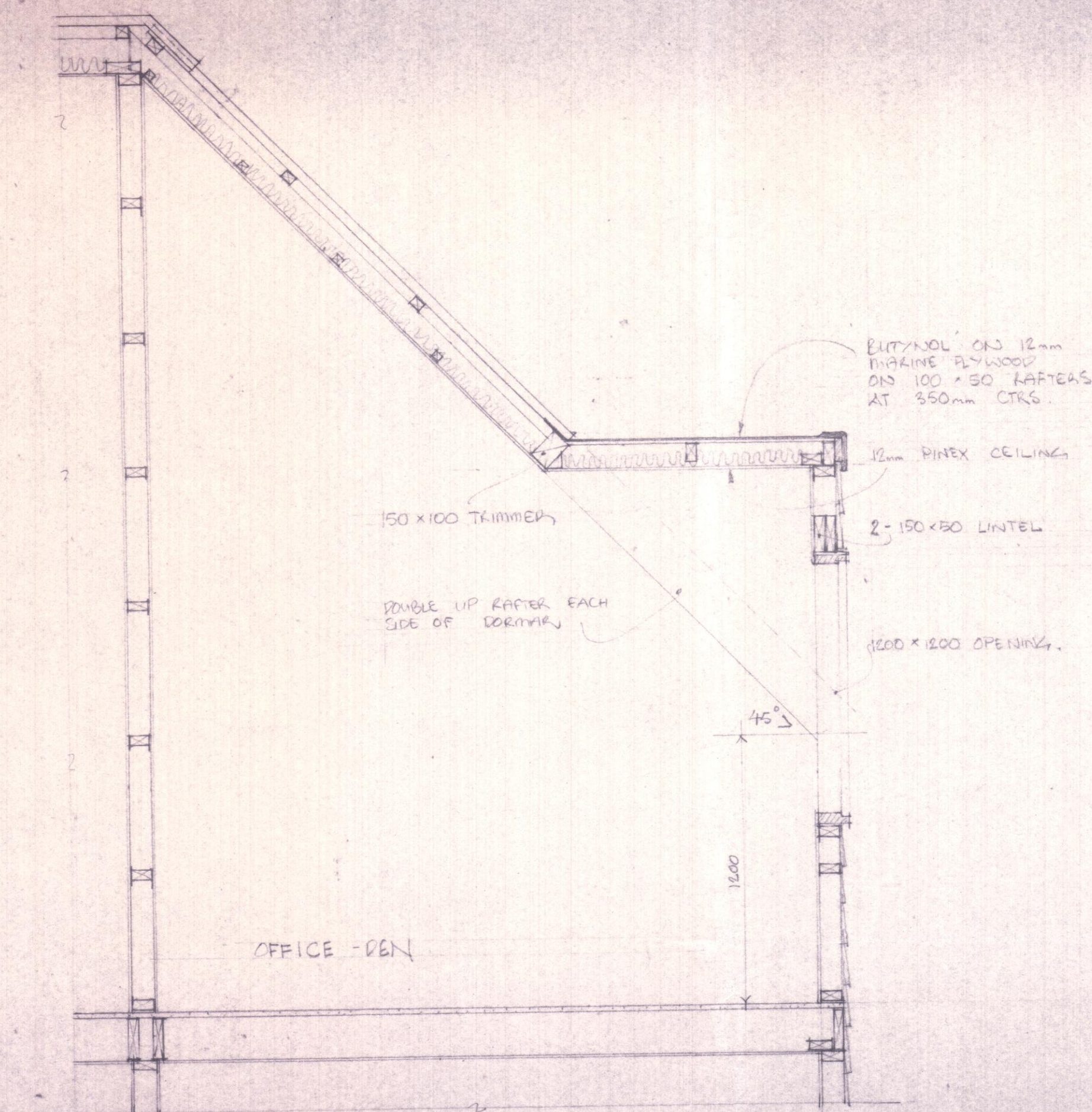
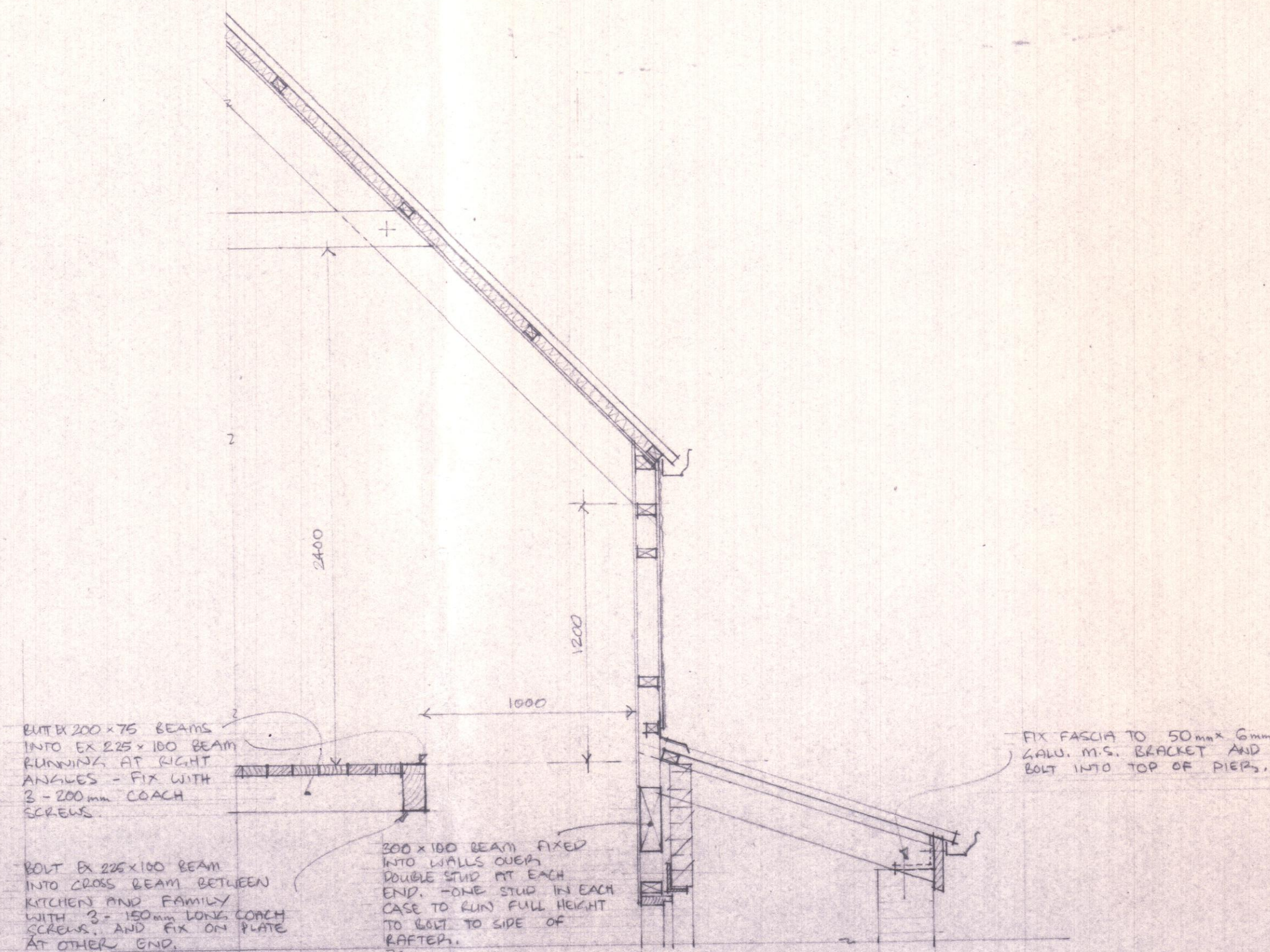
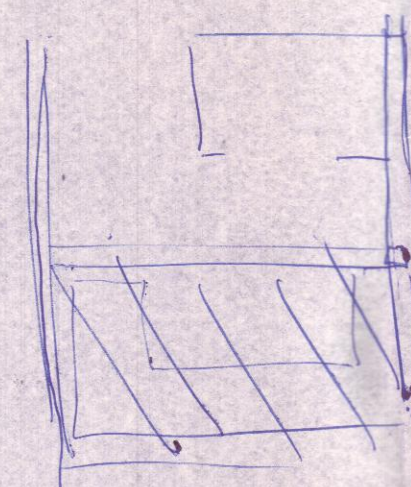


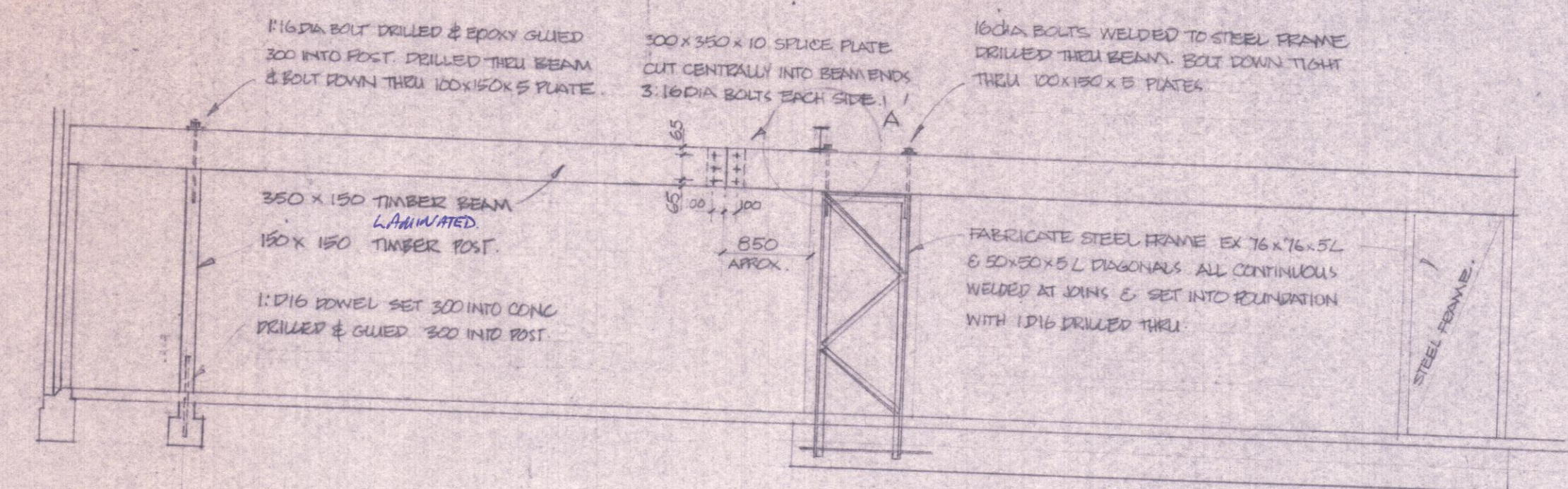


DETAIL OF 1400mm WIDE DORMER IN OFFICE
(SEE ALSO SECTION C-C.)

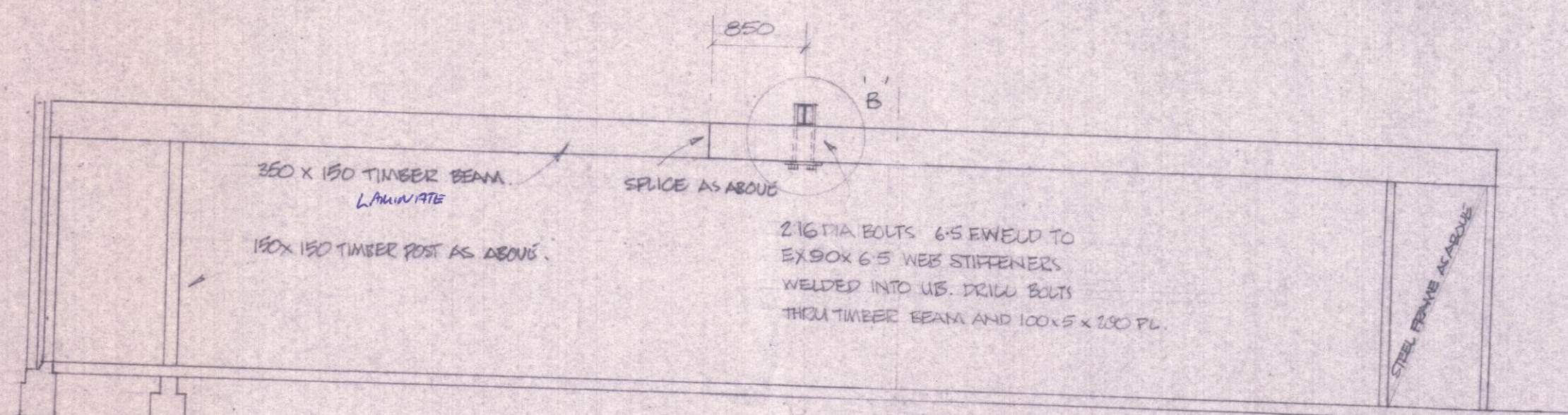


SECTION THROUGH KITCHEN ONLY
(SHOWING REVISED WALKWAY ROOF)
(SEE ALSO SECTION A-A)

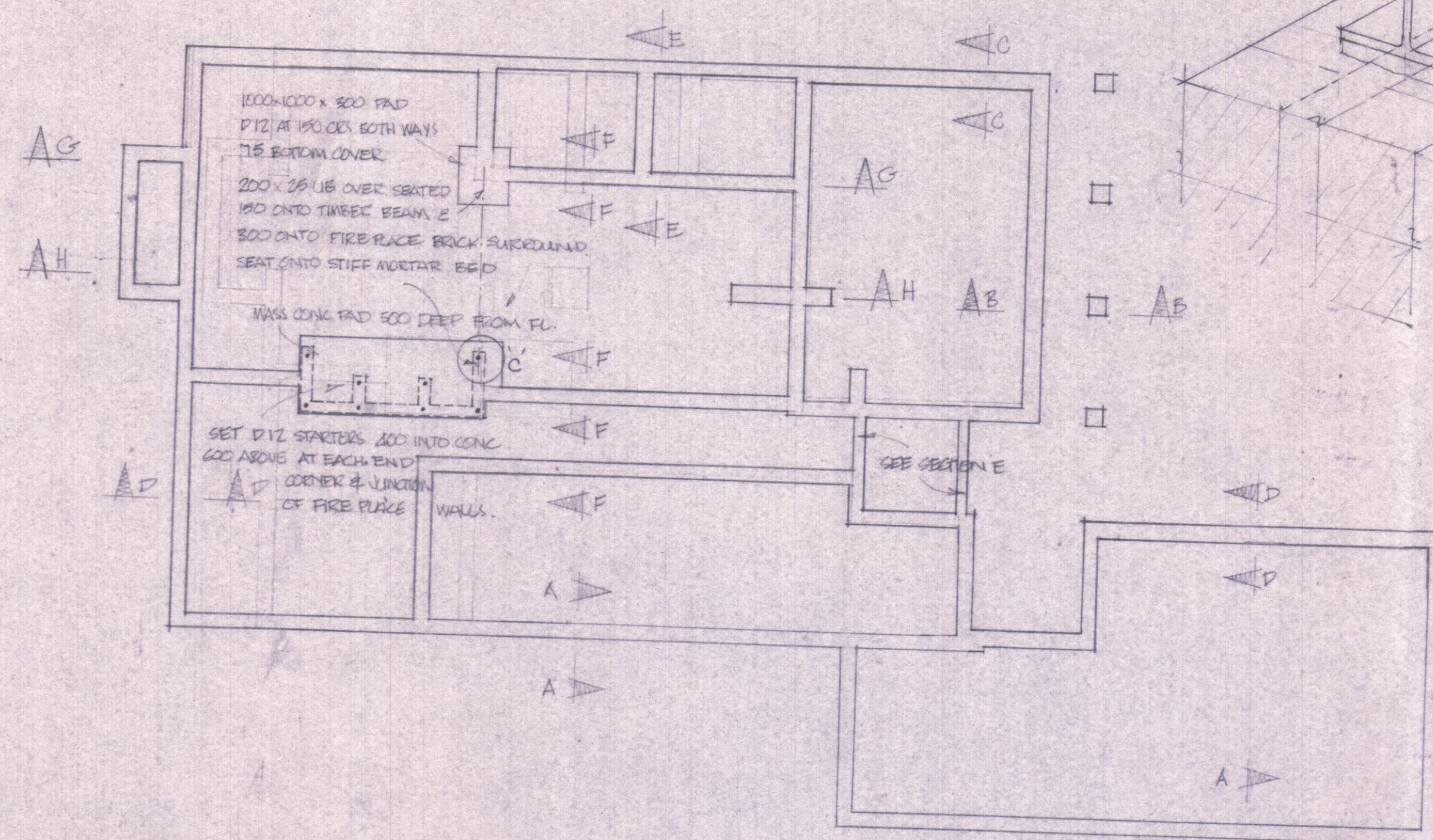




SECTION G-G

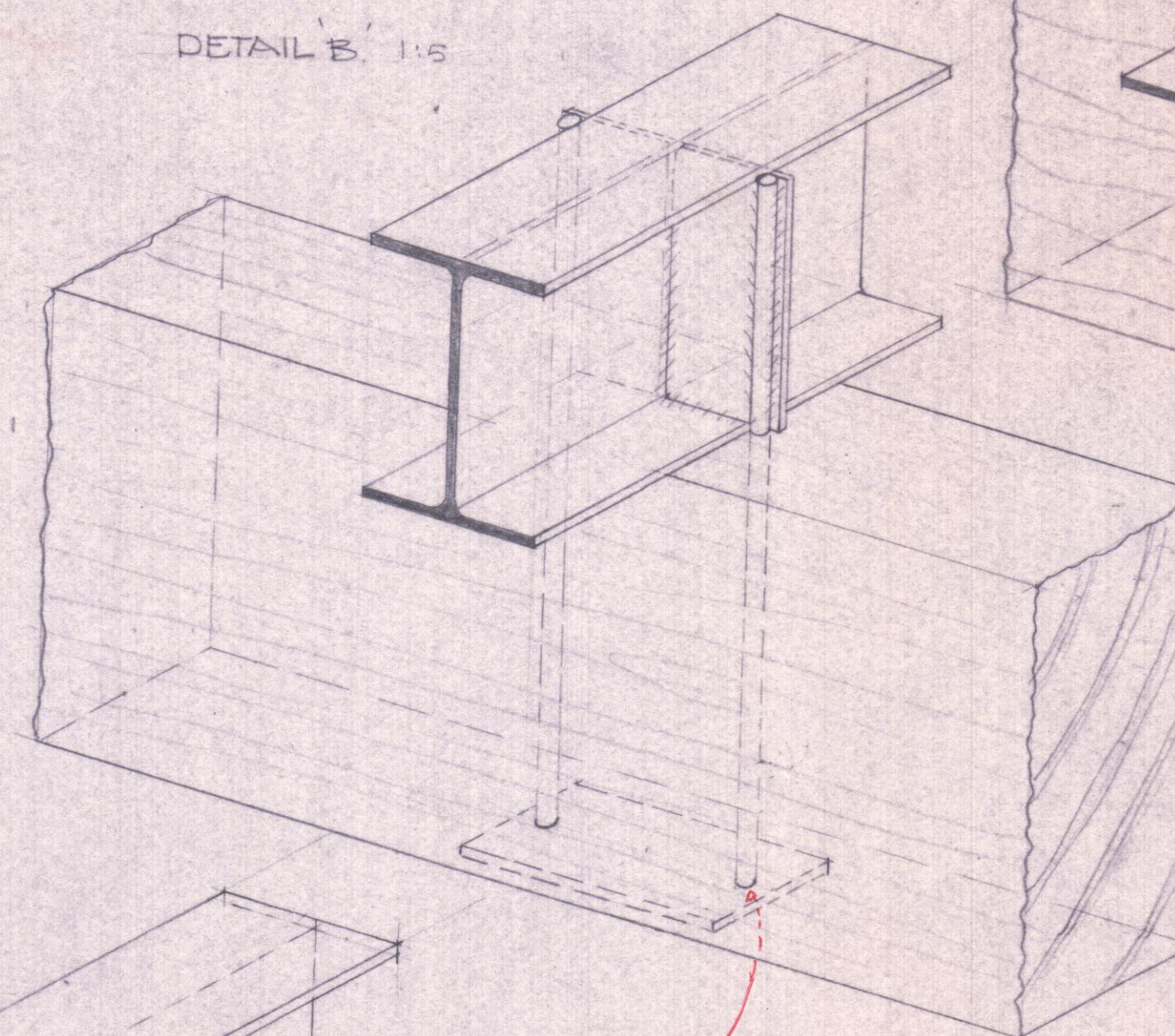


SECTION H-H

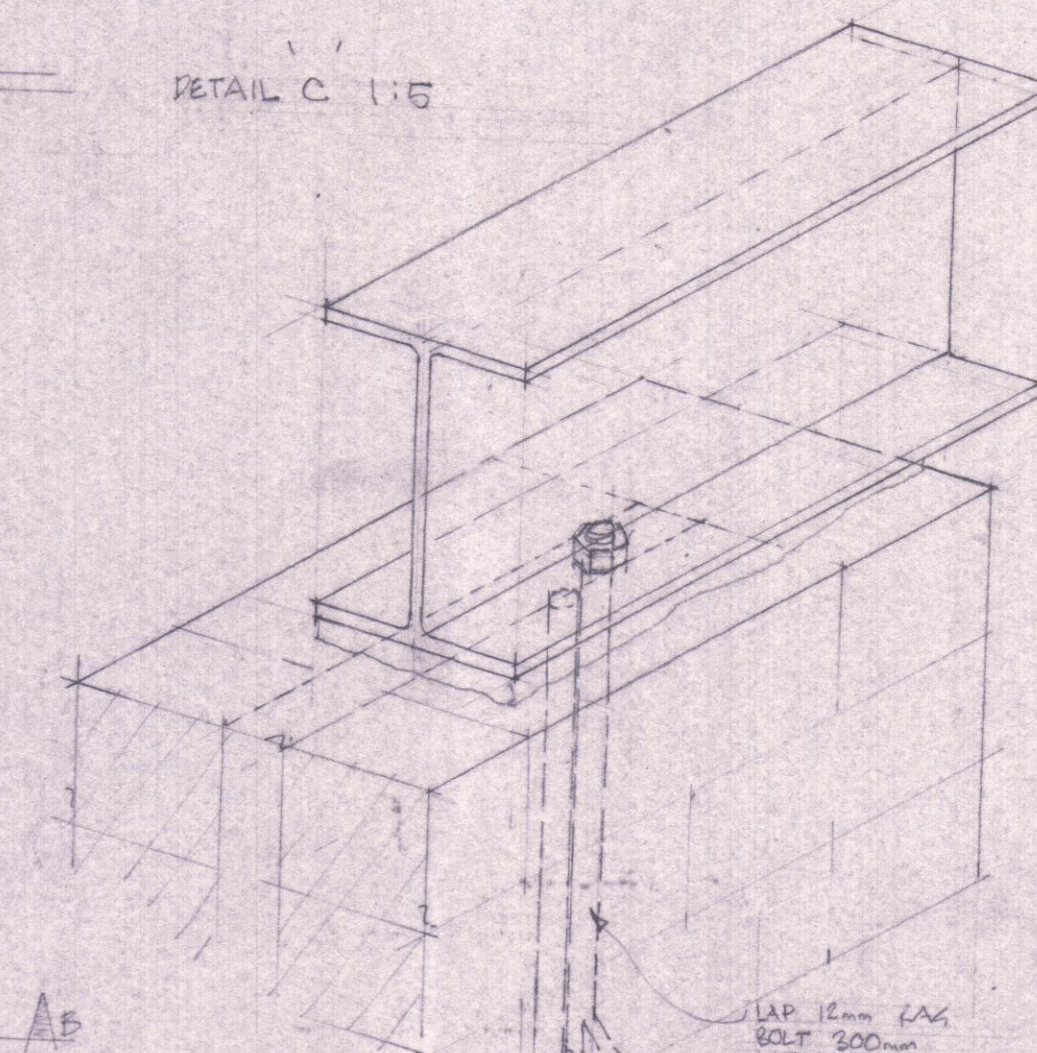


FOUNDATION PLAN

DETAIL B 1:5

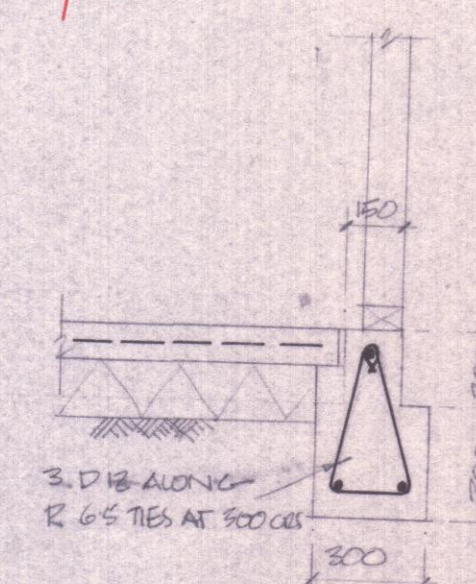


DETAIL C 1:5

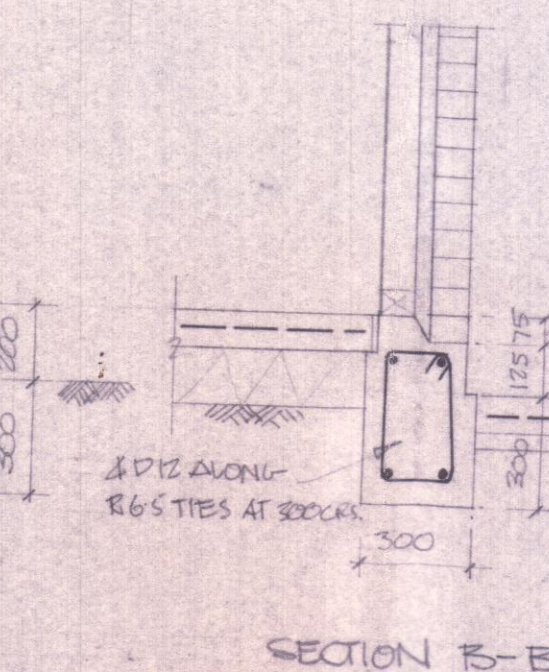


Drill through
plate and on post
welded to corner

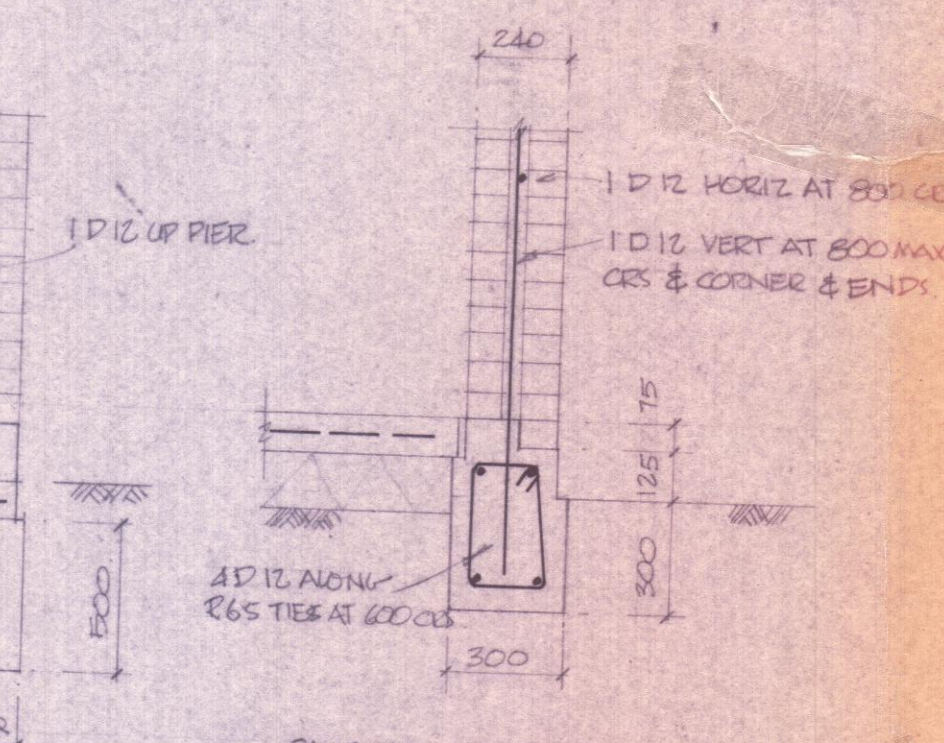
SECTION A-A



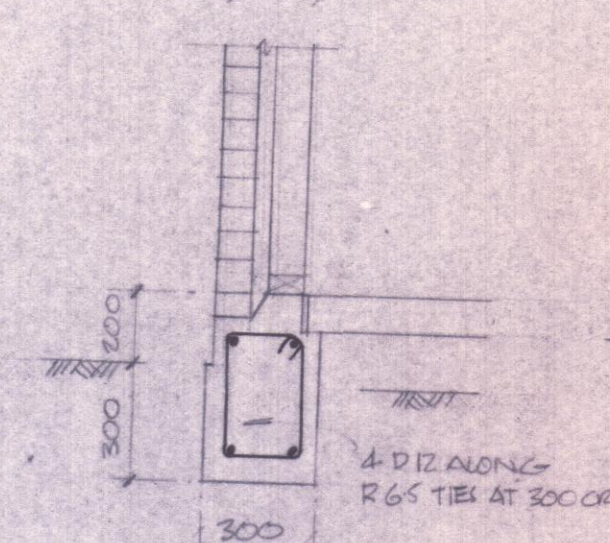
SECTION B-B



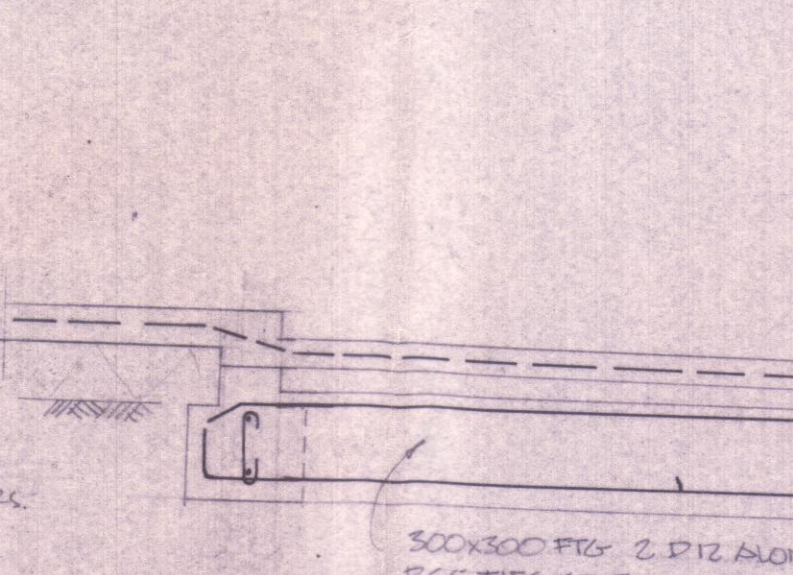
SECTION C-C



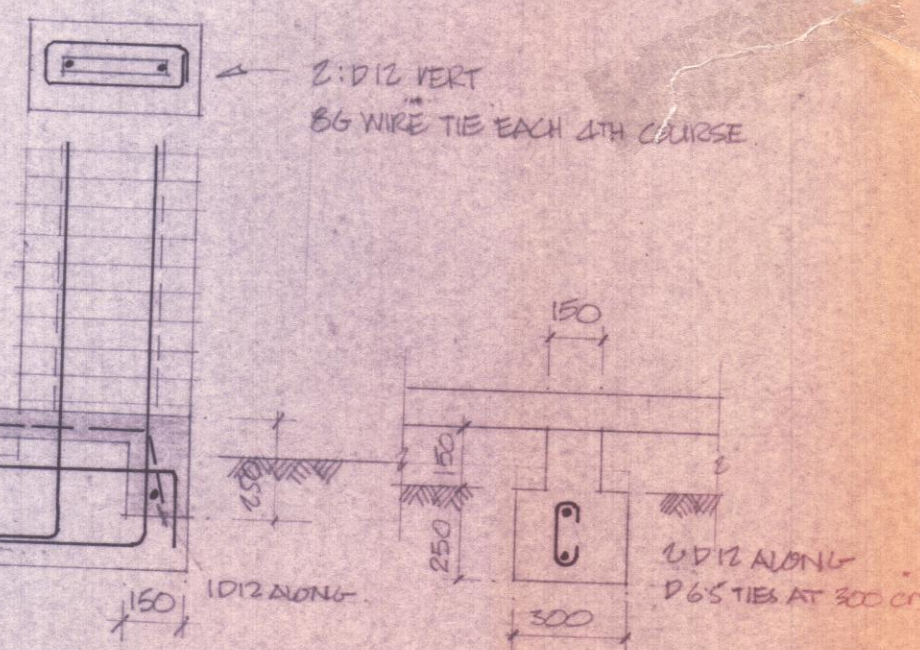
SECTION D-D



SECTION E-E



SECTION F-F



DAVID A. FORREST
CONTRACT STRUCTURAL
DRAWING & DESIGN
36 CLARK ST., MANUREWA.
PH. 68-675

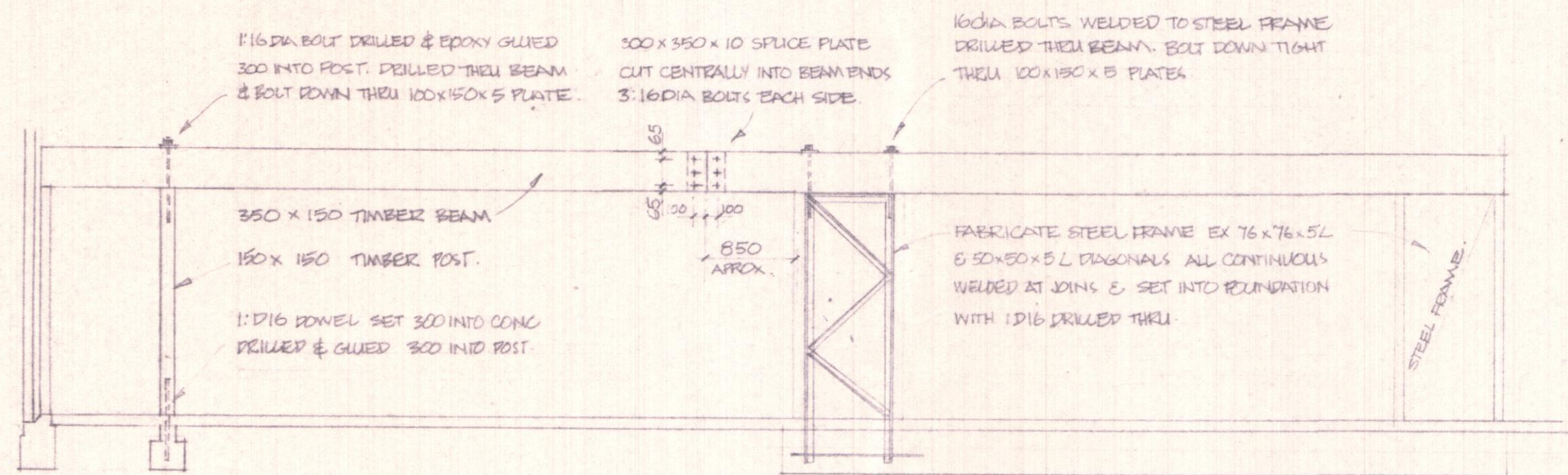
DRAKE HOUSE

CLYDE ROAD
CHRISTCHURCH

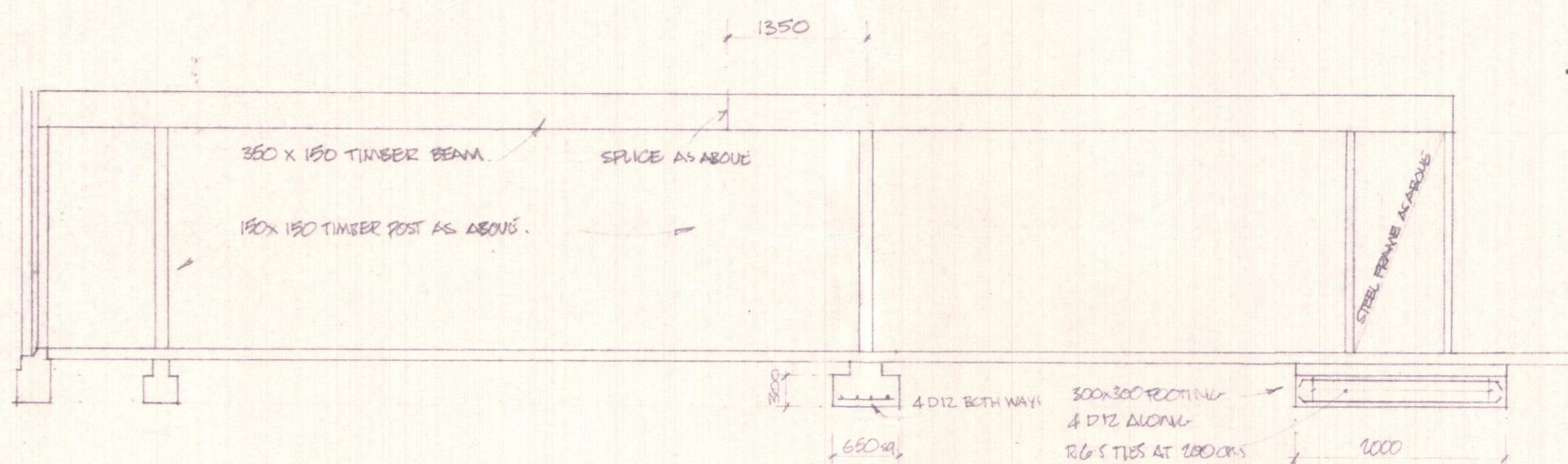
STRUCTURAL DETAILS
SHEET 4 DATE: JAN '76

SCALE 1:100 1:50 1:20
DRAWN DAF

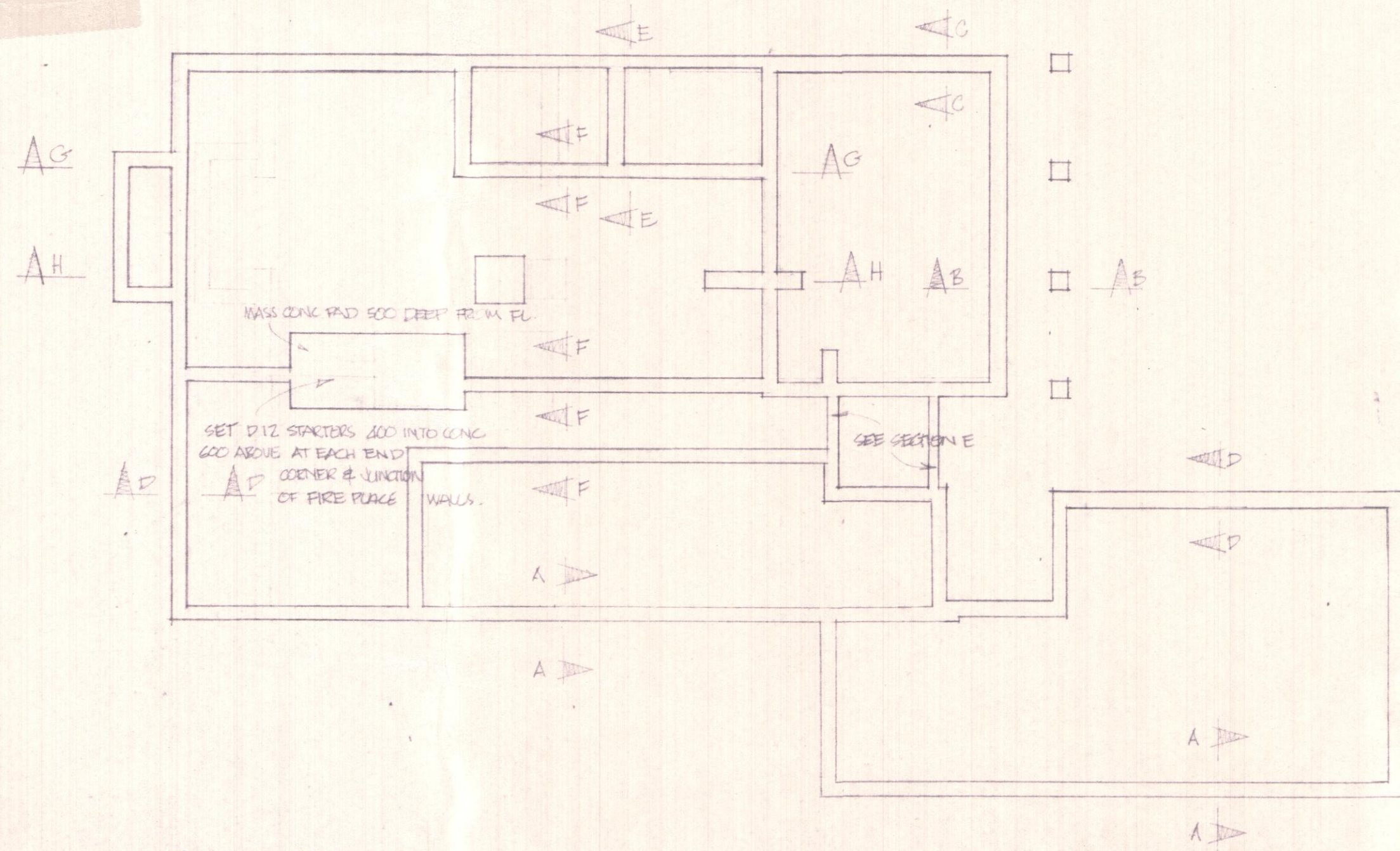
JBS PARTNERSHIP
JOHN B. STRICKET, B.Arch
PO BOX 5895 WELLESLEY STREET
AUCKLAND 1. PH. 81027 KARRISIDE



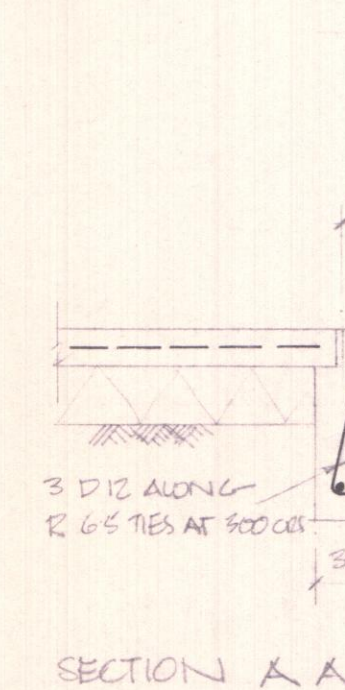
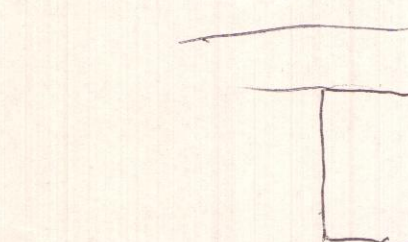
SECTION G-G



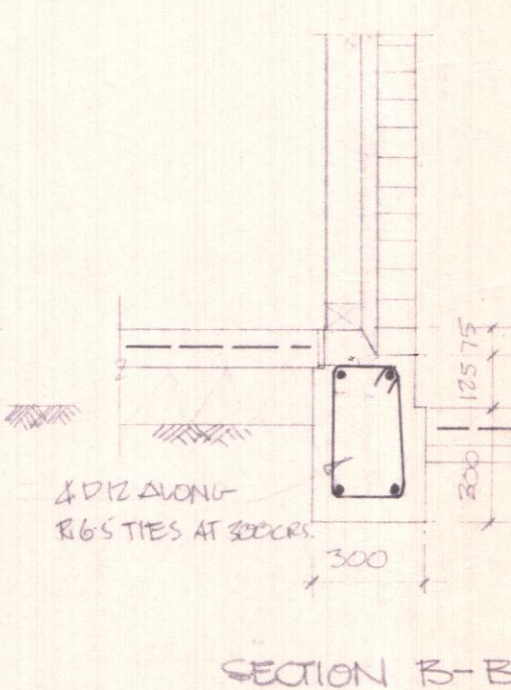
SECTION H-H



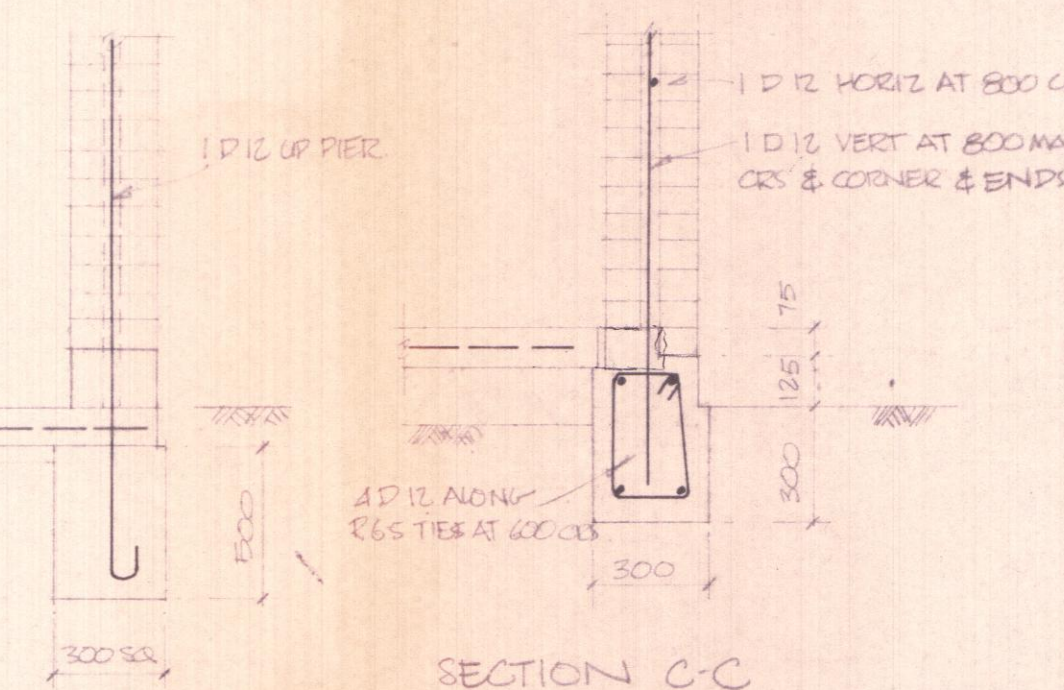
FOUNDATION PLAN



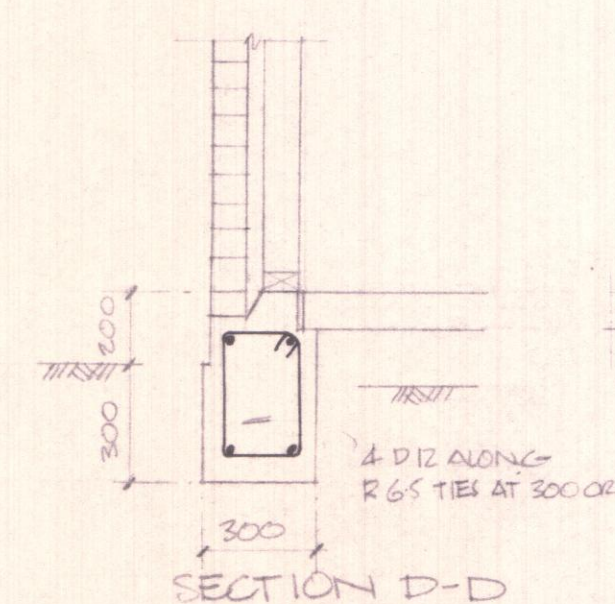
SECTION A-A



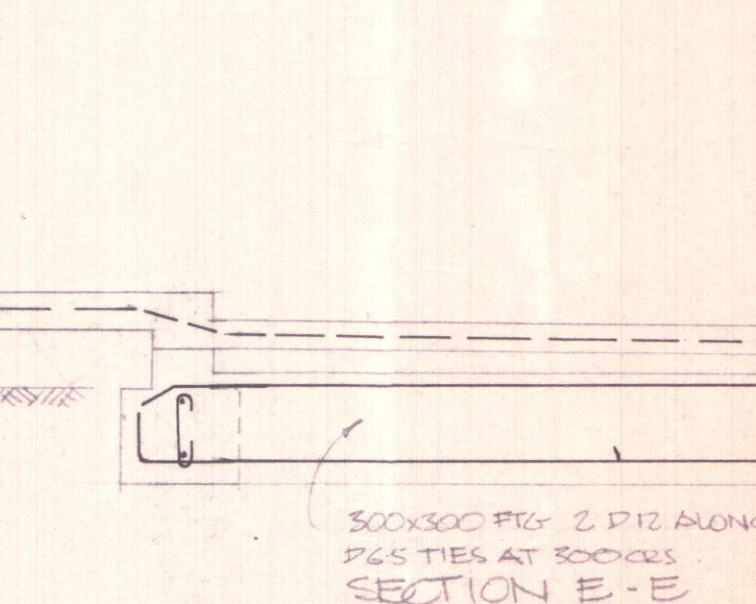
SECTION B-B



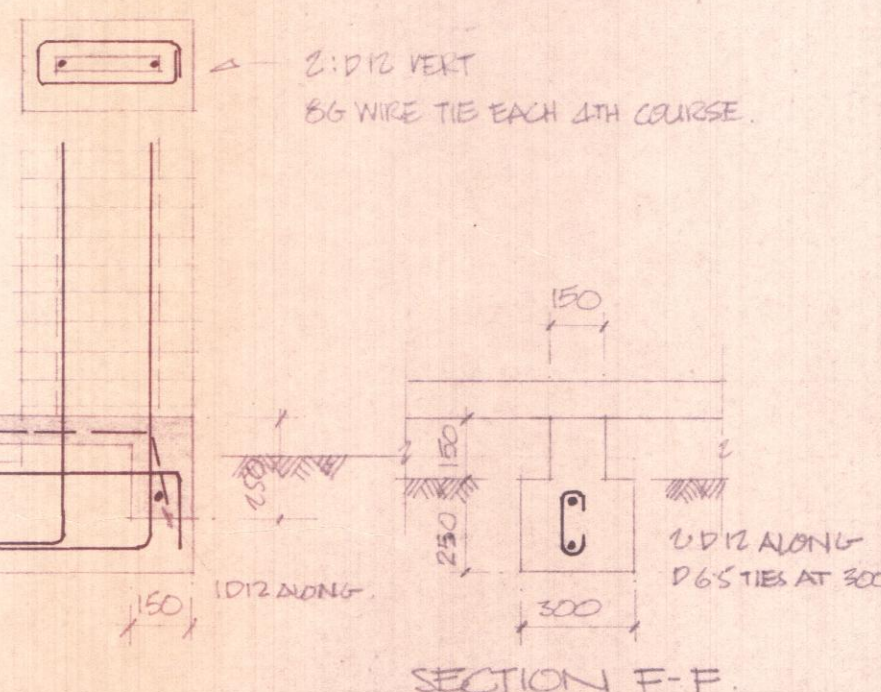
SECTION C-C



SECTION D-D



SECTION E-E



SECTION F-F

DAVID A. FORREST
CONTRACT STRUCTURAL
DRAWING & DESIGN
36 CLARK ST., MANUREWA.
PH. 68-475

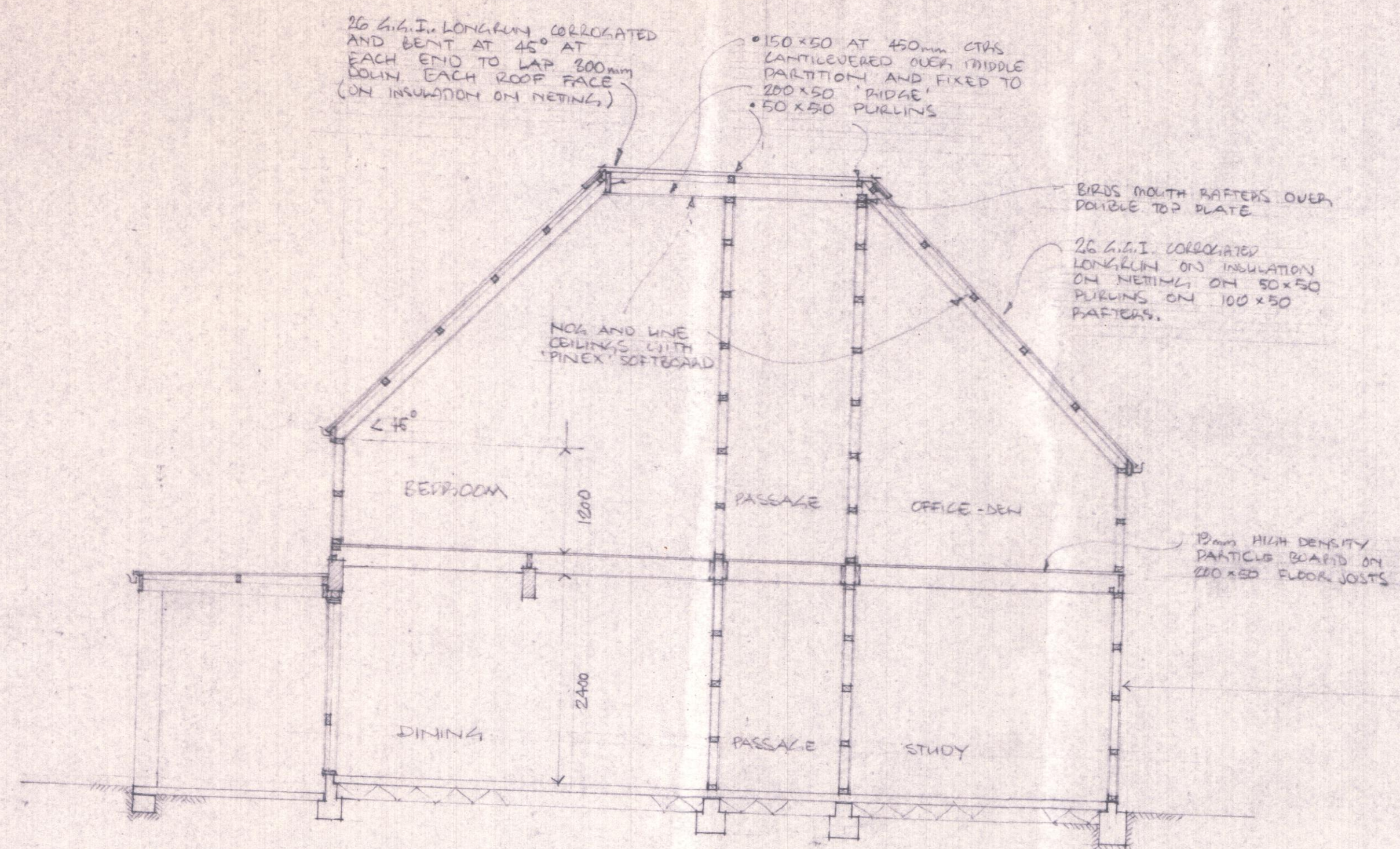
DRAKE HOUSE

CLYDE ROAD
CHRISTCHURCH

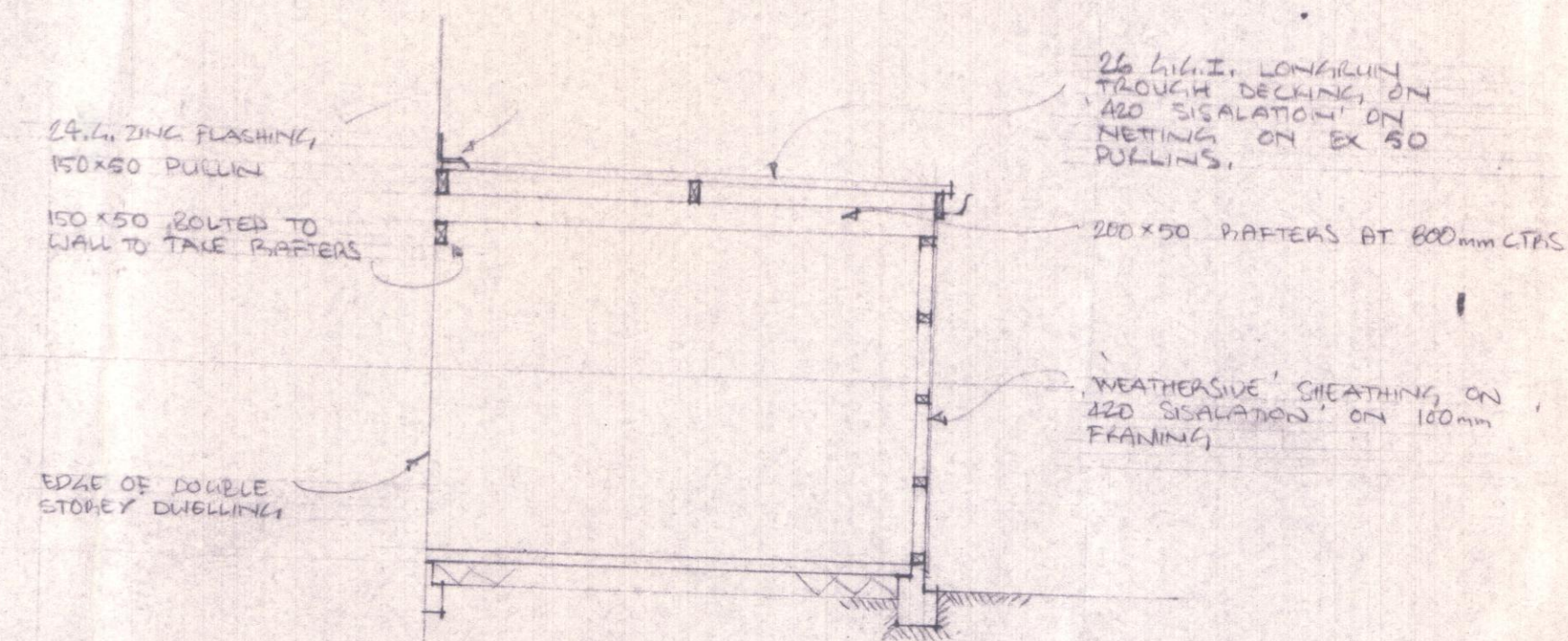
STRUCTURAL DETAILS
SHEET 4
DATE: JAN '76

SCALE 1:100 1:50 1:20
DRAWN DA FORREST

JBS PARTNERSHIP
JOHN B. STRICKET, B. ARCH.
P.O. BOX 5593, WELLESLEY STREET
AUCKLAND, 1. PH. 8102743/2020

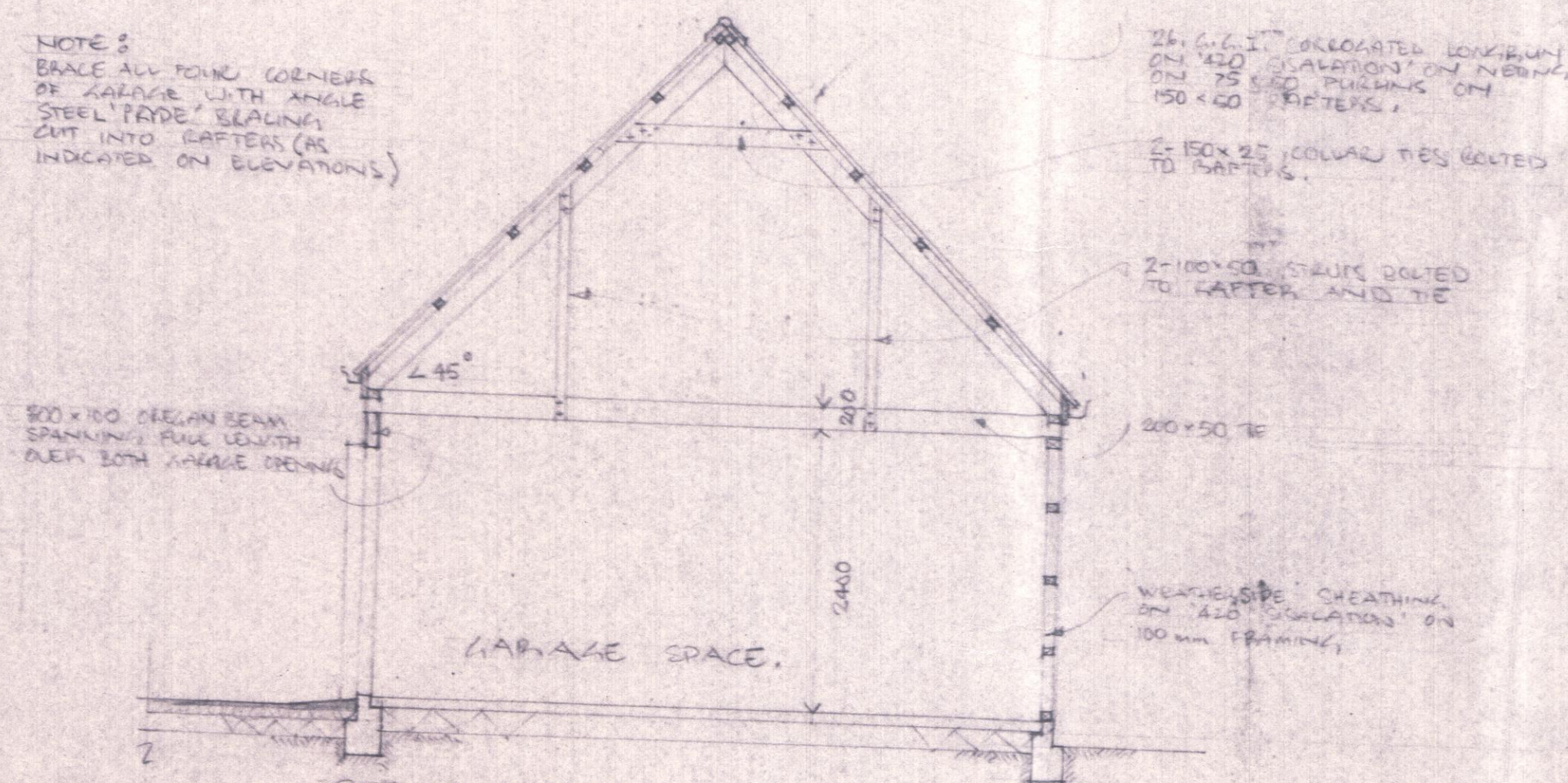


SECTION C-C.
SECTION THROUGH DINING SPACE - SECTION B-B SIMILAR, 8:1:50

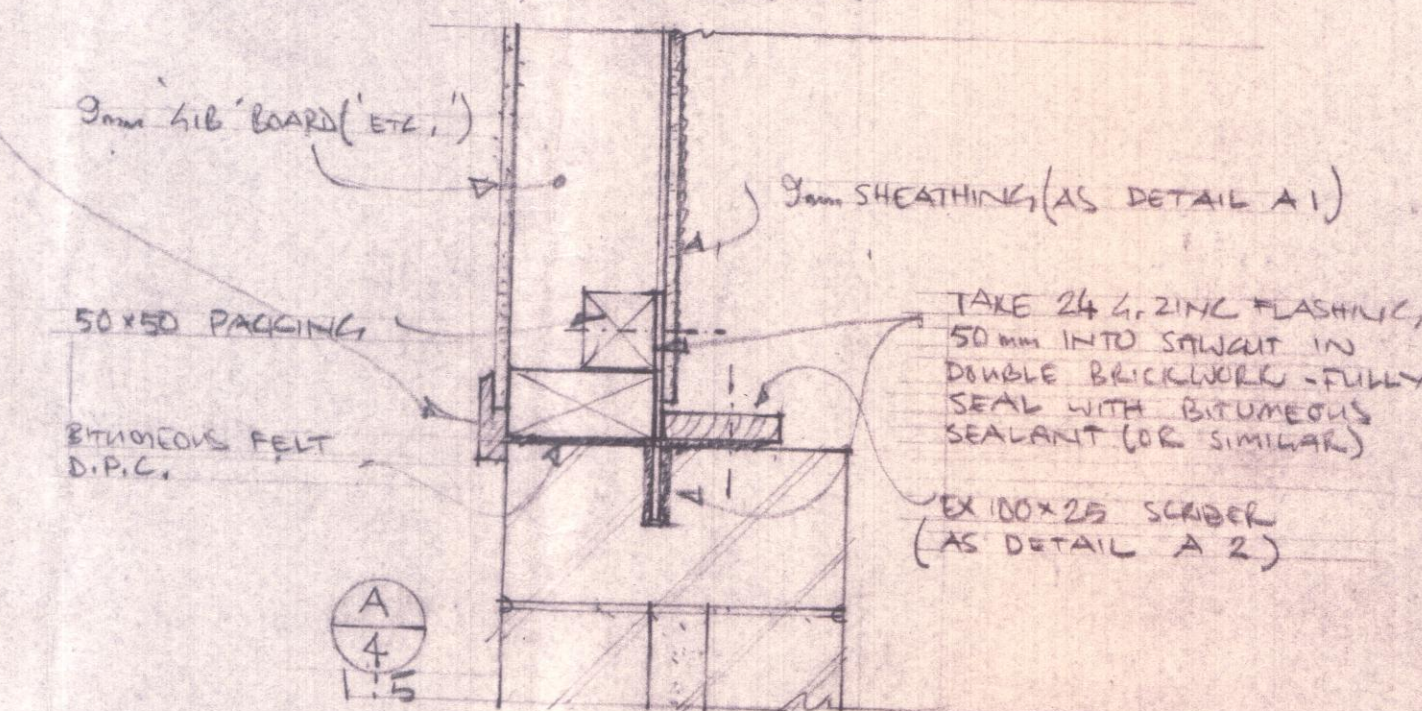
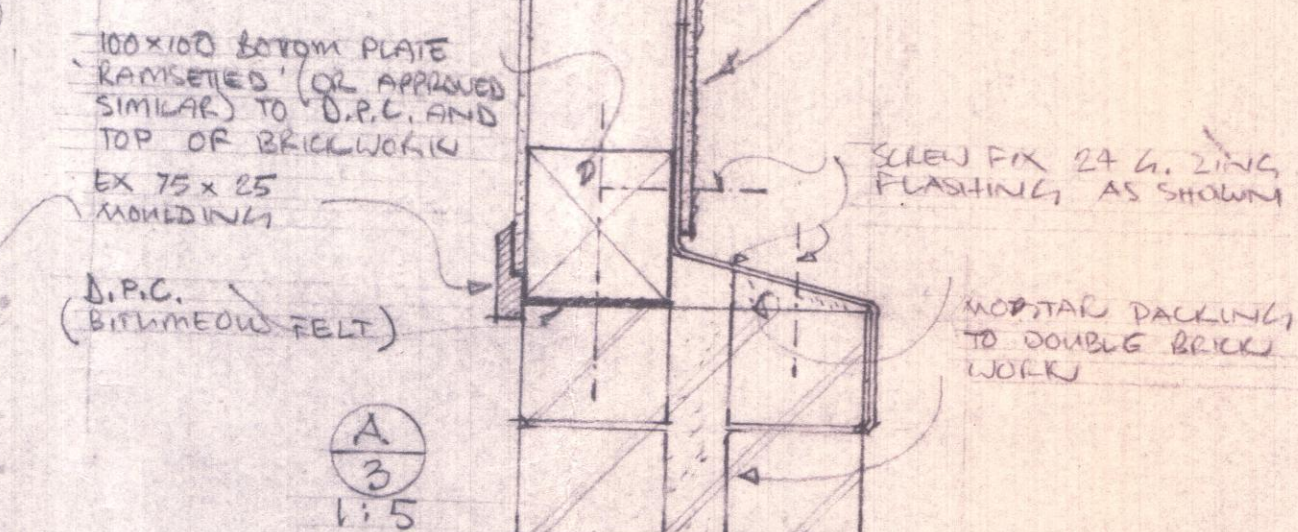
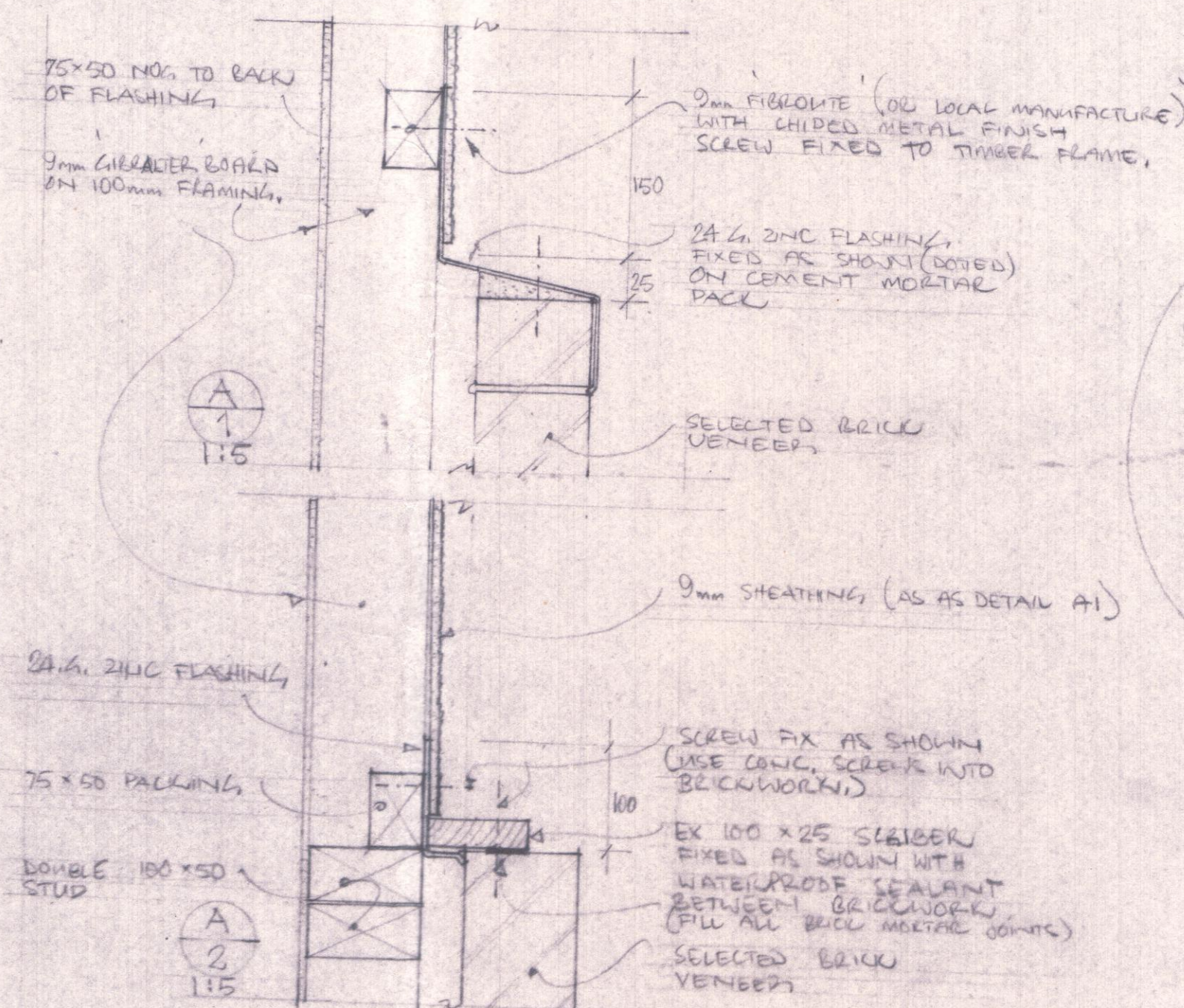


SECTION E-E
SECTION THROUGH WORKSHOP 8:1:50

NOTE:
BRACE ALL FOUR CORNERS OF GARAGE WITH ANGLE STEEL PLATE, BRACING CUT INTO RAFTERS (AS INDICATED ON ELEVATIONS)



SECTION D-D
SECTION THROUGH GARAGE 8:1:50



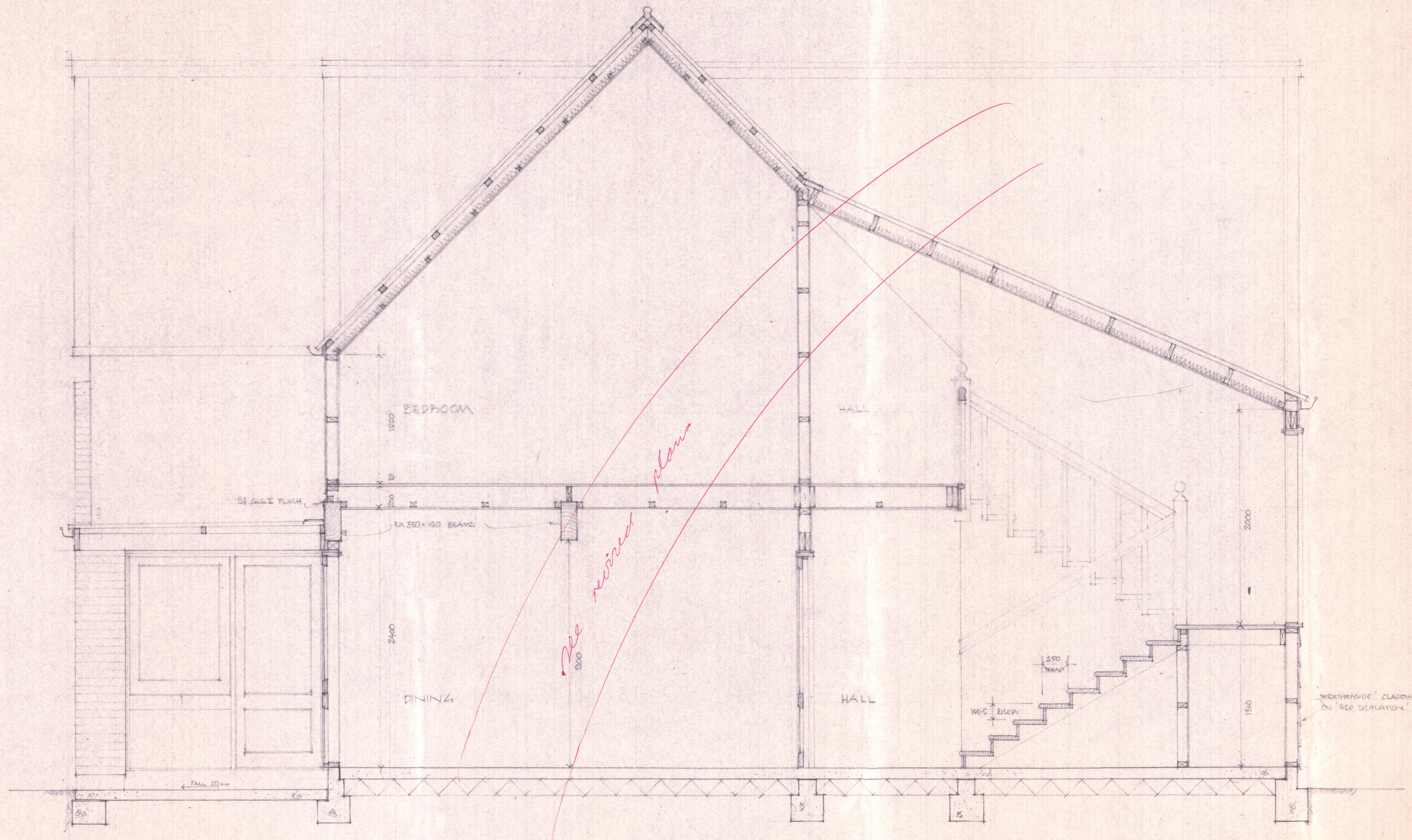
DRAKE HOUSE

CLYDE ROAD
CHRISTCHURCH

SECTIONS - DETAILS
SHEET 5
DATE: FEB '76

SCALE: AS SHOWN
DRAWN: J.B.S.

J.B.S. PARTNERSHIP
JOHN B. STRICKET B. ARCH.
P.O. BOX 5898 WELLESLEY ST.
AUCKLAND, 1. PH. 81027 PAPAKOHE



PLUMBER! Please note requirements
attached to plan.

SECTION B-B.

DRAKE HOUSE

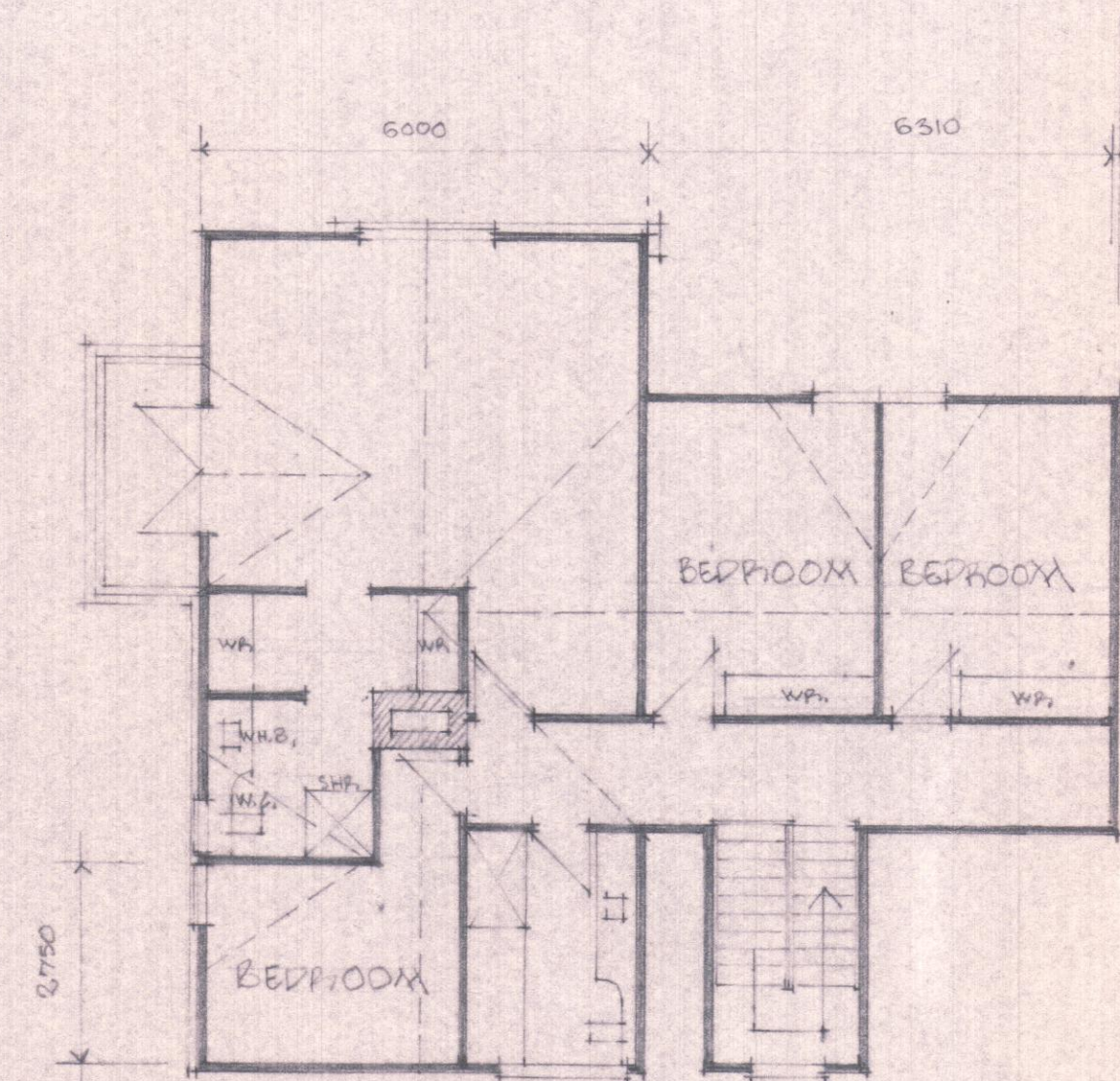
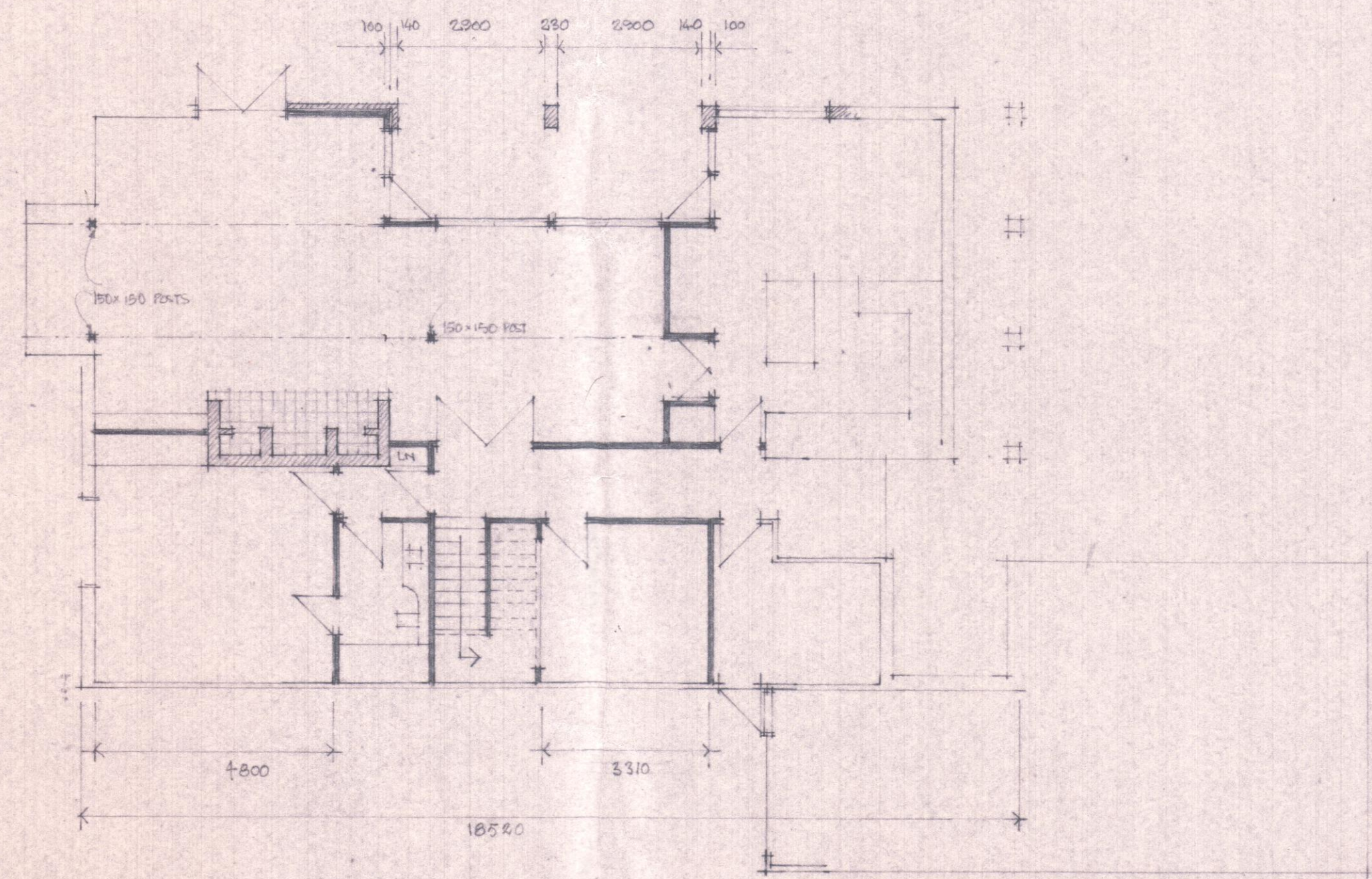
CLYDE ROAD
CHRISTCHURCH

SECTION
SHEET 3.

DATE: JAN '76

SCALE: 1:20 METRIC
DRAWN: J.B.S.

J.B.S. PARTNERSHIP
JOHN E. STICKETT - B.Arch
P.O. BOX 580/3 WILLESLY STREET
AUCKLAND 1, N.Z. 2027 PAPERBOND



DRAKE HOUSE

CLYDE ROAD
CHRISTCHURCH

REVISED PLAN

SHEET 1A

DATE: JAN '76

SCALE: 1:100 METRIC

DRAWN: J.B.S.

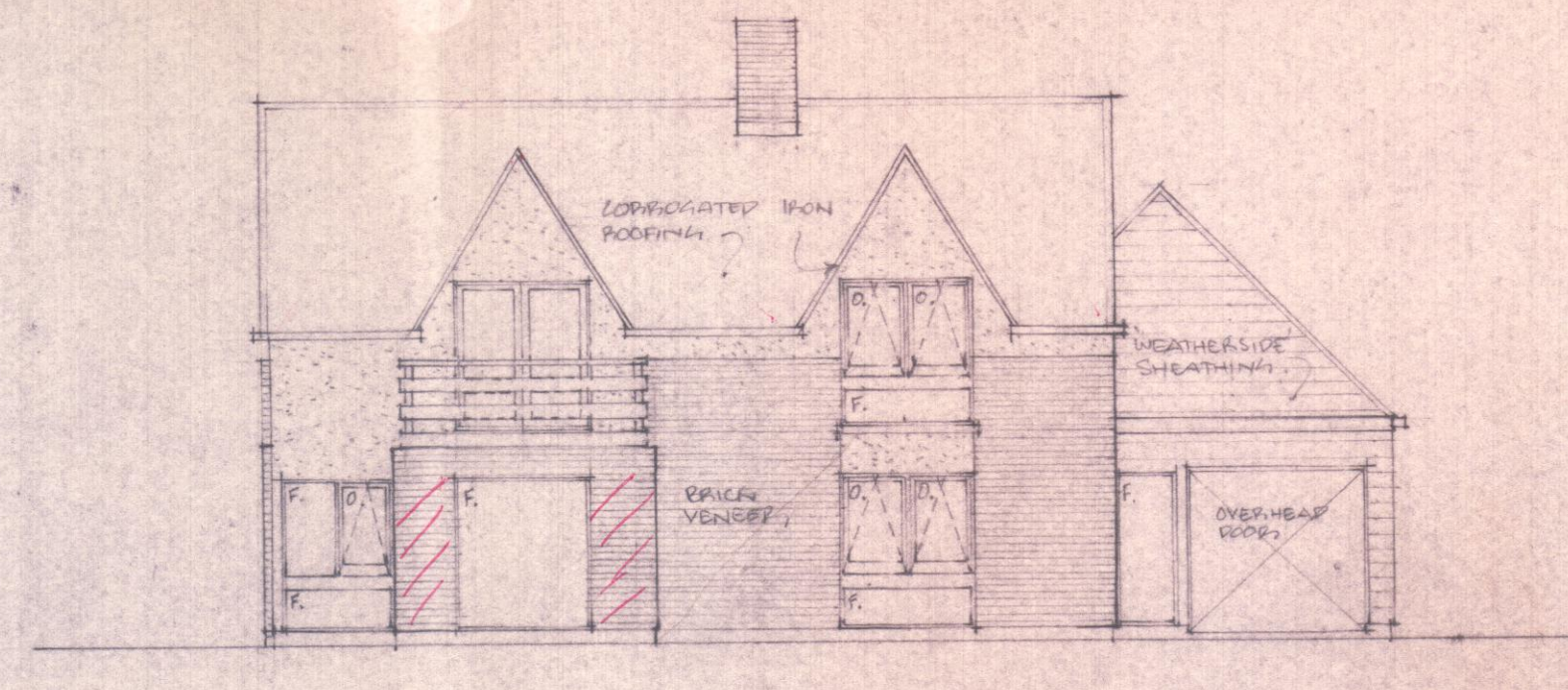
J.B.S. PARTNERSHIP
JOHN B. STACEY B. ARCH
RO. BOX 5875 WELLESLEY STREET
AUCKLAND, N. 14. 81027 PARATITOK



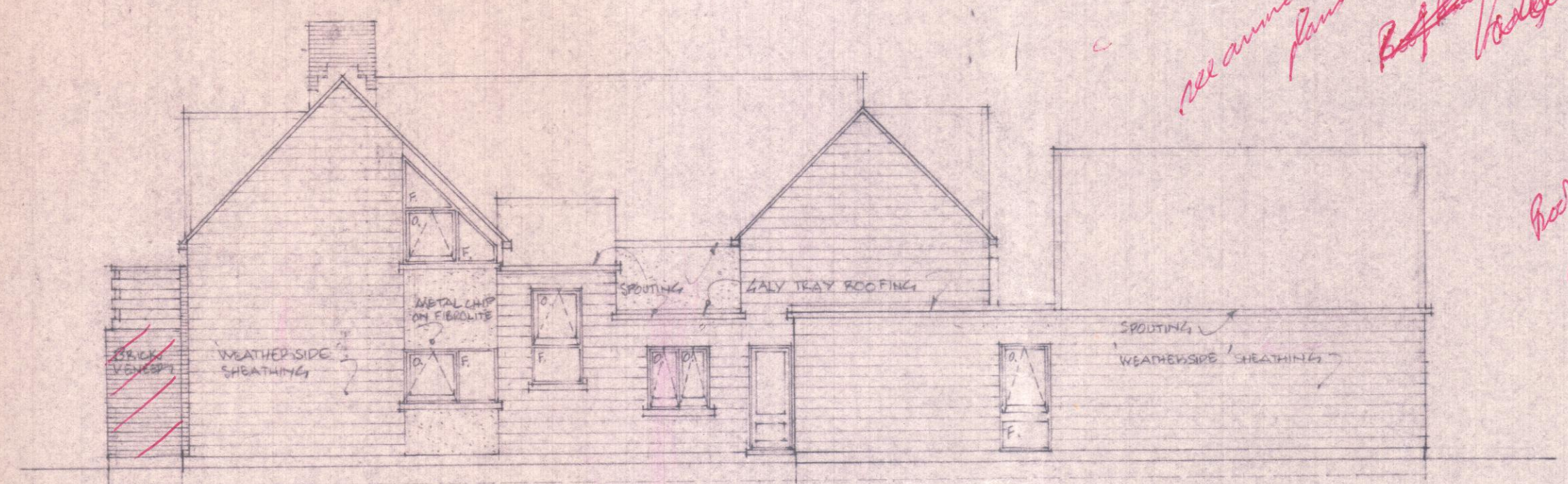
NORTH ELEVATION



EAST ELEVATION.



WEST ELEVATION

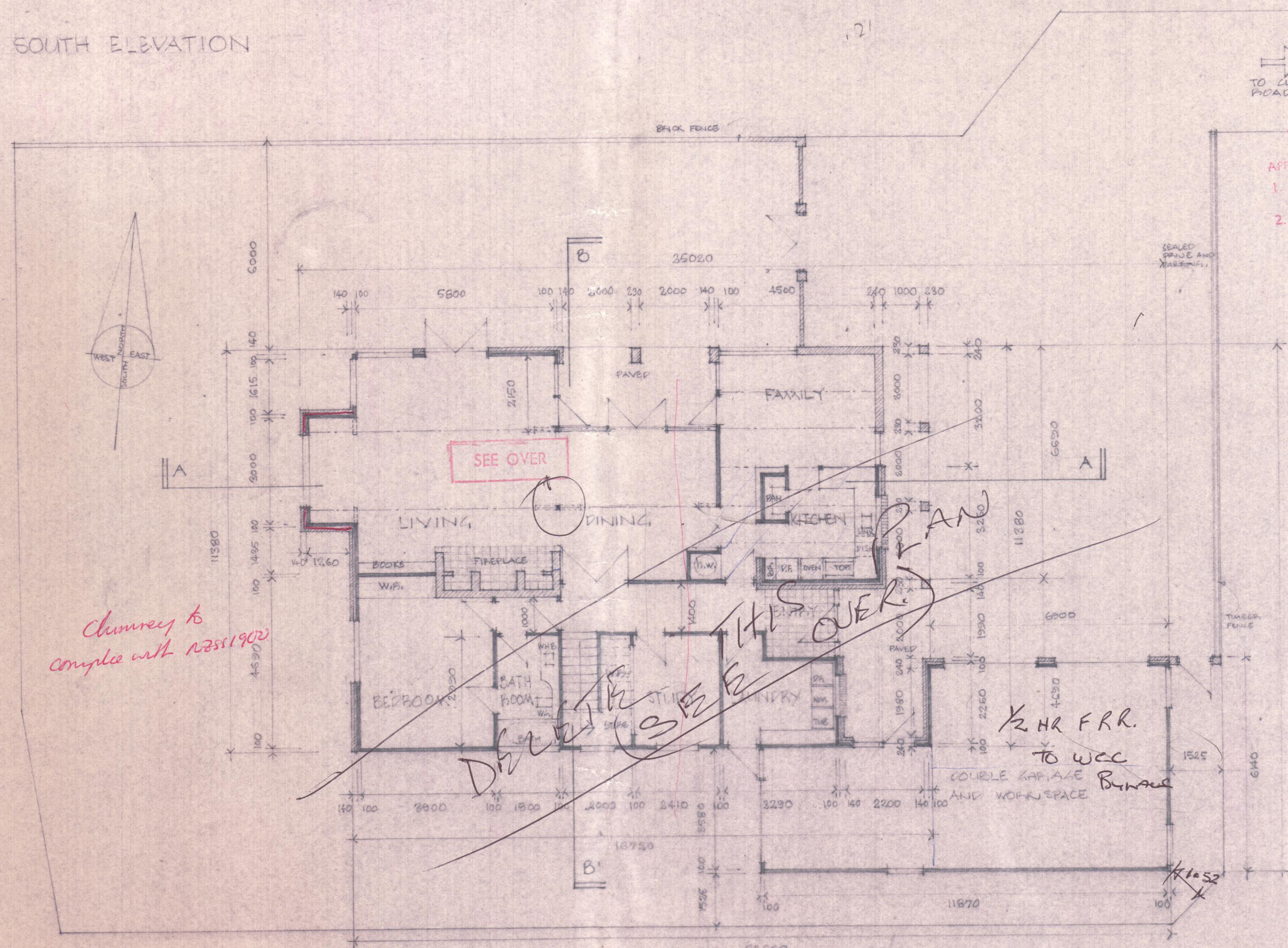


SOUTH ELEVATION

see amended plan
Red Bracing from ridge beam to top plate as in amended plan
 583980

check for and floor base and level

BUILDER
 PLEASE ENSURE THE
DRAINLAYER
 SEES THE ABOVE
 REQUIREMENTS

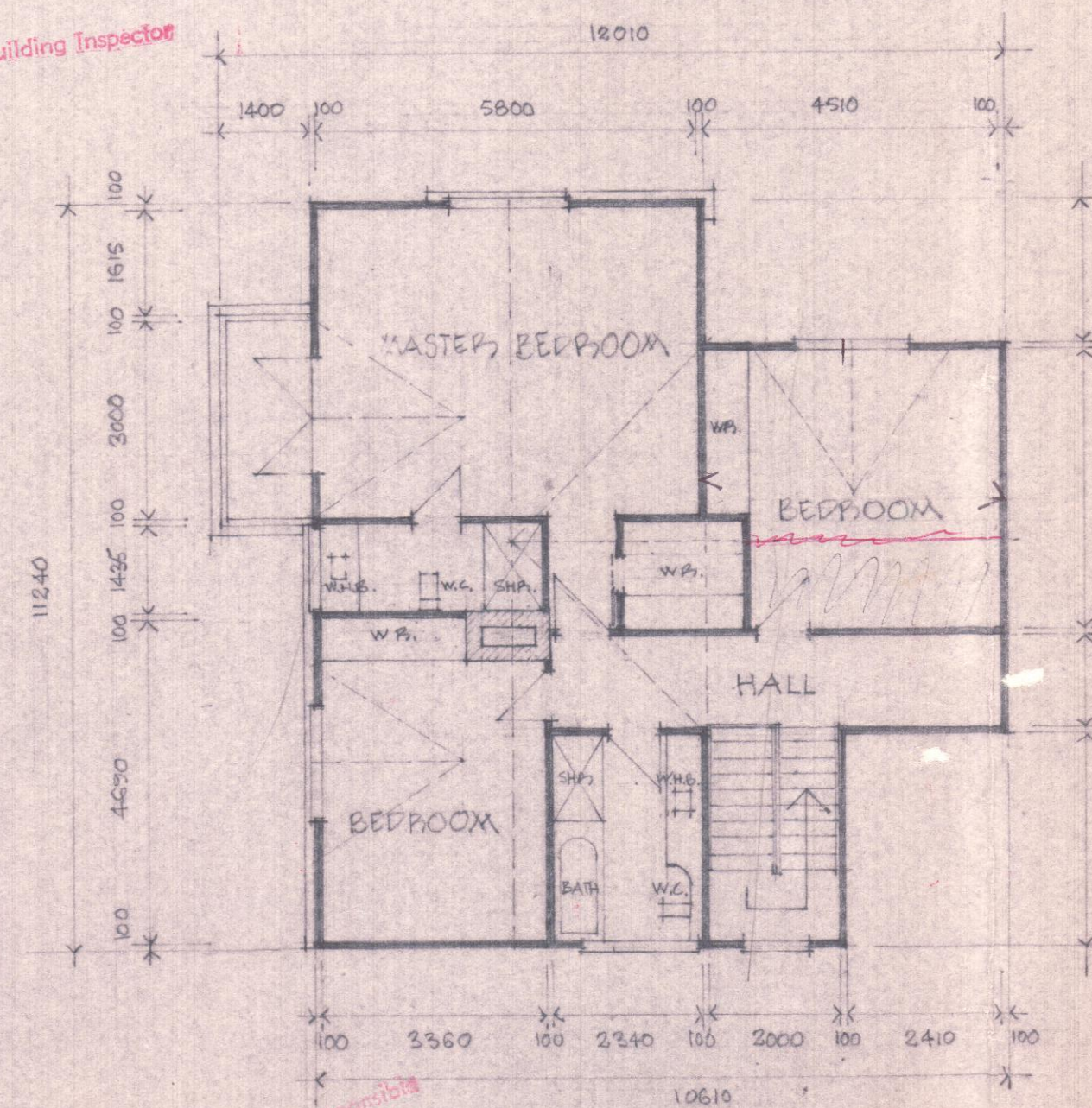


SITE PLAN

WAIMAIRI COUNTY COUNCIL

APPROVED, Subject to:-
 1. All work to comply with the County Building By-Laws (N.Z. Standard Code of Building By-Laws).
 2. 24 hours' notice to be given to the County Building Inspector prior to pouring any concrete.

McMurray
 9.3.76 Building Inspector



UPPER FLOOR PLAN

PLUMBER! Please note requirements attached to plans.

DRAINLAYER
 PLEASE NOTE STORM WATER DRAINAGE REQUIREMENTS ATTACHED TO PLANS.

Builder will be held responsible for any damage done to footpath

SITE AND FLOOR PLAN

Job 583-980 HOME 44502

DRAKE HOUSE

CLYDE ROAD
 CHURCH

PLANS, ELEVATIONS
 SHEET 1 DATE: JAN '76

SCALE: 1:100 METRIC
 DRAWN: J.B.S.

J.B.S. PARTNERSHIP
 JOHN B. STICKNEY, B.A. ARCH.
 P.O. BOX 5808, VICTORIA STREET
 AUCKLAND, 1. PH. 81027

No 19/15

WAIMAIRI COUNTY COUNCIL

WATERWORK REQUIREMENTS

2 Storey Dwelling at No. 15B Clyde St. lot No. 2
 Date 2.2.76 Application No. 1829
 Builder L. J. Duke Plumber P. Moore

A 20 mm CONNECTION is required for this property.

A 25 mm pipe must be run from the street connection to the building and continued through the plumbing system beyond the last branch to within 3 metres of the last fitting.

The use of PRESSURE REDUCING VALVES is not recommended as they have not proved satisfactory in similar situations. Where the nature of the building excludes the use of a roof tank supplying the cylinder, a 20mm supply shall be taken to the cylinder and two pressure reducing valves in parallel ~~should~~ shall be used.

All pipework in the roofspace of insulated dwellings shall be insulated with not less than 15mm of approved insulation.

It is recommended that piping within the building should be kept away from BEDROOMS where possible to avoid noises.

MANDATORY WATER REQUIREMENTS

This notice must be given to the Plumber.

J. G. Smith
 Water Inspector

WCC

1829

9/49/87

L. S. Drake

15 B Clyde Rd

Lot 2 DP SP 1787

Next to Dwellby's Garage

1/ A ventilated isolation
compartment complete
with 27 square inches of
fixed ventilation to the
open air is required
between the downstairs
toilet and the bedroom.

2/ Sourcing Plumbing and
Drainage to comply with
Regulations and Bylaws

11 200

GDS

3/2/76

CIRCHURCH	
PLAN NO.	
LETTER	
JAN.	2 19 77
INC.	
DATE	
DRAINAGE BOARD	

WAIMAIRI COUNTY COUNCIL

MANDATORY STORMWATER DRAINAGE REQUIREMENTS

All stormwater from dwellings and from garages, sheds etc. in excess of 100 sq. ft. (9.29 sq.m) must be piped to a side channel, a stream or a stormwater sewer via 4" glazed earthenware drains, and all such drainage works must be carried out by a registered drainlayer.

Drainpipes entering the side channel shall be placed to ensure a minimum of 1½" (38 mm) above the top of the pipe and there must be a minimum of 18" (457 mm) of kerb between any two such drains. Drains must be kept clear of any possible vehicular crossing site. A permit must be obtained from the Council before laying drains across an existing footpath.

If it is not possible or practicable to discharge stormwater as required by the above the written approval of the Chief Health Inspector must be obtained for an alternative disposal method.

Written application must be made and the written approval of the Chief Health Inspector obtained for the use of drainpipes other than glazed earthenware.

No building is to take place over any stormwater or sewerage drainage systems and no drains are to be laid under buildings unless special permission has been obtained.

No person shall conduct the stormwater from two or more buildings to any stormwater drain or outfall by means of one stormwater drain common to each of the buildings until the owner of each building has applied for and obtained the permission in writing of the Waimairi County Council.

~~When positioning downpipes and laying drains from the dwelling provision should be made for a stormwater connection from a future garage.~~

~~Stormwater must be piped via 4" glazed earthenware drains to the front of the section ready to connect to future side channel. A suitably located and approved boulder pit or field tile system must be provided as an interim disposal method.~~