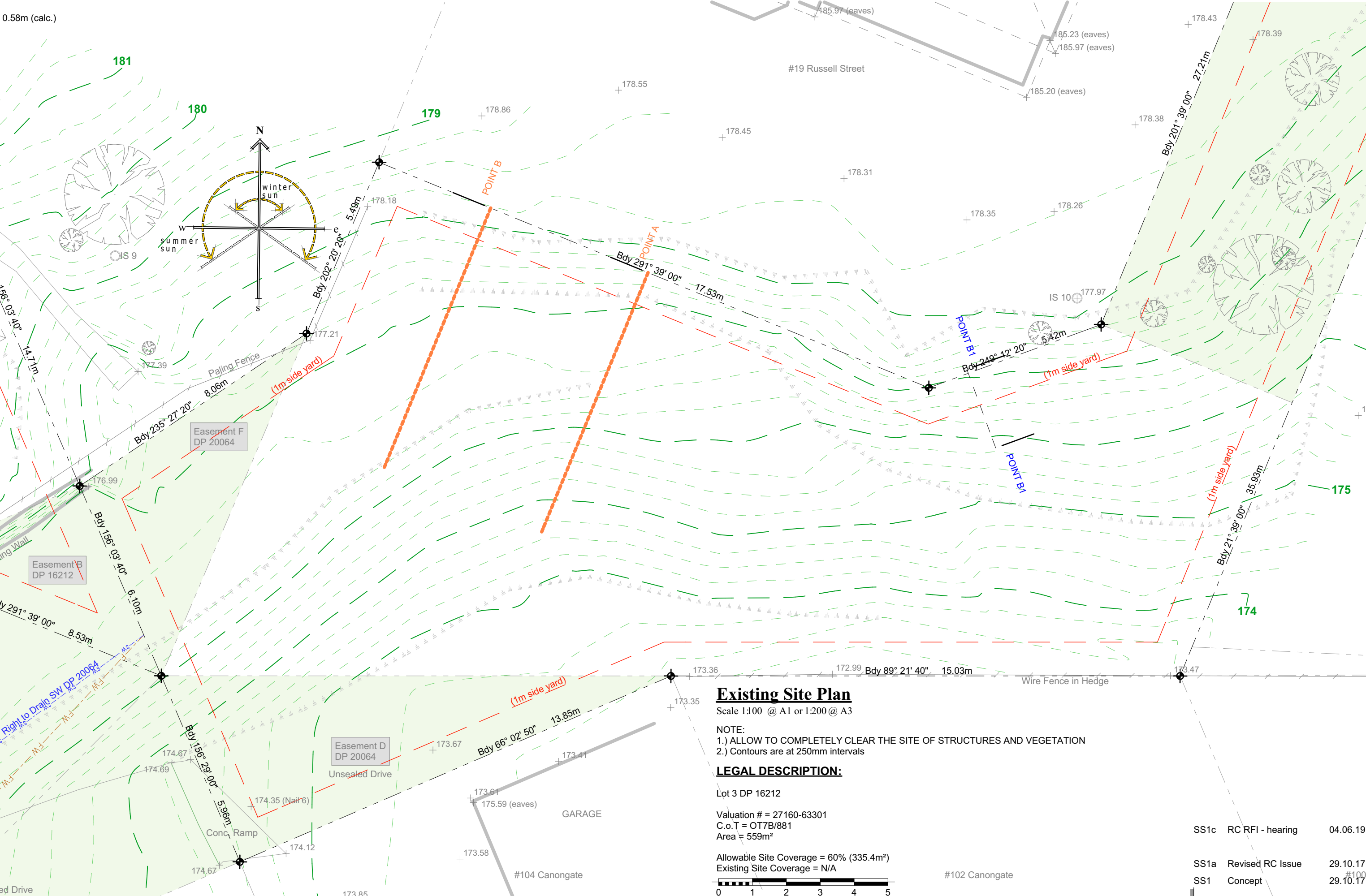


0.58m (calc.)



Existing Site Plan

Scale 1:100 @ A1 or 1:200 @ A3

- NOTE:
- 1.) ALLOW TO COMPLETELY CLEAR THE SITE OF STRUCTURES AND VEGETATION
 - 2.) Contours are at 250mm intervals

LEGAL DESCRIPTION:

Lot 3 DP 16212
Valuation # = 27160-63301
C.o.T = OT7B/881
Area = 559m²

Allowable Site Coverage = 60% (335.4m²)
Existing Site Coverage = N/A



SS1c RC RFI - hearing 04.06.19

SS1a Revised RC Issue 29.10.17

SS1 Concept 29.10.17



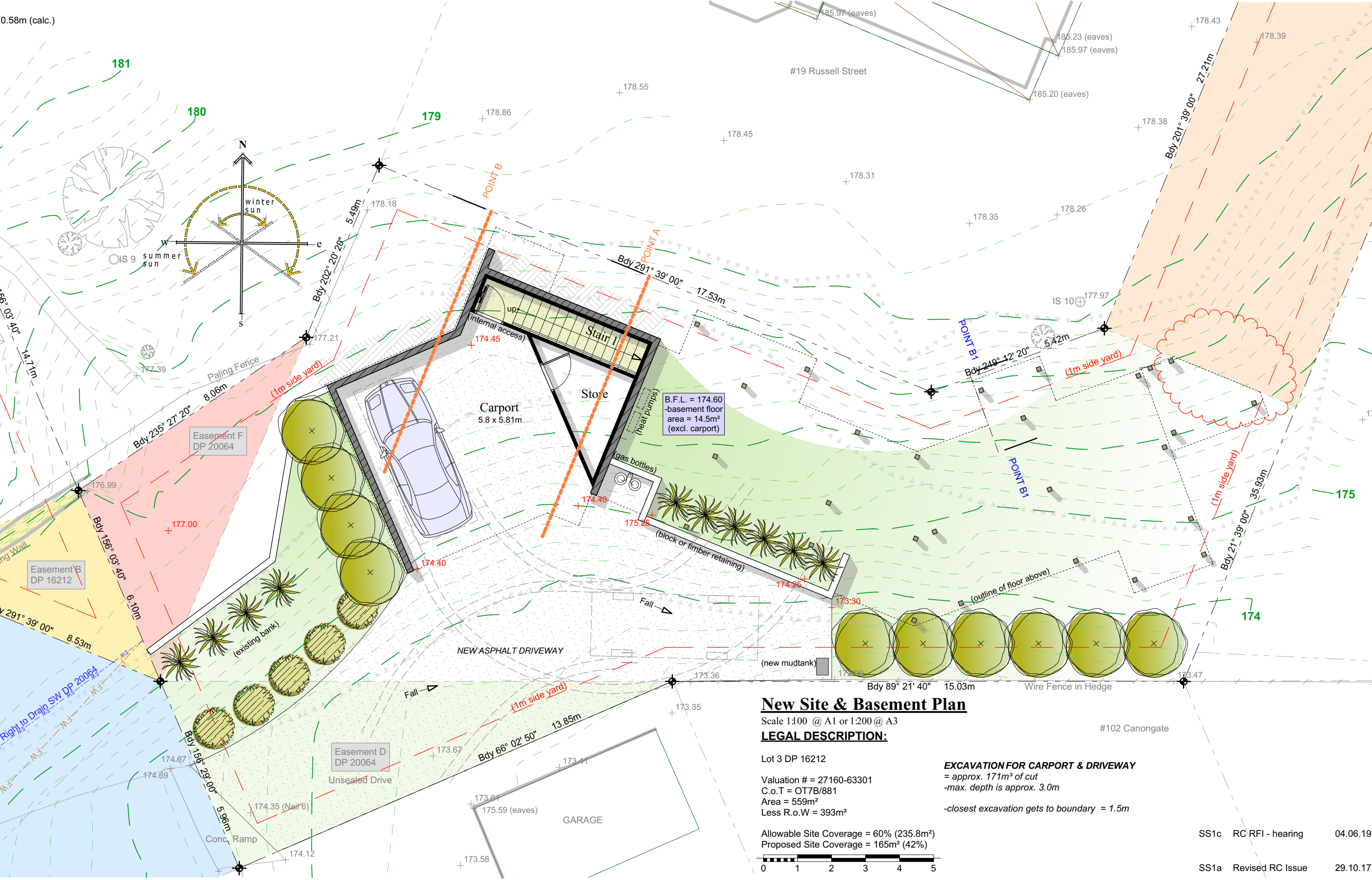
PROPOSED NEW TOWNHOUSE, 15 Russell St - Dunedin
Existing Site Plan

Printed: Tuesday, 4 June 2019
Scale: 1:100 @ A3

Sk01

Job No.: 1065 rev: SS1c

0.58m (calc.)



New Site & Basement Plan

Scale 1:100 @ A1 or 1:200 @ A3

LEGAL DESCRIPTION:

Lot 3 DP 16212

Valuation # = 27160-63301

C.o.T = OT7B/881

Area = 559m²

Less R.o.W = 393m²

Allowable Site Coverage = 60% (235.8m²)

Proposed Site Coverage = 165m² (42%)

EXCAVATION FOR CARPORT & DRIVEWAY

= approx. 171m³ of cut

-max. depth is approx. 3.0m

-closest excavation gets to boundary = 1.5m

SS1c RC RFI - hearing 04.06.19

SS1a Revised RC Issue 29.10.17

SS1 Concept 29.10.17



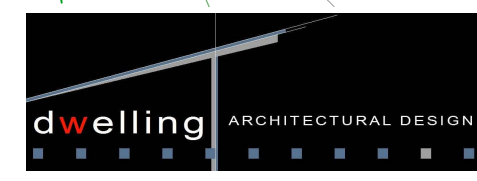
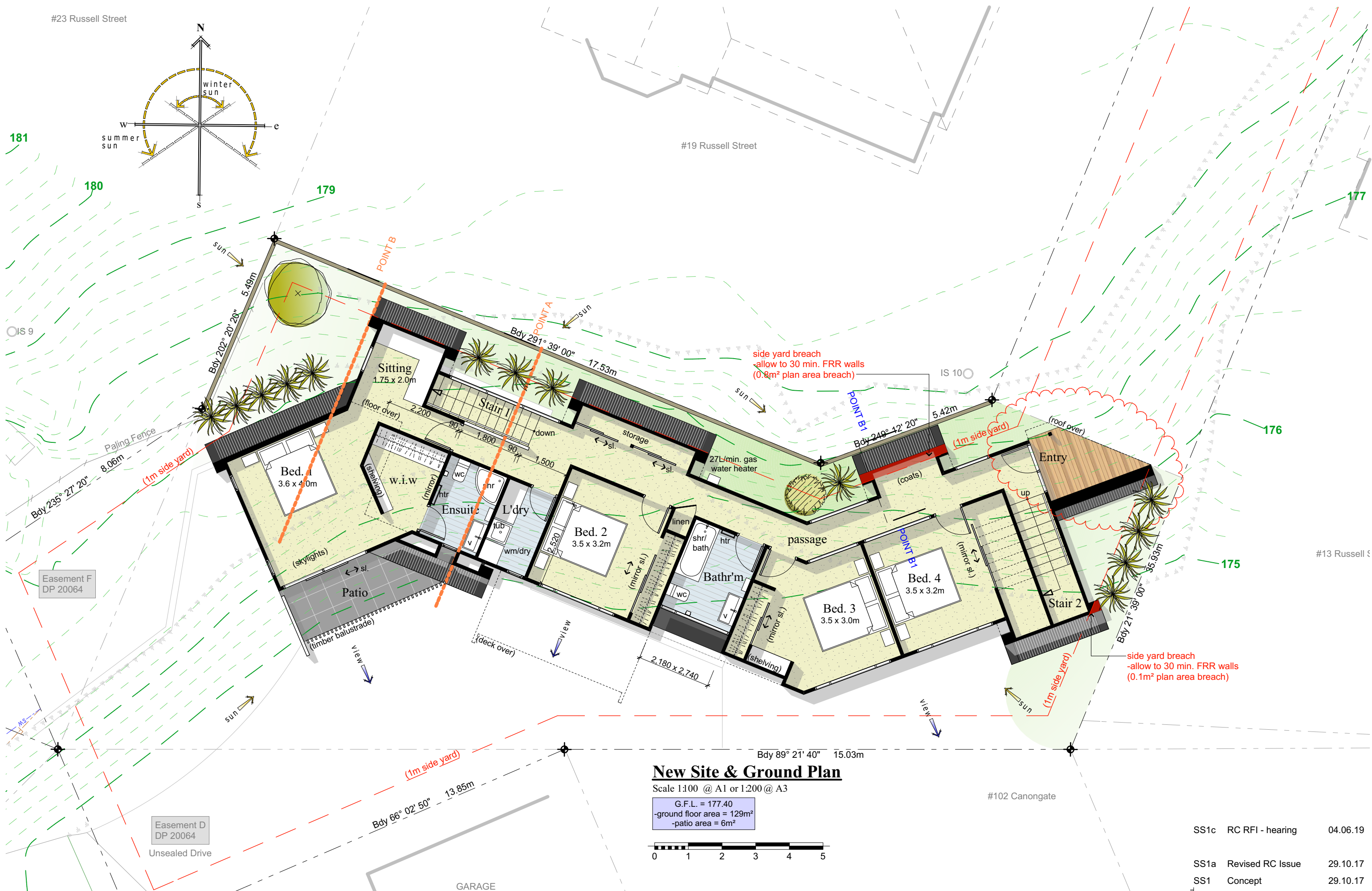
PROPOSED NEW TOWNHOUSE, 15 Russell St - Dunedin
New Basement Plan (incl. Site)

Printed: Tuesday, 4 June 2019

Scale: 1:100 @ A3

Sk02

Job No.: 1065 rev: SS1c



PROPOSED NEW TOWNHOUSE, 15 Russell St - Dunedin

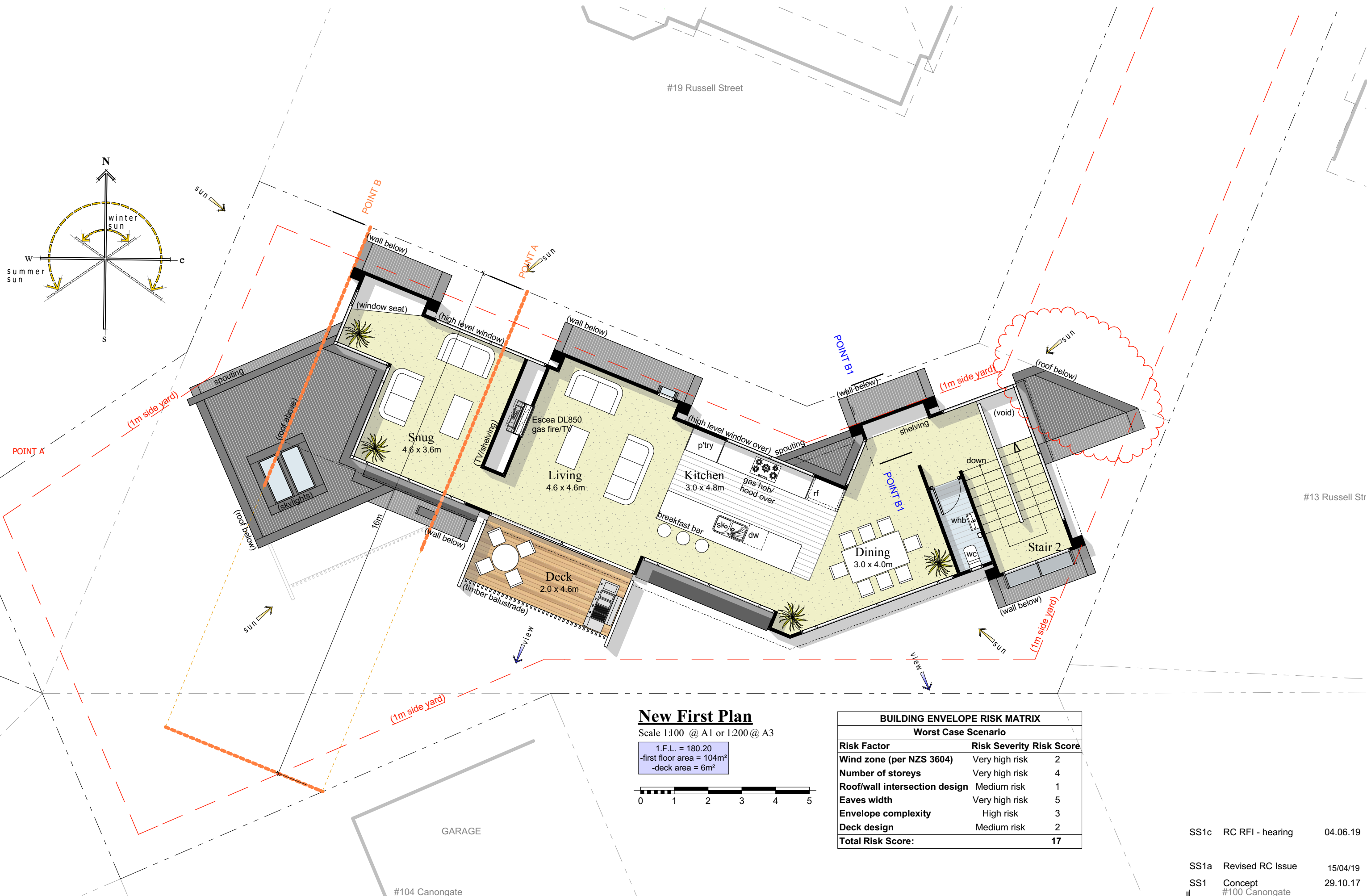
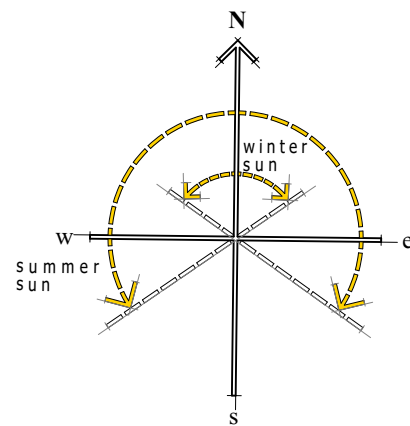
New Ground Floor Plan (incl. site)

Printed: Tuesday, 4 June 2019
Scale: 1:100 @ A3

SS1c	RC RFI - hearing	04.06.19
SS1a	Revised RC Issue	29.10.17
SS1	Concept	29.10.17

Job No.: 1065 rev: SS1c

Sk03



New First Plan

Scale 1:100 @ A1 or 1:200 @ A3

1.F.L. = 180.20
-first floor area = 104m²
-deck area = 6m²



BUILDING ENVELOPE RISK MATRIX		
Worst Case Scenario		
Risk Factor	Risk Severity	Risk Score
Wind zone (per NZS 3604)	Very high risk	2
Number of storeys	Very high risk	4
Roof/wall intersection design	Medium risk	1
Eaves width	Very high risk	5
Envelope complexity	High risk	3
Deck design	Medium risk	2
Total Risk Score:		17

SS1c RC RFI - hearing 04.06.19
SS1a Revised RC Issue 15/04/19
SS1 Concept 29.10.17
#100 Canongate

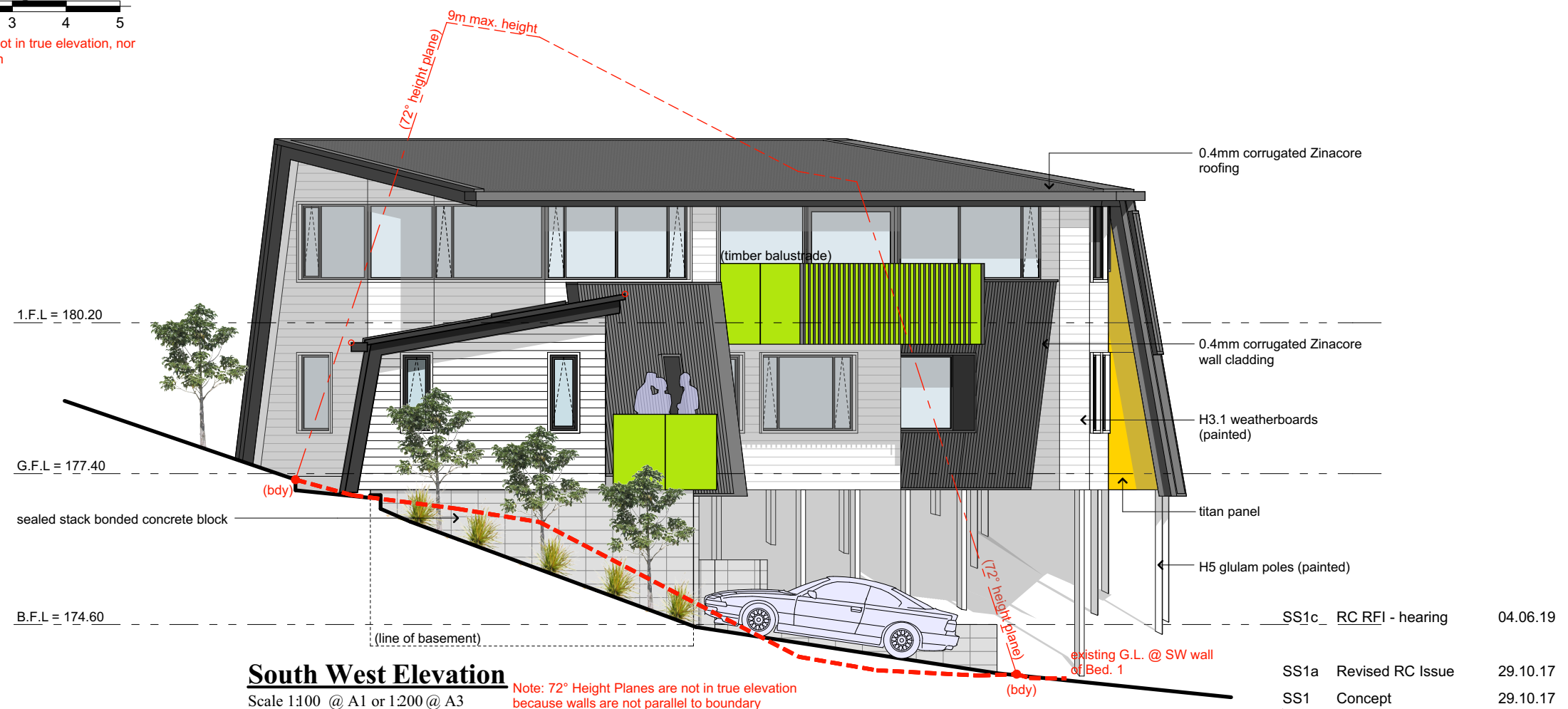


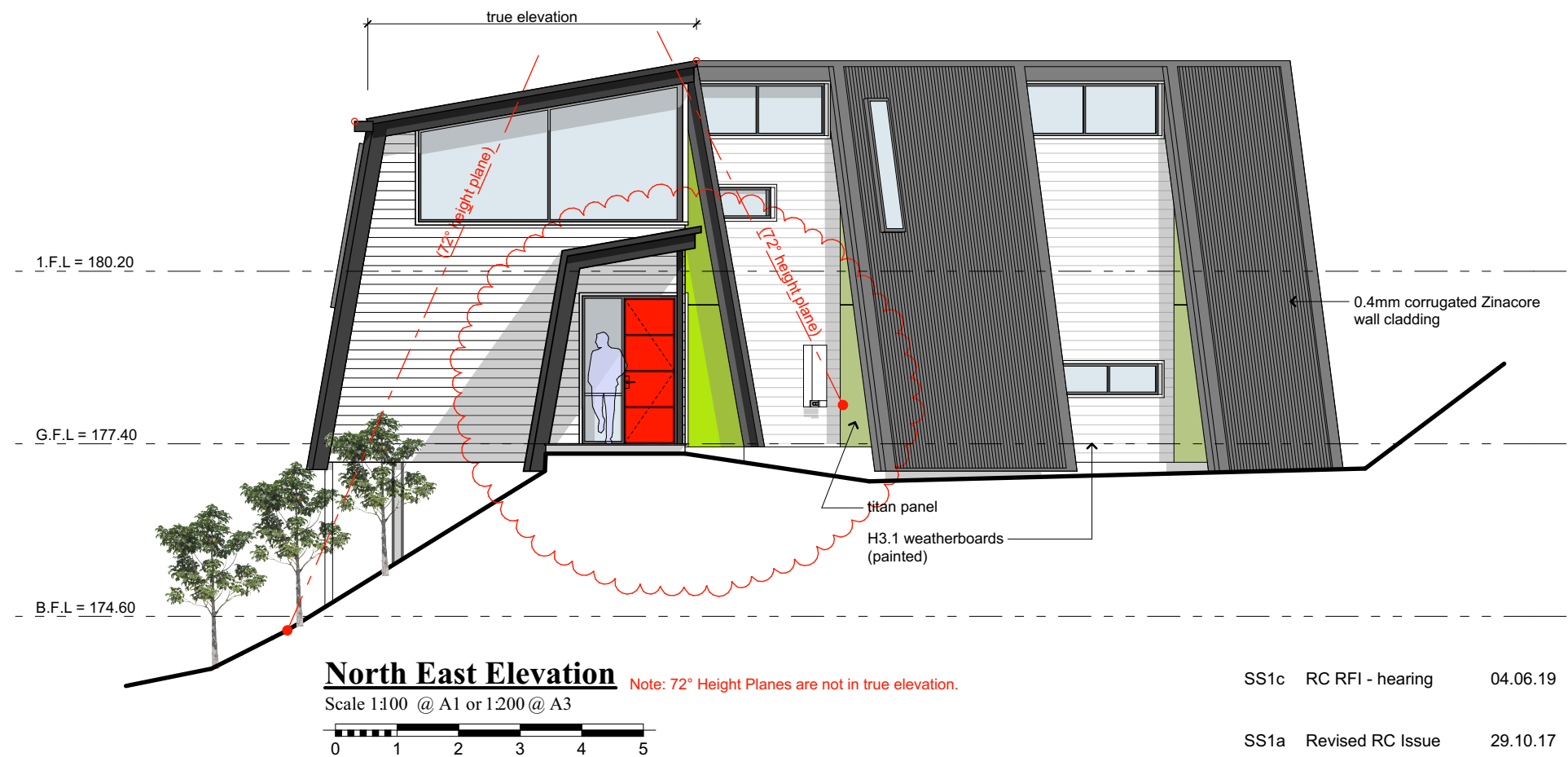
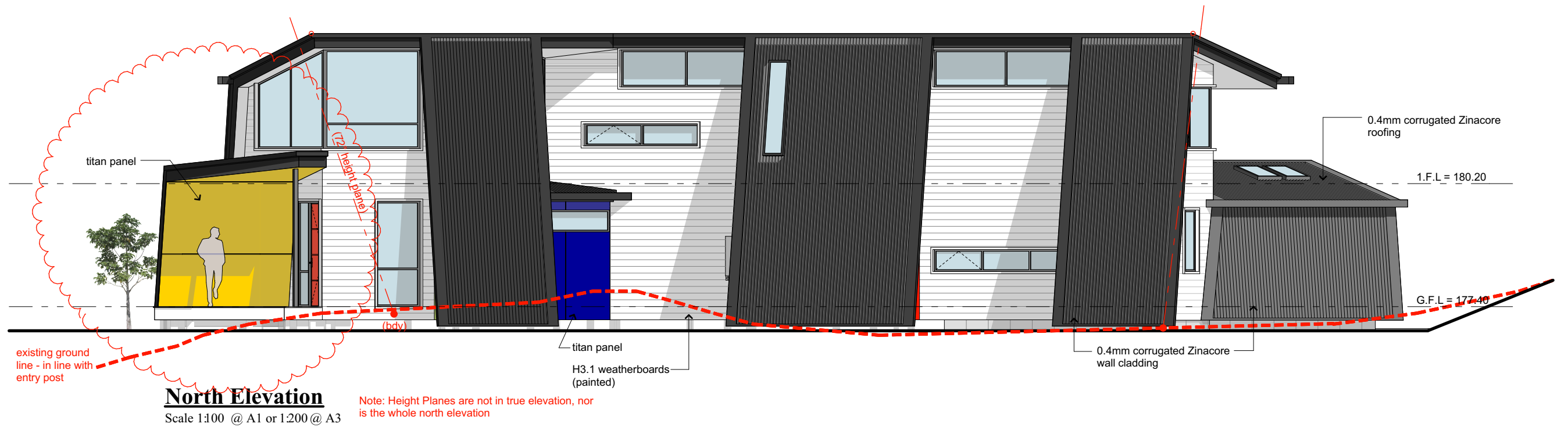
PROPOSED NEW TOWNHOUSE, 15 Russell St - Dunedin
New First Floor Plan

Printed: Tuesday, 4 June 2019
Scale: 1:100 @ A3

Job No.: 1065 rev: SS1c

Sk04





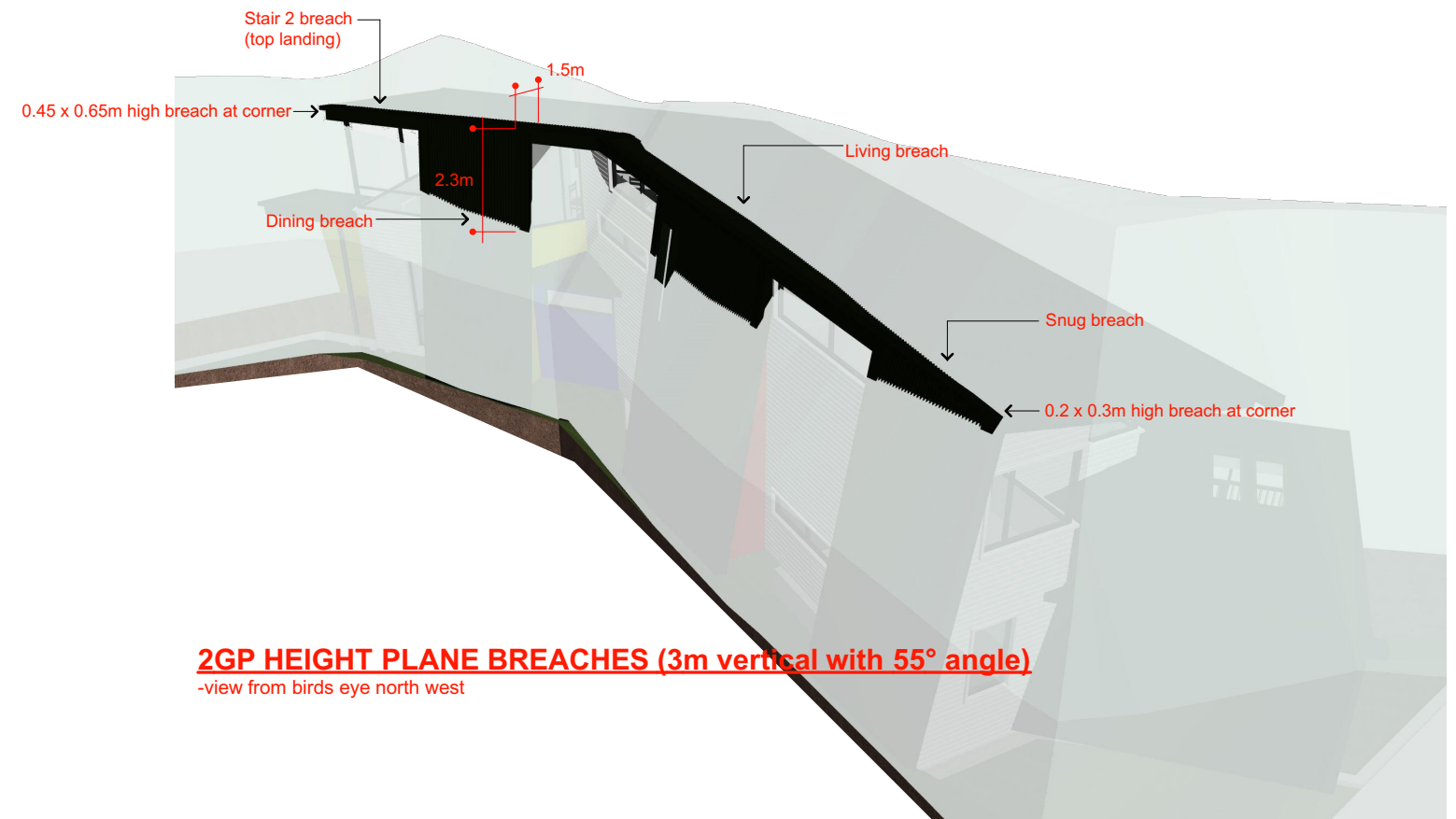
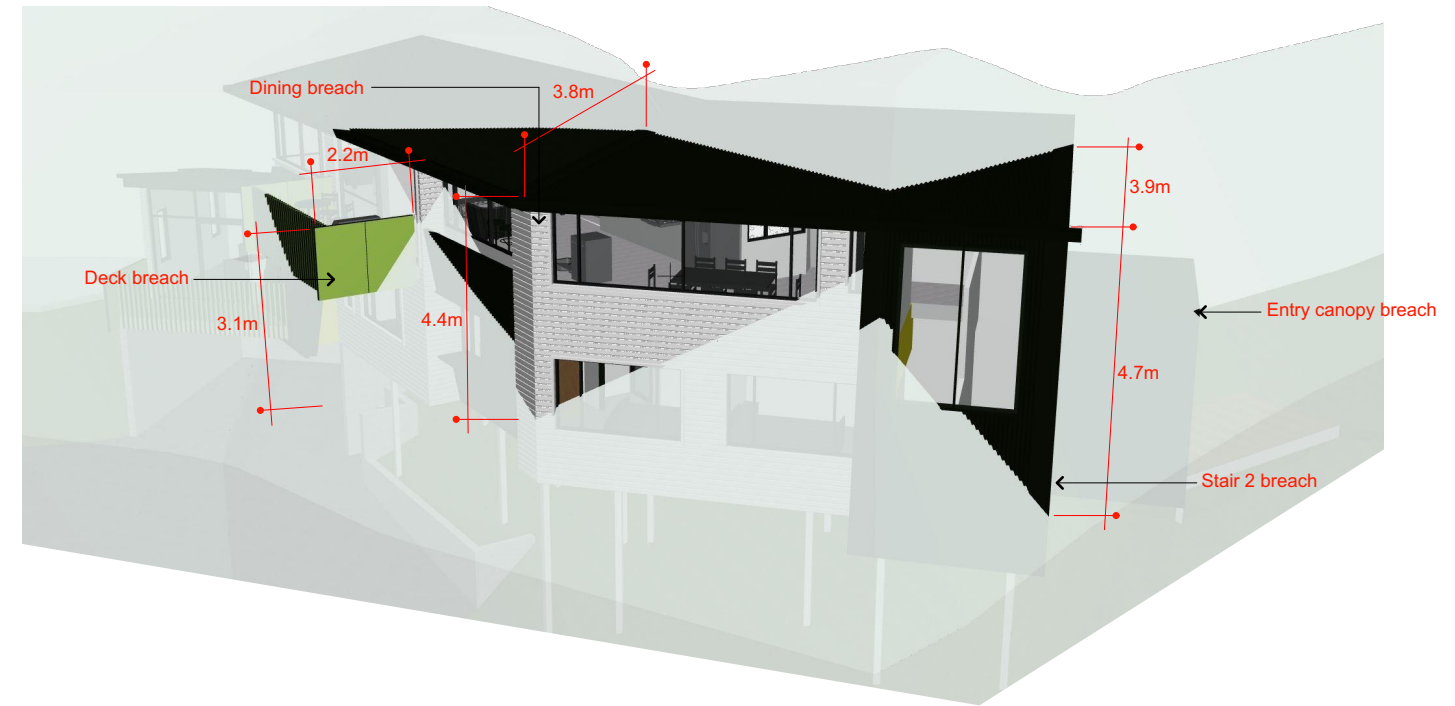
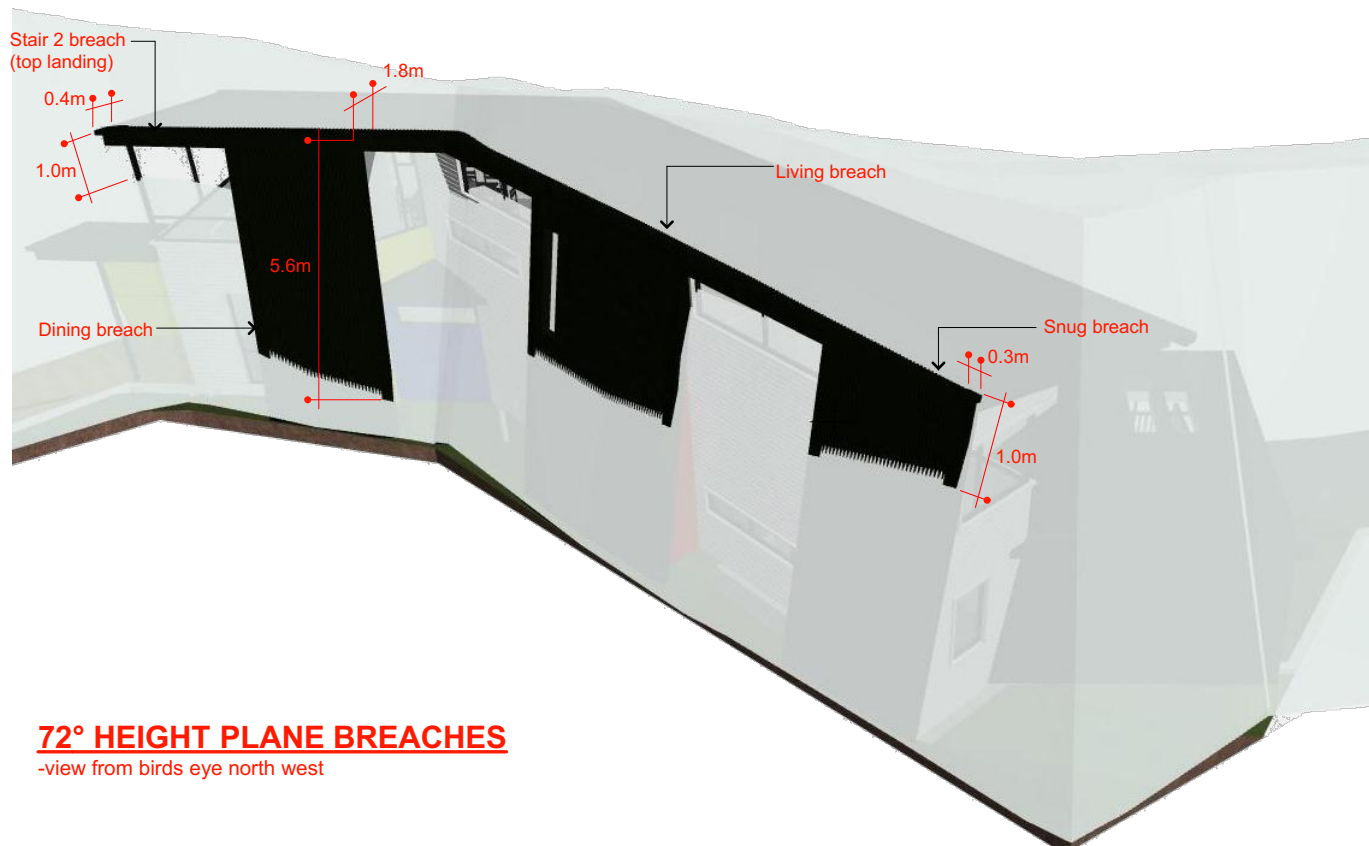
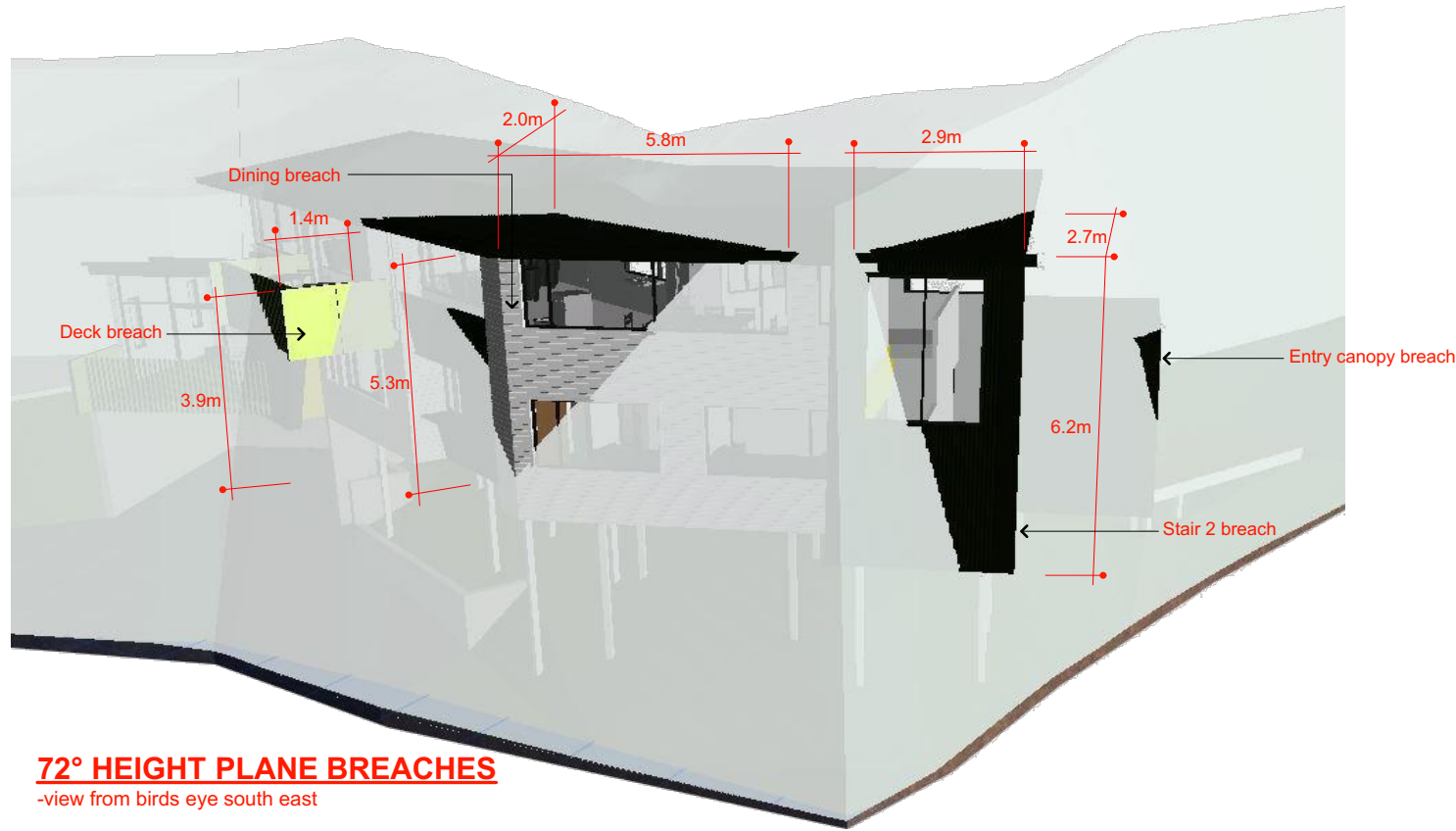
SS1c	RC RFI - hearing	04.06.19
SS1a	Revised RC Issue	29.10.17
SS1	Concept	29.10.17



SS1c RC RFI - hearing 04.06.19

SS1a Revised RC Issue 29.10.17

SS1 Concept 29.10.17



SS1d	RC RFI - hearing	04.06.19
SS1c	RC RFI	30.04.19
SS1b	Revised RC Issue	28.01.19