

# HND HMB LTD

## 3 Pigeon Mountain Rd, Half Moon Bay

### Resource Consent 2024

Job: 220571-1



AIREY CONSULTANTS LTD  
TEL: (09) 534 6523 www.aireys.co.nz

TAKAPUNA BOTANY QUEENSTOWN

CLIENT:  
**HND HMB LTD**

JOB TITLE:  
**3 PIGEON MOUNTAIN ROAD  
HALF MOON BAY**

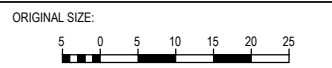
NOTES:

REV	AMENDMENT	DATE	BY
8	S92 - SPEED TABLE, PARKING, SW REV	28/05/2024	LP
7	S92 - LOT 2, 15, 16 REV	09/05/2024	LP
6	WEST BDY RET WALL REVISED	10/04/2024	LP
5	LOT 2 BDY REV, DWG 208 ADDED	09/04/2024	LP
4	LOT 15 & 16 FPATH ADDED	30/03/2024	LP
3	S92 REVISIONS - 87 DWELLINGS	26/03/2024	LP
2	S92 REVISIONS - 88 LOTS	05/02/2024	LP
1	S92 REVISIONS	20/10/2023	LP

DRAWING STATUS:  
**FINAL**

ISSUE PURPOSE:  
**RESOURCE CONSENT**

DESIGN: SW  
DRAWN: LP  
CHECKED: RT  
DATE: 22/05/23  
SCALE: NTS @ A3  
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DRAWING TITLE:  
**COVER SHEET**

JOB No: 220571-1  
SHEET No: 000  
REV: 8

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520	SITE PLAN - WATER SUPPLY, SERVICES 1:500

**OTHER CONSENTS REQUIRED:**

ALL PROPOSED PUBLIC DRAINAGE REQUIRES ENGINEERING APPROVAL.

ALL PRIVATE DRAINAGE, DETENTION TANKS & RETAINING WALLS REQUIRE BUILDING CONSENT.

PROPOSED VEHICLE CROSSINGS REQUIRES VEHICLE CROSSING APPROVAL.

WATERCARE WORKS OVER APPROVAL REQUIRED FOR WORKS WITHIN 2m OF WATERCARE ASSETS

**NOTES**

ALL WORK TO BE CARRIED OUT TO AUCKLAND COUNCIL & WATERCARE SERVICES ENGINEERING STANDARDS & STAMPED APPROVED PLANS.

CONTRACTOR TO LOCATE ALL SERVICES PRIOR TO COMMENCEMENT OF WORK.

NO DEVIATION FROM THESE ENGINEERING PLANS WITHOUT PRIOR WRITTEN APPROVAL FROM THE DESIGN ENGINEER.

STORMWATER, WASTEWATER AND WATERMAIN CONNECTIONS SHALL BE INSTALLED BY AN AUCKLAND COUNCIL & WATERCARE SERVICES APPROVED LICENSED CONTRACTOR AT THE APPLICANTS EXPENSE.

CONTRACTOR TO CONFIRM ALL DIMENSIONS ON SITE.

BOTH CONTRACTORS AND CONSULTANTS ARE TO TAKE ALL NECESSARY CARE AND PRECAUTION AT THE CONSTRUCTION SITE TO AVOID ACCIDENT AND INJURY FROM FALLING INTO EXCAVATIONS, CRUSHING BY SUBSIDING EXCAVATIONS AND THE MOVEMENT OF PLANT AND MATERIALS ON THE SITE.

THE CONTRACTOR SHALL PROVIDE SAFETY SHIELD OR EQUIVALENT SAFETY MEASURES FOR WORKS AREA DEEPER THAN OR EQUAL TO 1.5m TO COMPLY WITH WORKSAFE NEW ZEALAND.

CONTOURS AND MEASUREMENTS HAVE BEEN PROVIDED FOR ENGINEERING PURPOSES ONLY AND SHOULD NOT BE USED FOR TOWN PLANNING PURPOSES.

PILOT ALL SERVICES AND EXISTING DRAINAGE LINES PRIOR TO INSTALLATION OF NEW DRAINAGE LINES.

ANY DRAINAGE LINES ENCOUNTERED ON SITE DURING CONSTRUCTION NOT SHOWN ON THE ENGINEERING PLANS MUST BE REFERRED TO THE DESIGN ENGINEER.

LEVELS IN TERMS OF LANDS & SURVEY DATUM 1946.

ALL PUBLIC WASTEWATER MANHOLES TO BE 1050Ø RC WITH 600Ø HINGED LID AND SAFETY GRILLE UNLESS SHOWN OTHERWISE.

ALL PUBLIC STORMWATER MANHOLES TO BE 1050Ø RC WITH 600Ø HINGED LID UNLESS SHOWN OTHERWISE.

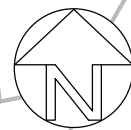
ALL PRECAST CONCRETE WASTEWATER MANHOLES TO BE THICKWALLED (WITH A 25mm SACRIFICIAL LAYER) OR HAVE APPROVED PE/PVC LINING AS PER WATERCARE MATERIAL SUPPLY STANDARD 14.8.4(H).

ALL SW & WW CONNECTIONS TO BE 100Ø uPVC SN16 UNLESS SHOWN OTHERWISE.

ALL 100Ø WW LOT CONNECTIONS TO BE FACTORY WYE JUNCTIONS (SN16 RATING).

ALL 100Ø WW LOT CONNECTIONS TO BE INSTALLED AT MIN. 30° INCOMING ANGLE FROM HORIZONTAL (MAX. 60°) PER WW15. INSTALL PLAIN BEND AT END OF WYE JUNCTION IF NECESSARY.

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76 Compass Point Way

78 Compass Point Way

80 Compass Point Way

82 Compass Point Way

84 Compass Point Way

COMPASS POINT WAY

EXISTING FOOTPATH

ARA-TAI

PROPOSED FOOTPATH  
DETAILED DESIGN TO BE  
CONFIRMED BY AUCKLAND  
COUNCIL PARKS DEPARTMENT  
AT EPA/ BC STAGE

# Airey

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HALF MOON BAY

NOTES:

7	SPEED TABLE ADDED	28/05/2024	LP
6	S92 - LOT 2, 15, 16 REV	09/05/2024	LP
5	LOT 2 BDY REVISED	09/04/2024	LP
4	LOT 15 & 16 FP PATH ADDED	30/03/2024	LP
3	S92 REVISIONS - 87 DWELLINGS	26/03/2024	LP
2	S92 REVISIONS - 88 LOTS	05/02/2024	LP
1	S92 - LAYOUT REVISED	20/10/2023	LP
REV	AMENDMENT	DATE	BY

DRAWING STATUS:

FINAL

ISSUE PURPOSE:

RESOURCE CONSENT

DESIGN: SW

DRAWN: LP

CHECKED: RT

DATE: 22/05/23

SCALE: 1:500 @ A3

DO NOT SCALE FROM DRAWINGS

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ORIGINAL SIZE:



DRAWING TITLE:

SITE PLAN  
OVERALL

JOB No:

220571-1

SHEET No:

100

REV:

7

1  
DP 212125  
1.4073 ha

PIGEON MOUNTAIN ROAD

## SITE PLAN

1:500

EXTG VEHICLE CROSSING  
TO BE REMOVED & BERM  
RE-INSTATED TO AT  
STANDARDS

PROPOSED ACCESSWAY  
TO DETAIL GD12 DWG 320



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76 Compass Point Way

78 Compass Point Way

PROPOSED RETAINING WALL SEE ELEVATION DWG 203

80 Compass Point Way

EXTG TIMBER RETAINING WALL MAX HEIGHT 2.78m

82 Compass Point Way

84 Compass Point Way

SITE PLAN 1:500

COMPASS POINT WAY

PROPOSED RETAINING WALL SEE ELEVATION DWG 204

ARA-TAI

STRUCTURAL ROOT ZONE TBC

Isopachs shown have been calculated from existing ground level to FFL

ELEVATIONS TABLE			
NUMBER	MIN. ELEVATION	MAX. ELEVATION	COLOUR
1	-3.00	-2.00	Red
2	-2.00	-1.00	Orange
3	-1.00	0.00	Light Orange
4	0.00	1.00	Light Green
5	1.00	2.00	Green
6	2.00	3.00	Dark Green
7	3.00	4.00	Very Dark Green



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HALF MOON BAY

NOTES:

1  
DP 212125  
1.4073 ha

EARTHWORKS AREA (within site):  
14000m<sup>2</sup>  
(NOTE: AREA BEHIND EXTG WEST BDY RETAINING WALL WILL NOT BE DISTURBED = 80m<sup>2</sup>)

EARTHWORKS VOLUMES (Total):  
Cut = 4076m<sup>3</sup>  
Fill = 6690m<sup>3</sup>  
Net Fill = 2614m<sup>3</sup>

EARTHWORKS VOLUMES (Ara Tai Reserve): AREA=225m<sup>2</sup>  
Cut = 19m<sup>3</sup>  
Fill = 8m<sup>3</sup>  
Net Cut = 11m<sup>3</sup>

EARTHWORKS VOLUMES (Pigeon Mt berm): AREA=245m<sup>2</sup>  
Cut = 35m<sup>3</sup>  
Fill = 0m<sup>3</sup>  
Net Cut = 35m<sup>3</sup>

Volumes are from existing ground level to FFL (including topsoil, subgrade, concrete).

Note:  
Earthworks volumes for consent only. Not to be used for tender purposes.

REV	AMENDMENT	DATE	BY
7	S92 - LOT 2, 15, 16 REV	09/05/2024	LP
6	WEST BDY RET WALL REVISED	10/04/2024	LP
5	RET WALL SYMBOLS TO MATCH ARCH	09/04/2024	LP
4	S92 REVISIONS - 87 DWELLINGS	26/03/2024	LP
3	SECTION 3 RELOCATED	08/02/2024	JC
2	S92 REVISIONS - 88 LOTS	05/02/2024	LP
1	S92 - LAYOUT/LEVELS REVISED	20/10/2023	LP

DRAWING STATUS:

FINAL

ISSUE PURPOSE:

RESOURCE CONSENT

DESIGN: SW

DRAWN: LP

CHECKED: RT

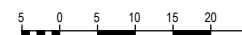
DATE: 22/05/23

SCALE: 1:500 @ A3

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ORIGINAL SIZE:



DRAWING TITLE:

SITE PLAN  
EARTHWORKS

JOB No:

220571-1

SHEET No:

200

REV:

7

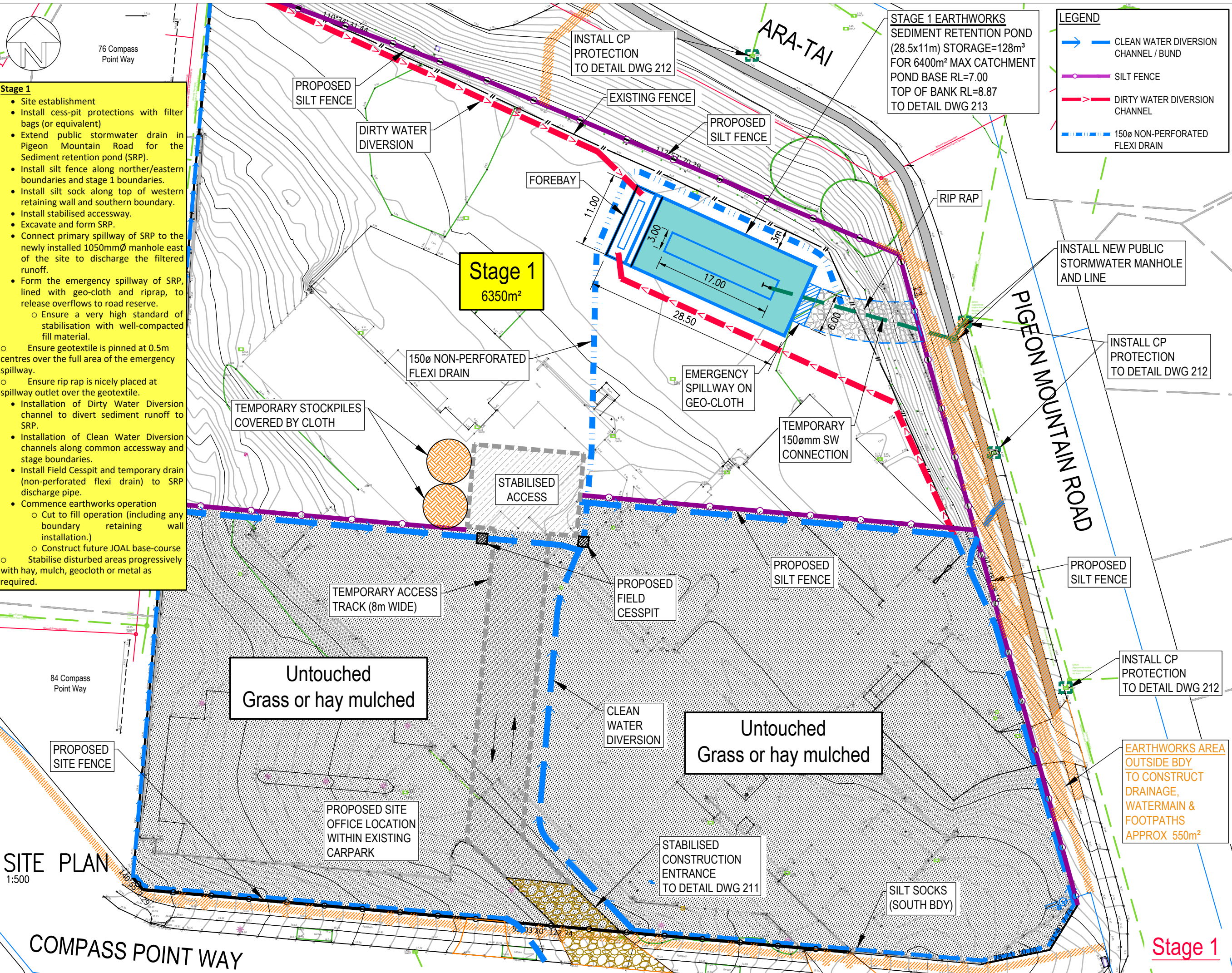
PROPOSED RETAINING WALL SEE ELEVATION DWG 204

SEE EAST BDY ELEVATION DWG 204

RETAINING WALLS:  
FOR TYPE AND HEIGHT OF PROPOSED WALLS REFER ARCHITECTS PLAN RA0104

SEE SOUTH BDY ELEVATION DWG 204a

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- Stage 1**
- Site establishment
  - Install cess-pit protections with filter bags (or equivalent)
  - Extend public stormwater drain in Pigeon Mountain Road for the Sediment retention pond (SRP).
  - Install silt fence along norther/eastern boundaries and stage 1 boundaries.
  - Install silt sock along top of western retaining wall and southern boundary.
  - Install stabilised accessway.
  - Excavate and form SRP.
  - Connect primary spillway of SRP to the newly installed 1050mmØ manhole east of the site to discharge the filtered runoff.
  - Form the emergency spillway of SRP, lined with geo-cloth and riprap, to release overflows to road reserve.
    - Ensure a very high standard of stabilisation with well-compacted fill material.
    - Ensure geotextile is pinned at 0.5m centres over the full area of the emergency spillway.
    - Ensure rip rap is nicely placed at spillway outlet over the geotextile.
  - Installation of Dirty Water Diversion channel to divert sediment runoff to SRP.
  - Installation of Clean Water Diversion channels along common accessway and stage boundaries.
  - Install Field Cesspit and temporary drain (non-perforated flexi drain) to SRP discharge pipe.
  - Commence earthworks operation
    - Cut to fill operation (including any boundary retaining wall installation.)
    - Construct future JOAL base-course
    - Stabilise disturbed areas progressively with hay, mulch, geocloth or metal as required.

**STAGE 1 EARTHWORKS SEDIMENT RETENTION POND**  
 (28.5x11m) STORAGE=128m³  
 FOR 6400m² MAX CATCHMENT  
 POND BASE RL=7.00  
 TOP OF BANK RL=8.87  
 TO DETAIL DWG 213

**LEGEND**

- CLEAN WATER DIVERSION CHANNEL / BUND
- SILT FENCE
- DIRTY WATER DIVERSION CHANNEL
- 150Ø NON-PERFORATED FLEXI DRAIN

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 HND HMB LTD

JOB TITLE:  
 3 PIGEON MOUNTAIN ROAD  
 HALF MOON BAY

NOTES:

2	S92 - STAGE 1 AREA ADDED	19/03/2024	LP
1	S92 SHADING ADDED	20/11/2023	LP
REV	AMENDMENT	DATE	BY

DRAWING STATUS:  
**FINAL**

ISSUE PURPOSE:  
**RESOURCE CONSENT**

DESIGN: SW  
 DRAWN: LP  
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 DATE: 31/08/2023  
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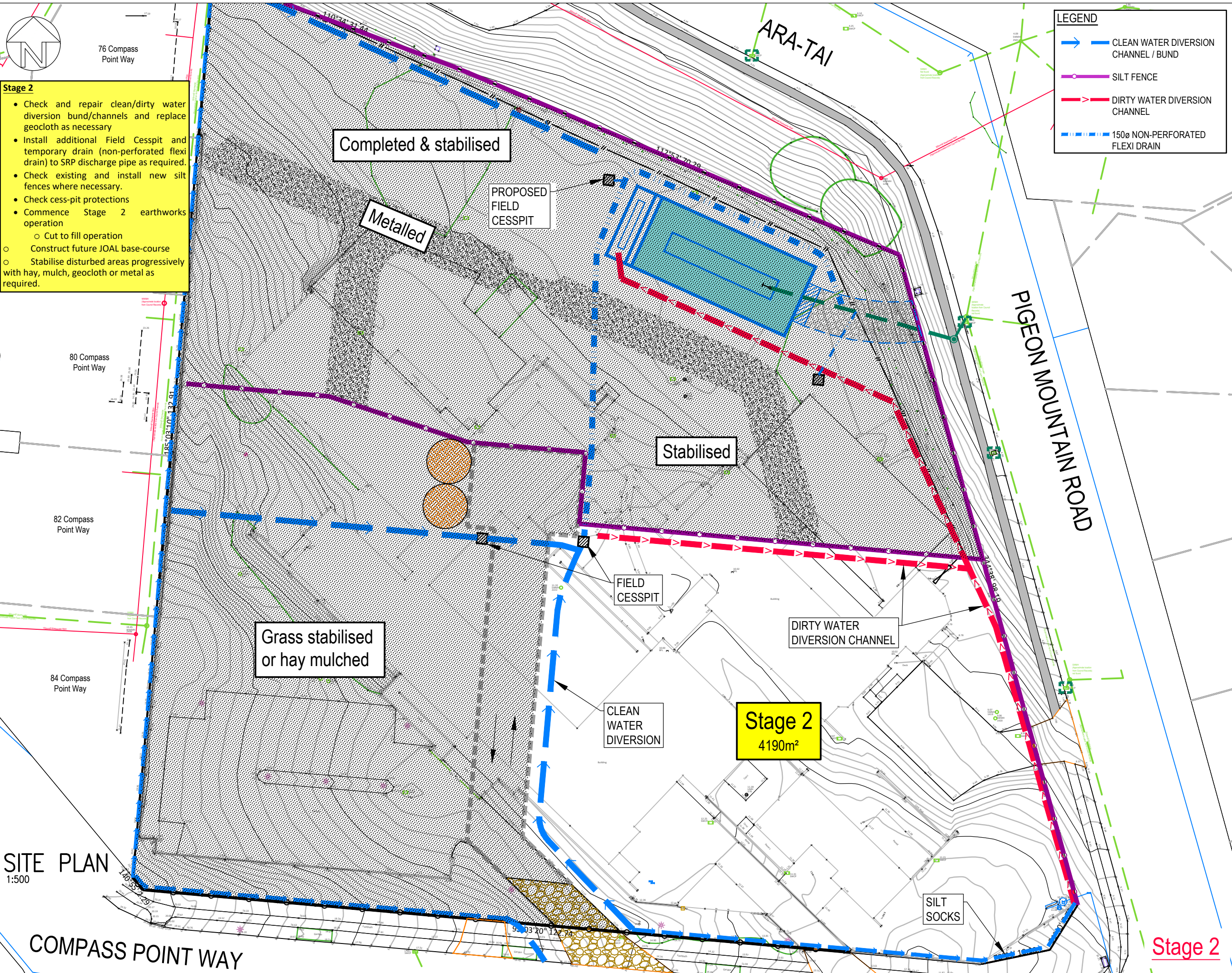
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 SITE PLAN  
 SEDIMENT CONTROL  
 EARTHWORKS STAGING  
 STAGE 1

JOB No:	SHEET No:	REV:
220571-1	201a	2

**SITE PLAN**  
 1:500

**COMPASS POINT WAY**

**Stage 1**



- Stage 2**
- Check and repair clean/dirty water diversion bund/channels and replace geocloth as necessary
  - Install additional Field Cesspit and temporary drain (non-perforated flexi drain) to SRP discharge pipe as required.
  - Check existing and install new silt fences where necessary.
  - Check cess-pit protections
  - Commence Stage 2 earthworks operation
    - Cut to fill operation
    - Construct future JOAL base-course
    - Stabilise disturbed areas progressively with hay, mulch, geocloth or metal as required.

**LEGEND**

- CLEAN WATER DIVERSION CHANNEL / BUND
- SILT FENCE
- DIRTY WATER DIVERSION CHANNEL
- 150Ø NON-PERFORATED FLEXI DRAIN

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3 PIGEON MOUNTAIN ROAD  
HALF MOON BAY

NOTES:

REV	AMENDMENT	DATE	BY
2	S92 - STAGE 2 AREA ADDED	19/03/2024	LP
1	S92 SHADING ADDED	20/11/2023	LP

DRAWING STATUS:  
**FINAL**

ISSUE PURPOSE:  
**RESOURCE CONSENT**

DESIGN: SW  
DRAWN: LP  
CHECKED: RT  
DATE: 31/08/2023  
SCALE: 1:500 @ A3  
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DRAWING TITLE:  
SITE PLAN  
SEDIMENT CONTROL  
EARTHWORKS STAGING  
STAGE 2

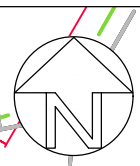
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SHEET No: 201b  
REV: 2

SITE PLAN  
1:500

COMPASS POINT WAY

Stage 2

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76 Compass Point Way

- Stage 3**
- Check and repair clean/dirty water diversion bund/channels and replace geocloth as necessary
  - Install additional Field Cesspit and temporary drain (non-perforated flexi drain) to SRP discharge pipe as required.
  - Check existing and install new silt fences where necessary.
  - Check cess-pit protections
  - Remove temporary field cesspit and drain line across stabilised construction access
  - Commence Stage 3 earthworks operation
    - Cut to fill operation
    - Construct future JOAL base-course
    - Stabilise disturbed areas progressively with hay, mulch, geocloth or metal as required.

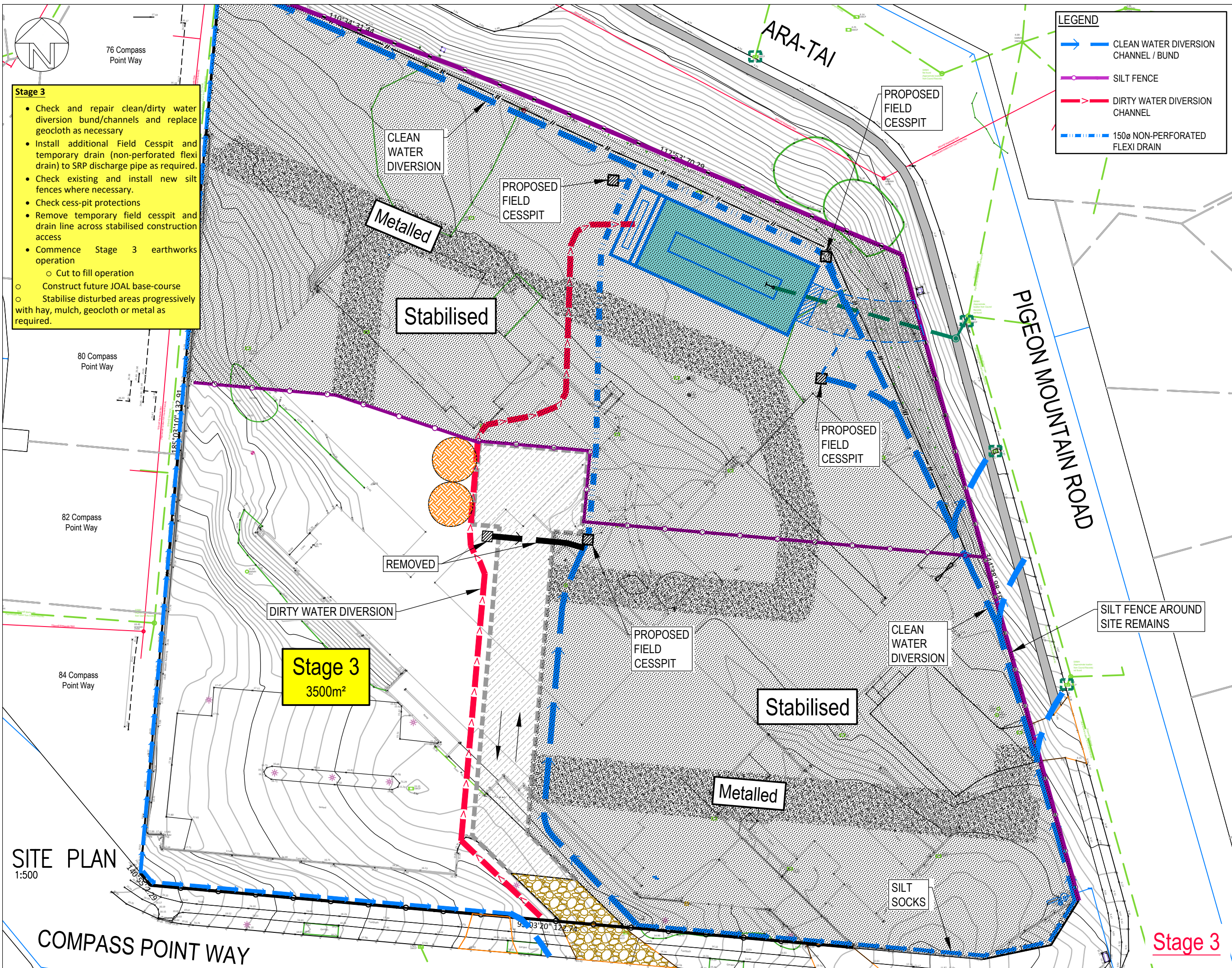
80 Compass Point Way

82 Compass Point Way

84 Compass Point Way

SITE PLAN  
1:500

COMPASS POINT WAY



**LEGEND**

- CLEAN WATER DIVERSION CHANNEL / BUND
- SILT FENCE
- DIRTY WATER DIVERSION CHANNEL
- 150Ø NON-PERFORATED FLEXI DRAIN

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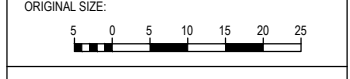
NOTES:

REV	AMENDMENT	DATE	BY
2	S92 - STAGE 3 AREA ADDED	19/03/2024	LP
1	S92 SHADING ADDED	20/11/2023	LP

DRAWING STATUS:  
**FINAL**

ISSUE PURPOSE:  
**RESOURCE CONSENT**

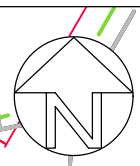
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DRAWN: LP  
CHECKED: RT  
DATE: 31/08/2023  
SCALE: 1:500 @ A3  
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DRAWING TITLE:  
SITE PLAN  
SEDIMENT CONTROL  
EARTHWORKS STAGING  
STAGE 3

JOB No: 220571-1  
SHEET No: 201c  
REV: 2

**Stage 3**



76 Compass Point Way

**Stage 4**

- Check and repair clean water diversion bund/channels and replace geocloth as necessary
- Check existing and repair silt fences where necessary.
- Check cess-pit protections
- Install public drainage as approved under EPA.
  - If ground water is encountered, set up water pumps and discharge water to forebay of SRP.
- Stabilise disturbed site progressively with hay, mulch, geocloth or metal as required.

**Stage 5**

- Decommission and remove all primary erosion & sediment control devices
  - Sediment Retention Pond (SRP)
    - Remove vegetation, structures, and sediments within SRP when the water level reaches down to 20% mark (1<sup>st</sup> decant riser).
    - Dewater the SRP in fine weather using high-capacity sludge pumps to the Enviro sieve dewatering tubes (Cirtex civil or equal) to the existing SW manholes on Pigeon Mountain Road.
    - Deposit the sludge / sediment in an approval Council's disposal location so to minimise direct discharge to the receiving environments.
    - Filling of SRP to bring the site to the proposed site levels.
    - Reinstate the disturbed area with topsoil, grass and mulch.
  - Clean water diversion channels
  - Dirty water diversion channels
- Check existing and repair silt fences where necessary.
- Check cess-pit protections
- Construct northeastern retaining walls and complete final filling behind retaining walls.
- All the disturbed areas shall be reinstated with topsoil, grass and mulch to comply with the Council's requirements.

**LEGEND**

- CLEAN WATER DIVERSION CHANNEL / BUND
- SILT FENCE
- DIRTY WATER DIVERSION CHANNEL
- 150ø NON-PERFORATED FLEXI DRAIN



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HALF MOON BAY

NOTES:

REV	AMENDMENT	DATE	BY
2	S92 - STAGE 5 AREA ADDED	19/03/2024	LP
1	S92 SHADING ADDED	20/11/2023	LP

DRAWING STATUS:  
**FINAL**

ISSUE PURPOSE:  
**RESOURCE CONSENT**

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ORIGINAL SIZE:

DRAWING TITLE:  
SITE PLAN  
SEDIMENT CONTROL  
EARTHWORKS STAGING  
STAGE 4 & 5

JOB No: 220571-1	SHEET No: 201d	REV: 2
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**SITE PLAN**  
1:500

COMPASS POINT WAY

ARA-TAI

PIGEON MOUNTAIN ROAD

Stabilised

Metalled

Stage 5  
1060m<sup>2</sup>

DECOMMISSION & REMOVE  
SEDIMENT RETENTION POND

REMOVE TEMPORARY  
SW CONNECTION

SILT FENCE  
AROUND SITE  
REMAINS

Stabilised

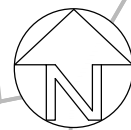
Stabilised

Metalled

SILT SOCKS ON TOP  
OF EXISTING  
RETAINING WALL

**Stage 4**  
**Stage 5**

J:\220000\220571\_3 Pigeon Mountain Rd\CAO\WORKING DRAWINGS\3 PIGEON MOUNTAIN RD 220571-1 SED.dwg, 19/03/2024 12:45:42 pm, DWG To PDF, pc3



76 Compass Point Way

78 Compass Point Way

80 Compass Point Way

82 Compass Point Way

84 Compass Point Way

COMPASS POINT WAY

ARA-TAI

PIGEON MOUNTAIN ROAD



CIVIL, STRUCTURAL AND FIRE ENGINEERS

AIREY CONSULTANTS LTD  
TEL: (09) 534 6523 www.aireys.co.nz

TAKAPUNA BOTANY QUEENSTOWN

CLIENT:

HND HMB LTD

JOB TITLE:

3 PIGEON MOUNTAIN ROAD  
HALF MOON BAY

1  
DP 212125  
1.4073 ha

NOTES:

8	SPEED TABLE ADDED	28/05/2024	LP
7	S92 - LOT 2, 15, 16 REV	09/05/2024	LP
6	WEST BDY RET WALL REVISED	10/04/2024	LP
5	LOT 2 BDY REVISED	09/04/2024	LP
4	LOT 15 & 16 FPATH ADDED	30/03/2024	LP
3	S92 REVISIONS - 87 DWELLINGS	26/03/2024	LP
2	S92 REVISIONS - 88 LOTS	05/02/2024	LP
1	S92 - LAYOUT LEVELS REVISED	20/10/2023	LP
REV	AMENDMENT	DATE	BY

DRAWING STATUS:

FINAL

ISSUE PURPOSE:

RESOURCE CONSENT

DESIGN: SW

DRAWN: LP

CHECKED: RT

DATE: 22/05/23

SCALE: 1:500 @ A3

DO NOT SCALE FROM DRAWINGS

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ORIGINAL SIZE:

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DRAWING TITLE:

SITE PLAN  
PROPOSED LEVELS

JOB No:

220571-1

SHEET No:

202

REV:

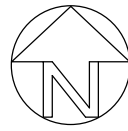
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SITE PLAN  
1:500



I:\220571-1\220571-1\_EW\_November\_23\_recover.dwg, 29/05/2024, 2:55:02 pm, DWG to PDF.ppt





Compass  
North Way

Compass  
North Way



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CLIENT:

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JOB TITLE:

3 PIGEON MOUNTAIN ROAD  
HALF MOON BAY

NOTES:

7	LOT 79, 80 & 45 CARPARK REV	21/05/2024	LP
6	TRANSITION ADDED TO LOT 36 & 38	09/05/2024	LP
5	WEST BODY RET WALL REVISED	10/04/2024	LP
4	RET WALL SYMBOLS TO MATCH ARCH	09/04/2024	LP
3	S92 REVISIONS - 87 DWELLINGS	26/03/2024	LP
2	S92 REVISIONS - 88 LOTS	05/02/2024	LP
1	S92 - LAYOUT LEVELS REVISED	20/10/2023	LP
REV	AMENDMENT	DATE	BY

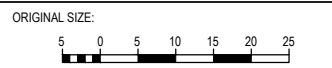
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FINAL

ISSUE PURPOSE:

RESOURCE CONSENT

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CHECKED:	RT
DATE:	06/09/23
SCALE:	1:250 @ A3
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DRAWING TITLE:

SITE PLAN  
PROPOSED LEVELS

JOB No:	SHEET No:	REV:
220571-1	202a	7



RETAINING WALLS:  
FOR TYPE AND HEIGHT OF  
PROPOSED WALLS REFER  
ARCHITECTS PLAN RA0104

95°03'20" 122.74  
SITE PLAN  
1:250

CLIENT:  
**HND HMB LTD**

JOB TITLE:  
**3 PIGEON MOUNTAIN ROAD  
HALF MOON BAY**

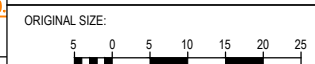
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3	S92 REVISIONS - 87 DWELLINGS	26/03/2024	LP
2	S92 REVISIONS - 88 LOTS	05/02/2024	LP
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REV	AMENDMENT	DATE	BY

DRAWING STATUS:  
**FINAL**

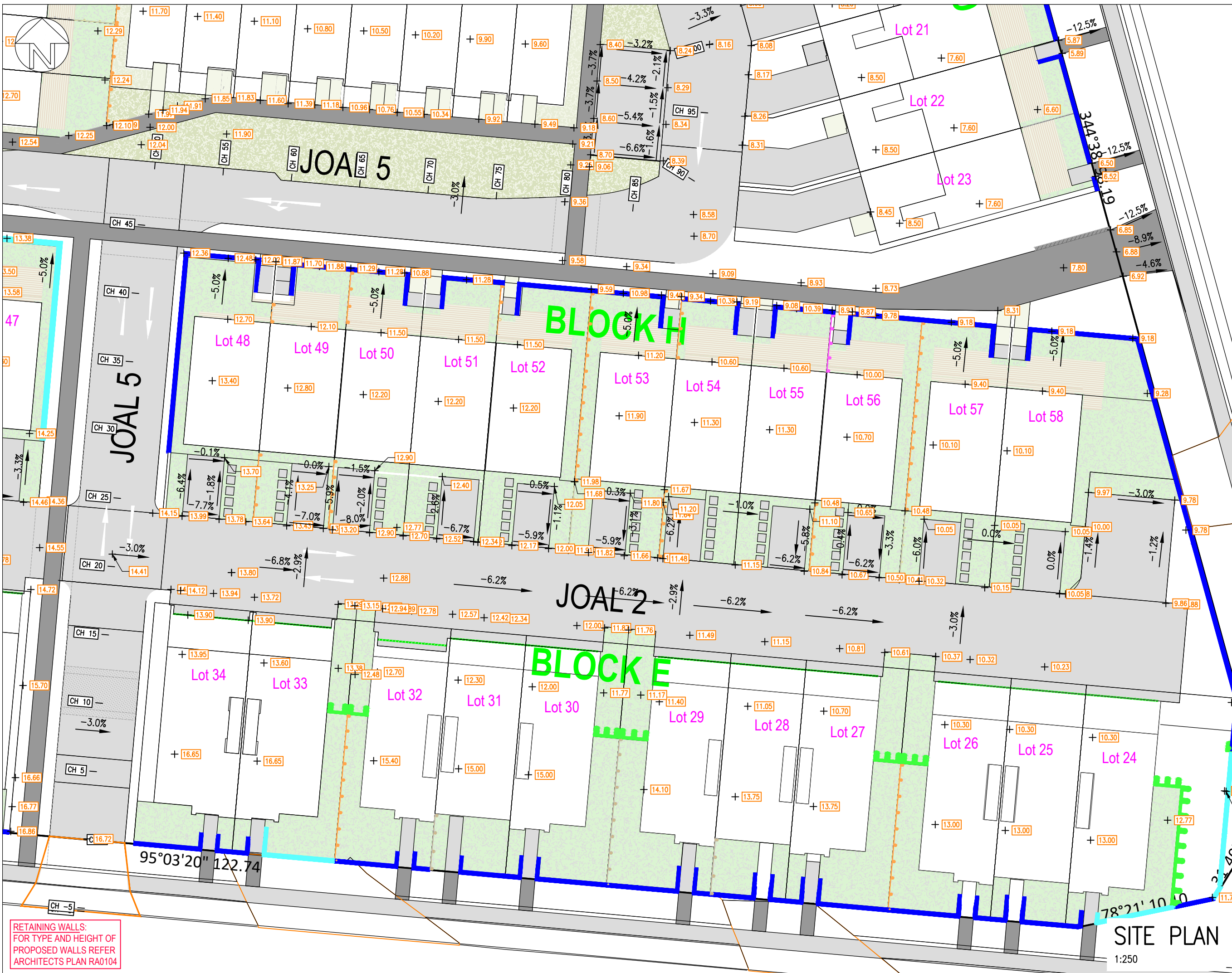
ISSUE PURPOSE:  
**RESOURCE CONSENT**

DESIGN:	SW
DRAWN:	LP
CHECKED:	RT
DATE:	06/09/23
SCALE:	1:250 @ A3
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DRAWING TITLE:  
**SITE PLAN  
PROPOSED LEVELS**

JOB No:	SHEET No:	REV:
220571-1	202b	5



RETAINING WALLS:  
FOR TYPE AND HEIGHT OF  
PROPOSED WALLS REFER  
ARCHITECTS PLAN RA0104

**SITE PLAN**  
1:250



CLIENT:  
HND HMB LTD

JOB TITLE:  
3 PIGEON MOUNTAIN ROAD  
HALF MOON BAY

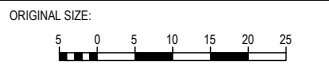
NOTES:

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6	S92 - LOT 2, 15, 16 REV	09/05/2024	LP
5	WEST BODY RET WALL REVISED	10/04/2024	LP
4	RET WALL SYMBOLS TO MATCH ARCH	09/04/2024	LP
3	S92 REVISIONS - 87 DWELLINGS	26/03/2024	LP
2	S92 REVISIONS - 88 LOTS	05/02/2024	LP
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REV	AMENDMENT	DATE	BY

DRAWING STATUS:  
**FINAL**

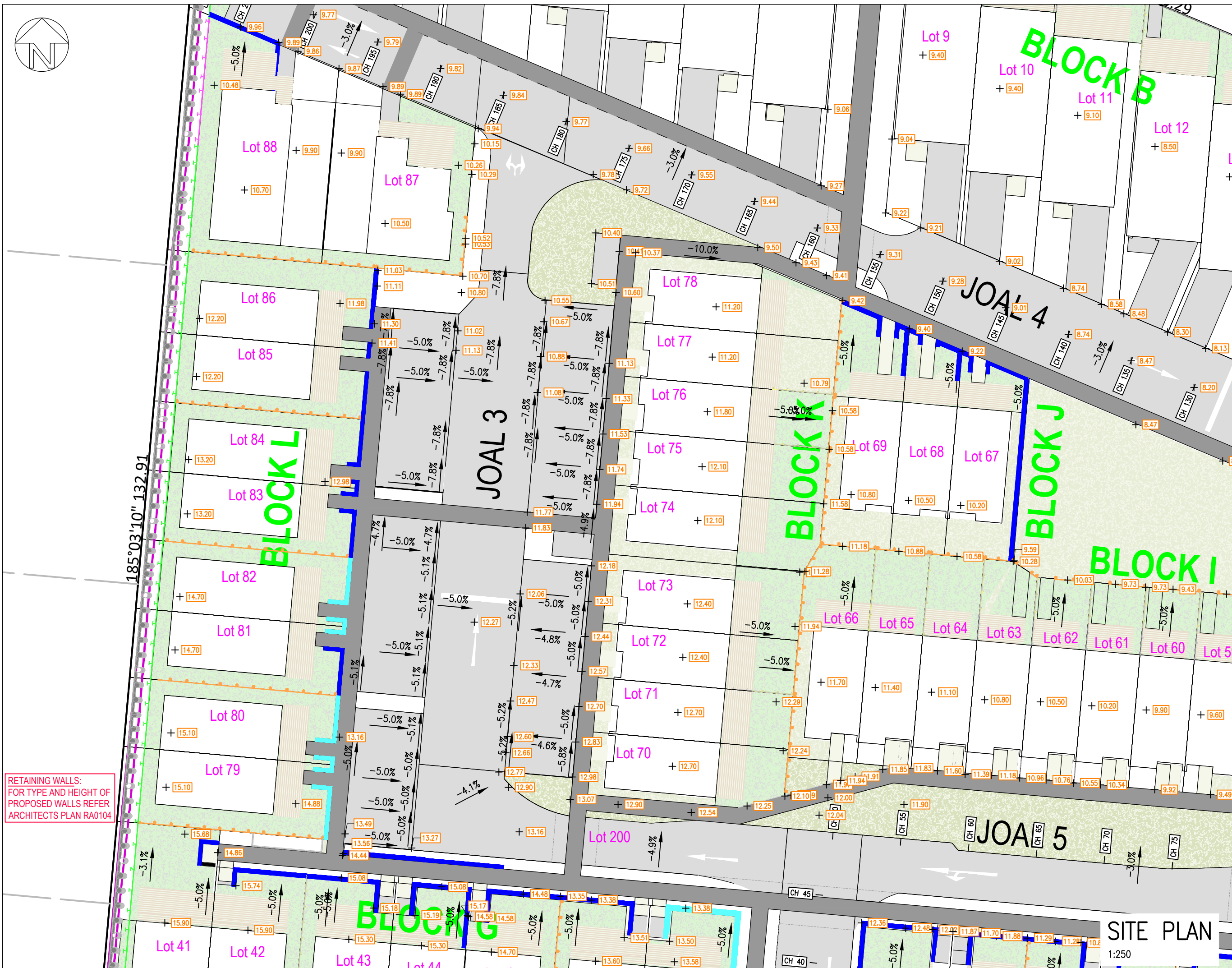
ISSUE PURPOSE:  
**RESOURCE CONSENT**

DESIGN:	SW
DRAWN:	LP
CHECKED:	RT
DATE:	06/09/23
SCALE:	1:250 @ A3
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DRAWING TITLE:  
**SITE PLAN  
PROPOSED LEVELS**

JOB No:	SHEET No:	REV:
220571-1	202c	7



RETAINING WALLS:  
FOR TYPE AND HEIGHT OF  
PROPOSED WALLS REFER  
ARCHITECTS PLAN RA0104

185°03'10" 132.91

**SITE PLAN**  
1:250

CLIENT:

HND HMB LTD

JOB TITLE:

3 PIGEON MOUNTAIN ROAD  
HALF MOON BAY

NOTES:

REV	AMENDMENT	DATE	BY
4	LOT 40 REVISION	09/04/2024	LP
3	S92 REVISIONS - 87 DWELLINGS	26/03/2024	LP
2	S92 REVISIONS - 88 LOTS	05/02/2024	LP
1	S92 - RETAINING WALL REVISION	20/10/2023	LP

DRAWING STATUS:

**FINAL**

ISSUE PURPOSE:

**RESOURCE CONSENT**

DESIGN: SW

DRAWN: LP

CHECKED: RT

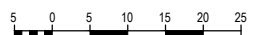
DATE: 22/05/2023

SCALE: 1:250 @ A3

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ORIGINAL SIZE:



DRAWING TITLE:

**RETAINING WALL ELEVATIONS**

JOB No:

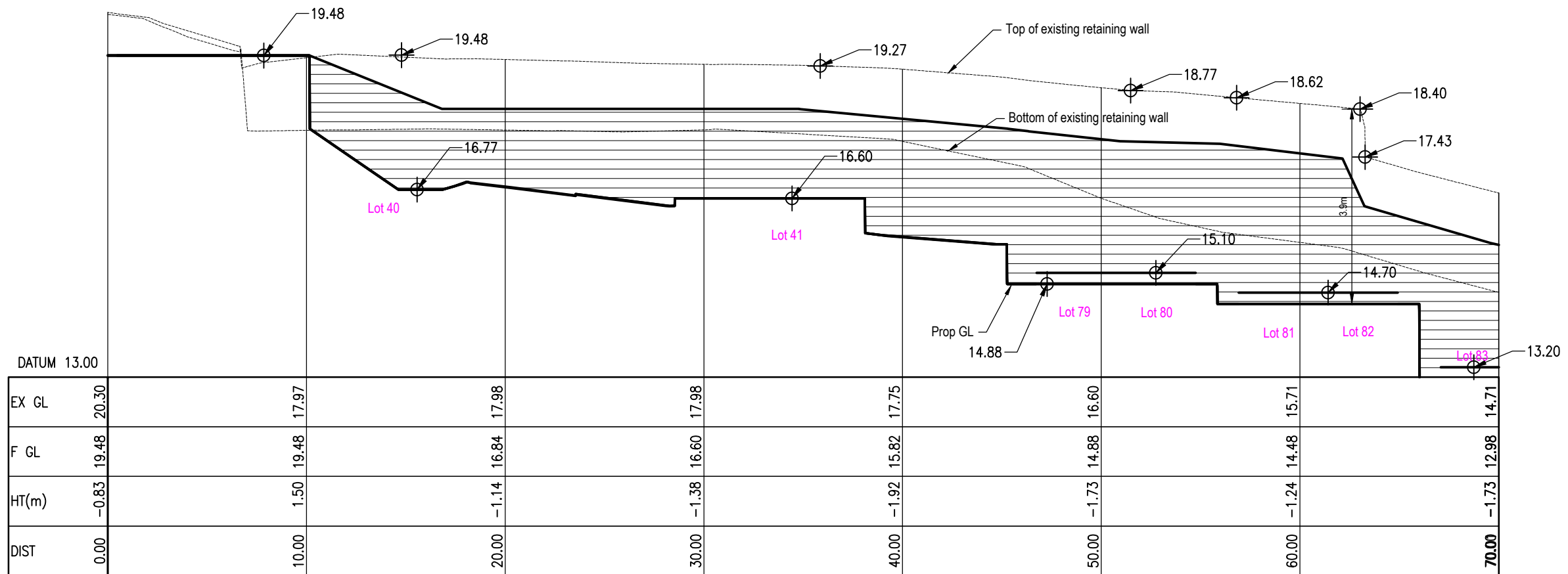
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SHEET No:

203

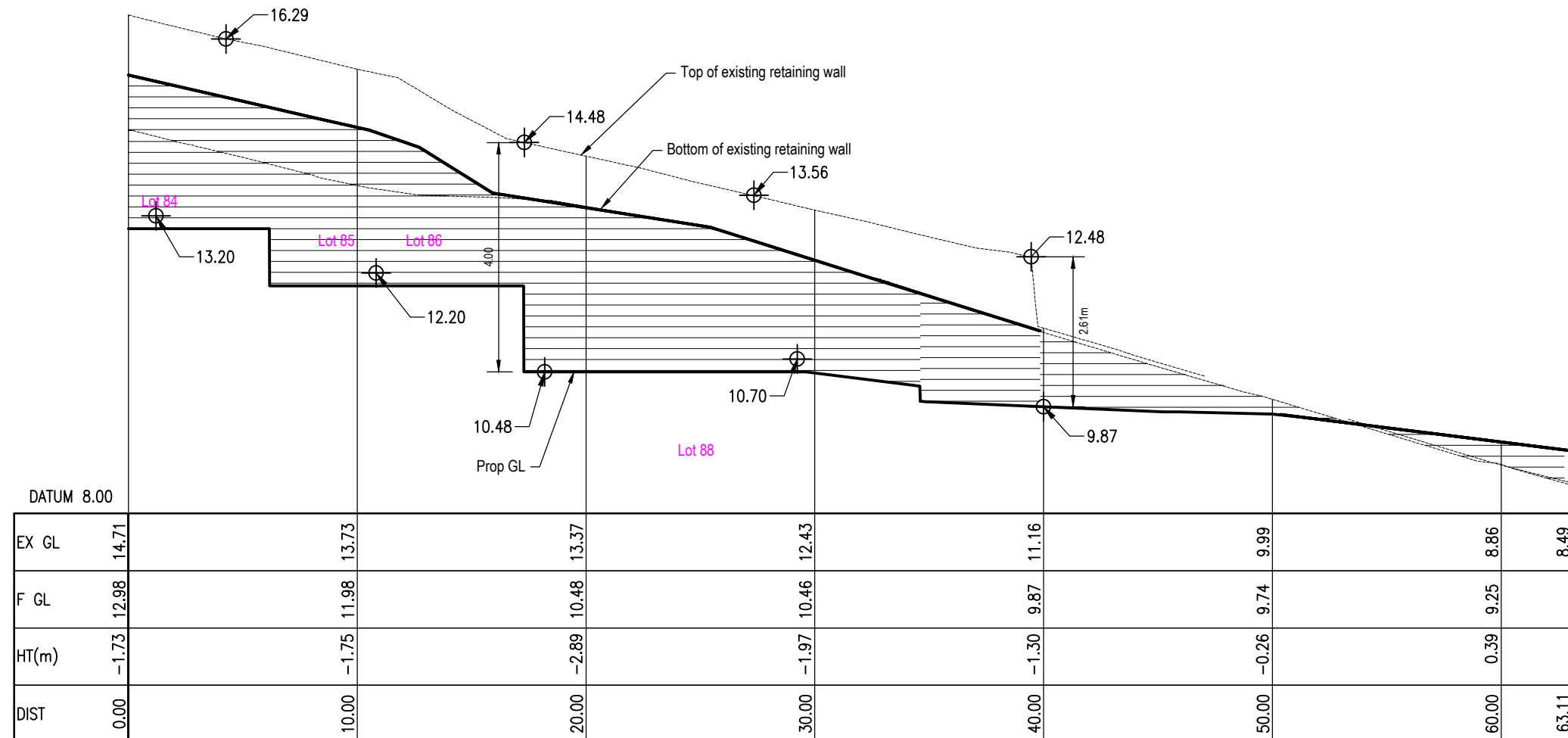
REV:

4



## WEST BDY RETAINING WALL 1 ELEVATION

VERT 1:100  
HORIZ 1:250



## WEST BDY RETAINING WALL 2 ELEVATION

VERT 1:100  
HORIZ 1:250

CLIENT:

HND HMB LTD

JOB TITLE:

3 PIGEON MOUNTAIN ROAD  
HALF MOON BAY

NOTES:

REV	AMENDMENT	DATE	BY
4	LOT 24 RET WALL CORRECTED	09/04/2024	LP
3	S92 REVISIONS - 87 DWELLINGS	26/03/2024	LP
2	S92 REVISIONS - 88 LOTS	05/02/2024	LP
1	S92 - FOOTPATH LEVEL ADDED	20/10/2023	LP

DRAWING STATUS:

**FINAL**

ISSUE PURPOSE:

**RESOURCE CONSENT**

DESIGN: SW

DRAWN: LP

CHECKED: RT

DATE: 22/05/2023

SCALE: 1:500 @ A3

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ORIGINAL SIZE:



DRAWING TITLE:

RETAINING WALL ELEVATIONS

JOB No:

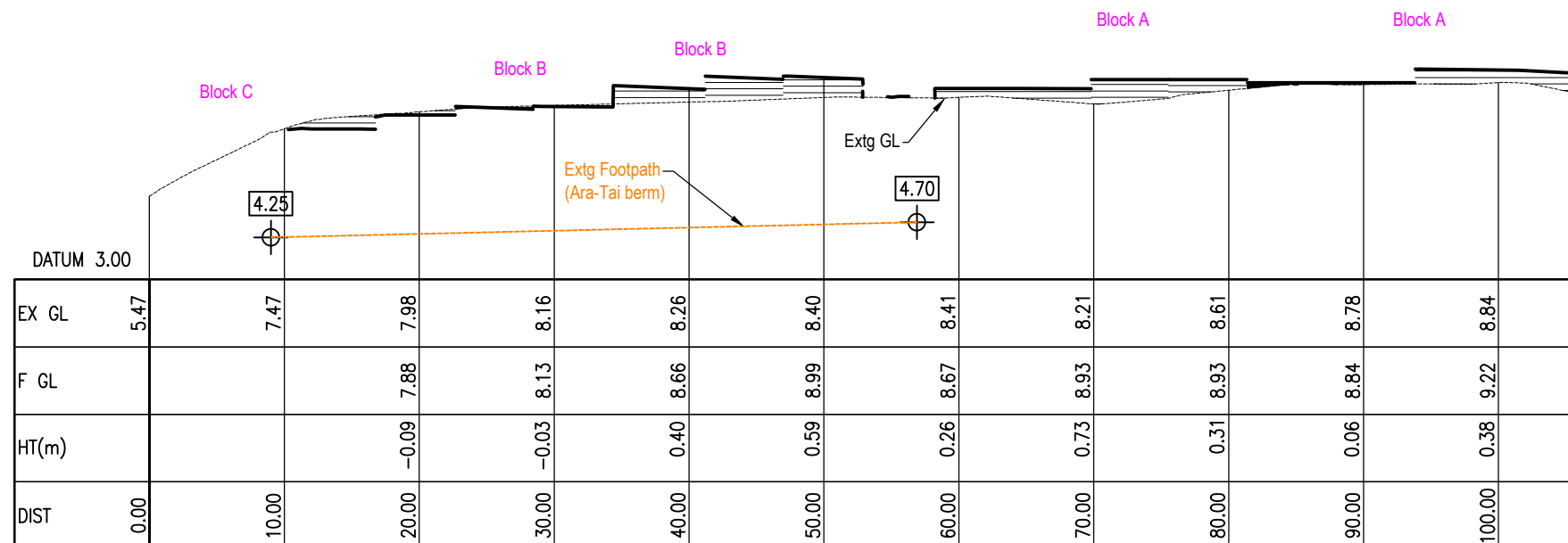
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SHEET No:

204

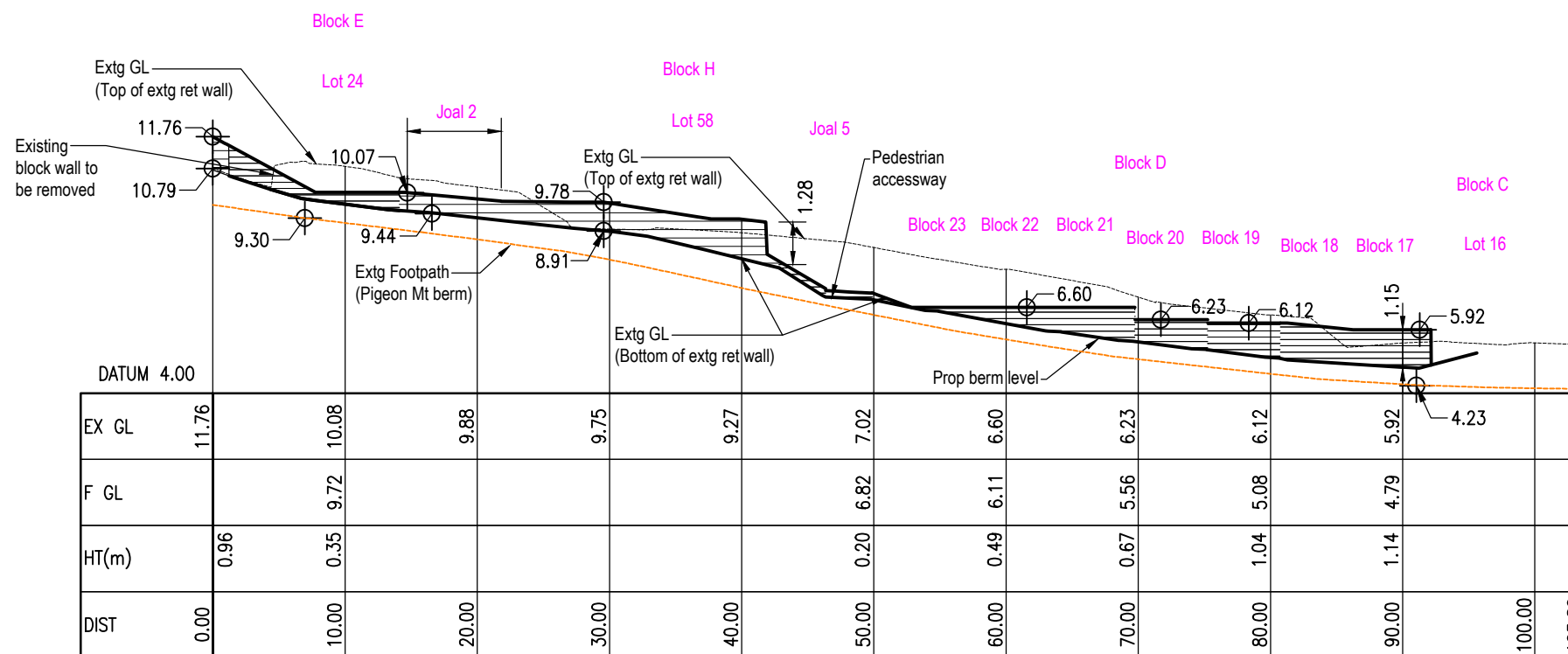
REV:

4



### NORTH BDY RETAINING WALL ELEVATION

VERT 1:100  
HORIZ 1:250



### EAST BDY RETAINING WALL ELEVATION

VERT 1:100  
HORIZ 1:250

CLIENT:

HND HMB LTD

JOB TITLE:

3 PIGEON MOUNTAIN ROAD  
HALF MOON BAY

NOTES:

3	S92 REVISIONS - 87 DWELLINGS	26/03/2024	LP
2	S92 REVISIONS - 88 LOTS	05/02/2024	LP
1	S92 - FOOTPATH LEVEL ADDED	20/10/2023	LP
REV	AMENDMENT	DATE	BY

DRAWING STATUS:

**FINAL**

ISSUE PURPOSE:

**RESOURCE CONSENT**

DESIGN: SW

DRAWN: LP

CHECKED: RT

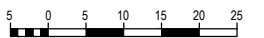
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ORIGINAL SIZE:



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RETAINING WALL ELEVATIONS

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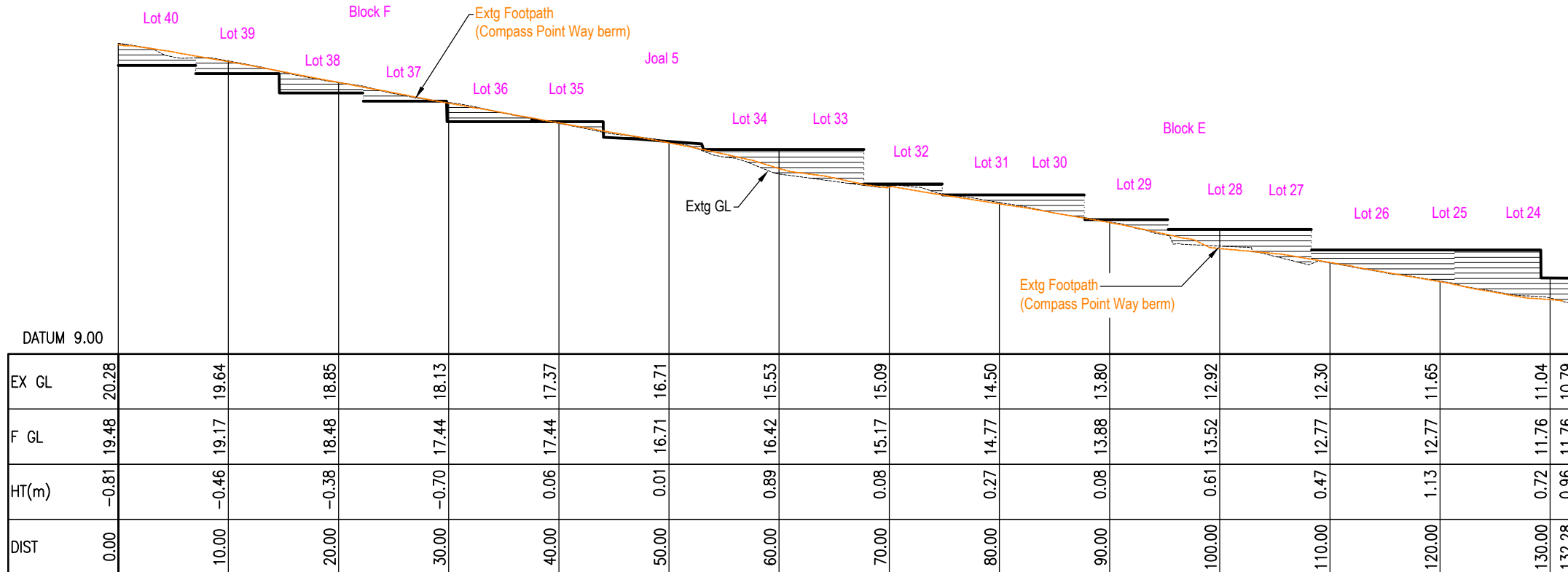
220571-1

SHEET No:

204a

REV:

3



## SOUTH BDY RETAINING WALL ELEVATION

VERT 1:100  
HORIZ 1:250

CLIENT:

HND HMB LTD

JOB TITLE:

3 PIGEON MOUNTAIN ROAD  
HALF MOON BAY

NOTES:

REV	AMENDMENT	DATE	BY
3	S92 REVISIONS - 87 DWELLINGS	26/03/2024	LP
2	S92 REVISIONS - 88 LOTS	05/02/2024	LP
1	S92 - LAYOUT REVISION	20/10/2023	LP

DRAWING STATUS:

**FINAL**

ISSUE PURPOSE:

**RESOURCE CONSENT**

DESIGN: SW

DRAWN: LP

CHECKED: RT

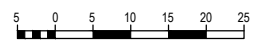
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SCALE: 1:250 @ A3

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ORIGINAL SIZE:



DRAWING TITLE:

CROSS-SECTIONS THROUGH SITE

JOB No:

220571-1

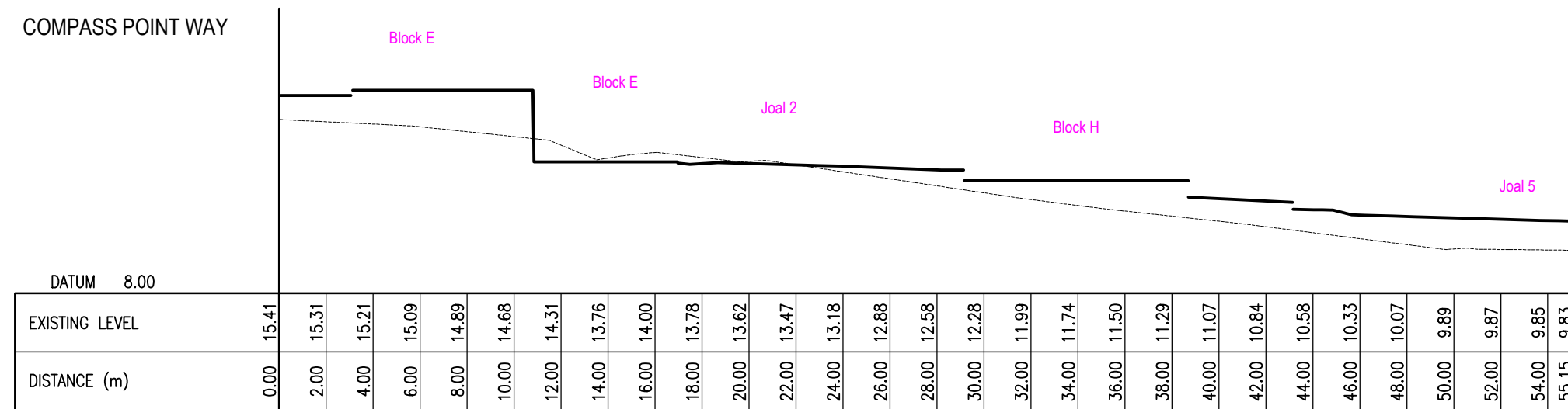
SHEET No:

205

REV:

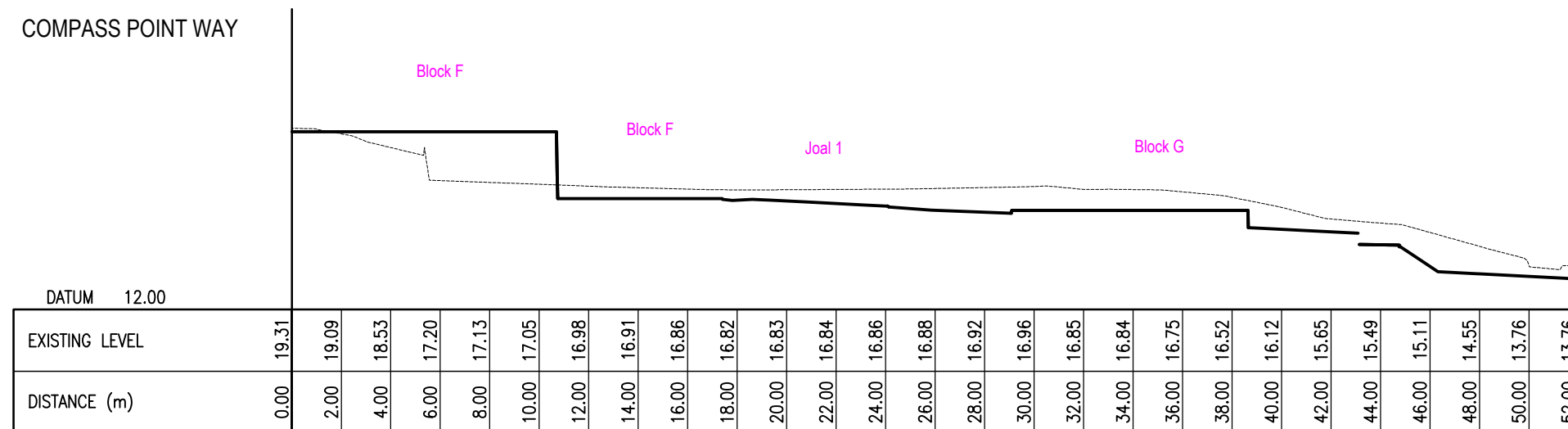
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COMPASS POINT WAY



## SECTION BLOCK E\_1

COMPASS POINT WAY



## SECTION BLOCK F\_1

CLIENT:

HND HMB LTD

JOB TITLE:

3 PIGEON MOUNTAIN ROAD  
HALF MOON BAY

NOTES:

REV	AMENDMENT	DATE	BY
3	S92 REVISIONS - 87 DWELLINGS	26/03/2024	LP
2	S92 REVISIONS - 88 LOTS	05/02/2024	LP
1	S92 - RETAINING WALL REVISION	20/10/2023	LP

DRAWING STATUS:

**FINAL**

ISSUE PURPOSE:

**RESOURCE CONSENT**

DESIGN: SW

DRAWN: LP

CHECKED: RT

DATE: 22/05/2023

SCALE: 1:100 @ A3

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ORIGINAL SIZE:



DRAWING TITLE:

CROSS-SECTIONS THROUGH  
WEST BDY RETAINING WALL

JOB No:

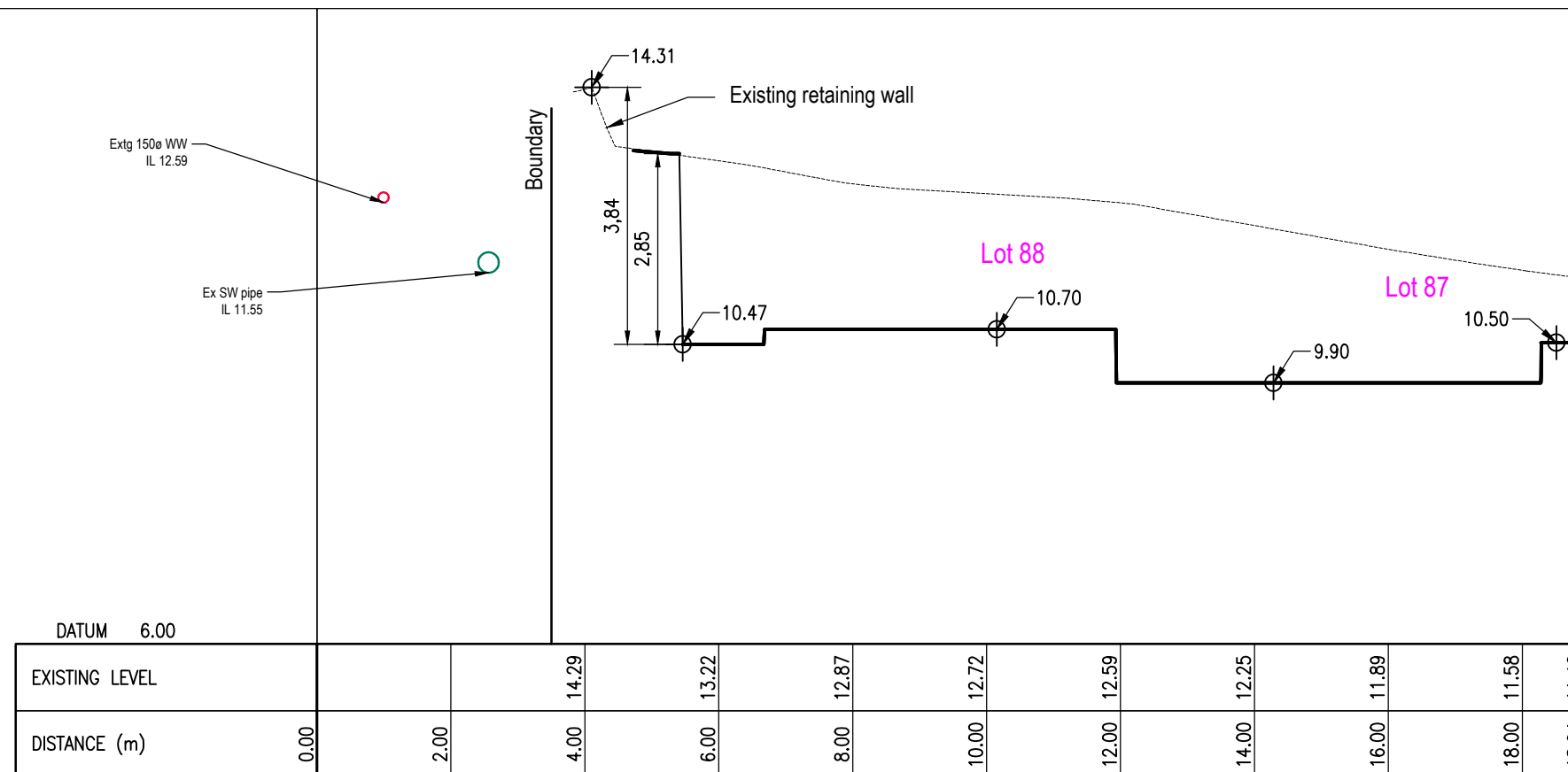
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SHEET No:

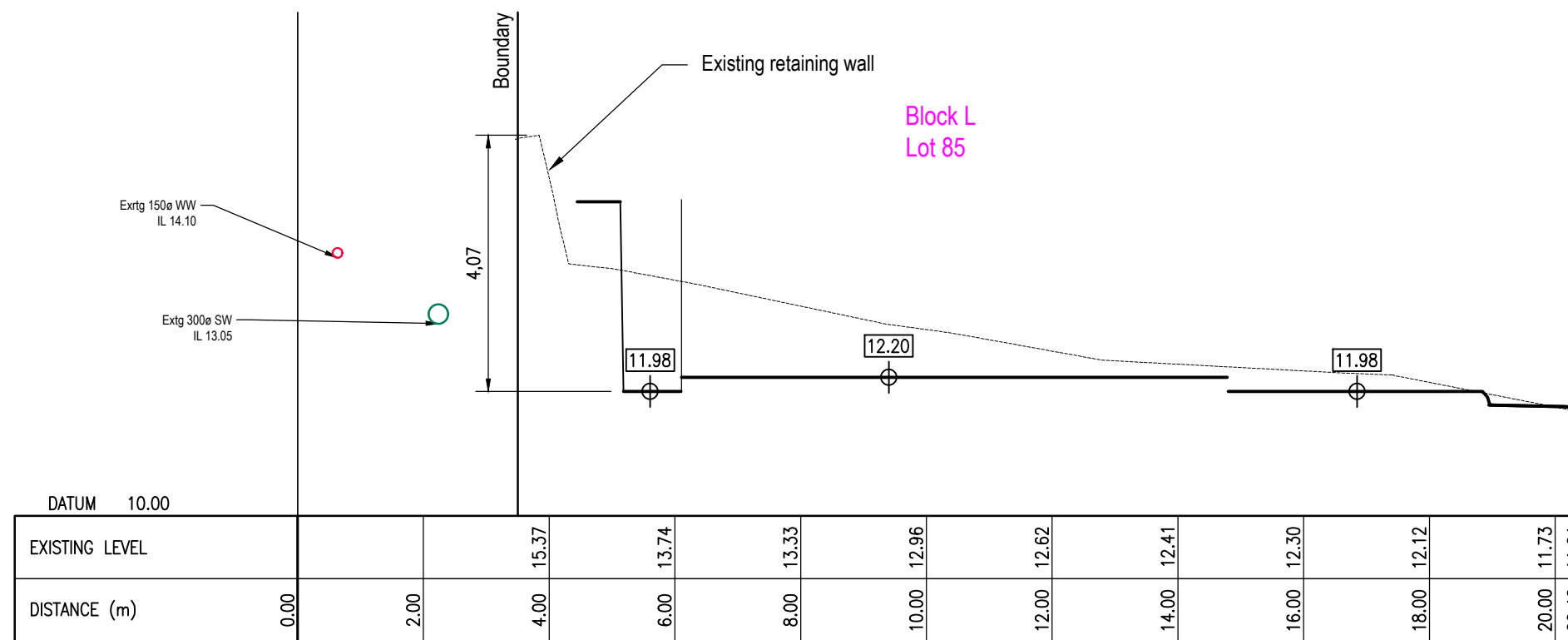
206

REV:

3



## SECTION 1



## SECTION 2



CLIENT:

HND HMB LTD

JOB TITLE:

3 PIGEON MOUNTAIN ROAD  
HALF MOON BAY

NOTES:

REV	AMENDMENT	DATE	BY
3	SECTION 3 RELOCATED	08/02/2024	JC
2	S92 REVISIONS - 88 LOTS	05/02/2024	LP
1	S92 - RETAINING WALL REVISION	20/10/2023	LP

DRAWING STATUS:

**FINAL**

ISSUE PURPOSE:

**RESOURCE CONSENT**

DESIGN: SW

DRAWN: LP

CHECKED: RT

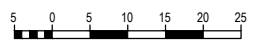
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ORIGINAL SIZE:



DRAWING TITLE:

CROSS-SECTIONS THROUGH  
WEST BDY RETAINING WALL

JOB No:

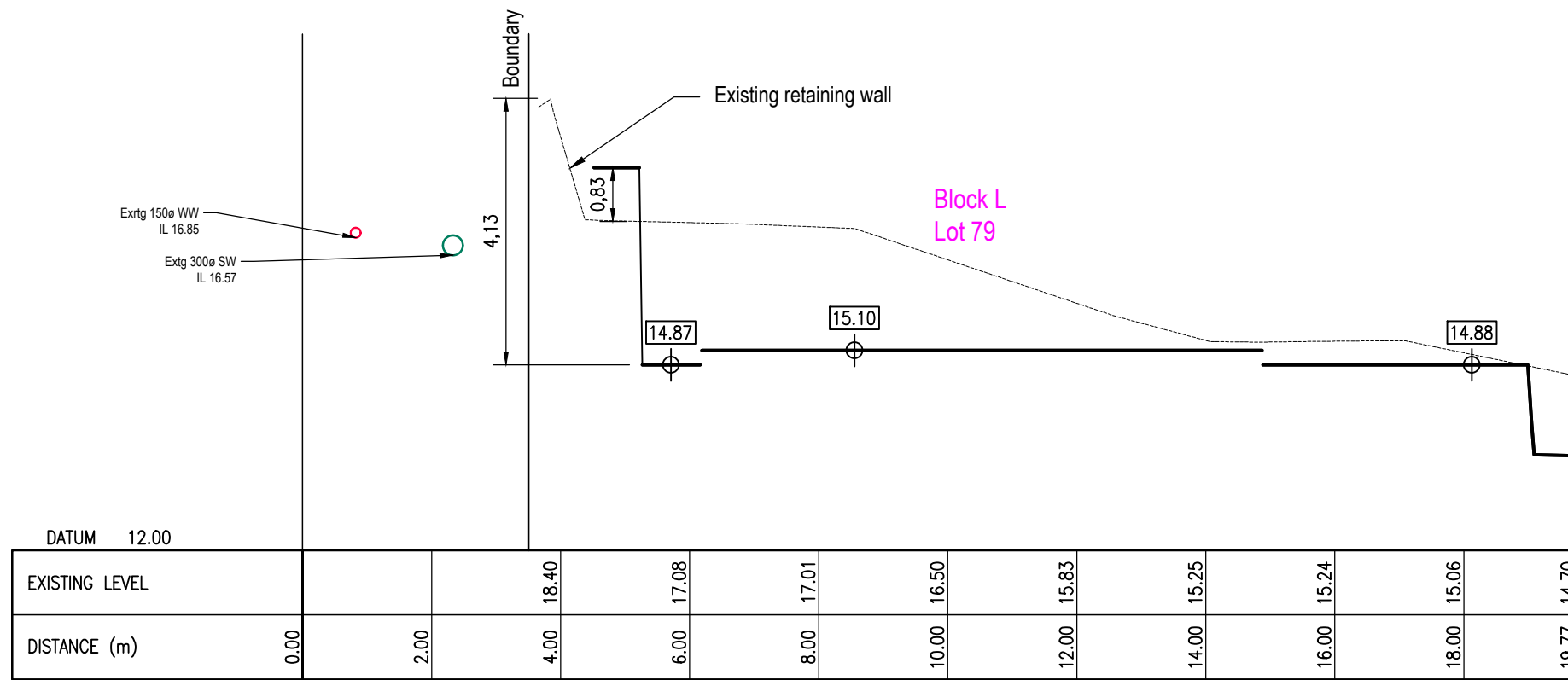
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SHEET No:

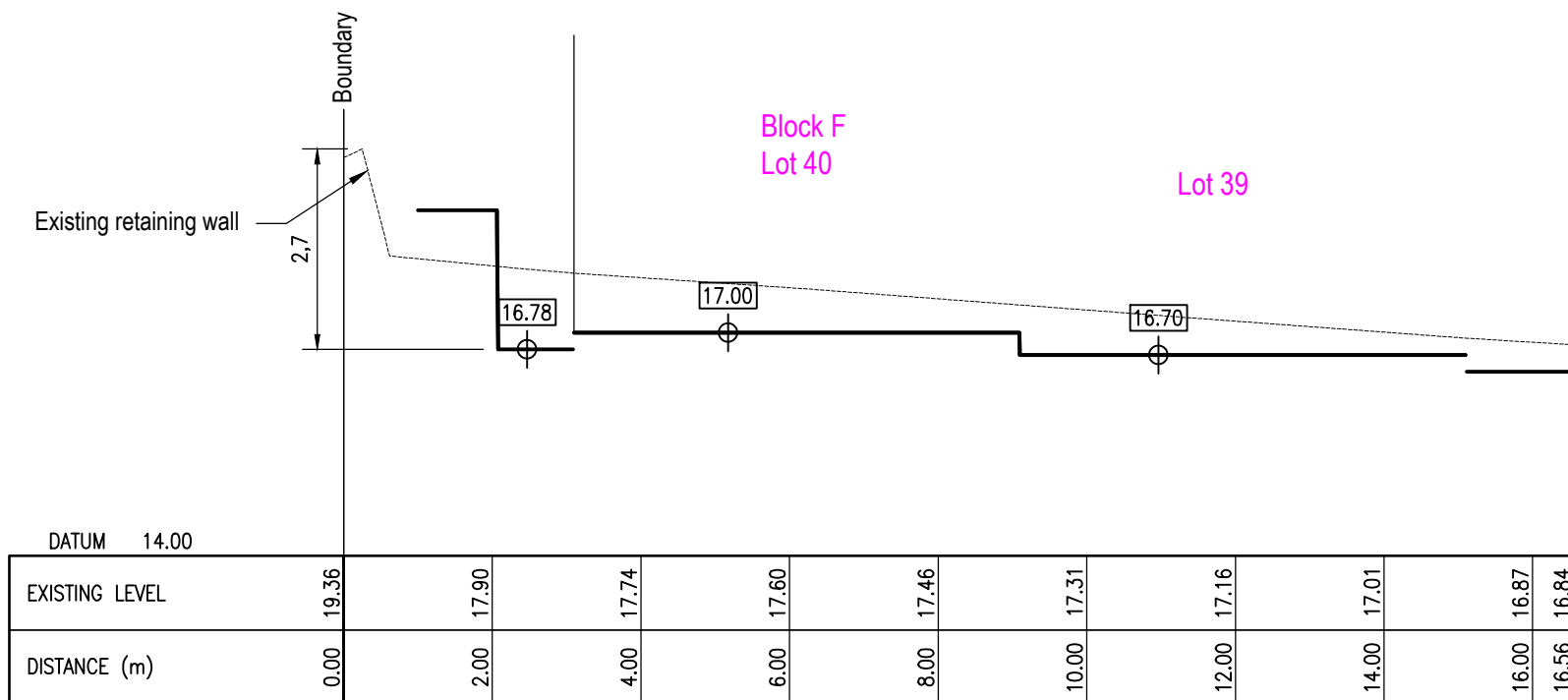
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REV:

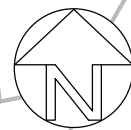
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## SECTION 3



## SECTION 4



76 Compass Point Way

78 Compass Point Way

80 Compass Point Way

82 Compass Point Way

84 Compass Point Way

COMPASS POINT WAY

ARA-TAI

PIGEON MOUNTAIN ROAD



1  
DP 212125  
1.4073 ha

# Airey

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AIREY CONSULTANTS LTD  
TEL: (09) 534 6523 www.aireys.co.nz

TAKAPUNA BOTANY QUEENSTOWN

CLIENT:

HND HMB LTD

JOB TITLE:

3 PIGEON MOUNTAIN ROAD  
HALF MOON BAY

NOTES:

6	SPEED TABLE ADDED	28/05/2024	LP
5	S92 - LOT 2, 15, 16 REV	09/05/2024	LP
4	LOT 2 BODY REVISED	09/04/2024	LP
3	LOT 15 & 16 FPATH ADDED	30/03/2024	LP
2	S92 REVISIONS - 87 DWELLINGS	26/03/2024	LP
1	S92 REVISIONS - 88 LOTS	05/02/2024	LP
REV	AMENDMENT	DATE	BY

DRAWING STATUS:

FINAL

ISSUE PURPOSE:

RESOURCE CONSENT

DESIGN: SW

DRAWN: LP

CHECKED: RT

DATE: 20/10/23

SCALE: 1:500 @ A3

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ORIGINAL SIZE:



DRAWING TITLE:

SITE PLAN  
PROPOSED CONOTURS

## SITE PLAN

1:500

JOB No:

220571-1

SHEET No:

207

REV:

6

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CLIENT:

HND HMB LTD

JOB TITLE:

3 PIGEON MOUNTAIN ROAD  
HALF MOON BAY

NOTES:

4	SPEED TABLE ADDED	28/05/2024	LP
3	S92 - LOT 2, 15, 16 REV	09/05/2024	LP
2	WEST BDY RET WALL REVISED	10/04/2024	LP
1	S92 REVISIONS - 87 DWELLINGS	09/04/2024	LP
REV	AMENDMENT	DATE	BY

DRAWING STATUS:

**FINAL**

ISSUE PURPOSE:

**RESOURCE CONSENT**

DESIGN: SW

DRAWN: LP

CHECKED: RT

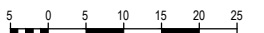
DATE: 22/05/2023

SCALE: 1:500 @ A3

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ORIGINAL SIZE:



DRAWING TITLE:

**SITE PLAN  
RETAINING WALL CHAINAGES**

JOB No:

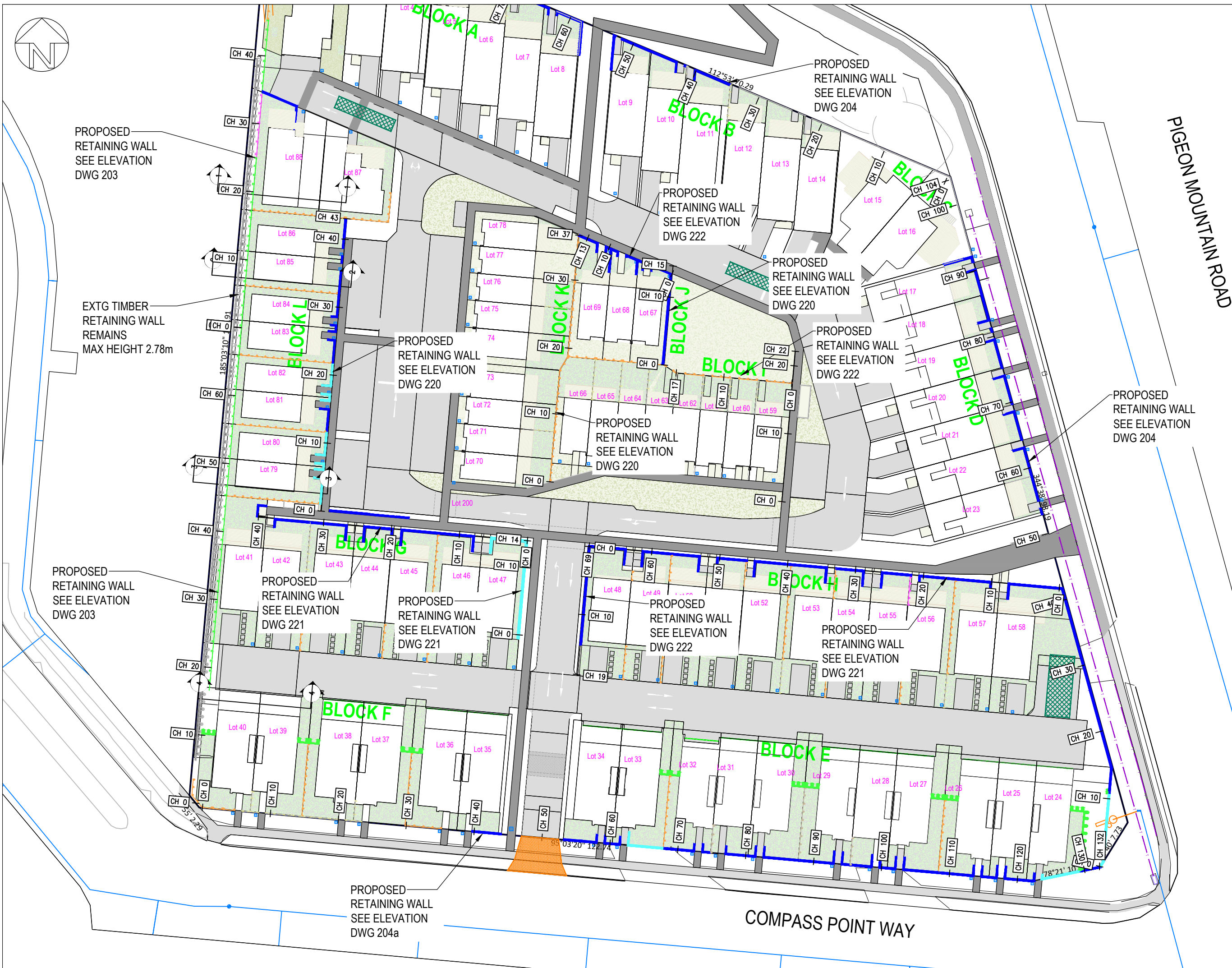
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SHEET No:

208

REV:

4



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CLIENT:

HND HMB LTD

JOB TITLE:

3 PIGEON MOUNTAIN ROAD  
HALF MOON BAY

NOTES:


REV	AMENDMENT	DATE	BY
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DRAWING STATUS:

**FINAL**

ISSUE PURPOSE:

**RESOURCE CONSENT**

DESIGN: SW

DRAWN: LP

CHECKED: RT

DATE: 22/05/2023

SCALE: NTS @ A3

**DO NOT SCALE FROM DRAWINGS**

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ORIGINAL SIZE:



DRAWING TITLE:

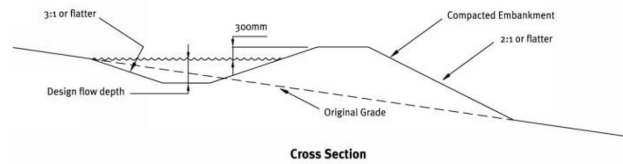
**SEDIMENT CONTROL DETAILS**

JOB No:	SHEET No:	REV:
220571-1	210	-

**Key design criteria:**

Dirty water diversions are channels that are typically constructed across a slope (refer Figure 19 and Figure 20). This requires a bund on the down-slope side to prevent flow from spilling out of the channel. Runoff diversions may take the form of:

- Drains, which can be lined with an erosion-resistant material such as needle-punched fabric
- A combination bank or bund with excavated up-slope channel
- An earthen bank, which is often made from compacted soil.



**Figure 19: Cross-section of a dirty water diversion**  
There are many designs for runoff diversions; however, the following key aspects are required in choosing the location:

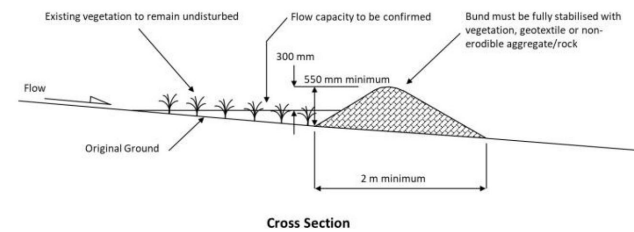
- Determine the location by considering the contributing catchment area, outlet conditions, topography, land use, soil type, length of slope, seep planes (if seepage is an issue) and the development layout
- Where practicable, choose a route for structures that avoids trees, existing or proposed service infrastructure, existing or proposed fence lines, and other natural or built features.

For design of down-slope dirty water diversions:

- Formally design diversions where catchments exceed 5 ha
- A standard dirty water diversion arrangement may be used on sites below this threshold, as shown in Figure 19 above
- Diversions must have sufficient capacity to safely carry the flow from a 5% AEP storm, plus a freeboard of 300 mm
- Include all calculations, design notes, drawings, etc. in the Site ESC Plan
- Diversion gradients greater than 2% may need to be lined to minimise erosion
- On steep sites, construct a 'drop-out pit' within the dirty water diversion (refer Figure 21) to allow heavier sediment particles to drop out before they enter the sediment retention device, reducing the load on the device. Drop-out pits are approximately 500 to 1,000 mm deep and 1,000 mm wide. They are easier to maintain and typically cheaper to desilt than desilting the sediment retention device (refer to Figure 21)

In designing the cross-section:

- A diversion bund (with no constructed channel) can be used in areas of easy grade. Ensure the internal sides of the bund associated with the diversions are no steeper than 3:1, and the external sides no steeper than 2:1, as outlined in Figure 17 below
- A diversion drain with a constructed parabolic or trapezoidal channel and geotextile stabilisation should be used in areas of steep grade.



**Figure 17: Cross-section of clean water diversion bund**  
Hotmix bunds (refer Figure 18) are normally used to divert motorway and road runoff from immediately adjacent work areas, they are typically low, between 150-300 mm high and generally shaped to allow crossing by vehicles and avoid flooding of the motorway or road. They will direct runoff to a stabilised outlet, typically an existing or new stormwater inlet, catchpit manhole or similar. In the absence of these inlets, the bunds often discharge into small (150 mm) flexible pipes which convey the flows through the work area to suitable inlet devices. The capacity of these outlets is limited and may require frequent spacing. Hotmix bunds are not appropriate for large catchments.

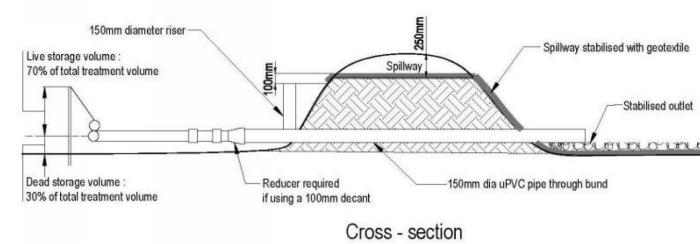


**Figure 18: Hotmix bund diverting the motorway runoff to the catchpit**

**Limitations:**

DEBs have the following limitations:

- Specific geotechnical design may be needed to impound the required volumes of water (depending on geotechnical constraints)
- Their effectiveness is less on steeper slopes where runoff velocities are greater
- The recommended maximum catchment for DEBs is 0.3 ha.



**Figure 79: Decanting earth bund**

**Key design criteria:**

DEBs are often installed in challenging locations where achieving all of the following design criteria may be impractical. As these criteria are all interrelated, it is important that any compromise of these design criteria continues to achieve the following goals:

- To maximise the duration of settlement, maximise the volume of storage
- Reduce velocities through length-to-width ratios, and or baffles, to promote settlement
- Maintain an appropriate dead-water depth and volume to dissipate inflow energy, prevent re-suspension of settled sediment and provide storage of settled sediment
- Maintain an appropriate live-water depth and volume to promote settlement
- Ensure that the installed device is structurally sound and includes a stabilised spillway sized to accommodate the 1% AEP event without eroding.

**Size**

- DEB sizing is based on contributing catchment area
- Construct a DEB with a minimum volume of 2% of the contributing catchment area (20 m<sup>3</sup> for each 1,000 m<sup>2</sup> of contributing catchment)
- The above calculation defines the total storage volume which is measured from the base of the DEB to the top of the primary spillway.

CLIENT:

HND HMB LTD

JOB TITLE:

3 PIGEON MOUNTAIN ROAD  
HALF MOON BAY

NOTES:

REV	AMENDMENT	DATE	BY
1	ADD EXTRA DETAIL	02/08/2023	LP

DRAWING STATUS:

**FINAL**

ISSUE PURPOSE:

**RESOURCE CONSENT**

DESIGN: SW

DRAWN: LP

CHECKED: RT

DATE: 22/05/2023

SCALE: NTS @ A3

**DO NOT SCALE FROM DRAWINGS**

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ORIGINAL SIZE:



DRAWING TITLE:

**STABILISED CONSTRUCTION  
ENTRANCE DETAIL**

JOB No:

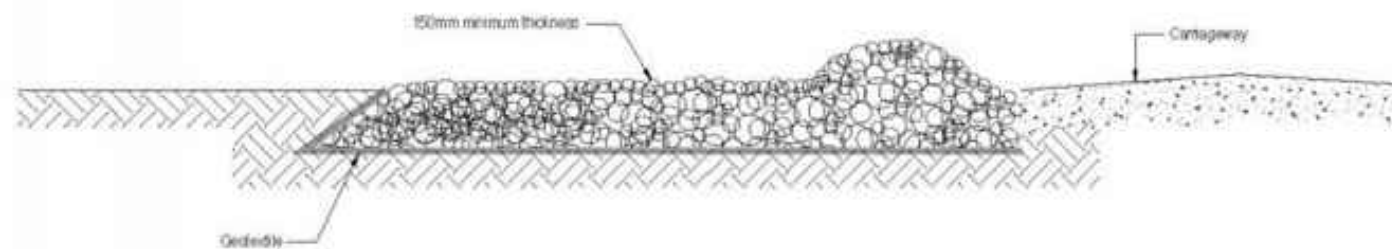
220571-1

SHEET No:

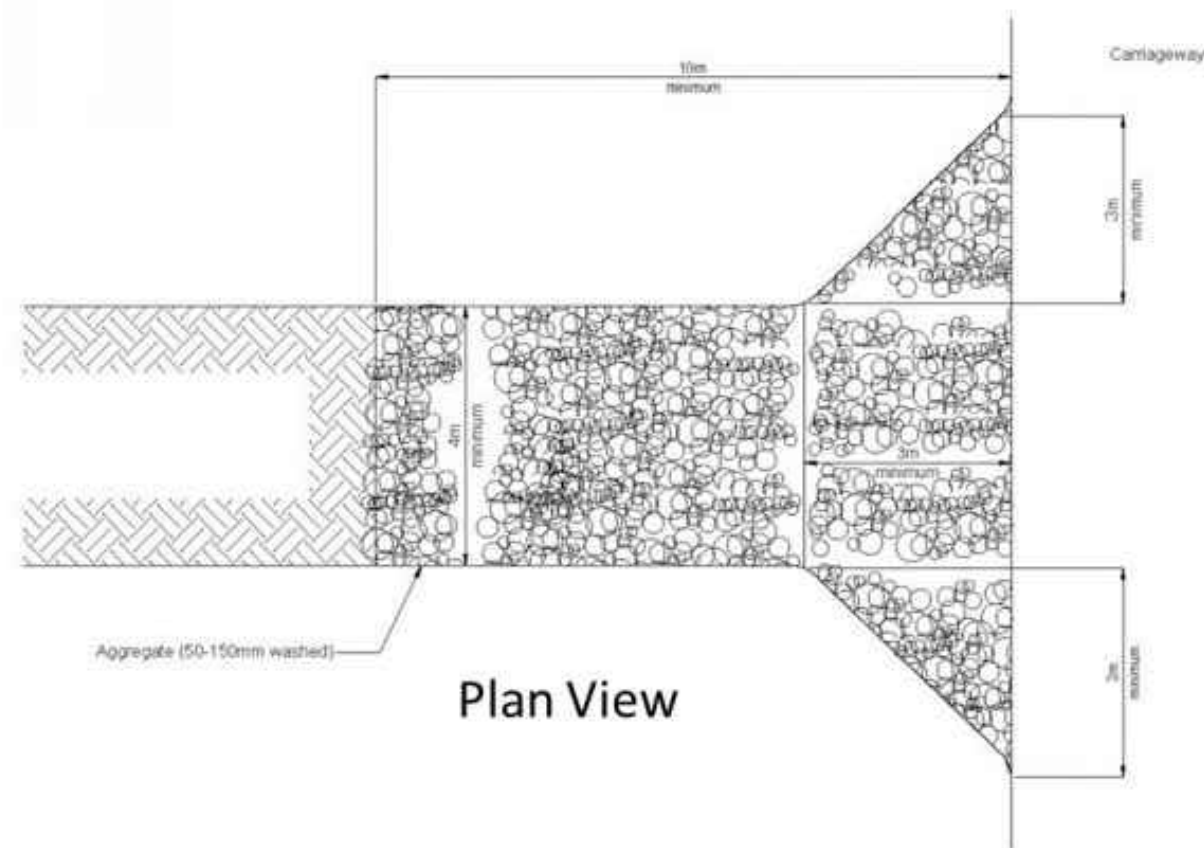
211

REV:

1



**Side Elevation**



**Plan View**

**Figure 35: Stabilised entranceway**

## Stabilise entranceways

Keep vehicles off exposed soil and clay – build a stabilised entranceway with geotextile cloth and large washed aggregate.

### How?

- The minimum set-up for your entranceway should be at least:
  - a 150mm thick layer of 65-100mm aggregate
  - 4m wide with a geotextile base
  - long enough for your site with 'wings' (to allow for vehicles cutting corners).
- Don't use materials like sand, crushed concrete or asphalt to make your entranceway.
- Mud should be swept back on to site (not on to the road).

### Why?

- A stabilised entranceway prevents vehicles tracking mud and clay on to the road (which is a common source of complaints to council).
- Mud and contaminants can make a road slippery and dangerous. They can be washed into the stormwater system by the rain or create a dust nuisance when it's dry.
- It is your responsibility to ensure that the road is clean of mud and sediment. **Failure to do so can result in a fine or prosecution.**



Placing geotextile material under aggregate prevents the stones sinking into mud, and stops mud rising back up through the applied aggregate.

CLIENT:

HND HMB LTD

JOB TITLE:

3 PIGEON MOUNTAIN ROAD  
HALF MOON BAY

NOTES:

REV	AMENDMENT	DATE	BY

DRAWING STATUS:

**FINAL**

ISSUE PURPOSE:

**RESOURCE CONSENT**

DESIGN: SW

DRAWN: LP

CHECKED: RT

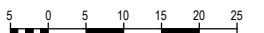
DATE: 02/08/2023

SCALE: NTS @ A3

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ORIGINAL SIZE:



DRAWING TITLE:

**SEDIMENT CONTROL  
CATCHPIT PROTECTION**

JOB No:

220571-1

SHEET No:

212

REV:

1

## Drain/catchpit protection

There are many problems with catchpit protection. It should only be used to support the other sediment control measures mentioned earlier. Talk with your compliance officer about the best options for your site.

### How?

When installing catchpit protection:

- install a series of sand socks in the kerb channel – this will slow the flow of the water allowing more sediment to drop out of the water
- check it regularly – especially after there's been a lot of rain
- remove it when your job is finished and clean up any buildup of sediment.

### Install private drainage at the earliest opportunity

- Once the roof is on, install drainpipes (temporary or permanent) so rainwater can be diverted to stormwater drains.

### Why?

- Clean rainwater is diverted from exposed site, making it less muddy and sending only clear water down stormwater drains.



CLIENT:

HND HMB LTD

JOB TITLE:

3 PIGEON MOUNTAIN ROAD  
 HALF MOON BAY

NOTES:

REV	AMENDMENT	DATE	BY

DRAWING STATUS:

**FINAL**

ISSUE PURPOSE:

**RESOURCE CONSENT**

DESIGN: SW

DRAWN: LP

CHECKED: RT

DATE: 16/08/2023

SCALE: NTS @ A3

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ORIGINAL SIZE:



DRAWING TITLE:

**SEDIMENT CONTROL  
 SEDIMENT RETENTION POND DETAIL**

JOB No:

SHEET No:

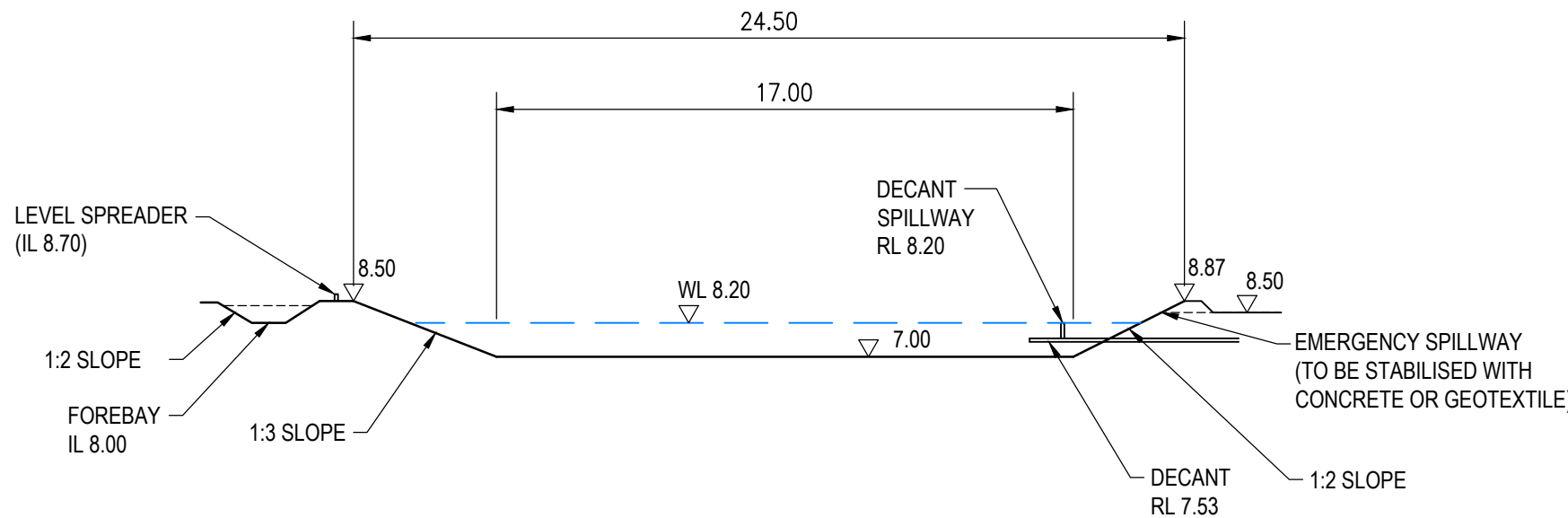
REV:

220571-1

213

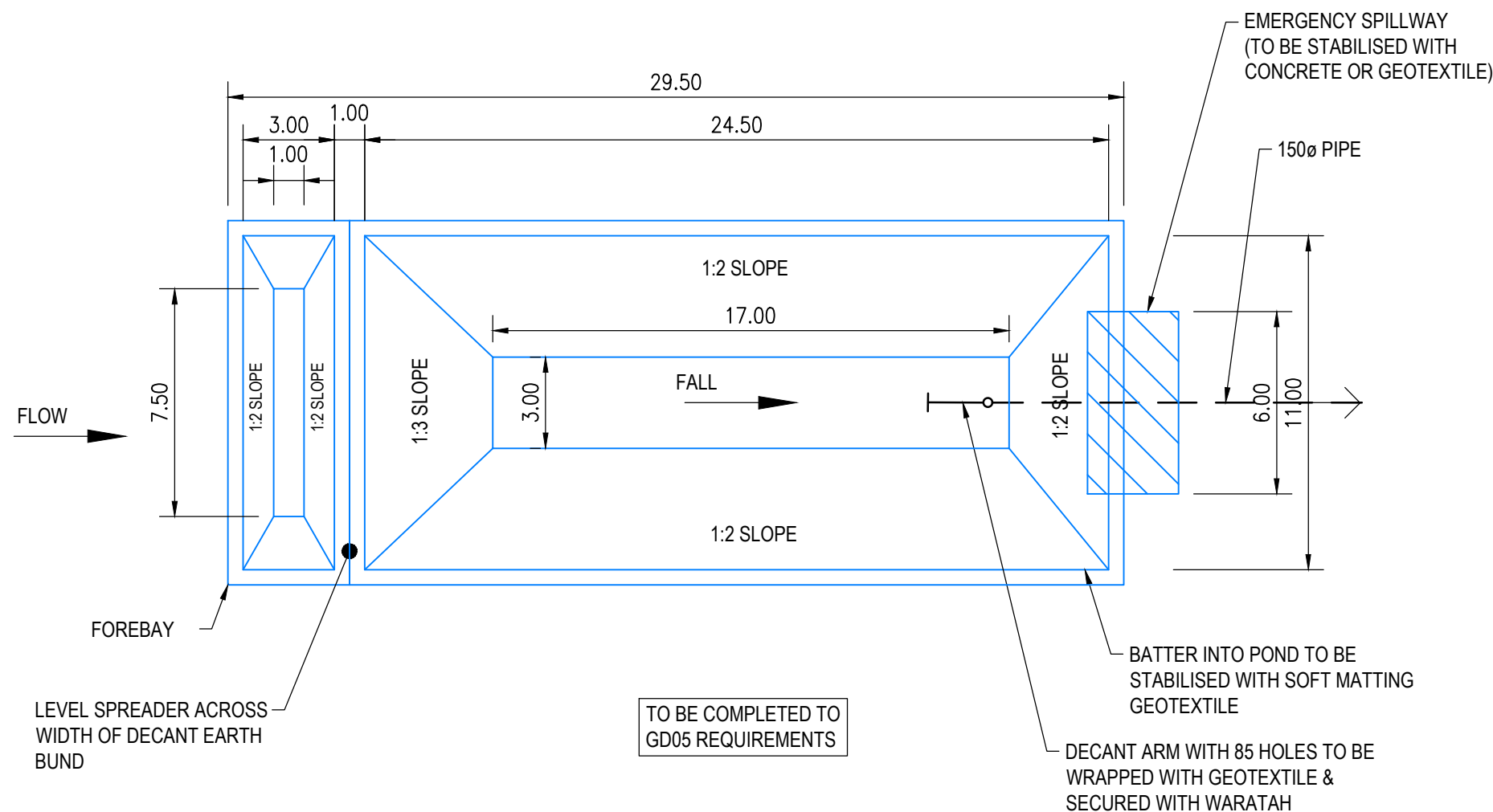
-

- NOTES:**
1. EROSION & SEDIMENT CONTROL SHALL BE BUILT TO THE REQUIREMENT OF AC GUIDELINE DOCUMENT 2016/ 005.
  2. REFER TO AC GUIDELINE DOCUMENT 2016/ 005 FOR CONSTRUCTION OPERATION & MAINTENANCE DETAILS.
  3. THE DECOMMISSIONING OF THE SRP SHALL OCCUR ONCE THE EARTHWORKS CATCHMENT HAS BEEN FULLY STABILISED.
  4. THE SRP SHALL BE BUILT TO HANDLE TREATMENT AREA UP TO 6400m<sup>2</sup> TO COMPLY WITH GD05.



### SEDIMENT RETENTION POND SECTION A-A

1:200



### SEDIMENT RETENTION POND PLAN

1:200

CLIENT:

HND HMB LTD

JOB TITLE:

3 PIGEON MOUNTAIN ROAD  
HALF MOON BAY

NOTES:

2	S92 REVISIONS - 87 DWELLINGS	26/03/2024	LP
1	S92 REVISIONS - 88 LOTS	05/02/2024	LP
REV	AMENDMENT	DATE	BY

DRAWING STATUS:

**FINAL**

ISSUE PURPOSE:

**RESOURCE CONSENT**

DESIGN: SW

DRAWN: LP

CHECKED: RT

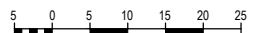
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SCALE: 1:500 @ A3

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ORIGINAL SIZE:



DRAWING TITLE:

RETAINING WALL ELEVATIONS

JOB No:

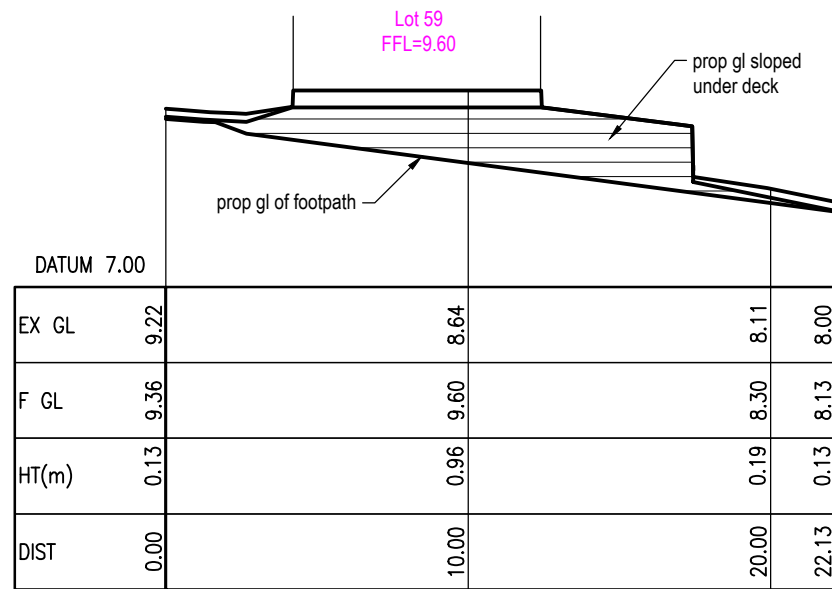
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220

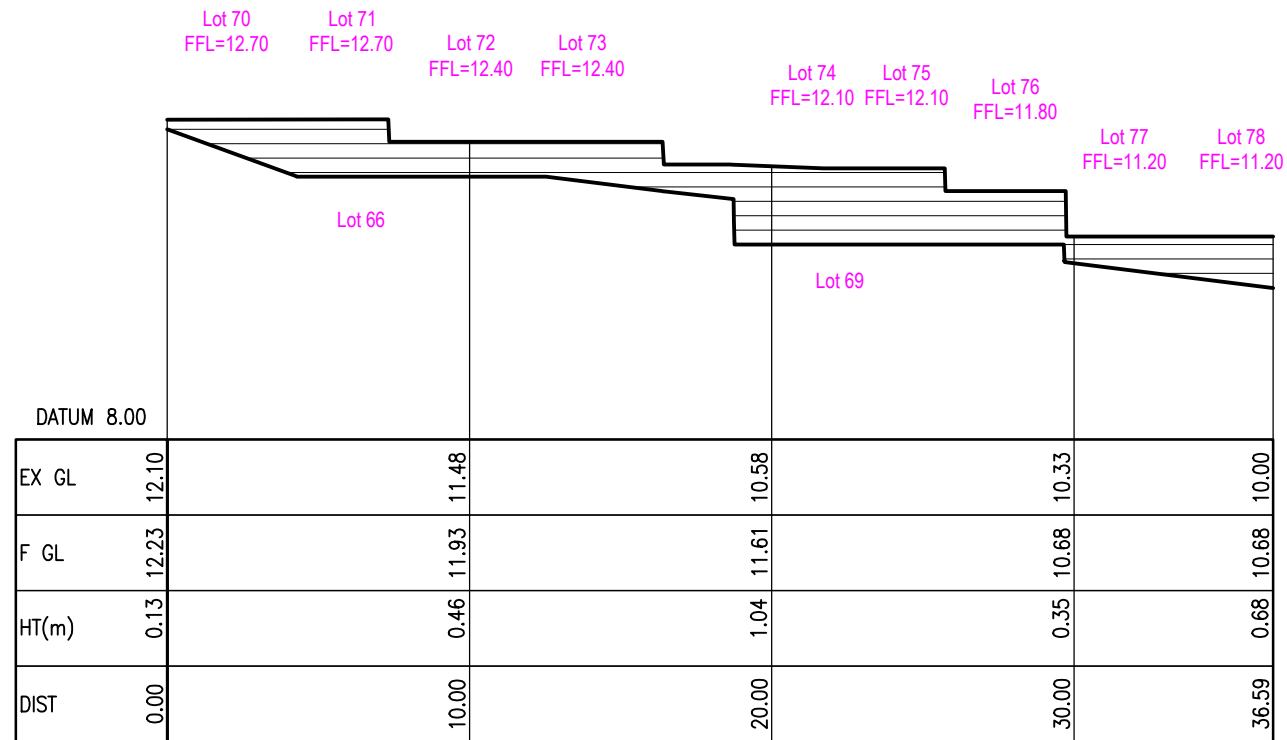
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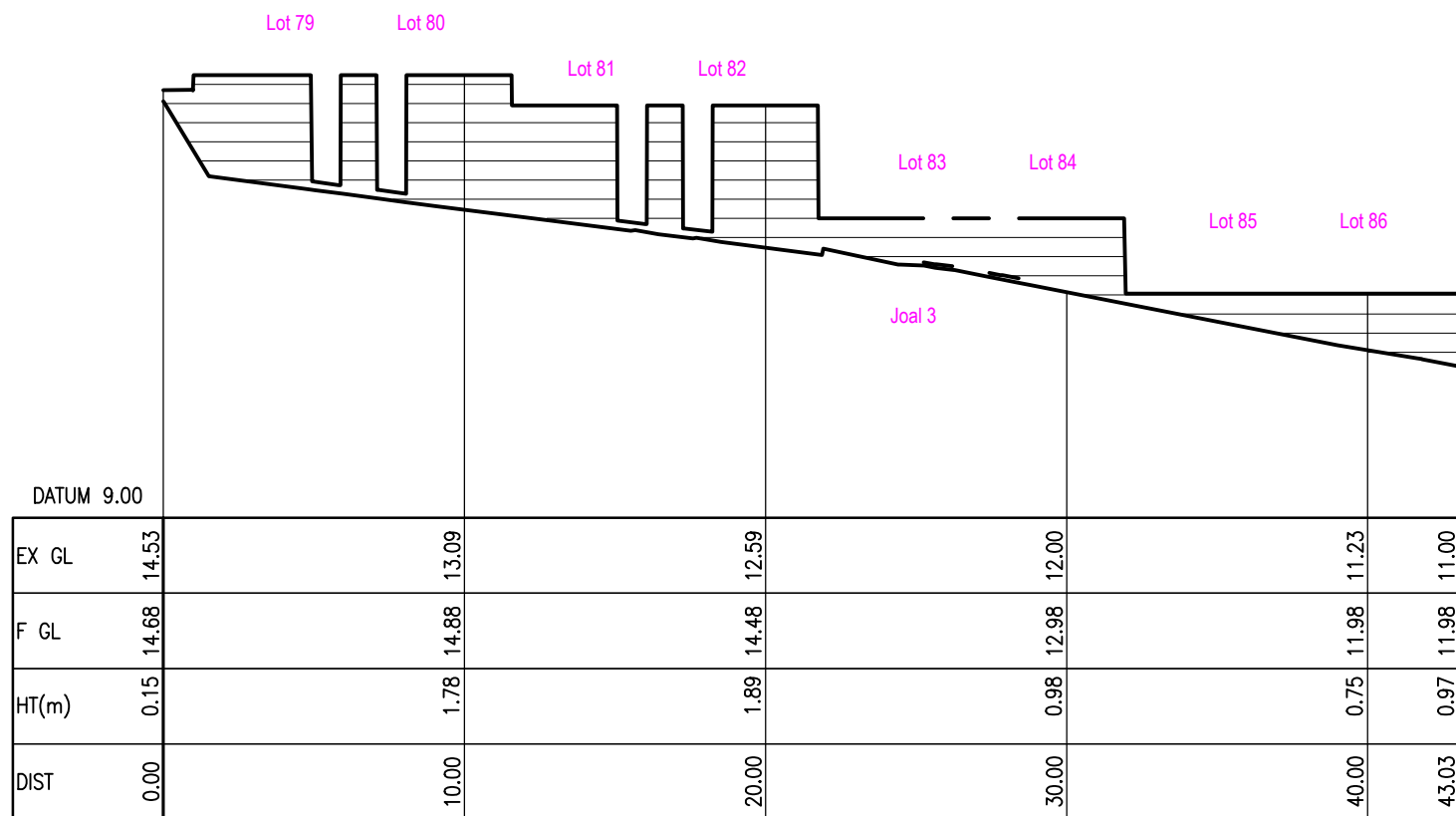
## LOT 59 ELEVATION

VERT 1:100  
HORIZ 1:250



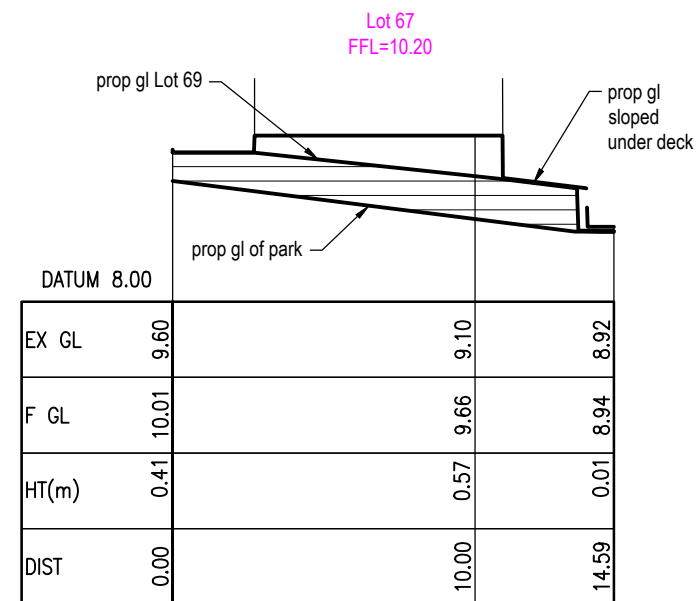
## LOTS 70-78 ELEVATION

VERT 1:100  
HORIZ 1:250



## LOTS 79-86 ELEVATION

VERT 1:100  
HORIZ 1:250



## LOT 67 ELEVATION

VERT 1:100  
HORIZ 1:250



CLIENT:

HND HMB LTD

JOB TITLE:

3 PIGEON MOUNTAIN ROAD  
HALF MOON BAY

NOTES:

3	LOTS 41-47 ELEVATION REVISED	09/05/2024	LP
2	S92 REVISIONS - 87 DWELLINGS	26/03/2024	LP
1	S92 REVISIONS - 88 LOTS	05/02/2024	LP
REV	AMENDMENT	DATE	BY

DRAWING STATUS:

FINAL

ISSUE PURPOSE:

RESOURCE CONSENT

DESIGN: SW

DRAWN: LP

CHECKED: RT

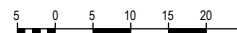
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DRAWING TITLE:

RETAINING WALL ELEVATIONS

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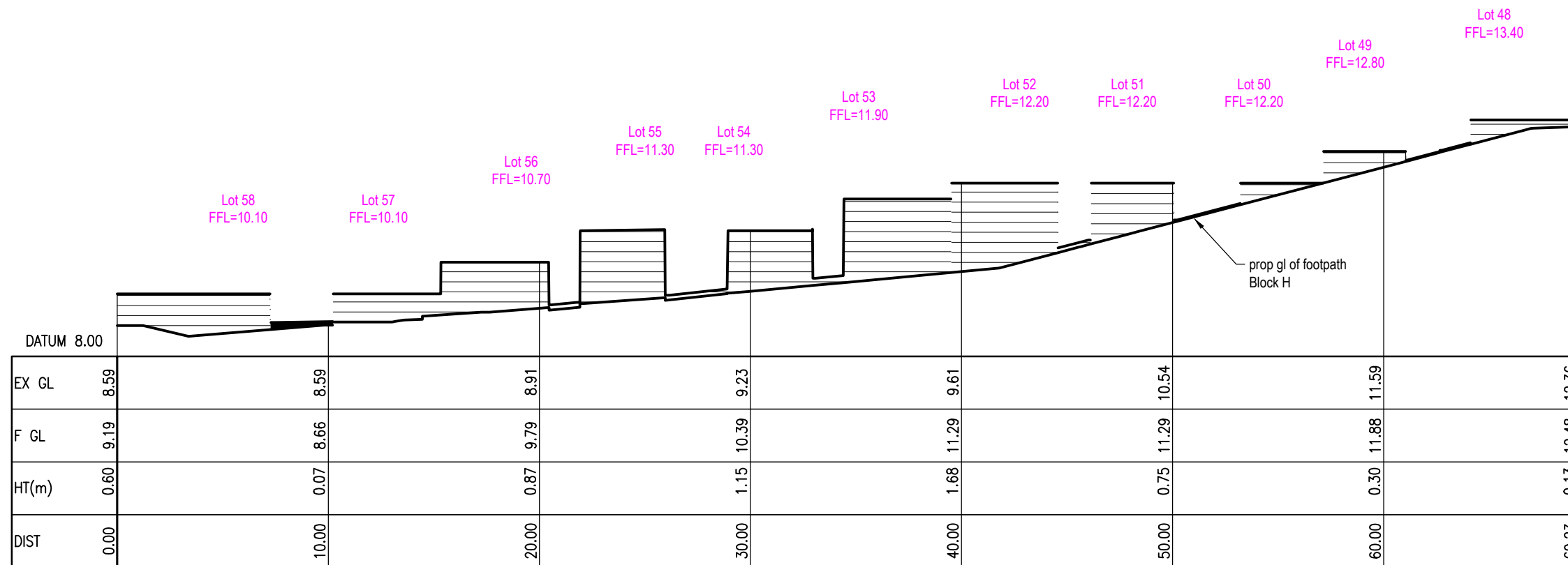
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SHEET No:

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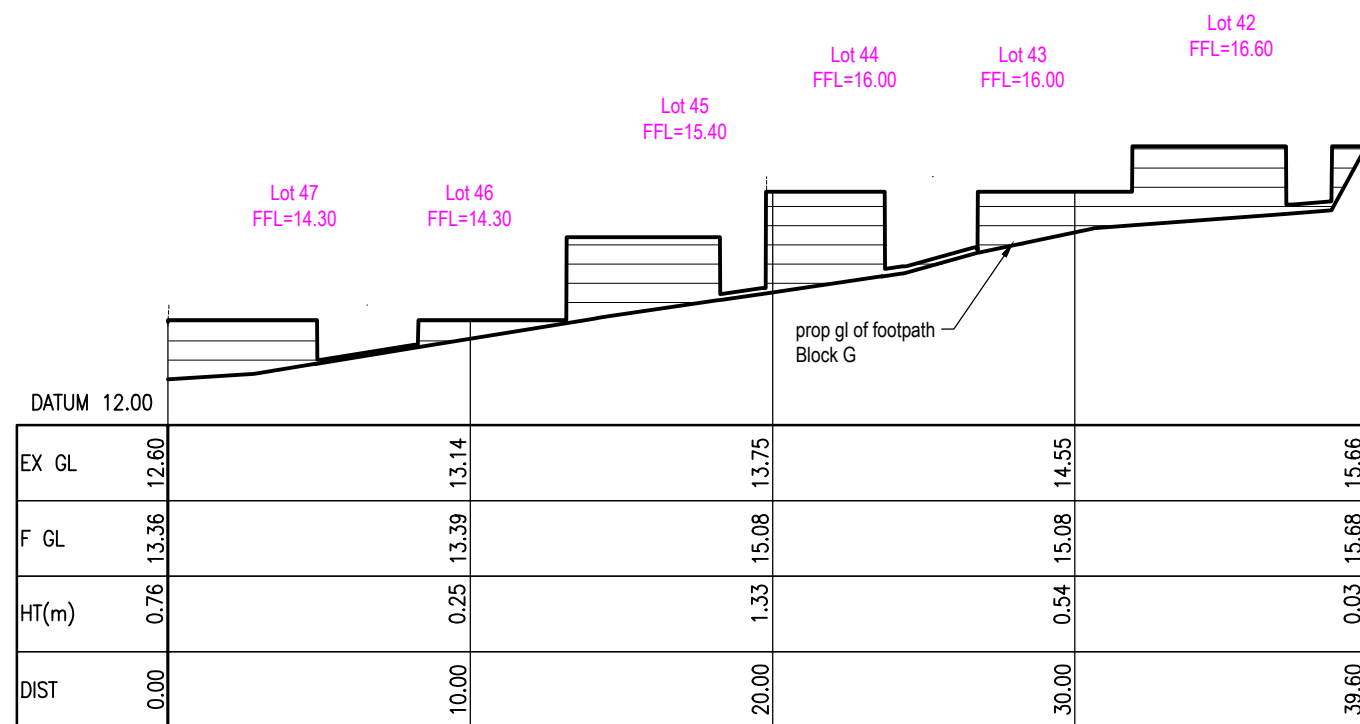
REV:

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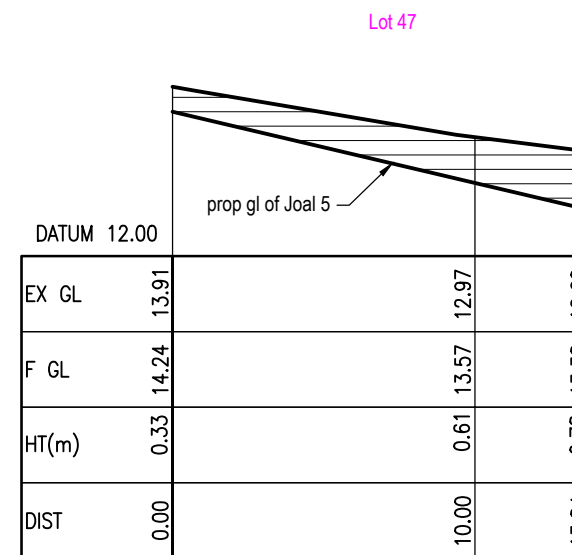
## LOTS 48-58 ELEVATION

VERT 1:100  
HORIZ 1:250



## LOTS 41-47 ELEVATION

VERT 1:100  
HORIZ 1:250



## LOT 47 RETAINING WALL ELEVATION

VERT 1:100  
HORIZ 1:250

CLIENT:

HND HMB LTD

JOB TITLE:

3 PIGEON MOUNTAIN ROAD  
HALF MOON BAY

NOTES:

2	S92 REVISIONS - 87 DWELLINGS	26/03/2024	LP
1	S92 REVISIONS - 88 LOTS	05/02/2024	LP
REV	AMENDMENT	DATE	BY

DRAWING STATUS:

**FINAL**

ISSUE PURPOSE:

**RESOURCE CONSENT**

DESIGN: SW

DRAWN: LP

CHECKED: RT

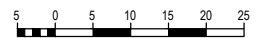
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SCALE: 1:500 @ A3

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ORIGINAL SIZE:



DRAWING TITLE:

RETAINING WALL ELEVATIONS

JOB No:

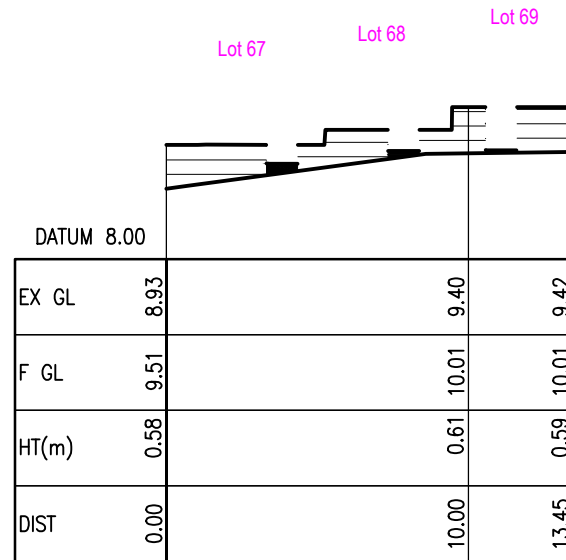
220571-1

SHEET No:

222

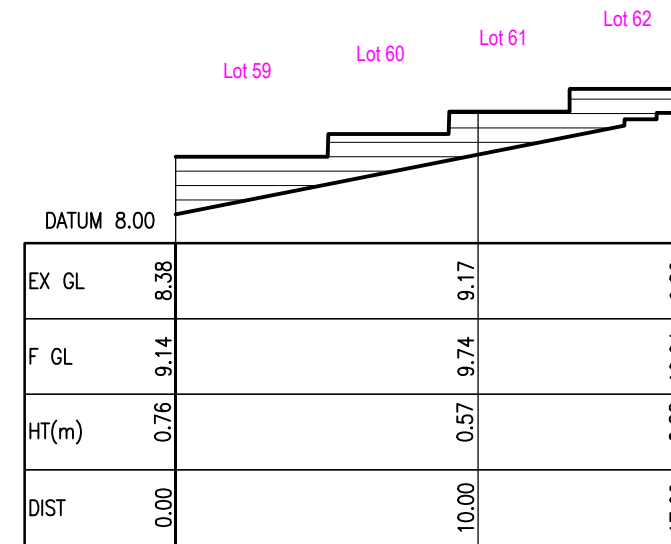
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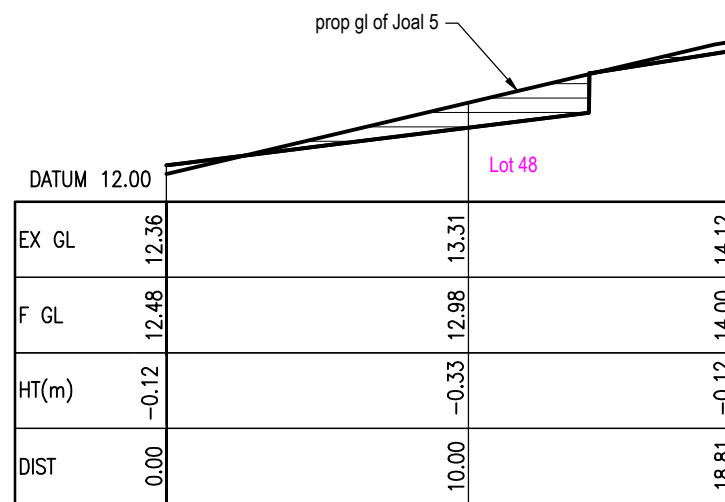
## LOT 67-69 ELEVATION

VERT 1:100  
HORIZ 1:250



## LOT 59-62 ELEVATION

VERT 1:100  
HORIZ 1:250



## LOT 48 ELEVATION

VERT 1:100  
HORIZ 1:250

CLIENT:  
**HND HMB LTD**

JOB TITLE:  
**3 PIGEON MOUNTAIN ROAD  
HALF MOON BAY**

NOTES:

7	SPEED TABLE ADDED	28/05/2024	LP
6	S92 - LOT 2, 15, 16 REV	09/05/2024	LP
5	LOT 2 BODY REVISION	09/04/2024	LP
4	LOT 15 & 16 FOOTPATH ADDED	30/03/2024	LP
3	S92 REVISIONS - 87 DWELLINGS	26/03/2024	LP
2	S92 REVISIONS - 88 LOTS	05/02/2024	LP
1	S92 LAYOUT/LEVELS REVISED	20/10/2023	LP
REV	AMENDMENT	DATE	BY

DRAWING STATUS:  
**FINAL**

ISSUE PURPOSE:  
**RESOURCE CONSENT**

DESIGN:	SW
DRAWN:	LP
CHECKED:	RT
DATE:	22/05/2023
SCALE:	1:500 @ A3
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DRAWING TITLE:  
**SITE PLAN  
ACCESSWAY**

JOB No:	SHEET No:	REV:
220571-1	300	7



PROPOSED FOOTPATH  
DETAILED DESIGN TO  
BE CONFIRMED BY  
AUCKLAND COUNCIL  
PARKS DEPARTMENT  
AT EPA/ BC STAGE

PROPOSED  
SPEED HUMP

PROPOSED RAISED  
FOOTPATH (100mm HIGH)

GARAGE LONGSECTIONS  
FOR LOTS 35-40  
REFER DWG 318

GARAGE LONGSECTIONS  
FOR LOTS 34-32  
REFER DWG 317

GARAGE LONGSECTIONS  
FOR LOTS 24-31  
REFER DWG 319

I:\220000\220571\_3 Pigeon Mountain Rd\CAD\WORKING DRAWINGS\Accessway\_230511.slope reverted to original.dwg, 28/05/2024 3:00:36 pm, DWG to PDF.pcd



**Airey**  
CIVIL, STRUCTURAL AND FIRE ENGINEERS

AIREY CONSULTANTS LTD  
TEL: (09) 534 6523 www.aireys.co.nz  
TAKAPUNA BOTANY QUEENSTOWN

CLIENT:  
HND HMB LTD

JOB TITLE:  
3 PIGEON MOUNTAIN ROAD  
HALF MOON BAY

NOTES:

5	SPEED TABLE ADDED	28/05/2024	LP
4	AERIAL PHOTO ADDED	09/05/2024	LP
4	RET WALLS SYMBOLS REMOVED	09/04/2024	LP
3	CROSSING UPDATED TO VX0203	26/03/2024	LP
2	S92 REVISIONS - 88 LOTS	05/02/2024	LP
1	S92 - LAYOUT LEVELS REVISED	20/10/2023	LP
REV	AMENDMENT	DATE	BY

DRAWING STATUS:  
**FINAL**

ISSUE PURPOSE:  
**RESOURCE CONSENT**

DESIGN: SW  
DRAWN: LP  
CHECKED: RT  
DATE: 22/05/23  
SCALE: 1:250 @ A3  
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ORIGINAL SIZE:  
5 10 15 20 25

DRAWING TITLE:  
**SITE PLAN  
VEHICLE CROSSING**

JOB No:	SHEET No:	REV:
220571-1	301	5

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CLIENT:

HND HMB LTD

JOB TITLE:

3 PIGEON MOUNTAIN ROAD  
HALF MOON BAY

NOTES:

REV	AMENDMENT	DATE	BY
4	SPEED TABLE ADDED	28/05/2024	LP
3	S92 REVISIONS - 87 DWELLINGS	26/03/2024	LP
2	S92 REVISIONS - 88 LOTS	05/02/2024	LP
1	S92 LAYOUT/LEVELS REVISED	20/10/2023	LP

DRAWING STATUS:

FINAL

ISSUE PURPOSE:

RESOURCE CONSENT

DESIGN: SW

DRAWN: LP

CHECKED: RT

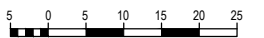
DATE: 22/05/2023

SCALE: 1:250 @ A3

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ORIGINAL SIZE:



DRAWING TITLE:

SITE PLAN  
ACCESSWAY  
LOTS 32-34

JOB No:

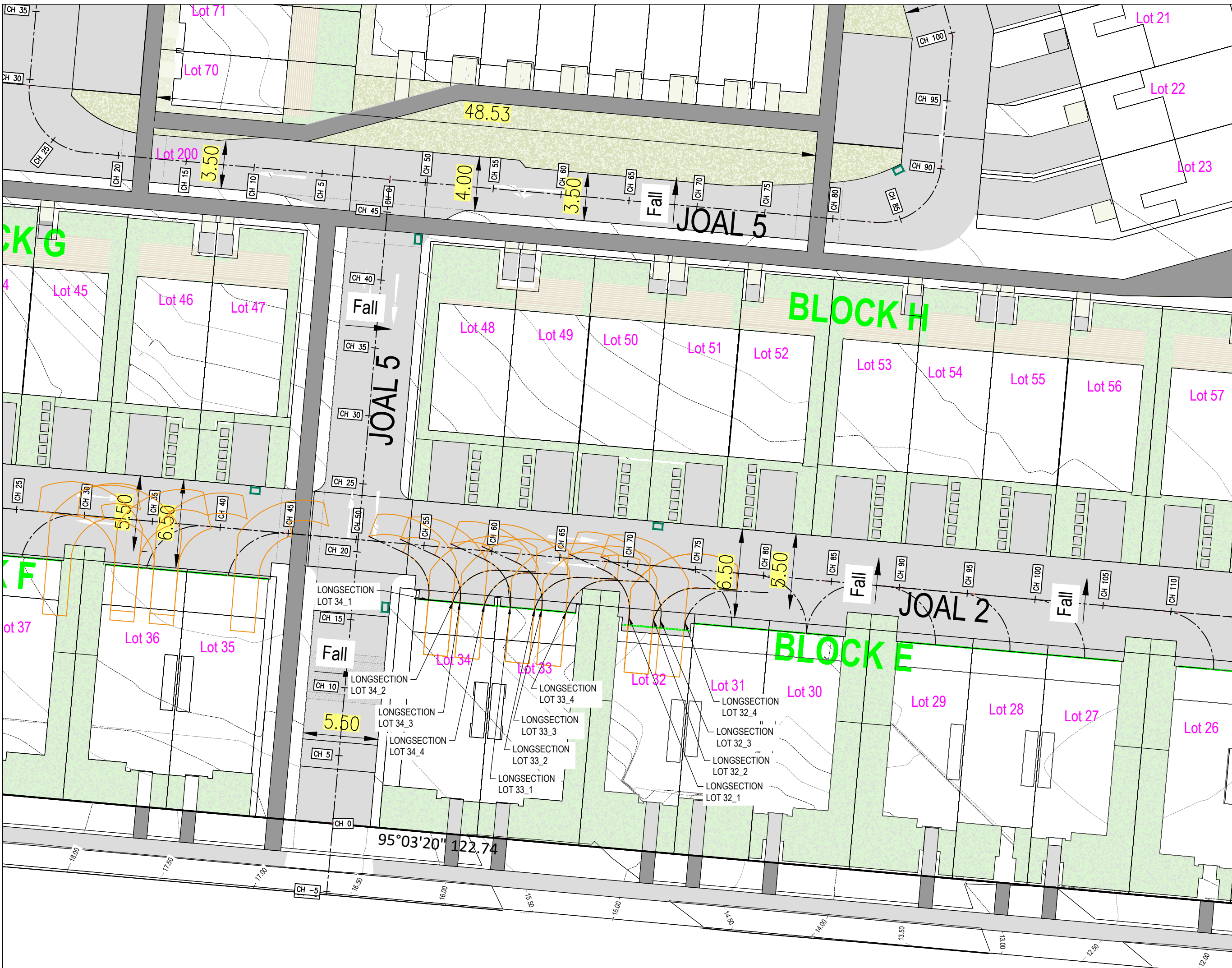
220571-1

SHEET No:

302

REV:

4



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CLIENT:

HND HMB LTD

JOB TITLE:

3 PIGEON MOUNTAIN ROAD  
HALF MOON BAY

NOTES:

REV	AMENDMENT	DATE	BY
4	SPEED TABLE ADDED	28/05/2024	LP
3	S92 REVISIONS - 87 DWELLINGS	26/03/2024	LP
2	S92 REVISIONS - 88 LOTS	05/02/2024	LP
1	S92 LAYOUT/LEVELS REVISED	20/10/2023	LP

DRAWING STATUS:

FINAL

ISSUE PURPOSE:

RESOURCE CONSENT

DESIGN: SW

DRAWN: LP

CHECKED: RT

DATE: 22/05/2023

SCALE: 1:250 @ A3

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ORIGINAL SIZE:



DRAWING TITLE:

SITE PLAN  
ACCESSWAY  
LOTS 48-50

JOB No:

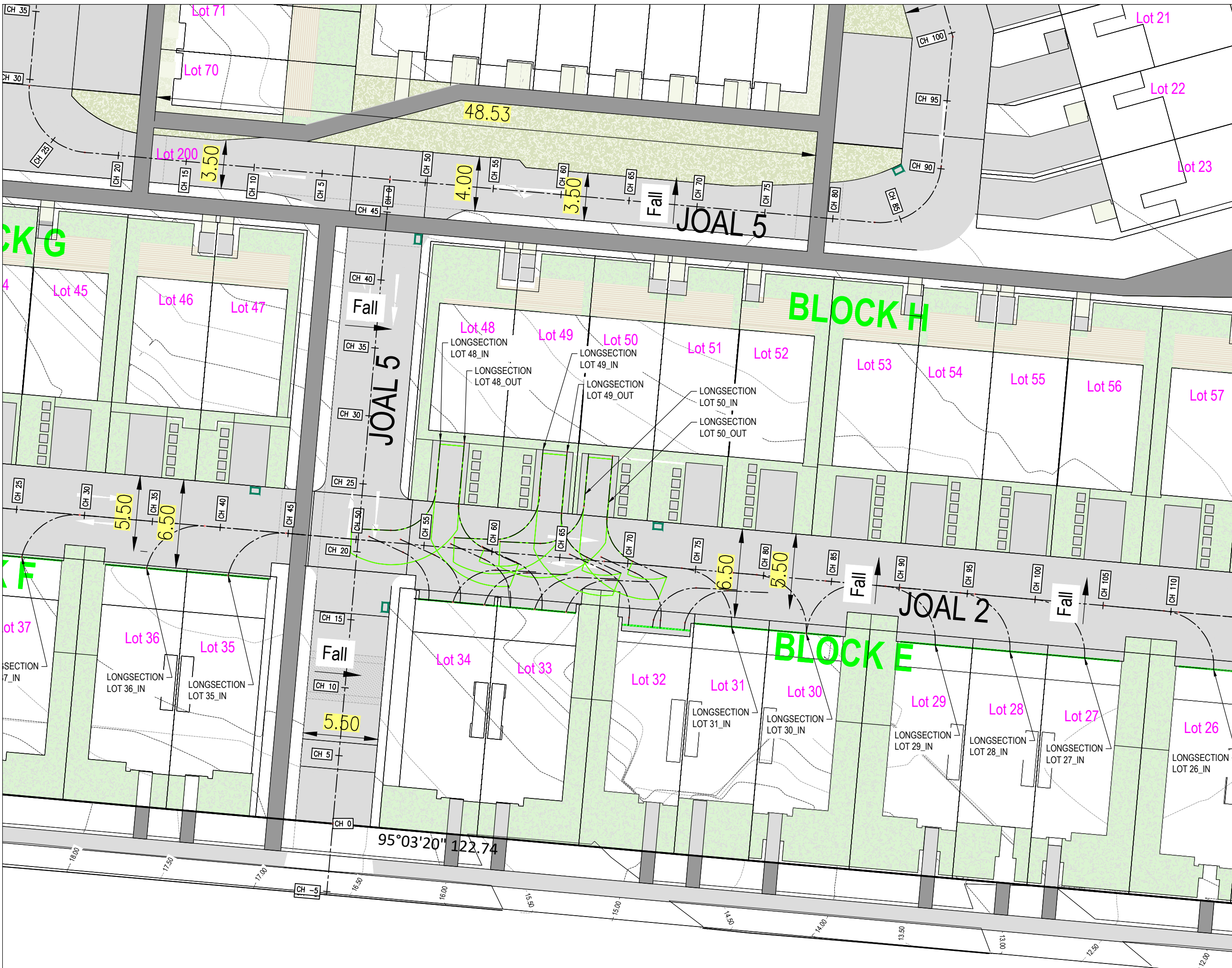
220571-1

SHEET No:

303

REV:

4



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CLIENT:

HND HMB LTD

JOB TITLE:

3 PIGEON MOUNTAIN ROAD  
HALF MOON BAY

NOTES:

2	SPEED HUMP REMOVED	28/05/2024	LP
1	S92 - PLAN ADDED	09/05/2024	LP
REV	AMENDMENT	DATE	BY

DRAWING STATUS:

FINAL

ISSUE PURPOSE:

RESOURCE CONSENT

DESIGN: SW

DRAWN: LP

CHECKED: RT

DATE: 09/05/2024

SCALE: 1:250 @ A3

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ORIGINAL SIZE:



DRAWING TITLE:

SITE PLAN  
ACCESSWAY  
LOTS 24-31

JOB No:

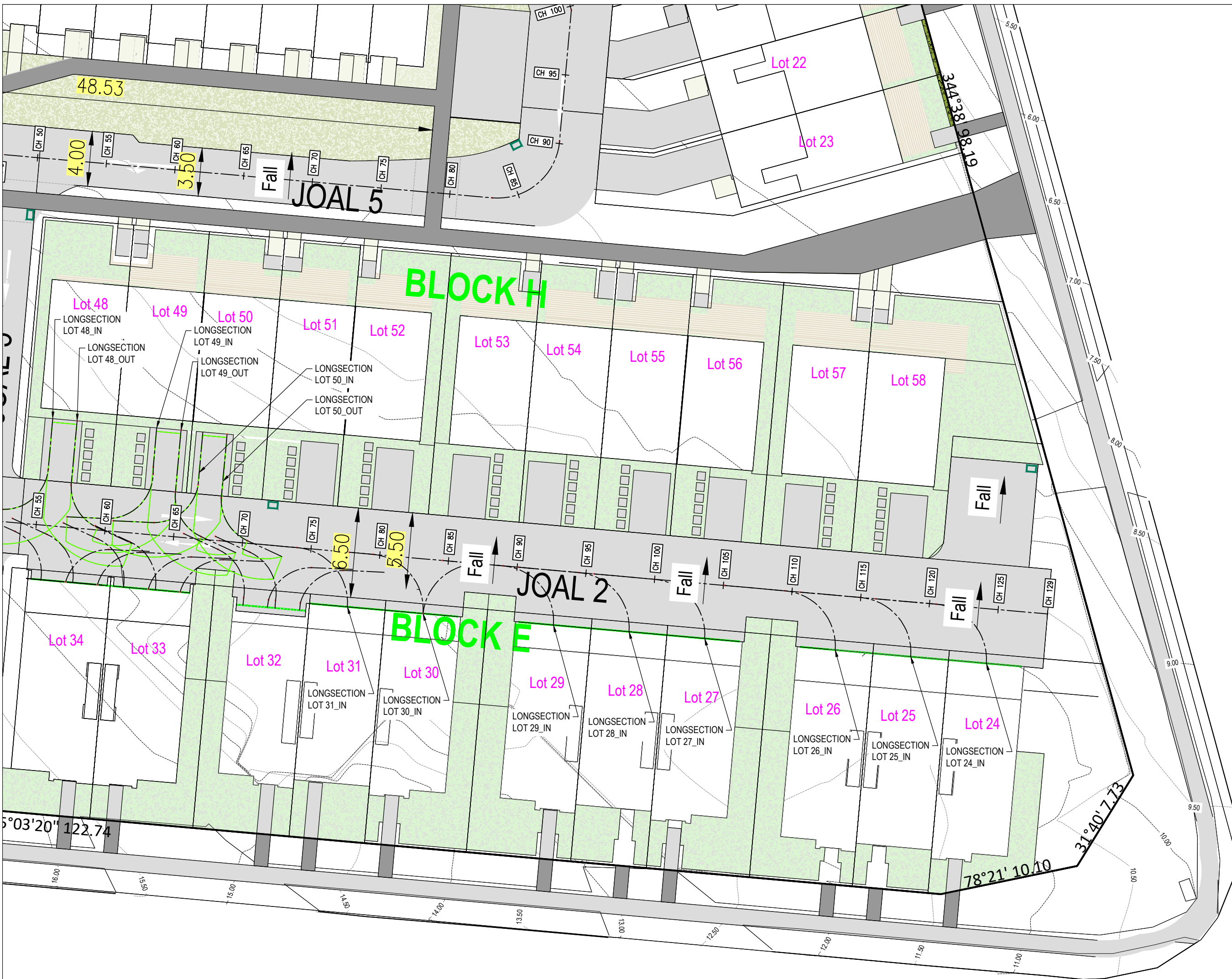
220571-1

SHEET No:

304

REV:

2



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CLIENT:  
HND HMB LTD

JOB TITLE:  
3 PIGEON MOUNTAIN ROAD  
HALF MOON BAY

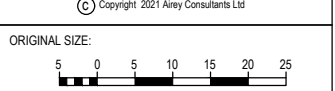
NOTES:

2	SPEED TABLE ADDED	28/05/2024	LP
1	S92 - PLAN ADDED	09/05/2024	LP
REV	AMENDMENT	DATE	BY

DRAWING STATUS:  
**FINAL**

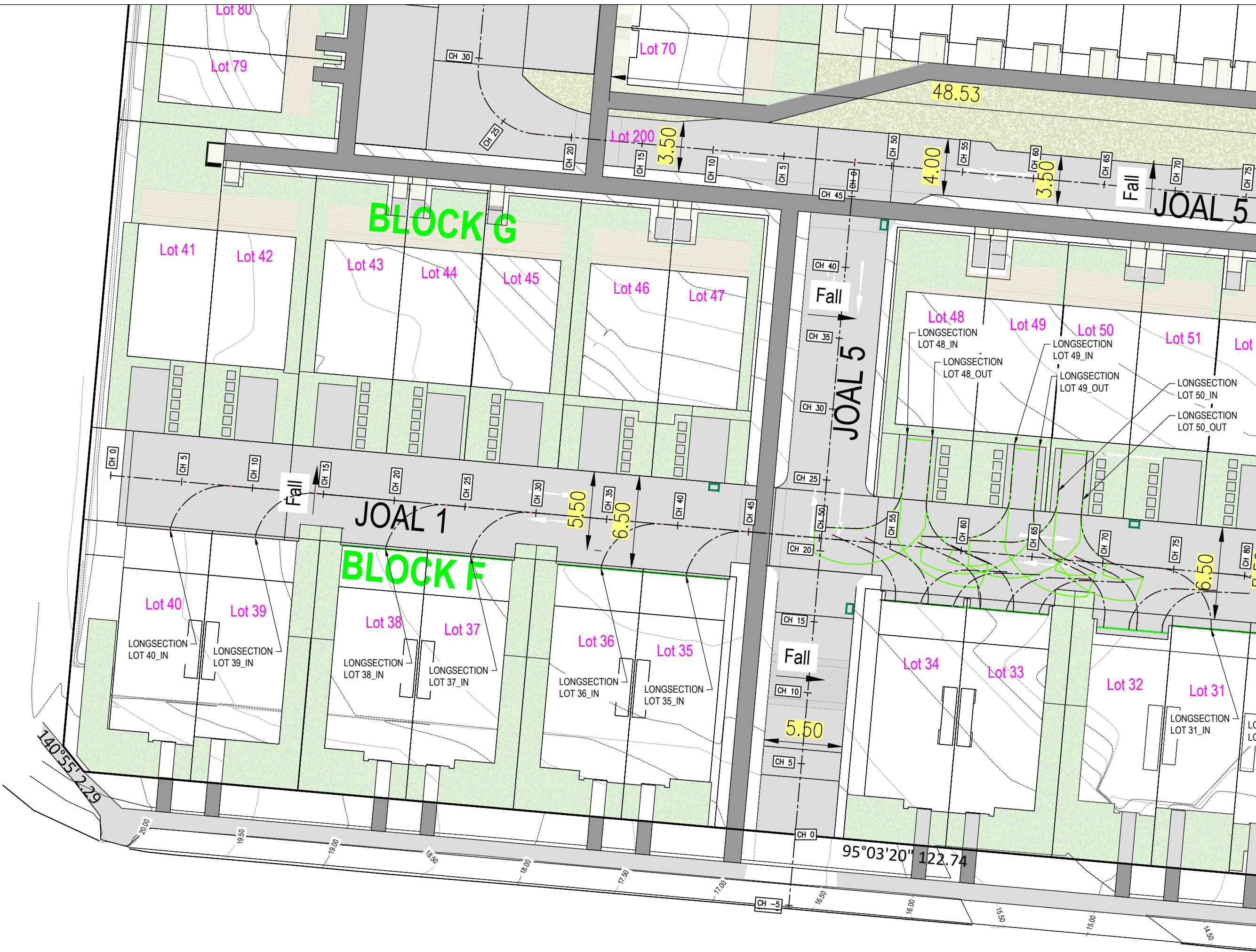
ISSUE PURPOSE:  
**RESOURCE CONSENT**

DESIGN: SW  
DRAWN: LP  
CHECKED: RT  
DATE: 09/05/2024  
SCALE: 1:250 @ A3  
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DRAWING TITLE:  
**SITE PLAN  
ACCESSWAY  
LOTS 35-40**

JOB No:	SHEET No:	REV:
220571-1	305	2



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CLIENT:

HND HMB LTD

JOB TITLE:

3 PIGEON MOUNTAIN ROAD  
HALF MOON BAY

NOTES:

3	S92 REVISIONS - 87 DWELLINGS	26/03/2024	LP
2	S92 REVISIONS - 88 LOTS	05/02/2024	LP
1	S92 - GRADES & FPATHS REVISED	20/10/2023	LP
REV	AMENDMENT	DATE	BY

DRAWING STATUS:

**FINAL**

ISSUE PURPOSE:

**RESOURCE CONSENT**

DESIGN: SW

DRAWN: LP

CHECKED: RT

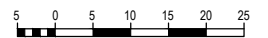
DATE: 22/05/2023

SCALE: 1:500 @ A3

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ORIGINAL SIZE:



DRAWING TITLE:

JOAL 5 & 4 LONGSECTION

JOB No:

220571-1

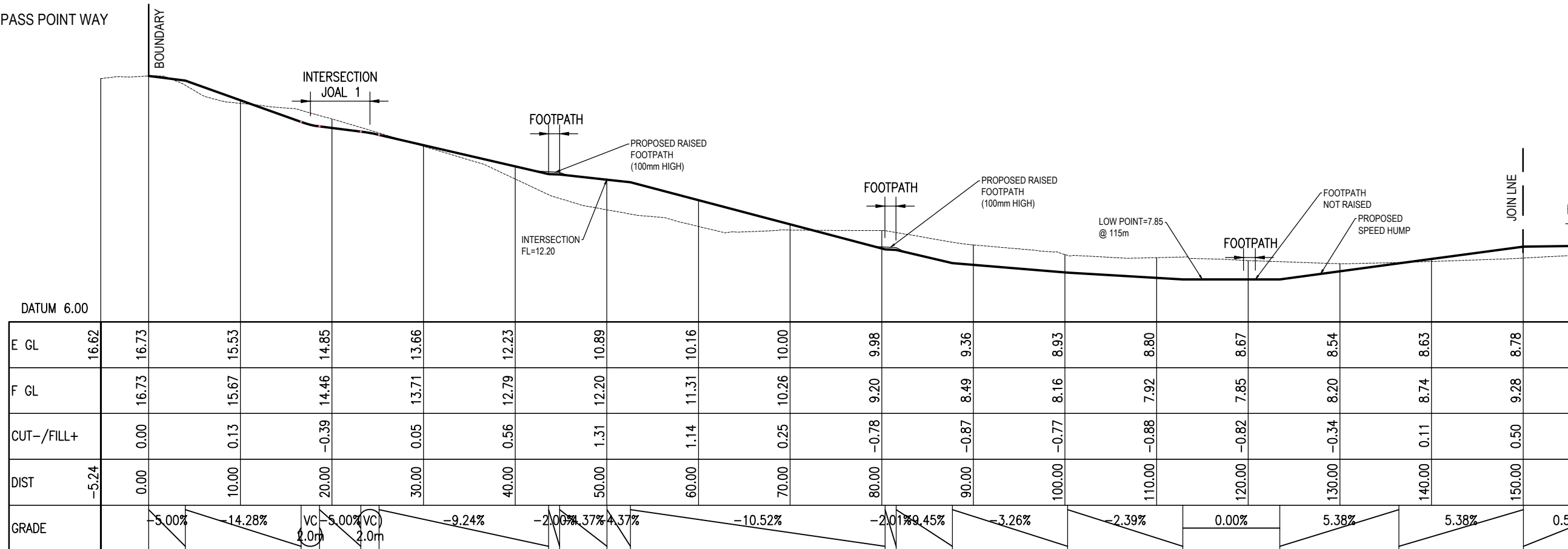
SHEET No:

310

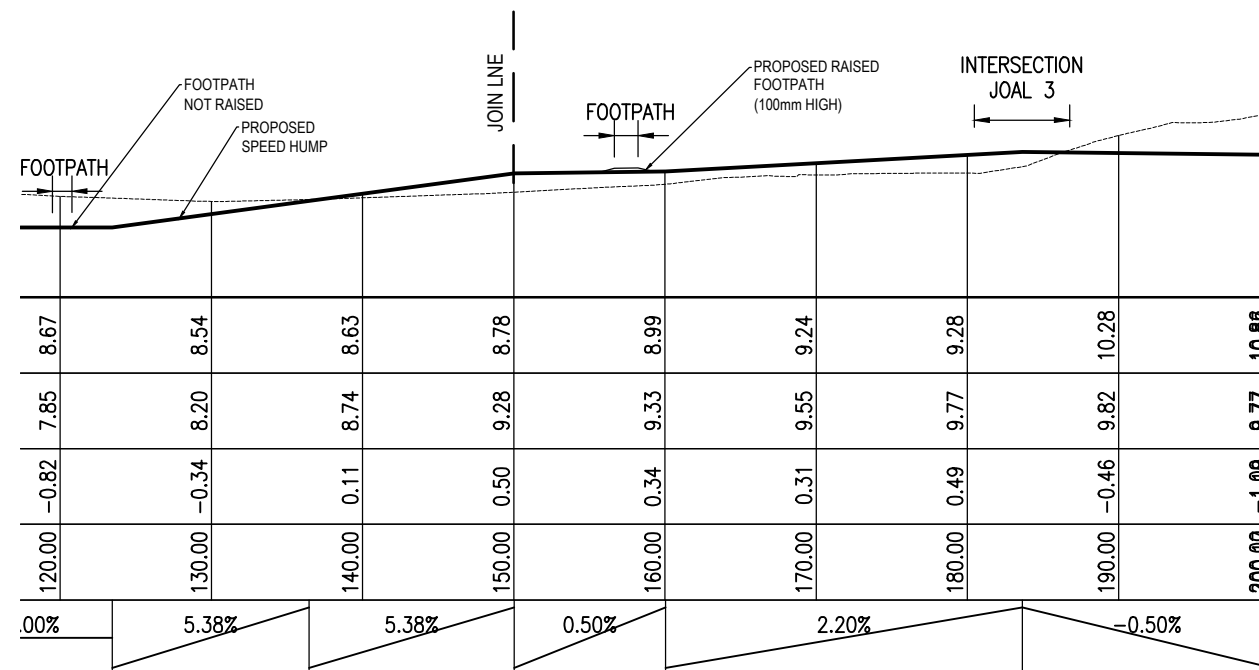
REV:

3

COMPASS POINT WAY



VERT 1:200  
HORIZ 1:500  
**JOAL 5 & JOAL 4**



CLIENT:  
**HND HMB LTD**

JOB TITLE:  
**3 PIGEON MOUNTAIN ROAD  
HALF MOON BAY**

NOTES:

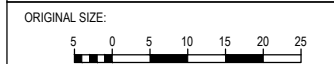
REV	AMENDMENT	DATE	BY
3	S92 REVISIONS - 87 DWELLINGS	26/03/2024	LP
2	S92 REVISIONS - 88 LOTS	05/02/2024	LP
1	S92 - JOAL 3 REVISED	20/10/2023	LP

DRAWING STATUS:  
**FINAL**

ISSUE PURPOSE:  
**RESOURCE CONSENT**

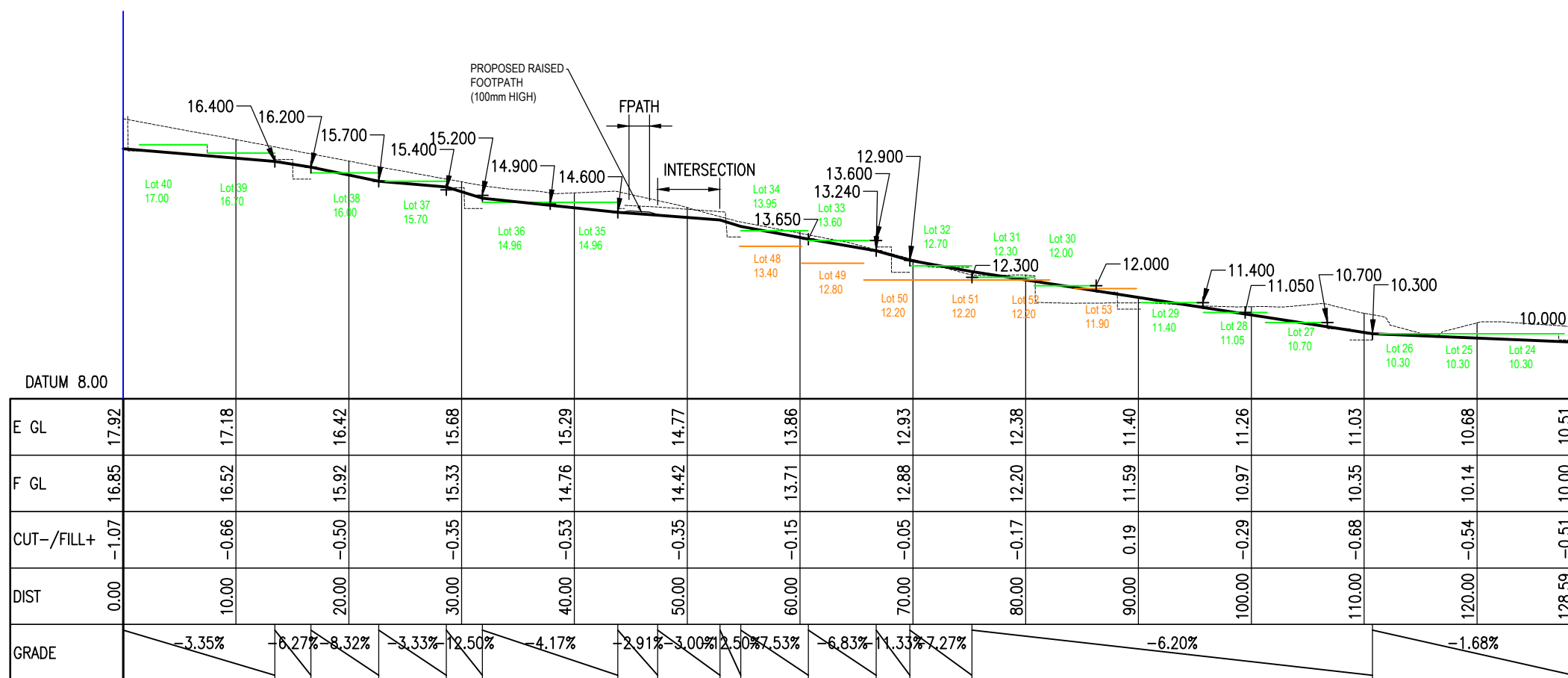
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DRAWN: LP  
CHECKED: RT  
DATE: 22/05/2023  
SCALE: 1:500 @ A3

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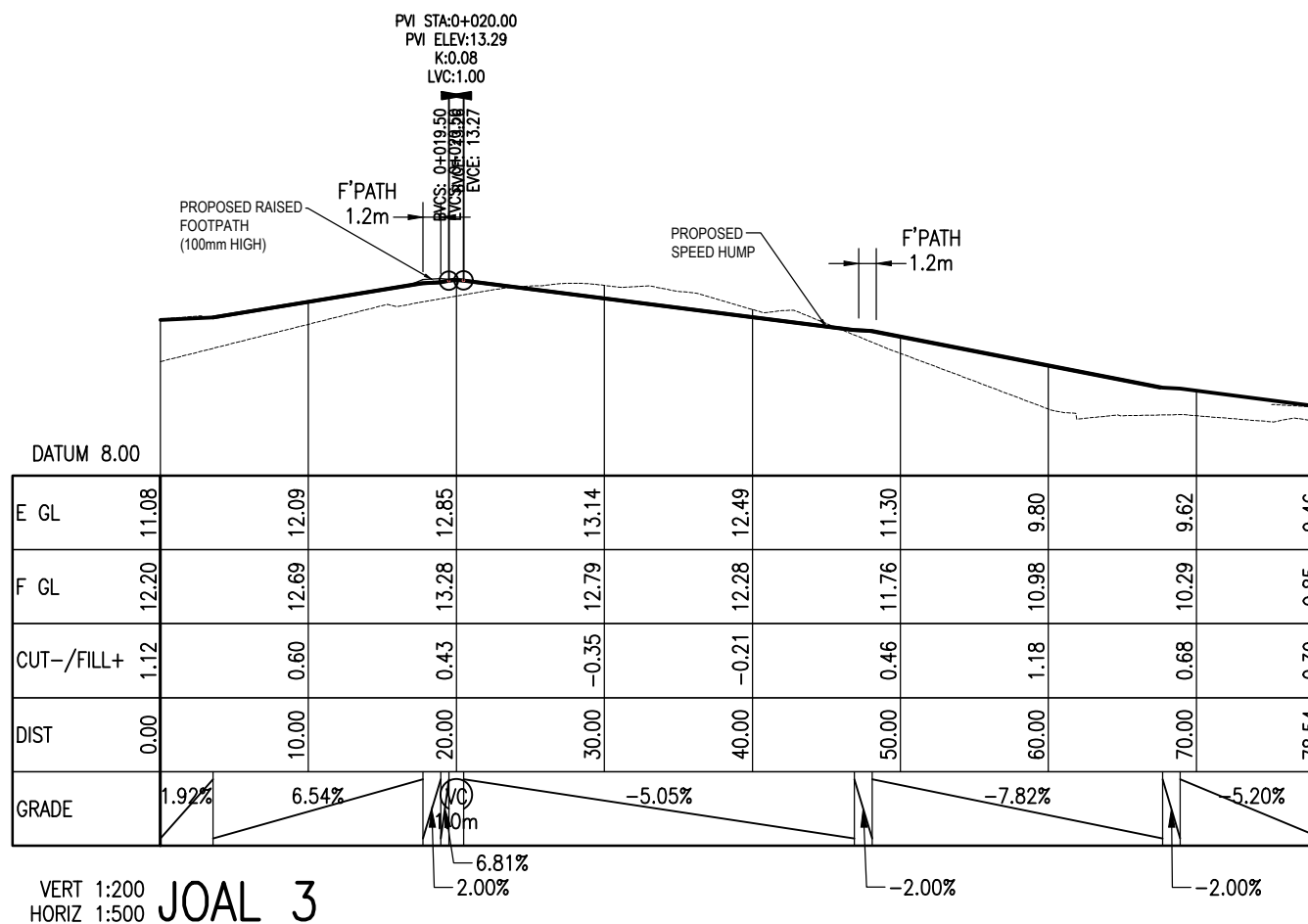


DRAWING TITLE:  
**JOAL 1 & 2, & 3 LONGSECTIONS**

JOB No: 220571-1  
SHEET No: 311  
REV: 3

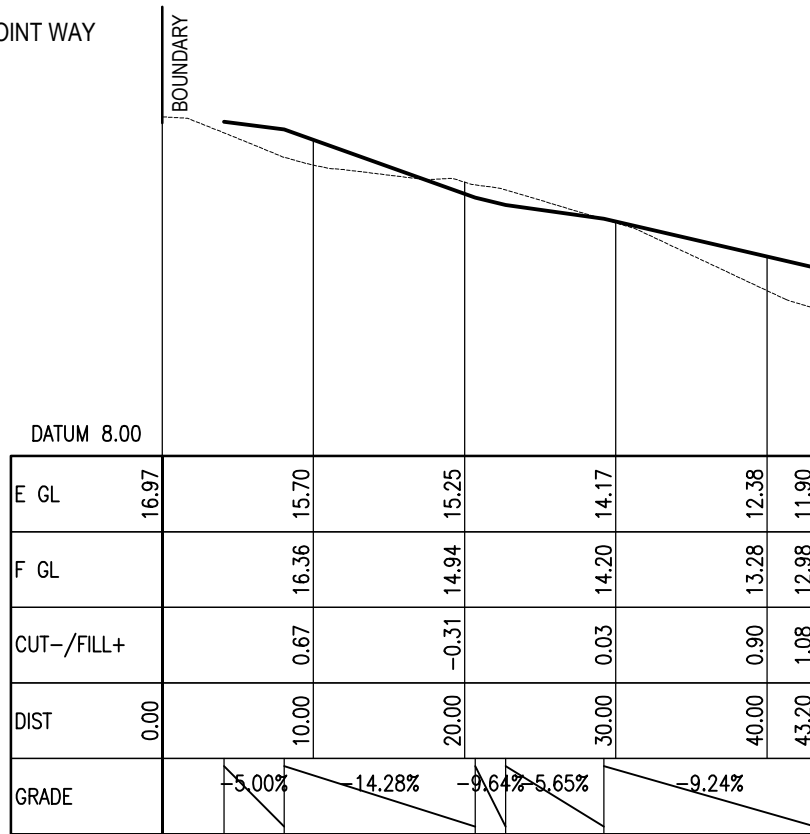


VERT 1:200  
HORIZ 1:500 **JOAL 1 & JOAL 2**



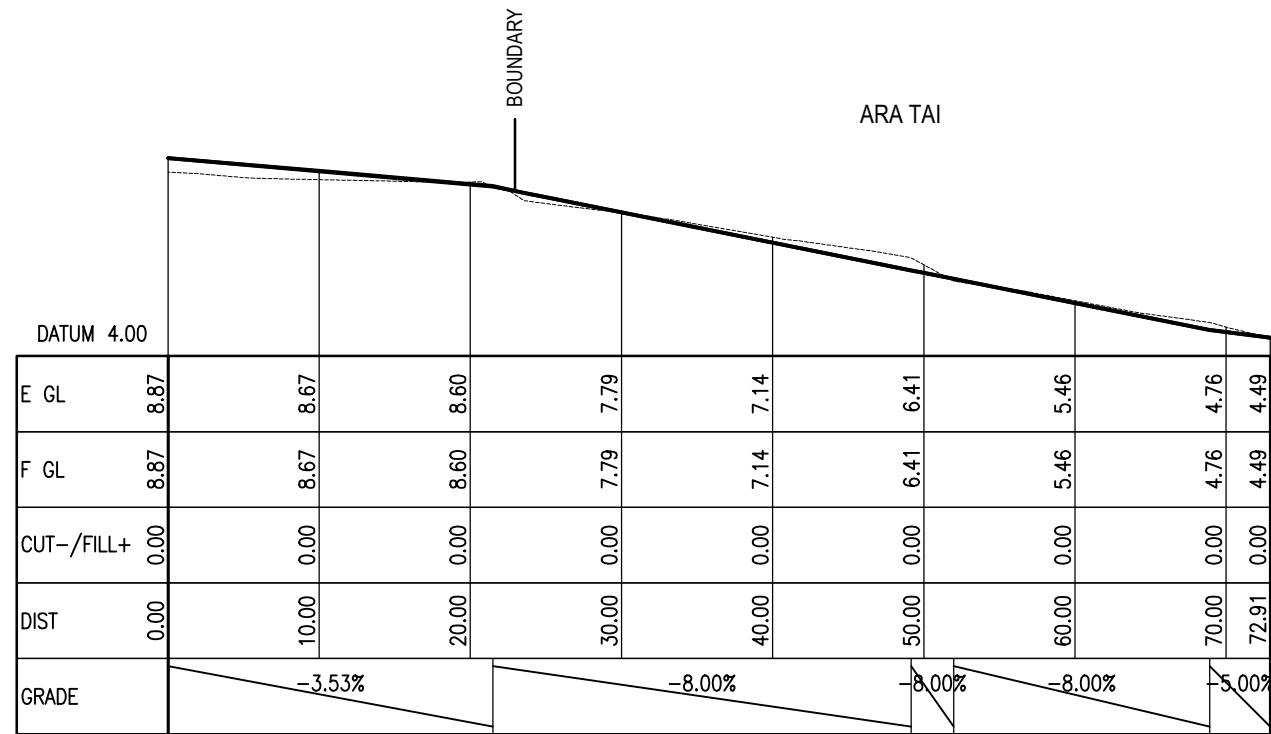
VERT 1:200  
HORIZ 1:500 **JOAL 3**

COMPASS POINT WAY

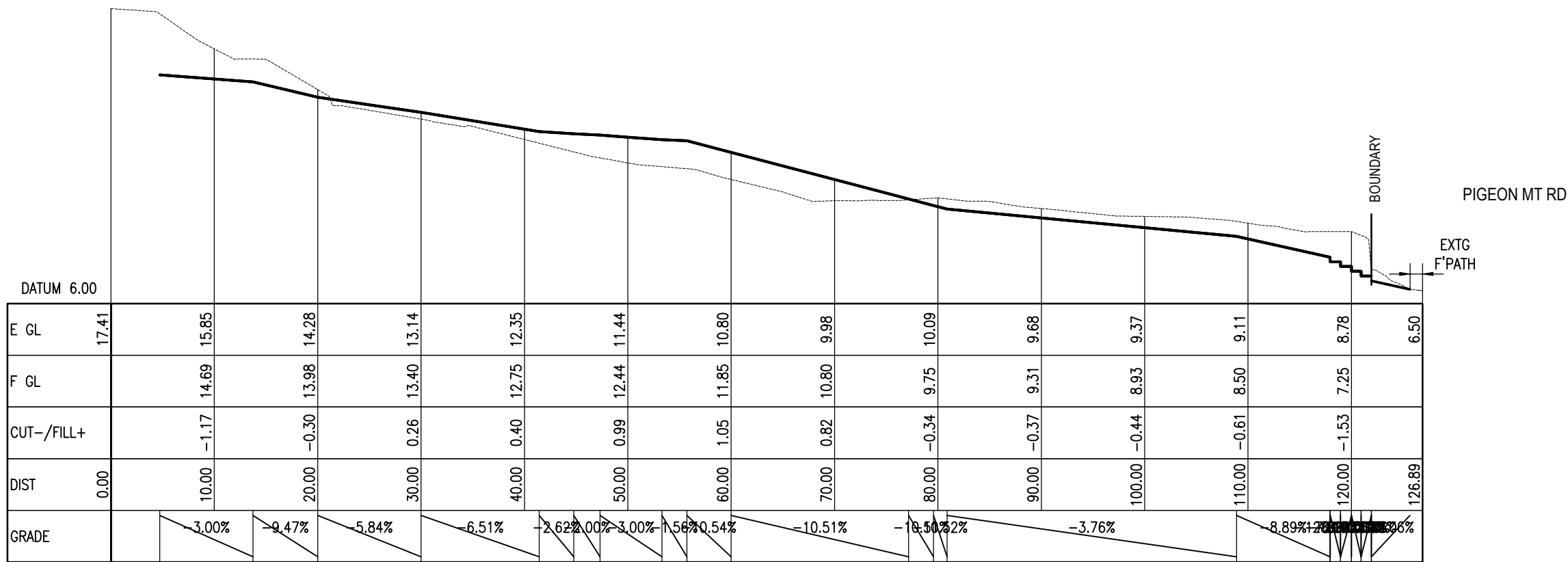


VERT 1:200 PROPOSED FOOTPATH  
HORIZ 1:500

ARA TAI



VERT 1:200 FOOTPATH IN ARA TAI RESERVE  
HORIZ 1:500



VERT 1:200 PROPOSED FOOTPATH BLOCK G & H  
HORIZ 1:500



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TAKAPUNA BOTANY QUEENSTOWN

CLIENT:  
HND HMB LTD

JOB TITLE:  
3 PIGEON MOUNTAIN ROAD  
HALF MOON BAY

REV	AMENDMENT	DATE	BY
4	FPATH FLATTENED FOR BIN AREA	09/05/2024	LP
3	S92 REVISIONS - 87 DWELLINGS	26/03/2024	LP
2	S92 REVISIONS - 88 LOTS	05/02/2024	LP
1	S92 REVISIONS	20/10/2023	LP

DRAWING STATUS:  
FINAL

ISSUE PURPOSE:  
RESOURCE CONSENT

DESIGN: SW  
DRAWN: LP  
CHECKED: RT  
DATE: 22/05/2023  
SCALE: 1:500 @ A3

DO NOT SCALE FROM DRAWINGS  
ORIGINAL SIZE:  
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DRAWING TITLE:  
LONGSECTION  
FOOTPATH

JOB No: 220571-1  
SHEET No: 312  
REV: 4

J:\220000\220571\_3 Pigeon Mountain Rd\CAO\WORKING DRAWINGS\Accessways\_230511 slope reverted to original.dwg, 9/05/2024 2:10:06 pm, DWG To PDF.pc3

CLIENT:

HND HMB LTD

JOB TITLE:

3 PIGEON MOUNTAIN ROAD  
HALF MOON BAY

NOTES:

REV	AMENDMENT	DATE	BY

DRAWING STATUS:

**FINAL**

ISSUE PURPOSE:

**RESOURCE CONSENT**

DESIGN: SW

DRAWN: LP

CHECKED: RT

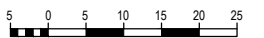
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SCALE: 1:500 @ A3

**DO NOT SCALE FROM DRAWINGS**

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ORIGINAL SIZE:



DRAWING TITLE:

ACCESSWAY CROSS-SECTIONS

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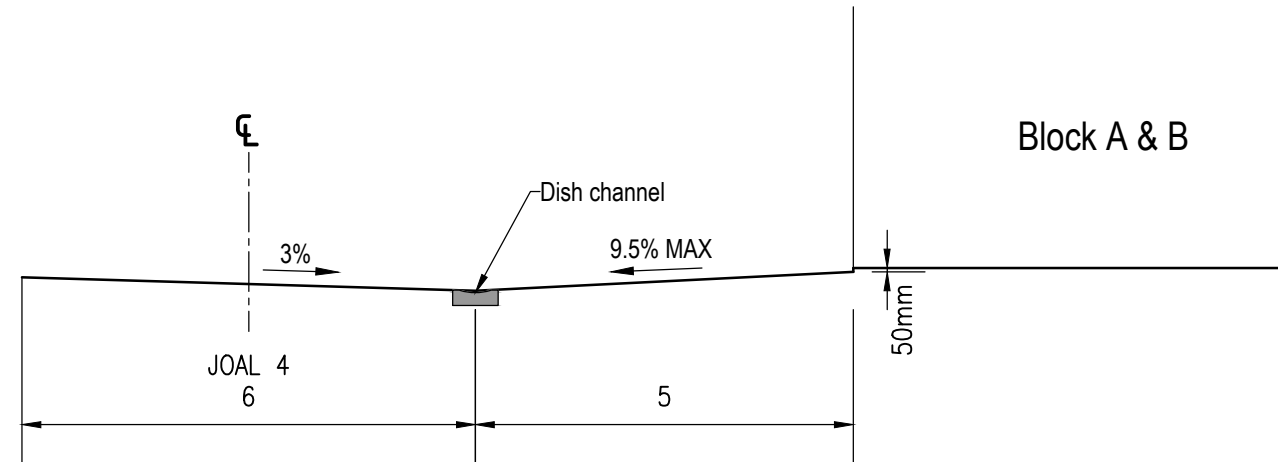
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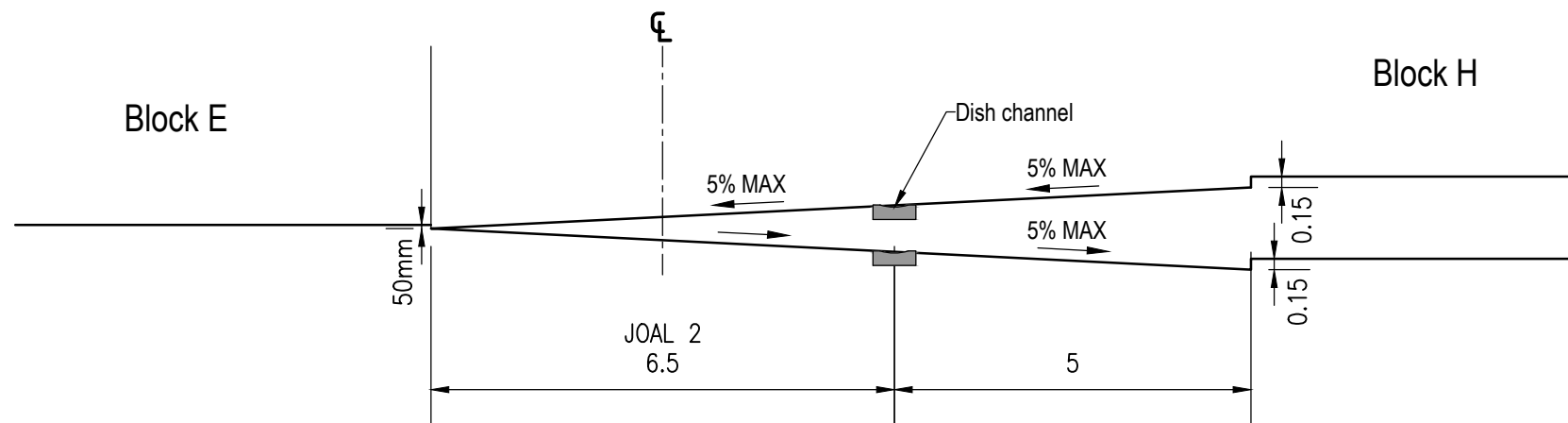
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REV:

-



BLOCK A & B



BLOCK E-H

CLIENT:

HND HMB LTD

JOB TITLE:

3 PIGEON MOUNTAIN ROAD  
 HALF MOON BAY

NOTES:

REV	AMENDMENT	DATE	BY
2	S92 REVISIONS - 87 DWELLINGS	26/03/2024	LP
1	S92 REVISIONS - 88 LOTS	05/02/2024	LP

DRAWING STATUS:

**FINAL**

ISSUE PURPOSE:

**RESOURCE CONSENT**

DESIGN: SW

DRAWN: LP

CHECKED: RT

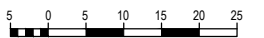
DATE: 22/05/2023

SCALE: 1:500 @ A3

**DO NOT SCALE FROM DRAWINGS**

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ORIGINAL SIZE:



DRAWING TITLE:

**ACCESSWAY CROSS-SECTIONS**

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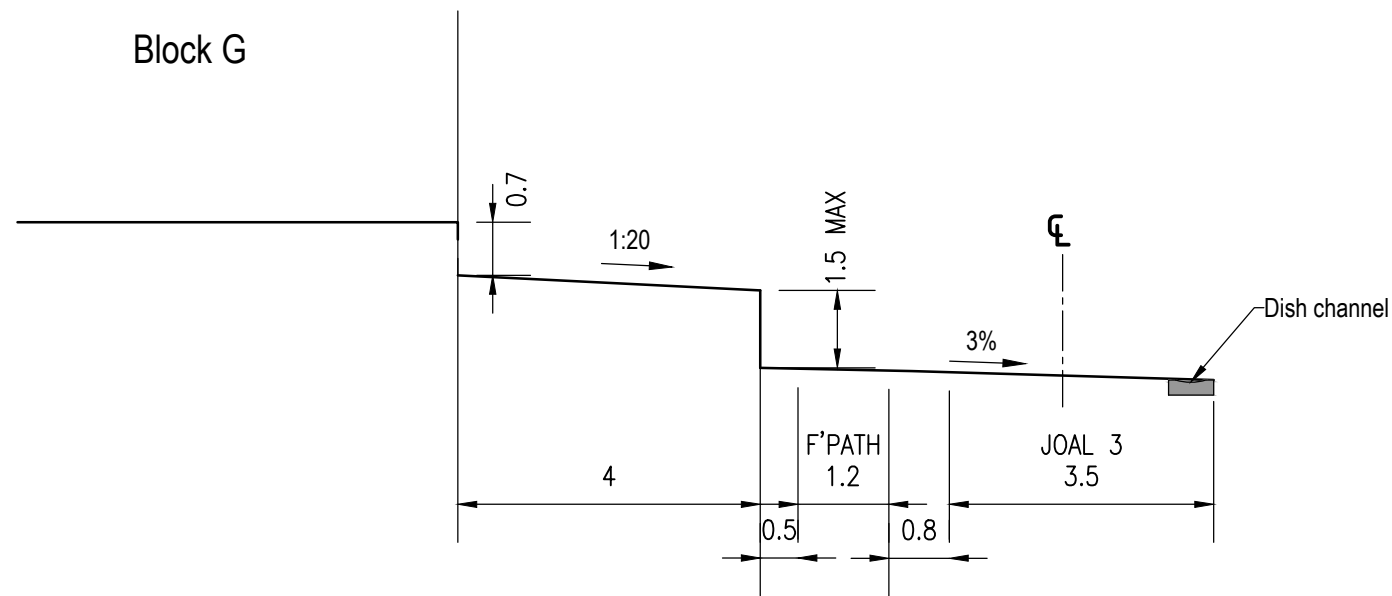
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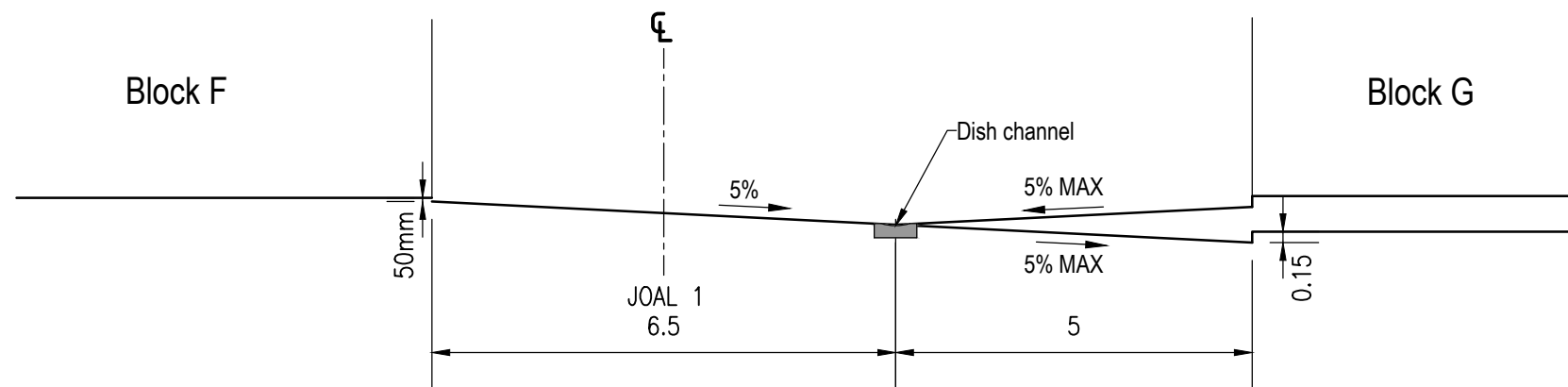
314

REV:

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**BLOCK G**



**BLOCK F-G**

CLIENT:

HND HMB LTD

JOB TITLE:

3 PIGEON MOUNTAIN ROAD  
HALF MOON BAY

NOTES:

REV	AMENDMENT	DATE	BY
2	S92 REVISIONS - 87 DWELLINGS	26/03/2024	LP
1	S92 REVISIONS - 88 LOTS	05/02/2024	LP

DRAWING STATUS:

**FINAL**

ISSUE PURPOSE:

**RESOURCE CONSENT**

DESIGN: SW

DRAWN: LP

CHECKED: RT

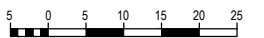
DATE: 22/05/2023

SCALE: 1:500 @ A3

**DO NOT SCALE FROM DRAWINGS**

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ORIGINAL SIZE:



DRAWING TITLE:

**ACCESSWAY CROSS-SECTIONS**

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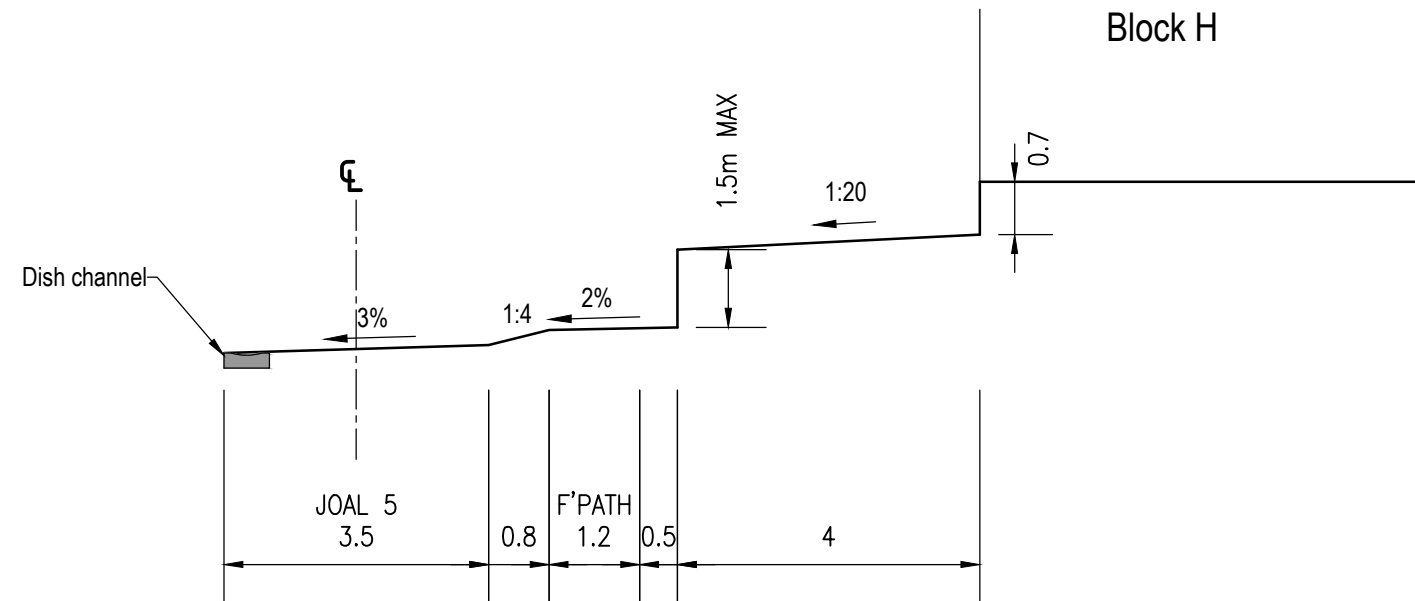
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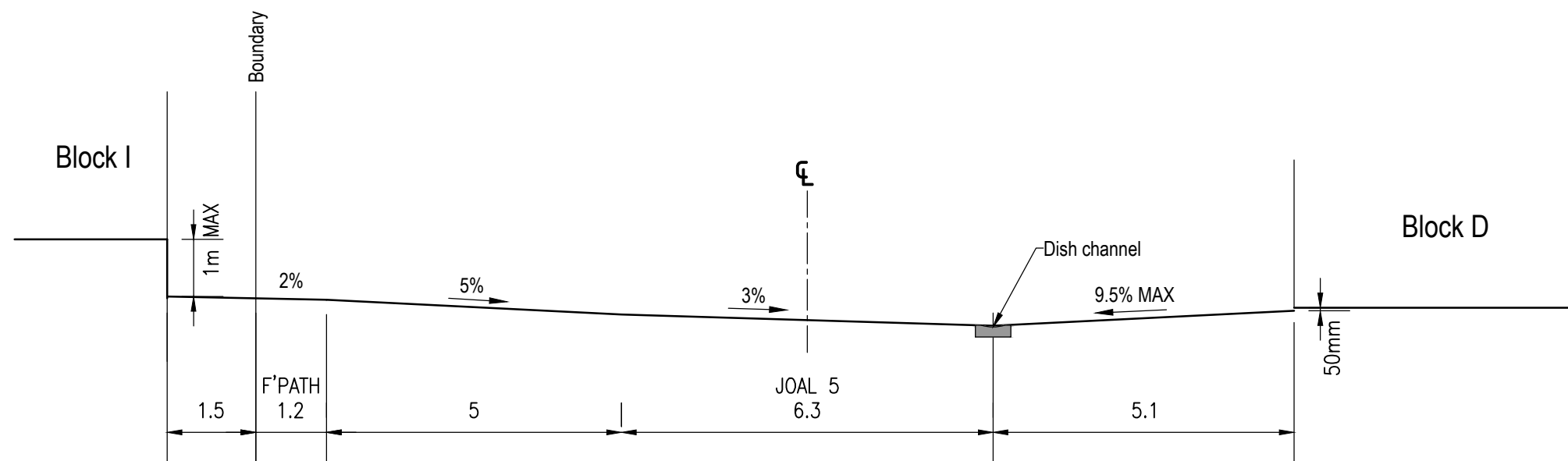
315

REV:

2



**BLOCK H**



**BLOCK I-D**

CLIENT:

HND HMB LTD

JOB TITLE:

3 PIGEON MOUNTAIN ROAD  
HALF MOON BAY

NOTES:

REV	AMENDMENT	DATE	BY
2	S92 REVISIONS - 87 DWELLINGS	26/03/2024	LP
1	S92 REVISIONS - 88 LOTS	05/02/2024	LP

DRAWING STATUS:

**FINAL**

ISSUE PURPOSE:

**RESOURCE CONSENT**

DESIGN: SW

DRAWN: LP

CHECKED: RT

DATE: 20/10/2023

SCALE: AS SHOWN @ A3

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ORIGINAL SIZE:



DRAWING TITLE:

PARKING SPACES LONGSECTIONS

JOB No:

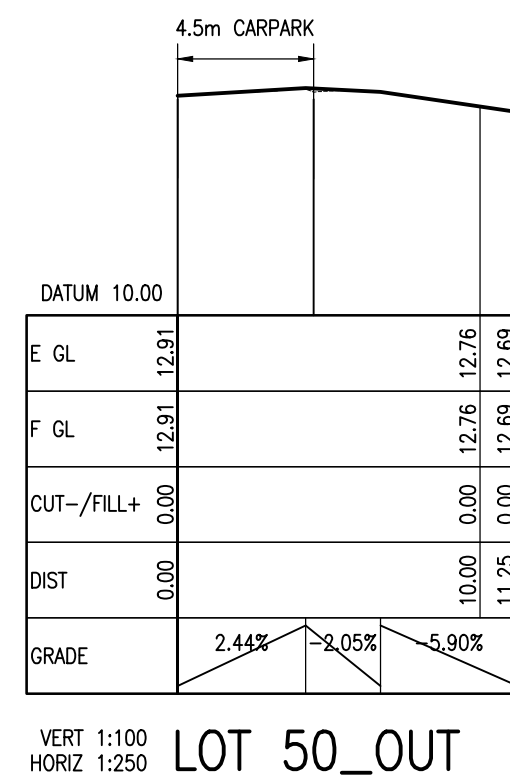
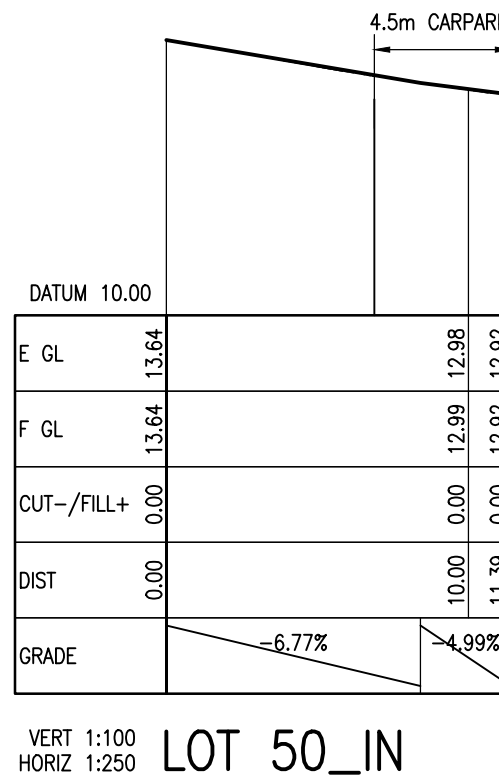
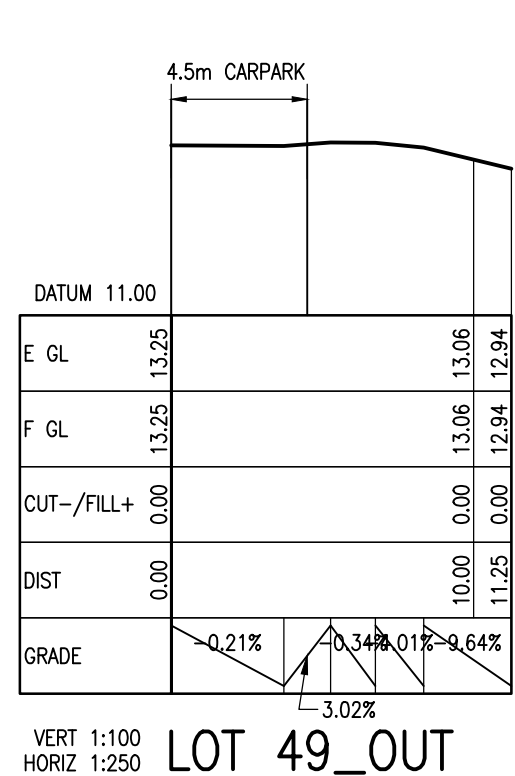
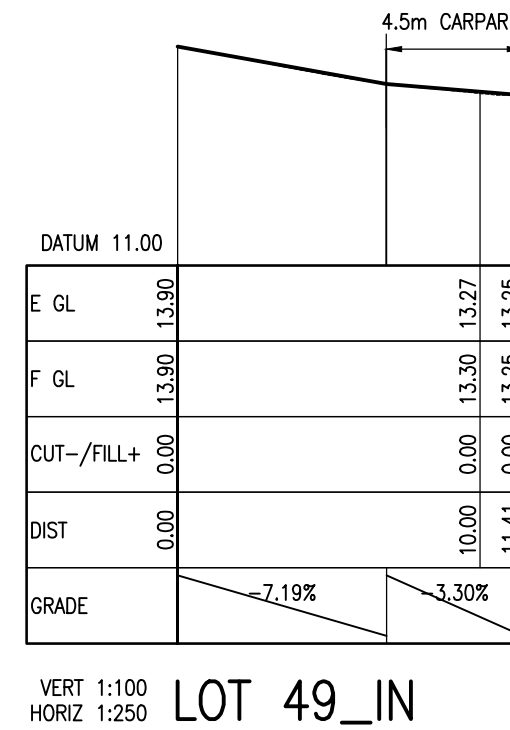
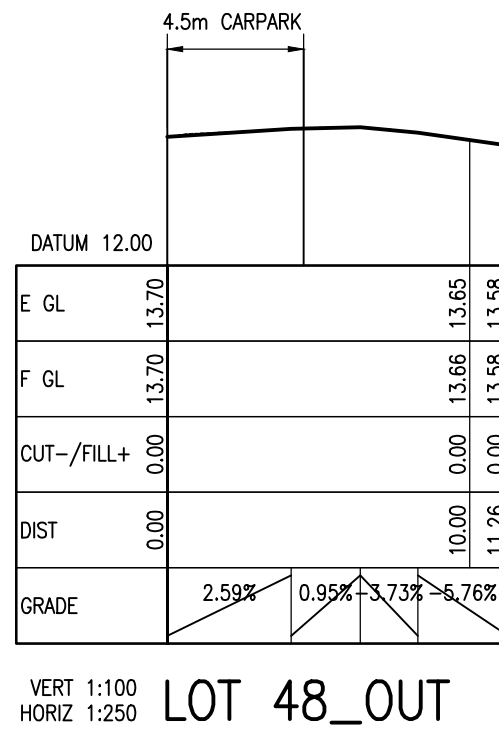
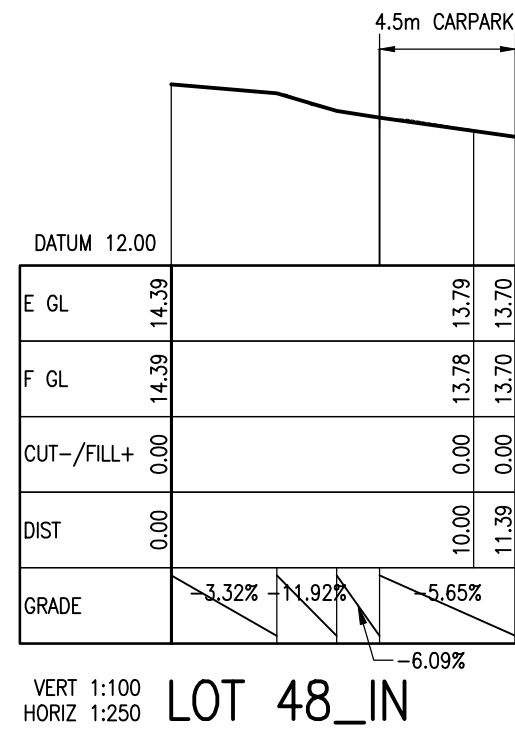
220571-1

SHEET No:

316

REV:

2



CLIENT:

HND HMB LTD

JOB TITLE:

3 PIGEON MOUNTAIN ROAD  
HALF MOON BAY

NOTES:

2	S92 REVISIONS - 87 DWELLINGS	26/03/2024	LP
1	S92 REVISIONS - 88 LOTS	05/02/2024	LP
REV	AMENDMENT	DATE	BY

DRAWING STATUS:

**FINAL**

ISSUE PURPOSE:

**RESOURCE CONSENT**

DESIGN: SW

DRAWN: LP

CHECKED: RT

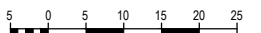
DATE: 20/10/2023

SCALE: AS SHOWN @ A3

**DO NOT SCALE FROM DRAWINGS**

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ORIGINAL SIZE:



DRAWING TITLE:

**GARAGE LONGSECTIONS**

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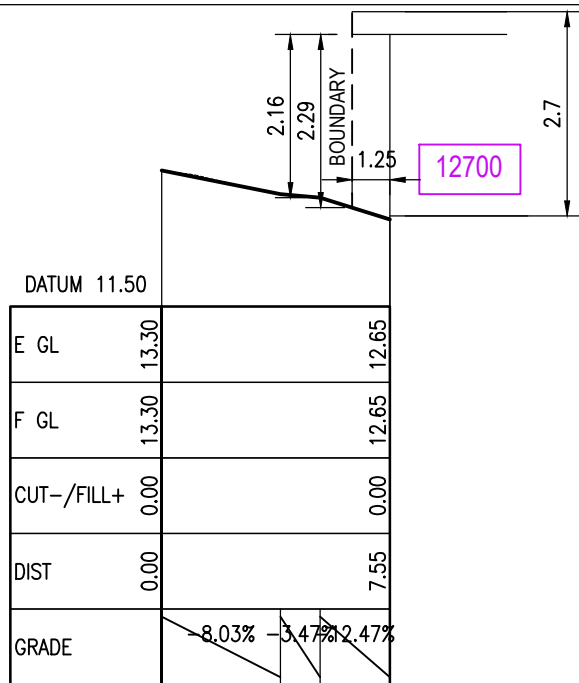
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SHEET No:

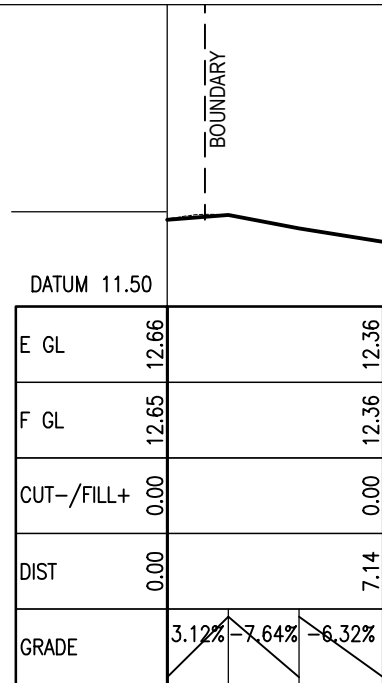
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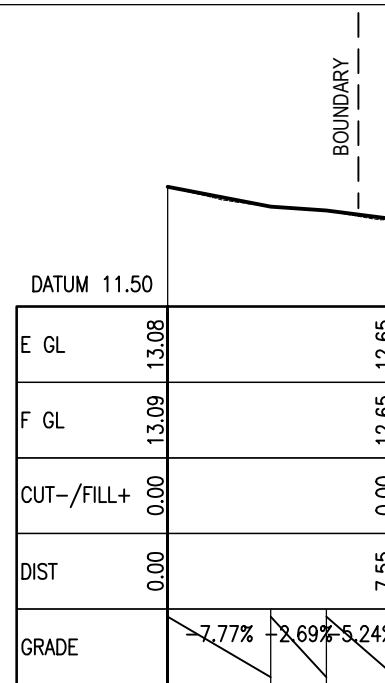
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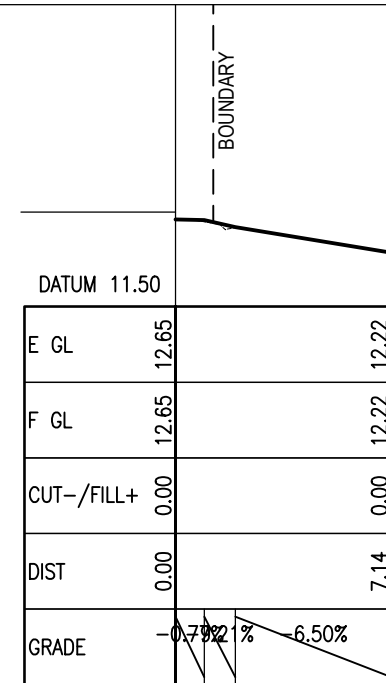
VERT 1:200  
HORIZ 1:500 **LOT 32\_1**



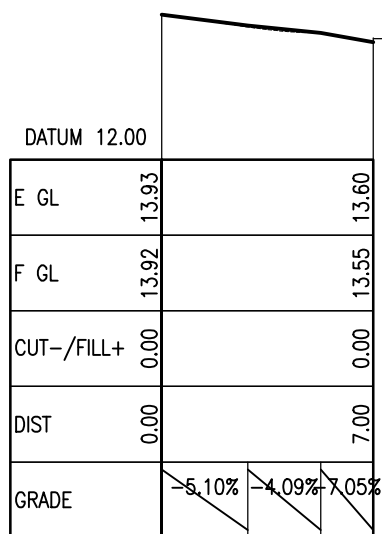
VERT 1:200  
HORIZ 1:500 **LOT 32\_2**



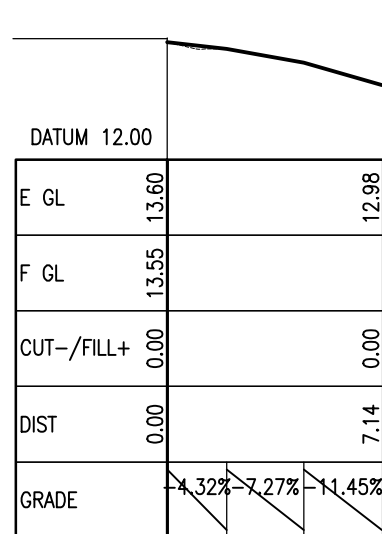
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HORIZ 1:500 **LOT 32\_3**



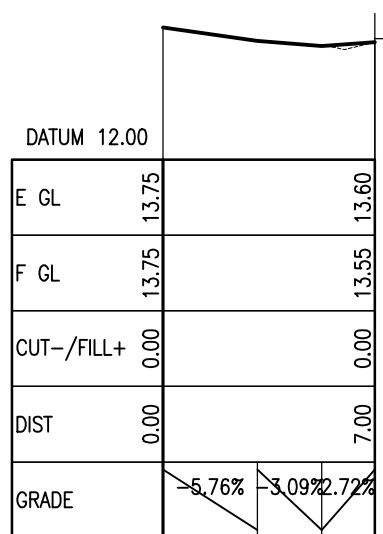
VERT 1:200  
HORIZ 1:500 **LOT 32\_4**



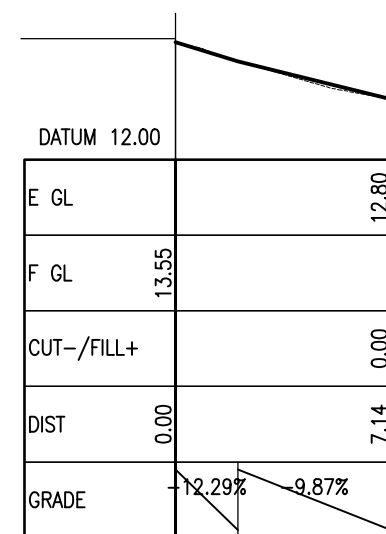
VERT 1:200  
HORIZ 1:500 **LOT 33\_1**



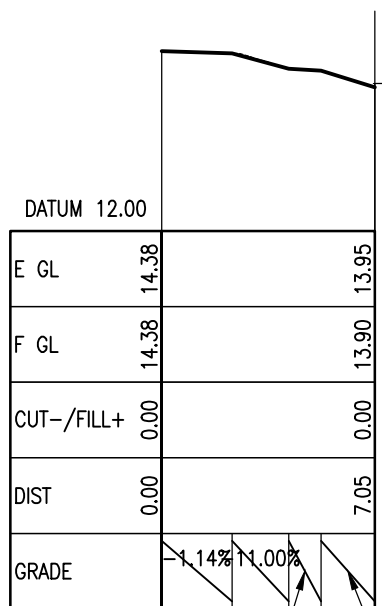
VERT 1:200  
HORIZ 1:500 **LOT 33\_2**



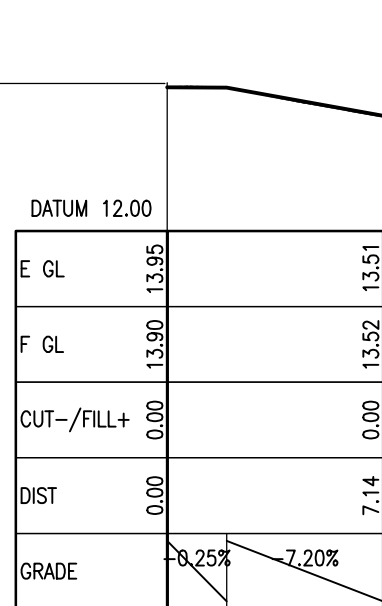
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HORIZ 1:500 **LOT 33\_3**



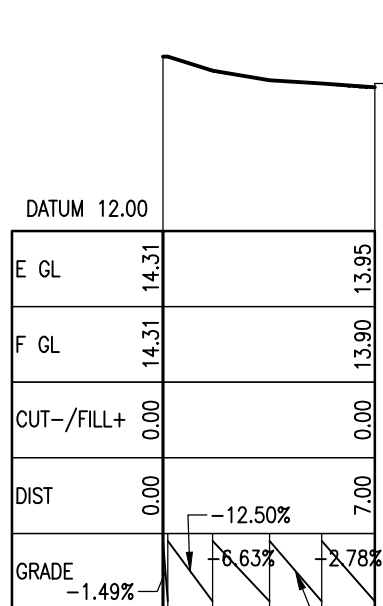
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HORIZ 1:500 **LOT 33\_4**



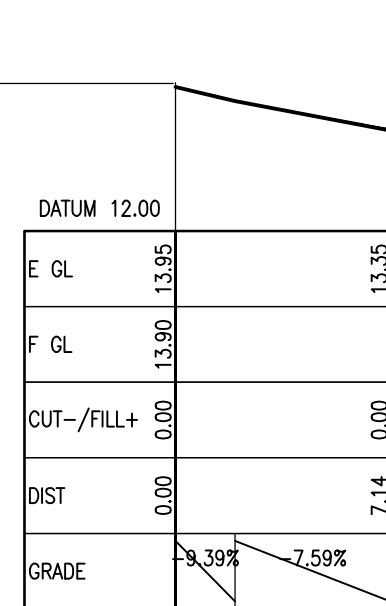
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HORIZ 1:500 **LOT 34\_1**



VERT 1:200  
HORIZ 1:500 **LOT 34\_2**



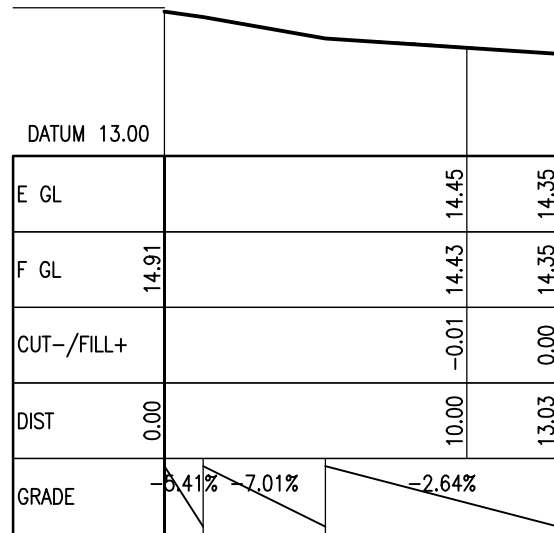
VERT 1:200  
HORIZ 1:500 **LOT 34\_3**



VERT 1:200  
HORIZ 1:500 **LOT 34\_4**

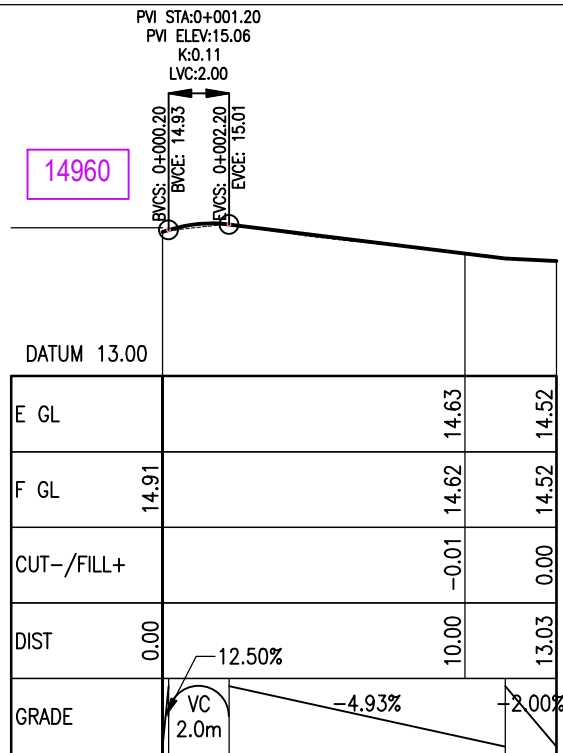


14960



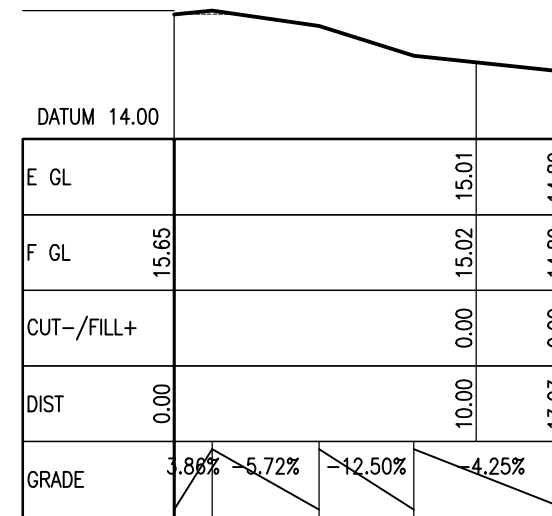
VERT 1:200  
HORIZ 1:500 LOT 35\_IN

14960

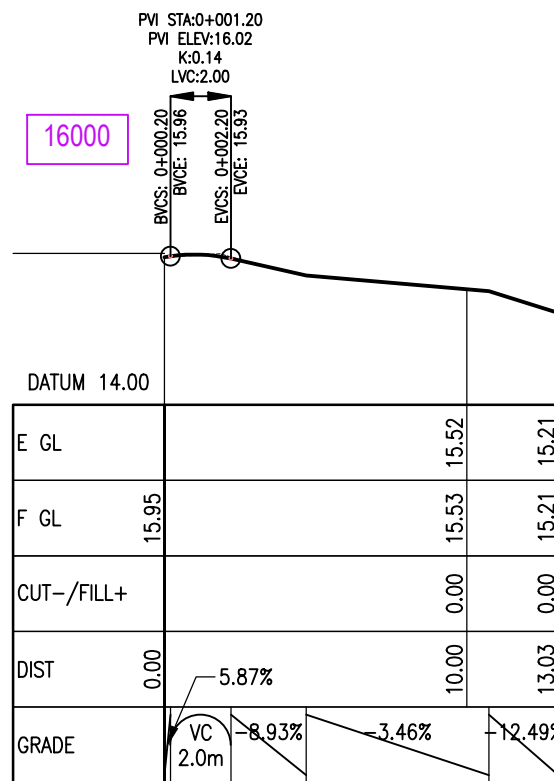


VERT 1:200  
HORIZ 1:500 LOT 36\_IN

15700

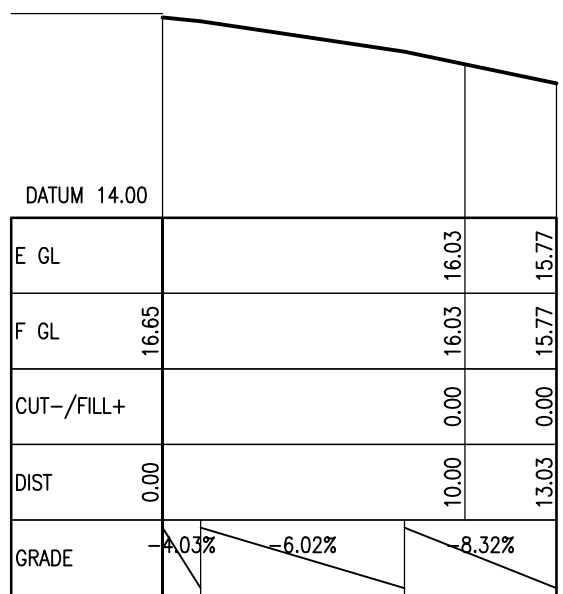


VERT 1:200  
HORIZ 1:500 LOT 37\_IN



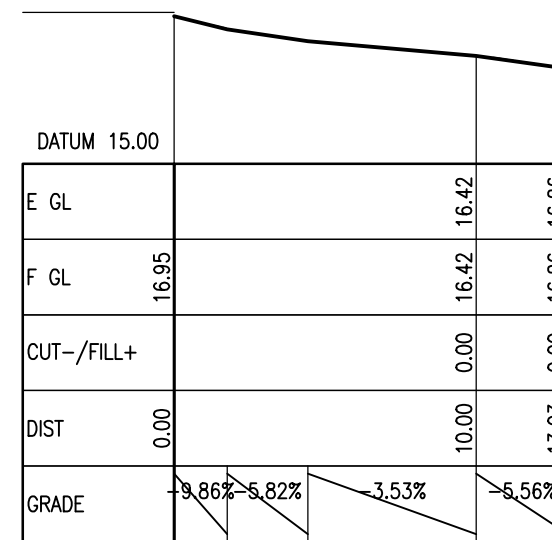
VERT 1:200  
HORIZ 1:500 LOT 38\_IN

16700



VERT 1:200  
HORIZ 1:500 LOT 39\_IN

17000



VERT 1:200  
HORIZ 1:500 LOT 40\_IN

CLIENT:  
HND HMB LTD

JOB TITLE:  
3 PIGEON MOUNTAIN ROAD  
HALF MOON BAY

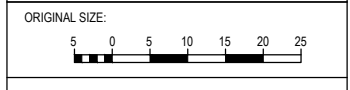
NOTES:

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1	S92 REVISIONS - 88 LOTS	05/02/2023	LP
REV	AMENDMENT	DATE	BY

DRAWING STATUS:  
**FINAL**

ISSUE PURPOSE:  
**RESOURCE CONSENT**

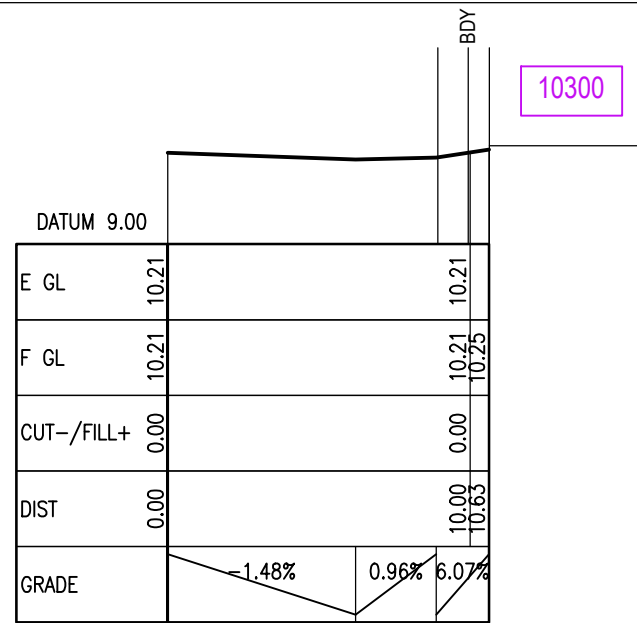
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DRAWN: LP  
CHECKED: RT  
DATE: 20/10/2023  
SCALE: AS SHOWN @ A3  
**DO NOT SCALE FROM DRAWINGS**  
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DRAWING TITLE:  
GARAGE LONGSECTIONS

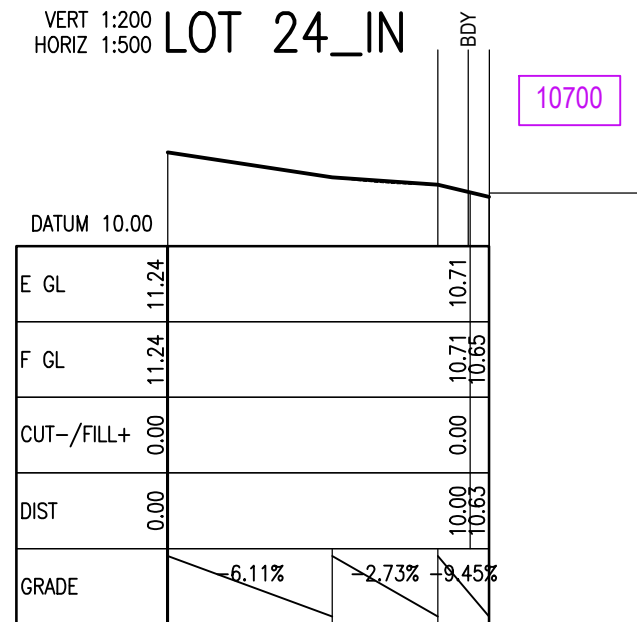
JOB No:	SHEET No:	REV:
220571-1	318	2

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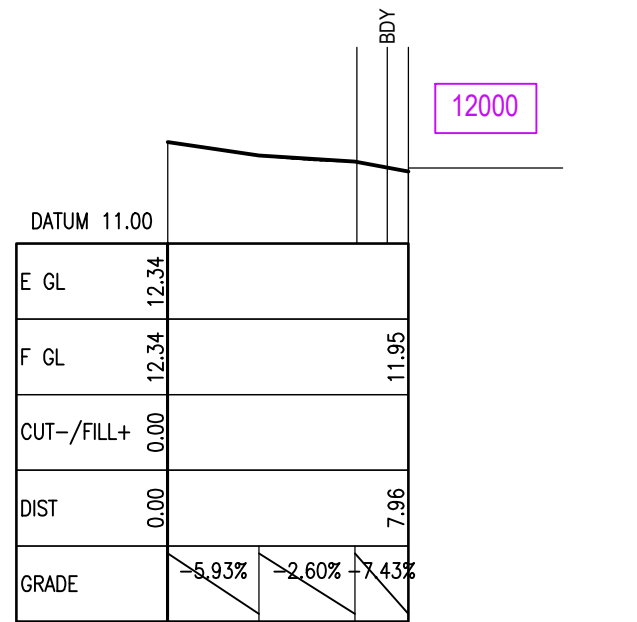
VERT 1:200  
HORIZ 1:500 LOT 24\_IN

10300



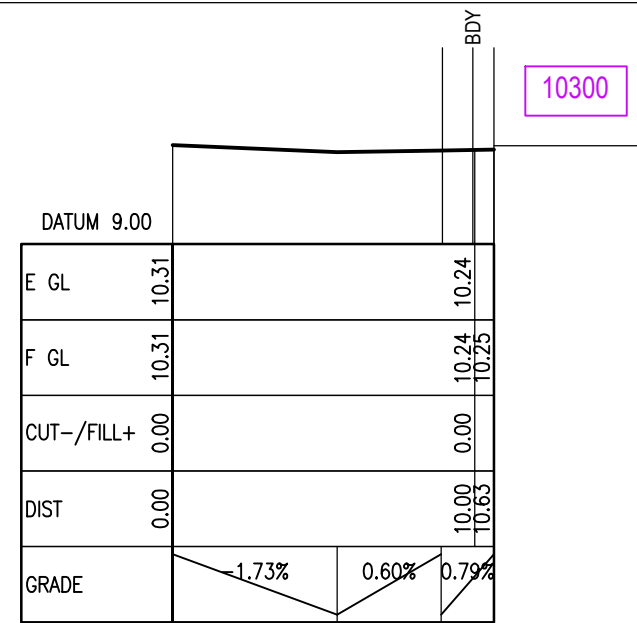
VERT 1:200  
HORIZ 1:500 LOT 27\_IN

10700



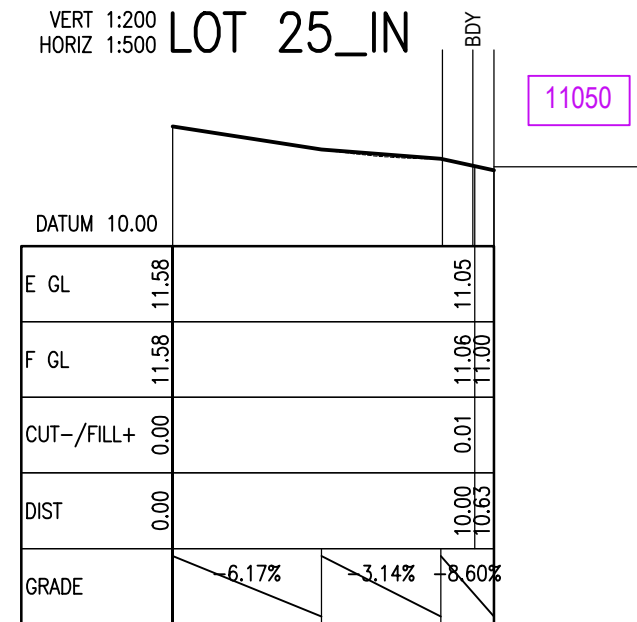
VERT 1:200  
HORIZ 1:500 LOT 30\_IN

12000



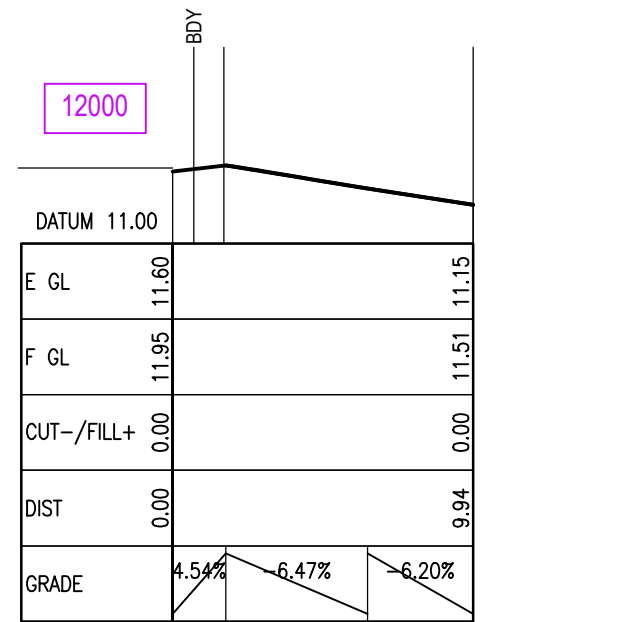
VERT 1:200  
HORIZ 1:500 LOT 25\_IN

10300



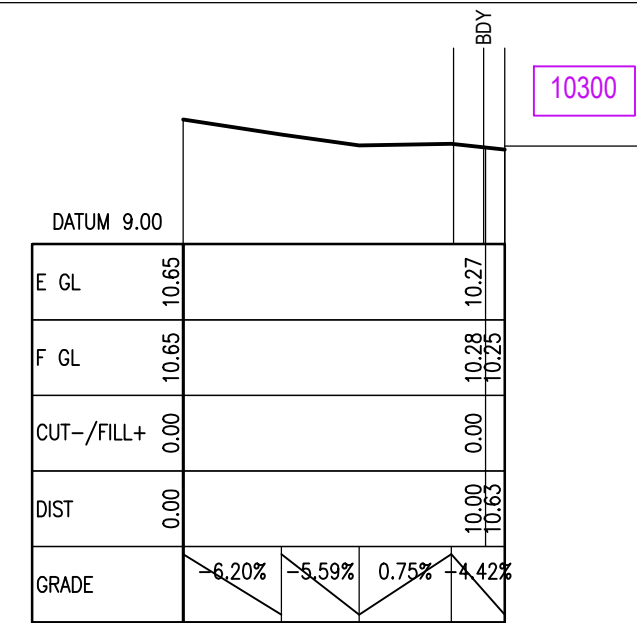
VERT 1:200  
HORIZ 1:500 LOT 28\_IN

11050



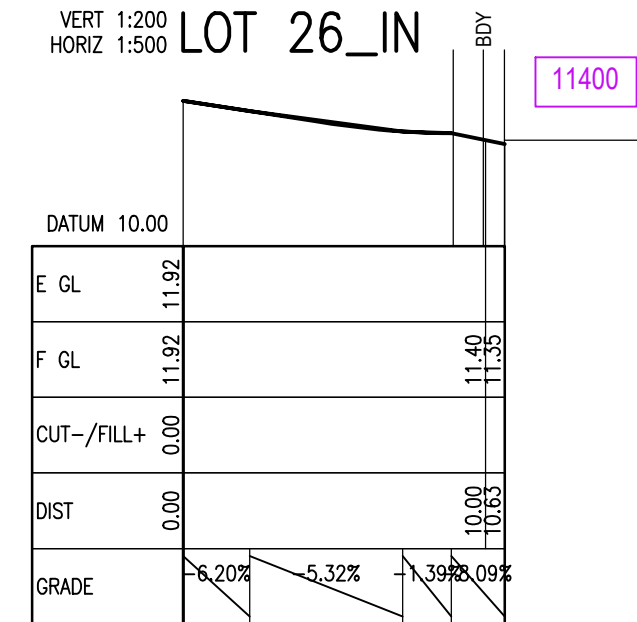
VERT 1:200  
HORIZ 1:500 LOT 30\_OUT

12000



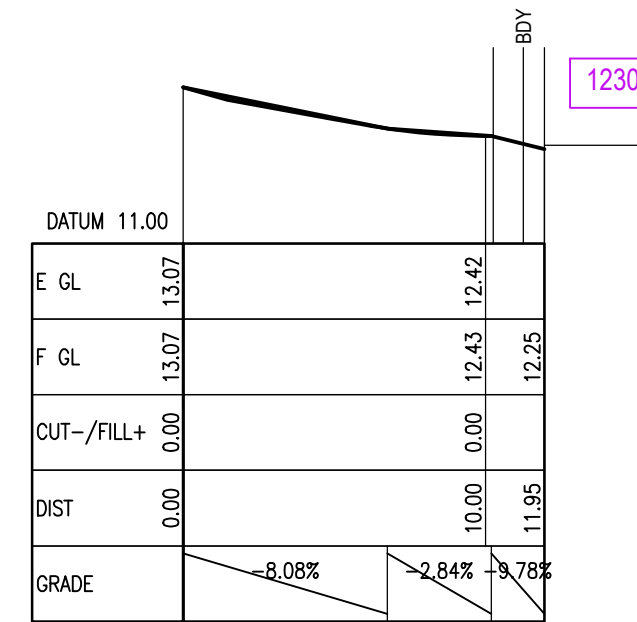
VERT 1:200  
HORIZ 1:500 LOT 26\_IN

10300



VERT 1:200  
HORIZ 1:500 LOT 29\_IN

11400



VERT 1:200  
HORIZ 1:500 LOT 31\_IN

12300



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TAKAPUNA BOTANY QUEENSTOWN

CLIENT:

HND HMB LTD

JOB TITLE:

3 PIGEON MOUNTAIN ROAD  
HALF MOON BAY

NOTES:

1	S92 REVISIONS - 88 LOTS	05/02/2023	LP
REV	AMENDMENT	DATE	BY

DRAWING STATUS:

FINAL

ISSUE PURPOSE:

RESOURCE CONSENT

DESIGN: SW

DRAWN: LP

CHECKED: RT

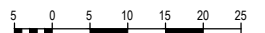
DATE: 20/10/2023

SCALE: AS SHOWN @ A3

DO NOT SCALE FROM DRAWINGS

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ORIGINAL SIZE:



DRAWING TITLE:

GARAGE LONGSECTIONS

JOB No:	SHEET No:	REV:
220571-1	319	1

CLIENT:

HND HMB LTD

JOB TITLE:

3 PIGEON MOUNTAIN ROAD  
HALF MOON BAY

NOTES:

1	CROSSING UPDATED TO VX0203	28/03/2024	LP
REV	AMENDMENT	DATE	BY

DRAWING STATUS:

**FINAL**

ISSUE PURPOSE:

**RESOURCE CONSENT**

DESIGN: SW

DRAWN: LP

CHECKED: RT

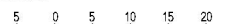
DATE: 22/05/2023

SCALE: NTS @ A3

**DO NOT SCALE FROM DRAWINGS**

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ORIGINAL SIZE:



DRAWING TITLE:

**STANDARD DETAILS**

JOB No:

220571-1

SHEET No:

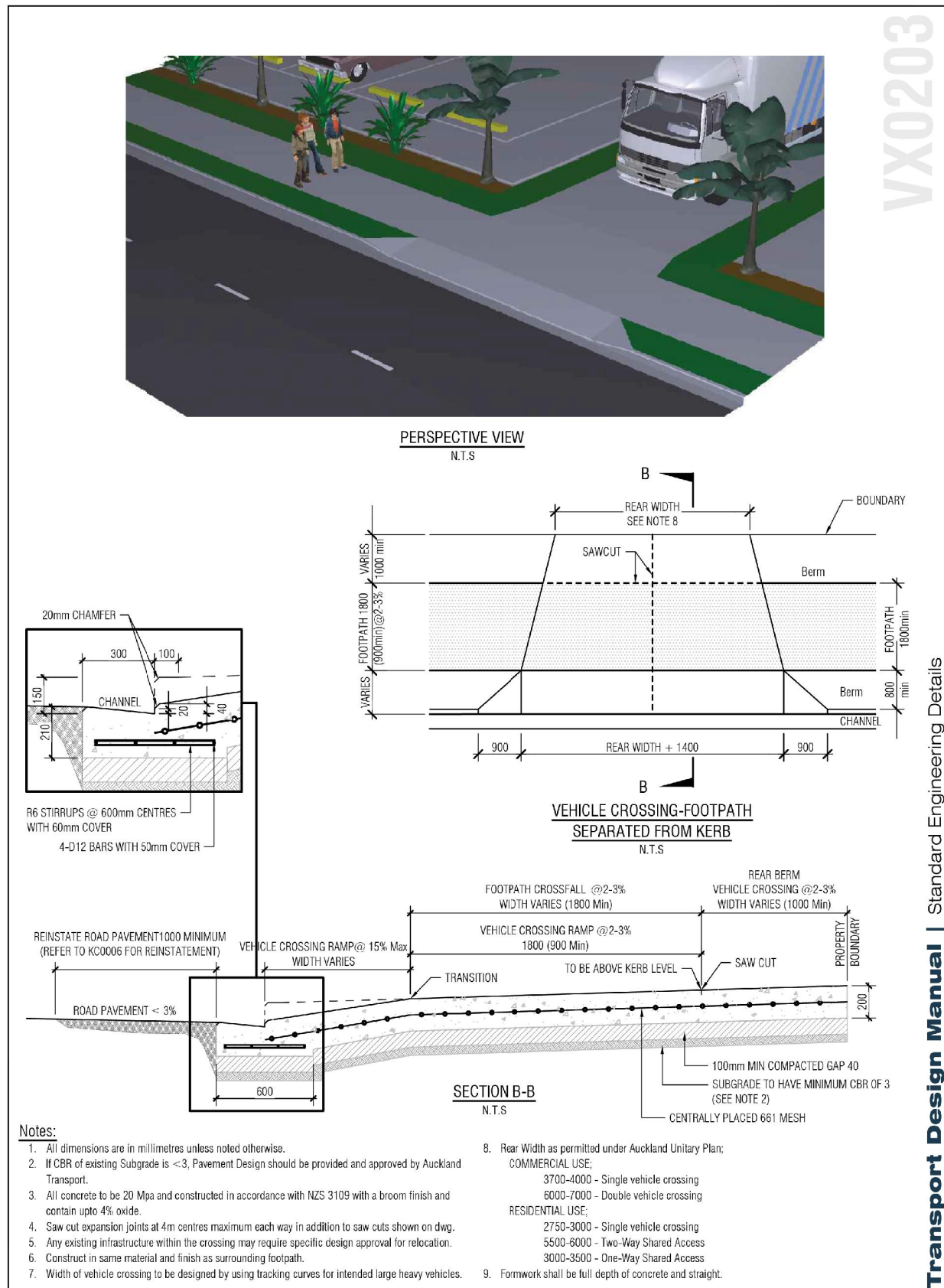
320

REV:

1

Auckland Council Guideline Document GD2022/12

Figure 1: Private ways standard detail



Transport Design Manual | Standard Engineering Details



**TDM TECHNICAL STANDARDS**  
Commercial Vehicle Crossing (Sheet 3 of 4)

Date:	11/04/2022
SED No.	<b>VX0203</b>
Version	<b>C</b>

PRIVATE WAY GUIDANCE DOCUMENT

**Notes:**

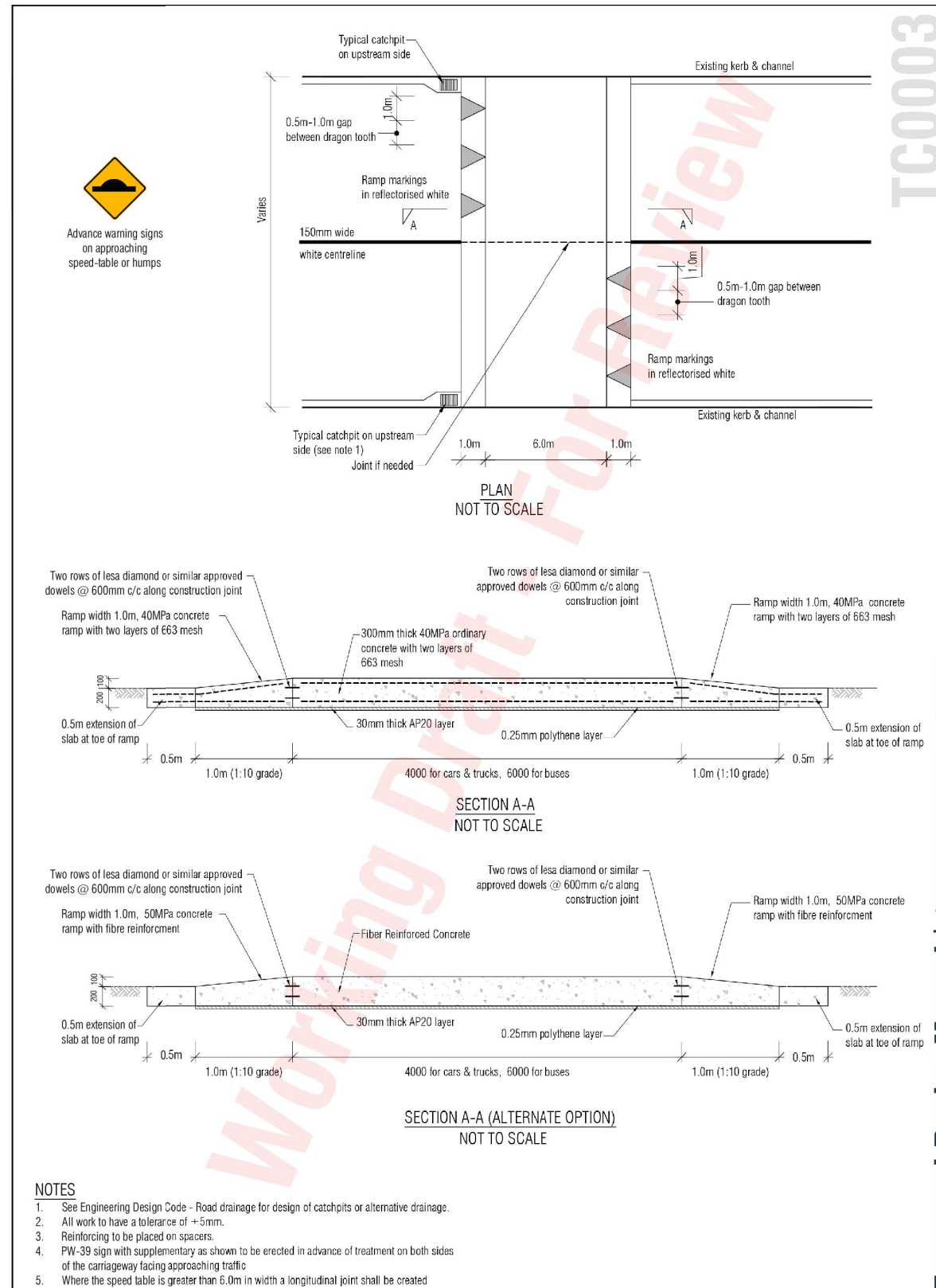
- The diagram and notes shall be read in conjunction with the Guideline Document GD2022/012
- Legal and formed widths shall be in accordance with the Unitary Plan or approved consent, refer to Table E.38.8.1.2.1
- Concrete construction is to be in accordance with NZS 3109 and NZS 3114
- NZS 3109 - Concrete construction
- NZS 3114 - Specification for concrete surface finishes
- All dimensions are in millimetres (unless otherwise specified)
- The Designer is required to confirm the CBR of the Subgrade:
  - For CBR > 3 (greater than 3)
    - For 2 to 9 lots, 150mm thick 20MPa concrete on 100mm depth of compacted GAP 40 basecourse required
    - For more than 4 lots, 665 Mesh centrally placed is required
    - For >= 10 lots, 175mm thick reinforced 20MPa concrete on 100mm depth of compacted basecourse
  - For CBR < 3 (less than 3), specific design is required
- Maximum grade 1 in 5
- An appropriately sized cesspit or other collection device is required for surface water runoff. The size and design is to be based on the catchment area and slope
- For expansion control joints, refer to section 4.2 of the Guideline Document GD2022/012
- Refer to standard AT kerb design as per section 2.9 of the Guideline Document GD2022/012
- Heavy vehicle access - refer to section 2.7 of the Guideline Document GD2022/012.

**AUCKLAND COUNCIL**  
PRIVATE WAYS STANDARD DETAIL  
FOR RESIDENTIAL DEVELOPMENTS SERVICING TWO OR MORE REAR SITES

REGULATORY ENGINEERING  
STANDARD DETAIL  
REVISION: 1  
REV DATE: 29/09/2022  
DWG FILE NAME: PRIVATE WAY TEMPLATE.DWG

ORIGINAL SCALE: N.T.S.  
SHEET: 1 OF 1  
POSITION No: GD12/001  
REV: 1

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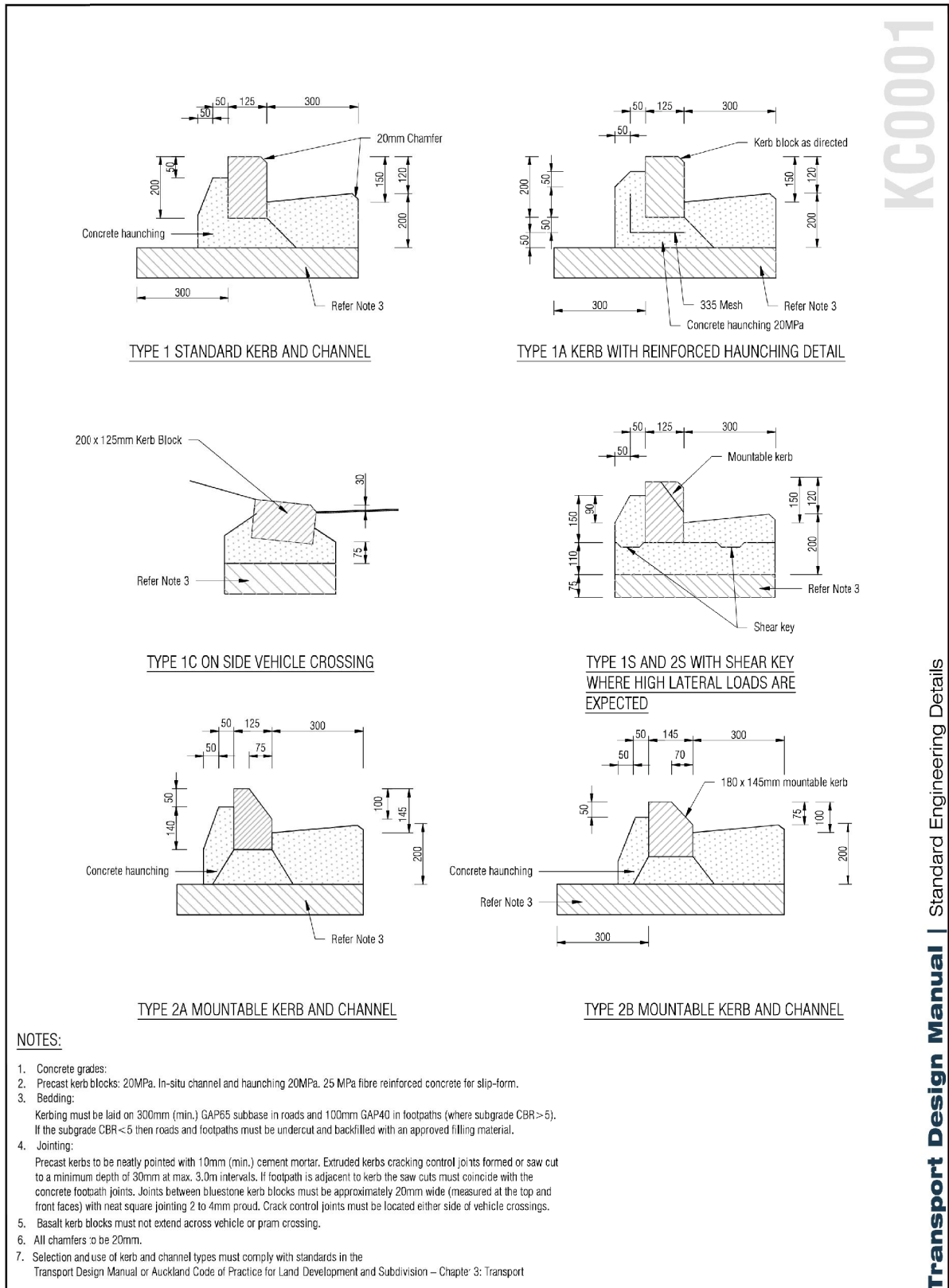
NOTES

- See Engineering Design Code - Road drainage for design of catchpits or alternative drainage.
- All work to have a tolerance of +5mm.
- Reinforcing to be placed on spacers.
- PW-39 sign with supplementary as shown to be erected in advance of treatment on both sides of the carriageway facing approaching traffic
- Where the speed table is greater than 6.0m in width a longitudinal joint shall be created

**Review 1**  
DATE: February 14, 2020

**TRANSPORT DESIGN MANUAL**  
Speed table with upstream catchpit

Date: **Document in Review**  
SED No. **TC0003** Version **A**



NOTES:

- Concrete grades:
- Precast kerb blocks: 20MPa. In-situ channel and haunching 20MPa. 25 MPa fibre reinforced concrete for slip-form.
- Bedding:  
Kerbing must be laid on 300mm (min.) GAP65 subbase in roads and 100mm GAP40 in footpaths (where subgrade CBR > 5). If the subgrade CBR < 5 then roads and footpaths must be undercut and backfilled with an approved filling material.
- Jointing:  
Precast kerbs to be neatly pointed with 10mm (min.) cement mortar. Extruded kerbs cracking control joints formed or saw cut to a minimum depth of 30mm at max. 3.0m intervals. If footpath is adjacent to kerb the saw cuts must coincide with the concrete footpath joints. Joints between bluestone kerb blocks must be approximately 20mm wide (measured at the top and front faces) with neat square jointing 2 to 4mm proud. Crack control joints must be located either side of vehicle crossings.
- Basalt kerb blocks must not extend across vehicle or pram crossing.
- All chamfers to be 20mm.
- Selection and use of kerb and channel types must comply with standards in the Transport Design Manual or Auckland Code of Practice for Land Development and Subdivision - Chapter 3: Transport

**TDM TECHNICAL STANDARDS**  
Kerb and channel - Type 1 - 2

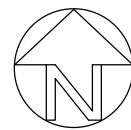
Date: 29/07/2022  
SED No. **KC0001** Version **B**

KC0001

Transport Design Manual | Standard Engineering Details

TC0003

Transport Design Manual | Standard Engineering Details



EXTG PUBLIC SWMH  
LL 8.49  
ILout 4.65  
ILin 5.55 (uPVC 300Ø)

PROP SWMH 1-1  
LL 9.27  
ILin 5.77 (300Ø SW1)  
ILout 5.72 (uPVC 300Ø)

- \* ALL DRAINAGE DOWNSTREAM OF THE SW FILTERS TO BE PUBLIC DRAINAGE.
- \* ALL DRAINAGE UPSTREAM OF THE SW FILTERS TO BE PRIVATE DRAINAGE.
- \* ALL PROPOSED STORMWATER MANHOLES TO BE 1050Ø RC WITH 600Ø HINGED LID (UNLESS OTHERWISE STATED)
- \* ALL PROPOSED CATCHPITS TO BE 675x450 CP'S WITH STORMWATER 360 ENVIROPOD (CONNECT TO NEAREST LOT CONNECTION)



CIVIL, STRUCTURAL AND FIRE ENGINEERS

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TEL: (09) 534 6523 www.aireys.co.nz

TAKAPUNA BOTANY QUEENSTOWN

CLIENT:

HND HMB LTD

JOB TITLE:

3 PIGEON MOUNTAIN ROAD  
HALF MOON BAY

NOTES:

8	CONC ENCASEMENT ADDED (LOT 2,17)	21/05/2024	LP
7	S92 - LOT 2, 15, 16 REV	09/05/2024	LP
6	LOT 2 BODY REVISION	09/04/2024	LP
5	LOT 15 & 16 FPATH ADDED	30/03/2024	LP
4	S92 REVISIONS - 87 DWELLINGS	26/03/2024	LP
3	S92 REVISIONS - 88 LOTS	05/02/2024	LP
2	S92 - SW DRAINAGE REVISED	20/10/2023	LP
1	SLOT DRAINS ADDED	07/06/2023	LP
REV	AMENDMENT	DATE	BY

DRAWING STATUS:

FINAL

ISSUE PURPOSE:

RESOURCE CONSENT

DESIGN: SW

DRAWN: LP

CHECKED: RT

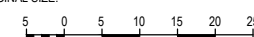
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DO NOT SCALE FROM DRAWINGS

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ORIGINAL SIZE:



DRAWING TITLE:

SITE PLAN  
STORMWATER

JOB No:

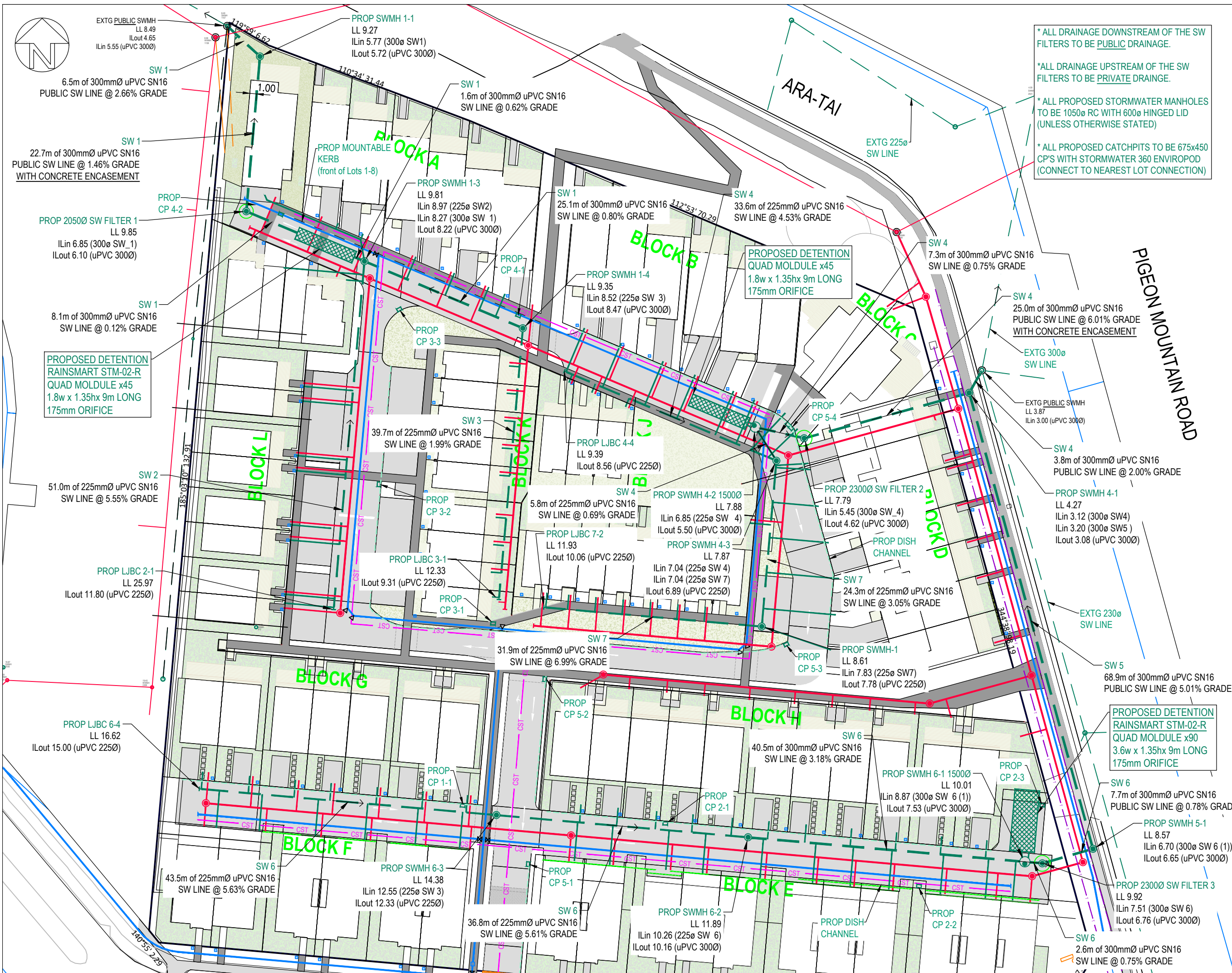
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SHEET No:

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REV:

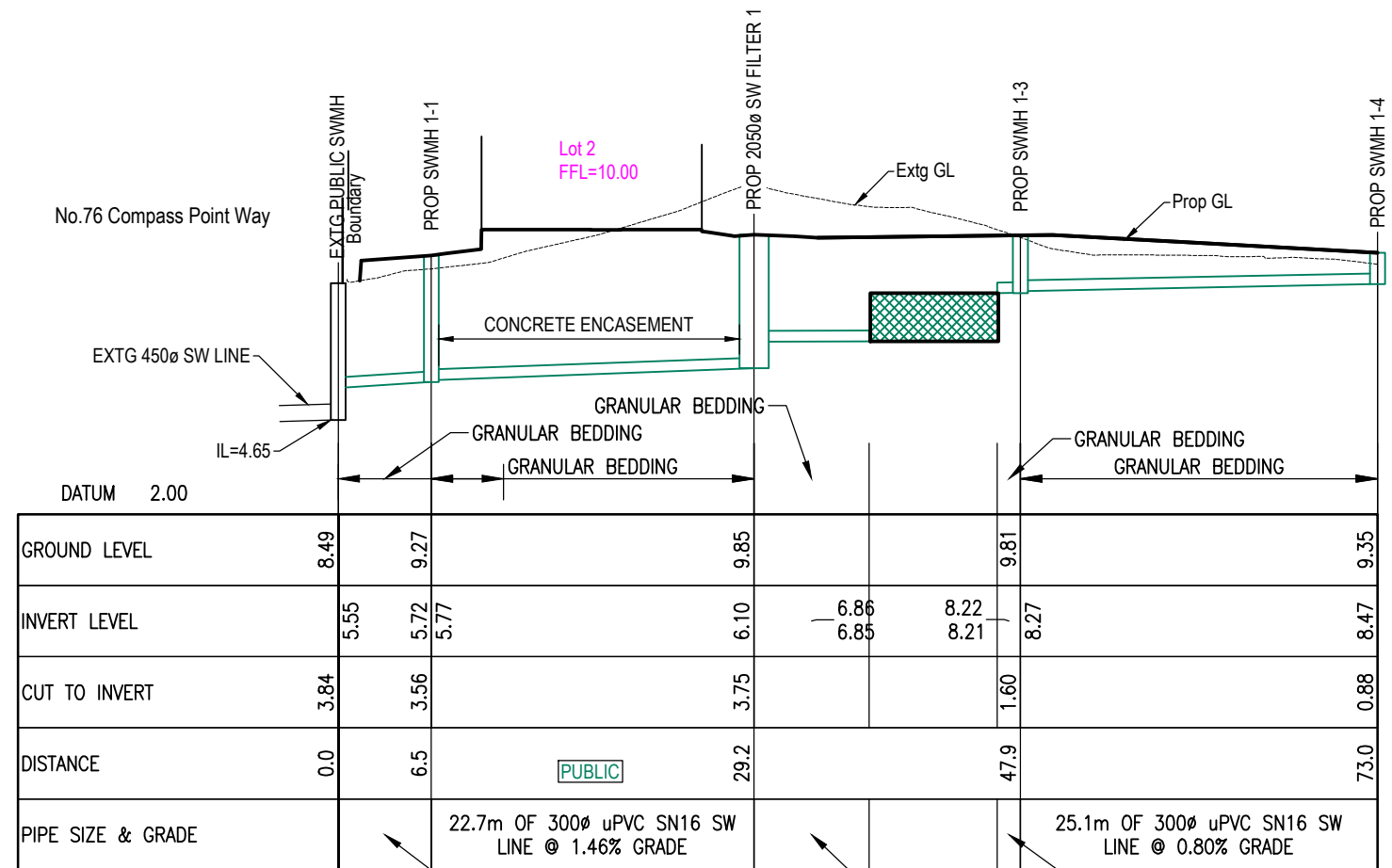
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\*ALL PROPOSED STORMWATER MANHOLES TO BE 1050 $\phi$  RC WITH 600 $\phi$  HINGED LID

\*HARDFILL BACKFILL UNDER PROPOSED ACCESSWAYS & DWELLINGS



### SW 1 LONGSECTION

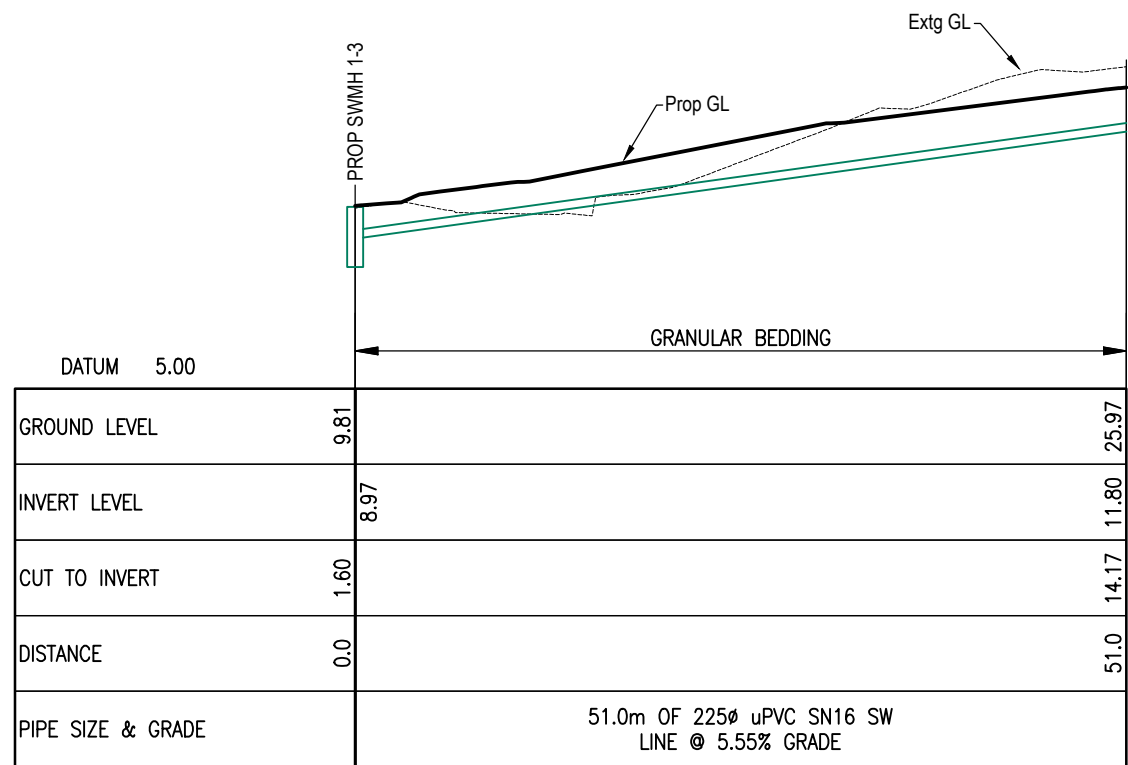
VERT 1:200  
HORIZ 1:500

6.5m OF 300 $\phi$  uPVC SN16 SW LINE @ 2.66% GRADE

PUBLIC

1.6m OF 300 $\phi$  uPVC SN16 SW LINE @ 0.62% GRADE

8.1m OF 300 $\phi$  uPVC SN16 SW LINE @ 0.12% GRADE



### SW 2 LONGSECTION

VERT 1:200  
HORIZ 1:500



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TAKAPUNA BOTANY QUEENSTOWN

CLIENT:

HND HMB LTD

JOB TITLE:

3 PIGEON MOUNTAIN ROAD  
HALF MOON BAY

NOTES:

4	CONCRETE ENCASEMENT ADDED	21/05/2024	LP
3	S92 REVISIONS - 87 DWELLINGS	26/03/2024	LP
2	S92 REVISIONS - 88 LOTS	05/02/2024	LP
1	S92 - SW DRAINAGE REVISED	20/10/2023	LP
REV	AMENDMENT	DATE	BY

DRAWING STATUS:

FINAL

ISSUE PURPOSE:

RESOURCE CONSENT

DESIGN: SW

DRAWN: LP

CHECKED: RT

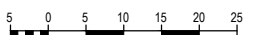
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ORIGINAL SIZE:



DRAWING TITLE:

STORMWATER LONGSECTIONS

JOB No:

220571-1

SHEET No:

410

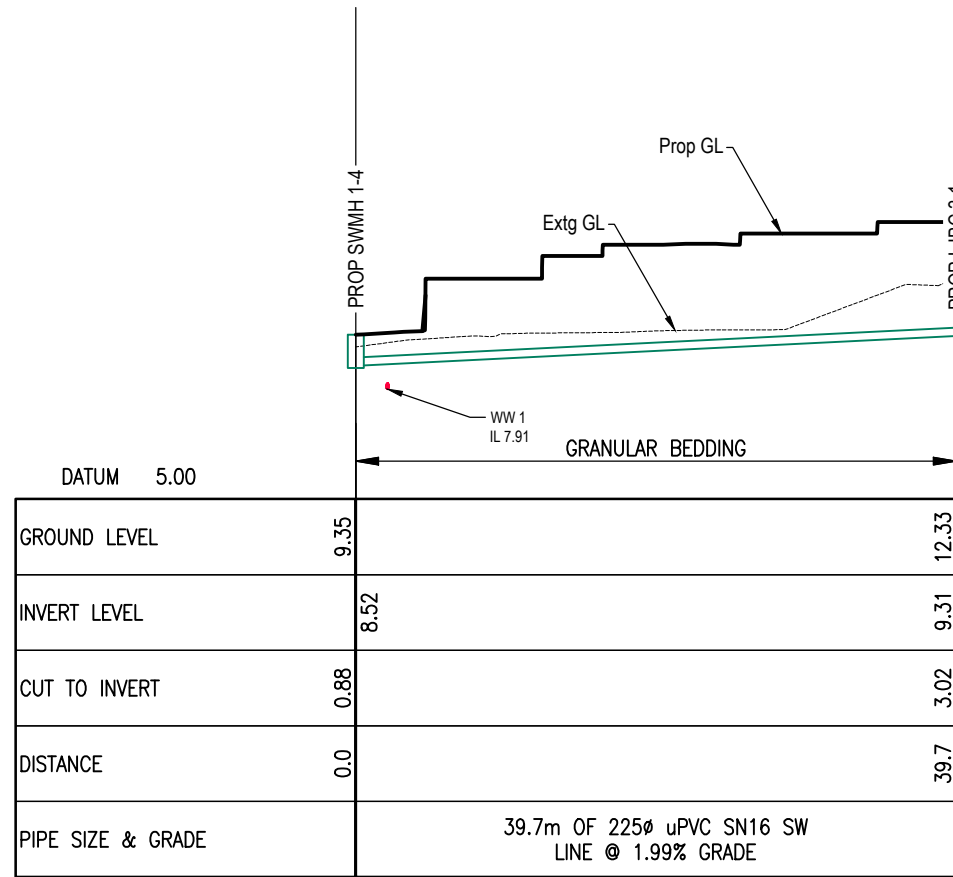
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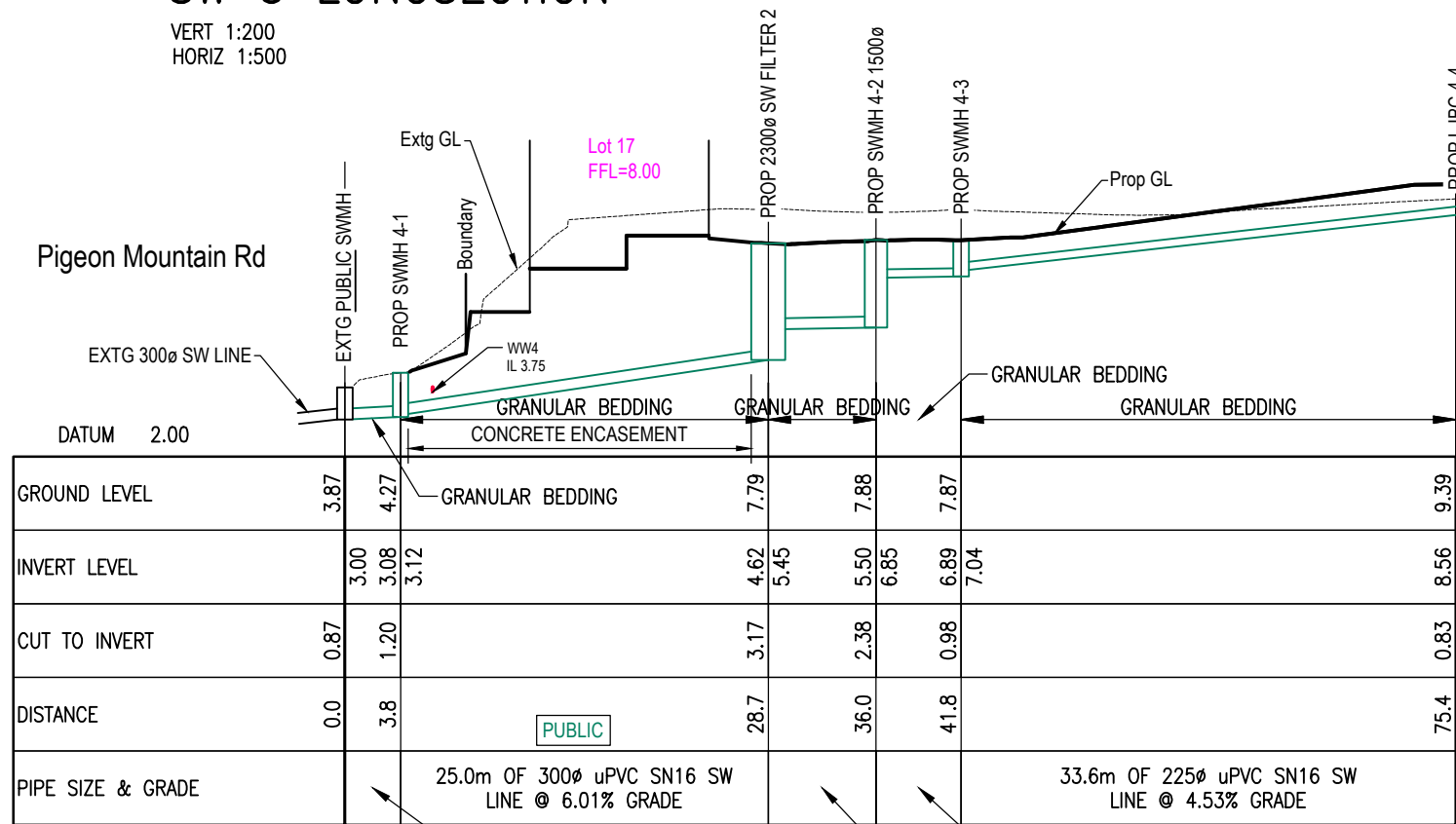
\*ALL PROPOSED STORMWATER MANHOLES TO BE 1050 $\phi$  RC WITH 600 $\phi$  HINGED LID

\*HARDFILL BACKFILL UNDER PROPOSED ACCESSWAYS & DWELLINGS



### SW 3 LONGSECTION

VERT 1:200  
HORIZ 1:500



### SW 4 LONGSECTION

VERT 1:200  
HORIZ 1:500

3.8m OF 300 $\phi$  uPVC SN16 SW LINE @ 2.00% GRADE

5.8m OF 225 $\phi$  uPVC SN16 SW LINE @ 0.69% GRADE

7.3m OF 300 $\phi$  uPVC SN16 SW LINE @ 0.75% GRADE



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JOB TITLE:

3 PIGEON MOUNTAIN ROAD  
HALF MOON BAY

NOTES:

3	CONC ENCASEMENT ADDED	21/05/2024	LP
2	S92 REVISIONS - 87 DWELLINGS	26/03/2024	LP
1	S92 - SW DRAINAGE REVISED	20/10/2023	LP
REV	AMENDMENT	DATE	BY

DRAWING STATUS:

FINAL

ISSUE PURPOSE:

RESOURCE CONSENT

DESIGN: SW

DRAWN: LP

CHECKED: RT

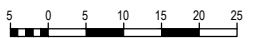
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DRAWING TITLE:

STORMWATER LONGSECTIONS

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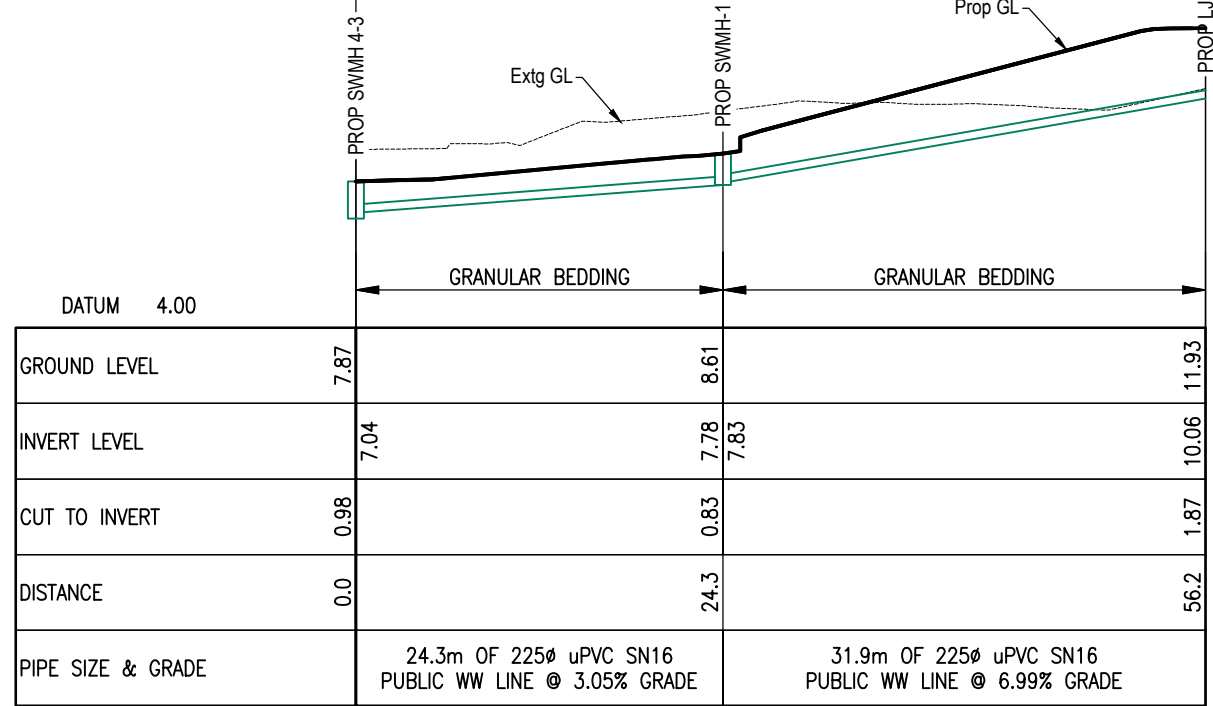
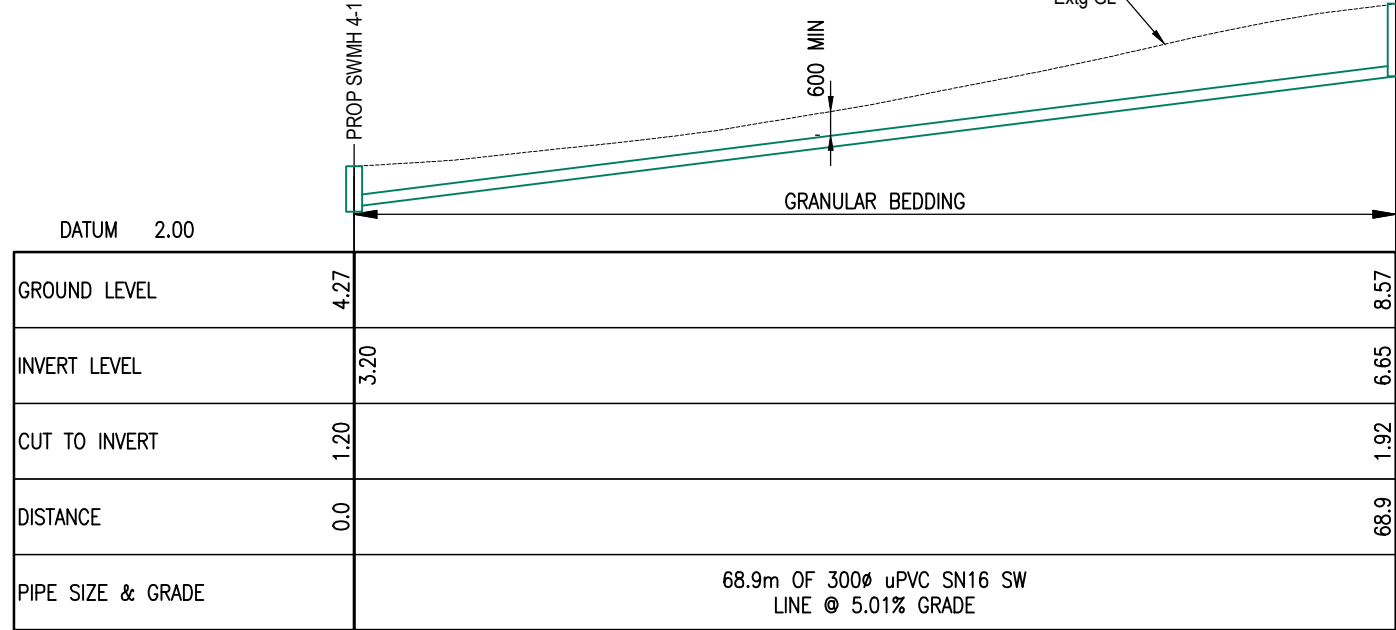
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\*ALL PROPOSED STORMWATER MANHOLES TO BE 1050 $\phi$  RC WITH 600 $\phi$  HINGED LID  
 \*HARDFILL BACKFILL UNDER PROPOSED ACCESSWAYS & DWELLINGS

Pigeon Mountain Rd berm

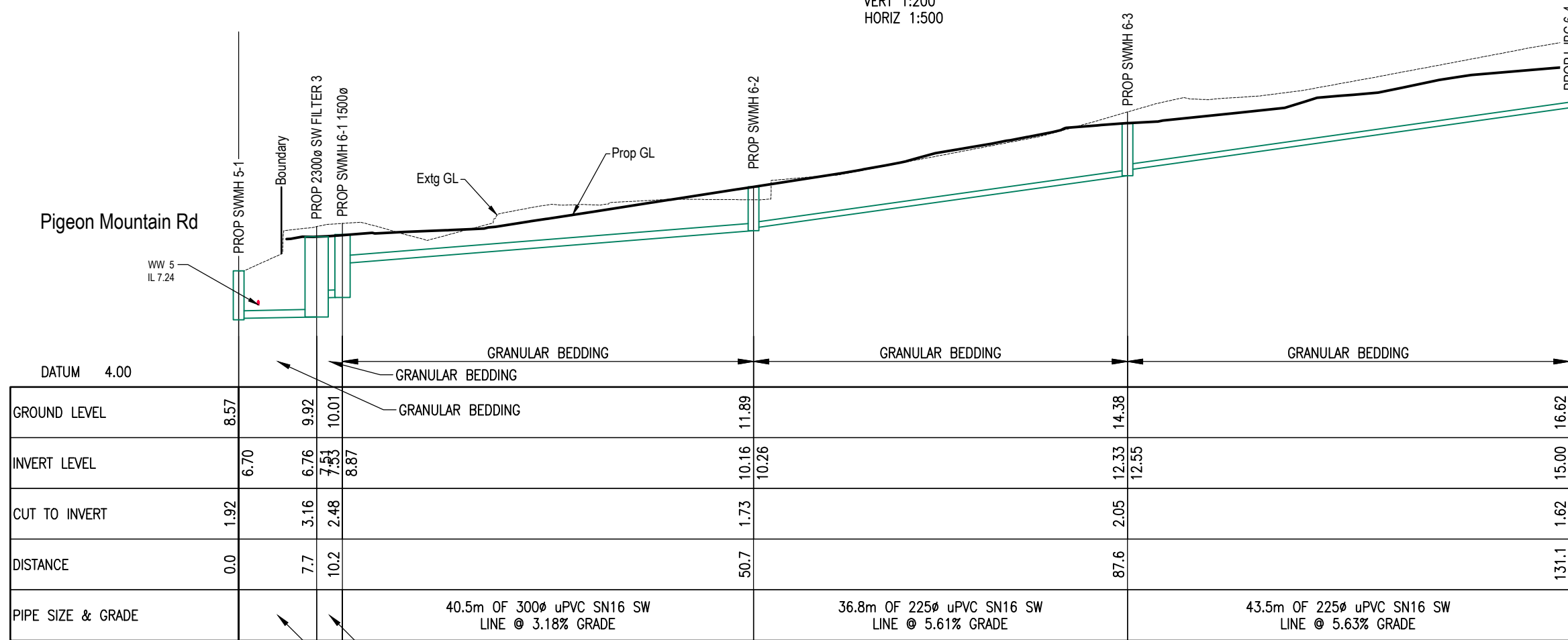


### SW 5 LONGSECTION

VERT 1:200  
 HORIZ 1:500

### SW 7 LONGSECTION

VERT 1:200  
 HORIZ 1:500



### SW 6 LONGSECTION

VERT 1:200  
 HORIZ 1:500

2.6m OF 300 $\phi$  uPVC SN16 SW LINE @ 0.75% GRADE  
 7.7m OF 300 $\phi$  uPVC SN16 SW LINE @ 0.78% GRADE



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CLIENT:

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JOB TITLE:

3 PIGEON MOUNTAIN ROAD  
 HALF MOON BAY

NOTES:

3	S92 REVISIONS - 87 DWELLINGS	26/03/2024	LP
2	S92 REVISIONS - 88 LOTS	05/02/2024	LP
1	S92 - SW DRAINAGE REVISED	20/10/2023	LP
REV	AMENDMENT	DATE	BY

DRAWING STATUS:

FINAL

ISSUE PURPOSE:

RESOURCE CONSENT

DESIGN: SW

DRAWN: LP

CHECKED: RT

DATE: 22/05/2023

SCALE: 1:500 @ A3

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STORMWATER LONGSECTIONS

JOB No:

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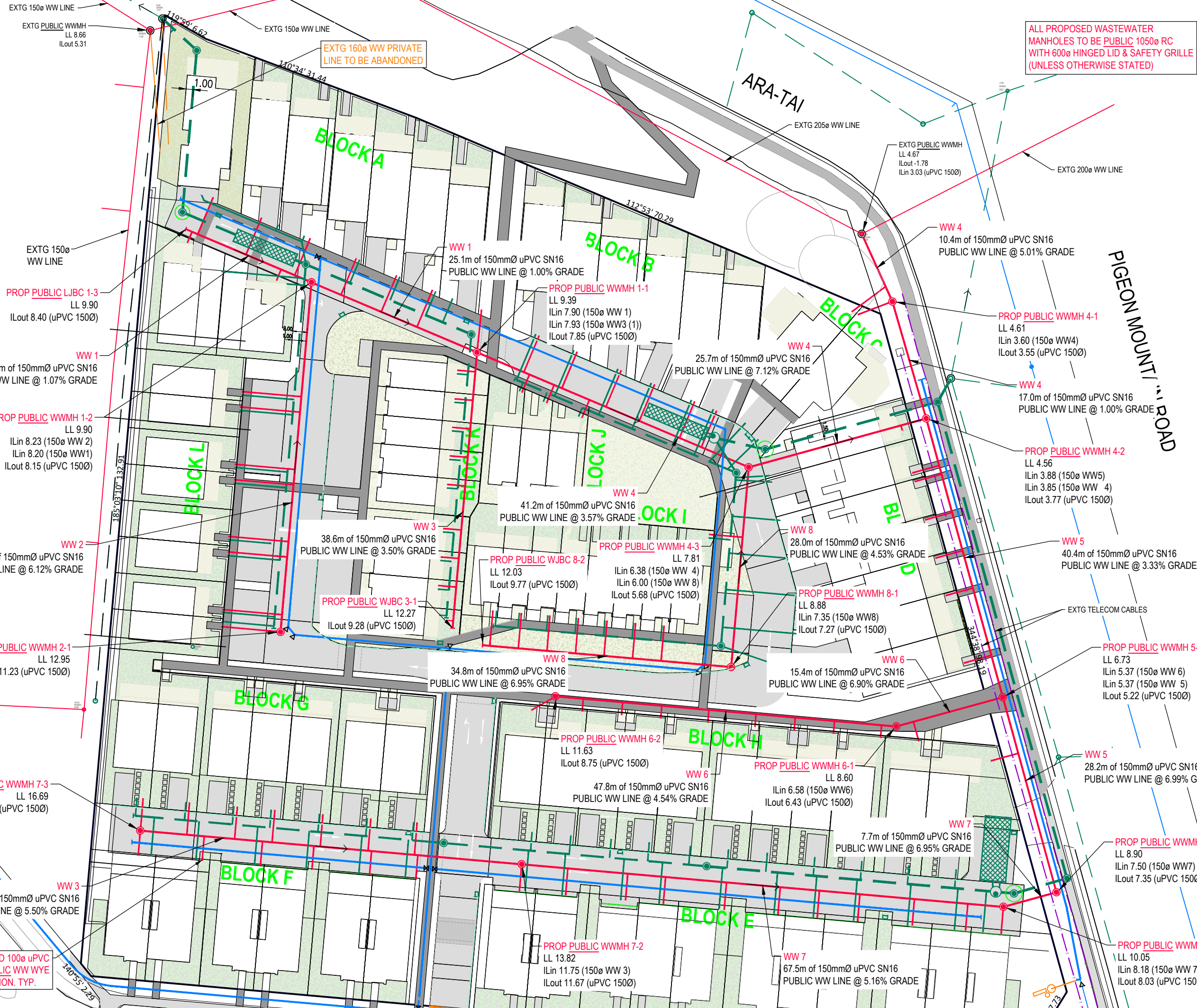
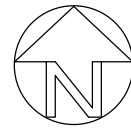
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REV:

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CLIENT:  
HND HMB LTD

JOB TITLE:  
3 PIGEON MOUNTAIN ROAD  
HALF MOON BAY

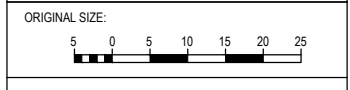
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4	LOT 15 & 16 FPATH ADDED	30/03/2024	LP
3	S92 REVISIONS - 87 DWELLINGS	26/03/2024	LP
2	S92 REVISIONS - 88 LOTS	05/02/2024	LP
1	S92 - WW DRAINAGE REVISED	20/10/2023	LP
REV	AMENDMENT	DATE	BY

DRAWING STATUS:  
**FINAL**

ISSUE PURPOSE:  
**RESOURCE CONSENT**

DESIGN:	SW
DRAWN:	LP
CHECKED:	RT
DATE:	22/05/2023
SCALE:	1:500 @ A3
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DRAWING TITLE:  
**SITE PLAN  
WASTEWATER**

JOB No:	SHEET No:	REV:
220571-1	500	7

\*ALL PROPOSED WASTEWATER MANHOLES TO BE PUBLIC 1050 $\phi$  RC WITH 600 $\phi$  HINGED LID & SAFETY GRILLE (UNLESS OTHERWISE STATED)

\*HARDFILL BACKFILL UNDER PROPOSED ACCESSWAYS & DWELLINGS

CLIENT:  
**HND HMB LTD**

JOB TITLE:  
**3 PIGEON MOUNTAIN ROAD  
HALF MOON BAY**

NOTES:

3	S92 REVISIONS - 87 DWELLINGS	26/03/2024	LP
2	S92 REVISIONS - 88 LOTS	05/02/2024	LP
1	S92 - WW DRAINAGE REVISED	20/10/2023	LP
REV	AMENDMENT	DATE	BY

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**FINAL**

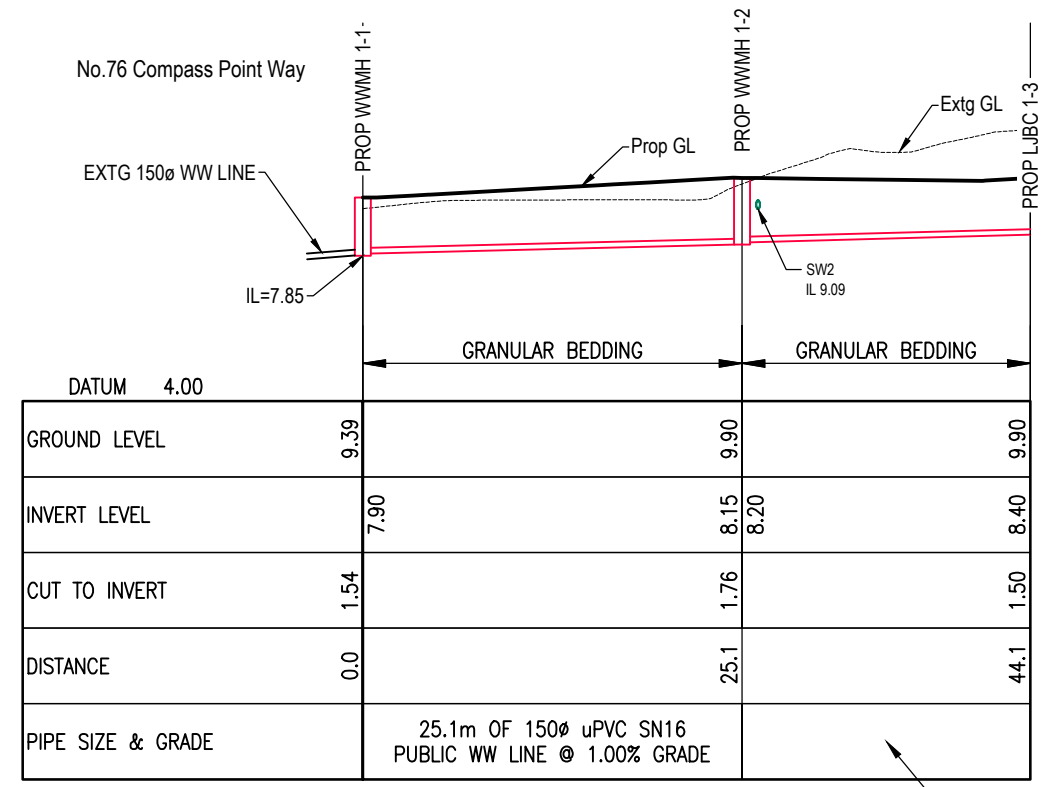
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**RESOURCE CONSENT**

DESIGN: SW  
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DATE: 22/05/2023  
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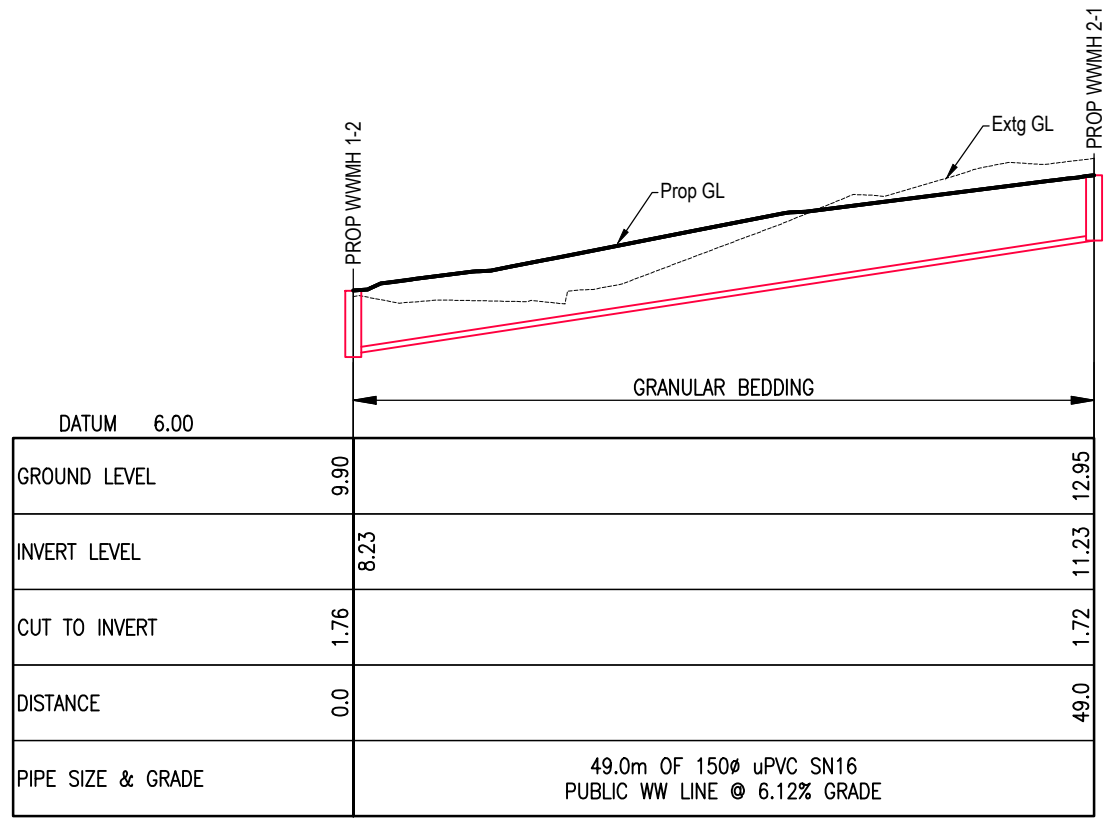
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**WASTEWATER LONGSECTIONS**

JOB No: 220571-1 SHEET No: 510 REV: 3



**WW 1 LONGSECTION**  
VERT 1:200  
HORIZ 1:500

19.1m OF 150 $\phi$  uPVC SN16 PUBLIC WW LINE @ 1.07% GRADE



**WW 2 LONGSECTION**  
VERT 1:200  
HORIZ 1:500

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\*ALL PROPOSED WASTEWATER MANHOLES TO BE PUBLIC 1050 $\phi$  RC WITH 600 $\phi$  HINGED LID & SAFETY GRILLE (UNLESS OTHERWISE STATED)

\*HARDFILL BACKFILL UNDER PROPOSED ACCESSWAYS & DWELLINGS

CLIENT:  
**HND HMB LTD**

JOB TITLE:  
**3 PIGEON MOUNTAIN ROAD  
HALF MOON BAY**

NOTES:

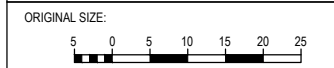
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REV	AMENDMENT	DATE	BY

DRAWING STATUS:  
**FINAL**

ISSUE PURPOSE:  
**RESOURCE CONSENT**

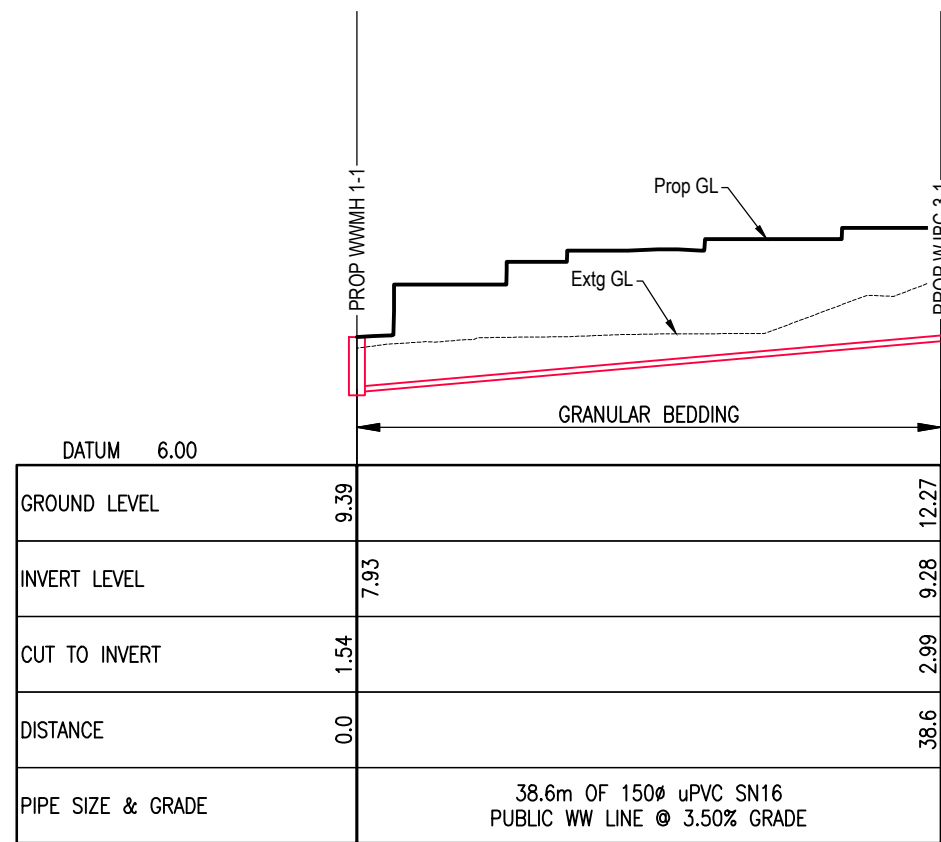
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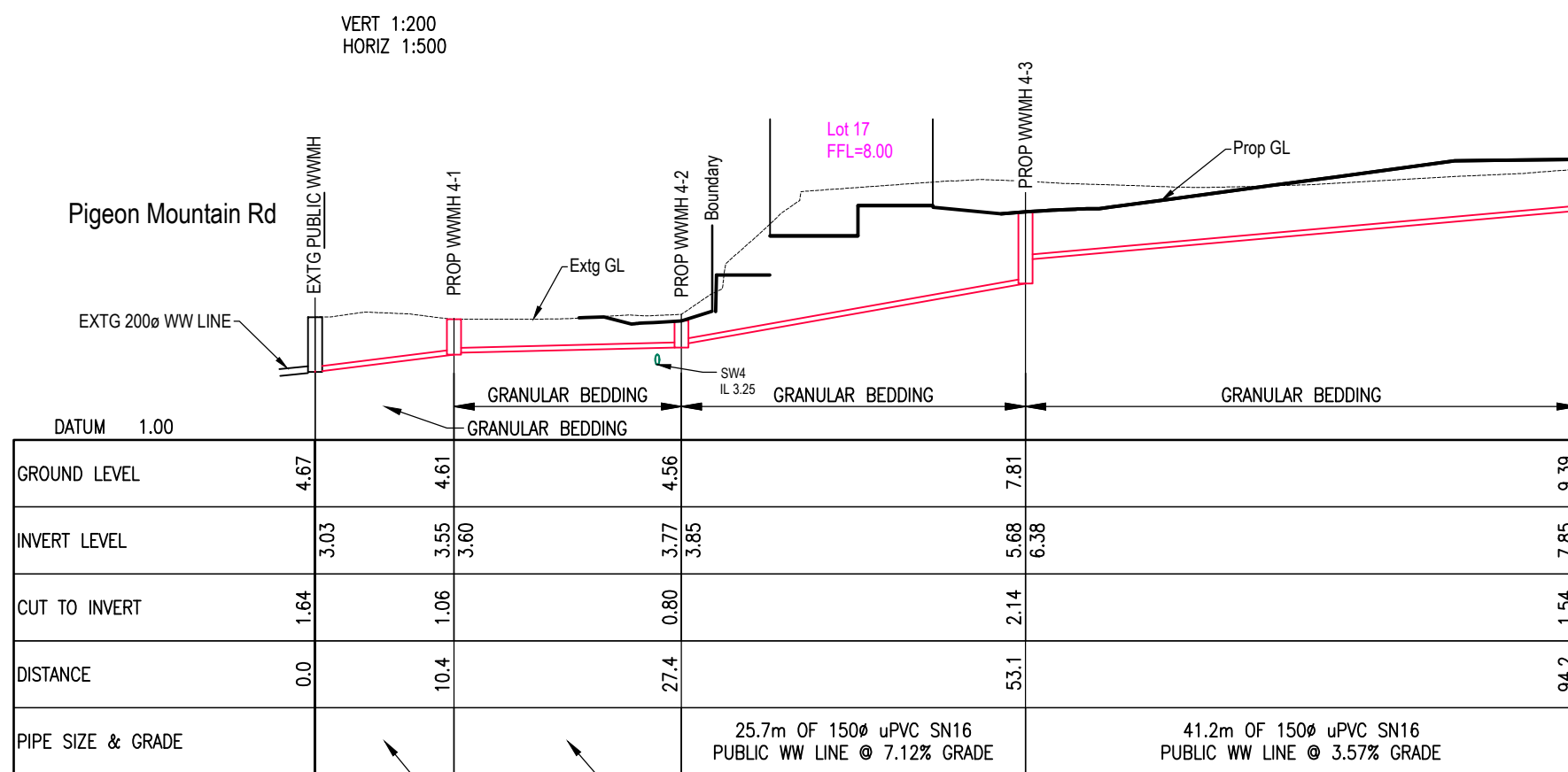
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**WASTEWATER LONGSECTIONS**

JOB No: 220571-1  
SHEET No: 511  
REV: 2



**WW 3 LONGSECTION**

VERT 1:200  
HORIZ 1:500



**WW 4 LONGSECTION**

VERT 1:200  
HORIZ 1:500

17.0m OF 150 $\phi$  uPVC SN16  
PUBLIC WW LINE @ 1.00% GRADE

10.4m OF 150 $\phi$  uPVC SN16  
PUBLIC WW LINE @ 5.01% GRADE

CLIENT:

HND HMB LTD

JOB TITLE:

3 PIGEON MOUNTAIN ROAD  
HALF MOON BAY

NOTES:

2	S92 REVISIONS - 87 DWELLINGS	26/03/2024	LP
1	S92- WW DRAINAGE REVISED	20/10/2023	LP
REV	AMENDMENT	DATE	BY

DRAWING STATUS:

**FINAL**

ISSUE PURPOSE:

**RESOURCE CONSENT**

DESIGN: SW

DRAWN: LP

CHECKED: RT

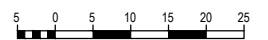
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DO NOT SCALE FROM DRAWINGS

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ORIGINAL SIZE:



DRAWING TITLE:

WASTEWATER LONGSECTIONS

JOB No:

220571-1

SHEET No:

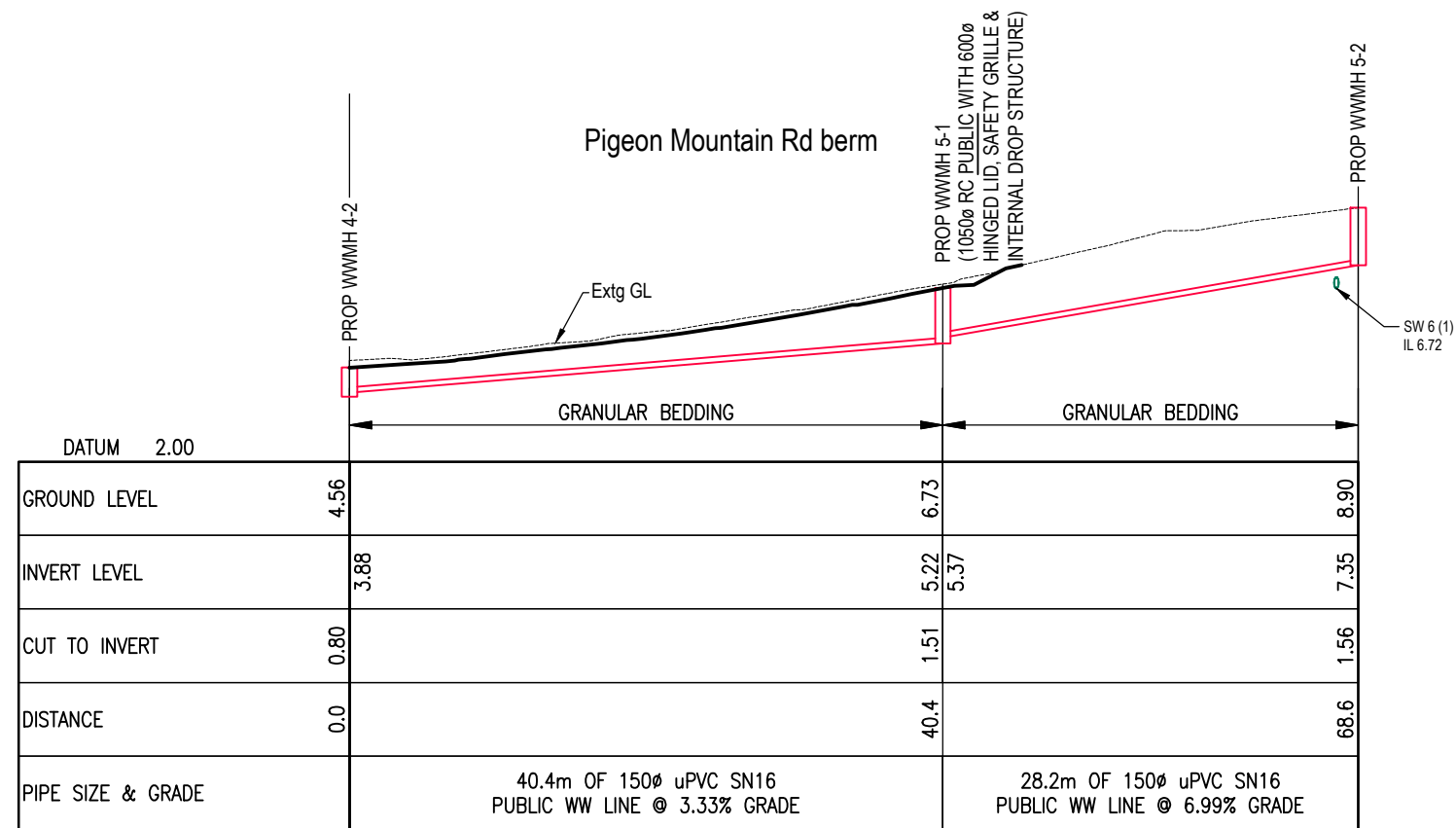
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REV:

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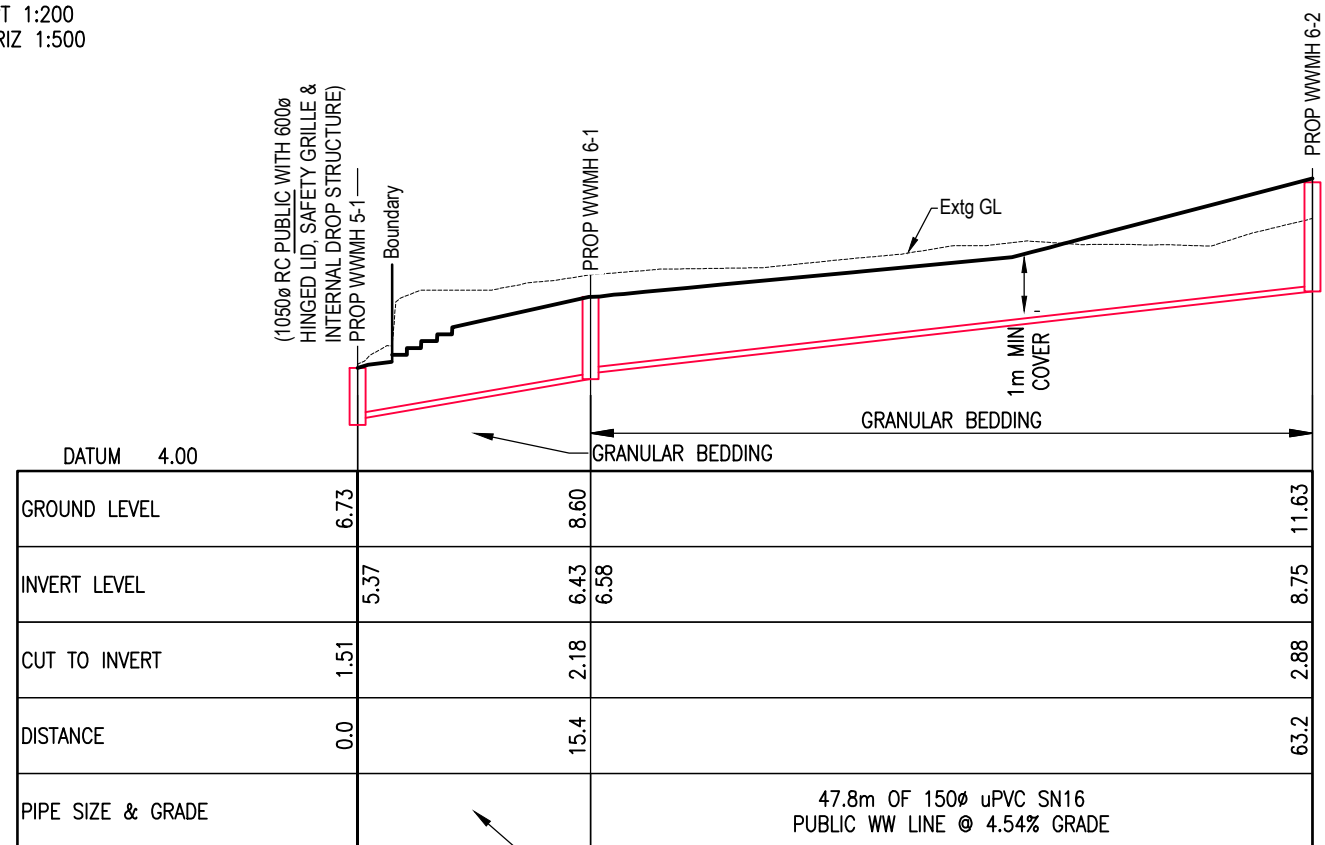
**\*ALL PROPOSED WASTEWATER  
MANHOLES TO BE PUBLIC 1050Ø RC  
WITH 600Ø HINGED LID & SAFETY GRILLE  
(UNLESS OTHERWISE STATED)**

**\*HARDFILL BACKFILL UNDER PROPOSED  
ACCESSWAYS & DWELLINGS**



## WW 5 LONGSECTION

VERT 1:200  
HORIZ 1:500

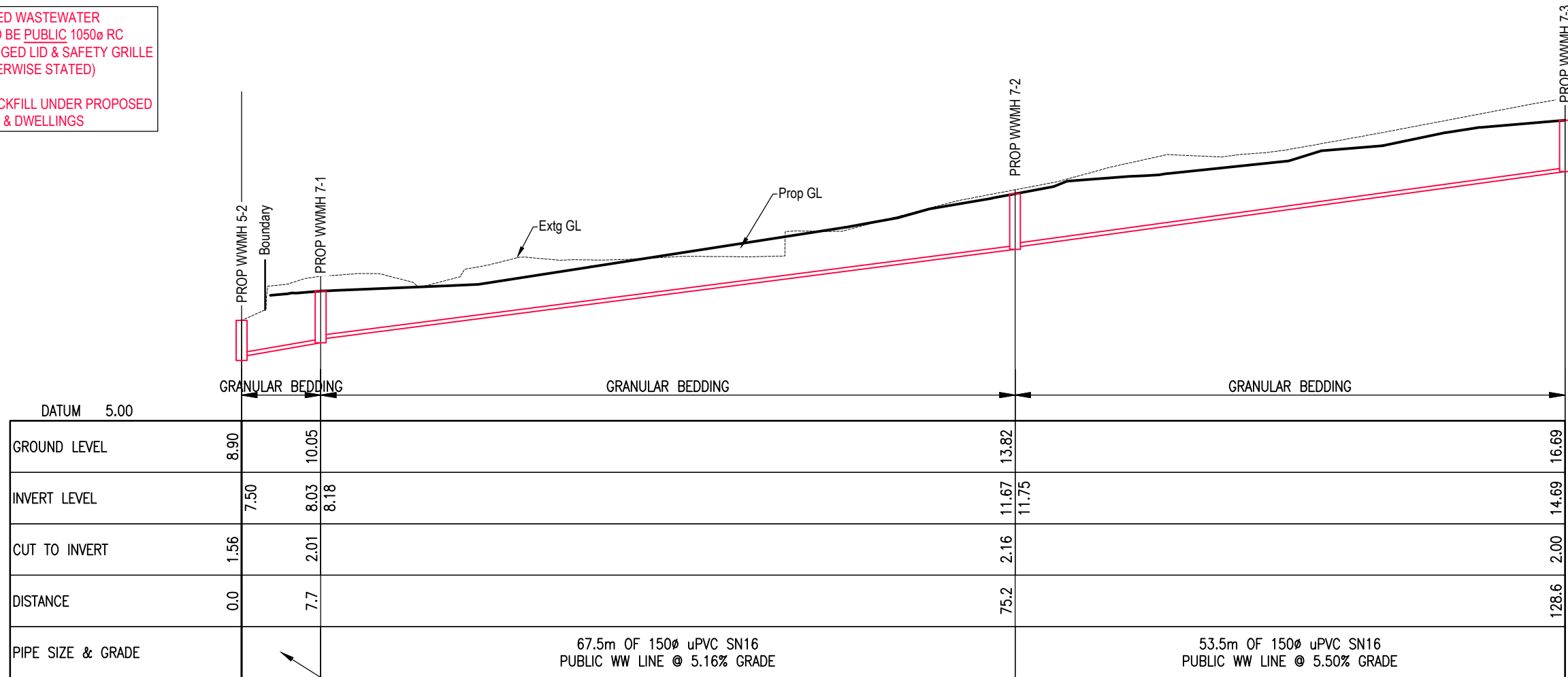


## WW 6 LONGSECTION

VERT 1:200  
HORIZ 1:500

\*ALL PROPOSED WASTEWATER MANHOLES TO BE PUBLIC 1050ø RC WITH 600ø HINGED LID & SAFETY GRILLE (UNLESS OTHERWISE STATED)

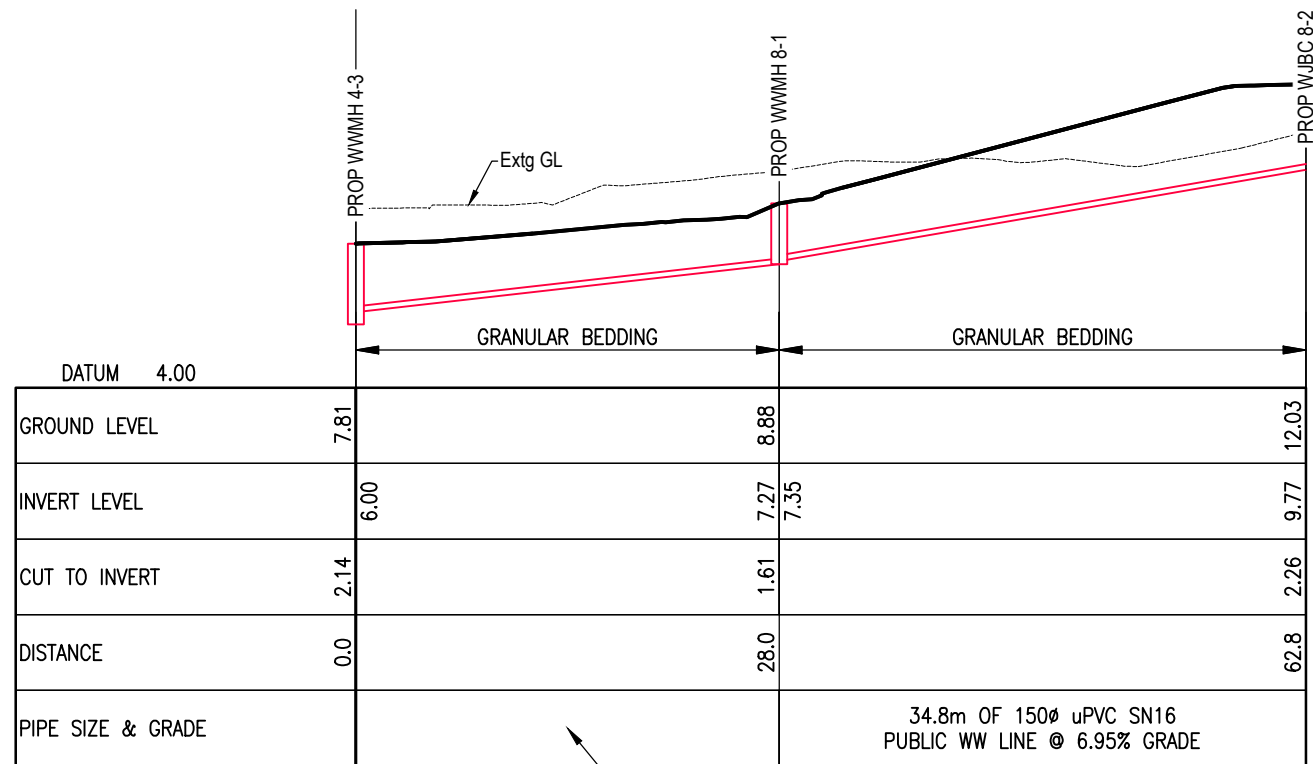
\*HARDFILL BACKFILL UNDER PROPOSED ACCESSWAYS & DWELLINGS



### WW 7 LONGSECTION

VERT 1:200  
HORIZ 1:500

7.7m OF 150ø uPVC SN16  
PUBLIC WW LINE @ 6.95% GRADE



### WW 8 LONGSECTION

VERT 1:200  
HORIZ 1:500

28.0m OF 150ø uPVC SN16  
PUBLIC WW LINE @ 4.53% GRADE



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TAKAPUNA BOTANY QUEENSTOWN

CLIENT:

HND HMB LTD

JOB TITLE:

3 PIGEON MOUNTAIN ROAD  
HALF MOON BAY

NOTES:

REV	AMENDMENT	DATE	BY
3	S92 REVISIONS - 87 DWELLINGS	26/03/2024	LP
2	SS REVISIONS - 88 LOTS	05/02/2024	LP
1	S92 - WW DRAINAGE REVISED	20/10/2023	LP

DRAWING STATUS:

FINAL

ISSUE PURPOSE:

RESOURCE CONSENT

DESIGN: SW

DRAWN: LP

CHECKED: RT

DATE: 22/05/2023

SCALE: 1:500 @ A3

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ORIGINAL SIZE:



DRAWING TITLE:

WASTEWATER LONGSECTIONS

JOB No:

220571-1

SHEET No:

513

REV:

3



NOTE:  
ALL PIPE FITTINGS SHALL HAVE  
MINIMUM PRESSURE RATING  
OF PN16 AND FOR PIPES PN12

# Airey

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CLIENT:  
**HND HMB LTD**

JOB TITLE:  
**3 PIGEON MOUNTAIN ROAD  
HALF MOON BAY**

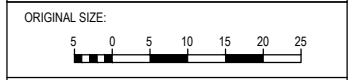
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6	S92 - LOT 2, 15, 16 REV	09/05/2024	LP
5	LOT 2 BDY REVISION	09/04/2024	LP
4	LOT 15 & 16 FPATH ADDED	30/03/2024	LP
3	S92 REVISIONS - 87 DWELLINGS	26/03/2024	LP
2	S92 REVISIONS - 88 LOTS	05/02/2024	LP
1	S92 - WATER SUPPLY REVISED	20/10/2023	LP
REV	AMENDMENT	DATE	BY

DRAWING STATUS:  
**FINAL**

ISSUE PURPOSE:  
**RESOURCE CONSENT**

DESIGN:	SW
DRAWN:	LP
CHECKED:	RT
DATE:	22/05/2023
SCALE:	1:500 @ A3
DO NOT SCALE FROM DRAWINGS	
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DRAWING TITLE:  
**SITE PLAN  
WATER SUPPLY  
TELECOM, POWER & GAS**

JOB No:	SHEET No:	REV:
220571-1	520	7

