

# **Ryman Healthcare Limited**

**Ngataringa Road, Narrowneck**

**Volume Three**

**Civil Works Drawings  
and  
Site Plans and Simulations**



**November 2015**

# NARROWNECK VILLAGE

CIVIL WORKS DRAWINGS  
FOR RESOURCE CONSENT

NOVEMBER 2015



**WOODS**  
Engineers. Surveyors. Planners.

DRAWING INDEX

DRAWING NUMBER			CURRENT REVISION	DRAWING TITLE	REVISION DATE
035-RCT_401_	C0-	000	A	INDEX AND LOCATION PLAN	18/11/2015
035-RCT_401_	C0-	001	A	GENERAL ARRANGEMENT	18/11/2015
035-RCT_401_	C0-	010	A	EARTHWORKS CONTOURS - EXSTING	18/11/2015
035-RCT_401_	C0-	011	A	EARTHWORKS CONTOURS - PROPOSED	18/11/2015
035-RCT_401_	C0-	012	A	EARTHWORKS DEPTH CONTOURS	18/11/2015
035-RCT_401_	C0-	017	A	EARTHWORKS - EROSION AND SEDIMENT CONTROL PLAN	18/11/2015
035-RCT_401_	C4-	018	A	EARTHWORKS - SEDIMENT CONTROL POND DETAILS	18/11/2015
035-RCT_401_	C4-	019	A	EARTHWORKS - EROSION AND SEDIMENT CONTROL DETAILS	18/11/2015
035-RCT_401_	C0-	025	A	ROADS - WESLEY ST WIDENING - PLAN	18/11/2015
035-RCT_401_	C4-	034	A	ROADS - WESLEY ST WIDENING - SECTIONS	18/11/2015
035-RCT_401_	C0-	040	A	STORMWATER PLAN	18/11/2015
035-RCT_401_	C4-	050	A	STORMWATER DETAILS - OUTLET TO ESTUARY	18/11/2015
035-RCT_401_	C0-	055	A	STORMWATER - OVERLAND FLOWPATH	18/11/2015
035-RCT_401_	C0-	060	A	POTABLE WATER PLAN	18/11/2015
035-RCT_401_	C0-	070	A	SEWER PLAN	18/11/2015



LOCATION PLAN

REVISION DETAILS		NAME	DATE	CLIENT:	<div>NARROWNECK VILLAGE</div> <div>INDEX AND LOCATION PLAN</div> <div>AUCKLAND COUNCIL</div>	<div>WOODS</div> <div>Engineers. Surveyors. Planners.</div>	DESIGNED: TJR		FOR CONSENT	
A	ISSUED FOR RESOURCE CONSENT	TJR	18/11/2015				CHECKED:	DRAWN: TJR		
							APPROVED:	SURVEYED:		
							JOB NUMBER: 61071	SCALE: N.T.S		
							ISSUED: 18/11/2015			
							DWG. NO. 035-RCT_401_C0-000	REV. A		





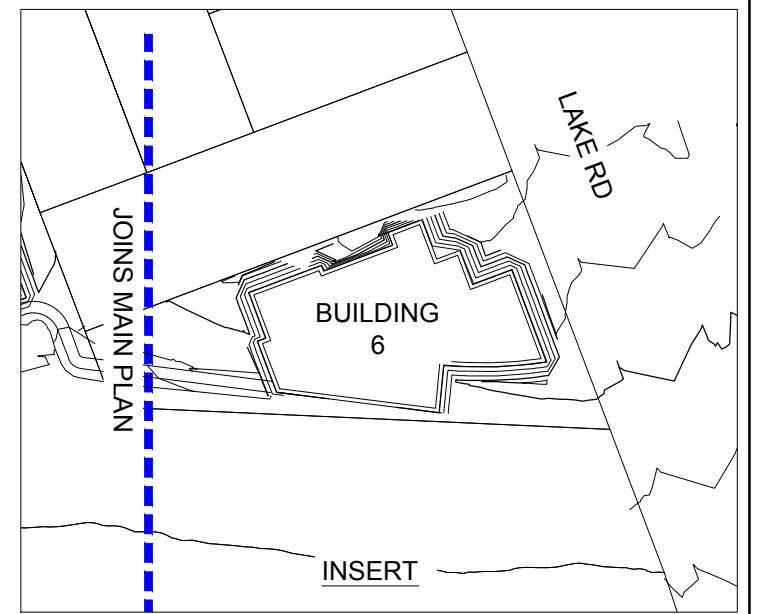
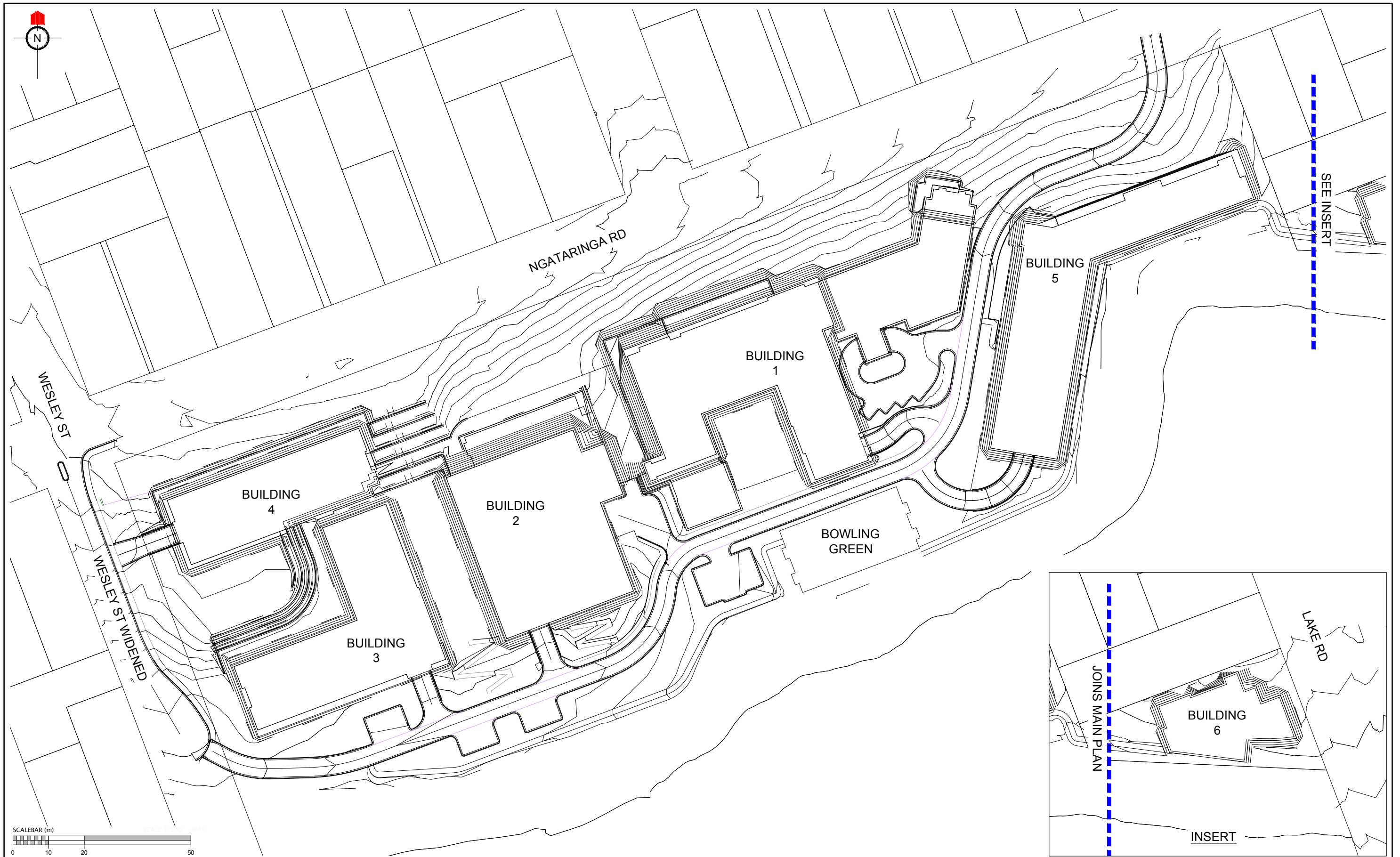
REVISION DETAILS		NAME	DATE	CLIENT:	<div> NARROWNECK VILLAGE</div> <div>EARTHWORKS CONTOURS - EXISTING</div> <div>AUCKLAND COUNCIL</div>	<div> WOODS Engineers. Surveyors. Planners.</div>	DESIGNED: TJR		FOR CONSENT			
A	ISSUED FOR RESOURCE CONSENT	TJR	18/11/2015	<div> RYMAN HEALTHCARE</div>			CHECKED:		DRAWN: TJR			
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							JOB NUMBER: 61071		SCALE: 1:1000 @ A3			
							ISSUED: 18/11/2015					
							DWG. NO. 035-RCT_401_C0-010		REV. A			





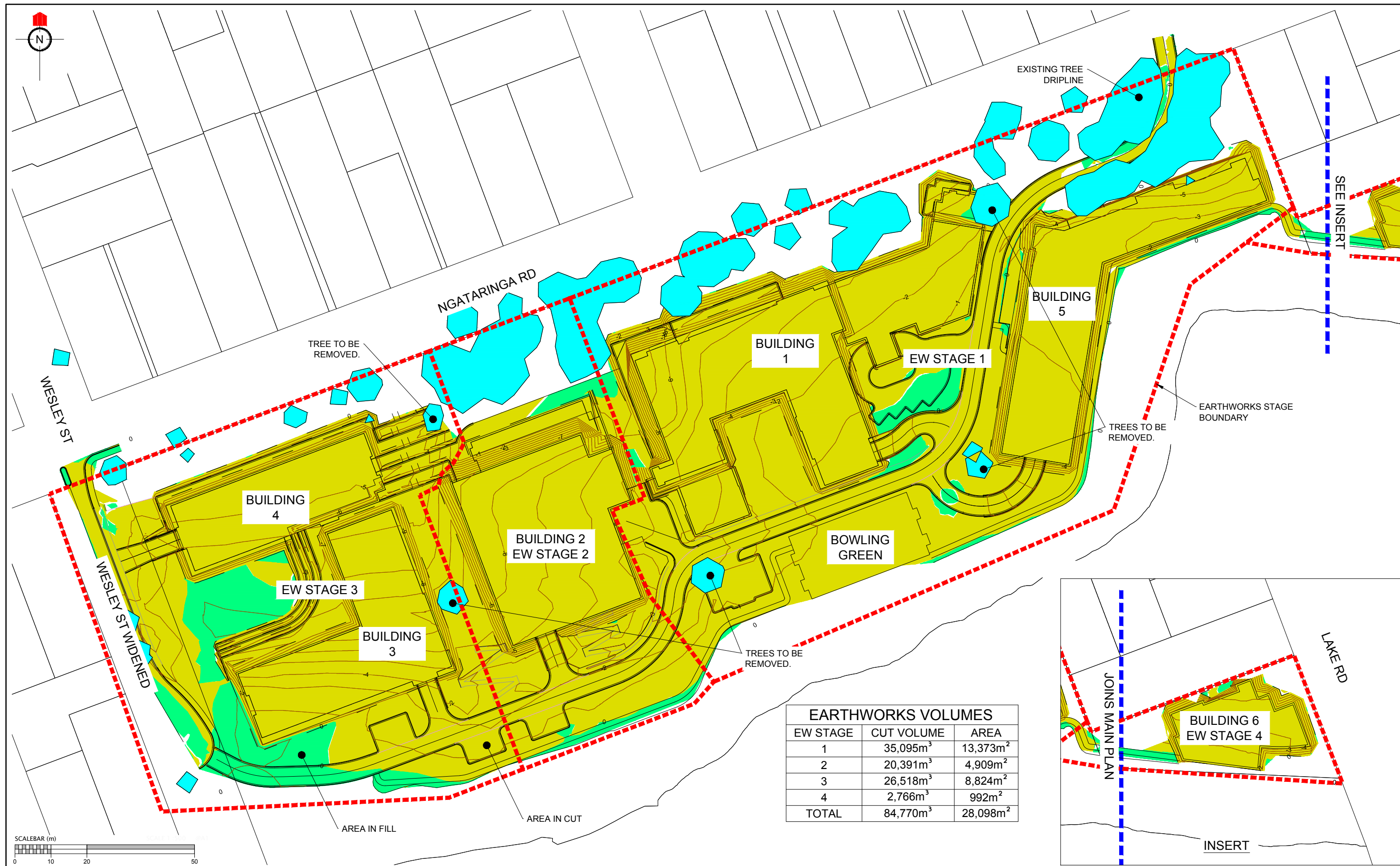
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A ISSUED FOR RESOURCE CONSENT		TJR	18/11/2015	<div><div>RYMAN</div><div>HEALTHCARE</div></div>			CHECKED:		DRAWN: TJR	
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							ISSUED: 18/11/2015			
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REVISION DETAILS		NAME	DATE	CLIENT:	<b>NARROWNECK VILLAGE</b> EARTHWORKS CONTOURS - PROPOSED AUCKLAND COUNCIL		 <b>WOODS</b> Engineers. Surveyors. Planners.	DESIGNED: TJR	<b>FOR CONSENT</b>	
A	ISSUED FOR RESOURCE CONSENT	TJR	18/11/2015					CHECKED:	DRAWN: TJR	
								APPROVED:	SURVEYED:	
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								ISSUED: 18/11/2015		
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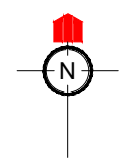


EARTHWORKS VOLUMES		
EW STAGE	CUT VOLUME	AREA
1	35,095m <sup>3</sup>	13,373m <sup>2</sup>
2	20,391m <sup>3</sup>	4,909m <sup>2</sup>
3	26,518m <sup>3</sup>	8,824m <sup>2</sup>
4	2,766m <sup>3</sup>	992m <sup>2</sup>
TOTAL	84,770m <sup>3</sup>	28,098m <sup>2</sup>

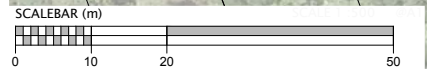
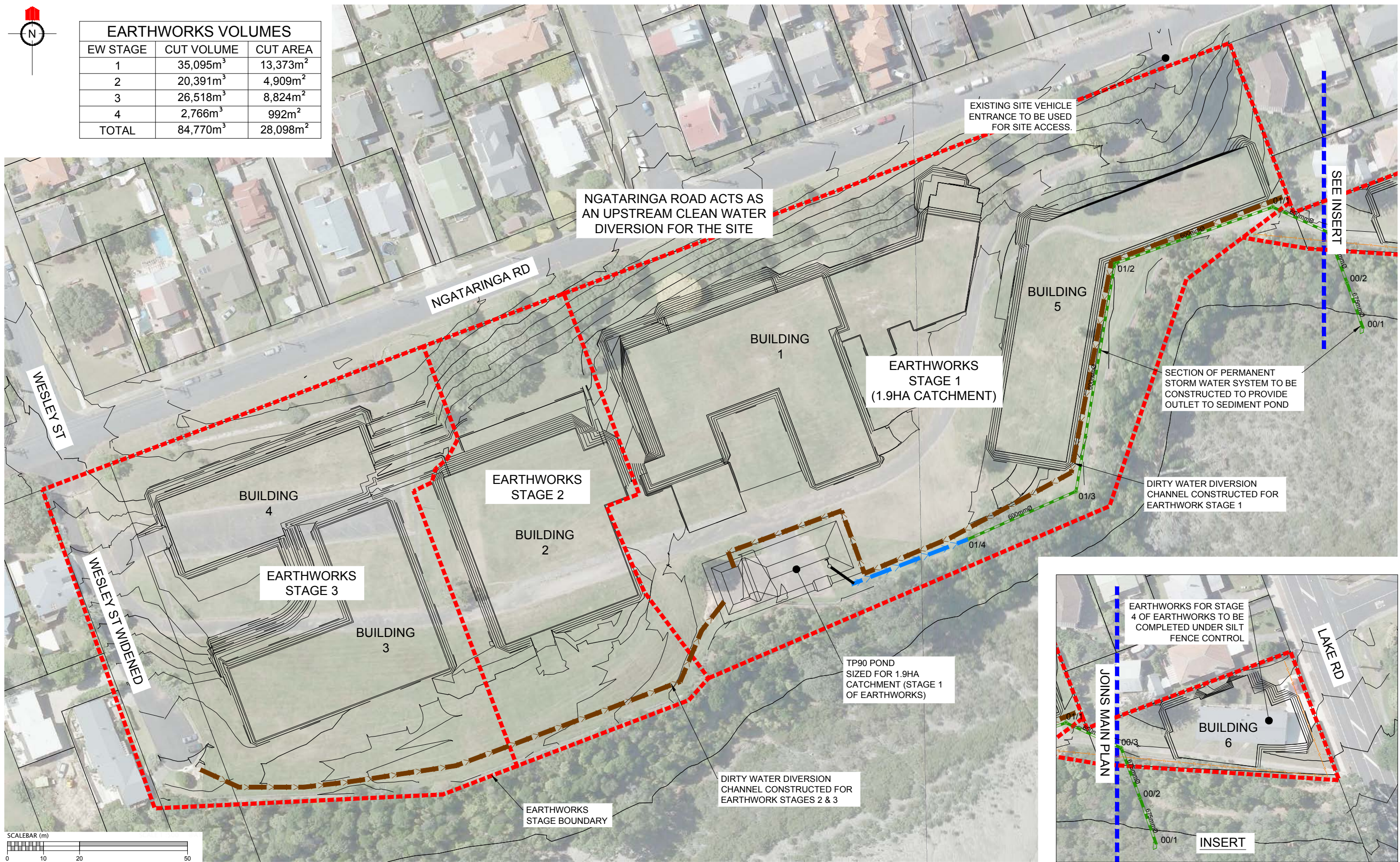
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A ISSUED FOR RESOURCE CONSENT		TJR	18/11/2015		EARTHWORKS DEPTH CONTOURS			CHECKED:	DRAWN: TJR		
					AUCKLAND COUNCIL		APPROVED:	SURVEYED:			
							JOB NUMBER: 61071	SCALE: 1:1000 @ A3			
							ISSUED: 18/11/2015				
							DWG. NO. 035-RCT_401_C0-012	REV. A			

**RYMAN**  
HEALTHCARE





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EW STAGE	CUT VOLUME	CUT AREA
1	35,095m <sup>3</sup>	13,373m <sup>2</sup>
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TOTAL	84,770m <sup>3</sup>	28,098m <sup>2</sup>



REVISION DETAILS	NAME	DATE	CLIENT:
A ISSUED FOR RESOURCE CONSENT	TJR	18/11/2015	



NARROWNECK VILLAGE

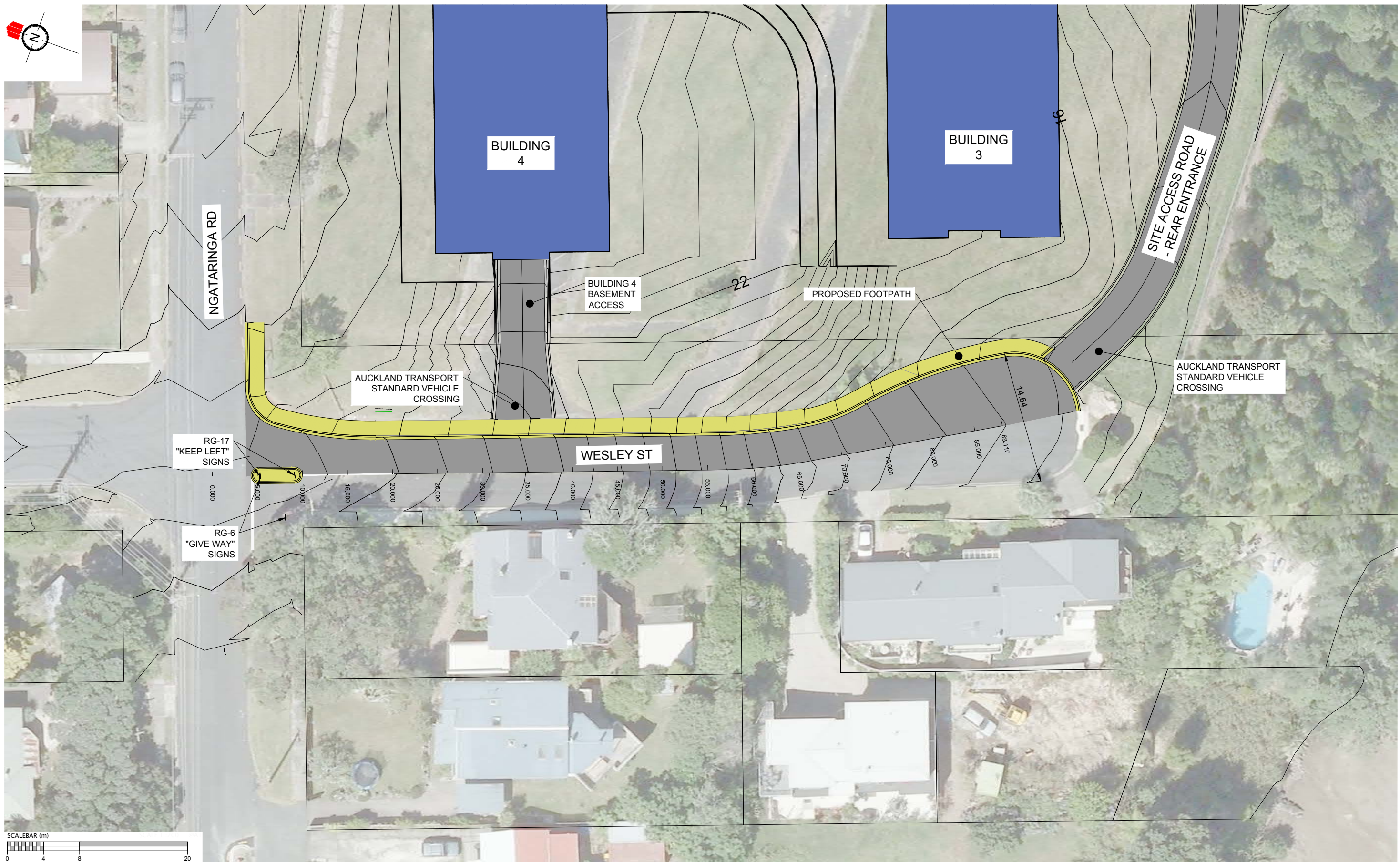
EARTHWORKS - EROSION AND SEDIMENT CONTROL PLAN

AUCKLAND COUNCIL



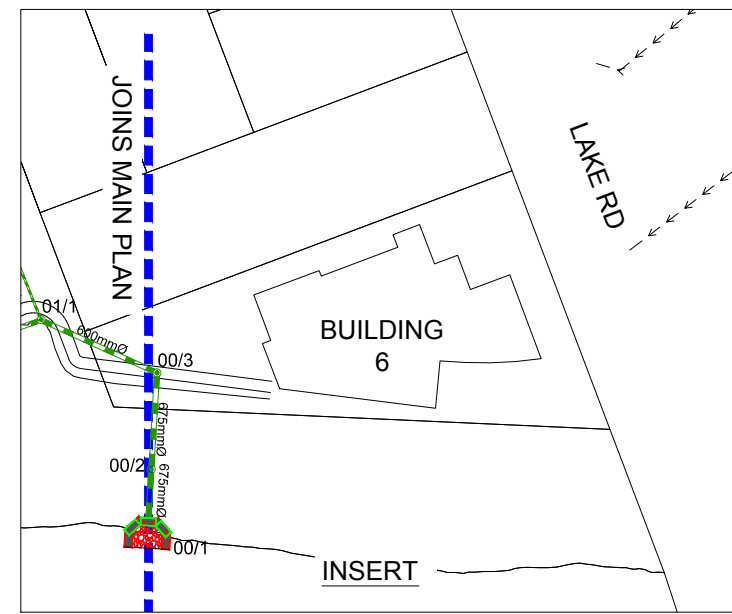
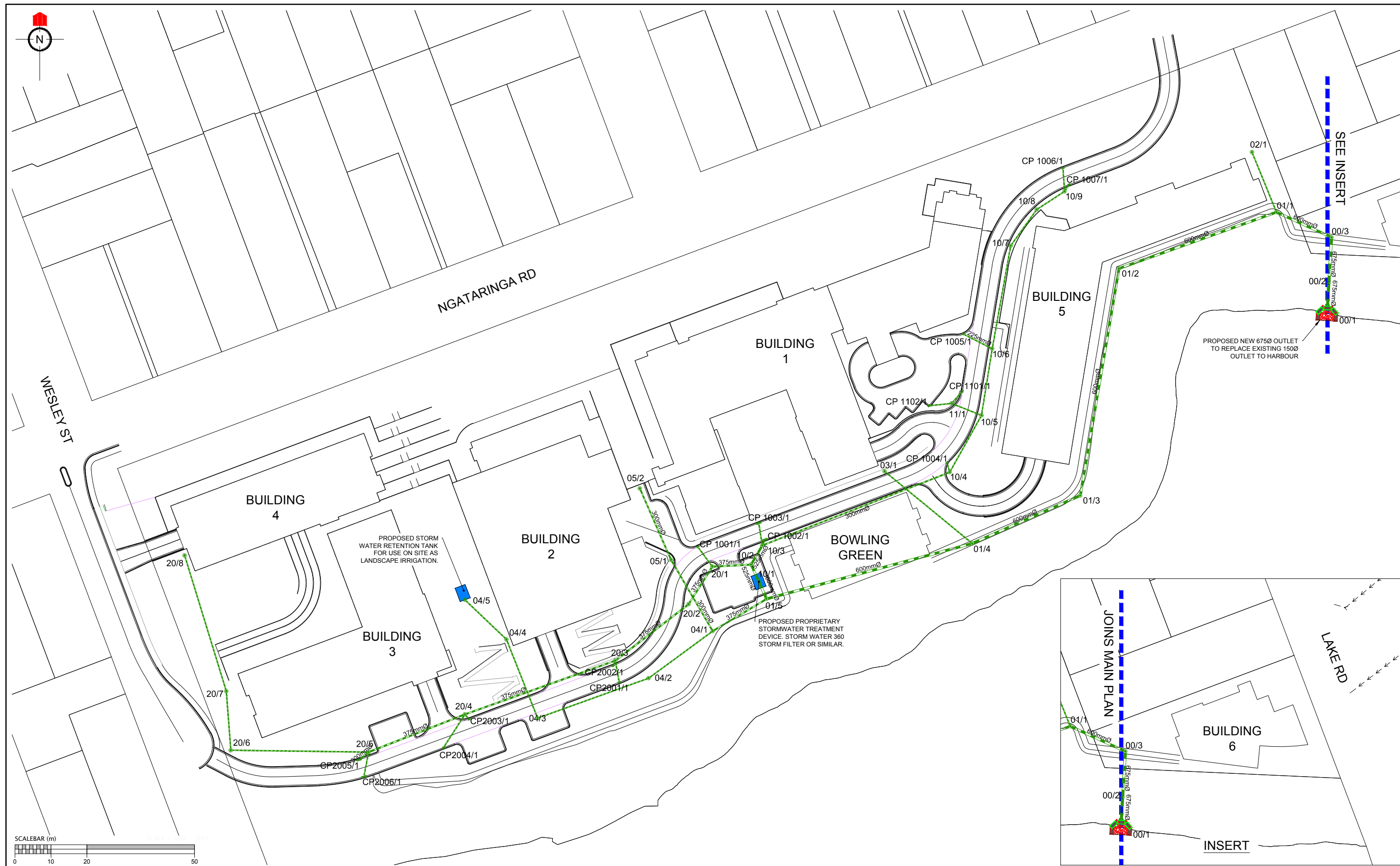
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ISSUED: 18/11/2015	
DWG. NO. 035-RCT_401_C0-017	REV. A





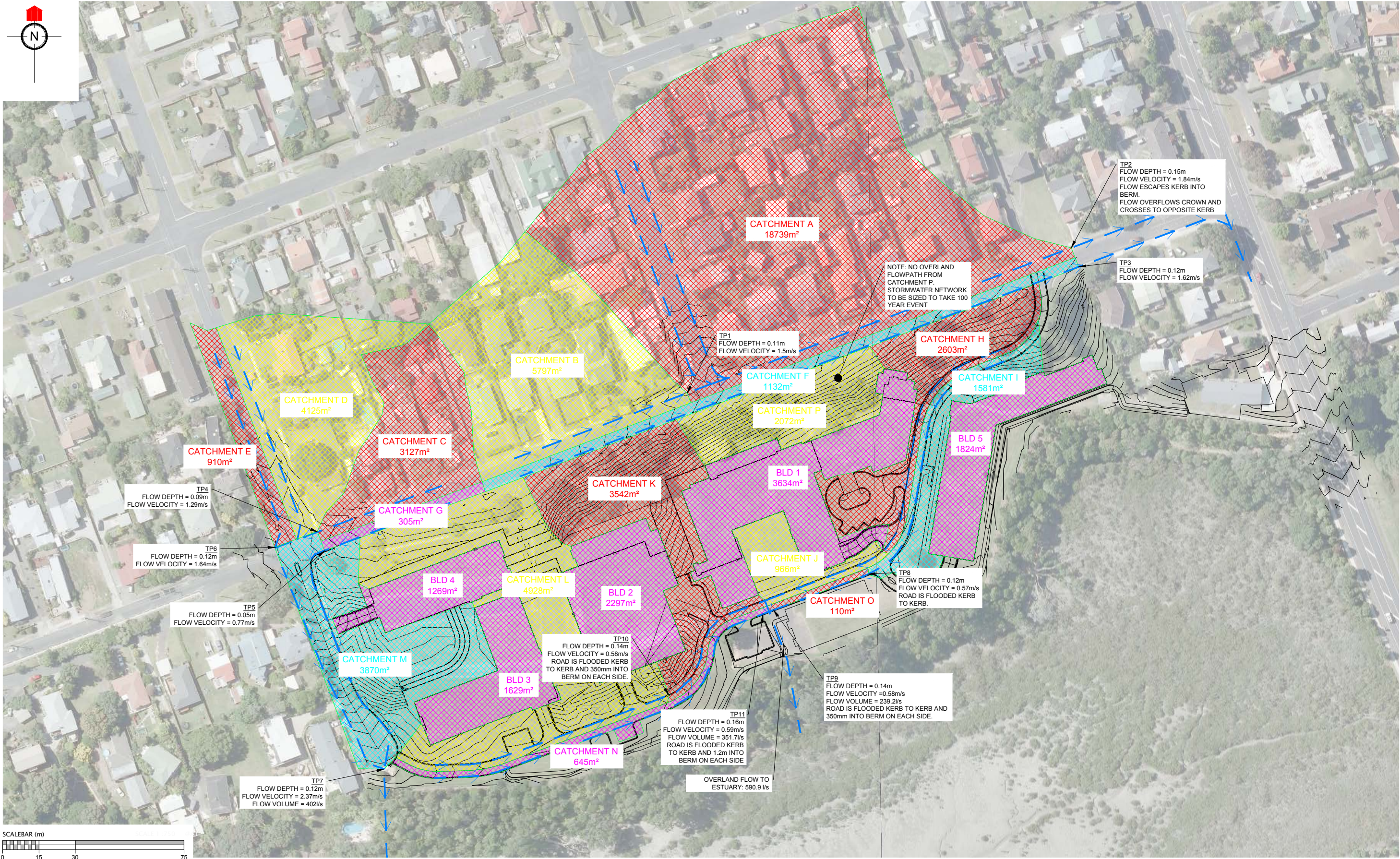
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A ISSUED FOR RESOURCE CONSENT		TJR	18/11/2015	<div></div>	<div>NARROWNECK VILLAGE</div> <div>ROADS - WESLEY ST WIDENING - PLAN</div> <div>AUCKLAND COUNCIL</div>		<div></div> <div>WOODS</div> <div>Engineers. Surveyors. Planners.</div>				CHECKED:		DRAWN: TJR	
											APPROVED:		SURVEYED:	
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											ISSUED: 18/11/2015			
											DWG. NO. 035-RCT_401_C0-025		REV. A	





REVISION DETAILS		NAME	DATE	CLIENT:	NARROWNECK VILLAGE  STORMWATER PLAN  AUCKLAND COUNCIL		 <b>WOODS</b> Engineers. Surveyors. Planners.		DESIGNED: TJR		FOR CONSENT	
A ISSUED FOR RESOURCE CONSENT		TJR	18/11/2015						CHECKED:		DRAWN: TJR	
									APPROVED:		SURVEYED:	
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									ISSUED: 18/11/2015			
									DWG. NO. 035-RCT_401_C0-040		REV. A	





REVISION DETAILS		NAME	DATE
A	ISSUED FOR RESOURCE CONSENT	TJR	18/11/2015


CLIENT:



**NARROWNECK VILLAGE**

**STORMWATER - OVERLAND FLOWPATH**

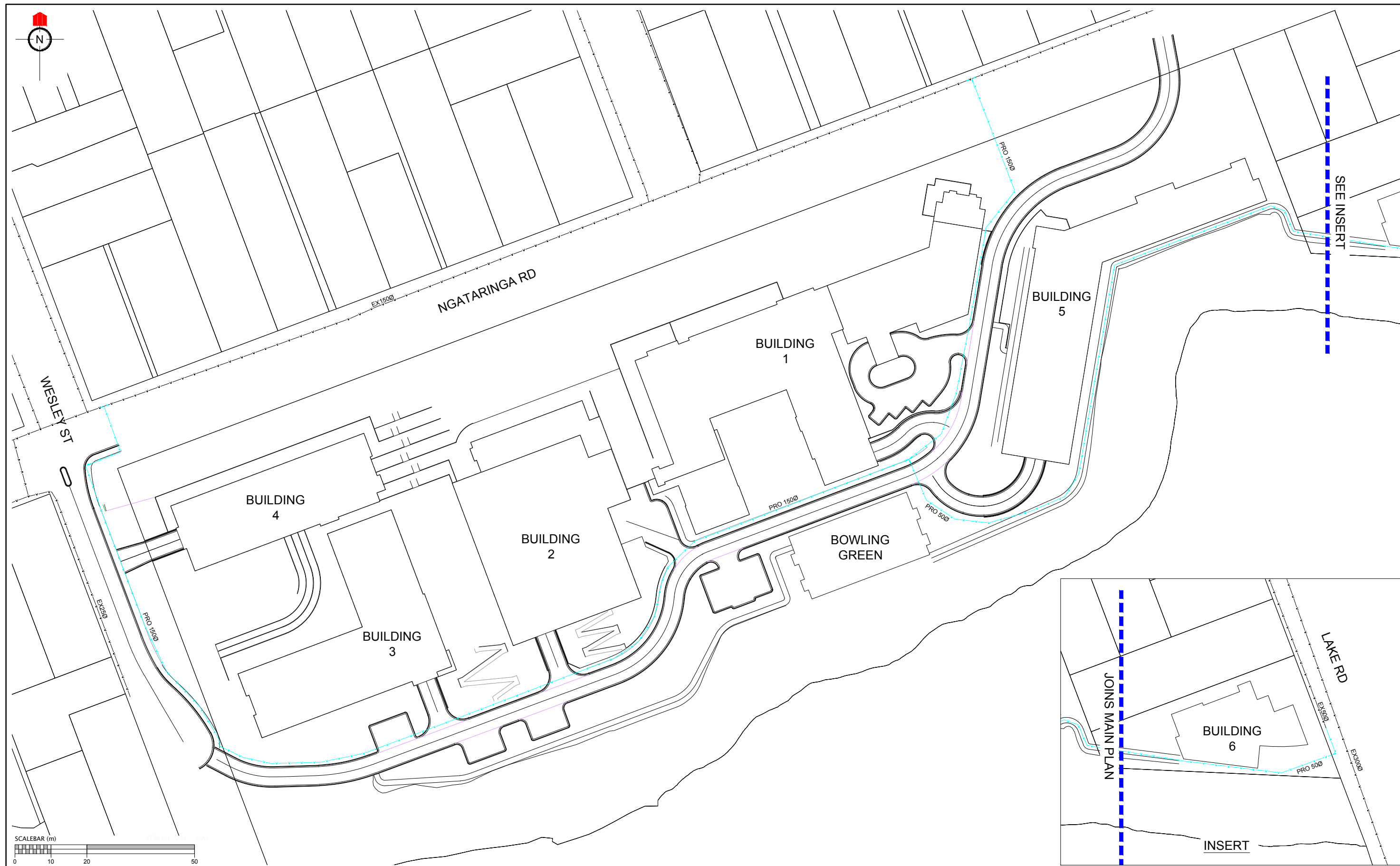
AUCKLAND COUNCIL





**WOODS**  
Engineers. Surveyors. Planners.

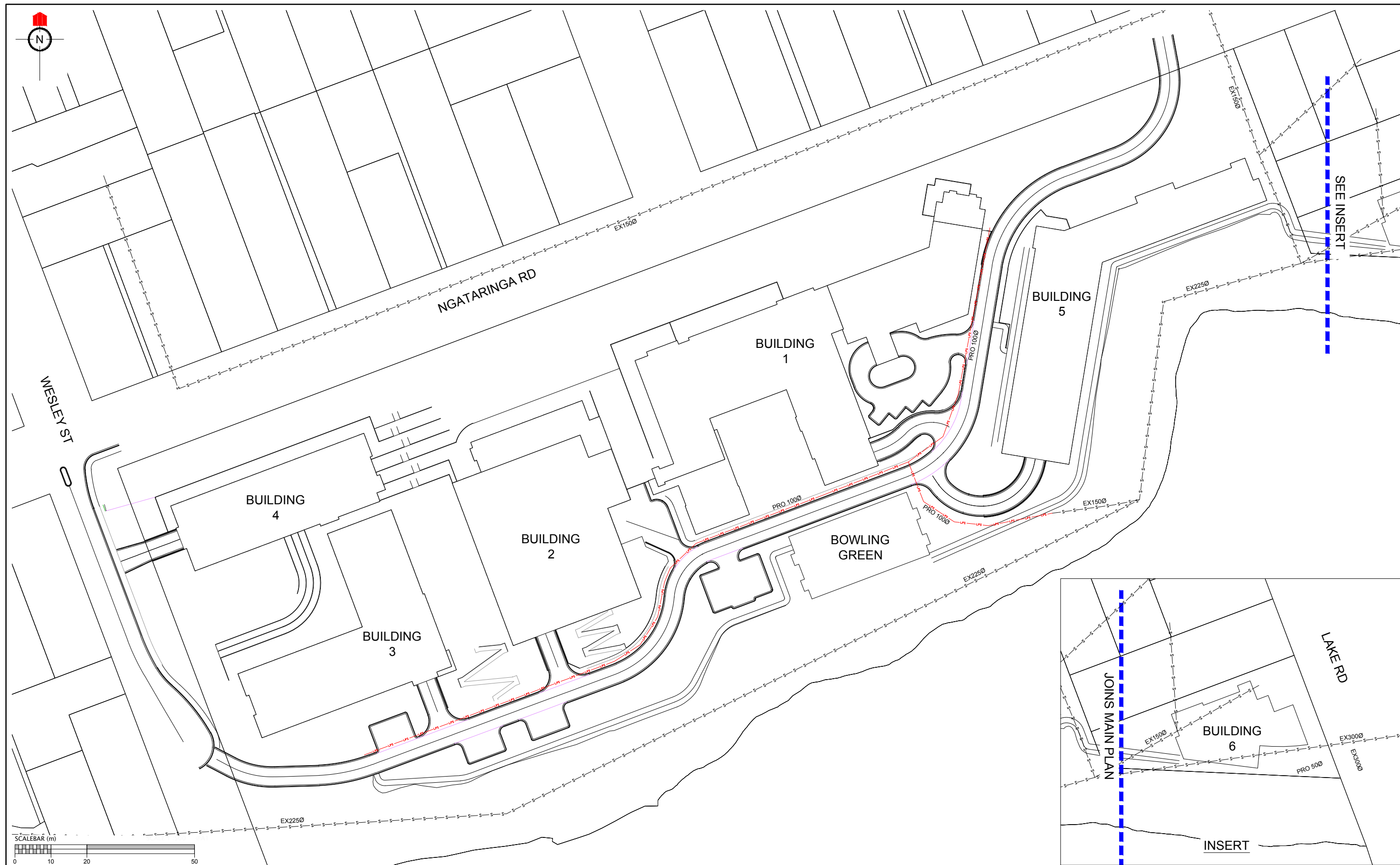
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ISSUED: 18/11/2015	
DWG. NO. 035-RCT_401_C0-055	REV. A





REVISION DETAILS		NAME	DATE	CLIENT:	NARROWNECK VILLAGE POTABLE WATER PLAN AUCKLAND COUNCIL		 <b>WOODS</b> Engineers. Surveyors. Planners.		DESIGNED: TJR	FOR CONSENT	
A	ISSUED FOR RESOURCE CONSENT	TJR	18/11/2015						CHECKED:	DRAWN: TJR	
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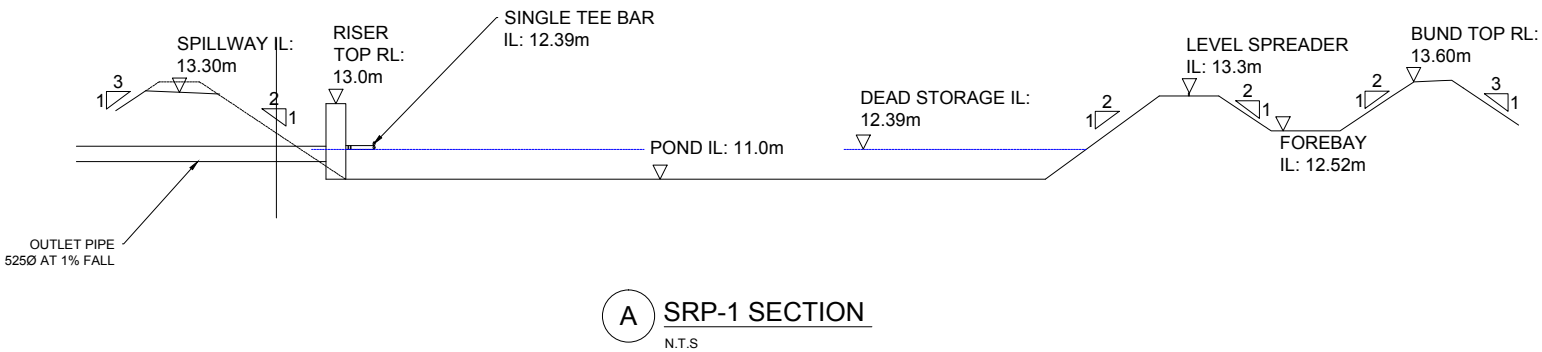


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A ISSUED FOR RESOURCE CONSENT		TJR	18/11/2015	<div></div>			CHECKED:		DRAWN: TJR	
							APPROVED:		SURVEYED:	
							JOB NUMBER: 61071		SCALE: 1:1000 @ A3	
							ISSUED: 18/11/2015			
							DWG. NO.	035-RCT_401_C0-070		REV. A



NOTES:

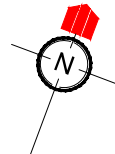
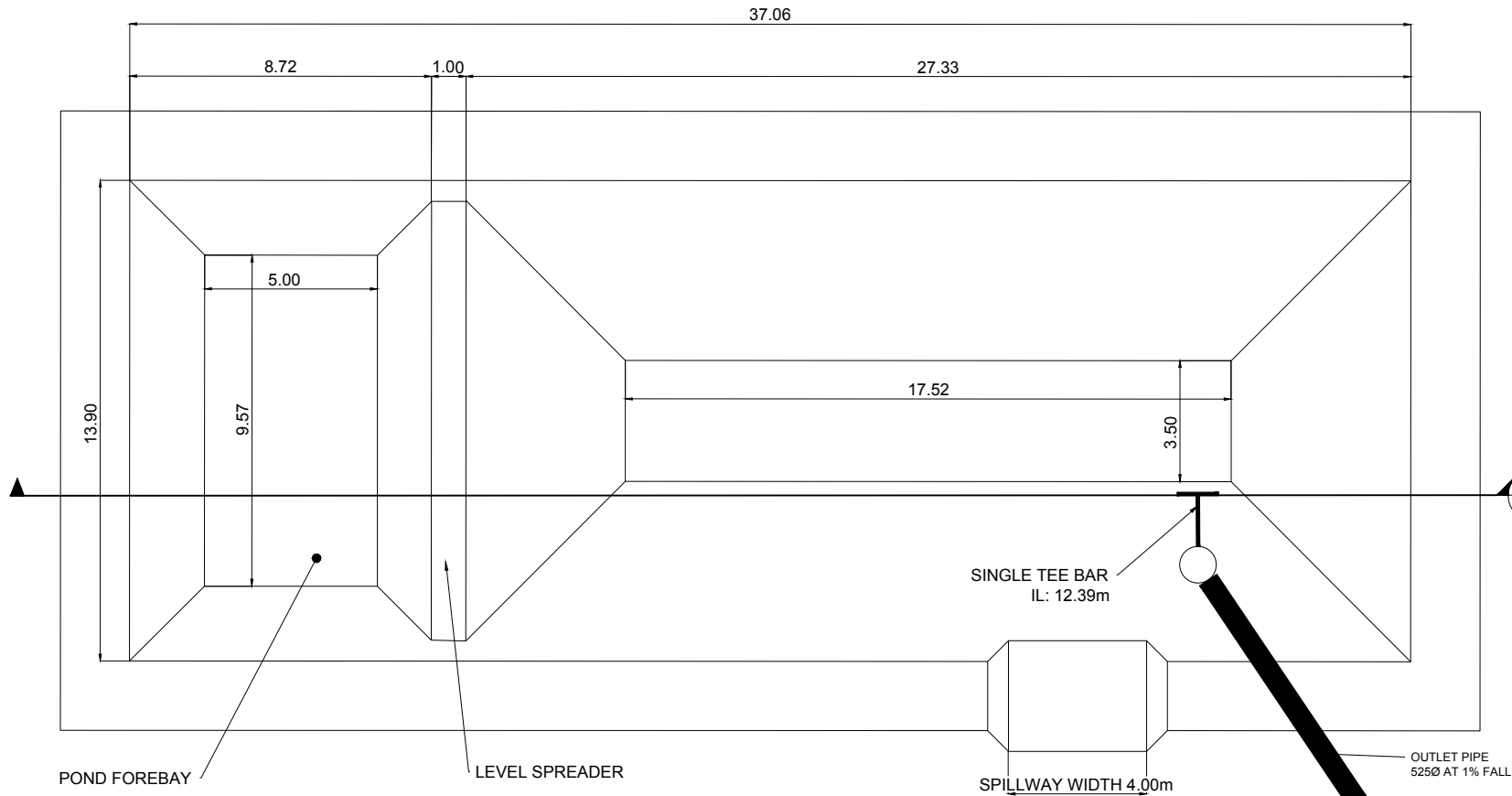
1. POND TO BE CONSTRUCTED IN ACCORDANCE WITH TP-90 REQUIREMENTS.
2. POND BASED AND BUND SHALL BE ADEQUATELY COMPACTED AND PROVIDE A GOOD LEVEL OF WATER TIGHTNESS.
3. AREAS OF THE POND SUBJECT TO HIGH WATER MOVEMENT, SUCH AS AROUND THE LEVEL SPREADER, OUTLET PIPE AND SPILLWAY, SHOULD BE STABILIZED WITH GEOTEXTILE CLOTH TO PREVENT EROSION.
4. THE CONTRACTOR SHOULD HAVE A METHOD OF RAISING THE TEE-BAR DECANTS TO ALLOW WATER TO BE HELD IN THE POND. THIS IS COMMONLY ACHIEVED BY INSTALLING A ROPE PULLEY SYSTEM ON THE TEE-BARS.
5. THE POND AND CATCHMENT ARE TO BE ASBUILT TO PROVE TREATMENT CAPABILITIES. SIGN OFF SHOULD BE ATTAINED FROM AUCKLAND COUNCIL REPRESENTATIVE PRIOR TO ANY EARTHWORKS COMMENCING.



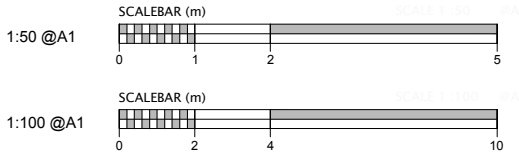
POND  
PARAMETERS

CATCHMENT AREA: 1.9ha  
POND CAPACITY: 570m³ (3% POND)  
DEAD STORAGE: 171m³

POND PEAK FLOWS:  
5%AEP - 440 l/s  
1%AEP - 640 l/s



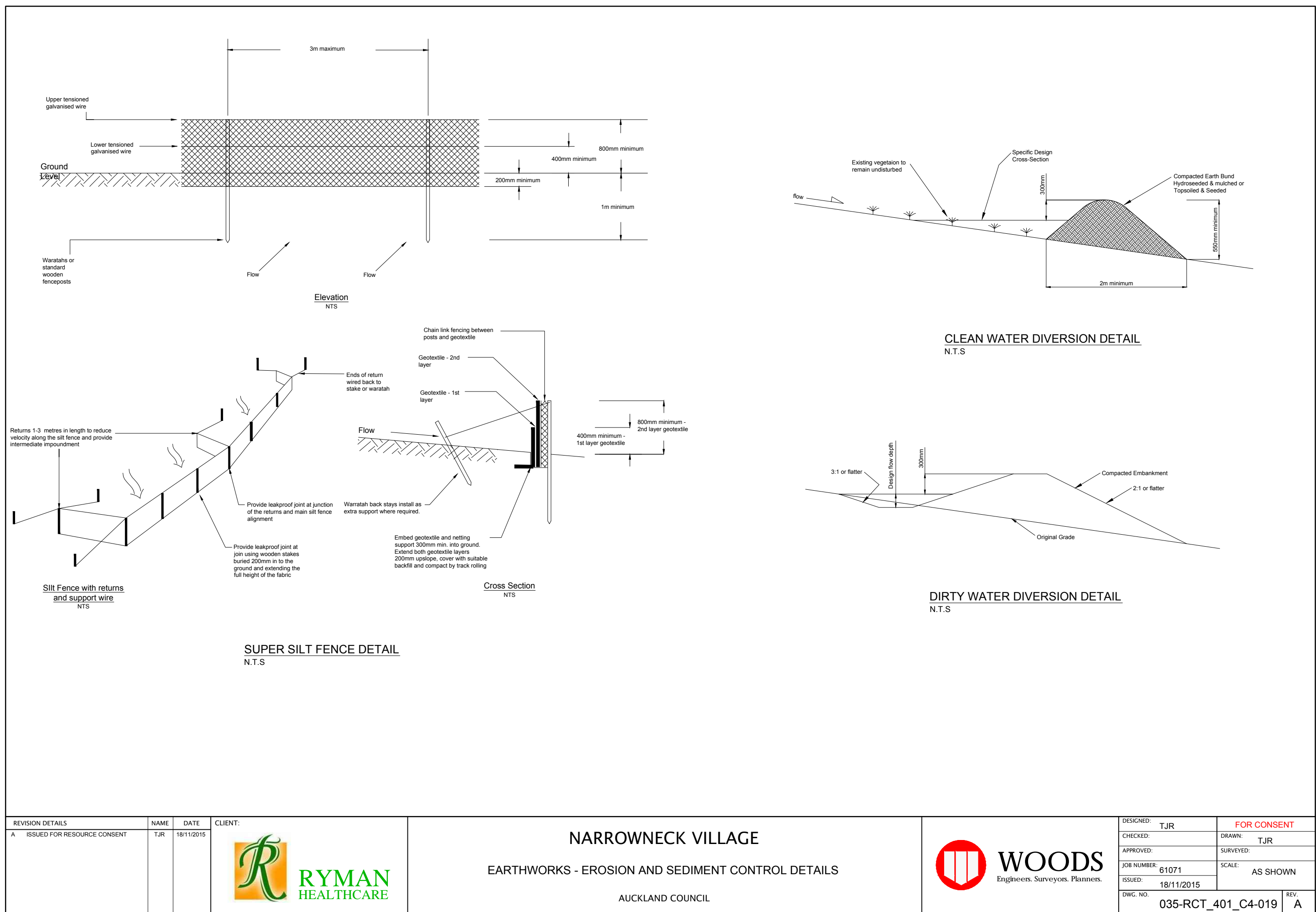
SRP-1 PLAN  
SCALE 1:100m



REVISION DETAILS		NAME	DATE	CLIENT:	NARROWNECK VILLAGE EARTHWORKS - SEDIMENT CONTROL POND DETAILS AUCKLAND COUNCIL		 Engineers. Surveyors. Planners.		DESIGNED: TJR		FOR CONSENT	
A		ISSUED FOR RESOURCE CONSENT	TJR	18/11/2015					CHECKED:		DRAWN:	TJR
									APPROVED:		SURVEYED:	
									JOB NUMBER:	61071	SCALE: AS SHOWN	
									ISSUED:	18/11/2015		
									DWG. NO.	035-RCT_401_C4-018	REV.	A

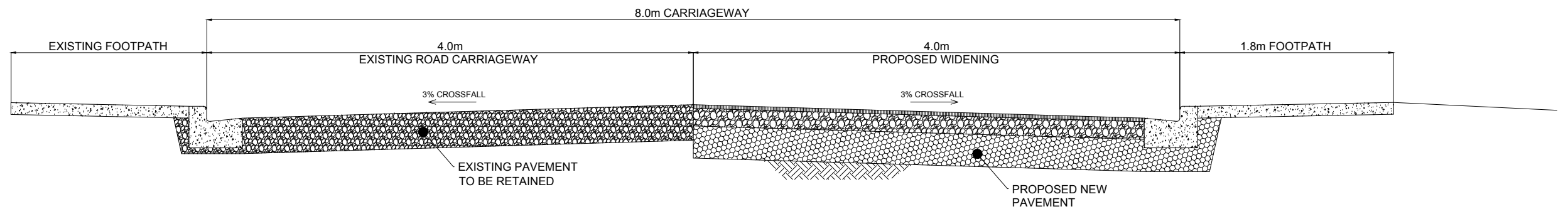






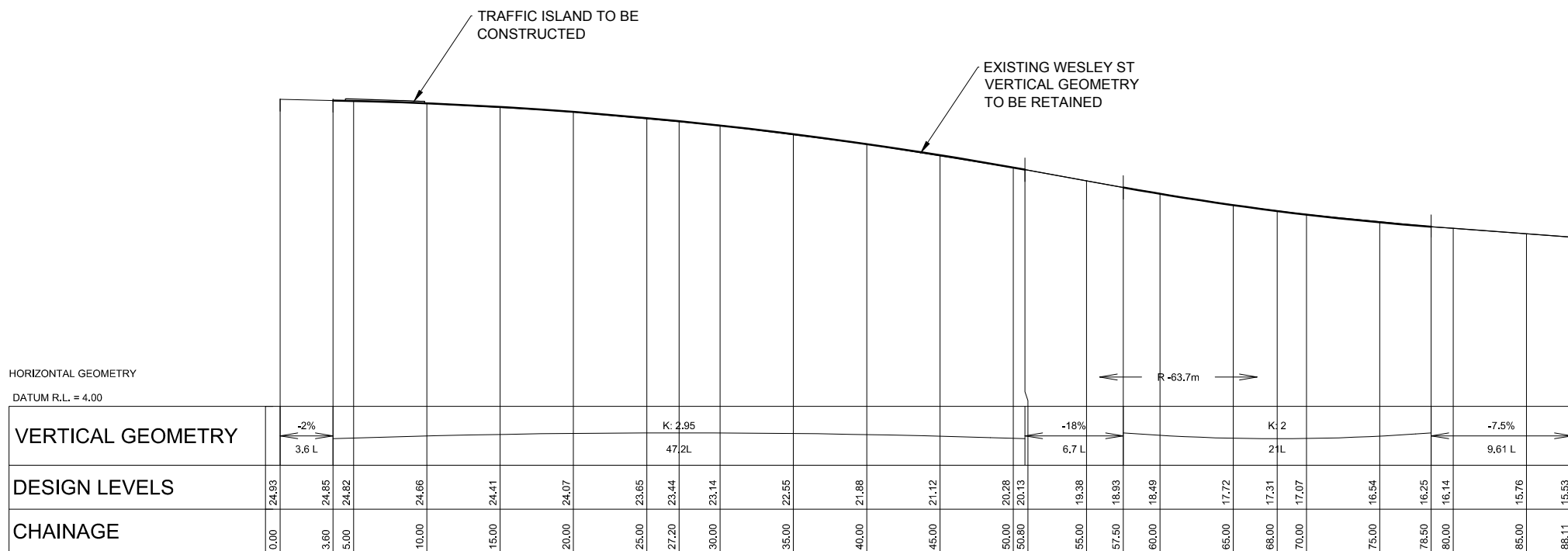
REVISION DETAILS		NAME	DATE	CLIENT:	<div><div><div>RYMAN</div><div>HEALTHCARE</div></div></div>	<div><div>NARROWNECK VILLAGE</div><div>EARTHWORKS - EROSION AND SEDIMENT CONTROL DETAILS</div><div>AUCKLAND COUNCIL</div></div>		<div><div><div><div>WOODS</div><div>Engineers. Surveyors. Planners.</div></div></div></div>		DESIGNED:	FOR CONSENT
A	ISSUED FOR RESOURCE CONSENT	TJR	18/11/2015 <th>CHECKED:</th> <th>DRAWN:</th> <td>TJR</td>							CHECKED:	DRAWN:
								APPROVED:	SURVEYED:		
								JOB NUMBER:	SCALE:	AS SHOWN	
								ISSUED:	18/11/2015		
								DWG. NO.	REV.	A	
								035-RCT_401_C4-019			





TYPICAL CROSS SECTION - WESLEY ST

SCALE 1:100 (A3)



ROAD LONGSECTION - WESLEY ST

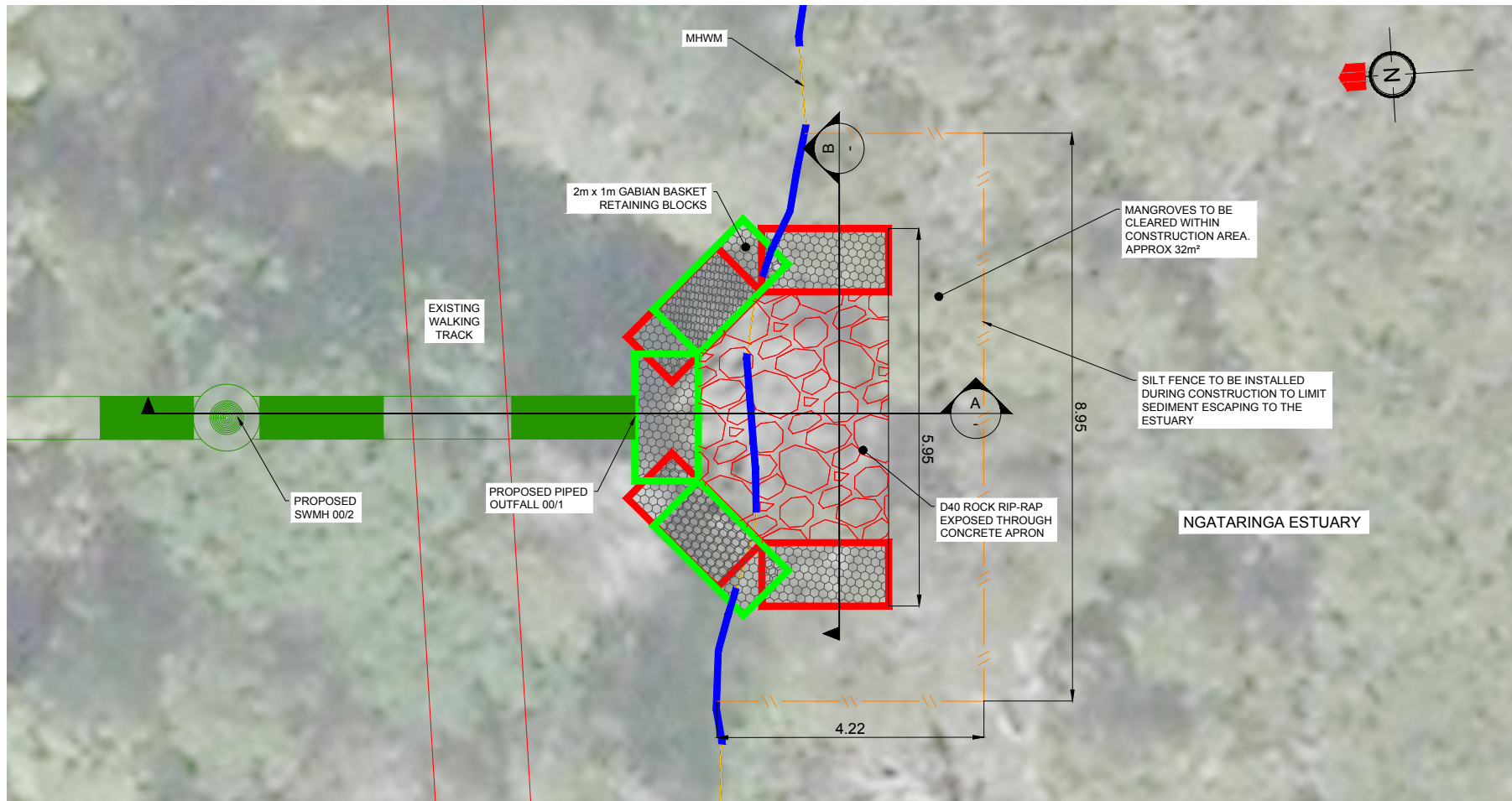
SCALE 1:400 (A3)



<b>REVISION DETAILS</b> A ISSUED FOR RESOURCE CONSENT	<b>NAME</b> TJR	<b>DATE</b> 18/11/2015	<b>CLIENT:</b> 	<b>NARROWNECK VILLAGE</b>  ROADS - WESLEY ST WIDENING - SECTIONS  AUCKLAND COUNCIL		<b>DESIGNED:</b> TJR	<b>FOR CONSENT</b>
						<b>CHECKED:</b>	<b>DRAWN:</b> TJR
						<b>APPROVED:</b>	<b>SURVEYED:</b>
						<b>JOB NUMBER:</b> 61071	<b>SCALE:</b> AS SHOWN
						<b>ISSUED:</b> 18/11/2015	<b>REV.</b> A

DWG. NO. 035-RCT\_401\_C4-034





1 PLAN  
SCALE 1:50m

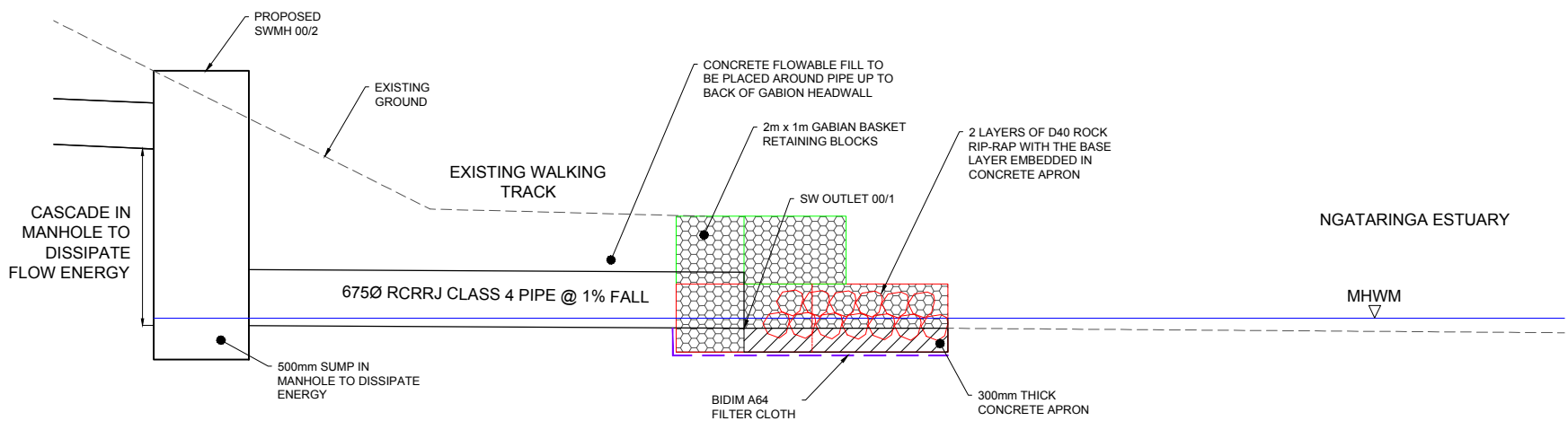


SITE PHOTO OF WALKING  
TRACK PIPE WILL CROSS

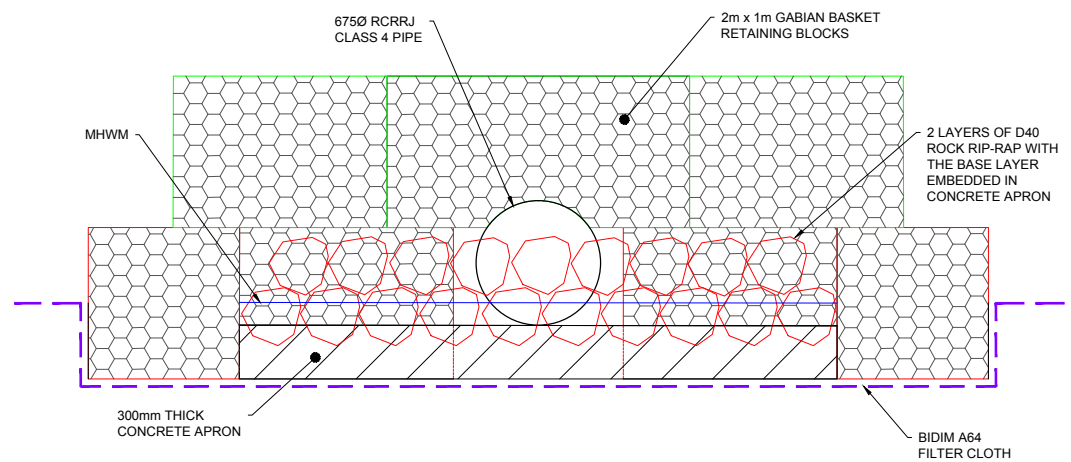


#### NOTES

1. THE CONTRACTOR SHALL CLARIFY THE AREAS AND EXTENT OF CLEARING WITH THE ENGINEER BEFORE COMMENCEMENT AND CONFIRM THAT ALL NECESSARY CONSENTS ARE IN PLACE.
2. SEDIMENT CONTROL TO BE IN PLACE (TO THE REQUIREMENTS OF ARC TP90) BEFORE ANY WORKS COMMENCE.
3. FINAL SETOUT OF HEADWALL TO BE CONFIRMED ON SITE BY THE ENGINEER.



A GABION HEADWALL SECTION  
SCALE 1:50m



B GABION HEADWALL SECTION  
SCALE 1:50m



REVISION DETAILS	NAME	DATE
A ISSUED FOR RESOURCE CONSENT	TJR	18/11/2015

CLIENT:

RYMAN  
HEALTHCARE

## NARROWNECK VILLAGE

### STORMWATER DETAILS - OUTLET TO ESTUARY

AUCKLAND COUNCIL



DESIGNED: TJR	FOR CONSENT
CHECKED:	DRAWN: TJR
APPROVED:	SURVEYED:
JOB NUMBER: 61071	SCALE: AS SHOWN
ISSUED: 18/11/2015	
DWG. NO. 035-RCT_401_C4-050	REV. A



NARROWNECK RETIREMENT VILLAGE

A1

DRAWING LIST - RCT					
RC Number	Block Number	Sheet Number	Sheet Name	Current Revision	Current Revision Date

RC01	S01	.A0-000	Contents & Cover Sheet	D	16.11.15
RC02	S01	.0001	Topographical Plan (Aurecon)	A	14.10.15
RC03	S01	.A0-010	Location Plan	C	16.11.15
RC04	S01	.A0-020	Site Plan with Aerial	C	12.11.15
RC05	S01	.A0-030	Building Lengths & Boundary Setbacks	D	16.11.15
RC06	S01	.A0-040	Site - Trees for Removal	B	09.11.15
RC07	S01	.A0-050	Site - Carpark Level	C	12.11.15
RC08	S01	.A0-060	Site - Entry Level	C	12.11.15
RC09	S01	.A0-070	Site - Building Heights	C	12.11.15
RC10	S01	.A3-010	Site Sections 1	B	09.11.15
RC11	S01	.A3-020	Site Sections 2	B	09.11.15
RC12	S01	.A3-030	Site Sections 3	B	09.11.15
RC13	B01	.A1-010	Building One - Floor Plans- Levels 0 & 1	B	09.11.15
RC14	B01	.A1-020	Building One - Floor Plans - Levels 2 & 3	B	09.11.15
RC15	B01	.A1-030	Building One - Floor Plans - Levels 4 & 5	B	09.11.15
RC16	B01	.A2-010	Building One - Elevation Views	B	09.11.15
RC17	B02	.A1-010	Building Two - Floor Plans - Level 0,1,2	B	09.11.15
RC18	B02	.A1-020	Building Two - Floor Plans - Level 3,4,5,6	B	09.11.15
RC19	B02	.A2-010	Building Two - Elevations	B	09.11.15
RC20	B03	.A1-010	Building Three - Floor Plans - Levels 0 to 5	B	09.11.15
RC21	B03	.A2-010	Building Three - Elevations	B	09.11.15
RC22	B04	.A1-010	Building Four - Floor Plans - Levels 0 to 5	B	09.11.15
RC23	B04	.A2-040	Building Four - Elevations	B	09.11.15
RC24	B05	.A1-010	Building Five - Floor Plans - Levels 0 & 1	B	09.11.15
RC25	B05	.A1-020	Building Five - Floor Plans - Levels 2 & 3	B	09.11.15
RC26	B05	.A1-030	Building Five - Floor Plans - Levels 4 & Roof Plan	B	09.11.15
RC27	B05	.A2-010	Building Five - Elevations	B	09.11.15
RC28	B06	.A1-010	Building Six - Floor Plans - Level 1 & 2, & Roof Plan	B	09.11.15
RC29	B06	.A2-010	Building Six - Elevations	B	09.11.15
RC30	S01	.A2-010	Site Elevations	B	09.11.15
RC31	S01	.A0.080	Shadow Study - 23 September - Spring Equinox	B	09.11.15
RC32	S01	.A0.081	Shadow Study - 22 December - Summer Solstice	B	09.11.15
RC33	S01	.A0.082	Shadow Study - 21 June - Winter Solstice	B	09.11.15
RC34	S01	.A2-020	Photomontage Location Plan	B	09.11.15
RC35	S01	.A2-021	Photo Montage	B	09.11.15
RC36	S01	.A2-022	Photo Montage	B	09.11.15
RC37	S01	.A2-023	Photo Montage	B	09.11.15
RC38	S01	.A2-024	Photo Montage	B	09.11.15
RC39	S01	.A2-025	Photo Montage	B	09.11.15
RC40	S01	.A2-026	Photo Montage	B	09.11.15
RC41	S01	.A2-027	Photo Montage	B	09.11.15
RC42	S01	.A2-028	Photo Montage	B	09.11.15
RC43	S01	.L0-010	Master Landscape Tree Plan	B	09.11.15
RC44	S01	.L0-020	Master Landscape Tree Plan	A	14.10.15
RC45	S01	.L0-030P	Indicative Planting Plan	A	09.11.15
RC46	S01	.A2-020	Typical Ryman Healthcare Villages	A	09.11.15
RC47	S01	.A2-021	Typical Ryman Healthcare Villages	A	09.11.15

D	16.11.15	Schedule Correction
C	12.11.15	Rain Garden Added
B	09.11.15	Final Application Issue
A	14.10.15	Resource Consent

AMENDMENTS



Narrowneck Retirement Village

Contents & Cover Sheet

S01

.A0-000

D

Block Number

Sheet Number

Drawn

Project Number

Amendment

035 - RCT

S01

.A0-000

D

035- RCT

92 Russley Road

CHRISTCHURCH

NEW ZEALAND

P O BOX 771

PH 64 - 3 - 366 4065

FAX 64 - 3 - 366 4861



NARROWNECK RETIREMENT VILLAGE

A1

DRAWING LIST - RCT					
RC Number	Block Number	Sheet Number	Sheet Name	Current Revision	Current Revision Date
RC01	S01	.A0-000	Contents & Cover Sheet	E	17.11.15
RC02	S01	.0001	Topographical Plan (Aurecon)	A	14.10.15
RC03	S01	.A0-010	Location Plan	C	16.11.15
RC04	S01	.A0-020	Site Plan with Aerial	C	12.11.15
RC05	S01	.A0-030	Building Lengths & Boundary Setbacks	D	16.11.15
RC06	S01	.A0-040	Site - Trees for Removal	B	09.11.15
RC07	S01	.A0-050	Site - Carpark Level	C	12.11.15
RC08	S01	.A0-060	Site - Entry Level	C	12.11.15
RC09	S01	.A0-070	Site - Building Heights	C	12.11.15
RC10	S01	.A3-010	Site Sections 1	B	09.11.15
RC11	S01	.A3-020	Site Sections 2	B	09.11.15
RC12	S01	.A3-030	Site Sections 3	B	09.11.15
RC13	B01	.A1-010	Building One - Floor Plans- Levels 0 & 1	B	09.11.15
RC14	B01	.A1-020	Building One - Floor Plans - Levels 2 & 3	B	09.11.15
RC15	B01	.A1-030	Building One - Floor Plans - Levels 4 & 5	B	09.11.15
RC16	B01	.A2-010	Building One - Elevation Views	B	09.11.15
RC17	B02	.A1-010	Building Two - Floor Plans - Level 0,1,2	B	09.11.15
RC18	B02	.A1-020	Building Two - Floor Plans - Level 3,4,5,6	B	09.11.15
RC19	B02	.A2-010	Building Two - Elevations	B	09.11.15
RC20	B03	.A1-010	Building Three - Floor Plans - Levels 0 to 5	B	09.11.15
RC21	B03	.A2-010	Building Three - Elevations	B	09.11.15
RC22	B04	.A1-010	Building Four - Floor Plans - Levels 0 to 5	B	09.11.15
RC23	B04	.A2-040	Building Four - Elevations	B	09.11.15
RC24	B05	.A1-010	Building Five - Floor Plans - Levels 0 & 1	C	16.11.15
RC25	B05	.A1-020	Building Five - Floor Plans - Levels 2 & 3	C	16.11.15
RC26	B05	.A1-030	Building Five - Floor Plans - Levels 4 & Roof Plan	C	16.11.15
RC27	B05	.A2-010	Building Five - Elevations	B	09.11.15
RC28	B06	.A1-010	Building Six - Floor Plans - Level 1 & 2, & Roof Plan	B	09.11.15
RC29	B06	.A2-010	Building Six - Elevations	B	09.11.15
RC30	S01	.A2-010	Site Elevations	B	09.11.15
RC31	S01	.A0.080	Shadow Study - 23 September - Spring Equinox	B	09.11.15
RC32	S01	.A0.081	Shadow Study - 22 December - Summer Solstice	B	09.11.15
RC33	S01	.A0.082	Shadow Study - 21 June - Winter Solstice	B	09.11.15
RC34	S01	.A2-020	Photomontage Location Plan	B	09.11.15
RC35	S01	.A2-021	Photo Montage	B	09.11.15
RC36	S01	.A2-022	Photo Montage	B	09.11.15
RC37	S01	.A2-023	Photo Montage	B	09.11.15
RC38	S01	.A2-024	Photo Montage	B	09.11.15
RC39	S01	.A2-025	Photo Montage	B	09.11.15
RC40	S01	.A2-026	Photo Montage	B	09.11.15
RC41	S01	.A2-027	Photo Montage	B	09.11.15
RC42	S01	.A2-028	Photo Montage	B	09.11.15
RC43	S01	.L0-010	Indicative Landscape Tree Planting Plan	B	09.11.15
RC44	S01	.L0-020	Indicative Landscape Tree Planting Plan	A	14.10.15
RC45	S01	.L0-030P	Indicative Landscape Planting Plan	A	09.11.15
RC45A	S01	.LS-010	Indicative Landscape Tree Planting Schedule and Notes	A	09.11.15
RC46	S01	.A2-020	Typical Ryman Healthcare Villages	A	09.11.15
RC47	S01	.A2-021	Typical Ryman Healthcare Villages	A	09.11.15

E	17.11.15	Additional Landscape Drawing
D	16.11.15	Schedule Correction
C	12.11.15	Rain Garden Added
B	09.11.15	Final Application Issue
A	14.10.15	Resource Consent

AMENDMENTS



Narrowneck Retirement Village

Contents & Cover Sheet

S01

.A0-000

E

Block Number

Sheet Number

Revision

Amendment

035 - RCT \_S01\_ .A0-000\_ E

SM

035- RCT

92 Russley Road

CHRISTCHURCH

NEW ZEALAND

P O BOX 771

PH 64 - 3 - 366 4065

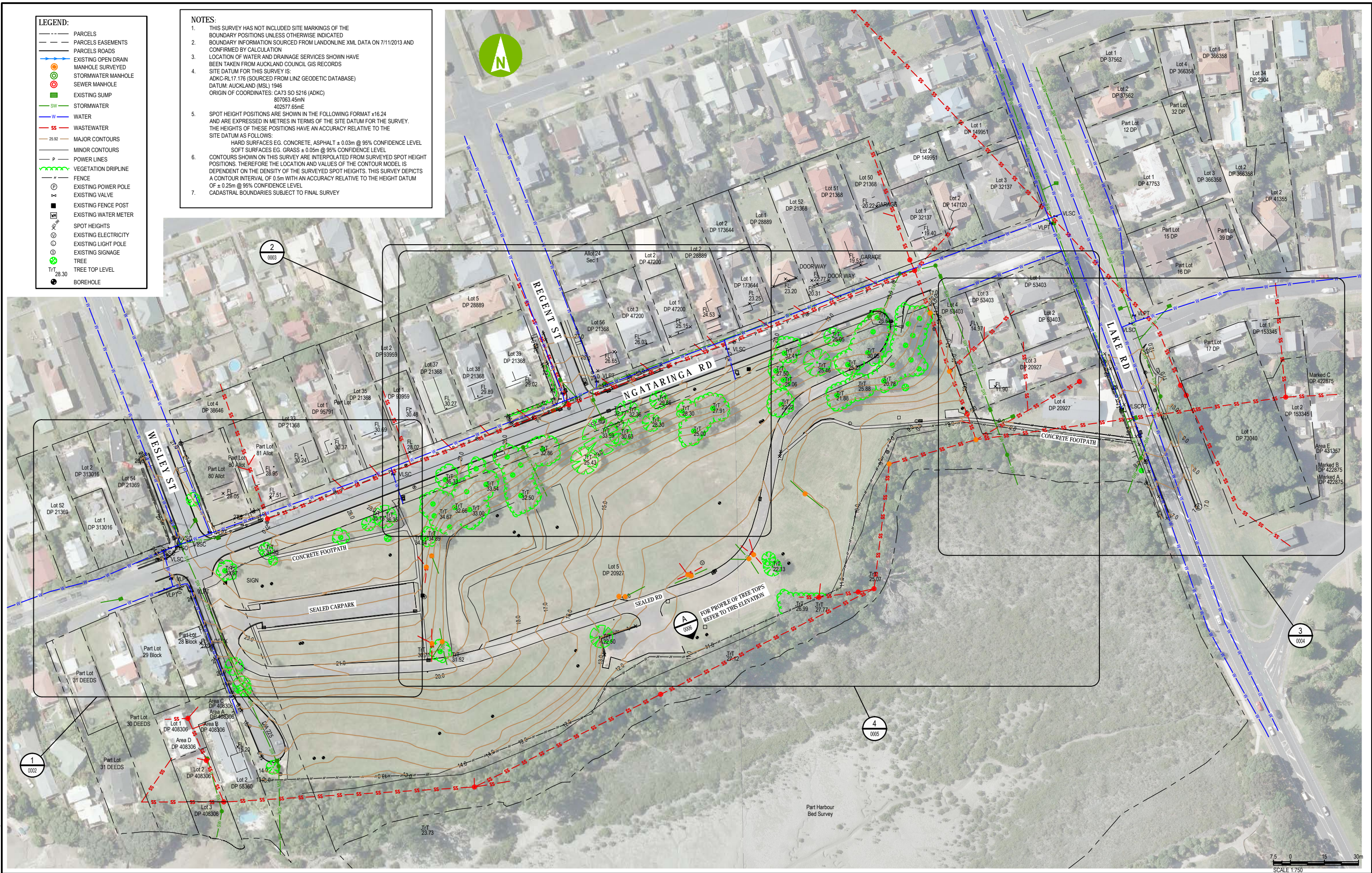
FAX 64 - 3 - 366 4861

RC01



- LEGEND:
- PARCELS
  - PARCELS EASEMENTS
  - PARCELS ROADS
  - EXISTING OPEN DRAIN
  - MANHOLE SURVEYED
  - STORMWATER MANHOLE
  - SEWER MANHOLE
  - EXISTING SUMP
  - SW STORMWATER
  - W WATER
  - SS WASTEWATER
  - 25.92 MAJOR CONTOURS
  - MINOR CONTOURS
  - P POWER LINES
  - VEGETATION DRIPLINE
  - FENCE
  - EXISTING POWER POLE
  - EXISTING VALVE
  - EXISTING FENCE POST
  - EXISTING WATER METER
  - SPOT HEIGHTS
  - EXISTING ELECTRICITY
  - EXISTING LIGHT POLE
  - EXISTING SIGNAGE
  - TREE TREE TOP LEVEL
  - BOREHOLE

- NOTES:
- THIS SURVEY HAS NOT INCLUDED SITE MARKINGS OF THE BOUNDARY POSITIONS UNLESS OTHERWISE INDICATED
  - BOUNDARY INFORMATION SOURCED FROM LANDONLINE XML DATA ON 7/11/2013 AND CONFIRMED BY CALCULATION
  - LOCATION OF WATER AND DRAINAGE SERVICES SHOWN HAVE BEEN TAKEN FROM AUCKLAND COUNCIL GIS RECORDS
  - SITE DATUM FOR THIS SURVEY IS:  
ADKC-RL17.176 (SOURCED FROM LINZ GEODETIC DATABASE)  
DATUM: AUCKLAND (MSL) 1946  
ORIGIN OF COORDINATES: CA73 SO 5216 (ADKC)  
807063.45mN  
402577.65mE
  - SPOT HEIGHT POSITIONS ARE SHOWN IN THE FOLLOWING FORMAT x16.24 AND ARE EXPRESSED IN METRES IN TERMS OF THE SITE DATUM FOR THE SURVEY. THE HEIGHTS OF THESE POSITIONS HAVE AN ACCURACY RELATIVE TO THE SITE DATUM AS FOLLOWS:  
HARD SURFACES EG. CONCRETE, ASPHALT ± 0.03m @ 95% CONFIDENCE LEVEL  
SOFT SURFACES EG. GRASS ± 0.05m @ 95% CONFIDENCE LEVEL
  - CONTOURS SHOWN ON THIS SURVEY ARE INTERPOLATED FROM SURVEYED SPOT HEIGHT POSITIONS. THEREFORE THE LOCATION AND VALUES OF THE CONTOUR MODEL IS DEPENDENT ON THE DENSITY OF THE SURVEYED SPOT HEIGHTS. THIS SURVEY DEPICTS A CONTOUR INTERVAL OF 0.5m WITH AN ACCURACY RELATIVE TO THE HEIGHT DATUM OF ± 0.25m @ 95% CONFIDENCE LEVEL
  - CADASTRAL BOUNDARIES SUBJECT TO FINAL SURVEY



**aurecon**  
www.aurecongroup.com

CLIENT



**RYMAN**  
HEALTHCARE LTD

REV	DATE	REVISION DETAILS	APPROVED
A	29.11.13	ISSUED FOR INFORMATION	G. MUNNS

SCALE	SIZE
AS SHOWN	A1
DRAWN	N. SALINAS
DESIGNED	J. TAVUI
CHECKED	S. XIA

PRELIMINARY NOT FOR CONSTRUCTION
APPROVED
G. MUNNS
G. MUNNS

PROJECT	RYMAN NARROW NECK SITE SURVEY
TITLE	TOPOGRAPHICAL PLAN SHEET 1
DRAWING No.	239265
PROJECT No.	239265
WBS	0000
TYPE	DRG
DISC	UU
NUMBER	0001
REV	A





A1

**Site**  
A1 sheet scale = 1 : 2500  
A3 sheet scale is twice scale shown above

**Site Summary**

<b>Site Coverage</b>			
Site Area	42515m2		
<b>Building Footprint</b>		<b>Units per Building</b>	
Building B01	3721	ALS	B01 B02 B03 B04 B05 B06 on grade
Building B02	1650	Care Beds	78 0 0 0 0 0
Building B03	1463	Carparks	120 0 0 0 0 0
Building B04	1217		40 56 50 35 54 10 24
Building B05	2042	Apts - 1 Bed	1 0 6 0 0 1
Building B06	525	Apts - 2 Bed	1 49 32 18 42 7
		Apts - 3 Bed	0 7 11 9 12 0
<b>Total</b>	<b>10618 m2</b>		
<b>Impervious Area</b>		<b>Total Units on Site</b>	
Roading	4043	ALS	78
Paving	2127	Care Beds	120
Bowling Green	486	Apts - 1 Bed	8
Green Roof	983	Apts - 2 Bed	149
<b>Total</b>	<b>7639 m2</b>	Apts - 3 Bed	39
<b>Percentage Site Coverage</b>		Total Apartments:	196
Building Footprint	24.97%		
Impervious Area	17.96%		
<b>Total</b>	<b>42.93%</b>		

<b>Parking required by Ryman</b>			
Apartments	196	1/1 unit	196
ALS	78	1/5 units	16
Care Beds	120	1/5 units	24
Staff	50	1/2 Staff	25
Total Required:		261	
Total Supplied:		269	

B 09.11.15 Final Application Issue  
A 14.10.15 Resource Consent

AMENDMENTS



Narrowneck Retirement Village

Location Plan

S01 .A0-010 B

Block Number  
1 : 2500  
035 - RCT\_S01\_A0-010\_B

Client  
SMC  
035- RCT

Project Number  
035- RCT

Amendment  
035- RCT

92 Russley Road  
P O BOX 771

CHRISTCHURCH  
PH 64 - 3 - 366 4065

NEW ZEALAND  
FAX 64 - 3 - 366 4861

RC03

9/11/2015 2:28:00 p.m.  
C:\Users\saramcouni\Documents\035-RCT\_S01\_M-005-Central-R16\_saramcouni.rvt



12/11/2015 11:43:59 a.m.  
C:\Users\saramcounnie\Documents\035-RCT\_S01\_M-005-Central-R16\_saramcounnie.rvt

ORIGINAL SCALE

0mm  
100mm  
200mm



**Site Plan - with Aerial**

A1 sheet scale = 1 : 1000  
A3 sheet scale is twice scale shown above

A1

C	12.11.15	Rain Garden Added
B	09.11.15	Final Application Issue
A	14.10.15	Resource Consent

AMENDMENTS



**Narrowneck  
Retirement Village**

Site Plan with Aerial

S01

**.A0-020**

C

Block Number	Sheet Number	Project Number	Amendment
035 - RCT_S01_A0-020_C	SM	035-RCT	

92 Russley Road P O BOX 771	CHRISTCHURCH PH 64 - 3 - 366 4065	NEW ZEALAND FAX 64 - 3 - 366 4861
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RC04