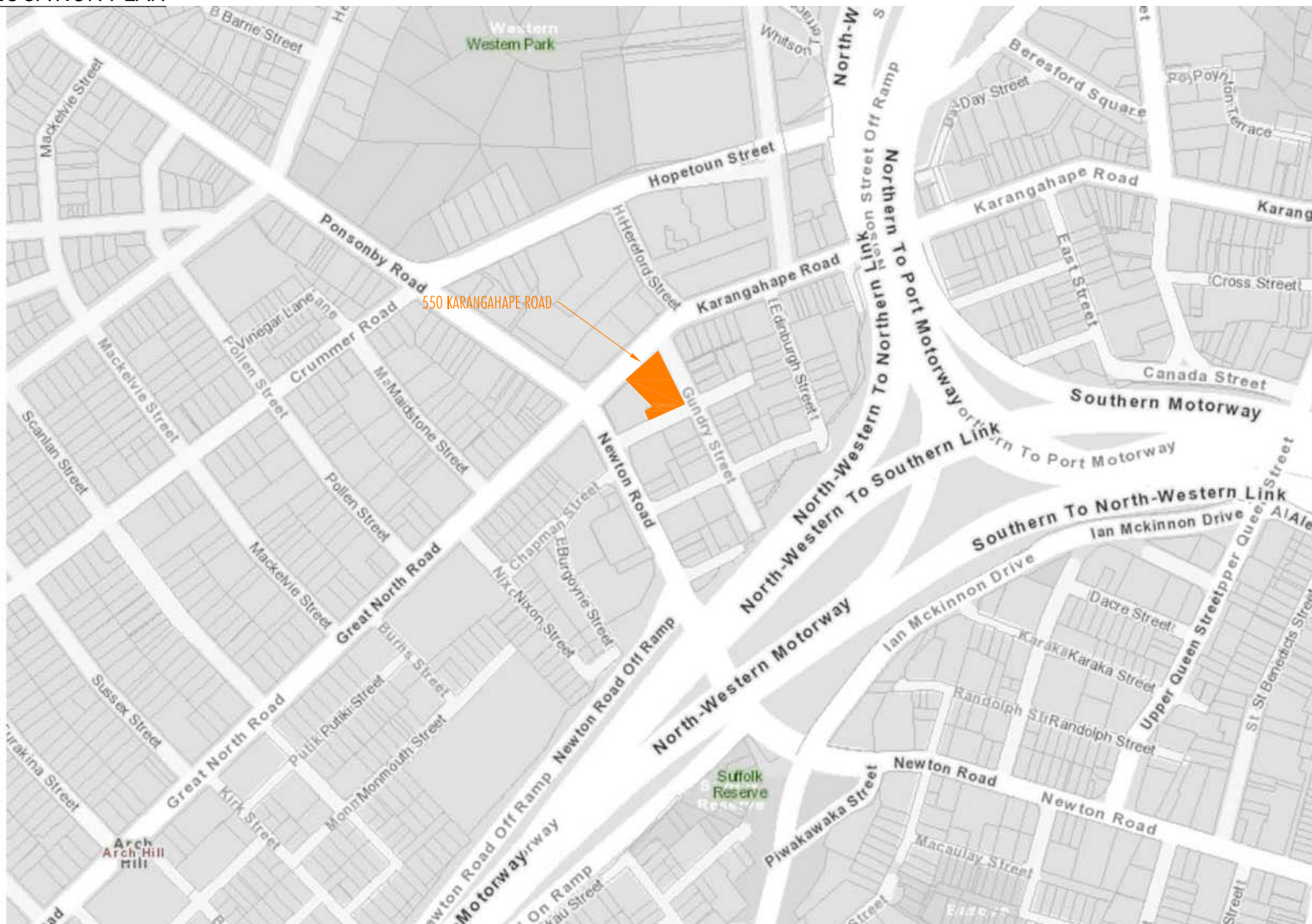




LOCATION PLAN



RESOURCE CONSENT DRAWING LIST

- A01 PROPOSED SUB BASEMENT PLAN
- A02 PROPOSED BASEMENT PLAN
- A03 PROPOSED GROUND FLOOR PLAN
- A04 PROPOSED LEVEL 1 PLAN
- A05 PROPOSED LEVEL 2 PLAN
- A06 PROPOSED LEVEL 3 PLAN
- A07 PROPOSED ROOF PLAN
- A08 PROPOSED SECTION
- A09 PROPOSED SECTION
- A10 PROPOSED NORTH ELEVATION
- A11 PROPOSED SOUTH ELEVATION
- A12 PROPOSED EAST ELEVATION
- A13 PROPOSED WEST ELEVATIONS
- A14 PROPOSED OVERALL PLAN
- A15 3D MATERIALITY IMAGES
- A16 3D MATERIALITY IMAGES
- A17 MATERIAL EXAMPLES

Resource Consent

B	11/02/21	JMC	Resource Consent
A	15/10/20	JMC	Resource Consent
Revisions			



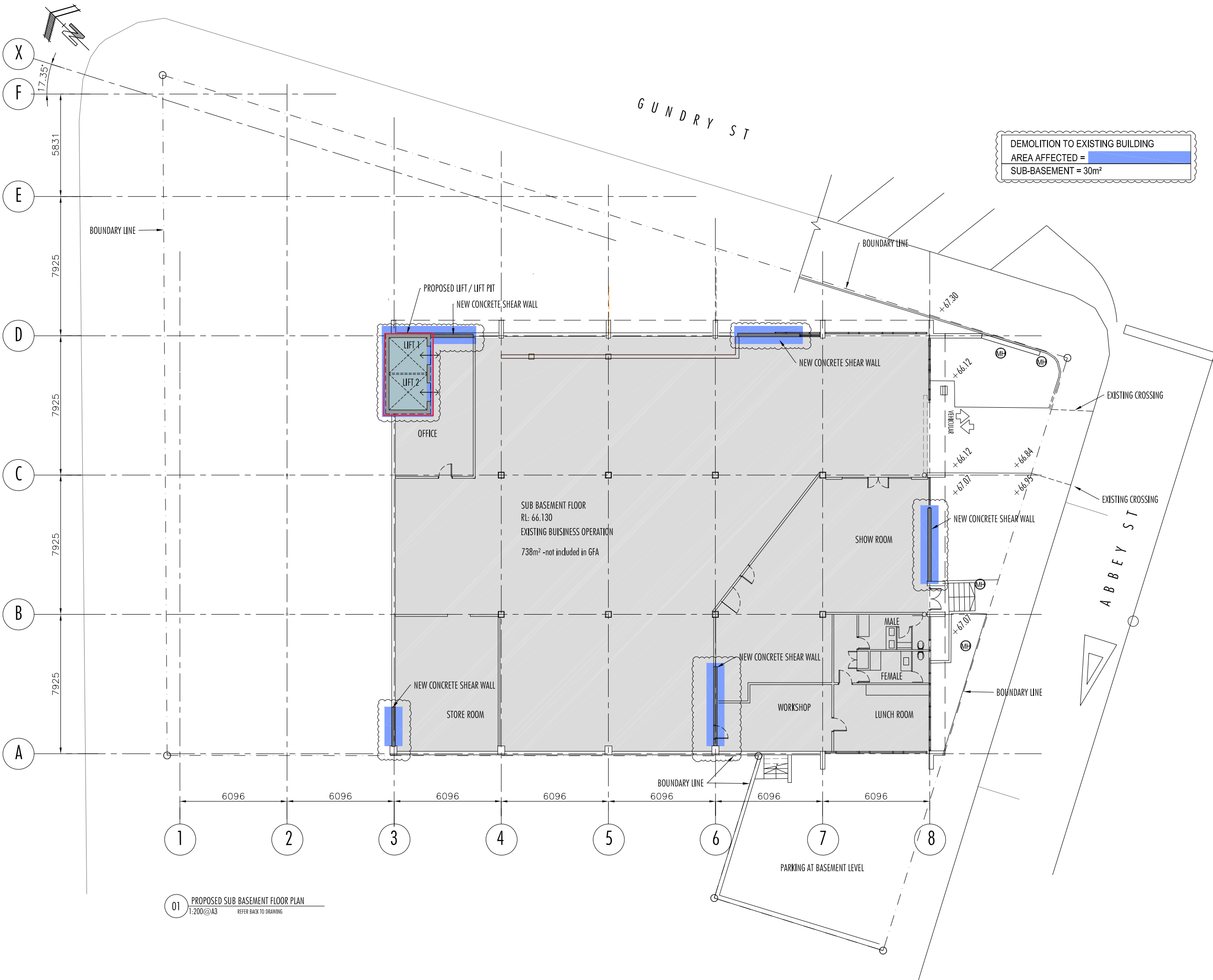
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Job
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Auckland City

Sheet
LOCATION PLAN

Scale 1:100@A1	Drawn DV
Checked JCY	Date April 2020

Project no 20101	Sheet A00
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01 PROPOSED SUB BASEMENT FLOOR PLAN
1:200@A3 REFER BACK TO DRAWING

DEMOLITION TO EXISTING BUILDING
AREA AFFECTED =
SUB-BASEMENT = 30m²

Resource Consent

C	11/02/21	JMC	Resource Consent
B	30/11/20	JMC	Resource Consent
A	13/11/20	JMC	Resource Consent

Revisors



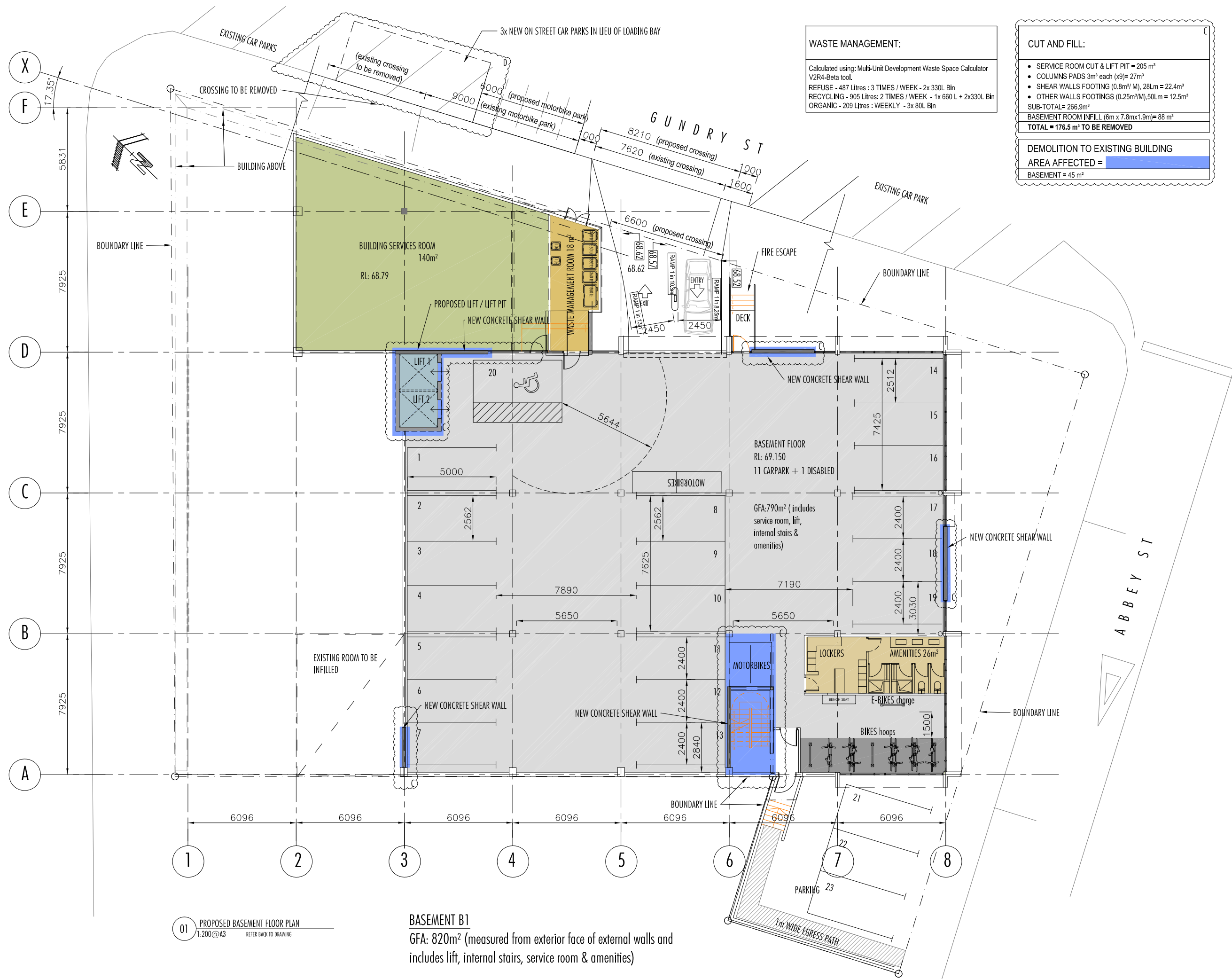
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Sheet
Proposed Sub Basement
B2 Floor Plan

Scale
1:100@A1
Drawn
DV
Checked
JCY
Date
April 2020

Project no
20101
Sheet
A01



WASTE MANAGEMENT:

Calculated using: Multi-Unit Development Waste Space Calculator V2R4-Beta tool.

REFUSE - 487 Litres : 3 TIMES / WEEK - 2x 330L Bin
 RECYCLING - 905 Litres: 2 TIMES / WEEK - 1x 660 L + 2x330L Bin
 ORGANIC - 209 Litres : WEEKLY - 3x 80L Bin

CUT AND FILL:

- SERVICE ROOM CUT & LIFT PIT = 205 m³
- COLUMNS PADS 3m² each (x9)= 27m³
- SHEAR WALLS FOOTING (0.8m²/M), 28Lm = 22.4m³
- OTHER WALLS FOOTINGS (0.25m²/M), 50Lm = 12.5m³

SUB-TOTAL= 266.9m³
 BASEMENT ROOM INFILL (6m x 7.8m x 1.9m)= 88 m³
TOTAL = 176.5 m³ TO BE REMOVED

DEMOLITION TO EXISTING BUILDING
 AREA AFFECTED = [shaded area]
 BASEMENT = 45 m²

01 PROPOSED BASEMENT FLOOR PLAN
 1:200@A3 REFER BACK TO DRAWING

BASEMENT B1
 GFA: 820m² (measured from exterior face of external walls and includes lift, internal stairs, service room & amenities)

Resource Consent

D	19/03/21	JMC	Resource consent
C	11/02/21	JMC	Resource Consent
B	30/11/20	JMC	Resource Consent
A	19/11/20	JMC	Resource Consent

Revisors



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Sheet
Proposed Basement B1 Floor Plan

Scale
 1:100@A1
 Drawn
 DV
 Date
 April 2020

Project no
 20101
 Sheet
 A02



SIGNAGE LEGENDS:

- A: 900 x 3800 = 3.50 M²
- B: 900 X 3800 = 3.50 M²
- C: 900 x 5100 = 4.60 M²
- D: 900 x 5800 = 5.20 M²
- E: 900 x 5800 = 5.20 M²
- F: 900 x 5800 = 5.20 M²
- G: 2200 x 3875 = 8.525 M²
- H: 500 x 1800 = 0.90 M²

DEMOLITION SUMMARY TO EXISTING BUILDING

AREA AFFECTED =

SUB-BASEMENT	FOOTPRINT = 780m ²	DEMOLITION = 22m ²
BASEMENT	FOOTPRINT = 780m ²	DEMOLITION = 35 m ²
GROUND FLOOR	FOOTPRINT = 1080m ²	DEMOLITION = 142 m ²
TOTAL FOOTPRINT	= 2640m²	DEMOLITION = 199 m² ± 7.5%

Resource Consent

B	30/11/20	JMC	Resource Consent
A	13/11/20	JMC	Resource Consent
Revisors			



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Sheet
 Proposed Ground Floor
 Floor Plan

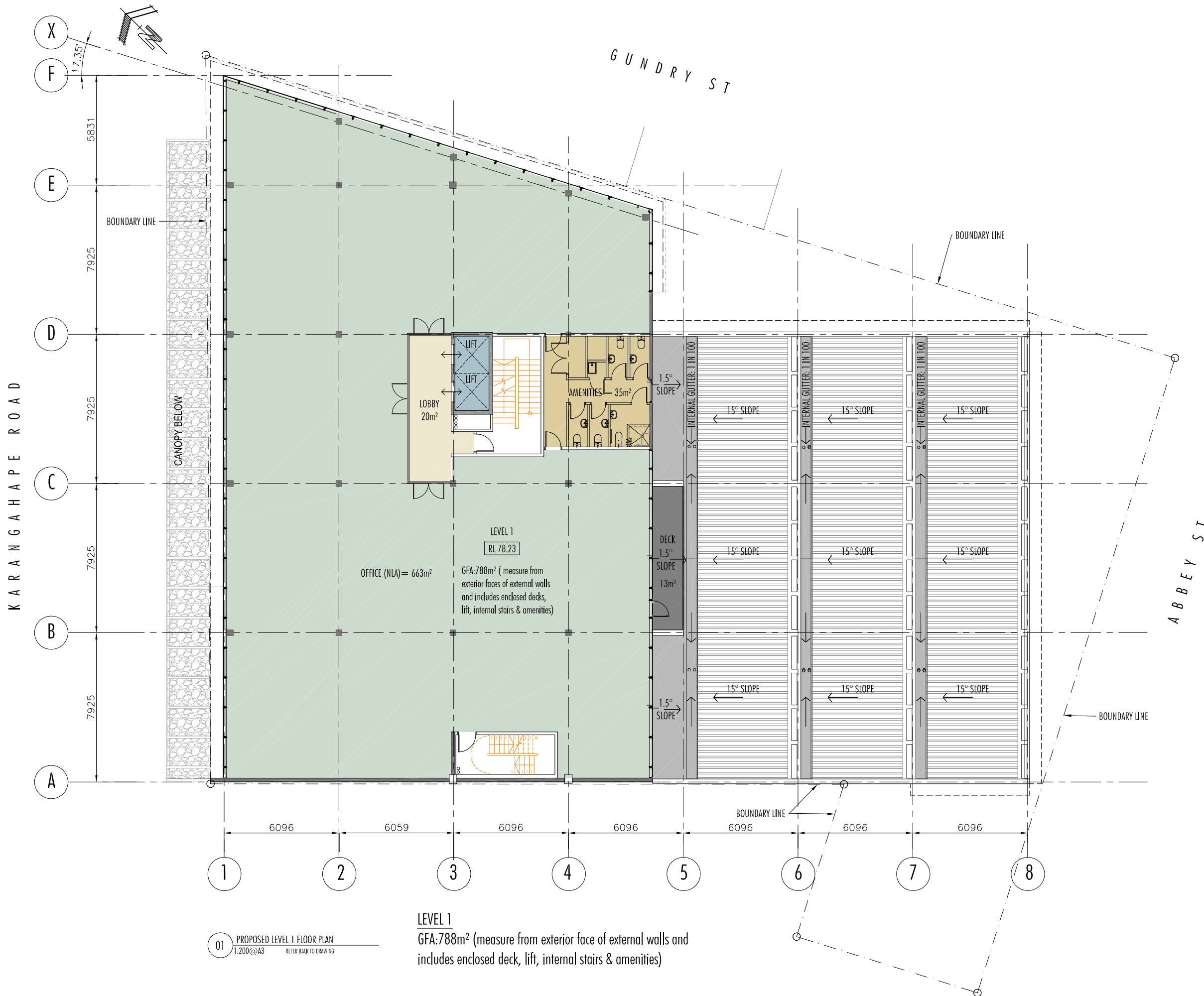
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Checked	JCY	Date	April 2020

Project no	20101	Sheet	A03
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01 PROPOSED GROUND FLOOR PLAN
 1:200@A3 REFER BACK TO DRAWING

GROUND FLOOR
 GFA:1253m² (measure from exterior face of external walls and includes lift, internal stairs & amenities)

MEZZANINE FLOOR
 GFA:200m² (measure from exterior face of external walls and includes internal stairs)



01 PROPOSED LEVEL 1 FLOOR PLAN
1:200@A3 REFER BACK TO DRAWING

LEVEL 1
GFA: 788m² (measure from exterior face of external walls and includes enclosed deck, lift, internal stairs & amenities)

Resource Consent

A 15/10/20 JMC Resource Consent
Revisions



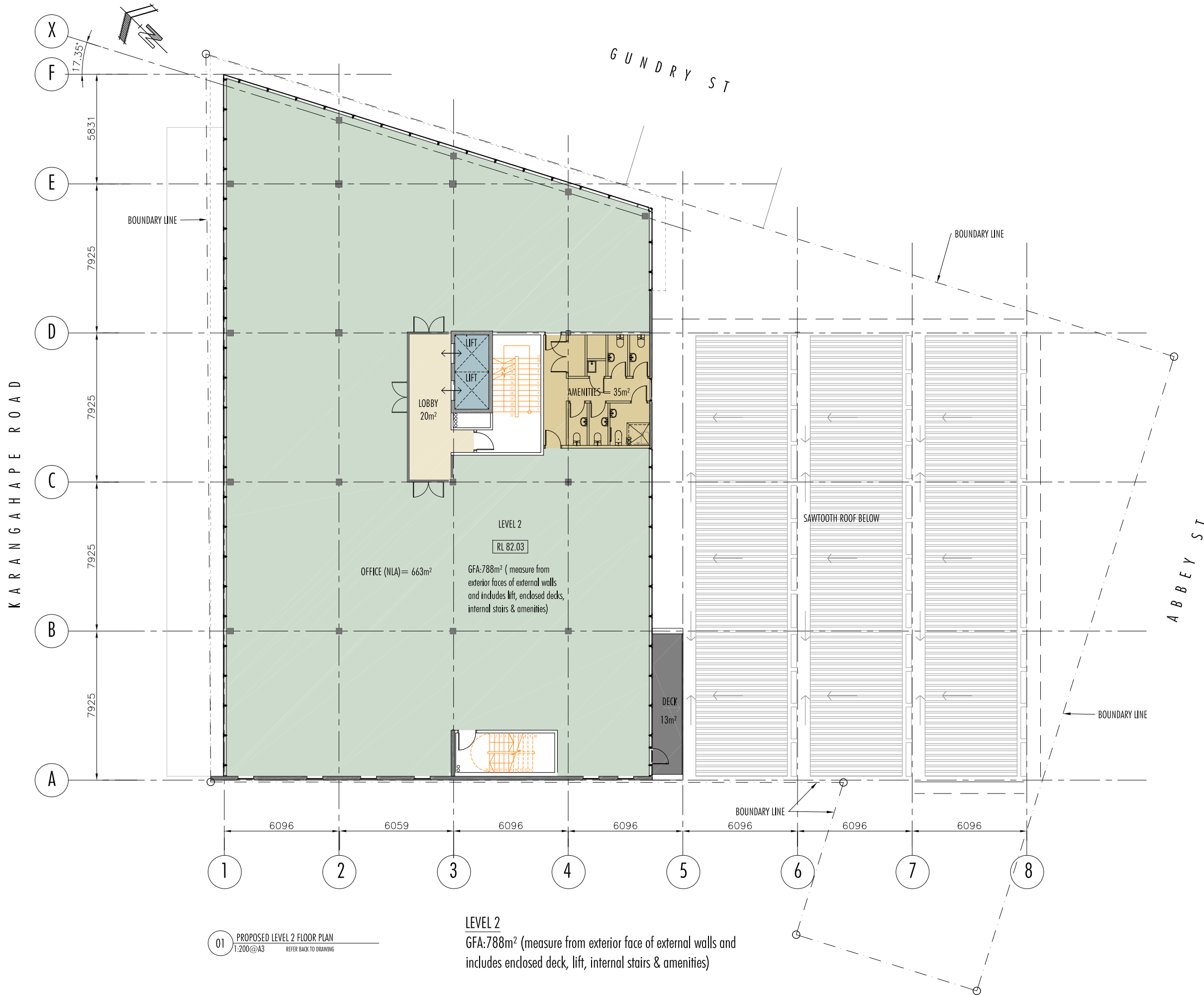
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Sheet
Proposed Level 1
Floor Plan

Scale 1:100@A1 Drawn DV
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Project no 20101 Sheet A04



01 PROPOSED LEVEL 2 FLOOR PLAN
 1:200@A3 REFER BACK TO DRAWING

LEVEL 2
 GFA: 788m² (measure from exterior face of external walls and includes enclosed deck, lift, internal stairs & amenities)

Resource Consent

A 15/10/20 JMC Resource Consent
 Revisers



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Sheet
 Proposed Level 2
 Floor Plan

Scale 1:100@A1 Drawn DV
 Checked JCY Date April 2020

Project no 20101 Sheet A05



Resource Consent

A 16/10/20 JMC Resource Consent
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01 PROPOSED ROOF PLAN
1:200@A3 REFER BACK TO DRAWING

Resource Consent

A 15/10/20 JMC Resource Consent
Revisions



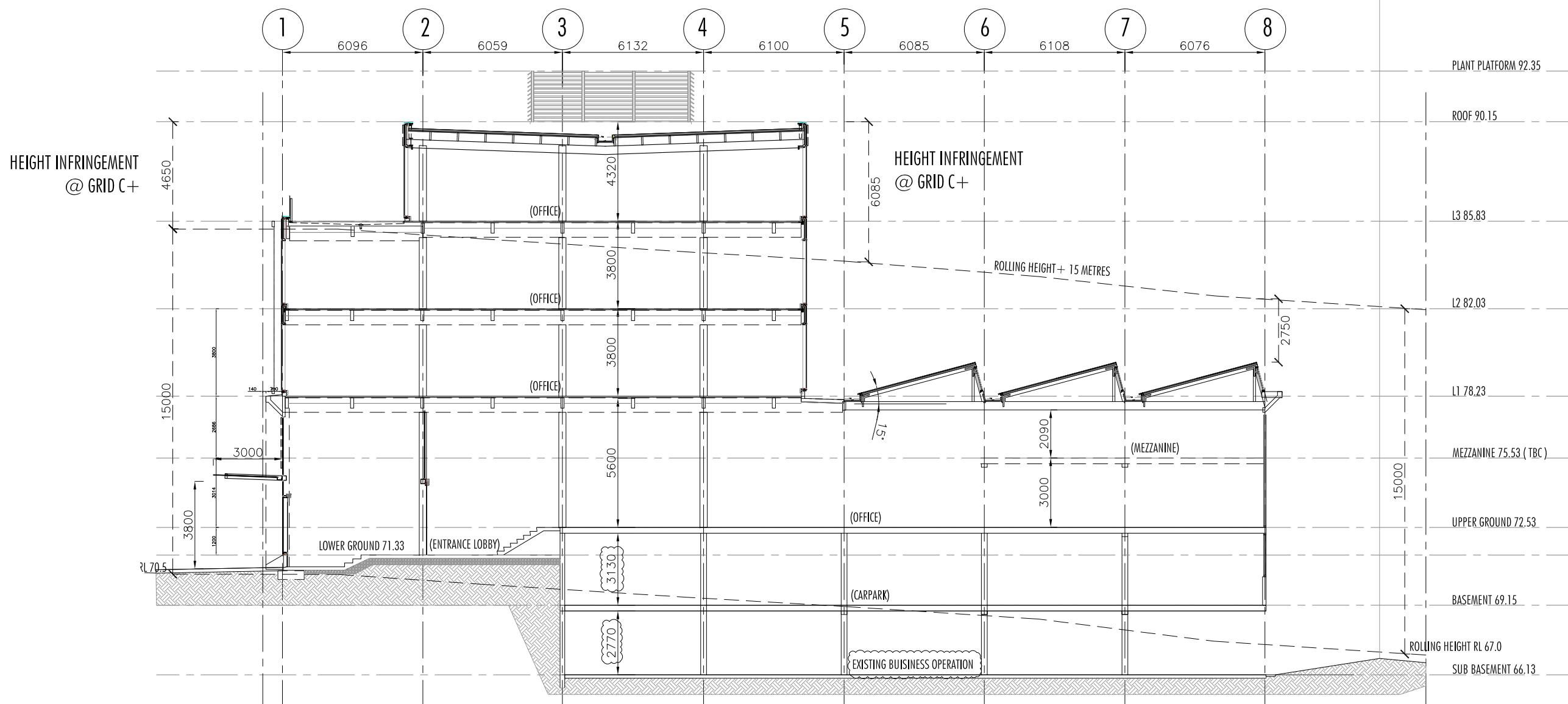
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Sheet
Proposed Roof Plan

Scale 1:100@A1
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Checked JCY
Date April 2020

Project no 20101
Sheet A07



Resource Consent

B 25/01/21 JMC RESOURCE CONSENT
 A 15/10/20 JMC Resource Consent
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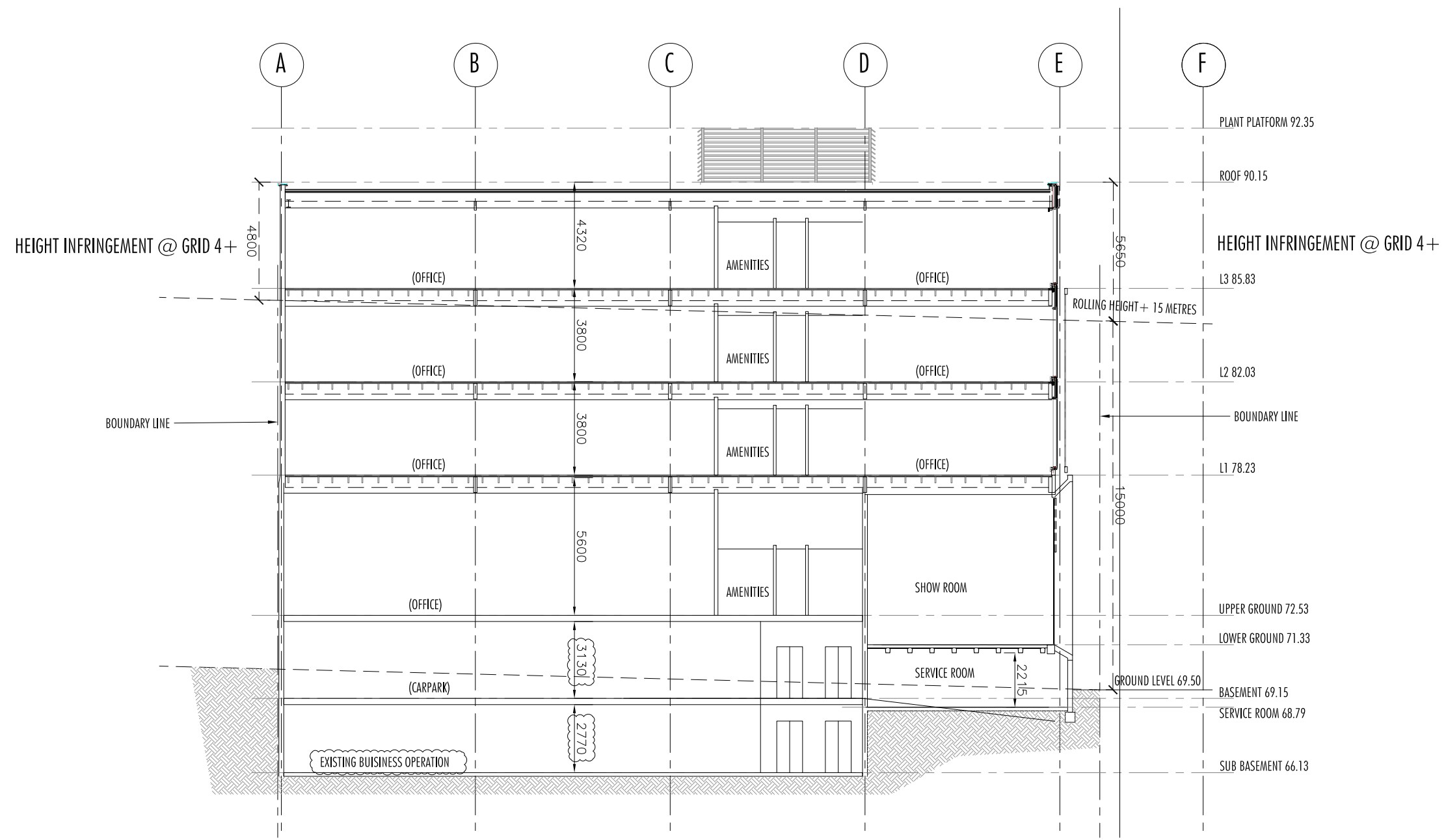
Job
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01 PROPOSED SECTION A-A
 1:200@A3 REFER BACK TO DRAWING

Sheet
 PROPOSED
 SECTION A-A

Scale
 1:100@A1
 Drawn
 DV
 Checked
 JCY
 Date
 April 2020

Project no
 20101
 Sheet
 A08



Resource Consent

B	25/01/21	JMC	RESOURCE CONSENT
A	15/10/20	JMC	Resource Consent
Revisions			

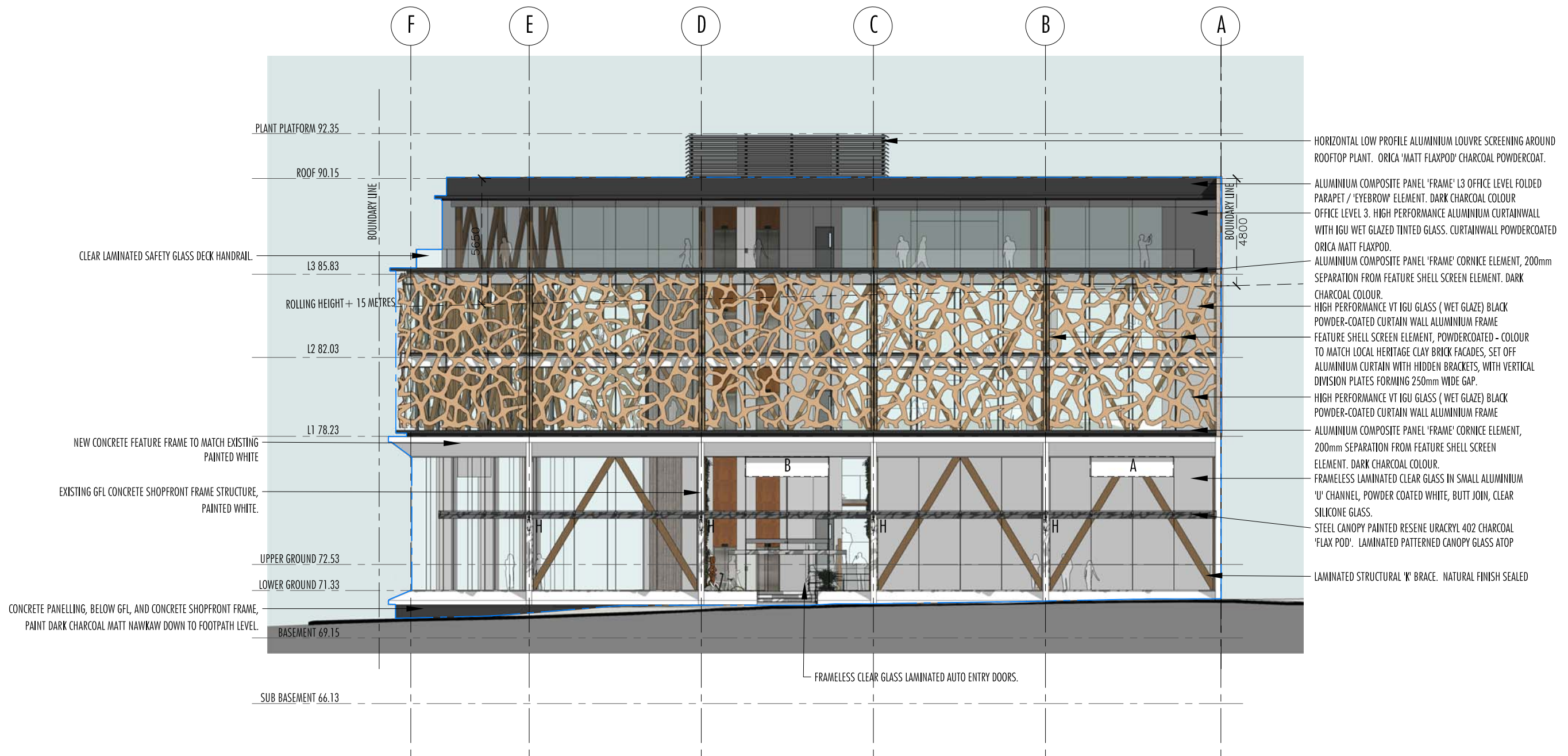


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01 PROPOSED SECTION
 1:200@A3 REFER BACK TO DRAWING

Sheet	
PROPOSED SECTION B-B	
Scale 1:100@A1	Drawn DV
Checked JCY	Date April 2020
Project no 20101	Sheet A09



HORIZONTAL LOW PROFILE ALUMINIUM LOUVRE SCREENING AROUND ROOFTOP PLANT. ORICA 'MATT FLAXPOD' CHARCOAL POWDERCOAT.

ALUMINIUM COMPOSITE PANEL 'FRAME' L3 OFFICE LEVEL FOLDED PARAPET / 'EYEBROW' ELEMENT. DARK CHARCOAL COLOUR

OFFICE LEVEL 3. HIGH PERFORMANCE ALUMINIUM CURTAINWALL WITH IGU WET GLAZED TINTED GLASS. CURTAINWALL POWDERCOATED ORICA MATT FLAXPOD.

ALUMINIUM COMPOSITE PANEL 'FRAME' CORNICE ELEMENT, 200mm SEPARATION FROM FEATURE SHELL SCREEN ELEMENT. DARK CHARCOAL COLOUR.

HIGH PERFORMANCE VT IGU GLASS (WET GLAZE) BLACK POWDER-COATED CURTAIN WALL ALUMINIUM FRAME

FEATURE SHELL SCREEN ELEMENT, POWDERCOATED - COLOUR TO MATCH LOCAL HERITAGE CLAY BRICK FACADES, SET OFF ALUMINIUM CURTAIN WITH HIDDEN BRACKETS, WITH VERTICAL DIVISION PLATES FORMING 250mm WIDE GAP.

HIGH PERFORMANCE VT IGU GLASS (WET GLAZE) BLACK POWDER-COATED CURTAIN WALL ALUMINIUM FRAME

ALUMINIUM COMPOSITE PANEL 'FRAME' CORNICE ELEMENT, 200mm SEPARATION FROM FEATURE SHELL SCREEN ELEMENT. DARK CHARCOAL COLOUR.

FRAMELESS LAMINATED CLEAR GLASS IN SMALL ALUMINIUM 'U' CHANNEL, POWDER COATED WHITE, BUTT JOIN, CLEAR SILICONE GLASS.

STEEL CANOPY PAINTED RESENE URACRYL 402 CHARCOAL 'FLAX POD'. LAMINATED PATTERNED CANOPY GLASS ATOP

LAMINATED STRUCTURAL 'K' BRACE. NATURAL FINISH SEALED

Resource Consent

B 11/02/21 JMC RESOURCE CONSENT
 A 15/10/20 DV RESOURCE CONSENT
 Revisions



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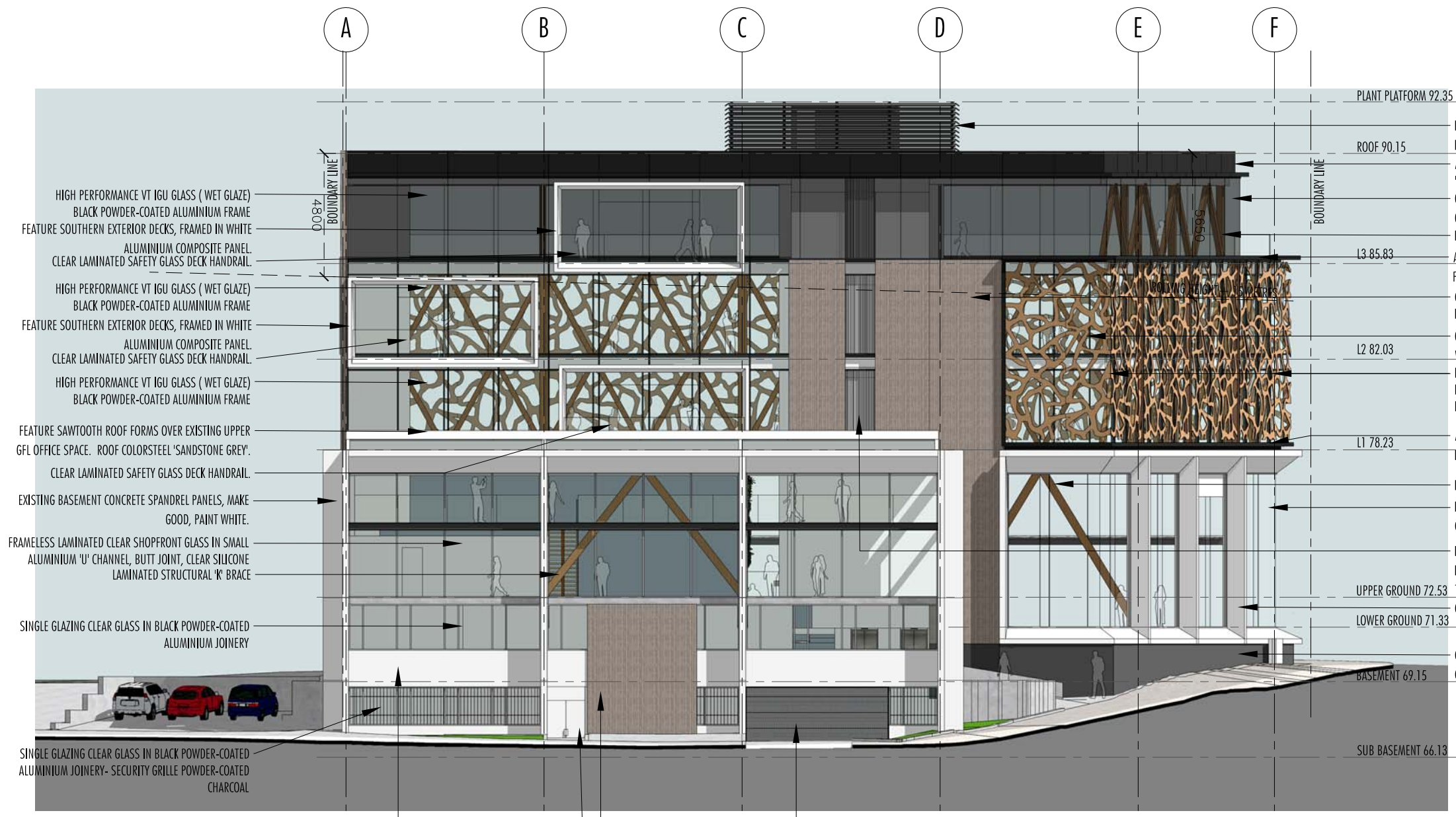
01 PROPOSED NORTH ELEVATION
 1:200@A3 REFER BACK TO DRAWING

SIGNAGE LEGENDS:	
A:	900 x 3800 = 3.50 M ²
B:	900 x 3800 = 3.50 M ²
C:	900 x 5100 = 4.60 M ²
D:	900 x 5800 = 5.20 M ²
E:	900 x 5800 = 5.20 M ²
F:	900 x 5800 = 5.20 M ²
G:	2200 x 3875 = 8.525 M ²
H:	500 x 1800 = 0.90 M ²
ELEVATION = 730 M ²	
SIGNAGE % = A + B = 7 M ² (0.95 %)	

Sheet
 PROPOSED NORTH ELEVATION

Scale 1:100@A1 Drawn DV
 Checked JCY Date April 2020

Project no 20101 Sheet A10



PLANT PLATFORM 92.35

ROOF 90.15

13.85.83

L2 82.03

L1 78.23

UPPER GROUND 72.53

LOWER GROUND 71.33

BASEMENT 69.15

SUB BASEMENT 66.13

HORIZONTAL LOW PROFILE ALUMINIUM LOUVRE SCREENING AROUND ROOFTOP PLANT. ORICA 'MATT FLAXPOD' CHARCOAL POWDERCOAT.

ALUMINIUM COMPOSITE PANEL 'FRAME' L3 OFFICE LEVEL FOLDED PARAPET / 'EYEBROW' ELEMENT. DARK CHARCOAL COLOUR

OFFICE LEVEL 3. HIGH PERFORMANCE ALUMINIUM CURTAINWALL WITH IGU WET GLAZED TINTED GLASS. CURTAINWALL POWDERCOATED ORICA MATT FLAXPOD. LAMINATED STRUCTURAL 'K' BRACE. NATURAL FINISH SEALED

ALUMINIUM COMPOSITE PANEL 'FRAME' CORNICE ELEMENT, 200mm SEPARATION FROM FEATURE SHELL SCREEN ELEMENT. DARK CHARCOAL COLOUR.

CONCRETE TILT PANEL WITH FINE VERTICAL REGULAR PATTERN CAST INTO VISIBLE FACE. MATT SEALED

OFFICE LEVELS L1/ L2. HIGH PERFORMANCE ALUMINIUM CURTAINWALL WITH IGU WET GLAZED CLEAR GLASS. CURTAINWALL POWDERCOATED ORICA MATT FLAXPOD. FEATURE SHELL SCREEN ELEMENT, POWDERCOATED - COLOUR TO MATCH LOCAL HERITAGE CLAY BRICK FACADES, SET OFF ALUMINIUM CURTAIN WITH HIDDEN BRACKETS, WITH VERTICAL DIVISION PLATES FORMING 250mm WIDE GAP.

ALUMINIUM COMPOSITE PANEL 'FRAME' CORNICE ELEMENT, 200mm SEPARATION FROM FEATURE SHELL SCREEN ELEMENT. DARK CHARCOAL COLOUR.

LAMINATED STRUCTURAL 'K' BRACE. NATURAL FINISH SEALED

FRAMELESS LAMINATED CLEAR GLASS IN SMALL ALUMINIUM 'U' CHANNEL, POWDER COATED WHITE, BUTT JOIN, CLEAR SILICONE GLASS.

HIGH PERFORMANCE ALUMINIUM CURTAINWALL, POWDERCOATED ORICA MATT FLAXPOD. GLASS WITH VERTICAL OPAQUE REGULAR PATTERN FOR VISUAL PRIVACY TO AMENITIES.

CONCRETE FEATURE FRAME PAINTED WHITE

CONCRETE PANELLING, BELOW GFL, AND CONCRETE SHOPFRONT FRAME, PAINT DARK CHARCOAL MATT NAWKAW DOWN TO FOOTPATH LEVEL.

HIGH PERFORMANCE VT IGU GLASS (WET GLAZE)
BLACK POWDER-COATED ALUMINIUM FRAME
FEATURE SOUTHERN EXTERIOR DECKS, FRAMED IN WHITE
ALUMINIUM COMPOSITE PANEL
CLEAR LAMINATED SAFETY GLASS DECK HANDRAIL

HIGH PERFORMANCE VT IGU GLASS (WET GLAZE)
BLACK POWDER-COATED ALUMINIUM FRAME
FEATURE SOUTHERN EXTERIOR DECKS, FRAMED IN WHITE
ALUMINIUM COMPOSITE PANEL
CLEAR LAMINATED SAFETY GLASS DECK HANDRAIL

HIGH PERFORMANCE VT IGU GLASS (WET GLAZE)
BLACK POWDER-COATED ALUMINIUM FRAME

FEATURE SAWTOOTH ROOF FORMS OVER EXISTING UPPER GFL OFFICE SPACE. ROOF COLORSTEEL 'SANDSTONE GREY'.
CLEAR LAMINATED SAFETY GLASS DECK HANDRAIL.

EXISTING BASEMENT CONCRETE SPANDREL PANELS, MAKE GOOD, PAINT WHITE.

FRAMELESS LAMINATED CLEAR SHOPFRONT GLASS IN SMALL ALUMINIUM 'U' CHANNEL, BUTT JOINT, CLEAR SILICONE LAMINATED STRUCTURAL 'K' BRACE

SINGLE GLAZING CLEAR GLASS IN BLACK POWDER-COATED ALUMINIUM JOINERY

SINGLE GLAZING CLEAR GLASS IN BLACK POWDER-COATED ALUMINIUM JOINERY - SECURITY GRILLE POWDER-COATED CHARCOAL

EXISTING BASEMENT CONCRETE SPANDREL PANELS, MAKE GOOD, PAINT WHITE.

CONCRETE TILT PANEL WITH FINE REGULAR PATTERN CAST INTO VISIBLE FACE
SOLID FACED ALUMINIUM ACCESS DOOR.
POWDERCOATED ORICA 'APPLIANCE WHITE'.

PERFORATED AUTOMATED VEHICLE ROLLER DOOR. ORICA 'MATT FLAXPOD' CHARCOAL POWDERCOAT

01 PROPOSED SOUTH ELEVATION
1:200@A3 REFER BACK TO DRAWING

Resource Consent

B	11/02/21	JMC	RESOURCE CONSENT
A	15/10/20	DV	RESOURCE CONSENT

Revisions



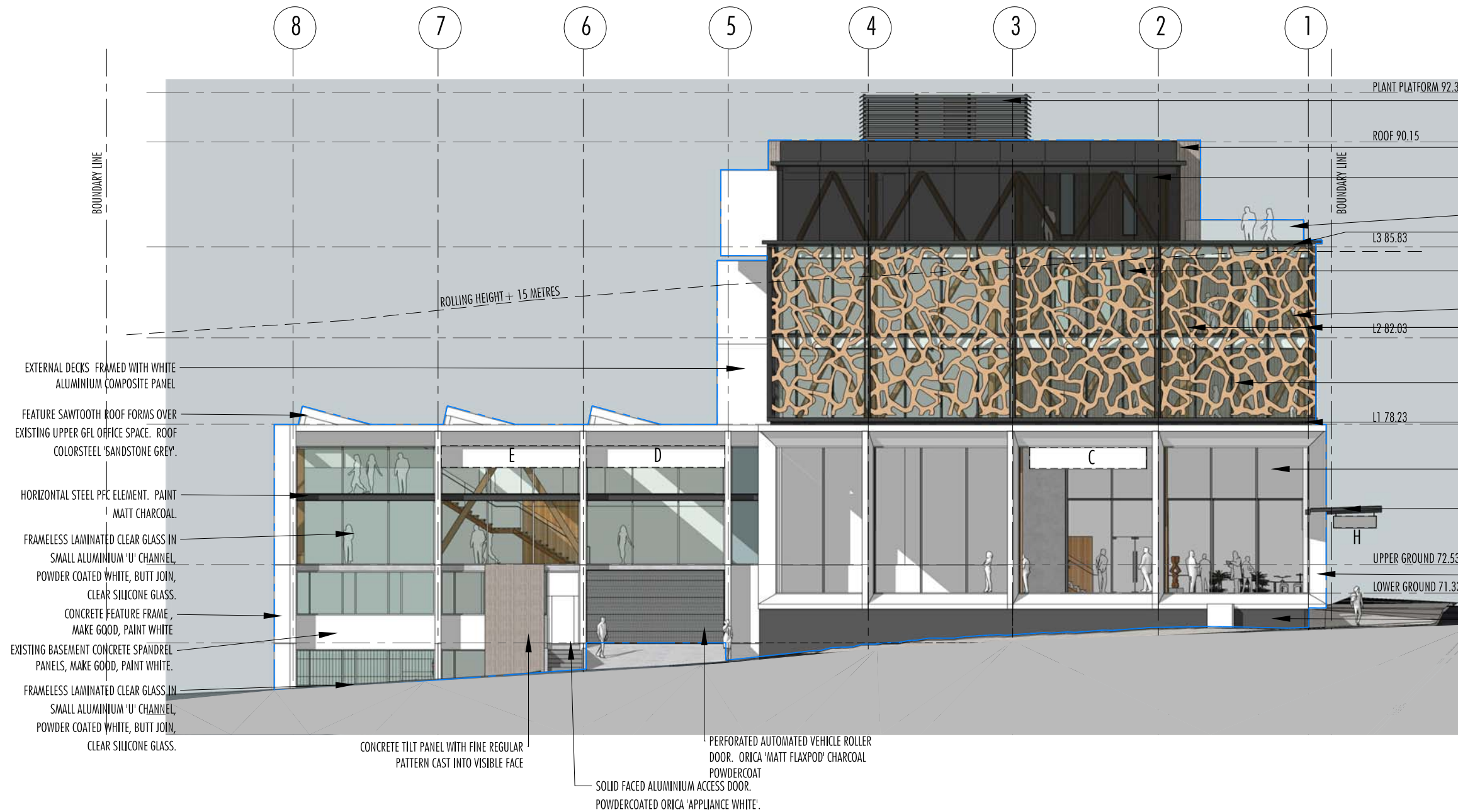
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PROPOSED SOUTH ELEVATION

Scale	1:100@A1	Drawn	DV
Checked	JCY	Date	April 2020

Project no 20101 Sheet A11



HORIZONTAL LOW PROFILE ALUMINIUM LOUVRE SCREENING AROUND ROOFTOP PLANT. ORICA 'MATT FLAXPOD' CHARCOAL POWDERCOAT.

ALUMINIUM COMPOSITE PANEL 'FRAME' L3 OFFICE LEVEL FOLDED PARAPET / 'EYEBROW' ELEMENT. DARK CHARCOAL COLOUR

OFFICE LEVEL 3. HIGH PERFORMANCE ALUMINIUM CURTAINWALL WITH IGU WET GLAZED TINTED GLASS. CURTAINWALL POWDERCOATED ORICA MATT FLAXPOD.

CLEAR LAMINATED SAFETY GLASS DECK HANDRAIL.

ALUMINIUM COMPOSITE 'FRAME' HORIZONTAL CORNICE ELEMENT ABOVE / 200mm SEPARATION FROM FEATURE SHELL SCREEN ELEMENT

OFFICE LEVELS L1/ L2. HIGH PERFORMANCE ALUMINIUM CURTAINWALL WITH IGU WET GLAZED CLEAR GLASS. CURTAINWALL POWDERCOATED ORICA MATT FLAXPOD.

LAMINATED STRUCTURAL 'K' BRACE. NATURAL FINISH SEALED

FEATURE SHELL SCREEN ELEMENT, POWDERCOATED - COLOUR TO MATCH LOCAL HERITAGE CLAY BRICK FACADES, SET OFF ALUMINIUM CURTAIN WITH HIDDEN BRACKETS, WITH VERTICAL DIVISION PLATES FORMING 250mm WIDE GAP.

OFFICE LEVELS L1/ L2. HIGH PERFORMANCE ALUMINIUM CURTAINWALL WITH IGU WET GLAZED CLEAR GLASS. CURTAINWALL POWDERCOATED ORICA MATT FLAXPOD.

ALUMINIUM COMPOSITE 'FRAME' HORIZONTAL CORNICE ELEMENT BELOW / 200mm SEPARATION FROM FEATURE SHELL SCREEN ELEMENT

FRAMELESS LAMINATED CLEAR GLASS IN SMALL ALUMINIUM 'U' CHANNEL, POWDER COATED WHITE, BUTT JOIN, CLEAR SILICONE GLASS.

STEEL CANOPY PAINTED RESENE URACRYL 402 CHARCOAL 'FLAX POD'. LAMINATED PATTERNED CANOPY GLASS ATOP

CONCRETE FEATURE FRAME PAINTED WHITE

CONCRETE PANELLING, BELOW GFL, AND CONCRETE SHOPFRONT FRAME, PAINT DARK CHARCOAL MATT NAWKAW DOWN TO FOOTPATH LEVEL.

Resource Consent

B 11/02/21 JMC RESOURCE CONSENT
A 15/10/20 DV Resource Consent

Revisions

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architects

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01 PROPOSED EAST ELEVATION
1:200@A3 REFER BACK TO DRAWING

SIGNAGE LEGENDS:	
A:	900 x 3800 = 3.50 M ²
B:	900 x 3800 = 3.50 M ²
C:	900 x 5100 = 4.60 M ²
D:	900 x 5800 = 5.20 M ²
E:	900 x 5800 = 5.20 M ²
F:	900 x 5800 = 5.20 M ²
G:	2200 x 3875 = 8.525 M ²
H:	500 x 1800 = 0.90 M ²
ELEVATION = 700 M ²	
SIGNAGE % = C + D+E+H = 16 M ² (2.23 %)	



01 PROPOSED WEST ELEVATION
1:200 @ A3 REFER BACK TO DRAWING

SIGNAGE LEGENDS:	
A	900 x 3800 = 3.50 M ²
B	900 x 3800 = 3.50 M ²
C	900 x 5100 = 4.60 M ²
D	900 x 5800 = 5.20 M ²
E	900 x 5800 = 5.20 M ²
F	900 x 5800 = 5.20 M ²
G	2200 x 3875 = 8.50 M ²
H	500 x 1800 = 0.90 M ²
ELEVATION = 670 M ²	
SIGNAGE % = G + F + H = 15 M ² (2.23 %)	

Resource Consent

B	25/01/21	JMC	RESOURCE CONSENT
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Sheet	
PROPOSED WEST ELEVATION	
Scale	Drawn
1:100 @ A1	DV
Checked	Date
JCY	April 2020
Project no	Sheet
20101	A13

OFFICE LEVEL 3. HIGH PERFORMANCE ALUMINIUM CURTAINWALL WITH IGU WET GLAZED TINTED GLASS. CURTAINWALL POWDERCOATED ORICA MATT FLAXPOD.

ALUMINIUM COMPOSITE PANEL FRAME' L3 OFFICE LEVEL FOLDED PARAPET / EYEBROW' ELEMENT. DARK CHARCOAL COLOUR.

CLEAR LAMINATED SAFETY GLASS DECK HANDRAIL.

OFFICE LEVELS L1/ L2. HIGH PERFORMANCE ALUMINIUM CURTAINWALL WITH IGU WET GLAZED CLEAR GLASS. CURTAINWALL POWDERCOATED ORICA MATT FLAXPOD.

ALUMINIUM COMPOSITE PANEL FRAME' CORNICE ELEMENT, 200mm SEPARATION FROM FEATURE SHELL SCREEN ELEMENT. DARK CHARCOAL COLOUR.

STEEL CANOPY PAINTED RESENE URACRYL 402 CHARCOAL FLAX POD'. LAMINATED PATTERNED CANOPY GLASS ATOP.

FRAMELESS CLEAR GLASS LAMINATED AUTO ENTRY DOORS.

CONCRETE PANELING, BELOW GFL, AND CONCRETE SHOPFRONT FRAME, PAINT DARK CHARCOAL MATT NAWKAW DOWN TO FOOTPATH LEVEL.



MAIN OFFICE ROOF, KINGSPAN INSULATED ROOF SYSTEM, COLORSTEEL GULL GREY'.

ALUMINIUM COMPOSITE PANEL FRAME' L3 OFFICE LEVEL FOLDED PARAPET / EYEBROW' ELEMENT. DARK CHARCOAL COLOUR.

FRR STEEL JOINERY SYSTEM INSET INTO BOUNDARY CONCRETE TILTPANELS. ORICA MATT FLAXPOD' CHARCOAL POWDERCOAT.

CONCRETE TILTPANEL WITH FINE VERTICAL REGULAR PATTERN CAST INTO VISIBLE FACE. MATT SEALED.

FEATURE SHELL SCREEN ELEMENT, POWDERCOATED - COLOUR TO MATCH LOCAL HERITAGE CLAY BRICK FACADES, SET OFF ALUMINIUM CURTAIN WITH HIDDEN BRACKETS, WITH VERTICAL DIVISION PLATES FORMING 250mm WIDE GAP.

LAMINATED STRUCTURAL K' BRACE. NATURAL FINISH SEALED.

FRAMELESS LAMINATED CLEAR GLASS IN SMALL ALUMINIUM U' CHANNEL, POWDER COATED WHITE, BUTT JOIN, CLEAR SILICONE GLASS.

EXISTING GFL CONCRETE SHOPFRONT FRAME STRUCTURE, PAINTED WHITE.

LAMINATED STRUCTURAL COLUMN. NATURAL FINISH SEALED.

MAIN OFFICE ROOF, KINGSPAN INSULATED ROOF SYSTEM, COLORSTEEL GULL GREY'.

ALUMINIUM COMPOSITE PANEL FRAME' L3 OFFICE LEVEL FOLDED PARAPET / EYEBROW' ELEMENT. DARK CHARCOAL COLOUR.

CONCRETE TILTPANEL WITH FINE VERTICAL REGULAR PATTERN CAST INTO VISIBLE FACE. MATT SEALED.

FRR STEEL JOINERY SYSTEM INSET INTO BOUNDARY CONCRETE TILTPANELS. ORICA MATT FLAXPOD' CHARCOAL POWDERCOAT.

FEATURE SOUTHERN EXTERIOR DECKS, FRAMED IN WHITE ALUMINIUM COMPOSITE PANEL.

CLEAR LAMINATED SAFETY GLASS DECK HANDRAIL.

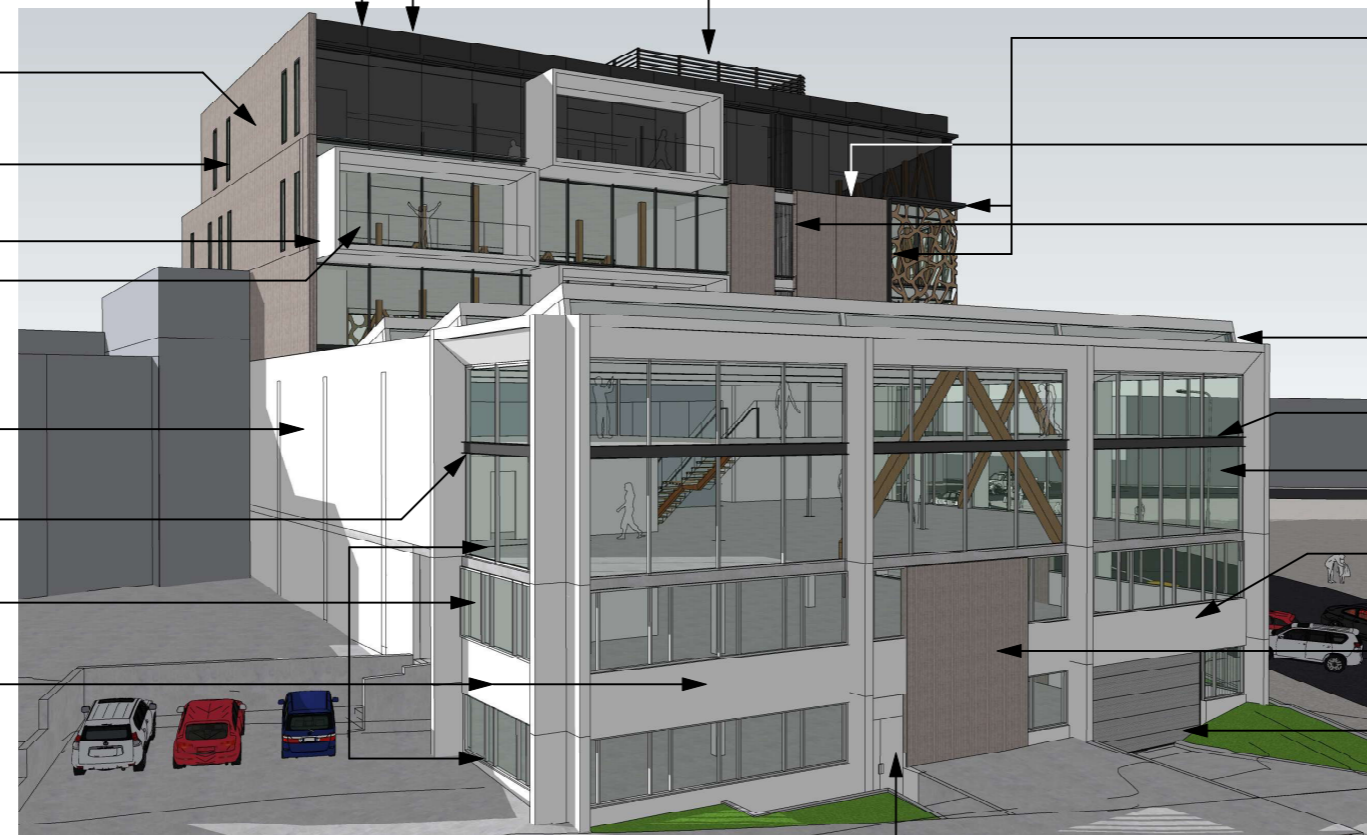
EXISTING BOUNDARY CONCRETE BLOCKWALL, NEW STO' TEXTURED MATT PLASTER SYSTEM, PAINT WHITE.

HORIZONTAL STEEL PFC ELEMENT. PAINT MATT CHARCOAL.

FRAMELESS LAMINATED CLEAR GLASS IN SMALL ALUMINIUM U' CHANNEL, POWDER COATED WHITE, BUTT JOIN, CLEAR SILICONE GLASS.

EXISTING BASEMENT CONCRETE SPANDREL PANELS, MAKE GOOD, PAINT WHITE.

SOLID FACED ALUMINIUM ACCESS DOOR. POWDERCOATED ORICA APPLIANCE WHITE'.



HORIZONTAL LOW PROFILE ALUMINIUM LOUVRE SCREENING AROUND ROOFTOP PLANT. ORICA MATT FLAXPOD' CHARCOAL POWDERCOAT.

ALUMINIUM COMPOSITE PANEL FRAME' CORNICE ELEMENT, 200mm SEPARATION FROM FEATURE SHELL SCREEN ELEMENT. DARK CHARCOAL COLOUR.

CONCRETE TILTPANEL WITH FINE VERTICAL REGULAR PATTERN CAST INTO VISIBLE FACE. MATT SEALED.

HIGH PERFORMANCE ALUMINIUM CURTAINWALL, POWDERCOATED ORICA MATT FLAXPOD. GLASS WITH VERTICAL OPAQUE REGULAR PATTERN FOR VISUAL PRIVACY TO AMENITIES.

FEATURE SAWTOOTH ROOF FORMS OVER EXISTING UPPER GFL OFFICE SPACE. ROOF COLORSTEEL SANDSTONE GREY'.

HORIZONTAL STEEL PFC ELEMENT. PAINT MATT CHARCOAL.

FRAMELESS LAMINATED CLEAR GLASS IN SMALL ALUMINIUM U' CHANNEL, POWDER COATED WHITE, BUTT JOIN, CLEAR SILICONE GLASS.

EXISTING BASEMENT CONCRETE SPANDREL PANELS, MAKE GOOD, PAINT WHITE.

CONCRETE TILTPANEL WITH FINE VERTICAL REGULAR PATTERN CAST INTO VISIBLE FACE. MATT SEALED.

PERFORATED AUTOMATED VEHICLE ROLLER DOOR. ORICA MATT FLAXPOD' CHARCOAL POWDERCOAT.

NOTICE TO CONTRACTORS

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A: design rc approval set feb 21
revisions



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Job
proposed building
addition for jkg

550 Karangahape rd
auckland city

Sheet
proposed building
materiality images

scale
nts@A3
drawn
jcy

checked
ig
date
feb 21

project no
20101
sheet
A15

550 Karangahape Rd Project.

Proposed Building Element Materiality

OFFICE LEVEL 3. HIGH PERFORMANCE ALUMINIUM CURTAINWALL WITH IGU WET GLAZED TINTED GLASS. CURTAINWALL POWDERCOATED ORICA MATT FLAXPOD.

CONCRETE TILTPANEL WITH FINE VERTICAL REGULAR PATTERN CAST INTO VISIBLE FACE. MATT SEALED.

FEATURE SOUTHERN EXTERIOR DECKS, FRAMED IN WHITE ALUMINIUM COMPOSITE PANEL.

CLEAR LAMINATED SAFETY GLASS DECK HANDRAIL.

FEATURE SAWTOOTH ROOF FORMS OVER EXISTING UPPER GFL OFFICE SPACE. ROOF COLORSTEEL SANDSTONE GREY'.

LAMINATED STRUCTURAL K' BRACE. NATURAL FINISH SEALED.

HORIZONTAL STEEL PFC ELEMENT. PAINT MATT CHARCOAL.

FRAMELESS LAMINATED CLEAR GLASS IN SMALL ALUMINIUM U' CHANNEL, POWDER COATED WHITE, BUTT JOIN, CLEAR SILICONE GLASS.

EXISTING BASEMENT CONCRETE SPANDREL PANELS, MAKE GOOD, PAINT WHITE.

SOLID FACED ALUMINIUM ACCESS DOOR. POWDERCOATED ORICA APPLIANCE WHITE'.

CONCRETE TILTPANEL WITH FINE VERTICAL REGULAR PATTERN CAST INTO VISIBLE FACE. MATT SEALED.

PERFORATED AUTOMATED VEHICLE ROLLER DOOR. ORICA MATT FLAXPOD' CHARCOAL POWDERCOAT.

MAIN OFFICE ROOF, KINGSPAN INSULATED ROOF SYSTEM, COLORSTEEL GULL GREY'.

ALUMINIUM COMPOSITE PANEL FRAME' L3 OFFICE LEVEL FOLDED PARAPET / EYEBROW' ELEMENT. DARK CHARCOAL COLOUR.

OFFICE LEVEL 3. HIGH PERFORMANCE ALUMINIUM CURTAINWALL WITH IGU WET GLAZED TINTED GLASS. CURTAINWALL POWDERCOATED ORICA MATT FLAXPOD.

CLEAR LAMINATED SAFETY GLASS DECK HANDRAIL.

OFFICE LEVELS L1/ L2. HIGH PERFORMANCE ALUMINIUM CURTAINWALL WITH IGU WET GLAZED CLEAR GLASS. CURTAINWALL POWDERCOATED ORICA MATT FLAXPOD.

FEATURE SAWTOOTH ROOF FORMS OVER EXISTING UPPER GFL OFFICE SPACE. ROOF COLORSTEEL SANDSTONE GREY'.

FRAMELESS LAMINATED CLEAR GLASS IN SMALL ALUMINIUM U' CHANNEL, POWDER COATED WHITE, BUTT JOIN, CLEAR SILICONE GLASS.

EXISTING GFL CONCRETE SHOPFRONT FRAME STRUCTURE, PAINTED WHITE.

SERVICES ROOM ENTRY DOORS SET INTO BASE CONCRETE PANELING, DARK CHARCOAL MATT TO MATCH NAWKAW.

CONCRETE PANELING, BELOW GFL, AND CONCRETE SHOPFRONT FRAME, PAINT DARK CHARCOAL MATT NAWKAW DOWN TO FOOTPATH LEVEL.



FRAMELESS LAMINATED CLEAR GLASS IN SMALL ALUMINIUM U' CHANNEL, POWDER COATED WHITE, BUTT JOIN, CLEAR SILICONE GLASS.

MAIN OFFICE ROOF, KINGSPAN INSULATED ROOF SYSTEM, COLORSTEEL GULL GREY'.

ALUMINIUM COMPOSITE PANEL FRAME' L3 OFFICE LEVEL FOLDED PARAPET / EYEBROW' ELEMENT. DARK CHARCOAL COLOUR.

CLEAR LAMINATED SAFETY GLASS DECK HANDRAIL.

ALUMINIUM COMPOSITE PANEL FRAME' CORNICE ELEMENT, 200mm SEPARATION FROM FEATURE SHELL SCREEN ELEMENT. DARK CHARCOAL COLOUR.

FEATURE SHELL SCREEN ELEMENT, POWDERCOATED - COLOUR TO MATCH LOCAL HERITAGE CLAY BRICK FACADES, SET OFF ALUMINIUM CURTAIN WITH HIDDEN BRACKETS, WITH VERTICAL DIVISION PLATES FORMING 250mm WIDE GAP.

CONCRETE TILTPANEL WITH FINE VERTICAL REGULAR PATTERN CAST INTO VISIBLE FACE. MATT SEALED.

LAMINATED STRUCTURAL COLUMN. NATURAL FINISH SEALED.

LAMINATED STRUCTURAL K' BRACE. NATURAL FINISH SEALED.

FRAMELESS LAMINATED CLEAR GLASS IN SMALL ALUMINIUM U' CHANNEL, POWDER COATED WHITE, BUTT JOIN, CLEAR SILICONE GLASS.

EXISTING GFL CONCRETE SHOPFRONT FRAME STRUCTURE, PAINTED WHITE.

CONCRETE PANELING, BELOW GFL, AND CONCRETE SHOPFRONT FRAME, PAINT DARK CHARCOAL MATT NAWKAW DOWN TO FOOTPATH LEVEL.



HORIZONTAL LOW PROFILE ALUMINIUM LOUVRE SCREENING AROUND ROOFTOP PLANT. ORICA MATT FLAXPOD' CHARCOAL POWDERCOAT.

CONCRETE TILTPANEL WITH FINE VERTICAL REGULAR PATTERN CAST INTO VISIBLE FACE. MATT SEALED.

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OFFICE LEVELS L1/ L2. HIGH PERFORMANCE ALUMINIUM CURTAINWALL WITH IGU WET GLAZED CLEAR GLASS. CURTAINWALL POWDERCOATED ORICA MATT FLAXPOD.

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FRAMELESS LAMINATED CLEAR GLASS IN SMALL ALUMINIUM U' CHANNEL, POWDER COATED WHITE, BUTT JOIN, CLEAR SILICONE GLASS.

STEEL CANOPY PAINTED RESENE URACRYL 402 CHARCOAL FLAXPOD'. LAMINATED PATTERNED CANOPY GLASS ATOP.

EXISTING GFL CONCRETE SHOPFRONT FRAME STRUCTURE, PAINTED WHITE.

FRAMELESS CLEAR GLASS LAMINATED AUTO ENTRY DOORS.

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architects

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Job

proposed building
addition for jkg

550 Karangahape rd
auckland city

Sheet

proposed building
materiality images

scale nts@A3 drawn jcy

checked ig date feb 21

project no 20101 sheet A16

550 Karangahape Rd Project.

Proposed Building Element Materiality



STEEL CANOPY PAINTED RESENE URACRYL 402 CHARCOAL FLAX POD'. LAMINATED PATTERNED CANOPY GLASS ATOP.



FEATURE SHELL SCREEN ELEMENT, POWDERCOATED – COLOUR TO MATCH LOCAL HERITAGE CLAY BRICK FACADES, SET OFF ALUMINIUM CURTAIN WITH HIDDEN BRACKETS, WITH VERTICAL DIVISION PLATES FORMING 250mm WIDE GAP.



OFFICE LEVELS L1/ L2. HIGH PERFORMANCE ALUMINIUM CURTAINWALL WITH IGU WET GLAZED CLEAR GLASS. CURTAINWALL POWDERCOATED ORICA MATT FLAXPOD.



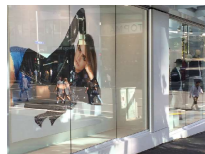
OFFICE LEVEL 3. HIGH PERFORMANCE ALUMINIUM CURTAINWALL WITH IGU WET GLAZED TINTED GLASS. CURTAINWALL POWDERCOATED ORICA MATT FLAXPOD.

Flaxpod 9159145h

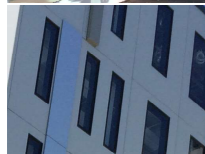


ALUMINIUM COMPOSITE PANEL FRAME' L3 OFFICE LEVEL FOLDED PARAPET / EYEBROW' ELEMENT. DARK CHARCOAL COLOUR.

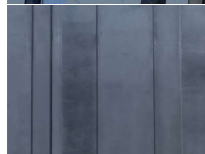
ALUMINIUM COMPOSITE PANEL FRAME' CORNICE ELEMENT, 200mm SEPARATION FROM FEATURE SHELL SCREEN ELEMENT. DARK CHARCOAL COLOUR.



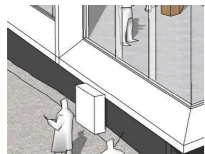
FRAMELESS LAMINATED CLEAR GLASS IN SMALL ALUMINIUM U' CHANNEL, POWDER COATED WHITE, BUTT JOIN, CLEAR SILICONE GLASS.



FRR STEEL JOINERY SYSTEM INSET INTO BOUNDARY CONCRETE TILTPANELS. ORICA MATT FLAXPOD' CHARCOAL POWDERCOAT.



CONCRETE PANELING, BELOW GFL, AND CONCRETE SHOPFRONT FRAME, PAINT DARK CHARCOAL MATT NAWKAW DOWN TO FOOTPATH LEVEL.



EXISTING GFL CONCRETE SHOPFRONT FRAME STRUCTURE, PAINTED WHITE.



FRAMELESS CLEAR GLASS LAMINATED AUTO ENTRY DOORS.



LAMINATED STRUCTURAL 'K' BRACE. NATURAL FINISH SEALED.



LAMINATED STRUCTURAL COLUMN. NATURAL FINISH SEALED.



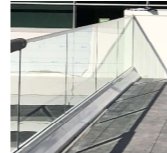
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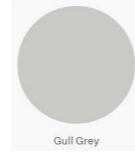
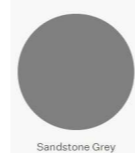
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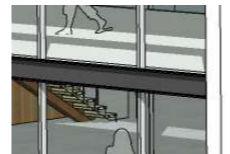


FEATURE SOUTHERN EXTERIOR DECKS, FRAMED IN WHITE ALUMINIUM COMPOSITE PANEL.



FEATURE SAWTOOTH ROOF FORMS OVER EXISTING UPPER GFL OFFICE SPACE. ROOF COLORSTEEL 'SANDSTONE GREY'.

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proposed building
addition for jkgl

550 Karangahape rd
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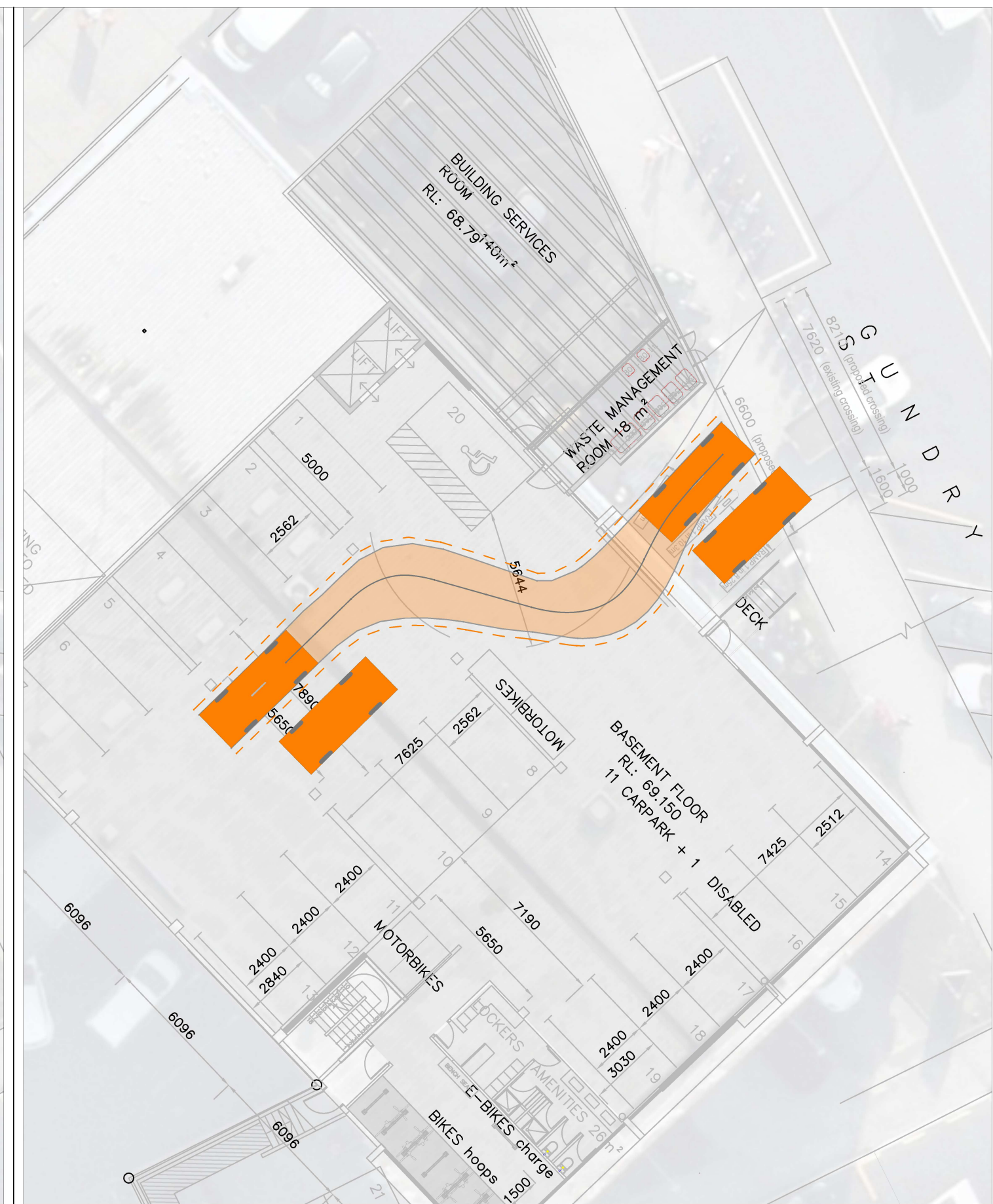
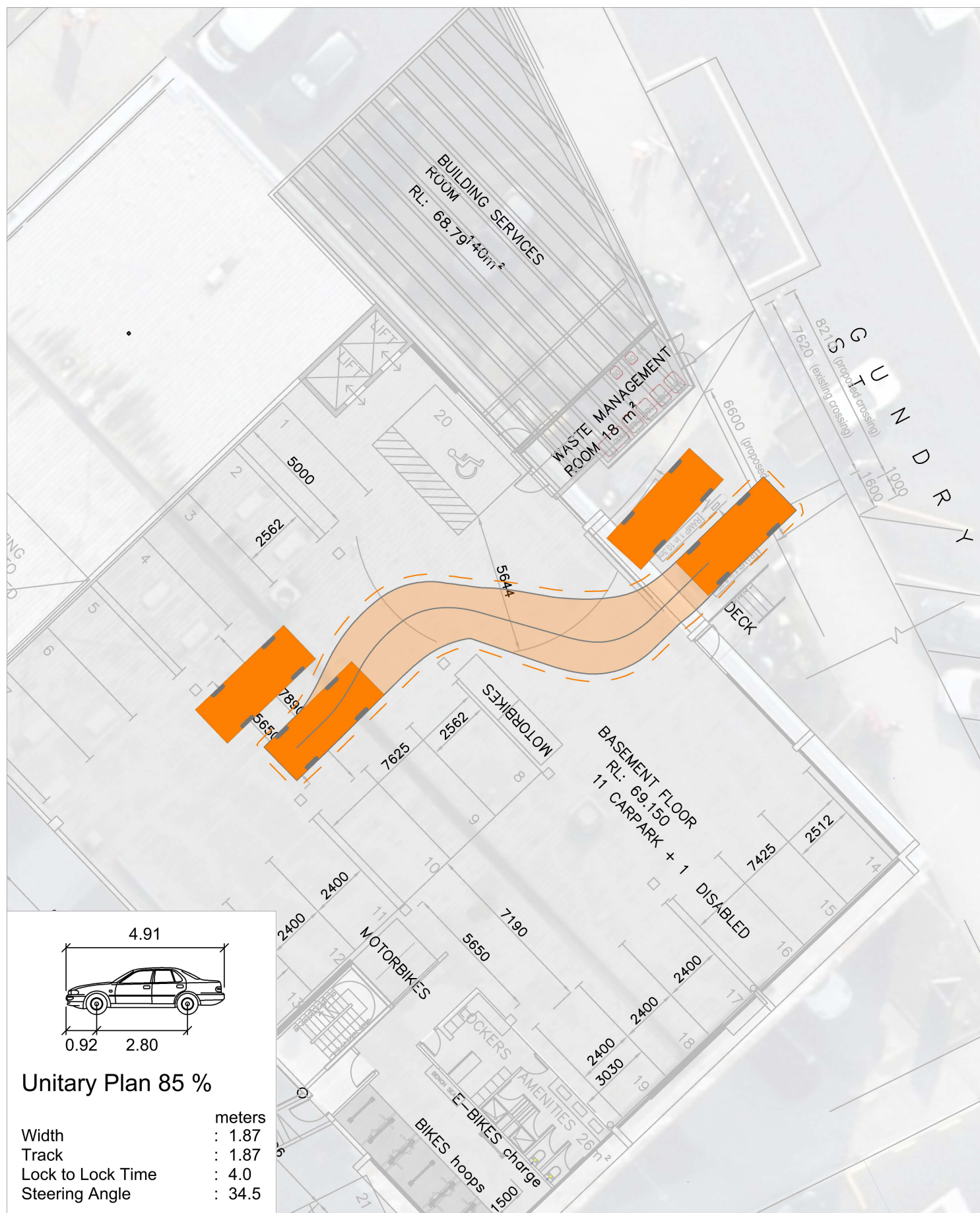
proposed materiality
example images

scale nts@A3	drawn jcy
checked ig	date feb 21

project no 20101	sheet A17
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550 Karangahape Rd Project.

Proposed Building Element Materiality – Example Images



Unitary Plan 85 %

Width : 1.87 meters
 Track : 1.87
 Lock to Lock Time : 4.0
 Steering Angle : 34.5

Revision notes:		
Rev:	Date:	Notes:

Drawn by: TG J001758	Client:
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Project: 538 Karangahape Road, Grafton Proposed Residential Development	Drawing Title: Vehicle Tracking Northern Aisle - Section 92
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Date: 11 March 2021	Scale @ A3: 1:200
Revision: E	

commute
TRANSPORTATION CONSULTANTS

1A