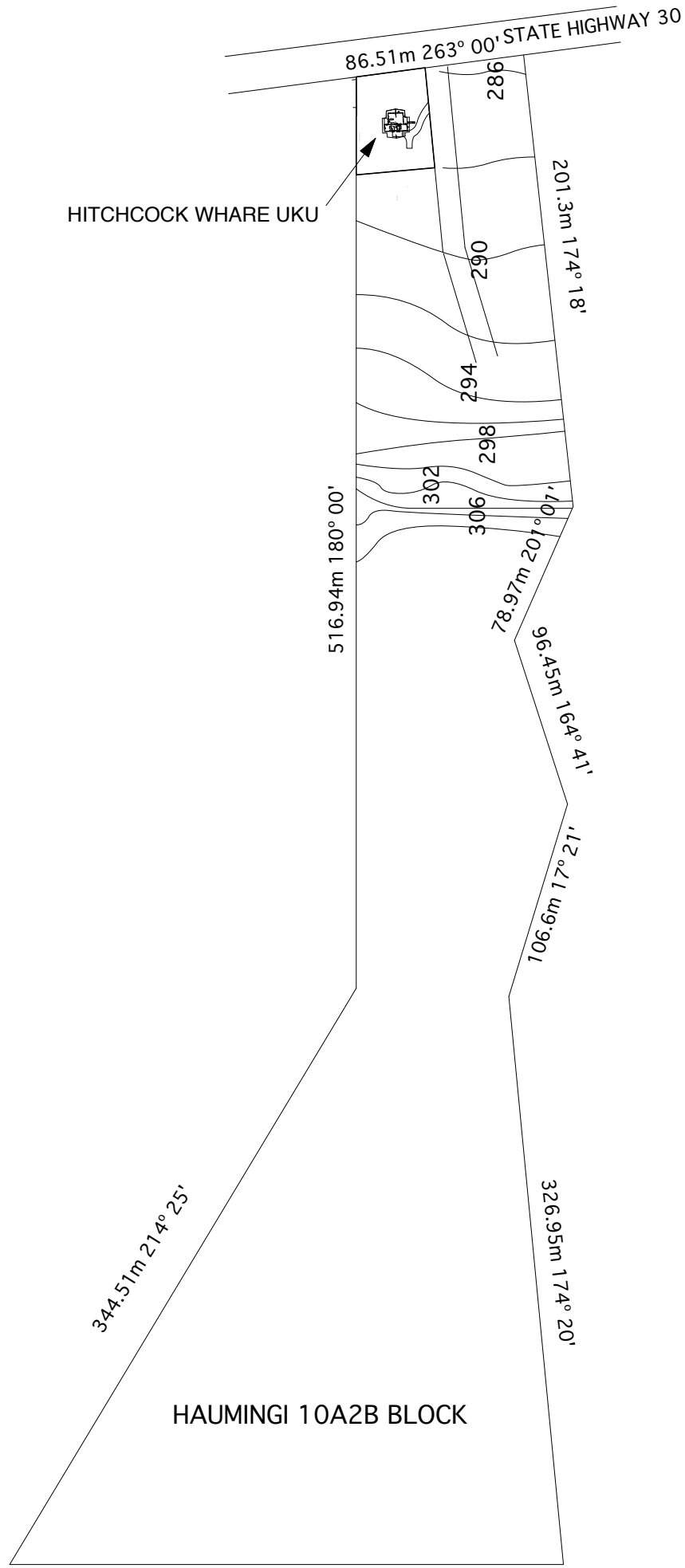
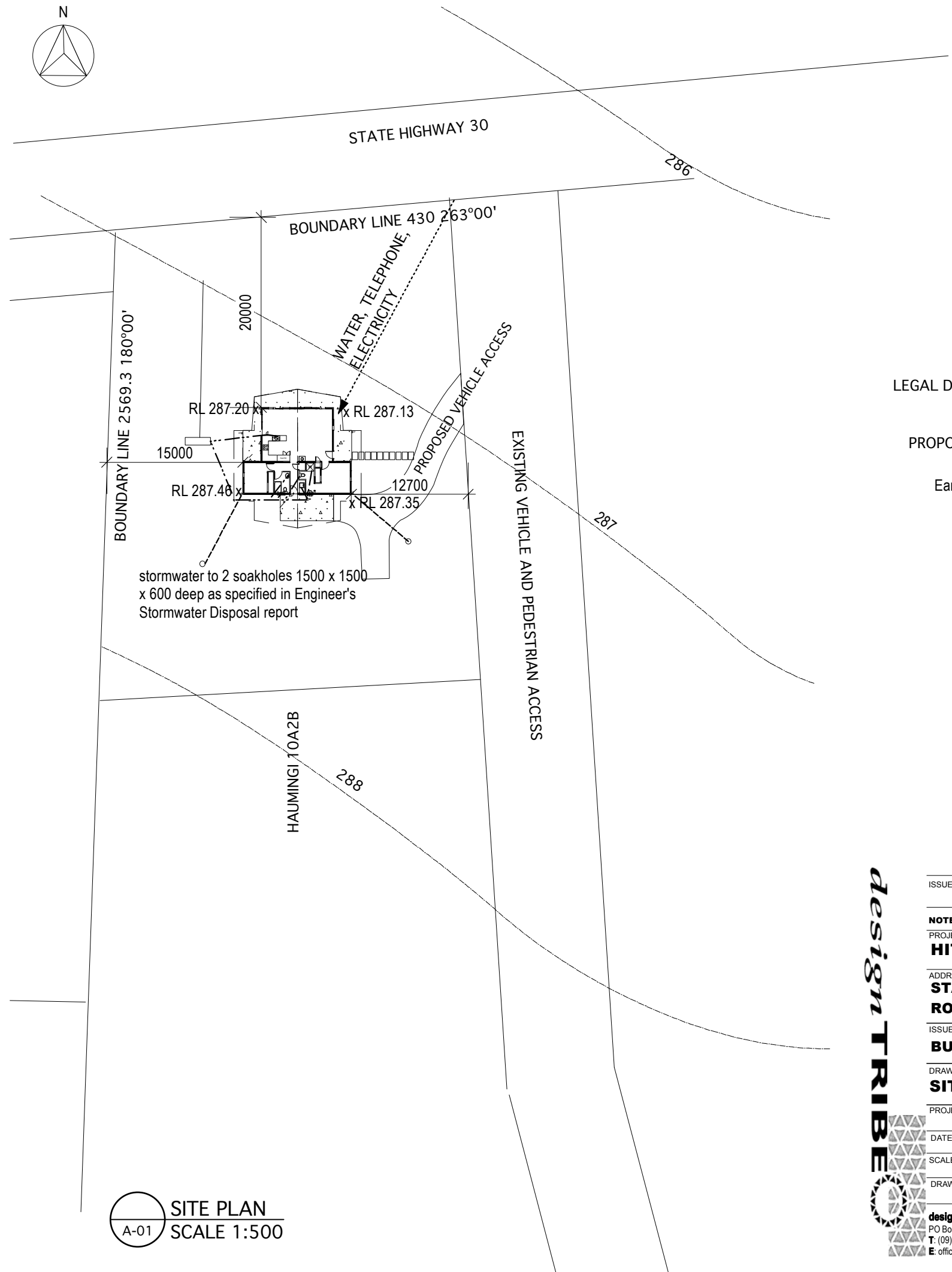




LOCALITY PLAN
A-01 not to scale



SITE PLAN
A-01 SCALE 1:500

LEGAL DESCRIPTION	
SITE AREA	13.0516 hectares
LEGAL DESCRIPTION	Part Haumingi No.10a No.2b Block
WIND ZONE	High
PROPOSED HOUSE	94m2 area
ZONING	Rural E
Earthquake zone	A

design TRIBE

ISSUE

DATE

NOTES

NOTE

DO NOT SCALE FROM DRAWING. USE FIGURED DIMENSIONS ONLY.
CHECK ALL DIMENSIONS ON SITE BEFORE ANY MANUFACTURE OR CONSTRUCTION

PROJECT

HITCHCOCK WHARE UKU

ADDRESS

STATE HIGHWAY 30
ROTOITI

ISSUE STATUS

BUILDING CONSENT

DRAWING

SITE/ LOCATION PLAN

PROJECT #

6022

DWG #

REV

DATE

27 Aug 2007

SCALE @ A3

1:500

DRAWN

AC

CHKD

design TRIBE Architects LTD

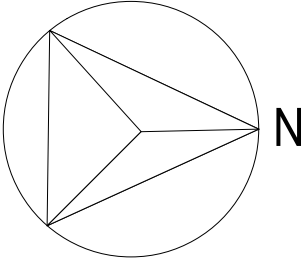
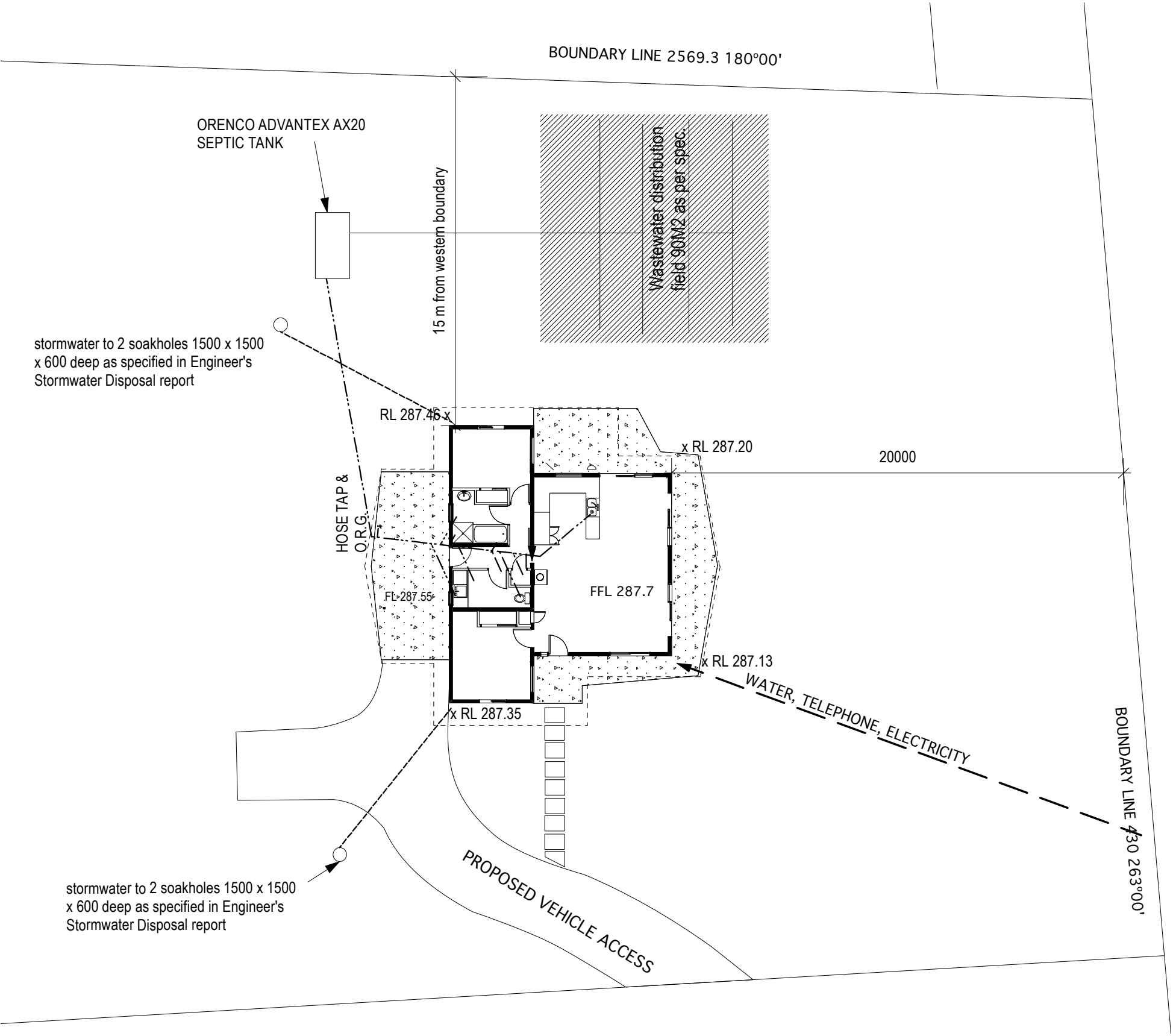
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A-01

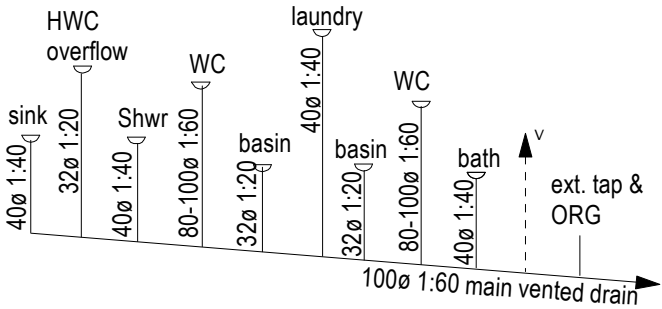


STATE HIGHWAY 30

20000

WATER, TELEPHONE, ELECTRICITY

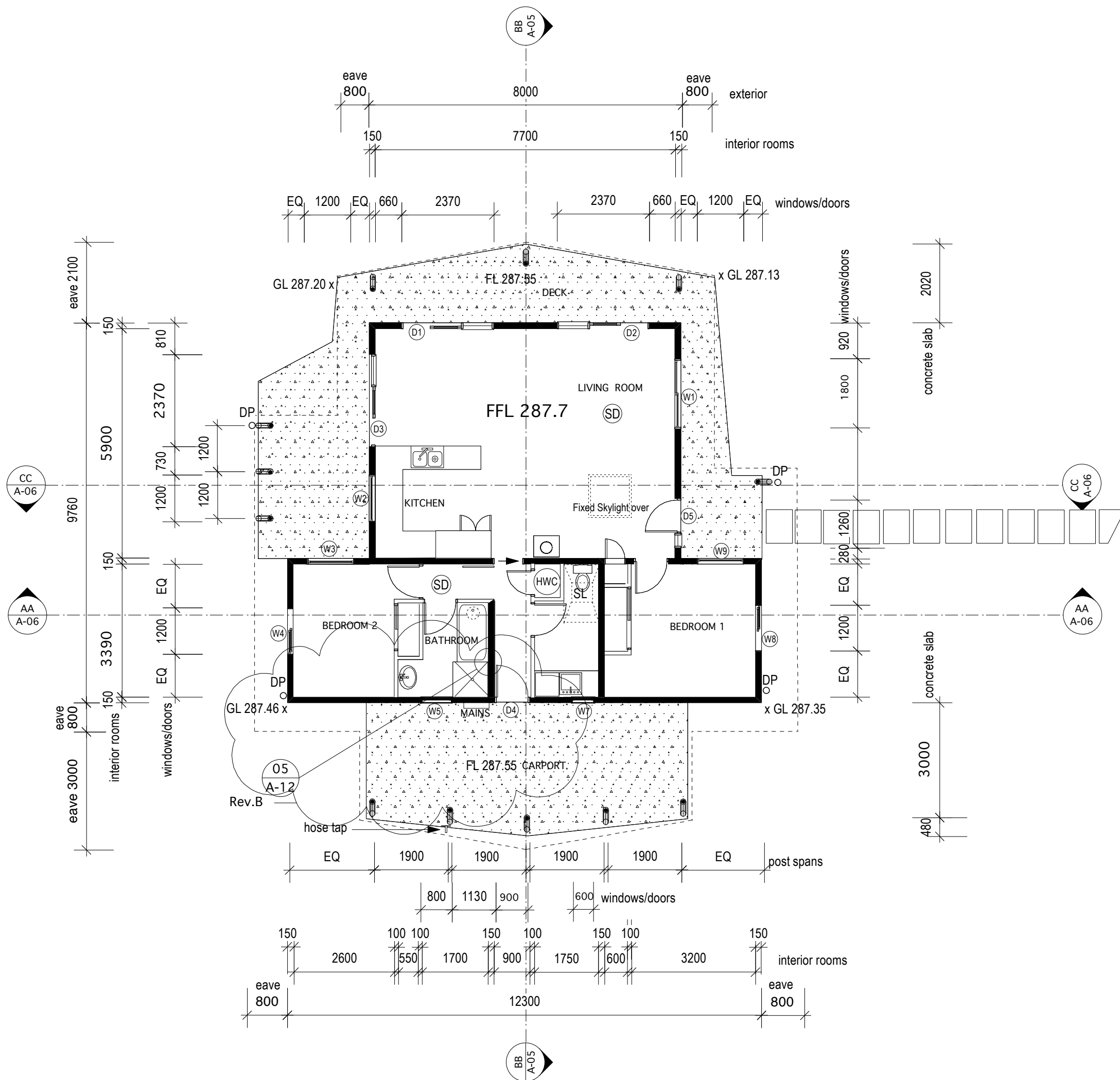
EXISTING ROADWAY



Plumbing Schematic to AS/NZS 3500

design TRIBE

ISSUE	DATE	NOTES
NOTE DO NOT SCALE FROM DRAWING. USE FIGURED DIMENSIONS ONLY. CHECK ALL DIMENSIONS ON SITE BEFORE ANY MANUFACTURE OR CONSTRUCTION		
PROJECT HITCHCOCK WHARE UKU		
ADDRESS STATE HIGHWAY 30 ROTOITI		
ISSUE STATUS BUILDING CONSENT		
DRAWING SITE PLAN		
PROJECT #	6022	DWG #
DATE	27AUG 2007	A-02
SCALE @ A3	1:200	
DRAWN	LW	CHKD
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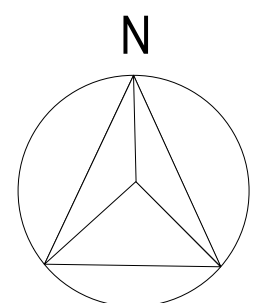


KEY

- 90mm timber frame walls
- 150mm fibre reinforced rammed earth walls (uku)
- 90Ø H4 unipole post @ 8°

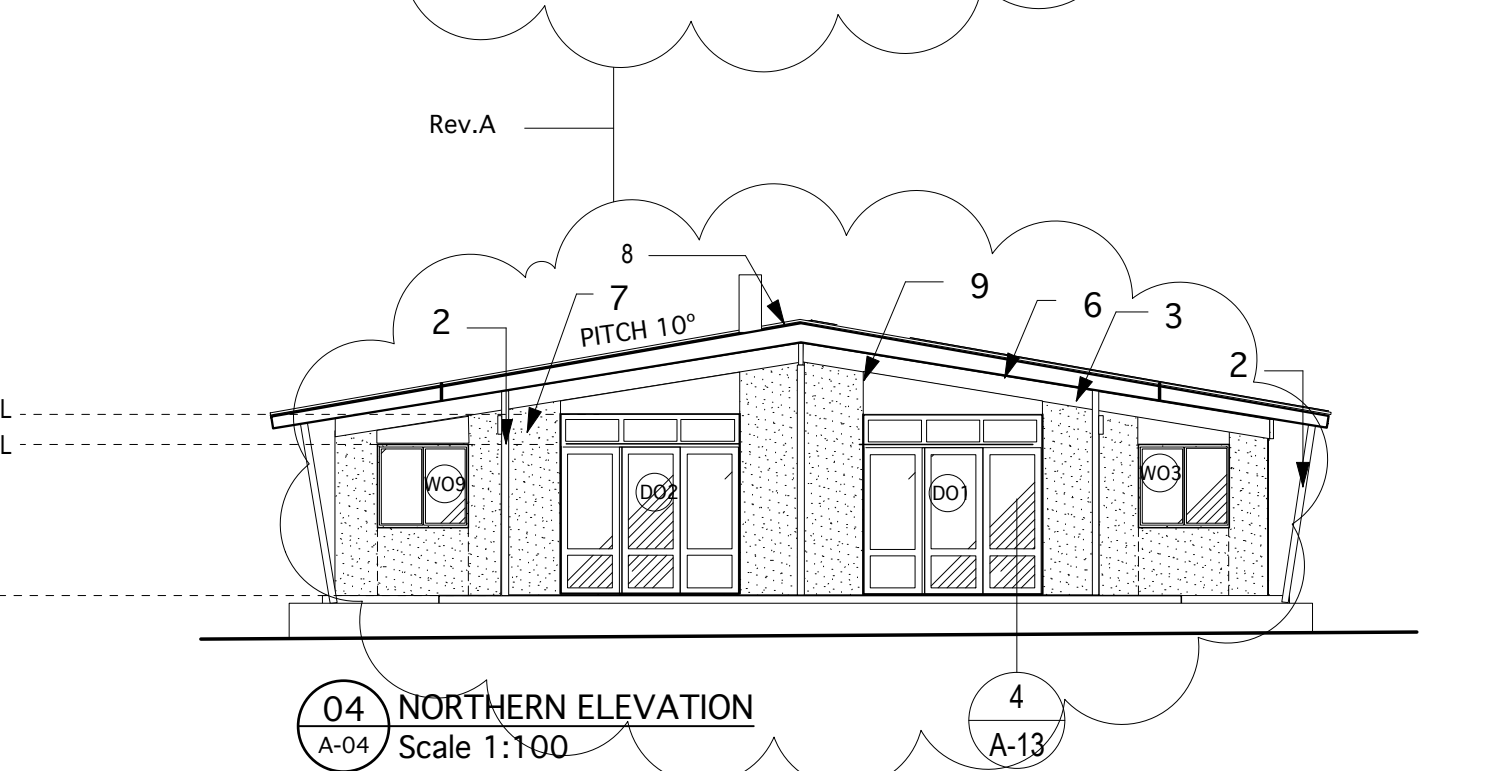
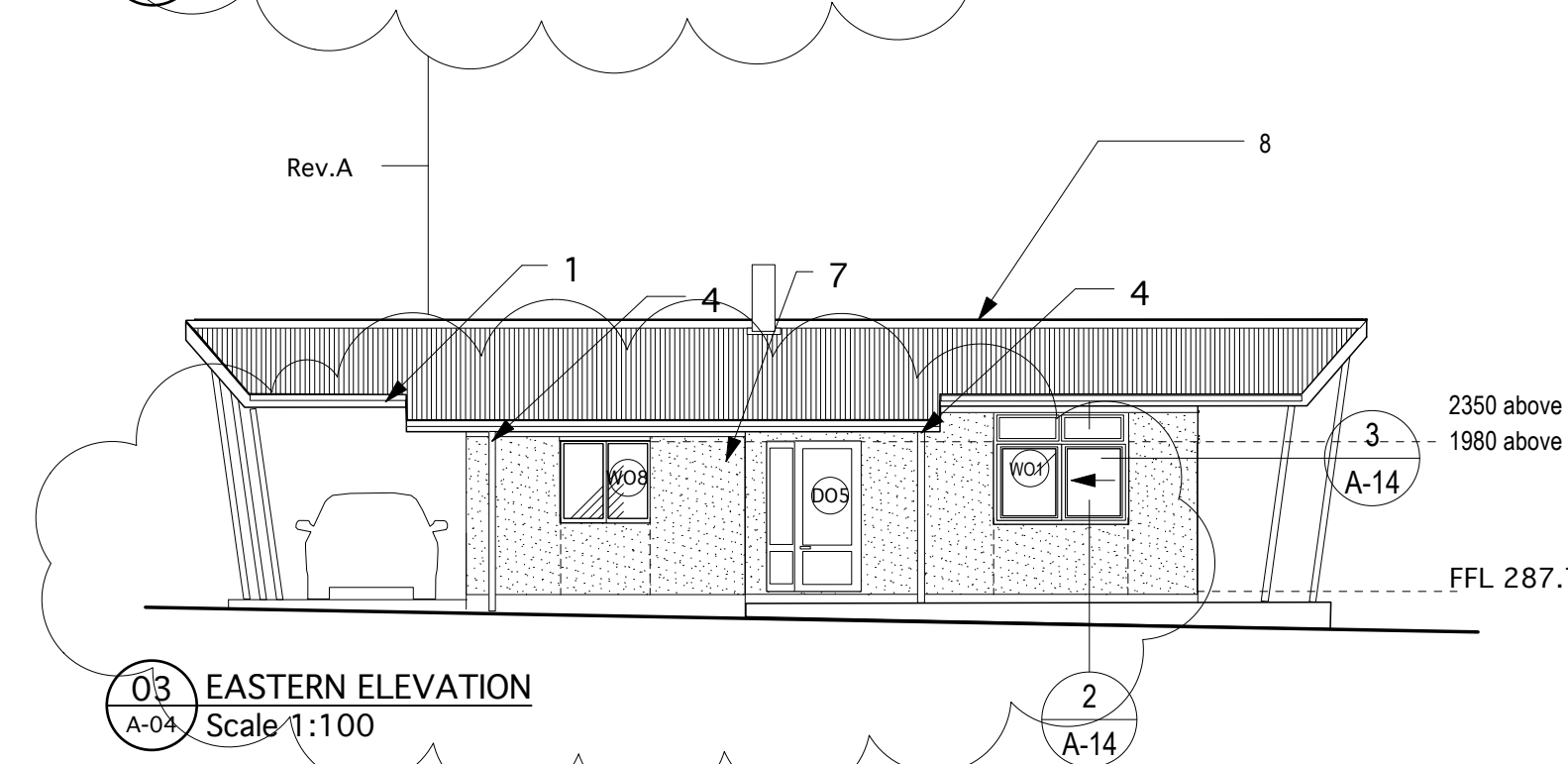
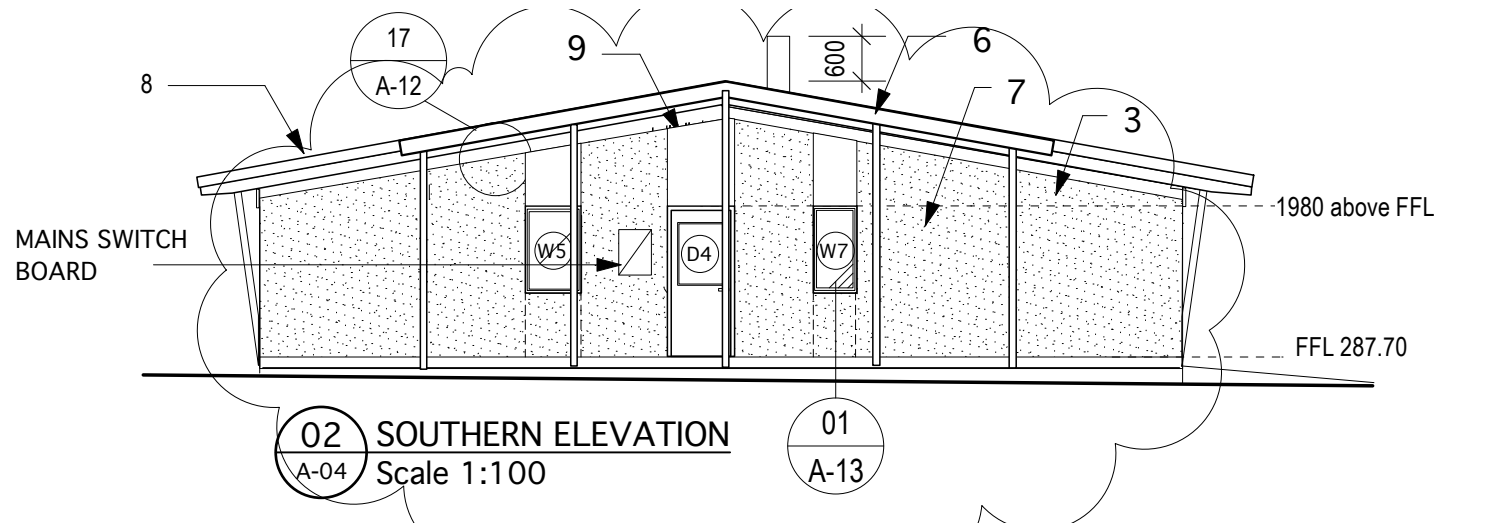
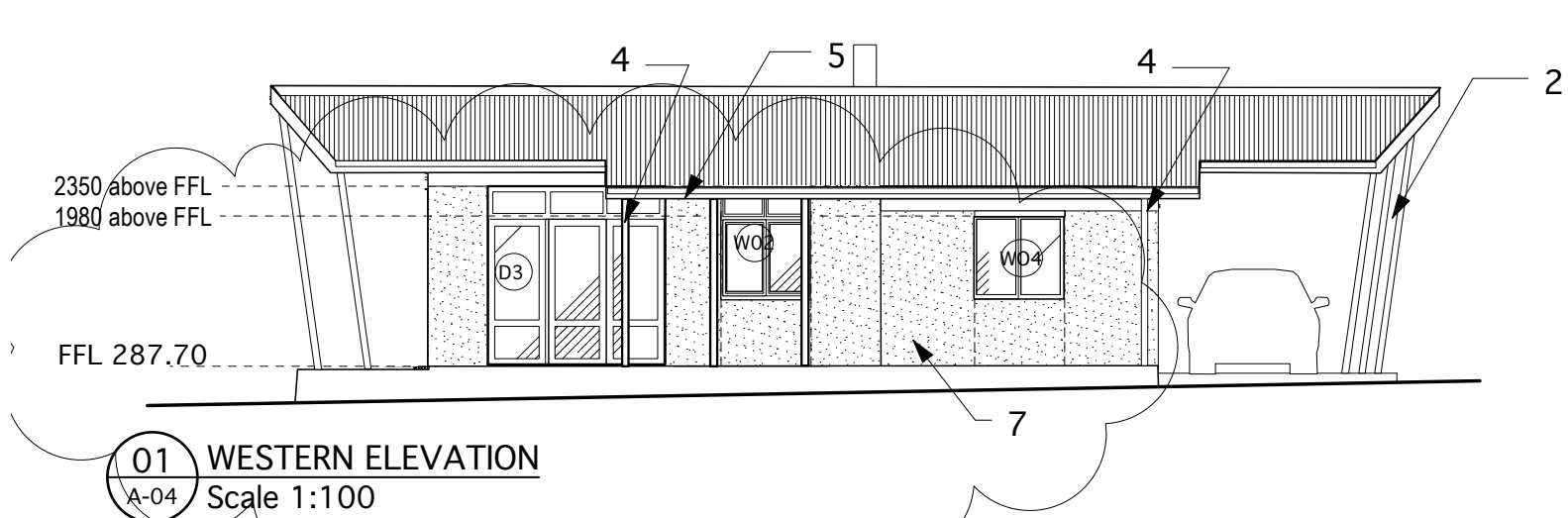
Note: In accordance with Engineers Specification and Ensic Report any structural macrocarpa member ends exposed to rain are to be protected via copper capping.

Rev.B



design TRIBE

B	07/11/07	BC Issue -Rev. UKU Macrocarpa Note/Notes
ISSUE	DATE	NOTES
NOTE DO NOT SCALE FROM DRAWING. USE FIGURED DIMENSIONS ONLY. CHECK ALL DIMENSIONS ON SITE BEFORE ANY MANUFACTURE OR CONSTRUCTION		
PROJECT HITCHCOCK WHARE UKU		
ADDRESS STATE HIGHWAY 30 ROTOITI		
ISSUE STATUS BUILDING CONSENT		
DRAWING FLOOR PLAN		
PROJECT #	6022	DWG #
DATE	07 Nov. 2007	A-03
SCALE @ A3	1:100	B
DRAWN	AC/MH	CHKD RH
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Notes

- Ex 160 x 20 FINGER JOINTED PINE FASCIA BOARD, PAINT FINISH H3.2
- 90ø H4 timber Unipoles @ 8°
- 350 PERMANENT TIMBER SHUTTER H3.2
- STEEL DOWNPIPES - 80MM
- Ex 200 x 20 BARGEBOARD FINGER JOINTED PINE, PAINT FINISH H3.1
- Ex 200 x 20 FINGERJOINTED PINE BARGEBOARD, PAINT FINISH H3.1
- 150mm fibre reinforced rammed earth wall
- CORRUGATE COLORCOTE ZR8 G550 STEEL 0.40MM ROOFING
- 12mm Shadowclad texture natural, paint finish with decorative battens

South Wall

RISK FACTOR	RISK FACTOR
WIND ZONE	1
NUMBER OF STOREYS	0
ROOF/WALL INTERSECTION	0
EAVES WIDTH	0
ENVELOPE COMPLEXITY	0
DECK DESIGN	0
TOTAL	1

North Wall

RISK FACTOR	RISK FACTOR
WIND ZONE	1
NUMBER OF STOREYS	0
ROOF/WALL INTERSECTION	0
EAVES WIDTH	0
ENVELOPE COMPLEXITY	0
DECK DESIGN	0
TOTAL	1

East Wall

RISK FACTOR	RISK FACTOR
WIND ZONE	1
NUMBER OF STOREYS	0
ROOF/WALL INTERSECTION	0
EAVES WIDTH	0
ENVELOPE COMPLEXITY	0
DECK DESIGN	0
TOTAL	1

West Wall

RISK FACTOR	RISK FACTOR
WIND ZONE	1
NUMBER OF STOREYS	0
ROOF/WALL INTERSECTION	0
EAVES WIDTH	0
ENVELOPE COMPLEXITY	0
DECK DESIGN	0
TOTAL	1

design TRIBE

PROJECT #

6022

DWG #

REV

DATE

07 Nov 2007

SCALE @ A3

1:100

DRAWN

AC/MH

CHKD

RH

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ISSUE

DATE

NOTES

NOTE

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PROJECT

HITCHCOCK WHARE UKU

ADDRESS

STATE HIGHWAY 30

ROTOITI

ISSUE STATUS

BUILDING CONSENT

DRAWING

ELEVATIONS

PROJECT #

6022

DWG #

REV

DATE

07 Nov 2007

SCALE @ A3

1:100

DRAWN

AC/MH

CHKD

RH

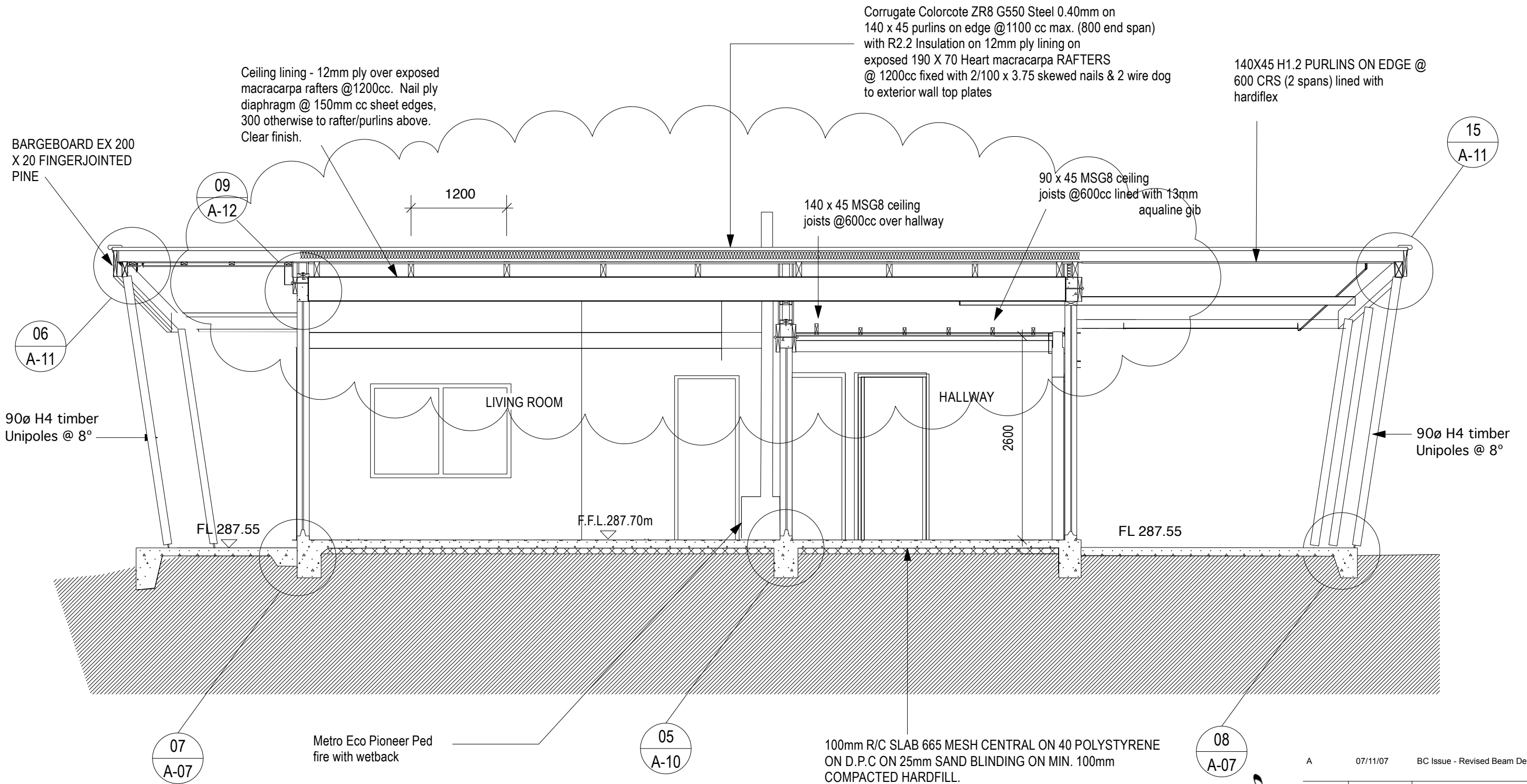
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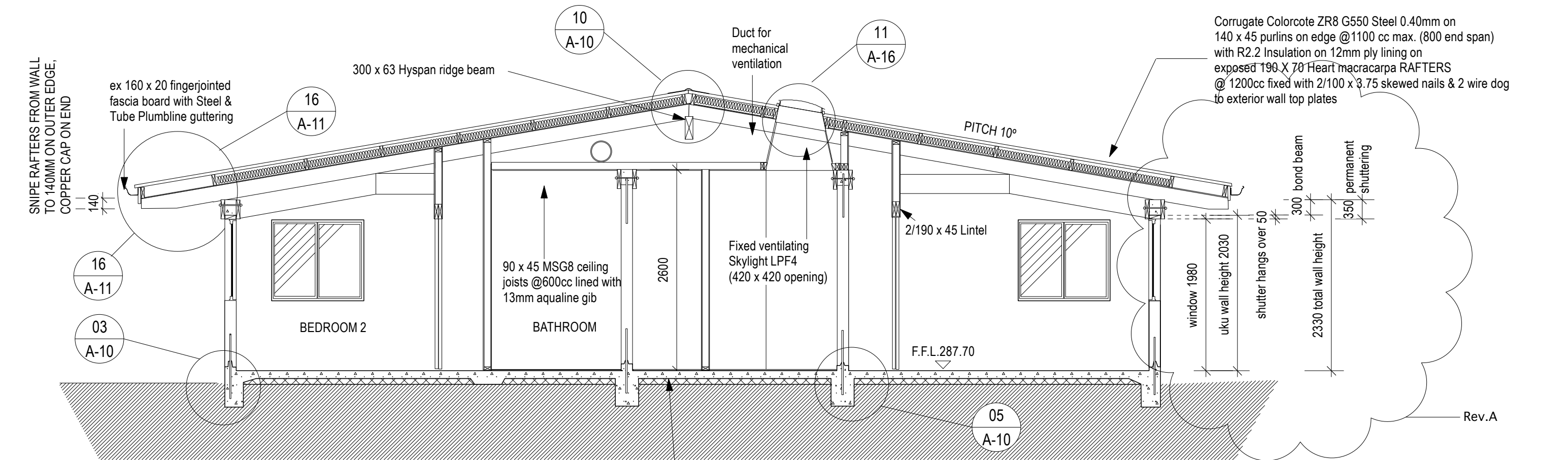
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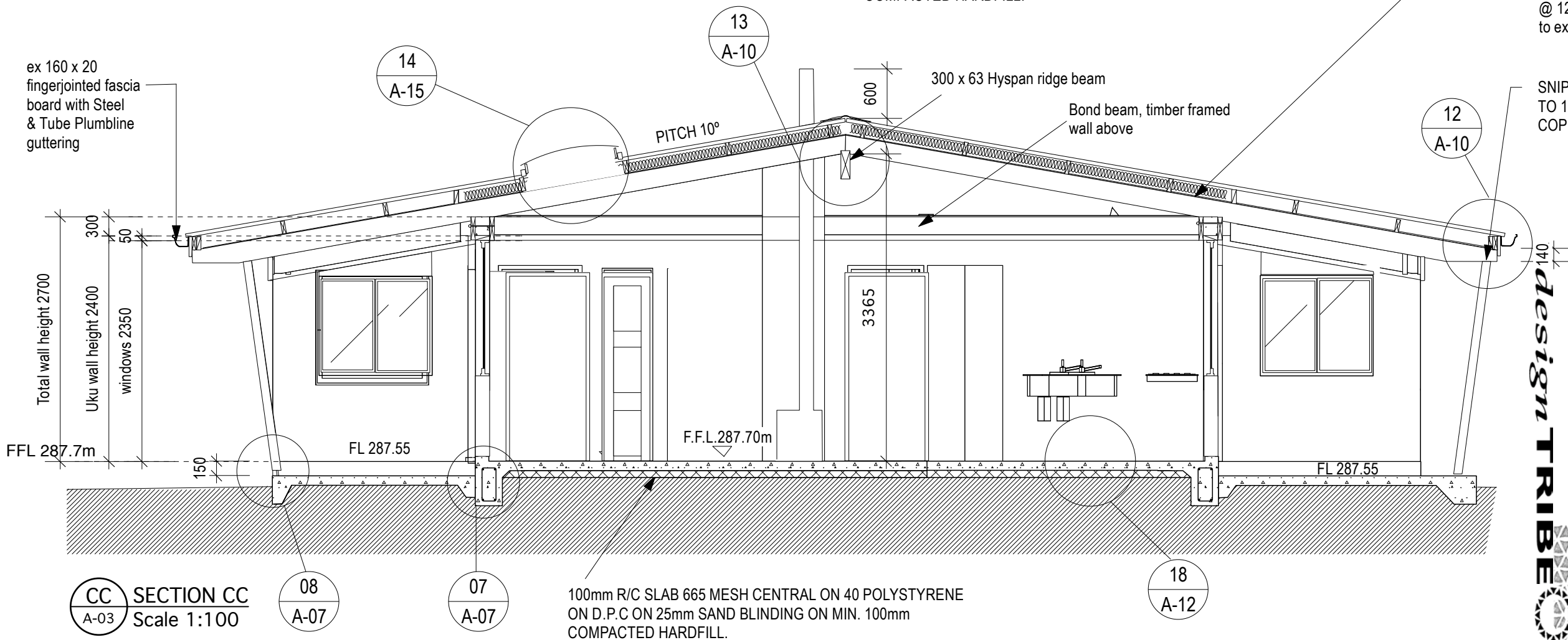
BB SECTION BB
A-03 Scale 1:50

design TRIBE

A		07/11/07		BC Issue - Revised Beam Detail	
ISSUE		DATE		NOTES	
NOTE DO NOT SCALE FROM DRAWING. USE FIGURED DIMENSIONS ONLY. CHECK ALL DIMENSIONS ON SITE BEFORE ANY MANUFACTURE OR CONSTRUCTION					
PROJECT					
HITCHCOCK WHARE UKU					
ADDRESS					
STATE HIGHWAY 30					
ROTOITI					
ISSUE STATUS					
BUILDING CONSENT					
DRAWING					
SECTION BB					
PROJECT #		6022		DWG #	
DATE		07 Nov 2007		A-05	
SCALE @ A3		1:50		A	
DRAWN LW/MH		CHKD RH			
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AA SECTION AA
A-03 Scale 1:100



CC SECTION CC
A-03 Scale 1:100

Corrugate Colorcote ZR8 G550 Steel 0.40mm on 140 x 45 purlins on edge @1100 cc max. (800 end span) with R2.2 Insulation on 12mm ply lining on exposed 190 X 70 Heart macracarpa RAFTERS @ 1200cc fixed with 2/100 x 3.75 skewed nails & 2 wire dog to exterior wall top plates

SNIP RAFTERS FROM WALL TO 140MM ON OUTER EDGE, COPPER CAP ON END

A 07/11/07 BC Issue -Rev. Bond Beam Amend

ISSUE	DATE	NOTES
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NOTE DO NOT SCALE FROM DRAWING. USE FIGURED DIMENSIONS ONLY. CHECK ALL DIMENSIONS ON SITE BEFORE ANY MANUFACTURE OR CONSTRUCTION

PROJECT
HITCHCOCK WHARE UKU

ADDRESS
**STATE HIGHWAY 30
ROTOITI**

ISSUE STATUS
BUILDING CONSENT

DRAWING
SECTIONS AA and CC

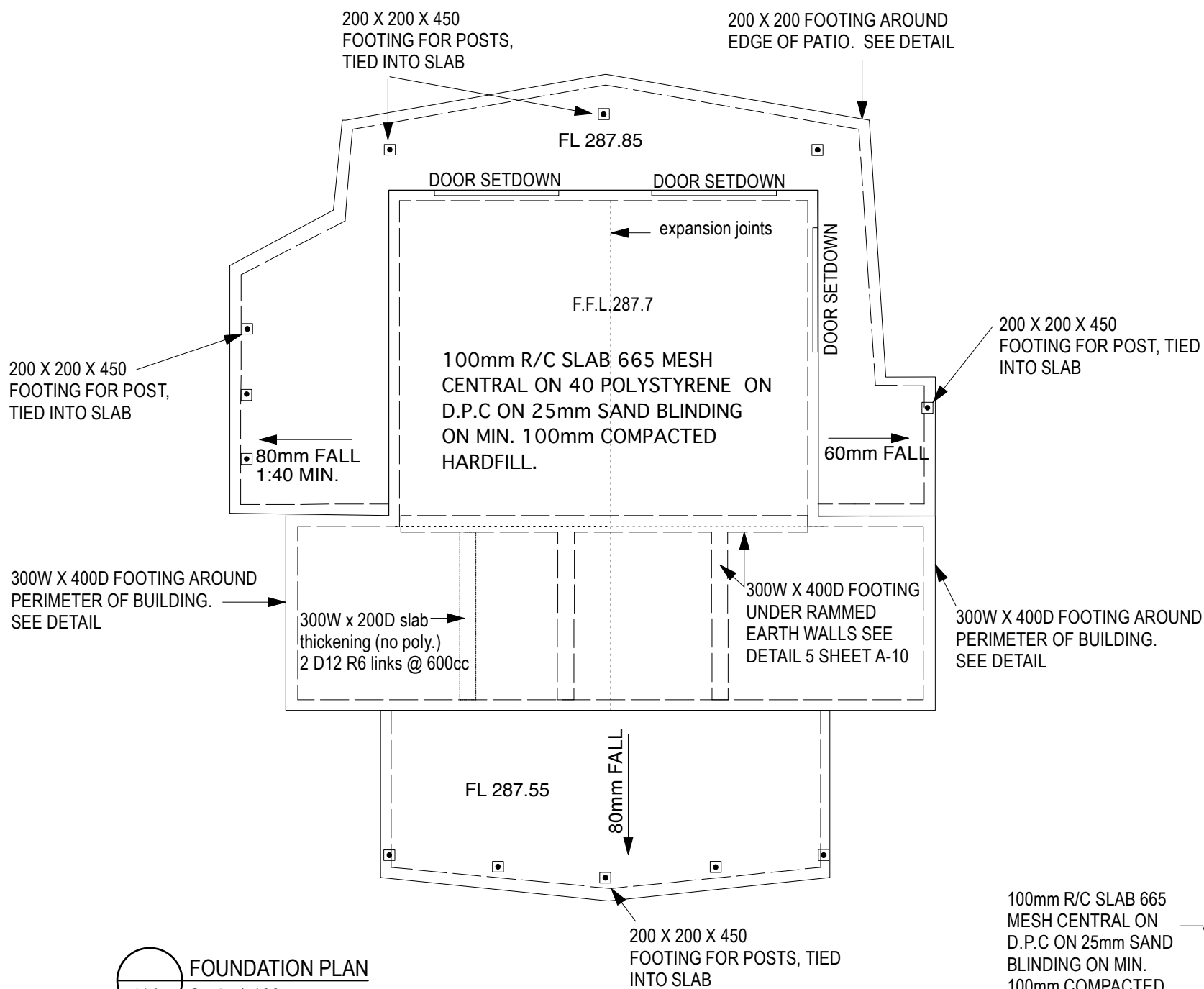
PROJECT # **6022** DWG # REV

DATE **07 Nov. 2007** A-06 A

SCALE @ A3 **1:50**

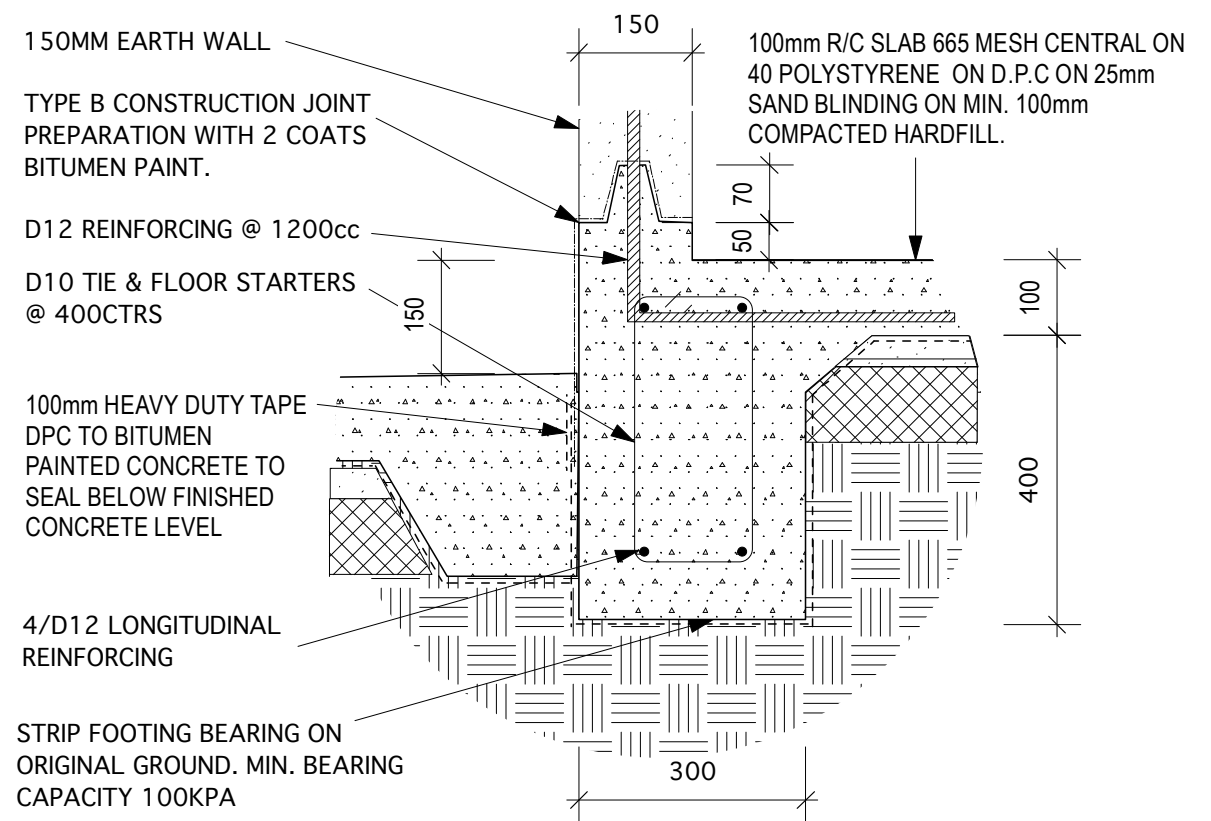
DRAWN **LW/MH** CHKD **RH**

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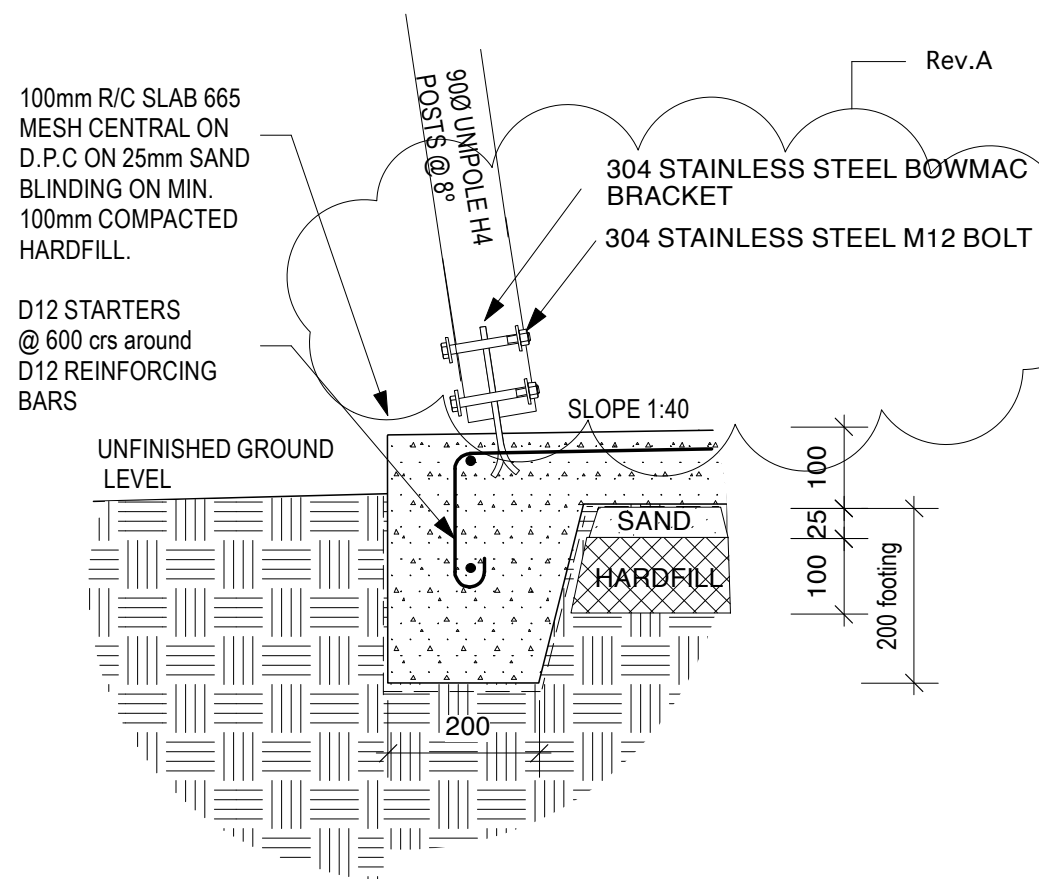


FOUNDATION PLAN
A1-07 Scale 1:100

NOTE: In accordance NZS 3604 Table 4.1, all exposed fixings within 600mm of the ground are to be Type 304 Stainless Steel.

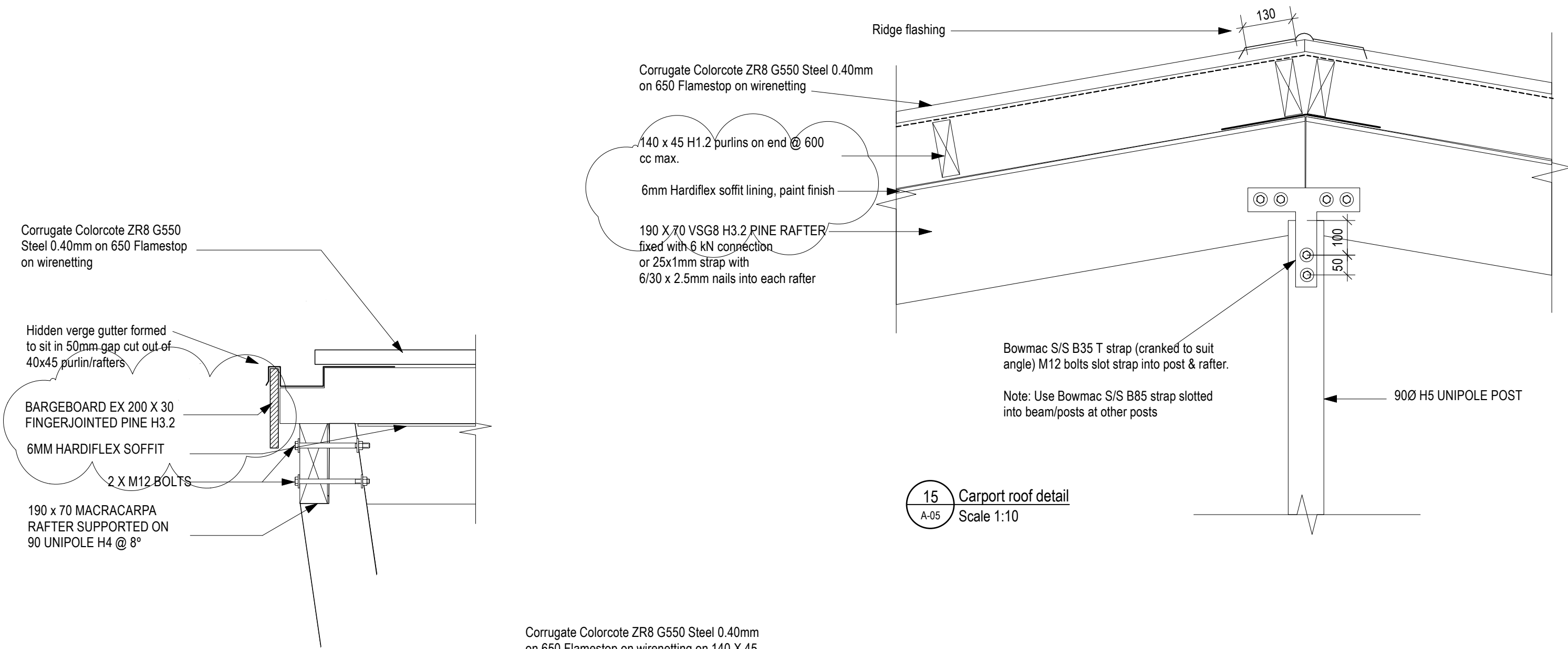


07 TYPICAL WALL/SLAB FOOTING
A-05 Scale 1:10

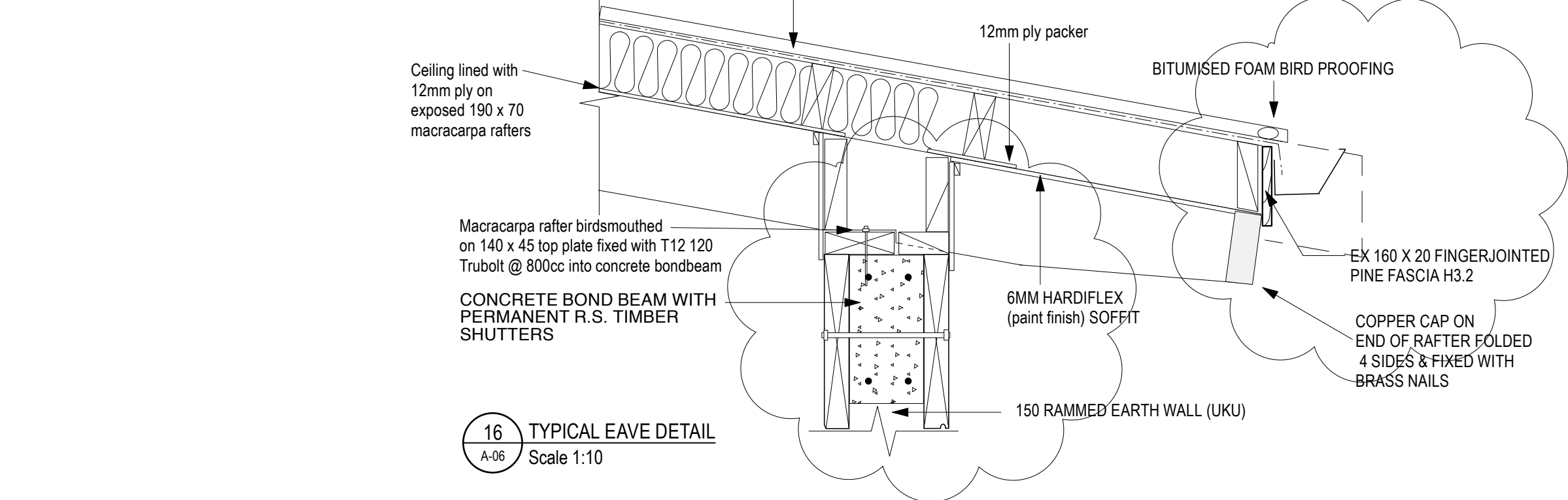


08 TYPICAL TERRACE SLAB EDGE THICKENING DETAIL
A-05 Scale 1:10

A	07/11/07	BC Issue Rev. Detail Amendment & Add. Note
ISSUE	DATE	NOTES
NOTE DO NOT SCALE FROM DRAWING. USE FIGURED DIMENSIONS ONLY. CHECK ALL DIMENSIONS ON SITE BEFORE ANY MANUFACTURE OR CONSTRUCTION.		
PROJECT HITCHCOCK WHARE UKU		
ADDRESS STATE HIGHWAY 30 ROTOITI		
ISSUE STATUS BUILDING CONSENT		
DRAWING FOUNDATION PLAN & details		
PROJECT #	6022	DWG #
DATE	07 Nov. 2007	A-07
SCALE @ A3	1:100	A
DRAWN	AC/ MH	CHKD RH
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06 GABLE EAVE DETAIL
A-05 Scale 1:10



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A	07/11/07	BC Issue - Rev. Notes Clarification
ISSUE	DATE	NOTES
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PROJECT HITCHCOCK WHARE UKU		
ADDRESS STATE HIGHWAY 30 ROTOITI		
ISSUE STATUS BUILDING CONSENT		
DRAWING DETAILS		
PROJECT #	6022	DWG #
DATE	07 Nov. 2007	A-11
SCALE @ A3	1:10	A
DRAWN	LW/MH	CHKD
		RH
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GALV STEEL WITH
CHROME
DOME NUTS on 10mm
GALV ROD

350 X 50 PERMANENT
MACROCARPA
SHUTTERING

BOND BEAM
RE-INFORCED WITH
2/ D16
LONGITUDINAL WITH
D12 DEVELOP
600mm INTO PANEL
(PLACED DURING
CONSTRUCTION)

09 BOND BEAM DETAIL
A-05 Scale 1:10

2/ D16, top &
bottom, with R6
stirrups as per
engineers
specification

150m Uku wall

150

300

150mm THICK
UKU WALL

STAINLESS STEEL Z
FLASHING FIXED
REBATED & SEALED
INTO UKU WALL

MAINS SWITCH
DISTRIBUTION BOX
SCREW FIXED TO
UKU WALL

STAINLESS STEEL Z
FLASHING SCREW FIXED &
SEALED TO SURFACE
MOUNTED MAINS BOX

50

REV.A

03 UKU WALL FLASHING
A-09 Scale 1:10

6MM HARDIGLAZE
WALL LINING ON 20M
STRAPPING

UKU WALL

50X25MM
BATTEN (MIN)

BATH UNIT

SEALANT

6MM HARDIGLAZE
WALL LINING ON 20M
STRAPPING

UKU WALL

20MM TIMBER
WALL STRAPPING

SHOWER UNIT ON
BEDDING MIX 3:1

SEALANT

80MM WASTE
OUTLET WITH
REMOVABLE GRATE

05 UKU WET AREA WALL FLASHING
A-03 Scale 1:10

06 UKU WET AREA WALL FLASHING
A-03 Scale 1:10

BOND BEAM

D16

MAX 1200 crs

UKU

D12 @ 1200cc

600

17 UKU WALL / BOND BEAM ELEVATION
A-04 Scale 1:10

UKU

D12 @ 1200 cc

MAX SPACING 1200crs

600

NIB UPSTAND

FLOOR LEVEL

CONCRETE

D16

18 UKU FOOTING ELEVATION
A-06 Scale 1:10

A 07/11/07 BC Rev. Issue: Wall Flashing Details & Bond Beam Amendment

ISSUE	DATE	NOTES
-------	------	-------

NOTE DO NOT SCALE FROM DRAWING. USE FIGURED DIMENSIONS ONLY.
CHECK ALL DIMENSIONS ON SITE BEFORE ANY MANUFACTURE OR CONSTRUCTION

PROJECT
HITCHCOCK WHARE UKU

ADDRESS
**STATE HIGHWAY 30
ROTOITI**

ISSUE STATUS
BUILDING CONSENT

DRAWING
DETAILS

PROJECT #	6022	DWG #		REV	
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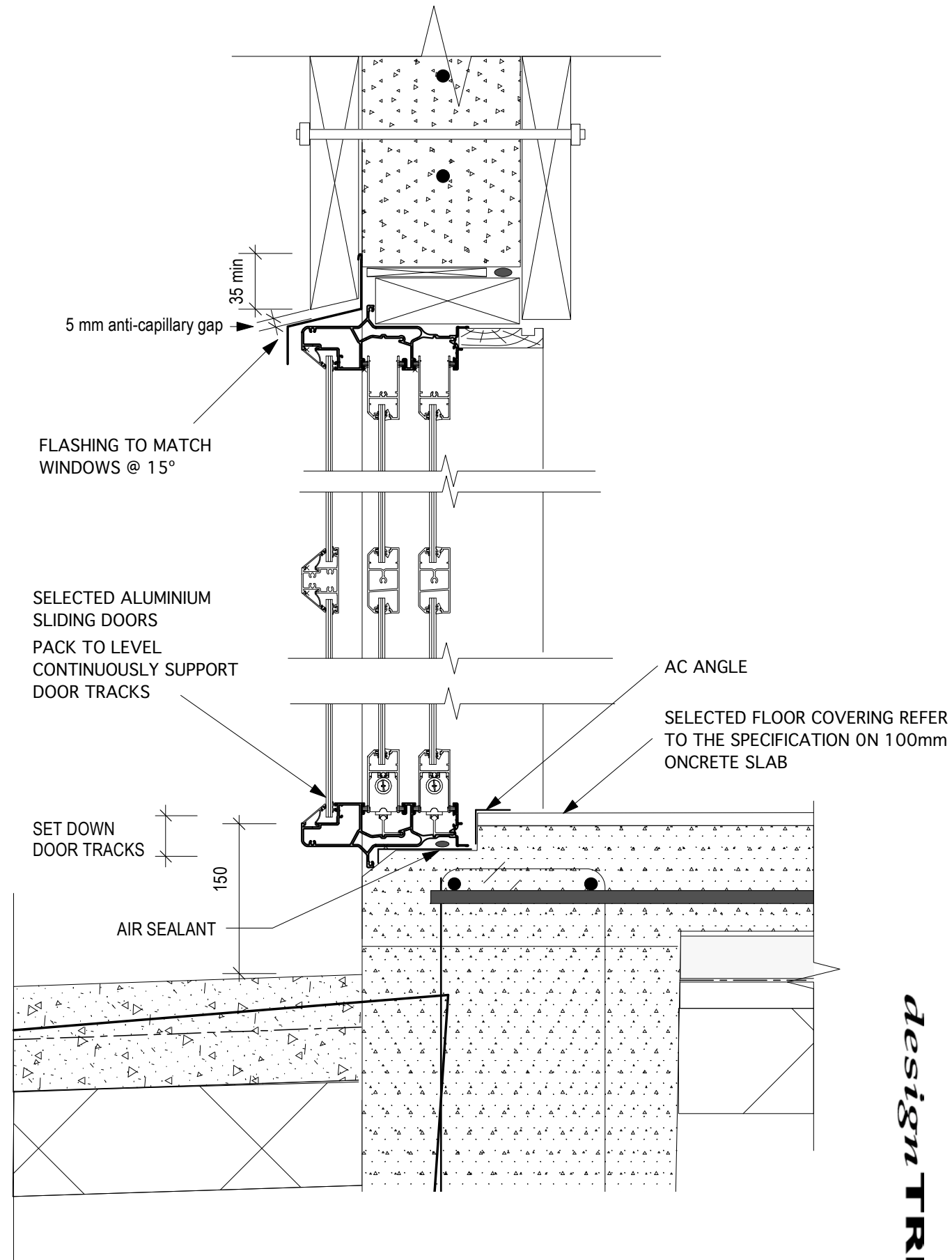
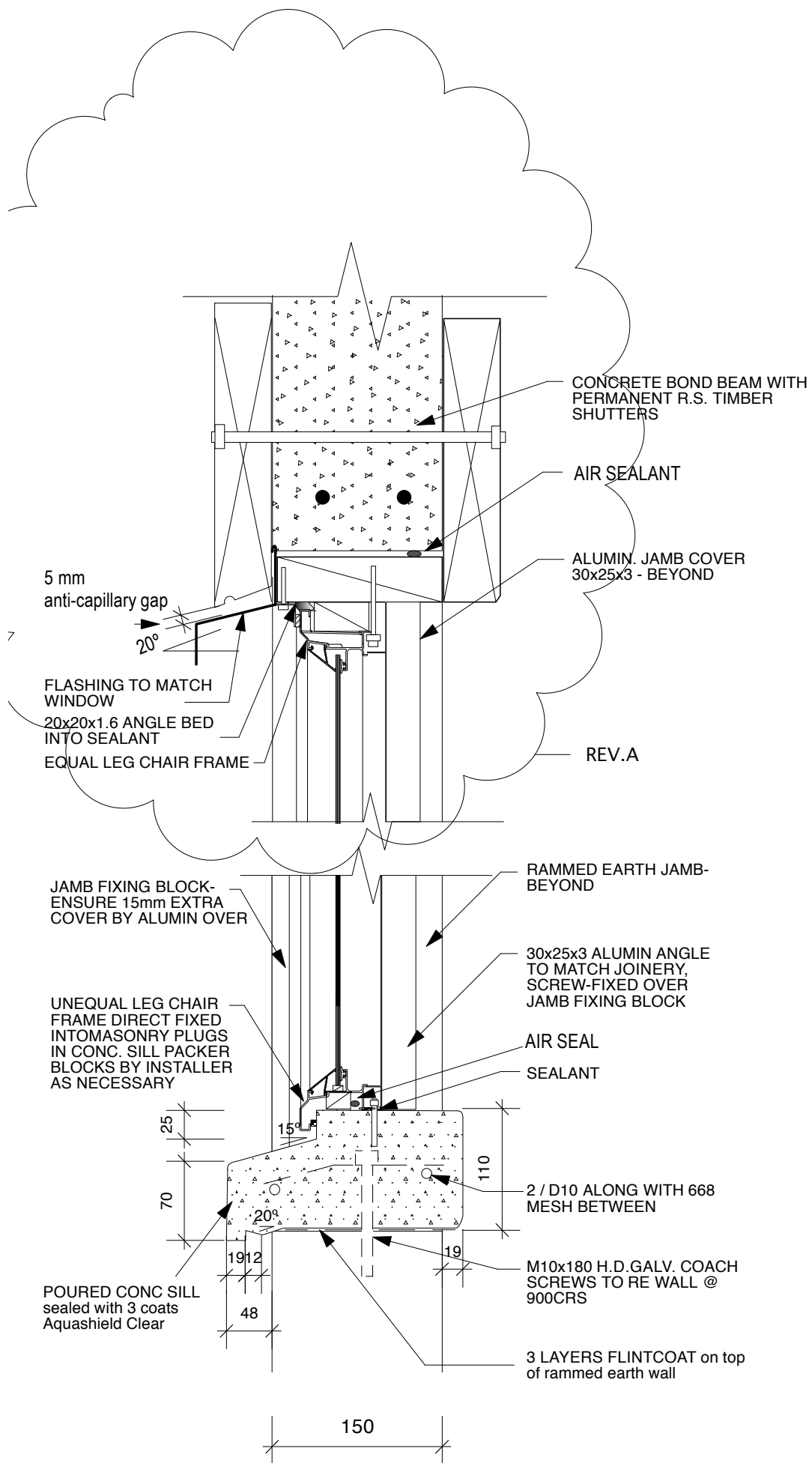
DATE	07 Nov. 2007	A-12	A
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SCALE @ A3	1:50	
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DRAWN	LW/MH	CHKD	RH
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04 SLIDING DOOR HEAD/SILL DETAILS

A-04 Scale: 1:5

NOTE: ALL DOORS & WINDOWS TO BE DOUBLE GLAZED 4/6/4

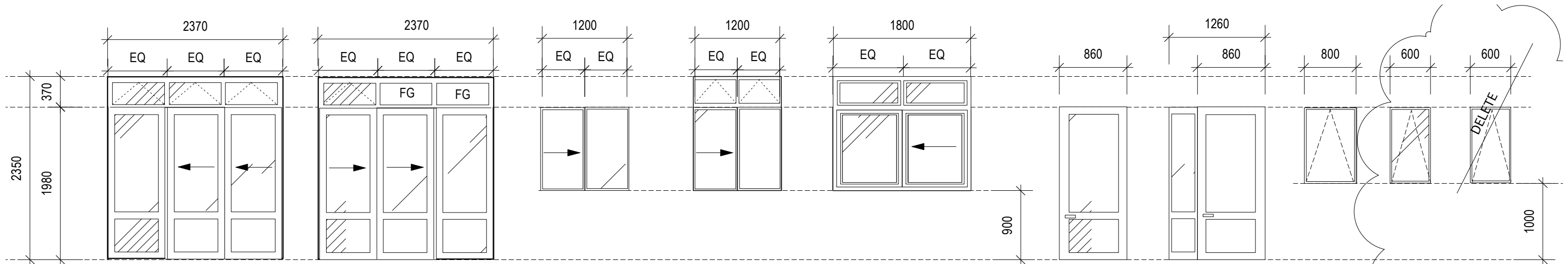
01 AWNING WINDOW HEAD / SILL

A-04 Scale 1:5

NOTE: ALL DOORS & WINDOWS TO BE DOUBLE GLAZED 4/6/4

A	07/11/07	BC Rev. Window Head Flashing Detail
ISSUE	DATE	NOTES
NOTE DO NOT SCALE FROM DRAWING. USE FIGURED DIMENSIONS ONLY. CHECK ALL DIMENSIONS ON SITE BEFORE ANY MANUFACTURE OR CONSTRUCTION		
PROJECT		
HITCHCOCK WHARE UKU		
ADDRESS		
STATE HIGHWAY 30		
ROTOITI		
ISSUE STATUS		
BUILDING CONSENT		
DRAWING		
win/door details		
PROJECT #	6022	DWG #
DATE	07 Nov. 2007	REV
SCALE @ A3	1:5	A-13
DRAWN	LW/MH	CHKD
		RH
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design TRIBE



D1

Stacker sliding door with manual winder for fanlights

D2 D3

Stacker sliding door (no winders)

W3 W4

W8 W9

Sliding window

W2

Sliding window
Note: Kitchen window opening to be flush with bench @ 900

W1

Sliding window

D4

Back door with glass

D5

Solid Front door with glass side light

W5

Awning window

W7

Awning window

W6

Awning window

Rev.A

NOTE:

- 1- CHECK ALL DIMENSIONS ON SITE BEFORE MANUFACTURE
- 2 - DOOR DIMENSIONS ARE LEAF SIZES. ALL WINDOWS ARE DIMENSIONED TO THE INSIDE JAMB. CHECK ALL OPENING DIMENSIONS WITH WINDOW MANUFACTURER TO ENSURE CORRECT TOLERANCES ARE ALLOWED FOR JAMBS, HEADS + SILLS.
- 3 - TOUGHENED SAFETY GLASS IN ALL DOORS & SIDELIGHTS, SIZE AS REQUIRED BY NZS2433
- 4 - ALL ALUMINIUM SECTIONS SHALL SUIT HARDWARE AS SCHEDULED
- 5 - ALL GLAZED DOORS & WINDOWS TO BE DOUBLE GLAZED 4/6/4
- 6 - CHECK SCHEDULE WITH PLANS AND SPECIFICATIONS
- 7 - ALLOW FOR HIGH WIND ZONE
- 8 - UNDERCUT BATHROOM DOOR BY 40MM

Rev.A

10mm min cover

WANZ Sill pan & unit support block

POURED CONC SILL sealed with 3 coats Aquashield Clear

140 x 45 top plate fixed with M12 dynabolt into concrete bondbeam

CONCRETE BOND BEAM WITH PERMANENT R.S. TIMBER SHUTTERS REFER ENGINEERS DETAILS FOR REINFORCING & FIXING

Water resistant 'Air Seal' to perimeter of trim cavity

ALUMIN. JAMB COVER 30x25x3 - BEYOND

Temporary packers to support unit during installation

Water resistant 'Air Seal' to perimeter of trim cavity

Flat packers to support unit

Ex. 100 x 50 H3 pine jamb fixing block in earth wall with H.D. Galv 100mm nails into earth jamb @ 450cc

Water resistant 'Air Seal' to perimeter of trim cavity

5mm min

ALUMIN. JAMB COVER

WANZ alum.window jamb

POURED CONC SILL sealed with 3 coats Aquashield Clear

03

A-04

SLIDING WINDOW JAMB DETAILS

Scale: 1:5

NOTE: ALL DOORS & WINDOWS TO BE DOUBLE GLAZED 4/6/4

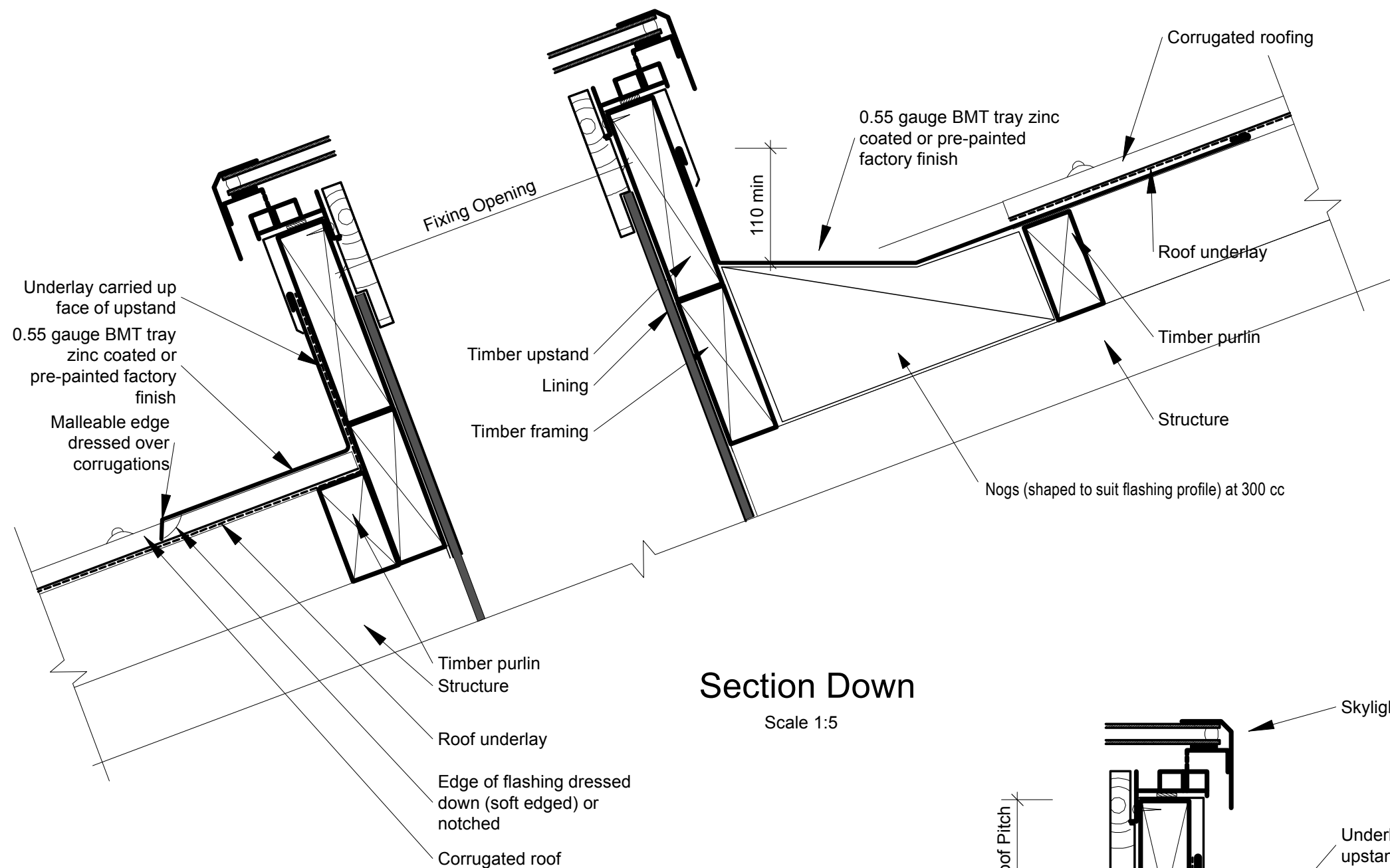
02

A-04

SLIDING WINDOW HEAD/SILL DETAILS

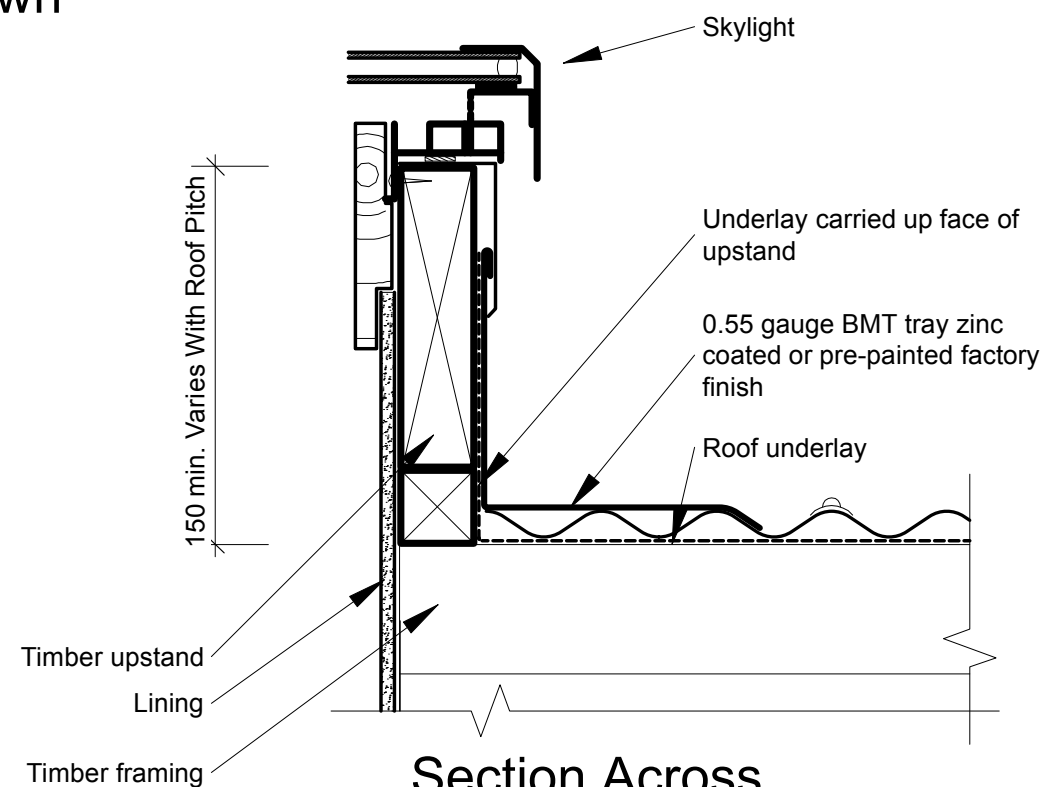
Scale: 1:5

A	07/11/07	BC Issue -Amended Ring Beam Detail & D6 Removal
ISSUE	DATE	NOTES
NOTE DO NOT SCALE FROM DRAWING. USE FIGURED DIMENSIONS ONLY. CHECK ALL DIMENSIONS ON SITE BEFORE ANY MANUFACTURE OR CONSTRUCTION		
PROJECT HITCHCOCK WHARE UKU		
ADDRESS STATE HIGHWAY 30 ROTOITI		
ISSUE STATUS BUILDING CONSENT		
DRAWING window schedule & detail		
PROJECT #	6022	DWG #
DATE	07 Nov. 2007	REV
SCALE @ A3	1:5	A-14
DRAWN	CHKD	
LW/MH	RH	
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Section Down

Scale 1:5



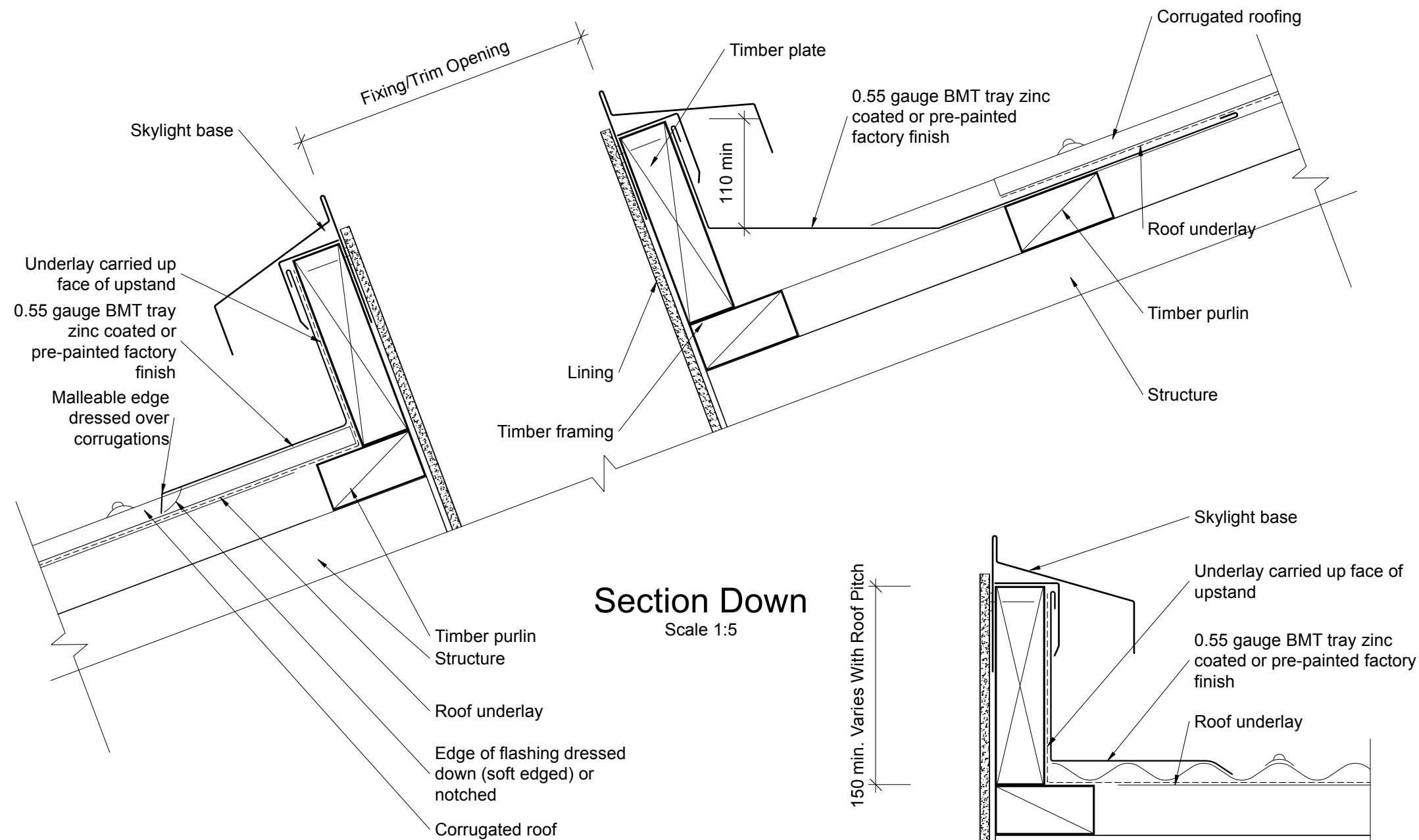
Section Across

Scale 1:5

14 Fixed Skylight SR5 detail
A-06 Scale 1:5

design TRIBE

ISSUE	DATE	NOTES
NOTE DO NOT SCALE FROM DRAWING. USE FIGURED DIMENSIONS ONLY. CHECK ALL DIMENSIONS ON SITE BEFORE ANY MANUFACTURE OR CONSTRUCTION		
PROJECT HITCHCOCK WHARE UKU		
ADDRESS STATE HIGHWAY 30 ROTOITI		
ISSUE STATUS BUILDING CONSENT		
DRAWING SKYLIGHT SR5 DETAILS		
PROJECT #	6022	DWG #
DATE	27 AUG 2007	REV
SCALE @ A3	1:5	A-15
DRAWN	LW	CHKD
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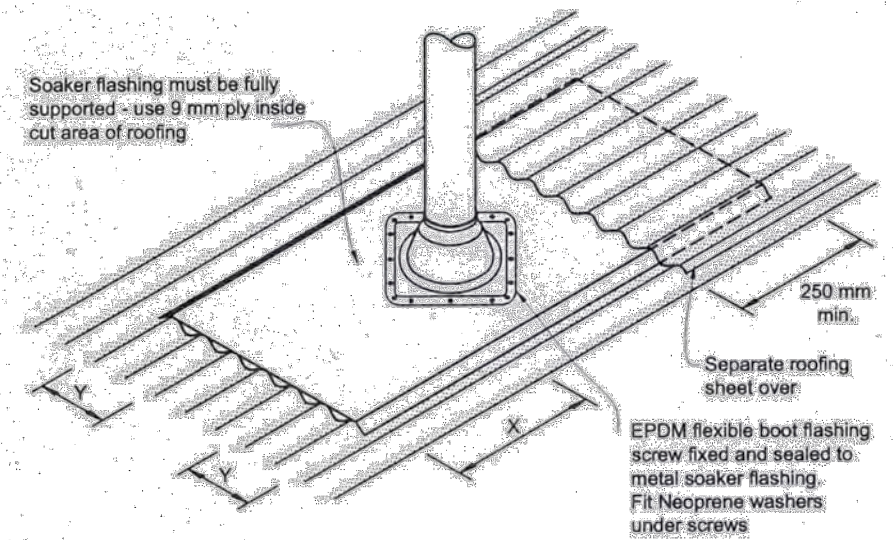


11 Bathroom Fixed Ventilating Skylight LPF4 detail
A-06 Scale 1:5

Section Across
Scale 1:5

design TRIBE

ISSUE	DATE	NOTES
NOTE DO NOT SCALE FROM DRAWING. USE FIGURED DIMENSIONS ONLY. CHECK ALL DIMENSIONS ON SITE BEFORE ANY MANUFACTURE OR CONSTRUCTION		
PROJECT HITCHCOCK WHARE UKU		
ADDRESS STATE HIGHWAY 30 ROTOITI		
ISSUE STATUS BUILDING CONSENT		
DRAWING BATHROOM SKYLIGHT details		
PROJECT #	6022	DWG #
DATE	27 AUGUST 2007	REV
SCALE @ A3	1:5	A-16
DRAWN	LW	CHKD
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NOTE:

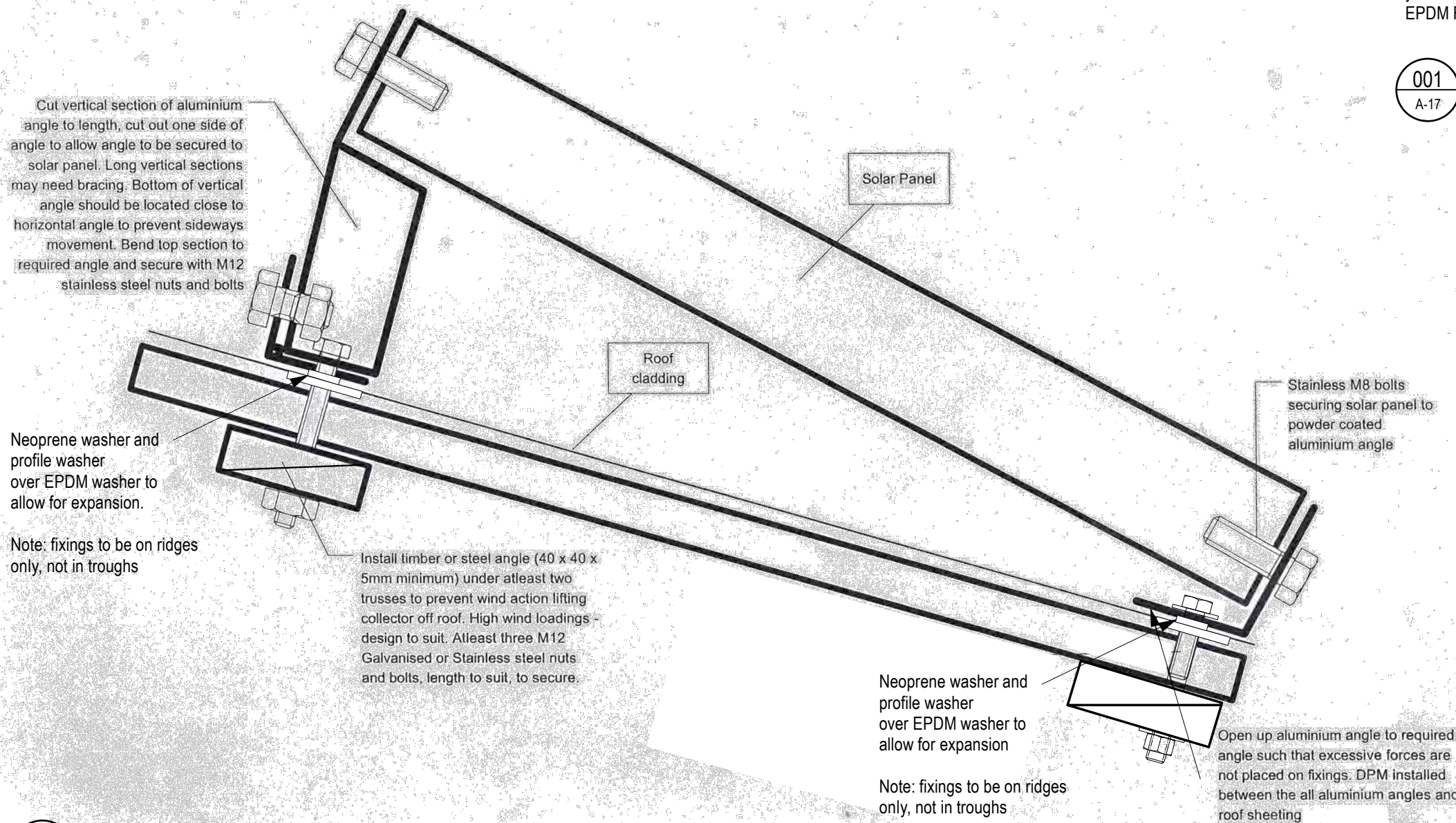
Roof pitch 10° high wind zone

x = 130mm minimum.

y = 2 crests minimum

EPDM Flexible boot Dektite 160 -300 (453 square base)

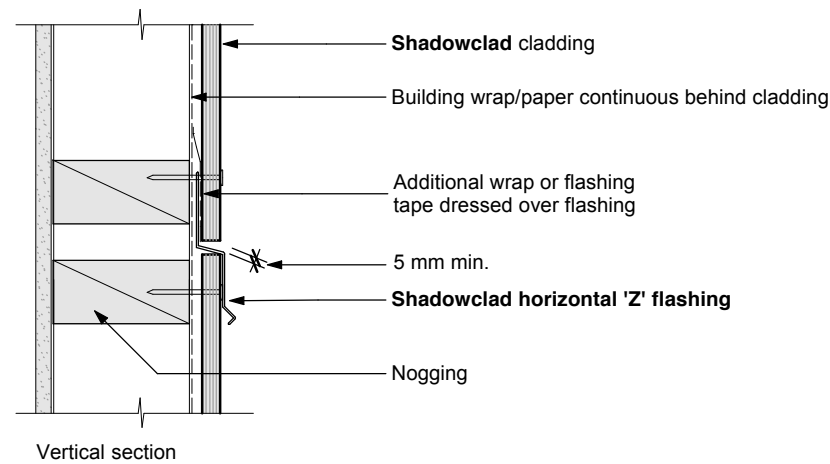
001 FLASHING OF THE FLUE
A-17 N.T.S.



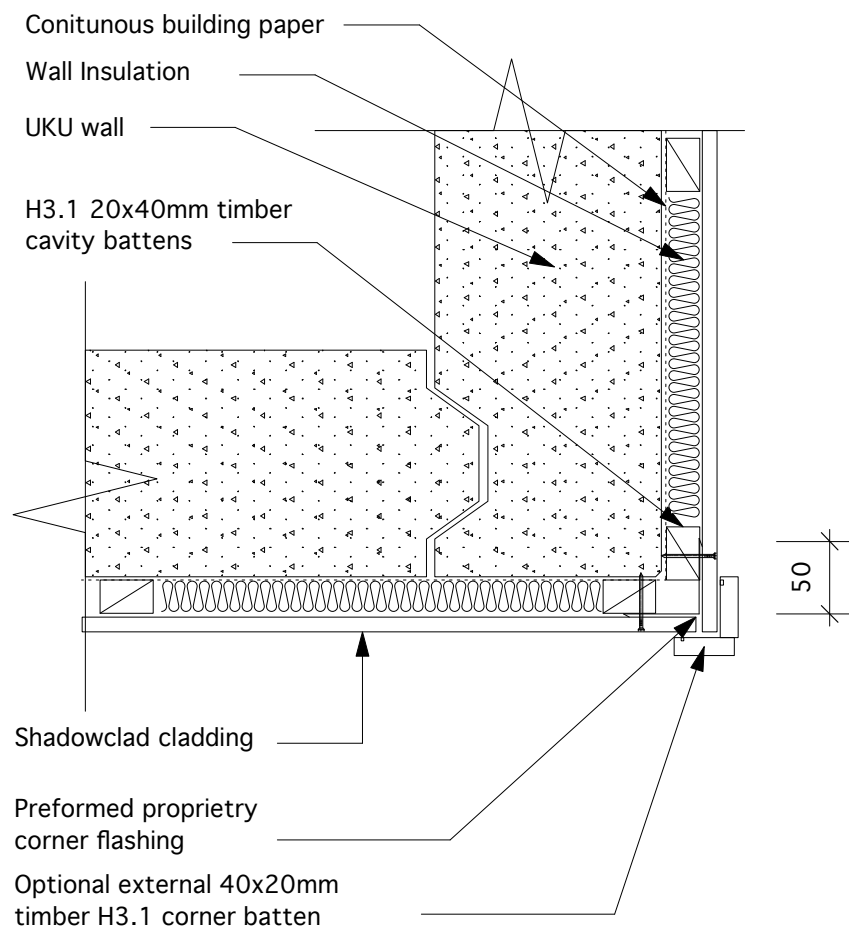
002 SOLAR PANEL FRAME CONNECTION TO ROOF DETAIL
A-17 N.T.S.

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ISSUE	DATE	NOTES
NOTE	DO NOT SCALE FROM DRAWING. USE FIGURED DIMENSIONS ONLY. CHECK ALL DIMENSIONS ON SITE BEFORE ANY MANUFACTURE OR CONSTRUCTION	
PROJECT		
HITCHCOCK WHARE UKU		
ADDRESS		
STATE HIGHWAY 30		
ROTOITI		
ISSUE STATUS		
BUILDING CONSENT		
DRAWING		
roof penetration details		
PROJECT #	6022	DWG #
DATE	27 AUGUST 2007	REV
SCALE @ A3	NTS	A-17
DRAWN	LW	CHKD
design TRIBE Architects LTD 35A Surrey Cres, Grey Lynn		
PO Box 47311, Ponsonby, Auckland, NEW ZEALAND		
T: (09) 3766975 F: (09) 3766849 W: www.designtribe.co.nz		
E: office@designtribe.co.nz		

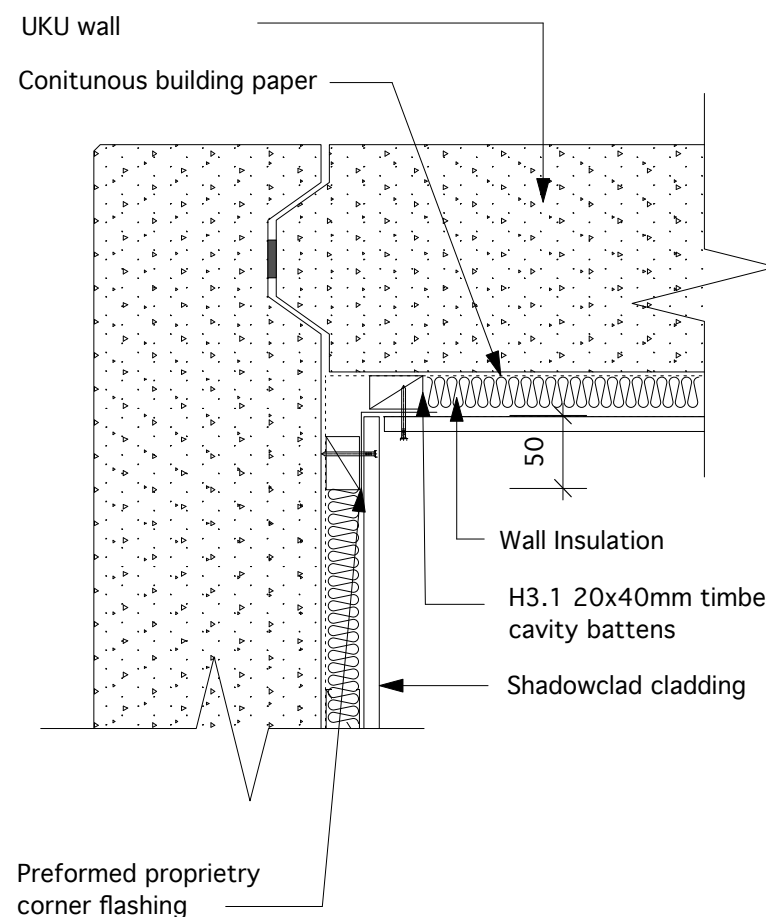


01 SHADOWCLAD HORIZONTAL FIXING DETAIL
1:5

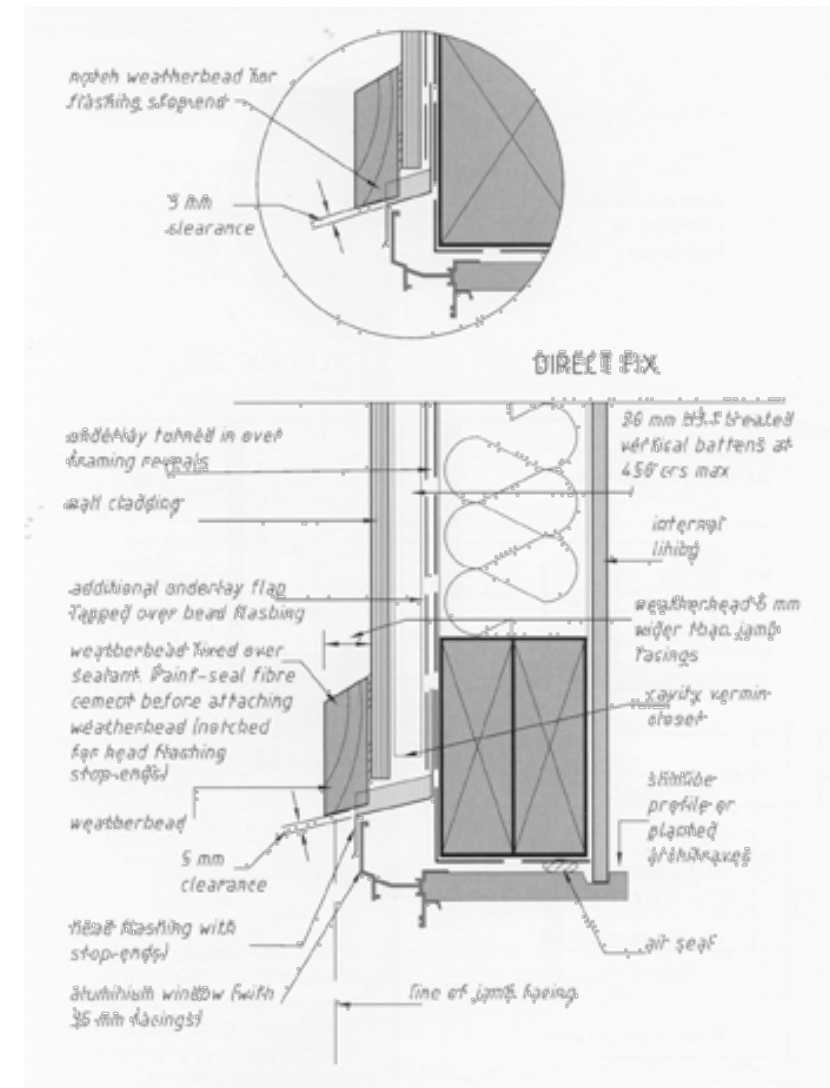


* 03 Supplimentary SHADOWCLAD CORNER DETAIL
1:5

* REQUIREMENT TO BE CONFIRMED WITH
ENGINEER POST OCCUPANCY



* 02 Supplimentary SHADOWCLAD INT. CORNER DETAIL
1:5



02 SHADOWCLAD HEAD DETAIL
1:5

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06/11/07		BC Issue
ISSUE	DATE	NOTES
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PROJECT		
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STATE HIGHWAY 30		
ROTOITI		
ISSUE STATUS		
BUILDING CONSENT		
DRAWING		
Shadowclad Fixing Details		
PROJECT #	6022	DWG #
DATE	06 NOV. 2007	REV
SCALE @ A3	1:5	
DRAWN	MH	CHKD
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