

**COMPREHENSIVE CARE RETIREMENT VILLAGE  
- DONALD STREET, KARORI, WELLINGTON**



### RCT DRAWING LIST

RC #	Project	Sheet Issue	Number	Current Revision	Block Number	Sheet Name
RC01	RCT	.A0-000			S01	TITLE SHEET
RC02	RCT	.A0-001	A		S01	CONTENTS PAGE
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RC06	RCT	.A0-040	A		S01	PROPOSED SITE PLAN - LEVEL 1
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RC08	RCT	.A0-060	A		S01	PROPOSED SITE PLAN - LEVEL 3
RC09	RCT	.A0-070	A		S01	PROPOSED SITE PLAN - LEVEL 4
RC10	RCT	.A0-080	A		S01	PROPOSED SITE PLAN - LEVEL 5
RC11	RCT	.A0-090	A		S01	PROPOSED SITE PLAN - LEVEL 6
RC12	RCT	.A0-110	A		S01	PROPOSED SITE FENCING PLAN
RC13	RCT	.A0-200	A		S01	PROPOSED SITE ELEVATIONS
RC14	RCT	.A0-205	A		S01	PROPOSED SITE ELEVATIONS
RC15	RCT	.A0-300	A		S01	PROPOSED SITE SECTIONS
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RC17	RCT	.A0-302	A		S01	PROPOSED SITE SECTIONS B02-B06
RC18	RCT	.A1-010	A		B01	LEVEL 0 - BASEMENT
RC19	RCT	.A1-020	A		B01	LEVEL 1 - TERRACE

### RCT DRAWING LIST

RC #	Project	Sheet Issue	Number	Current Revision	Block Number	Sheet Name
RC20	RCT	.A1-030	A		B01	LEVEL 2 - TERRACE
RC21	RCT	.A1-040	A		B01	LEVEL 3 - GROUND FLOOR PLAN
RC22	RCT	.A1-050	A		B01	LEVEL 4 - FIRST FLOOR PLAN
RC23	RCT	.A1-060	A		B01	LEVEL 5 - SECOND FLOOR
RC24	RCT	.A1-070	A		B01	LEVEL 6 - THIRD FLOOR
RC25	RCT	.A1-080	A		B01	PROPOSED ROOF PLAN
RC26	RCT	.A2-010	A		B01	PROPOSED VILLAGE CENTRE ELEVATIONS
RC27	RCT	.A2-020	A		B01	PROPOSED VILLAGE CENTRE ELEVATIONS
RC28	RCT	.A2-030	A		B01	PROPOSED VILLAGE CENTRE ELEVATIONS
RC29	RCT	.A2-040	A		B01	PROPOSED VILLAGE CENTRE ELEVATIONS
RC30	RCT	.A2-050	A		B01	PROPOSED VILLAGE CENTRE ELEVATIONS
RC31	RCT	.A1-010	A		B02 - B06	GROUND FLOOR PLAN - APARTMENTS B02 -B06
RC32	RCT	.A1-020	A		B02 - B06	FIRST FLOOR PLAN - APARTMENTS B02 -B06
RC33	RCT	.A1-030	A		B02 - B06	SECOND FLOOR PLAN - APARTMENTS B02 -B06
RC34	RCT	.A1-040	A		B02 - B06	ROOF PLAN - APARTMENTS B02 -B06
RC35	RCT	.A2-010	A		B02 - B06	ELEVATIONS - APARTMENTS B02 - B06
RC36	RCT	.A1-010	A		B07	PROPOSED APARTMENT B07 FLOOR PLANS
RC37	RCT	.A2-030	A		B07	PROPOSED APARTMENT B07 - ELEVATIONS
RC38	RCT	.A1-010	A		B08	PROPOSED WASTE / RECYCLING SHED

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\_ORIGINAL SCALE\_

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BIN 3607042 - Karori042-RCT\_401\_S01\_SITE PLAN.rvt



92 RUSSELLY ROAD, CHRISTCHURCH, NEW ZEALAND  
PH: 64 - 3 - 366 4069

## COMPREHENSIVE CARE RETIREMENT VILLAGE - DONALD STREET, KARORI, WELLINGTON

AMENDMENTS:  
A 18 JUNE 2021 RC UPDATES (POST LODGEMENT SET)

LOCATION:  
DONALD STREET, KARORI, WELLINGTON

DRAWING TITLE:  
CONTENTS PAGE

BLOCK NO.: S01 AMENDMENT: A  
PROJECT NO.: 042 STAGE NO.:  
PDF NAME: 042 - \_ S01 \_ .A0-001 \_ A  
SCALE: DRAWING NO.:

DRAWING STATUS:  
**RC02** **.A0-001**



CARE BEDROOM			
BUILDING	NAME	TYPE	COUNT
B01B	CARE	DEMENTIA	20
B01B	CARE	HOSPITAL	20
B01B	CARE	REST HOME	20
GRAND TOTAL			60

ALS BEDROOM		
BUILDING	NAME	COUNT
B01B	ALS	68
GRAND TOTAL		68

APARTMENT BEDROOM		
ROOMS	NAME	COUNT
1	APT	4
2	APT	134
3	APT	41
GRAND TOTAL		179
TOTAL UNIT MIX		307

% BREAKDOWN - BEDROOMS	
1 Bed	2%
2 Bed	75%
3 Bed	23%

APT BUILDING BEDROOM BREAKDOWN			
BUILDING	ROOMS	TYPE	COUNT
B01A	1	APT	1
B01A	2	APT	41
B01A	3	APT	2
B01B	1	APT	3
B01B	2	APT	11
B01B	3	APT	10
B02 - B06	2	APT	69
B02 - B06	3	APT	26
B07	2	APT	13
B07	3	APT	3
GRAND TOTAL			179

PROPOSED BUILDING FOOTPRINT AREA	
BLOCK NUMBER	AREA
B01A	2346.47 m <sup>2</sup>
B01A Existing	1186.83 m <sup>2</sup>
B01B	2785.76 m <sup>2</sup>
B02	6461.44 m <sup>2</sup>
B07	1697.79 m <sup>2</sup>
B08	54.86 m <sup>2</sup>
	14533.15 m <sup>2</sup>

PARKING SCHEDULE			
RYMAN REQUIREMENTS	RATIO		
<b>TOTAL</b>			
APT 1, 2, 3 BED	1:1	1 X 180 =	179
CARE / ALS	1:5	0.2 X 128 =	26
CARE STAFF	1:2	0.5 X 25 =	13
VILLAGE VAN	2		2
<b>TOTAL</b>			<b>220</b>

RCT APARTMENT PARKING		
BUILDING	TYPE	COUNT
B01A	4800 x 3500 (Accessible)	2
B01A	5400 x 2500 - 90 deg	9
B01A	5400 x 2500 Electric Vehicle	2
B01B	4800 x 3500 (Accessible)	2
B01B	5400 x 2500 - 90 deg	52
B01B	5400 x 2500 Electric Vehicle	2
B02 - B06	4800 x 3500 (Accessible)	3
B02 - B06	5400 x 2500 - 90 deg	92
B02 - B06	5400 x 2500 Electric Vehicle	2
B07	4800 x 3500 (Accessible)	2
B07	5400 x 2500 Electric Vehicle	2
B07	5400 x 2500mm - 90 deg	20
GRAND TOTAL		190

RCT PARKING ON GRADE		
PARKING	TYPE	COUNT
GRADE	4800 x 2500	7
GRADE	4900 x 2600	27
GRADE	5400x3600 ACC	3
GRADE	VAN PARKING	2
GRAND TOTAL		39

RCT PARKING TOTAL		COUNT
TYPE		
VAN PARKING		2
5400x3600 ACC		3
5400 x 2500mm - 90 deg		20
5400 x 2500 Electric Vehicle		8
5400 x 2500 - 90 deg		153
4900 x 2600		27
4800 x 3500 (Accessible)		9
4800 x 2500		7
GRAND TOTAL		229

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## COMPREHENSIVE CARE RETIREMENT VILLAGE - DONALD STREET, KARORI, WELLINGTON

AMENDMENTS:  
A 18 JUNE 2021 RC UPDATES (POST LODGEMENT SET)

LOCATION:  
DONALD STREET, KARORI, WELLINGTON

DRAWING TITLE:  
SCHEDULES

BLOCK NO.: S01 AMENDMENT: A  
PROJECT NO.: 042 STAGE NO.:  
PDF NAME: 042 - \_ S01 \_ A0-002 \_ A  
SCALE: DRAWING NO.:  
DRAWING STATUS:  
**RC03** **.A0-002**





### SITE INFORMATION

**SITE AREA:** 3.056ha (30,563m<sup>2</sup>)

**SITE ADDRESS:** 26 DONALD STREET, KARORI, WELLINGTON & 37 CAMPBELL ST, KARORI

**LEGAL DESCRIPTION:** SECTION 1 SURVEY OFFICE PLAN 28414 SECTION 2 SURVEY OFFICE PLAN 515832 COT's 790147, 812554, NA22A/355

### BUILDING REFERENCES:

**B01A & B01B** VC or MAIN VILLAGE CENTRE  
ALS = ASSISTED LIVING SUITES  
CARE ROOMS

**B02-B07** IA - INDEPENDENT APARTMENTS

### SITE NOTES:

THIS SITE PLAN IS TO BE READ IN CONJUNCTION WITH THE CIVIL ENGINEERS PLANS & DETAILS

TREES & OTHER LANDSCAPING FEATURES ARE INDICATIVE ONLY, REFER TO THE LANDSCAPE PLANS & SCHEDULES

--- LEGAL BOUNDARIES

➔ FIRE EXIT

- NOTES:**
- OVERALL VILLAGE WASTE MANAGEMENT STRATEGY TO BE DEVELOPED IN LATER STAGES BUT GENERALLY OPERATES AS FOLLOWS:
  - VILLAGE CENTRE** - ALL WASTE TO BE TRANSPORTED TO THE WASTE STORE BY STAFF
  - APARTMENTS** - RESIDENTS DISPOSE OF WASTE IN BINS LOCATED IN DEDICATED BIN ROOMS WITHIN UNDERCROFT PARKING AREA. STAFF TO TRANSFER BINS TO WASTE STORE OR TO REFUSE COLLECTION ZONES
  - ALS & CARE** - STAFF TO TRANSFER WASTE TO WASTE STORE



### PROPOSED SITE PLAN WITH AERIAL

A1 sheet scale = 1 : 500  
A3 sheet scale is twice scale shown above



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## COMPREHENSIVE CARE RETIREMENT VILLAGE - DONALD STREET, KARORI, WELLINGTON

**AMENDMENTS:**

A	18 JUNE 2021	RC UPDATES (POST LODGEMENT SET)
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**LOCATION:**  
DONALD STREET, KARORI, WELLINGTON

**DRAWING TITLE:**  
PROPOSED SITE PLAN WITH AERIAL

BLOCK NO.:	S01	AMENDMENT:	A
PROJECT NO.:	042	STAGE NO.:	RCT
PDF NAME:	042 - RCT _ S01 _ A0-021 _ A		
SCALE:	As indicated	DRAWING NO.:	

**DRAWING STATUS:**  
**RC04 .A0-021**





### LOCATION PLAN NOT TO SCALE

- Buildings/Terraces Above
- Existing buildings  
Refer to RC06 for further information
- LEGAL BOUNDARIES
- FIRE EXIT

#### AREA ALLOCATION :

- DEMENTIA, CARE, REST HOME
- ASSISTED LIVING SUITES
- APARTMENTS
- VILLAGE CENTRE
- PARKING
- CIRCULATION, SERVICES

NOTE:  
TREES REFER TO LANDSCAPE PLAN

- NOTES:
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### PROPOSED SITE PLAN - LEVEL 0

A1 sheet scale = 1 : 500  
A3 sheet scale is twice scale shown above

AMENDMENTS:  
A 18 JUNE 2021 RC UPDATES (POST LODGEMENT SET)

LOCATION:  
DONALD STREET, KARORI, WELLINGTON

DRAWING TITLE:  
PROPOSED SITE PLAN - LEVEL 0

BLOCK NO.: S01 AMENDMENT: A  
 PROJECT NO.: 042 STAGE NO.: RCT  
 PDF NAME: 042 - RCT \_ S01 \_ A0-030 \_ A  
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DRAWING STATUS:  
**RC05** **.A0-030**

## COMPREHENSIVE CARE RETIREMENT VILLAGE - DONALD STREET, KARORI, WELLINGTON





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




LOCATION PLAN NOT TO SCALE

-  Buildings/Terraces Above
-  Existing buildings  
Refer to RC06 for further information

 LEGAL BOUNDARIES

 FIRE EXIT

AREA ALLOCATION :

-  DEMENTIA, CARE, REST HOME
-  ASSISTED LIVING SUITES
-  APARTMENTS
-  VILLAGE CENTRE
-  PARKING
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NOTE:  
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**PROPOSED SITE PLAN - LEVEL 1**

A1 sheet scale = 1 : 500  
A3 sheet scale is twice scale shown above

AMENDMENTS:  
A 18 JUNE 2021 RC UPDATES (POST LODGEMENT SET)

LOCATION:  
DONALD STREET, KARORI, WELLINGTON

DRAWING TITLE:  
PROPOSED SITE PLAN - LEVEL 1

BLOCK NO.: S01 AMENDMENT: A  
 PROJECT NO.: 042 STAGE NO.: RCT  
 PDF NAME: 042 - RCT \_ S01 \_ A0-040 \_ A  
 SCALE: As indicated DRAWING NO.:

DRAWING STATUS:  
**RC06** **.A0-040**





**COMPREHENSIVE CARE RETIREMENT VILLAGE - DONALD STREET, KARORI, WELLINGTON**


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



LOCATION PLAN NOT TO SCALE

-  Buildings/Terraces Above
-  Existing buildings  
Refer to RC06 for further information

 LEGAL BOUNDARIES

 FIRE EXIT

AREA ALLOCATION :

-  DEMENTIA, CARE, REST HOME
-  ASSISTED LIVING SUITES
-  APARTMENTS
-  VILLAGE CENTRE
-  PARKING
-  CIRCULATION, SERVICES

NOTE:  
TREES REFER TO LANDSCAPE PLAN

- NOTES:
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**PROPOSED SITE PLAN - LEVEL 2**

A1 sheet scale = 1 : 500  
A3 sheet scale is twice scale shown above

AMENDMENTS:

A 18 JUNE 2021 RC UPDATES (POST LODGEMENT SET)

LOCATION:  
DONALD STREET, KARORI, WELLINGTON

DRAWING TITLE:  
PROPOSED SITE PLAN - LEVEL 2

BLOCK NO.: S01 AMENDMENT: A  
 PROJECT NO.: 042 STAGE NO.: RCT  
 PDF NAME: 042 - RCT \_ S01 \_ A0-050 \_ A  
 SCALE: As indicated DRAWING NO.:

DRAWING STATUS:  
**RC07 .A0-050**

**COMPREHENSIVE CARE RETIREMENT VILLAGE - DONALD STREET, KARORI, WELLINGTON**



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PH: 64 - 3 - 366 4069





LOCATION PLAN NOT TO SCALE

- Buildings/Terraces Above
- Existing buildings  
Refer to RC06 for further information

LEGAL BOUNDARIES

FIRE EXIT

AREA ALLOCATION :

- DEMENTIA, CARE, REST HOME
- ASSISTED LIVING SUITES
- APARTMENTS
- VILLAGE CENTRE
- PARKING
- CIRCULATION, SERVICES

NOTE:  
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PROPOSED SITE PLAN - LEVEL 3

A1 sheet scale = 1 : 500  
A3 sheet scale is twice scale shown above

AMENDMENTS:  
A 18 JUNE 2021 RC UPDATES (POST LODGEMENT SET)

LOCATION:  
DONALD STREET, KARORI, WELLINGTON

DRAWING TITLE:  
PROPOSED SITE PLAN - LEVEL 3

BLOCK NO.: S01 AMENDMENT: A  
PROJECT NO.: 042 STAGE NO.: RCT  
PDF NAME: 042 - RCT \_ S01 \_ A0-060 \_ A

SCALE: As indicated DRAWING NO.:  
DRAWING STATUS:  
**RC08** **.A0-060**

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COMPREHENSIVE CARE RETIREMENT VILLAGE -  
DONALD STREET, KARORI, WELLINGTON











**LOCATION PLAN** NOT TO SCALE

-  Buildings/Terraces Above
-  Existing buildings  
Refer to RC06 for further information

-  LEGAL BOUNDARIES
-  FIRE EXIT

- AREA ALLOCATION :**
-  DEMENTIA, CARE, REST HOME
  -  ASSISTED LIVING SUITES
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**NOTE:**  
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# COMPREHENSIVE CARE RETIREMENT VILLAGE - DONALD STREET, KARORI, WELLINGTON

## PROPOSED SITE PLAN - LEVEL 4

A1 sheet scale = 1 : 500  
A3 sheet scale is twice scale shown above

AMENDMENTS:  
A 18 JUNE 2021 RC UPDATES (POST LODGEMENT SET)

LOCATION:  
DONALD STREET, KARORI, WELLINGTON

DRAWING TITLE:  
PROPOSED SITE PLAN - LEVEL 4

BLOCK NO.: S01 AMENDMENT: A  
PROJECT NO.: 042 STAGE NO.: RCT  
PDF NAME: 042 - RCT \_ S01 \_ A0-070 \_ A  
SCALE: As indicated DRAWING NO.:

DRAWING STATUS:  
**RC09** **.A0-070**







92 RUSSELLY ROAD, CHRISTCHURCH, NEW ZEALAND  
PH: 64 - 3 - 366 4069











LOCATION PLAN NOT TO SCALE

-  Buildings/Terraces Above
-  Existing buildings  
Refer to RC06 for further information
-  LEGAL BOUNDARIES
-  FIRE EXIT

AREA ALLOCATION :

-  DEMENTIA, CARE, REST HOME
-  ASSISTED LIVING SUITES
-  APARTMENTS
-  VILLAGE CENTRE
-  PARKING
-  CIRCULATION, SERVICES

NOTE:  
TREES REFER TO LANDSCAPE PLAN

- NOTES:
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PROPOSED SITE PLAN - LEVEL 5

A1 sheet scale = 1 : 500  
A3 sheet scale is twice scale shown above

AMENDMENTS:

A 18 JUNE 2021 RC UPDATES (POST LODGEMENT SET)

LOCATION:

DONALD STREET, KARORI, WELLINGTON

DRAWING TITLE:

PROPOSED SITE PLAN - LEVEL 5

BLOCK NO.: S01 AMENDMENT: A

PROJECT NO.: 042 STAGE NO.: RCT

PDF NAME: 042 - RCT \_ S01 \_ A0-080 \_ A

SCALE: As indicated DRAWING NO.:

DRAWING STATUS:

RC10

.A0-080

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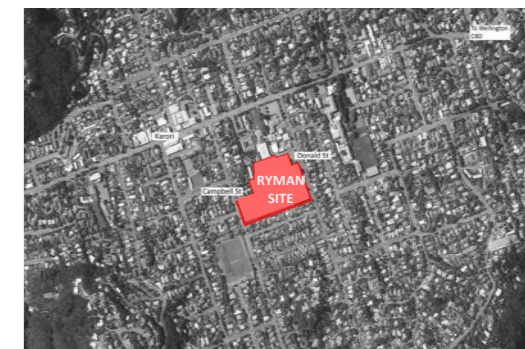
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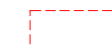
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COMPREHENSIVE CARE RETIREMENT VILLAGE -  
DONALD STREET, KARORI, WELLINGTON






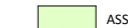
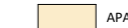


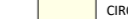
LOCATION PLAN NOT TO SCALE

-  Buildings/Terraces Above
-  Existing buildings  
Refer to RC06 for further information

 LEGAL BOUNDARIES

 FIRE EXIT

**AREA ALLOCATION :**

-  DEMENTIA, CARE, REST HOME
-  ASSISTED LIVING SUITES
-  APARTMENTS
-  VILLAGE CENTRE
-  PARKING
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**NOTE:**  
TREES REFER TO LANDSCAPE PLAN

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- OVERALL VILLAGE WASTE MANAGEMENT STRATEGY TO BE DEVELOPED IN LATER STAGES BUT GENERALLY OPERATES AS FOLLOWS:
  - **VILLAGE CENTRE** - ALL WASTE TO BE TRANSPORTED TO THE WASTE STORE BY STAFF
  - **APARTMENTS** - RESIDENTS DISPOSE OF WASTE IN BINS LOCATED IN DEDICATED BIN ROOMS WITHIN UNDERCROFT PARKING AREA. STAFF TO TRANSFER BINS TO WASTE STORE OR TO REFUSE COLLECTION ZONES
  - **ALS & CARE** - STAFF TO TRANSFER WASTE TO WASTE STORE



**PROPOSED SITE PLAN - LEVEL 6**

A1 sheet scale = 1 : 500  
A3 sheet scale is twice scale shown above

AMENDMENTS:  
A 18 JUNE 2021 RC UPDATES (POST LODGEMENT SET)

LOCATION:  
DONALD STREET, KARORI, WELLINGTON

DRAWING TITLE:  
PROPOSED SITE PLAN - LEVEL 6

BLOCK NO.: S01 AMENDMENT: A  
PROJECT NO.: 042 STAGE NO.: RCT  
PDF NAME: 042 - RCT \_ S01 \_ A0-090 \_ A

SCALE: As indicated DRAWING NO.:  
DRAWING STATUS:  
**RC11 .A0-090**

200mm  
100mm  
0mm  
ORIGINAL SCALE

24/06/2021 12:15:45 PM  
BIN\_360/042 - Karori/042-RCT\_401\_S01\_SITE PLAN.rvt



92 RUSSELY ROAD, CHRISTCHURCH, NEW ZEALAND  
PH: 64 - 3 - 366 4069

**COMPREHENSIVE CARE RETIREMENT VILLAGE -  
DONALD STREET, KARORI, WELLINGTON**





### 1 EAST FENCE ELEVATION - DONALD ST

A0-110 A1 sheet scale = 1:500



### FENCE TYPES

- TYPE A
- TYPE B
- TYPE C
- VEHICLE ENTRANCE
- PEDESTRIAN GATE

### 2 WEST FENCE ELEVATION - CAMPBELL ST

A0-110 A1 sheet scale = 1:500



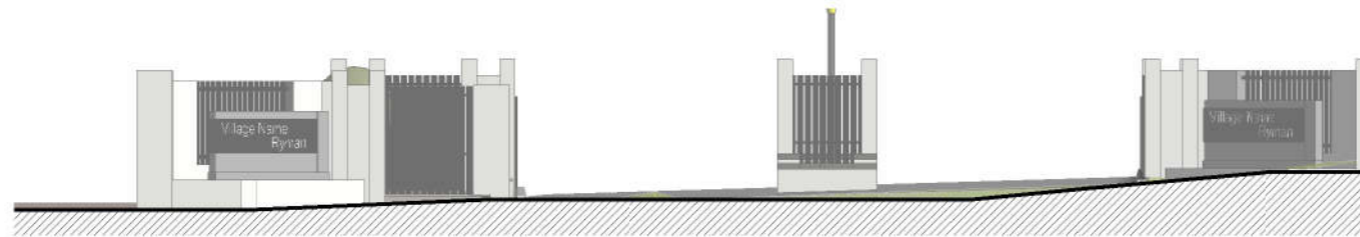
### 3 NORTH FENCE ELEVATION

A0-110 A1 sheet scale = 1:500



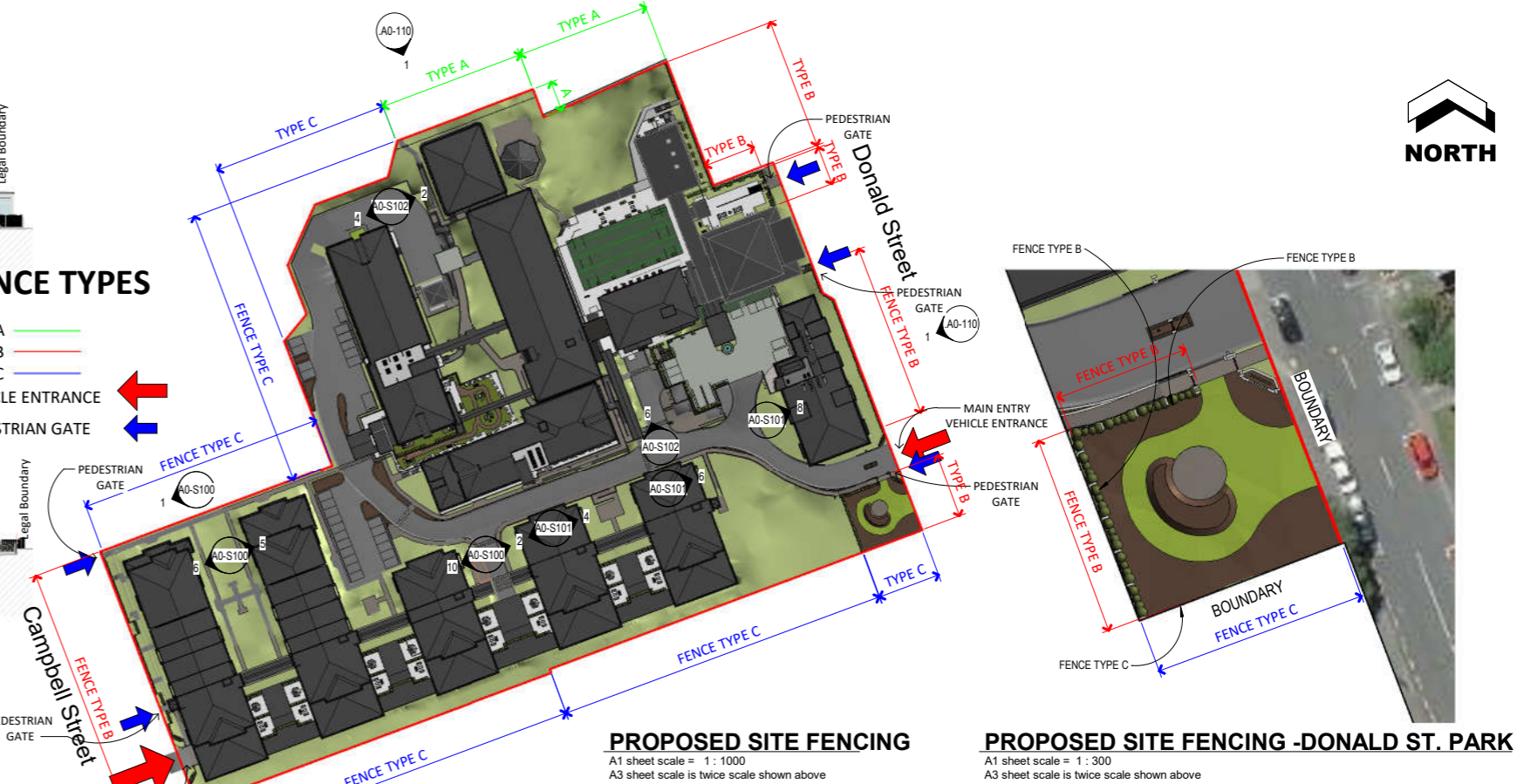
### 4 SOUTH FENCE ELEVATION

A0-110 A1 sheet scale = 1:500



### MAIN ENTRANCE

A1 sheet scale = 1:50  
A3 sheet scale is twice scale shown above

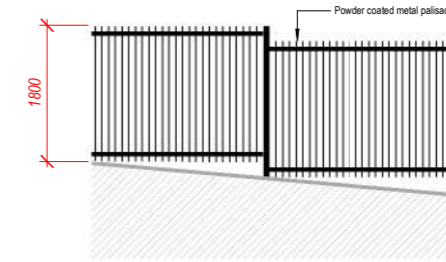


### PROPOSED SITE FENCING

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

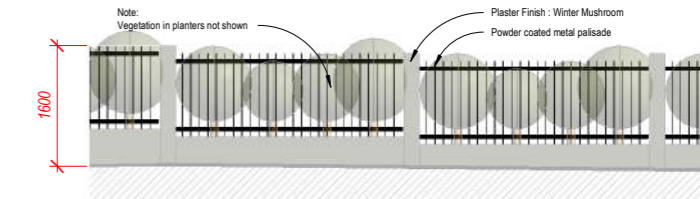
### PROPOSED SITE FENCING - DONALD ST. PARK

A1 sheet scale = 1:300  
A3 sheet scale is twice scale shown above



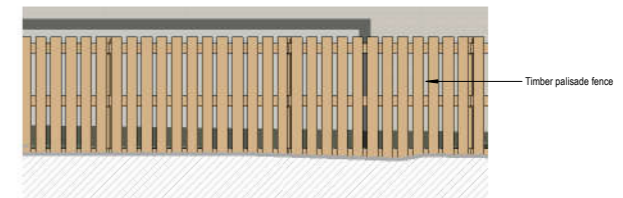
### FENCE TYPE A

A1 sheet scale = 1:50  
A3 sheet scale is twice scale shown above



### FENCE TYPE B

A1 sheet scale = 1:50  
A3 sheet scale is twice scale shown above



### FENCE TYPE C

A1 sheet scale = 1:50  
A3 sheet scale is twice scale shown above

AMENDMENTS:

A	18 JUNE 2021	RC UPDATES (POST LODGEMENT SET)
---	--------------	---------------------------------

LOCATION:  
DONALD STREET, KARORI, WELLINGTON

DRAWING TITLE:  
PROPOSED SITE FENCING PLAN

BLOCK NO.: S01 AMENDMENT: A  
PROJECT NO.: 042 STAGE NO.: RCT

PDF NAME: 042 - RCT \_ S01 \_ A0-110 \_ A  
SCALE: As indicated DRAWING NO.:

DRAWING STATUS:  
**RC12** **.A0-110**

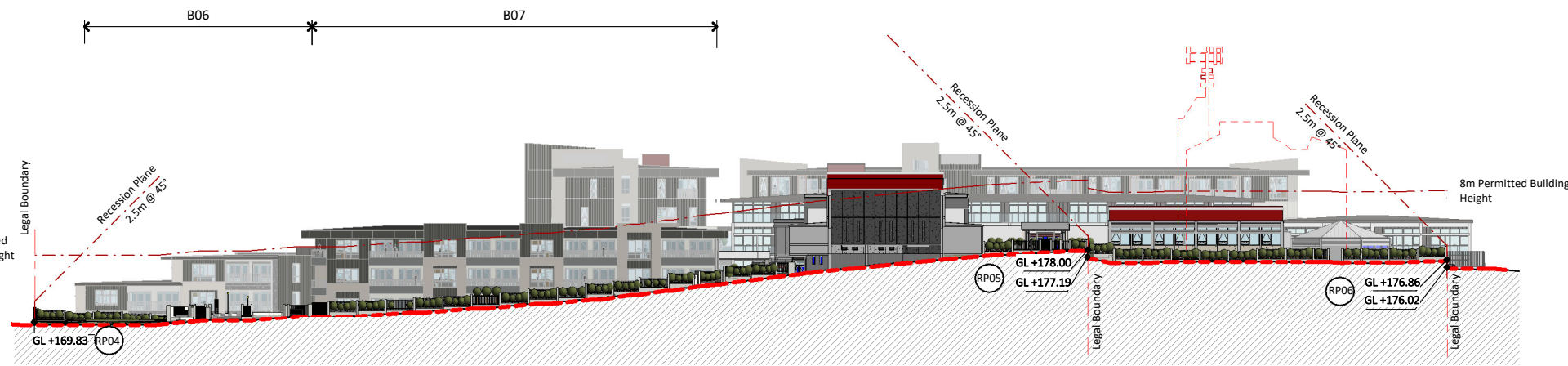


## COMPREHENSIVE CARE RETIREMENT VILLAGE - DONALD STREET, KARORI, WELLINGTON

92 RUSSELLY ROAD, CHRISTCHURCH, NEW ZEALAND  
PH: 64 - 3 - 366 4069

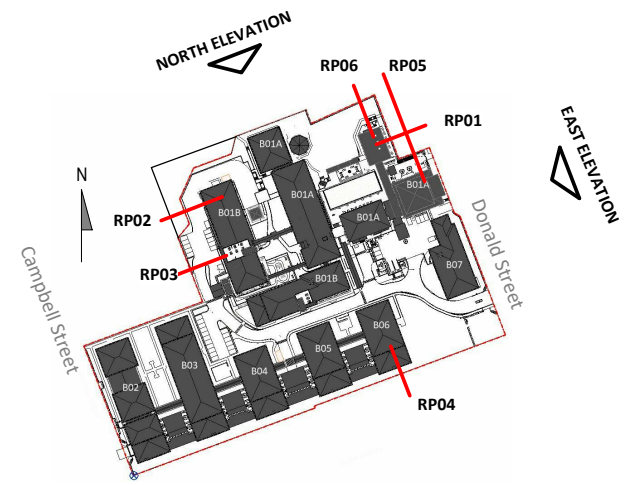
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**2 EAST ELEVATION (DONALD ST)**

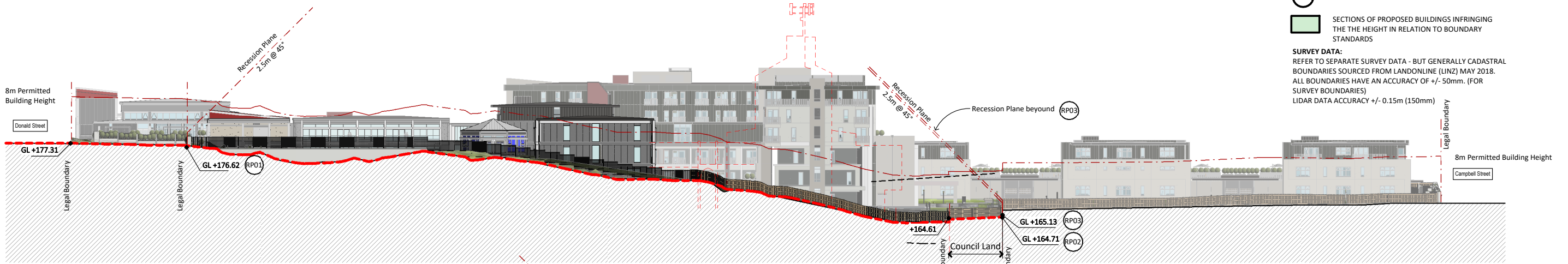
A0-030 A1 sheet scale = 1 : 350  
A3 sheet scale is twice scale shown above



**SITE PLAN LEGEND** NOT TO SCALE

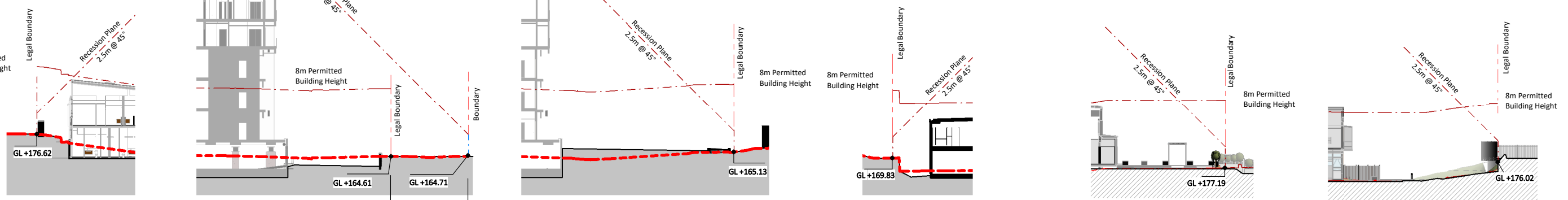
**SURVEY DATA:**  
GROUND LEVELS, TREES & DASHED LINES INDICATING EXISTING NEIGHBOURING PROPERTIES (INCL. ROOF HEIGHTS,) & GROUND LEVELS ARE TAKEN FROM LIDAR DATA SUPPLIED BY AURECON. LEVELS OF ACCURACY ARE AS NOTED ON AURECONS SURVEY DATA, REFER TO ASSESSMENT PACK.  
REFERENCES INDICATED:  
RR = RIDGE LEVEL (AS PER SURVEY)  
PL = PROPOSED GROUND LEVEL  
FFL = PROPOSED FINISHED FLOOR LEVEL  
GL = GROUND LEVEL

**NOTES:**  
EXISTING BUILDINGS - REFER RC06  
RECESSION PLAN REF. NUMBER THIS SHEET  
SECTIONS OF PROPOSED BUILDINGS INFRINGING THE THE HEIGHT IN RELATION TO BOUNDARY STANDARDS  
**SURVEY DATA:**  
REFER TO SEPARATE SURVEY DATA - BUT GENERALLY CADASTRAL BOUNDARIES SOURCED FROM LANDONLINE (LINZ) MAY 2018. ALL BOUNDARIES HAVE AN ACCURACY OF +/- 50mm. (FOR SURVEY BOUNDARIES)  
LIDAR DATA ACCURACY +/- 0.15m (150mm)



**1 NORTH ELEVATION**

A0-030 A1 sheet scale = 1 : 350  
A3 sheet scale is twice scale shown above



**RP01**  
A1 sheet scale = 1 : 250  
A3 sheet scale is twice scale shown above

**RP02**  
A1 sheet scale = 1 : 250  
A3 sheet scale is twice scale shown above

**RP03**  
A1 sheet scale = 1 : 250  
A3 sheet scale is twice scale shown above

**RP04**  
A1 sheet scale = 1 : 250  
A3 sheet scale is twice scale shown above

**RP05**  
A1 sheet scale = 1 : 250  
A3 sheet scale is twice scale shown above

**RP06**  
A1 sheet scale = 1 : 250  
A3 sheet scale is twice scale shown above



**COMPREHENSIVE CARE RETIREMENT VILLAGE - DONALD STREET, KARORI, WELLINGTON**

92 RUSSELY ROAD, CHRISTCHURCH, NEW ZEALAND  
PH: 64 - 3 - 366 4069

AMENDMENTS:  
A 18 JUNE 2021 RC UPDATES (POST LODGEMENT SET)

LOCATION:  
DONALD STREET, KARORI, WELLINGTON

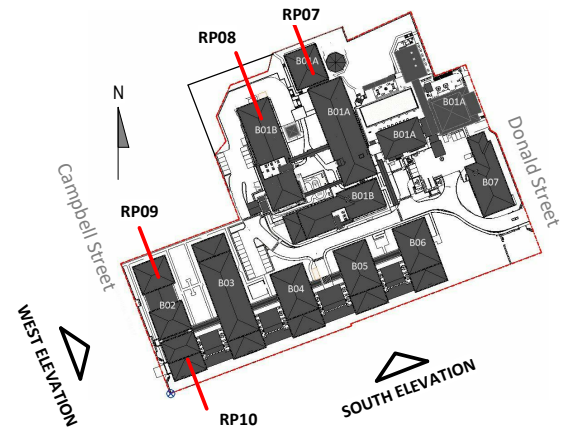
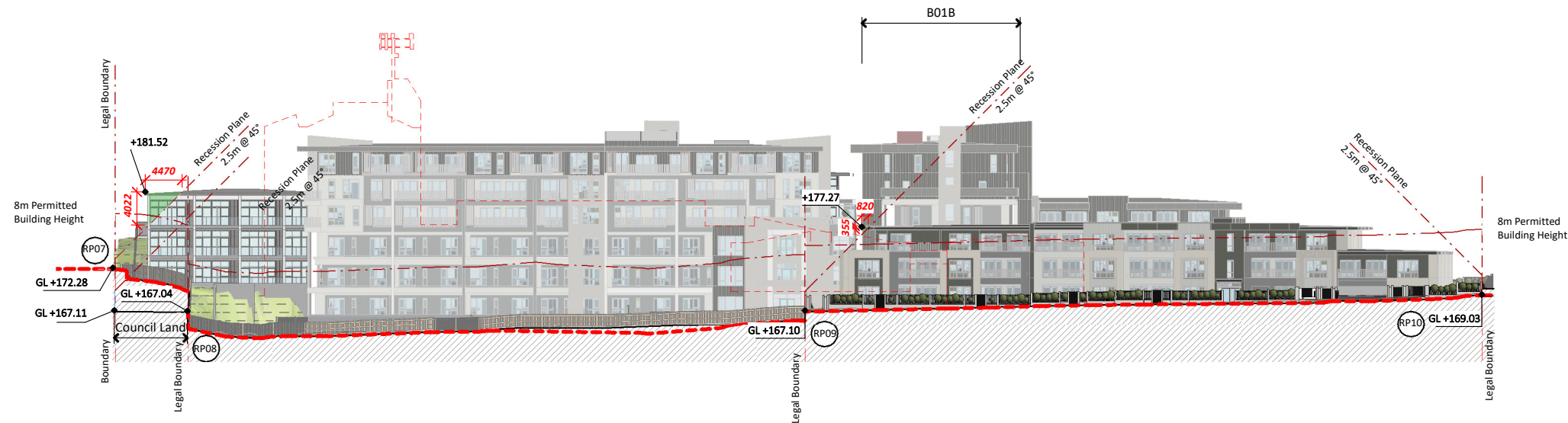
DRAWING TITLE:  
PROPOSED SITE ELEVATIONS

BLOCK NO.: S01 AMENDMENT: A  
PROJECT NO.: 042 STAGE NO.: RCT

PDF NAME: 042 - RCT \_ S01 \_ A0-200 \_ A  
SCALE: As indicated DRAWING NO.:

DRAWING STATUS:  
**RC13** **.A0-200**

24/06/2021 3:00:58 PM BIM 360//042 - Karori042-RCT\_401\_S01\_SITE PLAN.rvt



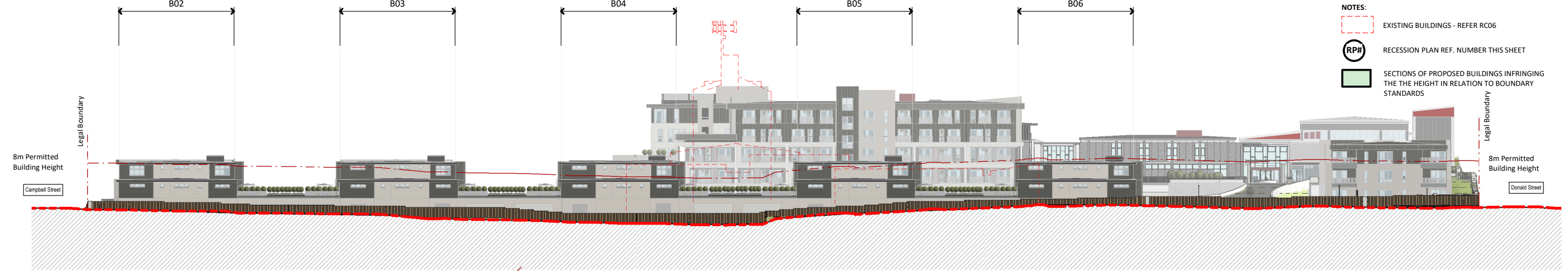
**SITE PLAN LEGEND** NOT TO SCALE

**SURVEY DATA:**  
 GROUND LEVELS, TREES & DASHED LINES INDICATING EXISTING NEIGHBOURING PROPERTIES (INCL. ROOF HEIGHTS,) & GROUND LEVELS ARE TAKEN FROM LIDAR DATA SUPPLIED BY AURECON. LEVELS OF ACCURACY ARE AS NOTED ON AURECONS SURVEY DATA, REFER TO ASSESSMENT PACK.  
 REFERENCES INDICATED:  
 RR = RIDGE LEVEL (AS PER SURVEY)  
 PL = PROPOSED FINISHED FLOOR LEVEL  
 FFL = PROPOSED FINISHED FLOOR LEVEL  
 GL = GROUND LEVEL

- NOTES:**
- EXISTING BUILDINGS - REFER RC06
  - RP# RECESION PLAN REF. NUMBER THIS SHEET
  - SECTIONS OF PROPOSED BUILDINGS INFRINGING THE THE HEIGHT IN RELATION TO BOUNDARY STANDARDS

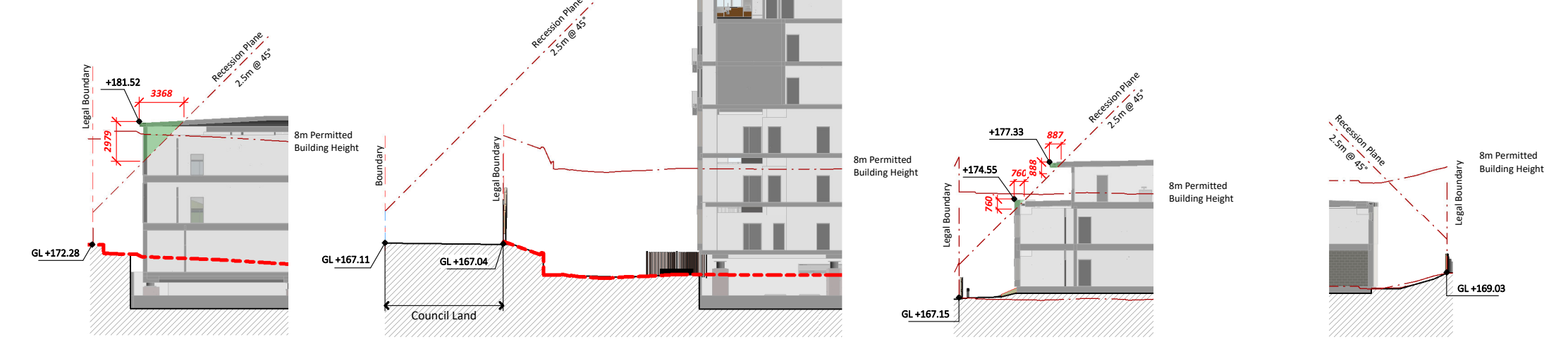
**2 WEST ELEVATION (CAMPBELL ST)**

A0-030 A1 sheet scale = 1 : 350  
 A3 sheet scale is twice scale shown above



**1 SOUTH ELEVATION**

A0-030 A1 sheet scale = 1 : 350  
 A3 sheet scale is twice scale shown above



**SURVEY DATA:**  
 REFER TO SEPARATE SURVEY DATA - BUT GENERALLY CADASTRAL BOUNDARIES SOURCED FROM LANDONLINE (LINZ) MAY 2018. ALL BOUNDARIES HAVE AN ACCURACY OF +/- 50mm. (FOR SURVEY BOUNDARIES)  
 LIDAR DATA ACCURACY +/- 0.15m (150mm)

**RP07**  
 A1 sheet scale = 1 : 200  
 A3 sheet scale is twice scale shown above

**RP08**  
 A1 sheet scale = 1 : 200  
 A3 sheet scale is twice scale shown above

**RP09**  
 A1 sheet scale = 1 : 200  
 A3 sheet scale is twice scale shown above

**RP10**  
 A1 sheet scale = 1 : 200  
 A3 sheet scale is twice scale shown above



**COMPREHENSIVE CARE RETIREMENT VILLAGE - DONALD STREET, KARORI, WELLINGTON**

92 RUSSELLY ROAD, CHRISTCHURCH, NEW ZEALAND  
 PH: 64 - 3 - 366 4069

AMENDMENTS:  
 A 18 JUNE 2021 RC UPDATES (POST LODGEMENT SET)

LOCATION:  
 DONALD STREET, KARORI, WELLINGTON

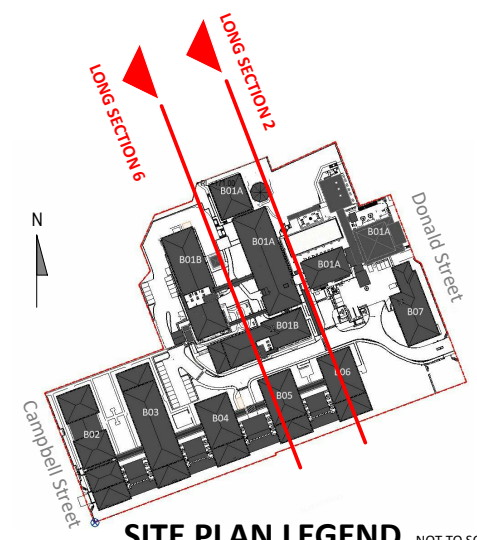
BLOCK NO.: S01 AMENDMENT: A  
 PROJECT NO.: 042 STAGE NO.: RCT

DRAWING TITLE:  
 PROPOSED SITE ELEVATIONS

SCALE: As indicated DRAWING NO.:  
**RC14** **.A0-205**

4/05/2021 1:35:27 PM  
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**SITE PLAN LEGEND** NOT TO SCALE

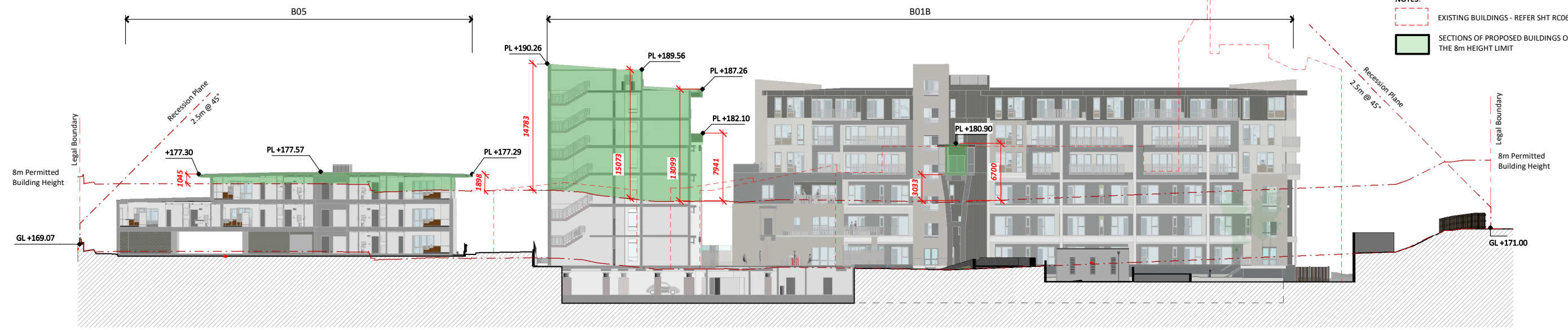


**2 LONG SECTION 2**

A0-030  
A1 sheet scale = 1 : 250  
A3 sheet scale is twice scale shown above

**SURVEY DATA:**  
GROUND LEVELS, TREES & DASHED LINES INDICATING EXISTING NEIGHBOURING PROPERTIES (INCL. ROOF HEIGHTS,) & GROUND LEVELS ARE TAKEN FROM LIDAR DATA SUPPLIED BY AURECON. LEVELS OF ACCURACY ARE AS NOTED ON AURECONS SURVEY DATA, REFER TO ASSESSMENT PACK.  
REFERENCES INDICATED:  
RR = RIDGE LEVEL (AS PER SURVEY)  
PL = PROPOSED LEVEL  
FFL = PROPOSED FINISHED FLOOR LEVEL  
GL = GROUND LEVEL

**NOTES:**  
EXISTING BUILDINGS - REFER SHT RC06  
SECTIONS OF PROPOSED BUILDINGS OUTSIDE THE 8m HEIGHT LIMIT



**3 LONG SECTION 6**

A0-030  
A1 sheet scale = 1 : 250  
A3 sheet scale is twice scale shown above



92 RUSSELY ROAD, CHRISTCHURCH, NEW ZEALAND  
PH: 64 - 3 - 366 4069

# COMPREHENSIVE CARE RETIREMENT VILLAGE - DONALD STREET, KARORI, WELLINGTON

**AMENDMENTS:**  
A 18 JUNE 2021 RC UPDATES (POST LODGEMENT SET)

**LOCATION:**  
DONALD STREET, KARORI, WELLINGTON

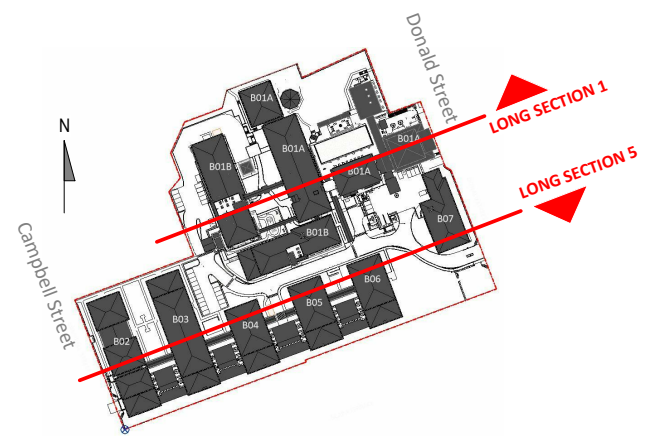
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**PROJECT NO.:** 042 **STAGE NO.:** RCT

**DRAWING TITLE:**  
PROPOSED SITE SECTIONS

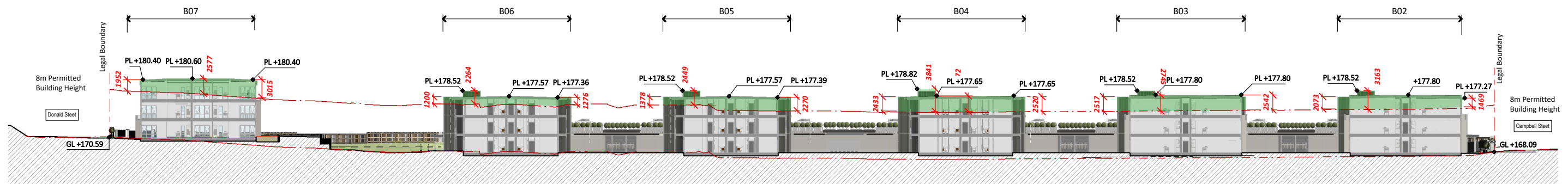
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**SCALE:** As indicated **DRAWING NO.:**

**DRAWING STATUS:** RC15 **.A0-300**

4/06/2021 14:40 PM BIM 360/042 - Karori042-RCT\_401\_S01\_SITE PLAN.rvt



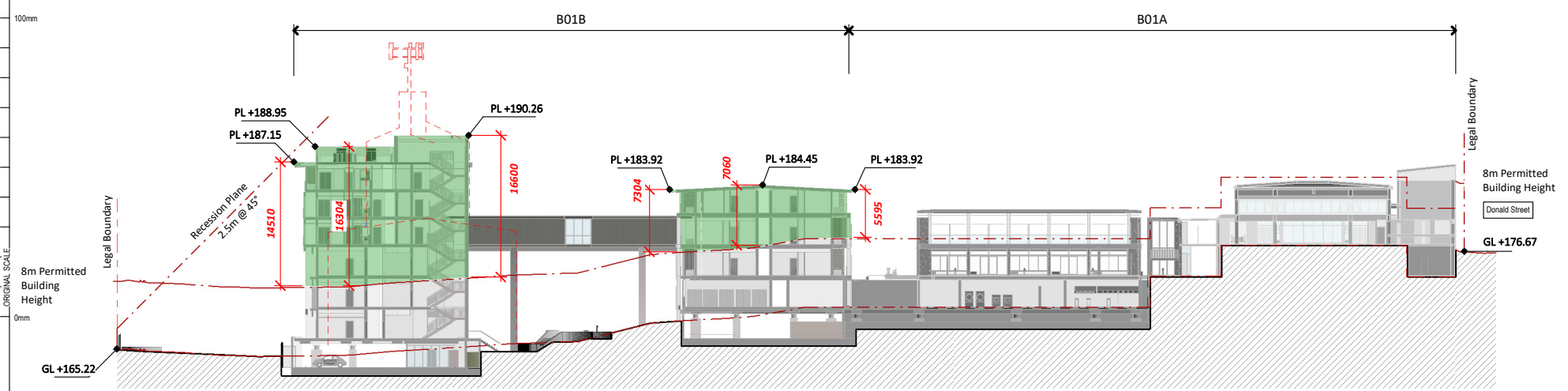
**SITE PLAN LEGEND** NOT TO SCALE



**1 LONG SECTION 5**  
A0-030 A1 sheet scale = 1 : 350  
A3 sheet scale is twice scale shown above

**SURVEY DATA:**  
GROUND LEVELS, TREES & DASHED LINES INDICATING EXISTING NEIGHBOURING PROPERTIES (INCL. ROOF HEIGHTS,) & GROUND LEVELS ARE TAKEN FROM LIDAR DATA SUPPLIED BY AURECON. LEVELS OF ACCURACY ARE AS NOTED ON AURECONS SURVEY DATA, REFER TO ASSESSMENT PACK.  
REFERENCES INDICATED:  
RR = RIDGE LEVEL (AS PER SURVEY)  
PL = PROPOSED LEVEL  
FFL = PROPOSED FINISHED FLOOR LEVEL  
GL = GROUND LEVEL

**NOTES:**  
EXISTING BUILDINGS - REFER SHT RC06  
SECTIONS OF PROPOSED BUILDINGS OUTSIDE THE 8m HEIGHT LIMIT



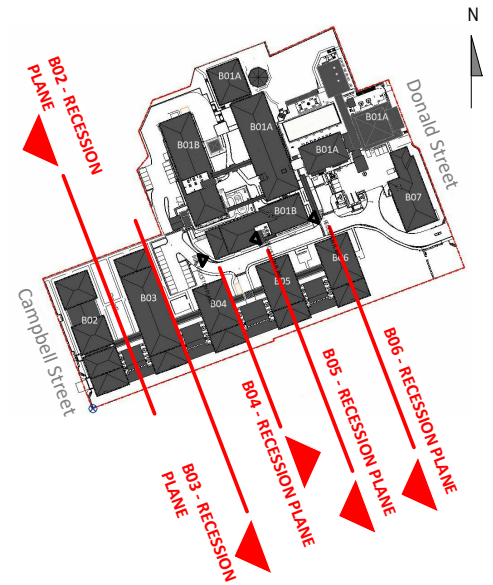
**2 LONG SECTION 1**  
A0-030 A1 sheet scale = 1 : 350  
A3 sheet scale is twice scale shown above





**1 B02 - RECESSION PLANE SECTION**

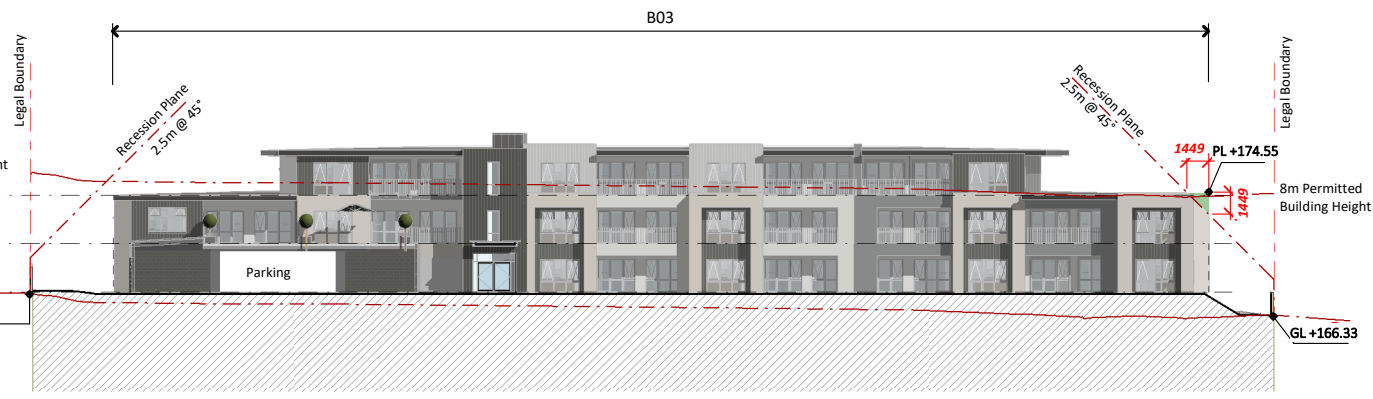
A0-030  
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A3 sheet scale is twice scale shown above



**SITE PLAN LEGEND** NOT TO SCALE

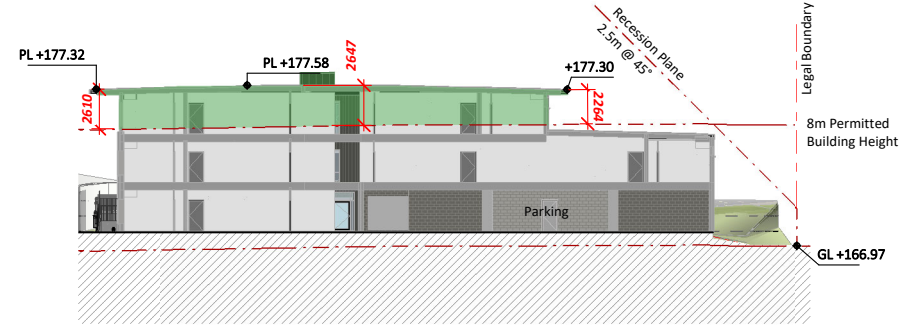
**SURVEY DATA:**  
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**REFERENCES INDICATED:**  
RR = RIDGE LEVEL (AS PER SURVEY)  
PL = PROPOSED LEVEL  
FFL = PROPOSED FINISHED FLOOR LEVEL  
GL = GROUND LEVEL

**NOTES:**  
EXISTING BUILDINGS - REFER SHT RC06  
SECTIONS OF PROPOSED BUILDINGS OUTSIDE THE 8m HEIGHT LIMIT



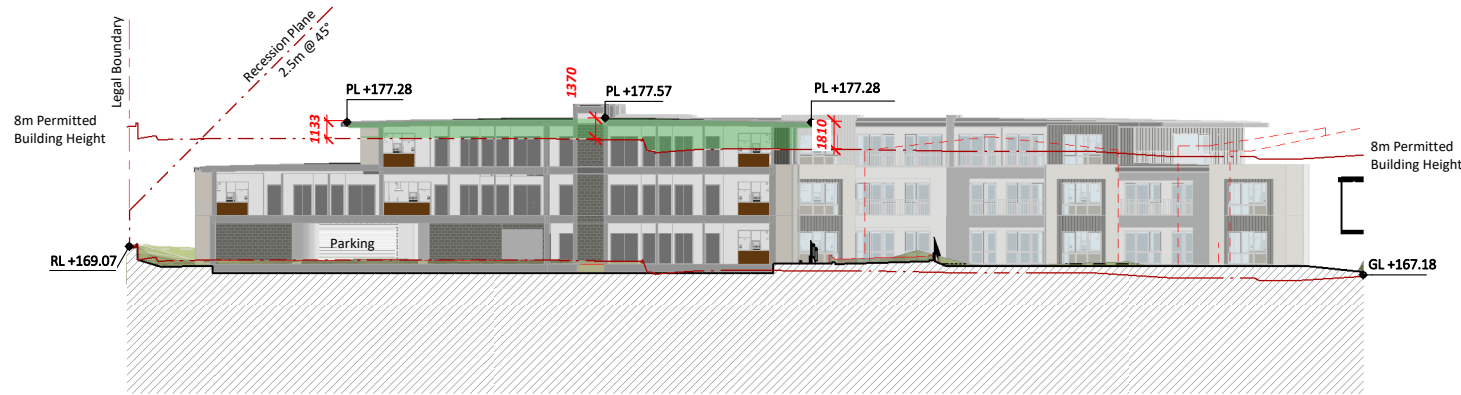
**5 B03 - RECESSION PLANE SECTION**

A0-030  
A1 sheet scale = 1 : 250  
A3 sheet scale is twice scale shown above



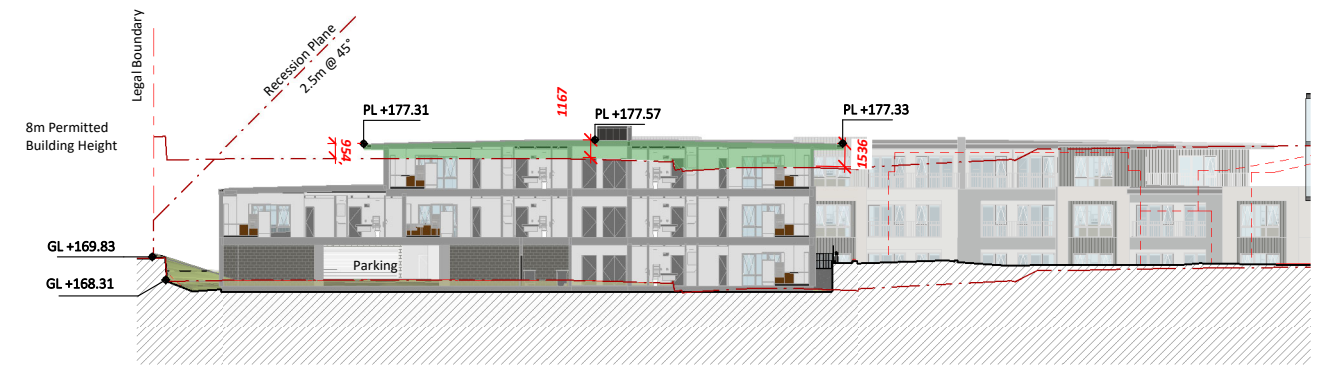
**2 B04 - RECESSION PLANE SECTION**

A0-030  
A1 sheet scale = 1 : 250  
A3 sheet scale is twice scale shown above



**4 B05 - RECESSION PLANE SECTION**

A0-030  
A1 sheet scale = 1 : 250  
A3 sheet scale is twice scale shown above



**3 B06 - RECESSION PLANE SECTION**

A0-030  
A1 sheet scale = 1 : 250  
A3 sheet scale is twice scale shown above



**COMPREHENSIVE CARE RETIREMENT VILLAGE - DONALD STREET, KARORI, WELLINGTON**

92 RUSSELY ROAD, CHRISTCHURCH, NEW ZEALAND  
PH: 64 - 3 - 366 4069

**AMENDMENTS:**  
A 18 JUNE 2021 RC UPDATES (POST LODGEMENT SET)

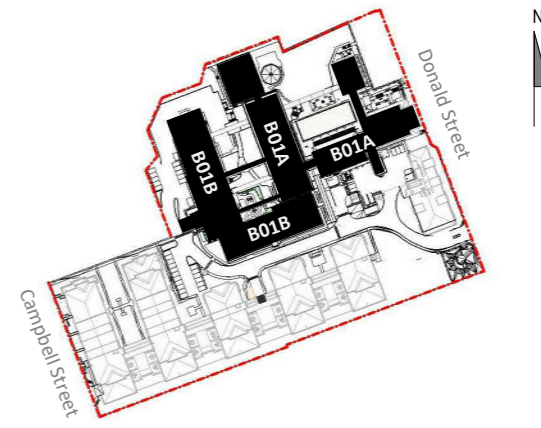
**LOCATION:**  
DONALD STREET, KARORI, WELLINGTON

**BLOCK NO.:** S01 **AMENDMENT:** A  
**PROJECT NO.:** 042 **STAGE NO.:** RCT

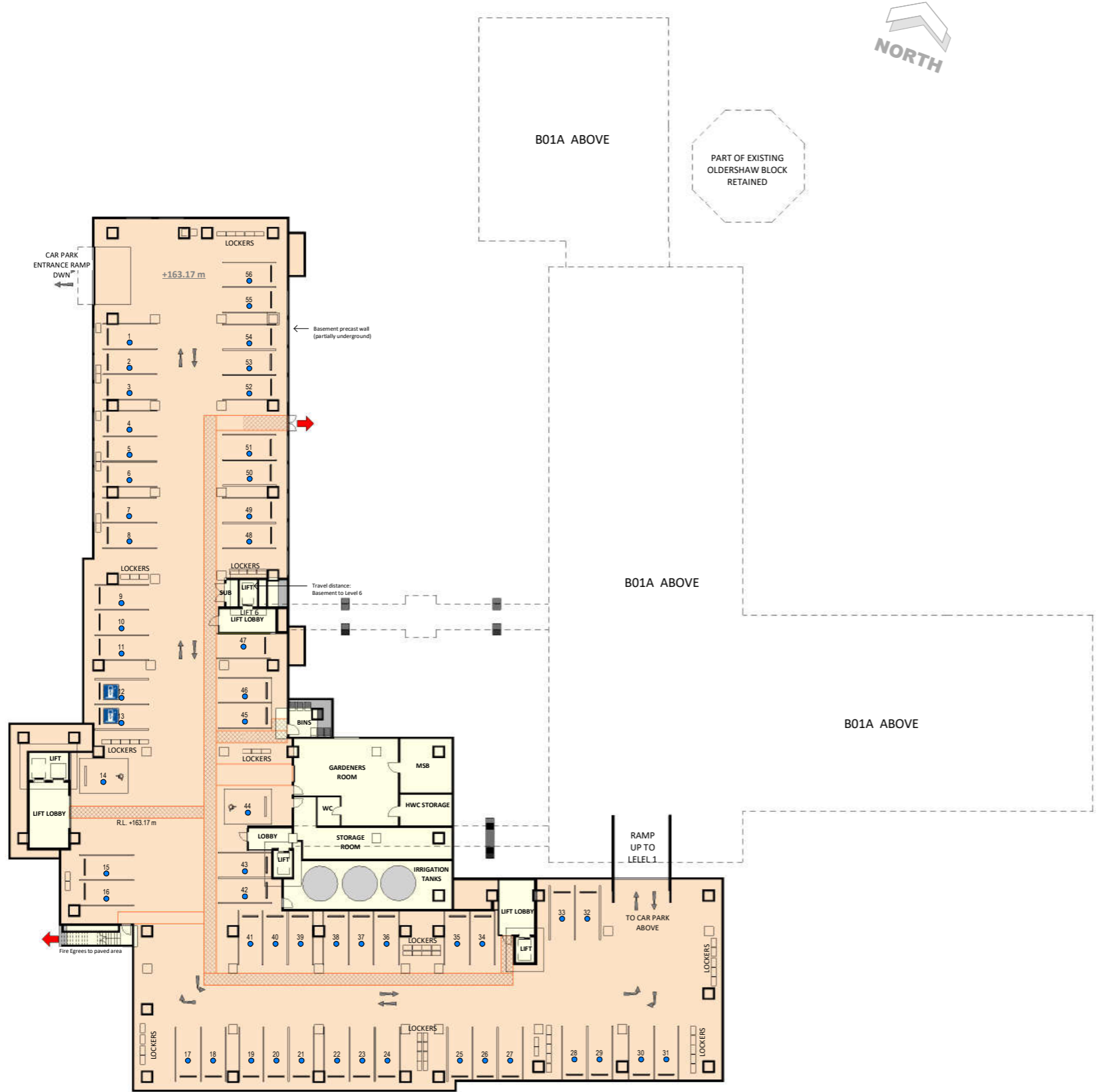
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PROPOSED SITE SECTIONS  
B02-B06

**PDF NAME:** 042 - RCT \_ S01 \_ A0-302 \_ A  
**SCALE:** As indicated **DRAWING NO.:**  
**DRAWING STATUS:** RC17 **.A0-302**

24/06/2021 1:50:04 PM - BIM 360/042 - Karori042-RCT\_401\_S01\_SITE PLAN.rvt



**SITE PLAN LEGEND** NOT TO SCALE



**ACCOMMODATION SCHEDULE THIS LEVEL**

Level 0 of 6 - No accommodation this level  
 Refer to Schedule on sheet A0.002 RC03

**AREA ALLOCATION**

- DEMENTIA, CARE, REST HOME
- ASSISTED LIVING SUITES (ALS)
- APARTMENTS
- VILLAGE CENTRE
- BASEMENT PARKING
- CIRCULATION, SERVICES

**NOTES:**

- Existing building
- Buildings/structures above
- Resident parking bay

This sheet to be read in conjunction with overall Site Plan sheet A0-021 RC04

**LEVEL 0 - BASEMENT PLAN**

A1 sheet scale = 1 : 250  
 A3 sheet scale is twice scale shown above



**COMPREHENSIVE CARE RETIREMENT VILLAGE - DONALD STREET, KARORI, WELLINGTON**

92 RUSSELLY ROAD, CHRISTCHURCH, NEW ZEALAND  
 PH: 64 - 3 - 366 4069

AMENDMENTS:  
 A 18 JUNE 2021 RC UPDATES (POST LODGEMENT SET)

LOCATION:  
 DONALD STREET, KARORI, WELLINGTON

DRAWING TITLE:  
 LEVEL 0 - BASEMENT

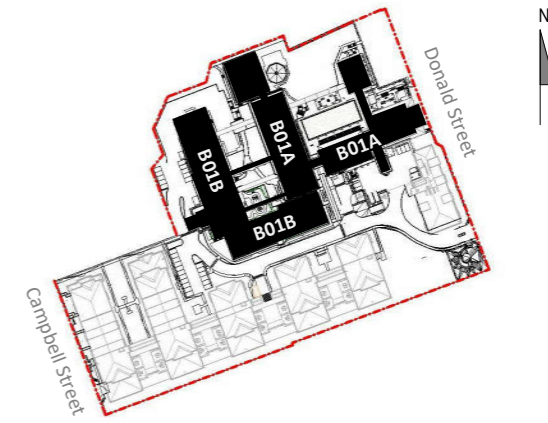
BLOCK NO.: B01 AMENDMENT: A  
 PROJECT NO.: 042 STAGE NO.: RCT

PDF NAME: 042 - RCT \_ B01 \_ A1-010 \_ A

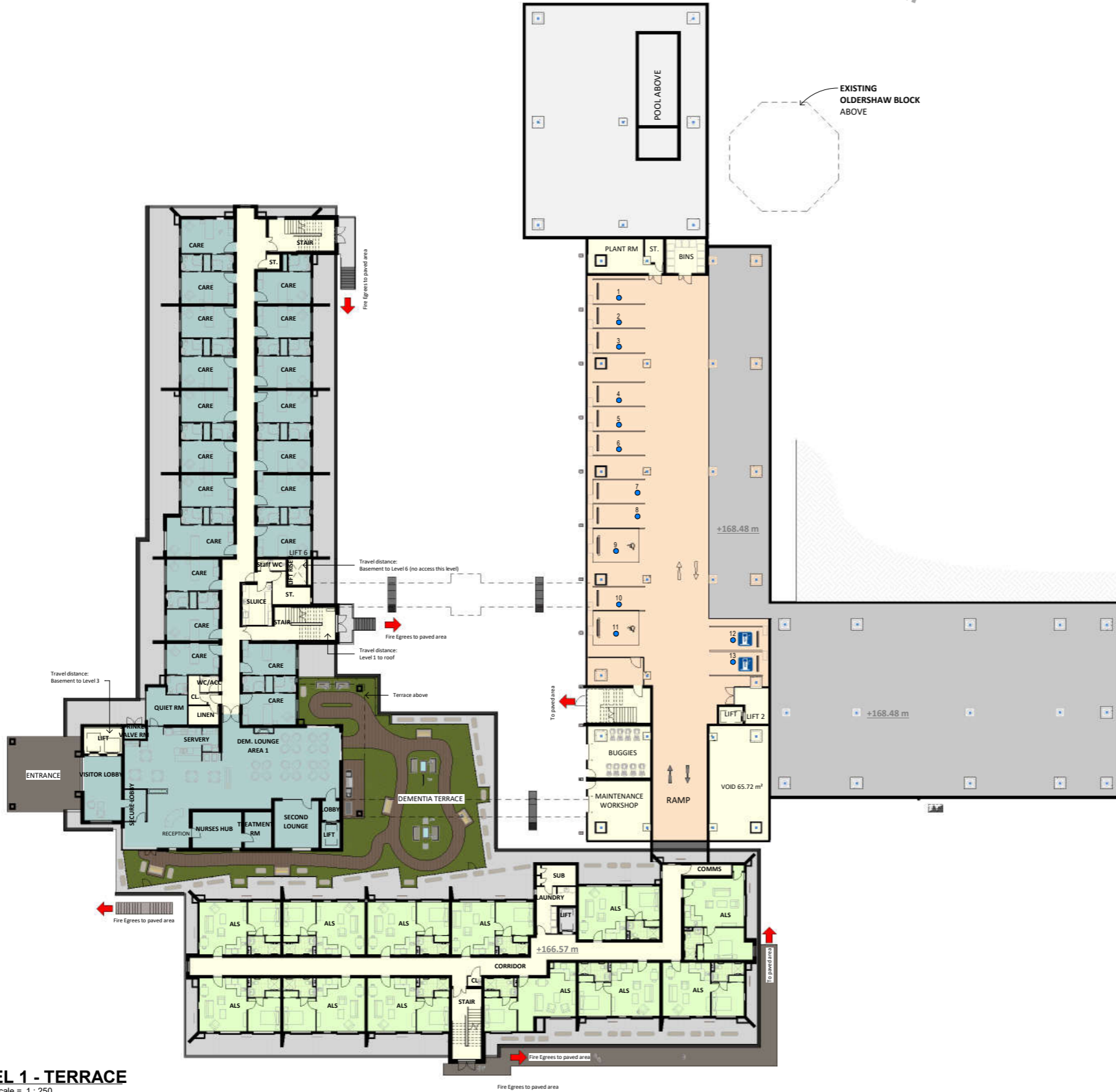
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**RC18 .A1-010**

4/06/2021 1:50:01 PM BIM 360/042 - Karori/042-RCT-B01\_EXISTING BLDGS REUSED.rvt





SITE PLAN LEGEND NOT TO SCALE



**ACCOMMODATION SCHEDULE THIS LEVEL**

Level 1 of 6  
20 DEMENTIA ROOMS  
12 ALS (ASSISTED LIVING SUITES)

Refer to Schedule on sheet A0-002 RC03

**AREA ALLOCATION**

- DEMENTIA, CARE, REST HOME
- ASSISTED LIVING SUITES (ALS)
- APARTMENTS
- VILLAGE CENTRE
- BASEMENT PARKING
- CIRCULATION, SERVICES

**NOTES:**

- Existing building
- Buildings/structures above
- Resident parking bay

This sheet to be read in conjunction with overall Site Plan sheet A0-021 RC04

**LEVEL 1 - TERRACE**

A1 sheet scale = 1 : 250  
A3 sheet scale is twice scale shown above



92 RUSSELY ROAD, CHRISTCHURCH, NEW ZEALAND  
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**COMPREHENSIVE CARE RETIREMENT VILLAGE - DONALD STREET, KARORI, WELLINGTON**

**AMENDMENTS:**

A 18 JUNE 2021 RC UPDATES (POST LODGEMENT SET)

**LOCATION:**

DONALD STREET, KARORI, WELLINGTON

**DRAWING TITLE:**

LEVEL 1 - TERRACE

BLOCK NO.: B01 AMENDMENT: A

PROJECT NO.: 042 STAGE NO.: RCT

PDF NAME: 042 - RCT \_ B01 \_ A1-020 \_ A

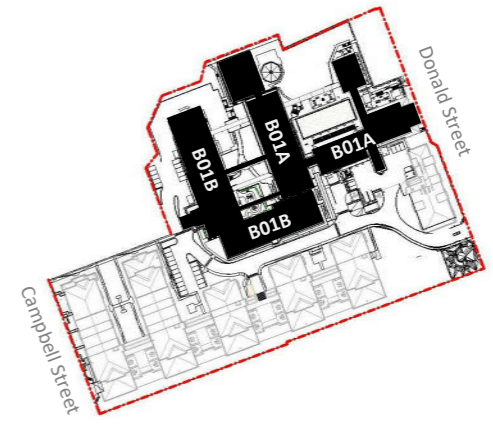
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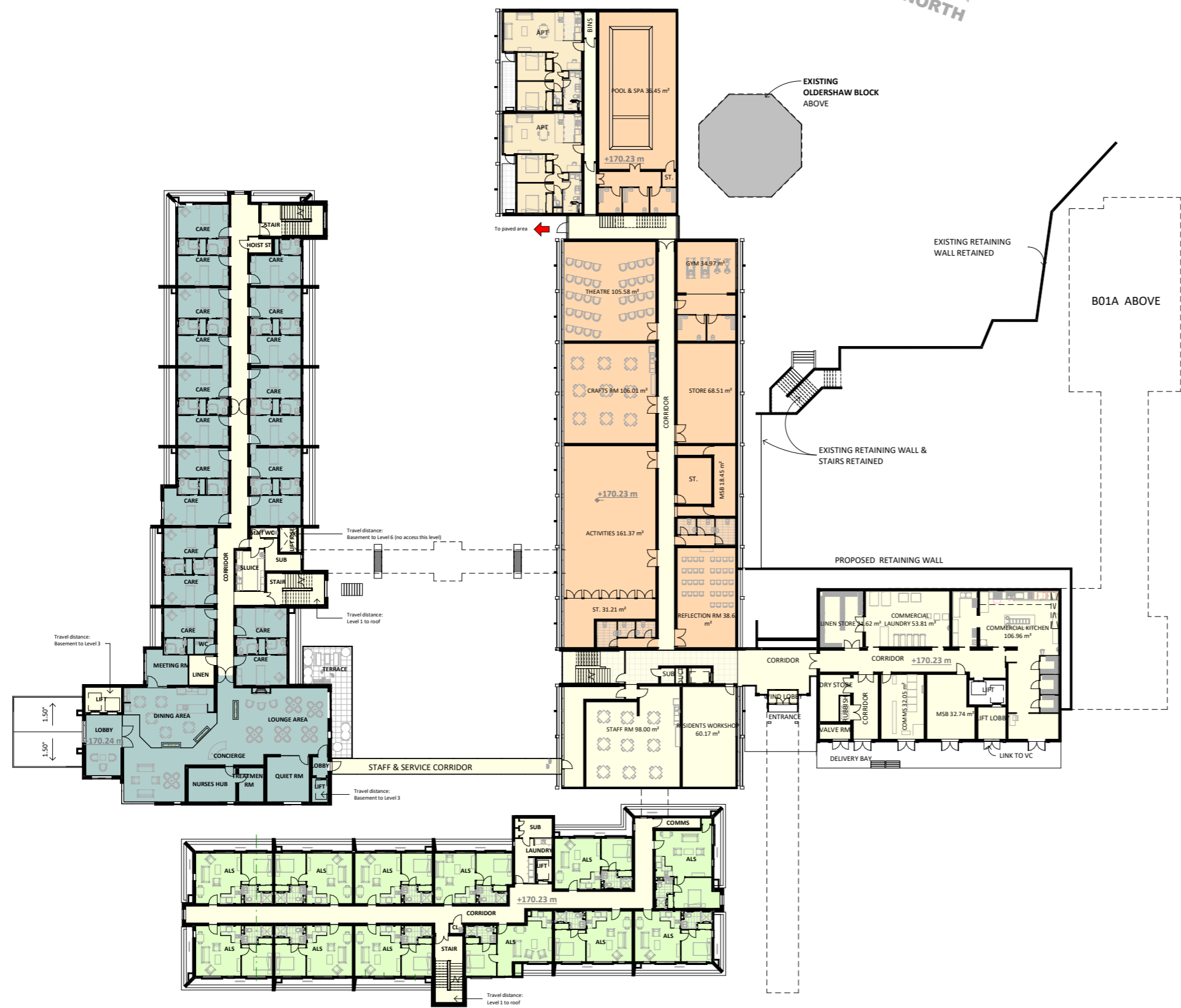
**RC19**

**.A1-020**

4/08/2021 1:59:40 PM BIM 360/042 - Karori/042-RCT-B01 - EXISTING BLDGS REUSED.rvt



**SITE PLAN LEGEND** NOT TO SCALE



**ACCOMMODATION SCHEDULE THIS LEVEL**

- Level 2 of 6**
- 20 CARE ROOMS
  - 12 ALS (ASSISTED LIVING SUITES)
  - 2 IA (INDEPENDENT APARTMENTS)

Refer to Schedule on sheet A0-002 RC03

**AREA ALLOCATION**

- DEMENTIA, CARE, REST HOME
- ASSISTED LIVING SUITES (ALS)
- APARTMENTS
- VILLAGE CENTRE
- BASEMENT PARKING
- CIRCULATION, SERVICES

**NOTES:**

- Existing building
- Buildings/structures above
- Resident parking bay

This sheet to be read in conjunction with overall Site Plan sheet A0-021 RC04

**LEVEL 2 - TERRACE**  
 A1 sheet scale = 1 : 250  
 A3 sheet scale is twice scale shown above



**COMPREHENSIVE CARE RETIREMENT VILLAGE - DONALD STREET, KARORI, WELLINGTON**

92 RUSSELY ROAD, CHRISTCHURCH, NEW ZEALAND  
 PH: 64 - 3 - 366 4069

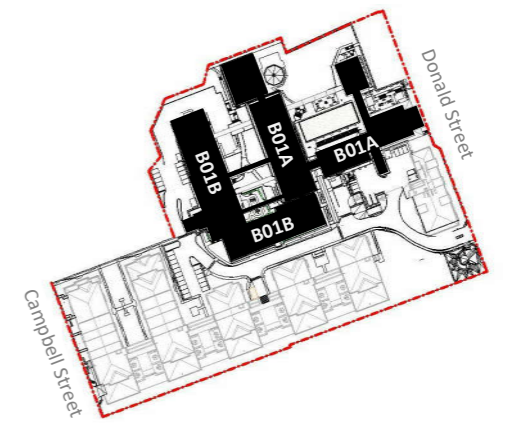
AMENDMENTS:  
 A 18 JUNE 2021 RC UPDATES (POST LODGEMENT SET)

LOCATION:  
 DONALD STREET, KARORI, WELLINGTON

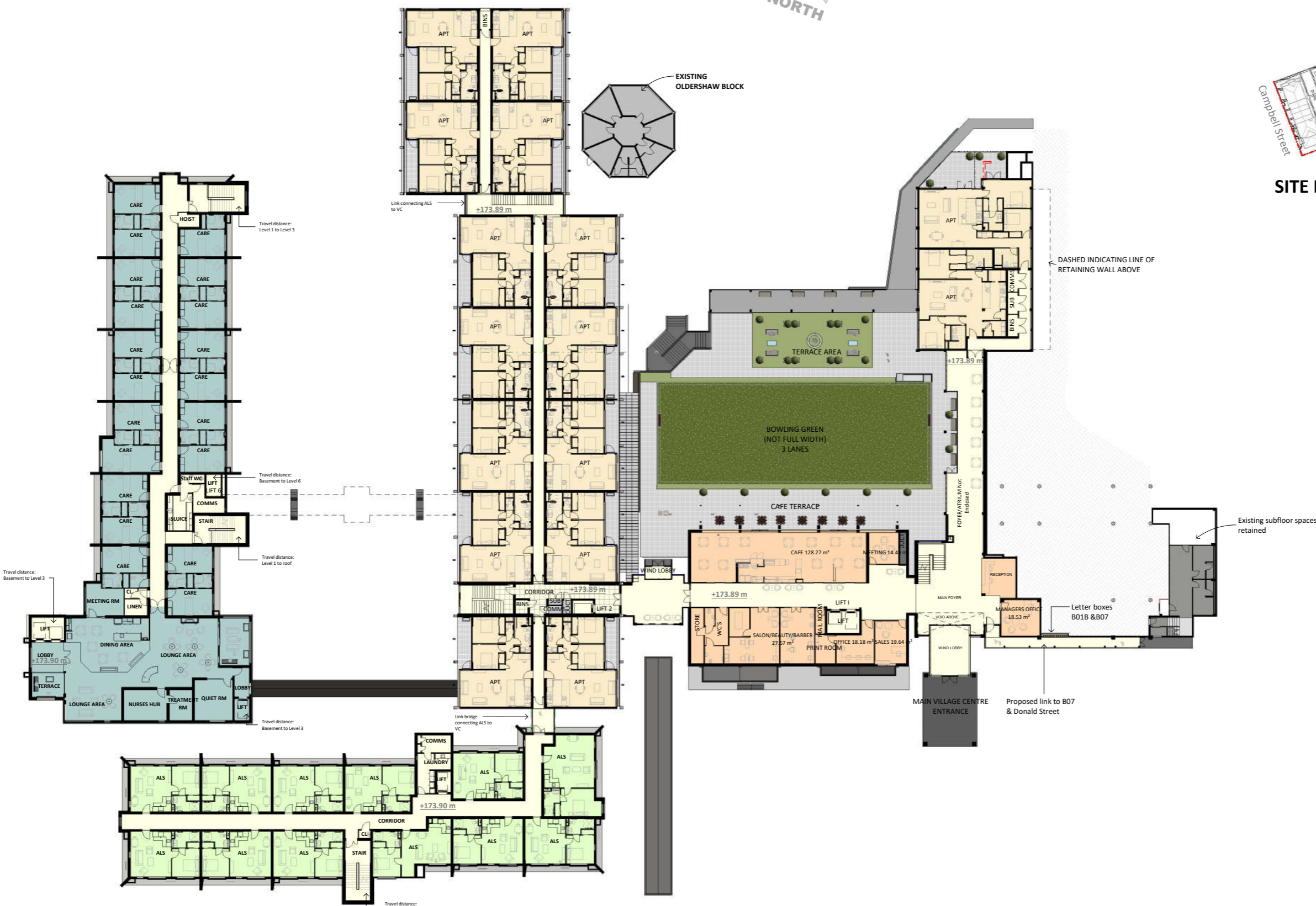
DRAWING TITLE:  
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BLOCK NO.: B01 AMENDMENT: A  
 PROJECT NO.: 042 STAGE NO.: RCT  
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 SCALE: As indicated DRAWING NO.:  
 DRAWING STATUS:  
**RC20** **.A1-030**





**SITE PLAN LEGEND** NOT TO SCALE



**ACCOMMODATION SCHEDULE THIS LEVEL**

- Level 3 of 6**
- 20 HOSPITAL ROOMS
- 12 ALS (ASSISTED LIVING SUITES)
- 16 IA (INDEPENDENT APARTMENTS)

Refer to Schedule on sheet A0-002 RC03

**AREA ALLOCATION**

- DEMENTIA, CARE, REST HOME
- ASSISTED LIVING SUITES (ALS)
- APARTMENTS
- VILLAGE CENTRE
- BASEMENT PARKING
- CIRCULATION, SERVICES

**NOTES:**

- Existing building
- Buildings/structures above
- Resident parking bay

This sheet to be read in conjunction with overall Site Plan sheet A0-021 RC04

**LEVEL 3 - GROUND FLOOR**

A1 sheet scale = 1 : 250  
A3 sheet scale is twice scale shown above



**COMPREHENSIVE CARE RETIREMENT VILLAGE - DONALD STREET, KARORI, WELLINGTON**

AMENDMENTS:  
A 18 JUNE 2021 RC UPDATES (POST LODGEMENT SET)

LOCATION:  
DONALD STREET, KARORI, WELLINGTON

BLOCK NO.: B01 AMENDMENT: A  
PROJECT NO.: 042 STAGE NO.: RCT

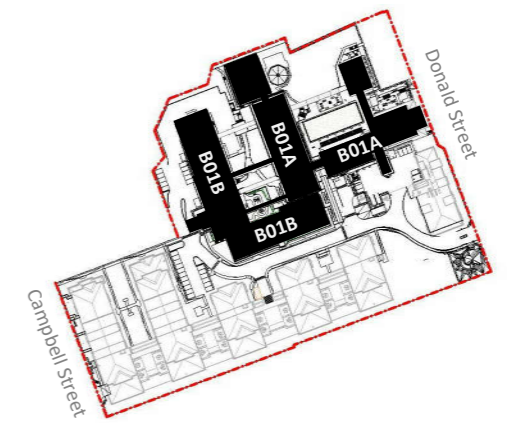
DRAWING TITLE:  
LEVEL 3 - GROUND FLOOR PLAN

PDF NAME: 042 - RCT \_ B01 \_ A1-040 \_ A  
SCALE: As indicated DRAWING NO.:

DRAWING STATUS:  
**RC21** **.A1-040**

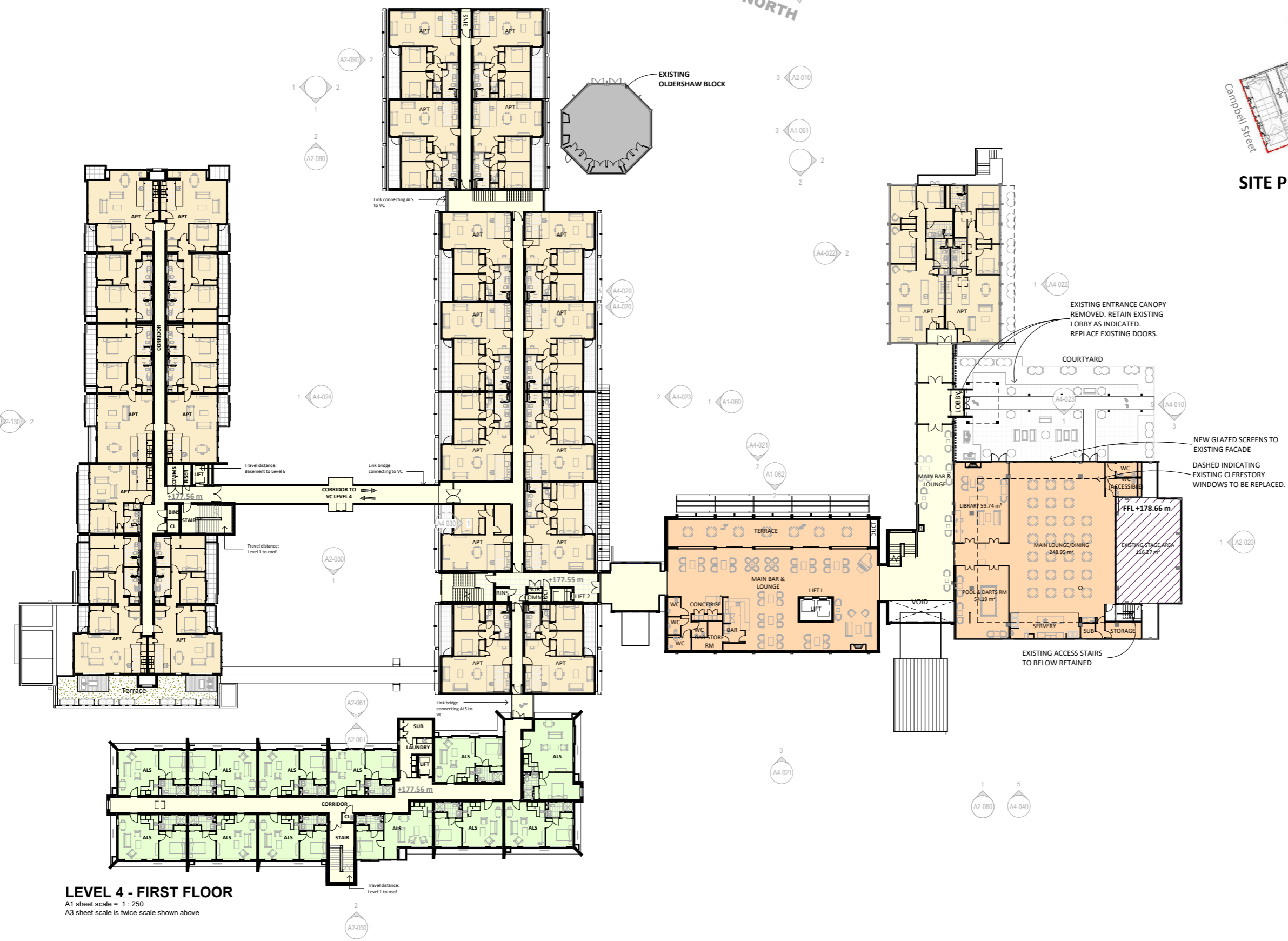
92 RUSSELLY ROAD, CHRISTCHURCH, NEW ZEALAND  
PH: 64 - 3 - 366 4069

4/08/2021 1:57:02 PM  
BIN\_360/042 - Karori/042-RCT\_B01\_EXISTING BLOGS REUSED.rvt



**SITE PLAN LEGEND** NOT TO SCALE

200mm  
100mm  
0mm  
ORIGINAL SCALE



**LEVEL 4 - FIRST FLOOR**

A1 sheet scale = 1 : 250  
A3 sheet scale is twice scale shown above

**ACCOMMODATION SCHEDULE THIS LEVEL**

- Level 4 of 6
  - 12 ALS (ASSISTED LIVING SUITES)
  - 23 IA (INDEPENDENT APARTMENTS)

Refer to Schedule on sheet A0-002 RC03

**AREA ALLOCATION**

- DEMENTIA, CARE, REST HOME
- ASSISTED LIVING SUITES (ALS)
- APARTMENTS
- VILLAGE CENTRE
- BASEMENT PARKING
- CIRCULATION, SERVICES

**NOTES:**

- Existing building
- Buildings/structures above
- Resident parking bay

This sheet to be read in conjunction with overall Site Plan sheet A0-021 RC04



**COMPREHENSIVE CARE RETIREMENT VILLAGE - DONALD STREET, KARORI, WELLINGTON**

92 RUSSELLY ROAD, CHRISTCHURCH, NEW ZEALAND  
PH: 64 - 3 - 366 4069

AMENDMENTS:  
A 18 JUNE 2021 RC UPDATES (POST LODGEMENT SET)

LOCATION:  
DONALD STREET, KARORI, WELLINGTON

DRAWING TITLE:  
LEVEL 4 - FIRST FLOOR PLAN

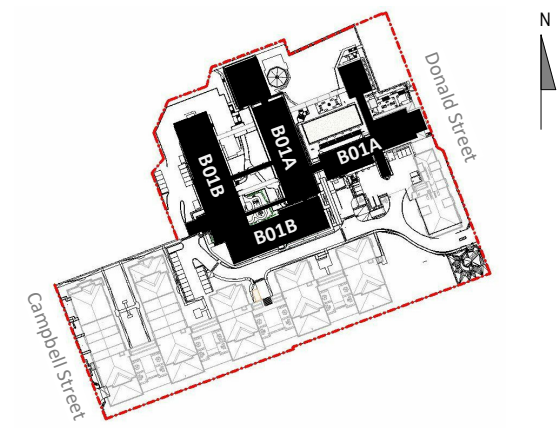
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PDF NAME: 042 - RCT \_ B01 \_ A1-050 \_ A

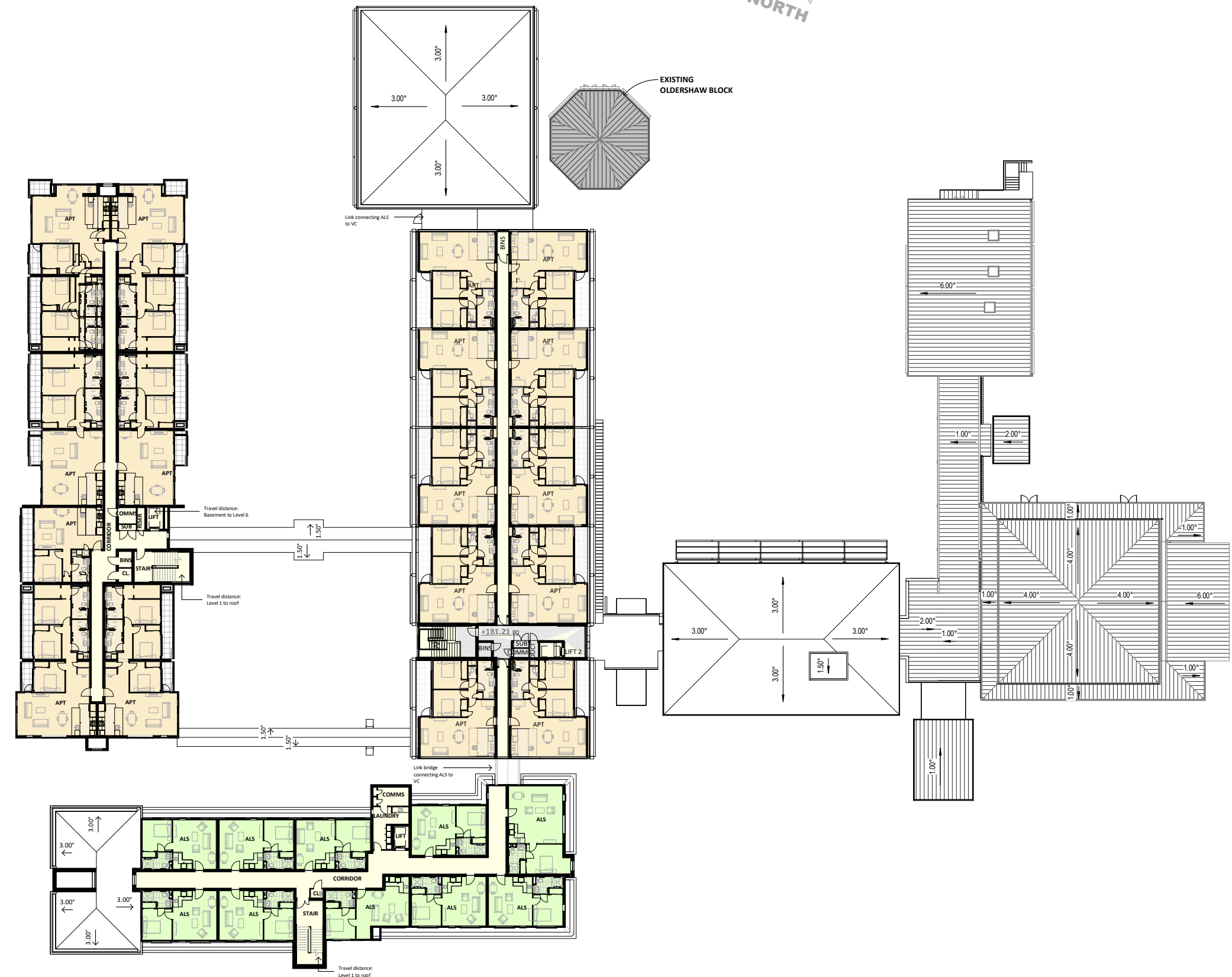
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DRAWING STATUS:  
**RC22** **.A1-050**

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**SITE PLAN LEGEND** NOT TO SCALE



**LEVEL 5 - SECOND FLOOR PLAN**

A1 sheet scale = 1 : 250  
A3 sheet scale is twice scale shown above

**ACCOMMODATION SCHEDULE THIS LEVEL**

Level 5 of 6  
10 ALS (ASSISTED LIVING SUITES)  
17 IA (INDEPENDENT APARTMENTS)

Refer to Schedule on sheet A0-002 RC03

**AREA ALLOCATION**

- DEMENTIA, CARE, REST HOME
- ASSISTED LIVING SUITES (ALS)
- APARTMENTS
- VILLAGE CENTRE
- BASEMENT PARKING
- CIRCULATION, SERVICES

**NOTES:**

- Existing building
- Buildings/structures above
- Resident parking bay

This sheet to be read in conjunction with overall Site Plan sheet A0-021 RC04

\_24/06/2021 1:47:02 PM - BIM\_360/1642 - Karori042-RCT\_B01\_EXISTING BLDGS REUSED.rvt



# COMPREHENSIVE CARE RETIREMENT VILLAGE - DONALD STREET, KARORI, WELLINGTON

92 RUSSELY ROAD, CHRISTCHURCH, NEW ZEALAND  
PH: 64 - 3 - 366 4069

AMENDMENTS:  
A 18 JUNE 2021 RC UPDATES (POST LODGEMENT SET)

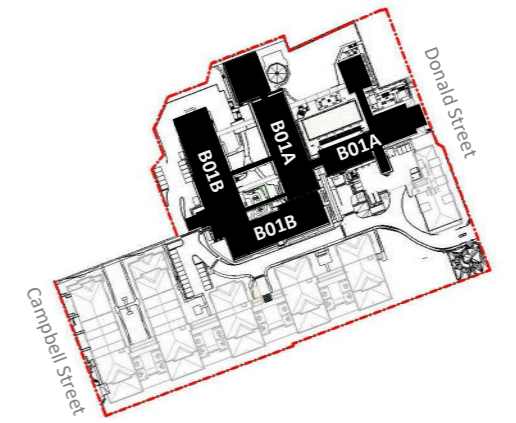
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DONALD STREET, KARORI, WELLINGTON

DRAWING TITLE:  
LEVEL 5 - SECOND FLOOR

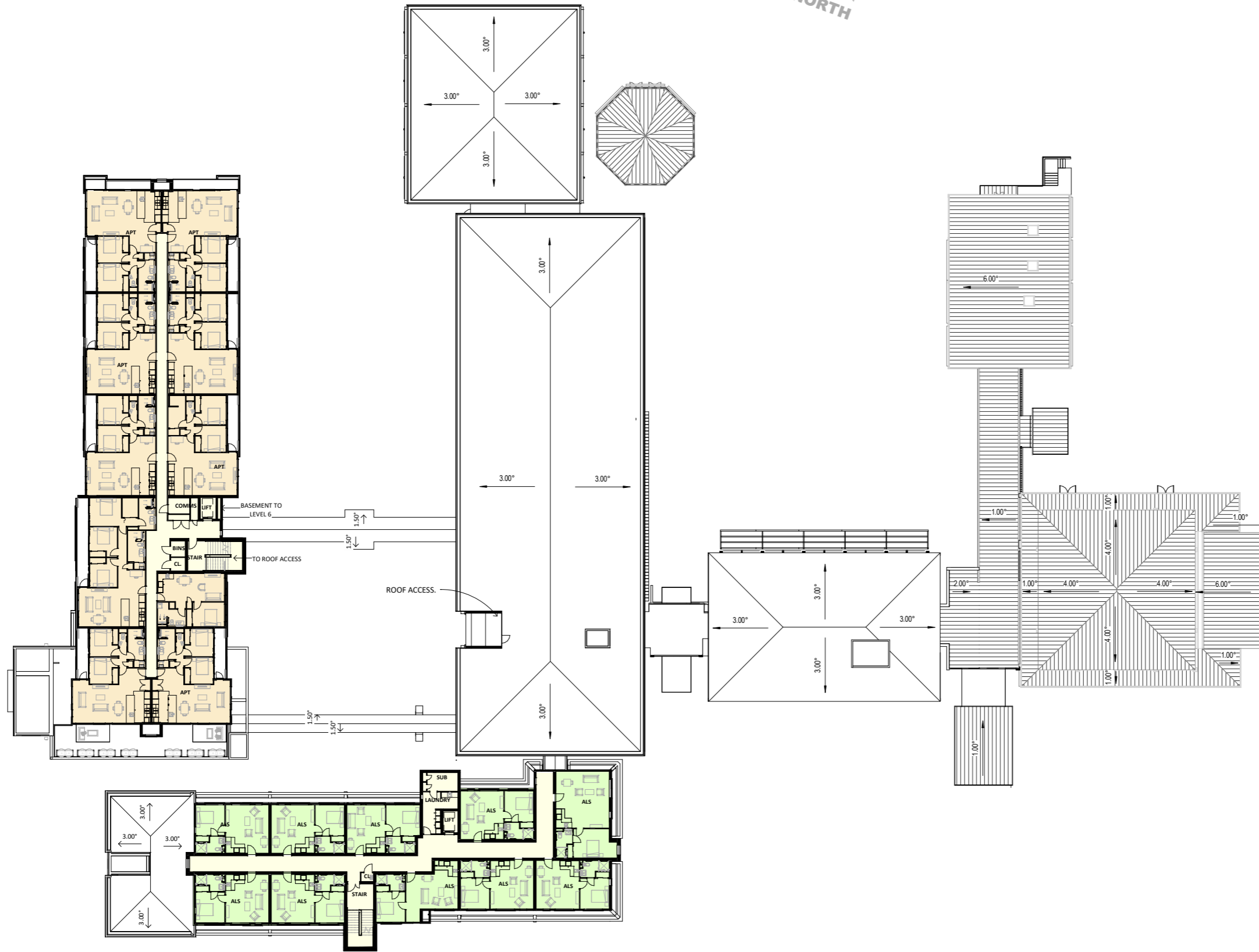
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PROJECT NO.: 042 STAGE NO.: RCT

PDF NAME: 042 - RCT \_ B01 \_ A1-060 \_ A  
SCALE: As indicated DRAWING NO.:

DRAWING STATUS:  
**RC23** **.A1-060**



**SITE PLAN LEGEND** NOT TO SCALE



**LEVEL 6 - THIRD FLOOR PLAN**

A1 sheet scale = 1 : 250  
A3 sheet scale is twice scale shown above

**ACCOMMODATION SCHEDULE THIS LEVEL**

Level 6 of 6  
10 ALS (ASSISTED LIVING SUITES)  
10 IA (INDEPENDENT APARTMENTS)

Refer to Schedule on sheet A0-002 RC03

**AREA ALLOCATION**

- DEMENTIA, CARE, REST HOME
- ASSISTED LIVING SUITES (ALS)
- APARTMENTS
- VILLAGE CENTRE
- BASEMENT PARKING
- CIRCULATION, SERVICES

**NOTES:**

- Existing building
- Buildings/structures above
- Resident parking bay

This sheet to be read in conjunction with overall Site Plan sheet A0-021 RC04

4/08/2021 1:59:25PM BIN\_360/042 - Karori/042-RCT\_B01\_EXISTING BLDGS REUSED.rvt



**COMPREHENSIVE CARE RETIREMENT VILLAGE - DONALD STREET, KARORI, WELLINGTON**

92 RUSSELLY ROAD, CHRISTCHURCH, NEW ZEALAND  
PH: 64 - 3 - 366 4069

AMENDMENTS:  
A 18 JUNE 2021 RC UPDATES (POST LODGEMENT SET)

LOCATION:  
DONALD STREET, KARORI, WELLINGTON

DRAWING TITLE:  
LEVEL 6 - THIRD FLOOR

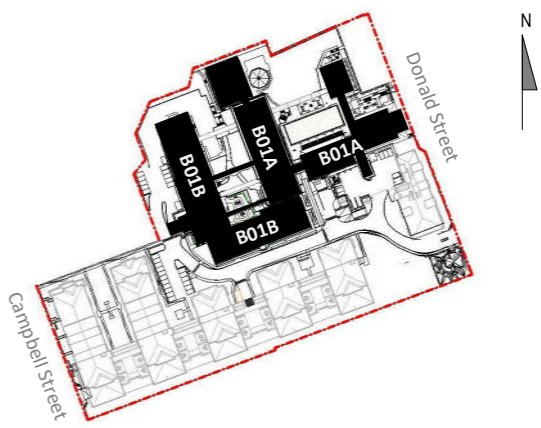
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PROJECT NO.: 042 STAGE NO.: RCT

PDF NAME: 042 - RCT \_ B01 \_ A1-070 \_ A

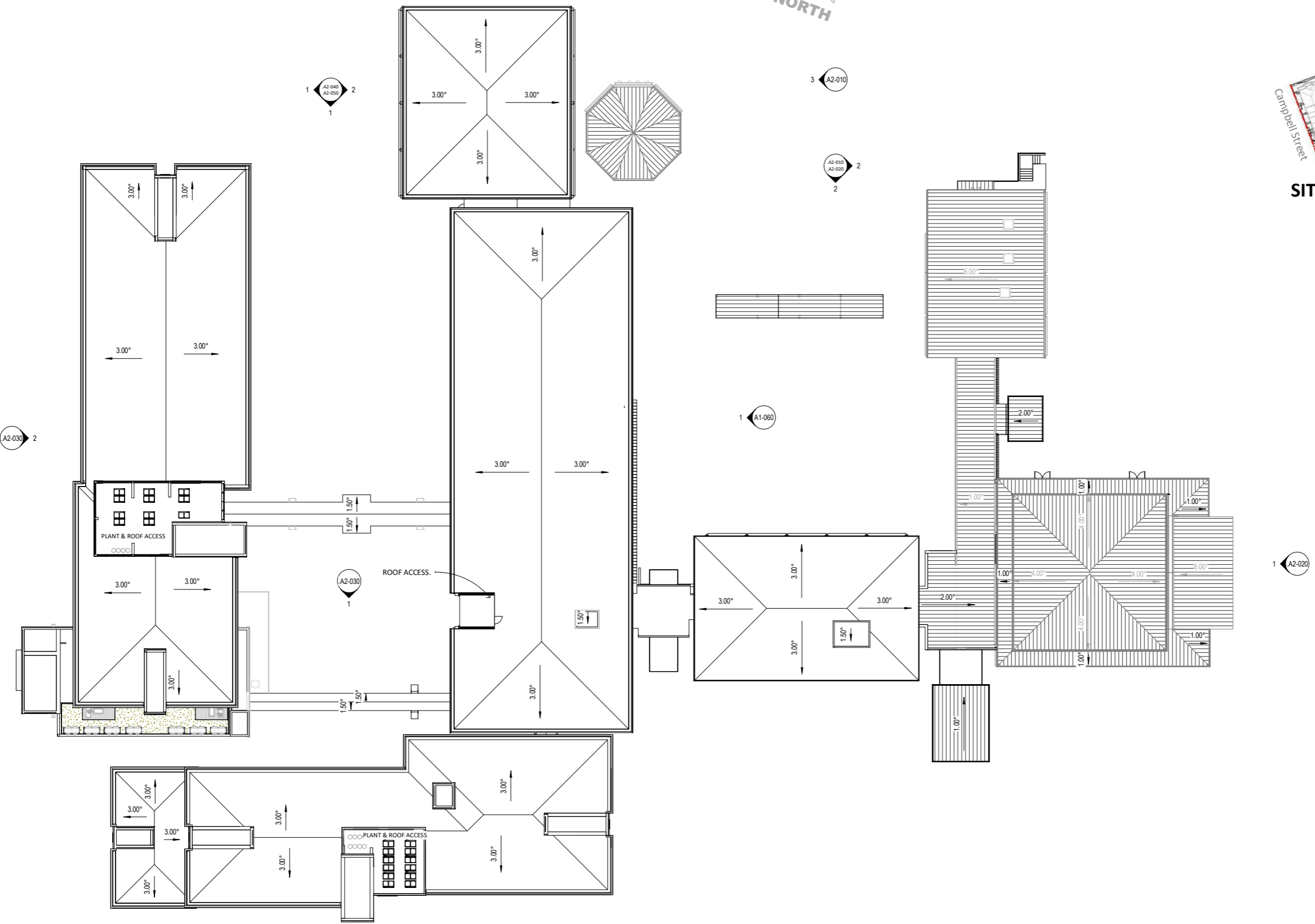
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DRAWING STATUS:  
**RC24** **.A1-070**

4/06/2021 1:59:42 PM BIN 360/042 - Karori/042-RCT-B01\_EXISTING BLDGS REUSED.rvt



**SITE PLAN LEGEND** NOT TO SCALE



**OVERALL ROOF PLAN**

A1 sheet scale = 1 : 250  
A3 sheet scale is twice scale shown above



# COMPREHENSIVE CARE RETIREMENT VILLAGE - DONALD STREET, KARORI, WELLINGTON

92 RUSSELY ROAD, CHRISTCHURCH, NEW ZEALAND  
PH: 64 - 3 - 366 4069

AMENDMENTS:

A	18 JUNE 2021	RC UPDATES (POST LODGEMENT SET)
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LOCATION:  
DONALD STREET, KARORI, WELLINGTON

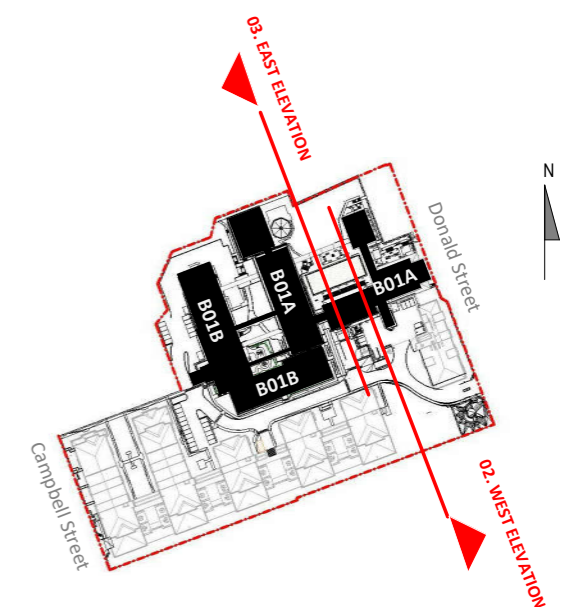
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PROPOSED ROOF PLAN

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PROJECT NO.:	042	STAGE NO.:	RCT
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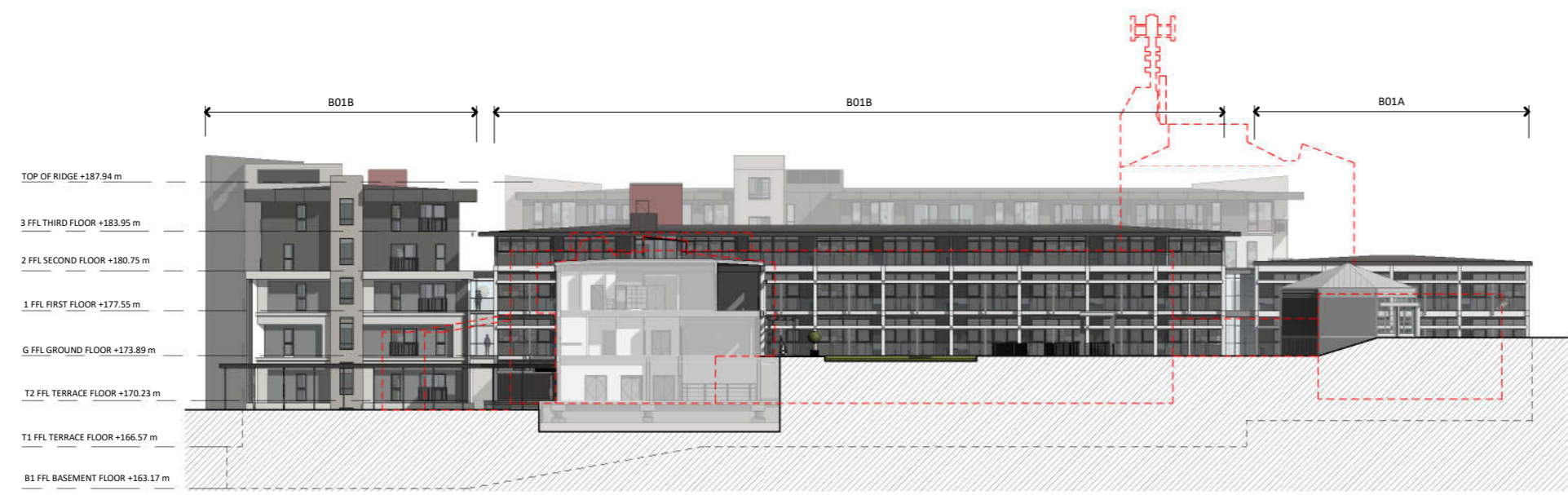
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DRAWING STATUS:  
**RC25**

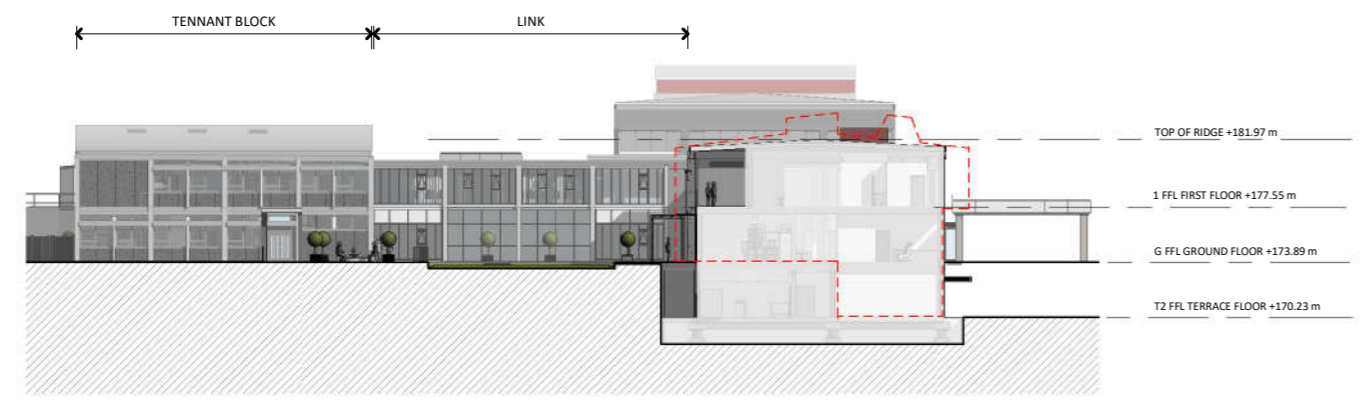
**.A1-080**



**SITE PLAN LEGEND** NOT TO SCALE




**3 EAST ELEVATION FROM COURTYARD**  
 A1 sheet scale = 1 : 250  
 A3 sheet scale is twice scale shown above



**2 WEST ELEVATION FROM COURTYARD**  
 A1 sheet scale = 1 : 250  
 A3 sheet scale is twice scale shown above

**MATERIALS**

-  Brick : Light Grey or similar
-  Metal sheeting : Coloursteel - Thunder Grey or similar
-  Roof Fascia : Thunder Grey or similar
-  Roof Finish : PTO Membrane - Ironsand
-  Plaster Finish : Winter Mushroom or similar
-  Plaster Finish : Light Grey Sto 37105 or similar
-  Concrete : Exposed precast concrete frame, mullions & hoods
-  Exposed Panels : Coloured rough textured concrete or similar light weight panel
-  External screens: PC Ironsand Frames/PC Black Whittle louvers or similar wood effect
-  Window & Door Joinery - PC Ironsand
-  Glass to Balconies - Grey tinted
-  Fascia : Smooth precast concrete or similar light weight panel
-  Vertical metal sheeting: Coloursteel - colour to match existing

 Existing buildings  
 Refer to RC06 for further information

 Indicating Basements



**COMPREHENSIVE CARE RETIREMENT VILLAGE - DONALD STREET, KARORI, WELLINGTON**

92 RUSSELLY ROAD, CHRISTCHURCH, NEW ZEALAND  
 PH: 64 - 3 - 366 4069

AMENDMENTS:  
 A 18 JUNE 2021 RC UPDATES (POST LODGEMENT SET)

LOCATION:  
 DONALD STREET, KARORI, WELLINGTON

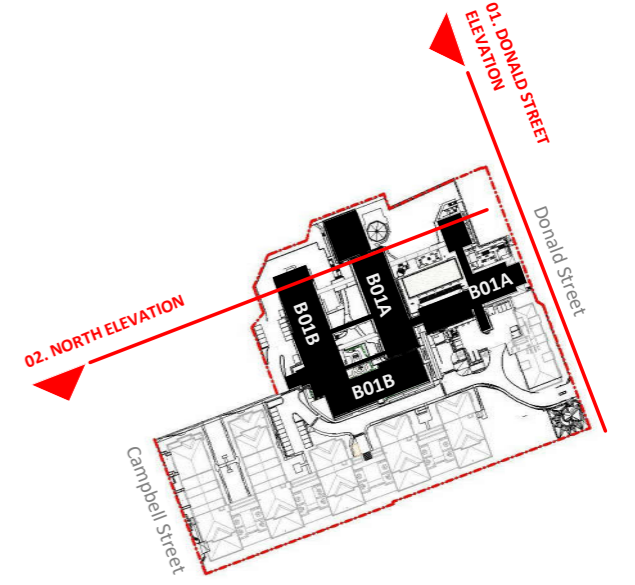
DRAWING TITLE:  
 PROPOSED VILLAGE CENTRE ELEVATIONS

BLOCK NO.: B01 AMENDMENT: A  
 PROJECT NO.: 042 STAGE NO.: RCT  
 PDF NAME: 042 - RCT \_ B01 \_ A2-010 \_ A

SCALE: As indicated DRAWING NO.:  
 DRAWING STATUS:  
**RC26** **.A2-010**

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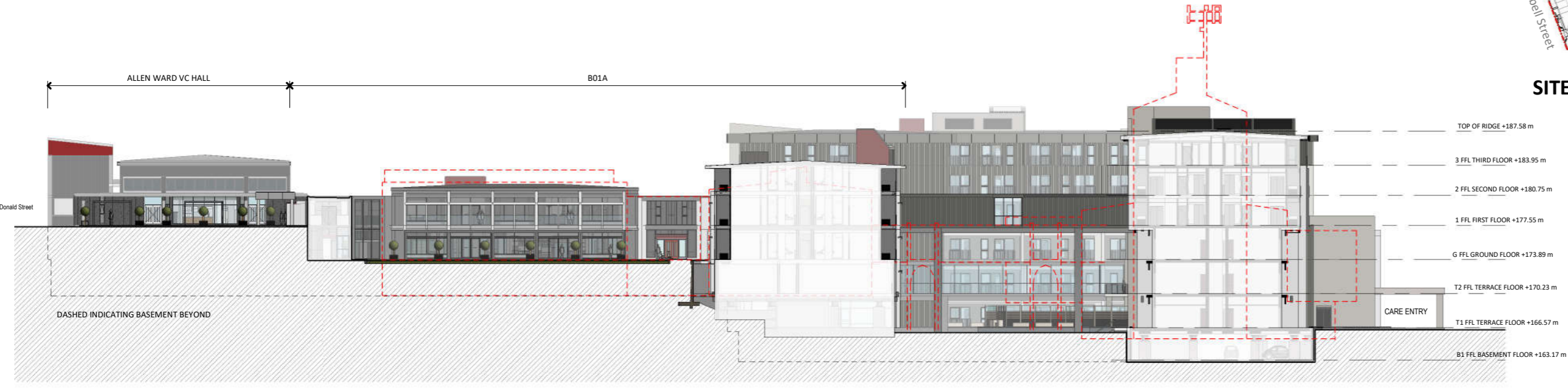


**SITE PLAN LEGEND** NOT TO SCALE

- MATERIALS**
- Brick : Light Grey or similar
  - Metal sheeting : Coloursteel - Thunder Grey or similar
  - Roof Fascia : Thunder Grey or similar
  - Roof Finish : PTO Membrane - Ironsand
  - Plaster Finish : Winter Mushroom or similar
  - Plaster Finish : Light Grey Sto 37105 or similar
  - Concrete : Exposed precast concrete frame, mullions & hoods
  - Exposed Panels : Coloured rough textured concrete or similar light weight panel
  - External screens : PC Ironsand Frames/PC Black Whattle louvers or similar wood effect
  - Window & Door Joinery - PC Ironsand
  - Glass to Balconies - Grey tinted
  - Fascia : Smooth precast concrete or similar light weight panel
  - Vertical metal sheeting : Coloursteel - colour to match existing

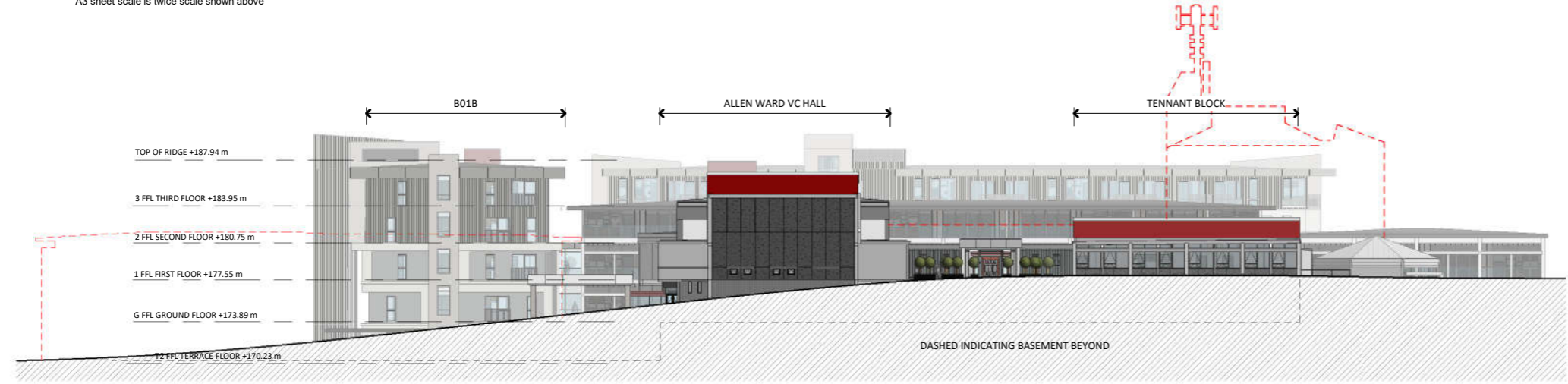
Existing buildings  
Refer to RC06 for further information

Indicating Basements



**2 NORTH ELEVATION FROM COURTYARD**

A1-050 A1 sheet scale = 1 : 250  
A3 sheet scale is twice scale shown above



**1 ELEVATION FROM DONALD STREET**

A1-050 A1 sheet scale = 1 : 250  
A3 sheet scale is twice scale shown above



**COMPREHENSIVE CARE RETIREMENT VILLAGE - DONALD STREET, KARORI, WELLINGTON**

92 RUSSELY ROAD, CHRISTCHURCH, NEW ZEALAND  
PH: 64 - 3 - 366 4069

AMENDMENTS:  
A 18 JUNE 2021 RC UPDATES (POST LODGEMENT SET)

LOCATION:  
DONALD STREET, KARORI, WELLINGTON

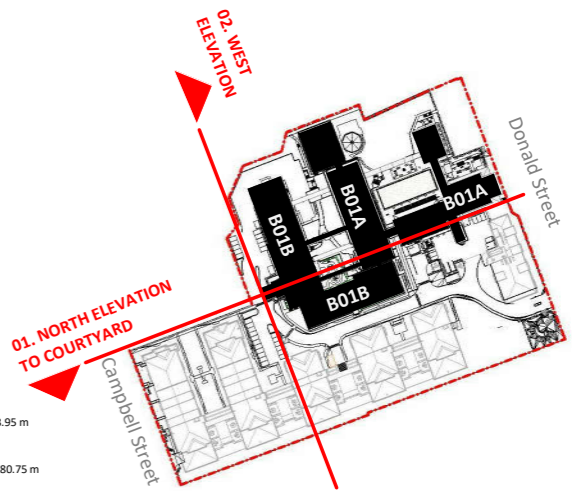
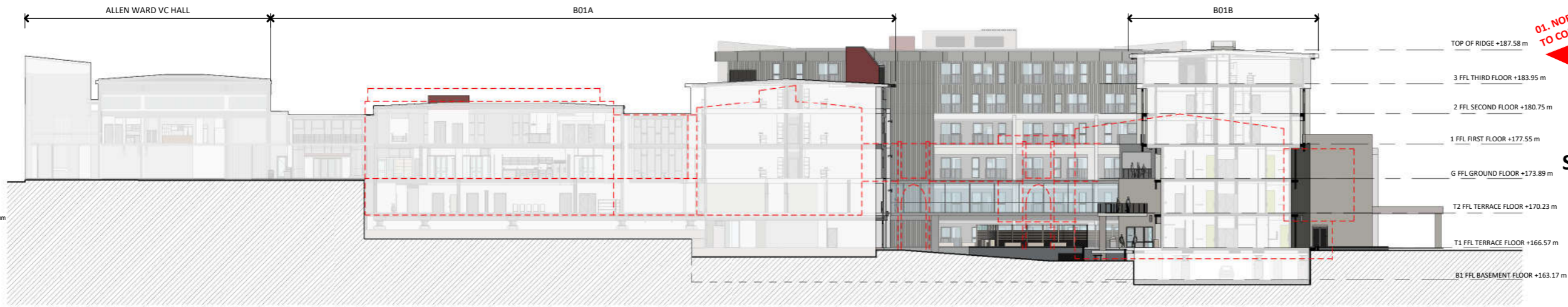
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PROPOSED VILLAGE CENTRE ELEVATIONS

BLOCK NO.: B01 AMENDMENT: A  
PROJECT NO.: 042 STAGE NO.: RCT  
PDF NAME: 042 - RCT \_ B01 \_ A2-020 \_ A

SCALE: As indicated DRAWING NO.:  
DRAWING STATUS:  
**RC27** **.A2-020**

4/06/2021 2:00:19PM BIM\_360/042 - Karori/042-RCT\_B01\_EXISTING BLDGS REUSED.rvt





**SITE PLAN LEGEND** NOT TO SCALE

**MATERIALS**

-  Brick : Light Grey or similar
-  Metal sheeting : Coloursteel - Thunder Grey or similar
-  Roof Fascia : Thunder Grey or similar
-  Roof Finish : PTO Membrane - Ironsand
-  Plaster Finish : Winter Mushroom or similar
-  Plaster Finish : Light Grey Sto 37105 or similar
-  Concrete : Exposed precast concrete frame, mullions & hoods
-  Exposed Panels : Coloured rough textured concrete or similar light weight panel
-  External screens: PC Ironsand Frames/PC Black Whittle louvers or similar wood effect
-  Window & Door Joinery - PC Ironsand
-  Glass to Balconies - Grey tinted
-  Fascia : Smooth precast concrete or similar light weight panel
-  Vertical metal sheeting: Coloursteel - colour to match existing


**1 NORTH ELEVATION TO COURTYARD**

A1-050 A1 sheet scale = 1 : 250  
A3 sheet scale is twice scale shown above



**2 ELEVATION WEST**

A1-050 A1 sheet scale = 1 : 250  
A3 sheet scale is twice scale shown above

 Existing buildings  
Refer to RC06 for further information

 Indicating Basements



**COMPREHENSIVE CARE RETIREMENT VILLAGE - DONALD STREET, KARORI, WELLINGTON**

92 RUSSELLY ROAD, CHRISTCHURCH, NEW ZEALAND  
PH: 64 - 3 - 366 4069

AMENDMENTS:  
A 18 JUNE 2021 RC UPDATES (POST LODGEMENT SET)

LOCATION:  
DONALD STREET, KARORI, WELLINGTON

DRAWING TITLE:  
PROPOSED VILLAGE CENTRE ELEVATIONS

BLOCK NO.: B01 AMENDMENT: A  
PROJECT NO.: 042 STAGE NO.: RCT  
PDF NAME: 042 - RCT \_ B01 \_ A2-030 \_ A  
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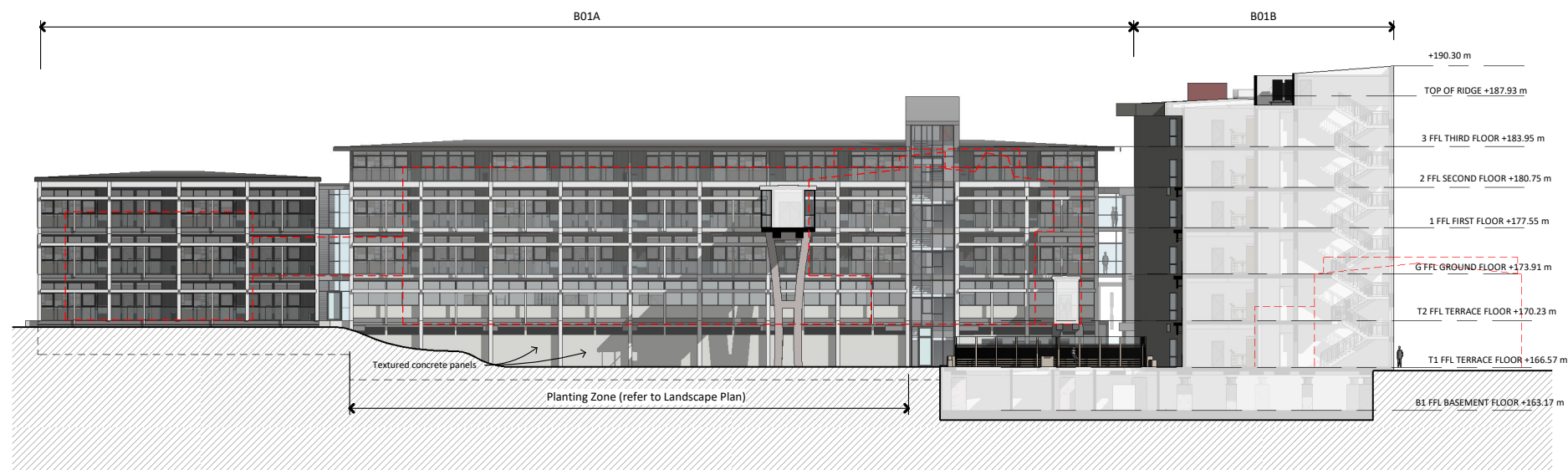
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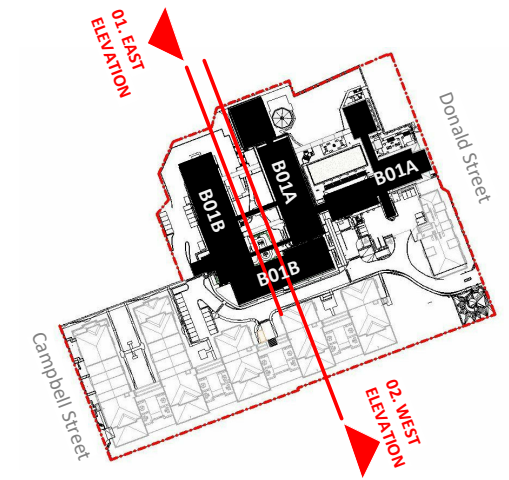
**1 EAST ELEVATION TO COURTYARD**

A1-050 A1 sheet scale = 1 : 250  
A3 sheet scale is twice scale shown above
















**2 WEST ELEVATION TO COURTYARD**


A1-050 A1 sheet scale = 1 : 250  
A3 sheet scale is twice scale shown above




**SITE PLAN LEGEND** NOT TO SCALE

**MATERIALS**

-  Brick : Light Grey or similar
-  Metal sheeting : Coloursteel - Thunder Grey or similar
-  Roof Fascia : Thunder Grey or similar
-  Roof Finish : PTO Membrane - Ironsand
-  Plaster Finish : Winter Mushroom or similar
-  Plaster Finish : Light Grey Sto 37105 or similar
-  Concrete : Exposed precast concrete frame, mullions & hoods
-  Exposed Panels : Coloured rough textured concrete or similar light weight panel
-  External screens : PC Ironsand Frames/PC Black Whattle louvers or similar wood effect
-  Window & Door Joinery - PC Ironsand
-  Glass to Balconies - Grey tinted
-  Fascia : Smooth precast concrete or similar light weight panel
-  Vertical metal sheeting : Coloursteel - colour to match existing

 Existing buildings  
Refer to RC06 for further information

 Indicating Basements



**COMPREHENSIVE CARE RETIREMENT VILLAGE - DONALD STREET, KARORI, WELLINGTON**

92 RUSSELLY ROAD, CHRISTCHURCH, NEW ZEALAND  
PH: 64 - 3 - 366 4069

AMENDMENTS:  
A 18 JUNE 2021 RC UPDATES (POST LODGEMENT SET)

LOCATION:  
DONALD STREET, KARORI, WELLINGTON

DRAWING TITLE:  
PROPOSED VILLAGE CENTRE ELEVATIONS

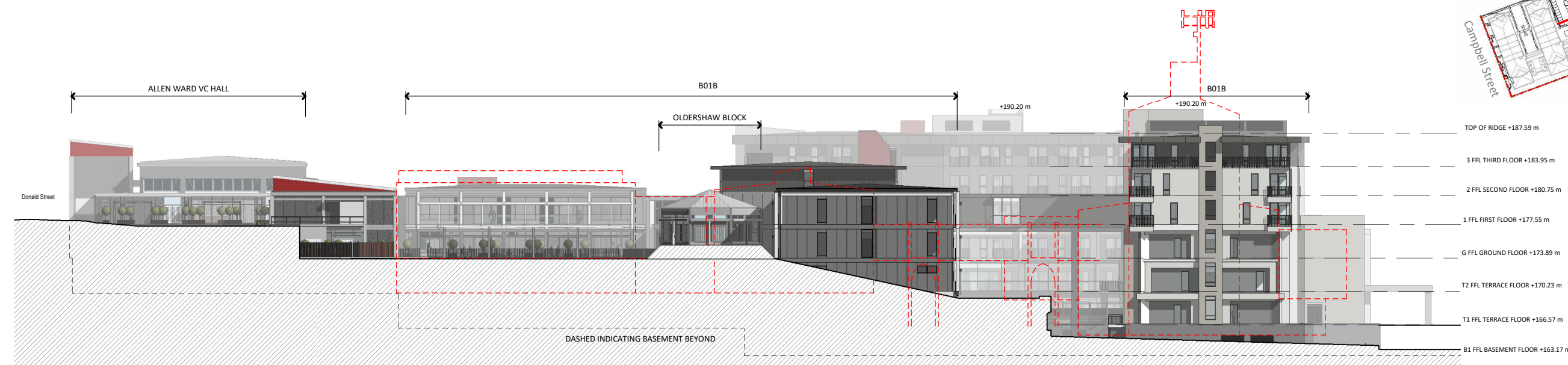
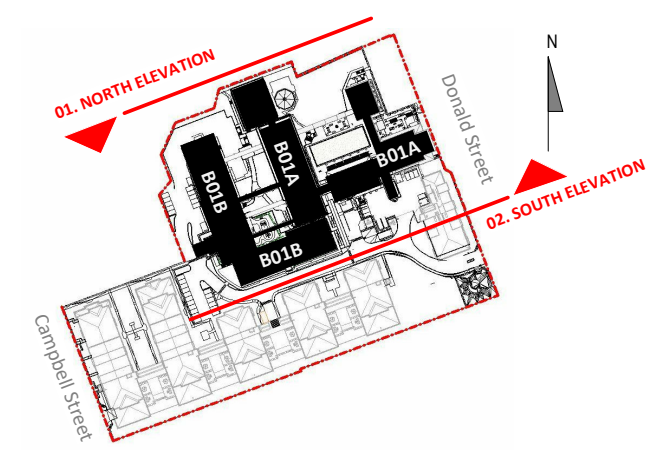
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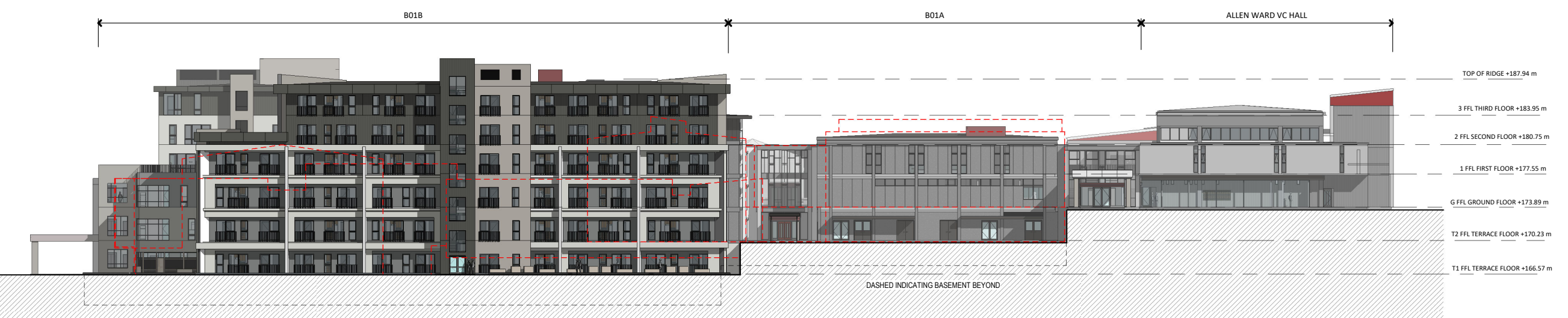
DRAWING STATUS:  
**RC29**

**.A2-040**





**1 NORTH ELEVATION.**  
 A1 sheet scale = 1 : 250  
 A3 sheet scale is twice scale shown above



**2 SOUTH ELEVATION.**  
 A1 sheet scale = 1 : 250  
 A3 sheet scale is twice scale shown above

- SITE PLAN LEGEND** NOT TO SCALE
- MATERIALS**
- Brick : Light Grey or similar
  - Metal sheeting : Coloursteel - Thunder Grey or similar
  - Roof Fascia : Thunder Grey or similar
  - Roof Finish : PTO Membrane - Ironsand
  - Plaster Finish : Winter Mushroom or similar
  - Plaster Finish : Light Grey Sto 37105 or similar
  - Concrete : Exposed precast concrete frame, mullions & hoods
  - Exposed Panels : Coloured rough textured concrete or similar light weight panel
  - External screens : PC Ironsand Frames/PC Black Whattle louvers or similar wood effect
  - Window & Door Joinery - PC Ironsand
  - Glass to Balconies - Grey tinted
  - Fascia : Smooth precast concrete or similar light weight panel
  - Vertical metal sheeting : Coloursteel - colour to match existing
- Existing buildings  
 Refer to RC06 for further information
- Indicating Basements

24/06/2021 2:48:51 PM - BIM\_360/042 - Karori042-RCT\_B01\_EXISTING BLDGS REUSED.rvt



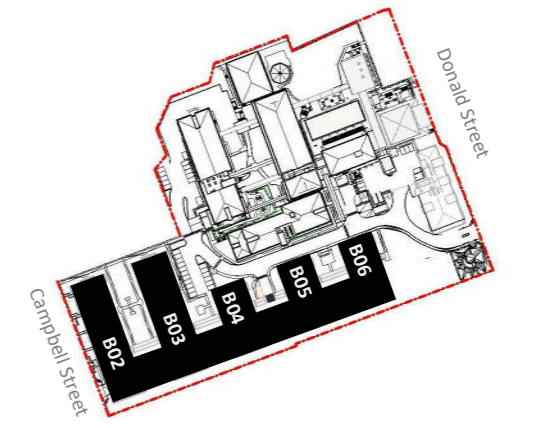
**COMPREHENSIVE CARE RETIREMENT VILLAGE -  
 DONALD STREET, KARORI, WELLINGTON**

AMENDMENTS:  
 A 18 JUNE 2021 RC UPDATES (POST LODGEMENT SET)

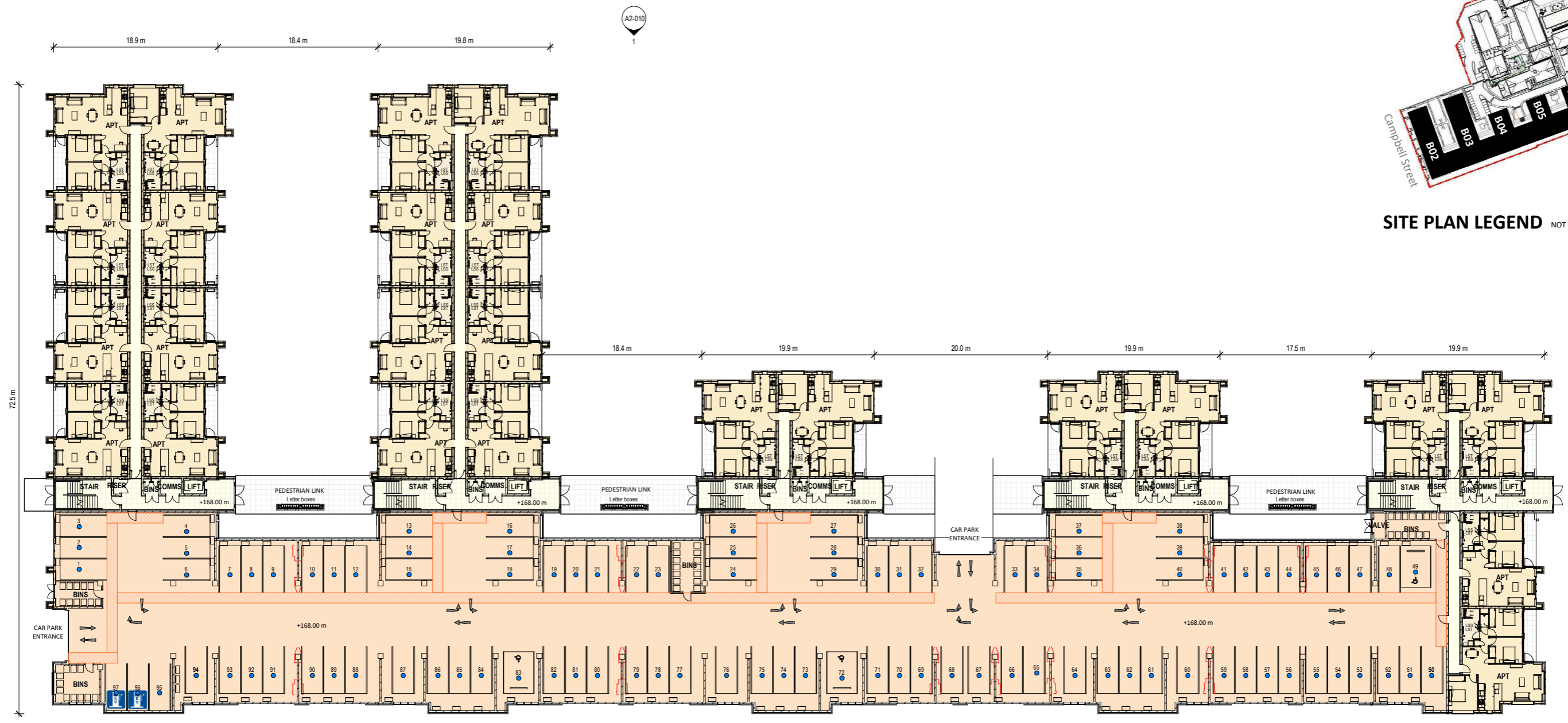
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 DONALD STREET, KARORI, WELLINGTON

DRAWING TITLE:  
 PROPOSED VILLAGE CENTRE  
 ELEVATIONS

BLOCK NO.: B01 AMENDMENT: A  
 PROJECT NO.: 042 STAGE NO.: RCT  
 PDF NAME: 042 - RCT \_ B01 \_ A2-050 \_ A  
 SCALE: As indicated DRAWING NO.:  
 DRAWING STATUS:  
**RC30** **.A2-050**



**SITE PLAN LEGEND** NOT TO SCALE



**GROUND FLOOR PLAN**

A1 sheet scale = 1 : 250  
A3 sheet scale is twice scale shown above

**ACCOMMODATION SCHEDULE THIS LEVEL**

Level 1 of 3  
24 IA (INDEPENDENT APARTMENTS)  
Refer to overall Schedule on sheet A0.002

**AREA ALLOCATION :**

- APARTMENTS
- PARKING
- CIRCULATION, SERVICES

**NOTES:**

- Resident parking bay
- This sheet to be read in conjunction with overall Site Plan & Landscape Plans



**COMPREHENSIVE CARE RETIREMENT VILLAGE - DONALD STREET, KARORI, WELLINGTON**

92 RUSSELLY ROAD, CHRISTCHURCH, NEW ZEALAND  
PH: 64 - 3 - 366 4069

AMENDMENTS:  
A 18 JUNE 2021 RC UPDATED, POST LODGEMENT SET

LOCATION:  
DONALD STREET, KARORI, WELLINGTON

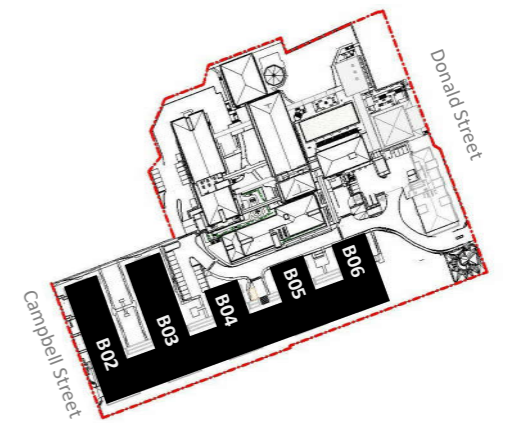
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PROJECT NO.: 042 STAGE NO.: RCT

DRAWING TITLE:  
GROUND FLOOR PLAN - APARTMENTS B02 -B06

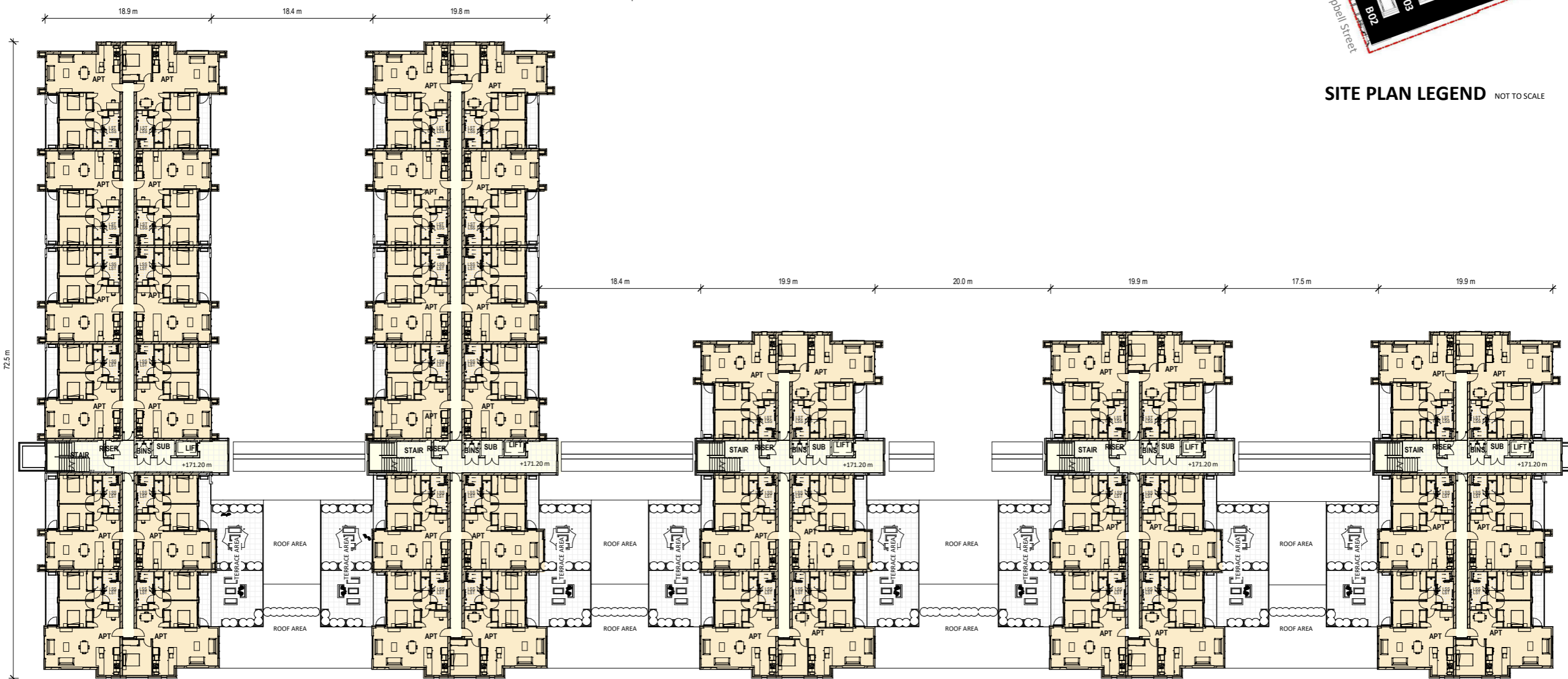
SCALE: As indicated DRAWING NO.:  
DRAWING STATUS:  
**RC31** **.A1-010**

4/08/2021 1:32:25PM BIN\_360/042 - Karori/042-RCT\_B02-B06\_ARCH\_OPTION\_H.rvt





**SITE PLAN LEGEND** NOT TO SCALE



**LEVEL 1 FLOOR PLAN**

A1 sheet scale = 1 : 250  
A3 sheet scale is twice scale shown above

**ACCOMMODATION SCHEDULE THIS LEVEL**

Level 2 of 3  
42 IA (INDEPENDENT APARTMENTS)

Refer to overall Schedule on sheet A0.002

**AREA ALLOCATION :**

- APARTMENTS
- PARKING
- CIRCULATION, SERVICES

4/06/2021 1:34:07 PM BIN 360/042 - Karam/042-RCT\_B02-B06\_ARCH\_OPTION\_H1.rvt



**COMPREHENSIVE CARE RETIREMENT VILLAGE - DONALD STREET, KARORI, WELLINGTON**

92 RUSSELY ROAD, CHRISTCHURCH, NEW ZEALAND  
PH: 64 - 3 - 366 4069

AMENDMENTS:  
A 18 JUNE 2021 RC UPDATED, POST LODGEMENT SET

LOCATION:  
DONALD STREET, KARORI, WELLINGTON

DRAWING TITLE:  
FIRST FLOOR PLAN - APARTMENTS B02 -B06

BLOCK NO.: B02 - B06 AMENDMENT: A  
PROJECT NO.: 042 STAGE NO.: RCT

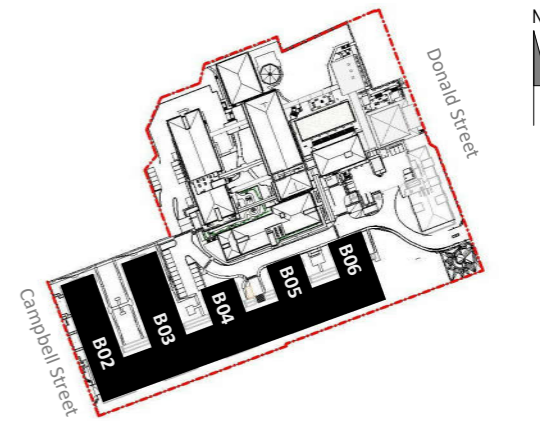
PDF NAME: 042 - RCT\_B02-B06\_A1-020\_A

SCALE: As indicated DRAWING NO.:

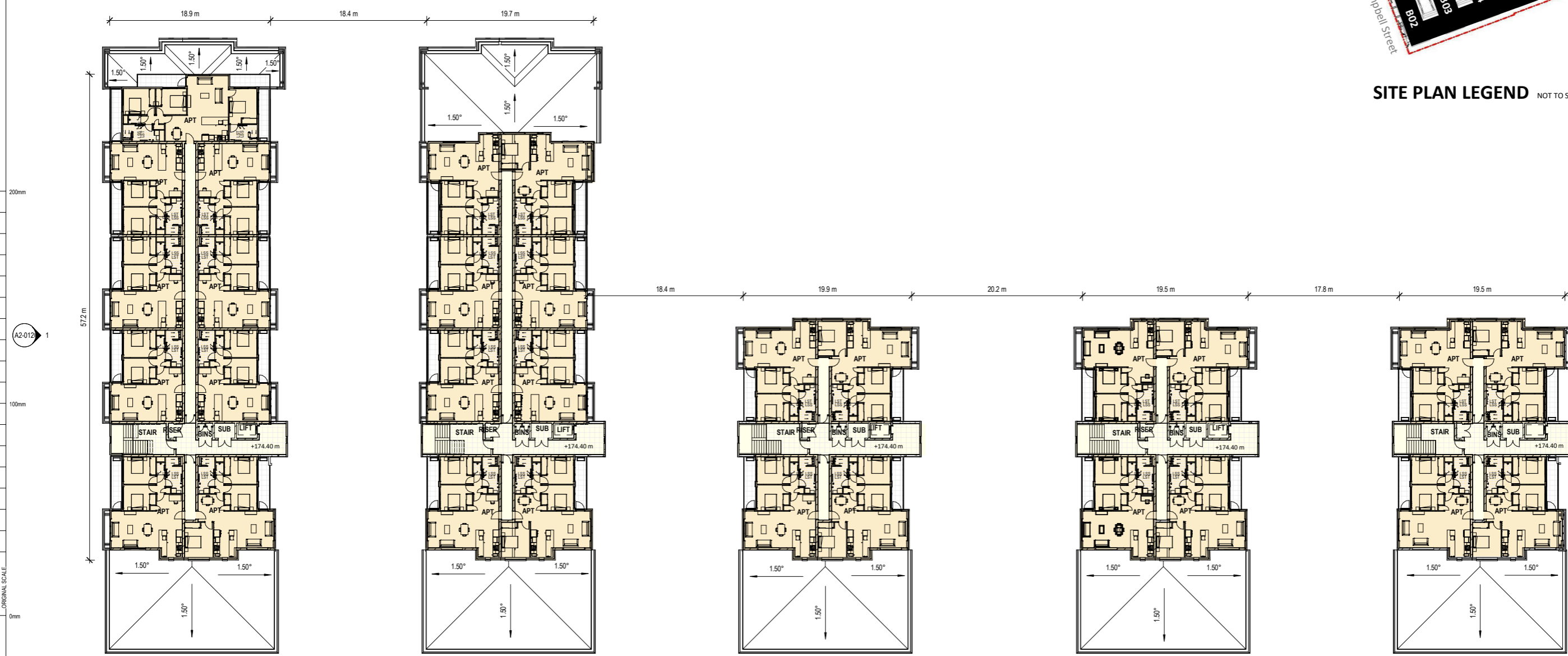
DRAWING STATUS:

**RC32**

**.A1-020**



**SITE PLAN LEGEND** NOT TO SCALE



**LEVEL 2 FLOOR PLAN**

A1 sheet scale = 1 : 250  
 A3 sheet scale is twice scale shown above

**ACCOMMODATION SCHEDULE THIS LEVEL**

Level 3 of 3  
 29 IA (INDEPENDENT APARTMENTS)

Refer to overall Schedule on sheet A0.002

**AREA ALLOCATION :**

- APARTMENTS
- PARKING
- CIRCULATION, SERVICES

4/06/2021 1:34:32 PM BIN 360/042 - Karori/042-RCT\_B02-B06\_ARCH\_OPTION\_H.rvt



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**COMPREHENSIVE CARE RETIREMENT VILLAGE - DONALD STREET, KARORI, WELLINGTON**

**AMENDMENTS:**

A 18 JUNE 2021 RC UPDATED, POST LODGEMENT SET

**LOCATION:**

DONALD STREET, KARORI, WELLINGTON

**DRAWING TITLE:**

SECOND FLOOR PLAN - APARTMENTS B02 -B06

BLOCK NO.: B02 - B06 AMENDMENT: A

PROJECT NO.: 042 STAGE NO.: RCT

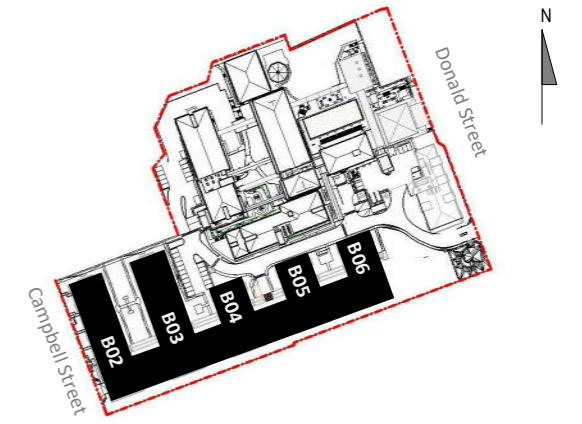
PDF NAME: 042 - RCT\_B02-B06\_A1-030\_A

SCALE: As indicated DRAWING NO.:

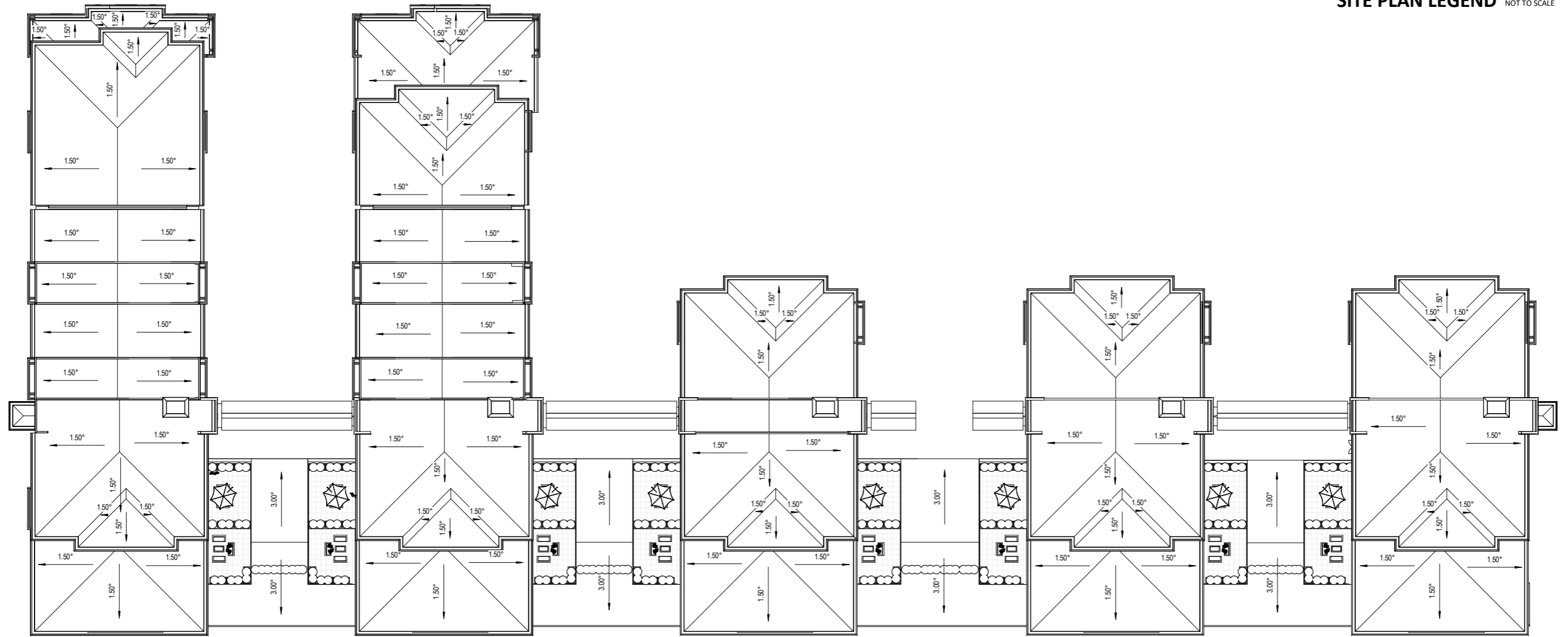
DRAWING STATUS:

**RC33**

**.A1-030**



**SITE PLAN LEGEND** NOT TO SCALE



**ROOF PLAN**  
 A1 sheet scale = 1 : 250  
 A3 sheet scale is twice scale shown above

4/06/2021 1:34:45PM BIM 360/042 - Karori/042-RCT\_B02-B06\_ARCH\_OPTION\_H.rvt



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## COMPREHENSIVE CARE RETIREMENT VILLAGE - DONALD STREET, KARORI, WELLINGTON

AMENDMENTS:  
 A 18 JUNE 2021 RC UPDATED, POST LODGEMENT SET

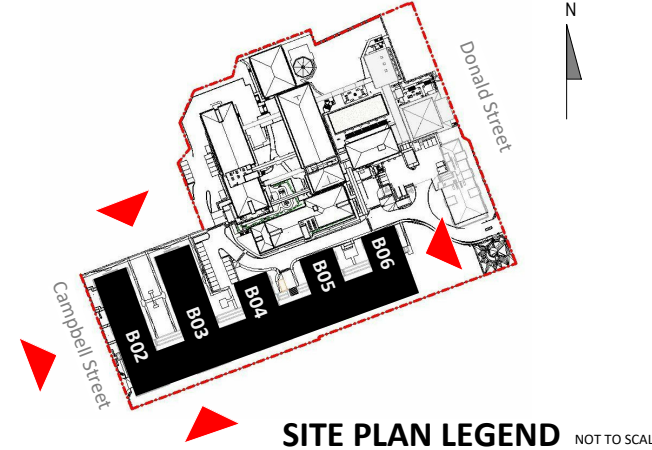
LOCATION:  
 DONALD STREET, KARORI, WELLINGTON

DRAWING TITLE:  
 ROOF PLAN - APARTMENTS B02 -B06

BLOCK NO.: B02 - B06 AMENDMENT: A  
 PROJECT NO.: 042 STAGE NO.: RCT  
 PDF NAME: 042 - RCT\_B02-B06\_A1-040\_A  
 SCALE: As indicated DRAWING NO.:

DRAWING STATUS:  
**RC34** **.A1-040**

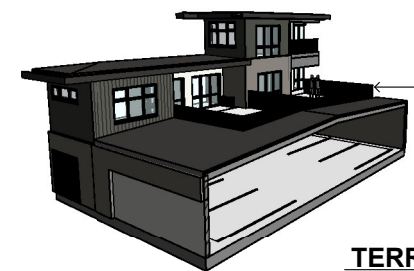




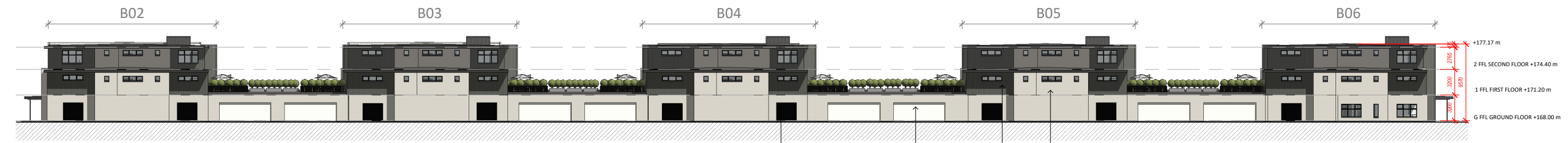
**1 NORTH ELEVATION**  
 A1 sheet scale = 1 : 250  
 A3 sheet scale is twice scale shown above



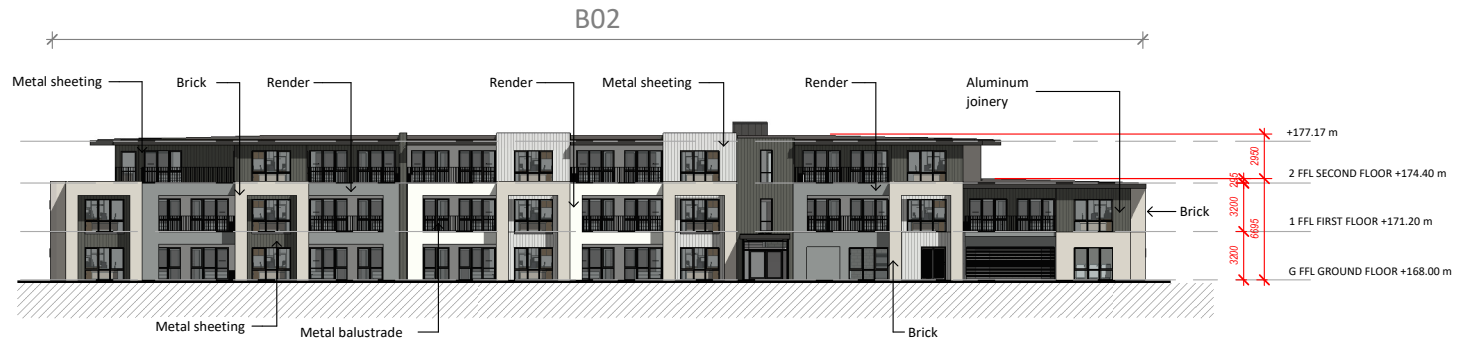
**2 EAST ELEVATION**  
 A1 sheet scale = 1 : 250  
 A3 sheet scale is twice scale shown above



**TERRACE AREA B02 to B06**



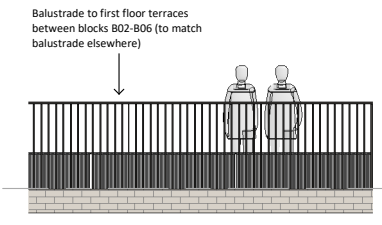
**3 SOUTH ELEVATION**  
 A1 sheet scale = 1 : 250  
 A3 sheet scale is twice scale shown above



**4 WEST ELEVATION (AS VIEWED FROM CAMPBELL ST)**  
 A1 sheet scale = 1 : 250  
 A3 sheet scale is twice scale shown above

**MATERIALS**

- 01. Brick - Grey
- 01a. Brick - Light Cream
- 02. Metal sheeting : Coloursteel - Thunder Grey or similar
- 02a. Metal sheeting : Coloursteel - Gull Grey or similar
- 03. Fascia : Thunder Grey or similar
- 06. Plaster Finish : Thorndon Cream or similar
- 07. Plaster Finish : Light Grey Sto 37105 or similar
- 08. Aluminium Joinery - Ironsand
- 09. Balustrade - metal P/C Black



**PART ELEVATION - BALUSTRADE**

AMENDMENTS:  
 A 18 JUNE 2021 RC UPDATED, POST LODGEMENT SET

LOCATION:  
 DONALD STREET, KARORI, WELLINGTON

BLOCK NO.: B02 - B06 AMENDMENT: A  
 PROJECT NO.: 042 STAGE NO.: RCT  
 PDF NAME: 042 - RCT\_B02-B06\_A2-010\_A  
 SCALE: As indicated DRAWING NO.:

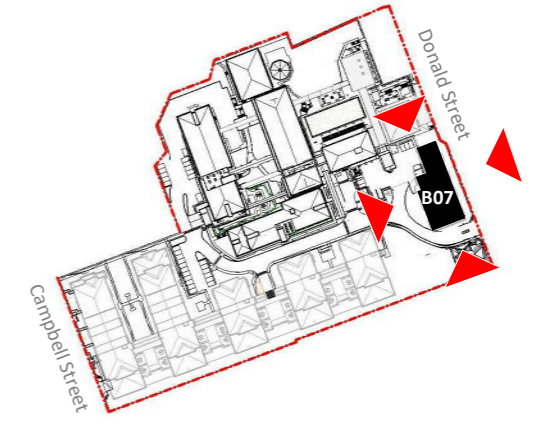
DRAWING TITLE:  
 ELEVATIONS - APARTMENTS B02 - B06

DRAWING STATUS:  
**RC35** **.A2-010**

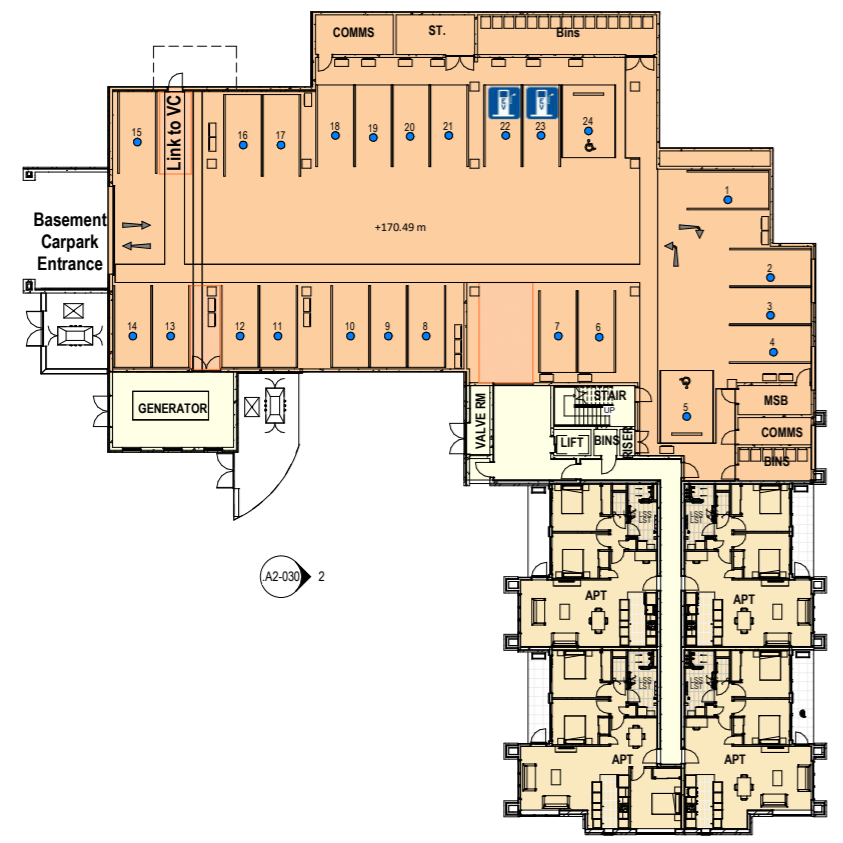


**COMPREHENSIVE CARE RETIREMENT VILLAGE - DONALD STREET, KARORI, WELLINGTON**

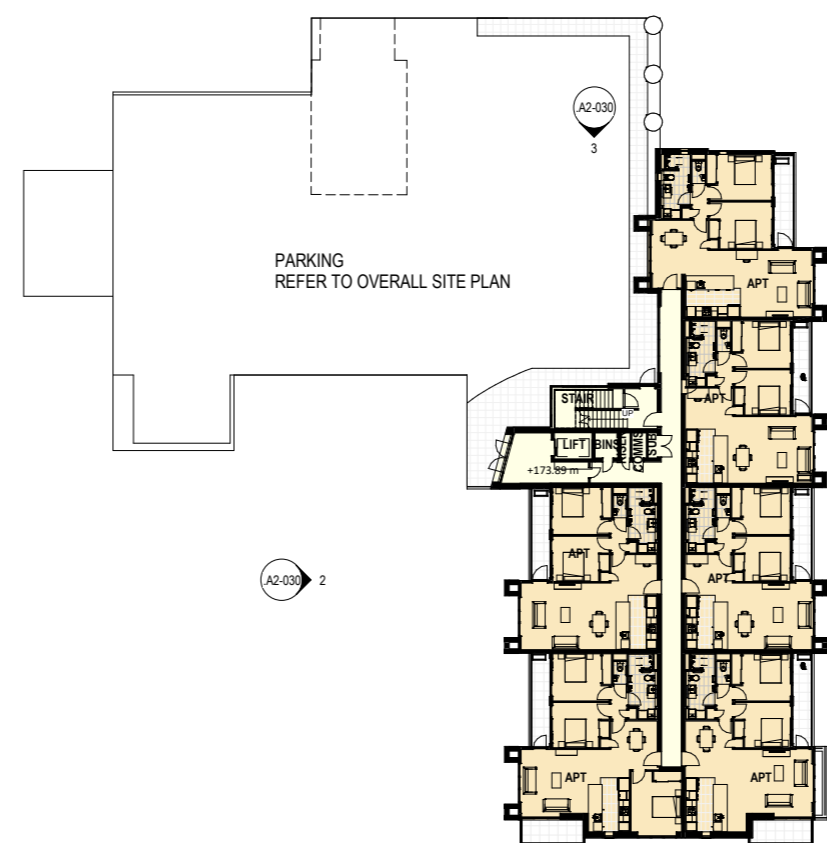
24/06/2021 11:06:48 AM  
 BIM\_360/042 - Karori042-RCT\_B02-B06\_ARCH\_OPTION\_H14



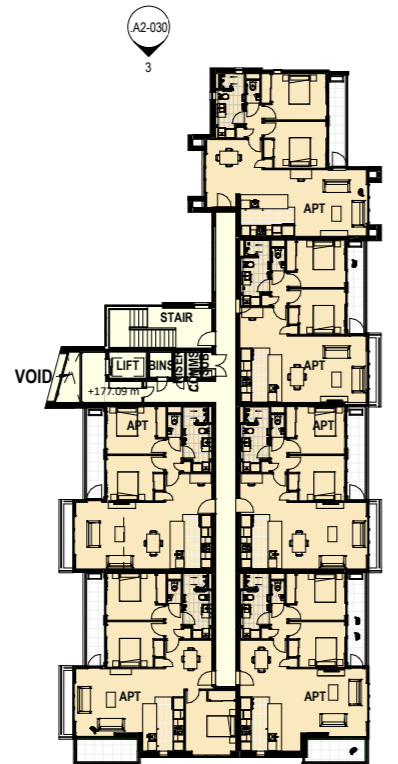
**SITE PLAN LEGEND** NOT TO SCALE



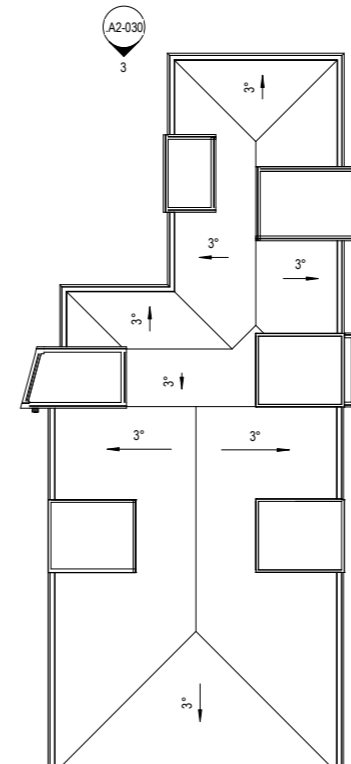
**LEVEL 0 - BASEMENT**  
A1 sheet scale = 1 : 250  
A3 sheet scale is twice scale shown above



**LEVEL 1 - GROUND FLOOR**  
A1 sheet scale = 1 : 250  
A3 sheet scale is twice scale shown above



**LEVEL 2 - FIRST FLOOR**  
A1 sheet scale = 1 : 250  
A3 sheet scale is twice scale shown above



**LEVEL 3 - SECOND FLOOR**  
A1 sheet scale = 1 : 250  
A3 sheet scale is twice scale shown above

**ACCOMMODATION SCHEDULE:**

Level 0 of 2	4 IA (INDEPENDENT APARTMENTS)
level 1 of 2	6 IA (INDEPENDENT APARTMENTS)
Level 2 of 2	6 IA (INDEPENDENT APARTMENTS)

Refer to overall Schedule on sheet A0-002 RC03

**AREA ALLOCATION :**

	APARTMENTS
	BASEMENT PARKING
	CIRCULATION, SERVICES

200mm  
100mm  
0mm  
\_ORIGINAL SCALE\_

4/06/2021 1:29:35PM  
BIN\_360/042 - Karori/042-RCT\_B07\_ARCH.rvt



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# COMPREHENSIVE CARE RETIREMENT VILLAGE - DONALD STREET, KARORI, WELLINGTON

AMENDMENTS:  
A 18 JUNE 2021 RC UPDATES (POST LODGEMENT SET)

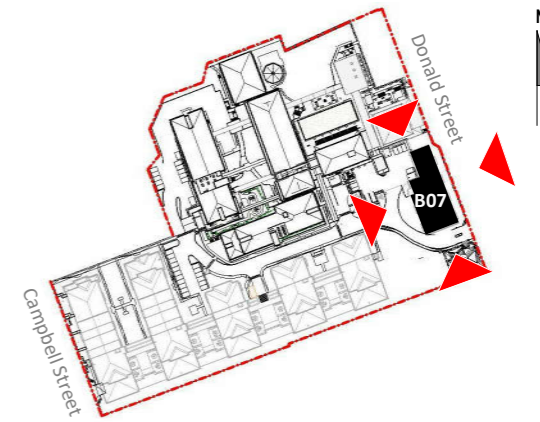
LOCATION:  
DONALD STREET, KARORI, WELLINGTON

BLOCK NO.: B07 AMENDMENT: A  
PROJECT NO.: 042 STAGE NO.: RCT  
PDF NAME: 042 - RCT \_ B07 \_ A1-010 \_ A

DRAWING TITLE:  
PROPOSED APARTMENT B07 FLOOR PLANS

SCALE: As indicated DRAWING NO.:  
DRAWING STATUS:  
**RC36** **.A1-010**



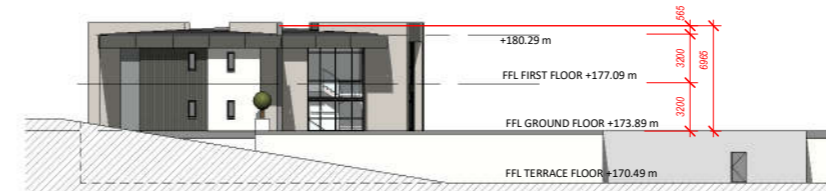


**SITE PLAN LEGEND** NOT TO SCALE



**1 EAST ELEVATION (DONALD STREET)**

A1-010 A1 sheet scale = 1 : 250  
A3 sheet scale is twice scale shown above



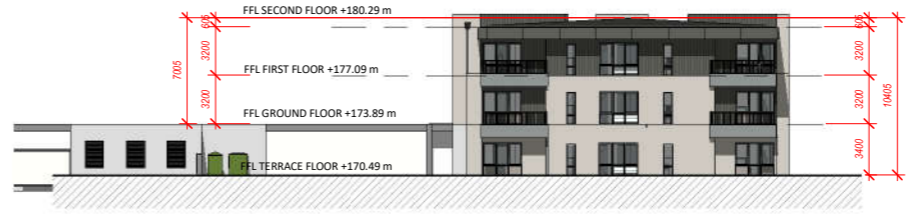
**3 NORTH ELEVATION**

A1-010 A1 sheet scale = 1 : 250  
A3 sheet scale is twice scale shown above



**2 WEST ELEVATION**









A1-010 A1 sheet scale = 1 : 250  
A3 sheet scale is twice scale shown above



**4 SOUTH ELEVATION**

A1-010 A1 sheet scale = 1 : 250  
A3 sheet scale is twice scale shown above

**MATERIALS**

	Brick : Light Grey or similar		Plaster Finish : Light Grey Sto 37105 or similar
	Metal sheeting : Coloursteel - Thunder Grey or similar		Roof Finish : PTO Membrane - Ironsand
	Roof Fascia : Thunder Grey or similar		Aluminium Joinery - P/C Ironsand
	Plaster Finish : Winter Mushroom or similar		Balustrade - metal P/C Black

200mm  
100mm  
0mm  
\_ORIGINAL SCALE\_

4/06/2021 1:29:57 PM  
BIN 360/042 - Karori/042-RCT\_B07\_ARCH.rvt



**COMPREHENSIVE CARE RETIREMENT VILLAGE - DONALD STREET, KARORI, WELLINGTON**

92 RUSSELLY ROAD, CHRISTCHURCH, NEW ZEALAND  
PH: 64 - 3 - 366 4069

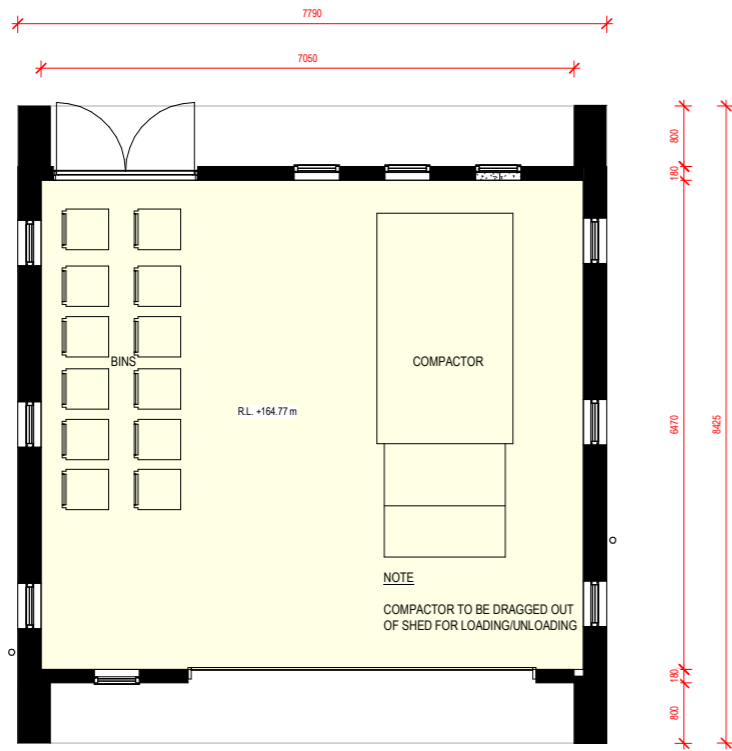
AMENDMENTS:  
A 18 JUNE 2021 RC UPDATES (POST LODGEMENT SET)

LOCATION:  
DONALD STREET, KARORI, WELLINGTON

DRAWING TITLE:  
PROPOSED APARTMENT B07 - ELEVATIONS

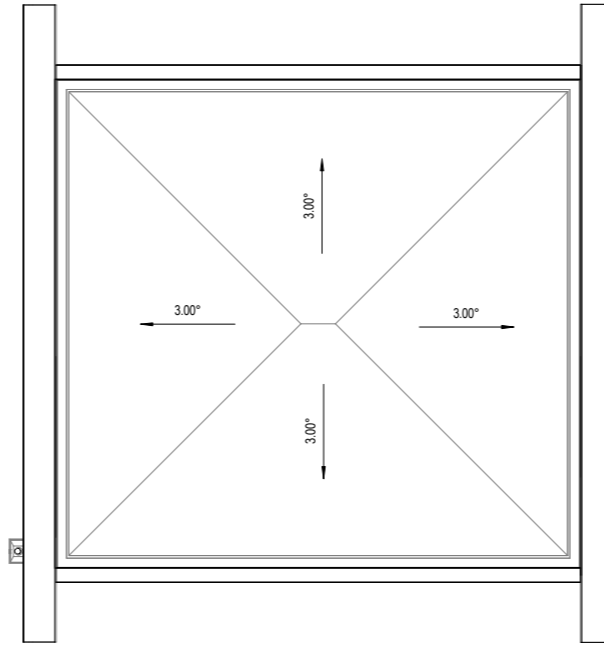
BLOCK NO.: B07 AMENDMENT: A  
PROJECT NO.: 042 STAGE NO.: RCT  
PDF NAME: 042 - RCT \_ B07 \_ A2-030 \_ A

SCALE: As indicated DRAWING NO.:  
DRAWING STATUS:  
**RC37** **.A2-030**



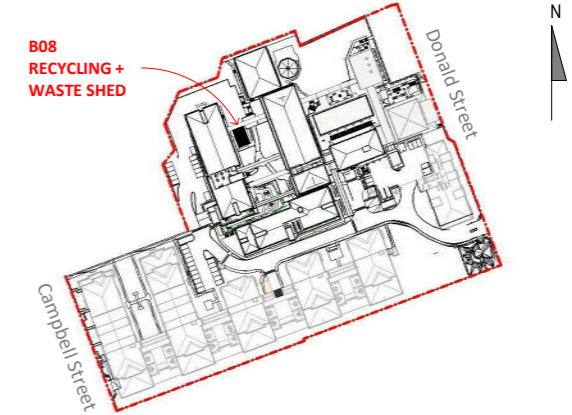
**GROUND LEVEL**

A1 sheet scale = 1 : 50  
A3 sheet scale is twice scale shown above

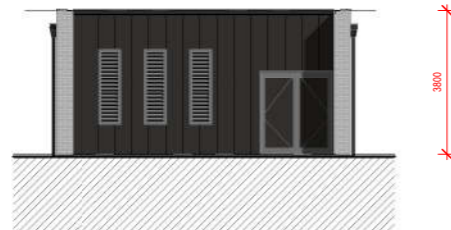


**ROOF LEVEL**

A1 sheet scale = 1 : 50  
A3 sheet scale is twice scale shown above

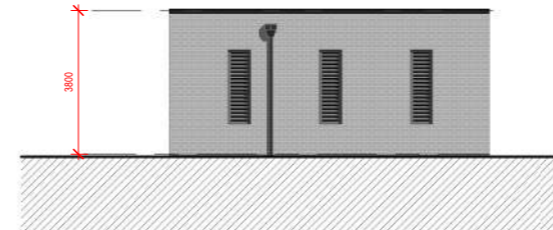


**SITE PLAN LEGEND** NOT TO SCALE



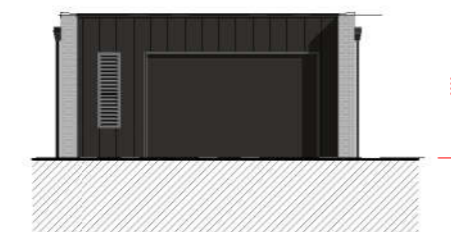
**ELEVATION 1**

A1 sheet scale = 1 : 100  
A3 sheet scale is twice scale shown above



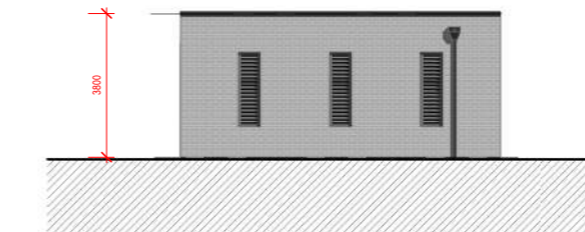
**ELEVATION 2**

A1 sheet scale = 1 : 100  
A3 sheet scale is twice scale shown above



**ELEVATION 3**







A1 sheet scale = 1 : 100  
A3 sheet scale is twice scale shown above



**ELEVATION 4**

A1 sheet scale = 1 : 100  
A3 sheet scale is twice scale shown above

**MATERIALS**

-  Brick - Grey
-  Vertical sheeting : Coloursteel - Ironsand
-  Roof Fascia : Coloursteel - Ironsand
-  Roof Finish : PTO Membrane - Ironsand
-  Plaster Finish : Winter Mushroom or similar
-  Concrete : Exposed Elements

4/06/2021 1:31:05PM BIM\_360/042 - Karori/042-RCT\_B08\_WASTE\_RECYCLING\_SHED.rvt



**COMPREHENSIVE CARE RETIREMENT VILLAGE - DONALD STREET, KARORI, WELLINGTON**

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PH: 64 - 3 - 366 4069

AMENDMENTS:  
A 18 JUNE 2021 RC UPDATES (POST LODGEMENT SET)

LOCATION:  
DONALD STREET, KARORI, WELLINGTON

DRAWING TITLE:  
PROPOSED WASTE / RECYCLING SHED

BLOCK NO.: B08 AMENDMENT: A  
PROJECT NO.: 042 STAGE NO.: RCT  
PDF NAME: 042 - RCT \_ B08 \_ A1-010 \_ A

SCALE: As indicated DRAWING NO.:  
DRAWING STATUS:  
**RC38** **.A1-010**