



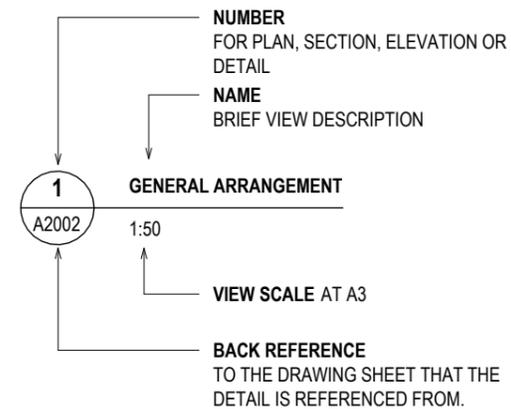
LOT 6 - 4 ALBERTO LANE

4 ALBERTO LANE, SILVERDALE

BUILDING CONSENT

SYMBOLS

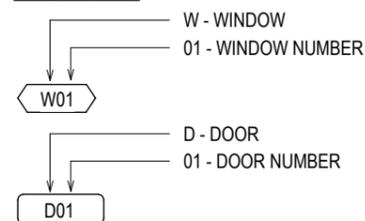
TITLE



DOORS AND WINDOWS

- REFER TO THE FLOOR PLANS AND THE DOOR AND WINDOW SCHEDULES FOR THE ROUGH OPENING SIZES, FINISHES & HARDWARE.
- REFER DOOR AND WINDOW TYPE ELEVATIONS AND SCHEDULES FOR TYPES

WINDOW TAGS



ABBREVIATIONS

AP	ACCESS PANEL
APPR	APPROVED
AFFL	ABOVE FINISHED FLOOR LEVEL
BLDG	BUILDING
BLK	BLOCK
BMT	BASE METAL THICKNESS
CAD	COMPUTER AIDED DRAFTING
c/c	CENTRE TO CENTRE
CJ	CONSTRUCTION JOINT
CL	CENTRE LINE
CNR	CORNER
COL	COLUMN
CON	CONCRETE
COS	CHECK ON SITE
CP	CESSPIT
CRS	CENTRES
DB	DISTRIBUTION BOARD
DIA	DIAMETER
DIM	DIMENSION
DP	DOWNPIPE
DPC	DAMP PROOF COURSE
DPM	DAMP PROOF MEMBRANE
DWG	DRAWING
SHT	SHEET
SK	SKETCH
SSL	STRUCTURAL SLAB LEVEL
SPEC	SPECIFICATION
SQ	SQUARE
SS	STAINLESS STEEL
SW	STORMWATER PIPE
TV	TERMINAL VENT
TYP	TYPICAL
U/S	UNDERSIDE
VP	VENT PIPE
NO	NUMBER
NOM	NOMUNAL
NTS	NOT TO SCALE
NZS	NEW ZEALAND STANDARD
O/A	OVERALL
OF	OVER FLOW
OFO	OVERFLOW OUTLET
O/H	OVER HEAD
OD	OUTSIDE DIAMETER
ORG	OVERFLOW RELIEF GULLY
PC	PRECAST CONCRETE
PLY	PLYWOOD
REF	REFERENCE
RH	RIGHT HAND
RHS	ROLLED HOLLOW SECTION
RL	REDUCED LEVEL
RO	ROUGH OPENING
SCJ	SAW CUT JOINT
EJ	EXPANSION JOINT
FCL	FINISHED CEILING LEVEL
FFL	FINISHED FLOOR LEVEL
FG	FIXED GLASS
FWG	FLOOR WASTE GULLY
H.P.	HIGH POINT
HT	HOSE TAP
L.P	LOW POINT
LH	LEFT HAND
M	METRE
MAX	MAXIMUM
MH	MAN HOLE
MIN	MINIMUM
MISC	MISCELLANEOUS
MM	MILLIMETRE
MSB	MAIN SWITCH BOARD



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- DO NOT SCALE OFF DRAWINGS
- VERIFY ALL DIMENSIONS ONSITE PRIOR TO MANUFACTURE & INSTALLATION

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BUILDING CONSENT

Rev	Date	Description
A	02.02.2026	BUILDING CONSENT

LOT 6 - 4 ALBERTO LANE

4 ALBERTO LANE, SILVERDALE

Client:



Title : **DRAWING CONVENTIONS**

Project no:	Drawing no:	Scale at A3	Revision
2511	A0002	1 : 50	A

SITE INFORMATION

SURVEYED BY HALL SURVEYING LIMITED
16 PENTON ROAD, STANMORE BAY, WHANGAPARAOA,
AUCKLAND.
TEL: (09) 428 1359

SITE ADDRESS: 4 ALBERTO LANE, SILVERDALE 0932
LEGAL DESCRIPTION: LOT 6 DP 520205
TOTAL SITE AREA (BY TITLE): 0.35063 HECTARES MORE OR
LESS
LOCAL AUTHORITY: AUCKLAND CITY COUNCIL
DATUM AUK1946

ZONES

WIND: HIGH
EARTHQUAKE: ZONE 1
EXPOSURE: C MEDIUM

NOTES:

- REFER TO SITE PLANS FOR NORTH POINT AND ORIENTATION CONTRACTOR TO PROVIDE SECURITY TO THE SITE AND ANY ASSOCIATED WORKS AREAS.
- FINAL SET OUT TO BE CONFIRMED WITH ARCHITECT PRIOR TO SET UP.
- CONTRACTOR TO RESTRICT WORKS AND ON SITE MATERIAL STORAGE TO THE AREAS SHOWN ON THE DRAWING, ANY ADDITIONAL REQUIREMENTS TO BE DISCUSSED AND AGREED WITH THE ARCHITECT.
- IN ADDITION TO THE CONTRACT WORKS THE CONTRACTOR IS TO ALLOW TO RETURN TO THE ORIGINAL CONDITION ALL SURFACES DISTURBED OR DAMAGED THROUGH THE CONSTRUCTION PROCESS, THIS INCLUDES BUT IS NOT LIMITED TO ACCESS TO SITE AND PARKING AREAS USED BY ALL TRADES.
- CONTRACTOR TO ALLOW TO ESTABLISH SERVICE TO SITE OFFICE INCLUDING POWER SUPPLY FOR CONSTRUCTION.
- ALL MUD AND DEBRIS TO BE CONTAINED ON SITE INCLUDING TRUCK AND VEHICLE WASH-DOWN.

GENERAL NOTES

- ALL WORKS SHALL COMPLY WITH RELEVANT CLAUSES OF NZBC AND LOCAL AUTHORITY CODES
- ALL TIMBER CONSTRUCTION TO COMPLY WITH NZS 3604. ALL WORKS OUTSIDE THIS SCOPE TO ENGINEERS SPECIFIC DESIGN.
- ALL FRAMING SIZES NOMINAL. ALL DIMENSIONS OVER TIMBER FRAMING NOMINAL
- ALL TIMBER TREATMENT TO COMPLY WITH NZS 3604: SECTION 4, NZBC: SECTION B2 & NZS 3602
- EXISTING BUILDING ELEMENTS, DIMENSIONS AND LEVELS TO BE CHECKED ON SITE FOR CONFIRMATION.
- CONTRACTOR CONFIRM ALL DIMENSIONS & LEVELS ON SITE PRIOR TO COMMENCING ANY WORK ANY WORK AMBIGUITIES TO BE REFERRED TO THE ARCHITECTS.
- CONTRACTOR IS TO VERIFY & MARK THE POSITION OF ALL BELOW GROUND SERVICES ON OR ADJACENT TO THE SITE PRIOR TO BEGINNING CONSTRUCTION. POSITIONS SHOWN ON DRAWINGS ARE APPROXIMATE ONLY.
- SHOP DRAWINGS TO BE SUBMITTED TO ARCHITECT FOR REVIEW PRIOR MANUFACTURE
- DRAWINGS TO BE READ IN CONJUNCTION WITH THE ARCHITECTURAL SPECIFICATION & FINISHES SCHEDULE.
- DRAWINGS ARE TO BE READ IN CONJUNCTION WITH ASSOCIATED SPECIFICATIONS, CONDITIONS OF CONTRACT, CONSULTANT DRAWINGS & SPECIFICATIONS ETC. DISCREPANCIES ARE TO BE HIGHLIGHTED FOR RESOLUTION.
- DRAWINGS TO BE READ IN CONJUNCTION WITH THE RESOURCE CONSENT
- DRAWINGS TO BE READ IN CONJUNCTION WITH THE BUILDING CONSENT
- ALL WORKMANSHIP TO BE CARRIED OUT TO GOOD TRADE PRACTICE
- ALL SPECIFIED SYSTEM MUST BE INSTALLED STRICTLY IN ACCORDANCE WITH THE MANUFACTURERS INSTALLATION DETAILS & SPECIFICATION
- ALL SPECIFIED SYSTEM HAVE BEEN CONSENTED & AS SUCH ALTERNATIVES MAY REQUIRE CONSENT AMENDMENT. ALL COST ASSOCIATED WILL BE BORNE BY THE CONTRACTOR UNLESS AGREED OTHERWISE.
- ALL JUNCTIONS BETWEEN DISSIMILAR MATERIALS REQUIRE SPECIFIC DETAIL IF ONE IS NOT PROVIDED ENSURE ONE IS OBTAINED FROM THE ARCHITECT PRIOR CONSTRUCTION.
- REFER ENGINEER STRUCTURAL DESIGN FOR FIRE RATING & FOR FIREPROOFING & PROTECTIVE COATINGS ON STEELWORK
- IT IS RESPONSIBILITY OF THE TENDER/CONTRACTOR TO VISIT SITE & CONFIRM AT THE TIME OF TENDER THE EXACT SCOPE OF FLOOR LEVELLING REQUIRED TO THE EXISTING CONCRETE FLOOR SYSTEM AND SHALL BE ALLOWED FOR IN THE TENDER SUM
- THE CONTRACTOR SHALL REFER TO ALL CONSULTANTS PLANS, SPECIFICATIONS AND DOCUMENTS. BOTH THE EXISTING/DEMOLITION & PROPOSED DRAWINGS ARE TO BE READ IN CONJUNCTION WITH THE RELEVANT CLAUSES OF THE SPECIFICATION.
- REFER TO SERVICES DOCUMENTS FOR THE EXTENT OF THE REMOVAL/TERMINATION/CAPPING/MODIFICATION OF EXISTING DRAINAGE ETC.
- ALL DRAWINGS TO BE PRINTED IN COLOUR AS SPECIFIED FOR ALL INFORMATION CONTAINED ON DRAWINGS TO BE CLEARLY SHOWN AS INTENDED.

GENERAL NOTES - DEMOLITION

GENERAL

- READ THIS DEMOLITION PLAN IN CONJUNCTION WITH ALL ARCHITECTURAL, STRUCTURAL, CIVIL, AND SERVICES DRAWINGS.
- CONTRACTOR MUST VERIFY ALL EXISTING SITE CONDITIONS PRIOR TO COMMENCING ANY DEMOLITION WORK. ANY DISCREPANCIES TO BE REPORTED TO THE ARCHITECT IMMEDIATELY.
- DIMENSIONS SHOWN ARE INDICATIVE ONLY. CONFIRM ALL CRITICAL DIMENSIONS ON SITE.
- ALL DEMOLITION WORKS MUST COMPLY WITH THE CURRENT BUILDING CODE, LOCAL AUTHORITY REQUIREMENTS, AND RELEVANT HEALTH & SAFETY REGULATIONS.

STRUCTURAL / SAFETY

- CONTRACTOR IS RESPONSIBLE FOR MAINTAINING THE STABILITY AND WEATHER-TIGHTNESS OF THE BUILDING DURING ALL STAGES OF DEMOLITION.
- PROVIDE BRACING AND TEMPORARY SUPPORTS AS REQUIRED. DO NOT REMOVE ANY STRUCTURAL ELEMENTS UNLESS EXPLICITLY NOTED.
- NOTIFY THE ENGINEER PRIOR TO REMOVAL OF ANY LOAD-BEARING ELEMENTS OR SEISMIC BRACING.

SERVICES

- ALL EXISTING SERVICES (POWER, WATER, GAS, DRAINAGE, COMMUNICATIONS, FIRE SYSTEMS) TO BE **LOCATED, ISOLATED, AND MADE SAFE** BY QUALIFIED TRADES BEFORE DEMOLITION.
- CAP AND SEAL REDUNDANT SERVICES. MARK ALL SERVICES RETAINED FOR RE-USE.
- PROTECT ANY LIVE SERVICES REQUIRED TO REMAIN OPERATIONAL DURING CONSTRUCTION.

SITE PROTECTION

- PROTECT ALL ADJACENT BUILDINGS, STRUCTURES, PAVEMENTS, FENCES, AND PUBLIC PROPERTY FROM DAMAGE DUE TO DEMOLITION WORKS.
- PROVIDE DUST, NOISE, AND DEBRIS CONTROL MEASURES IN ACCORDANCE WITH COUNCIL AND ENVIRONMENTAL REQUIREMENTS.
- PROTECT ALL ITEMS AND BUILDING ELEMENTS INDICATED TO REMAIN. ANY DAMAGE TO BE REPAIRED AT CONTRACTOR'S COST.

HAZARDOUS MATERIALS

- CONTRACTOR MUST REVIEW THE ASBESTOS/HAZARDOUS MATERIALS REPORT.
- IF UNEXPECTED HAZARDOUS MATERIALS ARE DISCOVERED, CEASE WORK IMMEDIATELY AND NOTIFY THE CLIENT/ARCHITECT.

REMOVAL & DISPOSAL

- REMOVE AND DISPOSE OF DEMOLISHED MATERIALS OFF-SITE IN ACCORDANCE WITH LOCAL AUTHORITY GUIDELINES.
- SALVAGE MATERIALS DESIGNATED FOR RE-USE AND STORE SAFELY.
- RECYCLE MATERIALS WHERE FEASIBLE AND COMPLY WITH PROJECT SUSTAINABILITY REQUIREMENTS.

ACCESS & STAGING

- MAINTAIN SAFE SITE ACCESS AT ALL TIMES.
- COORDINATE DEMOLITION SEQUENCING TO AVOID DAMAGE TO ELEMENTS BEING RETAINED.

- SECURE THE SITE TO PREVENT UNAUTHORIZED ENTRY.

MAKE GOOD

- MAKE GOOD ALL SURFACES EXPOSED BY DEMOLITION, INCLUDING CUTTING BACK, TRIMMING, PATCHING, AND SEALING AS REQUIRED FOR NEW WORKS.
- MAINTAIN WEATHERPROOFING WHERE BUILDING ENVELOPE ELEMENTS ARE PARTIALLY REMOVED.

GENERAL NOTES - INTERIOR

- ALLOW FOR SINK FAUCET WITH LEAD-FREE DZR BRASS, WITH A LEAD CONTENT OF NO MORE THAN 0.25% TO COMPLY WITH NZ BUILDING CODE G12/AS1 WATER SUPPLIES, CLAUSE G12.3.2 (C), IN EFFECT ON 1 SEPTEMBER 2025.
- MINIMUM 17KPA MAXIMUM OPERATING PRESSURE 500KPA (AS PER NZ BUILDING CODE AS/NZ 3500.1)
- MAXIMUM OPERATING TEMPERATURE 65°C

GENERAL NOTES - SLAB PREPARATION

- ALL DIMENSIONS ARE TO BE CHECKED ON SITE BY THE MAIN CONTRACTOR PRIOR TO CONSTRUCTION COMMENCING. FINAL DIMENSIONS AND SETOUT TO BE SOLE RESPONSIBILITY OF THE MAIN CONTRACTOR.
- DIMENSIONS ARE TAKEN FROM GRID LINE
- ANY DISCREPANCIES ARISE, NOTIFY THE ARCHITECT IMMEDIATELY.
- DRAWINGS **MUST BE READ** IN CONJUNCTION WITH TOILET/BATHROOM PLANS.
- REFER RESPECTIVE CONSULTANTS FOR PENETRATION SIZES
- REFER TO STRUCTURAL DOCUMENTATION FOR ALL FOOTING AND SLAB DETAILS.
- S/O INDICATES THE STRUCTURAL OPENING FOR A DOOR. THE MAIN CONTRACTOR IS TO VERIFY THAT ALL DIMENSIONS ARE TRUE WITH RESPECT TO THE DOOR AND FRAMING TOLERANCES PRIOR TO CONSTRUCTION.
- PENETRATION LOCATIONS FOR BATHROOM / KITCHEN FIXTURES TO BE REVIEWED AGAINST PRODUCT SPECIFICATIONS. PLUMBING CONTRACTOR TO CONFIRM ALL TOILET FIXTURES FINAL POSITIONS ON SITE IN RELATION TO WALLS & TRAP POSITIONS.
- ANY CURING COMPOUNDS MUST ENSURE CSP3 LEVEL AND A MOISTURE TEST MUST BE CARRIED OUT TO CONFIRM RESIDUAL HUMIDITY IN THE SLAB IS LESS THAN 75% AND PH LEVEL IS 10 OR LESS. MOISTURE PLUG MONITOR TO BE CAST INTO EACH SLAB\

RUBBISH ROOM COMPLIANCE

- RUBBISH ROOM FLOOR U5 TROWELLING FINISH COMPLYING WITH NZS 3114 AND GRADED AT 1 IN 50 TO A FLOOR DRAIN. FLOOR DRAINS SHALL COMPLY WITH NZBC G13

TIMBER FRAMING NOTES

TO BE READ IN CONJUNCTION WITH STRUCTURAL ENGINEER'S DOCUMENTS FOR SED ELEMENTS AND ARCHITECTURAL SPECIFICATION

- ALL STUDS IN LOAD BEARING WALLS TO COMPLY WITH NZS 3604:2011 TABLE 8.2 FOR HIGH WIND ZONE
- REFER TO WALL SCHEDULES FOR WALL FRAMING DETAILS

FIXING TABLE:

BOTTOM PLATE	CAST-IN ANCHORS M12 BOLTS AND 50X50X3MM WASHERS AT MAX 1200CRS. 90MM MIN EMBEDMENT. TO NZS3604
BOTTOM PLATE TO STUD	3/90 X 3.15 POWER DRIVEN NAILS TO NZS3604, REFER TO GIB BRACING AND FRR WALL SPECIFICATIONS FOR ADDITIONAL HOLD-DOWN REQUIREMENTS.
TOP PLATE TO STUD	2/90 X 3.15 END NAILS AND 2 WIRE DOGS. TO NZS3604
LINTEL UPLIFT	25 X 1MM STRAP WITH 6/30 X 2.5MM NAILS INTO BOTH LINTEL AND STUD. TO NZS3604

TIMBER TREATMENT

WALL FRAMING	H1.2
ROOF FRAMING (INC PURLINS)	H1.2
FASCIA BOARDS/BARGES	H3.1
CAVITY BATTENS	H3.1
PERGOLA RAFTERS	H3.2
PERGOLA POSTS	H5

ADDITIONAL NOGGING

- ALLOW NOGGING BEHIND ALL BATHROOM FIXTURES FOR FIXINGS



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BUILDING CONSENT

Rev	Date	Description
A	02.02.2026	BUILDING CONSENT

LOT 6 - 4 ALBERTO LANE

4 ALBERTO LANE, SILVERDALE

Client:

matvin

Title :

GENERAL NOTES

Project no:	Drawing no:	Scale at A3	Revision
2511	A0003	1 : 50	A

DOOR NOTES - GENERAL

- DO NOT SCALE FOR CONSTRUCTION. VERIFY ALL DIMENSIONS ON SITE BEFORE COMMENCING WORK. CONFIRM ANY INCONSISTENCIES WITH THE ARCHITECT
- READ DRAWINGS IN CONJUNCTION WITH FIRE REPORT ACOUSTIC REPORT, SERVICES AND SECURITY DRAWINGS. (SECURITY DRAWINGS NOT RELEVANT TO VILLAS)
- REFER TO HARDWARE SCHEDULE FOR ALL DOOR FURNITURE & HARDWARE.
- REFER TO ARCHITECTURAL INTERIOR FINISHES SCHEDULE, INTERIOR HARDWARE SCHEDULE FOR FINISHES AND COLOUR
- DIMENSIONS ON DOOR ELEVATIONS ARE TO LEAF SIZE
- ALL DOOR CLOSERS TO BE PLACED ON OPENING SIDE.
- DOORS DRAWN INDICATIVELY, REFER TO PLANS TO CONFIRM DOOR HANDING AND JAMB WIDTHS (TO SUIT WALL THICKNESS).
- ALLOW CLEARANCE FOR FLOOR FINISHES. PROVIDE UNDERCUTS (UC) WHERE REQUIRED TO INTERNAL/ENCLOSED NON FIRE-RATED DOORS FOR VENTILATION PURPOSES FOR SPILL/ MAKEUP AIR PATHS - REFER MECHANICAL CONSULTANT FOR LOCATIONS.
- ALL WORKS TO COMPLY WITH RELEVANT CLAUSES OF THE NZBC.

MATERIAL SPECIFICATION

- ALL INTERIOR DOORS TO BE HOLLOW CORE, FLUSH FINISHED WITH 4mm MDF SKIN. PRE-HUNG IN 20mm REBATED PINE FRAMES FIT FOR PAINT FINISH, UNLESS NOTED OTHERWISE.
 - REFER TO SPECIFICATION AND DETAILS FOR HEAD, JAMB AND SILL ARRANGEMENT AND FINISH.
 - ANY DISCREPANCIES TO BE REFERRED TO ARCHITECT FOR DIRECTION.
- ALL DOORS IN WET AREAS TO BE PLY PANEL CAVITY SLIDERS FOR USE IN WET AREA TILED APPLICATIONS. CAVITY SLIDER LEAF TO BE HOLLOW CORE WITH STIFFENER.
- INTERIOR DOORS TO BE PAINTED ON ALL 6 SIDES.

DOOR NOTES - FIRE

- FIRE DOOR SETS MUST MAINTAIN THE **MINIMUM FRR STATED ON THE DRAWINGS** (E.G., -/30/30, -/60/30).
- INSTALLATION REQUIREMENTS**
- FIRE DOOR SETS SHALL BE INSTALLED STRICTLY TO THE **MANUFACTURER'S INSTRUCTIONS** INCLUDING FRAME TYPE, FIXINGS, TOLERANCES AND HARDWARE.
 - GAPS AT THE PERIMETER AND UNDERCUTS MUST COMPLY WITH THE TESTED SYSTEM
 - NO ONSITE MODIFICATIONS TO LEAF OR FRAME UNLESS APPROVED BY THE MANUFACTURER.
- HARDWARE**
- ALL HARDWARE ON FIRE-RATED DOORS MUST BE **FIRE-RATED AND COMPATIBLE** WITH THE TESTED DOOR SET. INCLUDING SELF-CLOSING DEVICE(S) TO ACHIEVE **SELF-CLOSING AND LATCHING** (HOLD-OPENS ONLY WHERE APPROVED / ELECTROMAGNETICALLY RELEASED).
 - FIRE-RATED LOCKS, LATCHES, PANIC HARDWARE, AND SEALS AS REQUIRED.
 - PENETRATIONS FOR HARDWARE MUST NOT COMPROMISE THE RATING.

DOOR NOTES - FIRE (CONTINUED)

FIRE & SMOKE SEALS

- INSTALL **INTUMESCENT AND SMOKE SEALS** AS PER THE TESTED SYSTEM AND MANUFACTURER 'S SPECIFICATIONS
- SEALS MUST BE CONTINUOUS, UNDAMAGED, AND CORRECTLY SEATED.

GLAZING (IF APPLICABLE)

- FIRE-RATED GLAZING TO COMPLY WITH THE FIRE DOOR TEST REPORT AND INSTALLED ONLY BY APPROVED PERSONNEL.
- NO DEVIATIONS TO GLAZING SIZE, TYPE, OR LOCATION.

PROTECTION DURING CONSTRUCTION

- FIRE DOORS MUST BE PROTECTED FROM DAMAGE DURING CONSTRUCTION; ANY DAMAGED LEAF OR FRAME MUST BE REPLACED (REPAIRS ARE GENERALLY NOT PERMITTED UNLESS APPROVED BY MANUFACTURER).



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LOT 6 - 4 ALBERTO LANE

4 ALBERTO LANE, SILVERDALE

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Title :
GENERAL NOTES

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2511	A0004	1 : 50	A



GIB® Plasterboard Alternatives

With the wide range of plasterboard types there are occasionally some overlaps in functionality. For situations not covered below contact the GIB® Helpline on 0800 100 442.

Acceptable GIB® Standard Alternatives		Acceptable GIB Fyreline® Alternatives	
10mm GIB® Standard can be replaced with	10mm GIB Braceline® / GIB Noiseline® 10mm GIB Fyreline® 10mm GIB Ultraline® 10mm GIB Aqualine®	10mm GIB Fyreline® can be replaced with	10mm GIB Braceline® / GIB Noiseline® 10mm GIB Ultraline® 10mm GIB Aqualine® 13mm GIB® Standard
13mm GIB® Standard can be replaced with	13mm GIB Braceline® / GIB Noiseline® 13mm GIB Fyreline® 13mm GIB Ultraline® 13mm GIB Aqualine® 13mm GIB Toughline® 13mm GIB Toughline® Aqua	13mm GIB Fyreline® can be replaced with	13mm GIB Braceline® / GIB Noiseline® 13mm GIB Aqualine® 13mm GIB Toughline® 13mm GIB Toughline® Aqua

Acceptable GIB Braceline® / GIB Noiseline® Alternatives	
10mm GIB Braceline® / GIB Noiseline® can be replaced with:	10mm GIB Aqualine® (see Note 1) 13mm or thicker GIB Fyreline® (see Notes 1 & 2)
13mm GIB Braceline® / GIB Noiseline® can be replaced with:	13mm GIB Aqualine® (see Notes 1 & 3 below) 13mm or thicker GIB Fyreline® (see Notes 1, 2 & 3) 13mm GIB Toughline® (see Note 3) 13mm GIB Toughline® Aqua (see Note 3)

Note 1: The bracing element must be 900mm or greater in length. Fasteners to be at 100mm centres to the perimeter of the bracing element. Corner bracing fastener pattern applies. Hold downs required.

Note 2: Fastener type and length must be as specified for the relevant fire rated system.

Note 3: The bracing performance will be met but the noise control rating will be reduced.

Two-way FRR – timber frame external wall

Specification	Performance	Specifications	
GWTE 120	FRR -/120/120	Lining	2 x 13mm GIB Weatherline® exterior side 2 x 13mm GIB Fyreline® internal side
		LB/NLB	NLB

FRAMING

Stud size: 90mm minimum. Framing to comply with:

- NZBC B1 – Structure: AS1 Clause 3 – Timber (NZS 3604) or VM1 Clause 6 – Timber (NZS 3603).
- NZBC B2 – Durability: AS1 Clause 3.2 – Timber (NZS 3602).
- Studs at 600mm centres maximum.
- Nogs at 1350mm centres maximum.

INSULATION

Inclusion of insulation is optional and depends on the building's thermal performance requirements. Mineral wool, glass wool or polyester fibrous insulation materials are acceptable.

WALL LINING / SHEATHING

Exterior side – 2 layers of 13mm GIB Weatherline® sheet fixed vertically. Use full height sheets where possible. All sheet joints and edges must be formed over solid framing and staggered between layers. Sheet joints are touch fitted. A 10mm gap between sheet edges must be left at floor levels, formed over framing or solid construction materials.

Internal side – 2 layers of 13mm GIB Fyreline® fixed vertically. See specification GBT 120a.*

* GIB® Fire Rated Systems, 2018.
** GIB Weatherline® Rigid Air Barrier Systems, 2021.

FASTENING THE LINING / SHEATHING

Exterior side fasteners
Inner Layer: 41mm x 6g GIB® Grabber® Ceramic Coated High Thread Screws.
Outer Layer: 63mm x 6g GIB® Grabber Ceramic Coated High Thread Screws.

Maximum fastener centres
Place fasteners at 300mm centres around the sheet perimeter and intermediate studs.

Note that outer layer GIB Weatherline® perimeter and intermediate fasteners are commonly at closer centres depending on Wind Loading requirements, see Table 4.**

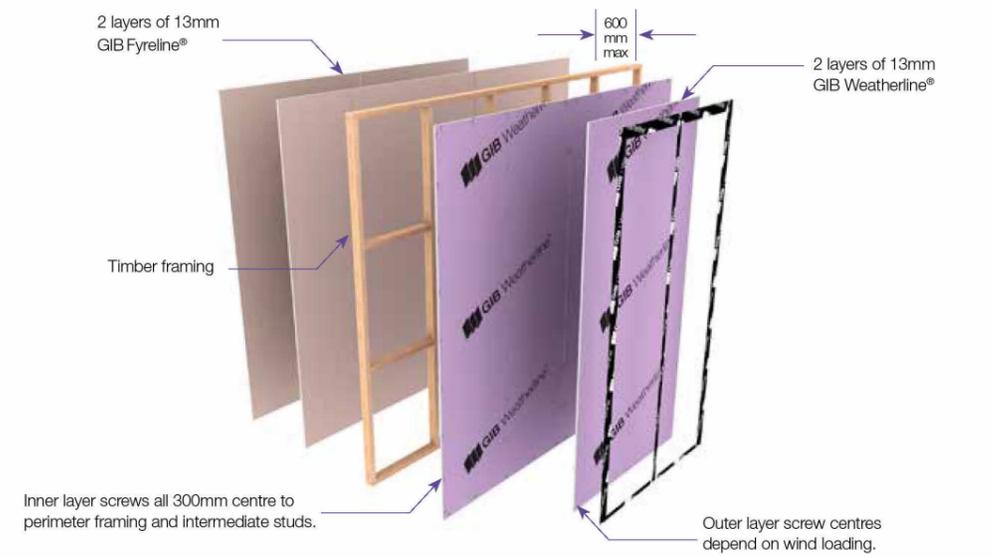
Place fasteners at 12mm from bound sheet edges and 18mm from sheet ends and cut edges.

Internal side fixing
See specification GBT 120a*.

JOINTING

Exterior side
No plaster stopping required. Unless the entire surface is protected with a self-adhesive WRB, all joints and screw fixings must be taped with GIB Weatherline® Flashing Tape. No tape is required over mid-sheet fasteners under a structural cavity batten.

Internal side
All fastener heads must be stopped and all sheet joints tape reinforced and stopped in accordance with the publication entitled GIB® Site Guide.



DRAWING REGISTER				
NUMBER	NAME	REV	DATE	REV DES
A0000 GENERAL				
A0001	COVER PAGE	A	02.02.2026	BUILDING CONSENT
A0002	DRAWING CONVENTIONS	A	02.02.2026	BUILDING CONSENT
A0003	GENERAL NOTES	A	02.02.2026	BUILDING CONSENT
A0004	GENERAL NOTES	A	02.02.2026	BUILDING CONSENT
A0005	GENERAL NOTES	A	02.02.2026	BUILDING CONSENT
A0010	DRAWING REGISTER	A	02.02.2026	BUILDING CONSENT
A0011	KEYNOTE SCHEDULE	A	02.02.2026	BUILDING CONSENT
A0015	PERSPECTIVE VIEWS	A	02.02.2026	BUILDING CONSENT
A0050 SITE				
A0051	SITE LOCATION PLAN	A	02.02.2026	BUILDING CONSENT
A0052	SITE PLAN - EXISTING	A	02.02.2026	BUILDING CONSENT
A0053	SITE PLAN - PROPOSED	A	02.02.2026	BUILDING CONSENT
A0055	SITE DRAINAGE PLAN	A	02.02.2026	BUILDING CONSENT
A0060	SITE WORKS - EXTG & PROPOSED	A	02.02.2026	BUILDING CONSENT
A1001 EXISTING BUILDING				
A1001	EXISTING FLOOR PLAN - GL	A	02.02.2026	BUILDING CONSENT
A1010	DEMOLITION PLAN - GL	A	02.02.2026	BUILDING CONSENT
A1011	EXISTING RCP & DEMOLITION - GL	A	02.02.2026	BUILDING CONSENT
A1012	DEMOLITION ELEVATIONS - NORTH & WEST	A	02.02.2026	BUILDING CONSENT
A1100 GENERAL ARRANGEMENT				
A1101	GENERAL ARRANGEMENT - GL	A	02.02.2026	BUILDING CONSENT
A1105	PROPOSED WORKS PLAN - GL	A	02.02.2026	BUILDING CONSENT
A1201 SLAB PLAN				
A1201	SLAB & DRAINAGE PLAN - GL	A	02.02.2026	BUILDING CONSENT
A1202	SLAB & DRAINAGE PLAN - WC & SH	A	02.02.2026	BUILDING CONSENT
A1300 REFERENCE PLAN				
A1301	REFERENCE PLAN - GL	A	02.02.2026	BUILDING CONSENT
A1305	REFERENCE PLAN - CAFE	A	02.02.2026	BUILDING CONSENT
A1700 RCP				
A1701	RCP - GL	A	02.02.2026	BUILDING CONSENT
A2000 ELEVATIONS				
A2001	ELEVATION - NORTH & WEST	A	02.02.2026	BUILDING CONSENT
A2010	ELEVATIONS - CAFE	A	02.02.2026	BUILDING CONSENT
A2100 SECTION				
A2101	SECTIONS	A	02.02.2026	BUILDING CONSENT
A2102	SECTIONS	A	02.02.2026	BUILDING CONSENT
A4000 EXTERIOR DETAILS				
A4001	FOUNDATION DETAILS	A	02.02.2026	BUILDING CONSENT
A4401	JOINERY DETAIL - RUBBISH ROOM	A	02.02.2026	BUILDING CONSENT
A4402	JOINERY DETAIL - SHOPFRONT	A	02.02.2026	BUILDING CONSENT
A4403	JOINERY DETAIL - SHOPFRONT	A	02.02.2026	BUILDING CONSENT
A4404	JOINERY DETAIL - SHOPFRONT	A	02.02.2026	BUILDING CONSENT
A4410	BOUNDARY FIRE WALL	A	02.02.2026	BUILDING CONSENT
A4601	ENTRY CANOPY	A	02.02.2026	BUILDING CONSENT
A4610	ROOF - CAFE	A	02.02.2026	BUILDING CONSENT
A4611	ROOF - CAFE	A	02.02.2026	BUILDING CONSENT
A5000 ENLARGED PLANS				
A5001	ENLARGED PLANS - ACC WC & SH	A	02.02.2026	BUILDING CONSENT
A5002	ENLARGED ELEVATIONS - WC & SH	A	02.02.2026	BUILDING CONSENT
A5003	ENLARGED ELEVATIONS - WC & SH	A	02.02.2026	BUILDING CONSENT
A6000 INTERIOR DETAIL				
A6101	INT. DET - FIRE RATED WALL	A	02.02.2026	BUILDING CONSENT
A6120	INT. DET. - WET AREA	A	02.02.2026	BUILDING CONSENT
A6121	INT. DET. - WET AREA	A	02.02.2026	BUILDING CONSENT
A6901	PLUMBING SCHEMATICS	A	02.02.2026	BUILDING CONSENT
A9000 SCHEDULES				
A9001	SCHEDULE - EXT WINDOW AND DOOR	A	02.02.2026	BUILDING CONSENT
A9002	SCHEDULE - INT WINDOW AND DOOR	A	02.02.2026	BUILDING CONSENT
A9010	SCHEDULE - WALL TYPES	A	02.02.2026	BUILDING CONSENT

Grand total: 47



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BUILDING CONSENT

Rev	Date	Description
A	02.02.2026	BUILDING CONSENT

LOT 6 - 4 ALBERTO LANE

4 ALBERTO LANE, SILVERDALE

Client:

Title :
DRAWING REGISTER

Project no:	Drawing no:	Scale at A3	Revision
2511	A0010		A

KEYNOTE LEGEND - FULL	
KEY VALUE	DESCRIPTION
4161 4.3	WINDOW/DOOR SEALING SYSTEM - FLASHING TAPE
4161 4.7	DPC
4161 4.8	DPM
4171GR	GIB WEATHERLINE RIGID AIR BARRIER
4171GR 4.2	GIB WEATHERLINE® FLASHING TAPE
4239JH	JAMES HARDIE® SOFFITS
4239JH 4.1	HARDIE™ GROOVE SOFFIT LINING
4241RI 4.4	NON-COMBUSTIBLE CAVITY BATTENS
4421N	NURAPLY 3PM MEMBRANE ROOFING & DECKING
4421N 4.1	NURAPLY 3PM TWO LAYER SYSTEM ON PLYWOOD, CROSS LAMINATED TIMBER AND STRANDBOARD
4521AC	APL COMMERCIAL ALUMINIUM WINDOWS & DOORS
4521AC 4.15	APL SHOPFRONT - 100MM
4521AC 4.16	APL MAGNUM SERIES - HINGED DOOR
4521AR 4.13	APL METRO SERIES SLIDING WINDOW
4821	FLASHINGS
5113G 4.1	GIB® STANDARD SYSTEMS WALLS
5113G 4.4	GIB® WATER RESISTANT SYSTEMS CEILINGS
5113G 4.5	GIB® FIRE RATED SYSTEMS WALLS
5151 4.1.1	TIMBER SKIRTING 90 X 18MM. PAINT FINISH
5216KC 4.2	78MM KOROK® KWR1 WAREHOUSE/RETAIL SYSTEM STC 36
5216KC 4.2.1	KOROK FIXINGS PER MANUFACTURER'S REQUIREMENTS
5216KC 4.2.2	KOROK C-TRACK
6221A	ARDEX TILING SOLUTIONS
SN01	EXISTING STRUCTURE
SN02	CONCRETE SCREED POURED OVER EXISTING FLOOR SLAB
SN04	PRECAST PANEL. REFER STRUCTURAL ENG'S DOCUMENTS
SN05	CONCRETE SLAB ON GRADE. REFER STRUCTURAL ENG.
SN06	STRUCTURAL STEEL. REFER STRUCTURAL ENG.



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A	02.02.2026	BUILDING CONSENT

LOT 6 - 4 ALBERTO LANE

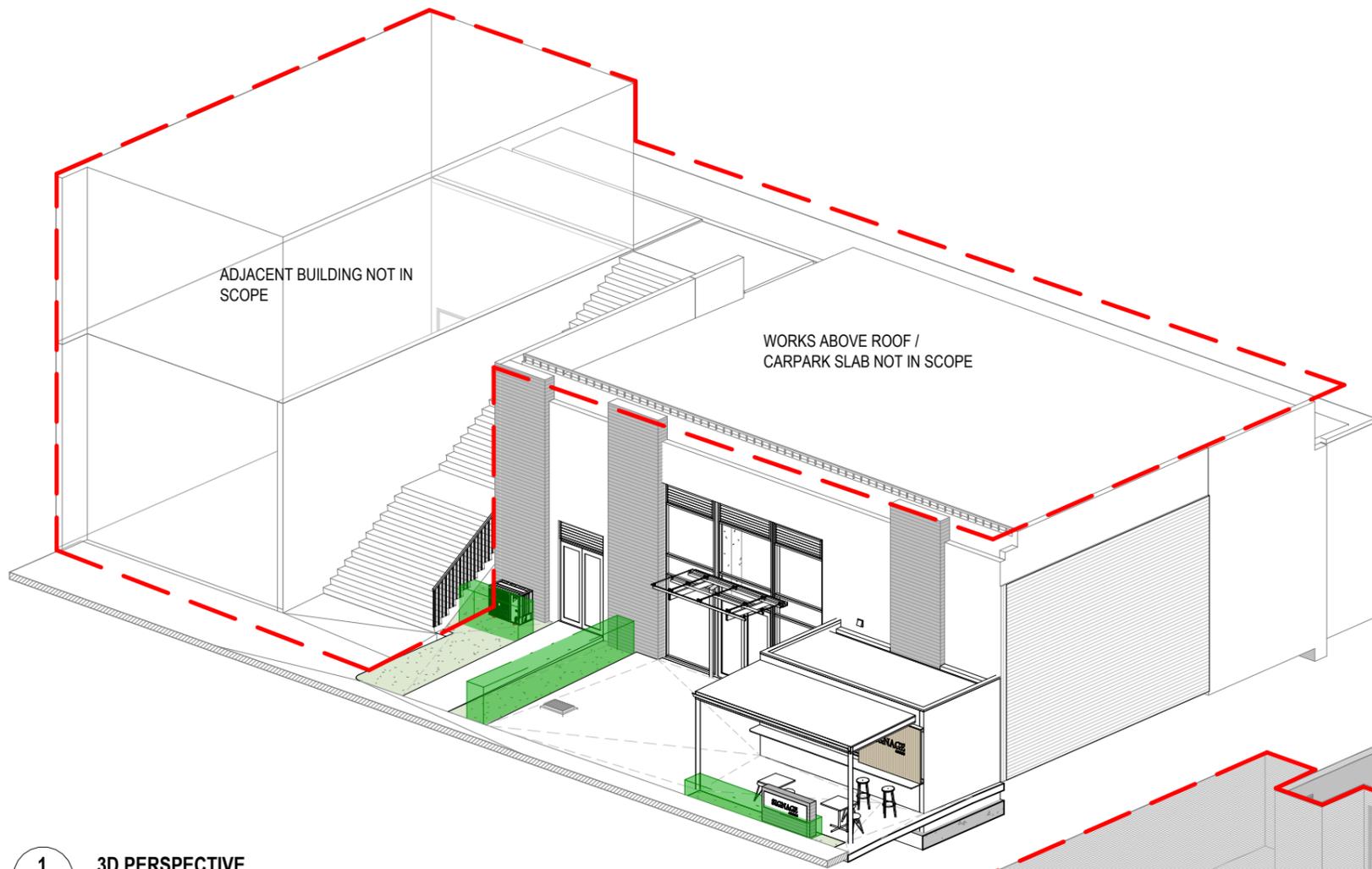
4 ALBERTO LANE, SILVERDALE

Client:

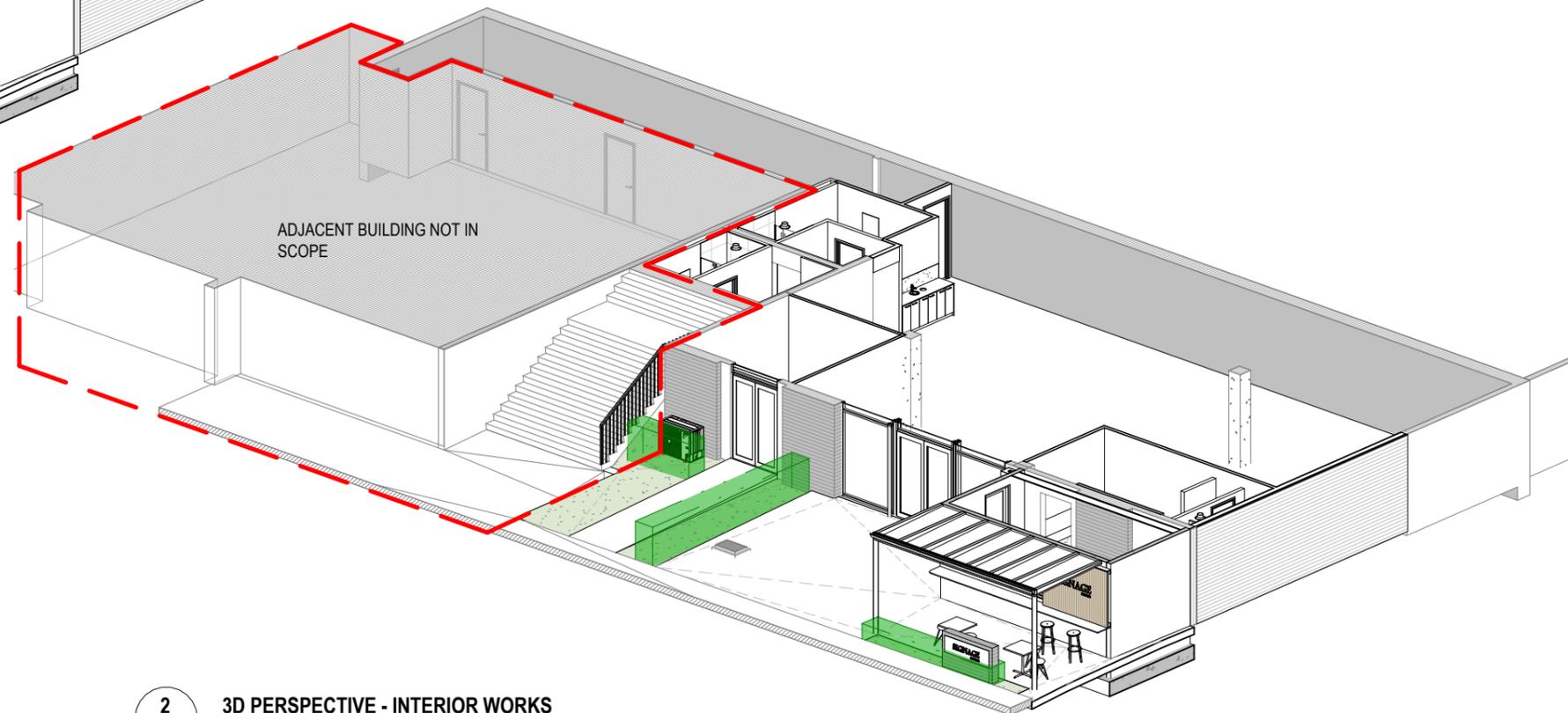


Title :
KEYNOTE SCHEDULE

Project no:	Drawing no:	Scale at A3	Revision
2511	A0011		A



1 3D PERSPECTIVE



2 3D PERSPECTIVE - INTERIOR WORKS

BUILDING CONSENT

Rev	Date	Description
A	02.02.2026	BUILDING CONSENT

LOT 6 - 4 ALBERTO LANE

4 ALBERTO LANE, SILVERDALE

Client: **matvin**

Title : **PERSPECTIVE VIEWS**

Project no: 2511	Drawing no: A0015	Scale at A3	Revision A
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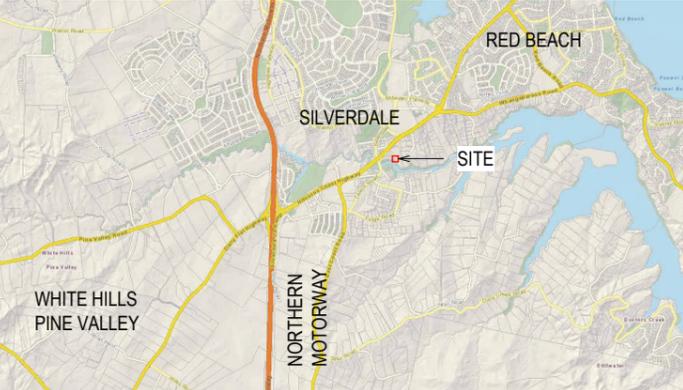


NOTES - GENERAL

SURVEYED BY HALL SURVEYING LIMITED
 16 PENTON ROAD, STANMORE BAY, WHANGAPARAOA, AUCKLAND.
 TEL: (09) 428 1359

SITE ADDRESS: 4 ALBERTO LANE, SILVERDALE 0932
 LEGAL DESCRIPTION: LOT 6 DP 520205
 TOTAL SITE AREA (BY TITLE): 0.35063 HECTARES MORE OR LESS
 LOCAL AUTHORITY: AUCKLAND CITY COUNCIL
 DATUM AUK1946

WIND ZONE: High
 EXPOSURE ZONE: C
 EARTHQUAKE ZONE: 1
 PREVIOUS CONSENTS:
 BCO10253634-A



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Rev	Date	Description
A	02.02.2026	BUILDING CONSENT

LOT 6 - 4 ALBERTO LANE
 4 ALBERTO LANE, SILVERDALE

Client:
matvin

Title : SITE LOCATION PLAN			
Project no:	Drawing no:	Scale at A3	Revision
2511	A0051	1 : 100	A



Rev	Date	Description
A	02.02.2026	BUILDING CONSENT

BUILDING CONSENT

Notes:

LOT 6 - 4 ALBERTO LANE

4 ALBERTO LANE, SILVERDALE

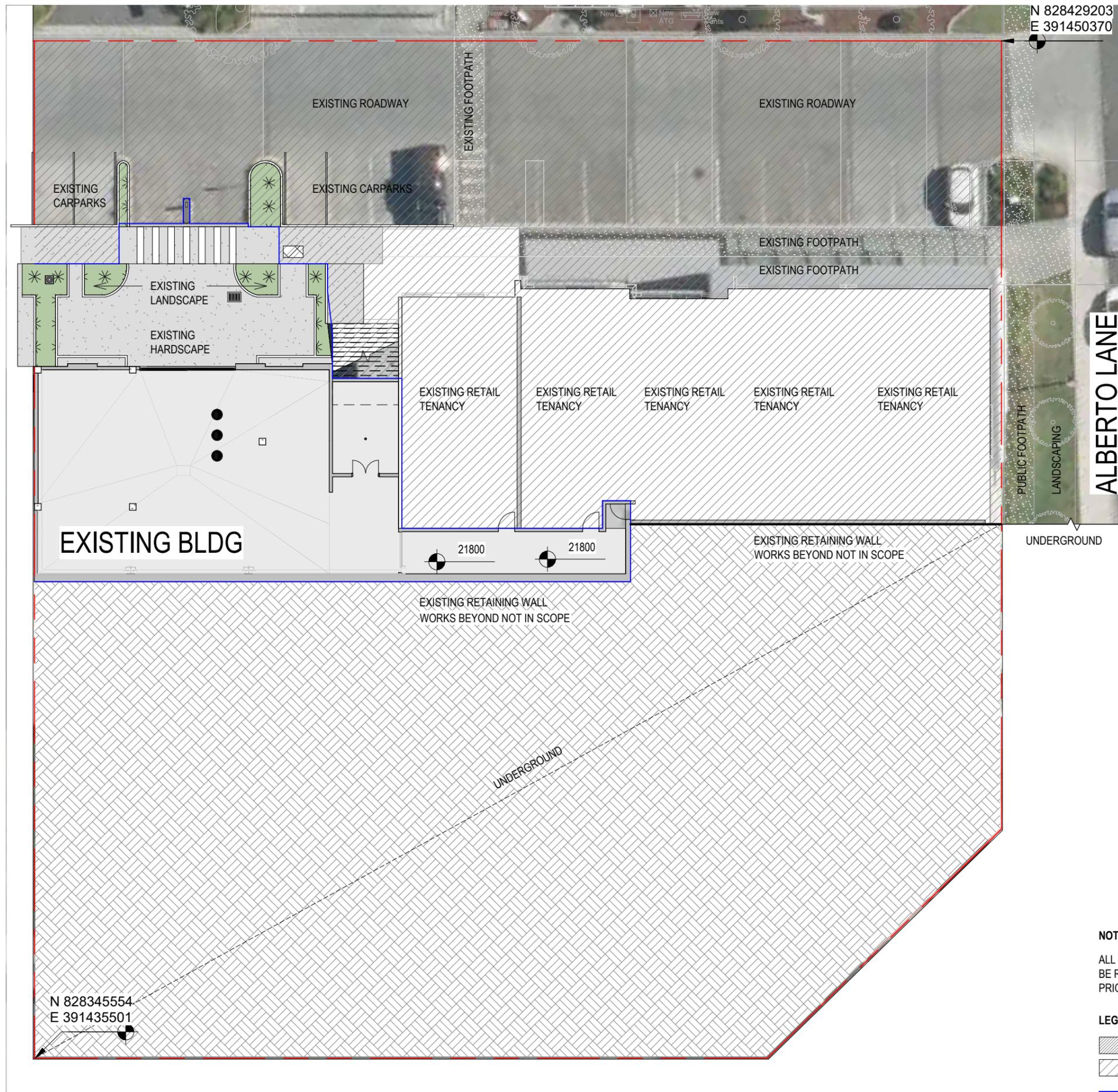
Client: **matvin**

Project no: **2511**

Title: **SITE PLAN - EXISTING**



Drawing no: A0052	Scale at A3 As indicated	Revision A
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NOTES - GENERAL

ALL LEVELS AND SITE / BUILDING COORDINATES SHOULD BE REVIEWED AGAINST SURVEYOR DOCUMENTATION PRIOR TO CONSTRUCTION

LEGEND - CONSTRUCTION PHASING

- EXISTING TO BE RETAINED
- WORKS NOT IN SCOPE
- PROPOSED WORKS

LEGEND - SITE

- SITE BOUNDARY

1 SITE PLAN (EXISTING) - GROUND LEVEL
A1012 1: 250

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Rev	Date	Description
A	02.02.2026	BUILDING CONSENT

BUILDING CONSENT

Notes:

LOT 6 - 4 ALBERTO LANE

4 ALBERTO LANE, SILVERDALE

Client:

matvin

Project no:

2511

Title :

SITE PLAN - PROPOSED



Drawing no:

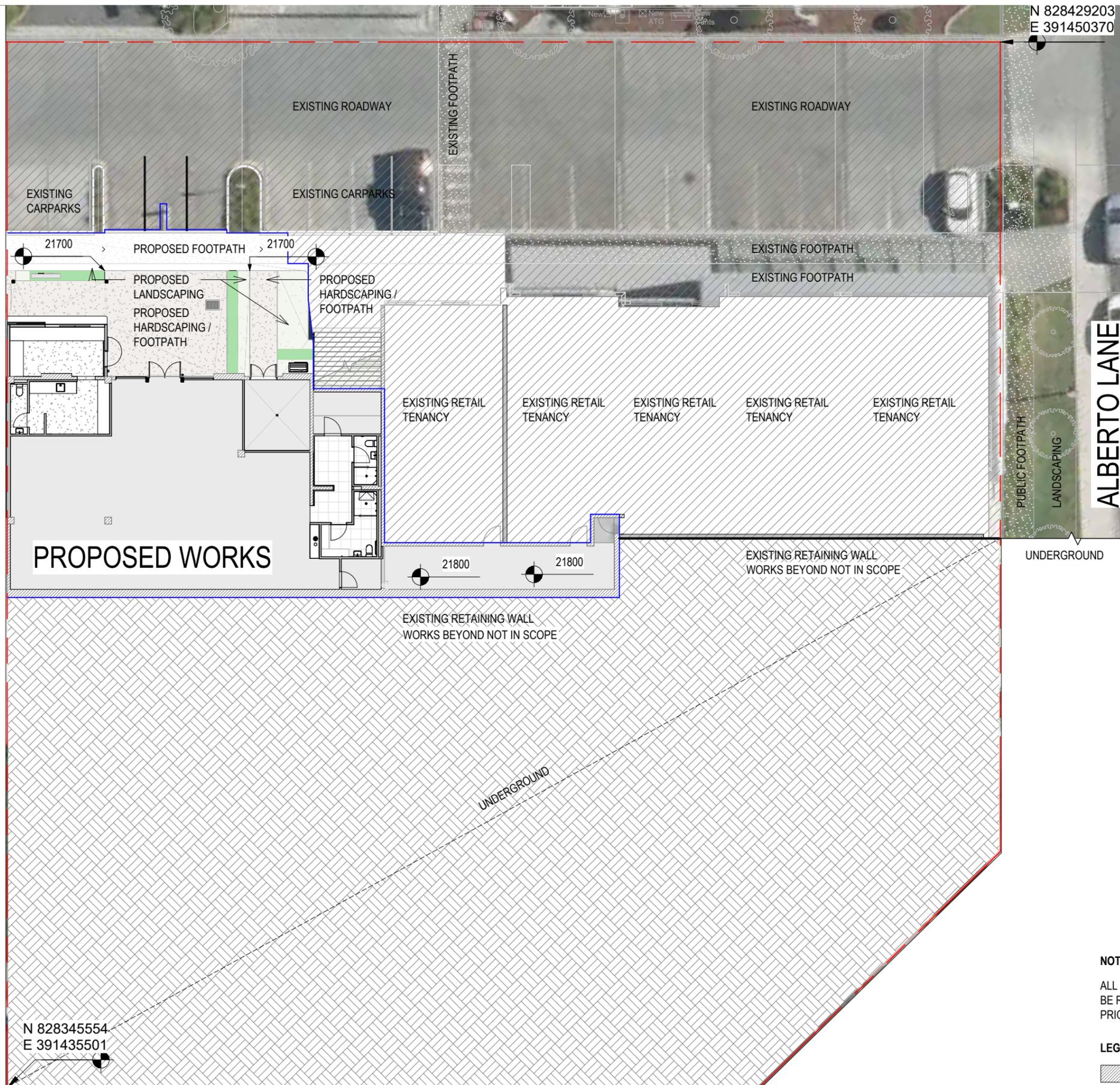
A0053

Scale at A3

As indicated

Revision

A



NOTES - GENERAL

ALL LEVELS AND SITE / BUILDING COORDINATES SHOULD BE REVIEWED AGAINST SURVEYOR DOCUMENTATION PRIOR TO CONSTRUCTION

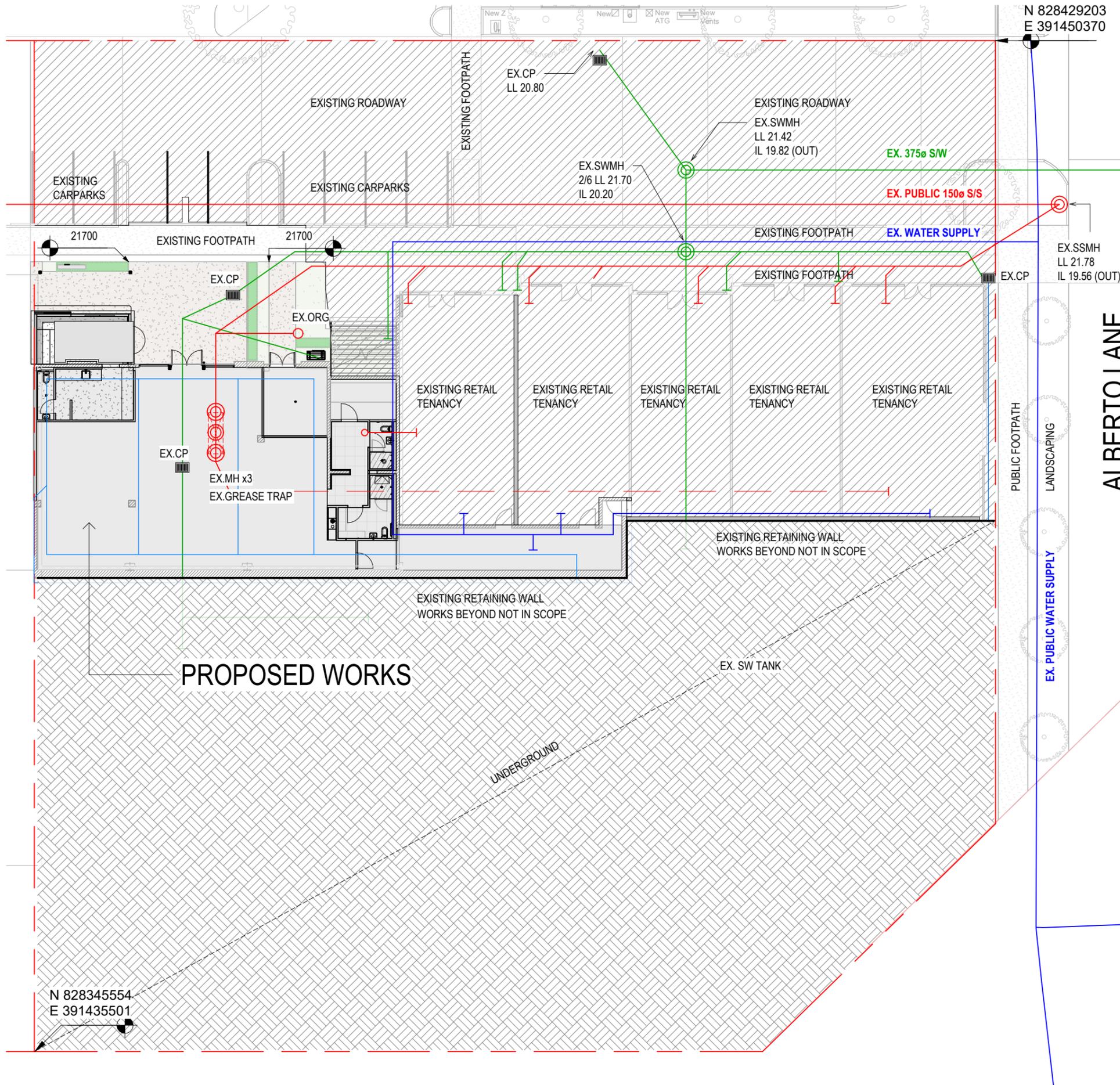
LEGEND - CONSTRUCTION PHASING

- EXISTING TO BE RETAINED
- WORKS NOT IN SCOPE
- PROPOSED WORKS

LEGEND - SITE

- SITE BOUNDARY

1 SITE PLAN (PROPOSED) - GROUND LEVEL
A1012 1:250



NOTES - DRAINAGE

- REFER NOTES ON SHEET A0003 UNDER "GENERAL NOTES - SLAB PREPARATION"
- EXISTING DRAINAGE IS SHOWN INDICATIVELY BASED ON AS-BUILT INFORMATION. CLIENT AND CONTRACTOR TO SURVEY AND CONFIRM LOCATION OF EXISTING DRAINAGE PRIOR TO COMMENCING WORKS.

LEGEND - SITE

--- SITE BOUNDARY

LEGEND - EXISTING DRAINAGE

- EXISTING STORM WATER (SW) SUBSOIL
- EXISTING STORM WATER (S/W) PIPE
- EXISTING SANITARY SEWER (S/S) PIPE
- EXISTING WATER SUPPLY PIPE
- EX. EXISTING
- MH MANHOLE
- CP CESSPIT
- ORG OVERFLOW RELIEF GULLY



Rev	Date	Description
A	02.02.2026	BUILDING CONSENT

BUILDING CONSENT

Notes:

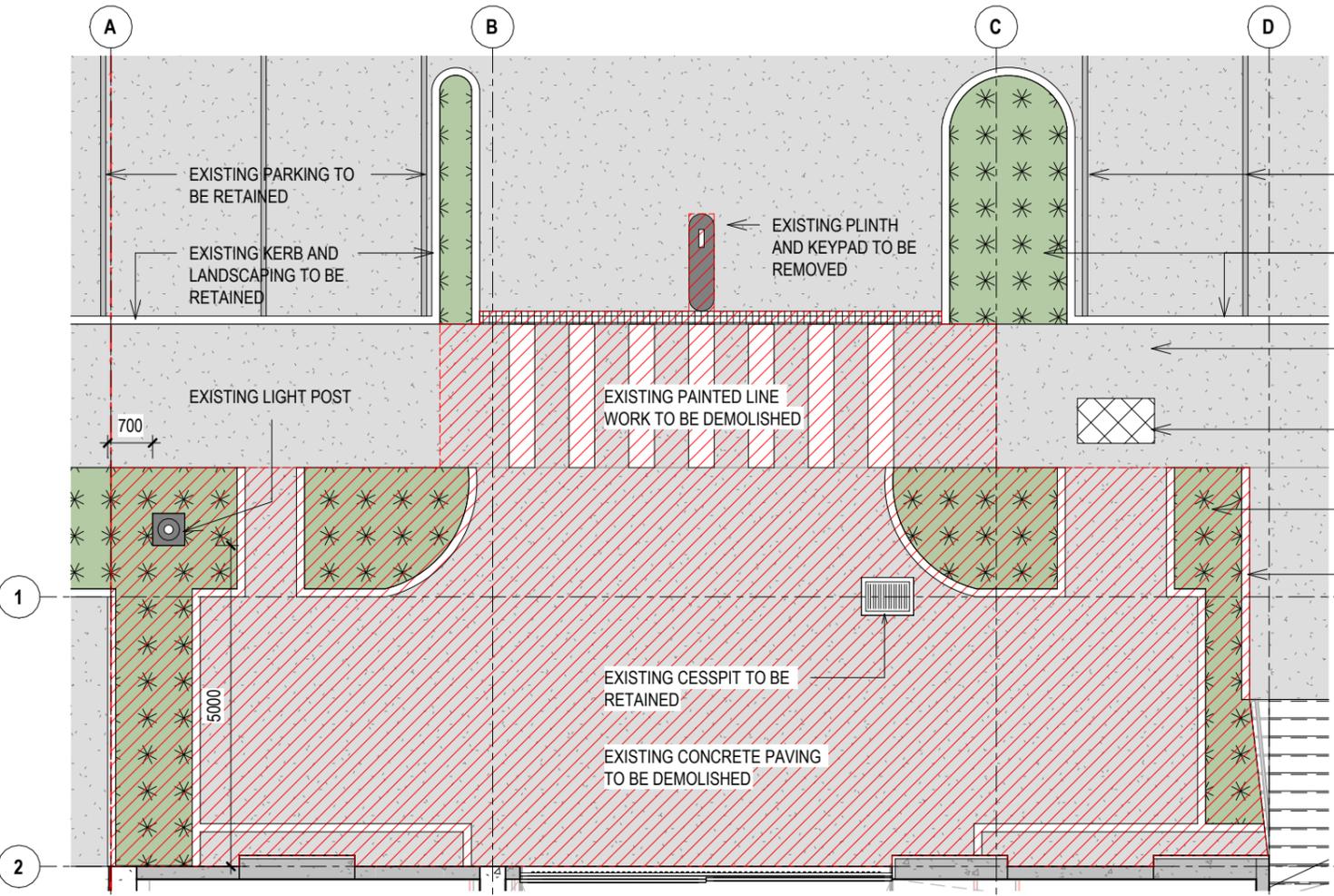
LOT 6 - 4 ALBERTO LANE

4 ALBERTO LANE, SILVERDALE
Client: **matvin**

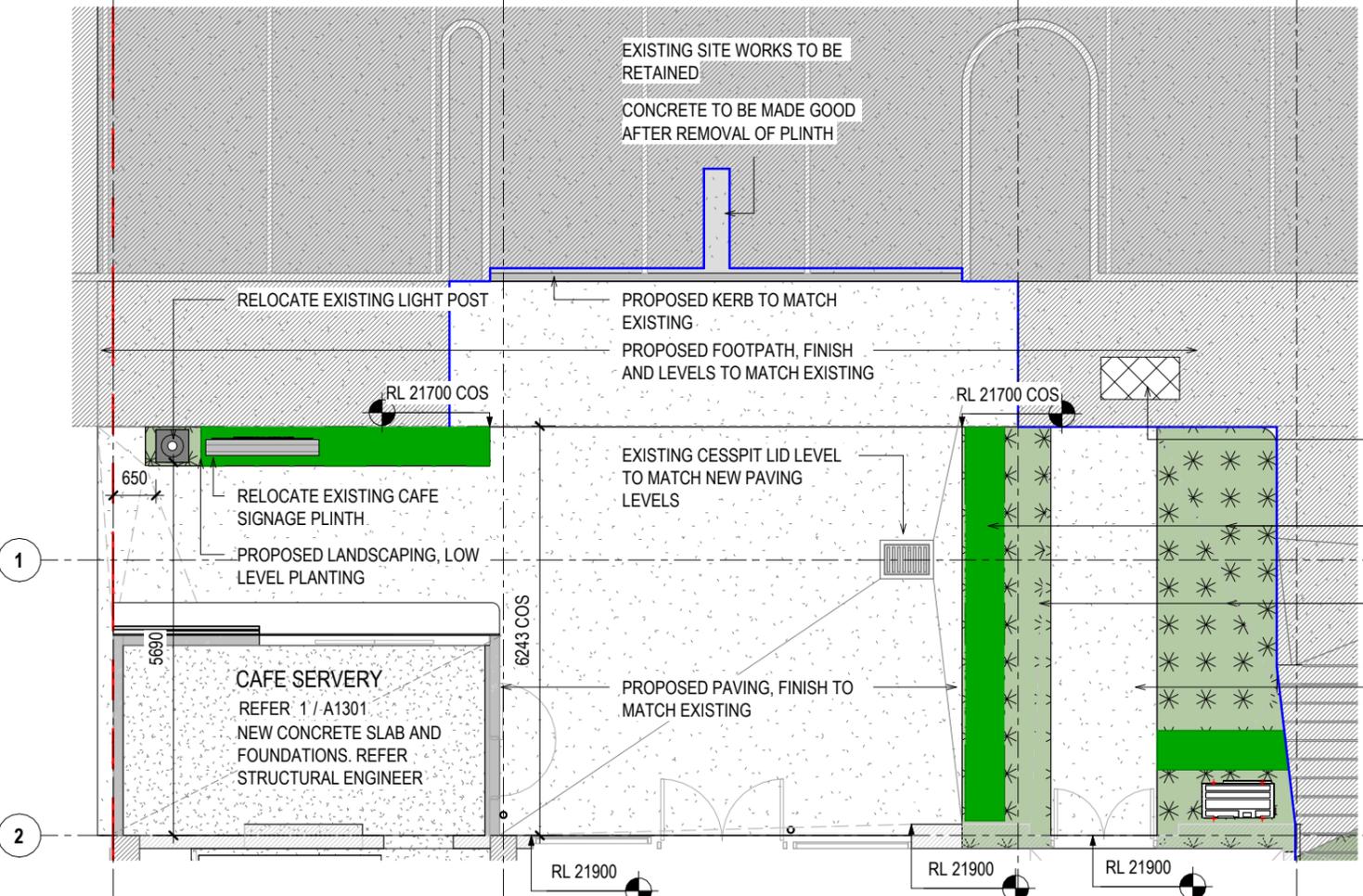
Project no: **2511**

Title: **SITE DRAINAGE PLAN**





1 GROUND LEVEL - EXISTING SITE
A1012 1: 100



2 GROUND LEVEL - PROPOSED SITE
A1012 1: 100

NOTES - DEMOLITION

- REFER GENERAL DEMOLITION NOTES SHEET A0003
- READ THIS PLAN IN CONJUNCTION WITH ALL ARCHITECTURAL, STRUCTURAL, CIVIL, AND SERVICES DRAWINGS.
- CONTRACTOR MUST VERIFY ALL EXISTING SITE CONDITIONS PRIOR TO COMMENCING ANY DEMOLITION WORK. ANY DISCREPANCIES TO BE REPORTED TO THE ARCHITECT IMMEDIATELY.
- DIMENSIONS SHOWN ARE INDICATIVE ONLY. CONFIRM ALL CRITICAL DIMENSIONS ON SITE.
- ALL DEMOLITION WORKS MUST COMPLY WITH THE CURRENT BUILDING CODE, LOCAL AUTHORITY REQUIREMENTS, AND RELEVANT HEALTH & SAFETY REGULATIONS.

LEGEND - CONSTRUCTION STAGING

- EXISTING TO BE DEMOLISHED
- EXISTING TO BE RETAINED
- PROPOSED WORKS

LEGEND - SITE

- SITE BOUNDARY

Rev	Date	Description
A	02.02.2026	BUILDING CONSENT

BUILDING CONSENT

Notes:

LOT 6 - 4 ALBERTO LANE

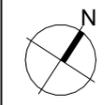
4 ALBERTO LANE, SILVERDALE

Client: **matvin**

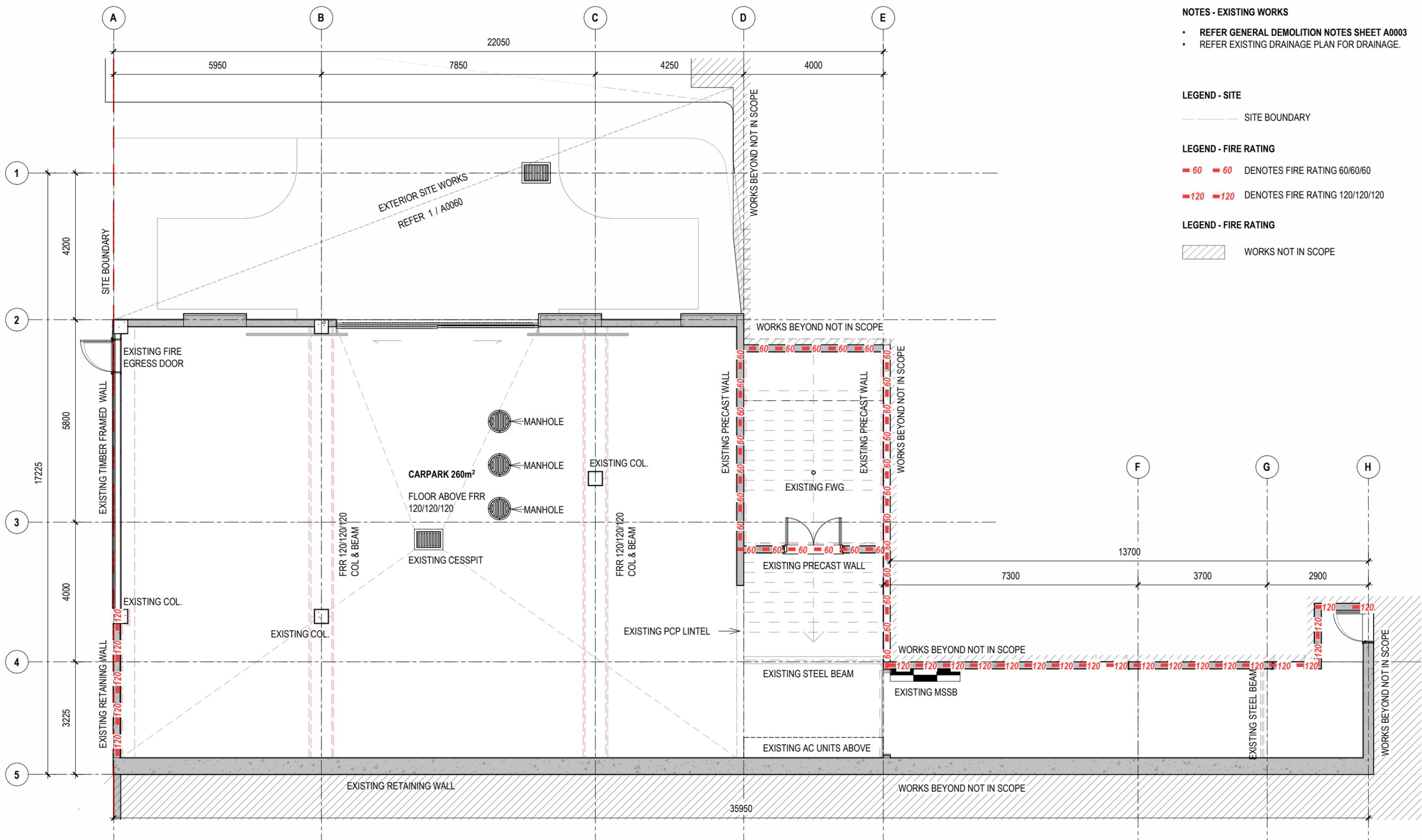
Project no:

2511

Title: **SITE WORKS - EXTG & PROPOSED**



Drawing no:	Scale at A3	Revision
A0060	1: 100	A



- NOTES - EXISTING WORKS**
- REFER GENERAL DEMOLITION NOTES SHEET A0003
 - REFER EXISTING DRAINAGE PLAN FOR DRAINAGE.
- LEGEND - SITE**
- SITE BOUNDARY
- LEGEND - FIRE RATING**
- 60 DENOTES FIRE RATING 60/60/60
 - 120 DENOTES FIRE RATING 120/120/120
- LEGEND - FIRE RATING**
- WORKS NOT IN SCOPE

1 GROUND LEVEL - EXISTING
A1012 1:100

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Rev	Date	Description
A	02.02.2026	BUILDING CONSENT

LOT 6 - 4 ALBERTO LANE
4 ALBERTO LANE, SILVERDALE
Client: **matvin**

Title: **EXISTING FLOOR PLAN - GL**

Project no:	Drawing no:	Scale at A3	Revision
2511	A1001	1:100	A

NOTES - DEMOLITION

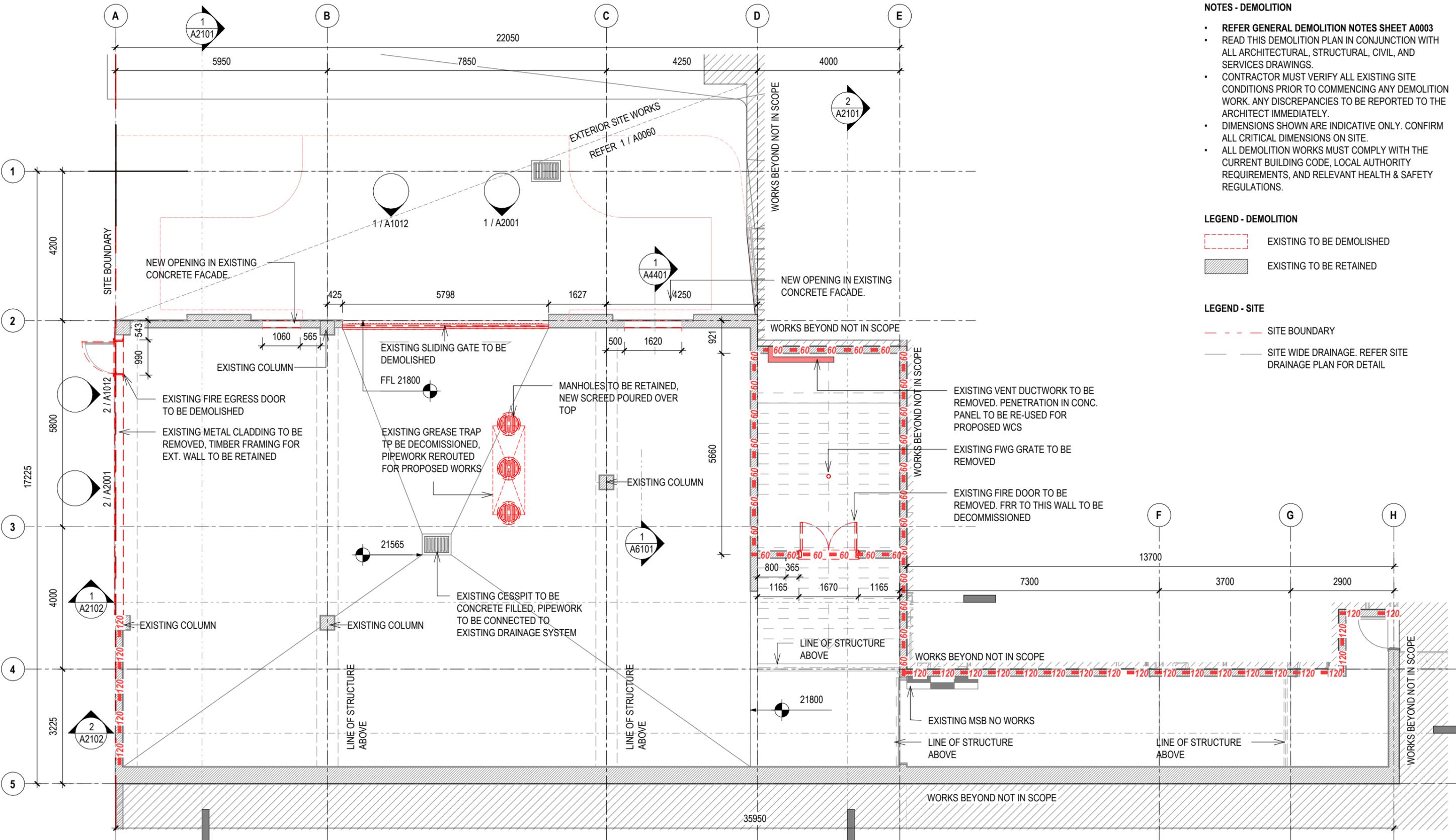
- REFER GENERAL DEMOLITION NOTES SHEET A0003
- READ THIS DEMOLITION PLAN IN CONJUNCTION WITH ALL ARCHITECTURAL, STRUCTURAL, CIVIL, AND SERVICES DRAWINGS.
- CONTRACTOR MUST VERIFY ALL EXISTING SITE CONDITIONS PRIOR TO COMMENCING ANY DEMOLITION WORK. ANY DISCREPANCIES TO BE REPORTED TO THE ARCHITECT IMMEDIATELY.
- DIMENSIONS SHOWN ARE INDICATIVE ONLY. CONFIRM ALL CRITICAL DIMENSIONS ON SITE.
- ALL DEMOLITION WORKS MUST COMPLY WITH THE CURRENT BUILDING CODE, LOCAL AUTHORITY REQUIREMENTS, AND RELEVANT HEALTH & SAFETY REGULATIONS.

LEGEND - DEMOLITION

- EXISTING TO BE DEMOLISHED
- EXISTING TO BE RETAINED

LEGEND - SITE

- SITE BOUNDARY
- SITE WIDE DRAINAGE. REFER SITE DRAINAGE PLAN FOR DETAIL



1
A1012
DEMOLITION PLAN - GROUND LEVEL
1 : 100

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LOT 6 - 4 ALBERTO LANE
4 ALBERTO LANE, SILVERDALE
Client: **matvin**

Title : DEMOLITION PLAN - GL			
Project no:	Drawing no:	Scale at A3	Revision
2511	A1010	1 : 100	A

NOTES - DEMOLITION

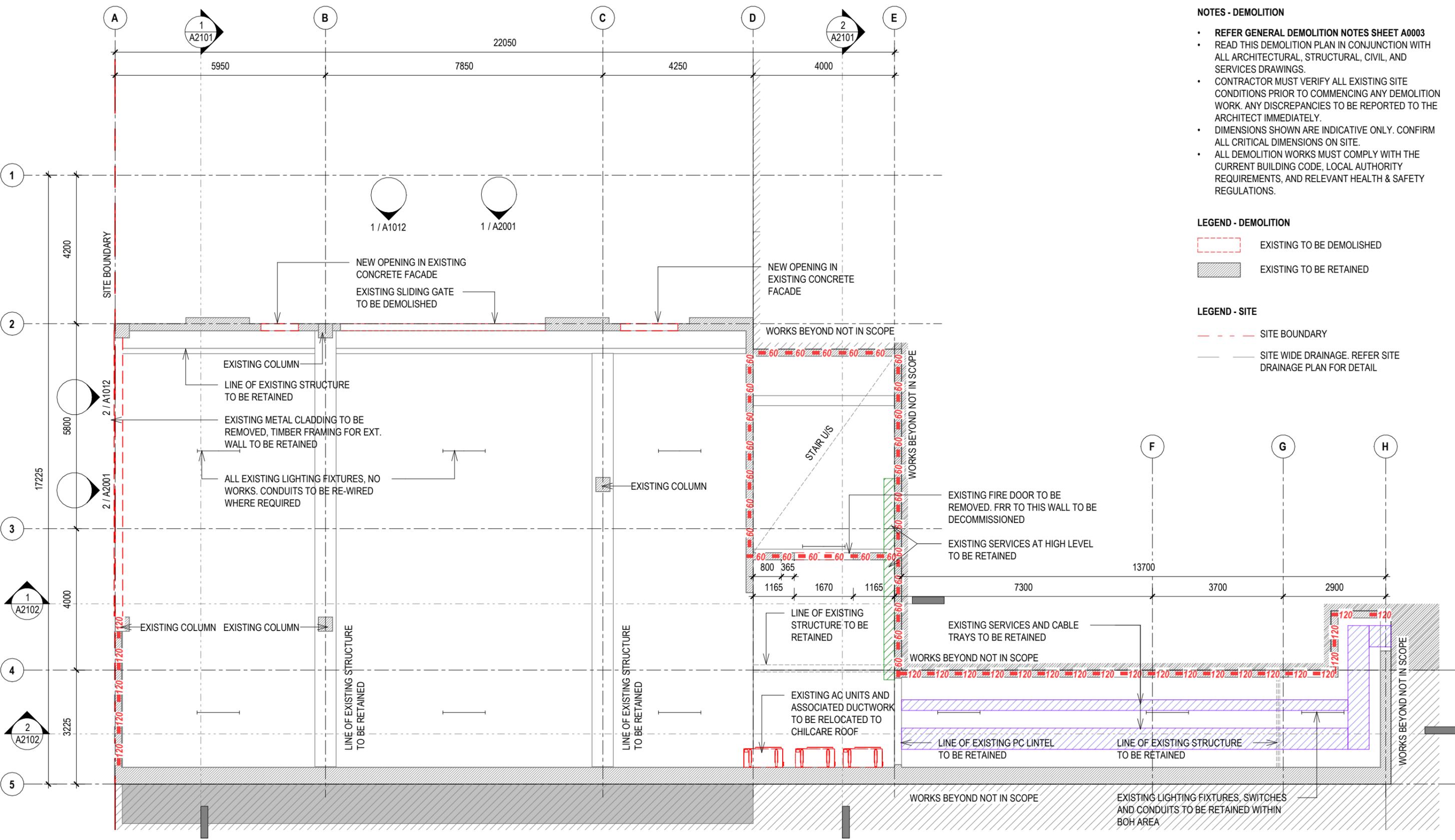
- REFER GENERAL DEMOLITION NOTES SHEET A0003
- READ THIS DEMOLITION PLAN IN CONJUNCTION WITH ALL ARCHITECTURAL, STRUCTURAL, CIVIL, AND SERVICES DRAWINGS.
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- DIMENSIONS SHOWN ARE INDICATIVE ONLY. CONFIRM ALL CRITICAL DIMENSIONS ON SITE.
- ALL DEMOLITION WORKS MUST COMPLY WITH THE CURRENT BUILDING CODE, LOCAL AUTHORITY REQUIREMENTS, AND RELEVANT HEALTH & SAFETY REGULATIONS.

LEGEND - DEMOLITION

- EXISTING TO BE DEMOLISHED
- EXISTING TO BE RETAINED

LEGEND - SITE

- SITE BOUNDARY
- SITE WIDE DRAINAGE. REFER SITE DRAINAGE PLAN FOR DETAIL



1 EXISTING RCP - GROUND LEVEL
A1012 1 : 100

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A	02.02.2026	BUILDING CONSENT

LOT 6 - 4 ALBERTO LANE
4 ALBERTO LANE, SILVERDALE
Client: **matvin**

Title : EXISTING RCP & DEMOLITION - GL			
Project no:	Drawing no:	Scale at A3	Revision
2511	A1011	1 : 100	A

NOTES - DEMOLITION

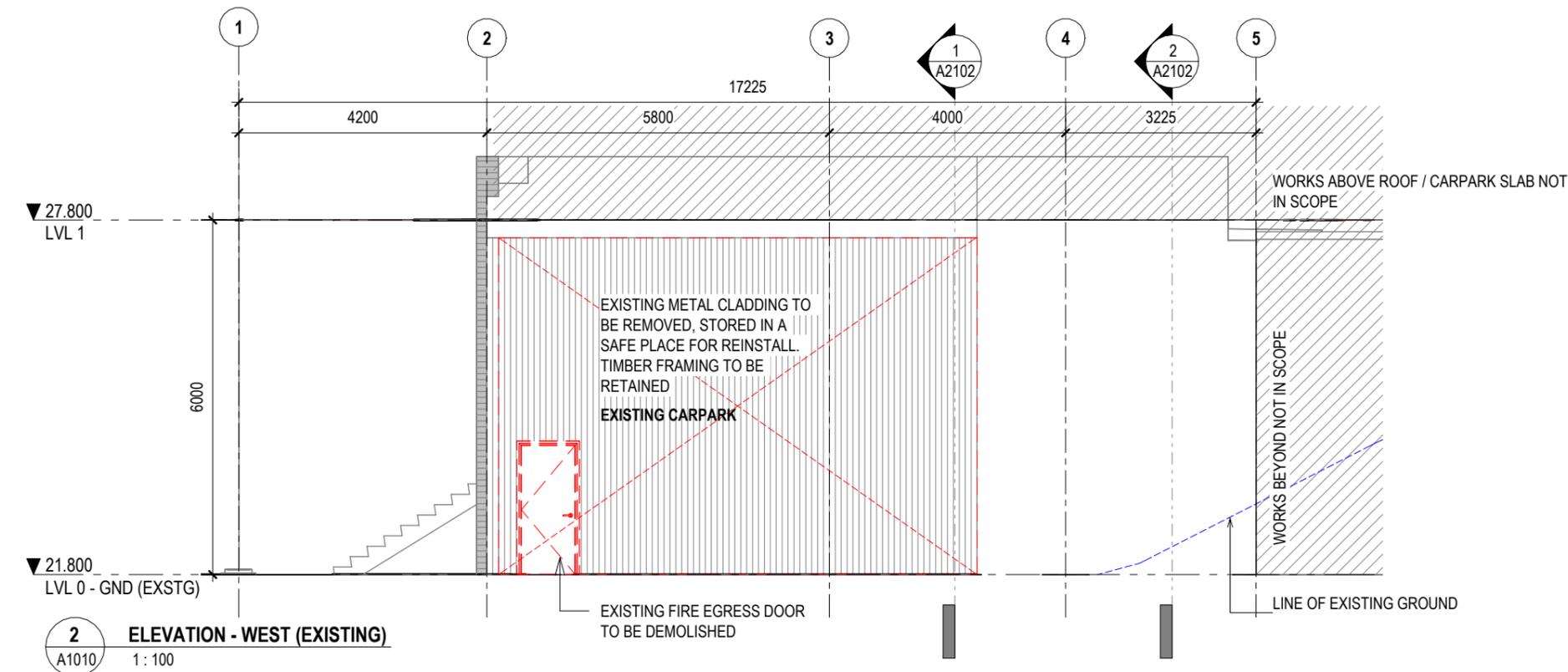
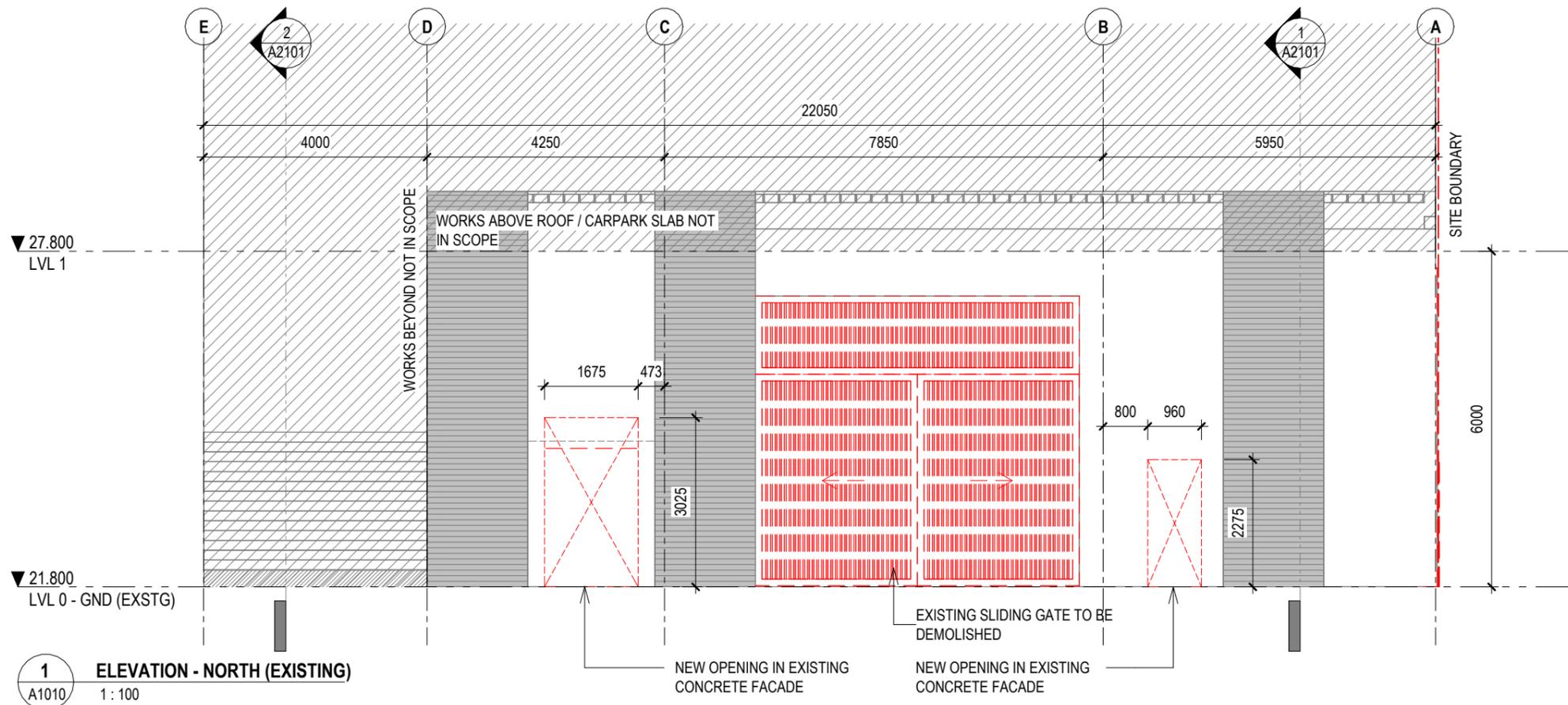
- REFER GENERAL DEMOLITION NOTES SHEET A0003
- READ THIS DEMOLITION PLAN IN CONJUNCTION WITH ALL ARCHITECTURAL, STRUCTURAL, CIVIL, AND SERVICES DRAWINGS.
- CONTRACTOR MUST VERIFY ALL EXISTING SITE CONDITIONS PRIOR TO COMMENCING ANY DEMOLITION WORK. ANY DISCREPANCIES TO BE REPORTED TO THE ARCHITECT IMMEDIATELY.
- DIMENSIONS SHOWN ARE INDICATIVE ONLY. CONFIRM ALL CRITICAL DIMENSIONS ON SITE.
- ALL DEMOLITION WORKS MUST COMPLY WITH THE CURRENT BUILDING CODE, LOCAL AUTHORITY REQUIREMENTS, AND RELEVANT HEALTH & SAFETY REGULATIONS.

LEGEND - DEMOLITION

-  EXISTING TO BE DEMOLISHED
-  EXISTING TO BE RETAINED

LEGEND - SITE

-  SITE BOUNDARY
-  SITE WIDE DRAINAGE. REFER SITE DRAINAGE PLAN FOR DETAIL



BUILDING CONSENT

Rev	Date	Description
A	02.02.2026	BUILDING CONSENT

LOT 6 - 4 ALBERTO LANE

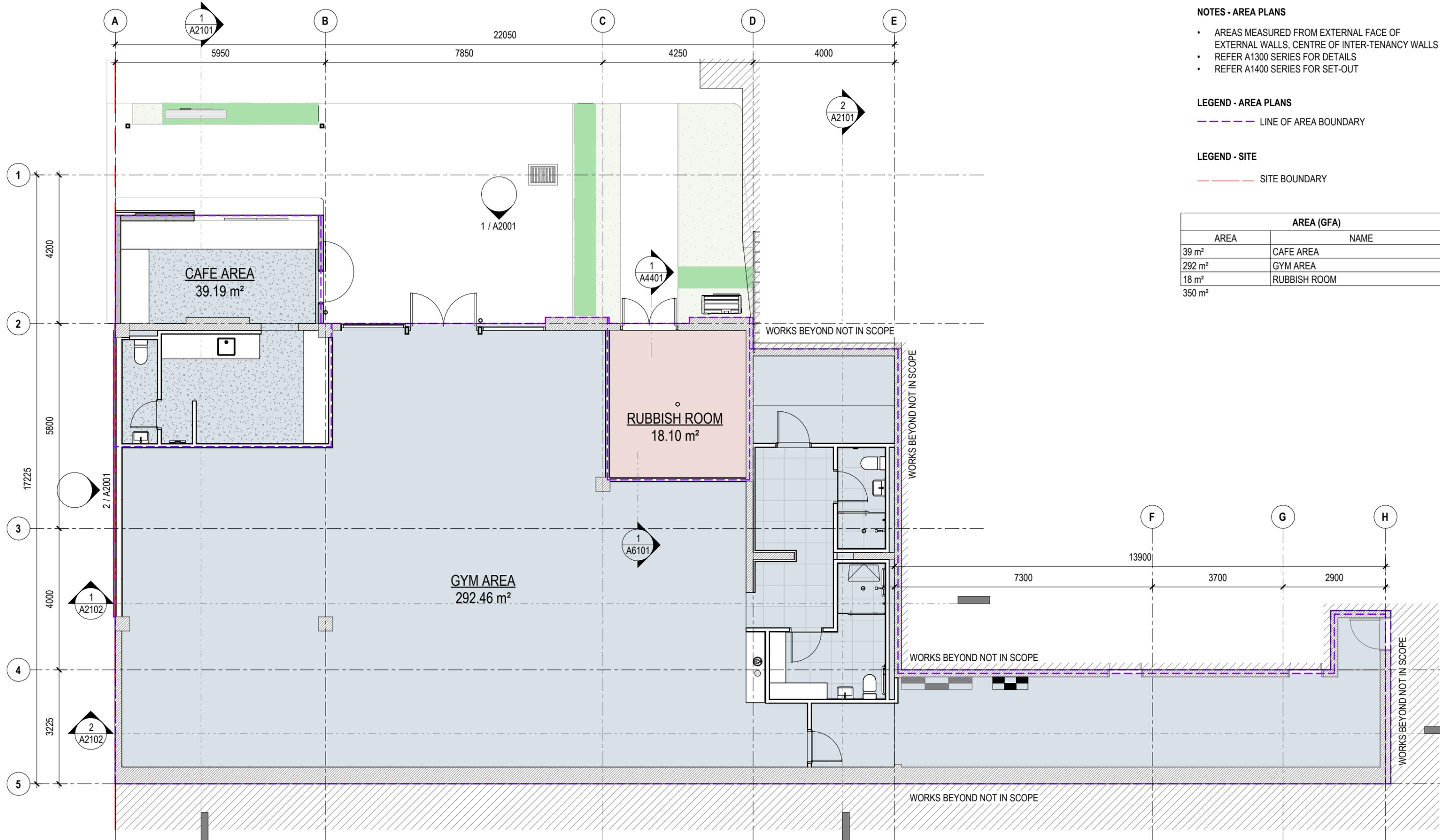
4 ALBERTO LANE, SILVERDALE

Client:



Title : **DEMOLITION ELEVATIONS - NORTH & WEST**

Project no:	Drawing no:	Scale at A3	Revision
2511	A1012	1:100	A



- NOTES - AREA PLANS**
- AREAS MEASURED FROM EXTERNAL FACE OF EXTERNAL WALLS, CENTRE OF INTER-TENANCY WALLS
 - REFER A1300 SERIES FOR DETAILS
 - REFER A1400 SERIES FOR SET-OUT
- LEGEND - AREA PLANS**
- LINE OF AREA BOUNDARY
- LEGEND - SITE**
- SITE BOUNDARY

AREA (GFA)	
AREA	NAME
39 m ²	CAFE AREA
292 m ²	GYM AREA
18 m ²	RUBBISH ROOM
350 m ²	

1 GENERAL ARRANGEMENT PLAN - GROUND LEVEL
A1012 1 : 100

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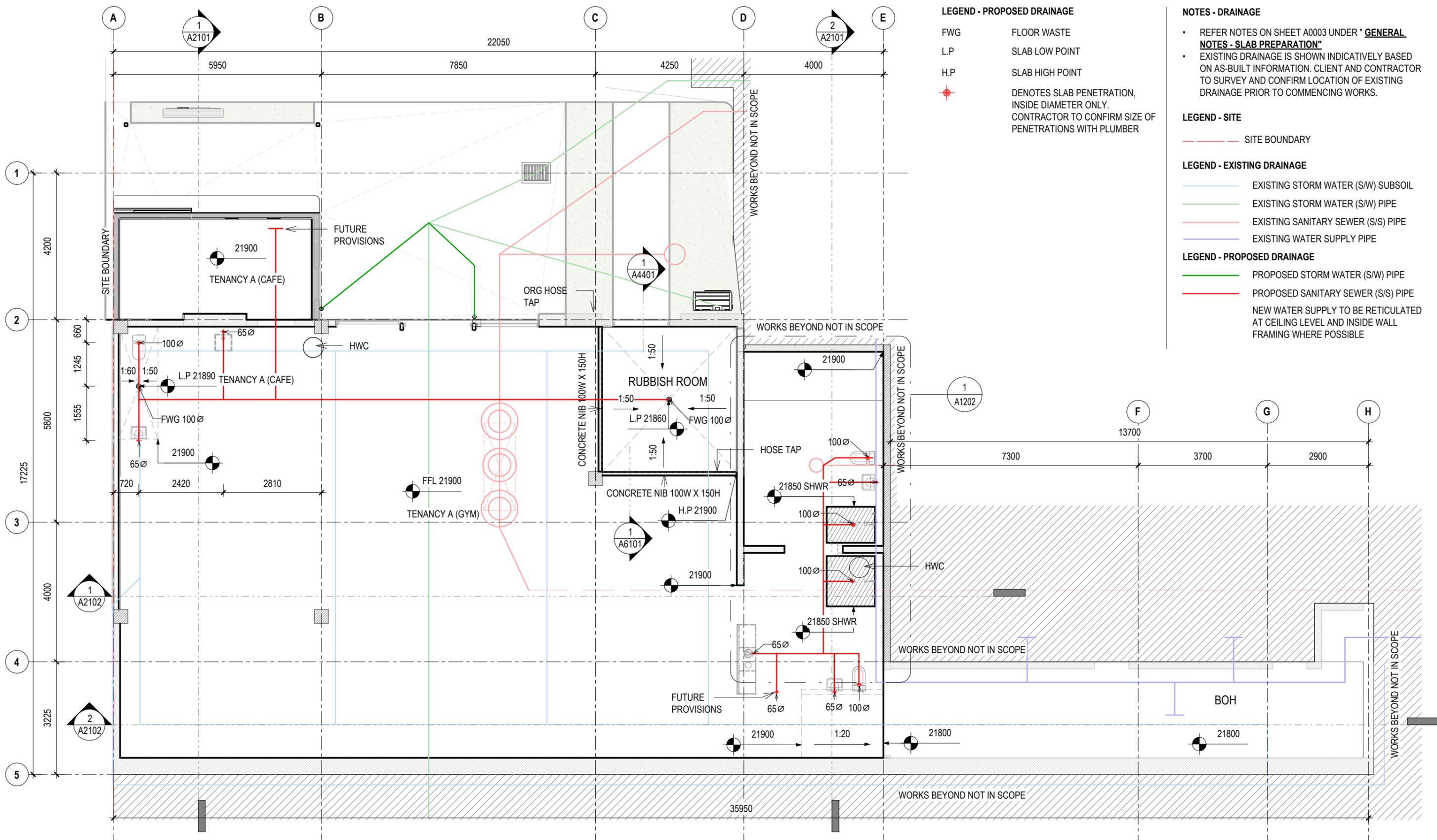
BUILDING CONSENT

Rev	Date	Description
A	02.02.2026	BUILDING CONSENT

LOT 6 - 4 ALBERTO LANE
4 ALBERTO LANE, SILVERDALE
Client: **matvin**

Title : **GENERAL ARRANGEMENT - GL**

Project no:	Drawing no:	Scale at A3	Revision
2511	A1101	1 : 100	A



LEGEND - PROPOSED DRAINAGE

- FWG FLOOR WASTE
- L.P. SLAB LOW POINT
- H.P. SLAB HIGH POINT

DENOTES SLAB PENETRATION, INSIDE DIAMETER ONLY. CONTRACTOR TO CONFIRM SIZE OF PENETRATIONS WITH PLUMBER

NOTES - DRAINAGE

- REFER NOTES ON SHEET A0003 UNDER "GENERAL NOTES - SLAB PREPARATION"
- EXISTING DRAINAGE IS SHOWN INDICATIVELY BASED ON AS-BUILT INFORMATION. CLIENT AND CONTRACTOR TO SURVEY AND CONFIRM LOCATION OF EXISTING DRAINAGE PRIOR TO COMMENCING WORKS.

LEGEND - SITE

SITE BOUNDARY

LEGEND - EXISTING DRAINAGE

- EXISTING STORM WATER (S/W) SUBSOIL
- EXISTING STORM WATER (S/W) PIPE
- EXISTING SANITARY SEWER (S/S) PIPE
- EXISTING WATER SUPPLY PIPE

LEGEND - PROPOSED DRAINAGE

- PROPOSED STORM WATER (S/W) PIPE
 - PROPOSED SANITARY SEWER (S/S) PIPE
- NEW WATER SUPPLY TO BE RETICULATED AT CEILING LEVEL AND INSIDE WALL FRAMING WHERE POSSIBLE

1 GROUND LEVEL - DRAINAGE (PROPOSED)
A1012 1:100

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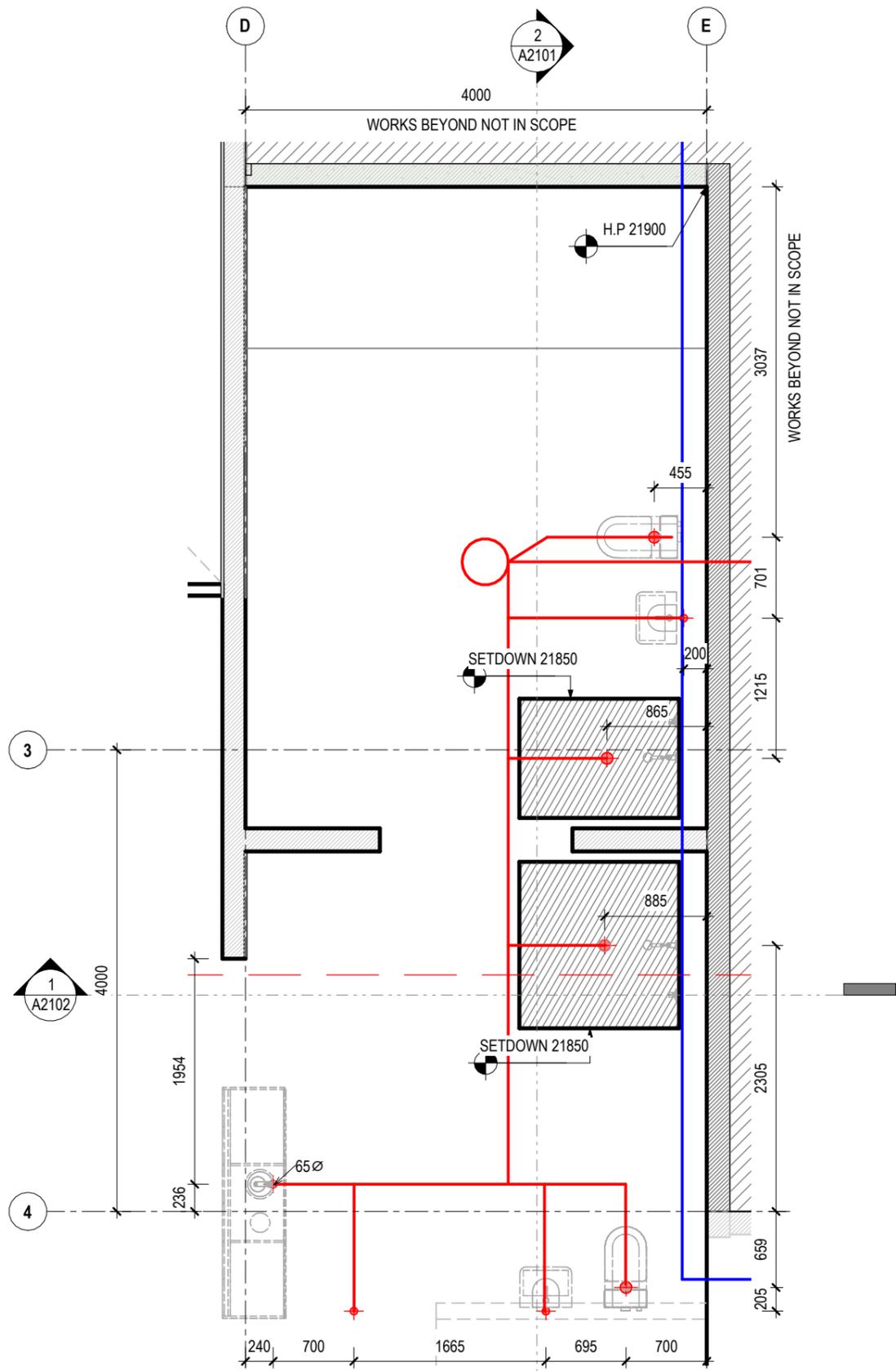
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Rev	Date	Description
A	02.02.2026	BUILDING CONSENT

LOT 6 - 4 ALBERTO LANE
4 ALBERTO LANE, SILVERDALE
Client: **matvin**

Title : SLAB & DRAINAGE PLAN - GL			
Project no:	Drawing no:	Scale at A3	Revision
2511	A1201	1:100	A



1 GROUND LEVEL - DRAINAGE WC & SH (PROPOSED)
A1012 1 : 50

LEGEND - PROPOSED DRAINAGE

- FWG FLOOR WASTE
- L.P SLAB LOW POINT
- H.P SLAB HIGH POINT
- DENOTES SLAB PENETRATION, INSIDE DIAMETER ONLY. CONTRACTOR TO CONFIRM SIZE OF PENETRATIONS WITH PLUMBER

NOTES - DRAINAGE

- REFER NOTES ON SHEET A0003 UNDER " **GENERAL NOTES - SLAB PREPARATION** "
- EXISTING DRAINAGE IS SHOWN INDICATIVELY BASED ON AS-BUILT INFORMATION. CLIENT AND CONTRACTOR TO SURVEY AND CONFIRM LOCATION OF EXISTING DRAINAGE PRIOR TO COMMENCING WORKS.

LEGEND - SITE

- SITE BOUNDARY

LEGEND - EXISTING DRAINAGE

- EXISTING STORM WATER (S/W) SUBSOIL
- EXISTING STORM WATER (S/W) PIPE
- EXISTING SANITARY SEWER (S/S) PIPE
- EXISTING WATER SUPPLY PIPE

LEGEND - PROPOSED DRAINAGE

- PROPOSED STORM WATER (S/W) PIPE
- PROPOSED SANITARY SEWER (S/S) PIPE
- NEW WATER SUPPLY TO BE RETICULATED AT CEILING LEVEL AND INSIDE WALL FRAMING WHERE POSSIBLE

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BUILDING CONSENT

Rev	Date	Description
A	02.02.2026	BUILDING CONSENT

LOT 6 - 4 ALBERTO LANE

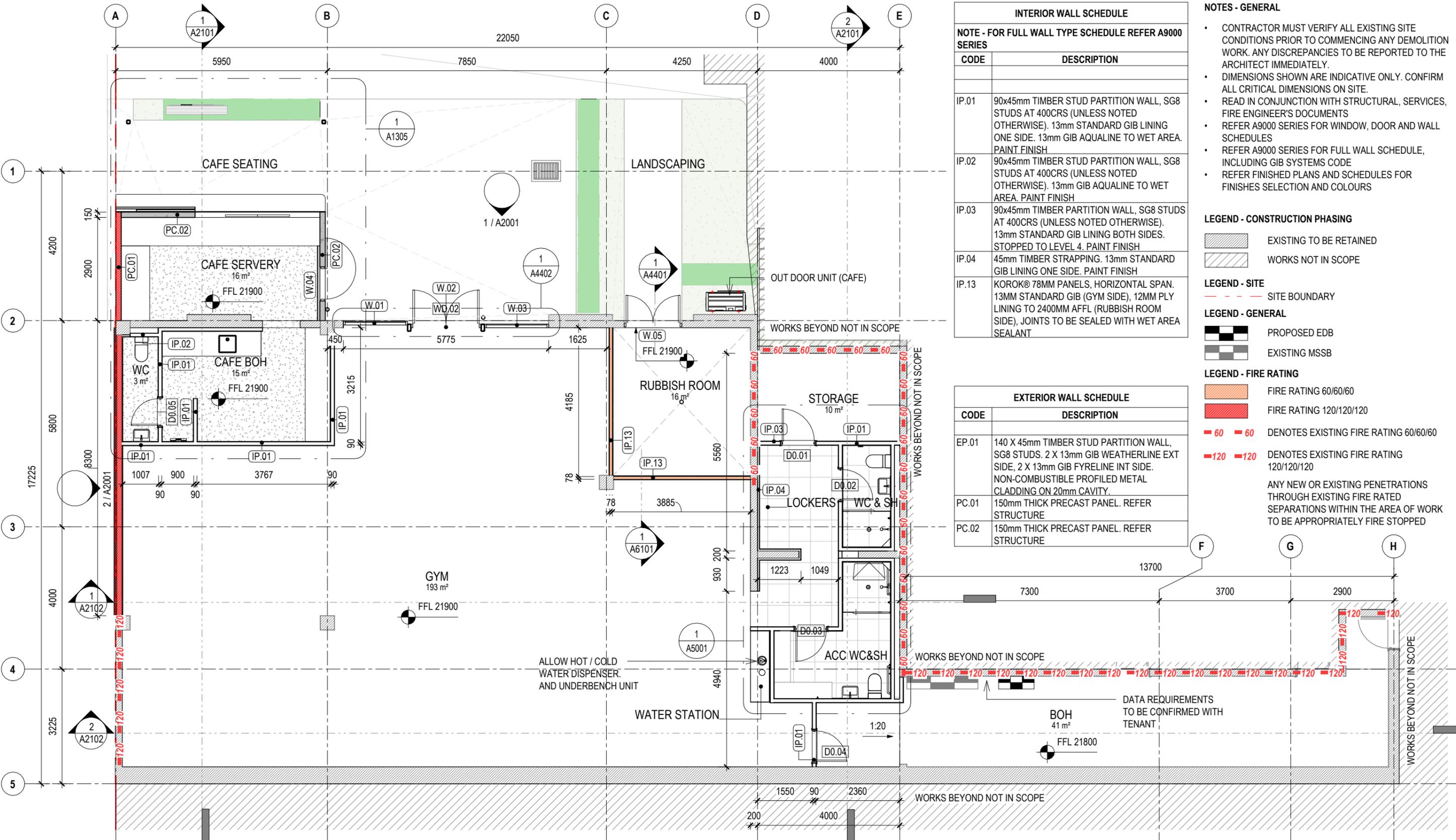
4 ALBERTO LANE, SILVERDALE

Client:
matvin

Title :
SLAB & DRAINAGE PLAN - WC & SH



Project no:	Drawing no:	Scale at A3	Revision
2511	A1202	As indicated	A



INTERIOR WALL SCHEDULE	
CODE	DESCRIPTION
IP.01	90x45mm TIMBER STUD PARTITION WALL, SG8 STUDS AT 400CRS (UNLESS NOTED OTHERWISE). 13mm STANDARD GIB LINING ONE SIDE. 13mm GIB AQUALINE TO WET AREA. PAINT FINISH
IP.02	90x45mm TIMBER STUD PARTITION WALL, SG8 STUDS AT 400CRS (UNLESS NOTED OTHERWISE). 13mm GIB AQUALINE TO WET AREA. PAINT FINISH
IP.03	90x45mm TIMBER PARTITION WALL, SG8 STUDS AT 400CRS (UNLESS NOTED OTHERWISE). 13mm STANDARD GIB LINING BOTH SIDES. STOPPED TO LEVEL 4. PAINT FINISH
IP.04	45mm TIMBER STRAPPING. 13mm STANDARD GIB LINING ONE SIDE. PAINT FINISH
IP.13	KOROK® 78MM PANELS, HORIZONTAL SPAN. 13MM STANDARD GIB (GYM SIDE), 12MM PLY LINING TO 2400MM AFFL (RUBBISH ROOM SIDE), JOINTS TO BE SEALED WITH WET AREA SEALANT

EXTERIOR WALL SCHEDULE	
CODE	DESCRIPTION
EP.01	140 X 45mm TIMBER STUD PARTITION WALL, SG8 STUDS. 2 X 13mm GIB WEATHERLINE EXT SIDE, 2 X 13mm GIB FYRELIN INT SIDE. NON-COMBUSTIBLE PROFILED METAL CLADDING ON 20mm CAVITY.
PC.01	150mm THICK PRECAST PANEL. REFER STRUCTURE
PC.02	150mm THICK PRECAST PANEL. REFER STRUCTURE

- NOTES - GENERAL**
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 - DIMENSIONS SHOWN ARE INDICATIVE ONLY. CONFIRM ALL CRITICAL DIMENSIONS ON SITE.
 - READ IN CONJUNCTION WITH STRUCTURAL, SERVICES, FIRE ENGINEER'S DOCUMENTS
 - REFER A9000 SERIES FOR WINDOW, DOOR AND WALL SCHEDULES
 - REFER A9000 SERIES FOR FULL WALL SCHEDULE, INCLUDING GIB SYSTEMS CODE
 - REFER FINISHED PLANS AND SCHEDULES FOR FINISHES SELECTION AND COLOURS
- LEGEND - CONSTRUCTION PHASING**
- EXISTING TO BE RETAINED
 - WORKS NOT IN SCOPE
- LEGEND - SITE**
- SITE BOUNDARY
- LEGEND - GENERAL**
- PROPOSED EDB
 - EXISTING MSSB
- LEGEND - FIRE RATING**
- FIRE RATING 60/60/60
 - FIRE RATING 120/120/120
 - 60 60 DENOTES EXISTING FIRE RATING 60/60/60
 - 120 120 DENOTES EXISTING FIRE RATING 120/120/120
- ANY NEW OR EXISTING PENETRATIONS THROUGH EXISTING FIRE RATED SEPARATIONS WITHIN THE AREA OF WORK TO BE APPROPRIATELY FIRE STOPPED

1 REFERENCE PLAN - GROUND LEVEL
A1012 1:100

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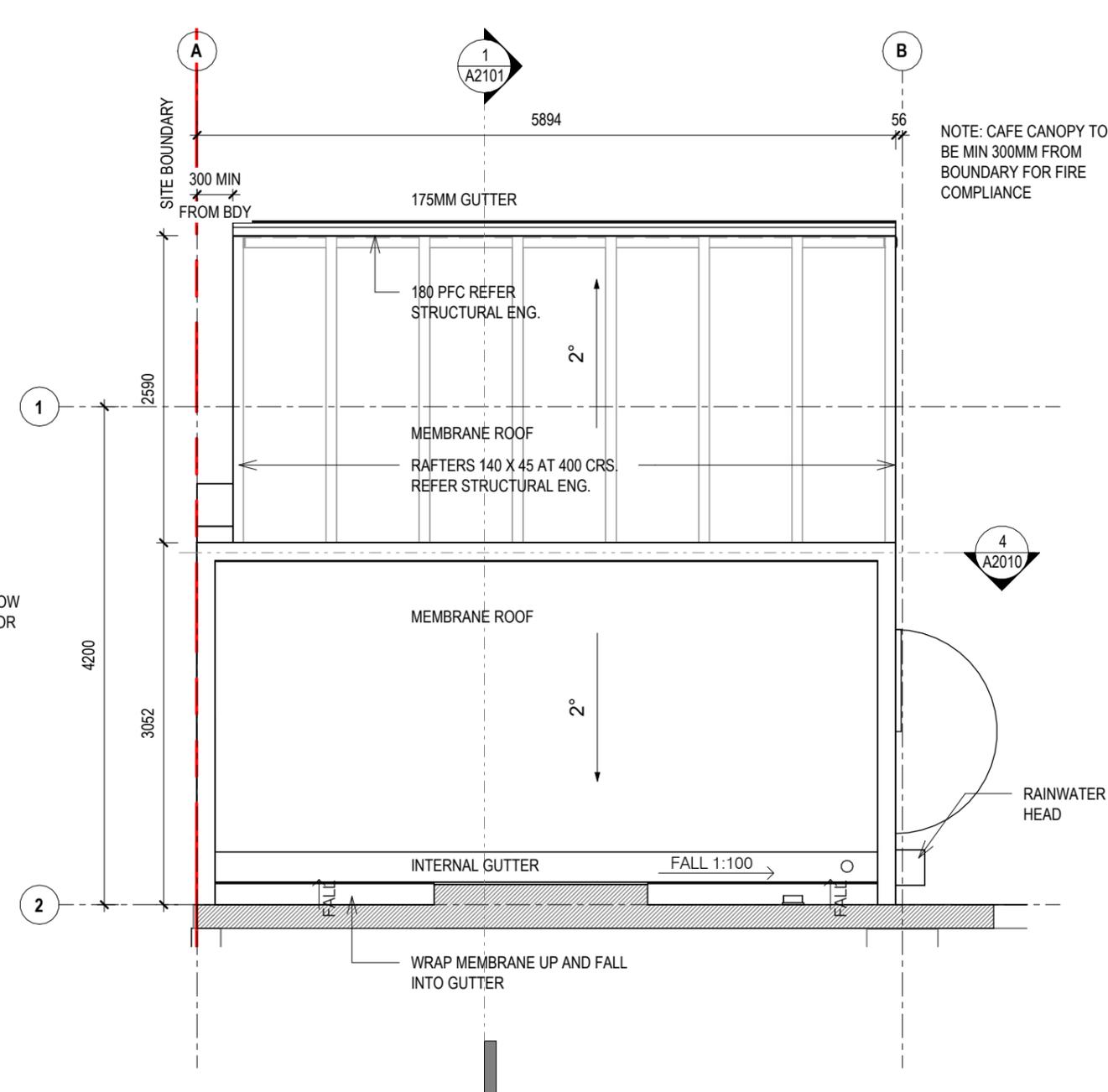
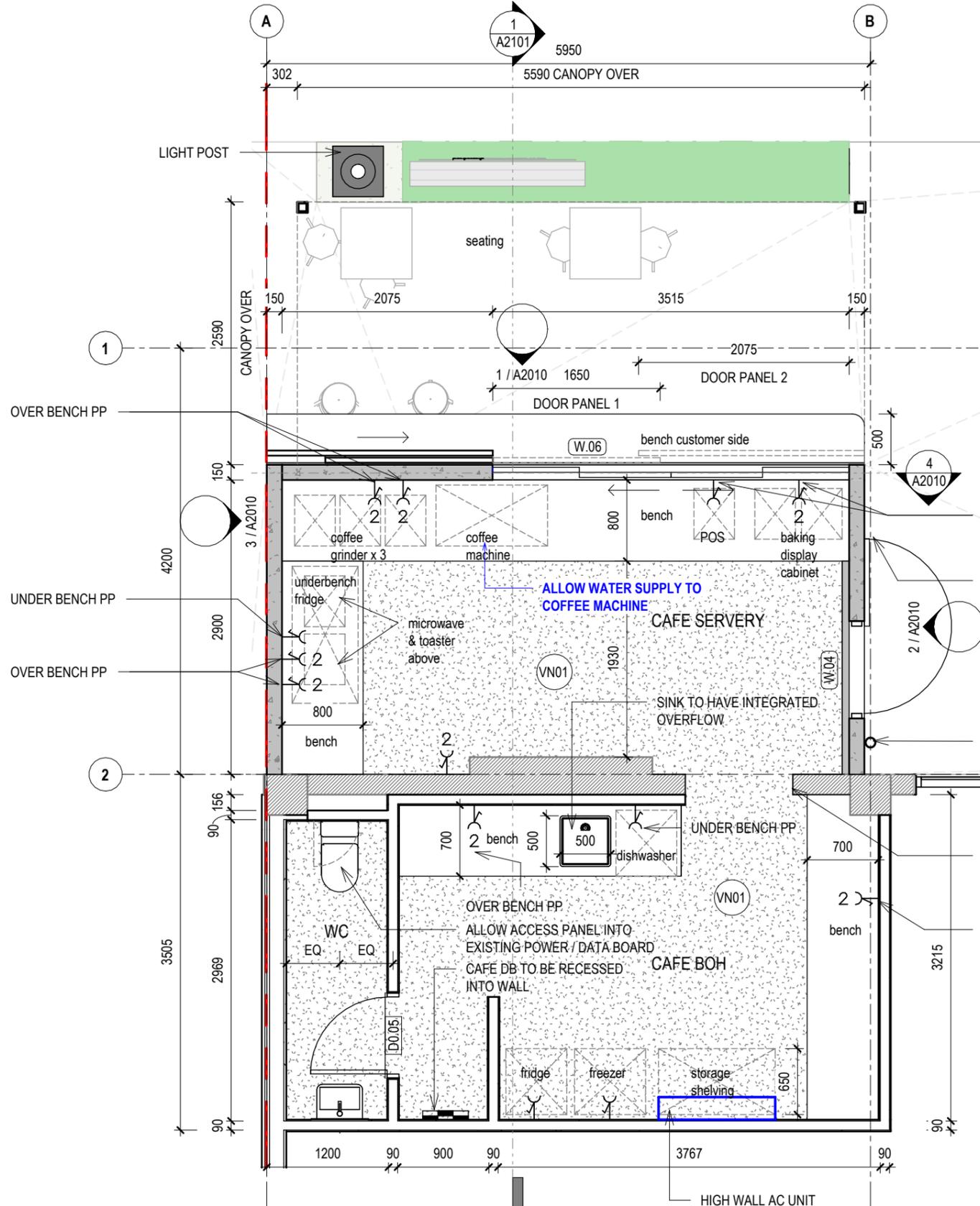
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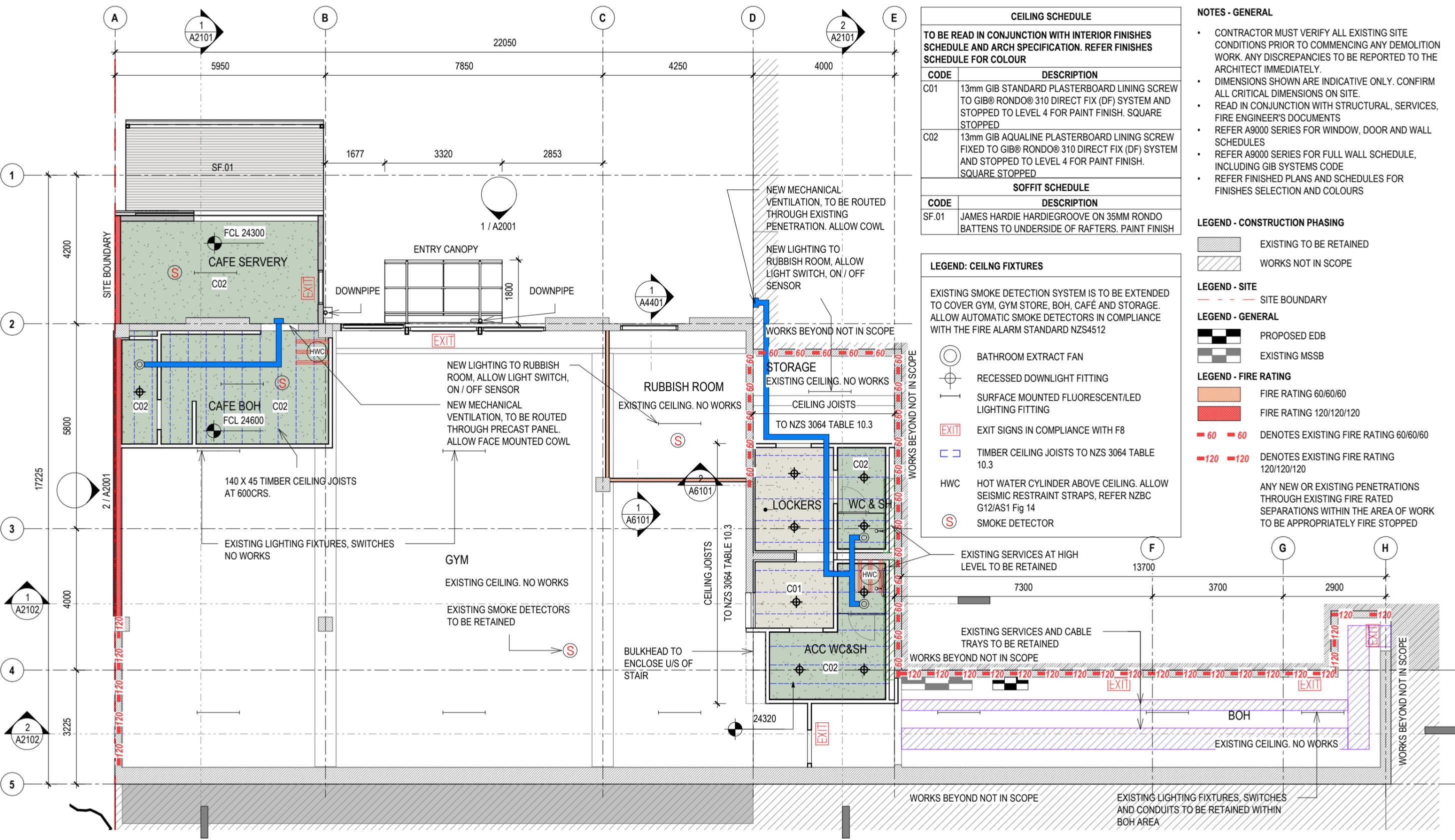
BUILDING CONSENT		
Rev	Date	Description
A	02.02.2026	BUILDING CONSENT

LOT 6 - 4 ALBERTO LANE
4 ALBERTO LANE, SILVERDALE
Client: **matvin**

Title : REFERENCE PLAN - GL			
Project no:	Drawing no:	Scale at A3	Revision
2511	A1301	1:100	A



SCHEDULE - INTERIOR FINISHES	
TO BE READ IN CONJUNCTION WITH EXTERIOR FINISHES SCHEDULE AND ARCHITECTURAL SPECIFICATION	
CODE	DESCRIPTION
VN01	SELECTED SLIP RESISTANT VINYL FLOORING



CEILING SCHEDULE	
TO BE READ IN CONJUNCTION WITH INTERIOR FINISHES SCHEDULE AND ARCH SPECIFICATION. REFER FINISHES SCHEDULE FOR COLOUR	
CODE	DESCRIPTION
C01	13mm GIB STANDARD PLASTERBOARD LINING SCREW TO GIB® RONDO® 310 DIRECT FIX (DF) SYSTEM AND STOPPED TO LEVEL 4 FOR PAINT FINISH. SQUARE STOPPED
C02	13mm GIB AQUALINE PLASTERBOARD LINING SCREW FIXED TO GIB® RONDO® 310 DIRECT FIX (DF) SYSTEM AND STOPPED TO LEVEL 4 FOR PAINT FINISH. SQUARE STOPPED
SOFFIT SCHEDULE	
CODE	DESCRIPTION
SF.01	JAMES HARDIE HARDIEGROOVE ON 35MM RONDO BATTENS TO UNDERSIDE OF RAFTERS. PAINT FINISH

LEGEND: CEILING FIXTURES	
EXISTING SMOKE DETECTION SYSTEM IS TO BE EXTENDED TO COVER GYM, GYM STORE, BOH, CAFÉ AND STORAGE. ALLOW AUTOMATIC SMOKE DETECTORS IN COMPLIANCE WITH THE FIRE ALARM STANDARD NZS4512	
	BATHROOM EXTRACT FAN
	RECESSED DOWNLIGHT FITTING
	SURFACE MOUNTED FLUORESCENT/LED LIGHTING FITTING
	EXIT SIGNS IN COMPLIANCE WITH F8
	TIMBER CEILING JOISTS TO NZS 3064 TABLE 10.3
	HWC HOT WATER CYLINDER ABOVE CEILING. ALLOW SEISMIC RESTRAINT STRAPS, REFER NZBC G12/AS1 Fig 14
	SMOKE DETECTOR

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 - REFER A9000 SERIES FOR FULL WALL SCHEDULE, INCLUDING GIB SYSTEMS CODE
 - REFER FINISHED PLANS AND SCHEDULES FOR FINISHES SELECTION AND COLOURS

- LEGEND - CONSTRUCTION PHASING**
- EXISTING TO BE RETAINED
 - WORKS NOT IN SCOPE
- LEGEND - SITE**
- SITE BOUNDARY
- LEGEND - GENERAL**
- PROPOSED EDB
 - EXISTING MSSB
- LEGEND - FIRE RATING**
- FIRE RATING 60/60/60
 - FIRE RATING 120/120/120
 - DENOTES EXISTING FIRE RATING 60/60/60
 - DENOTES EXISTING FIRE RATING 120/120/120
- ANY NEW OR EXISTING PENETRATIONS THROUGH EXISTING FIRE RATED SEPARATIONS WITHIN THE AREA OF WORK TO BE APPROPRIATELY FIRE STOPPED

1 RCP - GROUND LEVEL
A1012 1 : 100

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BUILDING CONSENT		
Rev	Date	Description
A	02.02.2026	BUILDING CONSENT

LOT 6 - 4 ALBERTO LANE
4 ALBERTO LANE, SILVERDALE

Client: **matvin**

Title : RCP - GL			
Project no:	Drawing no:	Scale at A3	Revision
2511	A1701	As indicated	A

NOTES - GENERAL

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- REFER A9000 SERIES FOR WINDOW, DOOR AND WALL SCHEDULES

LEGEND - CONSTRUCTION PHASING

- EXISTING TO BE RETAINED
- WORKS NOT IN SCOPE

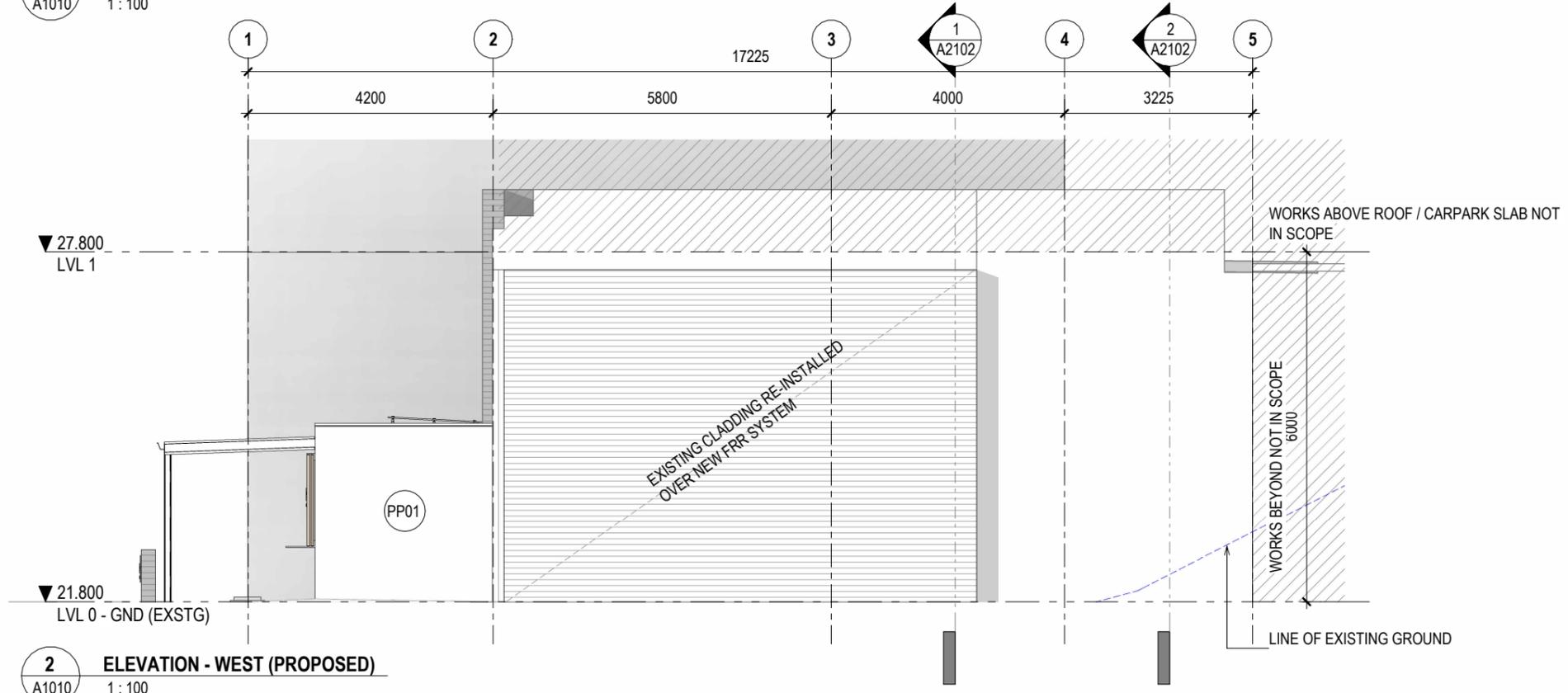
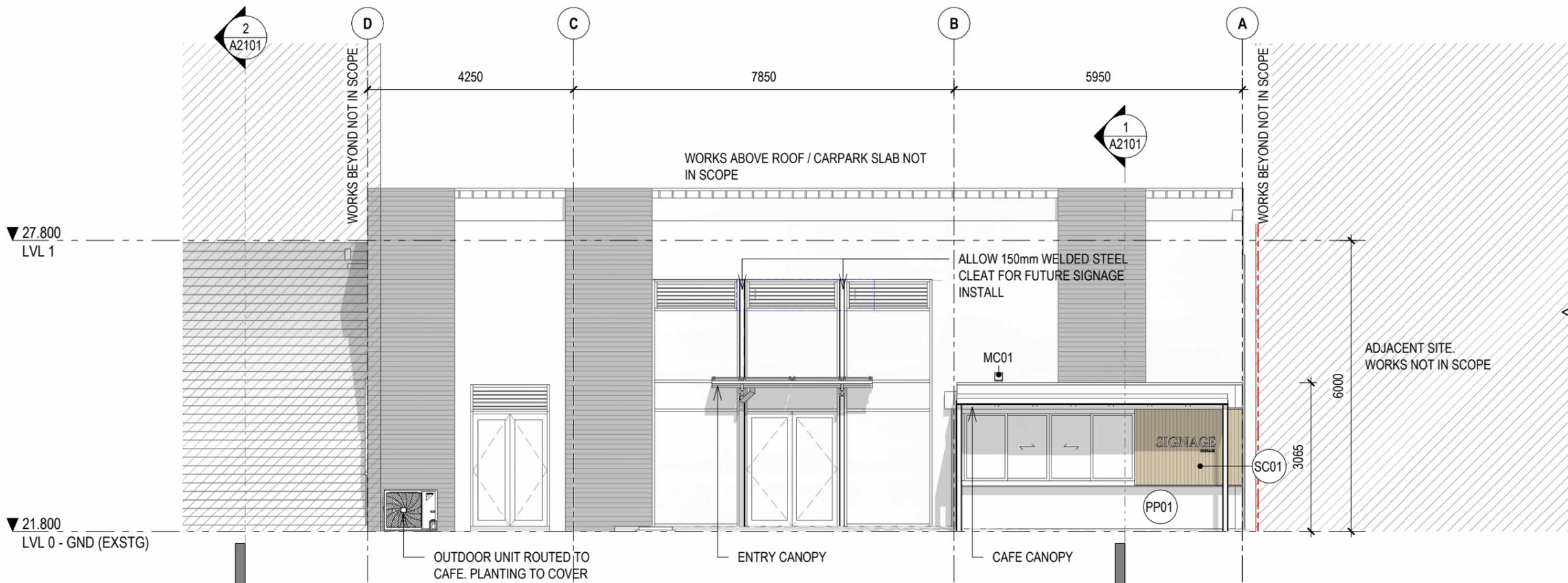
LEGEND - SITE

- SITE BOUNDARY

- MC-01 FACE MOUNTED COWL. POWDERCOATED TO MATCH PAINTED CONCRETE

SCHEDULE - EXTERIOR FINISHES

TO BE READ IN CONJUNCTION WITH EXTERIOR FINISHES SCHEDULE AND ARCHITECTURAL SPECIFICATION	
CODE	DESCRIPTION
PP01	PRECAST CONCRETE. PAINTED TO MATCH EXISTING BUILDING
SC01	TIMBER SLAT SLIDING WINDOW SCREENS



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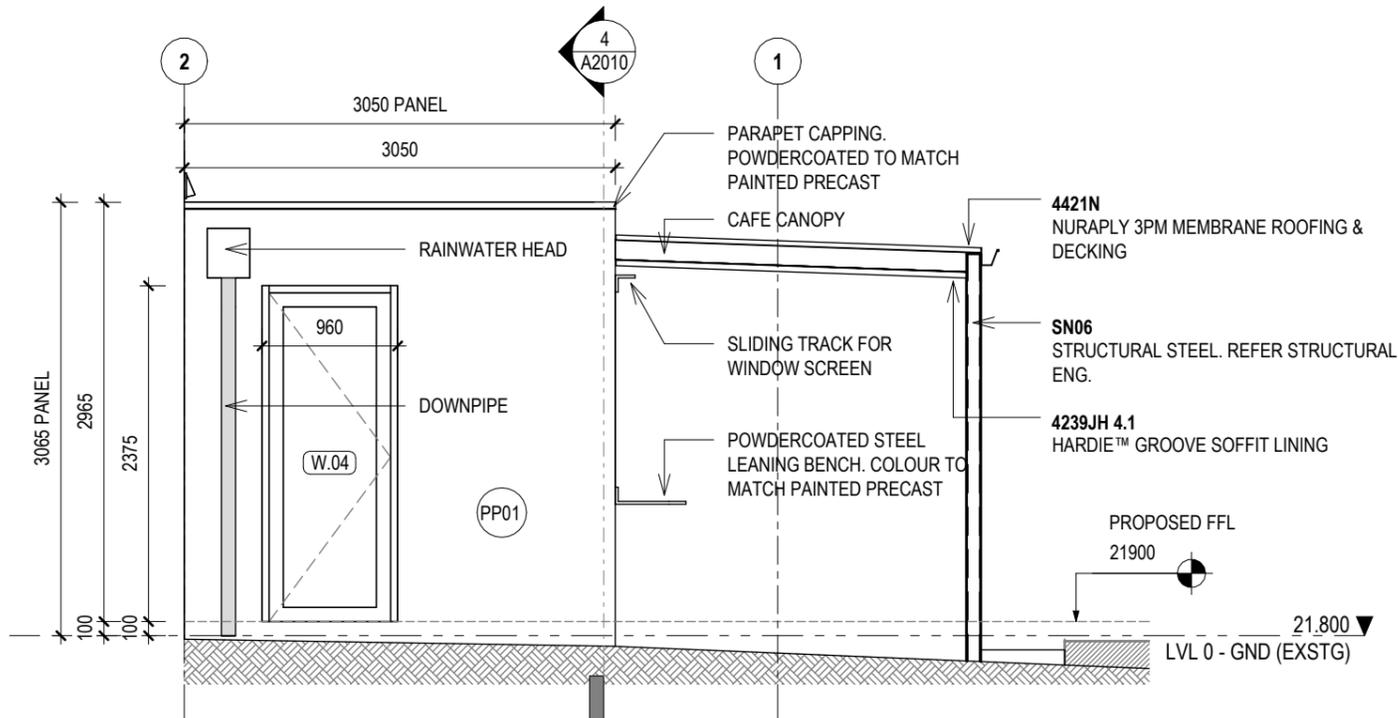
Rev	Date	Description
A	02.02.2026	BUILDING CONSENT

LOT 6 - 4 ALBERTO LANE
4 ALBERTO LANE, SILVERDALE

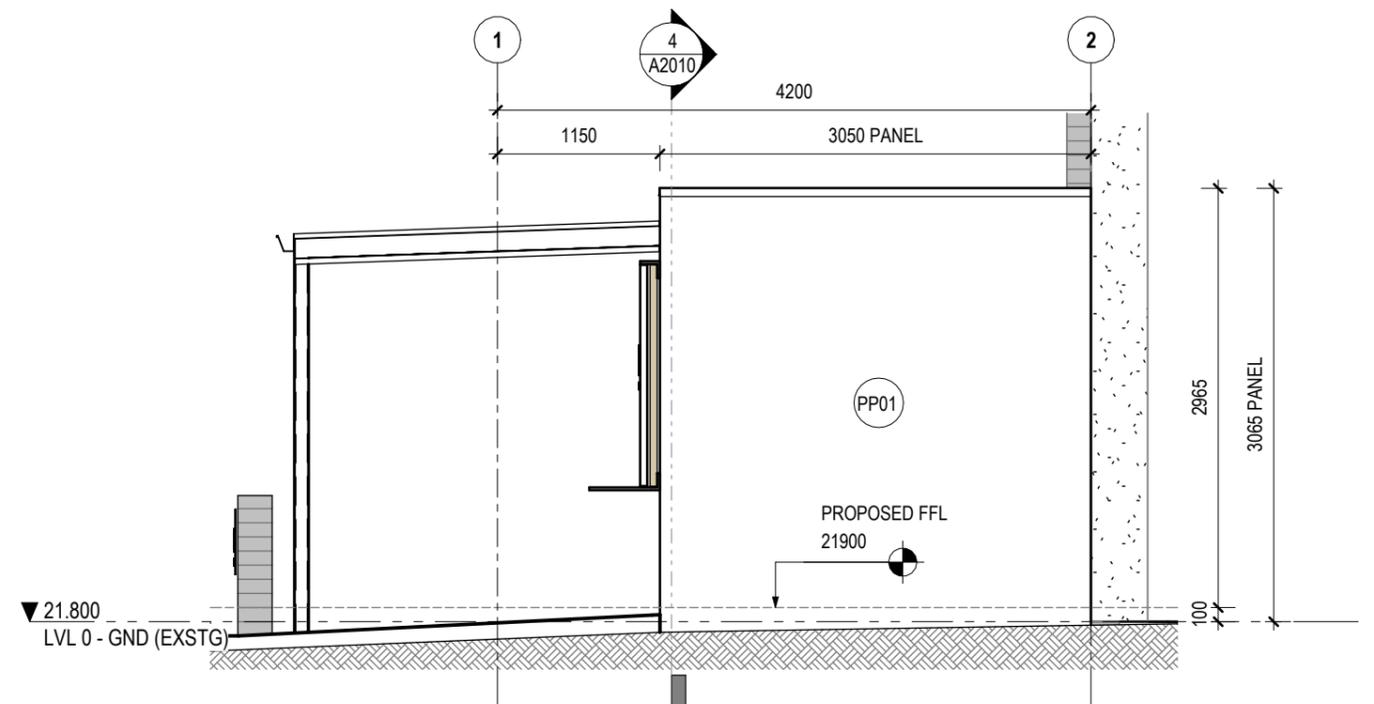
Client: **matvin**

Title: **ELEVATION - NORTH & WEST**

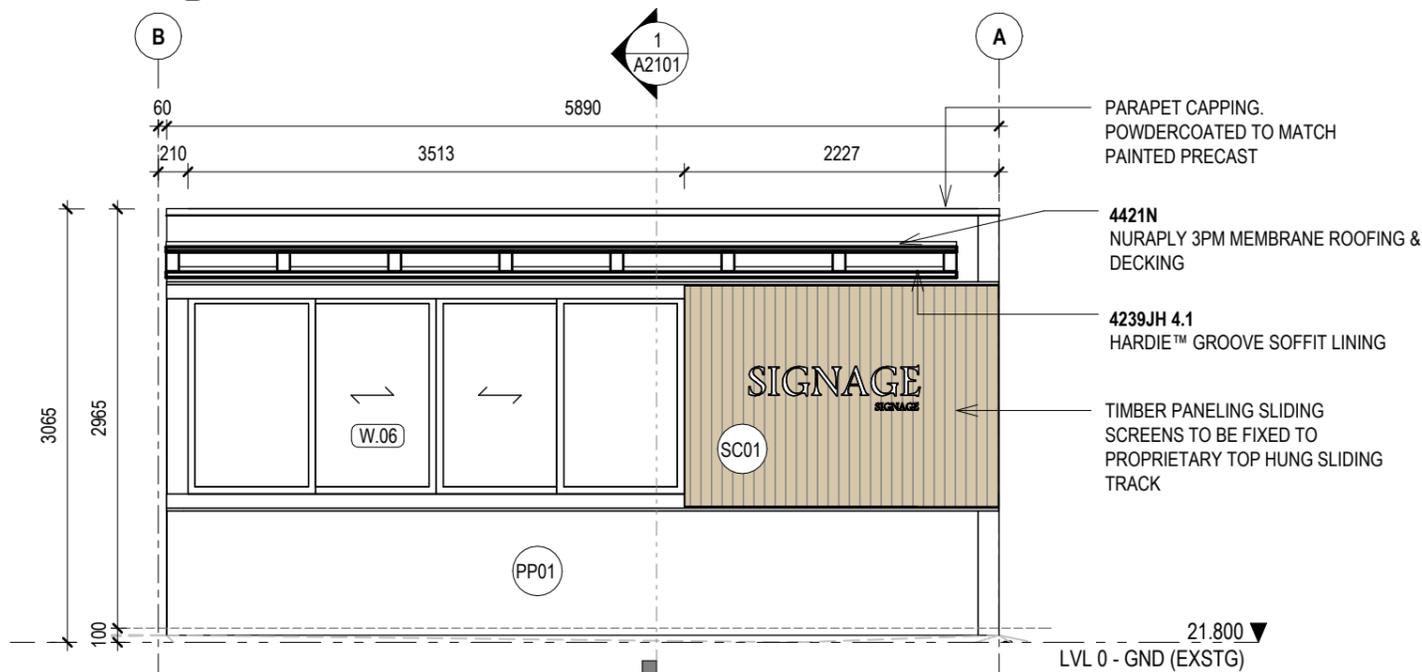
Project no:	Drawing no:	Scale at A3	Revision
2511	A2001	1:100	A



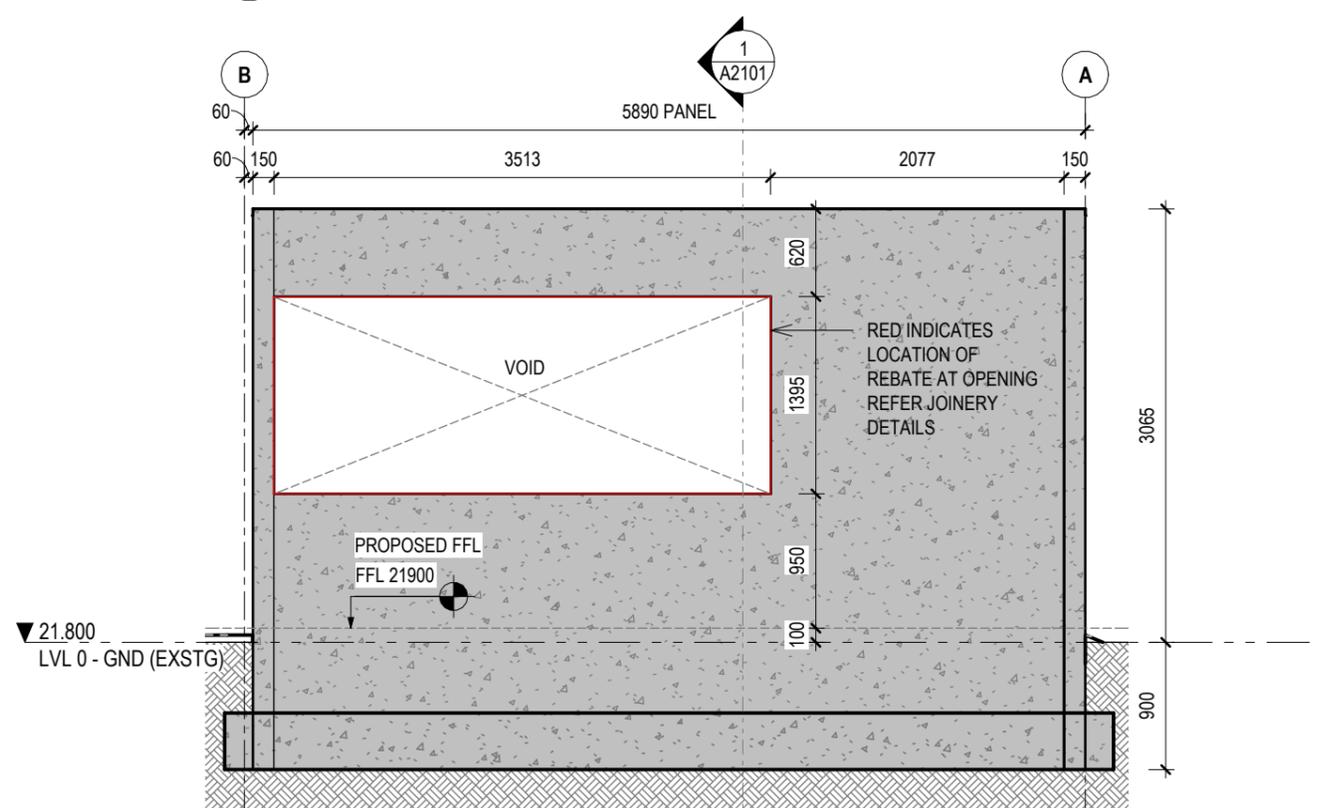
2 ENLARGED ELEVATION 1 - EAST
A1305 1:50



3 ENLARGED ELEVATION 1 - WEST
A1305 1:50



1 ENLARGED ELEVATION 1 - NORTH
A1305 1:50



4 ENLARGED SECTION 1 - NORTH
A1305 1:50

SCHEDULE - EXTERIOR FINISHES

TO BE READ IN CONJUNCTION WITH EXTERIOR FINISHES SCHEDULE AND ARCHITECTURAL SPECIFICATION

CODE	DESCRIPTION
PP01	PRECAST CONCRETE. PAINTED TO MATCH EXISTING BUILDING
SC01	TIMBER SLAT SLIDING WINDOW SCREENS

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Rev	Date	Description
A	02.02.2026	BUILDING CONSENT

LOT 6 - 4 ALBERTO LANE

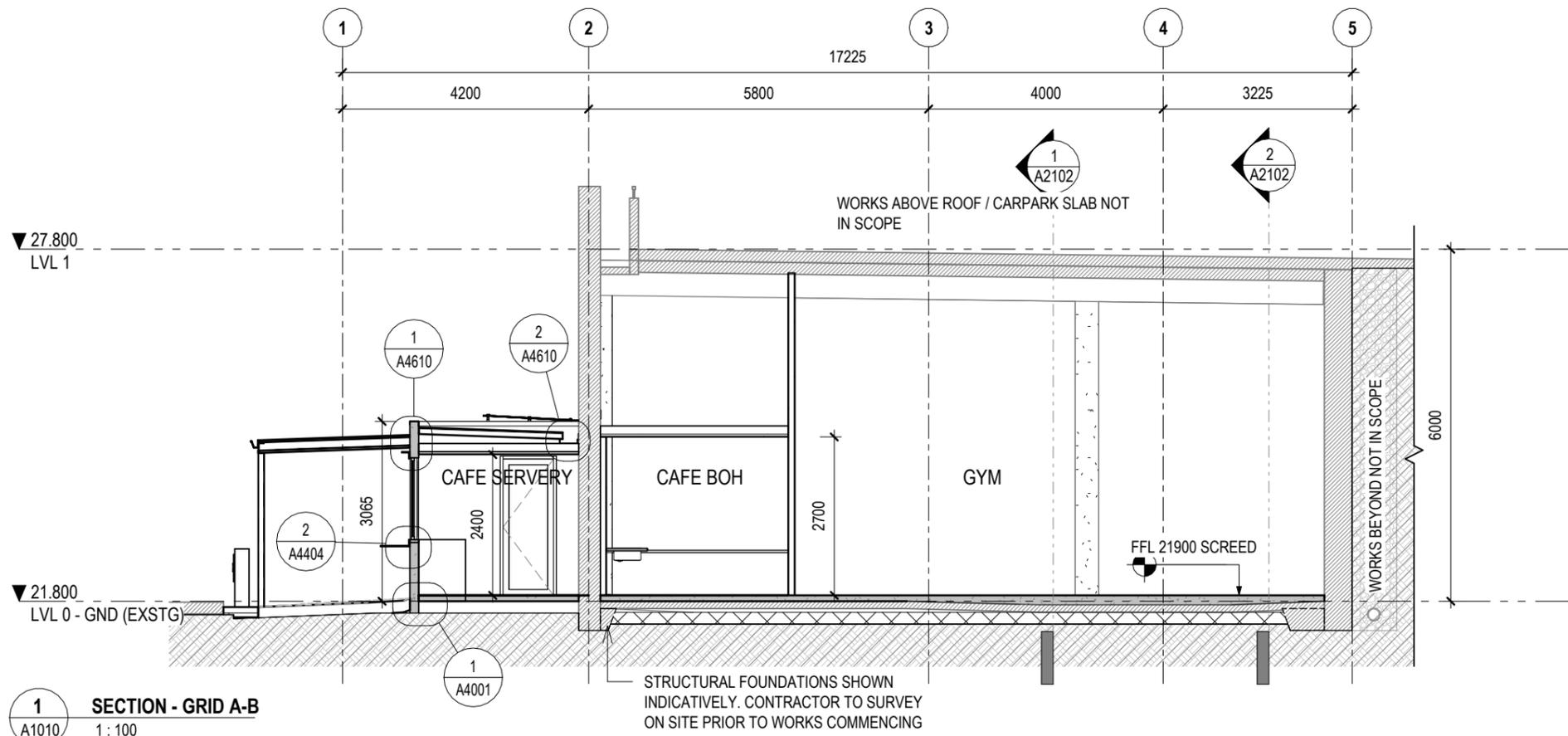
4 ALBERTO LANE, SILVERDALE

Client:

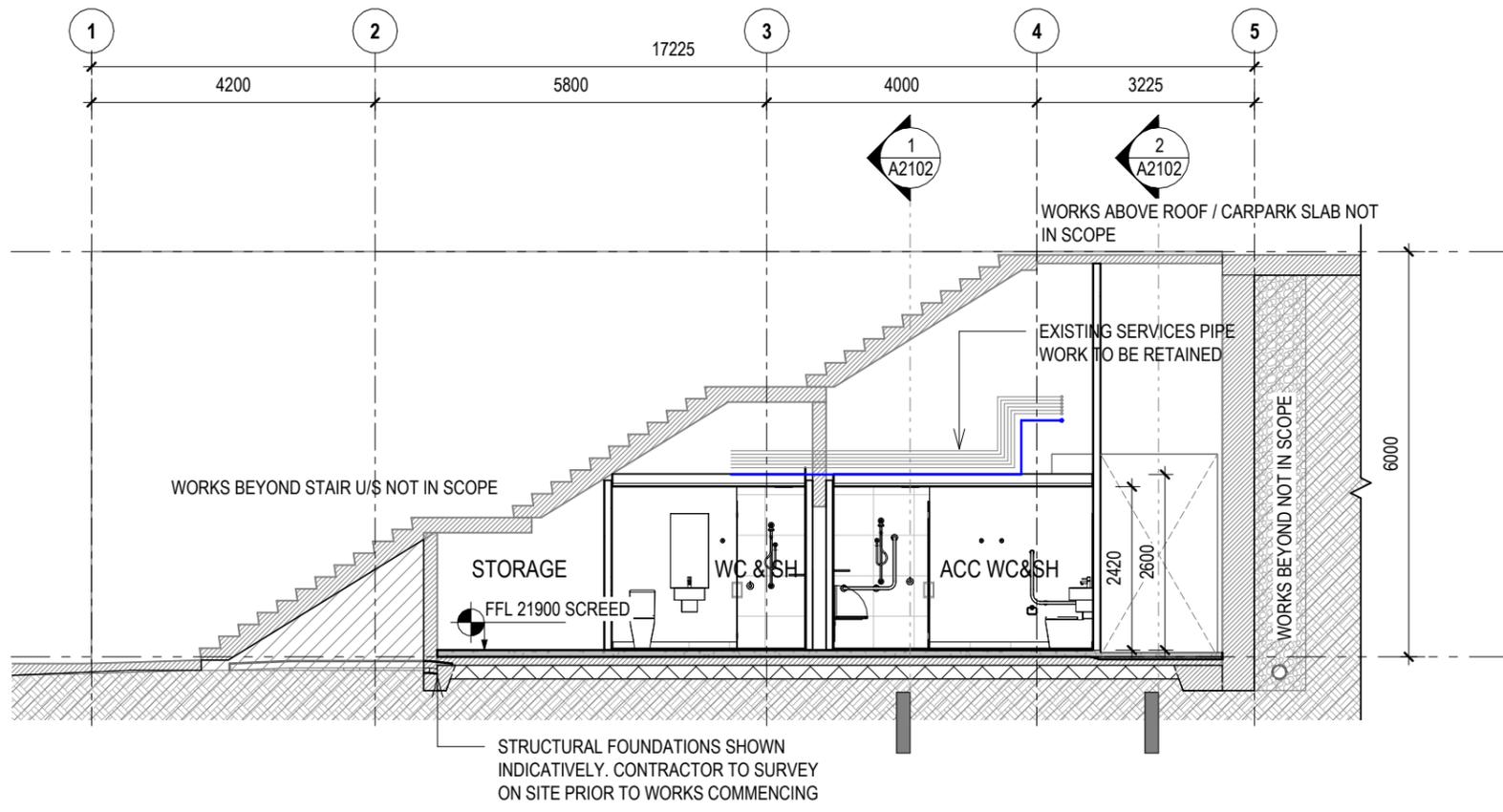
matvin

Title : **ELEVATIONS - CAFE**

Project no:	Drawing no:	Scale at A3	Revision
2511	A2010	1:50	A



1 SECTION - GRID A-B
A1010 1:100



2 SECTION - GRID D-E
A1010 1:100

- NOTES - GENERAL**
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- LEGEND - CONSTRUCTION PHASING**
- EXISTING TO BE RETAINED
 - WORKS NOT IN SCOPE

- LEGEND - SITE**
- SITE BOUNDARY

- LEGEND - GENERAL**
- PROPOSED EDB
 - EXISTING MSSB

- LEGEND - FIRE RATING**
- FIRE RATING 60/60/60
 - FIRE RATING 120/120/120



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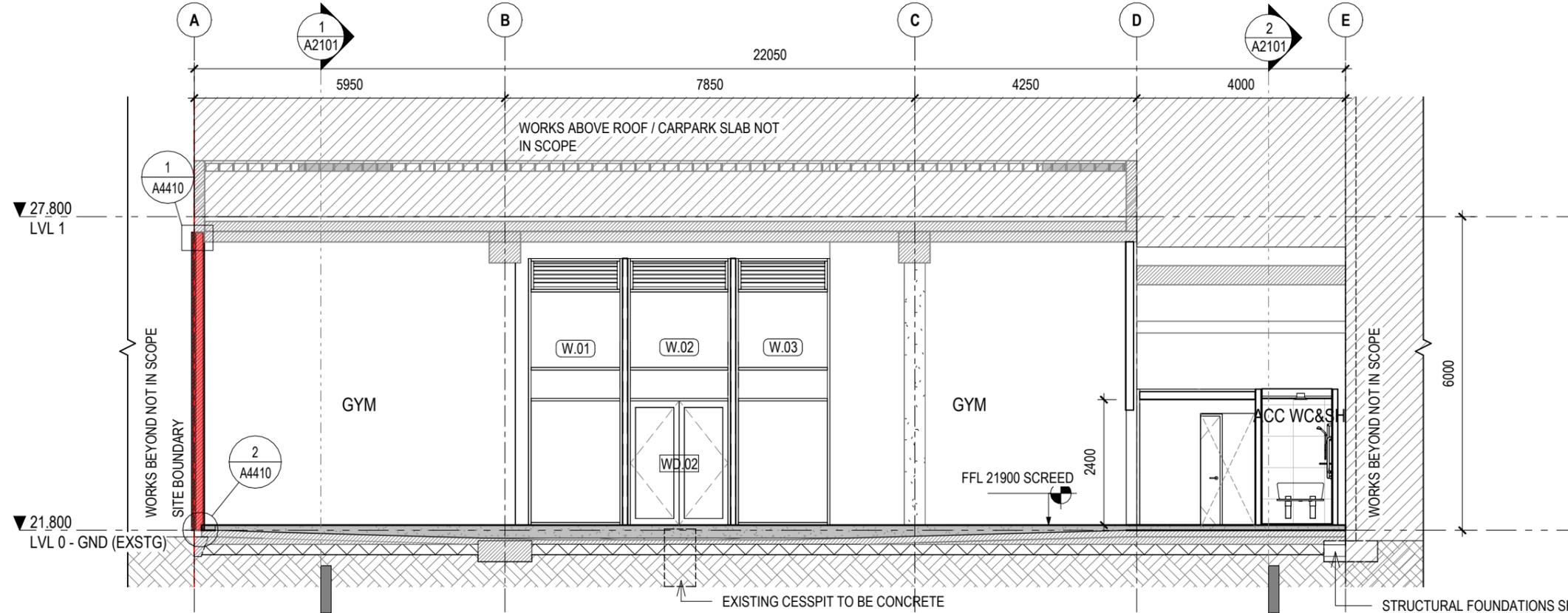
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Rev	Date	Description
A	02.02.2026	BUILDING CONSENT

LOT 6 - 4 ALBERTO LANE
4 ALBERTO LANE, SILVERDALE



Title : SECTIONS			
Project no: 2511	Drawing no: A2101	Scale at A3 1 : 100	Revision A



1 SECTION - GRID 3-4
A1010 1:100

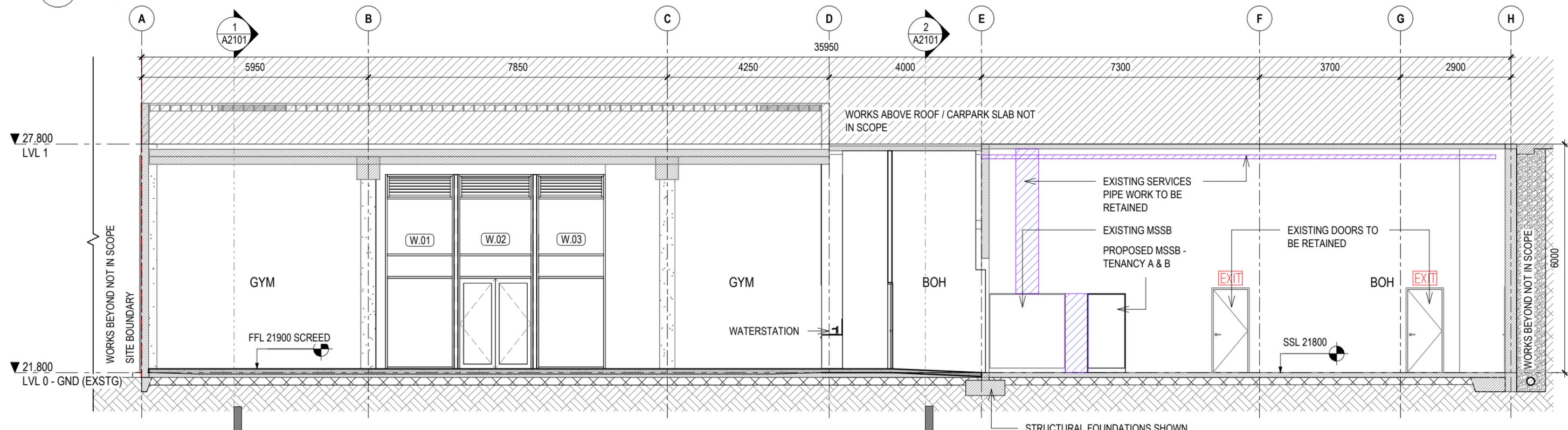
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- LEGEND - CONSTRUCTION PHASING**
- EXISTING TO BE RETAINED
 - WORKS NOT IN SCOPE

- LEGEND - SITE**
- SITE BOUNDARY

- LEGEND - GENERAL**
- PROPOSED EDB
 - EXISTING MSSB

- LEGEND - FIRE RATING**
- FIRE RATING 60/60/60
 - FIRE RATING 120/120/120



2 SECTION - GRID 4-5
A1010 1:100

STRUCTURAL FOUNDATIONS SHOWN INDICATIVELY. CONTRACTOR TO SURVEY ON SITE PRIOR TO WORKS COMMENCING

STRUCTURAL FOUNDATIONS SHOWN INDICATIVELY. CONTRACTOR TO SURVEY ON SITE PRIOR TO WORKS COMMENCING

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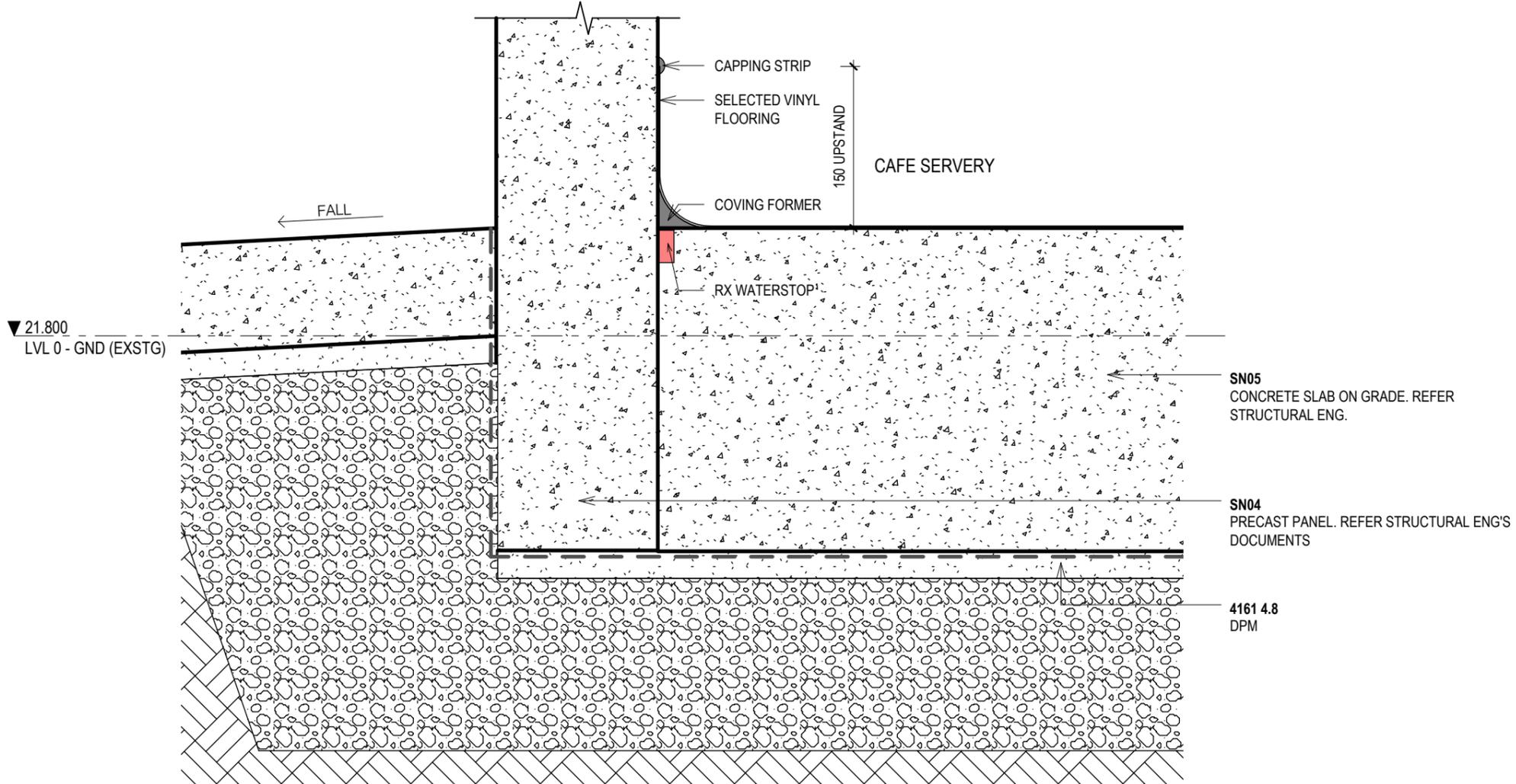
BUILDING CONSENT

Rev	Date	Description
A	02.02.2026	BUILDING CONSENT

LOT 6 - 4 ALBERTO LANE
4 ALBERTO LANE, SILVERDALE
Client: **matvin**

Title: **SECTIONS**

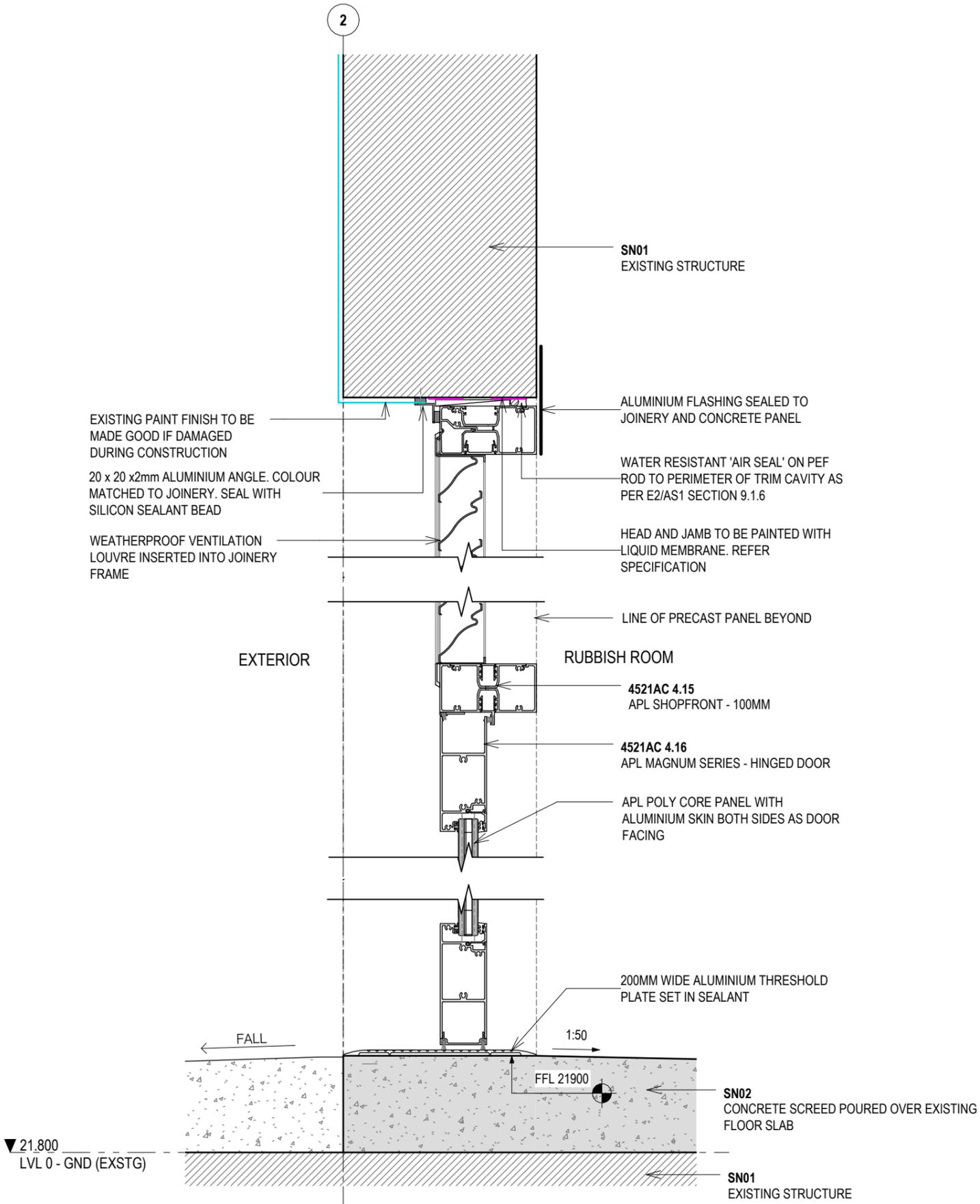
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2511	A2102	1:100	A



1 FOUNDATION - TYPICAL
A2101 1:5

BUILDING CONSENT		
Rev	Date	Description
A	02.02.2026	BUILDING CONSENT

Title : FOUNDATION DETAILS			
Project no:	Drawing no:	Scale at A3	Revision
2511	A4001	1:5	A



1 JOINERY - RUBBISH ROOM ENTRY
A1010 1:5

BUILDING CONSENT

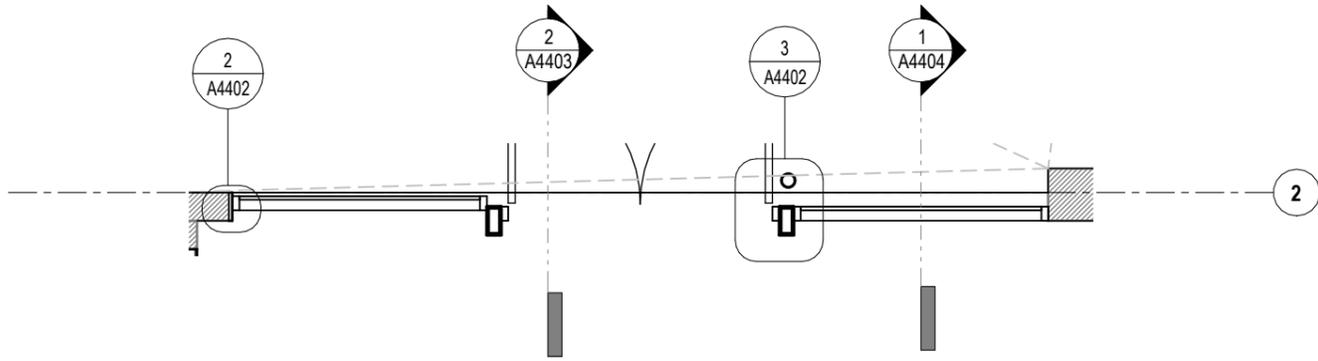
Rev	Date	Description
A	02.02.2026	BUILDING CONSENT

LOT 6 - 4 ALBERTO LANE
4 ALBERTO LANE, SILVERDALE

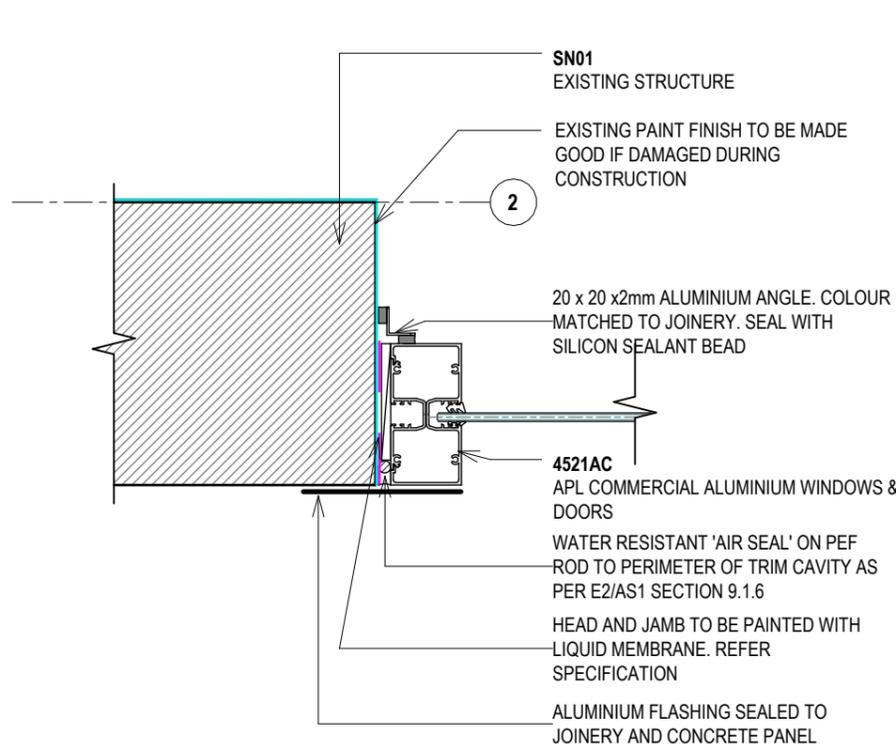
Client:
matvin

Title :
JOINERY DETAIL - RUBBISH ROOM

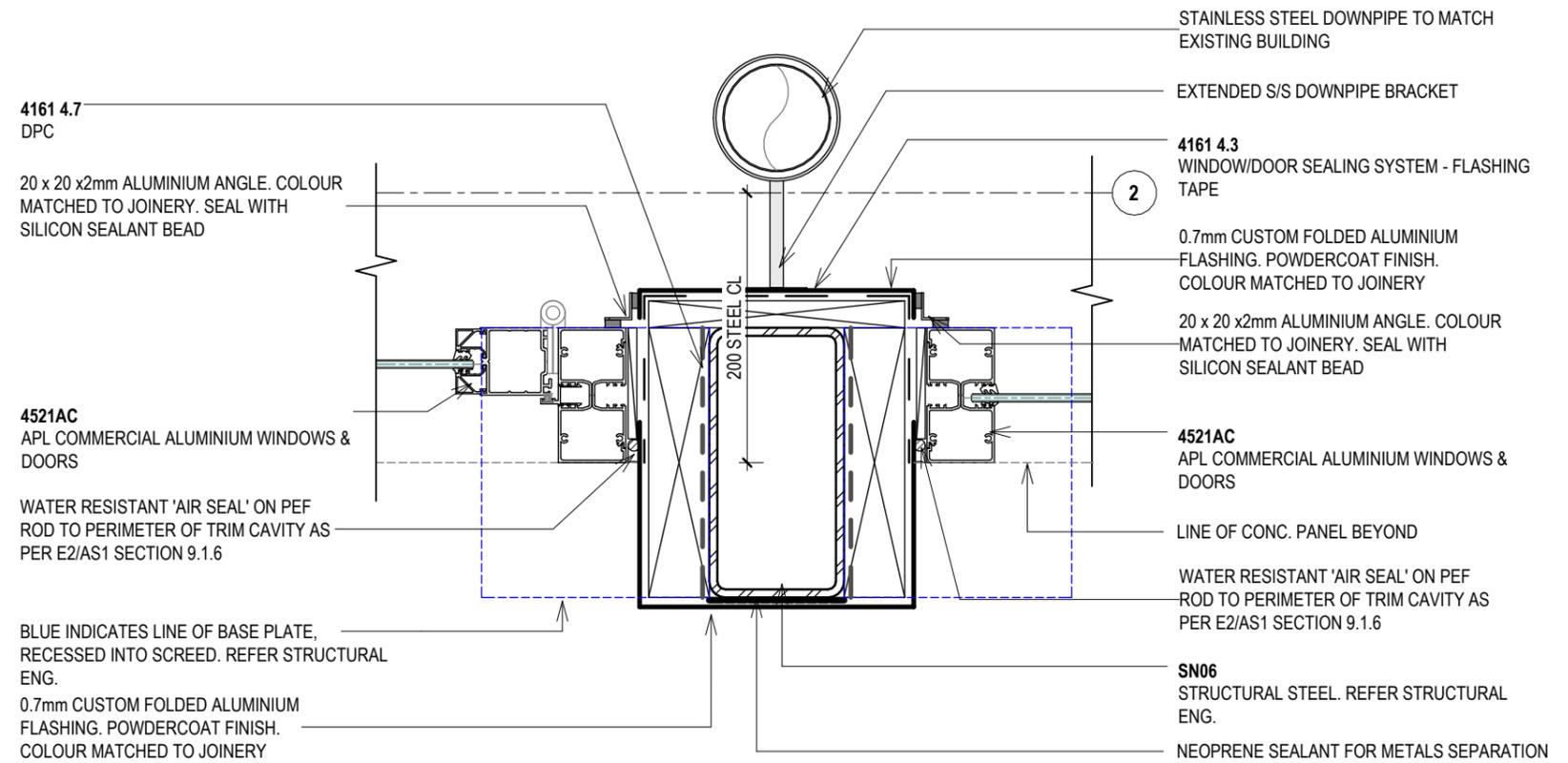
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2511	A4401	1:5	A



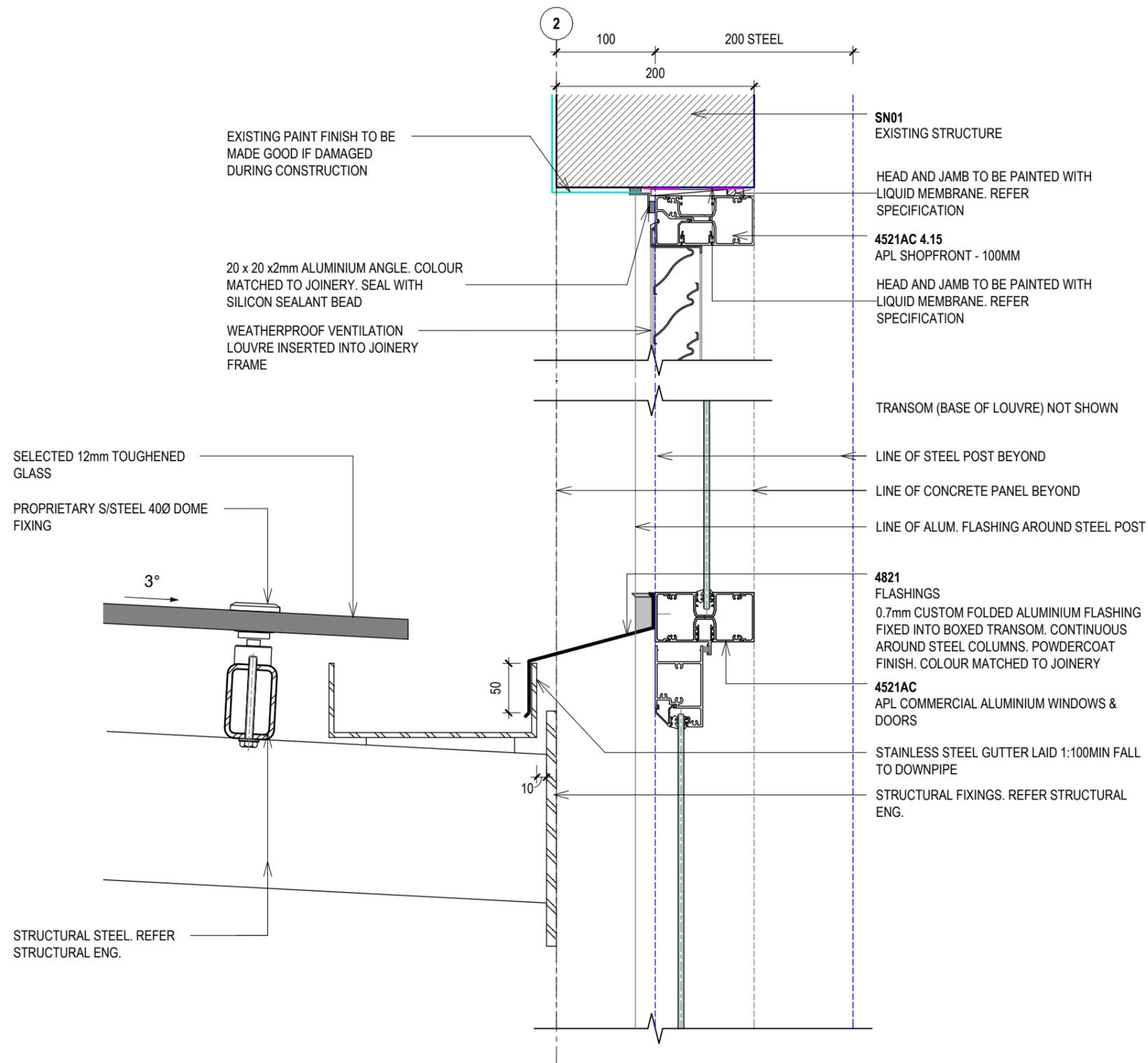
1 JOINERY - SHOPFRONT PLAN
A1301 1:50



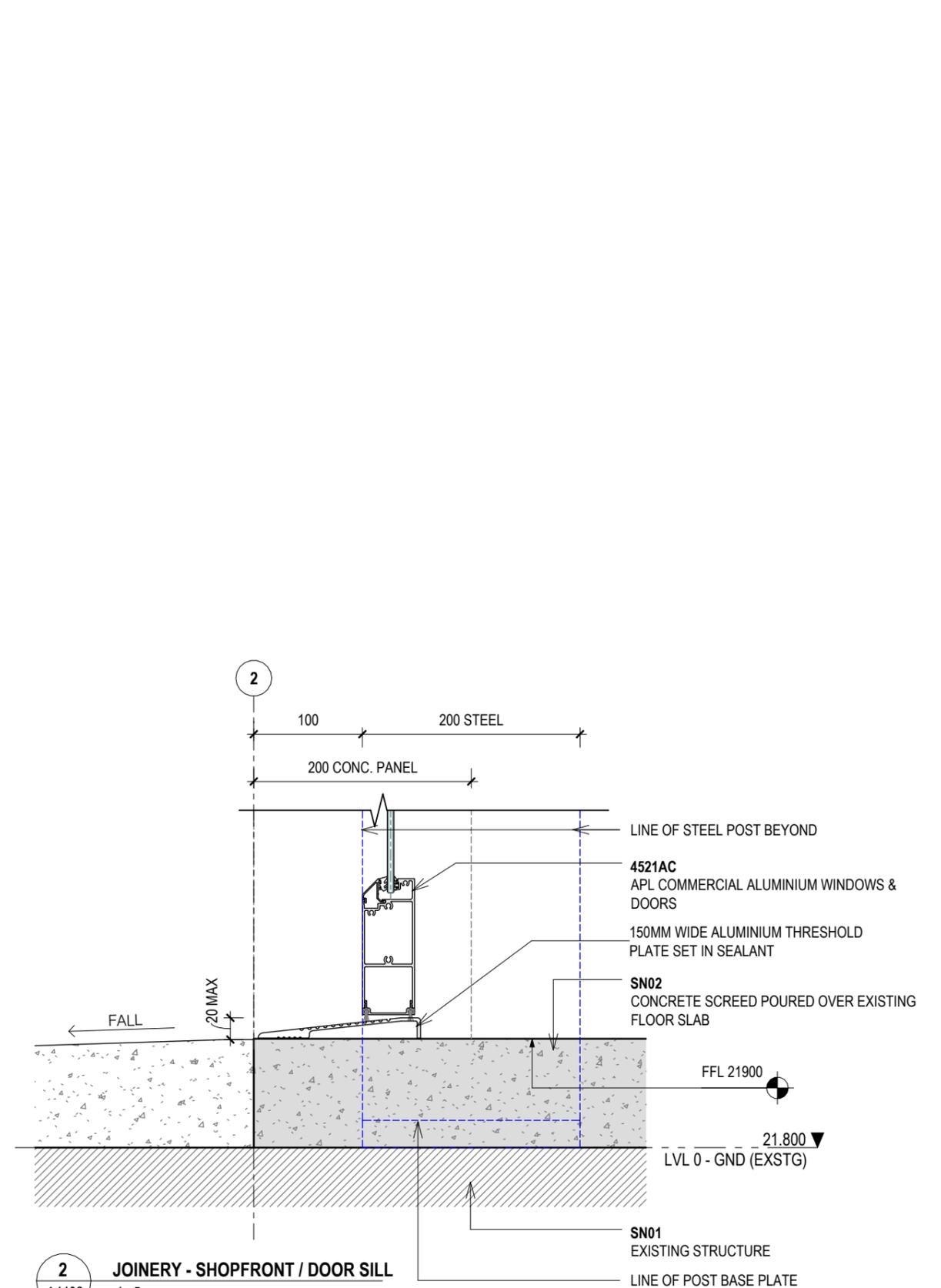
2 JOINERY - SHOPFRONT JAMB TO EXSTG CONC PANEL
A4402 1:5



3 JOINERY - SHOPFRONT JAMB TO STEEL POST
A4402 1:5



1 JOINERY - SHOPFRONT / CANOPY
A4601 1:5



2 JOINERY - SHOPFRONT / DOOR SILL
A4402 1:5

BUILDING CONSENT

Rev	Date	Description
A	02.02.2026	BUILDING CONSENT

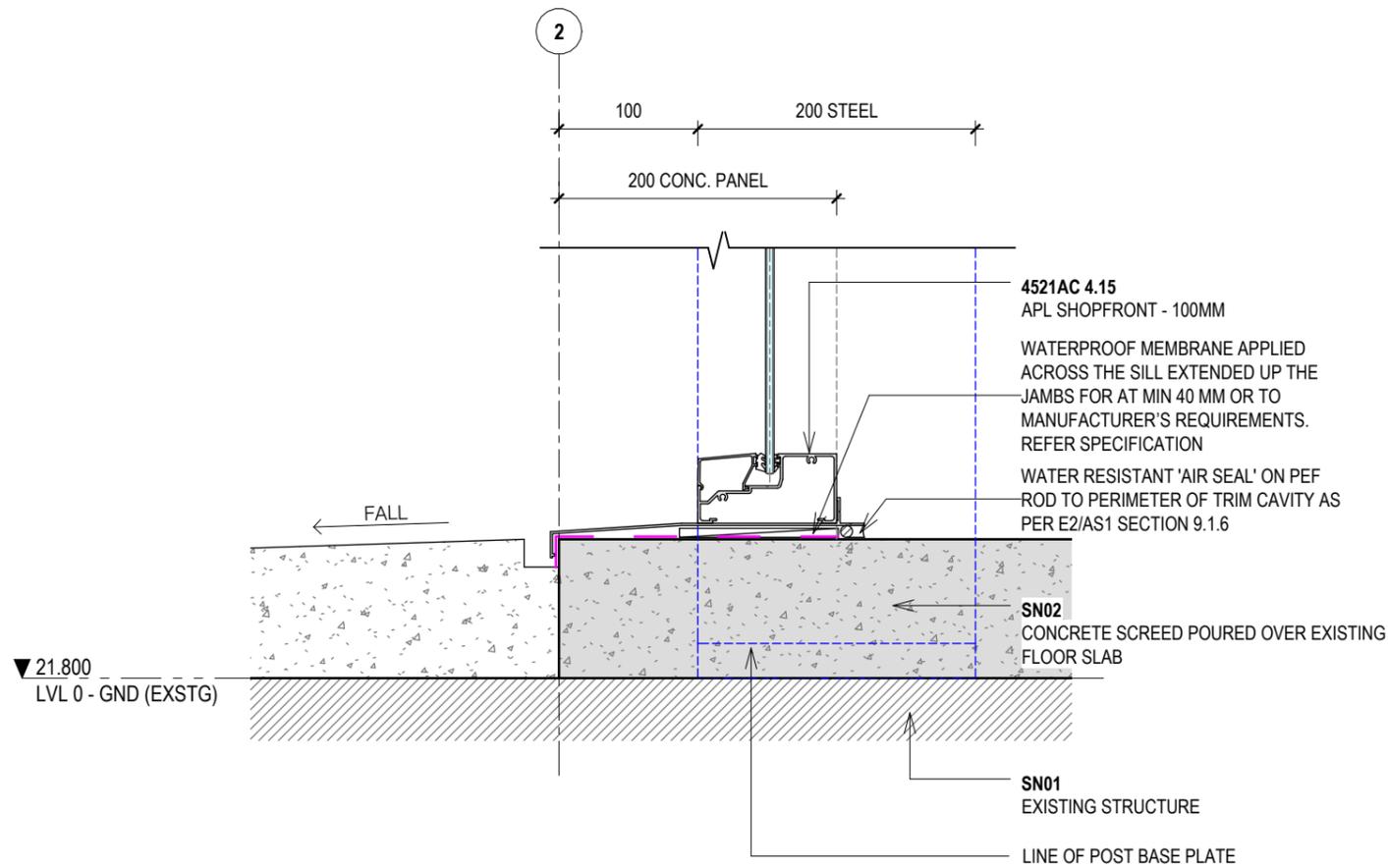
LOT 6 - 4 ALBERTO LANE

4 ALBERTO LANE, SILVERDALE

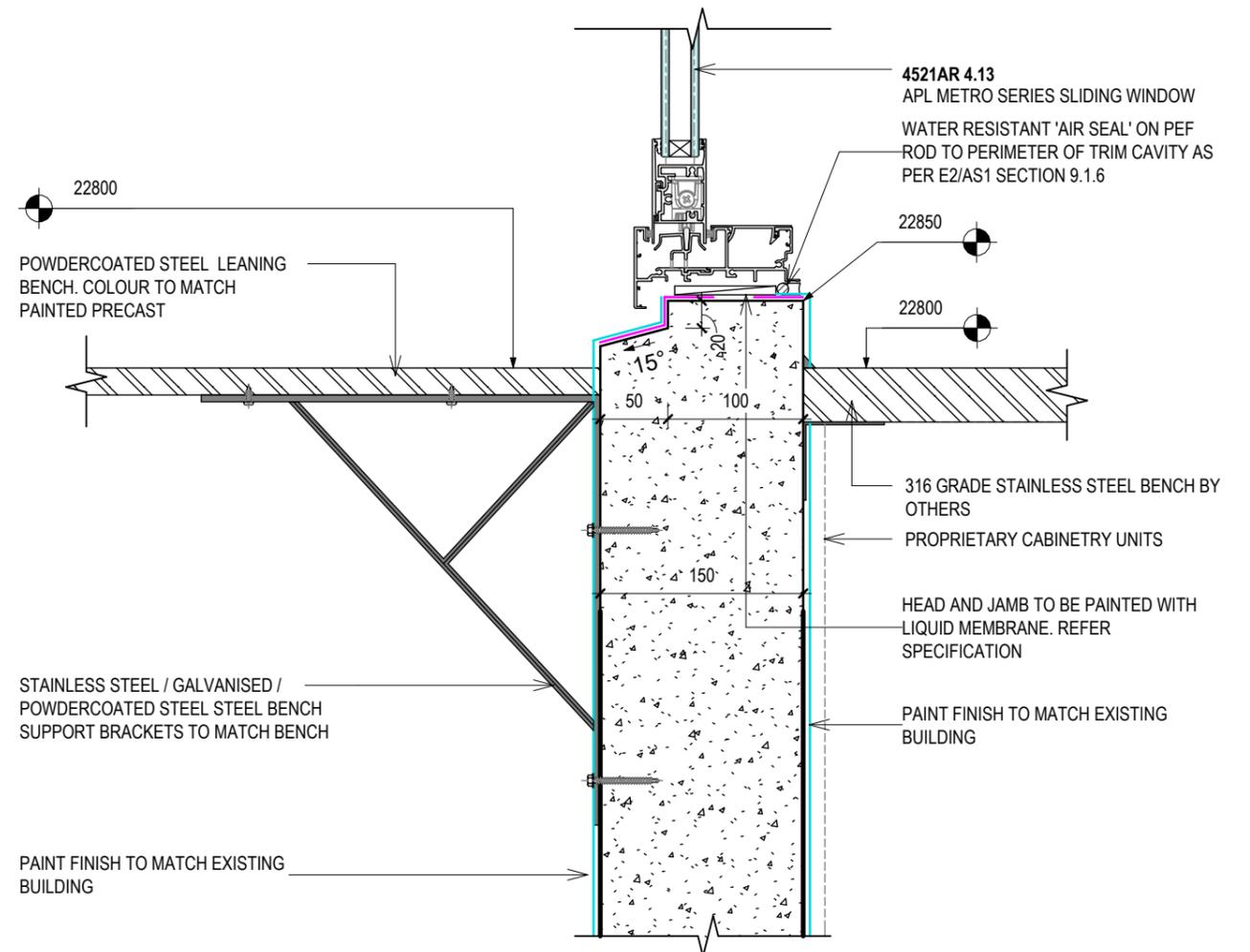
Client: **matvin**

Title: **JOINERY DETAIL - SHOPFRONT**

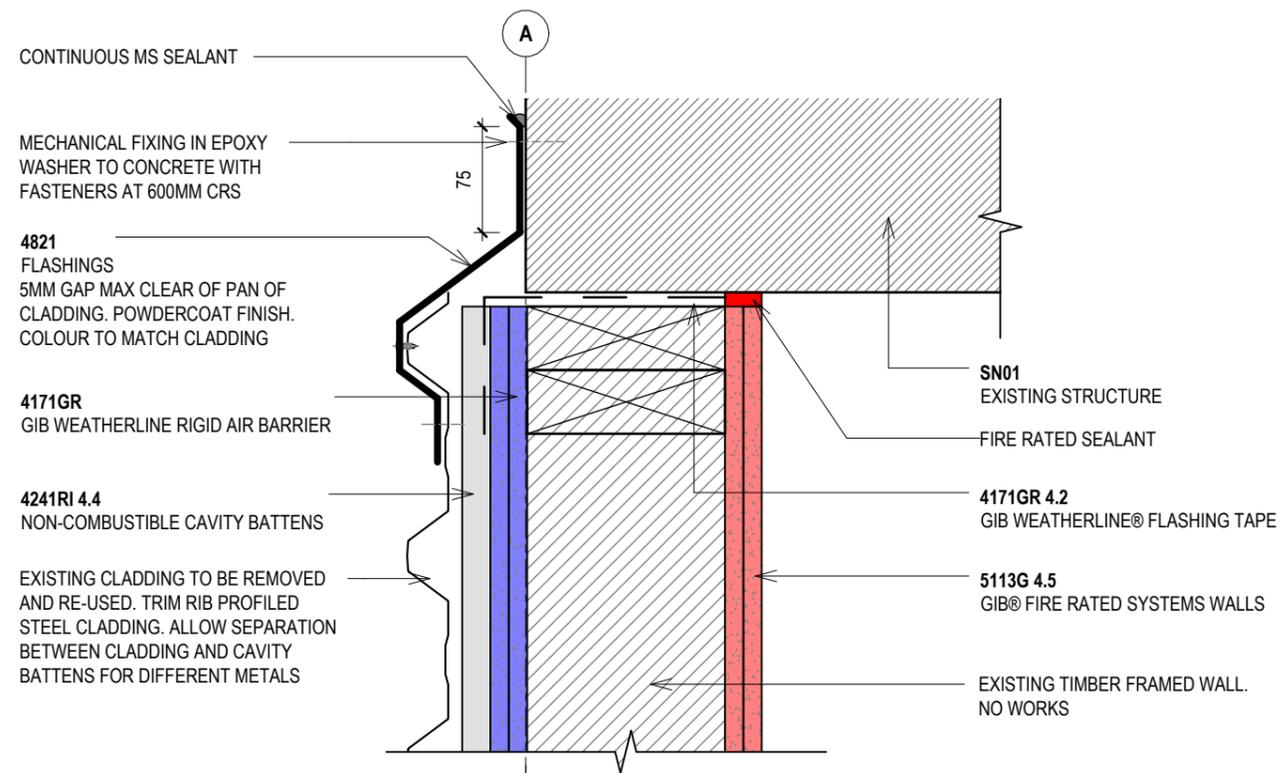
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2511	A4403	1:5	A



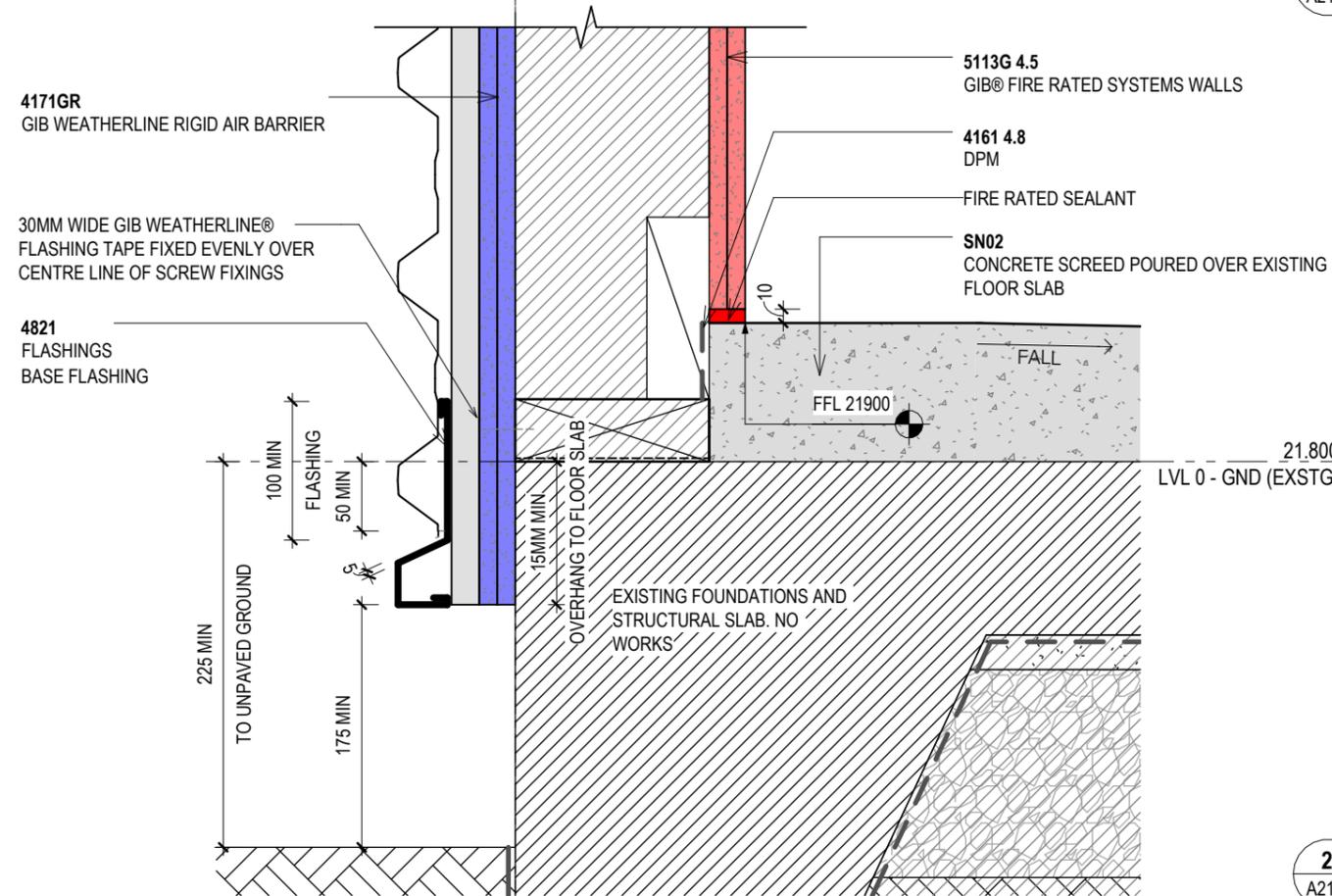
1 JOINERY - SHOPFRONT / SILL
A4402 1:5



2 JOINERY - CAFE SLIDING WINDOW
A2101 1:5



1 BOUNDARY FIRE WALL - HEAD
A2102 1:5



2 BOUNDARY FIRE WALL - BASE
A2102 1:5

BUILDING CONSENT

Rev	Date	Description
A	02.02.2026	BUILDING CONSENT

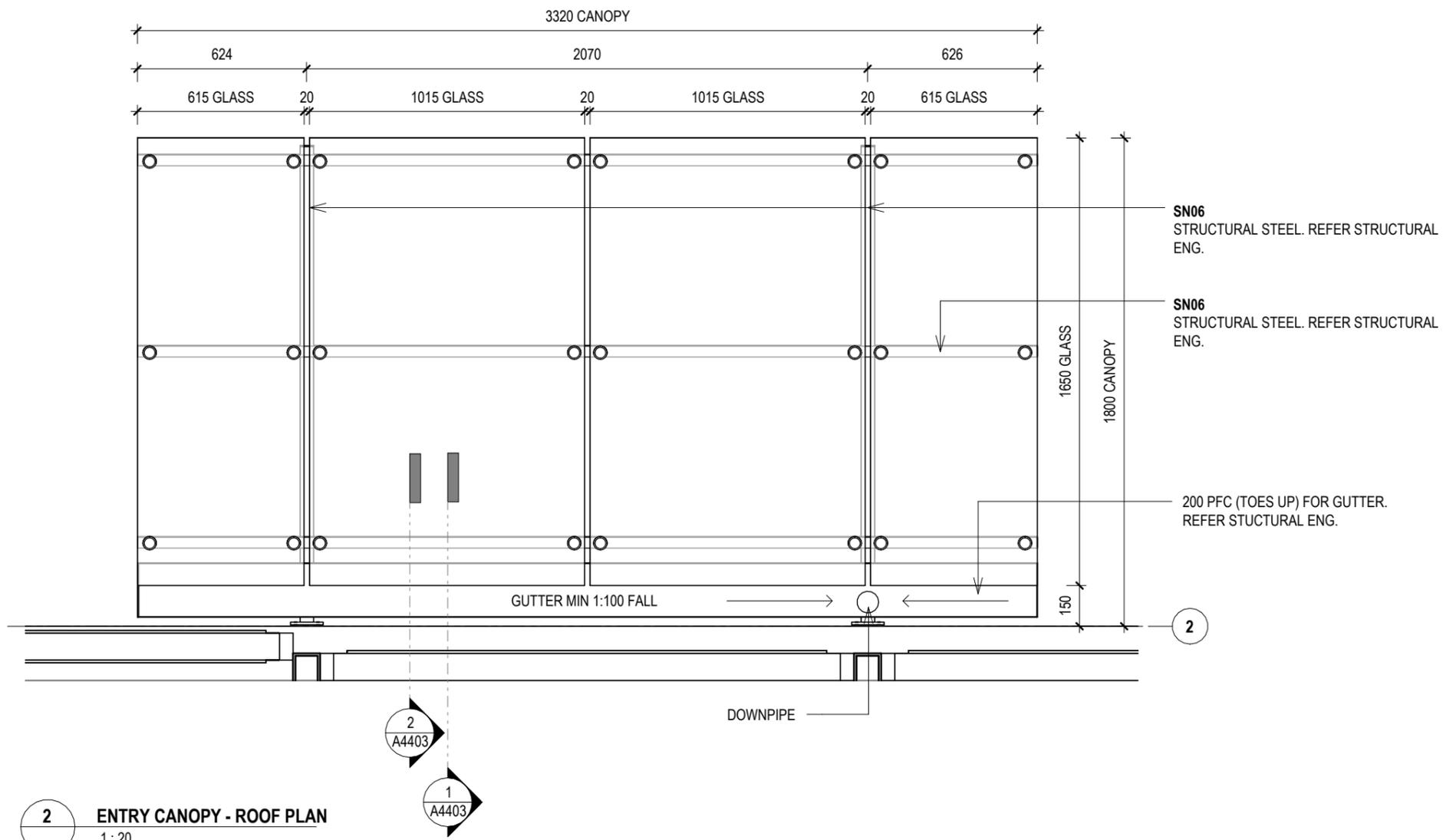
LOT 6 - 4 ALBERTO LANE

4 ALBERTO LANE, SILVERDALE

Client: **matvin**

Title : **BOUNDARY FIRE WALL**

Project no:	Drawing no:	Scale at A3	Revision
2511	A4410	1:5	A



BUILDING CONSENT

Rev	Date	Description
A	02.02.2026	BUILDING CONSENT

LOT 6 - 4 ALBERTO LANE

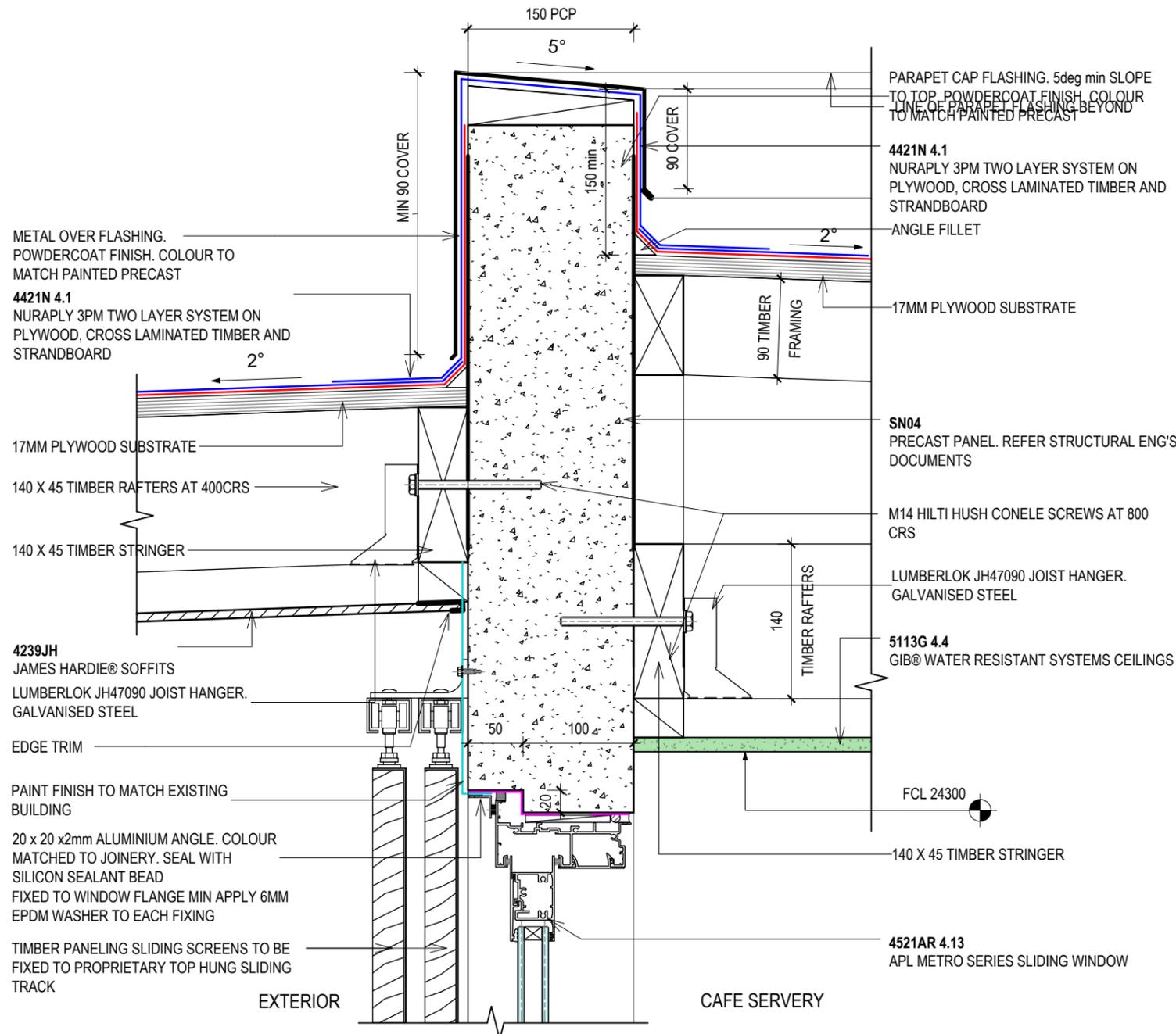
4 ALBERTO LANE, SILVERDALE

Client:

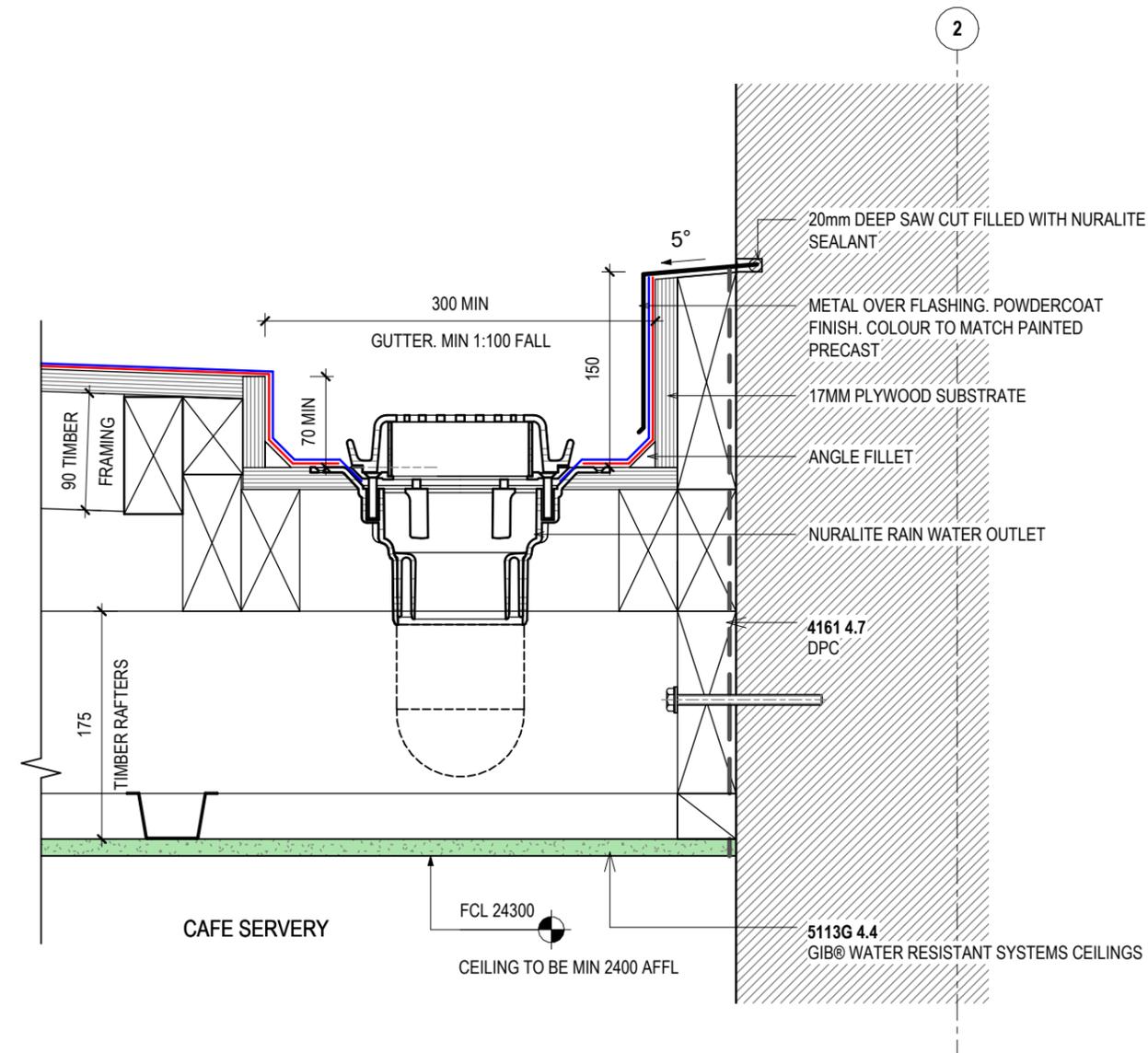
matvin

ENTRY CANOPY

Project no:	Drawing no:	Scale at A3	Revision
2511	A4601	1:20	A



1 PARAPET TO CANOPY / MEMBRANE ROOF
A2101 1:5



2 MEMBRANE ROOF AND INTERNAL GUTTER
A2101 1:5

This drawing is indicative only and not for construction. This detail depicts Nuralite products and components for correct use as per the installation manual. All other elements are typical only - refer to the designer. Always refer to original colour details when printing

Scupper Sizes:
 80mm diameter
 100mm diameter
 100mm x 100mm
 75mm x 200mm
 Bespoke sizes on request

Note 2;
 Scupper metal must be separated from the substrate to prevent corrosion

Metal or proprietary rainwater head-fix and seal to face of building

Cut proprietary outlet at angle and with tapered joints by others allow for recommended for folded drip edge for metal units

Seal all round between proprietary outlet & rainwater head to ensure no backflow of water behind by others
 Install flexible flashing tape adhering around outlet and onto wall underlay before cladding installed by others



CodeMark >>>
 CMNZ70032



All Nuralite products/systems to be installed by an authorized Nuralite applicator and in accordance with Nuralite published instruction. Product data sheets should be consulted at all times. This drawing is a guide and is not for construction. This detail drawing is to be used only as part of the Nuralite specification package. All drawings are subject to copyright. Unauthorized use is prohibited. © Nuralite Waterproofing Ltd

0800 - NURALITE (687254) www.nuralite.co.nz

PRODUCT/SYSTEM: **NURAPLY 3PM COLD ROOF**
 DETAIL: **SCUPPER**
 SCALE: NTS DATE: **SEPT 25** PREVIOUS DWG no: **RPC.F1** REVISION: **2** DWG no: **3PM-C.F1**

TDCG the Design Consultancy Group
 Unit A3, 27-29 William Pickering Drive, Albany, Auckland, 0632
 Email: projects@tdcg.co.nz

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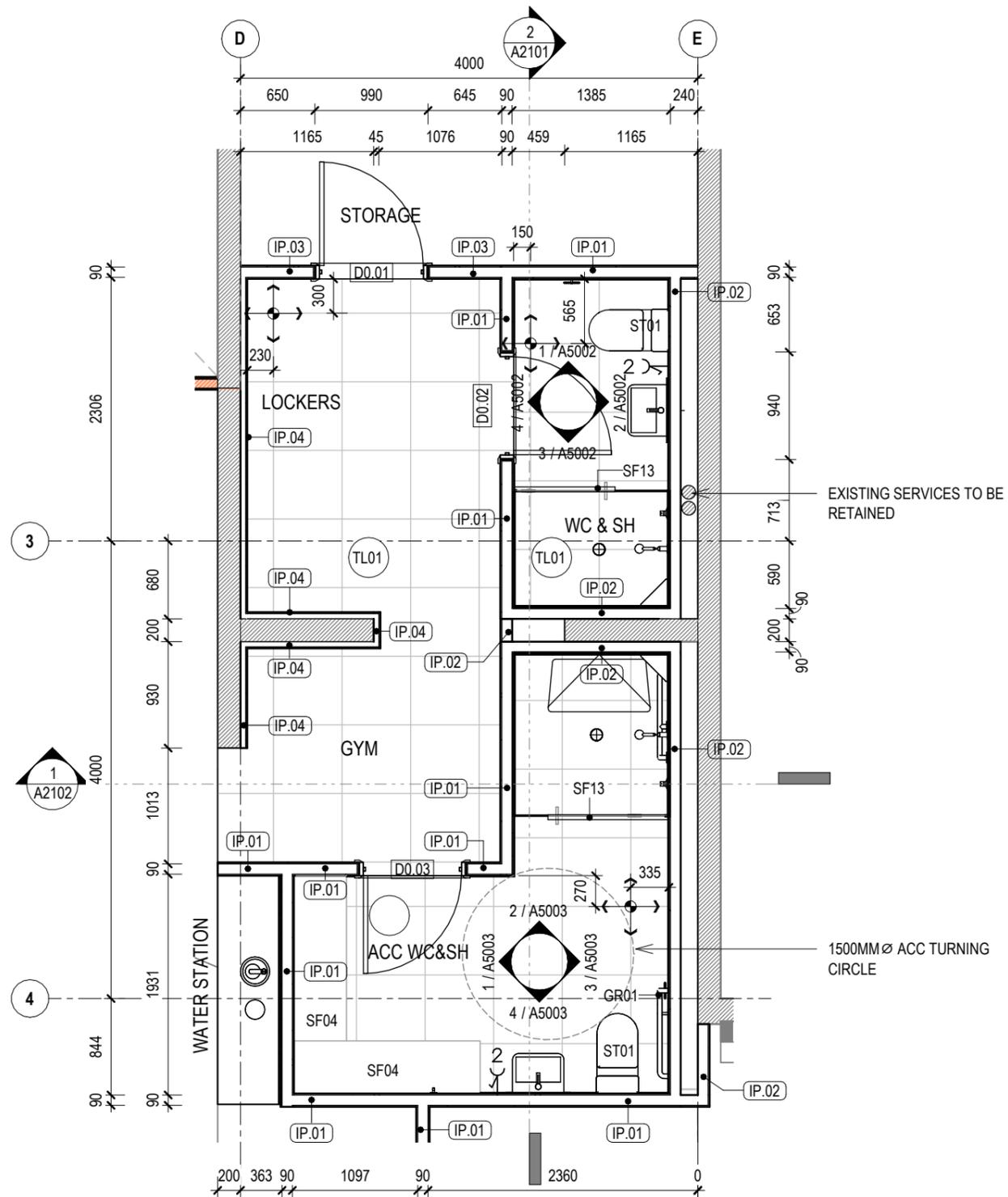
LOT 6 - 4 ALBERTO LANE

4 ALBERTO LANE, SILVERDALE

Client: **matvin**

Title: **ROOF - CAFE**

Project no:	Drawing no:	Scale at A3	Revision
2511	A4611		A



1 ENLARGED PLAN - GROUND LEVEL - ACC WC & SH
A1301 1 : 50

SCHEDULE - ENLARGED ROOMS FF&E	
NOTE: TO BE READ IN CONJUNCTION WITH FF&E SCHEDULES	
CODE	DESCRIPTION
GR01	GRAB RAIL
SF01	TOILET ROLL HOLDER
SF02	HINGED SEAT FIXED TO WALL (900W X 450D). ALLOW FOR ADDITIONAL STUDS TO PROVIDE SECURE FIXING
SF03	ROBE HOOK
SF04	CHANGE BENCH
SF05	MIRROR
SF06	BASIN MIXER
SF07	WALL HUNG WASH HAND BASIN
SF08	SHOWER MIXER
SF09	SHOWER COLUMN
SF10	SHOWER SHELF
SF13	SHOWER GLASS
ST01	ACCESSIBLE TOILET

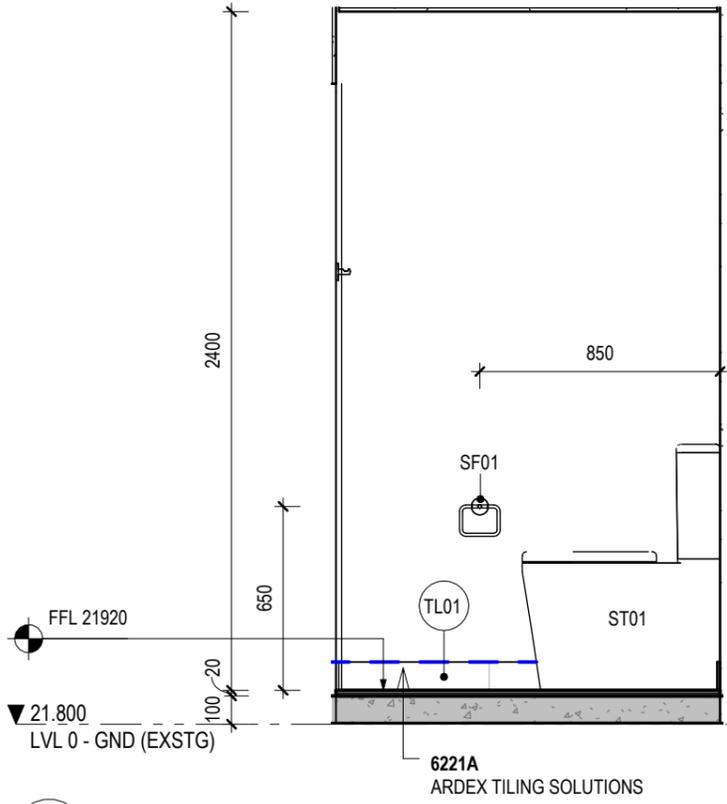
SCHEDULE - INTERIOR FINISHES	
TO BE READ IN CONJUNCTION WITH EXTERIOR FINISHES SCHEDULE AND ARCHITECTURAL SPECIFICATION	
CODE	DESCRIPTION
TL01	600x600mm TILE FINISH R10 LAID OVER ARDEX WPM 750 WATERPROOFING. REFER FINISHES SCHEDULE FOR COLOUR SCHEME

- NOTES - GENERAL**
- CONTRACTOR MUST VERIFY ALL EXISTING SITE CONDITIONS PRIOR TO COMMENCING ANY DEMOLITION WORK. ANY DISCREPANCIES TO BE REPORTED TO THE ARCHITECT IMMEDIATELY.
 - DIMENSIONS SHOWN ARE INDICATIVE ONLY. CONFIRM ALL CRITICAL DIMENSIONS ON SITE.
 - READ IN CONJUNCTION WITH STRUCTURAL, SERVICES, FIRE ENGINEER'S DOCUMENTS
 - REFER A9000 SERIES FOR WINDOW, DOOR AND WALL SCHEDULES
 - REFER A9000 SERIES FOR FULL WALL SCHEDULE, INCLUDING GIB SYSTEMS CODE
 - REFER FINISHED PLANS AND SCHEDULES FOR FINISHES SELECTION AND COLOURS

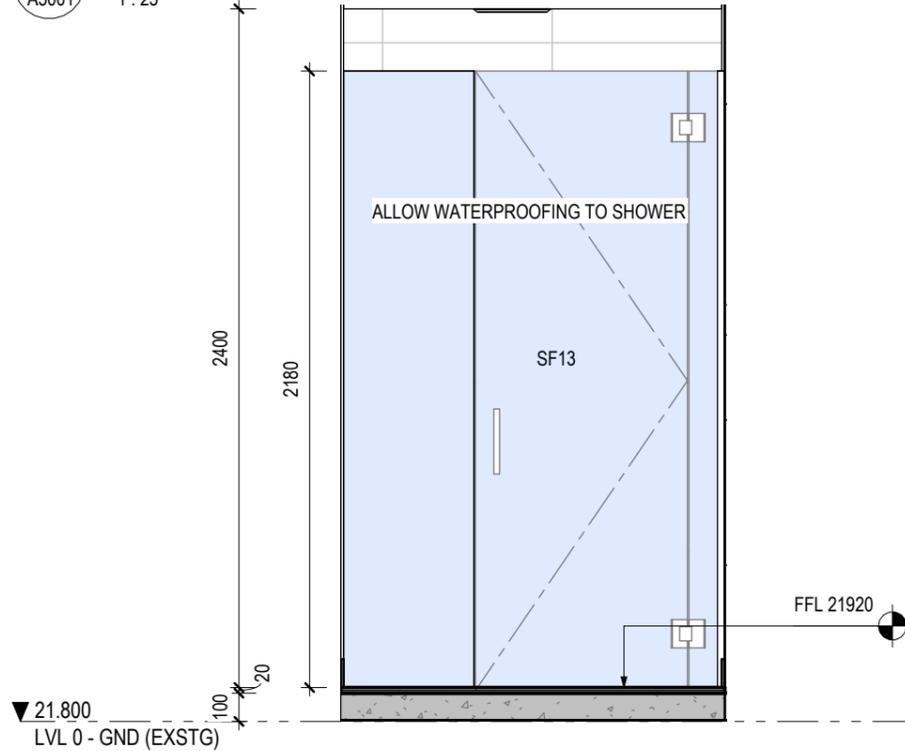
- LEGEND - CONSTRUCTION PHASING**
- EXISTING TO BE RETAINED
 - WORKS NOT IN SCOPE
- LEGEND - SITE**
- SITE BOUNDARY
- LEGEND - GENERAL**
- PROPOSED EDB
 - EXISTING MSSB
- LEGEND - FIRE RATING**
- FIRE RATING 60/60/60
 - FIRE RATING 120/120/120
 - 60 60 DENOTES EXISTING FIRE RATING 60/60/60
 - 120 120 DENOTES EXISTING FIRE RATING 120/120/120
- ANY NEW OR EXISTING PENETRATIONS THROUGH EXISTING FIRE RATED SEPARATIONS WITHIN THE AREA OF WORK TO BE APPROPRIATELY FIRE STOPPED

- NOTES - WASHROOMS**
- SETOUT OF ACCESSIBLE TOILET AND SHOWER SHALL COMPLY WITH NZS 4121:2001 FIG 28 AS MINIMUM REQUIREMENT
- LEGEND - ELECTRICAL**
- 2 POWERPOINT (2 INDICATES DOUBLE)

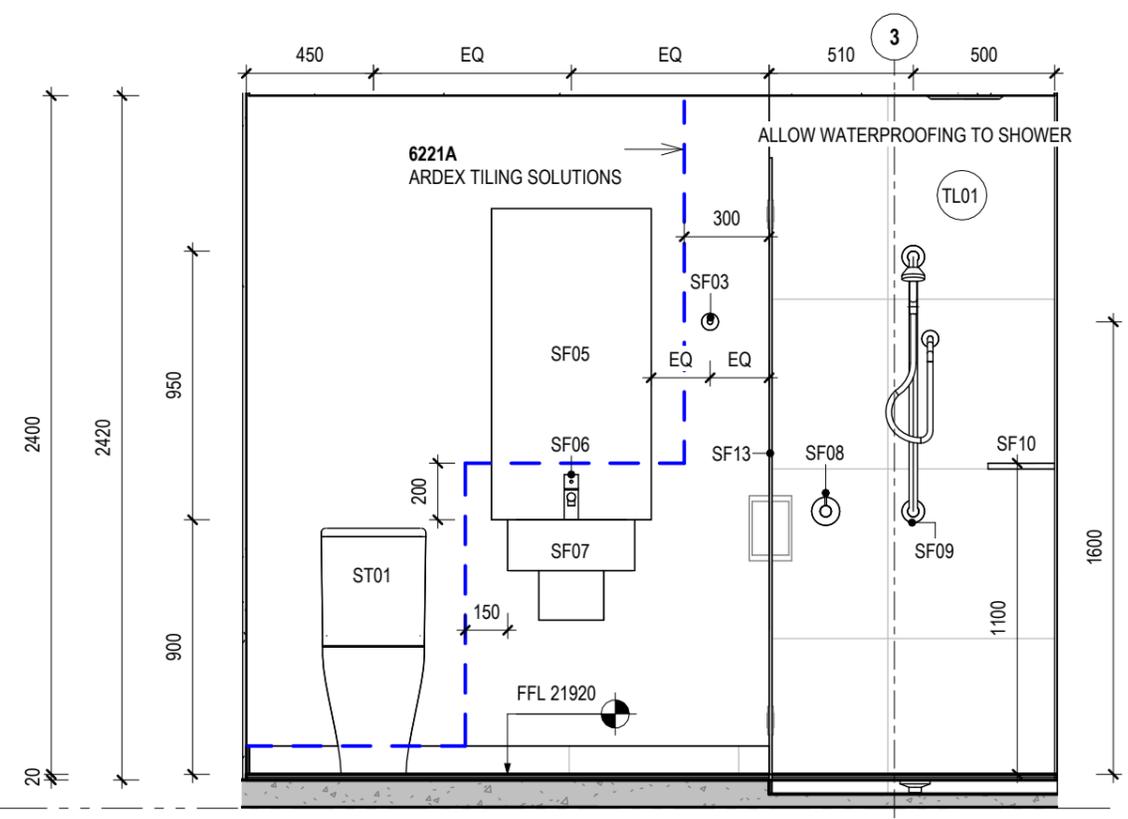
SCHEDULE - ENLARGED ROOMS FF&E	
NOTE: TO BE READ IN CONJUNCTION WITH FF&E SCHEDULES	
CODE	DESCRIPTION
GR01	GRAB RAIL
SF01	TOILET ROLL HOLDER
SF02	HINGED SEAT FIXED TO WALL (900W X 450D). ALLOW FOR ADDITIONAL STUDS TO PROVIDE SECURE FIXING
SF03	ROBE HOOK
SF05	MIRROR
SF06	BASIN MIXER
SF07	WALL HUNG WASH HAND BASIN
SF08	SHOWER MIXER
SF09	SHOWER COLUMN
SF10	SHOWER SHELF
SF13	SHOWER GLASS
ST01	ACCESSIBLE TOILET



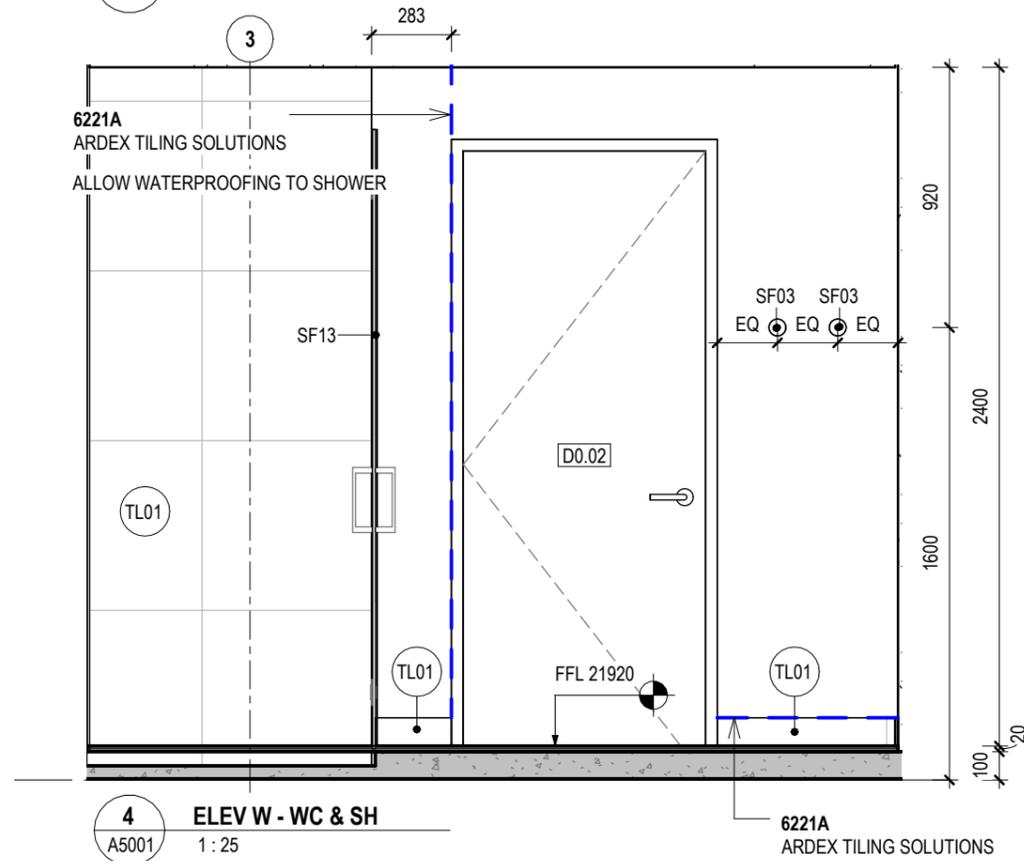
1 ELEV N - WC & SH
A5001 1:25



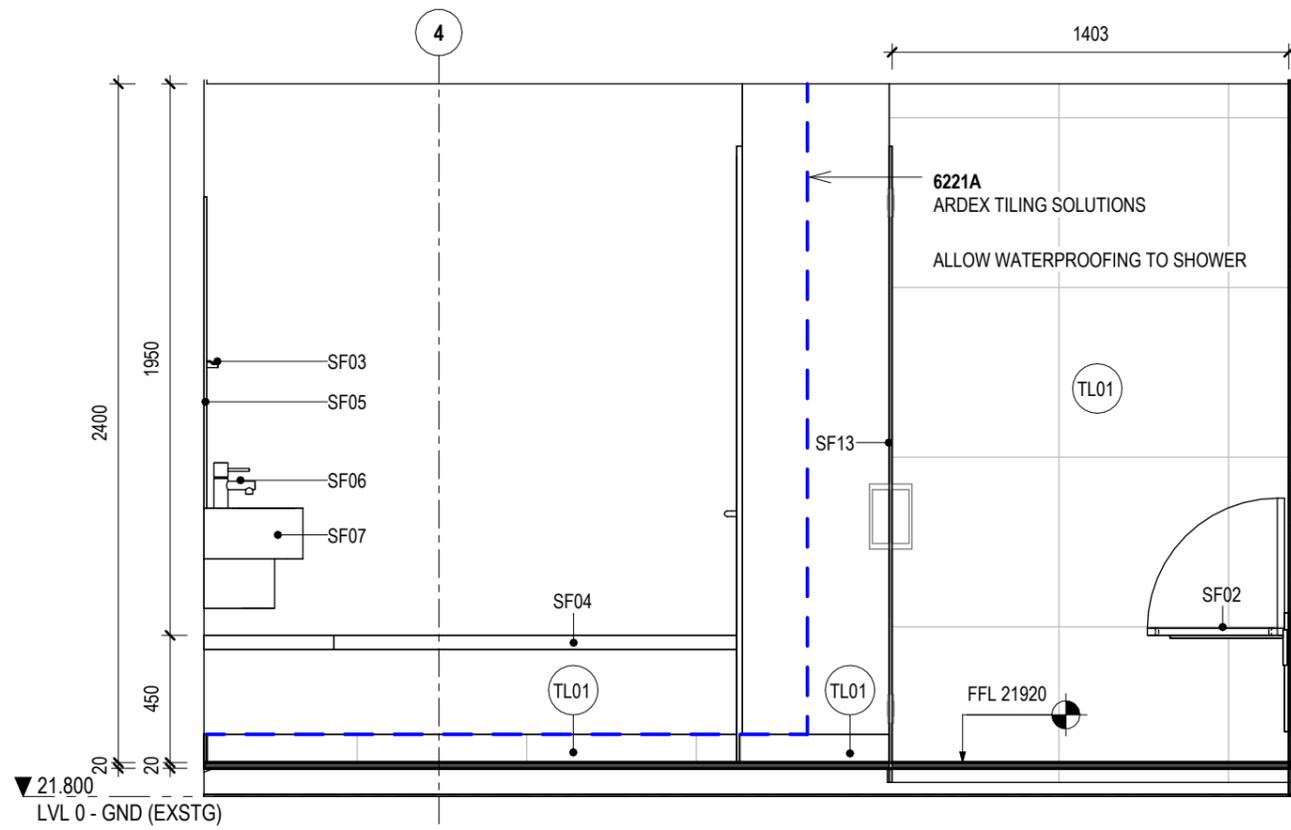
3 ELEV S - WC & SH
A5001 1:25



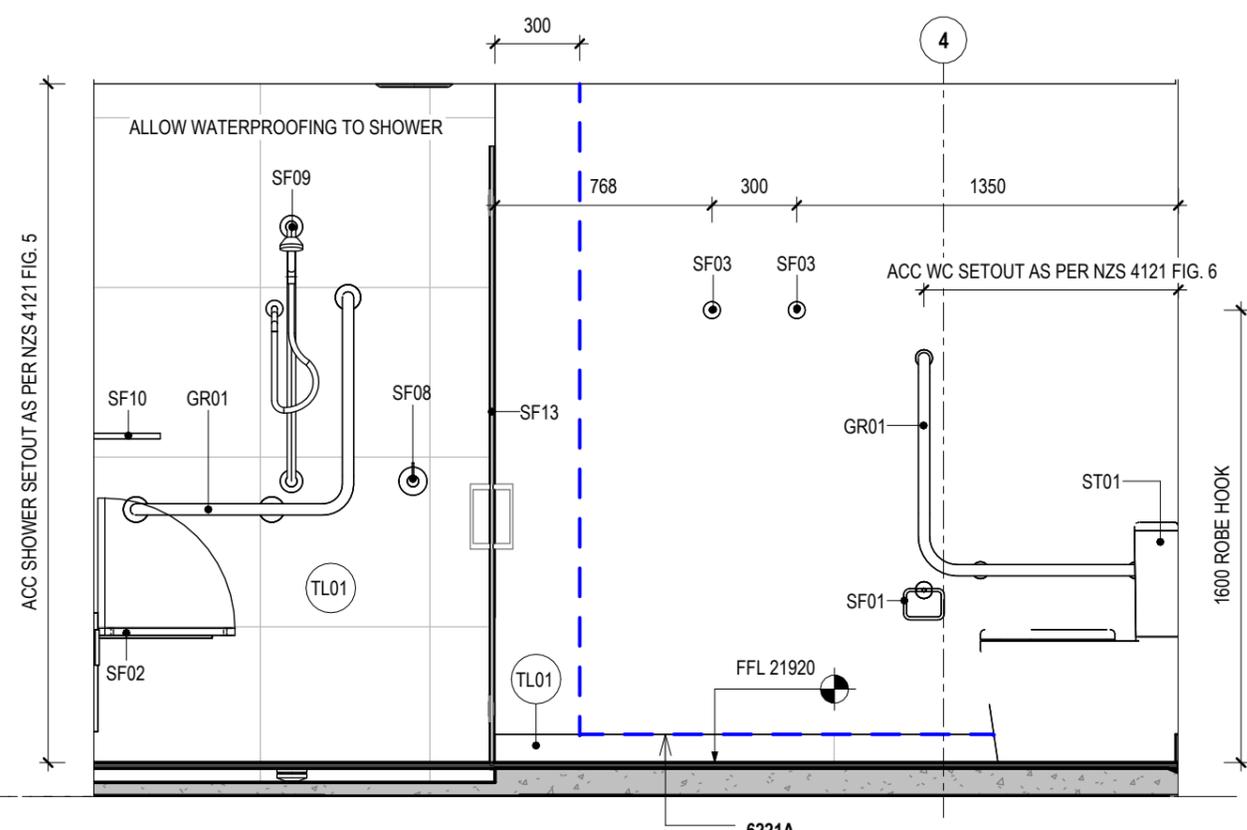
2 ELEV E - WC & SH
A5001 1:25



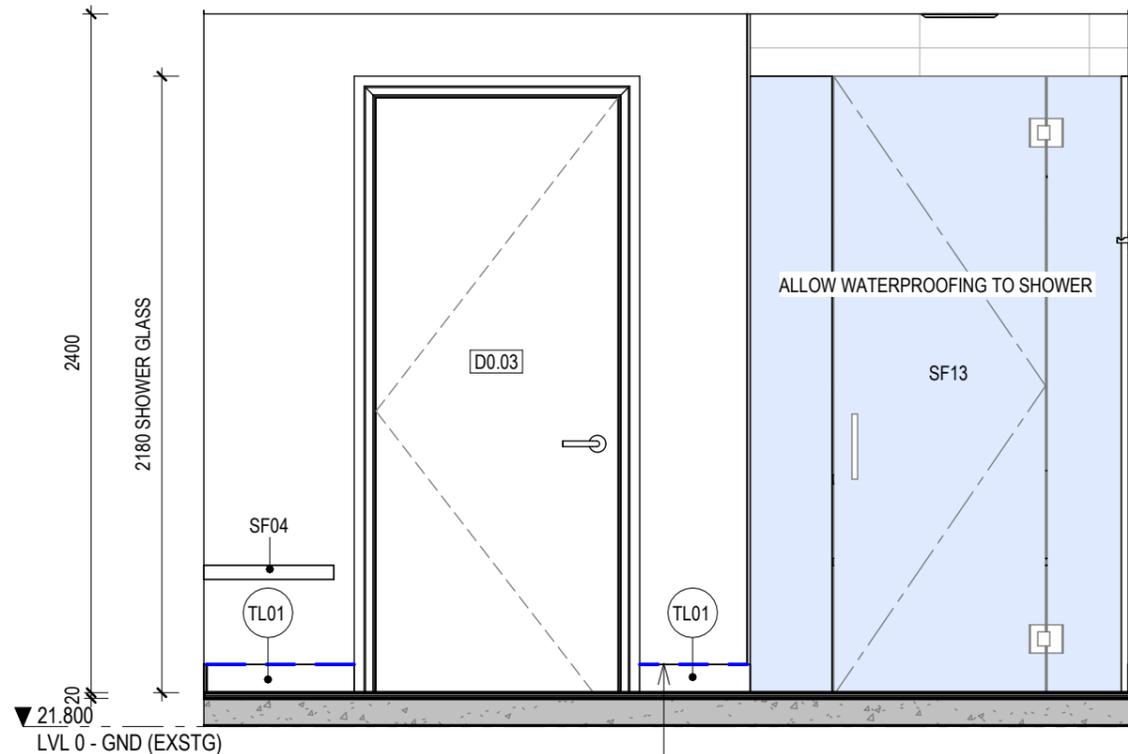
4 ELEV W - WC & SH
A5001 1:25



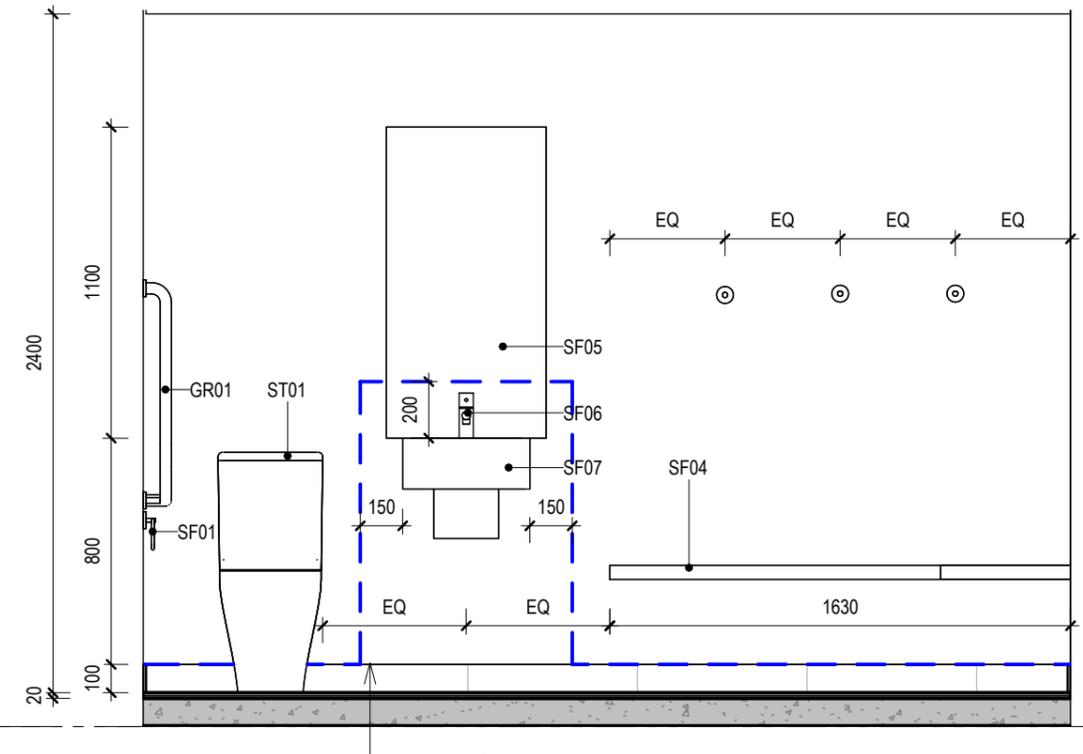
1 ELEV W - ACC WC & SH
A5001 1:25



3 ELEV E - ACC WC & SH
A5001 1:25



2 ELEV N - ACC WC & SH
A5001 1:25



4 ELEV S - ACC WC & SH
A5001 1:25

SCHEDULE - ENLARGED ROOMS FF&E	
NOTE: TO BE READ IN CONJUNCTION WITH FF&E SCHEDULES	
CODE	DESCRIPTION
GR01	GRAB RAIL
SF01	TOILET ROLL HOLDER
SF02	HINGED SEAT FIXED TO WALL (900W X 450D). ALLOW FOR ADDITIONAL STUDS TO PROVIDE SECURE FIXING
SF03	ROBE HOOK
SF04	CHANGE BENCH
SF05	MIRROR
SF06	BASIN MIXER
SF07	WALL HUNG WASH HAND BASIN
SF08	SHOWER MIXER
SF09	SHOWER COLUMN
SF10	SHOWER SHELF
SF13	SHOWER GLASS
ST01	ACCESSIBLE TOILET

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Rev	Date	Description
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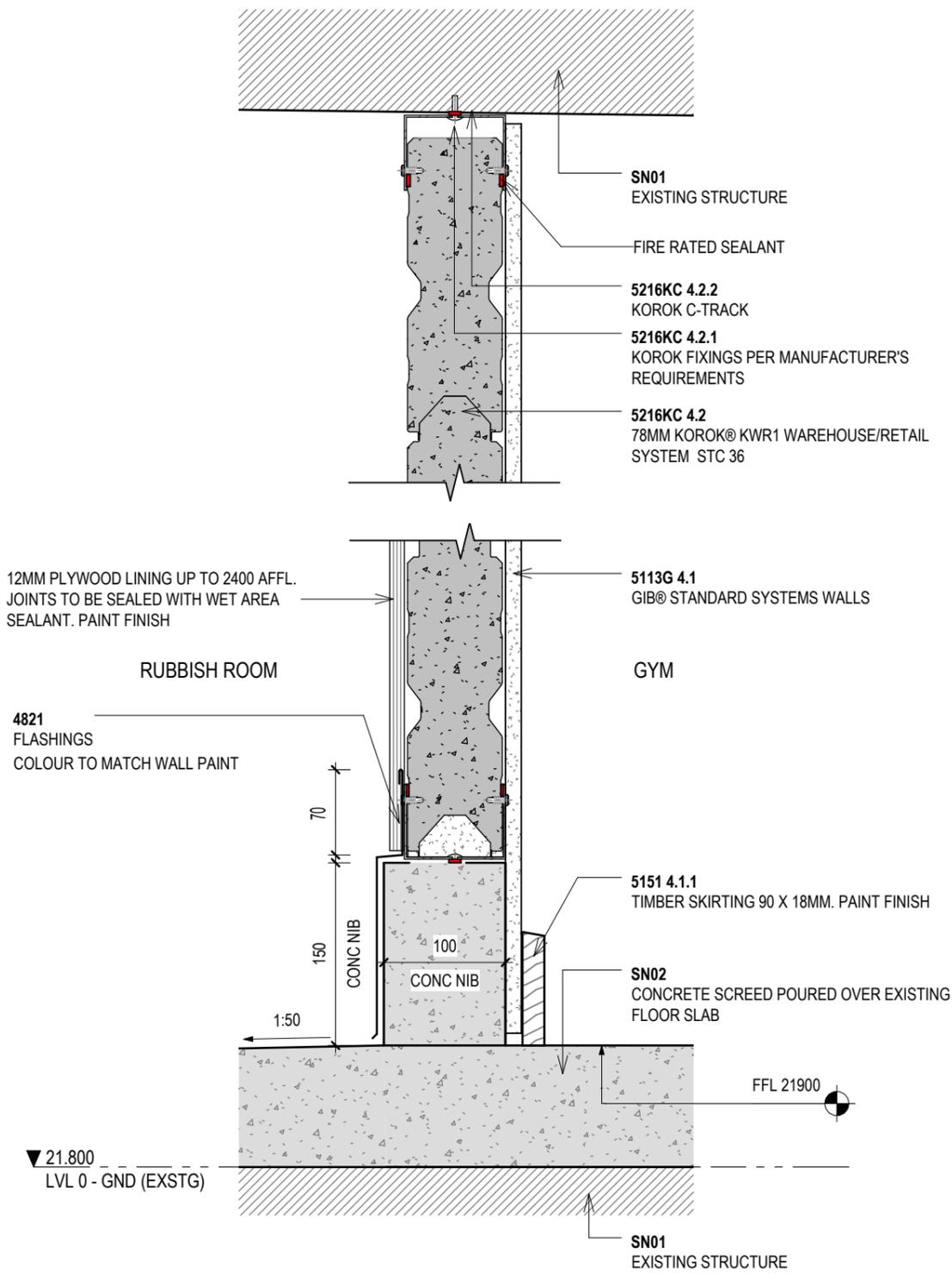
LOT 6 - 4 ALBERTO LANE

4 ALBERTO LANE, SILVERDALE

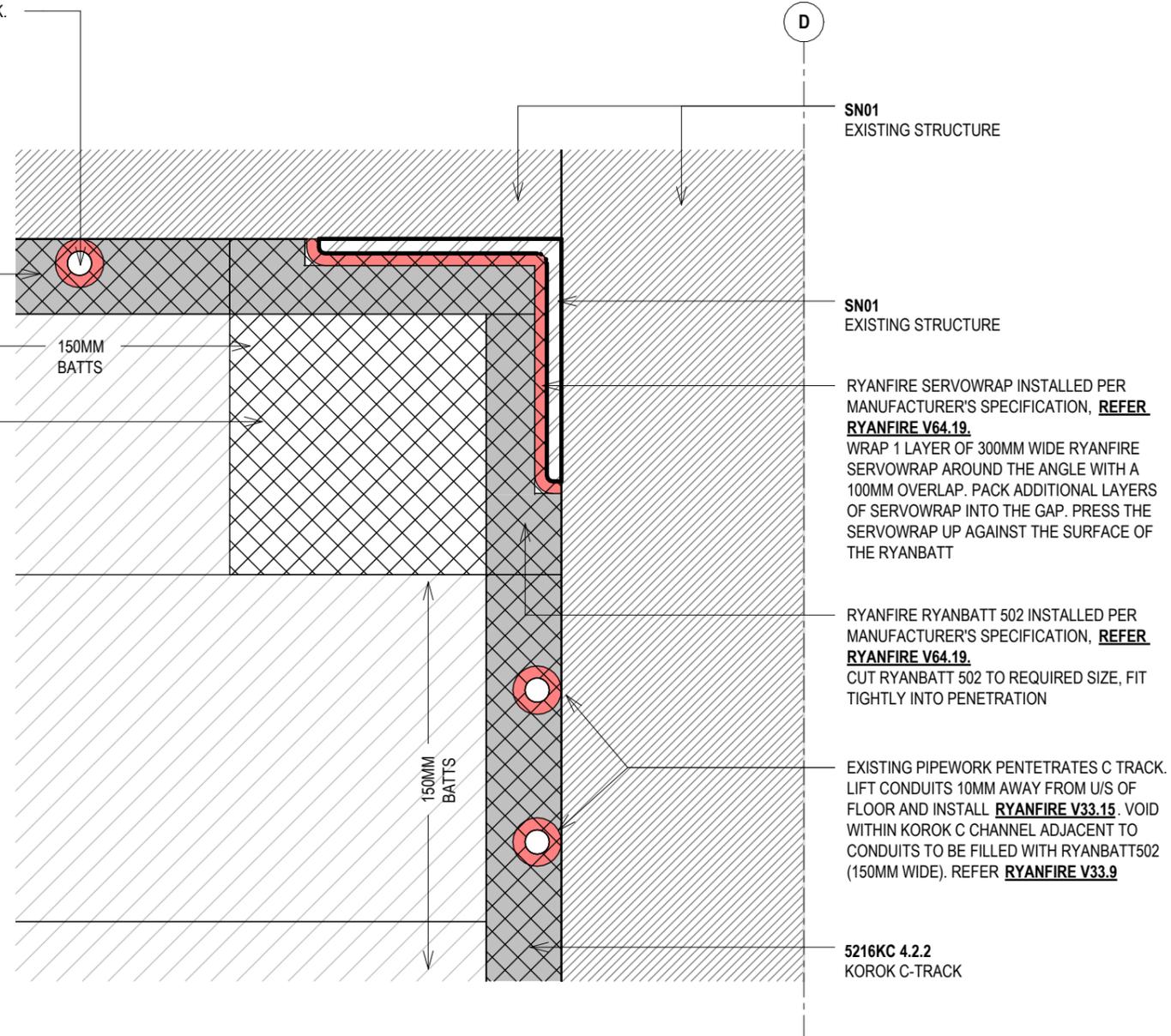
Client: **matvin**

Title: **ENLARGED ELEVATIONS - WC & SH**

Project no:	Drawing no:	Scale at A3	Revision
2511	A5003	1:25	A



EXISTING PIPEWORK PENETRATES C TRACK. LIFT CONDUITS 10MM AWAY FROM U/S OF FLOOR AND INSTALL **RYANFIRE V33.15**. VOID WITHIN KOROK C CHANNEL ADJACENT TO CONDUITS TO BE FILLED WITH RYANBATT502 (150MM WIDE). REFER **RYANFIRE V33.9**



5216KC 4.2.2 KOROK C-TRACK

5216KC 4.2 78MM KOROK® KWR1 WAREHOUSE/RETAIL SYSTEM STC 36

SN01 EXISTING STRUCTURE

SN01 EXISTING STRUCTURE

RYANFIRE SERVOWRAP INSTALLED PER MANUFACTURER'S SPECIFICATION, REFER **RYANFIRE V64.19**. WRAP 1 LAYER OF 300MM WIDE RYANFIRE SERVOWRAP AROUND THE ANGLE WITH A 100MM OVERLAP. PACK ADDITIONAL LAYERS OF SERVOWRAP INTO THE GAP. PRESS THE SERVOWRAP UP AGAINST THE SURFACE OF THE RYANBATT

RYANFIRE RYANBATT 502 INSTALLED PER MANUFACTURER'S SPECIFICATION, REFER **RYANFIRE V64.19**. CUT RYANBATT 502 TO REQUIRED SIZE, FIT TIGHTLY INTO PENETRATION

EXISTING PIPEWORK PENETRATES C TRACK. LIFT CONDUITS 10MM AWAY FROM U/S OF FLOOR AND INSTALL **RYANFIRE V33.15**. VOID WITHIN KOROK C CHANNEL ADJACENT TO CONDUITS TO BE FILLED WITH RYANBATT502 (150MM WIDE). REFER **RYANFIRE V33.9**

5216KC 4.2.2 KOROK C-TRACK

1 KOROK - TYPICAL HEAD AND SILL
A1010 1:5

2 KOROK - STEEL ANGLE PENETRATION
A1701 1:5

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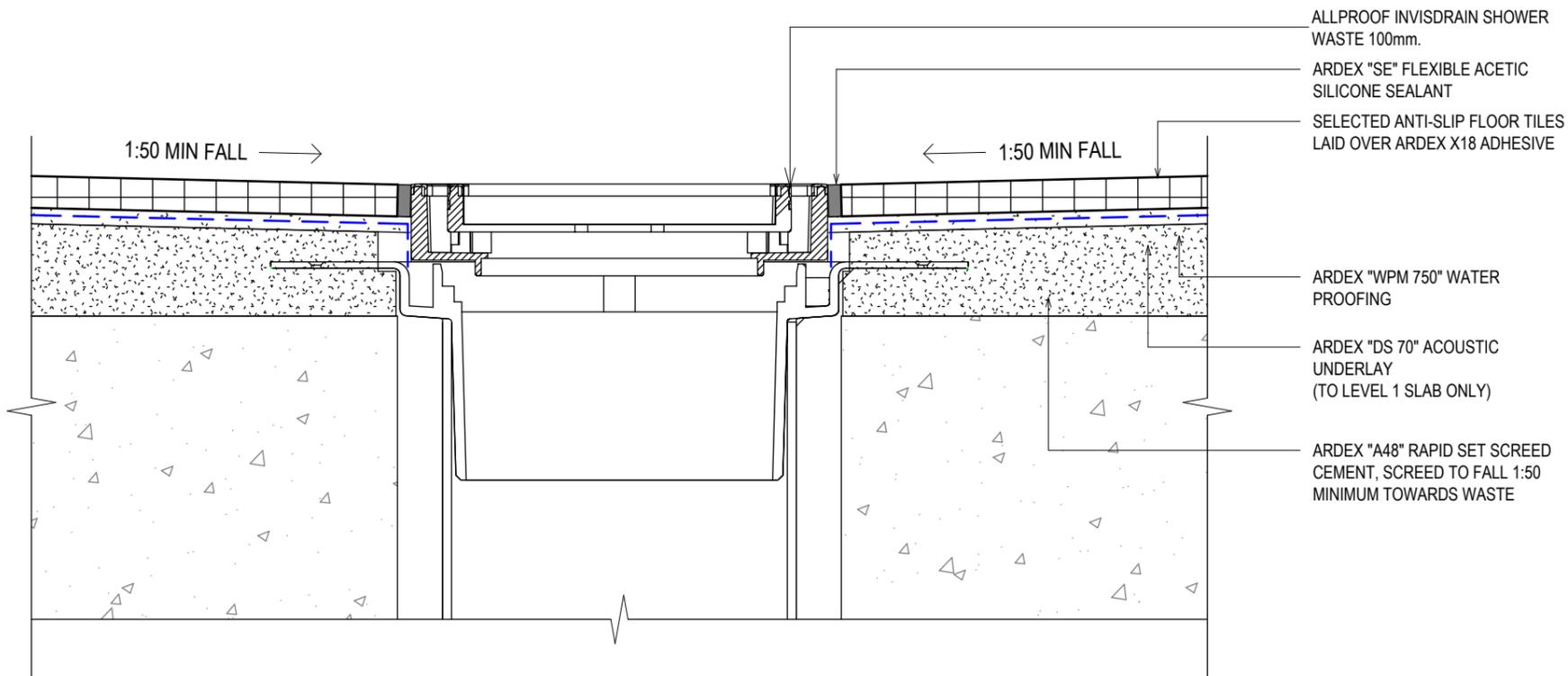
Rev	Date	Description
A	02.02.2026	BUILDING CONSENT

LOT 6 - 4 ALBERTO LANE

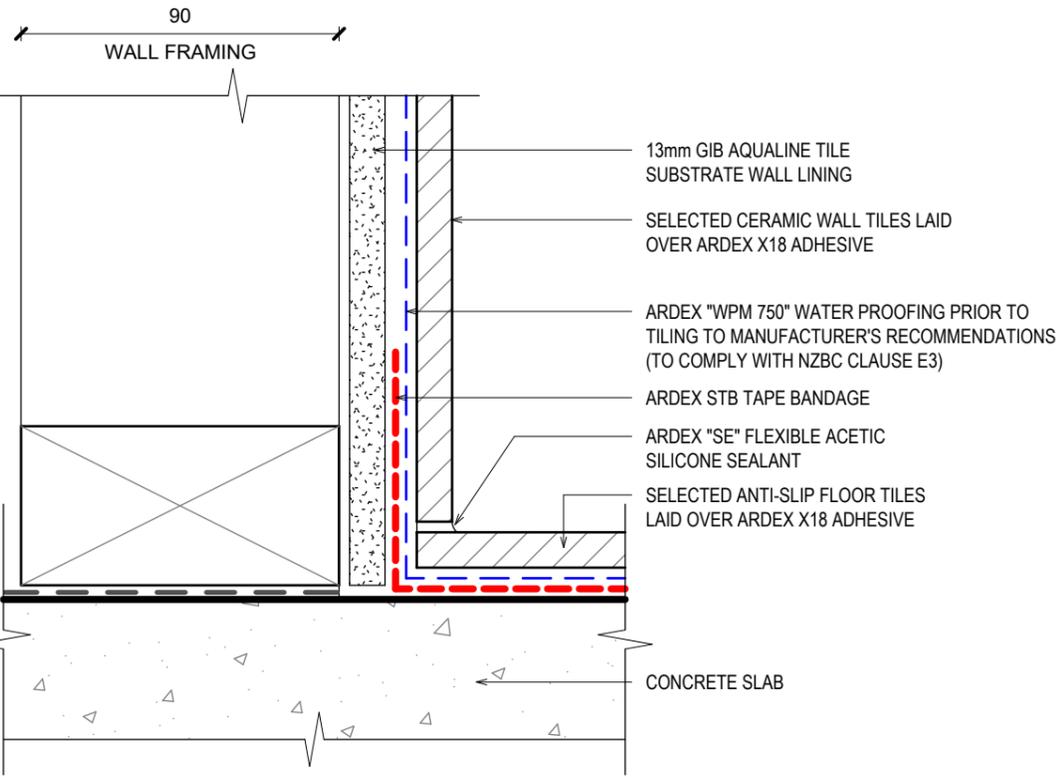
4 ALBERTO LANE, SILVERDALE

Title: **INT. DET - FIRE RATED WALL**

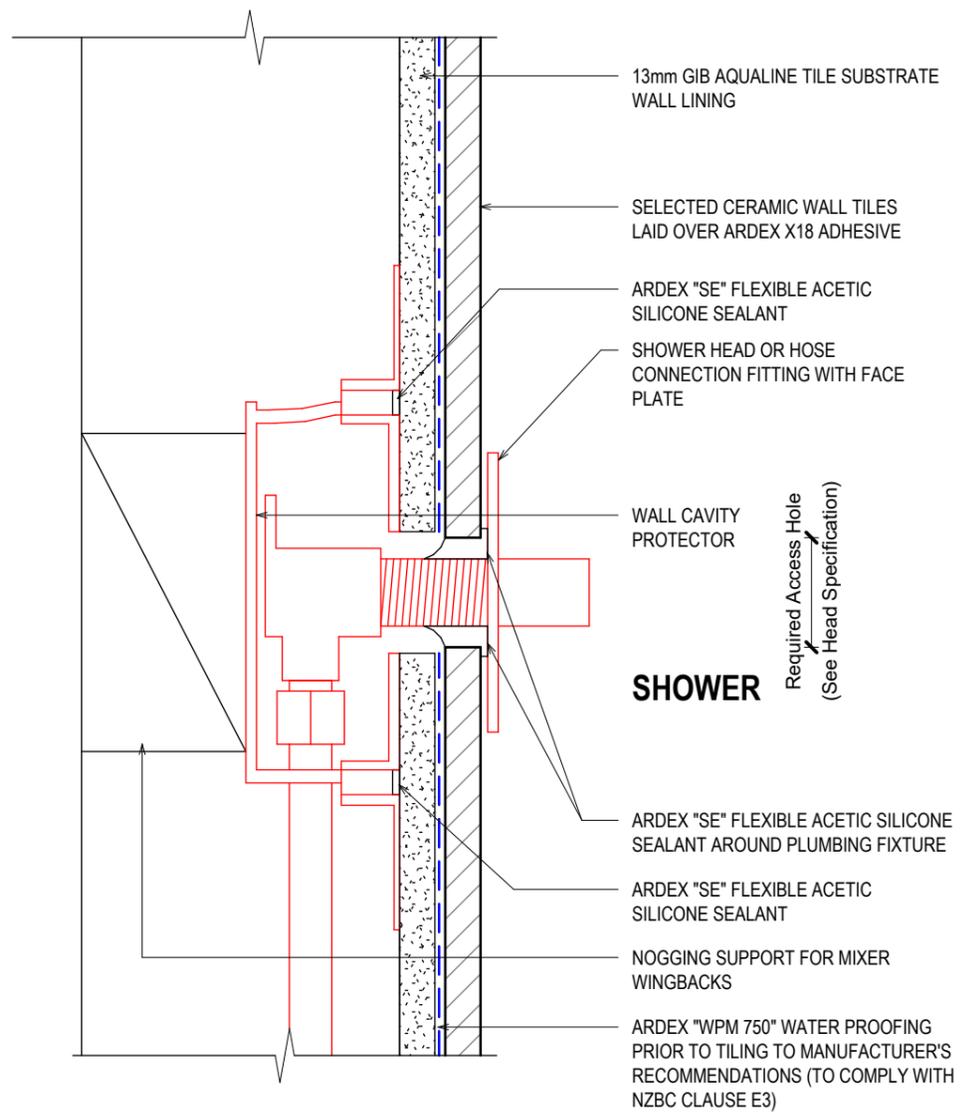
Project no:	Drawing no:	Scale at A3	Revision
2511	A6101	1:5	A



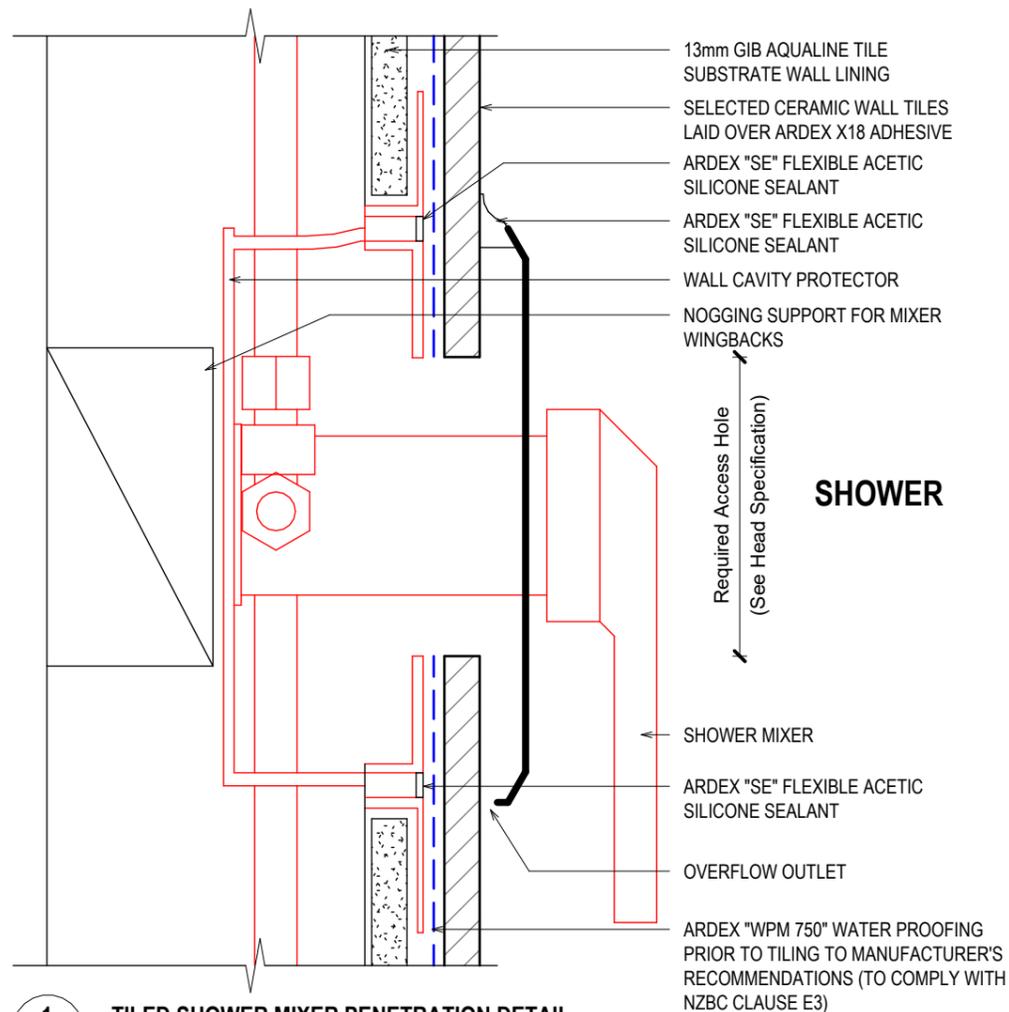
1 TILED SHOWER POINT DRAIN OUTLET DETAIL
1:2



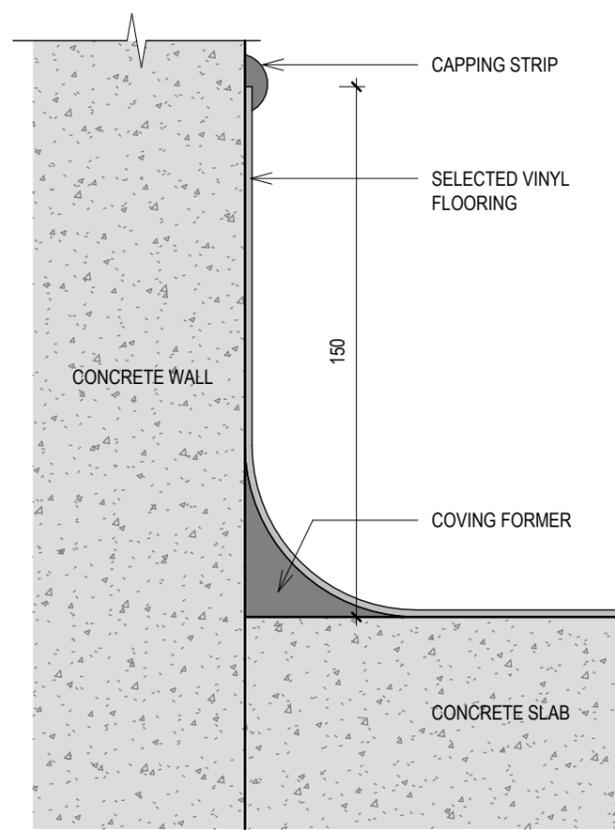
3 TILE TILED WALL TO TILED CONCRETE FLOOR WATERPROOFING
1:2



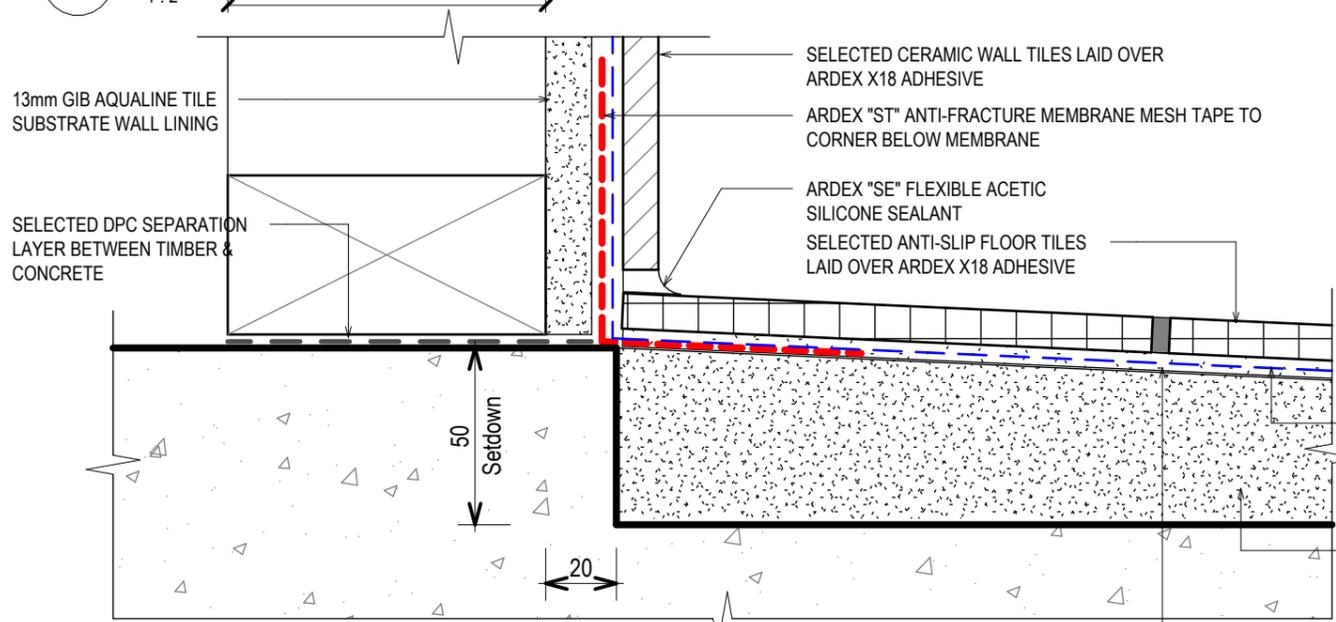
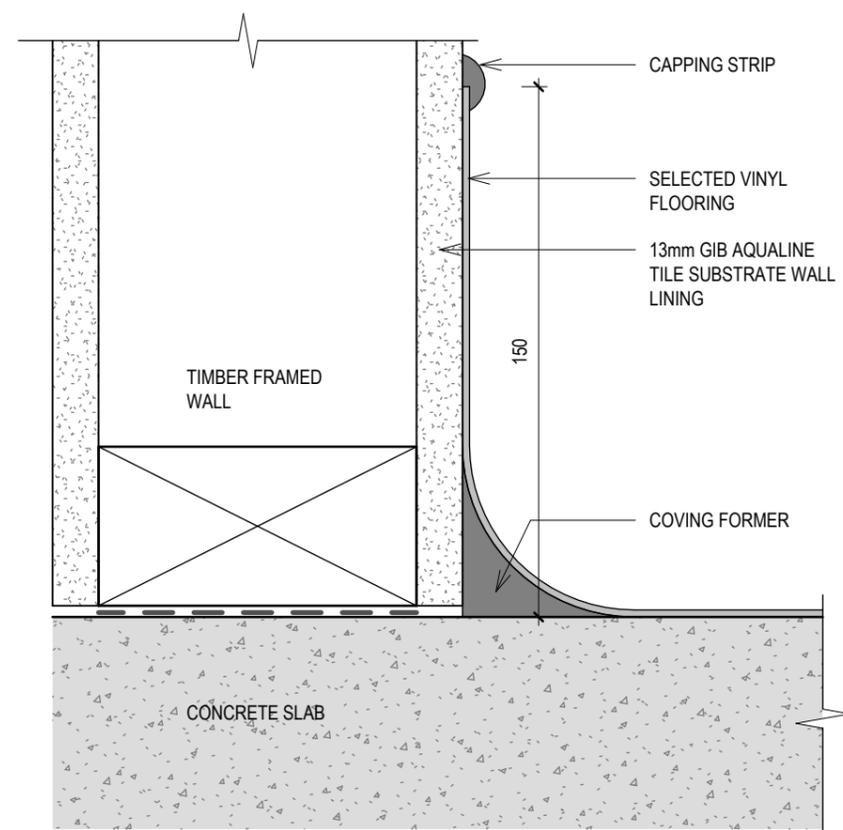
4 DI-2d TILED SHOWER HEAD PENETRATION DETAIL
1:2



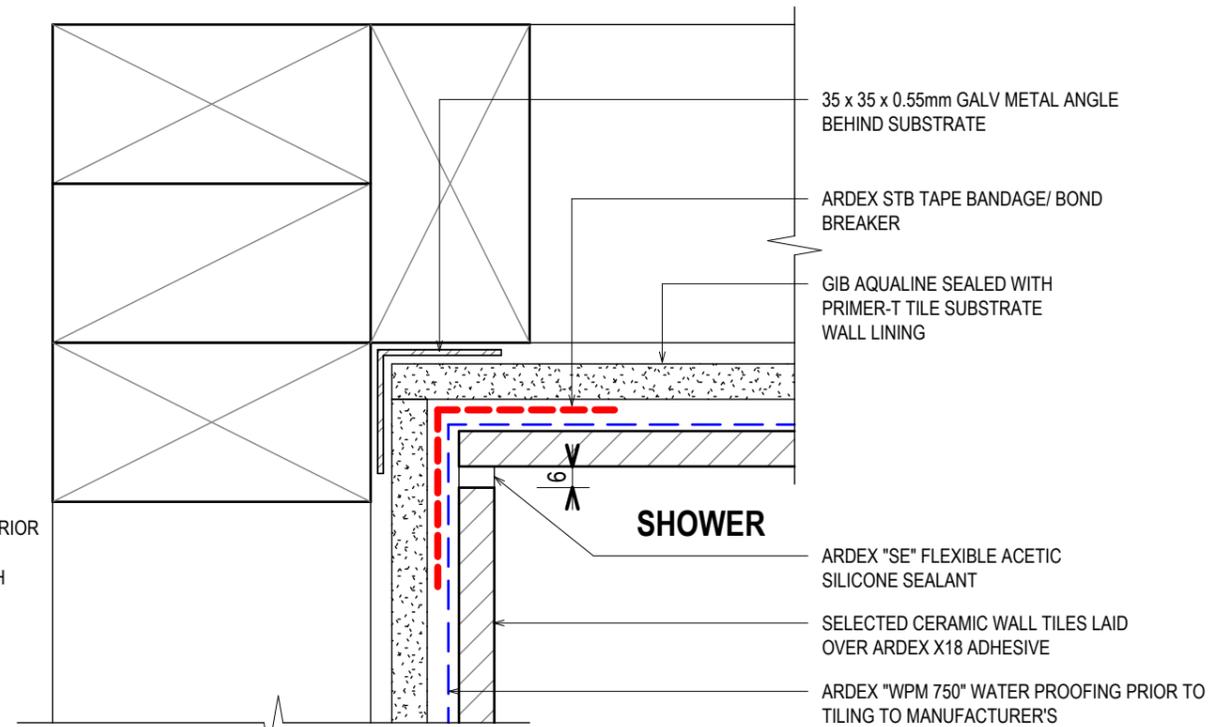
1 TILED SHOWER MIXER PENETRATION DETAIL
1:2



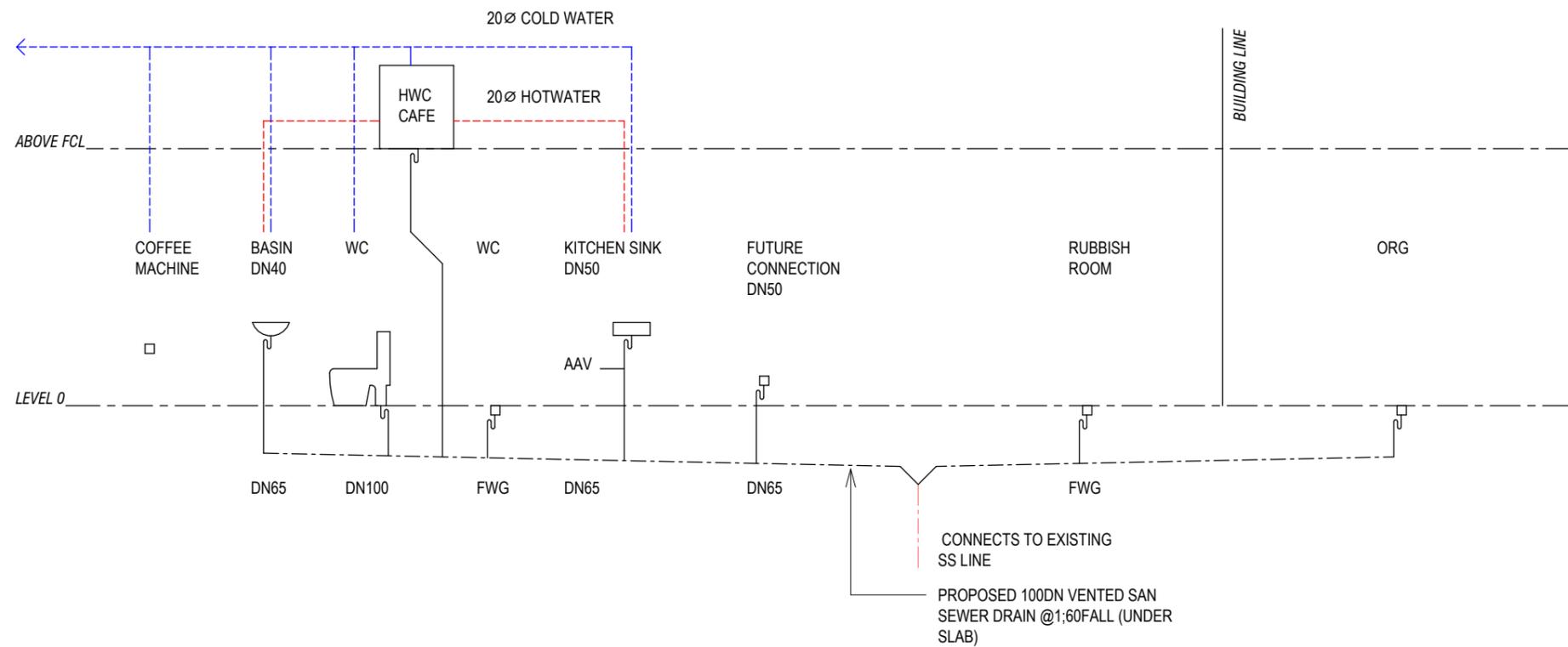
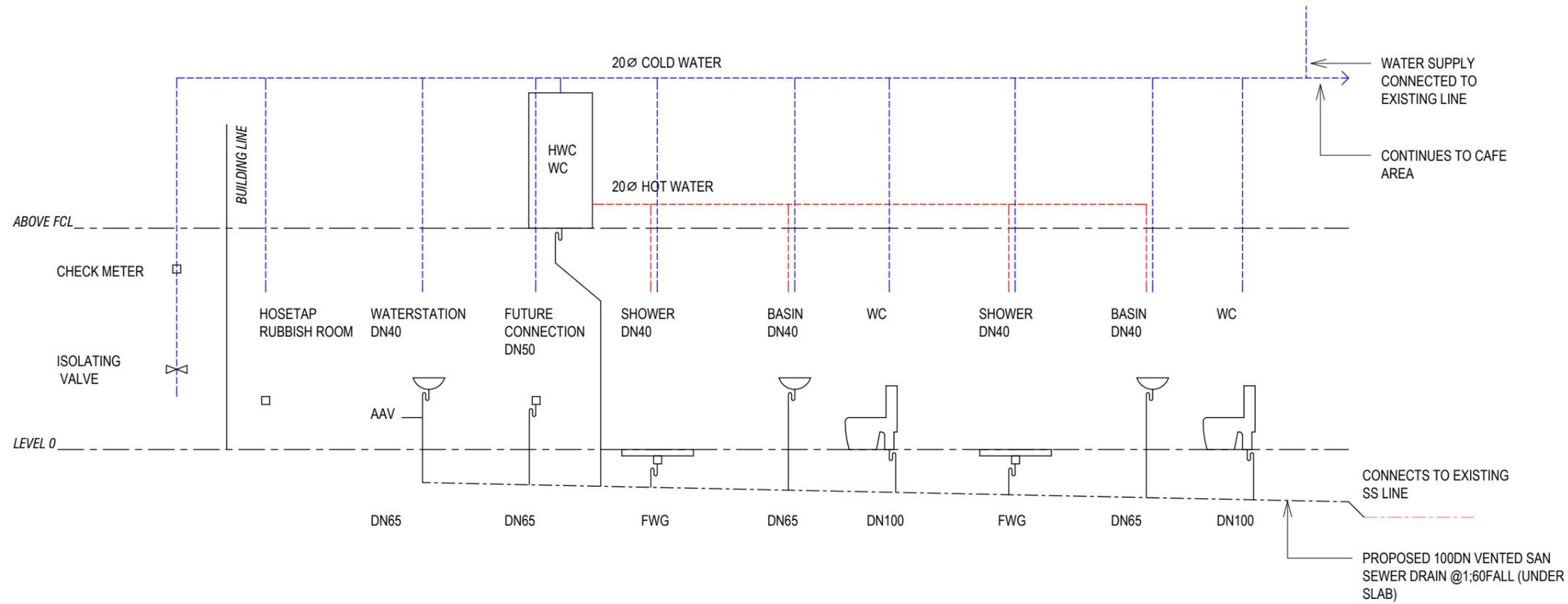
2 TYPICAL VINYL COVING DETAILS
1:2



4 TILED SHOWER BASE DETAIL
1:2



3 DI-2f TILED SHOWER INTERNAL CORNER DETAIL
1:2



NOTES - GENERAL

PLUMBING & DRAINAGE NOTES

1. DRAINAGE PLAN TO BE READ IN CONJUNCTION WITH SCHEMATIC
2. ALL SANITARY PLUMBING AND DRAINAGE WORK TO BE CARRIED OUT IN ACCORDANCE WITH NZBC G1, G13 & AS/NZS 3500
3. MAXIMUM LENGTH UNVENTED BRANCH DRAINS TO BE 10 METRES
4. CONFIRM LOCATION OF EXTERIOR HOSE TAPS WITH OWNER
5. OVERFLOW RELIEF GULLY SHALL HAVE AN OVERFLOW LEVEL 150mm BELOW THE LOWEST FIXTURE
6. MINIMUM DIA. OF DRAINAGE BENEATH THE SLAB SHALL BE 65mm
7. HWC OVERFLOW RELIEFS DRAINS TO BE COPPER

LEGEND / KEY:

- **O.R.G.** OVERFLOW RELIEF GULLY
- **G.T.** GULLY TRAP
- **D.P.** DOWN PIPE
- **I.B.** INSPECTION BEND
- **R.V.** REFLUX VALVE (REFER TO NZS3500.2 SECTION 4.6.6.2)
- **I.O.** INSPECTION OPENING
- **F.W.G.** FLOOR WASTE GULLY
- **A.A.V.** AIR ADMITTANCE VALVE
- **DN** DIAMETER NOMINAL

10. DISCHARGE PIPE SIZES & MINIMUM FALLS:

- **O.R.G.** 100Ø (1:60 FALL)
- **G.T.** 100Ø (1:60 FALL)
- **SHOWER** 65Ø (1:40 FALL)
- **WHB** 40Ø (1:40 FALL)
- **W.C.** 100Ø (1:60 FALL)

NOTE:

- REFER TO STRUCTURAL ENGINEER'S DRAWING FOR FOUNDATION, SLAB & WALL DETAILS.
- REFER TO ENLARGED DRAWINGS FOR INDIVIDUAL BATHROOM AND CAFE DRAINAGE LAYOUT.
- CONFIRM ALL PLUMBING REQUIREMENTS WITH PLUMBER PRIOR TO CONSTRUCTION
- **PLUMBING SCHEMATICS ARE NOT TO SCALE AND INDICATIVE ONLY.**

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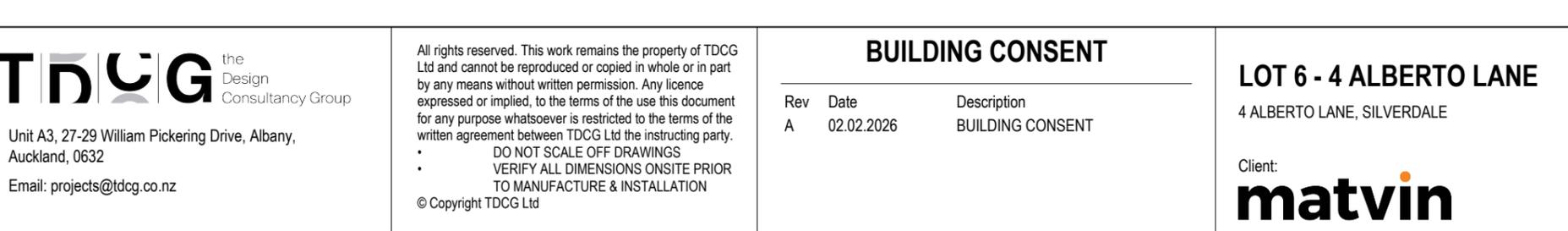
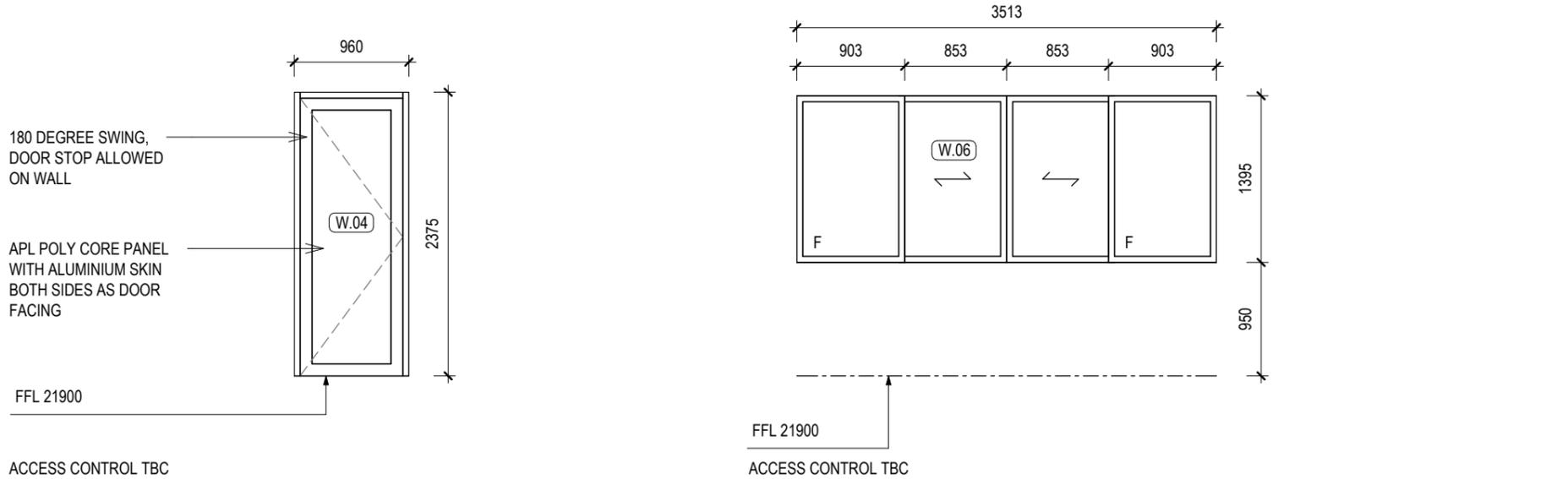
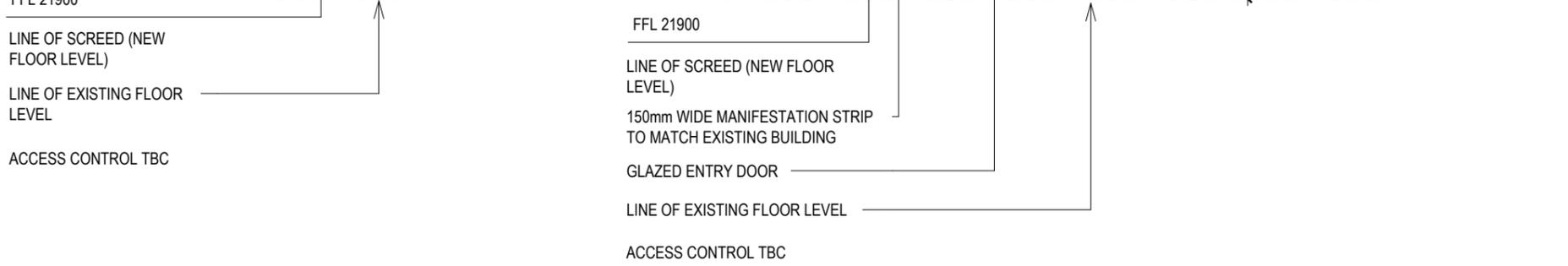
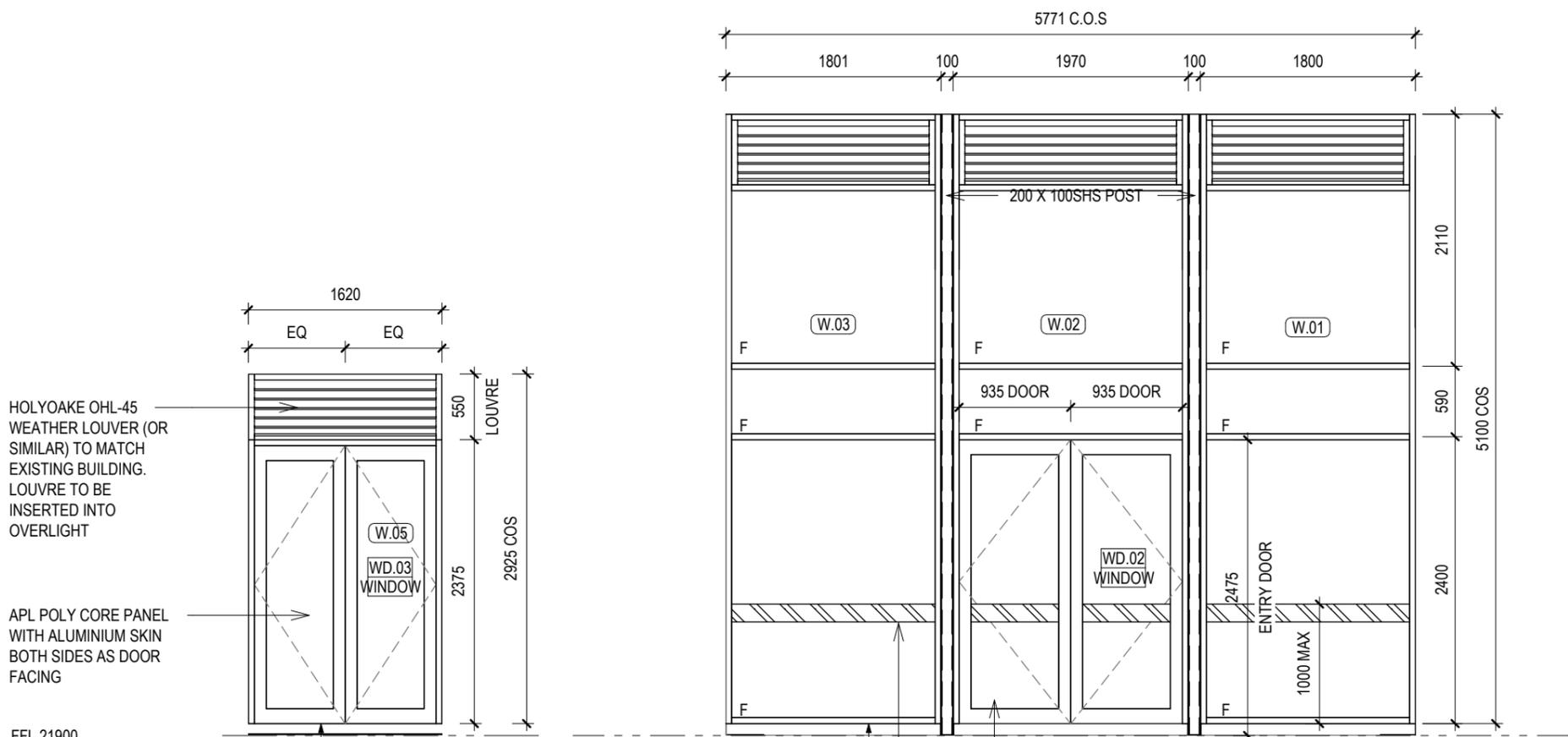
Rev	Date	Description
A	02.02.2026	BUILDING CONSENT

LOT 6 - 4 ALBERTO LANE

4 ALBERTO LANE, SILVERDALE

Title : **PLUMBING SCHEMATICS**

Project no:	Drawing no:	Scale at A3	Revision
2511	A6901	As indicated	A



NOTES: EXTERIOR JOINERY

DO NOT SCALE FOR CONSTRUCTION.
 VERIFY ALL DIMENSIONS ON SITE BEFORE COMMENCING WORK. CONFIRM ANY INCONSISTENCIES WITH THE ARCHITECT
 READ DRAWINGS IN CONJUNCTION WITH THE FIRE REPORT AND ACOUSTIC REPORT

MATERIAL SPECIFICATION

REFER TO MATERIALS AND FINISHES SCHEDULE FOR FINISH SELECTION AND COLOUR

ALUMINIUM DOOR & WINDOW JOINERY

NOTES:

- ALL WORKS TO COMPLY WITH RELEVANT CLAUSES OF THE NZBC
- OPENINGS DIMENSIONS ARE TO OPENING BOX SIZE. ALLOW FOR TRIMMED OPENINGS. REFER TO WINDOW DETAILS FOR CLARIFICATION.
- REFER TO FLOOR PLAN ALSO FOR ORIENTATION OF DOOR SWINGS.
- UNLESS SPECIFIED OTHERWISE, ALL ALUMINIUM IS TO BE POWDER COATED. REFER FINISHES SCHEDULE
- ALL FLASHINGS AND PREPARATION OF OPENINGS TO COMPLY WITH E2/AS1 UNLESS ACCEPTED BY FAÇADE ENGINEER

HARDWARE:

- REFER TO HARDWARE SCHEDULE FOR INFORMATION ON LOCKSETS AND FURNITURE
- ALL DOOR HARDWARE TO BE OF GOOD QUALITY FIT FOR PURPOSE AND EXPOSURE TO WEATHER AS REQUIRED.
- ALL DOOR HANDLES ARE TO BE MOUNTED 1000MM ABOVE FLOOR LEVEL.
- DOORS ARE TO HAVE 3 HINGES.

GLAZING

ALL GLAZING TO COMPLY WITH NZS 4223 AND NZS 2208. PROVIDE SAFETY GLASS AS REQUIRED TO COMPLY WITH NZS 4223 AND NZS 2208
 ANY GLAZING THAT MAY REQUIRE ACOUSTIC PROPERTIES TO BE READ IN CONJUNCTION WITH ACOUSTIC REPORT

SITE WORKS

GLASS PROTECTION DURING CONSTRUCTION TO BE ALLOWED
 JOINERY FRAME PROTECTION DURING CONSTRUCTION TO BE ALLOWED

LEGEND

F FIXED GLAZING

SCHEDULE - EXTERIOR JOINERY			
REFER EXTERIOR FINISHES SCHEDULE FOR COLOUR			
CODE	SUITE	GLAZING	COUNT
W.01	APL 100mm SHOPFRONT SERIES. MAGNUM ENTRY DOORS. POWDERCOAT FINISH (DARK)	SINGLE GLAZED	1
W.02	APL 100mm SHOPFRONT SERIES. MAGNUM ENTRY DOORS. POWDERCOAT FINISH (DARK)	SINGLE GLAZED	1
W.03	APL 100mm SHOPFRONT SERIES. MAGNUM ENTRY DOORS. POWDERCOAT FINISH (DARK)	SINGLE GLAZED	1
W.04	APL 100mm SHOPFRONT SERIES. POLY CORE PANEL WITH ALUMINIUM SKIN BOTH SIDES AS DOOR FACING. POWDERCOAT FINISH (DARK)	SINGLE GLAZED	1
W.05	APL 100mm SHOPFRONT SERIES. POLY CORE PANEL WITH ALUMINIUM SKIN BOTH SIDES AS DOOR FACING. POWDERCOAT FINISH (DARK)	SINGLE GLAZED	1
W.06	APL METRO SERIES SLIDING WINDOW. POWDERCOAT FINISH (LIGHT)	DOUBLE GLAZED	1
Grand total: 6			6



Unit A3, 27-29 William Pickering Drive, Albany, Auckland, 0632
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Rev	Date	Description
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LOT 6 - 4 ALBERTO LANE

4 ALBERTO LANE, SILVERDALE



Title : **SCHEDULE - EXT WINDOW AND DOOR**

Project no:	Drawing no:	Scale at A3	Revision
2511	A9001	As indicated	A

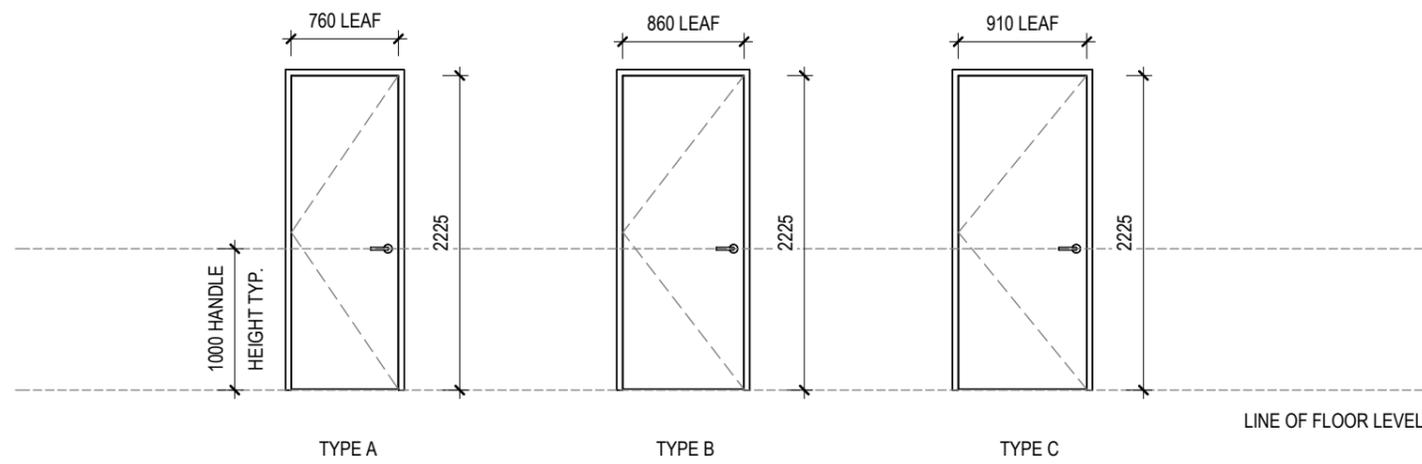
NOTES: DOORS

REFER GENERAL DOOR AND FIRE DOOR NOTES SHEET A0004

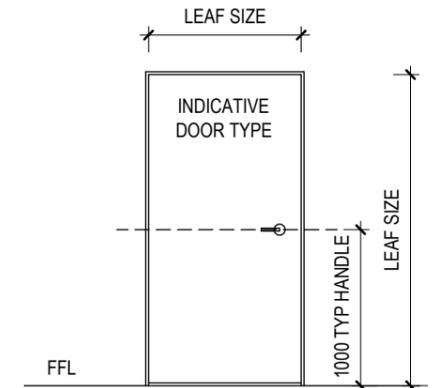
- DO NOT SCALE FOR CONSTRUCTION. VERIFY ALL DIMENSIONS ON SITE BEFORE COMMENCING WORK. CONFIRM ANY INCONSISTENCIES WITH THE ARCHITECT
- REFER TO HARDWARE SCHEDULE FOR ALL DOOR FURNITURE & HARDWARE.
- REFER TO ARCHITECTURAL INTERIOR FINISHES SCHEDULE, INTERIOR HARDWARE SCHEDULE FOR FINISHES AND COLOUR
- DIMENSIONS ON DOOR ELEVATIONS ARE TO LEAF SIZE

ACCESSIBILITY

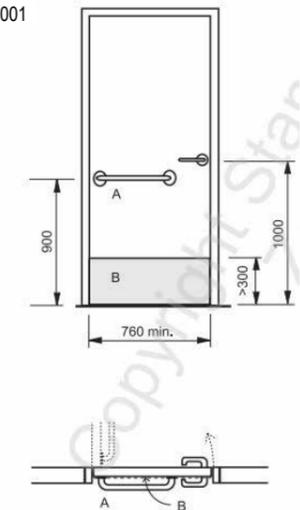
AS PER NZS 4121:2001 - CLAUSE 10.5.5
ALL DOORS SERVING TOILET FACILITIES SHALL COMPLY WITH NZS 4121:2001 - CLAUSE 10.5.5



DOOR SCHEDULE									
CODE	TYPE	WIDTH	LEAF THICKNESS	TYPE COMMENTS	DESCRIPTION	Fire Rating	ROOM	LEVEL	Count
D0.01	TYPE C	910 LEAF	40	INTERNAL SINGLE	INTERNAL HINGED HOLLOWCORE. PAINT FINISH.	N/A	STORAGE	LVL 0 - GND (EXSTG)	1
D0.02	TYPE B	860 LEAF	40	INTERNAL SINGLE	INTERNAL HINGED HOLLOWCORE. PAINT FINISH.	N/A	WC & SH	LVL 0 - GND (EXSTG)	1
D0.03	TYPE B	860 LEAF	40	INTERNAL SINGLE	INTERNAL HINGED HOLLOWCORE. PAINT FINISH.	N/A	ACC WC&SH	LVL 0 - GND (EXSTG)	1
D0.04	TYPE B	860 LEAF	40	INTERNAL SINGLE	INTERNAL HINGED HOLLOWCORE. PAINT FINISH.	N/A	BOH	LVL 0 - GND (EXSTG)	1
D0.05	TYPE A	760 LEAF	40	INTERNAL SINGLE	INTERNAL HINGED HOLLOWCORE. PAINT FINISH.	N/A	CAFE BOH	LVL 0 - GND (EXSTG)	1
D0.08	WINDOW		N/A	JOINERY	REFER WINDOW SCHEDULE	N/A		LVL 0 - GND (EXSTG)	1
WD.02	WINDOW		N/A	JOINERY	REFER WINDOW SCHEDULE	N/A	GYM	LVL 0 - GND (EXSTG)	1
WD.03	WINDOW		N/A	JOINERY	REFER WINDOW SCHEDULE	N/A	RUBBISH ROOM	LVL 0 - GND (EXSTG)	1
Grand total:	8								8



REFER NZS 4121:2001 FIG 28



SIDE HUNG DOOR

KEY

- A Grabrail on the cubicle side of the door.
- B Kick plates on the cubicle side of the door.
- C Kick plates on both sides of the door.



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- DO NOT SCALE OFF DRAWINGS
- VERIFY ALL DIMENSIONS ONSITE PRIOR TO MANUFACTURE & INSTALLATION

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BUILDING CONSENT

Rev	Date	Description
A	02.02.2026	BUILDING CONSENT

LOT 6 - 4 ALBERTO LANE

4 ALBERTO LANE, SILVERDALE

Client:



Title : **SCHEDULE - INT WINDOW AND DOOR**

Project no:	Drawing no:	Scale at A3	Revision
2511	A9002	As indicated	A

INTERIOR WALL SCHEDULE - FULL			
CODE	DESCRIPTION	MANUF CODE	FIRE RATING
IP.01	90x45mm TIMBER STUD PARTITION WALL, SG8 STUDS AT 400CRS (UNLESS NOTED OTHERWISE). 13mm STANDARD GIB LINING ONE SIDE. 13mm GIB AQUALINE TO WET AREA. PAINT FINISH		N/A
IP.02	90x45mm TIMBER STUD PARTITION WALL, SG8 STUDS AT 400CRS (UNLESS NOTED OTHERWISE). 13mm GIB AQUALINE TO WET AREA. PAINT FINISH		N/A
IP.03	90x45mm TIMBER PARTITION WALL, SG8 STUDS AT 400CRS (UNLESS NOTED OTHERWISE). 13mm STANDARD GIB LINING BOTH SIDES. STOPPED TO LEVEL 4. PAINT FINISH		N/A
IP.04	45mm TIMBER STRAPPING. 13mm STANDARD GIB LINING ONE SIDE. PAINT FINISH		N/A
IP.13	KOROK@ 78MM PANELS, HORIZONTAL SPAN. 13MM STANDARD GIB (GYM SIDE), 12MM PLY LINING TO 2400MM AFFL (RUBBISH ROOM SIDE), JOINTS TO BE SEALED WITH WET AREA SEALANT	KWR1	60/60/60

EXTERIOR WALL SCHEDULE - FULL			
CODE	DESCRIPTION	MANUF CODE	FIRE RATING
EP.01	140 X 45mm TIMBER STUD PARTITION WALL, SG8 STUDS. 2 X 13mm GIB WEATHERLINE EXT SIDE, 2 X 13mm GIB FYRELINE INT SIDE. NON-COMBUSTIBLE PROFILED METAL CLADDING ON 20mm CAVITY.	GWTE-120	120/120/120
PC.01	150mm THICK PRECAST PANEL. REFER STRUCTURE	N/A	120/120/120
PC.02	150mm THICK PRECAST PANEL. REFER STRUCTURE	N/A	



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Rev	Date	Description
A	02.02.2026	BUILDING CONSENT

LOT 6 - 4 ALBERTO LANE

4 ALBERTO LANE, SILVERDALE

Client:



Title : SCHEDULE - WALL TYPES

Project no:	Drawing no:	Scale at A3	Revision
2511	A9010		A