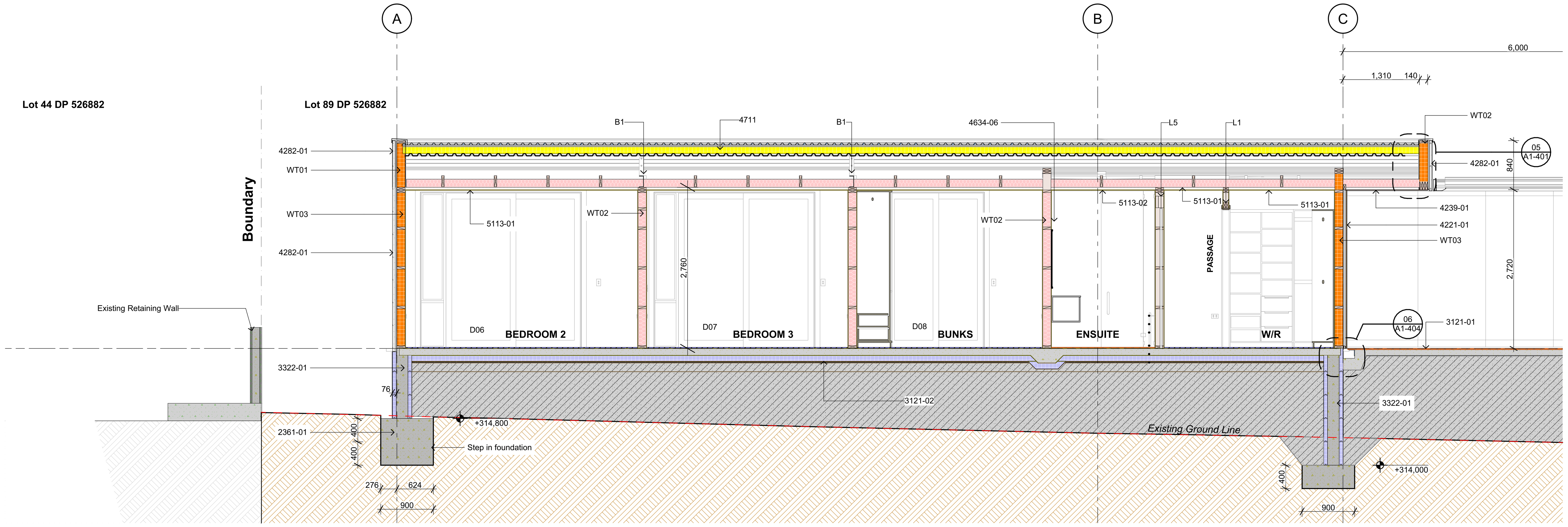
JOB TITLE:
SHAW RESIDENCE
OPAL LANE
WANAKA

CLIENT: Tony and Raewyn Shaw

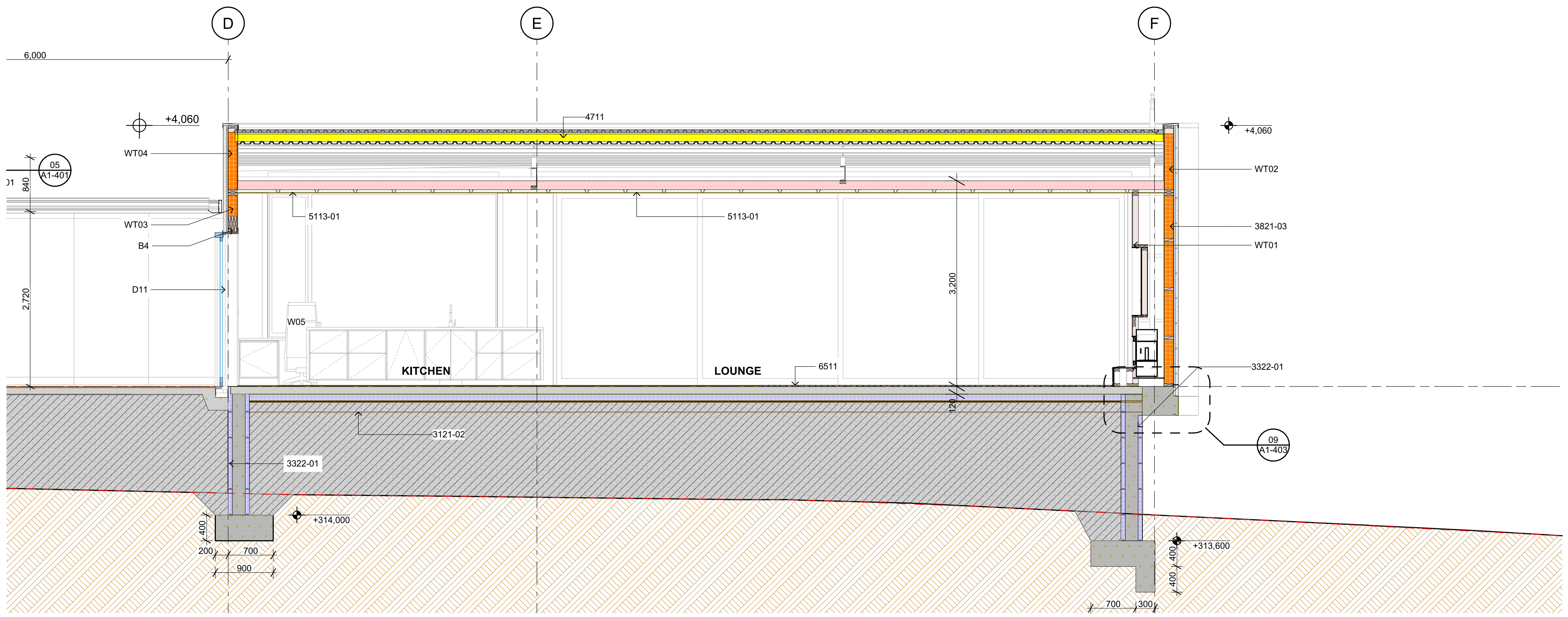
DRAWING TITLE:
SECTIONS

SCALE: 1:50 @ A1		DATE: 3/06/2022
DESIGNED BY: Steve Humpherson	DRAWN BY: FA	CHECKED BY: Steve Humpherson
STAGE: BUILDING CONSENT		DRAWING No. : A1-204
REV. 01	JOB No. Shaw_Opal Lane_A24_DD02	

CONTRACTOR SHALL CHECK ALL DIMENSIONS ON SITE.
USE FIGURED DIMENSIONS ONLY. DO NOT SCALE OFF DRAWINGS.



1 SECTION JJ
Scale 1:50



2 SECTION JJ
Scale 1:50

2321 Timber pole foundations

2321-01	SG8 125mm x 125mm H5 Ordinary Pile. 350 x 350 x 300mm deep 20mPa min. concrete footing.	Rebate seat to top of pile to sit bearer leaving 100mm min. Fix with M12 bolt and 50 x 50 x 3mm washers - Hot-dipped galvanized

2361 Concrete strip footings

2361-01	400mm deep x 900mm wide concrete footing. Reinforced as per structural engineers documentation. Detail 01 sheet S-01-02	
2361-02	300mm deep x min 1100mm wide concrete footing. Reinforced as per structural engineers documentation. Detail 05 sheet S-01-03	
2361-03	300mm deep concrete footing HD12 @ 300crs max each way, top and bottom, 75 cover all around.	
2361-04	400mm deep x 1800mm wide concrete footing SED - Detail 07 Sheet S-01-05	
2361-05	400mm deep x 2000mm wide concrete footing. Detail Sheet S-01-04 Detail 6	
2361-06	400mm deep x 300mm wide concrete with 400mm deep x 1000mm wide cantilever slab on top. Reinforced as per structural engineer documentation Detail Sheet S-01-03 Detail 4	
2361-07	800mm deep x 900mm wide concrete footing Reinforced as per structural engineer documentation Detail 2 Sheet S-01-02	
2361-08	200mm wide x 150mm deep drain footing with 100mm x 100mm x 5mm EA stainless steel angle. Cast into paving slab with M10 bolts @ 600mm centres. 2/D12 horizontal bars (placed horizontally side by side or stacked vertically) with R10 links @ 600crs, 75mm cover all round	
2361-10	900 x 900 x 900mm deep concrete pad foundation. SED - Detail 09 Sheet S-01-04 with	
2361-11	900mm wide x 800mm deep x 1200mm long foundation centered on portal leg. Reinforced as per engineers documentation with SED - Detail 02 Sheet S-01-02	

3121 In situ concrete

3121-01	100mm thick 20MPa concrete slab with SE62 reinforcing mesh on plastic bar chairs	Install over Damp proof membrane, 25mm sand blinding and layer of hardcore compacted in maximum 150mm layers.
3121-02	120mm thick 25MPa concrete slab reinfored with SE62 reinforcing mesh on plastic bar chairs	Install over selected 100mm underslab insulation on Damp proof membrane, 25mm sand blinding and layer of hardcore compacted in maximum 150mm layers.
3121-03	200mm thick 25MPa min. concrete cantelivered slab	Refer to engineer's documentation for reinforcing
3121-04	100mm thick 25MPa topping over 100mm precast Flatslab	Refer to engineer's documentation for reinforcing
3121-05	200mm thick 25MPa min. concrete deck slab	Refer to engineer's documentation for reinforcing
3121-06	580mm deep x 300mm wide reinforced concrete beam	SED - Detail 4 Sheet S-01-07
3121-07	250mm thick x 300mm wide slab thickening for load bearing internal wall.	SED - Detail 10 Sheet S-01-04
3121-08	450mm thick 25MPa min. concrete cantelivered slab	Refer to engineer's documentation for reinforcing
3121-09	450mm thick 25MPa min. concrete cantelivered slab	Refer to engineer's documentation for reinforcing
3121-11	110mm thick 25MPa concrete slab reinfored with SE62 reinforcing mesh on plastic bar chairs, 50mm cover top and bottom	Install over Damp proof membrane, 25mm sand blinding and layer of hardcore compacted in maximum 150mm layers.
3121-12	Cantilevered slab	SED - Detail 14 Sheet S-01-05
3121-13	Concrete bond beam to pool edge	by pool supplier/installer.
3121-14	500 x 500 x 250mm deep concrete pad slab thickening.	SED - Detail 8 Sheet S-01-04
3121-15	140mm thick insitu 30MPa concrete knib wall to support timber framed wing wall.	Reinforce with HD12 bars vertically and horizontally tied into foundation wall. Apply Sika Blackseal Plus DPM to below ground surface, protect with Expol 25mm ThermaSlab S
3121-16	390mm deep x 190mm wide reinforced concrete beam	SED - Detail 2 Sheet S-01-08
3121-17	150mm thick 25MPa concrete slab reinfored with SE62 reinforcing mesh 40mm top cover	SED - Detail 1 Sheet S-01-08
3121-18	250mm thick 20MPa concrete slab with SE62 reinforcing mesh poured above footing for gas bottle station.	

3152 Composite construction of in situ and precast concrete

3152-01	100mm precast flatslab with 100mm insitu concrete topping.	Flatslab to be designed as in exposure classification 3 as per NZS 3101:2006

3321 Hollow concrete blockwork

3321-01	25 Series solid filled masonry wall	Reinforcing to engineers specifications. Finish exposed faces with Resene Masonry Render System
3321-02	20 Series concrete masonry retaining wall. Refer to SED detail 5 sheet S-01-03	Reinforcing to engineers specifications. Finish exposed faces with Resene Masonry Render System
3321-02	20 Series solid filled masonry wall	Reinforcing to engineers specifications. Finish exposed faces with Resene Masonry Render System
3321-02	Proposed boundary retaining wall - to engineers details	Reinforcing to engineers specifications. Finish exposed faces with Resene Masonry Render System

3322 Concrete-filled hollow plastics blockwork

3322-01	Megaform 330 series EPS blocks	Reinforcing to Engineers specifications

3411 Structural steelwork

3411-03	75 x 6mm SHS	Refer to engineers documentation
3411-04	125 x 75 x 6mm steel angle	
B1	200PFC	Fixed as per Engineer's documentation
B6	230 PFC	Fixed as per Engineer's Documentation
B13	250 x 90 PFC	Fixed as per engineers documentation
Portal 1	Portal 1 300PFC	Refer to engineers documentation
Portal 2	Portal 2 300PFC	Fixing as per engineer's documentation
Portal 2	Portal 2 300PFC	Refer to engineers documentation
Portal 3	Portal 3 250PFC	Fixed as per Engineer's Documentation
Portal 3	Portal 3 250PFC	Refer to engineers documentation

3421 Light steel framing

3421-02	Diamond galvanised slotted roof rail	Fixed over each purlin as per manufacturers documentation
3421-03	Dimond HI-Span Steel Purlin 200mm/12 @ 900mm crs.	Fixed as per Engineers documentation

3813 Engineered wood products

CJ01	Ceiling Joist: 200mm x 45mm CHH hySPAN H1.2 @ 600mm centres.	
HB01	Hanging Beam: 2/200mm x 45mm CHH hySPAN H1.2.	

3821 Timber framing

3821-01	Purlin: 70mm x 45mm SG8 H1.2 @ 900mm centres.	Fixing type U: 1 / 14g self-drilling Type 17 screw, 100 mm long. (Alternative fixing capacity 5.5kN)
3821-02	Studs: 140mm x 45mm SG8 H1.2 @ 600mm centres.	
3821-03	SG8 140mm x 45mm H1.2 Wall Framing @ 450mm centres. Dwangs @ 800mm centres	
3821-04	Battens: 20mm x 45mm SG8 H1.2 @ 600mm centres.	Cavity battens structurally fixed to wall framing with 90x3.15 s/s annular grove nails off-set along centre line at max 600mm centres
3821-05	Top Plate: 140mm x 45mm SG8 H1.2 .	Fixed as per engineers documentation.
3821-06	Top Plate: 2/140mm x 45mm SG8 H1.2 .	Fixed as per engineers documentation.
3821-07	Blocking to steel beam: 140mm x 45mm SG8 H1.2 .	Fix with M12 Coach bolts @ 900mm crs +50sq x 3 washer
3821-08	Blocking to steel beam: 90mm x 45mm SG8 H1.2 .	Fix with M12 Coach bolts @ 900mm crs +50sq x 3 washer
3821-09	Blocking: 90mm x 45mm SG8 H1.2 .	
3821-10	Truss: SG8 H1.2 @ 900mm centres.	Truss fixing to manufacturers specification
3821-11	Gable End Truss: SG8 H1.2.	Truss fixing to manufacturers specification
3821-12	Box Gutter Blocking: 90mm x 45mm SG8 H1.2 @ 400mm centres.	
3821-13	Box Gutter Runner: 90mm x 45mm SG8 H1.2 .	
B11	Parapet Beam: 2/240mm x 45mm SG8 H1.2.	Fixed as per engineers documentation.
B12	Beam: 3/140mm x 45mm SG8 H1.2.	Lumberlok Type F 4.kN lintel connection; Fixed as per engineers documentation.
BL03	Blocking: 140mm x 45mm SG8 H1.2.	
BR01	Bearer: 140mm x 90mm SG8 H3.2.	Fix bearer to pile with one galvanised M12 bolt with 50 x 50 x 3mm washers.
CJ02	Ceiling Joist: 90mm x 45mm SG8 H1.2 @ 600mm centres.	Joist to plate or bearer fixing with 2/ 100 x 3.75mm (skewed) hand driven nails or 3/90 x 3.15mm (skewed) power driven nails
CJ03	Ceiling Joist: 190mm x 45mm SG8 H1.2 @ 900mm centres.	Joist to plate or bearer fixing with 2/ 100 x 3.75mm (skewed) hand driven nails or 3/90 x 3.15mm (skewed) power driven nails
DJ01	Deck Boundary Joist: 140mm x 45mm SG8 H3.2	
DJ02	Deck Joists: 140mm x 45mm SG8 H3.2 @ 450mm centres.	Joist to plate or bearer fixing with 2/ 100 x 3.75mm (skewed) hand driven nails or 3/90 x 3.15mm (skewed) power driven nails
FJ-01	Floor Joist: 140mm x 45mm joists cut to suit of plinth (approx 122mm C.O.S) SG8 H1.2.	
JS01	Joist Stringer: 140mm x 45mm SG8 H3.2.	fixed to concrete block wall with M12 bolts and 50 x 50 x 3mm washers @ 900crs, 12mm timber spacer and DPC separation to timber and block
R01	Rafter: 140mm x 45mm SG8 H1.2 @ 900mm centres.	Side fix to raking timber stringer each side with LUMBERLOK JH47 x 120 joist hanger fixed to Mitek specifications
RB5	Beam: 3/140mm x 45mm SG8 H1.2.	Fixed as per engineers documentation.
SD01	Studs: 140mm x 45mm SG8 H1.2 .	Refer to detail J1/S-04-01 CGW drawings for stud to PFC connection
SD02	Studs: 140mm x 45mm SG8 H1.2 .	Refer to detail 6/S-04-01 CGW drawings for Typical purlin to timber framing connection
SD02	Studs: 90mm x 45mm SG8 H1.2 .	
SD03	Studs: 140mm x 45mm SG8 H1.2 @ 600mm centres.	
ST02	Rafter Stringer: 140mm x 45mm SG8 H1.2 .	Type K 3.93Kn Mitek Studlok Fixing - 1 x BOWMAC® StudLok™ SL125 and 2 x 90mm x 3.15 dia. nails to each stud.
WT01	SG8 90mm x 45mm H1.2 Wall Framing @ 600mm centres. Dwangs @ 800mm centres	
WT02	SG8 140mm x 45mm H1.2 Wall Framing @ 600mm centres. Dwangs @ 800mm centres	
WT03	SG8 140mm x 45mm H1.2 Wall Framing @ 450mm centres. Dwangs @ 800mm centres	
WT03	SG8 140mm x 45mm H1.2 Wall Framing @ 600mm centres. Dwangs @ 800mm centres	
WT04	SG8 140mm x 45mm H1.2 Wall Framing @ 600mm centres. Dwangs @ 800mm centres	

4161 Building wraps, underlays and Dpc's

4161	Enerthern ALU Rigid Insulation	

4171 Rigid air barriers

4171-01	6mm James Hardie Rigid Air Barrier, fixed with 50mm x 2.8mm glavanized HardieFlex nails	

4221 Timber solid cladding

4221-01	ITI Timspec Accoya Random width RSVI combination profiles P864, P1739, P1740 19mm vertical shiplap Accoya weatherboard over 45x45mm structural horizontal castellated H3.2 timber cavity battens setout at maximum 400 centres. Fix to each stud with ASSY 90mm x 5.5mm stainless steel screw. on James Hardie 6mm RAB™ Board.	Fix with 50 x 2.8mm Silicon Bronze Crown Head annular grooved shank nails to face and 40 x 2.0mm clinch nails..

4239 Flat or shaped sheet soffit cladding

4239-01	12mm thick ITI Timspec Random width Cedar timber profiles P864, P1739, P1740 .	Fix with 316 stainless steel hidden fixing clips. Clip to be screwed or nailed into place with head driven flush.

4282 Plaster render on solid substrate

4282-01	20 Series concrete masonry retaining wall. Refer to SED detail 5 sheet S-01-03	Peel and stick battens over building wrap in line with timber studs. Screw fix AAC panels in a horizontally stretcher bond pattern using minimum 100mm x 14 g countersunk screws. Fixings to be galvanized or zinc plated steel to AS 3566 class 3.
4282-01	Resene Construction Systems Integra lightweight concrete facade system with Rockcote classico texture finish over 40mm x 20mm RCS Graphex battens on James Hardie 6mm RAB™ Board.	Peel and stick battens over building wrap in line with timber studs. Screw fix AAC panels in a horizontally stretcher bond pattern using minimum 100mm x 14 g countersunk screws. Fixings to be galvanized or zinc plated steel to AS 3566 class 3.
Polystyrene sill moulding	Resene Construction Systems Integra lightweight concrete facade system with Rockcote classico texture finish over 40mm x 20mm RCS Graphex battens on James Hardie 6mm RAB™ Board.	Peel and stick battens over building wrap in line with timber studs. Screw fix AAC panels in a horizontally stretcher bond pattern using minimum 100mm x 14 g countersunk screws. Fixings to be galvanized or zinc plated steel to AS 3566 class 3.

4291 Flashings

4291-01	.55 BMT Coloursteel Parapet Flashing	

4311 Profiled metal sheet roofing

4311-01	Dimond LT7 profiled metal roofing over Pro Clima Solitex Mento synthetic building membrane roof underlay.	fixed to Dimond roof rail with 12g hex head tek screw (length to suit profile)

4371 Louvred roofing

4371-01	Louvretec 200 Super roof louvre system	

4381 Deck support systems

4381-01	Adjustable Buzon Pedestal with slope correction	

4383 Timber decking

4383-01	HP91 115mm x 21mm watershed Purpleheart decking.	Screw Fixing 65 x 12g Stainless steel decking screw

4424 Sheet plastics roofing

4424-01	Nuratherm TPO warm roof gutters.	Use 120 Enertherm PIR insulation, lay over Nuraply ALU vapour barrier on Nuraflux primer on plywood substrate.
4424-02	17mm H3.2 plywood membrane gutter substrate.	Fixed with 10 gauge stainless steel countersunk head screws at 150mm centres on edges and 200mm in the body of the sheets.
4424-03	17mm H3.2 plywood substrate upstand	
4424-04	Nuraply Everguard TPO membrane to concrete deck.	Adhesive fix, wrap over parapet and up into door rebate,
4424-04	Nuraply Everguard TPO membrane to concrete deck.	Adhesive fix, wrap over parapet and up into door rebate,

4711 Thermal insulation

4711-01	Enertherm PIR 120mm	
4711-02	Pink® Batts® R4.0 Ultra® 140mm wall insulation	

4915 Thin sheet steel items

4915-01	1.6mm powder coated aluminium corner flashing, glue fix.	
4915-01	8mm plate steel window shroud. Powder coat finish to match window joinery.	
4915-01	Steel Shroud Covering	

SORTED ARCHITECTURE
80 Ardmore St PO Box 339 Wanaka New Zealand
Phone 03 443 1661 - Mob 0274474147
info@sortedarchitecture.co.nz - www.sortedarchitecture.co.nz

CONSULTANTS:
TM Consultants - Mechanical Engineering
CGW Consulting Engineers - Structural Engineering

JOB TITLE:
SHAW RESIDENCE
OPAL LANE
WANAKA

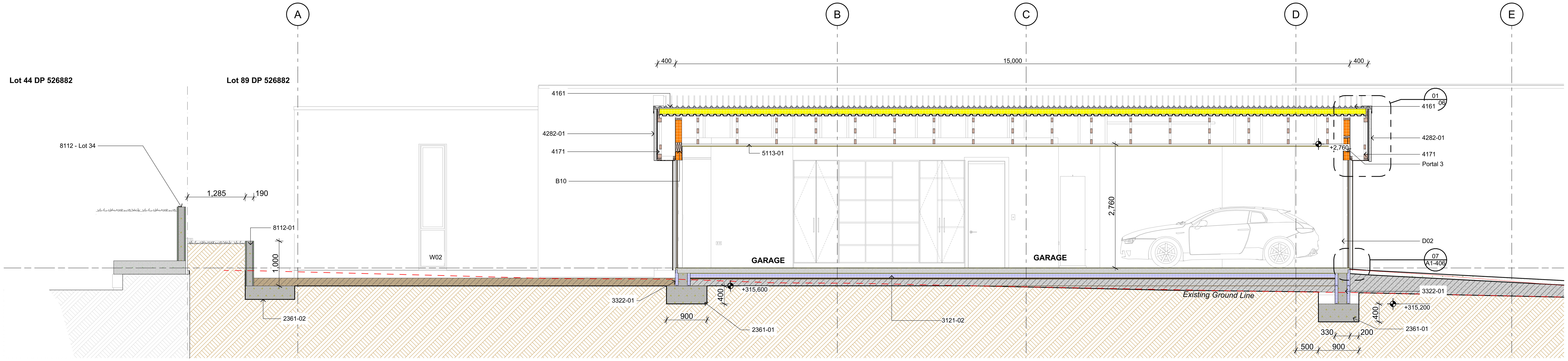
CLIENT: Tony and Raewyn Shaw

DRAWING TITLE:
SECTIONS

SCALE: 1:50 @ A1		DATE: 3/06/2022
DESIGNED BY: Steve Humpherson	DRAWN BY: FA	CHECKED BY: Steve Humpherson
STAGE: BUILDING CONSENT		DRAWING No.:
REV. 01	JOB No. Shaw_Opal Lane_A24_D002	A1-205

CONTRACTOR SHALL CHECK ALL DIMENSIONS ON SITE.
USE FIGURED DIMENSIONS ONLY. DO NOT SCALE OFF DRAWINGS.

1 SECTION KK
#LayID Scale 1:50



2 SECTION LL
#LayID Scale 1:50

2321 Timber pole foundations		
2321-01	SG8 125mm x 125mm H5 Ordinary Pile. 350 x 350 x 300mm deep 20mPa min. concrete footing.	Rebate seat to top of pile to sit bearer leaving 100mm min. Fix with M12 bolt and 50 x 50 x 3mm washers - Hot-dipped galvanized
2361 Concrete strip footings		
2361-01	400mm deep x 900mm wide concrete footing. Reinforced as per structural engineers documentation. Detail 01 sheet S-01-02	
2361-02	300mm deep x min 1100mm wide concrete footing. Reinforced as per structural engineers documentation. Detail 05 sheet S-01-03	
2361-03	300mm deep concrete footing HD12 @ 300crs max each way, top and bottom, 75 cover all around.	
2361-04	400mm deep x 1800mm wide concrete footing SED - Detail 07 Sheet S-01-05	
2361-05	400mm deep x 2000mm wide concrete footing. Detail Sheet S-01-04 Detail 6	
2361-06	400mm deep x 300mm wide concrete with 400mm deep x 1000mm wide cantilever slab on top. Reinforced as per structural engineer documentation Detail Sheet S-01-03 Detail 4	
2361-07	800mm deep x 900mm wide concrete footing Reinforced as per structural engineer documentation Detail 2 Sheet S-01-02	
2361-08	200mm wide x 150mm deep drain footing with 100mm x 100mm x 5mm EA stainless steel angle. Cast into paving slab with M10 bolts @ 600mm centres. 2/D12 horizontal bars (placed horizontally side by side or stacked vertically) with R10 links @ 600crs, 75mm cover all round	
2361-10	900 x 900 x 900mm deep concrete pad foundation. SED - Detail 09 Sheet S-01-04 with	
2361-11	900mm wide x 800mm deep x 1200mm long foundation centered on portal leg. Reinforced as per engineers documentation with SED - Detail 02 Sheet S-01-02	
3121 In situ concrete		
3121-01	100mm thick 20MPa concrete slab with SE62 reinforcing mesh on plastic bar chairs	Install over Damp proof membrane, 25mm sand blinding and layer of hardcore compacted in maximum 150mm layers.
3121-02	120mm thick 25MPa concrete slab reinfored with SE62 reinforcing mesh on plastic bar chairs	Install over selected 100mm underslab insulation on Damp proof membrane, 25mm sand blinding and layer of hardcore compacted in maximum 150mm layers.
3121-03	200mm thick 25MPa min. concrete cantelivered slab	Refer to engineer's documentation for reinforcing
3121-04	100mm thick 25MPa topping over 100mm precast Flatslab	Refer to engineer's documentation for reinforcing
3121-05	200mm thick 25MPa min. concrete deck slab	Refer to engineer's documentation for reinforcing
3121-06	580mm deep x 300mm wide reinforced concrete beam	SED - Detail 4 Sheet S-01-07
3121-07	250mm thick x 300mm wide slab thickening for load bearing internal wall.	SED - Detail 10 Sheet S-01-04
3121-08	450mm thick 25MPa min. concrete cantelivered slab	Refer to engineer's documentation for reinforcing
3121-09	450mm thick 25MPa min. concrete cantelivered slab	Refer to engineer's documentation for reinforcing
3121-11	110mm thick 25MPa concrete slab reinfored with SE62 reinforcing mesh on plastic bar chairs, 50mm cover top and bottom	Install over Damp proof membrane, 25mm sand blinding and layer of hardcore compacted in maximum 150mm layers.
3121-12	Cantilevered slab	SED - Detail 14 Sheet S-01-05
3121-13	Concrete bond beam to pool edge	by pool supplier/installer.
3121-14	500 x 500 x 250mm deep concrete pad slab thickening.	SED - Detail 8 Sheet S-01-04
3121-15	140mm thick insitu 30MPa concrete knib wall to support timber framed wing wall.	Reinforce with HD12 bars vertically and horizontally tied into foundation wall. Apply Sika Blackseal Plus DPM to below ground surface, protect with Expol 25mm ThermaSlab S
3121-16	390mm deep x 190mm wide reinforced concrete beam	SED - Detail 2 Sheet S-01-08
3121-17	150mm thick 25MPa concrete slab reinfored with SE62 reinforcing mesh 40mm top cover	SED - Detail 1 Sheet S-01-08
3121-18	250mm thick 20MPa concrete slab with SE62 reinforcing mesh poured above footing for gas bottle station.	
3152 Composite construction of in situ and precast concrete		
3152-01	100mm precast flatslab with 100mm insitu concrete topping.	Flatslab to be designed as in exposure classification 3 as per NZS 3101:2006
3321 Hollow concrete blockwork		
3321-01	25 Series solid filled masonry wall	Reinforcing to engineers specifications. Finish exposed faces with Resene Masonry Render System
3321-02	20 Series concrete masonry retaining wall. Refer to SED detail 5 sheet S-01-03	Reinforcing to engineers specifications. Finish exposed faces with Resene Masonry Render System
3321-02	20 Series solid filled masonry wall	Reinforcing to engineers specifications. Finish exposed faces with Resene Masonry Render System
3321-02	Proposed boundary retaining wall - to engineers details	Reinforcing to engineers specifications. Finish exposed faces with Resene Masonry Render System

3322 Concrete-filled hollow plastics blockwork		
3322-01	Megaform 330 series EPS blocks	Reinforcing to Engineers specifications
3411 Structural steelwork		
3411-03	75 x 6mm SHS	Refer to engineers documentation
3411-04	125 x 75 x 6mm steel angle	
B1	200PFC	Fixed as per Engineer's documentation
B6	230 PFC	Fixed as per Engineer's Documentation
B13	250 x 90 PFC	Fixed as per engineers documentation
Portal 1	Portal 1 300PFC	Refer to engineers documentation
Portal 2	Portal 2 300PFC	Fixing as per engineer's documentation
Portal 2	Portal 2 300PFC	Refer to engineers documentation
Portal 3	Portal 3 250PFC	Fixed as per Engineer's Documentation
Portal 3	Portal 3 250PFC	Refer to engineers documentation
3421 Light steel framing		
3421-02	Diamond galvanised slotted roof rail	Fixed over each purlin as per manufacturers documentation
3421-03	Dimond HI-Span Steel Purlin 200mm/12 @ 900mm crs.	Fixed as per Engineers documentation
3813 Engineered wood products		
CJ01	Ceiling Joist: 200mm x 45mm CHH hySPAN H1.2 @ 600mm centres.	
HB01	Hanging Beam: 2/200mm x 45mm CHH hySPAN H1.2.	
3821 Timber framing		
3821-01	Purlin: 70mm x 45mm SG8 H1.2 @ 900mm centres.	Fixing type U: 1 / 14g self-drilling Type 17 screw, 100 mm long. (Alternative fixing capacity 5.5kN)
3821-02	Studs: 140mm x 45mm SG8 H1.2 @ 600mm centres.	
3821-03	SG8 140mm x 45mm H1.2 Wall Framing @ 450mm centres. Dwangs @ 800mm centres	
3821-04	Battens: 20mm x 45mm SG8 H1.2 @ 600mm centres.	Cavity battens structurally fixed to wall framing with 90x3.15 s/s annular grove nails off-set along centre line at max 600mm centres
3821-05	Top Plate: 140mm x 45mm SG8 H1.2 .	Fixed as per engineers documentation.
3821-06	Top Plate: 2/140mm x 45mm SG8 H1.2 .	Fixed as per engineers documentation.
3821-07	Blocking to steel beam: 140mm x 45mm SG8 H1.2 .	Fix with M12 Coach bolts @ 900mm crs +50sq x 3 washer
3821-08	Blocking to steel beam: 90mm x 45mm SG8 H1.2 .	Fix with M12 Coach bolts @ 900mm crs +50sq x 3 washer
3821-09	Blocking: 90mm x 45mm SG8 H1.2 .	
3821-10	Truss: SG8 H1.2 @ 900mm centres.	Truss fixing to manufacturers specification
3821-11	Gable End Truss: SG8 H1.2.	Truss fixing to manufacturers specification
3821-12	Box Gutter Blocking: 90mm x 45mm SG8 H1.2 @ 400mm centres.	
3821-13	Box Gutter Runner: 90mm x 45mm SG8 H1.2 .	
B11	Parapet Beam: 2/240mm x 45mm SG8 H1.2.	Fixed as per engineers documentation.
B12	Beam: 3/140mm x 45mm SG8 H1.2.	Lumberlok Type F 4.kN lintel connection; Fixed as per engineers documentation.
BL03	Blocking: 140mm x 45mm SG8 H1.2.	
BR01	Bearer: 140mm x 90mm SG8 H3.2.	Fix bearer to pile with one galvanised M12 bolt with 50 x 50 x 3mm washers.
CJ02	Ceiling Joist: 90mm x 45mm SG8 H1.2 @ 600mm centres.	Joist to plate or bearer fixing with 2/ 100 x 3.75mm (skewed) hand driven nails or 3/90 x 3.15mm (skewed) power driven nails
CJ03	Ceiling Joist: 190mm x 45mm SG8 H1.2 @ 900mm centres.	Joist to plate or bearer fixing with 2/ 100 x 3.75mm (skewed) hand driven nails or 3/90 x 3.15mm (skewed) power driven nails
DJ01	Deck Boundary Joist: 140mm x 45mm SG8 H3.2	
DJ02	Deck Joists: 140mm x 45mm SG8 H3.2 @ 450mm centres.	Joist to plate or bearer fixing with 2/ 100 x 3.75mm (skewed) hand driven nails or 3/90 x 3.15mm (skewed) power driven nails
FJ-01	Floor Joist: 140mm x 45mm joists cut to suit of plinth (approx 122mm C.O.S) SG8 H1.2.	
JS01	Joist Stringer: 140mm x 45mm SG8 H3.2.	fixed to concrete block wall with M12 bolts and 50 x 50 x 3mm washers @ 900crs, 12mm timber spacer and DPC separation to timber and block
R01	Rafter: 140mm x 45mm SG8 H1.2 @ 900mm centres.	Side fix to raking timber stringer each side with LUMBERLOK JH47 x 120 joist hanger fixed to Mitek specifications
RB5	Beam: 3/140mm x 45mm SG8 H1.2.	Fixed as per engineers documentation.
SD01	Studs: 140mm x 45mm SG8 H1.2 .	Refer to detail J1/S-04-01 CGW drawings for stud to PFC connection
SD02	Studs: 140mm x 45mm SG8 H1.2 .	Refer to detail 6/S-04-01 CGW drawings for Typical purlin to timber framing connection
SD02	Studs: 90mm x 45mm SG8 H1.2 .	
SD03	Studs: 140mm x 45mm SG8 H1.2 @ 600mm centres.	
ST02	Rafter Stringer: 140mm x 45mm SG8 H1.2 .	Type K 3.93Kn Mitek Studlok Fixing - 1 x BOWMAC® StudLok™ SL125 and 2 x 90mm x 3.15 dia. nails to each stud.
WT01	SG8 90mm x 45mm H1.2 Wall Framing @ 600mm centres. Dwangs @ 800mm centres	
WT02	SG8 140mm x 45mm H1.2 Wall Framing @ 600mm centres. Dwangs @ 800mm centres	
WT03	SG8 140mm x 45mm H1.2 Wall Framing @ 450mm centres. Dwangs @ 800mm centres	
WT03	SG8 140mm x 45mm H1.2 Wall Framing @ 600mm centres. Dwangs @ 800mm centres	
WT04	SG8 140mm x 45mm H1.2 Wall Framing @ 600mm centres. Dwangs @ 800mm centres	

4161 Building wraps, underlays and Dpc's		
4161	ProClima Mento 1000 roof underlay	
4171 Rigid air barriers		
4171-01	6mm James Hardie Rigid Air Barrier, fixed with 50mm x 2.8mm glavanized HardieFlex nails	
4221 Timber solid cladding		
4221-01	ITI Timspec Accoya Random width RSVI combination profiles P864, P1739, P1740 19mm vertical shiplap Accoya weatherboard over 45x45mm structural horizontal castellated H3.2 timber cavity battens setout at maximum 400 centres. Fix to each stud with ASSY 90mm x 5.5mm stainless steel screw. on James Hardie 6mm RAB™ Board.	Fix with 50 x 2.8mm Silicon Bronze Crown Head annular grooved shank nails to face and 40 x 2.0mm clinch nails..
4239 Flat or shaped sheet soffit cladding		
4239-01	12mm thick ITI Timspec Random width Cedar timber profiles P864, P1739, P1740 .	Fix with 316 stainless steel hidden fixing clips. Clip to be screwed or nailed into place with head driven flush.
4282 Plaster render on solid substrate		
4282-01	20 Series concrete masonry retaining wall. Refer to SED detail 5 sheet S-01-03	Peel and stick battens over building wrap in line with timber studs. Screw fix AAC panels in a horizontally stretcher bond pattern using minimum 100mm x 14 g countersunk screws. Fixings to be galvanized or zinc plated steel to AS 3566 class 3.
4282-01	Resene Construction Systems Integra lightweight concrete facade system with Rockcote classico texture finish over 40mm x 20mm RCS Graphex battens on James Hardie 6mm RAB™ Board.	Peel and stick battens over building wrap in line with timber studs. Screw fix AAC panels in a horizontally stretcher bond pattern using minimum 100mm x 14 g countersunk screws. Fixings to be galvanized or zinc plated steel to AS 3566 class 3.
Polystyrene sill moulding	Resene Construction Systems Integra lightweight concrete facade system with Rockcote classico texture finish over 40mm x 20mm RCS Graphex battens on James Hardie 6mm RAB™ Board.	Peel and stick battens over building wrap in line with timber studs. Screw fix AAC panels in a horizontally stretcher bond pattern using minimum 100mm x 14 g countersunk screws. Fixings to be galvanized or zinc plated steel to AS 3566 class 3.
4291 Flashings		
4291-01	.55 BMT Coloursteel Parapet Flashing	
4311 Profiled metal sheet roofing		
4311-01	Dimond LT7 profiled metal roofing over Pro Clima Solitex Mento synthetic building membrane roof underlay.	fixed to Dimond roof rail with 12g hex head tek screw (length to suit profile)
4371 Louvred roofing		
4371-01	Louvretec 200 Super roof louvre system	
4381 Deck support systems		
4381-01	Adjustable Buzon Pedestal with slope correction	
4383 Timber decking		
4383-01	HP91 115mm x 21mm watershed Purpleheart decking.	Screw Fixing 65 x 12g Stainless steel decking screw
4424 Sheet plastics roofing		
4424-01	Nuratherm TPO warm roof gutters.	Use 120 Enertherm PIR insulation, lay over Nuraply ALU vapour barrier on Nuraflux primer on plywood substrate.
4424-02	17mm H3.2 plywood membrane gutter substrate.	Fixed with 10 gauge stainless steel countersunk head screws at 150mm centres on edges and 200mm in the body of the sheets.
4424-03	17mm H3.2 plywood substrate upstand	
4424-04	Nuraply Everguard TPO membrane to concrete deck.	Adhesive fix, wrap over parapet and up into door rebate,
4424-04	Nuraply Everguard TPO membrane to concrete deck.	Adhesive fix, wrap over parapet and up into door rebate,
4711 Thermal insulation		
4711-01	Enertherm PIR 120mm	
4711-02	Pink® Batts® R4.0 Ultra® 140mm wall insulation	
4915 Thin sheet steel items		
4915-01	1.6mm powder coated aluminium corner flashing, glue fix.	
4915-01	8mm plate steel window shroud. Powder coat finish to match window joinery.	
4915-01	Steel Shroud Covering	

SORTED ARCHITECTURE
80 Ardmore St PO Box 339 Wanaka New Zealand
Phone 03 443 1661 · Mob 0274474147
info@sortedarchitecture.co.nz · www.sortedarchitecture.co.nz

CONSULTANTS:
TM Consultants - Mechanical Engineering
CGW Consulting Engineers - Structural Engineering

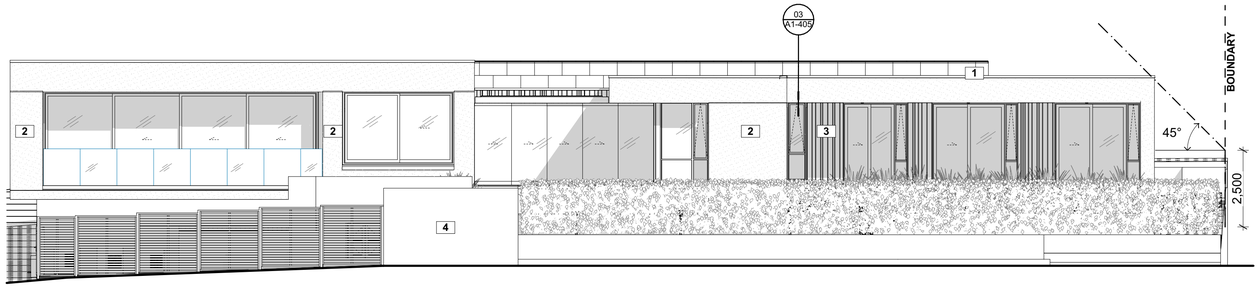
JOB TITLE:
SHAW RESIDENCE
OPAL LANE
WANAKA

CLIENT: Tony and Raewyn Shaw

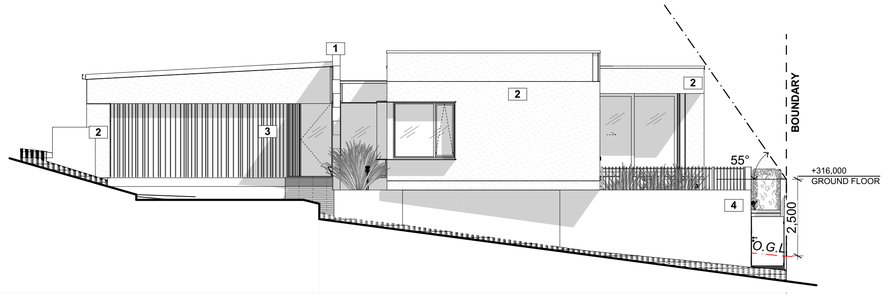
DRAWING TITLE:
SECTIONS

SCALE: 1:50 @ A1	DATE: 3/06/2022
DESIGNED BY: Steve Humpherson	DRAWN BY: FA
CHECKED BY: Steve Humpherson	STAGE: BUILDING CONSENT
REV. 01	JOB No. Shaw_Opal Lane_A24_DD02
DRAWING No. : A1-206	

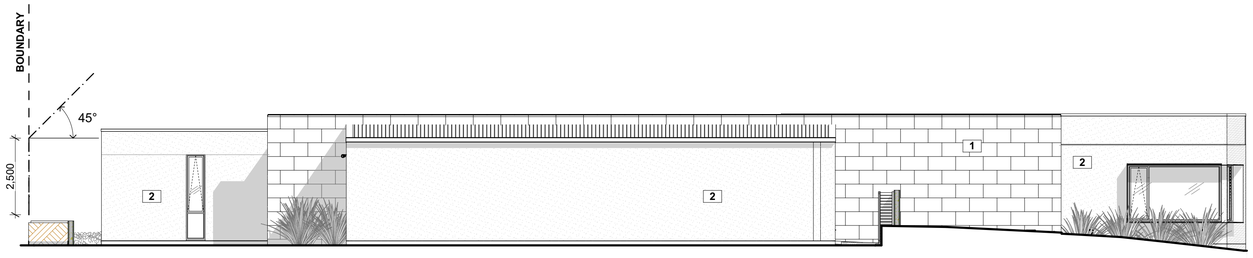
CONTRACTOR SHALL CHECK ALL DIMENSIONS ON SITE.
USE FIGURED DIMENSIONS ONLY. DO NOT SCALE OFF DRAWINGS.



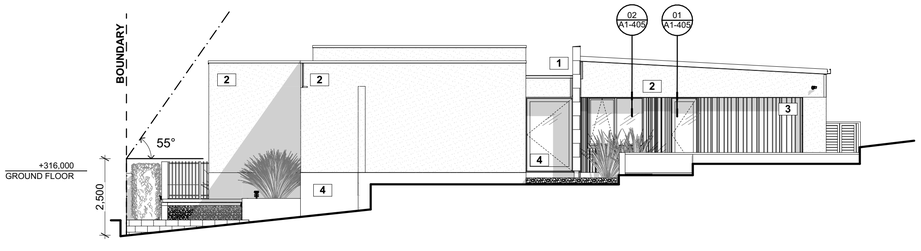
01 NORTH ELEVATION
Scale 1:100



02 EAST ELEVATION
Scale 1:100



03 SOUTH ELEVATION
Scale 1:100



04 WEST ELEVATION
Scale 1:100

CLADDING LEGEND

1	Blue Stone Tiles 450x900
2	Resene Integra panels on 20mm cavity White Duck Quarter - LRV 78%
3	Accoya - Random profile P864, P1739,P1740
4	Concrete Block Work - natural grey
5	Membrane Roofing - tbc

SORTED ARCHITECTURE
80 Ardmore St PO Box 339 Wanaka New Zealand
Phone 03 443 1681 · Mob 0274474147
info@sortedarchitecture.co.nz · www.sortedarchitecture.co.nz

CONSULTANTS:
TM Consultants - Mechanical Engineering
CGW Consulting Engineers - Structural Engineering

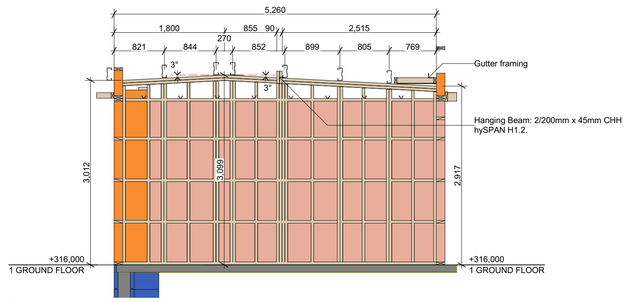
JOB TITLE:
SHAW RESIDENCE
OPAL LANE
WANAKA

CLIENT:
Tony and Raewyn Shaw

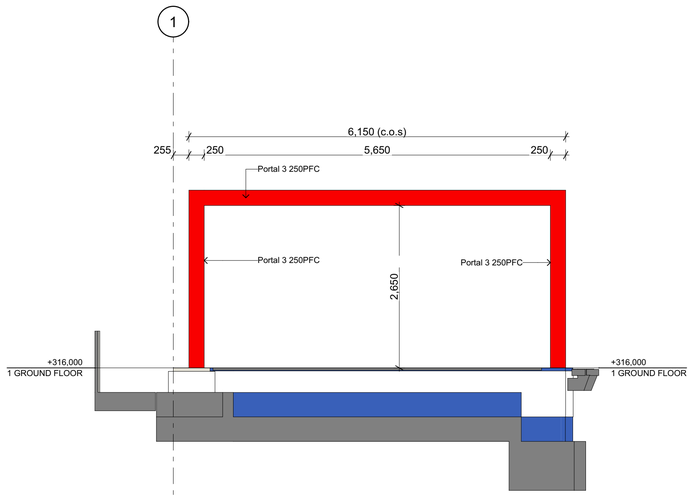
DRAWING TITLE:
ELEVATIONS

SCALE: 1:100 @ A1		DATE: 3/06/2022
DESIGNED BY: Steve Humpherson	DRAWN BY: FA	CHECKED BY: Steve Humpherson
STAGE: BUILDING CONSENT		DRAWING No. : A1-301
REV. 01	JOB No. Shaw_Opal Lane_A24_DD02	

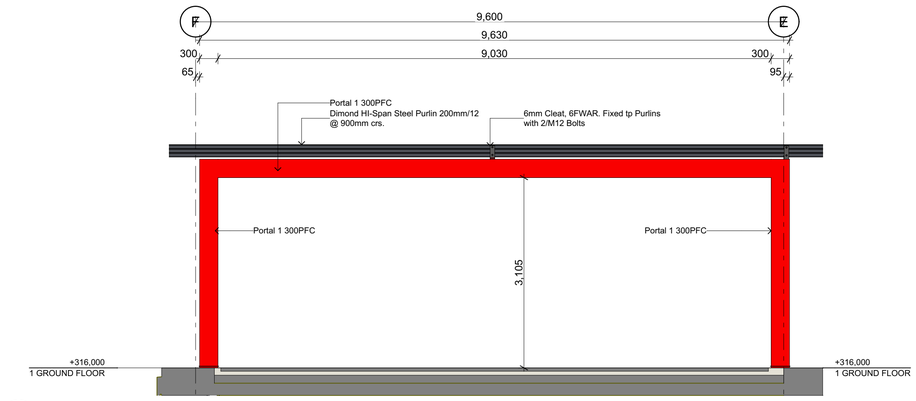
BC220498 APPROVED
Queenstown Lakes District Council



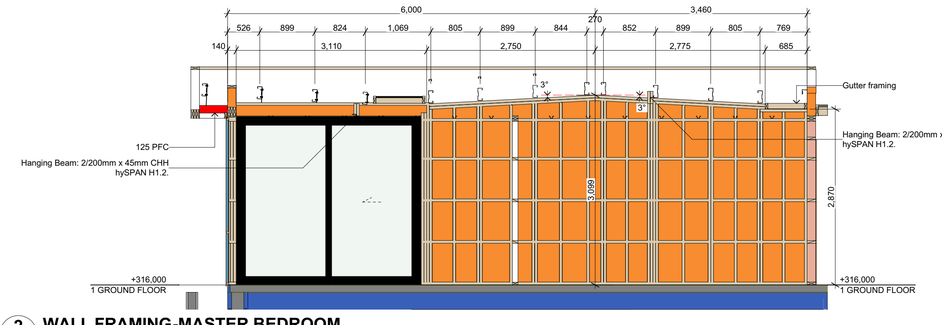
1 WALL FRAMING-BUNK/EN-SUITE
#LayID Scale 1:50



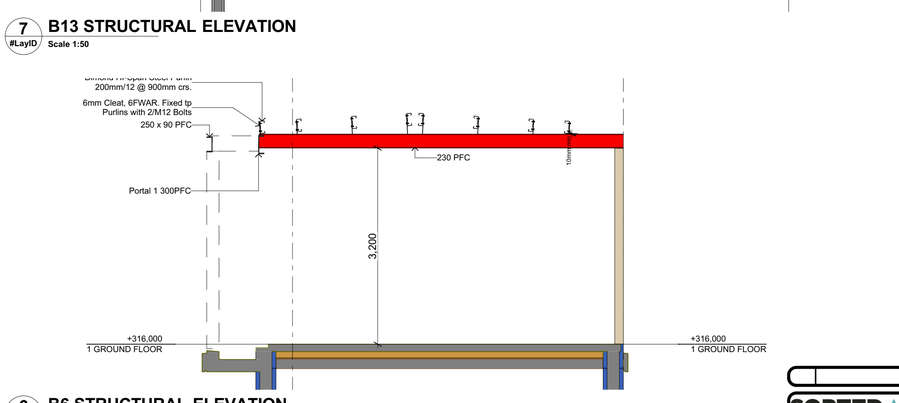
5 PORTAL 3 STRUCTURAL ELEVATION
#LayID Scale 1:50



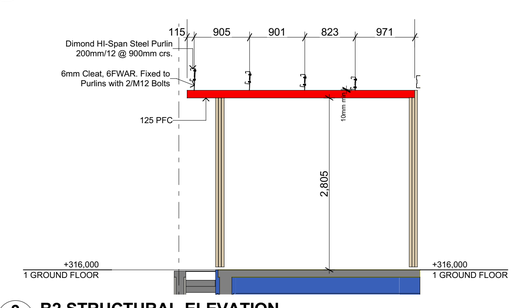
8 PORTAL 1 STRUCTURAL ELEVATION
#LayID Scale 1:50



2 WALL FRAMING-MASTER BEDROOM
#LayID Scale 1:50

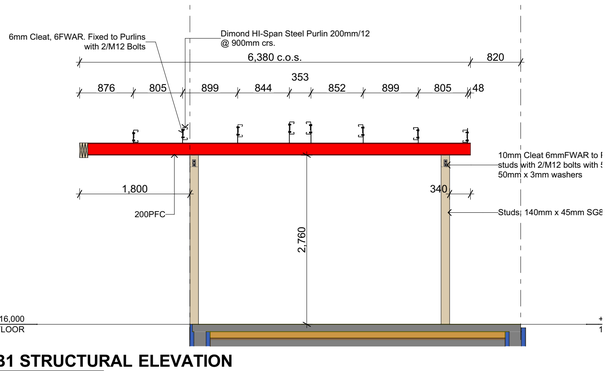


7 B13 STRUCTURAL ELEVATION
#LayID Scale 1:50

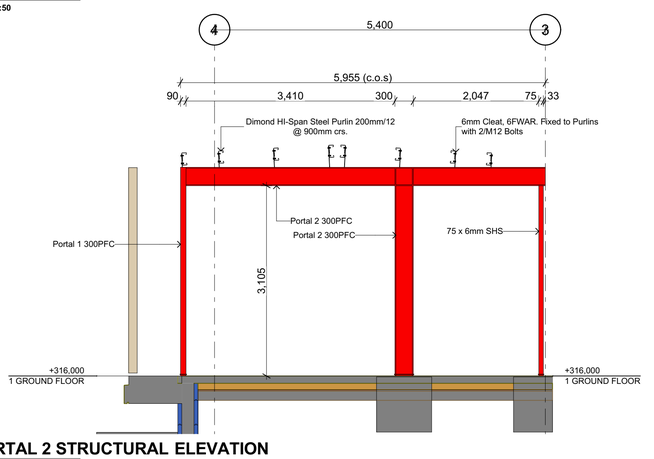


3 B2 STRUCTURAL ELEVATION
#LayID Scale 1:50

6 B6 STRUCTURAL ELEVATION
#LayID Scale 1:50



4 B1 STRUCTURAL ELEVATION
#LayID Scale 1:50



9 PORTAL 2 STRUCTURAL ELEVATION
#LayID Scale 1:50

SORTED ARCHITECTURE
80 Ardmore St PO Box 339 Wanaka New Zealand
Phone 03 443 1681 · Mob 0274474147
info@sortedarchitecture.co.nz · www.sortedarchitecture.co.nz

CONSULTANTS:
TM Consultants - Mechanical Engineering
CGW Consulting Engineers - Structural Engineering

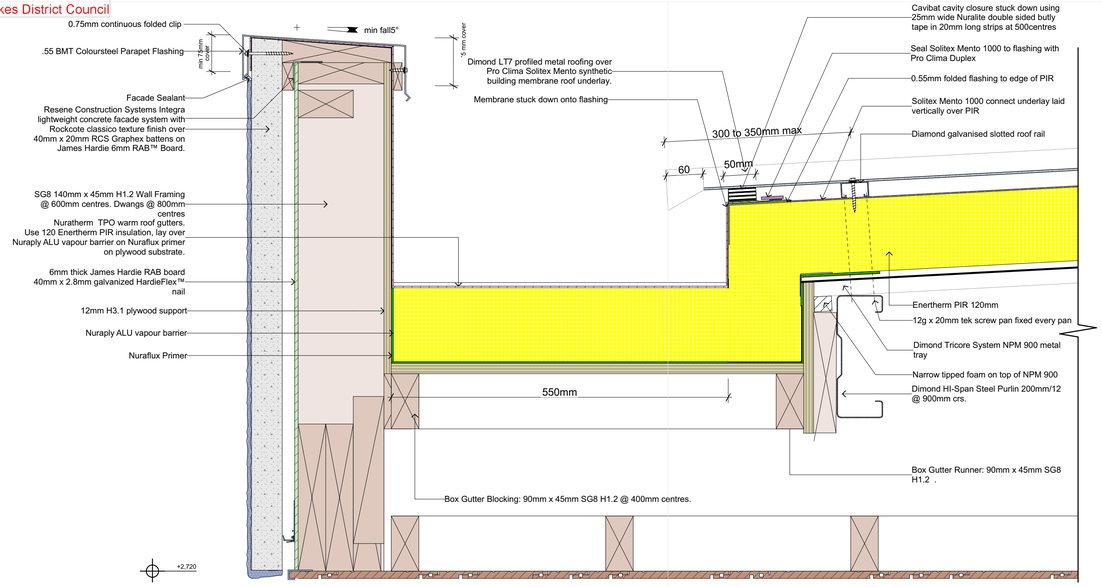
JOB TITLE:
SHAW RESIDENCE
OPAL LANE
WANAKA

CLIENT:
Tony and Raewyn Shaw

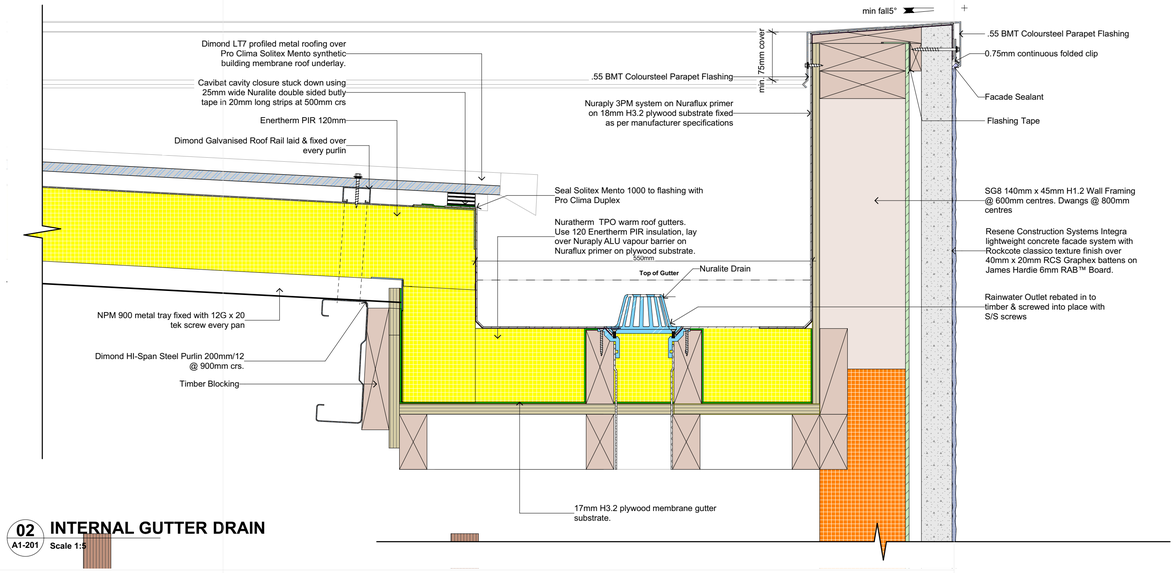
DRAWING TITLE:
STRUCTURAL ELEVATIONS

SCALE:	DATE:
1:50 @ A1	3/06/2022
DESIGNED BY: Steve Humpherson	DRAWN BY: FA
CHECKED BY: Steve Humpherson	
STAGE: BUILDING CONSENT	DRAWING No. : A1-302
REV. 01	JOB No. Shaw_Opal Lane_A24_DD02

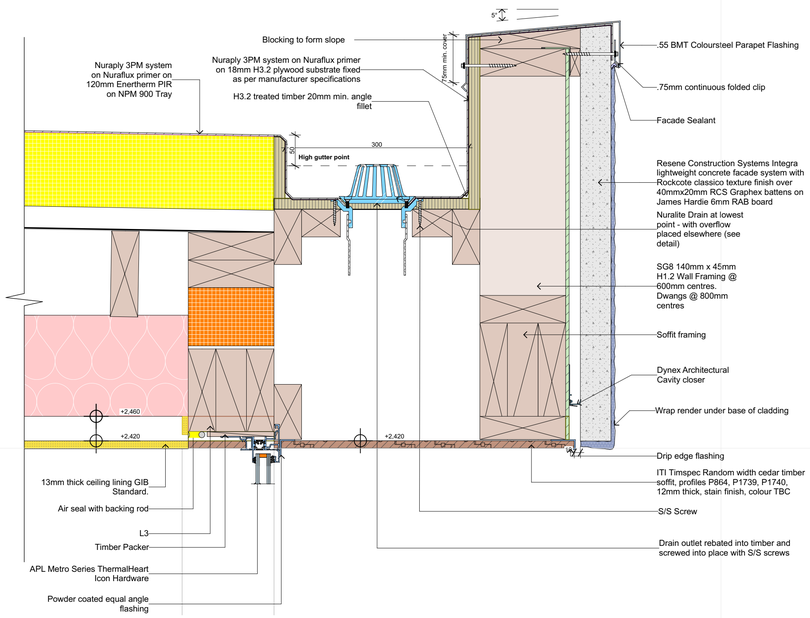
BC220498 APPROVED
Queenstown Lakes District Council



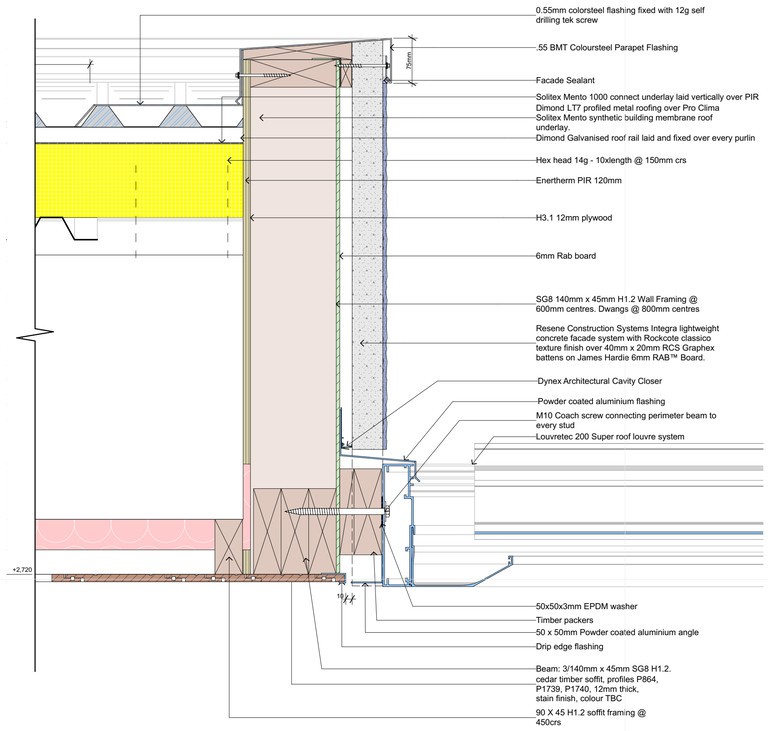
01 INTEGRA PANEL PARAPET / INTERNAL GUTTER DETAIL
A1-201 Scale 1:5



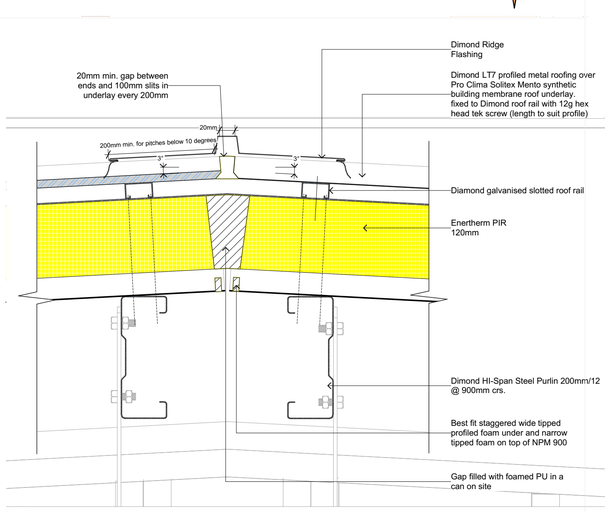
02 INTERNAL GUTTER DRAIN
A1-201 Scale 1:5



04 HIGH PARAPET MEMBRANE DETAIL
A1-206 Scale 1:5

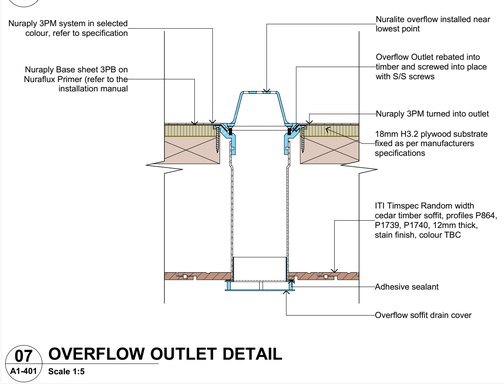


05 LOUVRE DETAIL - CONNECTION TO WALL
A1-205 Scale 1:5

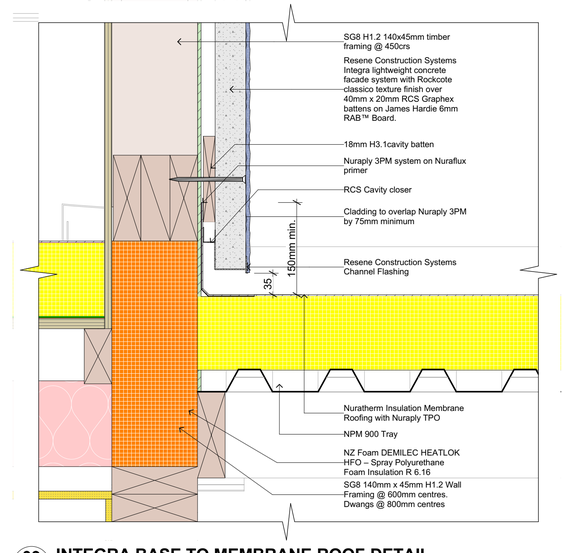


06 TYPICAL RIDGE DETAIL
A1-201 Scale 1:5

08 ROOF PENETRATION DETAIL
#LayID Scale 1:10



07 OVERFLOW OUTLET DETAIL
A1-401 Scale 1:5



09 INTEGRA BASE TO MEMBRANE ROOF DETAIL
A1-201 Scale 1:5

SORTED ARCHITECTURE
80 Ardmore St PO Box 339 Wanaka New Zealand
Phone 03 443 1661 -Mob 0274474147
info@sortedarchitecture.co.nz - www.sortedarchitecture.co.nz

CONSULTANTS:
TM Consultants - Mechanical Engineering
CGW Consulting Engineers - Structural Engineering

JOB TITLE:
SHAW RESIDENCE
OPAL LANE
WANAKA

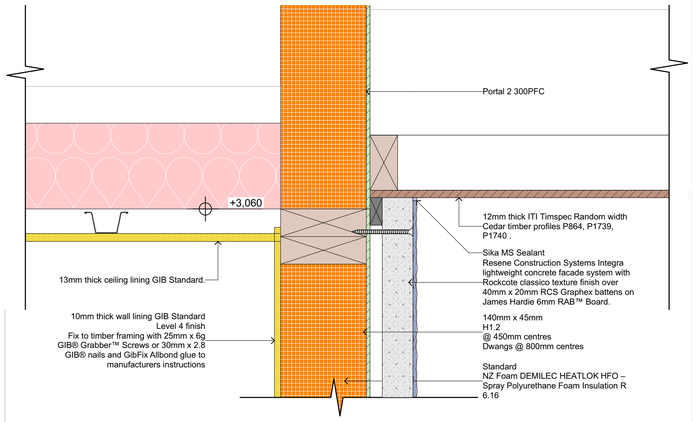
CLIENT:
Tony and Raewyn Shaw

DRAWING TITLE:
ROOF DETAILS & LOUVRE DETAILS

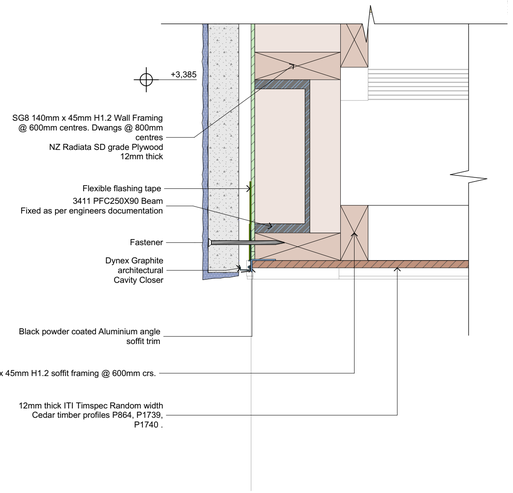
SCALE: 1:5, 1:10 @ A1		DATE: 3/06/2022
DESIGNED BY: Steve Humpherson	DRAWN BY: FA	CHECKED BY: Steve Humpherson
STAGE: BUILDING CONSENT		DRAWING No. : A1-401
REV. 01	JOB No. Shaw_Opal Lane_A24_DD02	

CONTRACTOR SHALL CHECK ALL DIMENSIONS ON SITE.
USE FIGURED DIMENSIONS ONLY. DO NOT SCALE OFF DRAWINGS.

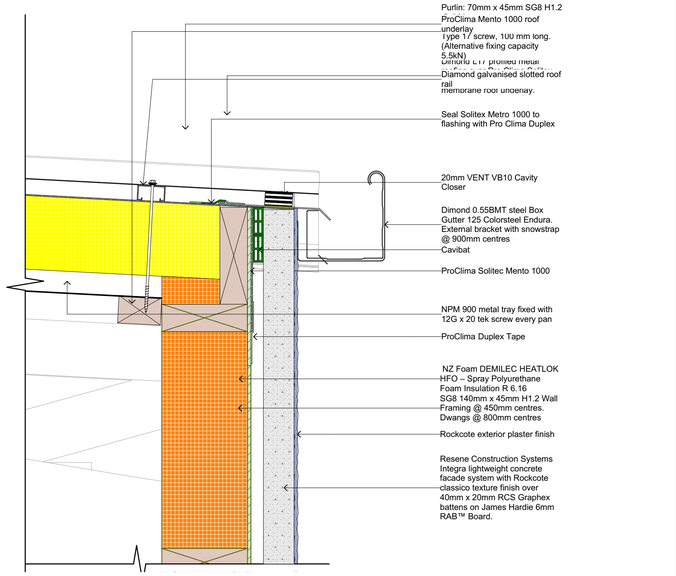
BC220498 APPROVED
Queenstown Lakes District Council



01 INTEGRA SOFFIT DETAIL
A1-106 **Scale 1:5**



02 INTEGRA SOFFIT DETAIL (AT PARAPET)
A1-203 **Scale 1:5**



03 INTEGRA EAVE DETAIL
A1-201 **Scale 1:5**

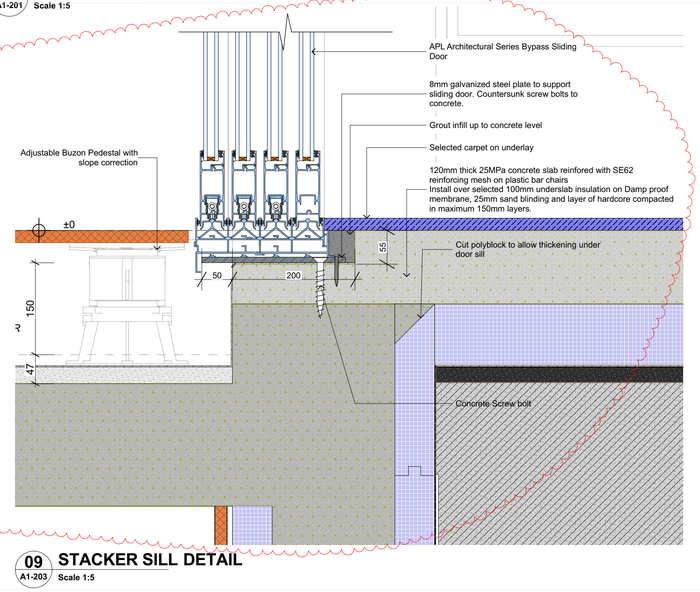
04 INTEGRA EXTERNAL CORNER DETAIL
A1-106 **Scale 1:5**

05 INTEGRA PANEL BARGE DETAIL
A1-206 **Scale 1:5**

06 INTEGRA BASE OF WALL DETAIL
A1-201 **Scale 1:5**

07 INTEGRA BASE / TILED DECK DETAIL
A1-106 **Scale 1:5**

08 BALUSTRADE/DECK DETAIL
A1-203 **Scale 1:5**



09 STACKER SILL DETAIL
A1-203 **Scale 1:5**

SORTED ARCHITECTURE
80 Ardmore St PO Box 339 Wanaka New Zealand
Phone 03 443 1661 · Mob 0274474147
info@sortedarchitecture.co.nz · www.sortedarchitecture.co.nz

CONSULTANTS:
TM Consultants - Mechanical Engineering
CGW Consulting Engineers - Structural Engineering

JOB TITLE:
SHAW RESIDENCE
OPAL LANE
WANAKA

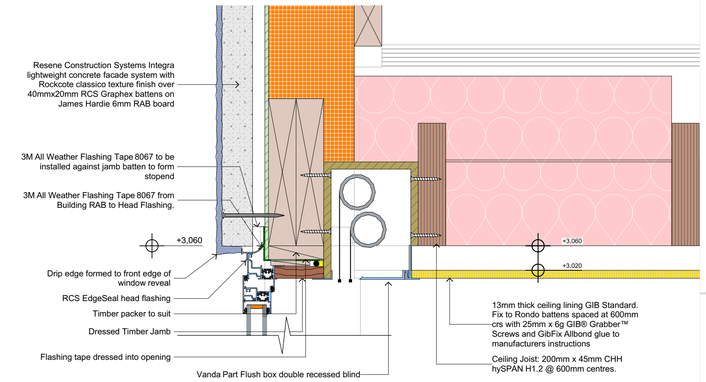
CLIENT: Tony and Raewyn Shaw

DRAWING TITLE:
INTEGRA PANEL GENERAL DETAILS

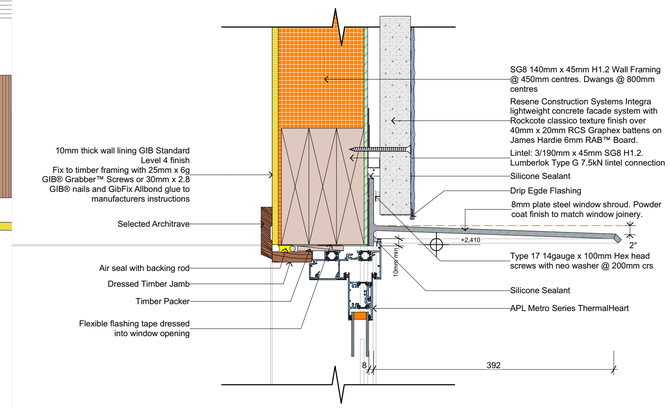
SCALE:	DATE:
1:5 @ A1	3/06/2022
DESIGNED BY: Steve Humpherson	DRAWN BY: FA
CHECKED BY: Steve Humpherson	
STAGE: BUILDING CONSENT	DRAWING No. : A1-402
REV. 01	JOB No. Shaw_Opal Lane_A24_DD02

CONTRACTOR SHALL CHECK ALL DIMENSIONS ON SITE.
USE FIGURED DIMENSIONS ONLY. DO NOT SCALE OFF DRAWINGS.

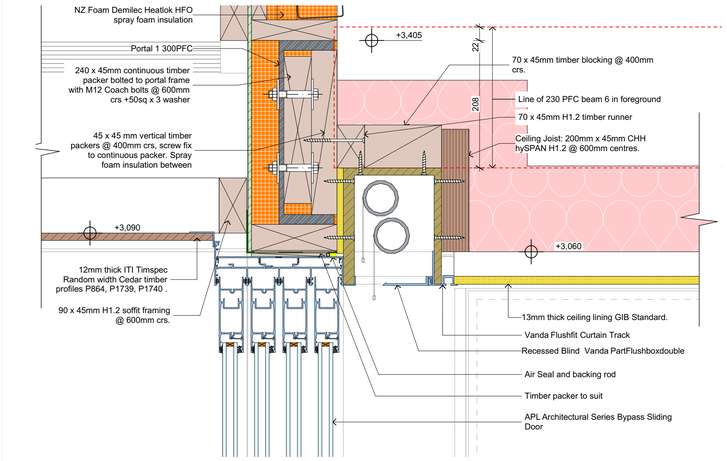
BC220498 APPROVED
Queenstown Lakes District Council



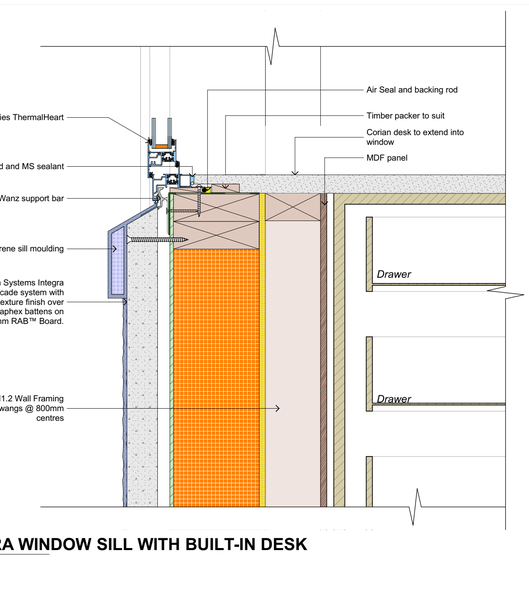
01 INTEGRA WINDOW HEAD DETAIL
A1-202 Scale 1:5



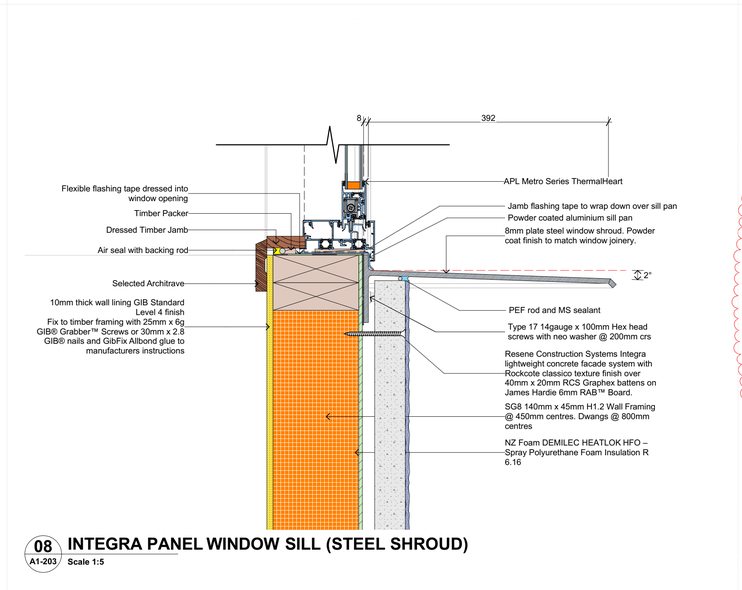
02 INTEGRA PANEL WINDOW HEAD (STEEL SHROUD)
A1-203 Scale 1:5



03 STACKER HEAD DETAIL
A1-203 Scale 1:5



04 INTEGRA WNDOW JAMB DETAIL
A1-202 Scale 1:5

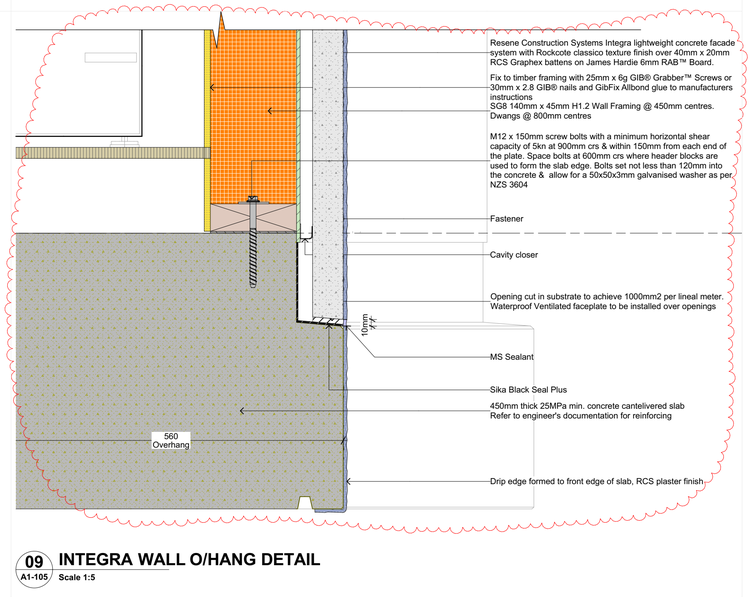


05 INTEGRA PANEL WINDOW JAMB (STEEL SHROUD) DETAIL
A1-203 Scale 1:5

06 STACKER JAMB DETAIL
A1-203 Scale 1:5

07 INTEGRA WINDOW SILL WITH BUILT-IN DESK
A1-202 Scale 1:5

08 INTEGRA PANEL WINDOW SILL (STEEL SHROUD)
A1-203 Scale 1:5



09 INTEGRA WALL O/HANG DETAIL
A1-105 Scale 1:5

RevID	Set Name	Date
01	Building Consent Issue	12/04/2022

SORTED ARCHITECTURE
80 Ardmore St PO Box 339 Wanaka New Zealand
Phone 03 443 1661 -Mob 0274474147
info@sortedarchitecture.co.nz - www.sortedarchitecture.co.nz

CONSULTANTS:
TM Consultants - Mechanical Engineering
CGW Consulting Engineers - Structural Engineering

JOB TITLE:
SHAW RESIDENCE
OPAL LANE
WANAKA

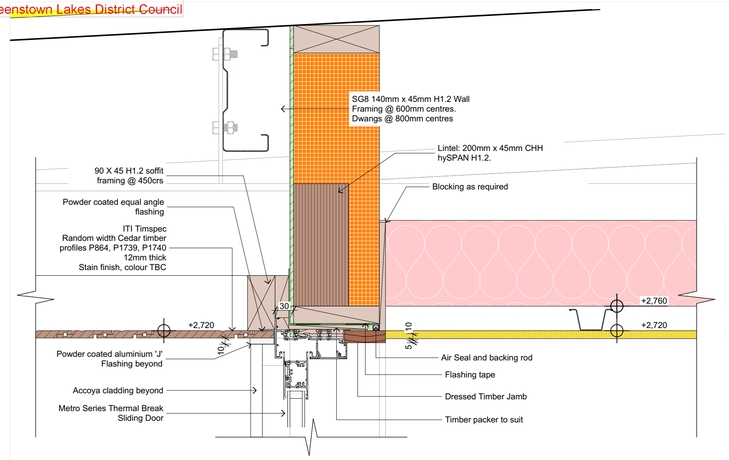
CLIENT:
Tony and Raewyn Shaw

DRAWING TITLE:
INTEGRA PANEL JOINERY DETAILS

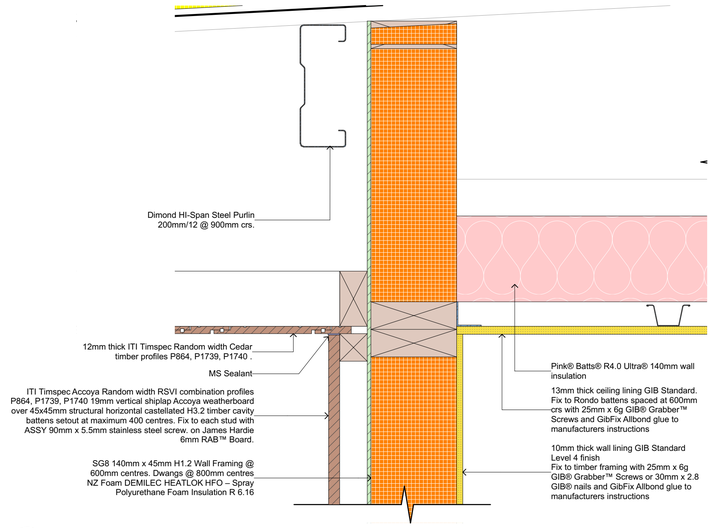
SCALE:	DATE:
1:5 @ A1	3/06/2022
DESIGNED BY: Steve Humpherson	DRAWN BY: FA
CHECKED BY: Steve Humpherson	
STAGE: BUILDING CONSENT	DRAWING No. : A1-403
REV. 01	JOB No. Shaw_Opal Lane_A24_DD02

CONTRACTOR SHALL CHECK ALL DIMENSIONS ON SITE. USE FIGURED DIMENSIONS ONLY. DO NOT SCALE OFF DRAWINGS.

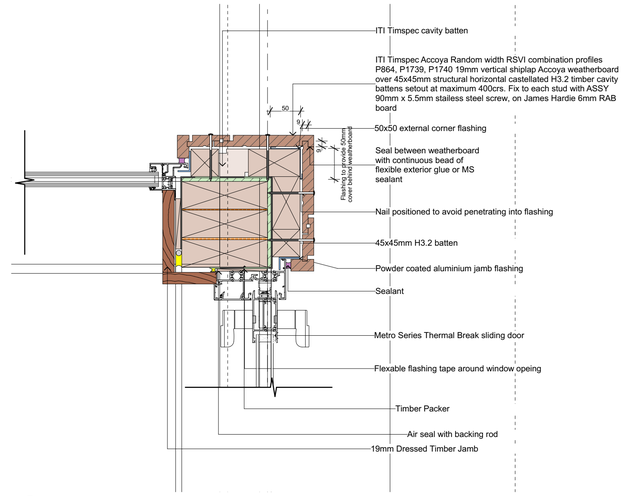
BC220498 APPROVED
Queenstown Lakes District Council



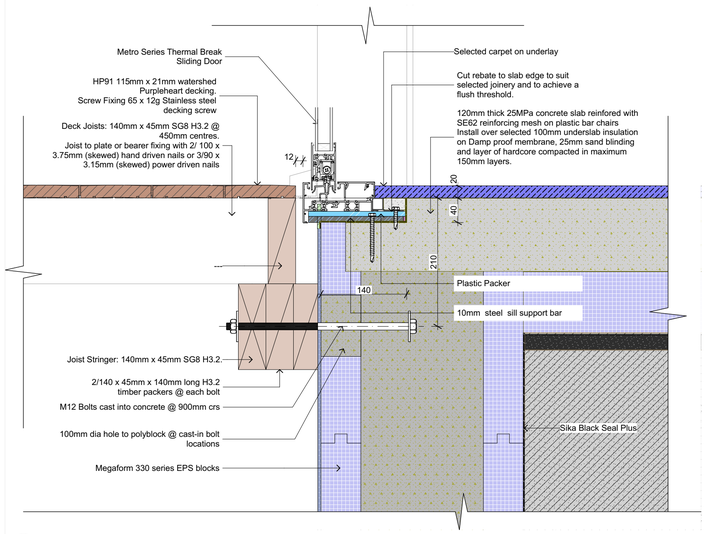
01 ACCOYA - SLIDER HEAD DETAIL
A1-201 Scale 1:5



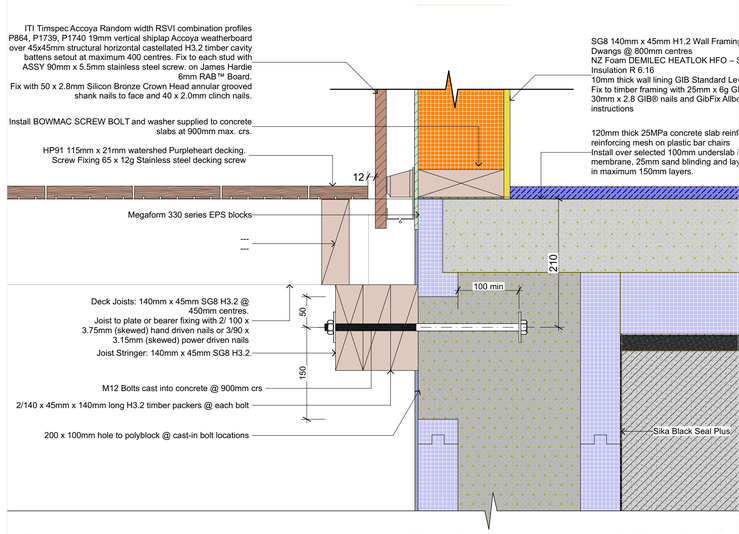
02 ACCOYA SOFFIT DETAIL
A1-201 Scale 1:5



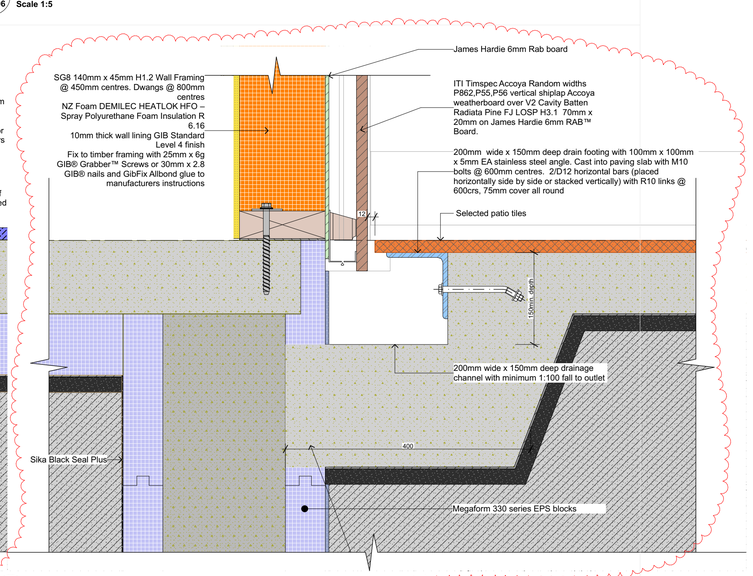
03 ACCOYA EXTERNAL CORNER DETAIL
A1-106 Scale 1:5



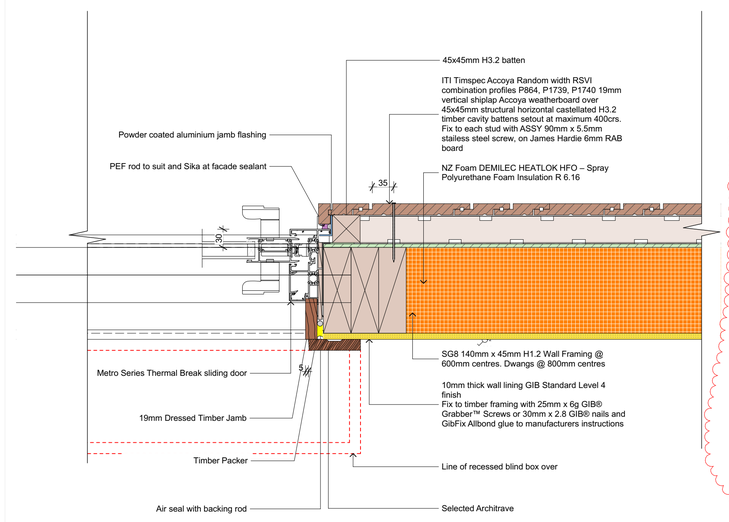
04 SLIDER SILL/DECK DETAIL
A1-201 Scale 1:5



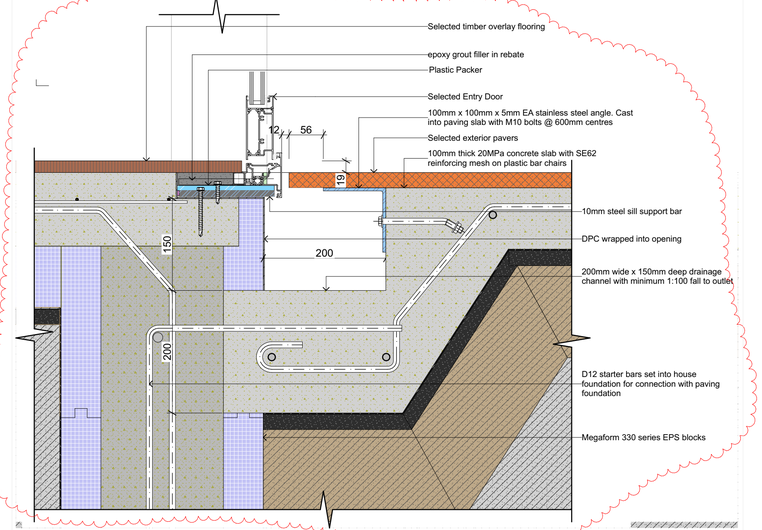
05 ACCOYA BASE / DECK CONNECTION DETAIL
A1-201 Scale 1:5



06 ACCOYA BASE/TILED DECK DETAIL
A1-106 Scale 1:5



07 ACCOYA-SLIDER JAMB DETAIL
A1-106 Scale 1:5



08 ENTRY DOOR SILL DETAIL
#LayID Scale

SORTED ARCHITECTURE
80 Ardmore St PO Box 339 Wanaka New Zealand
Phone 03 443 1661 -Mob 0274474147
info@sortedarchitecture.co.nz - www.sortedarchitecture.co.nz

CONSULTANTS:
TM Consultants - Mechanical Engineering
CGW Consulting Engineers - Structural Engineering

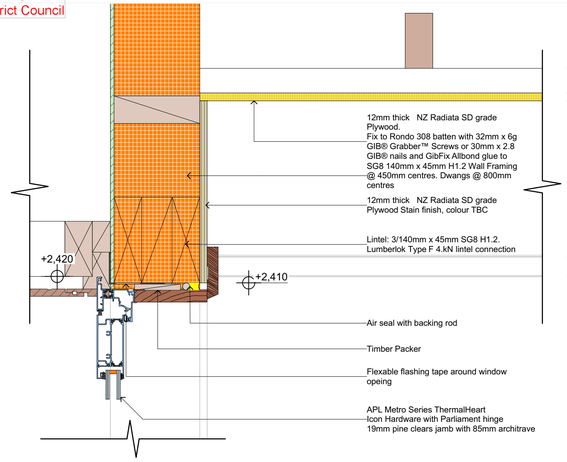
JOB TITLE:
SHAW RESIDENCE
OPAL LANE
WANAKA

CLIENT:
Tony and Raewyn Shaw

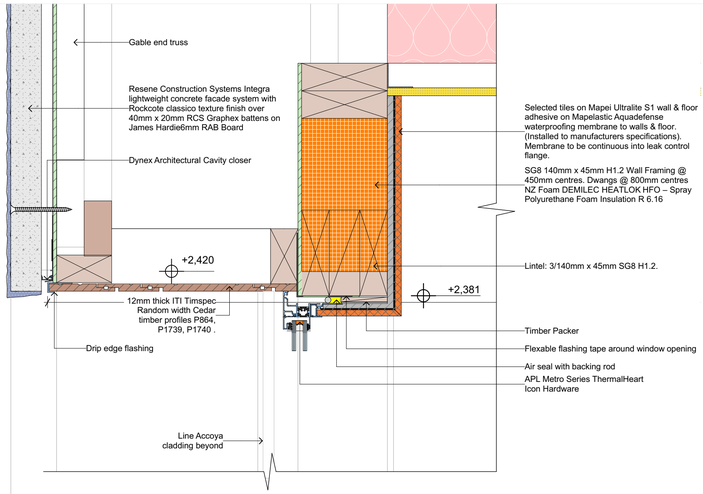
DRAWING TITLE:
ACCOYA GENERAL DETAILS

SCALE: 1:5 @ A1		DATE: 3/06/2022
DESIGNED BY: Steve Humpherson	DRAWN BY: FA	CHECKED BY: Steve Humpherson
STAGE: BUILDING CONSENT		DRAWING No.: A1-404
REV. 01	JOB No. Shaw_Opal Lane_A24_DD02	

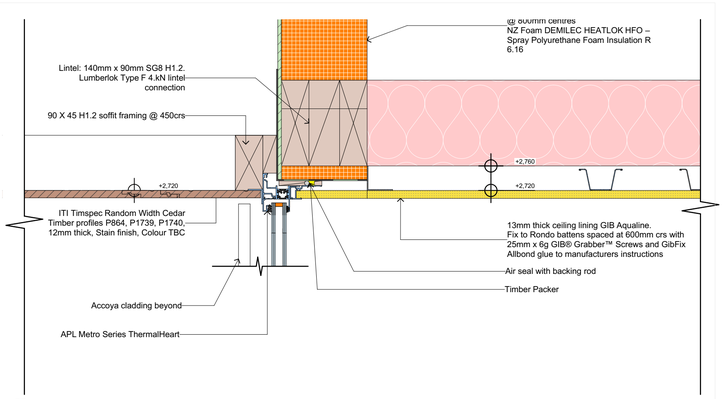
BC220498 APPROVED
Queenstown Lakes District Council



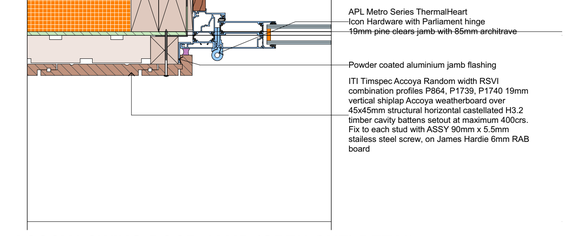
01 ACCOYA SWING DOOR HEAD / SOFFIT (OPEN OUT) DETAIL
A1-301 Scale 1:5



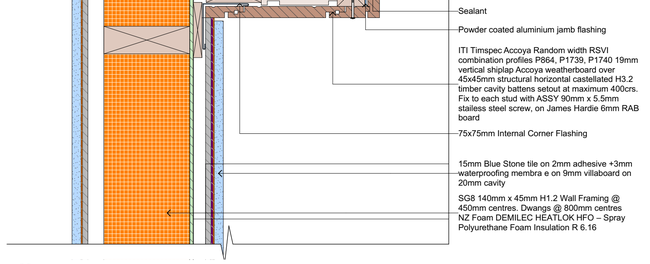
02 ACCOYA - WINDOW HEAD DETAIL
A1-301 Scale 1:5



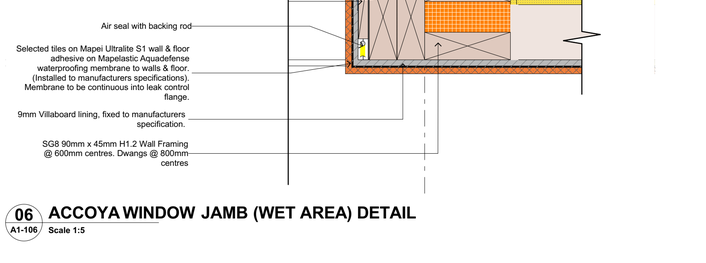
03 ACCOYA WINDOW HEAD (WET AREA) DETAIL
A1-301 Scale 1:5



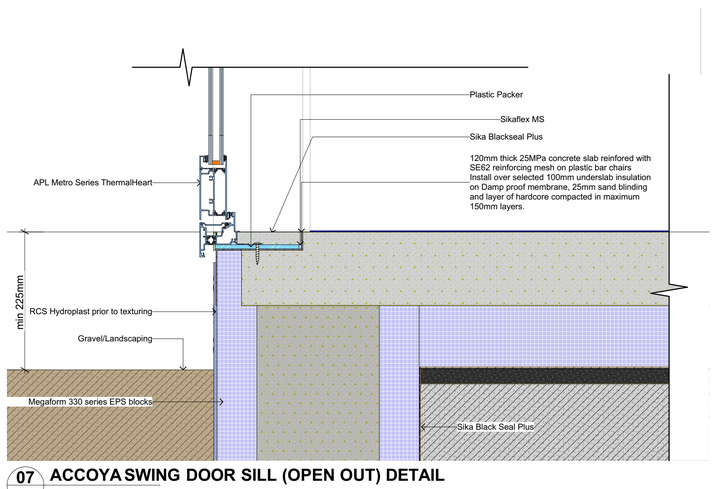
04 ACCOYA SWING DOOR JAMB (OPEN OUT) DETAIL
A1-106 Scale 1:5



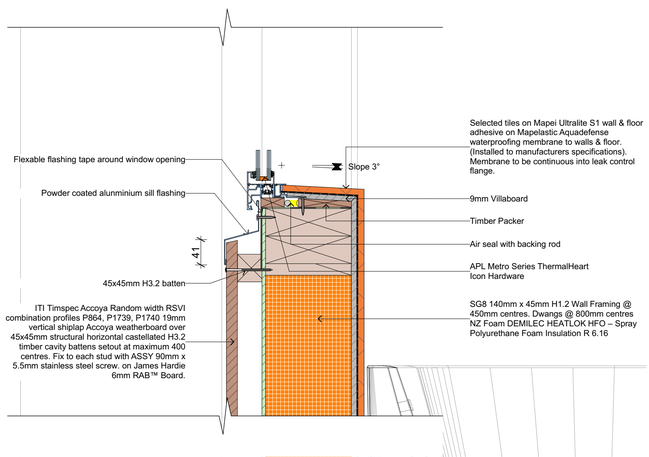
05 ACCOYA WINDOW JAMB (BATHROOM)
A1-106 Scale 1:5



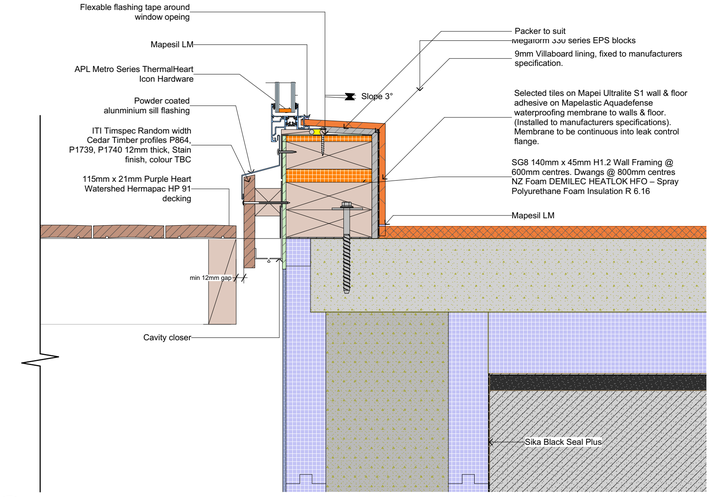
06 ACCOYA WINDOW JAMB (WET AREA) DETAIL
A1-106 Scale 1:5



07 ACCOYA SWING DOOR SILL (OPEN OUT) DETAIL
A1-106 Scale 1:5



08 ACCOYA WINDOW SILL DETAIL
A1-106 Scale 1:5



09 ACCOYA WINDOW SILL (WET AREA) DETAIL
A1-106 Scale 1:5

SORTED ARCHITECTURE
80 Ardmore St PO Box 339 Wanaka New Zealand
Phone 03 443 1661 -Mob 0274474147
info@sortedarchitecture.co.nz - www.sortedarchitecture.co.nz

CONSULTANTS:
TM Consultants - Mechanical Engineering
CGW Consulting Engineers - Structural Engineering

JOB TITLE:
SHAW RESIDENCE
OPAL LANE
WANAKA

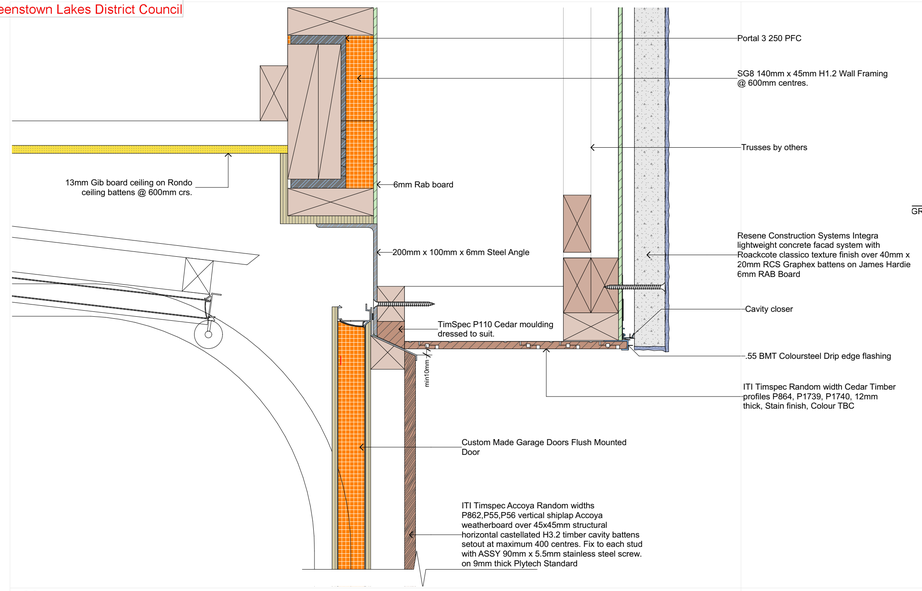
CLIENT:
Tony and Raewyn Shaw

DRAWING TITLE:
ACCOYA JOINERY DETAILS

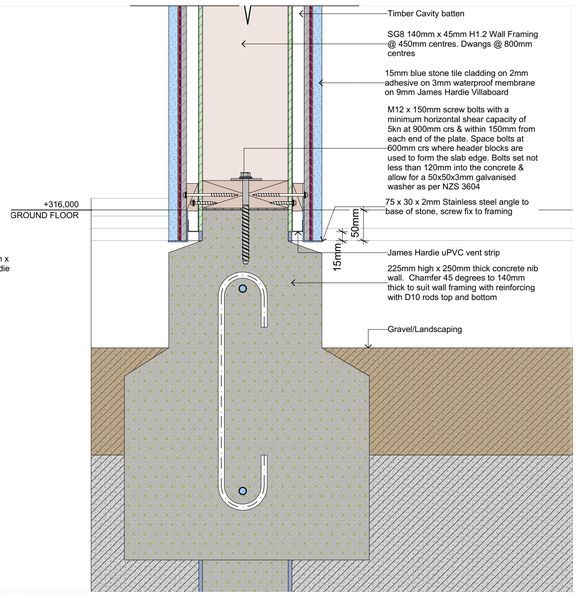
SCALE:	DATE:
1:5 @ A1	3/06/2022
DESIGNED BY: Steve Humpherson	DRAWN BY: FA
CHECKED BY: Steve Humpherson	
STAGE: BUILDING CONSENT	DRAWING No. : A1-405
REV. 01	JOB No. Shaw_Opal Lane_A24_D002

CONTRACTOR SHALL CHECK ALL DIMENSIONS ON SITE.
USE FIGURED DIMENSIONS ONLY. DO NOT SCALE OFF DRAWINGS.

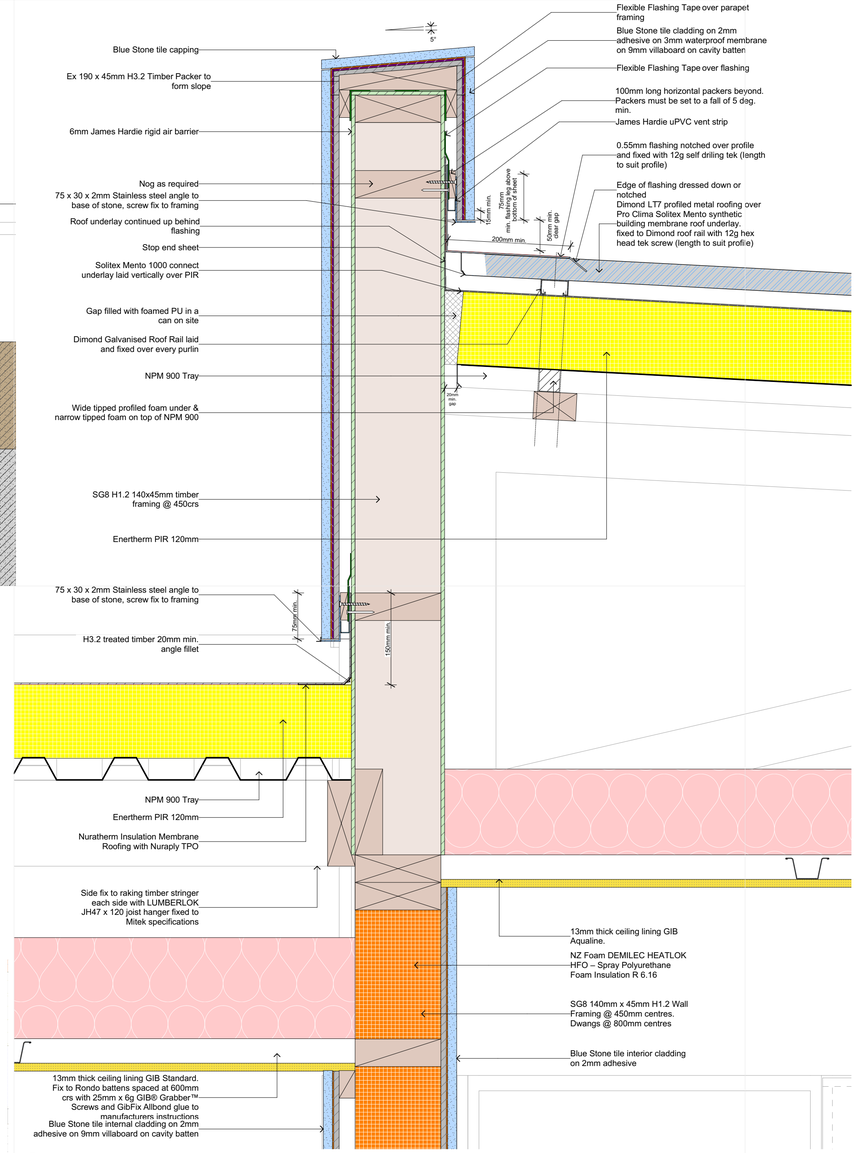
BC220498 APPROVED
Queenstown Lakes District Council



01 ACCOYA GARAGE DOOR HEAD DETAIL
A1-206 Scale 1:5



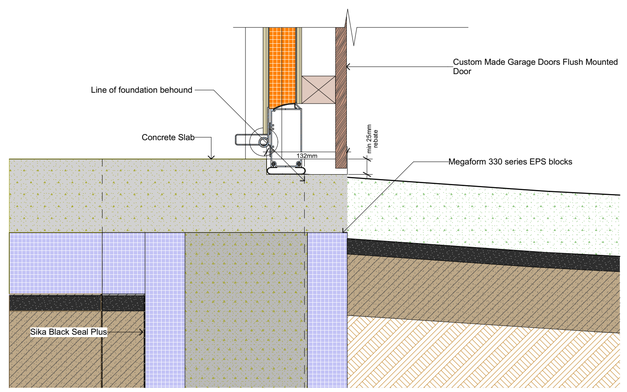
02 BLUE STONE EXTERNAL BASE DETAIL
A1-106 Scale 1:5



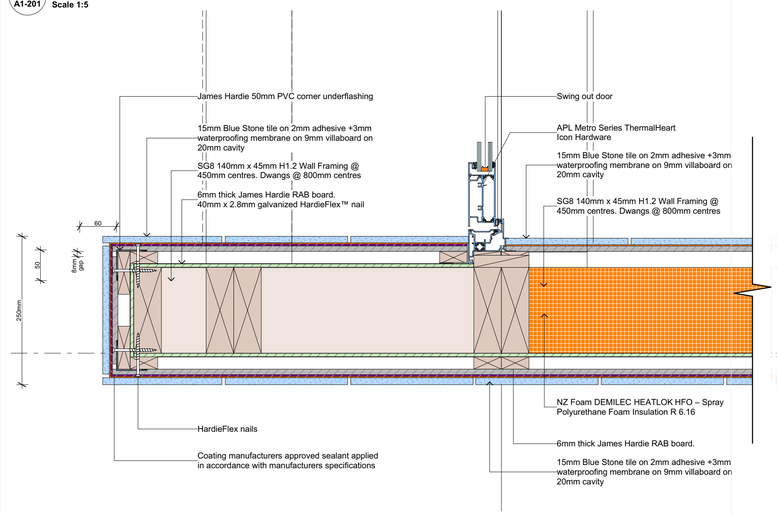
03 BLUE STONE/ROOF JUNCTIONS DETAILS
A1-201 Scale 1:5

04 ACCOYA GARAGE DOOR JAMB @ EXTERNAL CORNER DETAIL
A1-106 Scale 1:5

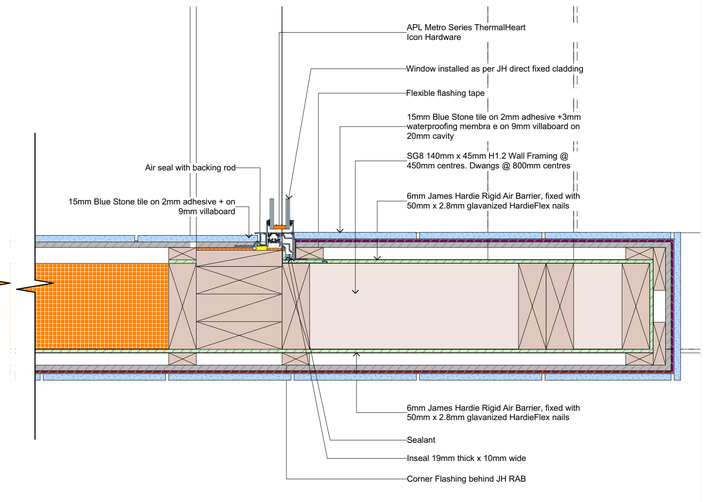
05 SLAB THICKENING DETAIL
A1-201 Scale 1:5



07 ACCOYA GARAGE DOOR SILL DETAIL
#LayID Scale 1:5



08 BLUE STONE EXTERNAL CORNER DETAIL
A1-106 Scale 1:5



09 BLUE STONE WINDOW JUNCTION DETAIL
A1-106 Scale 1:5

SORTED ARCHITECTURE
80 Ardmore St PO Box 339 Wanaka New Zealand
Phone 03 443 1661 · Mob 0274474147
info@sortedarchitecture.co.nz · www.sortedarchitecture.co.nz

CONSULTANTS:
TM Consultants - Mechanical Engineering
CGW Consulting Engineers - Structural Engineering

JOB TITLE:
SHAW RESIDENCE
OPAL LANE
WANAKA

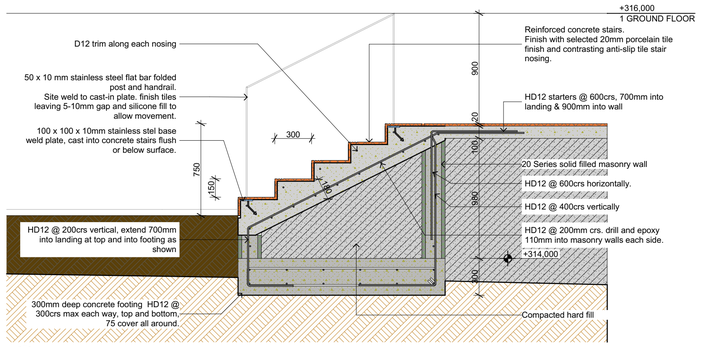
CLIENT: Tony and Raewyn Shaw

DRAWING TITLE:
GARAGE & BLUE STONE DETAILS

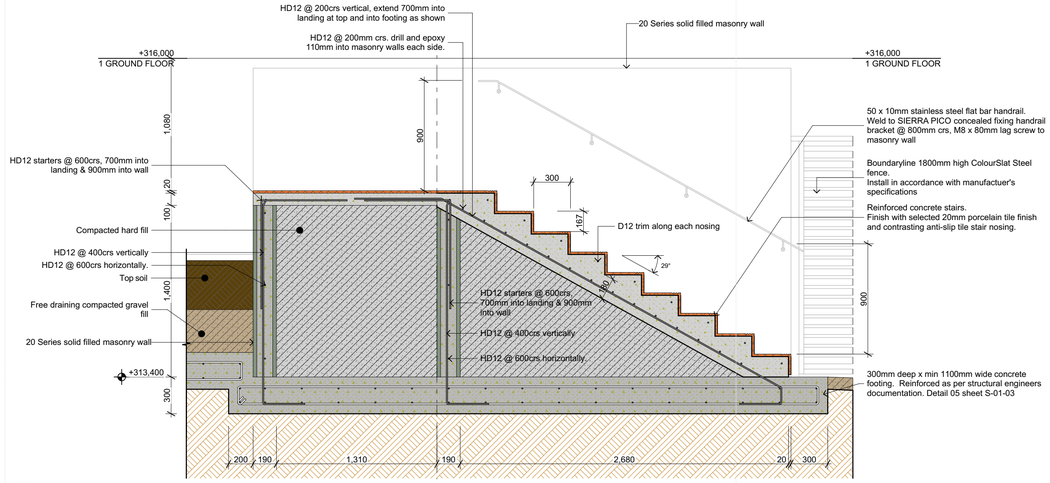
SCALE: 1:5 @ A1	DATE: 3/06/2022
DESIGNED BY: Steve Humpherson	DRAWN BY: FA
CHECKED BY: Steve Humpherson	
STAGE: BUILDING CONSENT	DRAWING No. : A1-406
REV. 01	JOB No. Shaw_Opal Lane_A24_DD02

CONTRACTOR SHALL CHECK ALL DIMENSIONS ON SITE.
USE FIGURED DIMENSIONS ONLY. DO NOT SCALE OFF DRAWINGS.

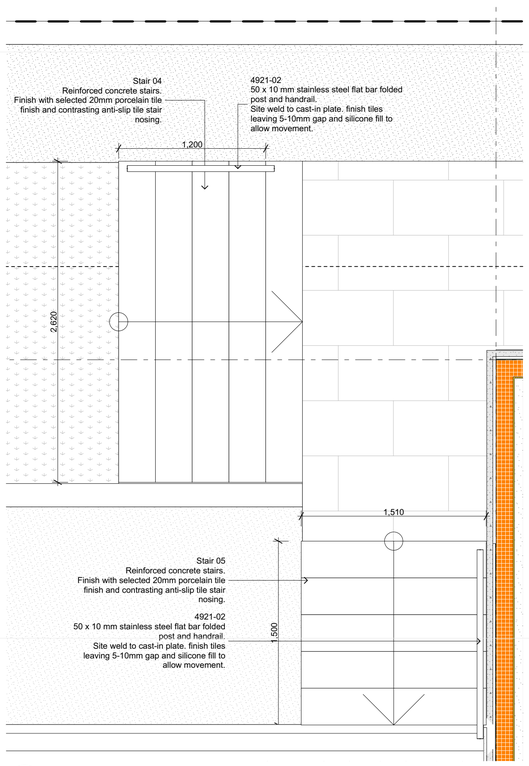
BC220498 APPROVED
Queenstown Lakes District Council



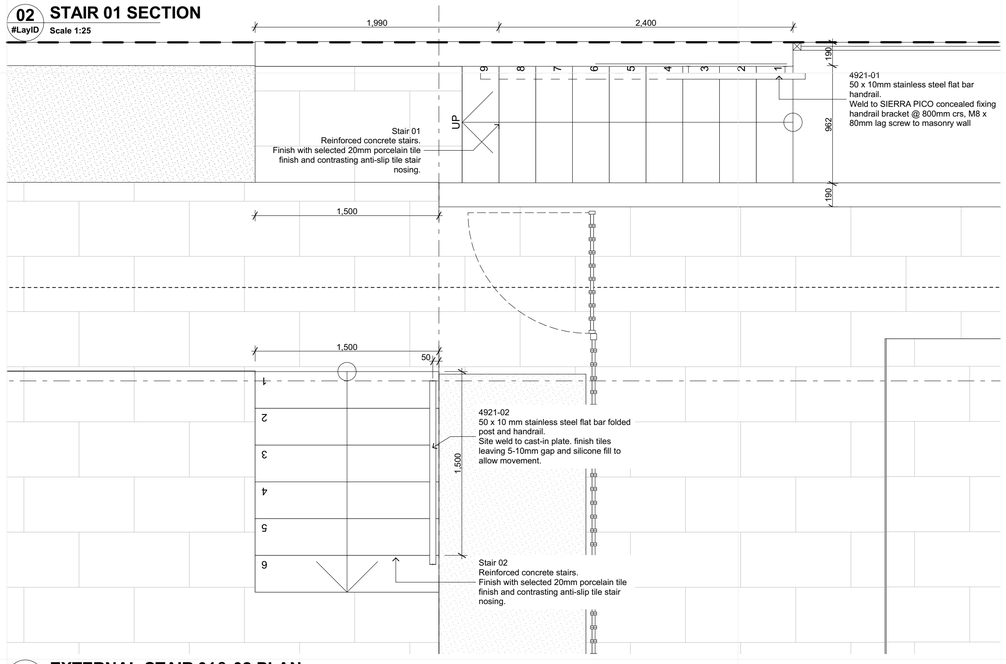
01 STAIR 04 SECTION
#LayID Scale 1:25



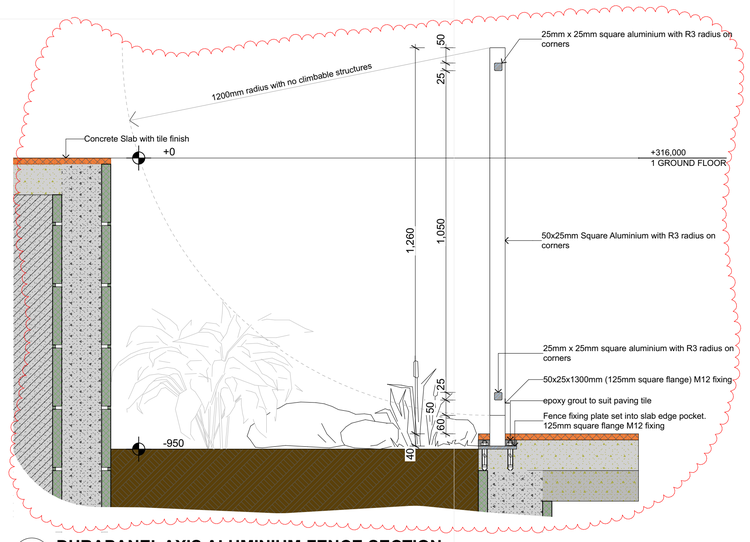
02 STAIR 01 SECTION
#LayID Scale 1:25



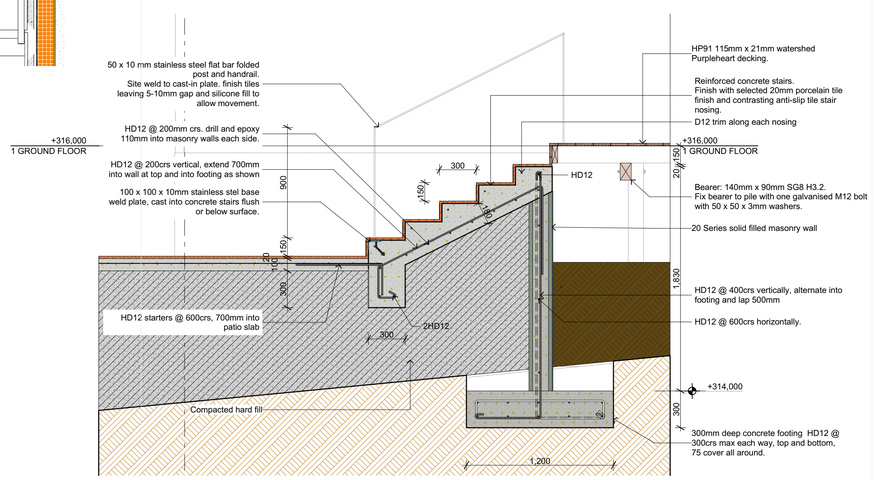
01 EXTERNAL STAIR 04 & 05 PLAN
#LayID Scale 1:25



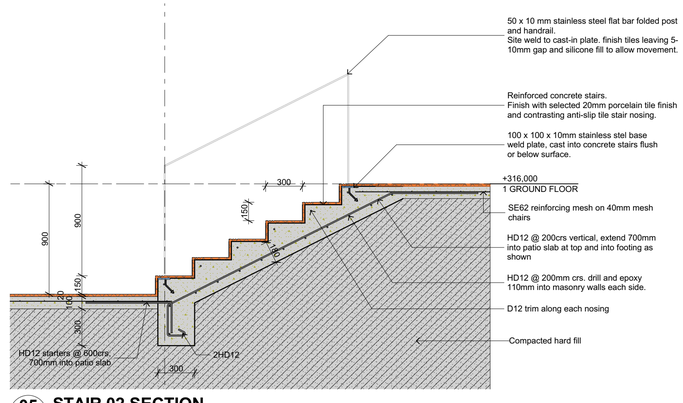
02 EXTERNAL STAIR 01& 02 PLAN
#LayID Scale 1:25



06 DURAPANEL AXIS ALUMINIUM FENCE SECTION
A1-105 Scale



07 STAIR 05 SECTION
#LayID Scale 1:25



05 STAIR 02 SECTION
#LayID Scale 1:25

RevID	Set Name	Date
01	Building Consent Issue	12/04/2022

SORTED ARCHITECTURE
80 Ardmore St PO Box 339 Wanaka New Zealand
Phone 03 443 1661 -Mob 0274474147
info@sortedarchitecture.co.nz - www.sortedarchitecture.co.nz

CONSULTANTS:
TM Consultants - Mechanical Engineering
CGW Consulting Engineers - Structural Engineering

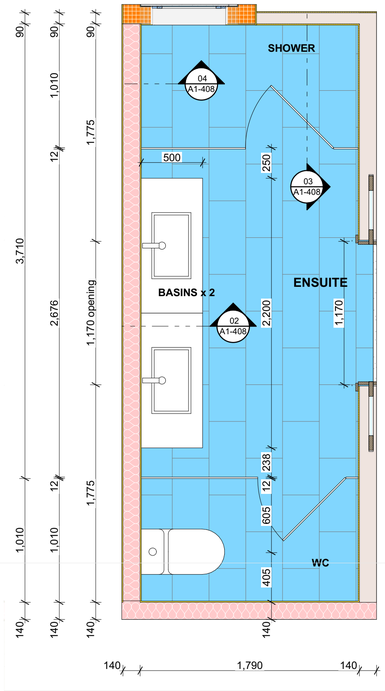
JOB TITLE:
SHAW RESIDENCE
OPAL LANE
WANAKA

CLIENT:
Tony and Raewyn Shaw

DRAWING TITLE:
STAIR DETAILS

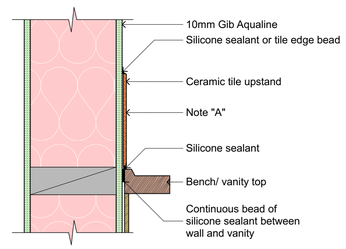
SCALE:	DATE:
1:25 @ A1	3/06/2022
DESIGNED BY: Steve Humpherson / DRAWN BY: FA	CHECKED BY: Steve Humpherson
STAGE: BUILDING CONSENT	DRAWING No. : A1-407
REV. 01 / JOB No. Shaw_Opal Lane_A24_DD02	

CONTRACTOR SHALL CHECK ALL DIMENSIONS ON SITE.
USE FIGURED DIMENSIONS ONLY. DO NOT SCALE OFF DRAWINGS.



01 ENSUITE INTERIOR PLAN
A1-408 Scale 1:25

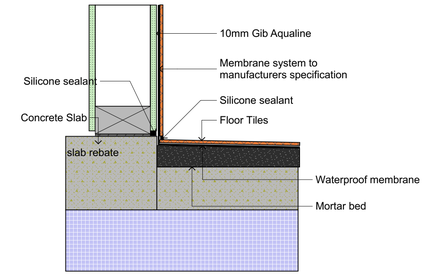
Wall surfaces adjacent to sanitary fixtures, appliances and areas likely to be splashed or become contaminated must be impervious and easily cleaned as detailed below.

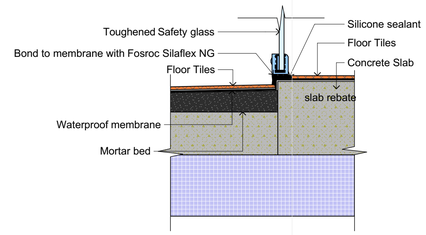


. WALL SPLASH IMPERVIOUS DETAIL

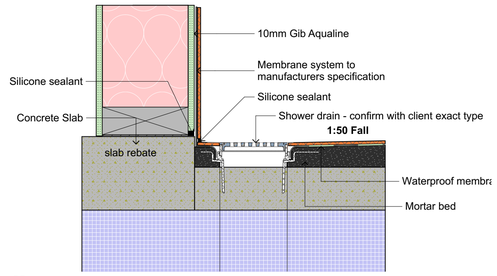
NOTE "A", Allow for an Ceramic or stone tiled wall with grouted joints, bedded with an adhesive specified as being suitable for the tiles, substrate and environment of use, or finish wall linings with vinyl coated wall paper, semi gloss or gloss impervious paint coating.

02 Vanity to wall detail
A1-408 Scale 1:5

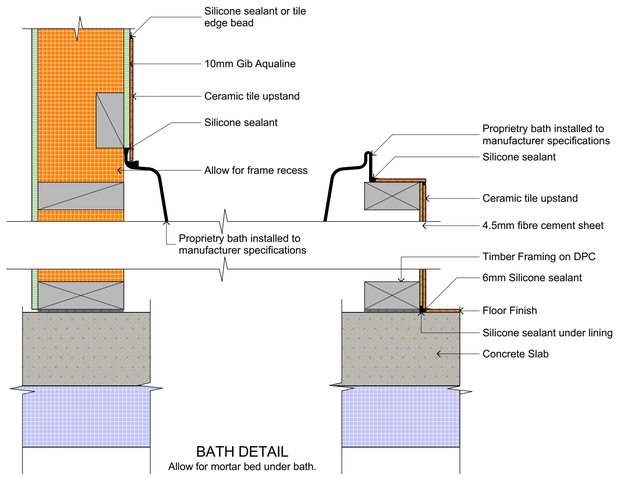




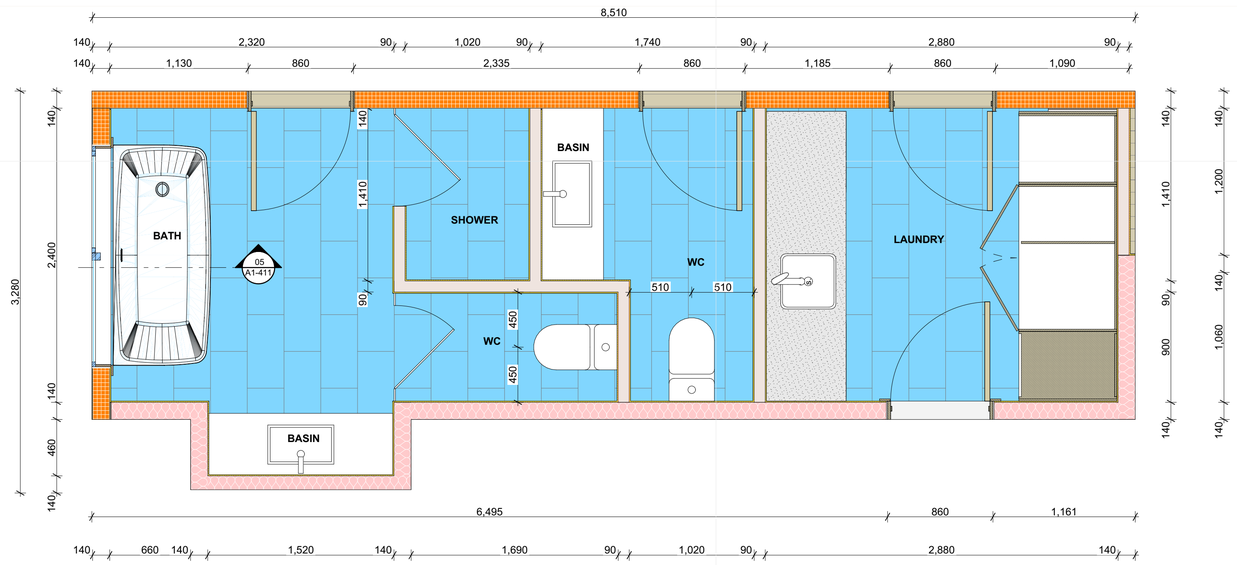
03 Glass screen to Floor Detail
A1-408 Scale 1:5



05 Shower - Drain to Wall Detail
A1-408 Scale 1:5



06 Bathroom Waterproofing Details
A1-408 Scale 1:5



04 BATHROOM INTERIOR PLAN
A1-408 Scale 1:25

SORTED ARCHITECTURE
80 Ardmore St PO Box 339 Wanaka New Zealand
Phone 03 443 1661 · Mob 0274474147
info@sortedarchitecture.co.nz · www.sortedarchitecture.co.nz

CONSULTANTS:
TM Consultants - Mechanical Engineering
CGW Consulting Engineers - Structural Engineering

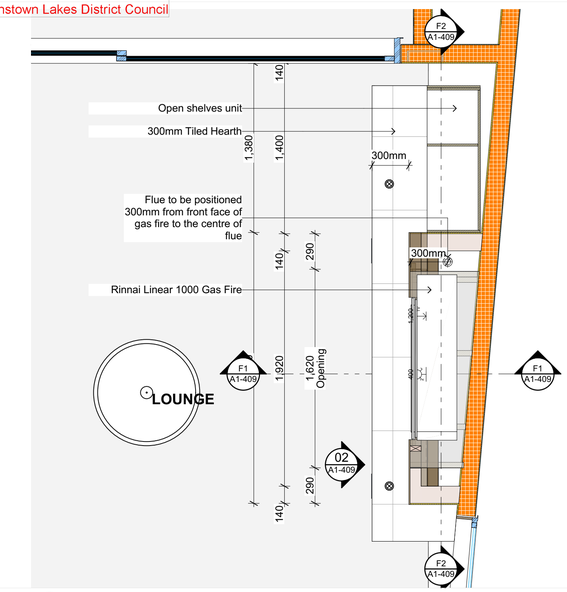
JOB TITLE:
SHAW RESIDENCE
OPAL LANE
WANAKA

CLIENT: Tony and Raewyn Shaw

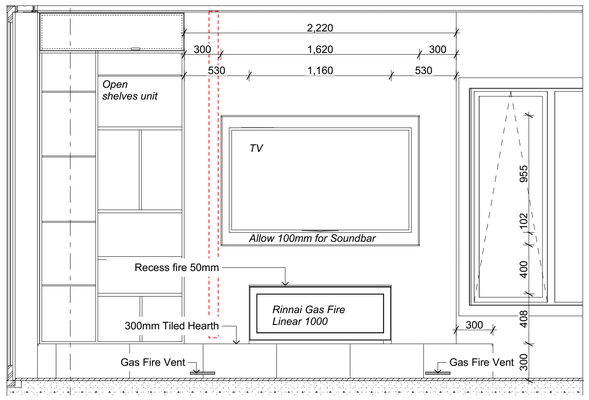
DRAWING TITLE:
WET AREA DETAILS

SCALE: 1:5, 1:25 @ A1		DATE: 3/06/2022
DESIGNED BY: Steve Humpherson	DRAWN BY: FA	CHECKED BY: Steve Humpherson
STAGE: BUILDING CONSENT		DRAWING No. : A1-408
REV. 01	JOB No. Shaw_Opal Lane_A24_DD02	

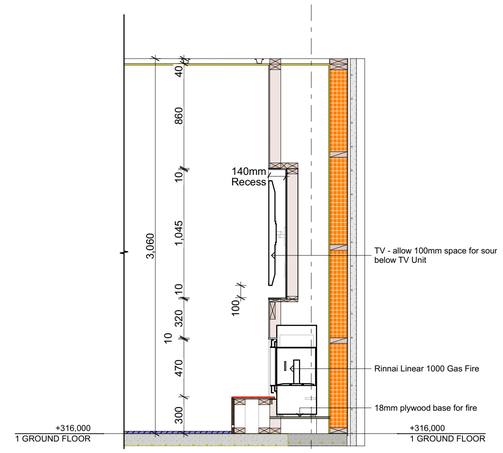
BC220498 APPROVED
Queenstown Lakes District Council



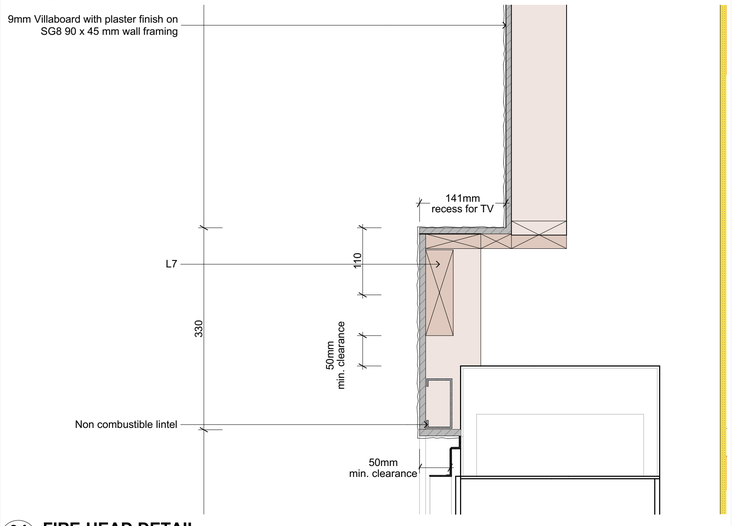
01 FIREPLACE PLAN VIEW
A1-409 Scale 1:25



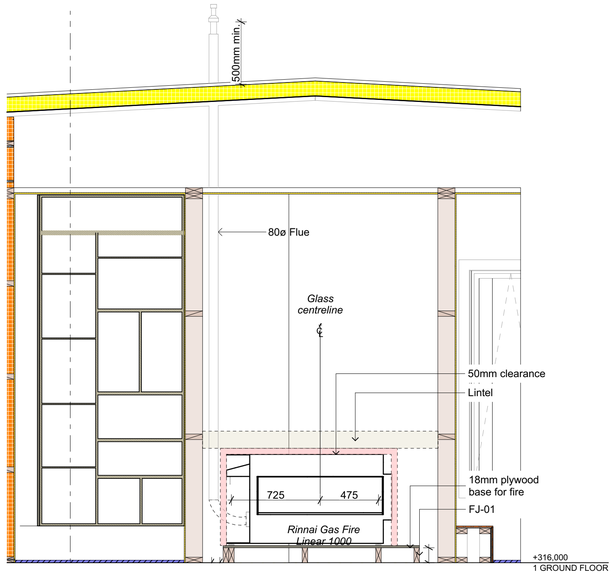
02 WEST ELEVATION INTERNAL FIRE PLACE
A1-409 Scale 1:25



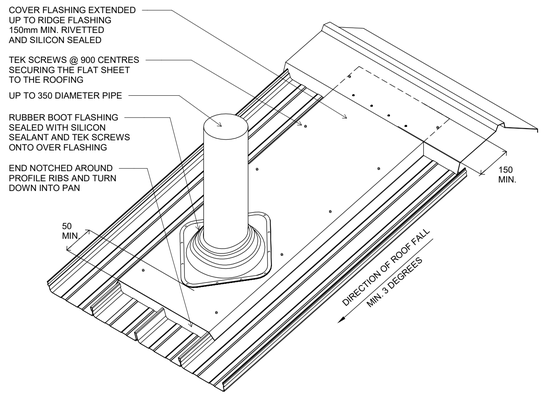
03 INTERNAL FIREPLACE SECTION 01
A1-409 Scale 1:25



04 FIRE HEAD DETAIL
A1-409 Scale 1:5

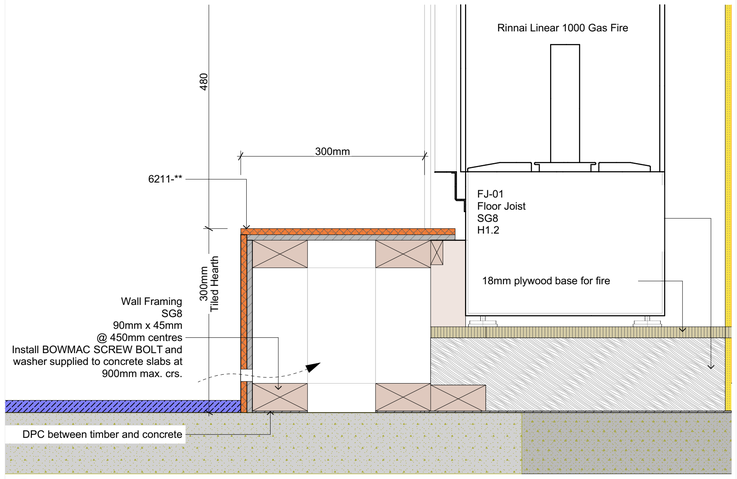


05 INTERNAL FIRE PLACE SECTION 02
A1-409 Scale 1:25

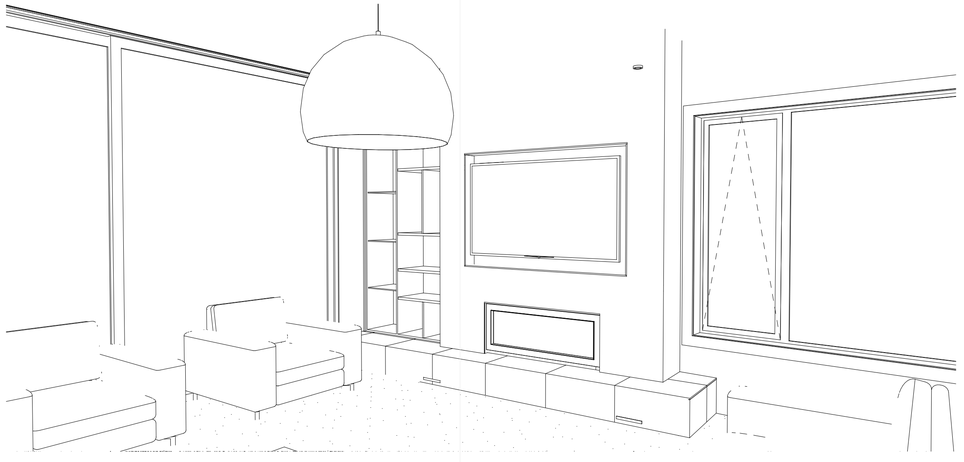


NOTE:
- DETAIL IS ONLY APPLICABLE FOR PENETRATIONS UP TO 350mm DIAMETER

06 SMALL ROOF PENETRATION DETAIL
A1-409 N.T.S



07 FIRE DETAIL - TILED HEARTH
A1-409 Scale 1:5



08 Fire Perspective
A1-409 N.T.S

SORTED ARCHITECTURE
80 Ardmore St PO Box 339 Wanaka New Zealand
Phone 03 443 1681 · Mob 0274474147
info@sortedarchitecture.co.nz · www.sortedarchitecture.co.nz

CONSULTANTS:
TM Consultants - Mechanical Engineering
CGW Consulting Engineers - Structural Engineering

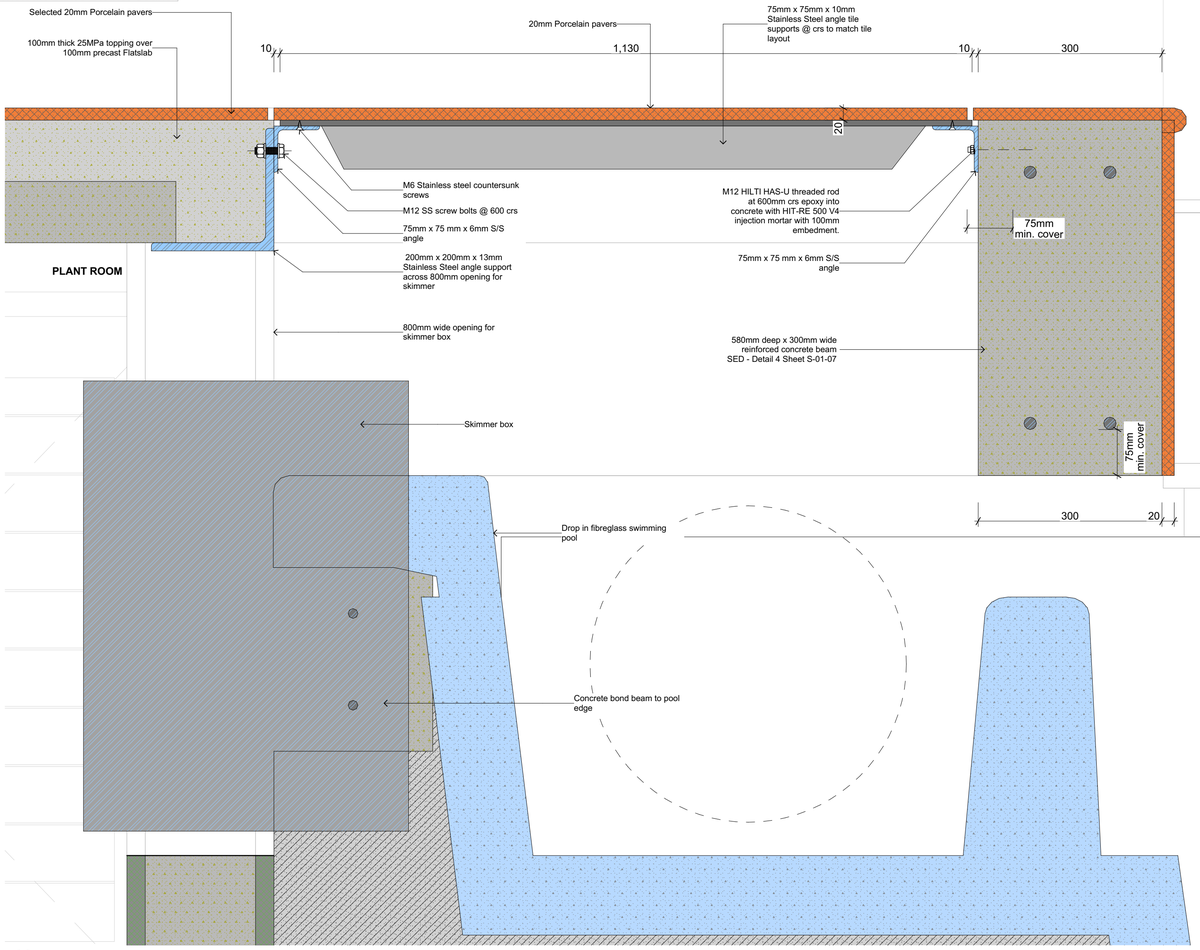
JOB TITLE:
SHAW RESIDENCE
OPAL LANE
WANAKA

CLIENT:
Tony and Raewyn Shaw

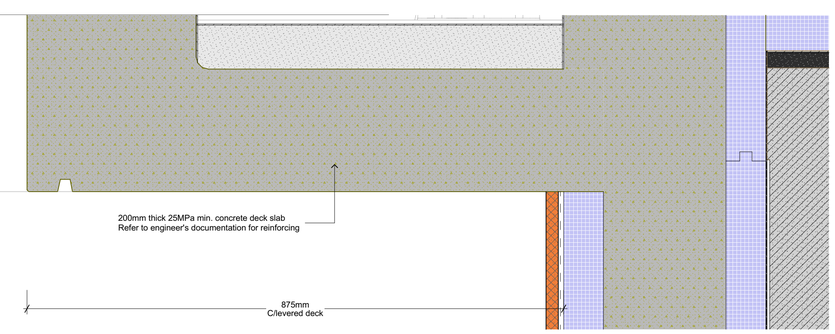
DRAWING TITLE:
FIRE DETAILS

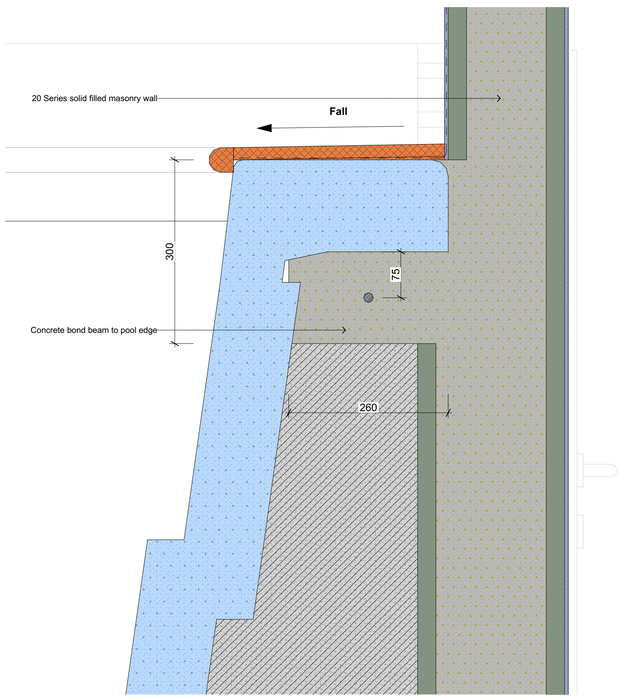
SCALE: 1:25, 1:50, 1:5, 1:1 @ A1		DATE: 3/06/2022
DESIGNED BY: Steve Humpherson	DRAWN BY: FA	CHECKED BY: Steve Humpherson
STAGE: BUILDING CONSENT		DRAWING No. : A1-409
REV. 01	JOB No. Shaw_Opal Lane_A24_DD02	

BC220498 APPROVED
Queenstown Lakes District Council

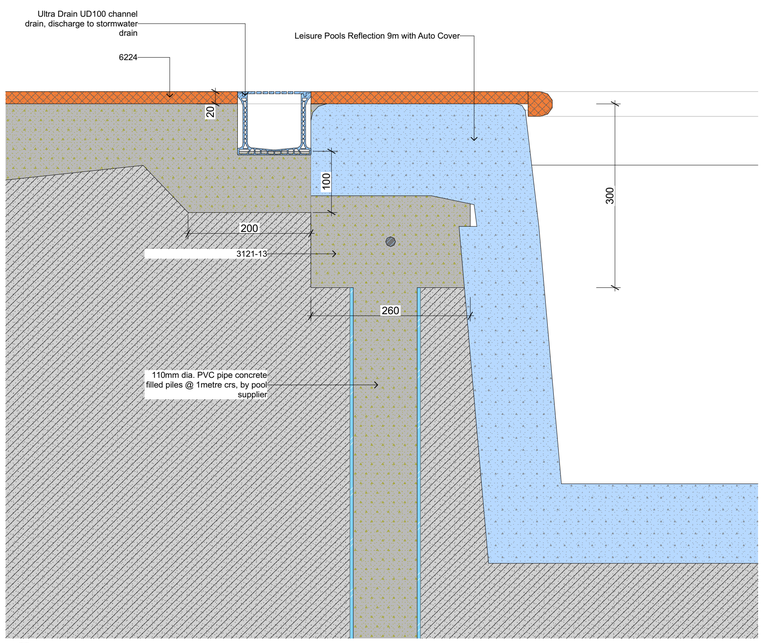


1 Swimming Pool - Stair detail
A1-107 Scale 1:5

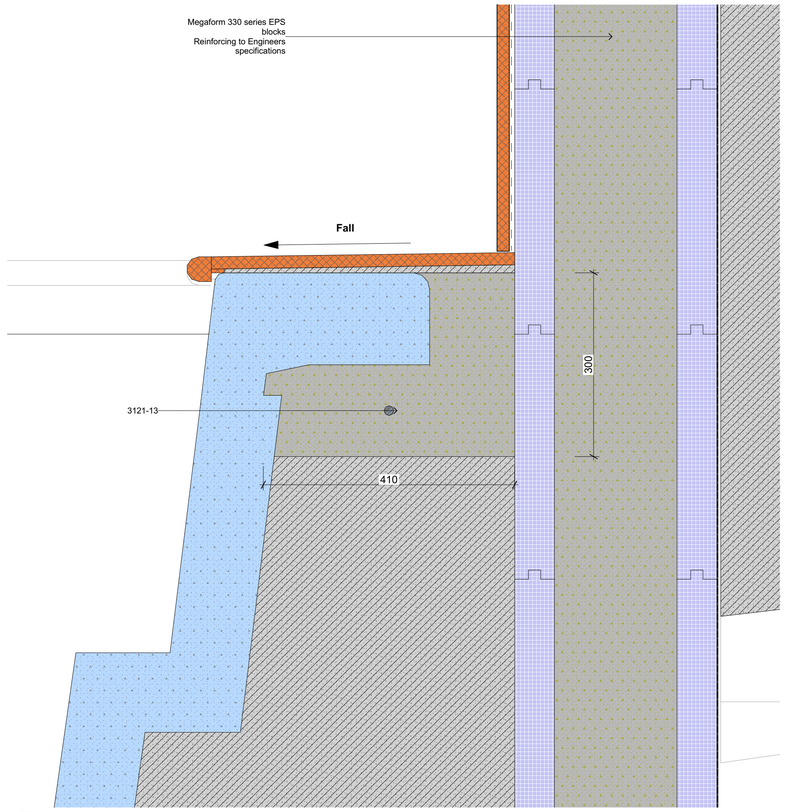




2 Swimming Pool - bond beam detail 1
A1-107 Scale 1:5



3 Swimming Pool - bond beam detail 2
A1-107 Scale 1:5



4 Swimming Pool - bond beam detail 3
A1-107 Scale 1:5

SORTED ARCHITECTURE
80 Ardmore St PO Box 339 Wanaka New Zealand
Phone 03 443 1661 -Mob 0274474147
info@sortedarchitecture.co.nz - www.sortedarchitecture.co.nz

CONSULTANTS:
TM Consultants - Mechanical Engineering
CGW Consulting Engineers - Structural Engineering

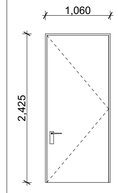
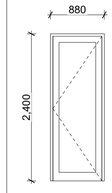
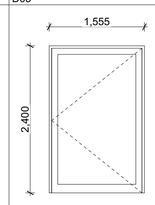
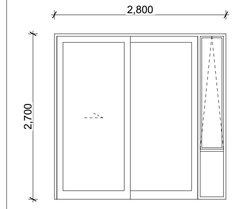
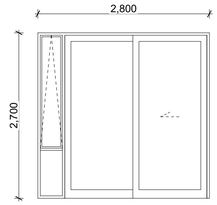
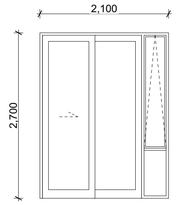
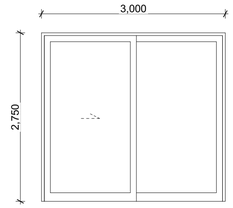
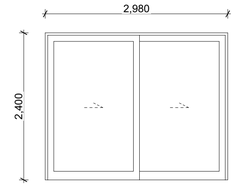
JOB TITLE:
SHAW RESIDENCE
OPAL LANE
WANAKA

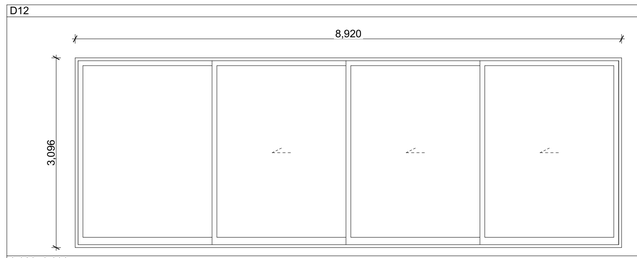
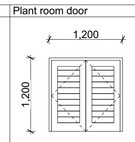
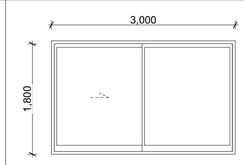
CLIENT:
Tony and Raewyn Shaw

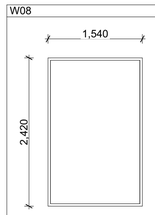
DRAWING TITLE:
SWIMMING POOL DETAILS

SCALE: 1:5 @ A1		DATE: 3/06/2022
DESIGNED BY: Steve Humpherson	DRAWN BY: FA	CHECKED BY: Steve Humpherson
STAGE: BUILDING CONSENT		DRAWING No. : A1-410
REV. 01	JOB No. Shaw_Opal Lane_A24_DD02	

BC220498 APPROVED
Queenstown Lakes District Council

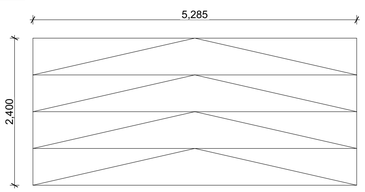
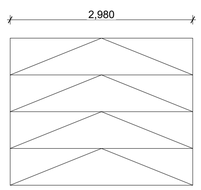
Element ID	D01	D04	D05	D06	D07	D08	D09	D10	D11
View from Opening Side									
Nominal W x H Size	1,060×2,425	880×2,400	1,555×2,400	2,800×2,700	2,800×2,700	2,100×2,700	3,000×2,750	5,880×2,400	2,980×2,400
W/D Nominal Head Height	2,425	2,400	2,400	2,700	2,700	2,700	2,750	2,400	2,400
W/D Nominal Sill Height	0	0	0	0	0	0	0	0	0
Manufacturer	APL	APL	APL	APL	APL	APL	APL	APL	APL
Product	Metro Series ThermalHeart	Metro Series ThermalHeart	Metro Series ThermalHeart	Metro Series ThermalHeart	Metro Series ThermalHeart	Metro Series ThermalHeart	Metro Series ThermalHeart	Metro Series ThermalHeart	Metro Series ThermalHeart
Glazing	Clear Glass - double glazed, Low E Glass with Argon gas	Clear Glass - double glazed, Low E Glass with Argon gas	Clear Glass - double glazed, Low E Glass with Argon gas	Clear Glass - double glazed, Low E Glass with Argon gas	Clear Glass - double glazed, Low E Glass with Argon gas	Clear Glass - double glazed, Low E Glass with Argon gas	Clear Glass - double glazed, Low E Glass with Argon gas	Clear Glass - double glazed, Low E Glass with Argon gas	Clear Glass - double glazed, Low E Glass with Argon gas
Hardware	Icon Hardware	Icon Hardware	Icon Hardware	Icon Hardware	Icon Hardware	Icon Hardware	Icon Hardware	Icon Hardware	Icon Hardware
Jambs and Trim	19mm pine clears jamb with 85mm architrave	19mm pine clears jamb with 85mm architrave	19mm pine clears jamb with 85mm architrave	19mm pine clears jamb with 85mm architrave	19mm pine clears jamb with 85mm architrave	19mm pine clears jamb with 85mm architrave	19mm pine clears jamb with 85mm architrave	19mm pine clears jamb with 85mm architrave	19mm pine clears jamb with 85mm architrave
Safety Glazing	Safety glazing to NZS 4223	Safety glazing to NZS 4223	Safety glazing to NZS 4223	Safety glazing to NZS 4223	Safety glazing to NZS 4223	Safety glazing to NZS 4223	Safety glazing to NZS 4223	Safety glazing to NZS 4223	Safety glazing to NZS 4223

Element ID	D12	Plant room door	W01	W02	W03	W04	W05	W06	W07
View from Opening Side									
Nominal W x H Size	8,920×3,096	1,200×1,200	1,800×1,600	600×2,760	600×2,550	1,570×2,730	3,600×2,295	2,000×1,850	3,000×1,850
W/D Nominal Head Height	3,052	2,000	2,400	2,760	2,728	2,728	3,025	2,400	2,400
W/D Nominal Sill Height	-43	800	800	0	178	-2	730	550	550
Manufacturer	APL	APL	APL	APL	APL	APL	APL	APL	APL
Product	Metro Series ThermalHeart	Metro Series ThermalHeart	Metro Series ThermalHeart	Metro Series ThermalHeart	Metro Series ThermalHeart	Metro Series ThermalHeart	Metro Series ThermalHeart	Metro Series ThermalHeart	Metro Series ThermalHeart
Glazing	Clear Glass - double glazed, Low E Glass with Argon gas	Clear Glass - double glazed, Low E Glass with Argon gas	Clear Glass - double glazed, Low E Glass with Argon gas	Clear Glass - double glazed, Low E Glass with Argon gas	Clear Glass - double glazed, Low E Glass with Argon gas	Clear Glass - double glazed, Low E Glass with Argon gas	Clear Glass - double glazed, Low E Glass with Argon gas	Clear Glass - double glazed, Low E Glass with Argon gas	Clear Glass - double glazed, Low E Glass with Argon gas
Hardware	Icon Hardware	Icon Hardware	Icon Hardware	Icon Hardware	Icon Hardware	Icon Hardware	Icon Hardware; Restrictor stays fitted to limit opening width to 100mm		Icon Hardware
Jambs and Trim	19mm pine clears jamb with 85mm architrave	19mm pine clears jamb with 85mm architrave	19mm pine clears jamb with 85mm architrave	19mm pine clears jamb with 85mm architrave	19mm pine clears jamb with 85mm architrave	19mm pine clears jamb with 85mm architrave	19mm pine clears jamb with 85mm architrave	19mm pine clears jamb with 85mm architrave	19mm pine clears jamb with 85mm architrave
Safety Glazing	Safety glazing to NZS 4223	Safety glazing to NZS 4223	Safety glazing to NZS 4223	Safety glazing to NZS 4223	Safety glazing to NZS 4223	Safety glazing to NZS 4223	Safety glazing to NZS 4223	Safety glazing to NZS 4223	Safety glazing to NZS 4223

Element ID	W08
View from Opening Side	
Nominal W x H Size	1,540×2,420
W/D Nominal Head Height	2,420
W/D Nominal Sill Height	0
Manufacturer	APL
Product	Metro Series ThermalHeart
Glazing	Clear Glass - double glazed, Low E Glass with Argon gas
Hardware	Icon Hardware
Jambs and Trim	19mm pine clears jamb with 85mm architrave
Safety Glazing	Safety glazing to NZS 4223

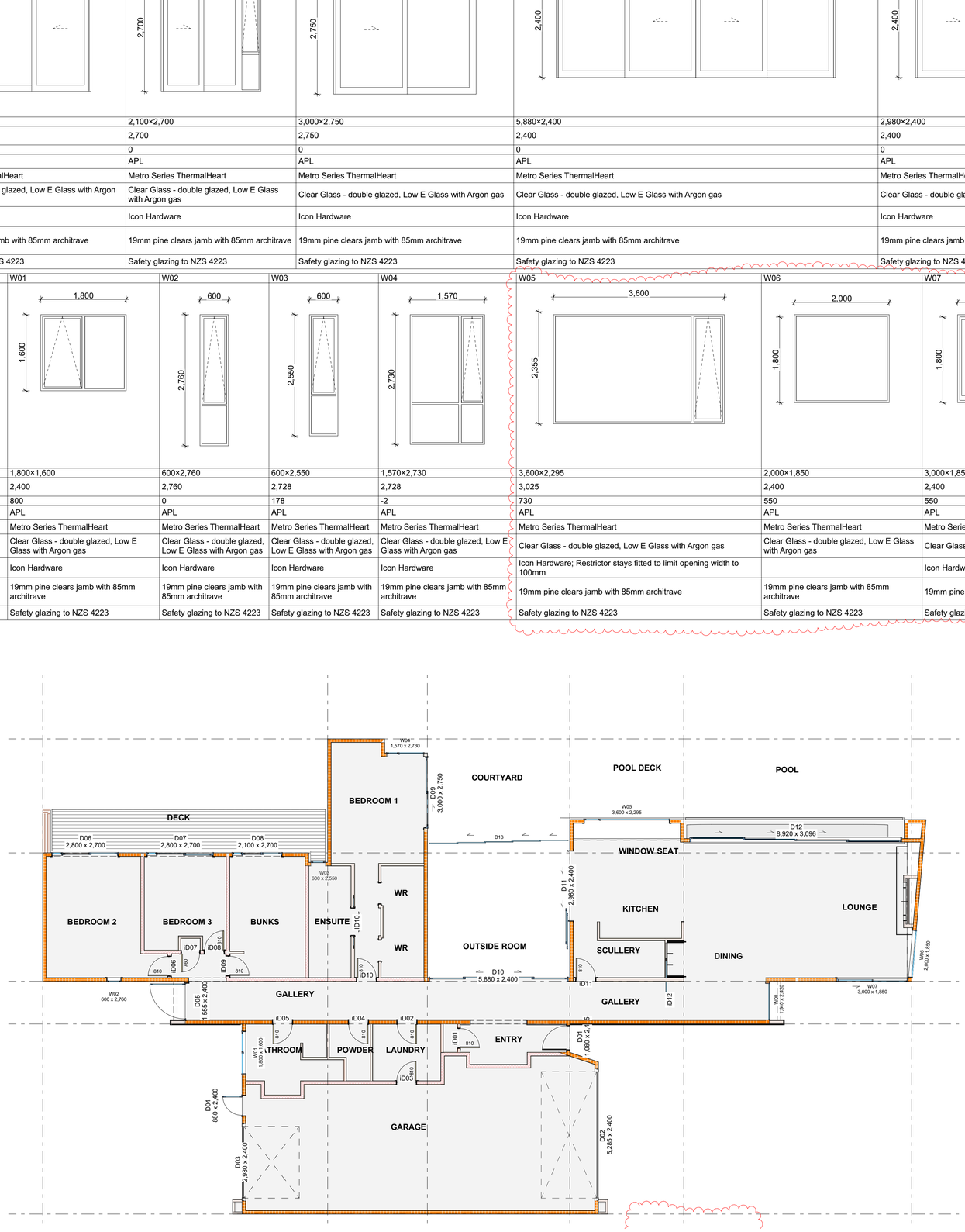
1 ALUMINIUM WINDOWS & DOORS SCHEDULE

#LayID Scale 1:1

Element ID	D02	D03
View from Opening Side		
Nominal W x H Size	5,285×2,400	2,980×2,400
Type	Custom made Sectional overhead door	Sectional overhead door
Hardware	Lock and handle to be confirmed	Lock and handle to be confirmed
Finish	Timber Clad finish mounted	Chosen Garage Door Material

2 GARAGE DOORS SCHEDULE

#LayID Scale 1:1



3 KEY PLAN 1:100

SORTED ARCHITECTURE
80 Ardmore St PO Box 339 Wanaka New Zealand
Phone 03 443 1661 ·Mob 0274474147
info@sortedarchitecture.co.nz · www.sortedarchitecture.co.nz

CONSULTANTS:

TM Consultants - Mechanical Engineering
CGW Consulting Engineers - Structural Engineering

JOB TITLE:

SHAW RESIDENCE

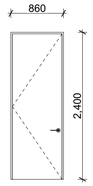
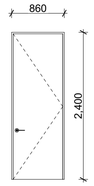
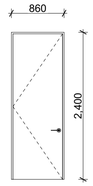
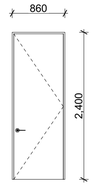
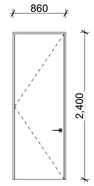
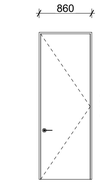
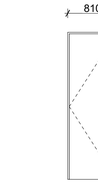
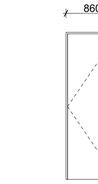
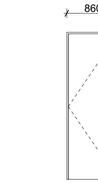
OPAL LANE
WANAKA

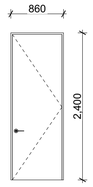
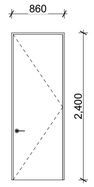
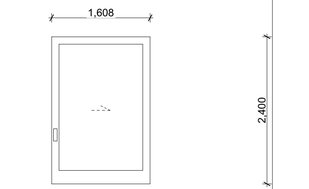
CLIENT: Tony and Raewyn Shaw

DRAWING TITLE:

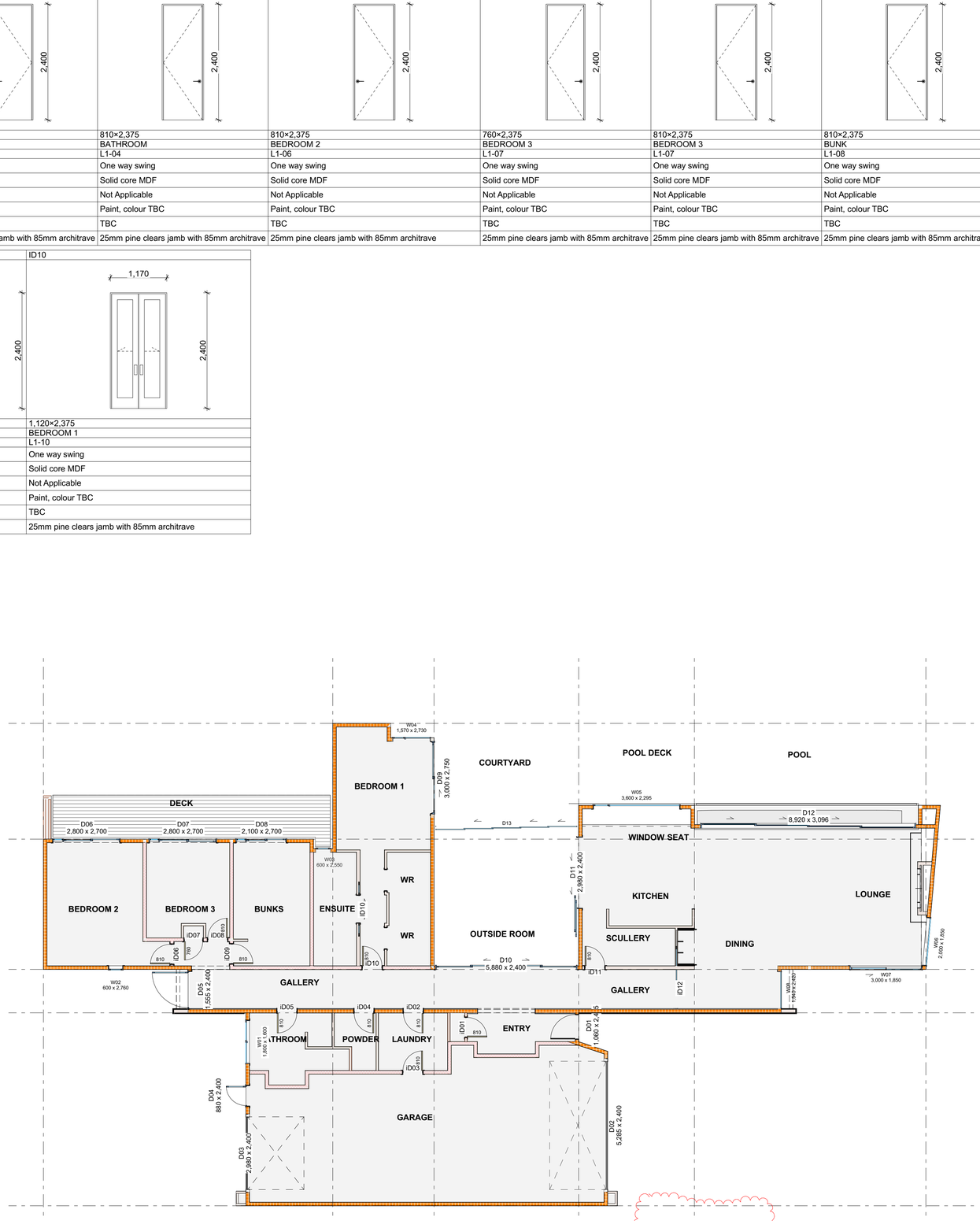
EXTERIOR WINDOW & DOOR SCHEDULE

SCALE: 1:1, 1:100 @ A1		DATE: 3/06/2022
DESIGNED BY: Steve Humpherson	DRAWN BY: FA	CHECKED BY: Steve Humpherson
STAGE: BUILDING CONSENT		DRAWING No. : A1-501
REV. 01	JOB No. Shaw_Opal Lane_A24_DD02	

Element ID	iD01	iD02	iD03	iD04	iD05	iD06	iD07	iD08	iD09
View from Opening Side									
Leaf Dimensions	810×2,375	810×2,375	810×2,375	810×2,375	810×2,375	810×2,375	760×2,375	810×2,375	810×2,375
To Zone	ENTRY	LAUNDRY	GARAGE	POWDER	BATHROOM	BEDROOM 2	BEDROOM 3	BEDROOM 3	BUNK
To Zone Number	L1-01	L1-02	L1-18	L1-03	L1-04	L1-06	L1-07	L1-07	L1-08
Interior Doors - Brand/ Type	One way swing	One way swing	One way swing	One way swing	One way swing	One way swing	One way swing	One way swing	One way swing
Interior Doors - Door Panel	Solid core MDF	Solid core MDF	Solid core MDF	Solid core MDF	Solid core MDF	Solid core MDF	Solid core MDF	Solid core MDF	Solid core MDF
Interior Doors - Glazing	Not Applicable	Not Applicable	Not Applicable	Not Applicable	Not Applicable	Not Applicable	Not Applicable	Not Applicable	Not Applicable
Interior Doors - Finish	Paint, colour TBC	Paint, colour TBC	Paint, colour TBC	Paint, colour TBC	Paint, colour TBC	Paint, colour TBC	Paint, colour TBC	Paint, colour TBC	Paint, colour TBC
Interior Doors - Hardware	TBC	TBC	TBC	TBC	TBC	TBC	TBC	TBC	TBC
Interior Doors - Jambs and Trim	25mm pine clears jamb with 85mm architrave	25mm pine clears jamb with 85mm architrave	25mm pine clears jamb with 85mm architrave	25mm pine clears jamb with 85mm architrave	25mm pine clears jamb with 85mm architrave	25mm pine clears jamb with 85mm architrave	25mm pine clears jamb with 85mm architrave	25mm pine clears jamb with 85mm architrave	25mm pine clears jamb with 85mm architrave

Element ID	iD10	iD11	iD12	iD10
View from Opening Side				
Leaf Dimensions	810×2,375	810×2,375	1,608×2,400	1,120×2,375
To Zone	BEDROOM 1	GALLERY	<Undefined>	BEDROOM 1
To Zone Number	L1-10	L1-05	<Undefined>	L1-10
Interior Doors - Brand/ Type	One way swing	One way swing	One way swing	One way swing
Interior Doors - Door Panel	Solid core MDF	Solid core MDF	Solid core MDF	Solid core MDF
Interior Doors - Glazing	Not Applicable	Not Applicable	Not Applicable	Not Applicable
Interior Doors - Finish	Paint, colour TBC	Paint, colour TBC	Paint, colour TBC	Paint, colour TBC
Interior Doors - Hardware	TBC	TBC	TBC	TBC
Interior Doors - Jambs and Trim	25mm pine clears jamb with 85mm architrave	25mm pine clears jamb with 85mm architrave	25mm pine clears jamb with 85mm architrave	25mm pine clears jamb with 85mm architrave

1 **INTERIOR DOOR SCHEDULE 01**
#LayID Scale 1:1



2 KEY PLAN 1:100

SORTED ARCHITECTURE
80 Ardmore St PO Box 339 Wanaka New Zealand
Phone 03 443 1681 - Mob 0274474147
info@sortedarchitecture.co.nz - www.sortedarchitecture.co.nz

CONSULTANTS:
TM Consultants - Mechanical Engineering
CGW Consulting Engineers - Structural Engineering

JOB TITLE:
SHAW RESIDENCE
OPAL LANE
WANAKA

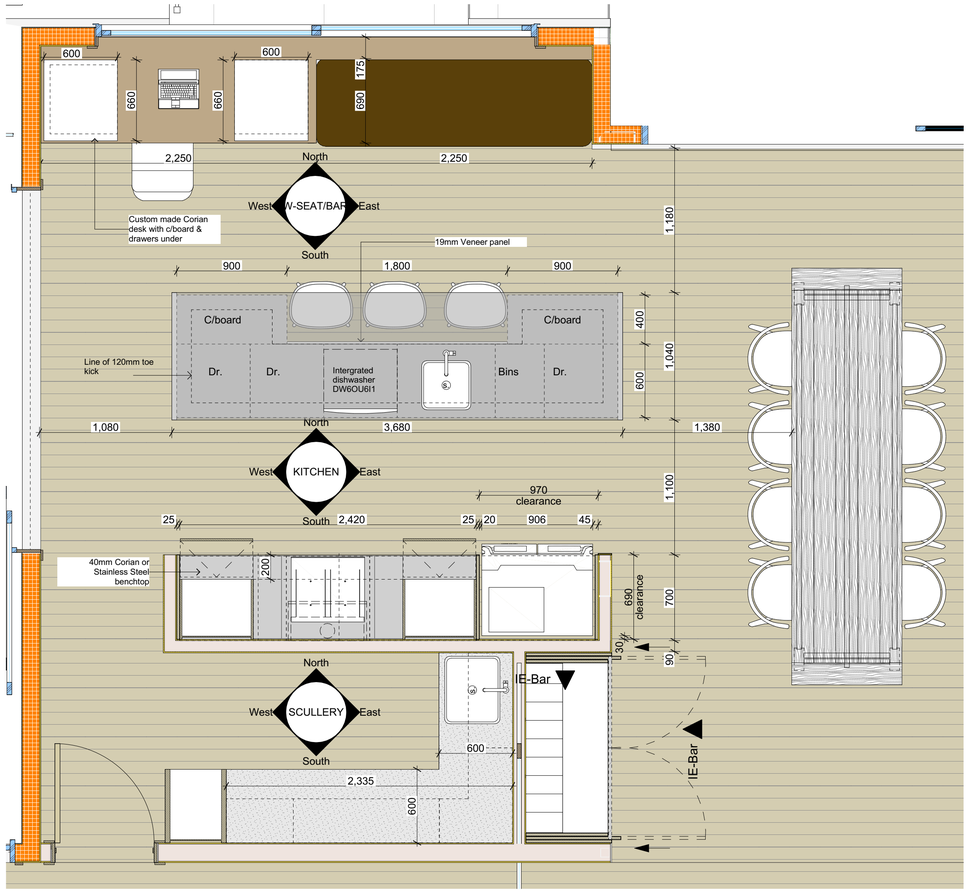
CLIENT: Tony and Raewyn Shaw

DRAWING TITLE:
INTERIOR DOOR SCHEDULE

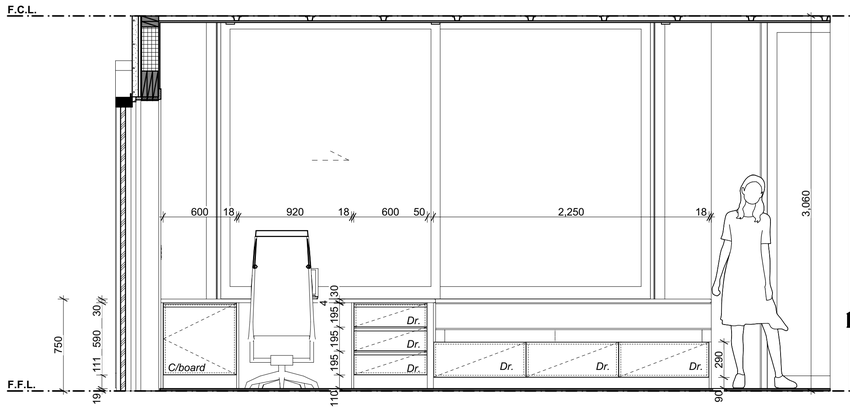
SCALE:	DATE:
1:1, 1:100 @ A1	3/06/2022
DESIGNED BY: Steve Humpherson	DRAWN BY: FA / CHECKED BY: Steve Humpherson
STAGE: BUILDING CONSENT	DRAWING No. : A1-502
REV. 01	JOB No. Shaw_Opal Lane_A24_DD02

CONTRACTOR SHALL CHECK ALL DIMENSIONS ON SITE.
USE FIGURED DIMENSIONS ONLY. DO NOT SCALE OFF DRAWINGS.

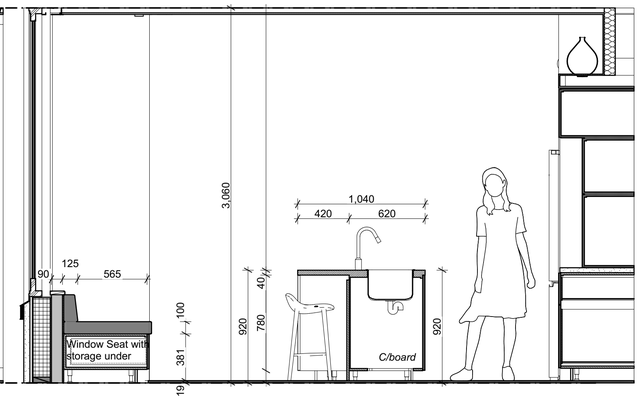
BC220498 APPROVED
Queenstown Lakes District Council



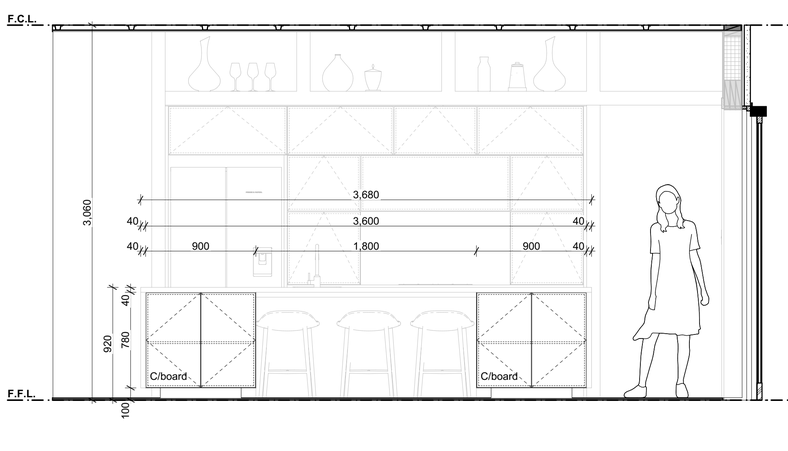
1 KITCHEN INTERIOR PLAN @ 1:25 1:25



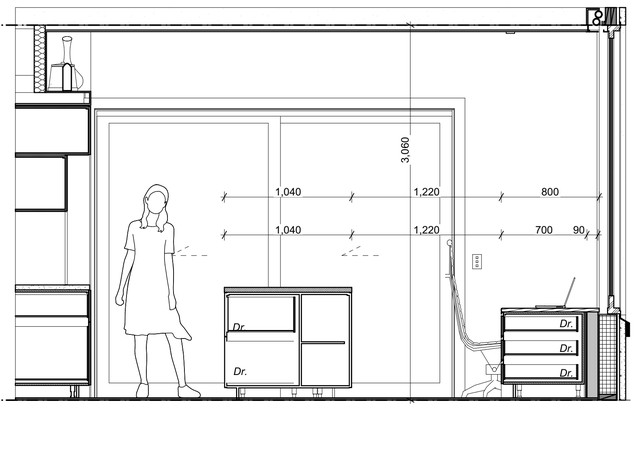
2 OFFICE NOOK North View 1:25



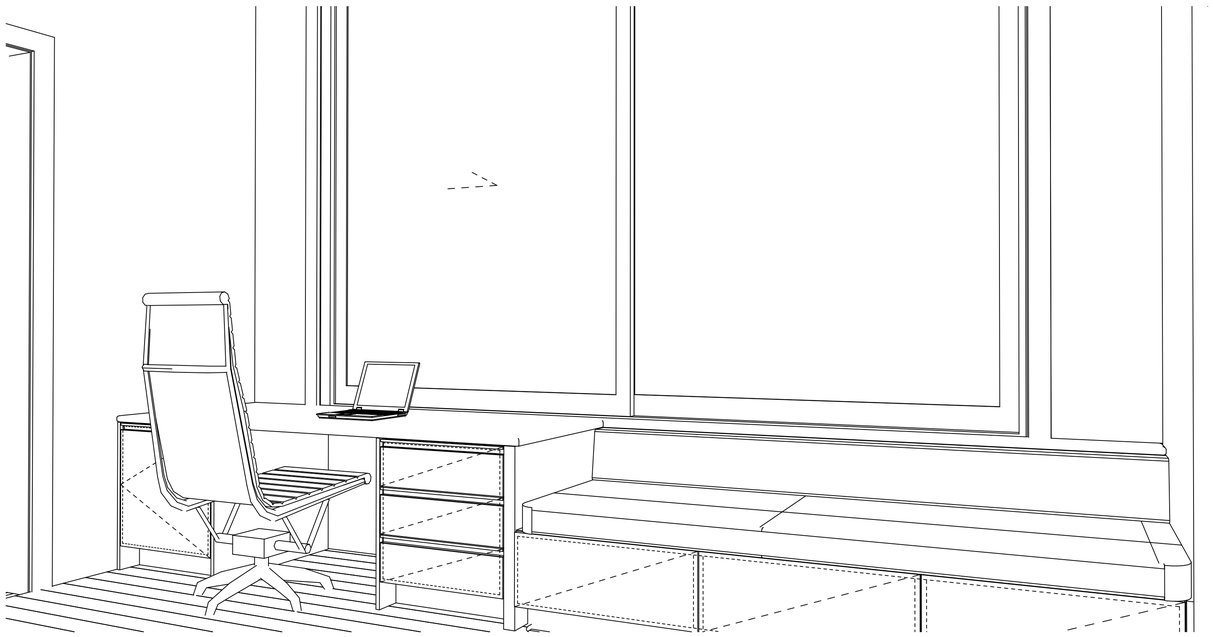
3 W-SEAT/BAR East View 1:25



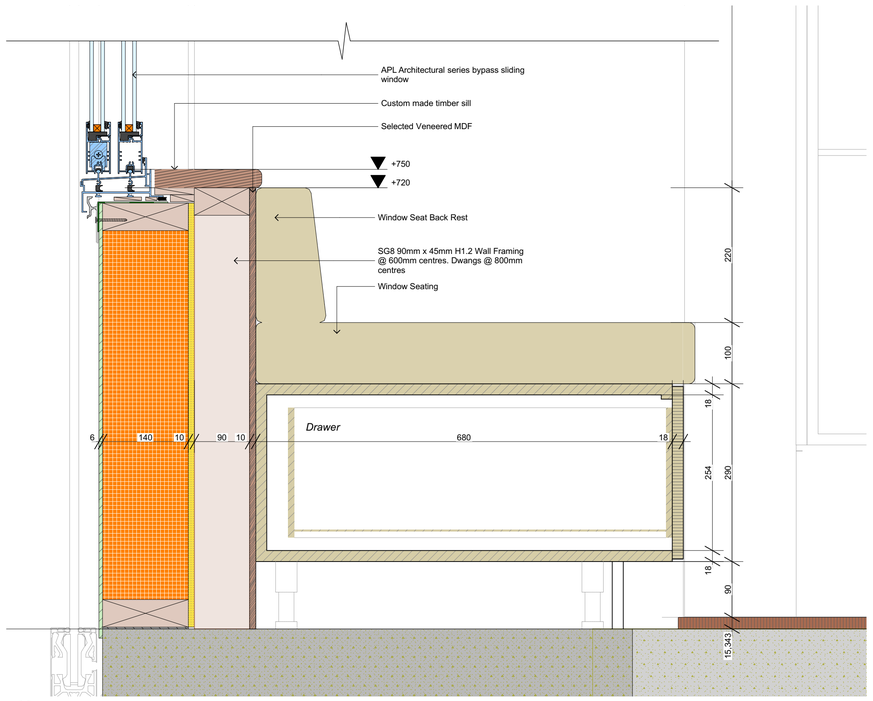
4 W-SEAT/BAR South 1:25



5 W-SEAT/BAR West 1:25



6 Window Seat - Internal Perspective



7 WINDOW SEAT DETAIL
#LayID Scale 1:5

SORTED ARCHITECTURE
80 Ardmore St PO Box 339 Wanaka New Zealand
Phone 03 443 1661 -Mob 0274474147
info@sortedarchitecture.co.nz - www.sortedarchitecture.co.nz

CONSULTANTS:
TM Consultants - Mechanical Engineering
CGW Consulting Engineers - Structural Engineering

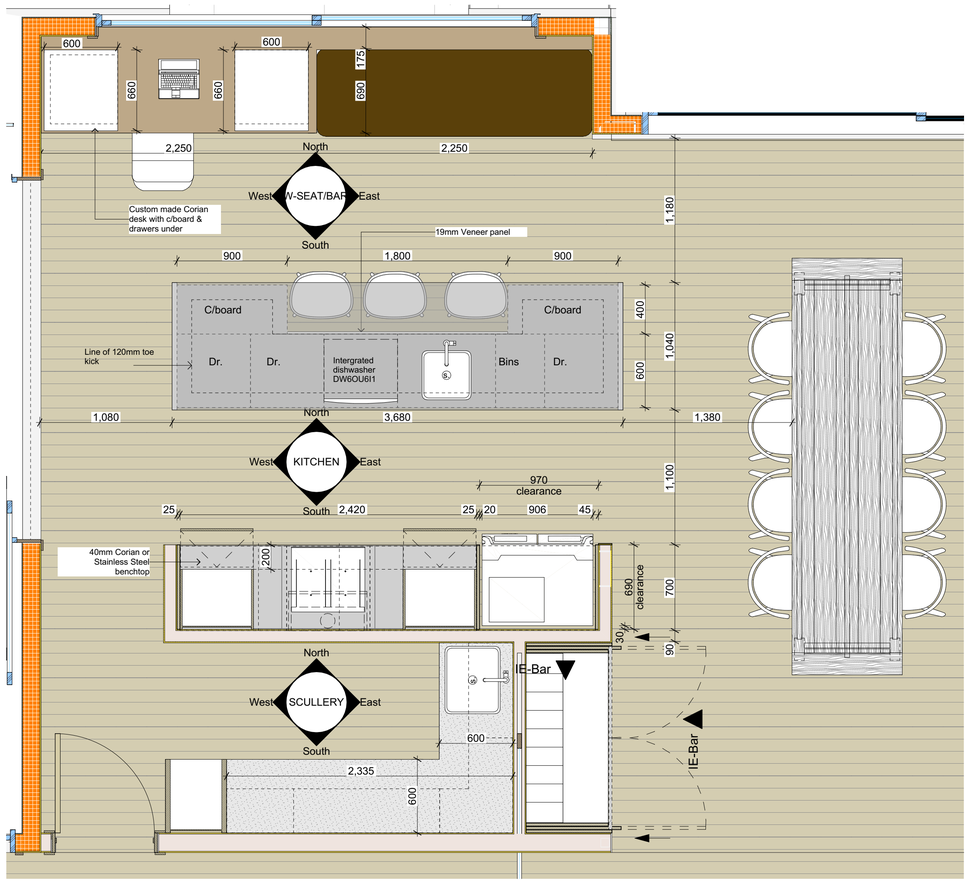
JOB TITLE:
SHAW RESIDENCE
OPAL LANE
WANAKA

CLIENT:
Tony and Raewyn Shaw

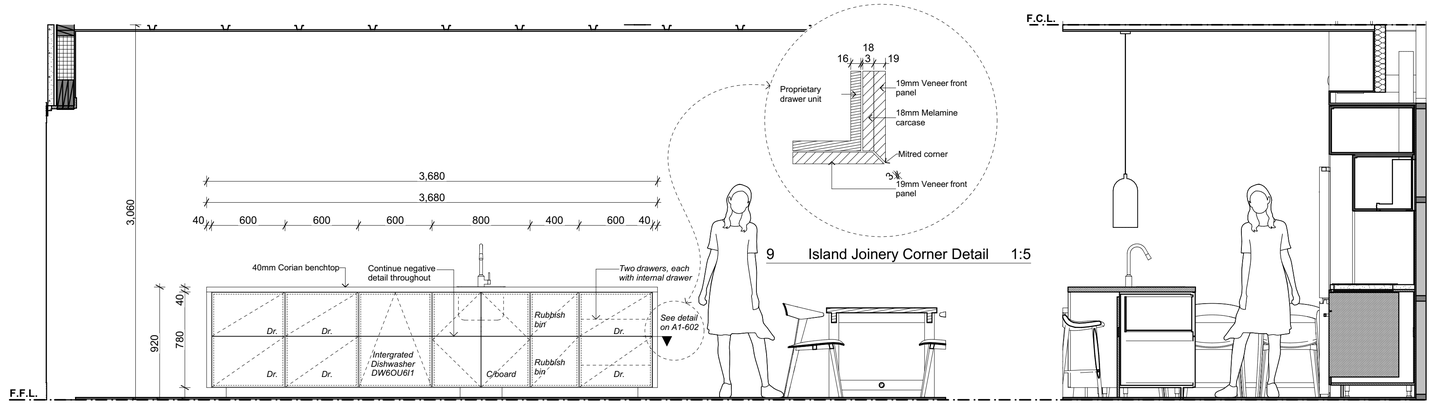
DRAWING TITLE:
KITCHEN INTERIOR ELEVATIONS - WINDOW SEAT

SCALE: 1:25, 1:5 @ A1		DATE: 3/06/2022
DESIGNED BY: Steve Humpherson	DRAWN BY: FA	CHECKED BY: Steve Humpherson
STAGE: BUILDING CONSENT		DRAWING No.: A1-601
REV. 01	JOB No. Shaw_Opal Lane_A24_DD02	

BC220498 APPROVED
Queenstown Lakes District Council



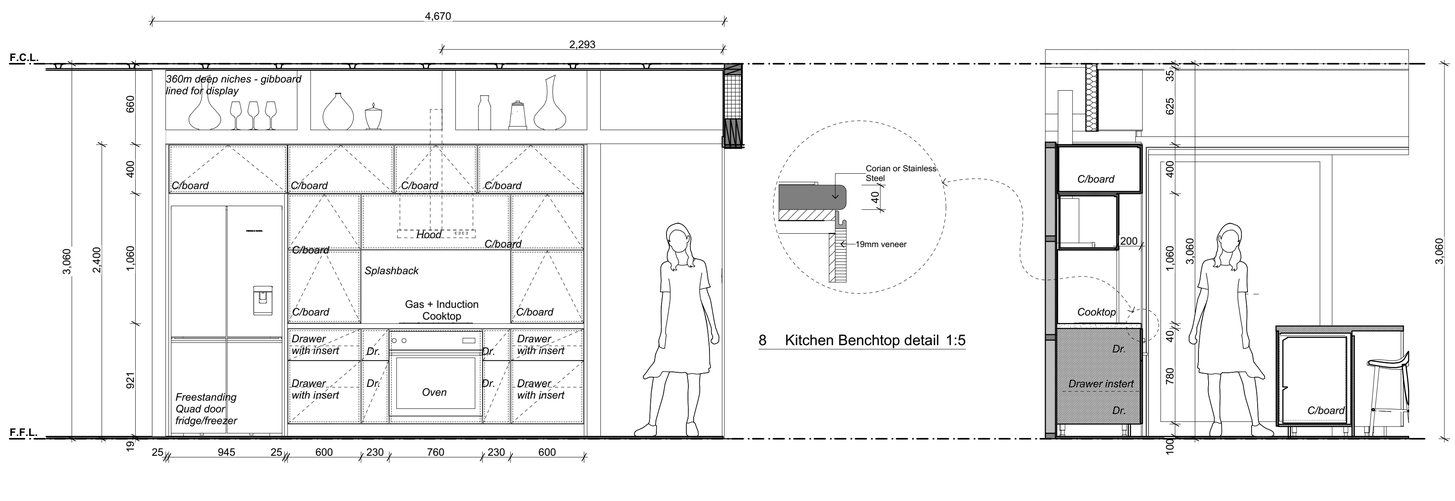
5 KITCHEN INTERIOR PLAN @ 1:25 1:25



9 Island Joinery Corner Detail 1:5

1 KITCHEN North 1:25

2 KITCHEN East 1:25



8 Kitchen Benchtop detail 1:5

3 KITCHEN South 1:25

4 KITCHEN West 1:25

6 Kitchen - Perspective - View from Internal courtyard

7 Kitchen - Perspective from dining table

SORTED ARCHITECTURE
80 Ardmore St PO Box 339 Wanaka New Zealand
Phone 03 443 1661 ·Mob 0274474147
info@sortedarchitecture.co.nz · www.sortedarchitecture.co.nz

CONSULTANTS:
TM Consultants - Mechanical Engineering
CGW Consulting Engineers - Structural Engineering

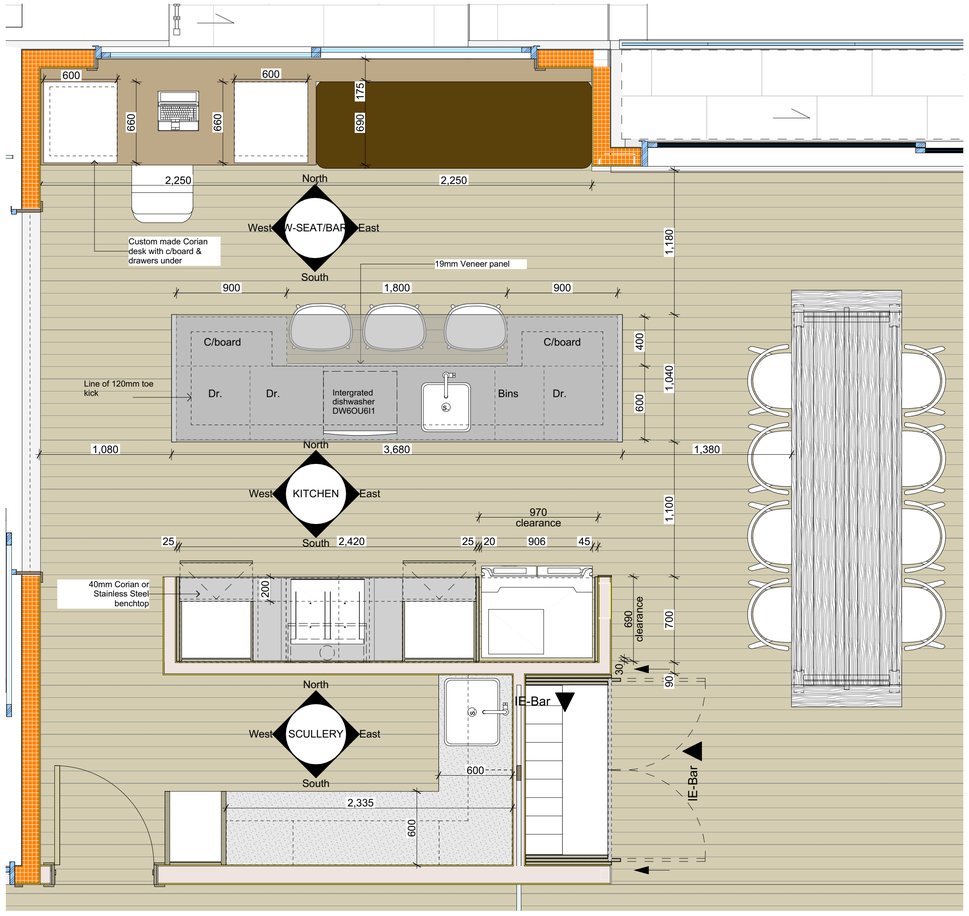
JOB TITLE:
SHAW RESIDENCE
OPAL LANE
WANAKA

CLIENT:
Tony and Raewyn Shaw

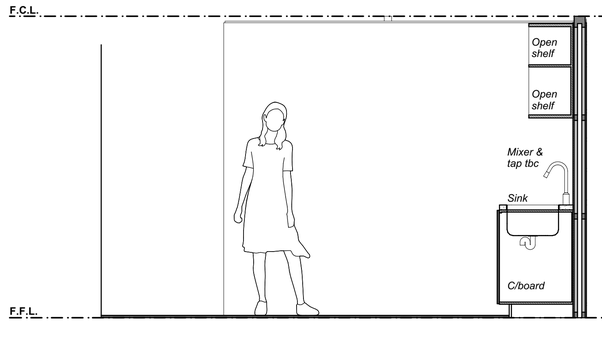
DRAWING TITLE:
KITCHEN INTERIOR ELEVATIONS - KITCHEN

SCALE:		DATE:
1:25, 1:5 @ A1		3/06/2022
DESIGNED BY: Steve Humpherson	DRAWN BY: FA	CHECKED BY: Steve Humpherson
STAGE: BUILDING CONSENT		DRAWING No.:
REV. 01	JOB No. Shaw_Opal Lane_A24_DD02	A1-602

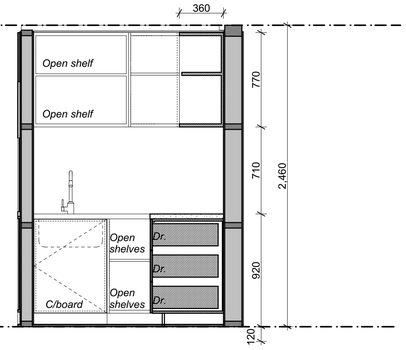
CONTRACTOR SHALL CHECK ALL DIMENSIONS ON SITE.
USE FIGURED DIMENSIONS ONLY. DO NOT SCALE OFF DRAWINGS.



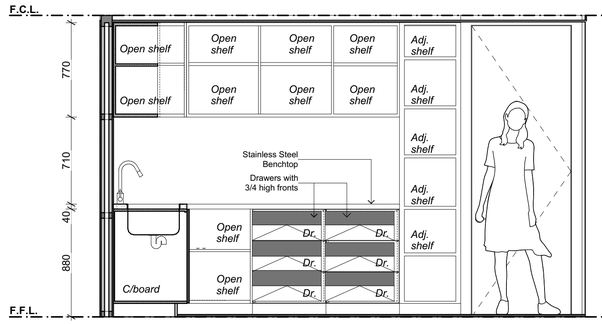
1 KITCHEN INTERIOR PLAN @ 1:25 1:25



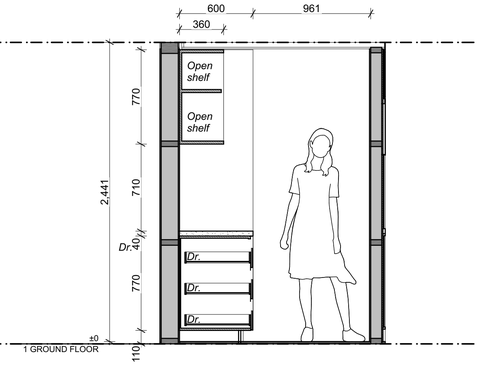
2 SCULLERY North 1:25



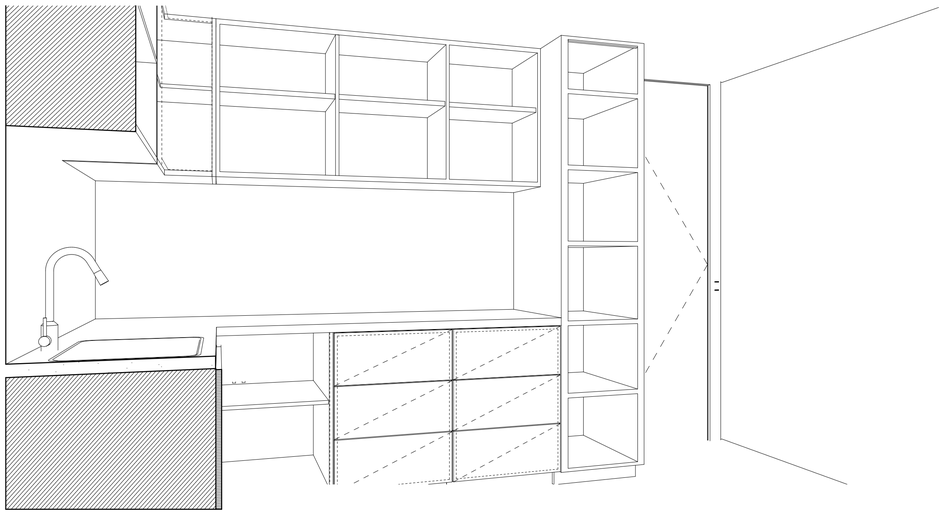
3 SCULLERY East 1:25



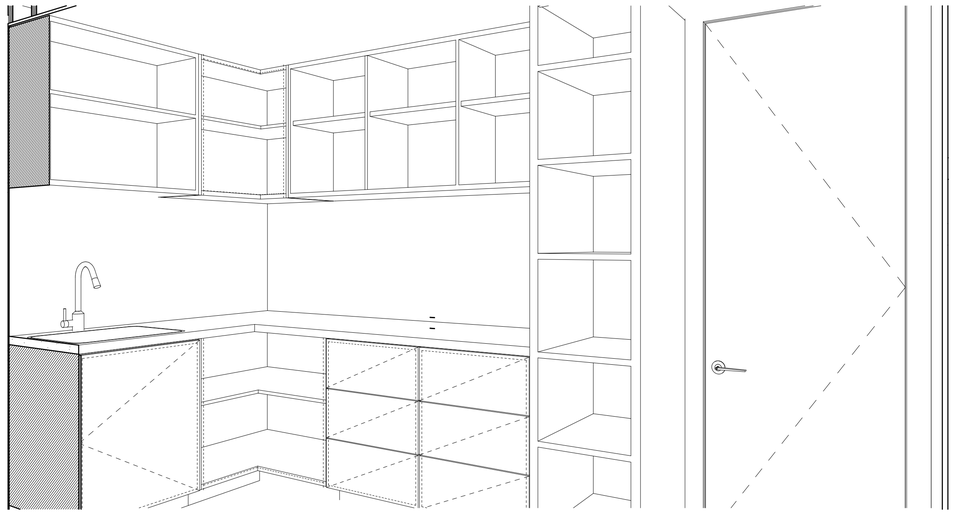
4 SCULLERY South 1:25



5 SCULLERY West 1:25



6 Scullery 1



7 Scullery 2

SORTED ARCHITECTURE
80 Ardmore St PO Box 339 Wanaka New Zealand
Phone 03 443 1661 -Mob 0274474147
info@sortedarchitecture.co.nz · www.sortedarchitecture.co.nz

CONSULTANTS:
TM Consultants - Mechanical Engineering
CGW Consulting Engineers - Structural Engineering

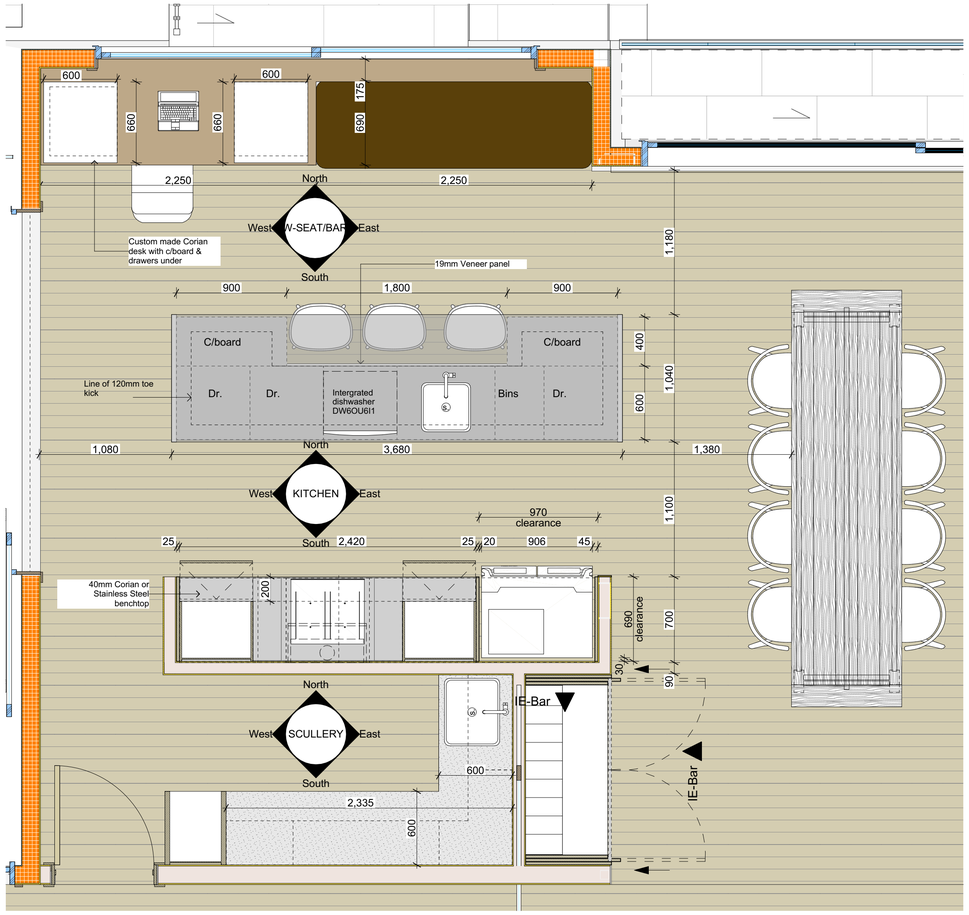
JOB TITLE:
SHAW RESIDENCE
OPAL LANE
WANAKA

CLIENT:
Tony and Raewyn Shaw

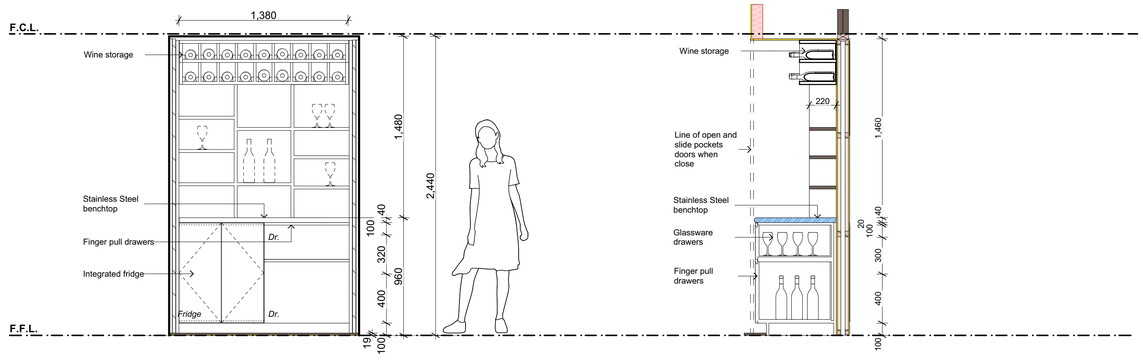
DRAWING TITLE:
KITCHEN INTERIOR ELEVATIONS - SCULLERY

SCALE: 1:25, 1:18.8003, 1:17.9156 @ A1		DATE: 3/06/2022
DESIGNED BY: Steve Humpherson	DRAWN BY: FA	CHECKED BY: Steve Humpherson
STAGE: BUILDING CONSENT		DRAWING No. : A1-602
REV. 01	JOB No. Shaw_Opal Lane_A24_DD02	

BC220498 APPROVED
Queenstown Lakes District Council

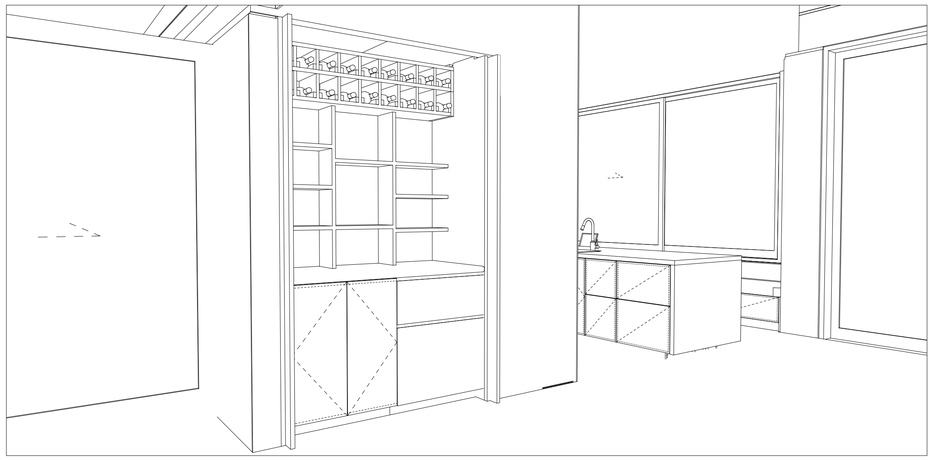


1 KITCHEN INTERIOR PLAN @ 1:25 1:25



2 1:25

3 South Elevation 1:25



4 Bar Perspective 1 1:50

5 Bar Perspective 2 1:50

SORTED ARCHITECTURE
80 Ardmore St PO Box 339 Wanaka New Zealand
Phone 03 443 1661 -Mob 0274474147
info@sortedarchitecture.co.nz - www.sortedarchitecture.co.nz

CONSULTANTS:
TM Consultants - Mechanical Engineering
CGW Consulting Engineers - Structural Engineering

JOB TITLE:
SHAW RESIDENCE
OPAL LANE
WANAKA

CLIENT:
Tony and Raewyn Shaw

DRAWING TITLE:
KITCHEN INTERIOR ELEVATIONS - BAR

SCALE:		DATE:
1:25, 1:50 @ A1		**3/06/2022**
DESIGNED BY: Steve Humpherson	DRAWN BY: FA	CHECKED BY: Steve Humpherson
STAGE: BUILDING CONSENT		DRAWING No. :
REV. 01	JOB No. **Shaw_Opal Lane_A24_DD02**	**A1-603**