



PROPOSED NEW RESIDENCE FOR:
HANLEYS FARM DISPLAY HOME
37 JACK HANLEY DRIVE, QUEENSTOWN

JOB NUMBER: JST 22002
FRANCHISE: JENNIAN SOUTHLAND
NEW HOME CONSULTANT: SHANE HAMILTON

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REVISIONS

- WD-C 25 JULY 22**
- COUNCIL RFI AMENDMENTS
- WD-B 8 JULY 22**
- SITE BATTER ALTERED
- WD-A 15 JUN 22**
- WORKING DRAWINGS ISSUED
- PL-D 01 APR 22**
- 300mm GAP BETWEEN KITCHEN SKYLIGHTS
- W05 CHANGED TO 1000x1000
- OPENING SASH DELETED IN W20, AND ADDED IN W03
- SOLATUBE ADDED IN WC
- NO STEP IN GARAGE
- PL-C 18 MAR 22**
- NOTATION ADDED
- CEDER CLADDING ADDED
- SITE MESH ADDED
- PL-B 1 FEB 22**
- SKYLIGHT ADDED
- SHOWER CHANGED
- GARAGE STEPPED DOWN
- TOILET MIRRORED
- CUPBOARD AND WARBROBE JOINERY ADDED
- CLADDING LINE MOVED
- PL-A 21 JAN 22**
- ISSUED FOR FRANCHISE REVIEW

LOT 4002 DP 545444
512m²

WIND ZONE HIGH
EARTHQUAKE ZONE 3
CORROSION ZONE B
SNOW LOADING N5 (356m) (2.0kPa)

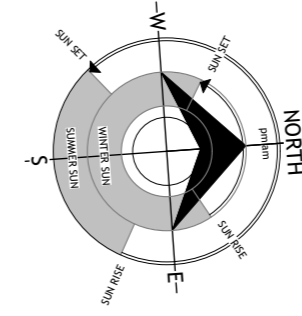
BUILDING COVERAGE AREA: 218.07m²
SITE COVERAGE: 42.59% (60.0% MAX)

QUEENSTOWN LAKES DISTRICT COUNCIL
ZONE: JACKS POINT/HANLEY DOWNS
DESIGN GUIDELINES: HANLEY'S FARM
BUILDING HEIGHT: 8m (ROLLING HEIGHT)
SETBACKS: (HANLEY'S FARM) 4.5m min. 5.5m max. FRONT (DWELLING)
5.5m min. FRONT (GARAGE DOOR)
SIDE/REAR TBC - AS PER SUBDIVISION PLAN
ALLOWANCES FOR EAVES INTO YARDS IN CONSENT NOTICE IF ANY (NO ALLOWANCE IN DISTRICT PLAN)

OUTDOOR LIVING COURT: <550m² SITE= 20m², 3m DIMENSION
DIRECT ACCESS TO LIVING AREA
SERVICE COURT: N/A
BUILDING COVERAGE: 60% MAX (EXCL. EAVES/GUTTER PROJECTING 0.6m OR LESS)

PAVING FINISH NOTES:

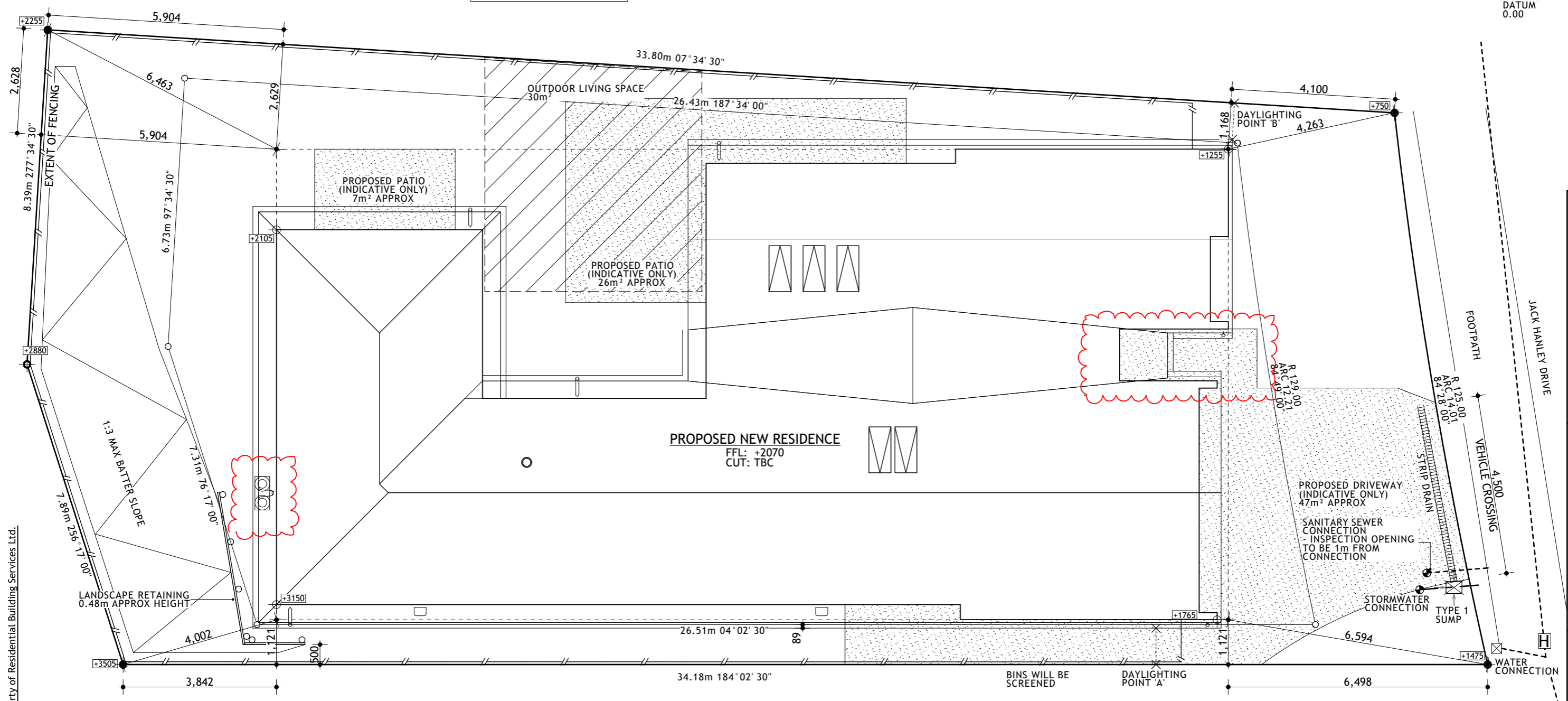
- PATIO AND PAVING TO FRONT DOOR TO COMPLY WITH NZBC D1 2.1 SLIP RESISTANCE TABLE 2. MAXIMUM STEP HEIGHT TO COMMON / MAIN PRIVATE STAIRWAYS TO BE 190mm.



EXCAVATION CLACULATIONS

CUT:	100m ³
FILL:	10m ³
TOTAL:	110m ³

MAN HOLE DATUM
0.00



NOTE: HAZARD MANAGEMENT TEMPORARY FENCING

IF A WORK SITE IS NOT COMPLETELY ENCLOSED AND UNAUTHORISED ENTRY BY CHILDREN IS LIKELY, IT IS ACCEPTABLE FOR SPECIFIC HAZARDS TO BE FENCED ONLY WHEN WORKERS ARE ABSENT FROM THE IMMEDIATE VICINITY WHERE A POTENTIAL HAZARD AS A WORK SITE MAKES A SAFETY BARRIER NECESSARY. A BARRIER COMPLYING WITH TABLE 1, NZBC F5/AS1 IS AN ACCEPTABLE SOLUTION

FENCING NOT TO EXCEED 1.8m IN HEIGHT ABOVE ORIGINAL GROUND LEVEL

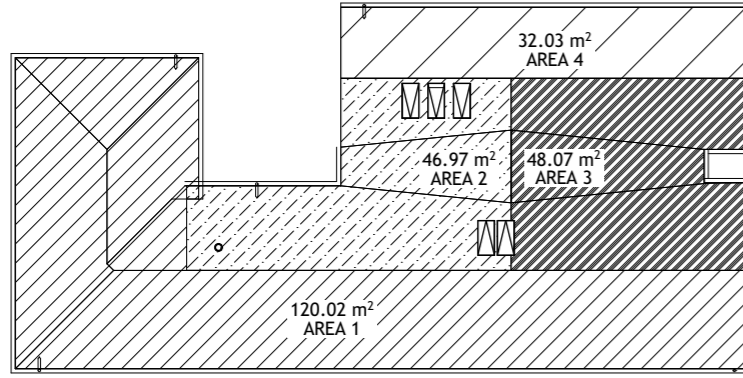
Client:
HANLEYS FARM DISPLAY HOME
LOT 4002 DP 545444
37 JACK HANLEY DRIVE, QUEENSTOWN

Drawing:
SITE PLAN
SCALE 1:100 @ A3
Revision: WD-C WORKING DRAWINGS



Date: 25 JUL 22
Job #: JST 22002
Drawn: R.G.
Checked: ..
Amended: ..

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ROOF CATCHMENT AREA
SCALE 1:250 @ A3

DOWNPIPE CALCULATION
ASSUME 1 DOWNPIPE PER 50m²

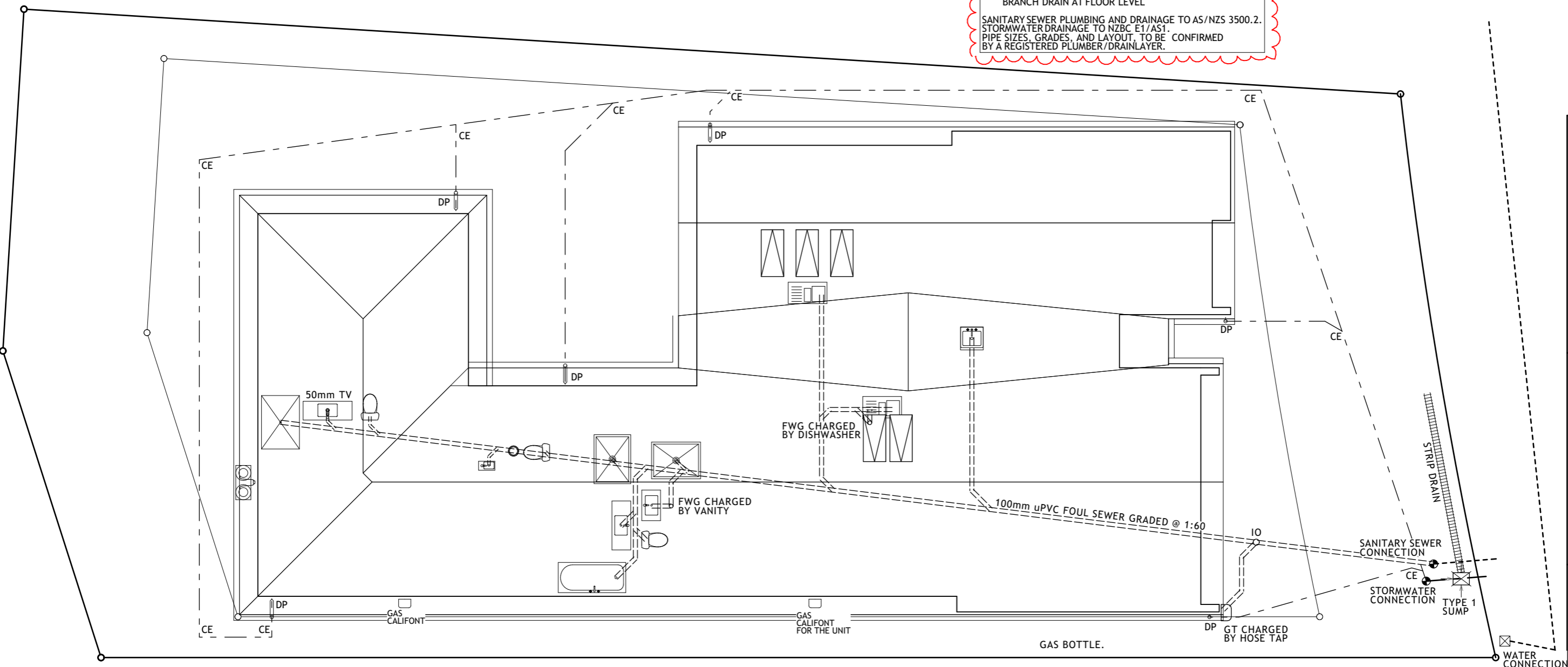
ROOF PLAN AREA 1	= 120.02m ² = 3DP
ROOF PLAN AREA 2	= 46.96m ² = 1DP
ROOF PLAN AREA 3	= 48.07m ² = 1DP
ROOF PLAN AREA 4	= 32.03m ² = 1DP

FIXTURES DISCHARGING TO GULLIES	DISCHARGE PIPE SIZE	GRADE
BASIN	DN 40	1:40
FIXTURES DISCHARGING TO UN-VENTED BRANCH DRAIN	DISCHARGE PIPE SIZE	GRADE
KITCHEN SINK	DN 50*	1:40
BASIN	DN 40*	1:40
LAUNDRY TUB + WM	DN 50*	1:40
SHOWER	DN 40*	1:40
BATH	DN 40*	1:40
WATER CLOSET	DN 100	1:60
VENT SIZES	PIPE SIZE	GRADE
DRAIN VENT	DN 50	N/A
SANITARY DRAINAGE	PIPE SIZE	GRADE
MAIN DRAIN	DN 100	1:60
BRANCH DRAIN	DN 100	1:60
BRANCH DRAIN	DN 65	1:40
STORMWATER DRAINAGE	PIPE SIZE	GRADE
STORMWATER LINES	100 Ø	1:60
DOWNPIPES	80 Ø	N/A

* = DISCHARGE PIPE DISCHARGES TO UN-VENTED DN65 BRANCH DRAIN AT FLOOR LEVEL

SANITARY SEWER PLUMBING AND DRAINAGE TO AS/NZS 3500.2.
STORMWATER DRAINAGE TO NZBC E1/AS1.
PIPE SIZES, GRADES, AND LAYOUT, TO BE CONFIRMED BY A REGISTERED PLUMBER/DRAINLAYER.

MAN HOLE DATUM 0.00



SUMP CALCULATION
NZBC E1/AS1

TYPE 1 SUMP	30
RAIN INTENSITY (I):	4,500/l
SUMP CAPACITY:	4,500/30
MAXIMUM COLLECTION:	150m ²
DRIVEWAY AREA:	47m ²
THEREFORE:	1 SUMP REQUIRED

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Drawing: DRAINAGE PLAN
SCALE 1:100, 1:250 @ A3

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3	4
2	1

elevation key

Sheet: 3/33

EXTERIOR FRAMING
 90x45 STUDS UP TO 2.4m - AT 600mm crs
 (SINGLE OR TOP STOREY)

INTERIOR FRAMING
 90x45 STUDS UP TO 3.0m - AT 600mm crs
 90x45 STUDS UP TO 3.6m - AT 300mm crs

NOTES
 BUILDING CONTRACTOR TO CHECK ALL DIMENSIONS BEFORE COMMENCING CONSTRUCTION

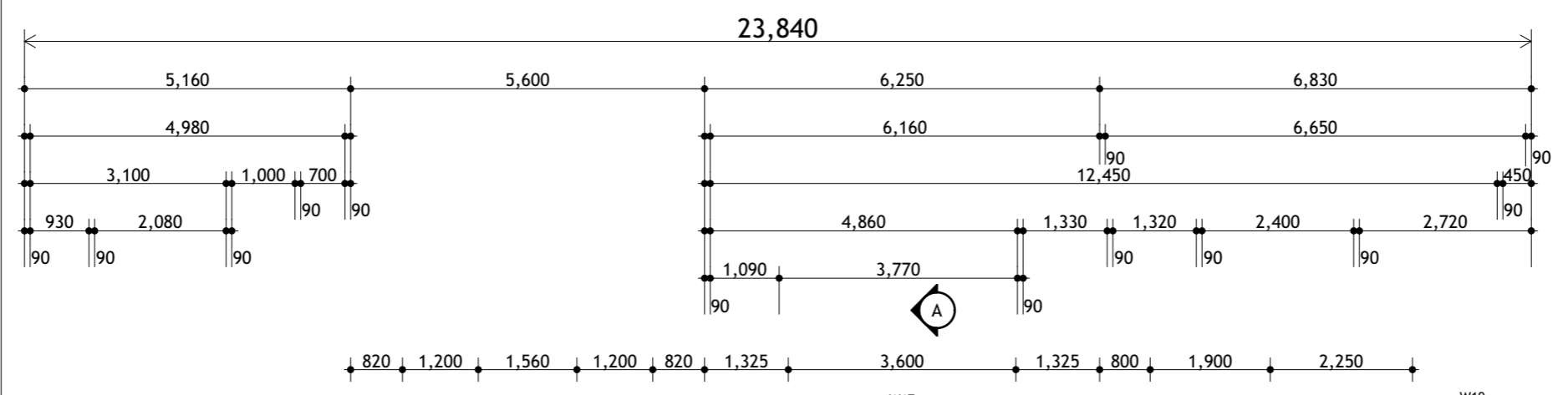
GLAZING:
 ALL GLAZING SHALL COMPLY WITH NZS 4223 PART 3:2016 'HUMAN IMPACT SAFETY REQUIREMENTS' NOTE THAT IRRESPECTIVE OF GLAZING DIMENSIONS SAFETY GLAZING MUST BE INSTALLED TO ANY DOOR OR WINDOW IN A ROOM CONTAINING A BATH OR A SHOWER OR A SPA AND TO ALL SHOWER DOORS AND SCREENS

DOUBLE GLAZING TO ALL EXTERIOR JOINERY, EXCLUDING GARAGE SPACE

OFFSET JOINERY IS DIMENSIONED OTHERWISE CONSIDERED CENTRED IN WALL SPACE

JOINERY DIMENSIONS INDICATE SIZE OF OPENING IN TIMBER FRAME

MAXIMUM STEP HEIGHT TO MAIN PRIVATE STAIRWAYS TO BE 190mm



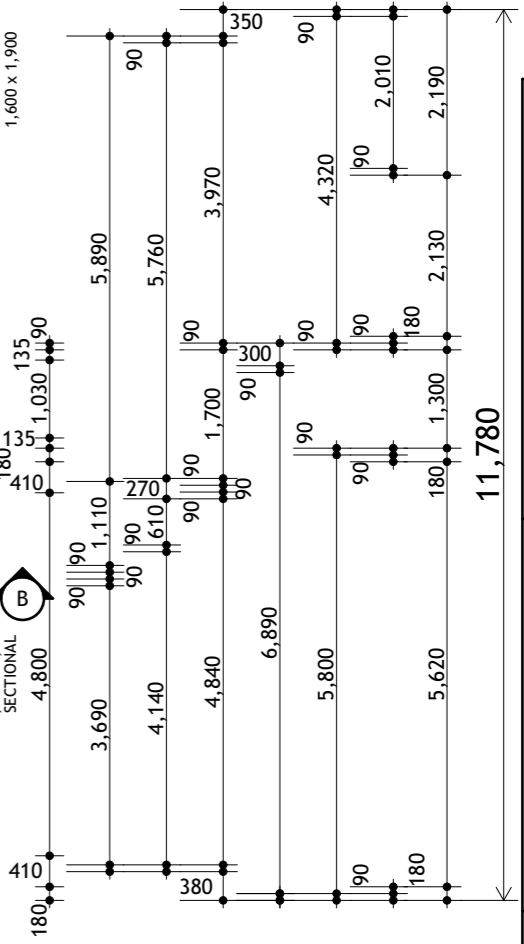
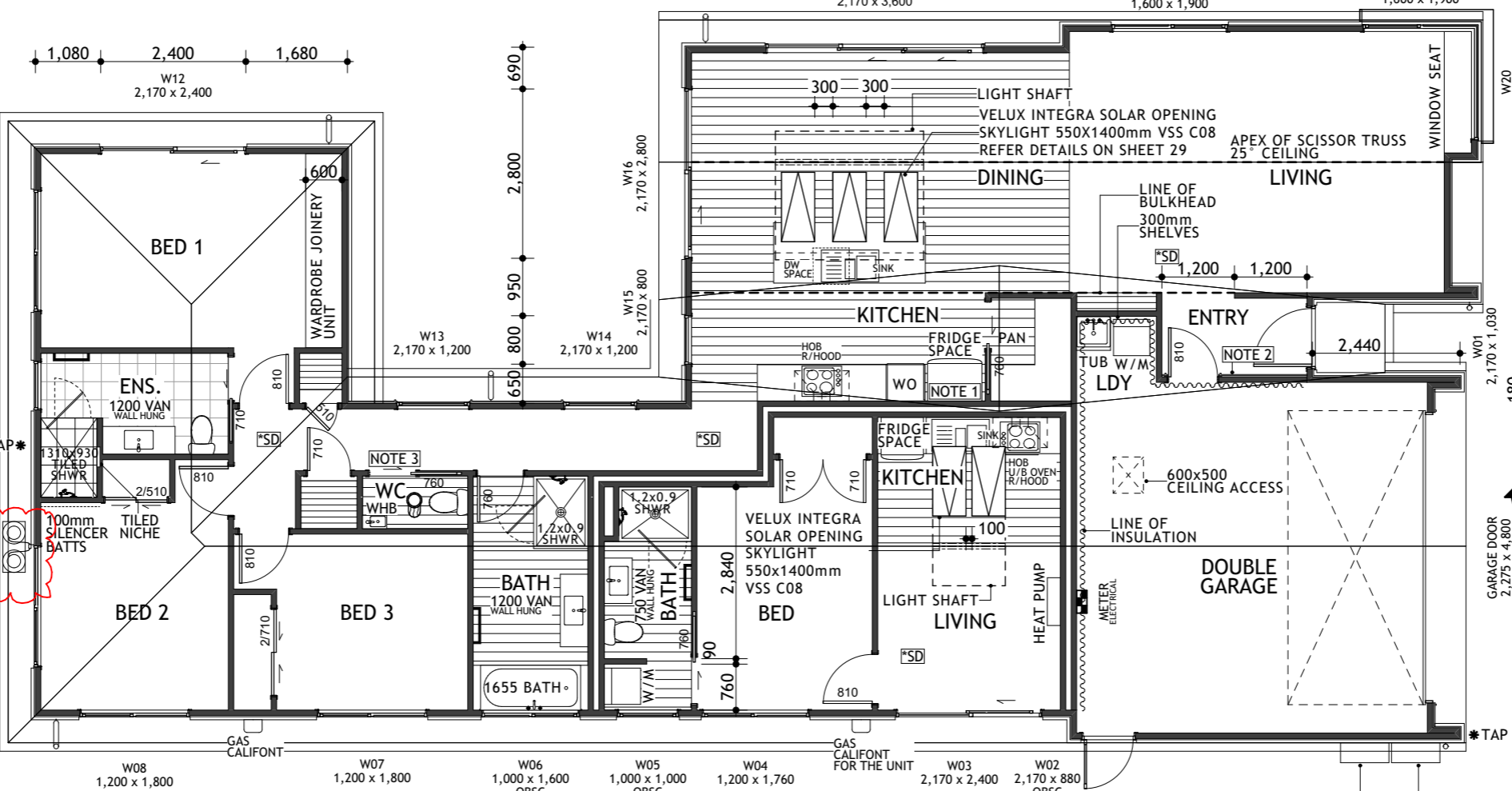
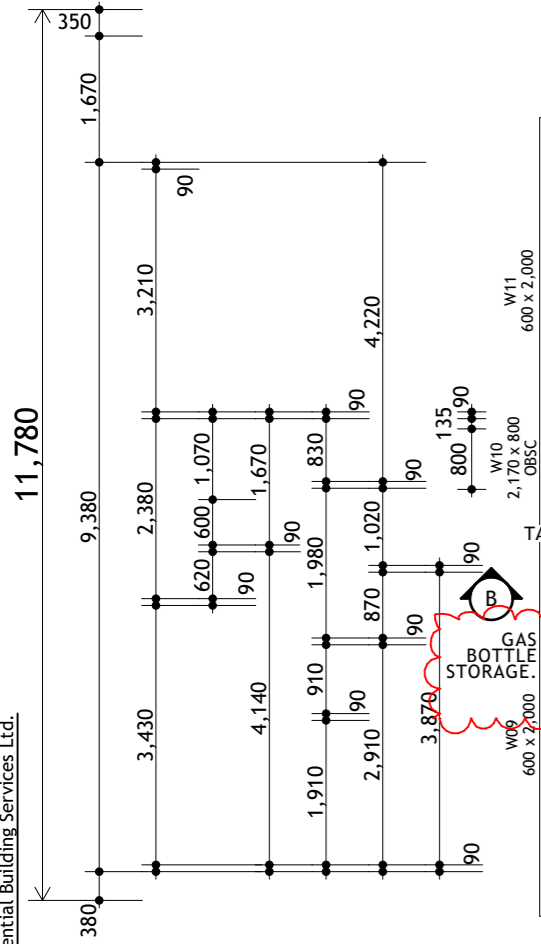
*SD SMOKE DETECTOR WITH HUSH BUTTON
 HEATED TOWEL RAIL

TOTAL AREA OVER FRAME

UNIT 1 AREA:	145.22m ²
UNIT 2 AREA:	36.34m ²
GARAGE AREA:	36.51m ²
TOTAL AREA:	218.07m ²
ROOF PLAN AREA:	250.09m ²

ADDITIONAL AREAS

ENTRY AREA:	1.56m ²
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NOTES

NOTE 1: WATER FEED TO FRIDGE

NOTE 2: CEDAR FEATURE WALL TO INTERNAL ENTRANCE

NOTE 3: SOLATUBE WITH MECHANICAL VENTILATION TO WC

REBATED DOOR SILLS TO ALL EXTERNAL DOORS

WET AREA WALL FINISH:
 WALLS TO BE GIB AQUALINE WITH WASHABLE 3 COAT SYSTEM USING A SATIN ENAMEL TOP COAT

FLOOR FINISH NOTES:

INDICATES VINYL PLANK FLOORING
 NOTE: WATER SPLASH AREAS MUST HAVE SEALED JOINTS IN ACCORDANCE WITH NZBC E3/AS1

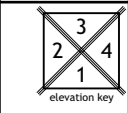
INDICATES CERAMIC TILE FLOORING
 NOTE: WATER SPLASH AREAS MUST HAVE A MIN. 6% WATER ABSORPTION, WATERPROOF GROUTED JOINTS AND LAID OVER A MEMBRANE IN ACCORDANCE WITH NZBC E3/AS1

NOTE:
 KITCHEN PLAN INDICATIVE PLEASE REFER FINAL KITCHEN PLAN FROM CABINETMAKER

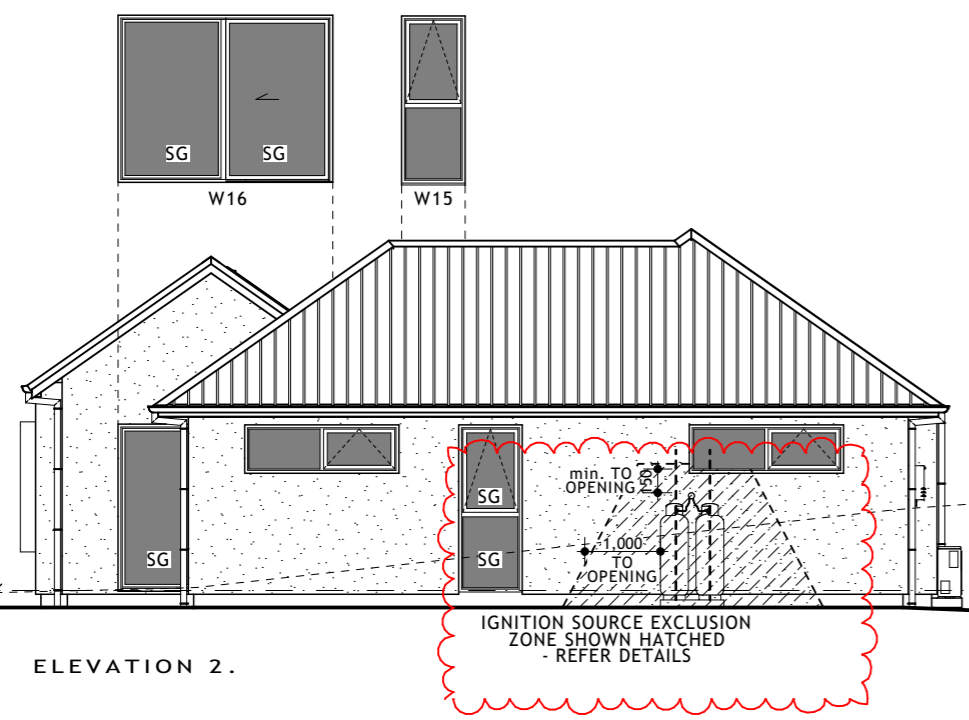
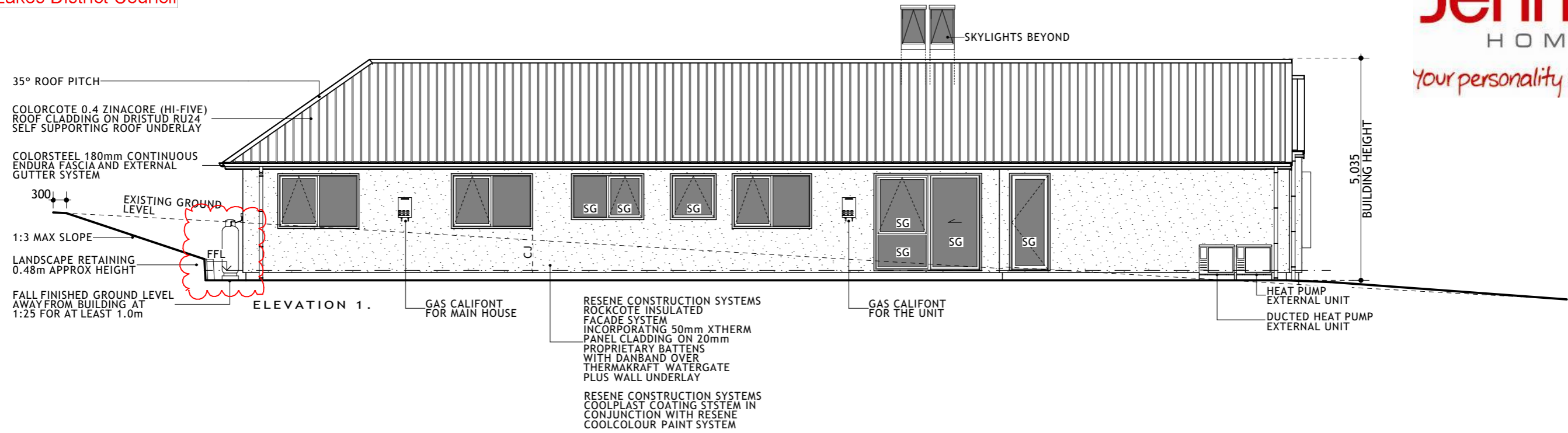
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 HANLEY FARM DISPLAY HOME
 LOT 4002 DP 545444
 37 JACK HANLEY DRIVE, QUEENSTOWN

Drawing:
 FLOOR PLAN
 SCALE 1:100 @ A3
 Revision: WD-C WORKING DRAWINGS

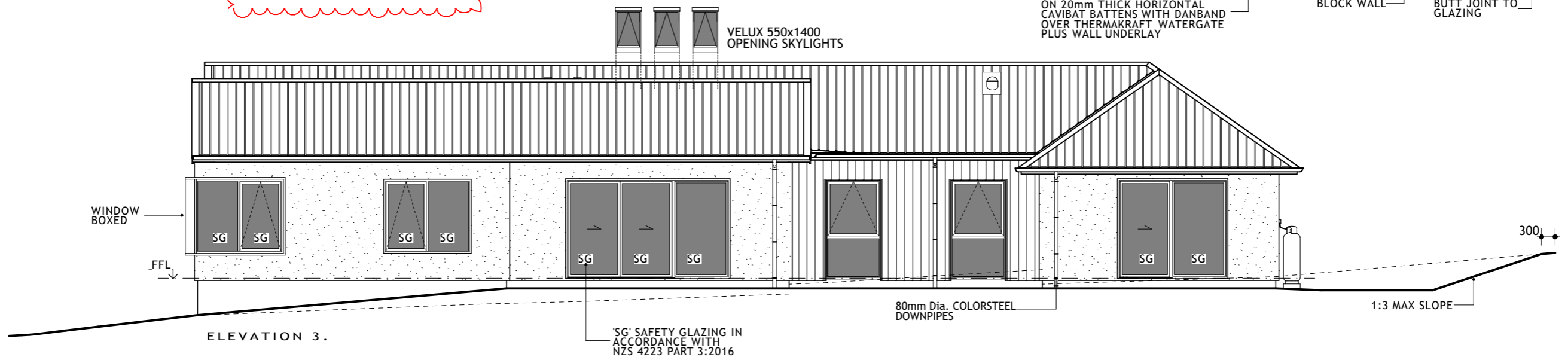
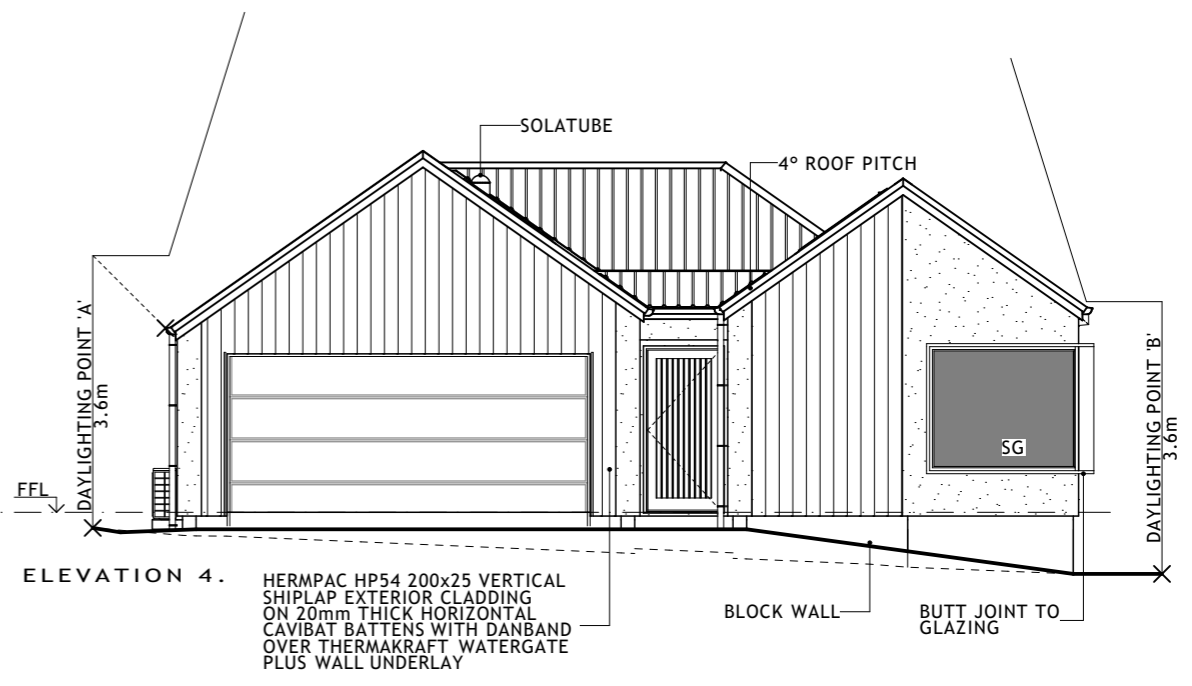


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BUILDING ENVELOPE RISK MATRIX		
ALL ELEVATIONS		
Risk Factor	Risk Severity	Risk Score
Wind zone (per NZS 3604)	High risk	1
Number of storeys	Low risk	0
Roof/wall intersection design	Very high risk	5
Eaves width	Very high risk	5
Envelope complexity	Medium risk	1
Deck design	Low risk	0
Total Risk Score:		12

CLADDING PERCENTAGES (EXCLUDING GLAZING)	
PLASTER:	60.93m ² (68.84%)
CEDAR:	28.89m ² (31.16%)
TOTAL CLADDING	89.82m²



'SG' SAFETY GLAZING IN ACCORDANCE WITH NZS 4223 PART 3:2016

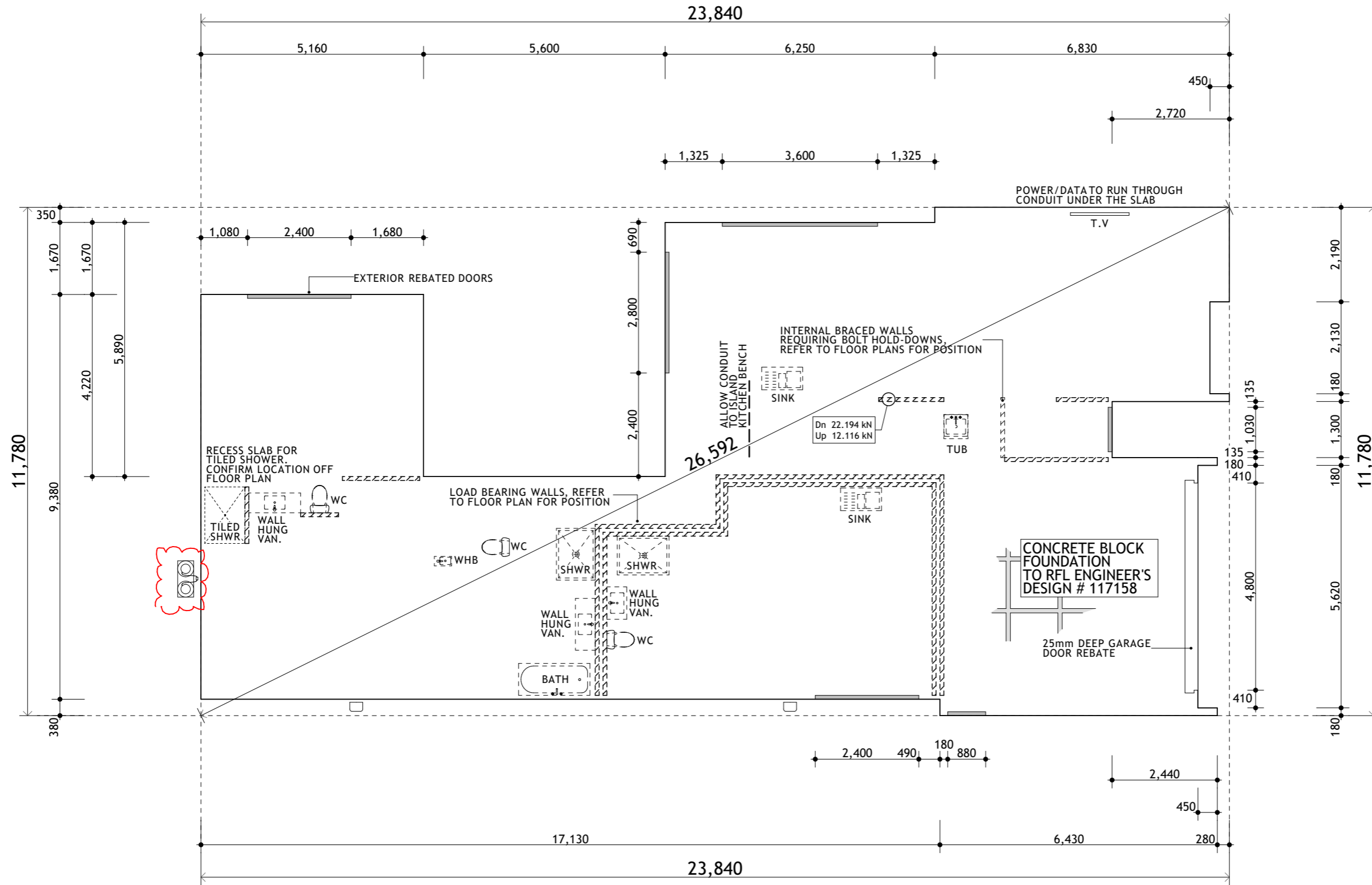
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SCALE 1:100 @ A3

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Client: HANLEYS FARM DISPLAY HOME
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37 JACK HANLEY DRIVE, QUEENSTOWN

Drawing: FOUNDATION PLAN
SCALE 1:100 @ A3
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3	4
2	1

elevation key

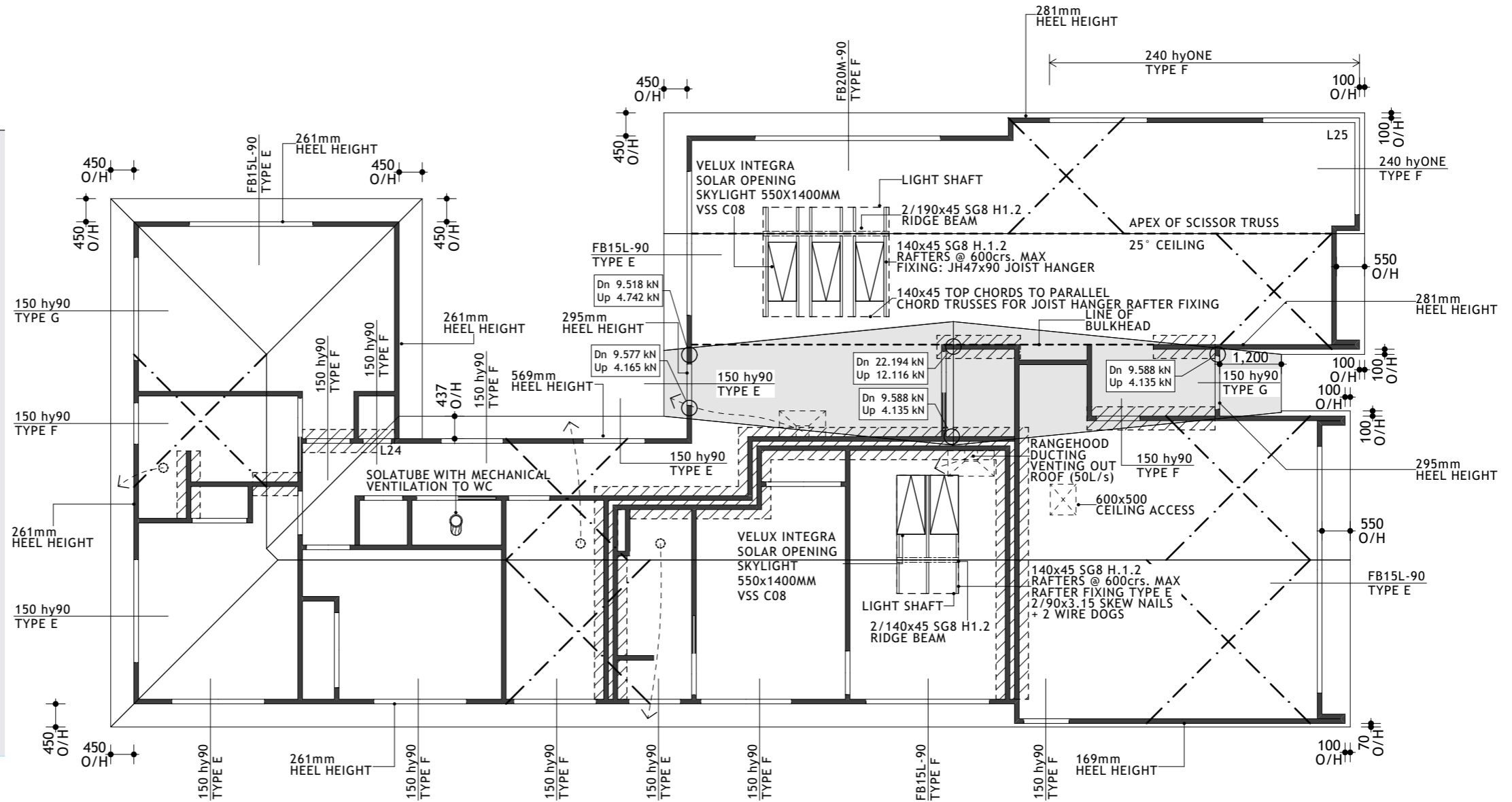
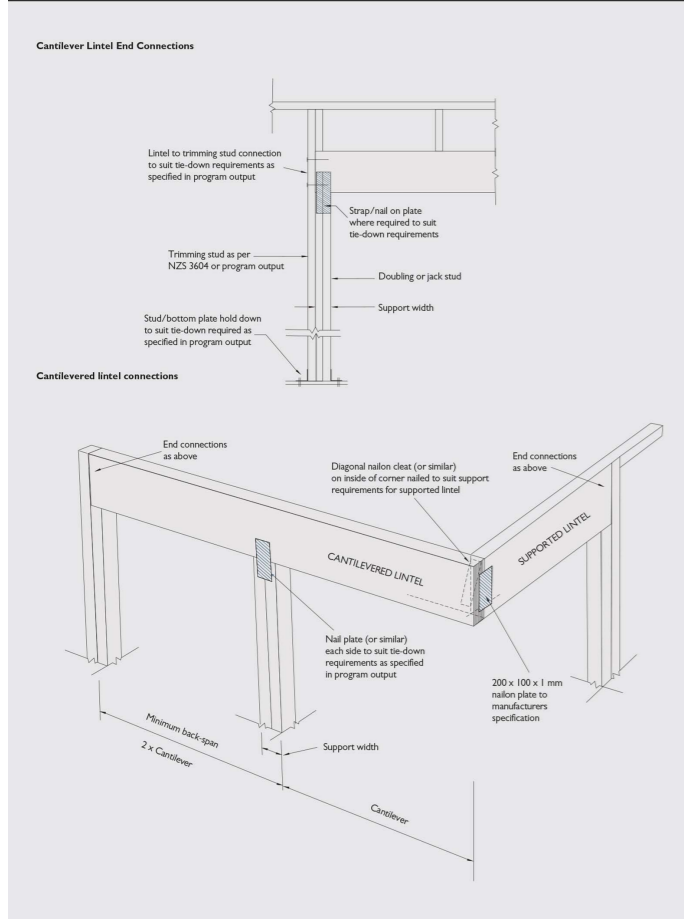
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Detail H23: Cantilever Lintel End Connections



KEY

150 hy90 TYPE G	LINTEL SIZE / TYPE LUMBERLOK TYPE LINTEL FIXING
	LUMBERLOK LINTEL /BEAM FIXING
	STUD TO TOP PLATE INTERNAL LOAD BEARING WALL FIXING TYPE B (TO HATCHED AREA)
	27mm x0.6 STRIP BRACE: DIAGONALLY OPPOSING PAIR OF ROOF PLANE BRACING WITH TENSIONERS
	RANGEHOOD DUCTING VENTING OUT SOFFIT (50L/s)
	EXTRACTOR FAN DUCTING VENTING OUT SOFFIT (25L/s IN BATHROOMS)

STUD TO TOP PLATE FIXINGS
ALL LOAD BEARING WALLS TO BE
TYPE B STUD TO TOP PLATE FIXING

ROOF PITCH
35° AND 4° (SHADED)

TRUSS FRAMING
GANGNAIL H1.2 ROOF TRUSSES AT 900crs TO
ROOF MANUFACTURER'S DESIGN

NOTE
BEAM/LINTEL SIZES AND WALL FRAMING/STUDS
CALCULATED TO NZS3604:2011. hy90 AND hyONE LVL
BEAMS/LINTELS CALCULATED USING designIT SERIES 6
LINTEL AND STUD FIXINGS ARE TO MITEK
LUMBERLOK SEPT 2020 & 08/2017. REFER TO DETAILS
ROOF FRAMING. REFER TO ATTACHED ROOF
MANUFACTURER'S TRUSS FRAMING PLAN
ROOF BRACING TO BE IN ACCORDANCE WITH
NZS 3604:2011 SECTION 10.3 AND 10.4

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Drawing: ROOF/STUD FIXING/LINTEL
FIXING PLAN
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3	4
2	1

elevation key

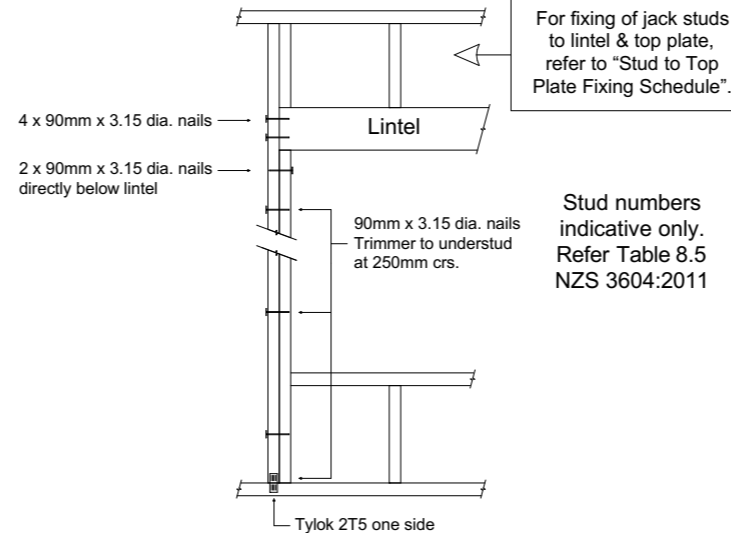
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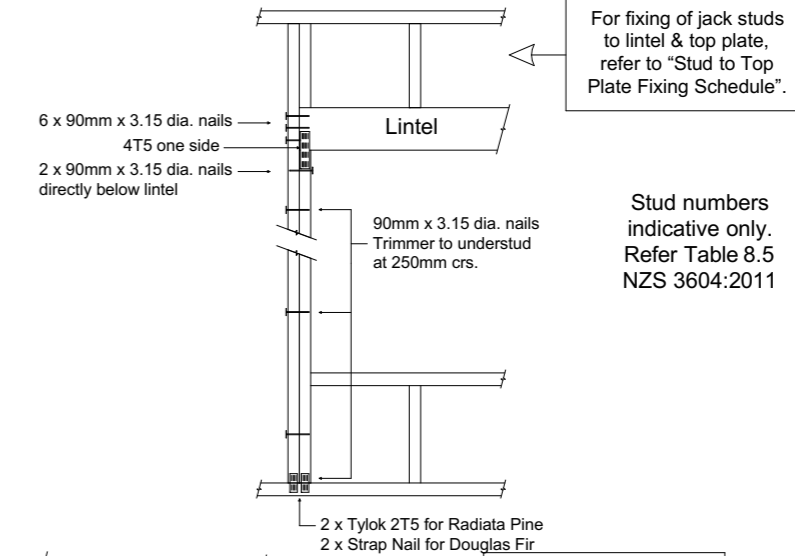
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LUMBERLOK LINTEL
FIXING TYPES

TYPE E
1.4kN



TYPE F
4.0kN

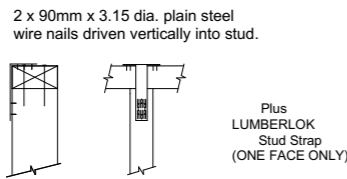
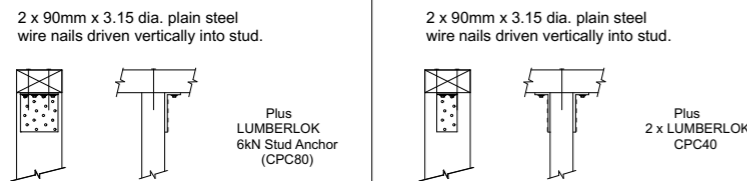


LUMBERLOK STUD TO
TOP PLATE FIXING TYPES

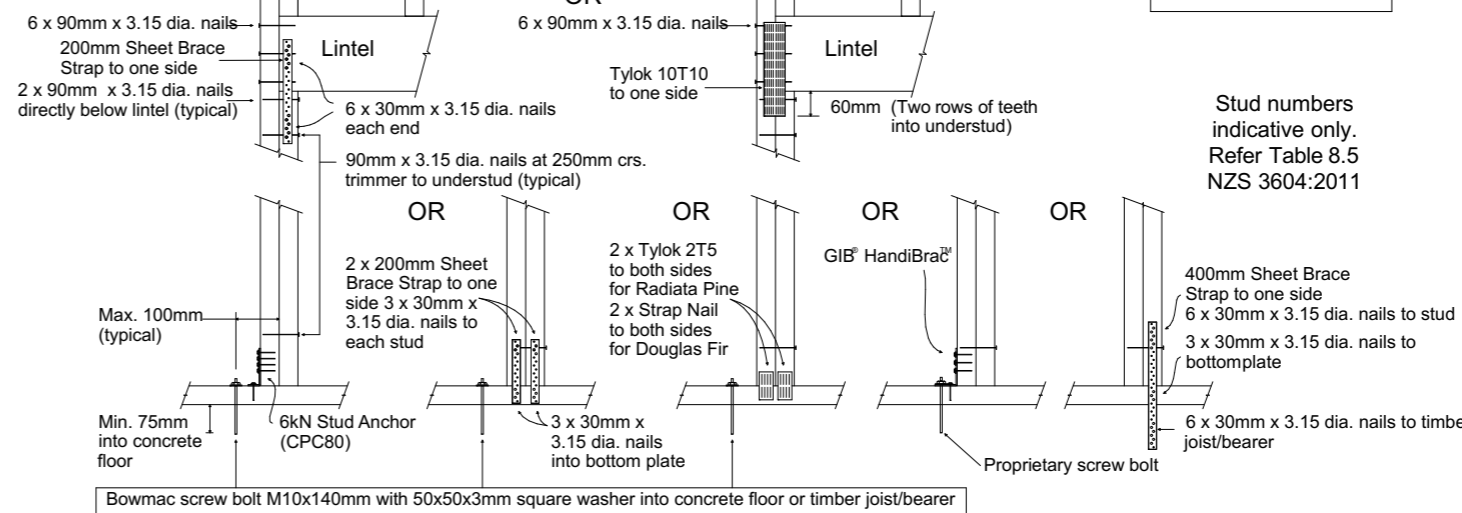
TYPE A
0.7kN



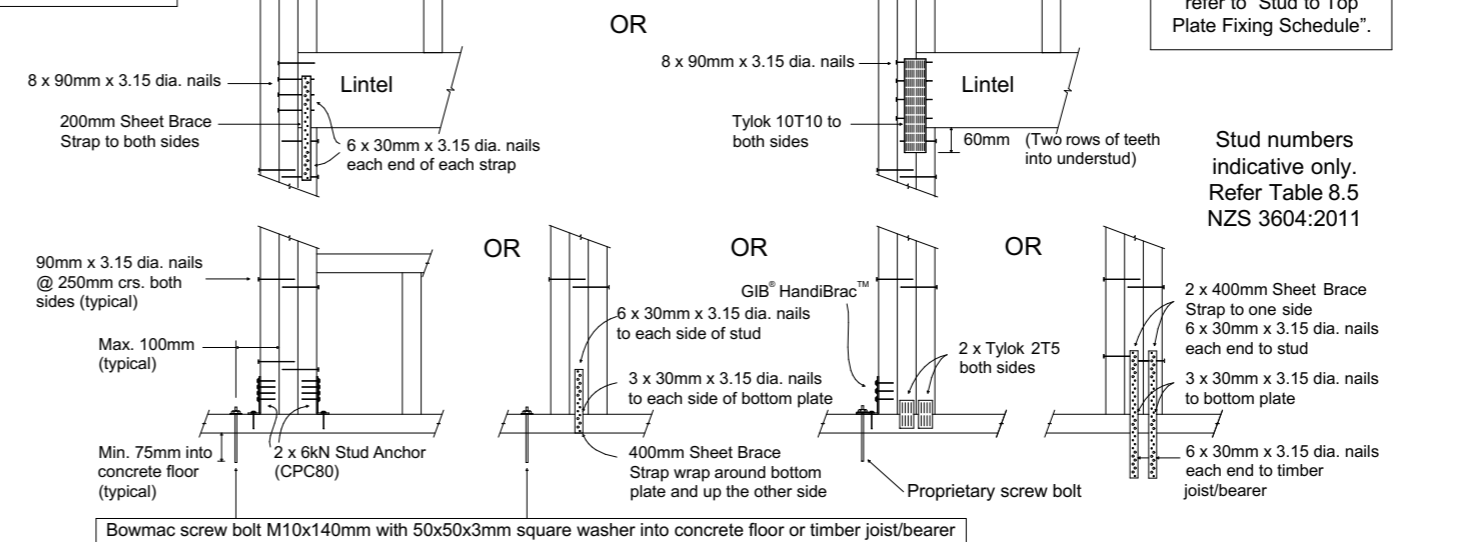
TYPE B
4.7kN



TYPE G
7.5kN



TYPE H
13.5kN



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FIXING DETAILS
NOT TO SCALE

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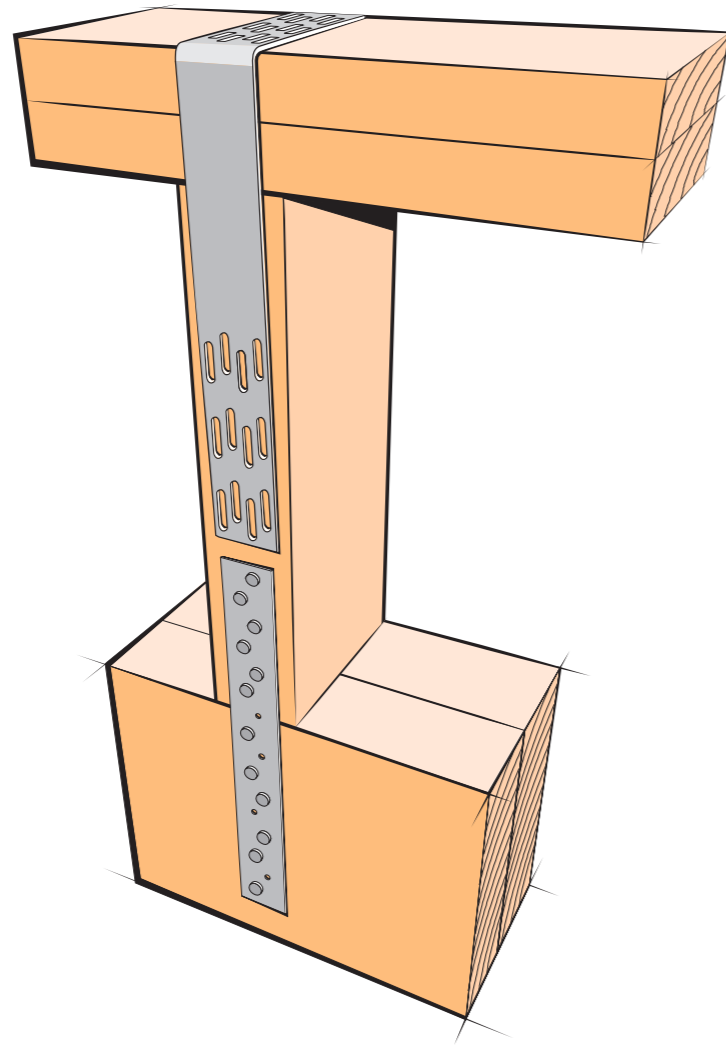
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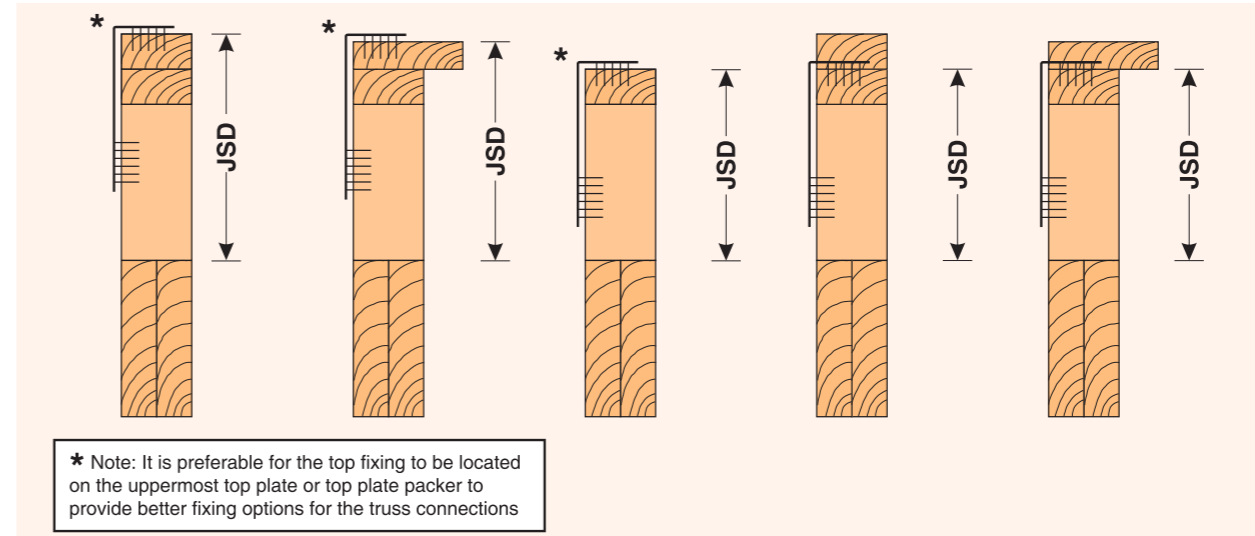
JACK STUD TO TOP PLATE & LINTEL FIXING

Provides a solution for all jack stud length fixing options



- ★ Covers the requirements for LUMBERLOK® Stud to Top Plate Fixing "Type B - 4.7kN" as required by LUMBERLOK® Lintel Fixing Schedule
- ★ Wall framing and connection details under girder trusses are not covered by this fixing solution and are subject to specific engineering design
- ★ All timber selections are as per NZS 3604:2011

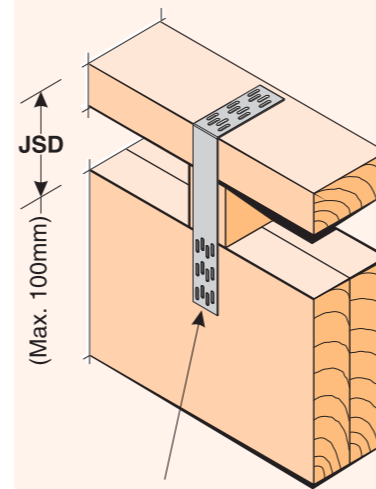
FRAMING ARRANGEMENTS Jack Stud Dimension Definition (JSD)



FIXING OPTIONS

FIXING 1

Jack Stud Dimension (JSD) up to a maximum of 100mm. Includes top plate fixed directly onto lintel i.e. no jack stud used.

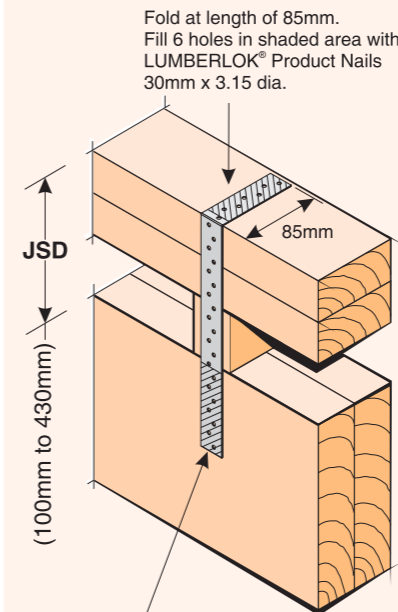


LUMBERLOK® Stud Strap on one face.

Note:
Fix jack stud with 2/ 90mm x 3.15 dia. nails from top plate and 2/ 90mm x 3.15 dia. skew nails to lintel (typical)

FIXING 2

Jack Stud Dimension (JSD) from a minimum of 100mm to a maximum of 430mm.

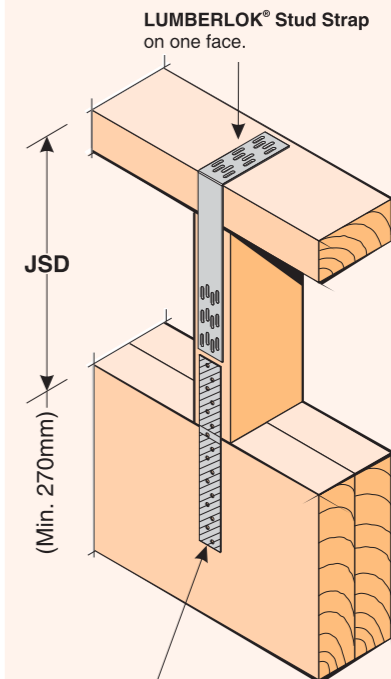


LUMBERLOK® Sheet Brace Strap on one face.
Fill 6 holes in shaded area with LUMBERLOK® Product Nails 30mm x 3.15 dia.

Note:
• JSD up to 230mm use Sheet Brace Strap 400mm.
• JSD from 230mm to 430mm use Sheet Brace Strap 600mm.

FIXING 3

Jack Stud Dimension (JSD) from a minimum of 270mm. No maximum dimension.



LUMBERLOK® Sheet Brace Strap 200mm on one face.
Fill 6 holes in both shaded areas of jack stud and lintel with LUMBERLOK® Product Nails 30mm x 3.15 dia.

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Drawing: JACK STUD FIXINGS
NOT TO SCALE

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3	4
2	1

elevation key

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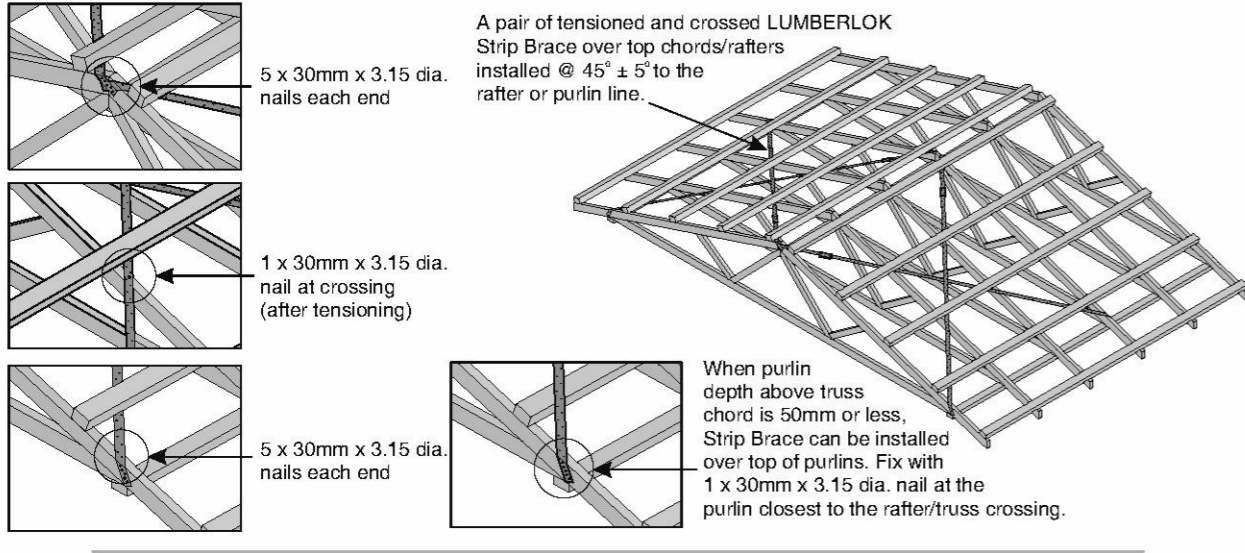
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Roof Bracing Options

i) ROOF PLANE BRACE

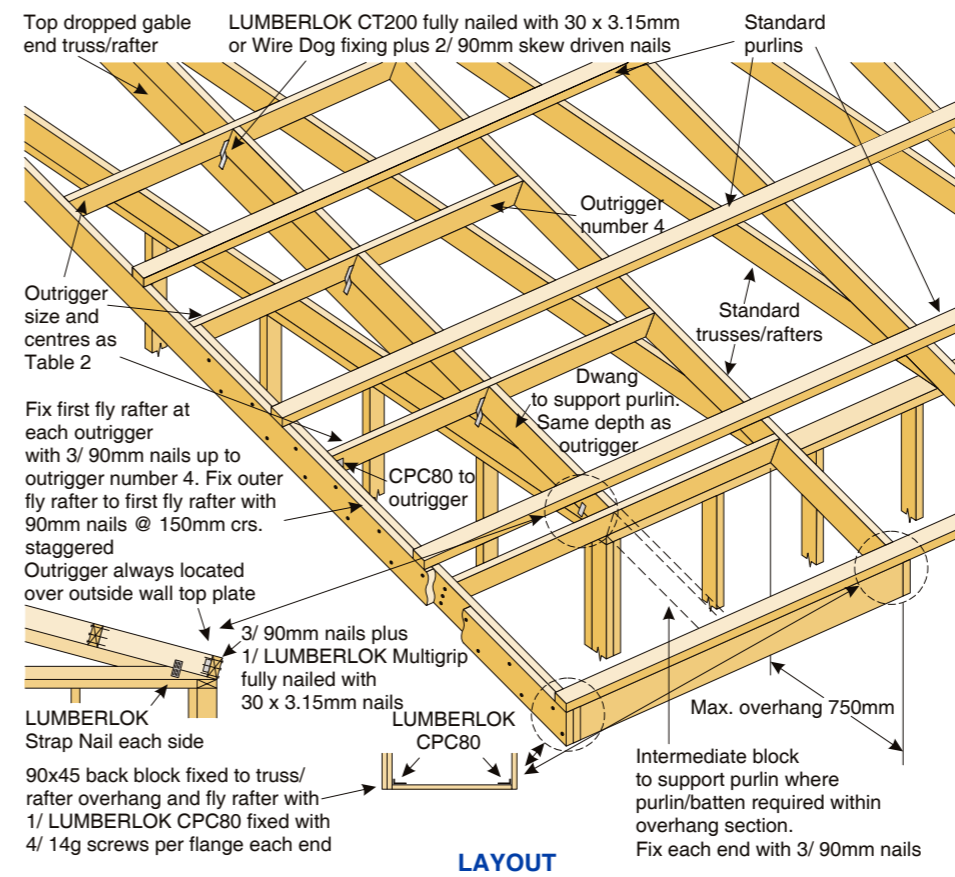
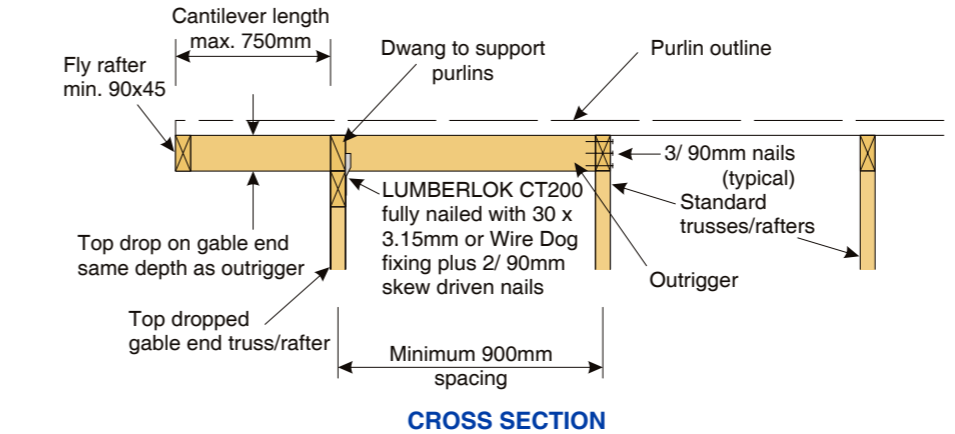
Each roof plane brace can be:

- A hip or valley rafter running continuously from ridge to the top plate in accordance with NZS 3604:2011 Clauses 10.2.1.3.2 or 10.2.1.3.3
- OR
- A pair of tensioned and crossed LUMBERLOK Strip Brace running continuously from ridge to top plate installed as detailed below.



CONSTRUCTION DETAILS FOR CANTILEVER OUTRIGGER OPTION

(SPANS & CENTRES AS PER TABLE 2)



CANTILEVER OUTRIGGER OPTION

(Note: Maximum sidewall overhang of 750mm)
(See details on next pages)

TABLE 2

MAX. CANTILEVER LENGTH 750mm	OUTRIGGER SIZE & ORIENTATION	MAX. CANTILEVER LENGTH (mm)	OUTRIGGER CENTRES (mm)
70x45	[Symbol]	750	600
		600	900
90x45	[Symbol]	750	900
		600	1200
90x45	[Symbol]	750	400
		600	600



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Drawing: ROOF BRACE FIXING
DETAILS
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10. ROOF FRAMING

10/33

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BRACING CALCULATIONS

Location of Storey	Single	Wind Zone	High
Room in Roof Space	No	Earthquake Zone	3
Roof Width (RW)	11.95m	Soil Class	D - Deep or Soft
Roof Length (RL)	24.39m		
Gross Floor Area (GFA)	145.2m ²	W along	65BU/m
Floor Height to Apex	6m	W along x RW	777BU
Roof Height Above Eaves	3m	W across	75BU/m
Roof Pitch	26 - 45°	W across x RL	1829BU
Roof Style	Gable		
Double Top Plate	Yes	EQ	6BU/m ²
Floor Load	2kPa	EQ x GFA	871BU

Cladding Weights:
- Subfloor Concrete Floor
- Wall Light
- Roof Light

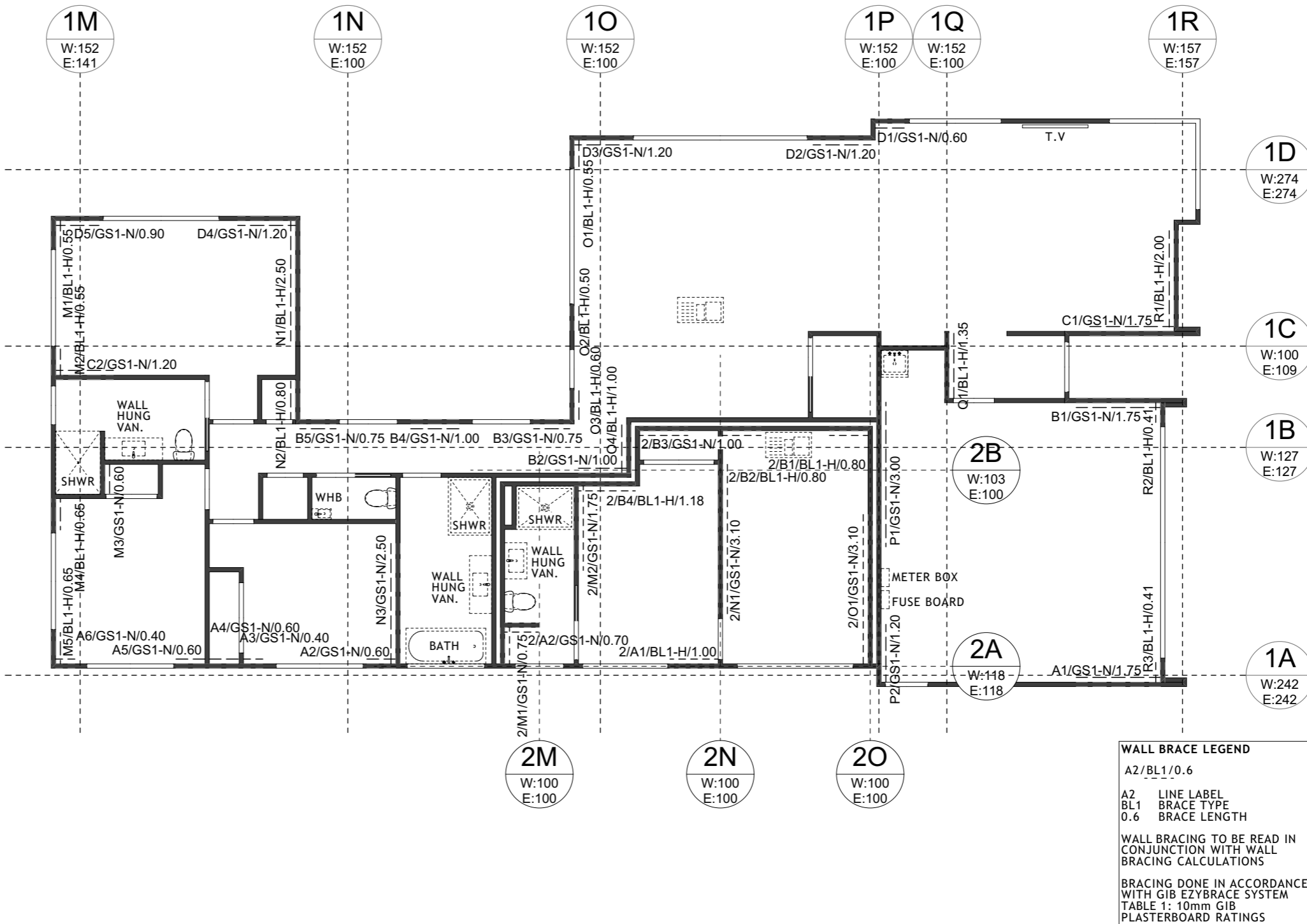
Calculations based on NZS3604:2011

BRACING ALONG

Line	Required			Provided					Achieved			
	W BU	EQ BU	Line	Brace Type	W BU/m	EQ BU/m	Length m	Height m	Angle	W BU	EQ BU	
1A	242	242	A-1	GS1-N	70	60	1.75	2.40	-	123	105	
			A-2	GS1-N	50	55	0.60	2.40	-	30	33	
			A-3	GS1-N	50	55	0.40	2.40	-	20	22	
			A-4	GS1-N	50	55	0.60	2.40	-	30	33	
			A-5	GS1-N	50	55	0.60	2.40	-	30	33	
			A-6	GS1-N	50	55	0.40	2.40	-	20	22	
										253	248	
1B	127	127	B-1	GS1-N	70	60	1.75	2.40	-	123	105	
			B-2	GS1-N	50	55	1.00	2.40	-	50	55	
			B-3	GS1-N	50	55	0.75	2.40	-	37	41	
			B-4	GS1-N	50	55	1.00	2.40	-	50	55	
			B-5	GS1-N	50	55	0.75	2.40	-	38	41	
										298	298	
1C	100	109	C-1	GS1-N	70	60	1.75	2.40	-	123	105	
			C-2	GS1-N	70	60	1.20	2.40	-	84	72	
										207	177	
1D	274	274	D-1	GS1-N	50	55	0.60	2.40	-	30	33	
			D-2	GS1-N	70	60	1.20	2.40	-	84	72	
			D-3	GS1-N	70	60	1.20	2.40	-	84	72	
			D-4	GS1-N	70	60	1.20	2.40	-	84	72	
			D-5	GS1-N	50	55	0.90	2.40	-	45	49	
										327	299	
Total										Achieved	1084	1021
										Required	777	871

BRACING ACROSS

Line	Required			Provided					Achieved			
	W BU	EQ BU	Line	Brace Type	W BU/m	EQ BU/m	Length m	Height m	Angle	W BU	EQ BU	
1M	152	141	M-1	BL1-H	90	100	0.55	2.40	-	49	54	
			M-2	BL1-H	90	100	0.55	2.40	-	49	54	
			M-3	GS1-N	50	55	0.60	2.40	-	30	33	
			M-4	BL1-H	90	100	0.65	2.40	-	58	65	
			M-5	BL1-H	90	100	0.65	2.40	-	58	65	
										245	272	
1N	152	100	N-1	BL1-H	125	105	2.50	2.40	-	313	263	
			N-2	BL1-H	90	100	0.80	2.40	-	72	80	
			N-3	GS1-N	70	60	2.50	2.40	-	175	150	
										560	493	
1O	152	100	O-1	BL1-H	90	100	0.55	2.40	-	49	55	
			O-2	BL1-H	90	100	0.50	2.40	-	45	50	
			O-3	BL1-H	90	100	0.60	2.40	-	54	60	
			O-4	BL1-H	90	100	1.00	2.40	-	90	100	
										238	265	
1P	152	100	P-1	GS1-N	70	60	3.00	2.40	-	210	180	
			P-2	GS1-N	70	60	1.20	2.40	-	84	72	
										294	252	
1Q	152	100	Q-1	BL1-H	125	105	1.35	2.40	-	169	142	
										169	142	
1R	157	157	R-1	BL1-H	125	105	2.00	2.40	-	250	210	
			R-2	BL1-H	90	100	0.41	2.40	-	37	41	
			R-3	BL1-H	90	100	0.41	2.40	-	37	41	
										324	292	
Total										Achieved	1830	1715
										Required	1829	871



BRACING CALCULATIONS

Location of Storey	Single	Wind Zone	High
Room in Roof Space	No	Earthquake Zone	3
Roof Width (RW)	5.52m	Soil Class	D - Deep or Soft
Roof Length (RL)	7.86m		
Gross Floor Area (GFA)	36.3m ²	W along	75BU/m
Floor Height to Apex	6m	W along x RW	414BU
Roof Height Above Eaves	3m	W across	75BU/m
Roof Pitch	26 - 45°	W across x RL	589BU
Roof Style	Hip		
Double Top Plate	Yes	EQ	6BU/m ²
Floor Load	2kPa	EQ x GFA	218BU

Cladding Weights:
- Subfloor Concrete Floor
- Wall Light
- Roof Light

Calculations based on NZS3604:2011

BRACING ALONG

Line	Required			Provided					Achieved			
	W BU	EQ BU	Line	Brace Type	W BU/m	EQ BU/m	Length m	Height m	Angle	W BU	EQ BU	
2A	118	118	A-1	BL1-H	90	100	1.00	2.40	-	90	100	
			A-2	GS1-N	50	55	0.70	2.40	-	35	38	
										125	138	
2B	103	100	B-1	BL1-H	90	100	0.80	2.40	-	72	80	
			B-2	BL1-H	90	100	0.80	2.40	-	72	80	
			B-3	GS1-N	50	55	1.00	2.40	-	50	55	
			B-4	BL1-H	90	100	1.18	2.40	-	106	118	
										300	333	
Total										Achieved	425	471
										Required	414	218

BRACING ACROSS

Line	Required			Provided					Achieved			
	W BU	EQ BU	Line	Brace Type	W BU/m	EQ BU/m	Length m	Height m	Angle	W BU	EQ BU	
2M	100	100	M-1	GS1-N	50	55	0.75	2.40	-	38	41	
			M-2	GS1-N	70	60	1.75	2.40	-	123	105	
										160	146	
2N	100	100	N-1	GS1-N	70	60	3.10	2.40	-	217	186	
										217	186	
2O	100	100	O-1	GS1-N	70	60	3.10	2.40	-	217	186	
										217	186	
Total										Achieved	594	518
										Required	589	218

Client: HANLEY FARM DISPLAY HOME
LOT 4002 DP 545444
37 JACK HANLEY DRIVE, QUEENSTOWN

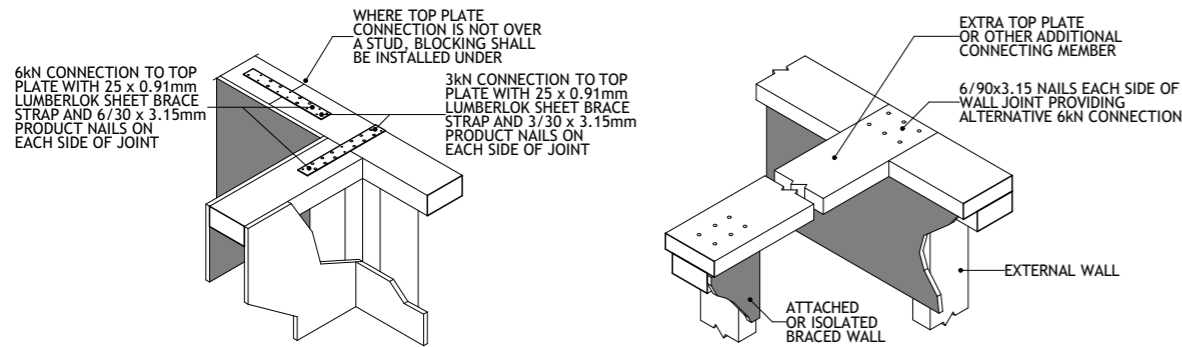
Drawing: BRACING PLAN
SCALE 1:100 @ A3

Date: 25 JUL 22
Job #: JST 22002
Drawn: R.G.
Checked: :
Amended: :
Revision: WD-C WORKING DRAWINGS

Sheet: 11/33

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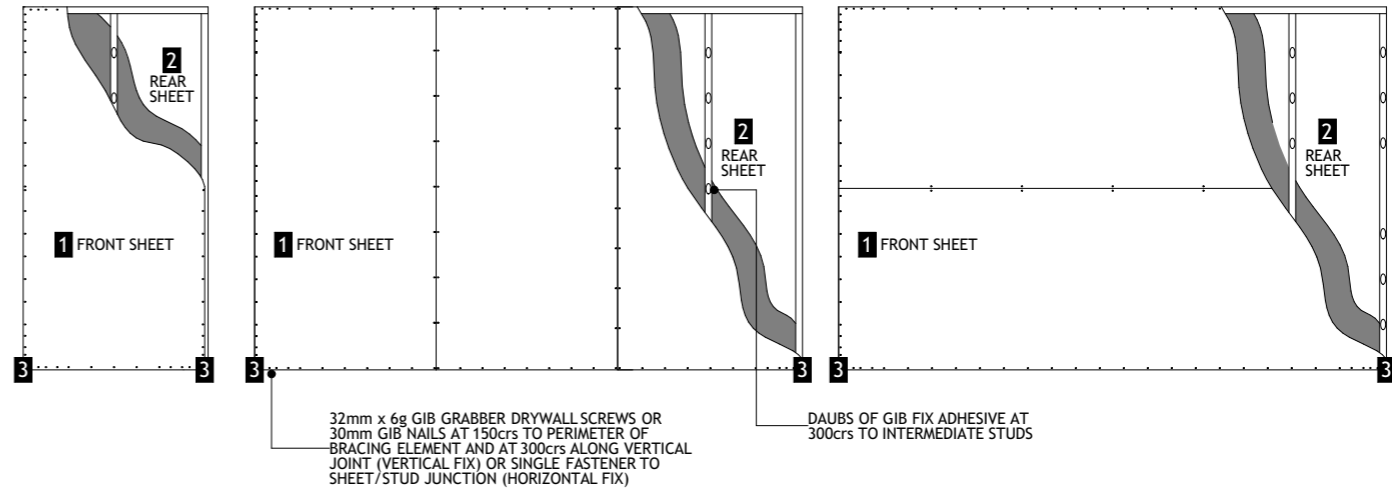
NOTE:
FOR UP TO 12kN CONNECTIONS USE 2x6kN STRAP OR
12/90x3.15 NAILS FOR NAIL FIX OPTION
FOR UP TO 18kN CONNECTIONS USE 3x6kN STRAP



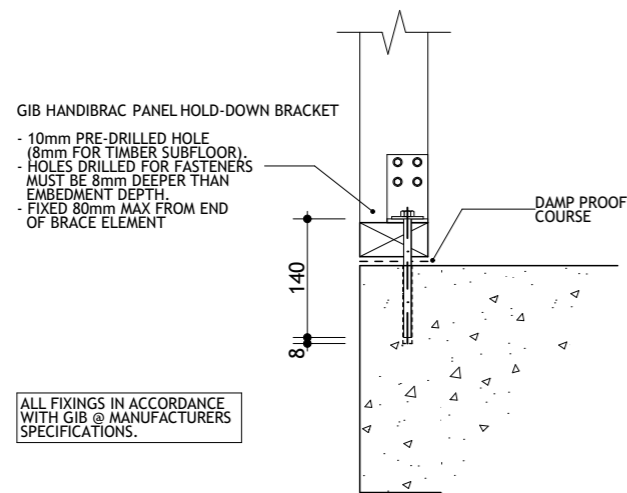
TOP PLATE CONNECTIONS		
WALL TYPE	BRACING IN WALL	TOP PLATE CONNECTION CAPACITY
ALL WALLS	NO BRACING	3kN
IN-LINE WALLS	BRACING CAPACITY NOT EXCEEDING 100BU's	3kN
	BRACING CAPACITY EXCEEDING 100BU's	6kN
WALL CONNECTING TO EXTERNAL WALL AT RIGHT ANGLES	TOTAL BRACING CAPACITY NOT EXCEEDING 125BU's	6kN TO 1 EXTERNAL WALL
	BRACING CAPACITY NOT EXCEEDING 250BU's	6kN TO 2 EXTERNAL WALLS
	BRACING CAPACITY EXCEEDING 250BU's	2.4kN PER 100BU's TO 2 EXTERNAL WALLS

FASTENER LAYOUT

GS1-N/BL1-H (10 & 13mm) - SINGLE SIDE
GS2-N/BLG-H (10 & 13mm) - 2 SIDED. BOTH SIDES FIXED AS SHOWN



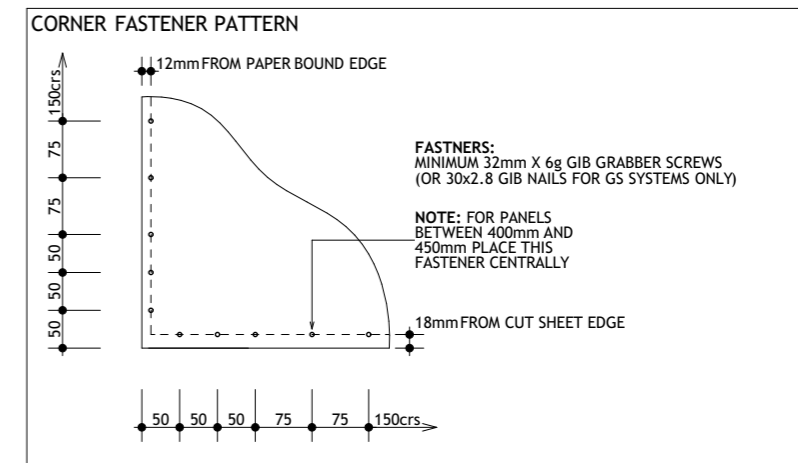
SYSTEM	LINING ONE SIDE (1)		LINING OPPOSITE SIDE (2)		PANEL HOLD DOWN (3)	FASTNER SPACING
	LINING	FASTNERS	LINING	FASTNERS		
GS1-N	ANY 10mm OR 13mm GIB PLASTERBOARD	30mm GIB NAILS, OR MINIMUM 32mm X 6g GIB GRABBER DRYWALL SCREWS	NOT REQUIRED	NOT REQUIRED	NOT REQUIRED	GIB PLASTERBOARD: CORNER FASTENING PATTERNS AS ILLUSTRATED BELOW FASTNERS AT 150mm TO BRACING ELEMENT PERIMETER AND: - AT 300mm CENTRES TO INTERMEDIATE SHEET JOINTS FOR VERTICAL FIXING, OR - AT STUD/SHEET JUNCTION FOR HORIZONTALLY FIXED ELEMENTS, AND - GIBFIX ADHESIVE DAUBS AT 300mm CENTRES TO INTERMEDIATE FRAMING PLYWOOD: FASTNERS AT 150mm CENTRES AROUND THE PERIMETER OF EVERY SHEET AND AT 300mm CENTRES TO INTERMEDIATE STUDS. PLACE FASTNERS NO CLOSER THAN 7mm FROM SHEET EDGES. PLASTERBOARD CORNER FASTNER PATTERN DOES NOT APPLY TO PLYWOOD
GS2-N			ANY 10mm OR 13mm GIB PLASTERBOARD	30mm GIB NAILS, OR MINIMUM 32mm X 6g GIB GRABBER DRYWALL SCREWS	NOT REQUIRED	
GSP-H			MINIMUM 7mm ECOPLY PLYWOOD MANUFACTURED TO AS/NZS 2269	50mm FH GALVANISED OR STAINLESS STEEL NAILS	YES	
BL1-H	10mm OR 13mm BRACELINE	32mm x 6g GIB GRABBER DRYWALL SCREWS	NOT REQUIRED	NOT REQUIRED		
BLG-H		GIB BRACELINE NAILS MAY BE USED FOR 10mm BRACELINE ONLY	ANY 10mm OR 13mm GIB PLASTERBOARD	30mm GIB NAILS, OR MINIMUM 32mm X 6g GIB GRABBER DRYWALL SCREWS		
BLP-H			MINIMUM 7mm ECOPLY PLYWOOD MANUFACTURED TO AS/NZS 2269	50mm FH GALVANISED OR STAINLESS STEEL NAILS		



15kN BRACING HOLDDOWN DETAIL GIB HANDIBRAC
SCALE 1:10

PANEL HOLD DOWNS FOR GIB BRACELINE PANELS CONCRETE FLOOR EXTERNAL/INTERNAL WALL

NOTE:
GIB GS1-N AND GS2-N AND JAMES HARDIE HPn DO NOT REQUIRE SPECIFIC CONNECTIONS AT BRACE ENDS



Client: HANLEYS FARM DISPLAY HOME
LOT 4002 DP 545444
37 JACK HANLEY DRIVE, QUEENSTOWN

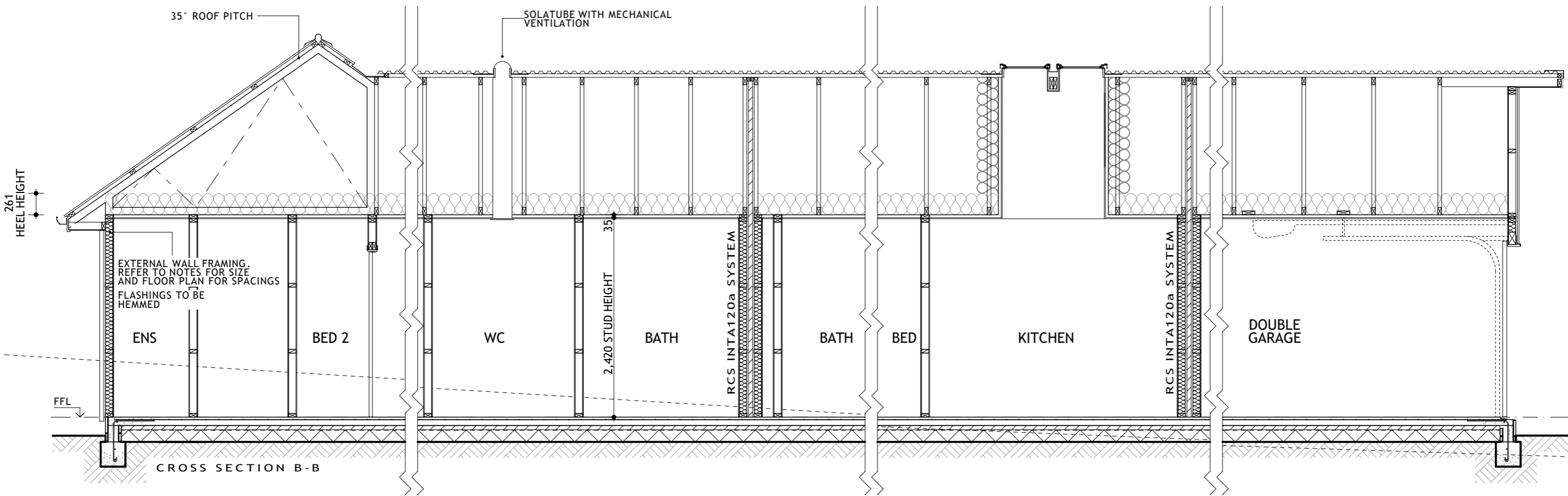
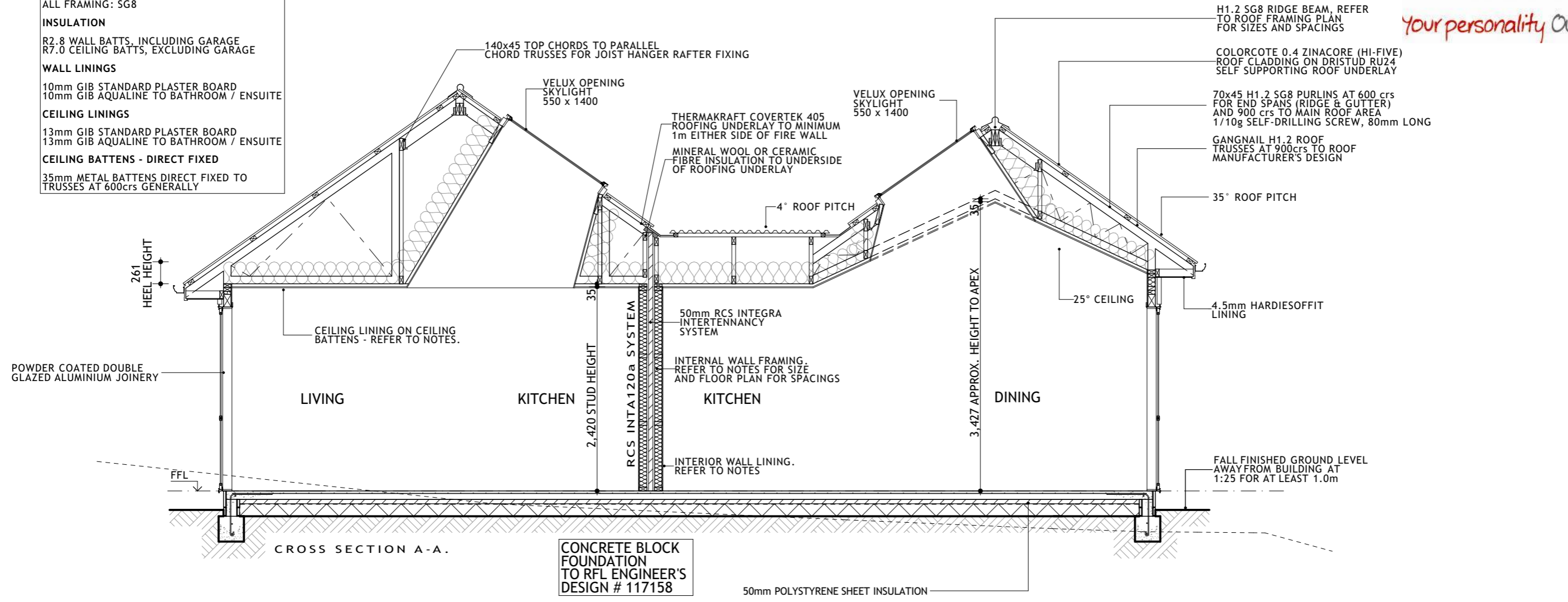
Drawing: BRACE FIXING DETAILS
NOT TO SCALE

Revision: WD-C WORKING DRAWINGS

Date: 25 JUL 22
Job #: JST 22002
Drawn: R.G
Checked: ..
Amended: ..

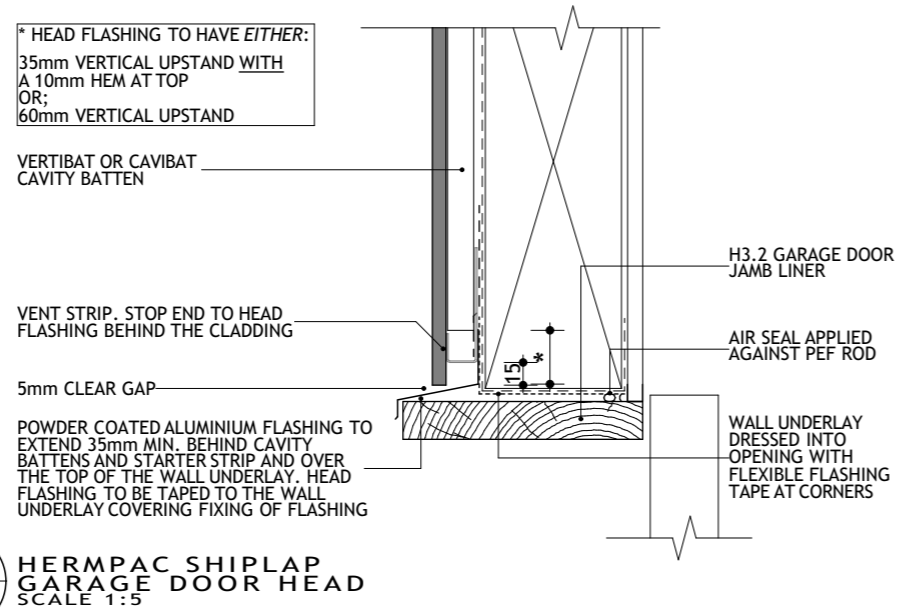
Sheet: 12/33

- FRAMING SIZE AND TREATMENT**
90x45 H1.2 WITH
95x45 H1.2 EXTRA TOP PLATE
2 ROWS OF NOGS GENERALLY
ALL FRAMING: SG8
- INSULATION**
R2.8 WALL BATTS, INCLUDING GARAGE
R7.0 CEILING BATTS, EXCLUDING GARAGE
- WALL LININGS**
10mm GIB STANDARD PLASTER BOARD
10mm GIB AQUALINE TO BATHROOM / ENSUITE
- CEILING LININGS**
13mm GIB STANDARD PLASTER BOARD
13mm GIB AQUALINE TO BATHROOM / ENSUITE
- CEILING BATTENS - DIRECT FIXED**
35mm METAL BATTENS DIRECT FIXED TO TRUSSES AT 600crs GENERALLY

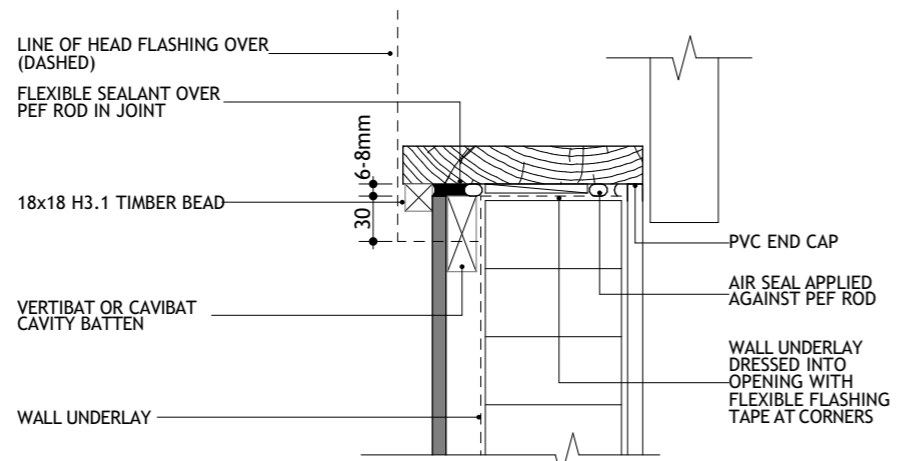


Client:	HANLEYS FARM DISPLAY HOME LOT 4002 DP 545444 37 JACK HANLEY DRIVE, QUEENSTOWN
Drawing:	CROSS SECTIONS SCALE 1:50 @ A3
Date:	25 JUL 22
Job #:	JST 22002
Drawn:	R.G
Checked:	..
Amended:	..
Revision:	WD-C WORKING DRAWINGS
Sheet:	13/33

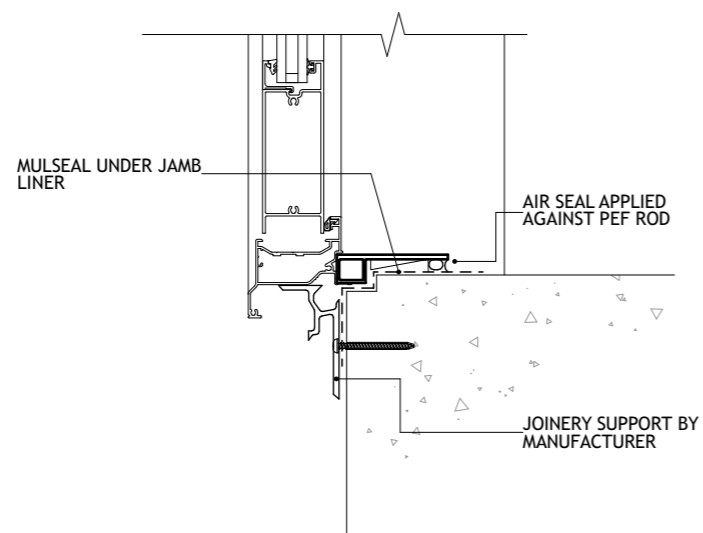
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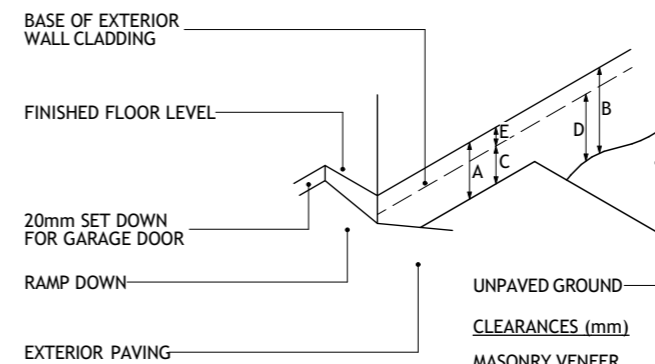
01
--
HERMPAC SHIPLAP GARAGE DOOR HEAD
SCALE 1:5



02
--
HERMPAC SHIPLAP GARAGE DOOR JAMB
SCALE 1:5



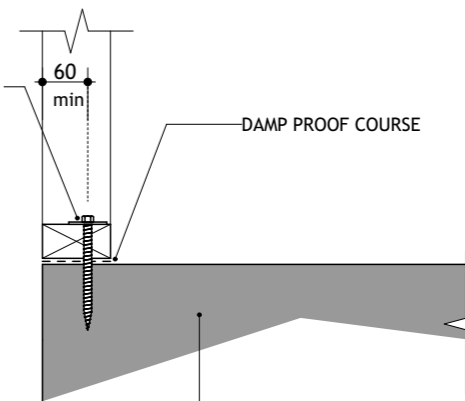
03
--
TYPICAL DOOR SILL AT CONCRETE FLOOR
SCALE 1:5



04
--
CLADDING CLEARANCES
NZS 3604:2011 NOT TO SCALE

CLEARANCES (mm)	
MASONRY VENEER	
A	100
B	150
E	50
OTHER CLADDINGS	
A	150
B	225
C	100
D	175
E	50

M10x140 BOWMAC BLUE HEAD SCREW BOLT WITH 50x50x3mm WASHER 88mm MIN. EMBEDMENT DEPTH 60mm MIN. EDGE DISTANCE (to ctr) SPACED AT 600mm CRS. 150mm MAX. FROM CORNERS AND FULL HEIGHT OPENINGS DRILL HOLE DIA. 10mm HOLE DEPTH 96mm REF: MITEK PRODUCER STATEMENT DATED 23/04/2013



GROUND TO FALL AT 1:25 AWAY FROM BUILDING FOR AT LEAST 1m
REFER ALSO TO ENGINEERS DETAILS FOR MINIMUM GROUND REQUIREMENTS

05
--
BOTTOM PLATE FIXING DETAIL
SCALE 1:10

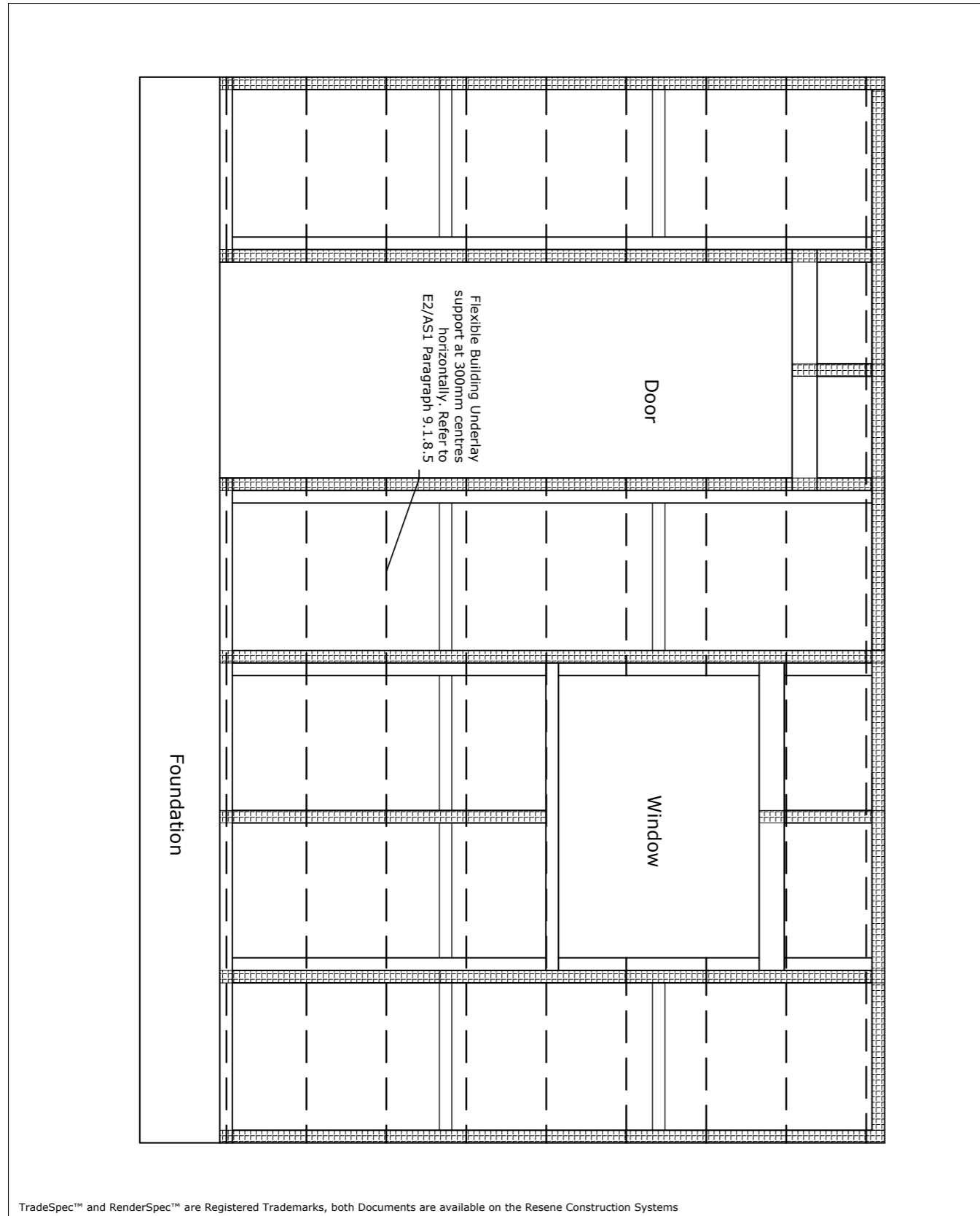
ENGINEER FOUNDATION REFER TO ENGINEERS DOCS

Client: HANLEYS FARM DISPLAY HOME
LOT 4002 DP 545444
37 JACK HANLEY DRIVE, QUEENSTOWN

Drawing: DETAILS
Revision: WD-C WORKING DRAWINGS

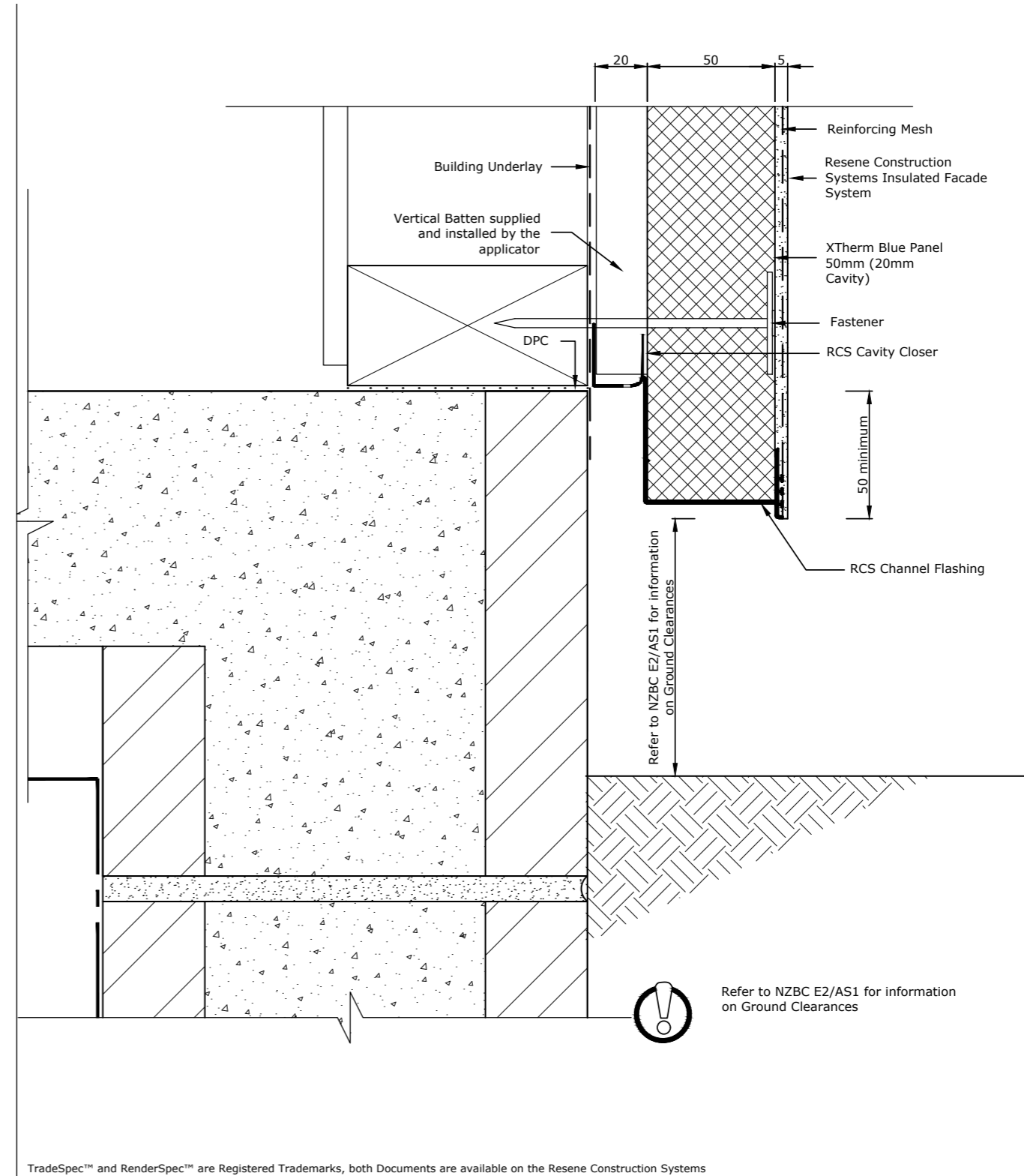
Date: 25 JUL 22
Job #: JST 22002
Drawn: R.G.
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Amended: ..

Sheet: 14/33



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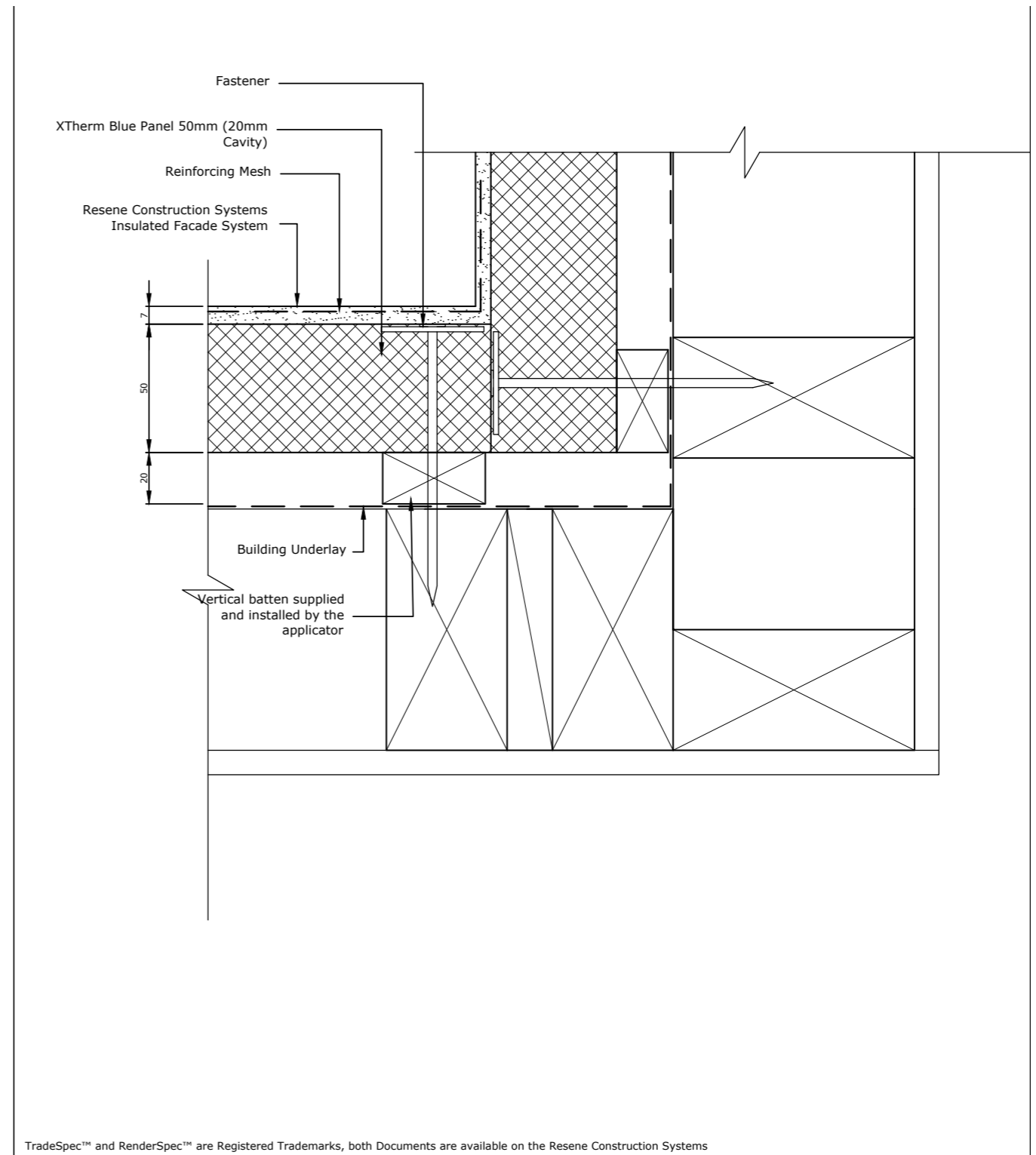
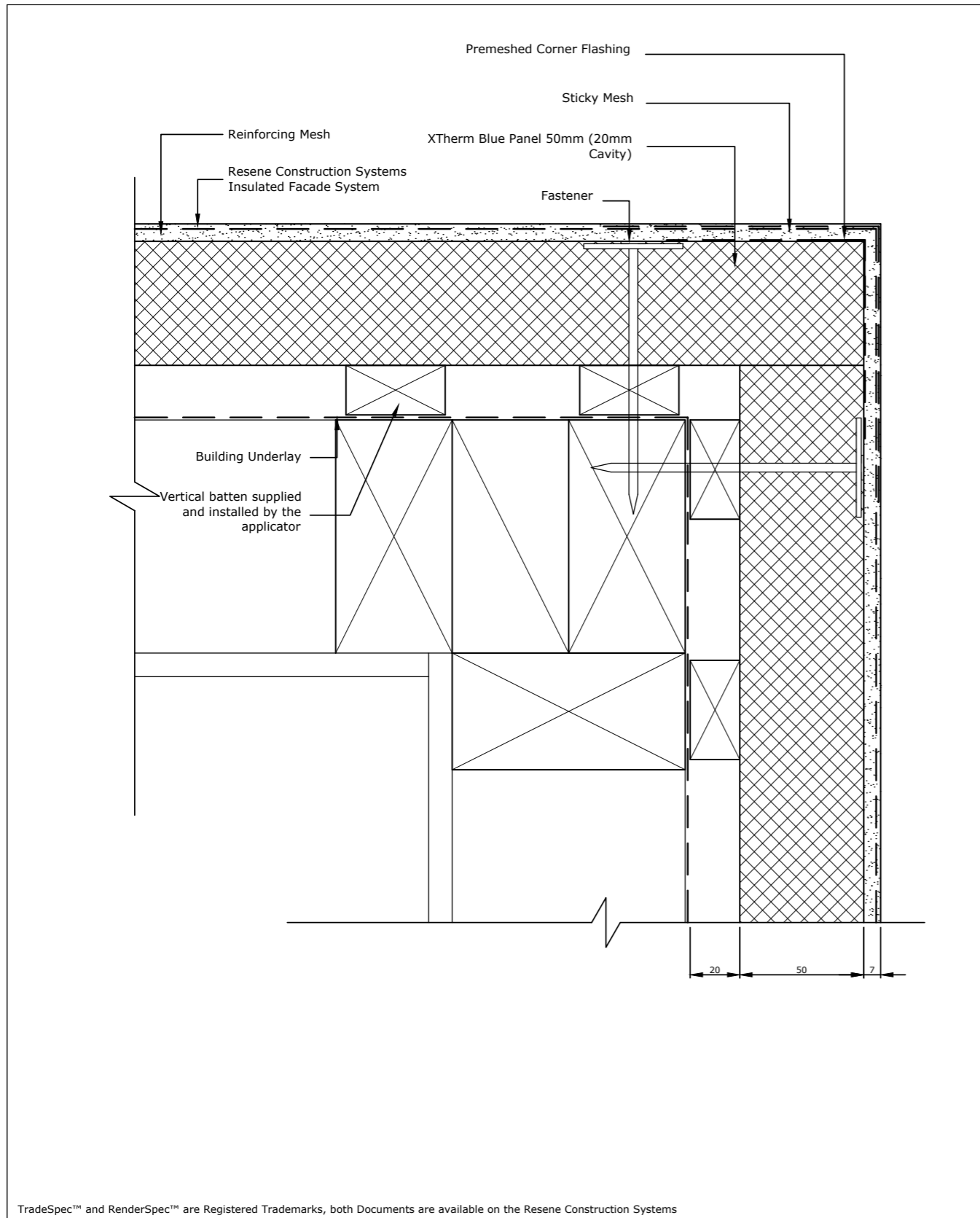
<p>Resene Construction Systems</p> <p><small>CONFIDENTIALITY: No part of this publication may be reproduced or transmitted other than the intended use by Resene Construction Systems without written consent from the author.</small></p>	System Insulated Facade System	Scale 1 : 2 @ A4
	Substrate XTherm Blue Panel 50mm (20mm Cavity)	Date 1 November 2017
	Drawing Name Batten Layout (600mm Centres)	Sheet 71.01.00



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	Substrate XTherm Blue Panel 50mm (20mm Cavity)	Date 1 November 2017
	Drawing Name Concrete Block Foundation	Sheet 71.02.50

Client:	HANLEYS FARM DISPLAY HOME LOT 4002 DP 545444 37 JACK HANLEY DRIVE, QUEENSTOWN
Drawing:	DETAILS
Date:	25 JUL 22
Job #:	JST 22002
Drawn:	R.G
Checked:	
Amended:	
Revision:	WD-C WORKING DRAWINGS
Sheet:	15/33



Resene Construction Systems

System: Insulated Facade System
Scale: 1 : 2 @ A4

Substrate: XTherm Blue Panel 50mm (20mm Cavity)
Date: 1 November 2017

Drawing Name: External Corner
Sheet: 71.03.00

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Resene Construction Systems

System: Insulated Facade System
Scale: 1 : 2 @ A4

Substrate: XTherm Blue Panel 50mm (20mm Cavity)
Date: 1 November 2017

Drawing Name: Internal Corner
Sheet: 71.04.00

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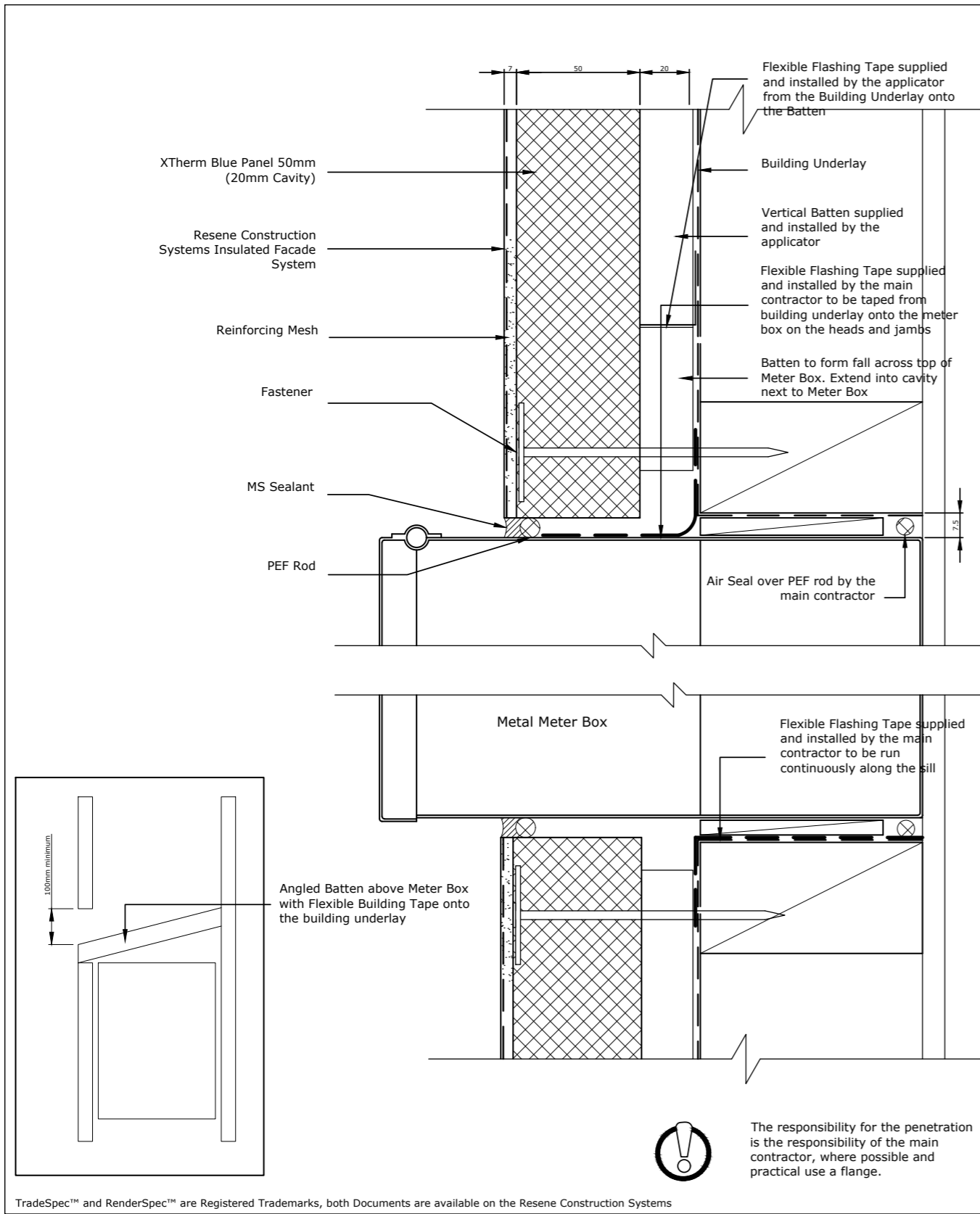
Client: HANLEYS FARM DISPLAY HOME
LOT 4002 DP 545444
37 JACK HANLEY DRIVE, QUEENSTOWN

Drawing: DETAILS
Revision: WD-C WORKING DRAWINGS

Date: 25 JUL 22
Job #: JST 22002
Drawn: R.G.
Checked: ..
Amended: ..

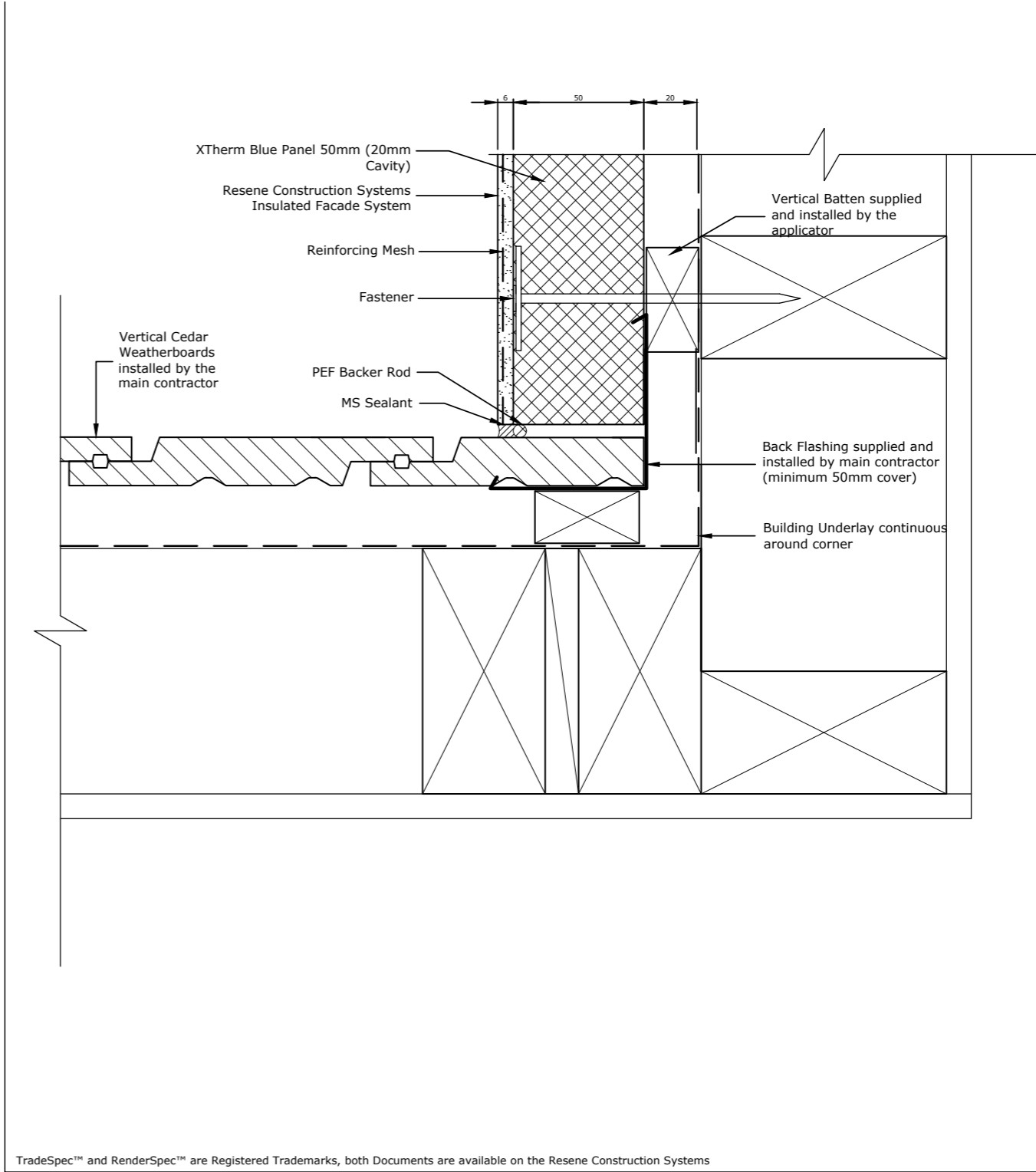
Sheet: 16/33

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	Substrate	XTherm Blue Panel 50mm (20mm Cavity)	Date	1 November 2017
	Drawing Name	Meter Box Penetration - Option 1	Sheet	71.12.10



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	Substrate	XTherm Blue Panel 50mm (20mm Cavity)	Date	1 November 2017
	Drawing Name	Internal Corner with Vertical Cedar Weatherboards	Sheet	71.04.70

Client: HANLEYS FARM DISPLAY HOME
LOT 4002 DP 545444
37 JACK HANLEY DRIVE, QUEENSTOWN

Drawing: DETAILS

Date: 25 JUL 22

Job #: JST 22002

Drawn: R.G.

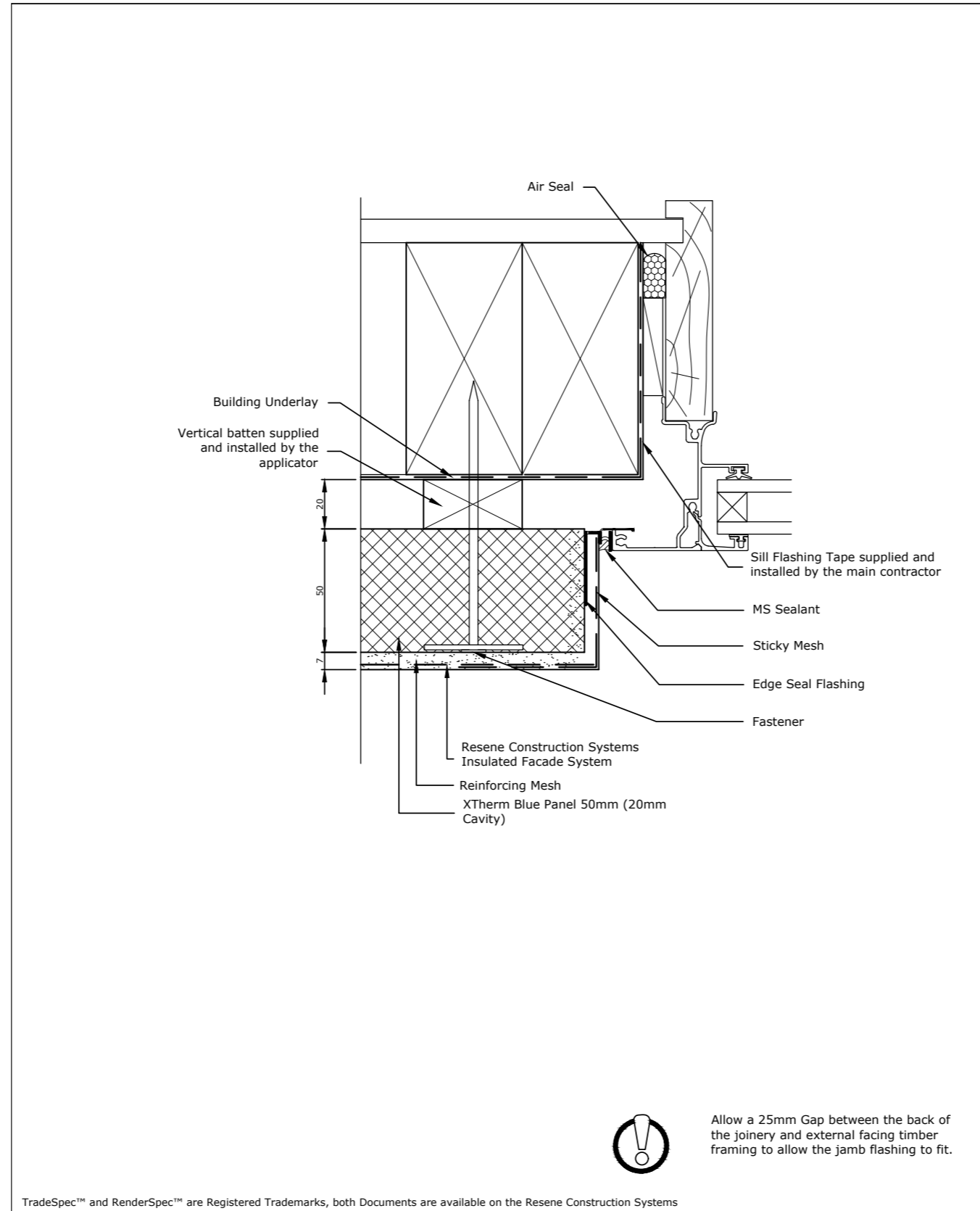
Checked: ..

Amended: ..

Revision: WD-C WORKING DRAWINGS

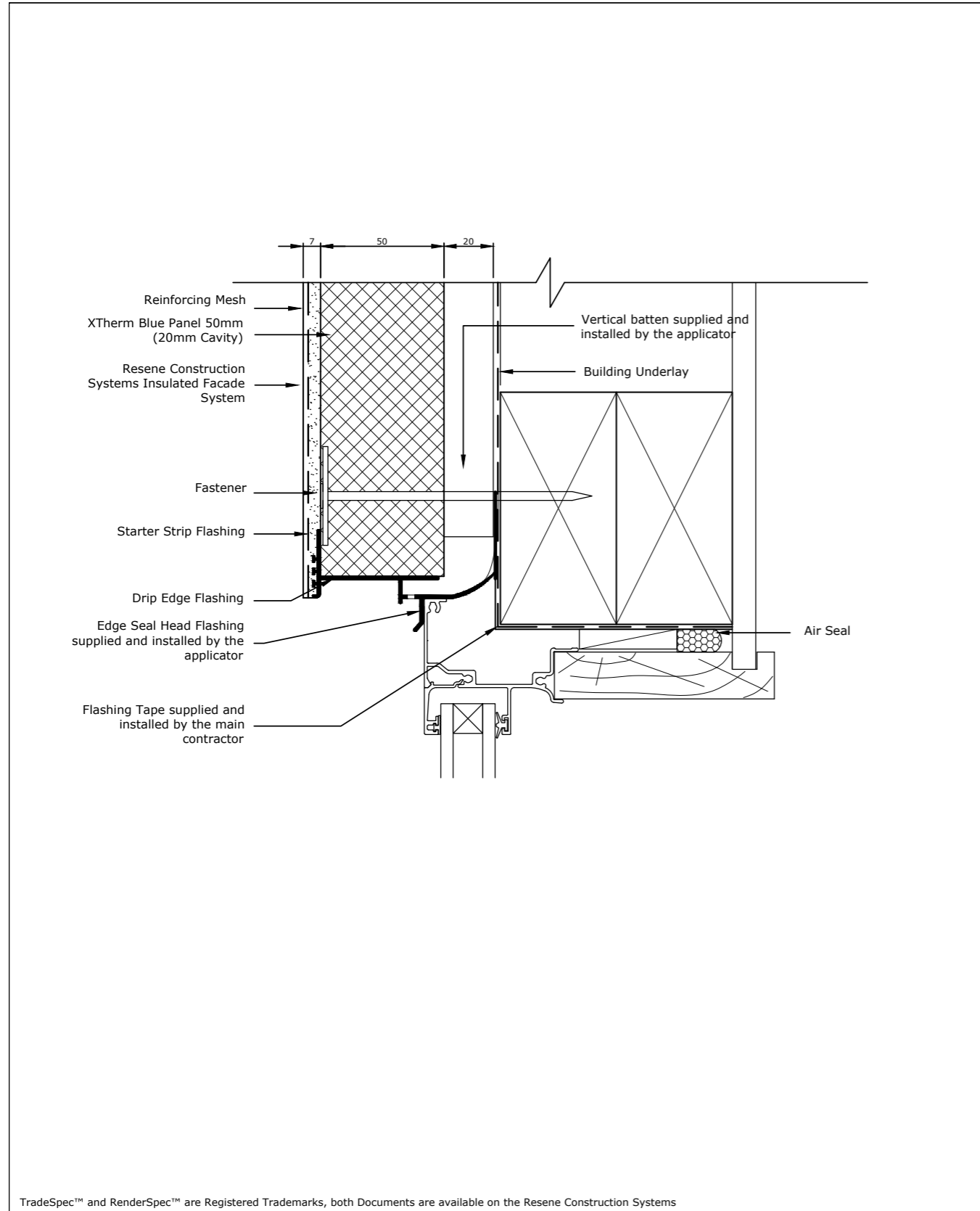
Sheet: 17/33

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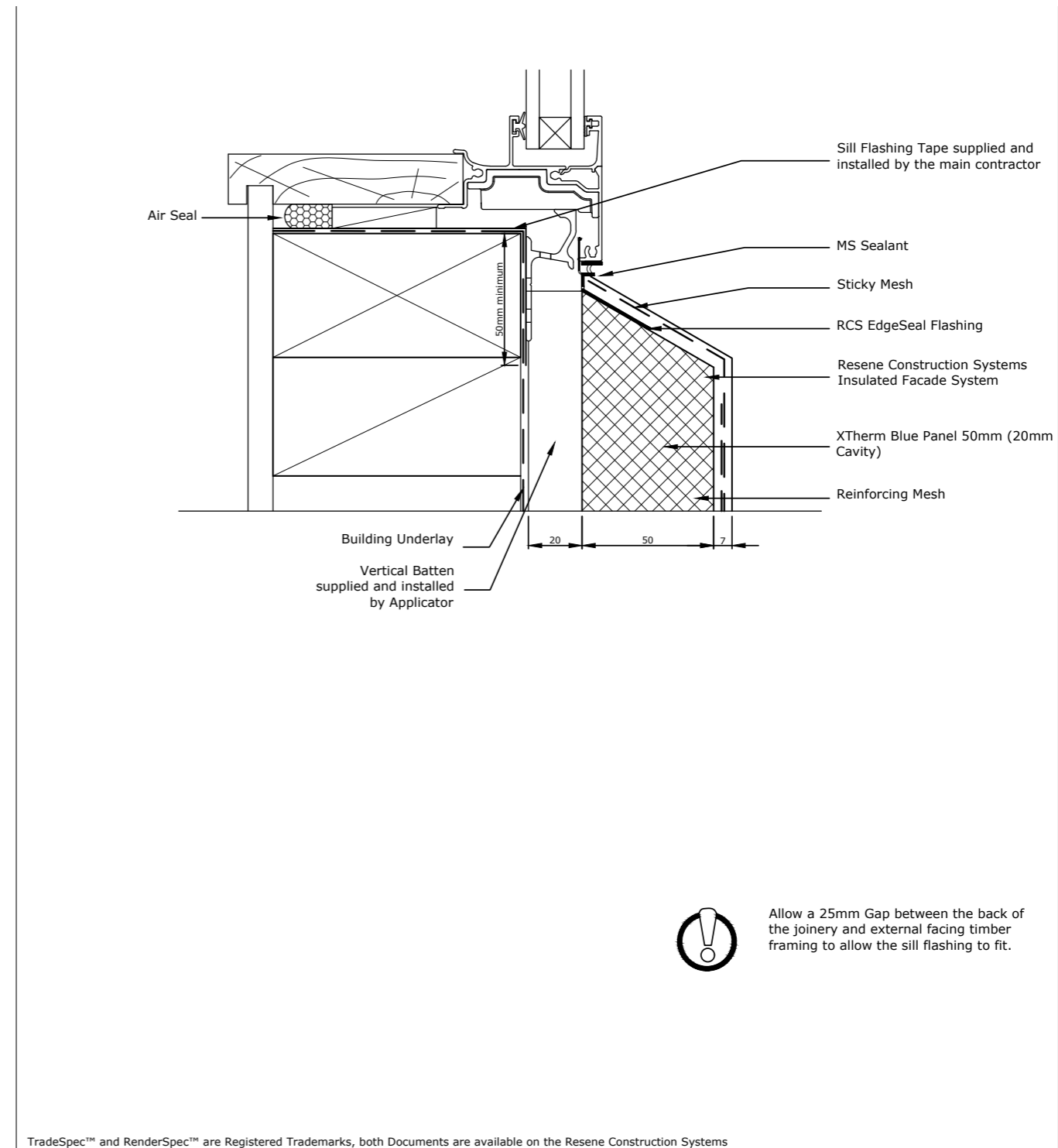
<p>Resene Construction Systems</p> <p><small>CONFIDENTIALITY: No part of this publication may be reproduced or transmitted other than the intended use by Resene Construction Systems without written consent from the author.</small></p>	<p>System Insulated Facade System</p>	<p>Scale 1 : 2 @ A4</p>
	<p>Substrate XTherm Blue Panel 50mm (20mm Cavity)</p>	<p>Date 4 November 2020</p>
	<p>Drawing Name Window Jamb</p>	<p>Sheet 71.06.00</p>

Client:	HANLEYS FARM DISPLAY HOME LOT 4002 DP 545444 37 JACK HANLEY DRIVE, QUEENSTOWN
Drawing:	DETAILS
Revision:	WD-C WORKING DRAWINGS
Date:	25 JUL 22
Job #:	JST 22002
Drawn:	R.G
Checked:	..
Amended:	..
Sheet:	18/33



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	Substrate XTherm Blue Panel 50mm (20mm Cavity)	Date 4 November 2020
	Drawing Name Window Head - Option 1	Sheet 71.07.00



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	Substrate XTherm Blue Panel 50mm (20mm Cavity)	Date 4 November 2020
	Drawing Name Window Sill	Sheet 71.05.00

Client: HANLEYS FARM DISPLAY HOME
LOT 4002 DP 545444
37 JACK HANLEY DRIVE, QUEENSTOWN

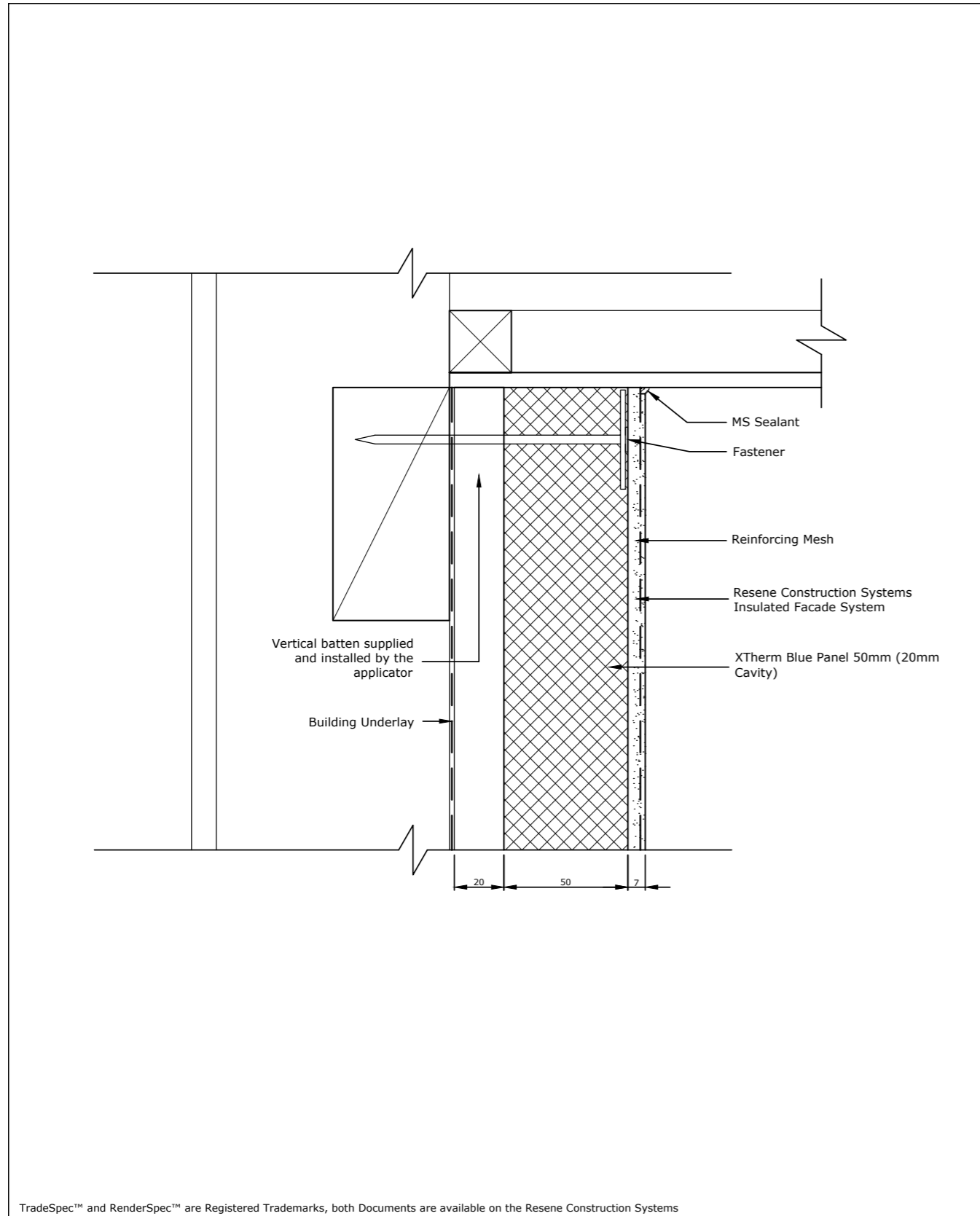
Drawing: DETAILS

Revision: WD-C WORKING DRAWINGS

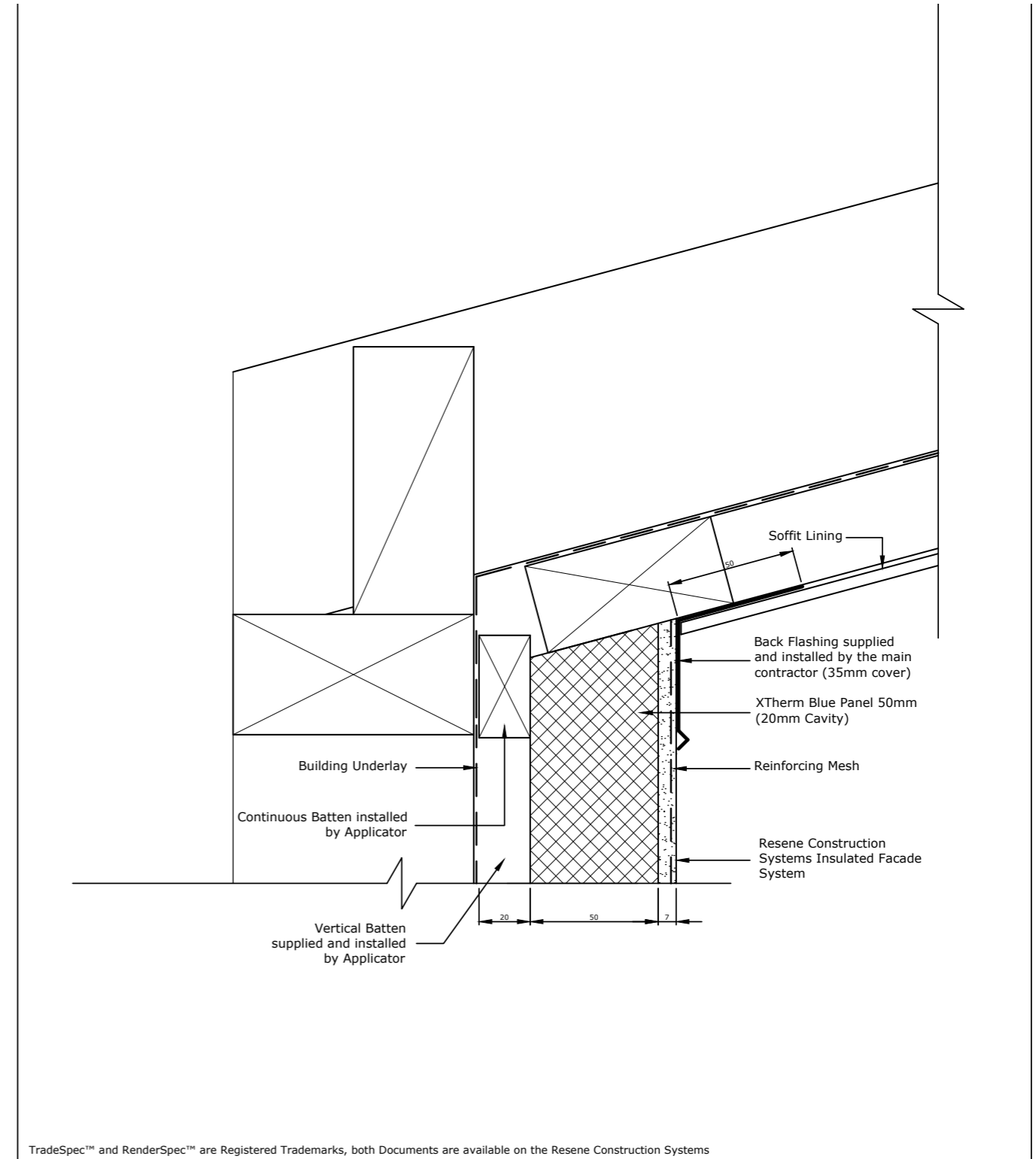
Date: 25 JUL 22
Job #: JST 22002
Drawn: R.G.
Checked: ..
Amended: ..

Sheet: 19/33

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	Substrate XTherm Blue Panel 50mm (20mm Cavity)	Date 1 November 2017
	Drawing Name Soffit	Sheet 71.08.00



<p>Resene Construction Systems</p> <p><small>CONFIDENTIALITY: No part of this publication may be reproduced or transmitted other than the intended use by Resene Construction Systems without written consent from the author.</small></p>	System Insulated Facade System	Scale 1 : 2 @ A4
	Substrate XTherm Blue Panel 50mm (20mm Cavity)	Date 1 November 2017
	Drawing Name Raking Soffit - Option 1	Sheet 71.08.30

Client: HANLEYS FARM DISPLAY HOME
LOT 4002 DP 545444
37 JACK HANLEY DRIVE, QUEENSTOWN

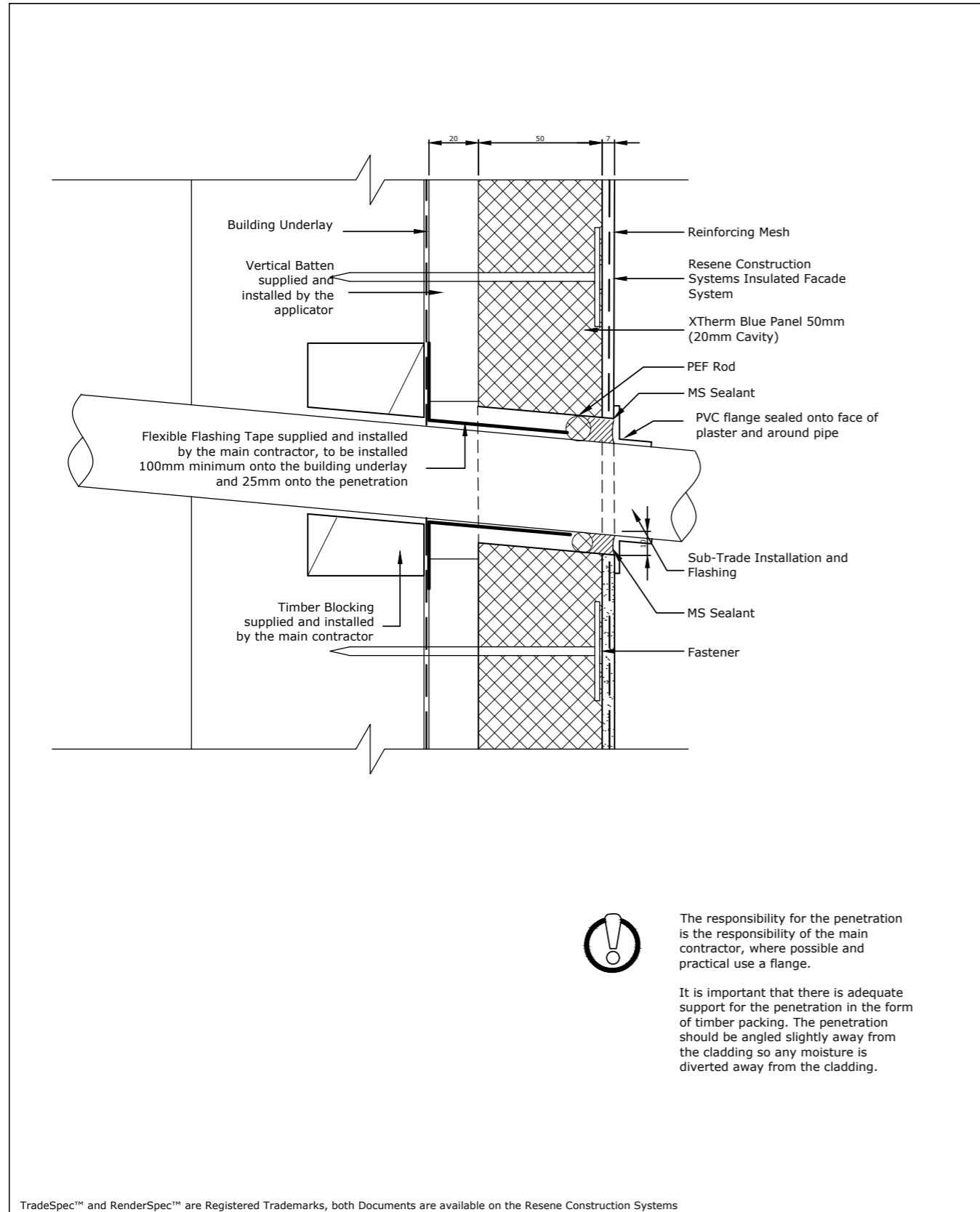
Drawing: DETAILS

Revision: WD-C WORKING DRAWINGS

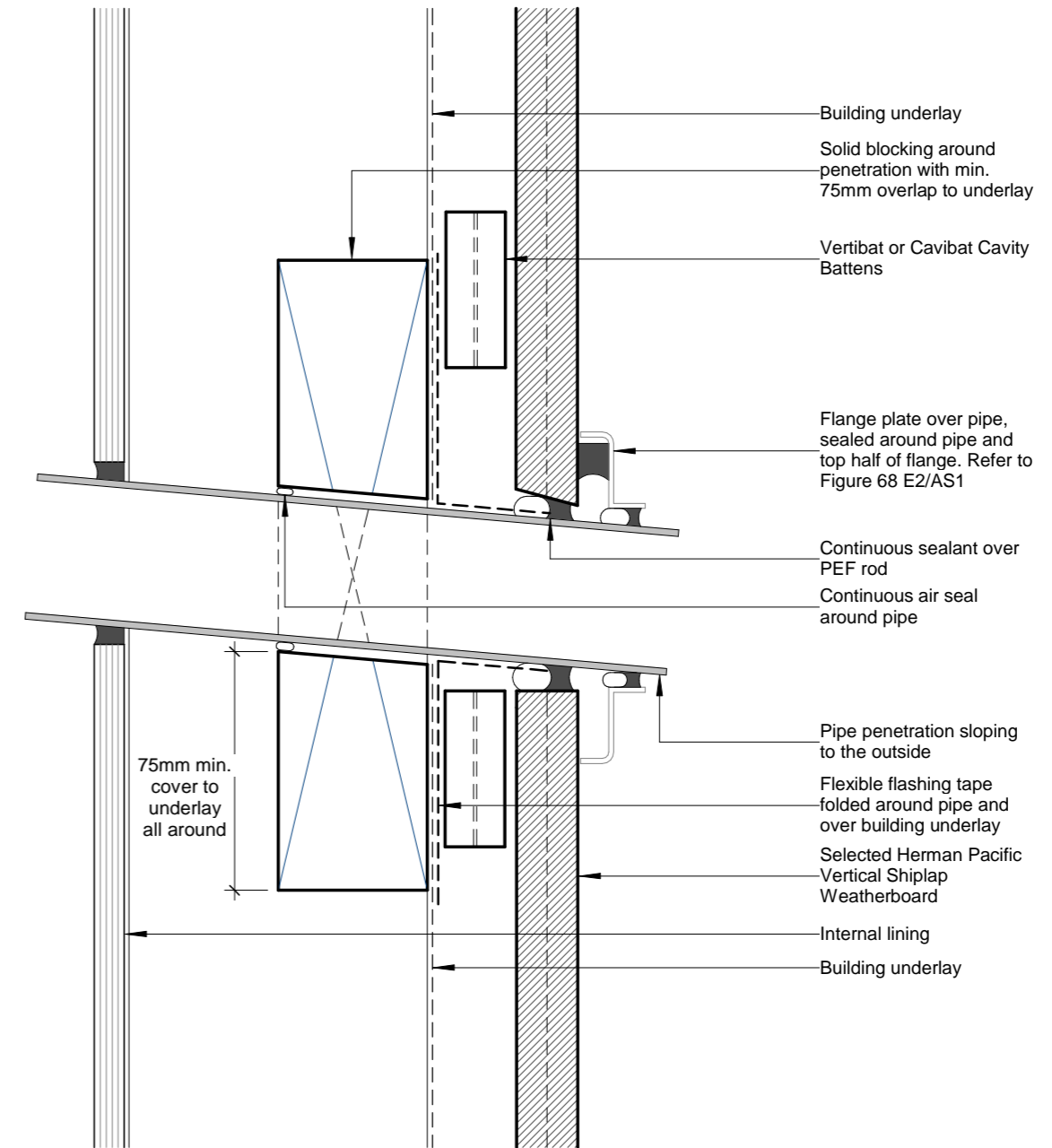
Date: 25 JUL 22
Job #: JST 22002
Drawn: R.G.
Checked: .
Amended: .

Sheet: 20/33

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- Notes:
- All nail fixings pre-drilled minimum 1mm diameter smaller than the nail gauge.
 - All Herman Pacific timber products to be pre-coated & cut ends and edges and all fresh cut surfaces double coated and sealed before fixing.
 - All materials and fixtures are to comply with E2/AS1 Clause 2.2
 - For non-hemmed corner flashings, ensure a minimum 75mm cover to Weatherboards beyond the point where BRANZ bulletin 411 compliant Weatherboard lap or rebate combinations terminate at the corner junction. In Extra High Wind Zone and above, the 75mm cover requirement remains and hemmed edges must also be used.
 - Refer to NZBC Acceptable Solution E2/AS1 Table 21 for the separation requirements between CCA treated battens and metal flashings.



Client: HANLEYS FARM DISPLAY HOME
LOT 4002 DP 545444
37 JACK HANLEY DRIVE, QUEENSTOWN

Drawing: DETAILS

Revision: WD-C WORKING DRAWINGS

Date: 25 JUL 22
Job #: JST 22002
Drawn: R.G.
Checked: ..
Amended: ..



System	Insulated Facade System	Scale	1 : 2 @ A4
Substrate	XTherm Blue Panel 50mm (20mm Cavity)	Date	1 November 2017
Drawing Name	Pipe Penetration	Sheet	71.12.20



Cavity Fix Vertical Shiplap Weatherboard System
Pipe Penetration Detail

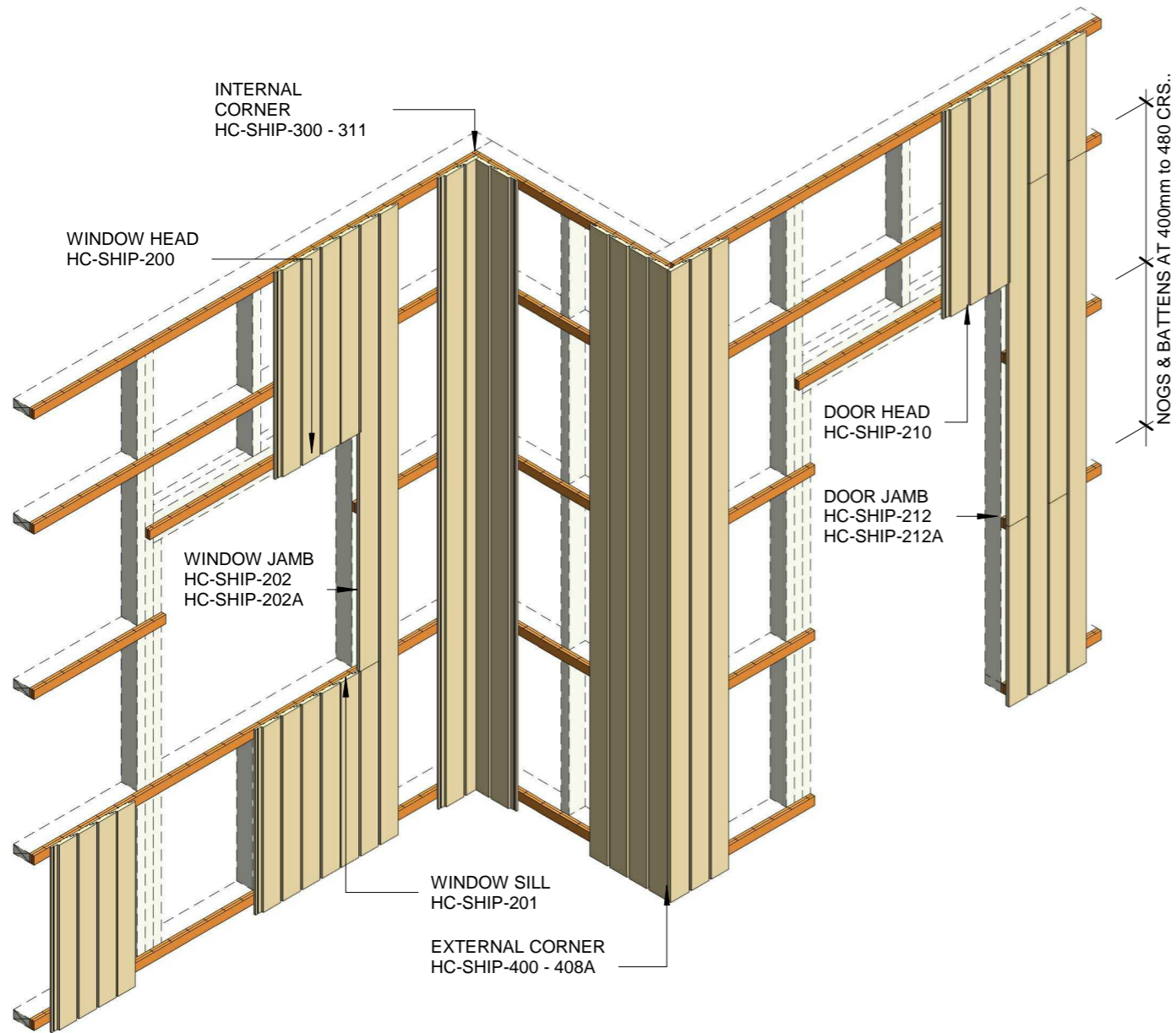
HC-SHIP-801
DRAWING

1 : 2 @ A4 SCALE
16/10/2017 ISSUED DATE

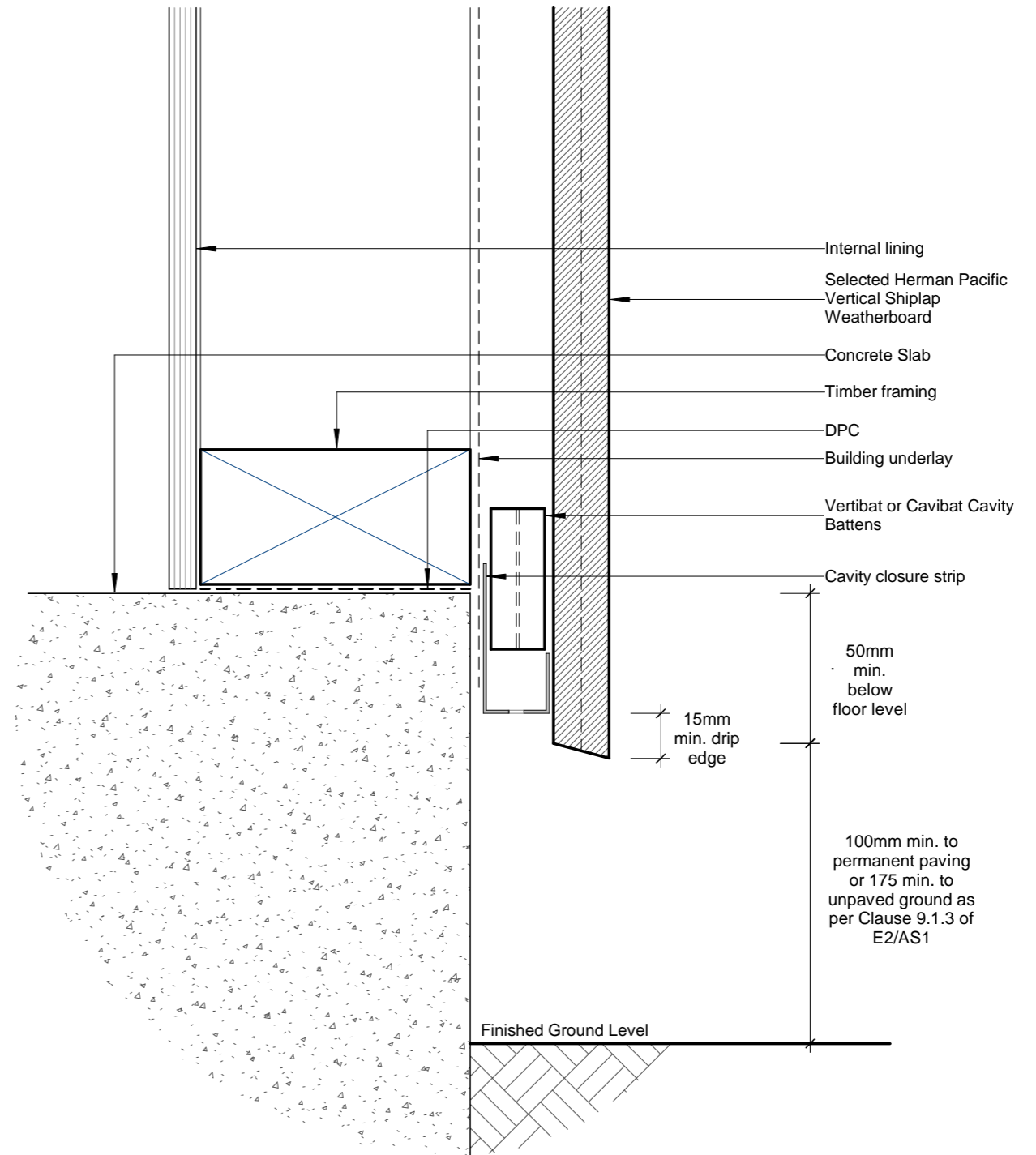


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Note:
Building Underlay and Flashings not shown for clarity.



- Notes:
- All nail fixings pre-drilled minimum 1mm diameter smaller than the nail gauge.
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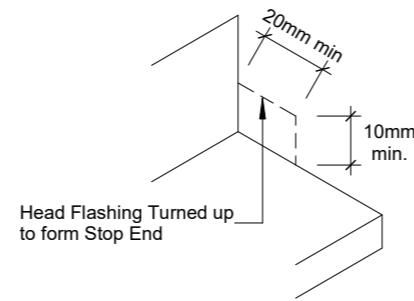


Client:	HANLEYS FARM DISPLAY HOME LOT 4002 DP 545444 37 JACK HANLEY DRIVE, QUEENSTOWN
Drawing:	DETAILS
Date:	25 JUL 22
Job #:	JST 22002
Drawn:	R.G.
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Revision:	WD-C WORKING DRAWINGS
Sheet:	22/33

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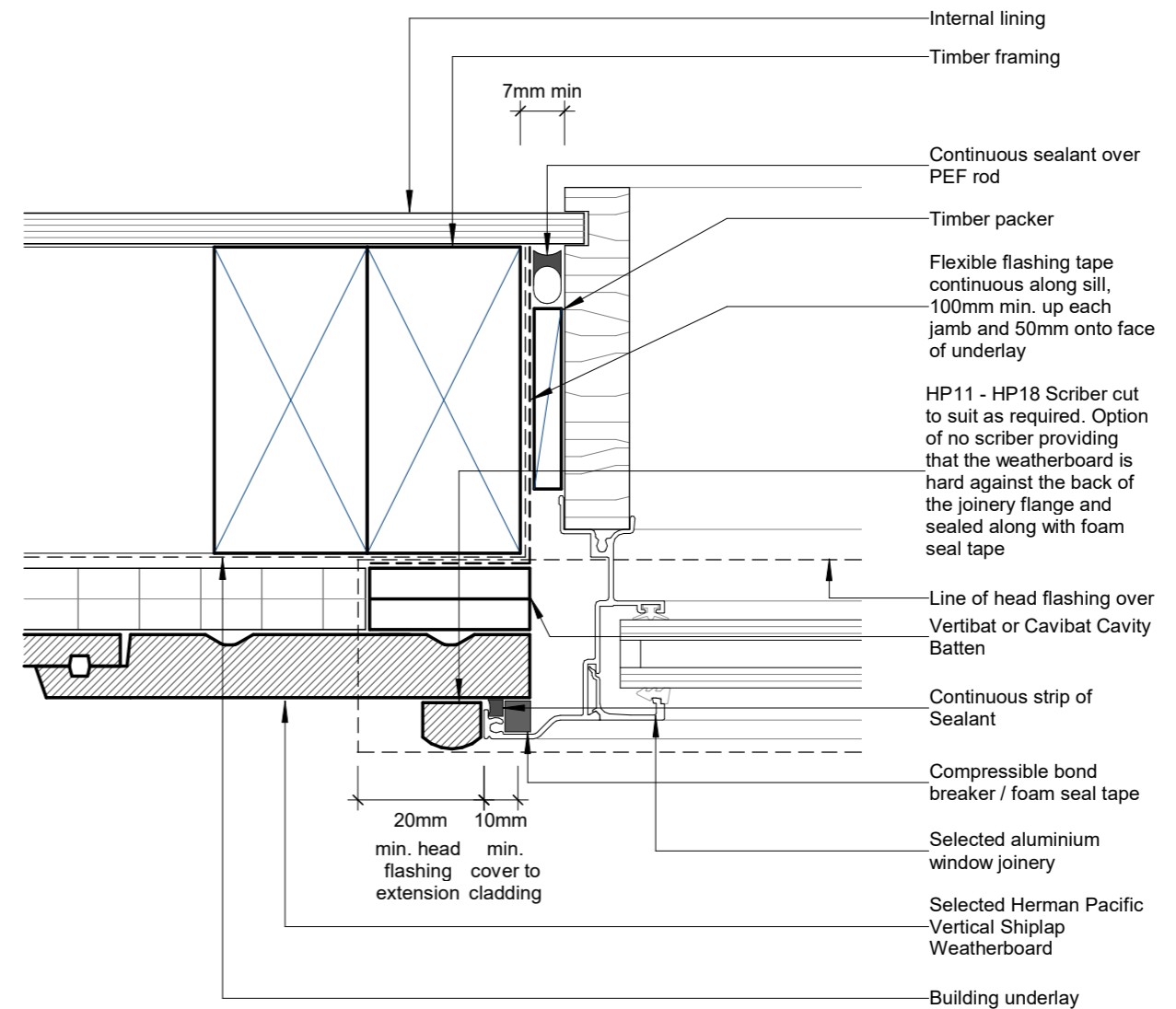
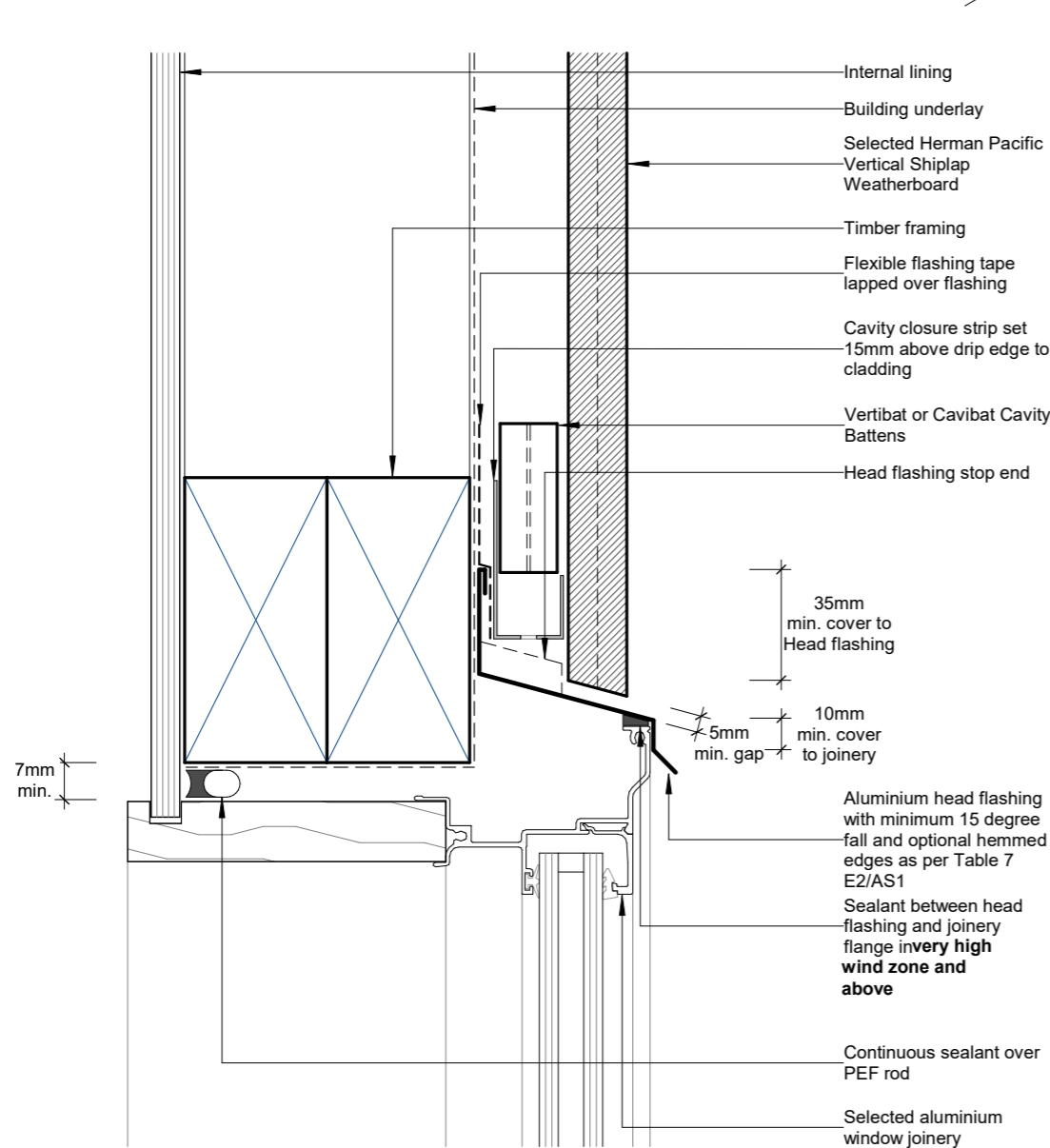
Notes:

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Client: HANLEYS FARM DISPLAY HOME
LOT 4002 DP 545444
37 JACK HANLEY DRIVE, QUEENSTOWN

Drawing: DETAILS

Revision: WD-C WORKING DRAWINGS

Date: 25 JUL 22
Job #: JST 22002
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Checked: ..
Amended: ..

Sheet: 23/33

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Herpac
www.herpac.co.nz
SUBJECT TO CHANGE WITHOUT NOTICE

Cavity Fix Vertical Shiplap Weatherboard System
Window Head Detail, Aluminium Joinery

HC-SHIP-200
DRAWING

1 : 2 @ A4 SCALE
14/05/2020 ISSUED DATE

BRANZ Approved
Approval No. 650 (2014)

CODIMARK
30036

Herpac
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SUBJECT TO CHANGE WITHOUT NOTICE

Cavity Fix Vertical Shiplap Weatherboard System
Window Jamb Detail, Aluminium Joinery

HC-SHIP-202
DRAWING

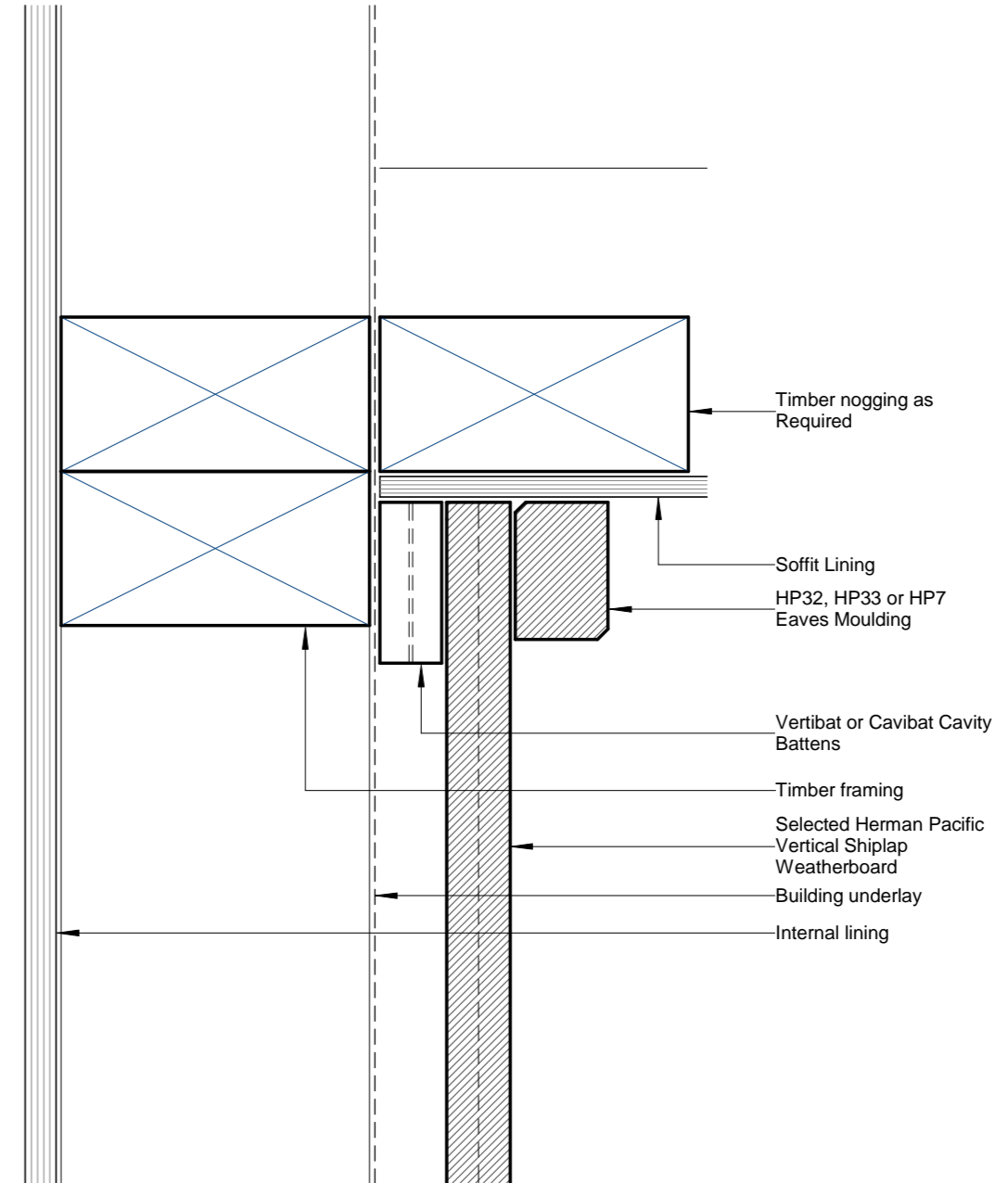
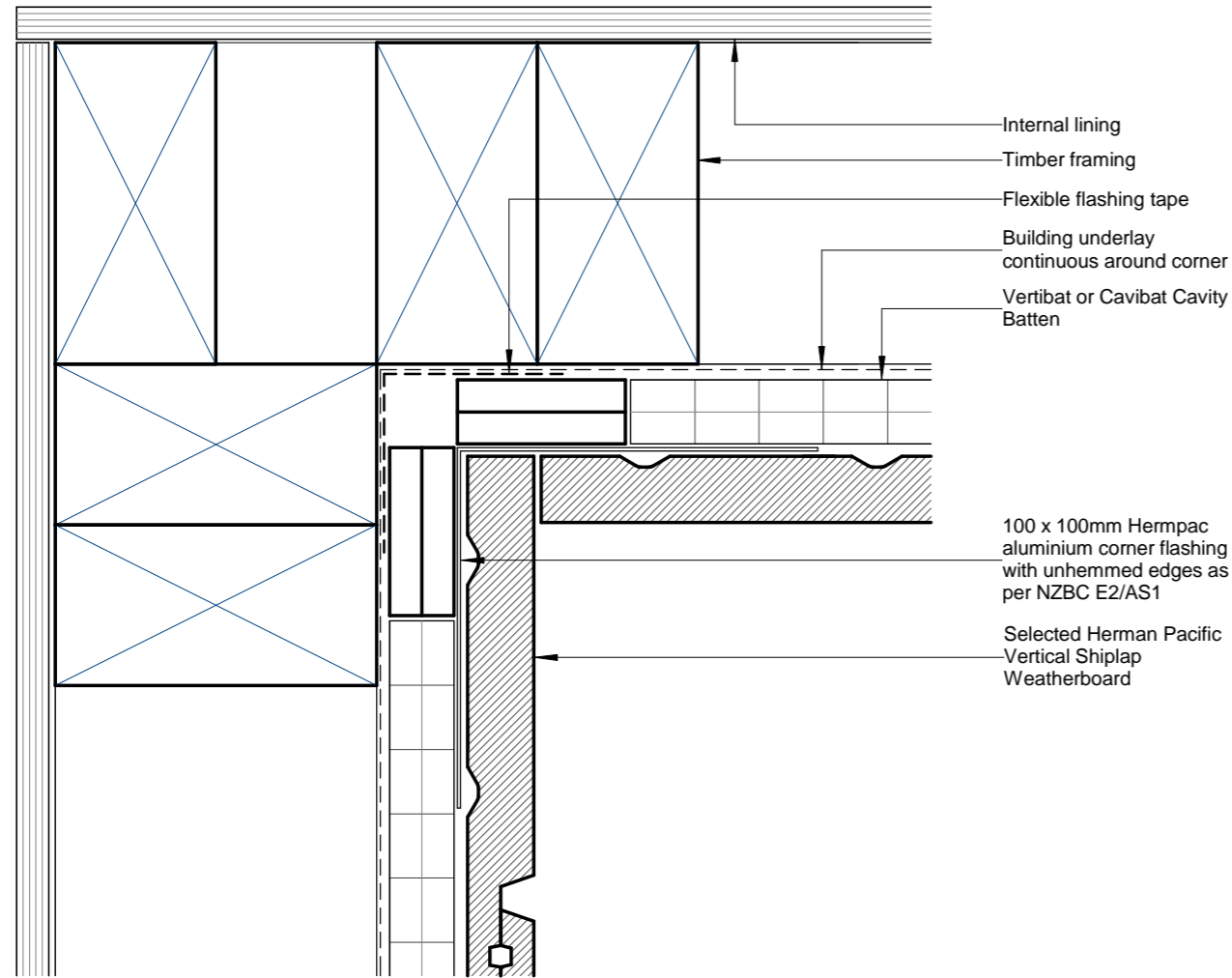
1 : 2 @ A4 SCALE
14/05/2020 ISSUED DATE

BRANZ Approved
Approval No. 650 (2014)

CODIMARK
30036

- Notes:
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 - Refer to NZBC Acceptable Solution E2/AS1 Table 21 for the separation requirements between CCA treated battens and metal flashings.

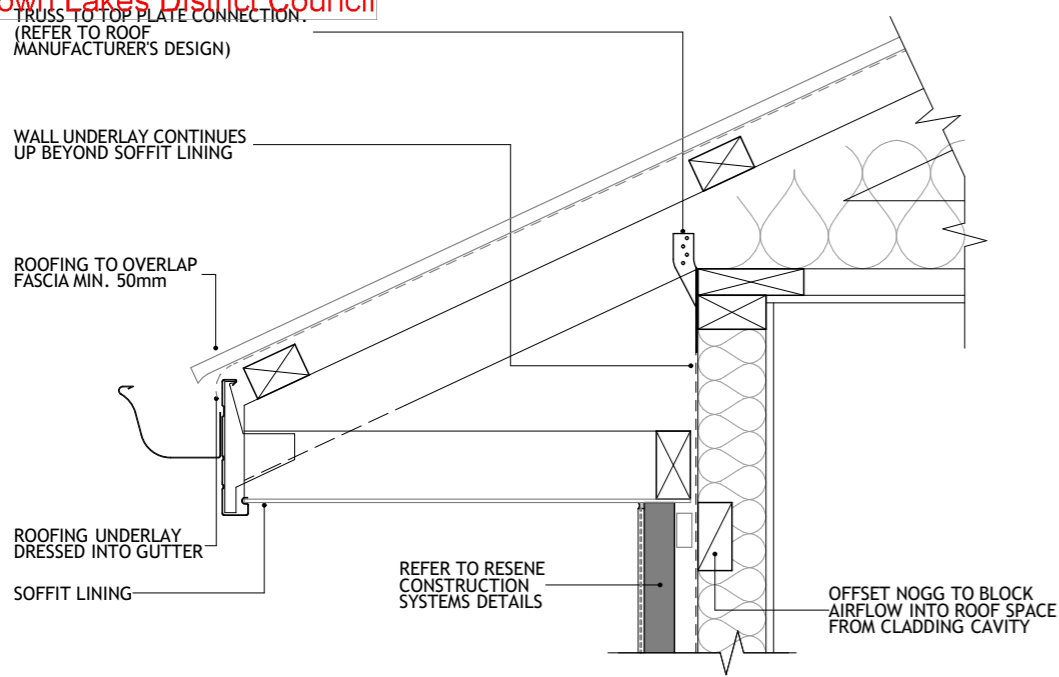


NOTE:
For Detailed Installation and Fixing Information of Corner Mouldings Email technical@hermpac.co.nz

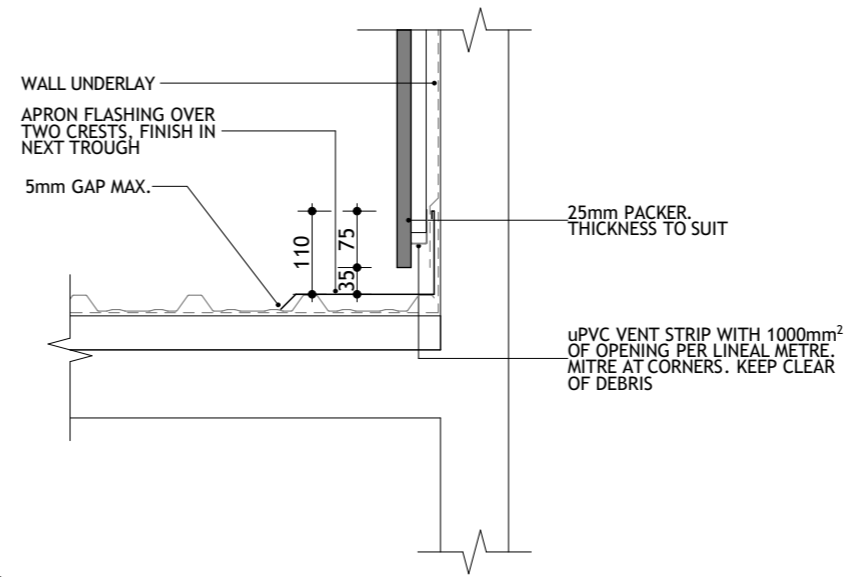
<p>www.hermpac.co.nz SUBJECT TO CHANGE WITHOUT NOTICE</p>	<p>Cavity Fix Vertical Shiplap Weatherboard System</p> <p>Internal Corner Edge to Edge</p>	<p>HC-SHIP-301 DRAWING</p>	<p>1 : 2 @ A4 SCALE</p>	<p>16/10/2017 ISSUED DATE</p>

<p>www.hermpac.co.nz SUBJECT TO CHANGE WITHOUT NOTICE</p>	<p>Cavity Fix Vertical Shiplap Weatherboard System</p> <p>Soffit Detail, Overhang</p>	<p>HC-SHIP-601 DRAWING</p>	<p>1 : 2 @ A4 SCALE</p>	<p>16/10/2017 ISSUED DATE</p>

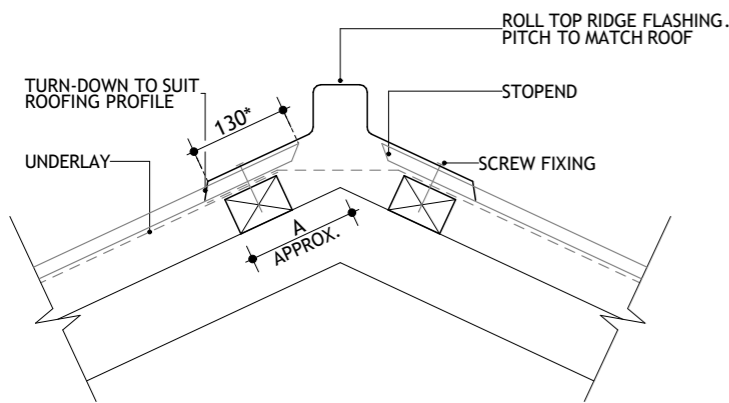
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Drawing:	DETAILS
Revision:	WD-C WORKING DRAWINGS
Date:	25 JUL 22
Job #:	JST 22002
Drawn:	R.G.
Checked:	
Amended:	
Sheet:	24/33



01
RCS XTHERM
EAVE DETAIL
SCALE 1:10



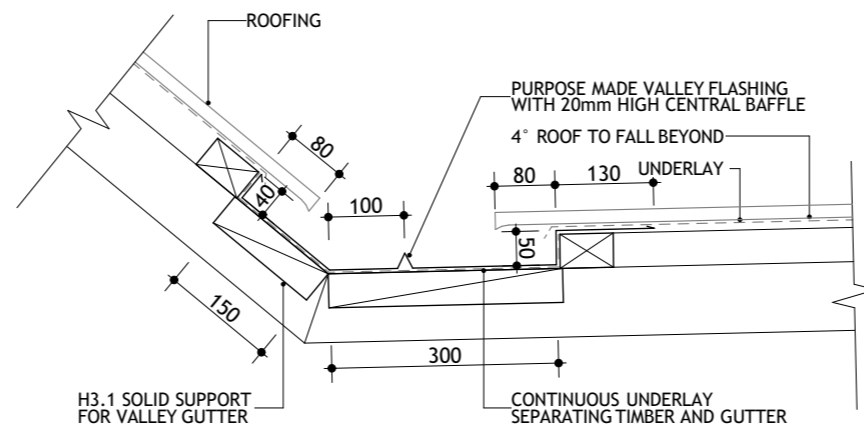
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PARALLEL
APRON FLASHING
NZBC E2/AS1
SCALE 1:10



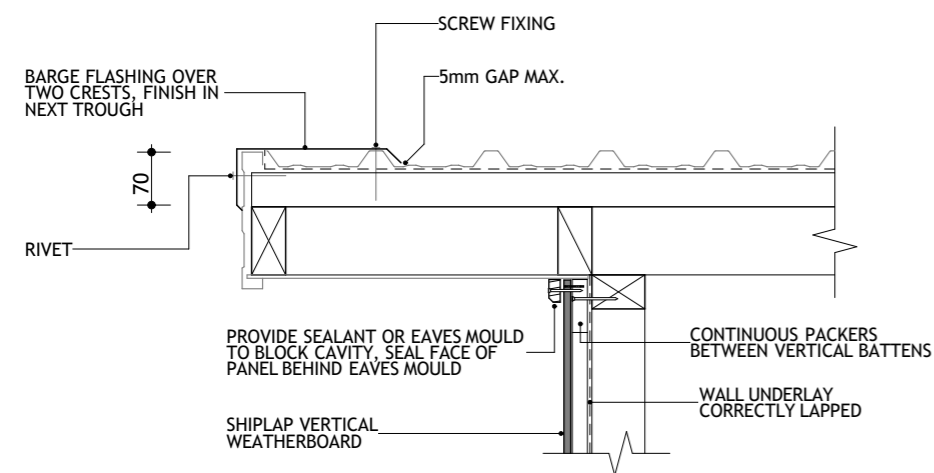
*FLASHING LENGTH TO BE INCREASED TO 200mm FOR VERY HIGH WIND ZONES OR ≤10°

ROOF PITCH	15°	20°	25°	30°	35°	40°	45°
A (mm)	155	150	145	140	135	130	125

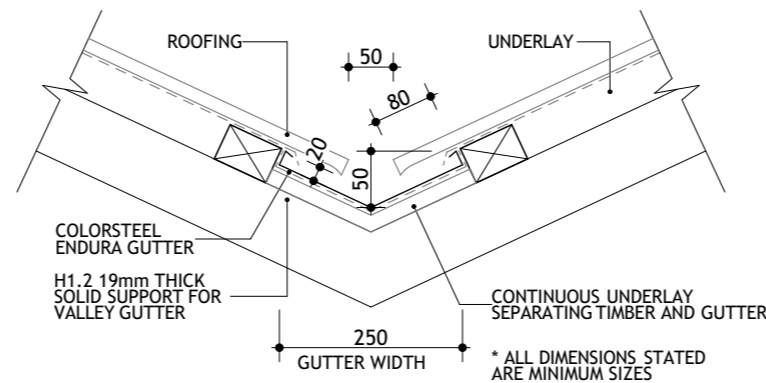
02
RIDGE DETAIL
NZBC E2/AS1
SCALE 1:10



05
VALLEY DETAIL
SCALE 1:10



03
GABLE/BARGE DETAIL
SCALE 1:10



06
VALLEY DETAIL
SCALE 1:10

Client: HANLEYS FARM DISPLAY HOME
LOT 4002 DP 545444
37 JACK HANLEY DRIVE, QUEENSTOWN

Drawing: DETAILS

Revision: WD-C WORKING DRAWINGS

Date: 25 JUL 22

Job #: JST 22002

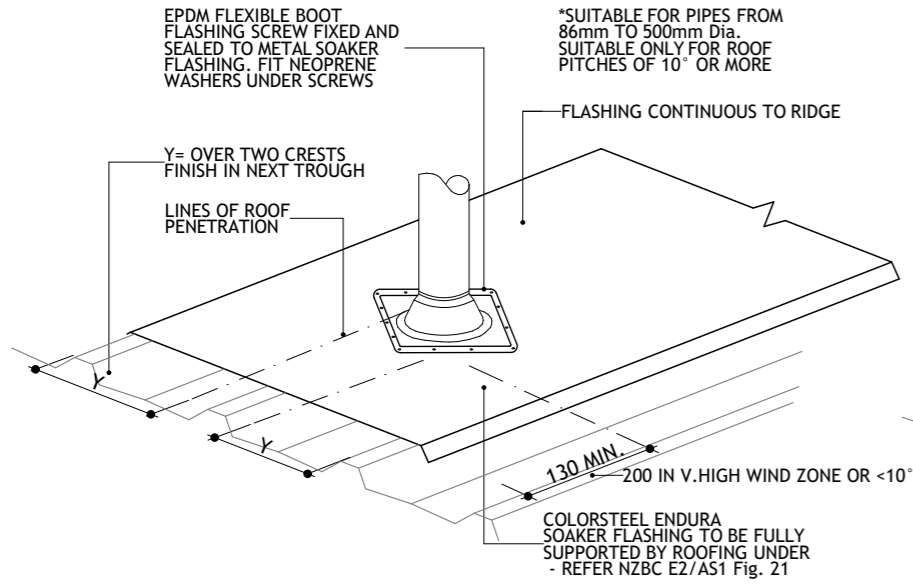
Drawn: R.G

Checked: ..

Amended: ..

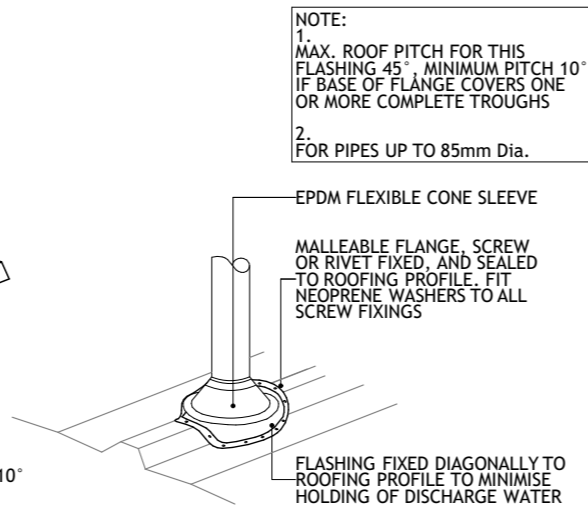
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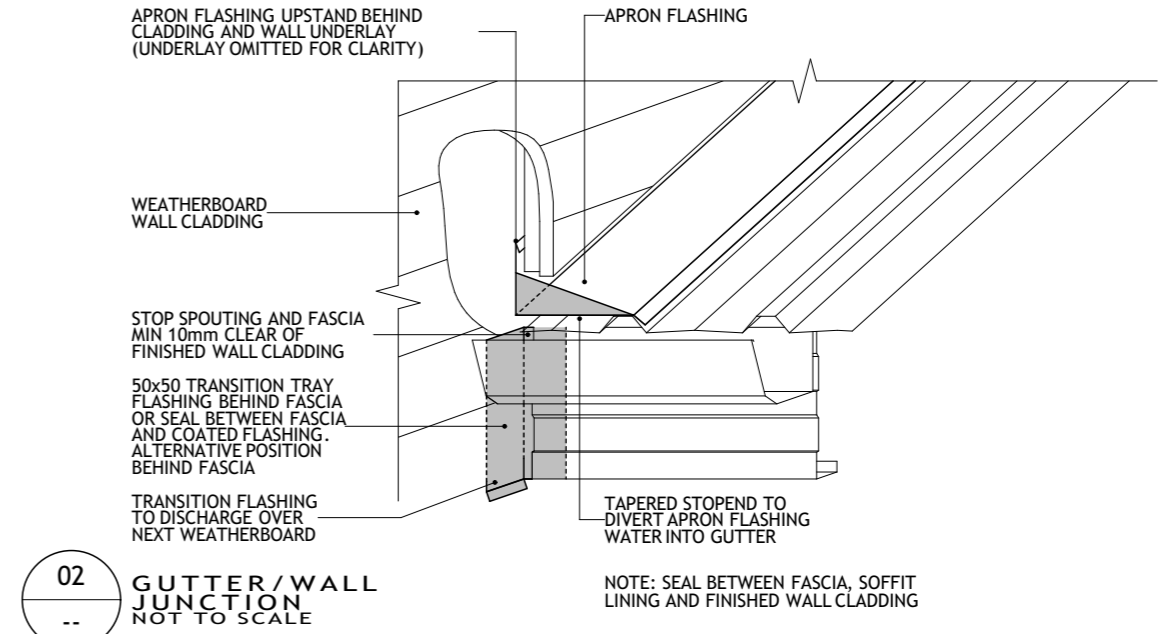


SOAKER FLASHING FOR PIPE PENETRATIONS

01 PIPE PENETRATIONS
NZBC E2/AS1
NOT TO SCALE

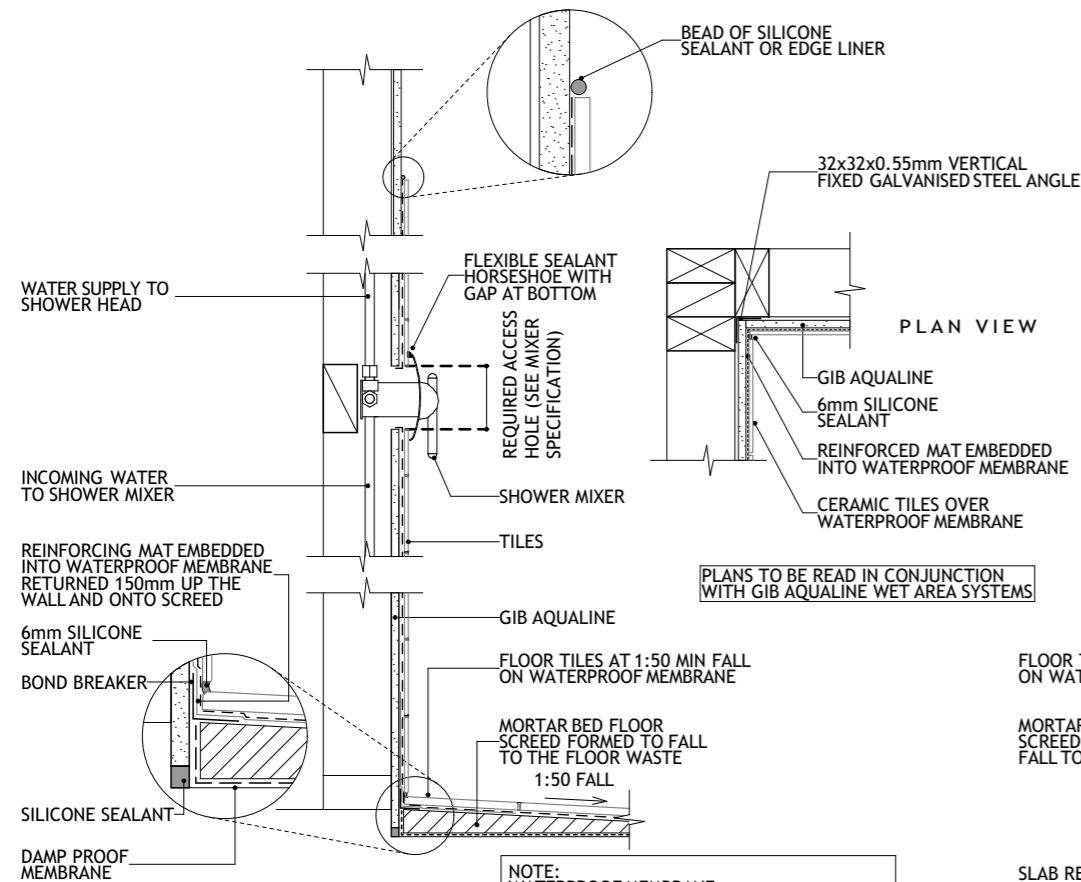


FLASHING FOR SMALL PIPES
10° MAX IF ACROSS ENTIRE PAN

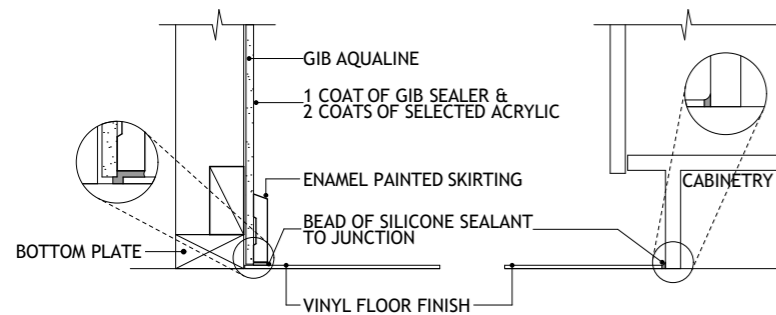


02 GUTTER/WALL JUNCTION
NOT TO SCALE

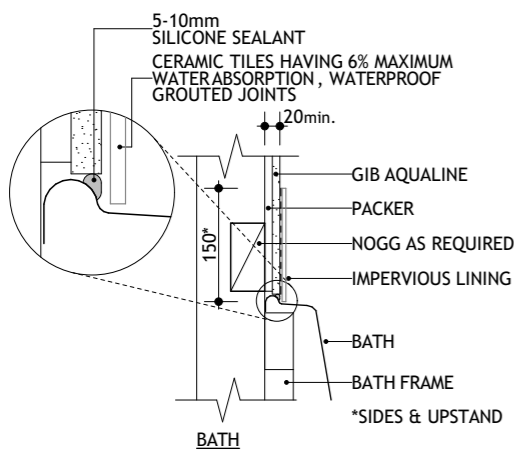
Date:	25 JUL 22
Job #:	JST 22002
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Client:	HANLEYS FARM DISPLAY HOME LOT 4002 DP 545444 37 JACK HANLEY DRIVE, QUEENSTOWN
Drawing:	DETAILS
Revision:	WD-C WORKING DRAWINGS



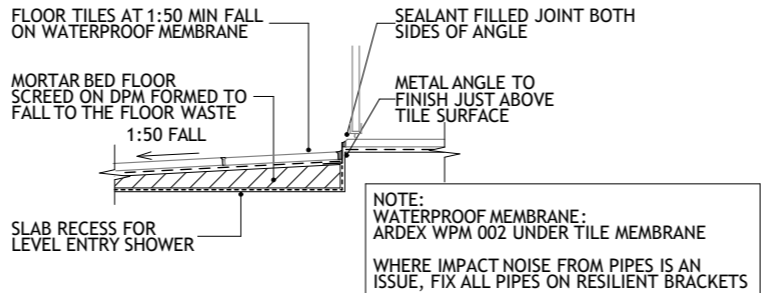
01
--
RECESSED TILED SHOWER
SCALE 1:10 (ZOOM 1:2)



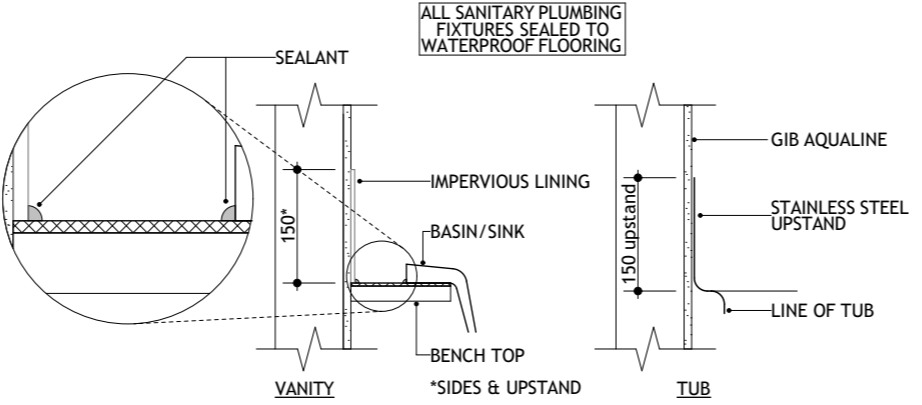
02
--
VINYL FLOOR TO WALL JUNCTION WATER SPASH AREAS ONLY
SCALE 1:10 (ZOOM 1:2)



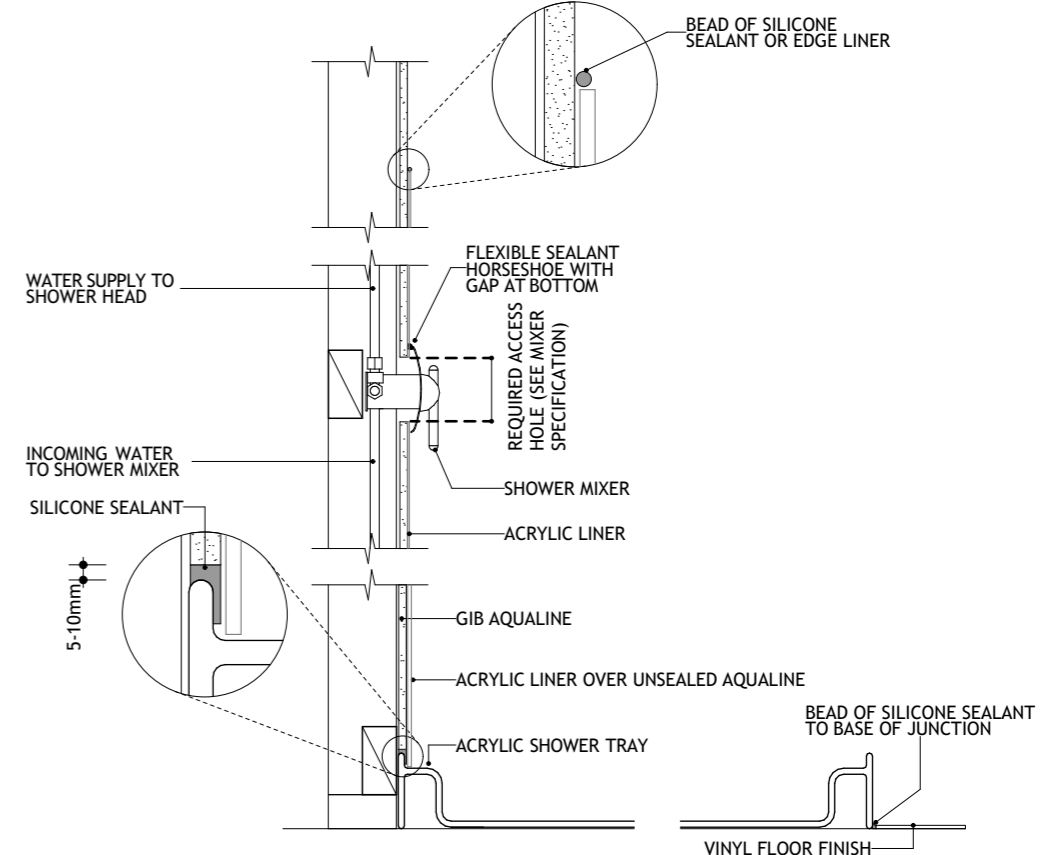
03
--
TILED ATLANTIS EASY NICHE
SCALE 1:10



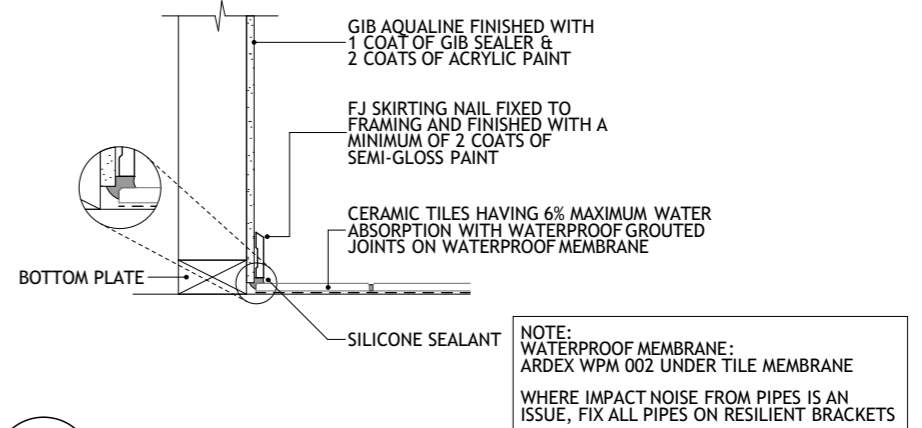
04
--
RECESSED TILED SHOWER ENTRY DETAIL
SCALE 1:10



05
--
TYPICAL WATER-SPLASH AREA JUNCTIONS
NZBC E3/AS1 SCALE 1:10 (ZOOM 1:2)



06
--
ACRYLIC SHOWER
SCALE 1:10 (ZOOM 1:2)

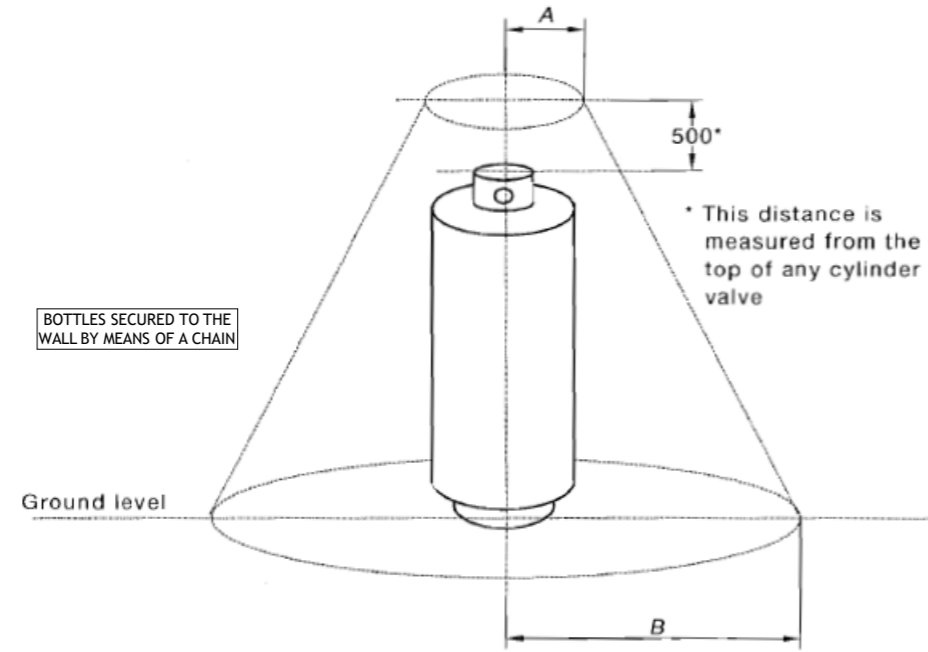


07
--
TILE FLOOR TO WALL JUNCTION WATER SPASH AREAS ONLY
SCALE 1:10 (ZOOM 1:2)

Client: HANLEYS FARM DISPLAY HOME
LOT 4002 DP 545444
37 JACK HANLEY DRIVE, QUEENSTOWN

Drawing: DETAILS
Revision: WD-C WORKING DRAWINGS

Date: 25 JUL 22
Job #: JST 22002
Drawn: R.G.
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Radius	Exchange cylinder mm	In-situ fill cylinder mm
A	500	1500
B	1500	3500

DIMENSIONS IN MILLIMETRES

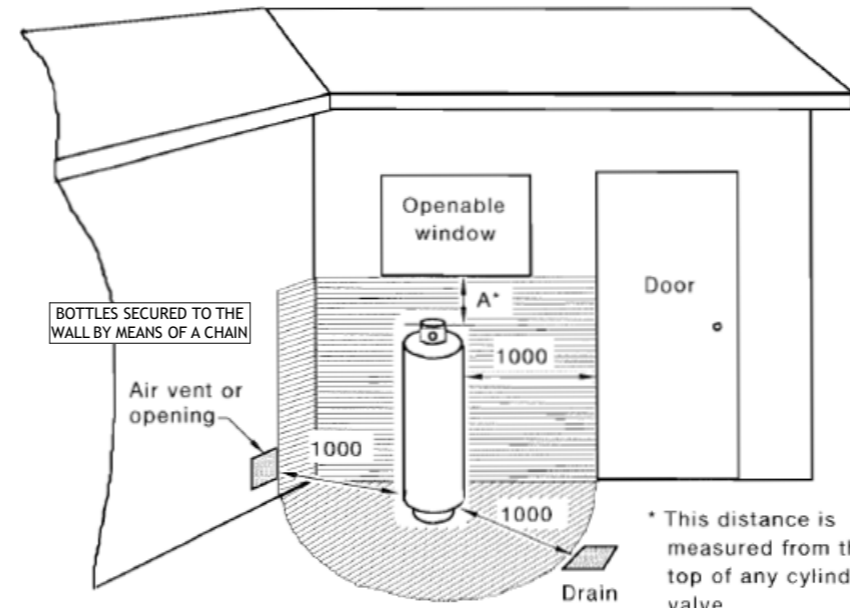
FIGURE J3 MINIMUM CLEARANCE TO IGNITION SOURCES

01 TYPICAL GAS BOTTLE INSTALLATION

NOTE: MINIMUM REQUIREMENTS FOR LPG GAS BOTTLE CLEARANCE AS PER NZS: 5601:2010

03 TYPICAL GAS BOTTLE INSTALLATION

NOTE: MINIMUM REQUIREMENTS FOR LPG GAS BOTTLE CLEARANCE AS PER NZS: 5601:2010



Shading indicates prohibited area for a drain or opening

Distance	Exchange cylinder mm	In-situ fill cylinder mm
A	150	500

DIMENSIONS IN MILLIMETRES

FIGURE J4 MINIMUM CLEARANCE TO A DRAIN OR OPENINGS INTO A BUILDING

02 GAS WATER HEATER LOCATION RINNAI INFINITY VT26

DIMENSION	INFINITY A-SERIES, HD200, EF26	N-SERIES, HD250
A	MIN. 300mm	MIN. 500mm
B	MIN. 300mm	MIN. 500mm
C	MIN. 1.5m	MIN. 1.5m
D	MIN. 500mm	MIN. 500mm
E	MIN. 300mm	MIN. 300mm
F	MIN. 300mm*	MIN. 300mm*
G	MIN. 300mm	MIN. 300mm

* = RINNAI RECOMMEND 1.5m

SCALE NTS

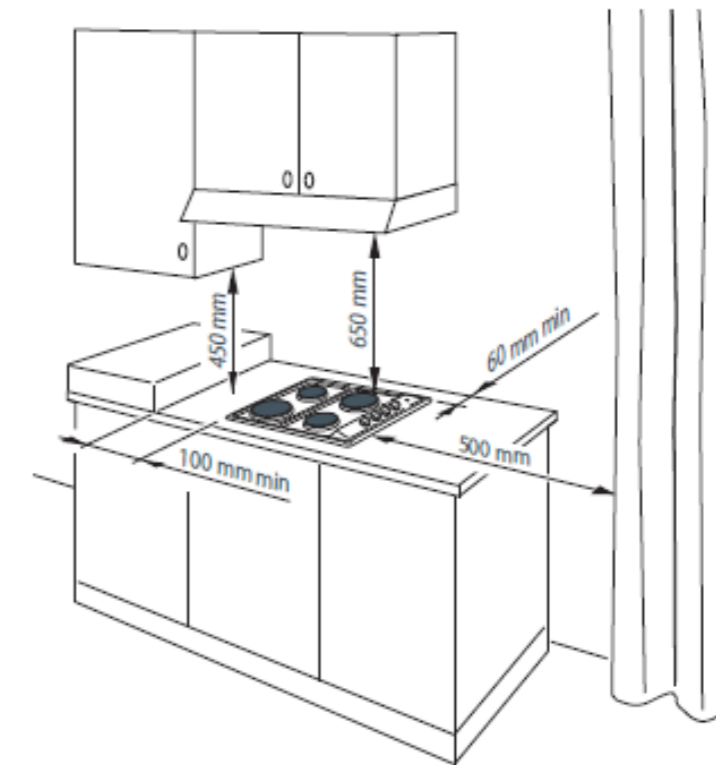
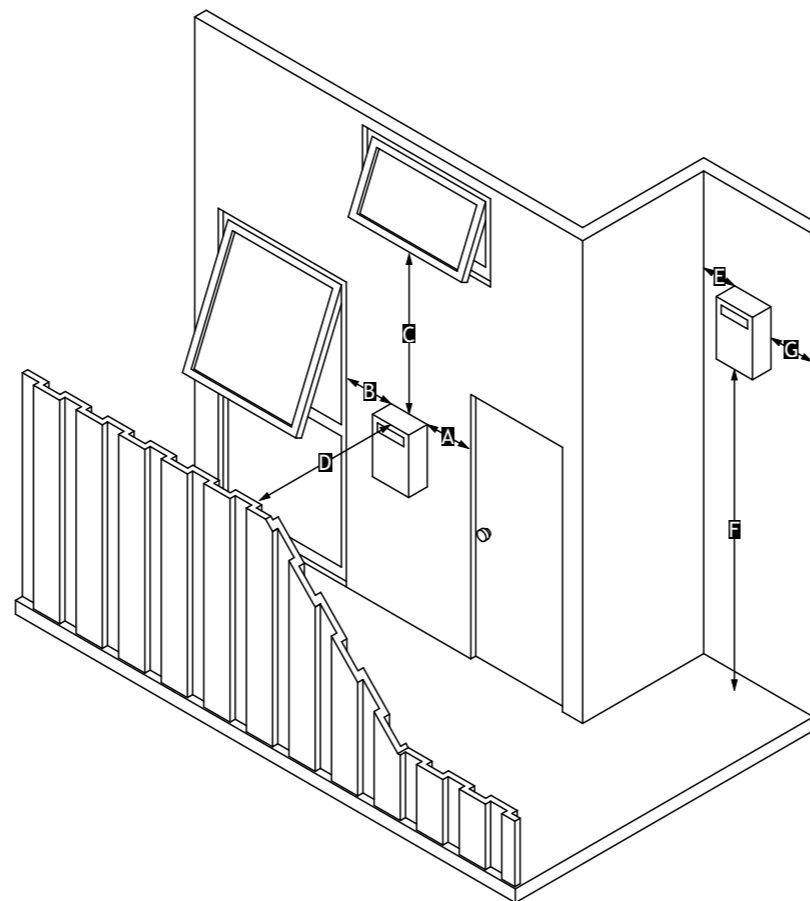


Fig. 2 CE604 models clearances

CLEARANCES TO COMBUSTIBLE SURFACES FOR ELECTRIC COOK TOPS

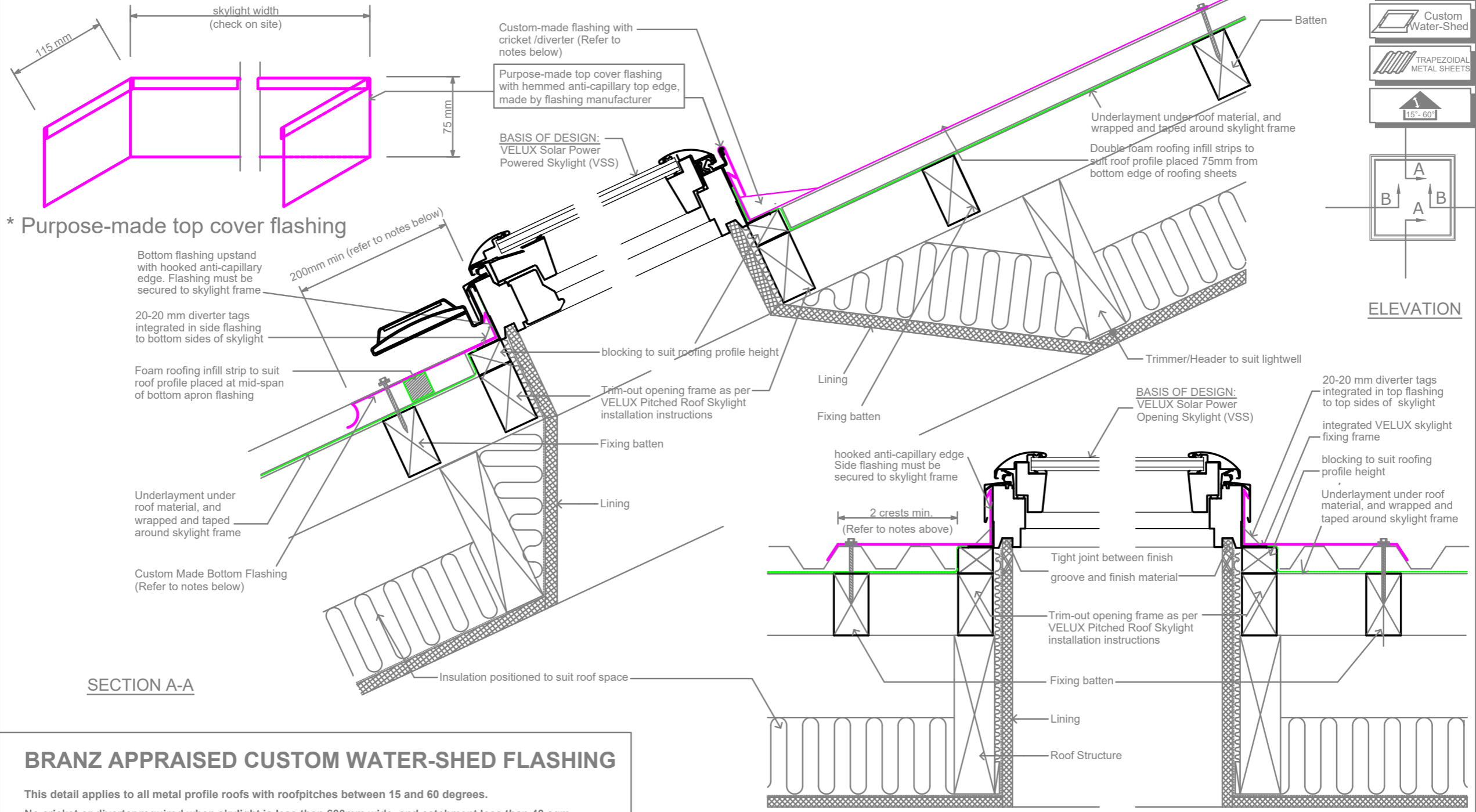
Client: HANLEYS FARM DISPLAY HOME
LOT 4002 DP 545444
37 JACK HANLEY DRIVE, QUEENSTOWN

Drawing: DETAILS
Revision: WD-C WORKING DRAWINGS

Date: 25 JUL 22
Job #: JST 22002
Drawn: R.G.
Checked: ..
Amended: ..

Sheet: 28/33

THIS DETAIL APPLIES TO METAL TRAPEZOID AND TROUGH ROOF PROFILES WITH ROOFPITCHES BETWEEN 15 AND 60 DEGREES.



BRANZ APPRAISED CUSTOM WATER-SHED FLASHING

This detail applies to all metal profile roofs with roof pitches between 15 and 60 degrees.
 No cricket or diverter required when skylight is less than 600mm wide, and catchment less than 40 sqm.
 Custom flashings must be designed to meet the requirements set out in the latest version of the New Zealand Metal Roof and Wall Cladding Code of Practice, and shall be manufactured and installed by a specialist flashing contractor to the latest trade practices.
 For roofs with roof pitches less than 15 degrees, the VELUX Skylight must be installed to a min.15 degrees.
 The flashing and installation must be guaranteed against weathertightness by the specialist flashing contractor.
 Insulation material meeting the requirements of NZBC/H1 is required in the cavities of the lightwell structure.

VELUX Sky-Product Management	NEW ZEALAND LTD. 0800 650 445		Name	Date
	Drawn by	Checked by	Mar 19	Mar 19
VELUX VSS Solar Powered skylights with custom-made water-shed flashing for Trapezoid Metal Roofs with roof pitch 15-60 degrees			Drawing No.	

Client: HANLEYS FARM DISPLAY HOME
 LOT 4002 DP 545444
 37 JACK HANLEY DRIVE, QUEENSTOWN

Drawing: DETAILS
 Revision: WD-C WORKING DRAWINGS

Date: 25 JUL 22
 Job #: JST 22002
 Drawn: R.G
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Sheet: 29/33

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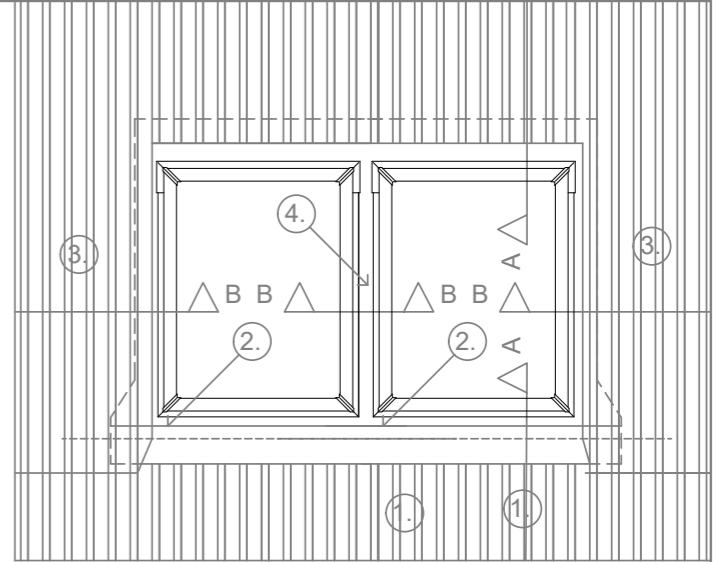
FS
VS
VSE
VSS

EKW

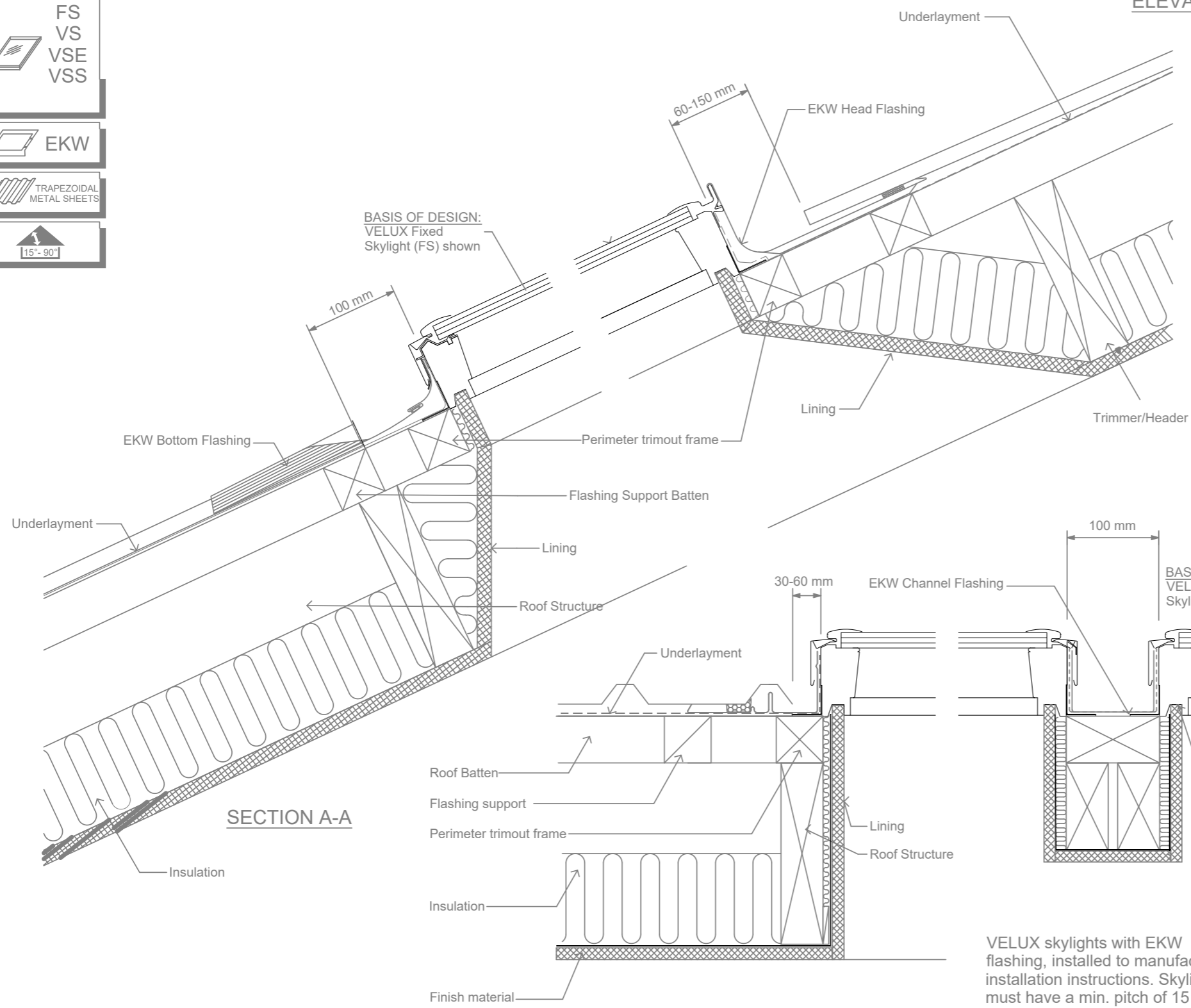
TRAPEZOIDAL
METAL SHEETS

15°-90°

ELEVATION



- VELUX Skylights installed in new metal roofing
1. The sheets are fitted 100 mm from the bottom frame
 2. The flashing is mounted
 3. Fit the metal sheets
 4. Skylights must be spaced 100mm apart for EKW centre channel to fit



VELUX skylights with EKW flashing, installed to manufacturers installation instructions. Skylights must have a min. pitch of 15 degrees

VELUX Skylights and Side-by-side EKW Combi Flashing in Trapezoidal Metal Roof		VELUX Sky-Product Management	NEW ZEALAND LTD. 0800 650 445	<table border="1"> <thead> <tr> <th>Name</th> <th>Date</th> </tr> </thead> <tbody> <tr> <td>Drawn by</td> <td>Jan 18</td> </tr> <tr> <td>Checked by</td> <td>Jan 18</td> </tr> <tr> <td>Drawing No.</td> <td></td> </tr> </tbody> </table>	Name	Date	Drawn by	Jan 18	Checked by	Jan 18	Drawing No.	
Name	Date											
Drawn by	Jan 18											
Checked by	Jan 18											
Drawing No.												

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Client: HANLEYS FARM DISPLAY HOME
LOT 4002 DP 545444
37 JACK HANLEY DRIVE, QUEENSTOWN

Drawing: DETAILS

Date: 25 JUL 22

Job #: JST 22002

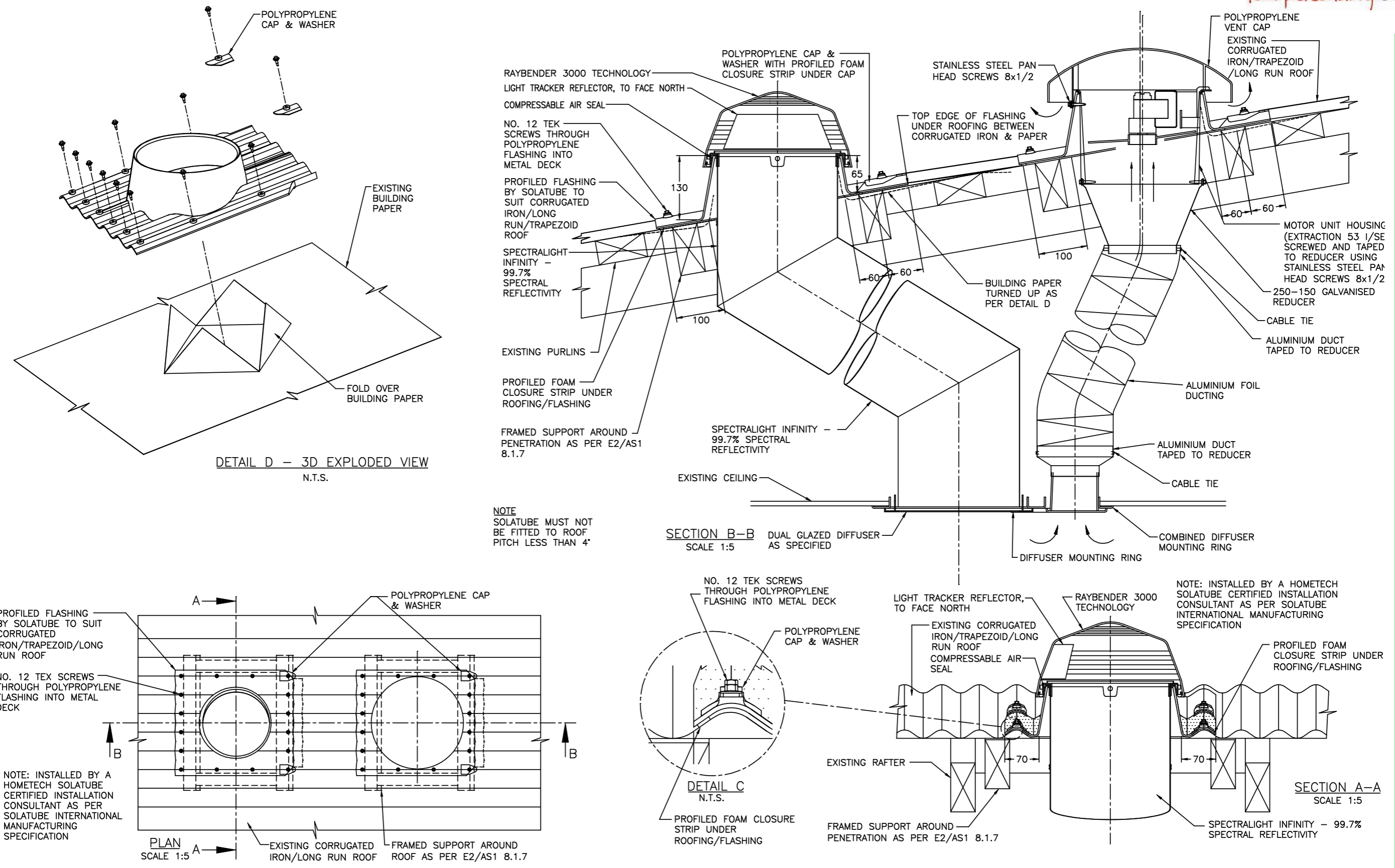
Drawn: R.G.

Checked: ..

Amended: ..

Revision: WD-C WORKING DRAWINGS

Sheet: 30/33



NOTE
SOLATUBE MUST NOT
BE FITTED TO ROOF
PITCH LESS THAN 4°

NOTE: INSTALLED BY A HOMETECH
SOLATUBE CERTIFIED INSTALLATION
CONSULTANT AS PER SOLATUBE
INTERNATIONAL MANUFACTURING
SPECIFICATION

Client:
HANLEY FARM DISPLAY HOME
LOT 4002 DP 545444
37 JACK HANLEY DRIVE, QUEENSTOWN

Drawing:
DETAILS
Revision: WD-C WORKING DRAWINGS

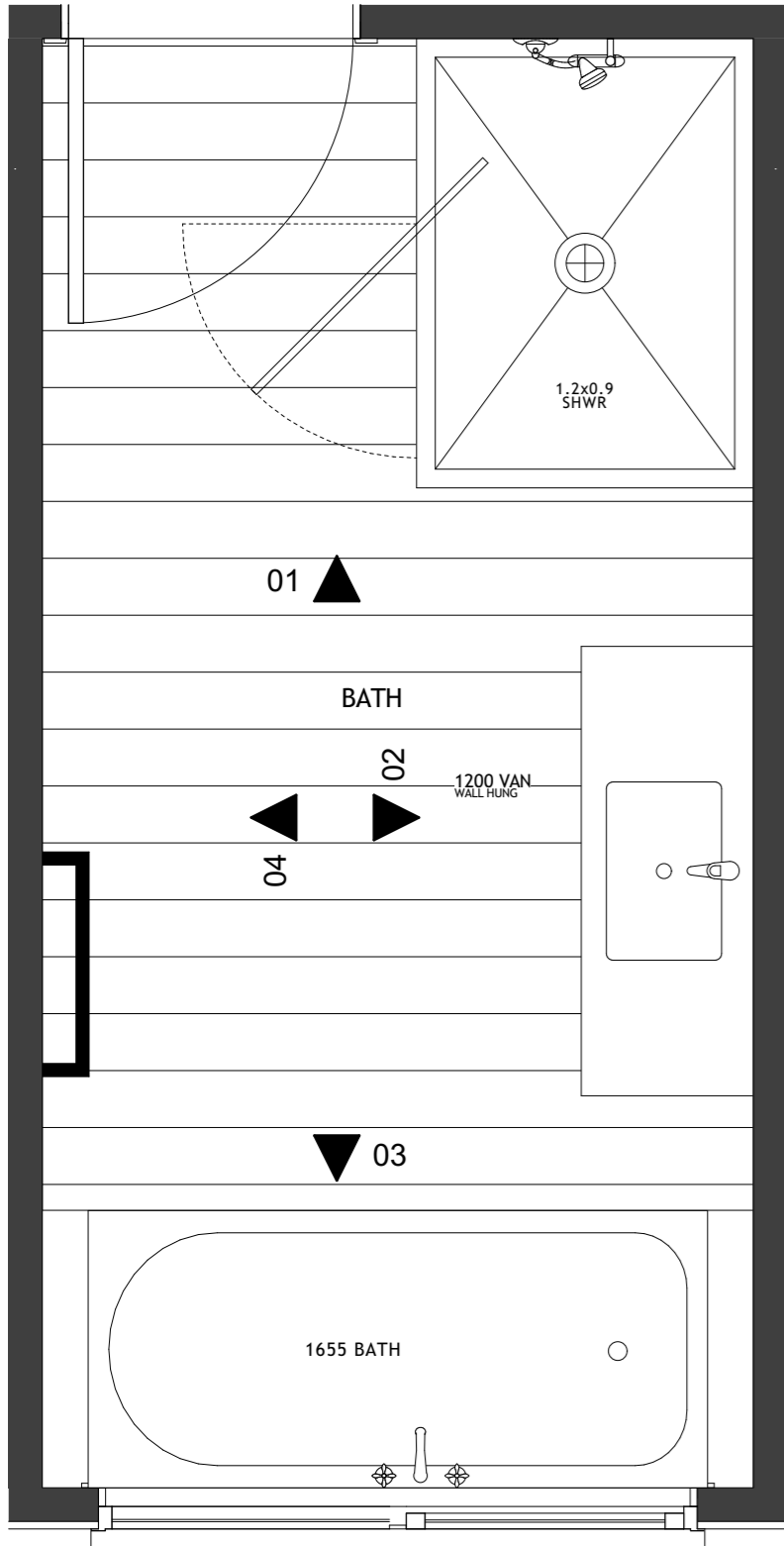
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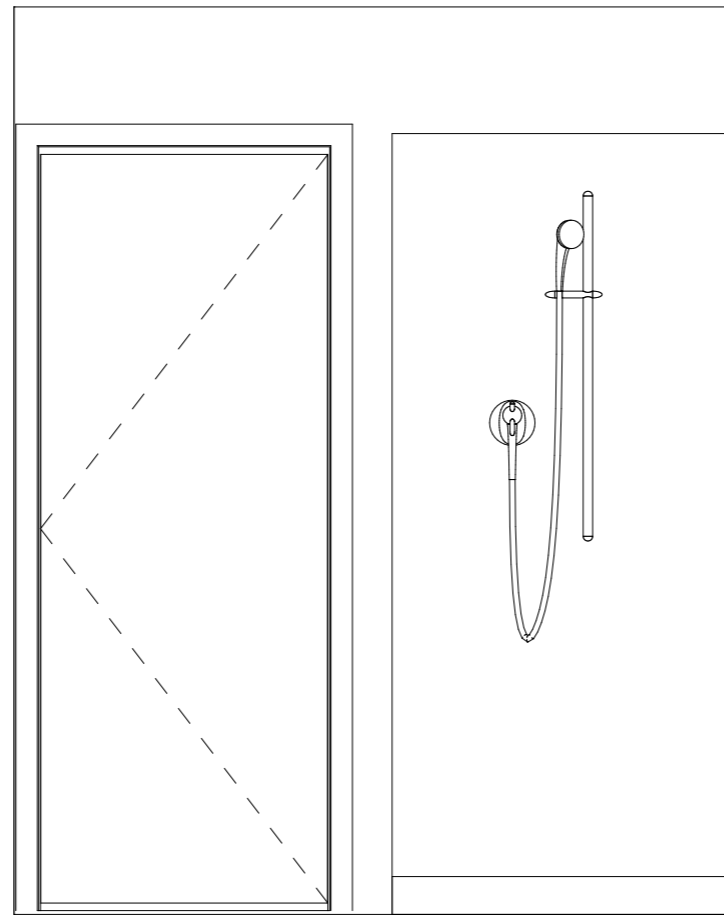
hometech Better spaces. Better lives.
SOLATUBE Innovation in Daylighting.
Copyright, Trademarks and Patents registered.
Authorized Distributor
HomeTech Limited, New Zealand.

SOLATUBE 160DS DAYLIGHTING SYSTEM WITH VENTILATION ADD-ON KIT
INSTALLATION FOR CORRUGATED IRON/TRAPEZOID/LONG RUN ROOF
INSTALLATION: INSTALLED BY A HOMETECH SOLATUBE CERTIFIED INSTALLATION CONSULTANT AS PER
SOLATUBE INTERNATIONAL MANUFACTURING SPECIFICATION ● 2011 HomeTech Ltd

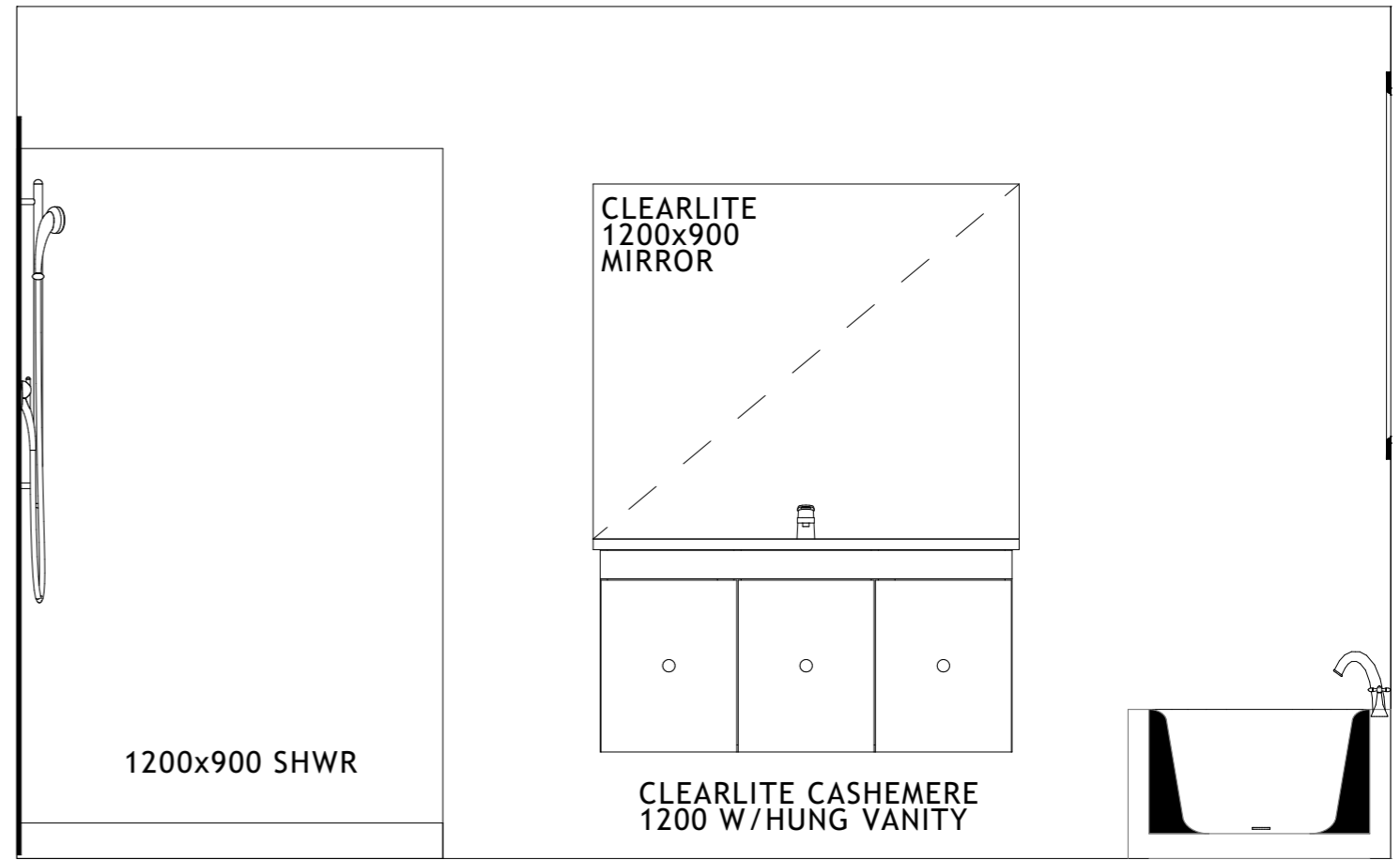
DRAWN	PCR	REVISION	F
DATE	13/06/18	SCALE	1:5,1:10,NTS
APPROVED	PN	DWG NO.	
DATE	13/06/18	160DS-V-C	



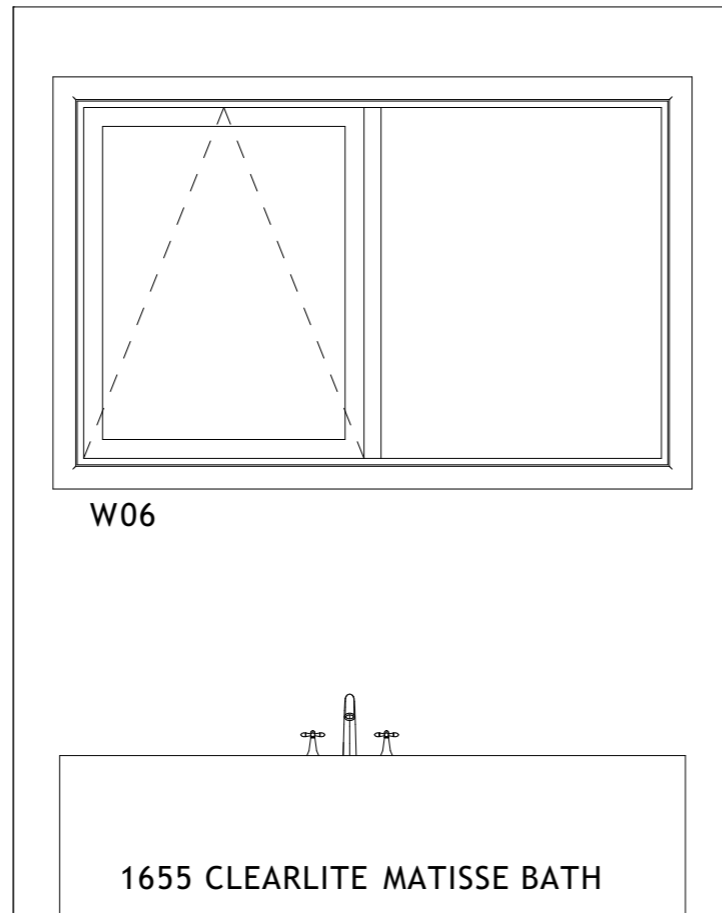
BATHROOM
1:20



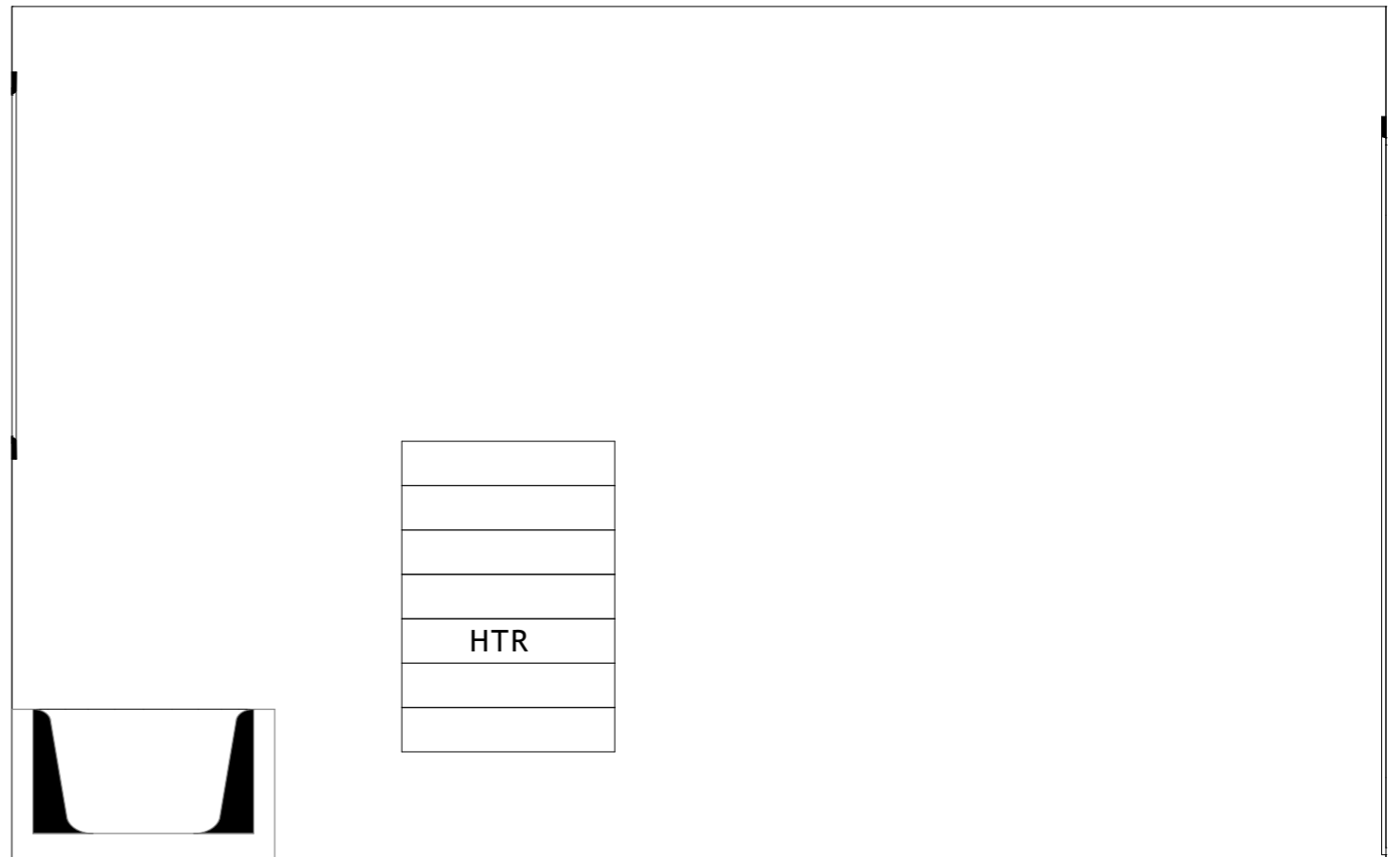
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1:20



ELEVATION 2
1:20



ELEVATION 3
1:20



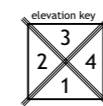
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Client:
HANLEYS FARM DISPLAY HOME
LOT 4002 DP 545444
37 JACK HANLEY DRIVE, QUEENSTOWN

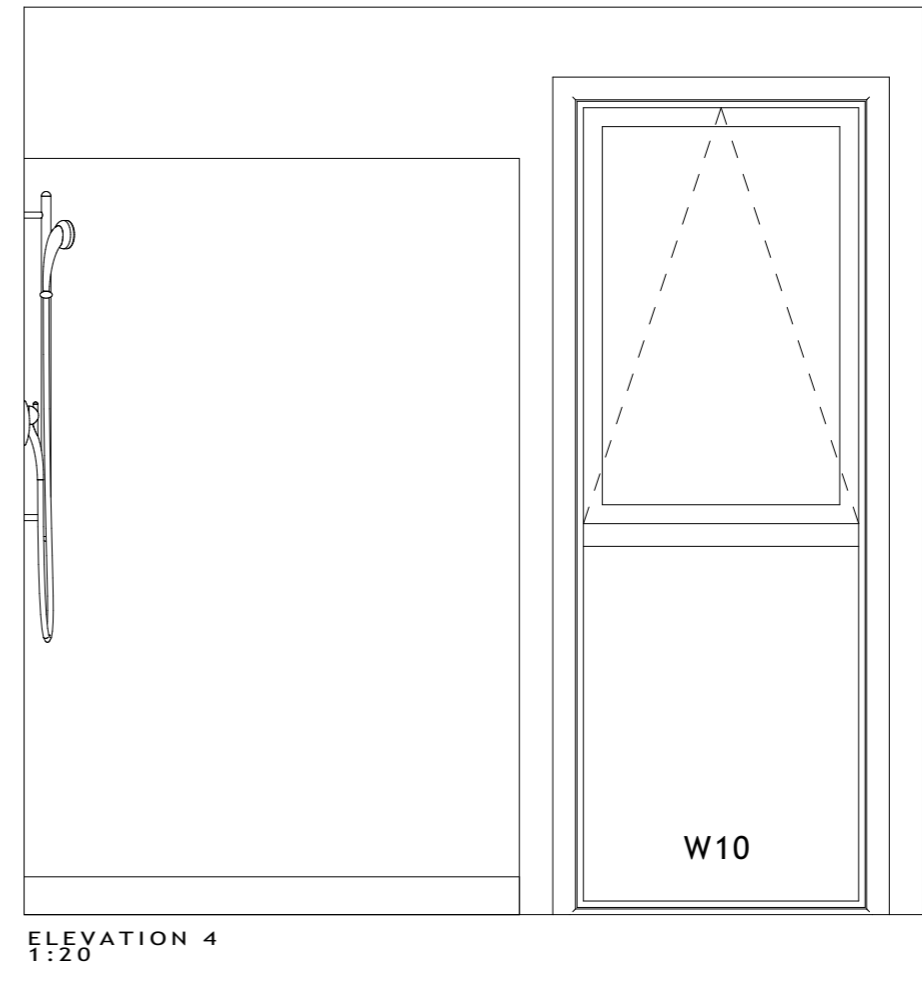
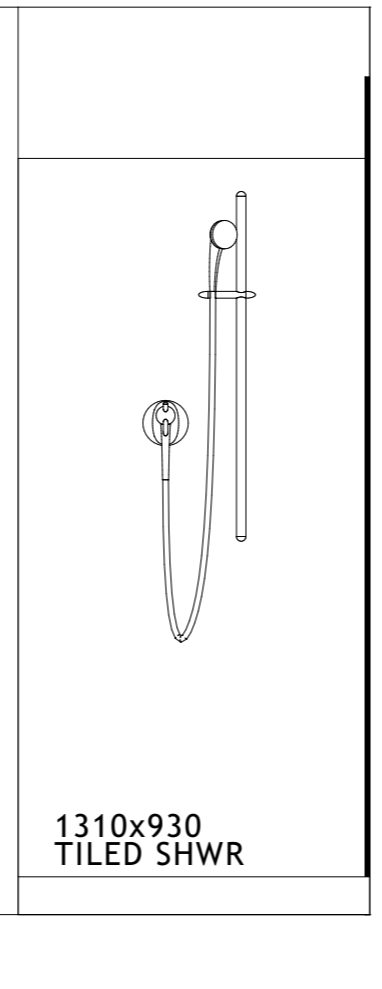
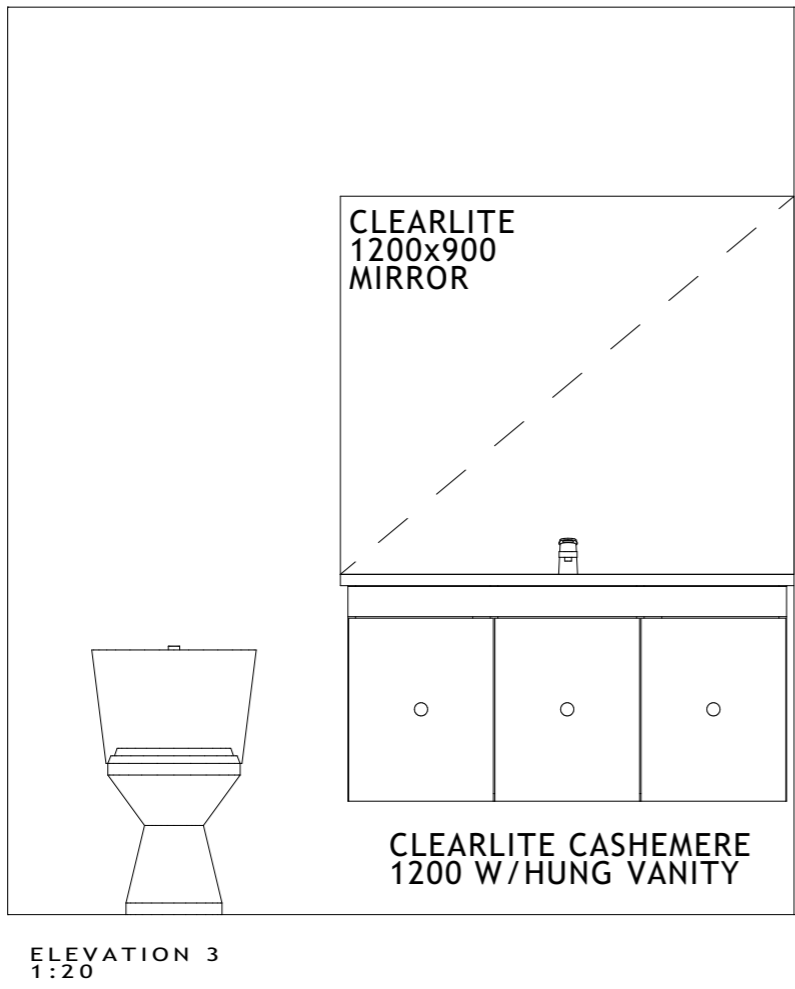
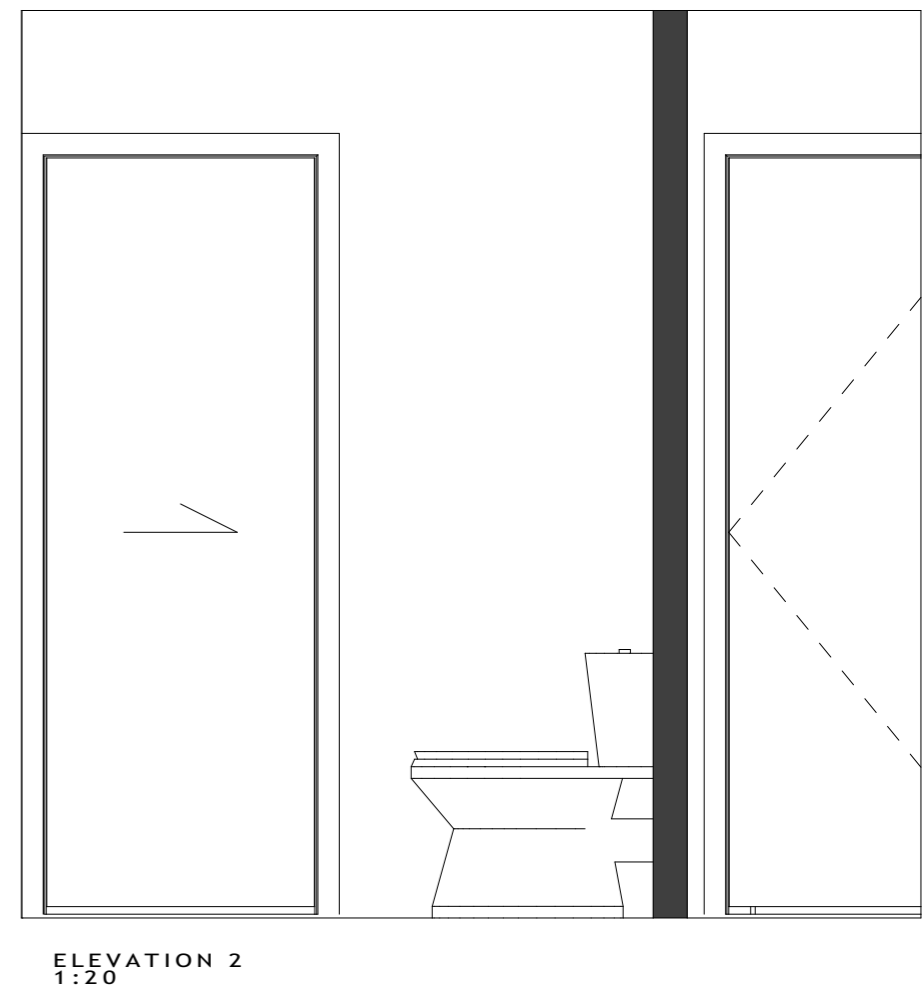
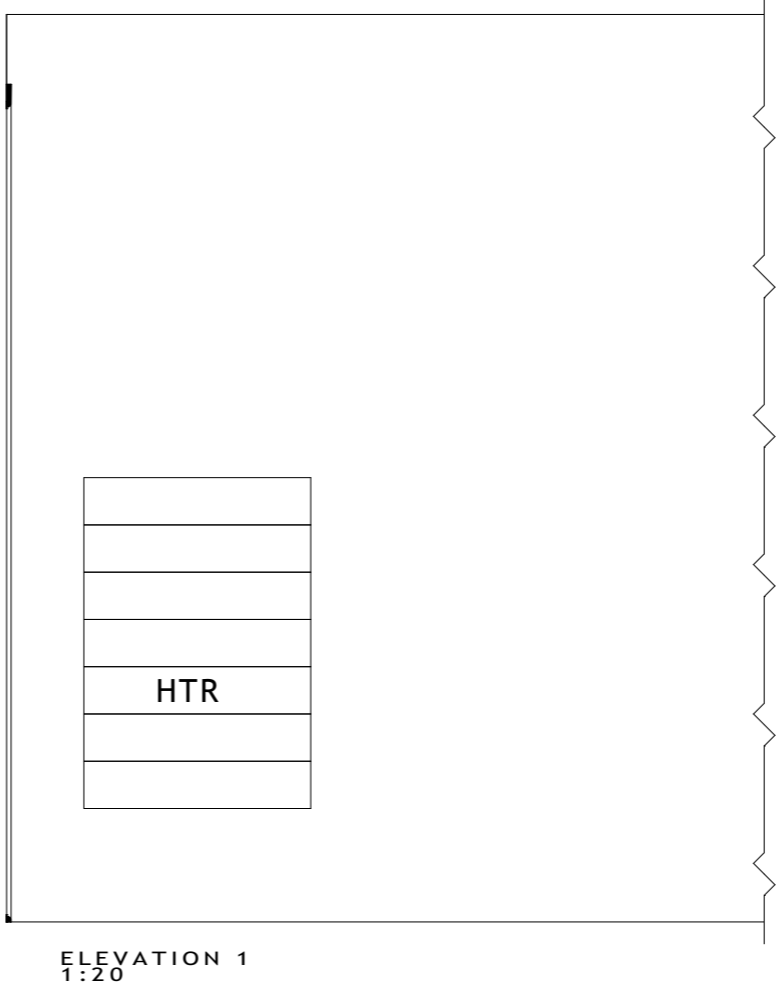
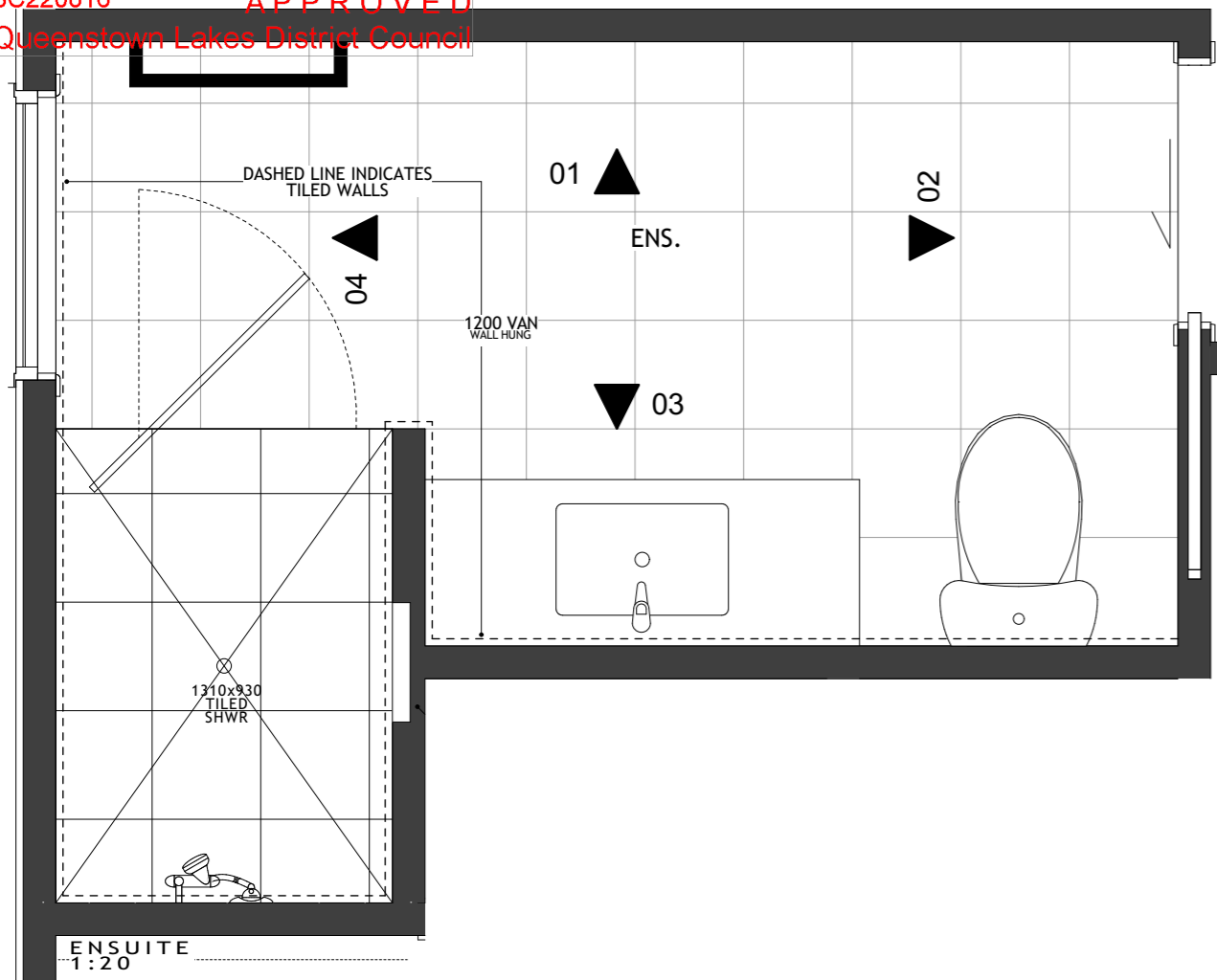
Drawing:
BATHROOM LAYOUT
SCALE 1:20 @ A3

Revision: WD-C WORKING DRAWINGS

Date: 25 JUL 22
Job #: JST 22002
Drawn: R.G.
Checked: --
Amended: --



Sheet:
32/33



Client: HANLEYS FARM DISPLAY HOME LOT 4002 DP 545444 37 JACK HANLEY DRIVE, QUEENSTOWN	Drawing: ENSUITE LAYOUT SCALE 1:20 @ A3	Date: 25 JUL 22 Job #: JST 22002 Drawn: R.G. Checked: -- Amended: --	Revision: WD-C WORKING DRAWINGS	<table border="1"> <tr> <td colspan="2">elevation key</td> <td rowspan="4">33 33.</td> </tr> <tr> <td>2</td> <td>3</td> </tr> <tr> <td>4</td> <td>1</td> </tr> <tr> <td colspan="2">1</td> </tr> </table>	elevation key		33 33.	2	3	4	1	1		Sheet:
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2	3													
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