

NORTH ISLAND MAIN TRUNK RAILWAY

LOT 2 DP 383039



NOTES

NOTE
All areas, boundaries and easements subject to confirmation by a registered surveyor.

LOT 1 DP 383039

KEY

- Reserve 1615m²
- Footpath 1500mm wide
- Road Berm
- 2.4 x 6.1m (varies) Parallel Parks and Carriageway
- 3.5 x 5.5m Parking Pad / Carport & ROW / Driveways
- Type 2S1 - 2 Bed Single Storey
- Type 2S2 - 2 Bed Single Storey 75m²
- Type 3S1 - 3 Bed Single Storey
- Type 3S2 - 3 Bed Single Storey 106m²
- Type 2S3 - 2 Bed Single Storey - 100m² including garage
- Type 2D1 - 2 Bed / Two Storey Duplex - 82m²
- Type 3D1 - 3 Bed / Two Storey Duplex - 115m²
- Type 4D1 - 4 Bed / Two Storey
- Type 4D2 - 4 Bed / Two Storey with Accessible Bed & Bath - 138m²
- Type 4D3 - 3 Bed / 2 Storey Terrace Housing
- 4.5mØ Living Court
- PNCC Sewer Easement

THIS SCHEME CONFIGURATION:

- 33 - Two bed (Single level)
- 13 - Three bed (Single level)
- 16 - Two bed (Two storey - Duplex)
- 2 - Three bed (Two storey - Duplex)
- 9 - Four bed (Two storey)
- 24 - Three Bed (Two storey Terraces)

97 TOTAL

NOTES:

- A. All sites have a carpark on site - over 95% of lots have two parking spaces on site.
- B. 10 public parks at ends of the Reserve
- C. Scope for Community Centre
- D. Lots 29 & 31 are less than 3.0m from front boundary

DP 23123

TREMAINE AVE

Scheme Plan

SCALE - 1 : 500 @A1

Scale @ A1 0mm 10 20 30 40 50 60 70 80 90 100

Scale @ A3 0mm 10 20 30 40 50

H:\5159\5159 Drawings\5159 Sketch\5159 Kingsgate Scheme Plan - Current May 2023\5159 Site Plan - Revision V - Kainga Ora - 231123.rvt

REVISIONS

PROJECT

Oriana Reserve

CLIENT

Kingsgate Holdings Ltd

ADDRESS

Kingsgate Drive,
Palmerston North

DRAWING

SCHEME PLAN
Option 1

DATE

May 2024

SCALE - original is A1

A1 = 1:500

A3 = 1:1000

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PRACTICE

NZC
PRACTICE

PRELIMINARY

JOB NUMBER

5159

DRAWING NUMBER

P1.09

REVISION

V10

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KEY

- Reserve 1615m²
- Footpath 1800mm wide
- Road Berm - varies
- Carriageway
- 3.5 x 5.5m Parking Pad
(or double parking pad 6 x 5.5m)
- Type 2S1 - 2 Bed Single Storey
75m²
- Type 2S2 - 2 Bed / Single Storey
- Type 3S1 - 3 Bed / Single Storey
106m²
- Type 3S2 - 3 Bed / Single Storey
- Type 2D1 - 2 Bed / Two Storey Duplex -
82m²
- Type 2D2 - 2 Bed / Two Storey Duplex
- Type 3D1 - 3 Bed / Two Storey Duplex -
115m²
- Type 4D1 - 3 or 4 Bed / 2 Storey Terrace
Housing
- Type 4D2 - 4 Bed / Two Storey
- 4.5mØ Living Court
- PNCC Sewer Easement

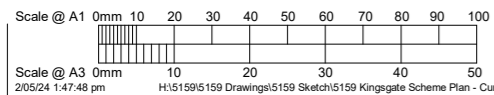
THIS SCHEME CONFIGURATION:

- # - 34 Section A
- # - 59 Section B
- 93

DP 23123

Proposed Scheme Plan

SCALE - 1 : 500 @A1



- NOTES
- The proposed layout is subject to land use consent from PNCC.
 - A B85 percentile car with 5.8m turn radius as per NZS 2890.1:2004 has been relied on for the vehicle turning for the proposed layout.

REVISIONS
PROJECT
Kingsgate

CLIENT
Kingsgate Holdings Ltd

ADDRESS
Kingsgate Grove,
Palmerston North

DRAWING
Scheme Plan
Option 2

DATE
May 2024

SCALE - original is A1
A1 = 1:50
A3 = 1:100

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PRACTICE

PRELIMINARY

JOB NUMBER
5159

DRAWING NUMBER
P1.23

REVISION
Z14

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