


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

 Jade Architecture jade@jadearchitecture.co.nz P.O Box 570 Rangiora Central 7440	job title:	drawing title:	legal description:	notes:	date of issue:	version:	sheet:
	Dreaver Garage Addition	SKETCH COVER	Section 66 Town of Moana, 27 Ana Street, Moana.	This building has been designed for the client and remains copyrighted to Jade Architecture NZ Ltd. All dimensions, materials, and timber treatments are to be confirmed prior to construction. All work must be in accordance with the New Zealand Building Code, and relevant NZ Standards whether referenced in this documentation or not, (including but not limited to Foundation & Timber Frame Construction, Timber Treatment NZS 3602 2003). The position of all services to site must be confirmed prior to construction. Soffit, lintel, and ceiling heights may vary. JA NZ should be consulted in the first instance if there are any discrepancies, or if dimensions or details cannot be ascertained from drawings.	30/07/2024	V2b	<b>SK001</b>  of: 41
					revision:	scale:	
					16/10/24	at A3	
				job number:	designer:		
					24015JA	JK	
				status:	Resource Consent	drawn:	-

**SITE NOTES**

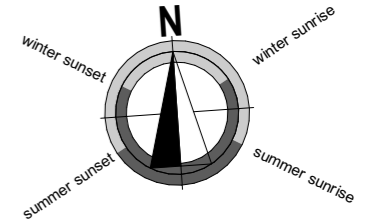
Site Area: 758m<sup>2</sup>  
 Existing Footprint: 90.04m<sup>2</sup>  
 Proposed Total GF Footprint: 124.54m<sup>2</sup> (Over Foundation)  
 Proposed Total Site Coverage: 216.74m<sup>2</sup> (Over Total Roof incl. eaves)  
 Site Coverage: 28.59% ( 50% allowable )

Territorial Authority: Grey District Council  
 Planning Zone: Residential  
 Site Coverage permitted: 50  
 Maximum Building Height: Within by recession plane

Wind Zone: Medium  
 Earthquake Zone: 4  
 Snow zone: 0.9kPa  
 Corrosion Zone: C

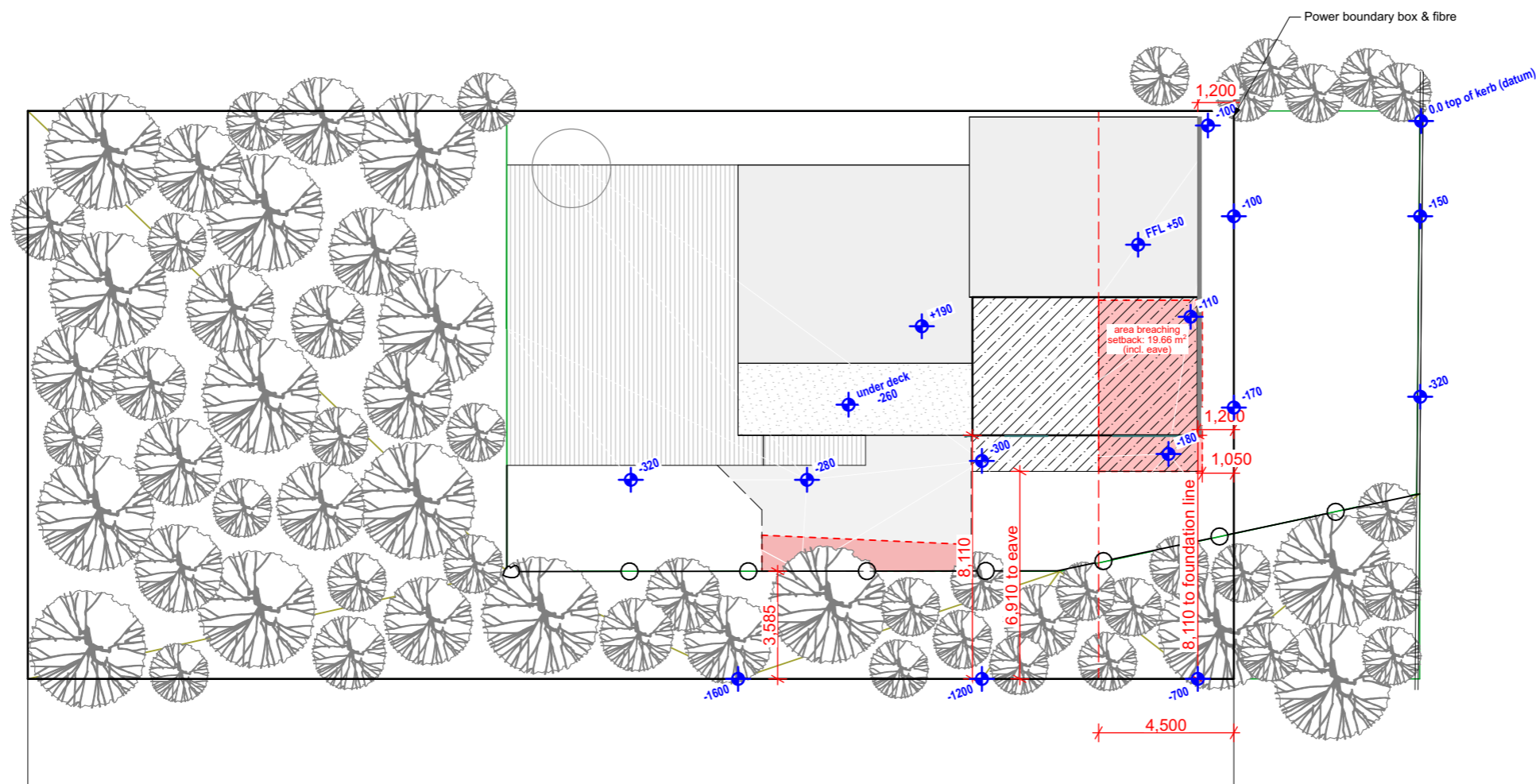
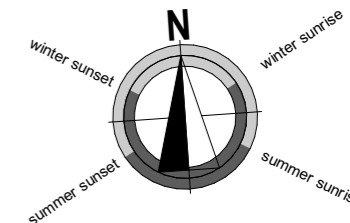
Geotech / Soil Report: Requirement TBC  
 TC Zone type: TC1 / TC2 / TC3 / UNMAPPED

Flood Management Area: TBC



**1 SITE PLAN**  
 Scale 1:200

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



# 1 SITE LEVELS

Scale 1:200

**Jade Architecture**  
 jade@jadearchitecture.co.nz  
 P.O Box 570  
 Rangiora Central 7440

job title:  
Dreaver Garage Addition

drawing title:  
SKETCH SITE LEVELS

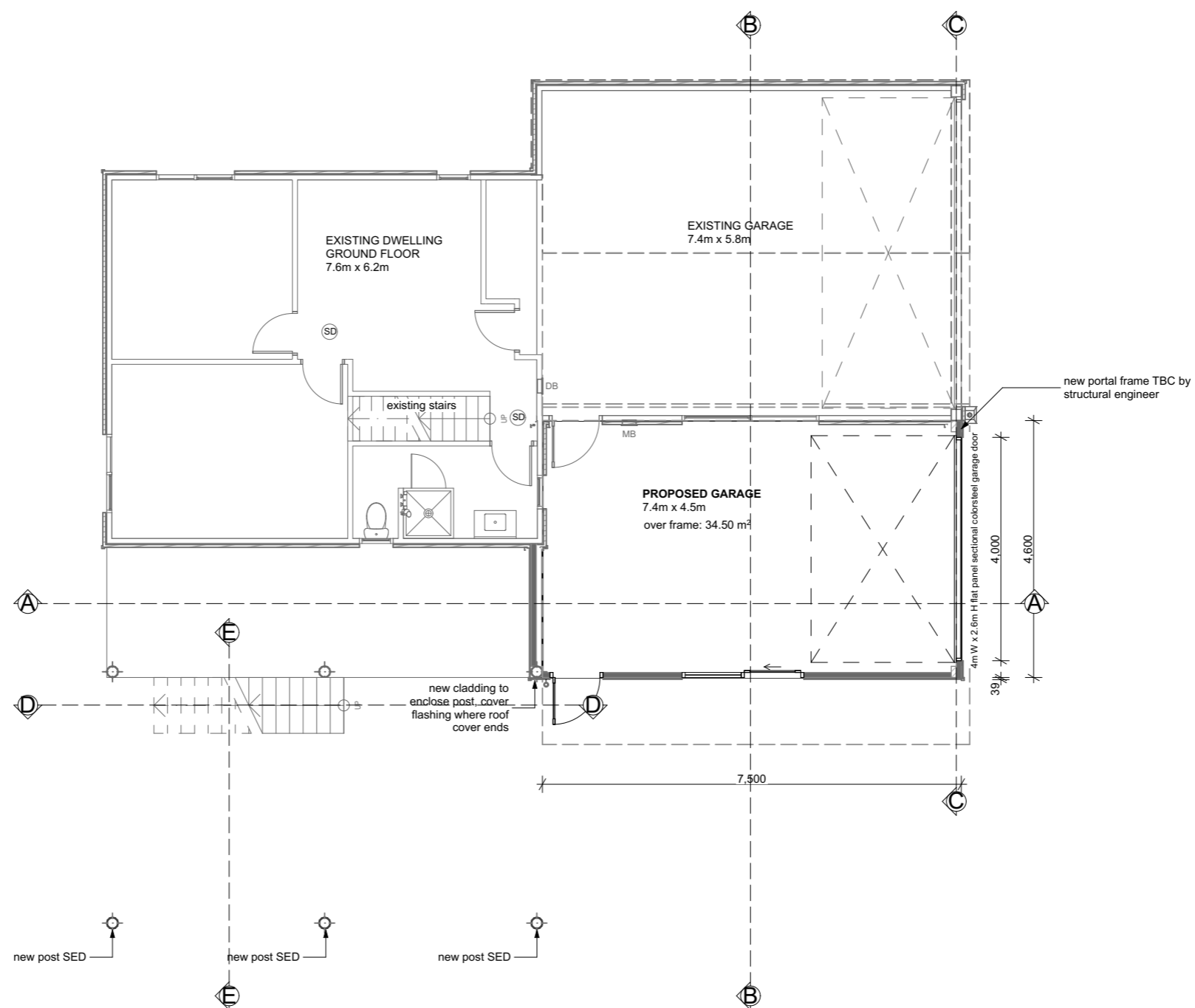
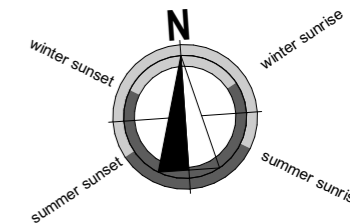
legal description:  
Section 66 Town of Moana,  
27 Ana Street, Moana.

notes:  
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 revision: 16/10/24  
 job number: 24015JA  
 status: Resource Consent

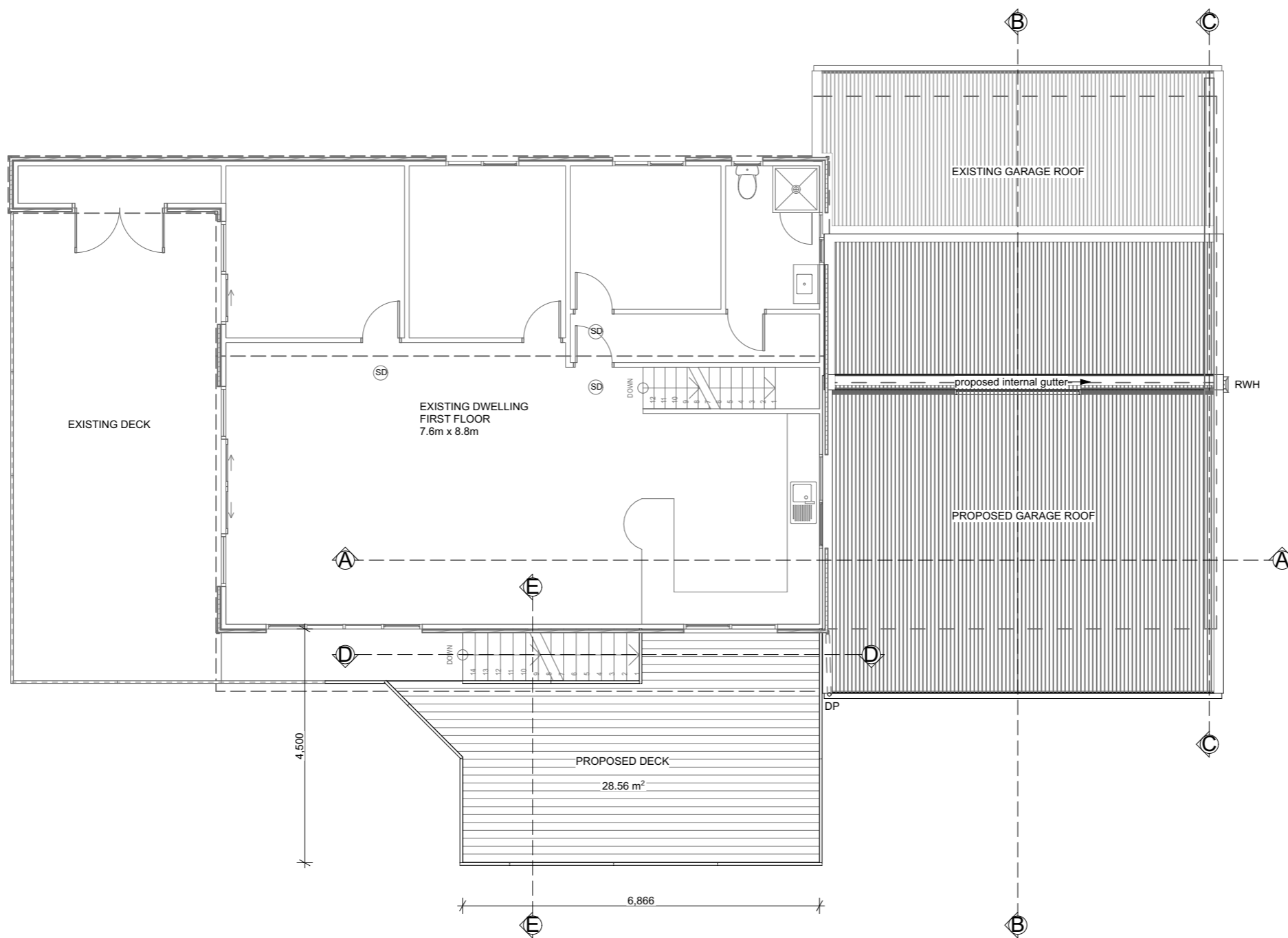
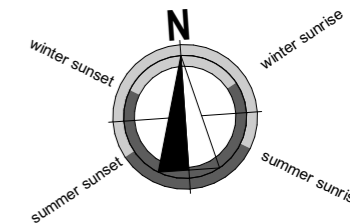
version: V2b  
 scale: at A3 1:200  
 designer: JK  
 drawn: -

sheet:  
**SK003**  
 of: 41



**1 GROUND FLOOR PLAN (PROPOSED)**  
Scale 1:100

<p>Jade Architecture jade@jadearchitecture.co.nz P.O Box 570 Rangiora Central 7440</p>	job title:	drawing title:	legal description:	notes:	date of issue:	version:	sheet:
	Dreaver Garage Addition	SKETCH GROUND FLOOR PLAN	Section 66 Town of Moana, 27 Ana Street, Moana.	This building has been designed for the client and remains copyrighted to Jade Architecture NZ Ltd. All dimensions, materials, and timber treatments are to be confirmed prior to construction. All work must be in accordance with the New Zealand Building Code, and relevant NZ Standards whether referenced in this documentation or not, (including but not limited to Foundation & Timber Frame Construction, Timber Treatment NZS 3602 2003). The position of all services to site must be confirmed prior to construction. Soffit, lintel, and ceiling heights may vary. JA NZ should be consulted in the first instance if there are any discrepancies, or if dimensions or details cannot be ascertained from drawings.	30/07/2024	V2b	<b>SK004</b> of: 41
					revision:	scale:	
					16/10/24	at A3 1:100	
				job number:	designer:		
					24015JA	JK	
					status:	drawn:	
					Resource Consent	-	



**1** FIRST FLOOR PLAN (PROPOSED)  
 - Scale 1:100


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	Dreaver Garage Addition	SKETCH FIRST FLOOR PLAN	Section 66 Town of Moana, 27 Ana Street, Moana.	This building has been designed for the client and remains copyrighted to Jade Architecture NZ Ltd. All dimensions, materials, and timber treatments are to be confirmed prior to construction. All work must be in accordance with the New Zealand Building Code, and relevant NZ Standards whether referenced in this documentation or not, (including but not limited to Foundation & Timber Frame Construction, Timber Treatment NZS 3602 2003). The position of all services to site must be confirmed prior to construction. Soffit, lintel, and ceiling heights may vary. JA NZ should be consulted in the first instance if there are any discrepancies, or if dimensions or details cannot be ascertained from drawings.	30/07/2024	V2b	<b>SK005</b> of: 41
					revision:	scale:	
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				job number:	designer:		
					24015JA	JK	
					status:	drawn:	
					Resource Consent	-	



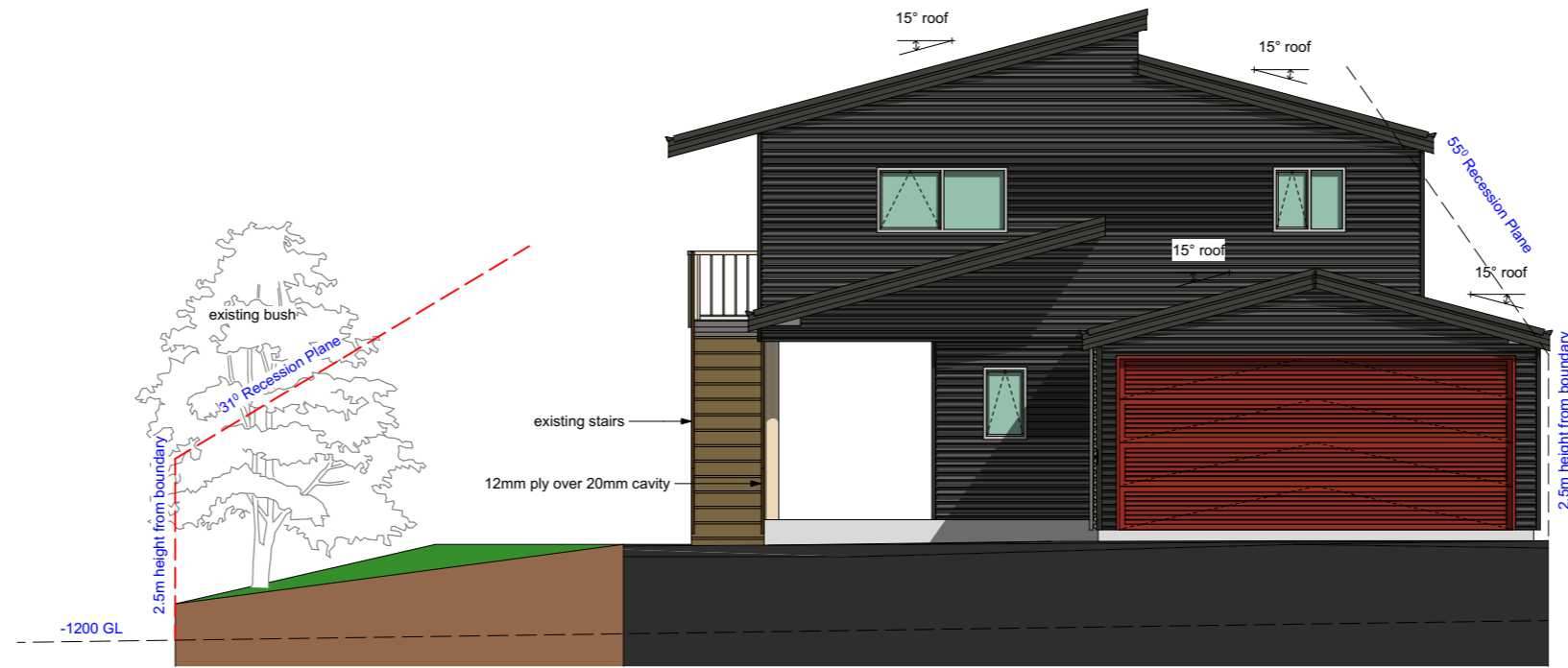
**2 NORTH ELEVATION (EXISTING)**  
 - Scale 1:100



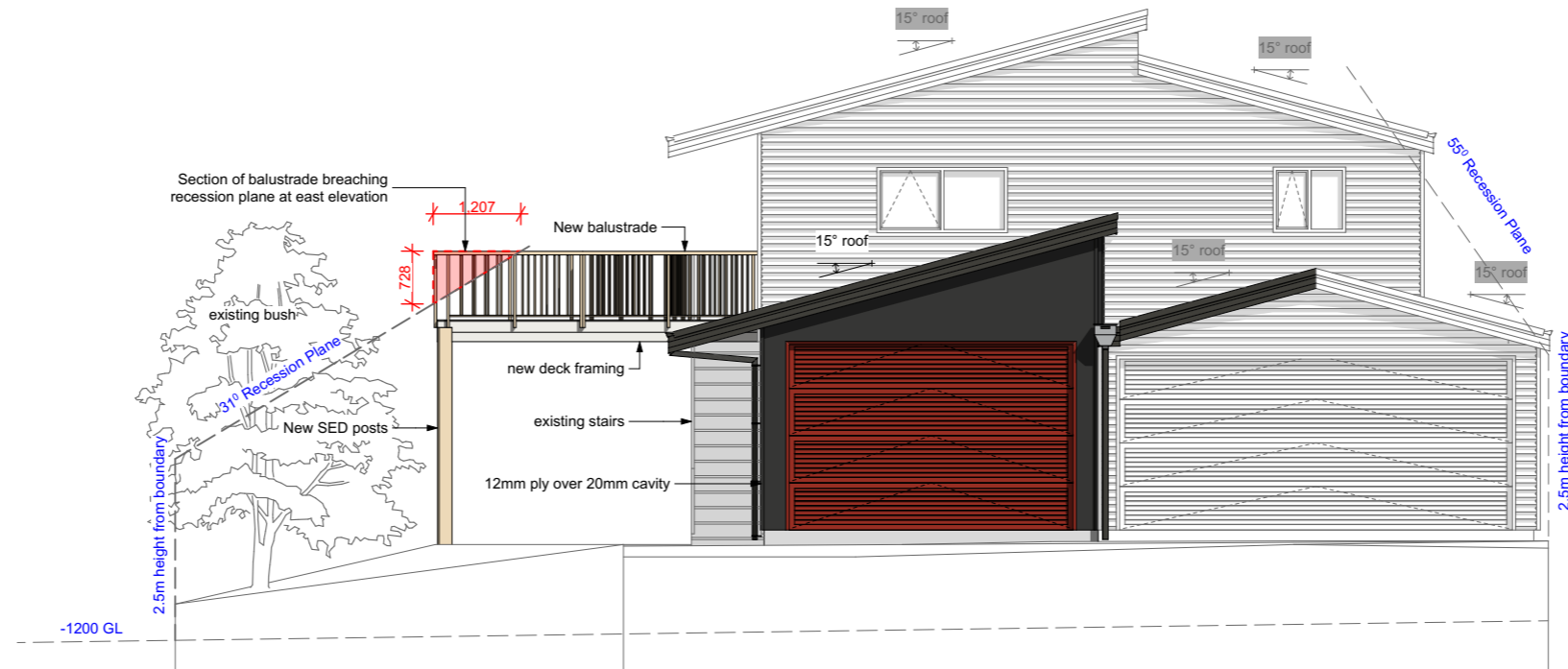
**1 NORTH ELEVATION (PROPOSED)**  
 - Scale 1:100

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






**2 EAST ELEVATION (EXISTING)**  
Scale 1:100

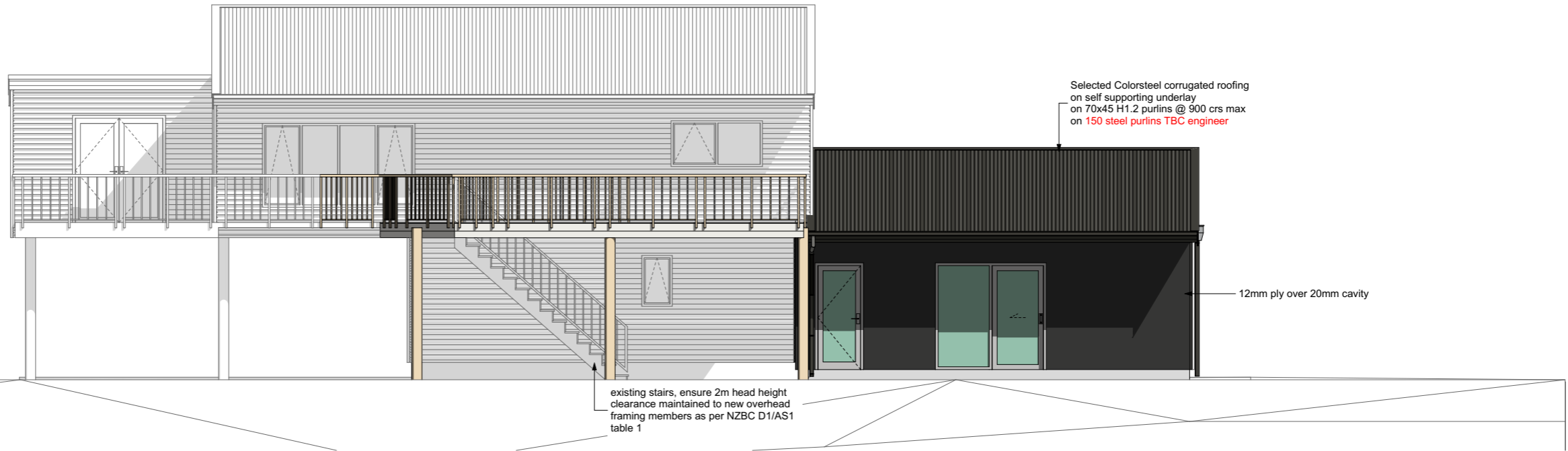


**1 EAST ELEVATION (PROPOSED)**  
Scale 1:100

 jade@jadearchitecture.co.nz P.O Box 570 Rangiora Central 7440	job title:	drawing title:	legal description:	notes:	date of issue:	version:	sheet:
	Dreaver Garage Addition	EAST ELEVATION	Section 66 Town of Moana, 27 Ana Street, Moana.	This building has been designed for the client and remains copyrighted to Jade Architecture NZ Ltd. All dimensions, materials, and timber treatments are to be confirmed prior to construction. All work must be in accordance with the New Zealand Building Code, and relevant NZ Standards whether referenced in this documentation or not, (including but not limited to Foundation & Timber Frame Construction, Timber Treatment NZS 3602 2003). The position of all services to site must be confirmed prior to construction. Soffit, lintel, and ceiling heights may vary. JA NZ should be consulted in the first instance if there are any discrepancies, or if dimensions or details cannot be ascertained from drawings.	30/07/2024	V2b	<b>SK007</b>  of: 41
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					16/10/24	at A3 1:100	
				job number:	designer:		
				24015JA	JK		
				status:	drawn:		
				Resource Consent	-		



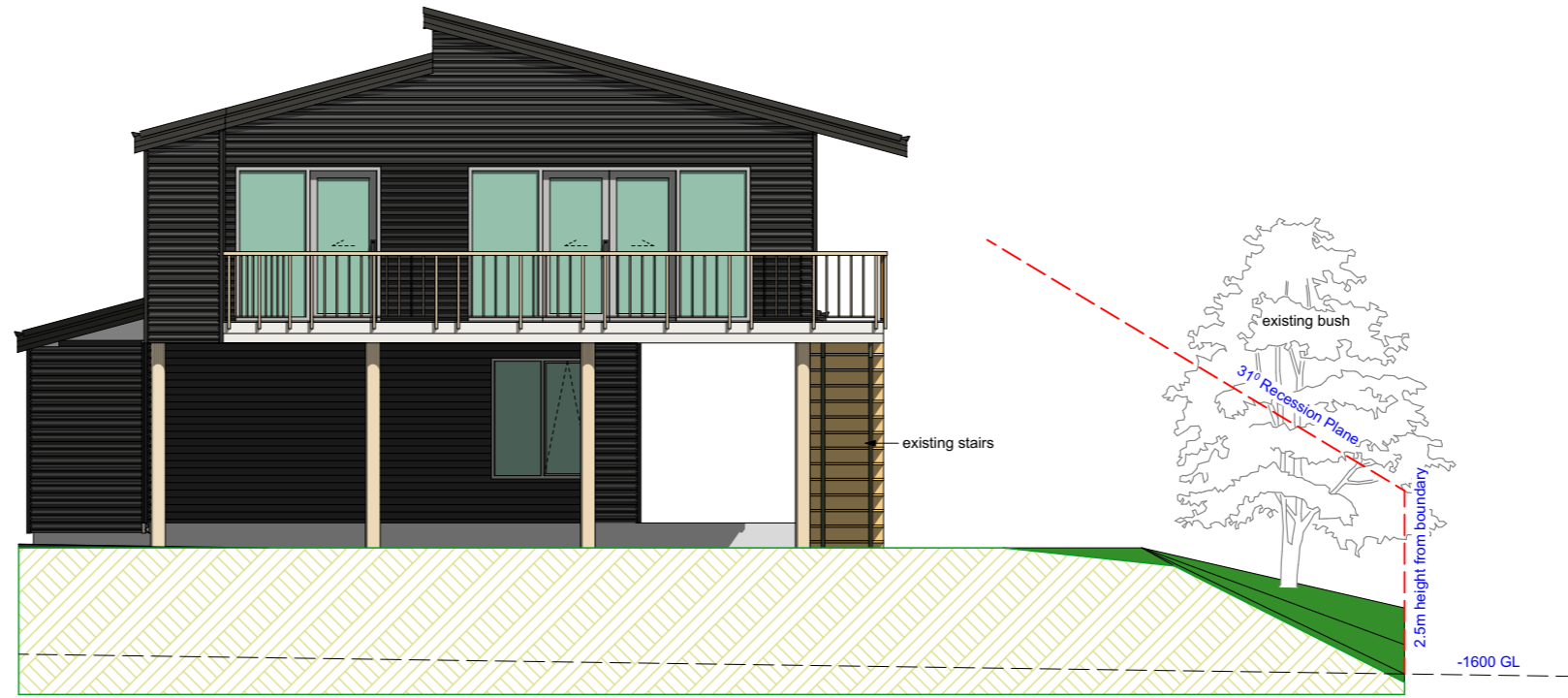
**2 SOUTH ELEVATION (EXISTING)**  
Scale 1:100



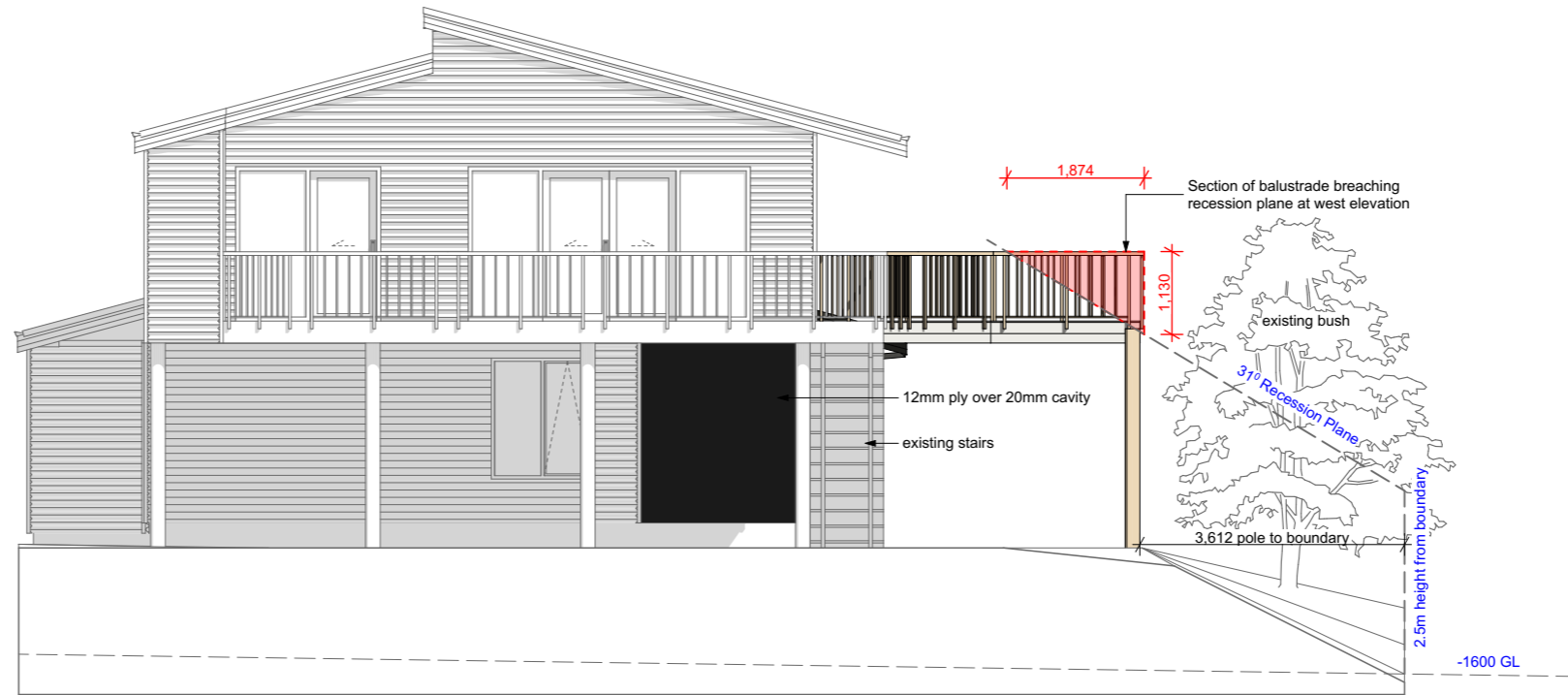
**1 SOUTH ELEVATION (PROPOSED)**  
Scale 1:100

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					revision:	scale:	
					job number:	designer:	
				status:	drawn:	of:	
					16/10/24	at A3	1:100
					24015JA	JK	
					Resource Consent	-	41






**2 WEST ELEVATION (EXISTING)**  
Scale 1:100



**1 WEST ELEVATION (PROPOSED)**  
Scale 1:100

 Jade Architecture jade@jadearchitecture.co.nz P.O Box 570 Rangiora Central 7440	job title:	drawing title:	legal description:	notes:	date of issue:	version:	sheet:
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