# **RESOURCE CONSENT**

CONCEPT DESIGN - VERSION 2b Dreaver Garage Addition Section 66 Town of Moana, 27 Ana Street, Moana.

| JA Jade                                    | job title:              | drawing title: | legal description:                                 | This building has been designed for the client and remains copyrighted to<br>Jade Architecture NZ Ltd. All dimensions, materials, and timber treatments<br>are to be confirmed prior to construction. All work must be in accordance<br>with the New Zealand Building Code, and relevant NZ Standards whether<br>referenced in this documentation or not, (including but not limited to<br>Foundation & Timber Frame Construction, Timber Treatment NZS 3602<br>2003). The position of all services to site must be confirmed prior to<br>construction. Soft listed and colling heights may user. (A NZ chould be | date of issue:  | 30/07/   |
|--|-------------------------|----------------|--|---|-----------------|----------|
| D= Architecture                            | Dreaver Garage Addition | SKETCH COVER   | Section 66 Town of Moana,<br>27 Ana Street, Moana. |   | revision:       | 16/      |
| jade@jadearchitecture.co.nz<br>P.O Box 570 |                         |                |  |   | job number:     | 240      |
| Rangiora Central 7440                      |                         |                |  |   | status:<br>Reso | ource Co |

| /07/2024 | version:        | V2b | sheet: |    |
|----------|-----------------|-----|--------|----|
| 16/10/24 | scale:<br>at A3 |     | SK001  |    |
| 24015JA  | designer:       | JK  | 011001 |    |
| Consent  | drawn:          | -   | of: 4  | 11 |

## SITE NOTES Site Area: Existing Footprint:

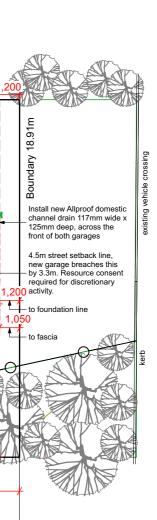
| SITE NOTES<br>Site Area:<br>Existing Footprint:<br>Proposed Total GF Footprint:<br>Proposed Total Site Coverage: | 758m <sup>2</sup><br>90.04m <sup>2</sup><br>124.54m <sup>2</sup> (Over Foundation)<br>216.74m <sup>2</sup> (Over Total Roof incl. eaves) |  |  |
|--|--|--|--|
| Site Coverage:   | 28.59% (50% allowable )  | when when and  | Boundary 40.14m                                    |
| Territorial Authority:<br>Planning Zone:<br>Site Coverage permitted:   | Grey District Council<br>Residential<br>50   |  | existing<br>inwater tank<br>27,000L                |
| Maximum Building Height:   | Within by recession plane  |  | 27,000L  |
| Wind Zone:<br>Earthquake Zone:   | Medium<br>4  | A A A A A A A A A A A A A A A A A A A  |  |
| Snow zone:<br>Corrosion Zone:  | 0.9kPa<br>C  |  |  |
| Geotech / Soil Report:<br>TC Zone type:  | Requirement TBC<br>TC1 / TC2 / TC3 / UNMAPPED  |  | existing deck<br>(first floor)                     |
| Flood Management Area:   | TBC  | Pier de la constant d |  |
|  |  | Boundary 18.91m  |  |
|  |  |  |  |
|  |  | ex   | isting free draining shingle<br>area of balustrade |
|  |  |  | breaching recession plane                          |
|  |  |  |  |
|  |  |  |  |
|  |  | ALLAN ALLAN ALLAN ALLAN ALLAN ALLAN  | Boundary 40.26m                                    |
|  |  | and the second   | Doundary 40.20m                                    |
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SITE PLAN 1

Scale 1:200

-

| JA Jade                                    | job title:              | drawing title:   | legal description:                                 | notes:<br>This building has been designed for the client and remains copyrighted to  | date of issu   | e:<br>30/07/2024 | version:         | V2b    | sheet: |        |
|--|-------------------------|------------------|--|--|--|------------------|------------------|--------|--------|--------|
| D= Architecture                            | Dreaver Garage Addition | SKETCH SITE PLAN | Section 66 Town of Moana,<br>27 Ana Street, Moana. | Jade Architecture NZ Ltd. All dimensions, materials, and timber treatments<br>are to be confirmed prior to construction. All work must be in accordance<br>with the New Zealand Building Code, and relevant NZ Standards whether | revision:  | 16/10/24         | scale:<br>at A3  | 1:200  | SK002  |        |
| jade@jadearchitecture.co.nz<br>P.O Box 570 |                         |                  |  | referenced in this documentation or not, (including but not limited to<br>Foundation & Timber Frame Construction, Timber Treatment NZS 3602<br>2003). The position of all services to site must be confirmed prior to            | job number:  | 24015JA          | designer:        | JK     |        |        |
| Rangiora Central 7440                      |                         |                  |  | construction. Soffit, lintel, and ceiling heights may vary. JA NZ should be<br>consulted in the first instance if there are any discrepancies, or if dimensions<br>or details cannot be ascertained from drawings.               | consulted in the first instance if there are any discrepancies, or if dimensions | status:<br>R     | Resource Consent | drawn: | -      | of: 41 |



1111

4,500

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l garage

existing garage

27 Ana St

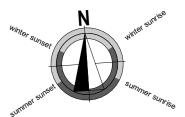
existing dwelling

void under first floor (sealed)

proposed FF deck over

25 Ana St

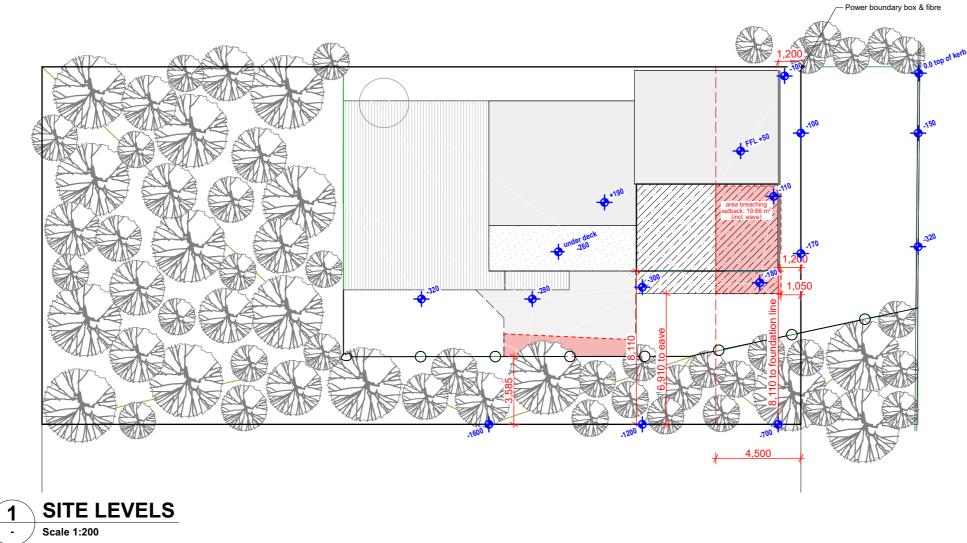
existing stairs



ANA STREET

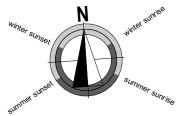
approx 17m + between driveways (TBC on-site)

existing driveway

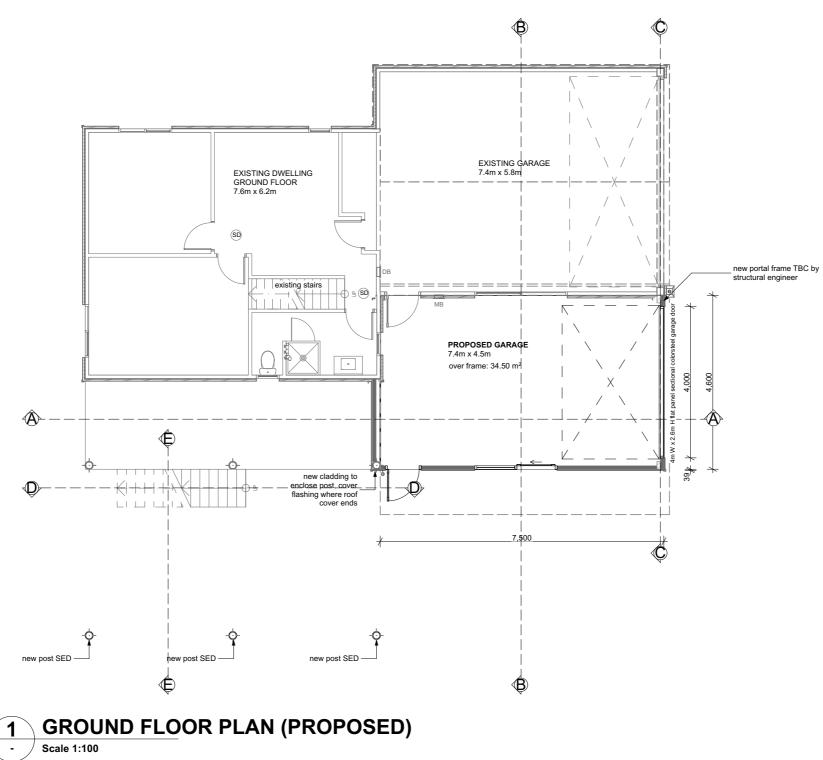


| JA Jade                              | job title:              | drawing title:     | legal description:                                 | notes:<br>This building has been designed for the client and remains copyrighted to   | date of issue:  | 30/07    |
|--------------------------------------|-------------------------|--------------------|--|---|-----------------|----------|
| D= Architecture                      | Dreaver Garage Addition | SKETCH SITE LEVELS | Section 66 Town of Moana,<br>27 Ana Street, Moana. | Jade Architecture NZ Ltd. All dimensions, materials, and timber treatments<br>are to be confirmed prior to construction. All work must be in accordance<br>with the New Zealand Building Code, and relevant NZ Standards whether<br>referenced in this documentation or not, (including but not limited to<br>Foundation & Timber Frame Construction, Timber Treatment NZS 3602<br>2003). The position of all services to site must be confirmed prior to<br>construction Soft limited actiling beither may user. IA NZ chould be | revision:       | 16/      |
| jade@jadearchitecture.co.nz          |                         |                    |  |   | job number:     | 240      |
| P.O Box 570<br>Rangiora Central 7440 |                         |                    |  |   | status:<br>Reso | ource Co |

| /07/2024 | version:        | V2b   | sheet: |    |
|----------|-----------------|-------|--------|----|
| 16/10/24 | scale:<br>at A3 | 1:200 | SK003  |    |
| 24015JA  | designer:       | JK    |        |    |
| Consent  | drawn:          | -     | of:    | 41 |

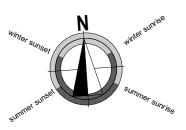


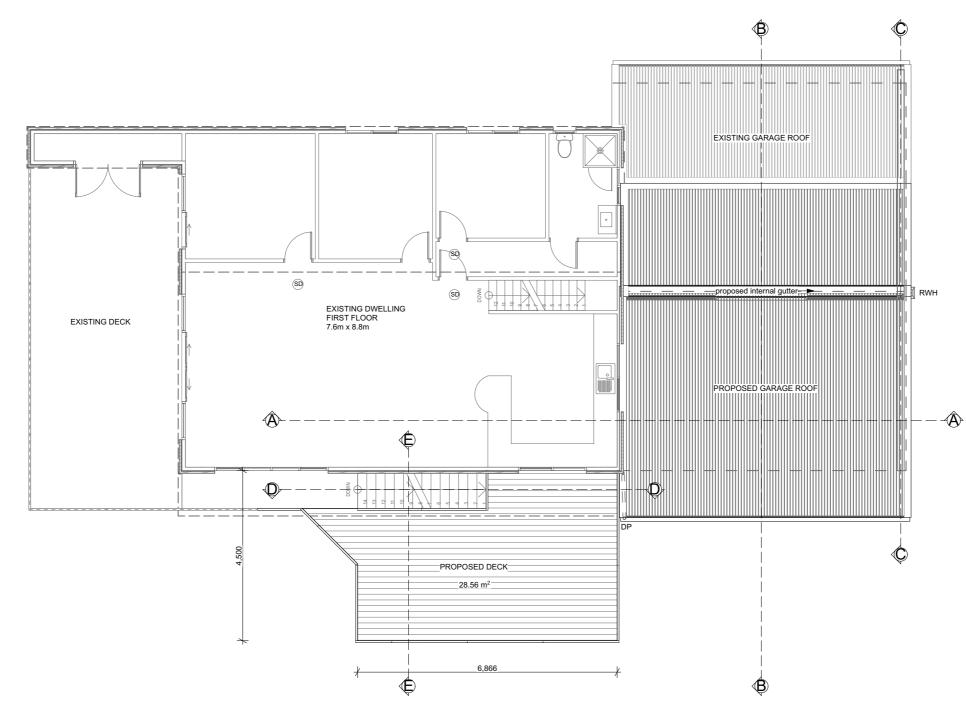




| JA Jade                                    | job title:              | drawing title:      | legal description:                                 | <b>notes:</b><br>This building has been designed for the client and remains copyrighted to   | date of issue:  | 30/07/2   |
|--|-------------------------|---------------------|--|--|-----------------|-----------|
| DE Architecture                            | Dreaver Garage Addition | SKETCH GROUND FLOOR | Section 66 Town of Moana,<br>27 Ana Street, Moana. | Jade Architecture NZ Ltd. All dimensions, materials, and timber treatments<br>are to be confirmed prior to construction. All work must be in accordance<br>with the New Zealand Building Code, and relevant NZ Standards whether | revision:       | 16/1      |
| jade@jadearchitecture.co.nz<br>P.O Box 570 |                         |                     |  | referenced in this documentation or not, (including but not limited to<br>Foundation & Timber Frame Construction, Timber Treatment NZS 3602<br>2003). The position of all services to site must be confirmed prior to            | job number:     | 2401      |
| Rangiora Central 7440                      |                         |                     |  | construction. Soffit, lintel, and ceiling heights may vary. JA NZ should be<br>consulted in the first instance if there are any discrepancies, or if dimensions<br>or details cannot be ascertained from drawings.               | status:<br>Reso | ource Con |

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| 16/10/24  | scale:<br>at A3 | 1:100 | SK004  |    |
| 24015JA   | designer:       | JK    |        |    |
| Consent   | drawn:          | -     | of:    | 41 |



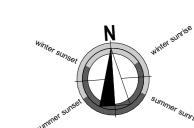


#### FIRST FLOOR PLAN (PROPOSED) Scale 1:100 1

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|--|-------------------------|----------------------------|--|---|---------------|---------------|
| D= Architecture                            | Dreaver Garage Addition | SKETCH FIRST FLOOR<br>PLAN | Section 66 Town of Moana,<br>27 Ana Street, Moana. |   | revision:     | 16/10         |
| jade@jadearchitecture.co.nz<br>P.O Box 570 |                         |                            |  |   | job number:   | 2401          |
| <br>Rangiora Central 7440                  |                         |                            |  |   | status:<br>R  | Resource Cons |

| /07/2024 | version:        | V2b   | sheet: |    |
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| 16/10/24 | scale:<br>at A3 | 1:100 | SK005  |    |
| 24015JA  | designer:       | JK    | 011000 |    |
| Consent  | drawn:          | -     | of:    | 41 |

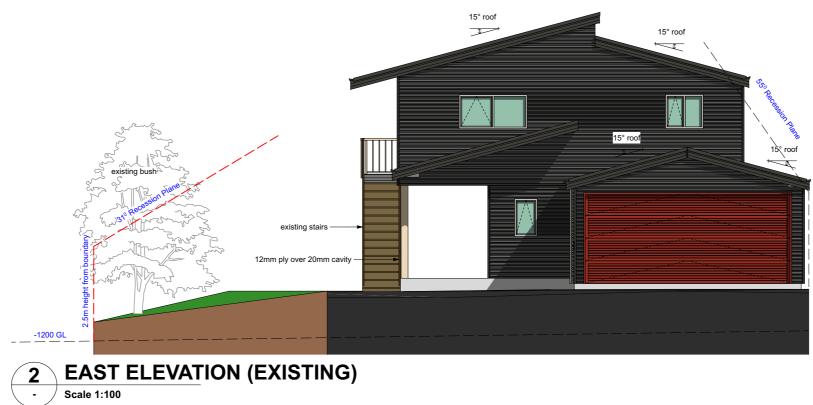


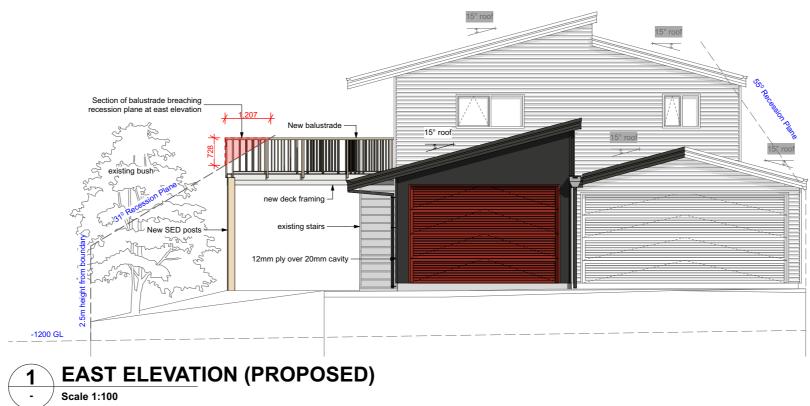




### NORTH ELEVATION (PROPOSED) Scale 1:100 1

| 🔀 Jade                                     | job title:              | drawing title:  | legal description:                                 | notes:<br>This building has been designed for the client and remains copyrighted to  | date of issue: | 30/07/2024     | version:        | V2b   | sheet: |
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| D= Architecture                            | Dreaver Garage Addition | NORTH ELEVATION | Section 66 Town of Moana,<br>27 Ana Street, Moana. | Jade Architecture NZ Ltd. All dimensions, materials, and timber treatments<br>are to be confirmed prior to construction. All work must be in accordance<br>with the New Zealand Building Code, and relevant NZ Standards whether   | revision:      | 16/10/24       | scale:<br>at A3 | 1:100 | SK006  |
| jade@jadearchitecture.co.nz<br>P.O Box 570 |                         |                 |  | referenced in this documentation or not, (including but not limited to<br>Foundation & Timber Frame Construction, Timber Treatment NZS 3602<br>2003). The position of all services to site must be confirmed prior to<br>construction of the services to site must be confirmed prior to | job number:    | 24015JA        | designer:       | JK    |        |
| Rangiora Central 7440                      |                         |                 |  | construction. Soffit, lintel, and ceiling heights may vary. JA NZ should be<br>consulted in the first instance if there are any discrepancies, or if dimensions<br>or details cannot be ascertained from drawings.   | status:<br>Res | source Consent | drawn:          | -     | of: 41 |





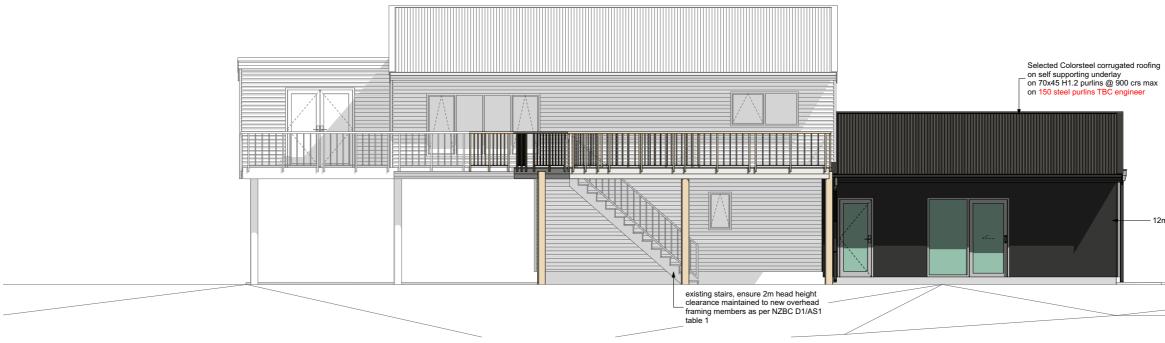
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| JA Jade                                    | job title:              | drawing title: | legal description:                                 | notes:<br>This building has been designed for the client and remains copyrighted to  | date of issue: | 30/07/2024     | version: V2           | sheet: |
|--|-------------------------|----------------|--|--|----------------|----------------|-----------------------|--------|
| D= Architecture                            | Dreaver Garage Addition | EAST ELEVATION | Section 66 Town of Moana,<br>27 Ana Street, Moana. | Jade Architecture NZ Ltd. All dimensions, materials, and timber treatments<br>are to be confirmed prior to construction. All work must be in accordance<br>with the New Zealand Building Code, and relevant NZ Standards whether | revision:      | 16/10/24       | scale:<br>at A3 1:100 | SK007  |
| jade@jadearchitecture.co.nz<br>P.O Box 570 |                         |                |  | referenced in this documentation or not, (including but not limited to<br>Foundation & Timber Frame Construction, Timber Treatment NZS 3602<br>2003). The position of all services to site must be confirmed prior to            | job number:    | 24015JA        | designer:<br>JK       |        |
| Rangiora Central 7440                      |                         |                |  | construction. Soffit, lintel, and ceiling heights may vary. JA NZ should be<br>consulted in the first instance if there are any discrepancies, or if dimensions<br>or details cannot be ascertained from drawings.               | status:<br>Res | source Consent | drawn:                | of: 41 |



#### SOUTH ELEVATION (EXISTING) Scale 1:100 2

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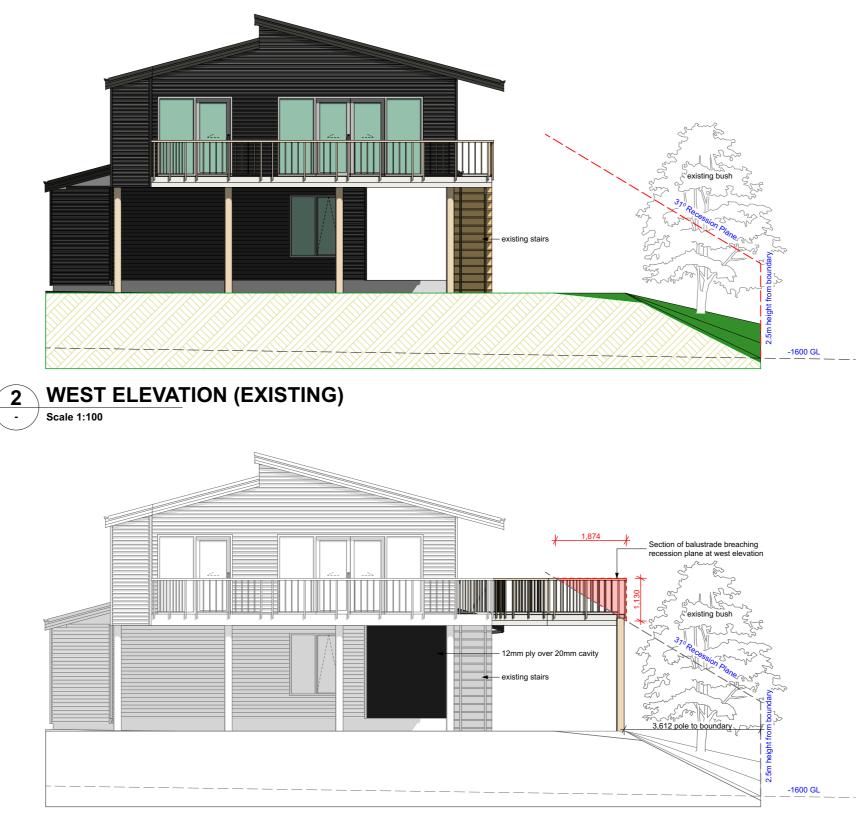


#### SOUTH ELEVATION (PROPOSED) Scale 1:100 -

| JA Jade                                    | job title:              | drawing title:  | legal description:                                 | notes:<br>This building has been designed for the client and remains copyrighted to  | date of issue: | 30/07/2024    | version:          | V2b  | sheet: |
|--|-------------------------|-----------------|--|--|----------------|---------------|-------------------|------|--------|
| D= Architecture                            | Dreaver Garage Addition | SOUTH ELEVATION | Section 66 Town of Moana,<br>27 Ana Street, Moana. | Jade Architecture NZ Ltd. All dimensions, materials, and timber treatments<br>are to be confirmed prior to construction. All work must be in accordance<br>with the New Zealand Building Code, and relevant NZ Standards whether | revision:      | 16/10/24      | scale:<br>at A3 1 | :100 | SK008  |
| jade@jadearchitecture.co.nz<br>P.O Box 570 |                         |                 |  | referenced in this documentation or not, (including but not limited to<br>Foundation & Timber Frame Construction, Timber Treatment NZS 3602<br>2003). The position of all services to site must be confirmed prior to            | job number:    | 24015JA       | designer:         | JK   | OROOO  |
| Rangiora Central 7440                      |                         |                 |  | construction. Soffit, lintel, and ceiling heights may vary. JA NZ should be<br>consulted in the first instance if there are any discrepancies, or if dimensions<br>or details cannot be ascertained from drawings.               | status:<br>Res | ource Consent | drawn:            | -    | of: 41 |



12mm ply over 20mm cavity



#### WEST ELEVATION (PROPOSED) Scale 1:100 1 -

| JA Jade                                    | job title:              | drawing title: | legal description:                                 | notes:<br>This building has been designed for the client and remains copyrighted to  | date of issue: | 30/07/2024     | version: V2           | sheet:<br>b |
|--|-------------------------|----------------|--|--|----------------|----------------|-----------------------|-------------|
| D= Architecture                            | Dreaver Garage Addition | WEST ELEVATION | Section 66 Town of Moana,<br>27 Ana Street, Moana. | Jade Architecture NZ Ltd. All dimensions, materials, and timber treatments<br>are to be confirmed prior to construction. All work must be in accordance<br>with the New Zealand Building Code, and relevant NZ Standards whether | revision:      | 16/10/24       | scale:<br>at A3 1:100 | SK009       |
| jade@jadearchitecture.co.nz<br>P.O Box 570 |                         |                |  | Foundation & Timber Frame Construction, Timber Treatment NZS 3602 2003). The position of all services to site must be confirmed prior to   | job number:    | 24015JA        | designer:<br>JK       |             |
| Rangiora Central 7440                      |                         |                |  | construction. Soffit, lintel, and ceiling heights may vary. JA NZ should be<br>consulted in the first instance if there are any discrepancies, or if dimensions<br>or details cannot be ascertained from drawings.               | status:<br>Re  | source Consent | drawn:                | of: 41      |