

**FLOOR PLAN NOTES:**

**GENERAL**  
 ALL JOINERY SIZES ARE TO FINISH SIZES ADD 10MM EACH SIDE OF BOX (UNIT) SIZE (FOR PACKERS)  
 (IE 1800W WINDOW FRAMED @ 1820)

CONFIRM KITCHEN LAYOUT WITH OWNER & KITCHEN MANUFACTURER BEFORE COMMENCING PIPEOUT, ALL DIMENSIONS TO TIMBER FRAMING NOT FINISHED ROOM SIZES

ALL FRAMING & BOTTOM PLATES TO BE H 1.2 TREATED UNLESS SPECIFIED OTHERWISE

INTERNAL DOOR HEIGHTS 2045MM TO FRAMING FROM FFL

**INSULATION**  
 R-2.6 EXTERIOR WALLS  
 R-6.6 INSULATION TO CEILINGS (MINIMUM)  
 (MIN 25MM CLEARANCE BELOW ROOF UNDERLAY)

JOINTS BETWEEN FIXTURES & WALL LININGS ; WHERE BATHS, BASINS, TUBS OR SINKS ABUTT IMPERVIOUS LININGS THE JOINT BETWEEN FIXTURE & LINING SHALL BE SEALED TO PREVENT WATER PENETRATION TO CONCEALED SPACES OR BEHIND LININGS

ALL CEILINGS TO BE METRAPANEL 25MM.  
 ALL WALLS TO BE 10MM STANDARD PLASTERBOARD , WET AREA WALLS TO BE LINED WITH 10MM WET AREA PLASTERBOARD

SHOWERS TO HAVE 6MM TOUGHENED SAFETY GLASS DOOR PANEL UNLESS SPECIFIED

ALL GLAZING TO WET AREAS TO BE GRADE A TOUGHENED SAFETY GLASS

ALL ACCESS ROUTES, BOTH EXTERNAL AND INTERNAL ,PROVIDE ANTI -SLIP SURFACES COMPLYING WITH NZBC CLAUSE D1/AS1(2.1 SLIP RESISTANCE)

- ENSURE ADDITIONAL NOGGING IS PROVIDED FOR**
- TOILET ROLL HOLDERS
  - TOWEL RAILS / TOWEL HOOPS
  - HAND BASIN / VANITY UNITS
  - BATH & SHOWER FITTINGS
  - RANGEHOOD
  - HEATPUMP UNIT
  - TELEVISION UNIT

**FLOOR PLAN**

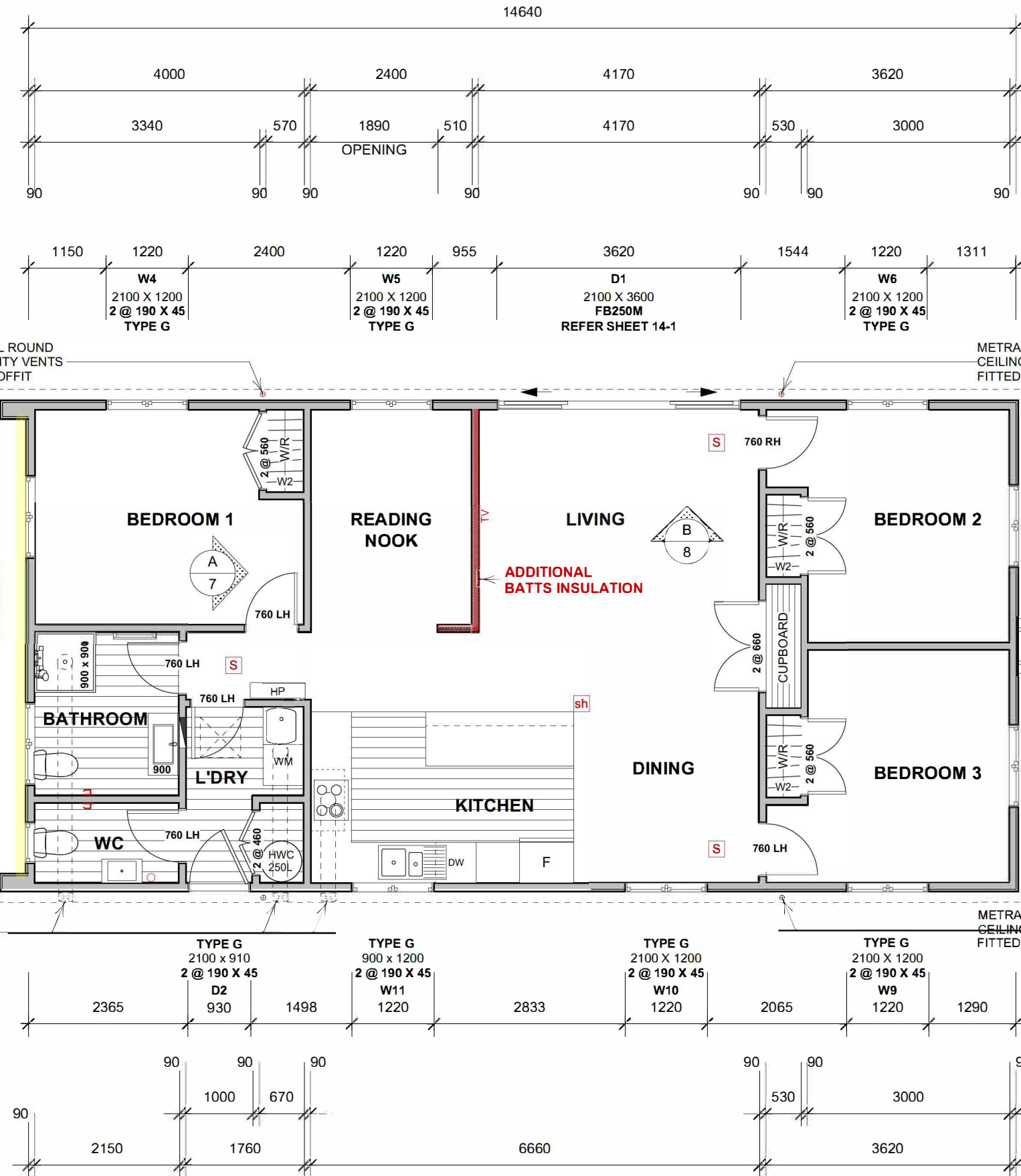
1 : 75  
 (FLOOR AREA 105.4m<sup>2</sup>)

**LEGEND**  
 SMOKE ALARMS TO BE INSTALLED TO AS 1670.6 REQUIREMENTS . EQUIPMENT TO COMPLY WITH AS 3786 REFER ELECTRICAL LAYOUT PLAN FOR LOCATIONS

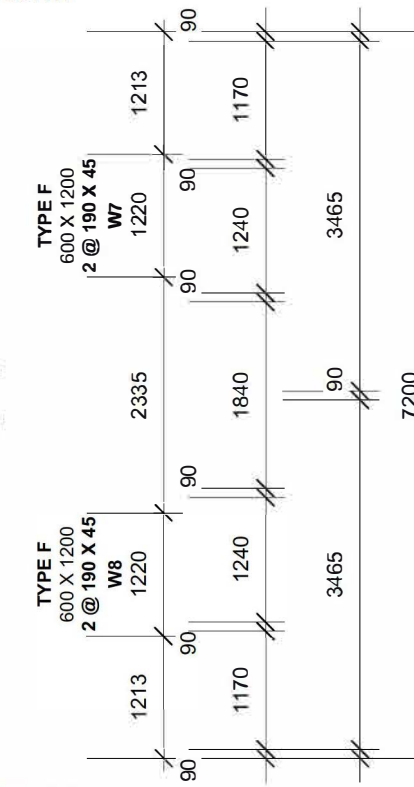
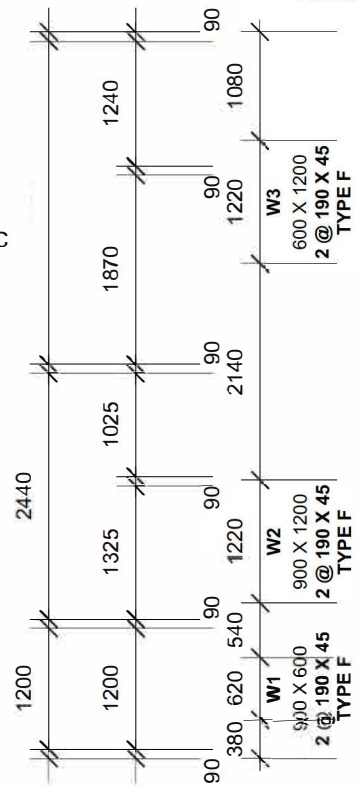
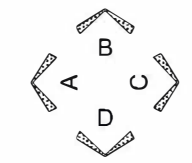
FLOOR COVERINGS AS PER PLAN  
 SOLUTION DYED CARPET WITH 11MM UNDERLAY

KITCHEN, BATHROOMS,WC,LAUNDRY TO HAVE SELECTED STUDIO TRAFFIC 250 SHEET VINYL

BRASS EXTERIOR HOSE TAP † (HT)



**ELEVATION REFERENCE**



MECHANICAL VENTILATION OUTLET FITTED TO SOFFIT

METRAPANEL ROUND CEILING CAVITY VENTS FITTED TO SOFFIT

0800 978 989  
 sales@southpeakhomes.co.nz  
 www.southpeakhomes.co.nz

**FLOOR PLAN CORONET GABLE**

REVISION	By	No.	Date	SCALE	Drawing No.
				1 : 75 ORIGINAL DRAWING @ A3	3
	BP			Drawn By	OF 25
				Issued PRELIM 19-6-23	
				:iNote	



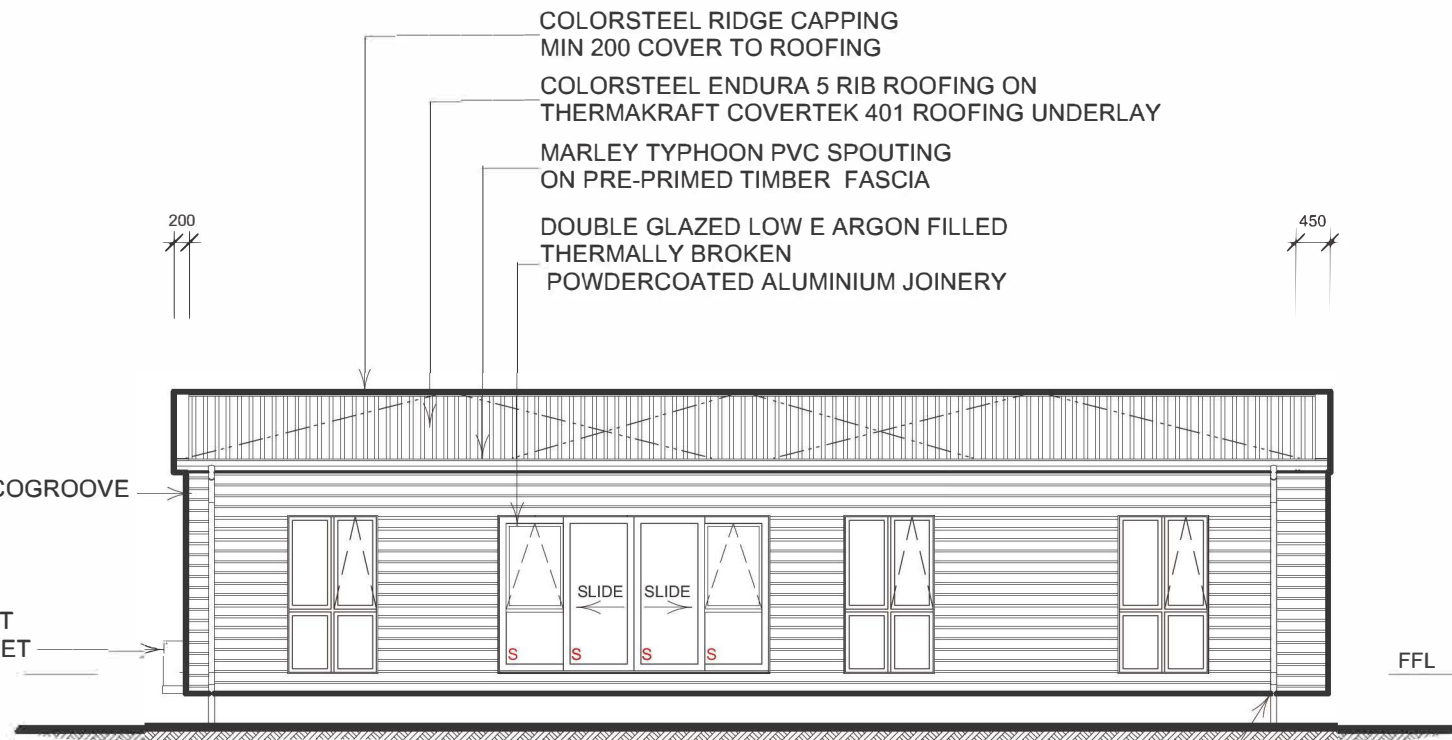
**ELEVATION A**  
1 : 100

COLORSTEEL BARGE CAPPING  
MIN 200 COVER TO ROOFING  
80mm COVER TO FASCIA

PITCH 13°

WEATHERTEX SELFLOK ECOGROOVE  
150 NATURAL CLADDING  
ON CAVITY BATTEN  
ON RIGIDRAP AIR BARRIER

HEAT PUMP EXTERNAL UNIT  
ON ANTI VIBRATION BRACKET



**ELEVATION B**  
1 : 100

COLORSTEEL RIDGE CAPPING  
MIN 200 COVER TO ROOFING

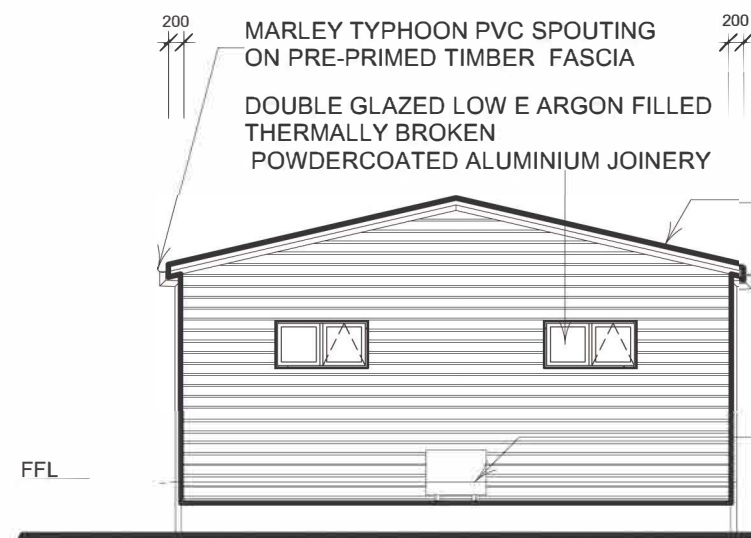
COLORSTEEL ENDURA 5 RIB ROOFING ON  
THERMAKRAFT COVERTEK 401 ROOFING UNDERLAY

MARLEY TYPHOON PVC SPOUTING  
ON PRE-PRIMED TIMBER FASCIA

DOUBLE GLAZED LOW E ARGON FILLED  
THERMALLY BROKEN  
POWDERCOATED ALUMINIUM JOINERY

WEATHERTEX WEATHERGROOVE  
SMOOTH 75MM PANEL  
ON CASTLATED CAVITY BATTENS  
ON RIGIDRAP AIR BARRIER

80mmØ PVC DOWNPIPE  
COLOURMATCHED TO SUIT SPOUTING  
WITH MARLEY CURVE LEAF DIVERTERS FITTED



**ELEVATION C**  
1 : 100

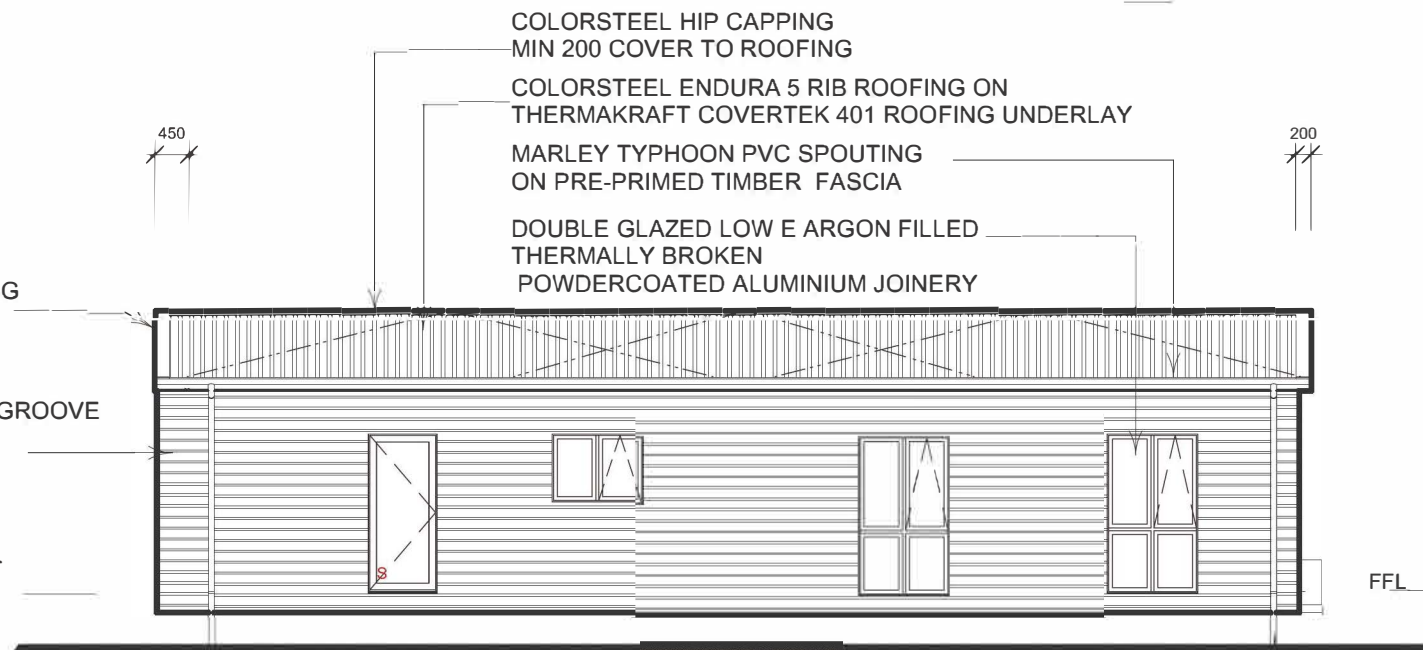
MARLEY TYPHOON PVC SPOUTING  
ON PRE-PRIMED TIMBER FASCIA

DOUBLE GLAZED LOW E ARGON FILLED  
THERMALLY BROKEN  
POWDERCOATED ALUMINIUM JOINERY

COLORSTEEL BARGE CAPPING  
MIN 200 COVER TO ROOFING  
80mm COVER TO FASCIA

WEATHERTEX SELFLOK ECOGROOVE  
150 NATURAL CLADDING  
ON CAVITY BATTEN  
ON RIGIDRAP AIR BARRIER

HEAT PUMP EXTERNAL UNIT  
ON ANTI VIBRATION BRACKET



**ELEVATION D**  
1 : 100

COLORSTEEL HIP CAPPING  
MIN 200 COVER TO ROOFING

COLORSTEEL ENDURA 5 RIB ROOFING ON  
THERMAKRAFT COVERTEK 401 ROOFING UNDERLAY

MARLEY TYPHOON PVC SPOUTING  
ON PRE-PRIMED TIMBER FASCIA

DOUBLE GLAZED LOW E ARGON FILLED  
THERMALLY BROKEN  
POWDERCOATED ALUMINIUM JOINERY

80mmØ PVC DOWNPIPE  
COLOURMATCHED TO SUIT SPOUTING  
WITH MARLEY CURVE LEAF DIVERTERS FITTED

FLOOR PLANS AND ELEVATIONS TAKE PRECEDENCE OVER WINDOW SCHEDULE

LEGEND  
S = SAFETY GLASS  
O = OBSCURE GLASS  
OPENINGS MUST BE MEASURED BEFORE MANUFACTURING



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**ELEVATIONS**

**CORONET GABLE**

REVISION By No. Date

SCALE 1 : 75  
ORIGINAL DRAWING @ A3  
Drawn By BP  
Issued PRELIM 19-6-23  
:Note

Drawing No. **4**  
OF 25