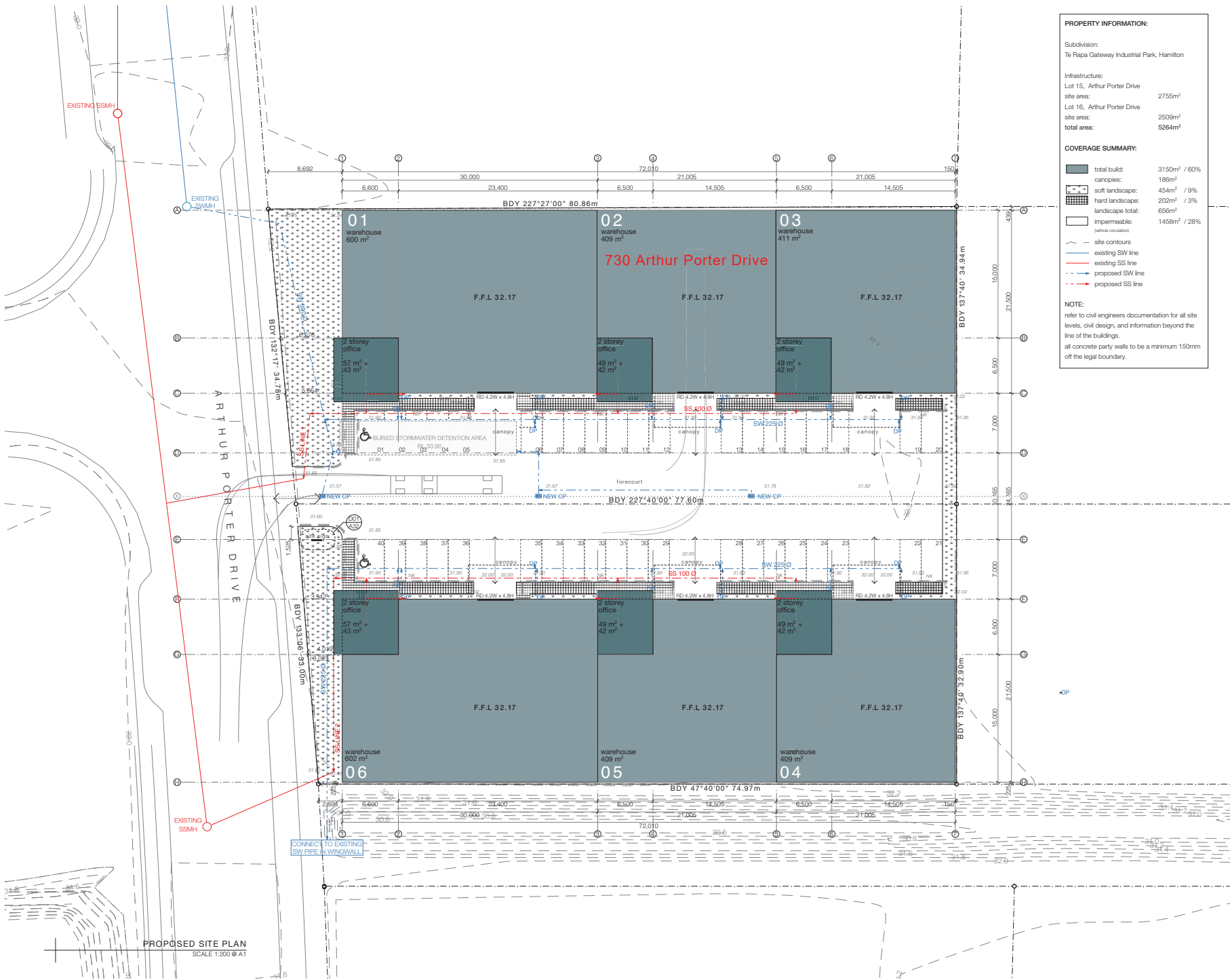




PROPERTY INFORMATION:

Subdivision:
Te Rapa Gateway Industrial Park, Hamilton

Infrastructure:
Lot 15, Arthur Porter Drive
site area: 2755m²
Lot 16, Arthur Porter Drive
site area: 2509m²
total area: 5264m²

COVERAGE SUMMARY:

total build:	3150m ² / 60%
canopies:	186m ²
soft landscape:	454m ² / 9%
hard landscape:	202m ² / 3%
landscaping total:	656m ²
impermeable: (vehicle circulation)	1458m ² / 28%

— site contours
— existing SW line
— existing SS line
— proposed SW line
— proposed SS line

NOTE:
refer to civil engineers documentation for all site levels, civil design, and information beyond the line of the buildings.
all concrete party walls to be a minimum 150mm off the legal boundary.

Revision:	Date:
BC issue	18/11/16

NOTES:

GENERAL:

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CONFIRM SET OUT AND DIMENSIONS ON SITE PRIOR TO COMMENCING WORK OR MANUFACTURING ANY OR ALL ITEMS AS DOCUMENTED.

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CONSTRUCTION:

ENSURE APPROVED DPC IS USED BETWEEN ALL TIMBER FRAMING AND CONCRETE WORK.

ENSURE ALL FLASHINGS ARE FITTED FIRMLY OVER ROOF CLADDING AND ALUMINIUM JOINERY IN ACCORDANCE WITH NZBC: E2/AS1 - SITUATION 1

BUILDING CONSENT ISSUE

Issue:	Date:
BC ISSUE	18/11/16

TAYLORED
architecture & environments Ltd
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private bag 92010 new Lynn Auckland 9600

Consultant Team:

Job Title:

Te Rapa Development
client: Chalmers Property Group
site: Te Rapa Industrial Park, Hamilton

Drawing Name:

PROPOSED SITE PLAN

Drawn by:	WT/ZT	Date:	18/11/16
Revision:	A	Scale:	1:200 @ A1

Drawing No. **A02**

NOTE:
It is the responsibility of the contractor to verify all dimensions on site prior to commencing all work. Do not scale off drawings.

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Revision:	Date:
BC issue	18/11/16

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BUILDING CONSENT ISSUE

Issue:	Date:
BC ISSUE	18/11/16



Consultant Team:

Job Title:

Te Rapa Development

client: Chalmers Property Group

site: Te Rapa Industrial Park, Hamilton

Drawing Name:

PROPOSED OVERALL GROUND FLOOR PLAN

Drawn by:	WT/ZT	Date:	18/11/16
Revision:	A	Scale:	1:200 @ A1

Drawing No.

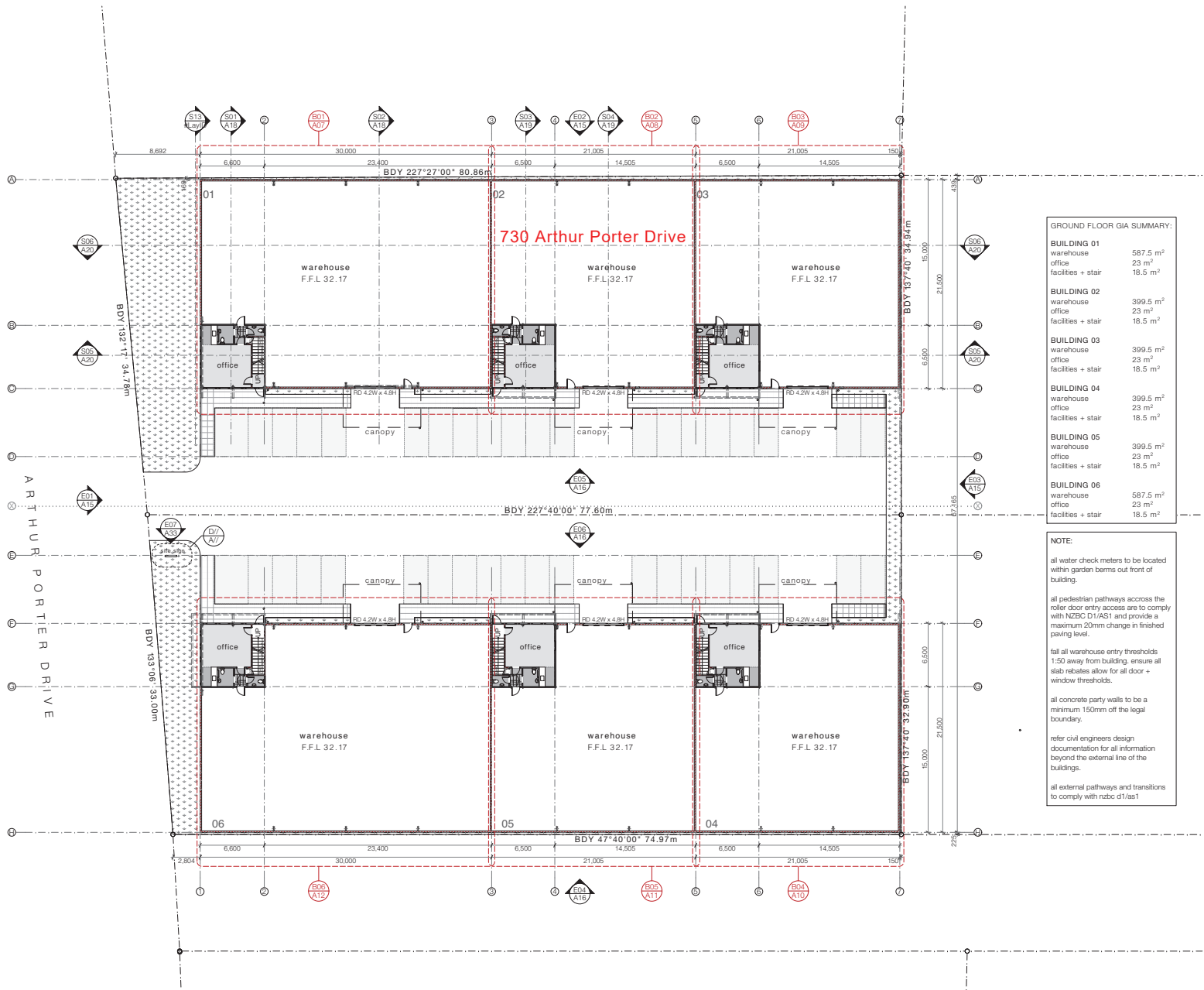
A05

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PROPOSED OVERALL GROUND FLOOR PLAN
SCALE 1:200 @ A1

Revision:	Date:
BC Issue	18/11/16

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BUILDING CONSENT ISSUE



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BC ISSUE	18/11/16

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Consultant Team:

Job Title:

Te Rapa Development

client: Chalmers Property Group

site: Te Rapa Industrial Park, Hamilton

Drawing Name:

PROPOSED OVERALL FIRST FLOOR PLAN

Drawn by: WT/ZT	Date: 18/11/16
Revision: A	Scale: 1:200 @ A1

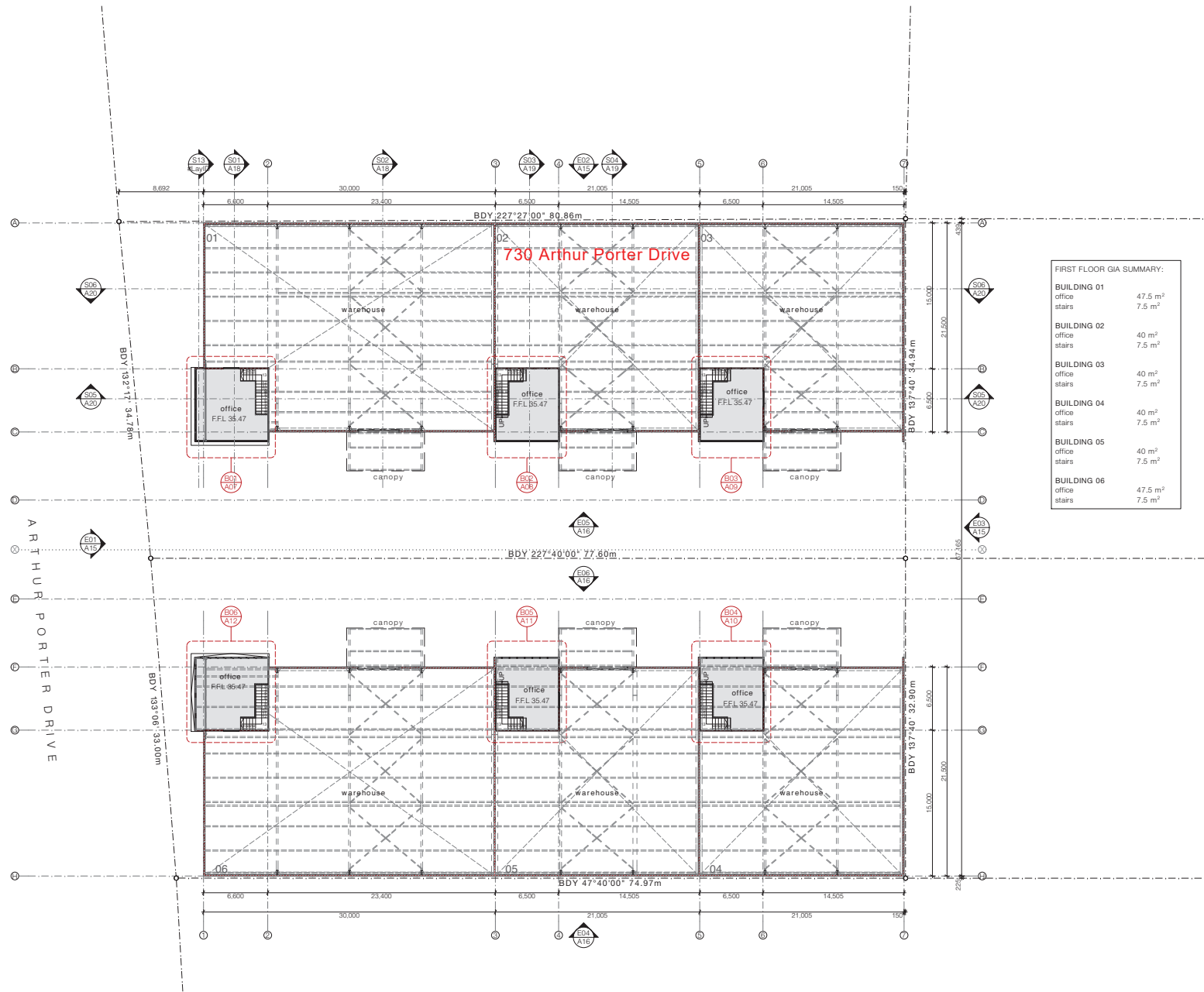
Drawing No.

A06

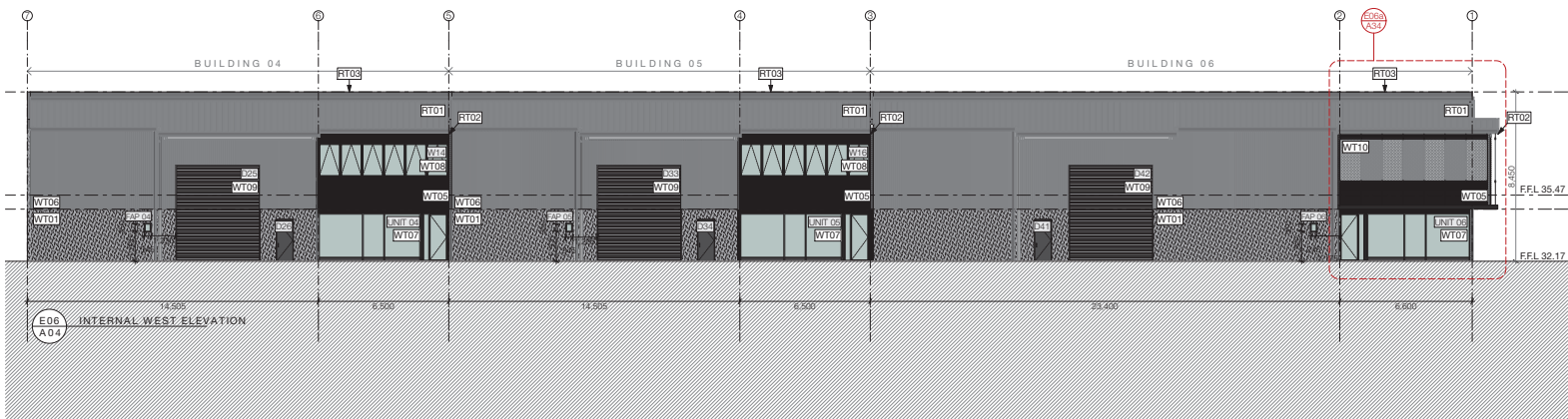
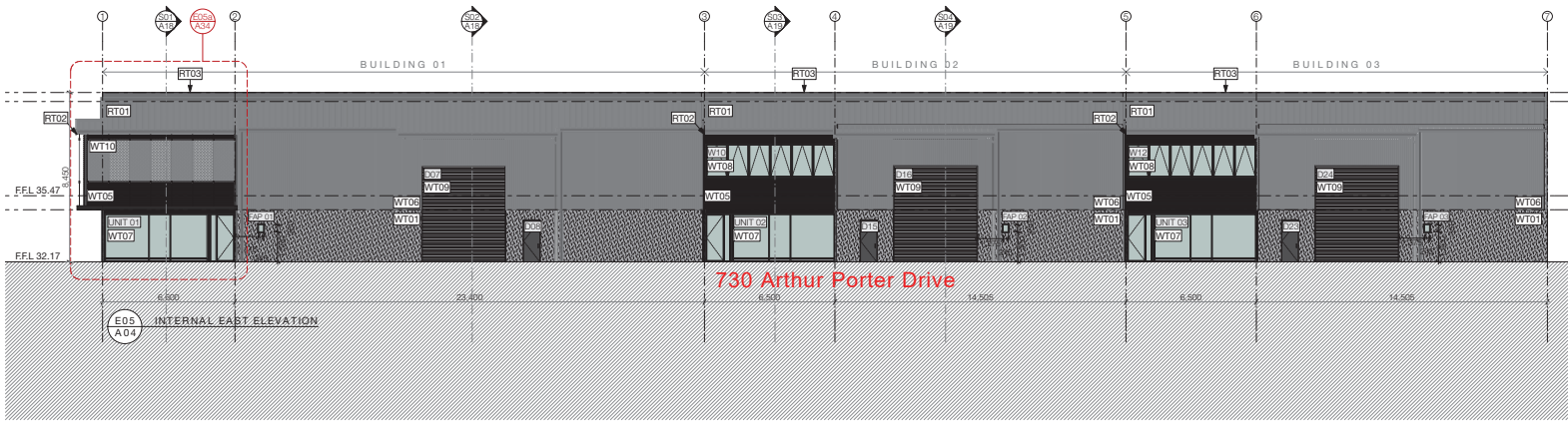
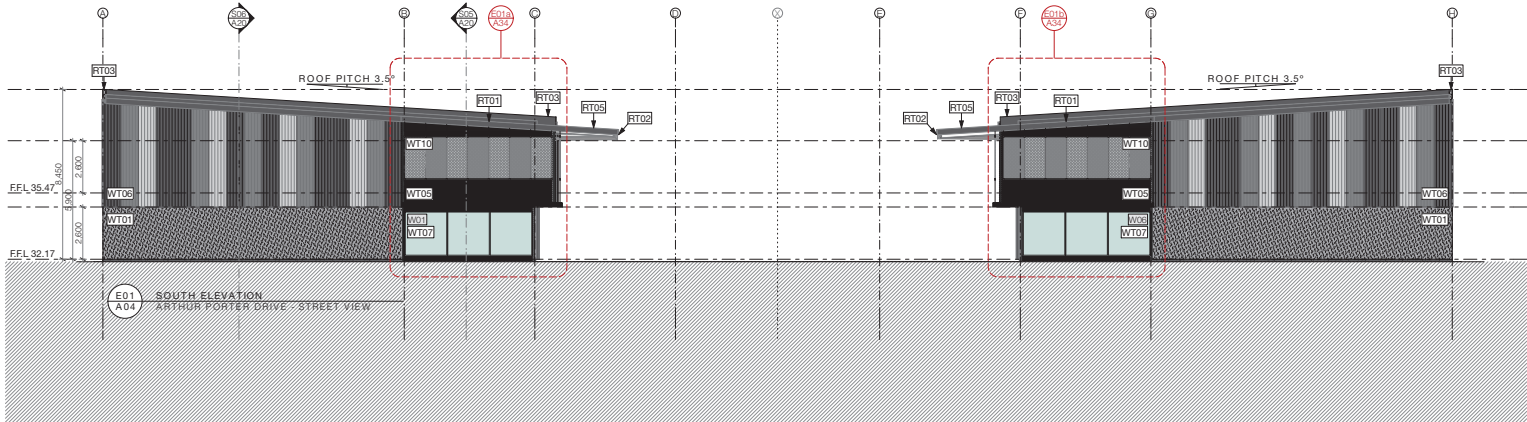
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PROPOSED OVERALL FIRST FLOOR PLAN
SCALE 1:200 @ A1



main notes

roof:

- RT01 Roof: 0.55 BMT Diamond BB900 profiled COLORSTEEL roofing with ENDURA finish over selected THERMAKRAFT roofing underlay over safety mesh on roof structure. Office roof cavity insulated with AUTEX greenulite insulation to achieve min. R3.0
- RT02 External gutter: 0.55 BMT box gutter with COLORSTEEL ENDURA finish fixed with hidden brackets to manufacturers specification.
- RT03 Parapet / apron roof flashings: 0.55 BMT machine lashed flashings with COLORSTEEL ENDURA finish.
- RT04 Warehouse roof skylight: AMPELITE SL translucent sheet roofing to match profile of roof fixed over THERMAKRAFT safety mesh on roof structure - to provide 15% daylighting to warehouse space.
- RT05 Canopy roof: 0.55 BMT Diamond BB900 profiled COLORSTEEL roofing with ENDURA finish over roof structure and to underside of soffit to provide bird proofing.

ceiling:

- RT01 Internal office ceiling: USG DOWN DX suspended ceiling grid system with selected 1200x600 mineral fibre ceiling tiles SLT edged.
- RT02 Internal ceiling: 13mm GIB AQUALINE ceiling lining fixed to ex35x40mm SGB timber battens at 600 centres to timber frame.
- RT03 Underside of stairs: 10mm GIB PYRLINE lining to underside of timber stair structure in accordance with GIB spec - GIBF060, FR 60/60/60 fire rated lining to extend through to fire rated wall structure

walls:

- WT01 150mm FR 180/180/180 thick pre-cast concrete panel walls - refer structural and fire engineers.
- WT02 office fire walls: FR 60/60/60 ex100x50 SGB wall framing with studs at 300 centres lined with 10mm GIB PYRLINE lining to both sides in accordance with GIB specification - GIBL60. Walls to extend to underside of roof above.
- WT03 external walls: FR 60/60/60 ex150x50 SGB wall framing with studs at 600 centres lined with 10mm GIB PYRLINE to inside in accordance with GIB specification - GIBL60. Walls to extend to underside of roof above.
- WT04 Internal walls: ex100x50 SGB wall framing with studs at 600 centres lined with 10mm standard GIB board lining to interior. 10mm GIB AQUALINE to be used in wet areas. Where vinyl is continued up wall WPS water proofing membrane to be used in strict accordance with manufacturers specification. Face of office walls to warehouse finished with 5.5mm selected plywood to a height of 2.4m above finished floor level.
- WT05 Office cladding: METALCRAFT KAHU cladding with COLORSTEEL ENDURA finish fixed horizontally over 20mm cavity battens over THERMAKRAFT building wrap on ex150x50 SGB wall framing with studs at 600 centres. Insulated cavity with AUTEX insulation min R2.5
- WT06 Warehouse wall cladding: METALCRAFT KAHU cladding with COLORSTEEL ENDURA finish fixed vertically over 20mm cavity battens over THERMAKRAFT building wrap on precast concrete panel walls.
- WT07 Joinery: VANTAGE external window 135 ALU/GLAZE suite in seismic frames with powder coated finish.
- WT08 Joinery: VANTAGE 40 external window METRO suite with powder coated finish.
- WT09 Roller door: METALBLT motorised roller shutter door powder coated finish on windlocks all with metal chain and manual back-up.
- WT10 Mesh screens: selected architectural mesh panels with selected powdercoated finish, refer structural engineers documentation for all fixings and structural information.
- WT11 Internal strapped walls: ex50x50 SGB timber strapping at 600 centres with 10mm standard GIB board lining to interior. 10mm GIB AQUALINE to be used in wet areas. AUTEX batt insulation to provide min. R2.5

floors:

- FT01 Warehouse floor: 150mm thick reinforced concrete slab foundation on DPM and sand binding on minimum 150mm thick compacted hard fill - refer structural engineers documentation for all structural information.
- FT02 Office ground floor: 150mm thick reinforced concrete slab foundation on DPM and sand binding on minimum 150mm thick compacted hard fill - refer structural engineer.
- FT03 Office first floor: FRR 60/60/60 150mm thick XLAM CLS1/150 cross-laminated timber flooring - refer structural engineer.
- FT04 Selected commercial grade vinyl flooring over WPS water proofing membrane in strict accordance with manufacturers specification.

structural:

- ST01 Structural framing - refer structural engineer documentation for all structural detail.

note:

All materials, fittings, fixtures, and finishes to be established in strict accordance with manufacturers specification.

This architectural documentation is to be read in conjunction with all engineering design documentation and reports. Refer all engineering information for all engineering requirements.

fire design requirements:
All precast concrete panel walls to provide FR 180/180/180 (150 thick). Ground floor office to be fire rated and separate to the first floor fire cell - all fire rated FR 60/60/60. All supporting structure, stairs and underside of floors to be fire rated FR 60/60/60.

FD - fire door. Refer fire report for all fire design requirements.

EW Window joinery - Refer D & W schedule

Refer finishes plans for floor, wall & ceiling finishes

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BC issue	18/11/16

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BUILDING CONSENT ISSUE



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Consultant Team:

Job Title:

Te Rapa Development
client: Chalmers Property Group
site: Te Rapa Industrial Park, Hamilton

Drawing Name:

PROPOSED ELEVATIONS WITH SCREENS

Drawn by:	WT/ZT	Date:	18/11/16
Revision:	A	Scale:	1:50, 1:125 @ A1

Drawing No.

A17

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