

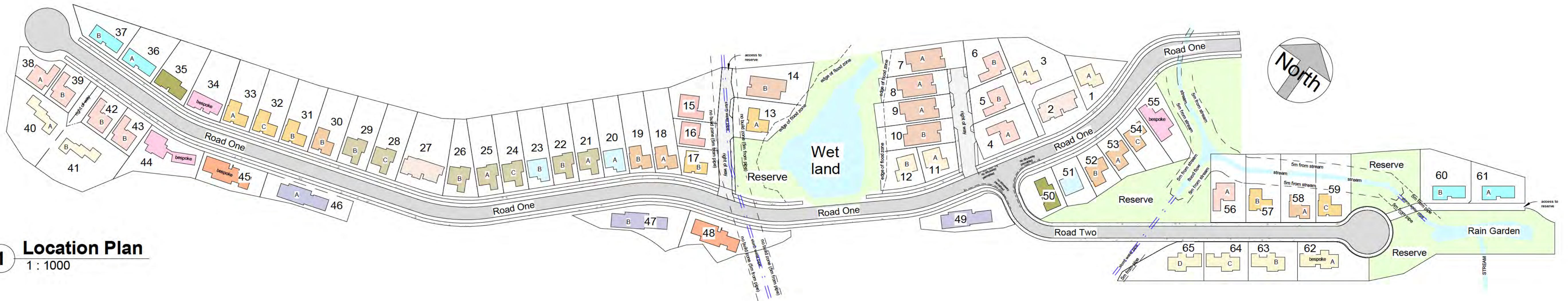
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Cannon Point West Block

Totara Park
Upper Hutt



SITE INFORMATION
District Council: Upper Hutt City Council
Zone: Rural & Plan Change 50 (Residential)
Wind Zone: High
Climate Zone: Zone 4
Earthquake: Zone 3
Exposure: Zone C



1 Location Plan
1 : 1000

Schedule of Site Areas & Site Cover				
Proposed Site Cover				
LOT	Area	Buildings	Decks	Site Cover
1	377 m2	85m2	0m2	85m2 or 22.6%
2	419 m2	145m2	0m2	145m2 or 34.6%
3	640 m2	85m2	0m2	85m2 or 13.3%
4	454m2	94m2	0m2	94m2 or 21%
5	363m2	94m2	0m2	94m2 or 26%
6	366m2	94m2	0m2	94m2 or 26%
7	467m2	150m2	0m2	94m2 or 32%
8	358m2	150m2	0m2	94m2 or 26.3%
9	395m2	150m2	0m2	94m2 or 38%
10	399m2	150m2	0m2	94m2 or 37.6%
11	257 m2	85m2	0m2	85m2 or 33%
12	336 m2	85m2	0m2	85m2 or 25.3%
13	450 m2	83m2	0m2	83m2 or 18.5%
14	588 m2	150m2	0m2	150m2 or 25.5%
15	450 m2	101m2	0m2	101m2 or 22.5%
16	246 m2	101m2	0m2	101m2 or 41%
17	259 m2	83m2	0m2	83m2 or 32%
18	463 m2	81m2	0m2	81m2 or 17.5%
19	436 m2	81m2	0m2	81m2 or 18.6%
20	430 m2	85m2	0m2	85m2 or 20%
21	430 m2	88m2	0m2	88m2 or 20.5%
22	430 m2	88m2	0m2	88m2 or 20.5%
23	430 m2	85m2	0m2	85m2 or 20%
24	430 m2	88m2	0m2	88m2 or 20.5%
25	430 m2	88m2	0m2	88m2 or 20.5%
26	397 m2	88m2	0m2	88m2 or 21.4%
27	693 m2	145m2	0m2	145m2 or 21%
28	471 m2	87m2	0m2	87m2 or 18.5%
29	458 m2	87m2	0m2	87m2 or 19%
30	446 m2	81m2	0m2	81m2 or 18.2%
31	436 m2	83m2	0m2	83m2 or 19%
32	438 m2	83m2	0m2	83m2 or 19%
33	437 m2	83m2	0m2	83m2 or 19.1%

Schedule of Site Areas & Site Cover				
Proposed Site Cover				
LOT	Area	Buildings	Decks	Site Cover
34	488 m2	95m2	0m2	95m2 or 19.5%
35	441m2	98m2	0m2	98 m2 or 22.3%
36	403m2	86m2	0m2	86m2 or 21.4%
37	387m2	86m2	0m2	86m2 or 22.3%
38	284m2	94m2	0m2	94m2 or 33%
39	248m2	94m2	0m2	94m2 or 38%
40	763m2	85m2	0m2	85m2 or 11%
41	902m2	85m2	0m2	85m2 or 9.4%
42	247m2	94m2	0m2	94m2 or 38%
43	249m2	94m2	0m2	94m2 or 38%
44	557m2	143m2	0m2	143m2 or 25.7%
45	401m2	160m2	0m2	160m2 or 40%
46	429m2	149m2	0m2	149m2 or 34.8%
47	607m2	164 m2	0m2	164m2 or 27%
48	602m2	160m2	0m2	160 m2 or 27%
49	485m2	164m2	0m2	164m2 or 33.8%
50	338m2	98m2	0m2	98m2 or 29%
51	285m2	85m2	0m2	85m2 or 30%
52	251m2	81m2	0m2	81m2 or 32.3%
53	252m2	81m2	0m2	81m2 or 32%
54	341m2	83m2	0m2	83m2 or 24.3%
55	421m2	135m2	0m2	135m2 or 32%
56	510m2	94m2	0m2	94 m2 or 18.5%
57	510m2	83m2	0m2	83m2 or 16.3%
58	511m2	81m2	0m2	81m2 or 16%
59	500m2	83m2	0m2	83m2 or 17%
60	535m2	86m2	0m2	86 m2 or 16%
61	398m2	86m2	0m2	86m2 or 22.4%
62	527m2	113m2	0m2	113m2 or 21.4%
63	413m2	98m2	0m2	98m2 or 23.7%
64	368m2	98m2	0m2	98m2 or 26.6%
65	517m2	98m2	0m2	98m2 or 19%

Dwelling Typologies

	Type 1A	Lot 1 Lot 3 Lot 11	2 Story 3 beds, garage, 2.5 bathrooms, study
	Type 1B (mirror of Type 1A)	Lot 12	155m2 2 Story 3 beds, garage, 2.5 bathrooms, study
	Type 2	Lot 2 Lot 27	145m2 Single Story 3 beds, garage, 2.5 bathrooms
	Type 2A	Lot 4 Lot 38 Lot 56	162m2 2 Story 3 beds, garage, 2.5 bathrooms, study
	Type 2B (mirror of Type 2A)	Lot 5 Lot 6 Lot 39 Lot 42 Lot 43	162m2 2 Story 3 beds, garage, 2.5 bathrooms, study
	Type 3A	Lot 7 Lot 8 Lot 9	149m2 Single Story 3 beds, garage, 2.5 bathrooms
	Type 3B (mirror of Type 3A)	Lot 10 Lot 14	149m2 Single Story 3 beds, garage, 2.5 bathrooms
	Type 4A	Lot 13 Lot 33	159m2 2 Story 3 beds, garage, 2.5 bathrooms
	Type 4B	Lot 17 Lot 31 Lot 57	159m2 2 Story 3 beds, garage, 2.5 bathrooms
	Type 4C	Lot 32 Lot 59	159m2 2 Story 3 beds, garage, 2.5 bathrooms
	Type 5	Lot 15 Lot 16	101m2 Single Story 2 beds, garage, 2 bathrooms
	Type 6A	Lot 18 Lot 53 Lot 58	154m2 2 Story 3 beds, garage, 2.5 bathrooms
	Type 6B	Lot 19 Lot 30 Lot 52	154m2 2 Story 3 beds, garage, 2.5 bathrooms
	Type 6C	Lot 32 Lot 54	154m2 2 Story 3 beds, garage, 2.5 bathrooms
	Type 7A	Lot 20 Lot 51	154m2 2 Story 3 beds, garage, 2.5 bathrooms, study
	Type 7B	Lot 23	154m2 2 Story 3 beds, garage, 2.5 bathrooms, study
	Type 8A	Lot 21 Lot 25	158m2 2 Story 3 beds, garage, 2.5 bathrooms, study
	Type 8B	Lot 22 Lot 26 Lot 29	158m2 2 Story 3 beds, garage, 2.5 bathrooms, study
	Type 8C	Lot 24 Lot 28	158m2 2 Story 3 beds, garage, 2.5 bathrooms, study

	Type 9	Lot 34	158m2 2 Story 4 beds, garage, 2.5 bathrooms, study
	Type 10	Lot 35 Lot 50	169m2 2 Story 4 beds, garage, 2.5 bathrooms, study
	Type 11A	Lot 36 Lot 61	172m2 2 Story 3 beds, garage, 2.5 bathrooms
	Type 11B	Lot 37 Lot 60	172m2 2 Story 3 beds, garage, 2.5 bathrooms
	Type 12A	Lot 40	148m2 2 Story 3 beds, garage, 2.5 bathrooms
	Type 12B (mirror of Type 12A)	Lot 41	148m2 2 Story 3 beds, garage, 2.5 bathrooms
	Type 13	Lot 44	143m2 Single Story 3 beds, single garage, 2.5 bathrooms
	Type 14	Lot 45 Lot 48	159m2 Single Story 3 beds, double garage, 2.5 bathrooms
	Type 15A	Lot 46	148m2 Single Story 4 beds, single garage, 2.5 bathrooms
	Type 15B	Lot 47 Lot 49	164m2 Single Story 4 beds, double garage, 2.5 bathrooms
	Type 16	Lot 55	133m2 Single Story (split level) 3 beds, single garage, 2 baths
	Type 17A	Lot 62	196m2 Two Story 4 beds, double garage, study 2.5 bathrooms
	Type 17B	Lot 63	167m2 Single Story 3 beds, single garage, study 2.5 bathrooms
	Type 17C	Lot 64	167m2 Single Story 3 beds, single garage, study 2.5 bathrooms
	Type 17D	Lot 65	167m2 Single Story 3 beds, single garage, study 2.5 bathrooms

2 Site Cover
1 : 100

3 Typologies
1 : 1000



1 **Street View H1 - 11**
1 : 150



2 **Street View H12 - 20**
1 : 150



3 **Street View H21 - 26**
1 : 100



4 **Street View H27 - 30**
1 : 100

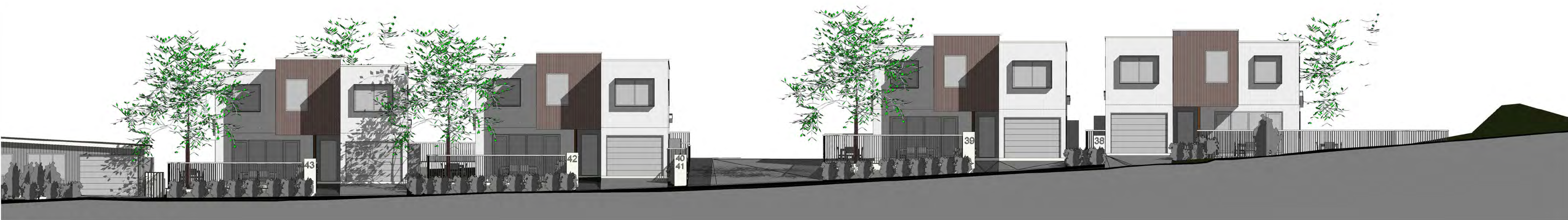
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aymac architecture limited	
5/88 Oriental Parade Oriental Bay Wellington	
Phone	09 222 9122
Email	info@aymac.co.nz
Date	09/05/2026
Designed	Aymac
Drawn	Aymac
Checked	Aymac
Scale	As indicated
Revision	
Project Number	Sheet Number
2409	A102



1 Street View H31 - 35
1 : 100



2 Street View H36 - 37
1 : 100



3 Street View H38 - 43
1 : 100

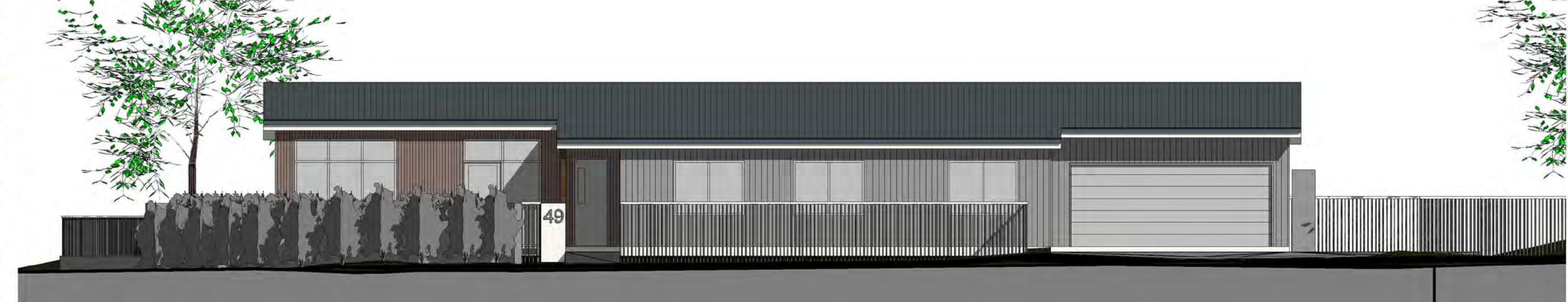


4 Street View H44 - 45
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Street Elevations	
Project	
Cannon Point West Block Totara Park Upper Hutt	
aymac architecture limited	
5/68 Oriental Parade Oriental Bay Wellington Phone 5 9(2)(a) Email 5 9(2)(a)	
Date	09/05/2026
Designed	Aymac
Drawn	Aymac
Checked	Aymac
Scale	1 : 100
Revision	
Project Number	2409
Sheet Number	A103



1 **Street View H46**
1 : 100



3 **Street View H49**
1 : 100



2 **Street View H47 & 48**
1 : 100



4 **Street View H50 - 55**
1 : 100



6 **Street View H62 - 65**
1 : 100



5 **Street View H56 - 59**
1 : 100

Sheet	
Street Elevations	
Project	
Cannon Point West Block Totara Park Upper Hutt	
aymac architecture limited	
5/88 Oriental Parade Oriental Bay Wellington Phone 5 9(2)(a) Email 5 9(2)(a)	
Date	09/05/2026
Designed	Aymac
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Revision	
Project Number	2409
Sheet Number	A104



1 Lot 1 - Lower
1 : 100

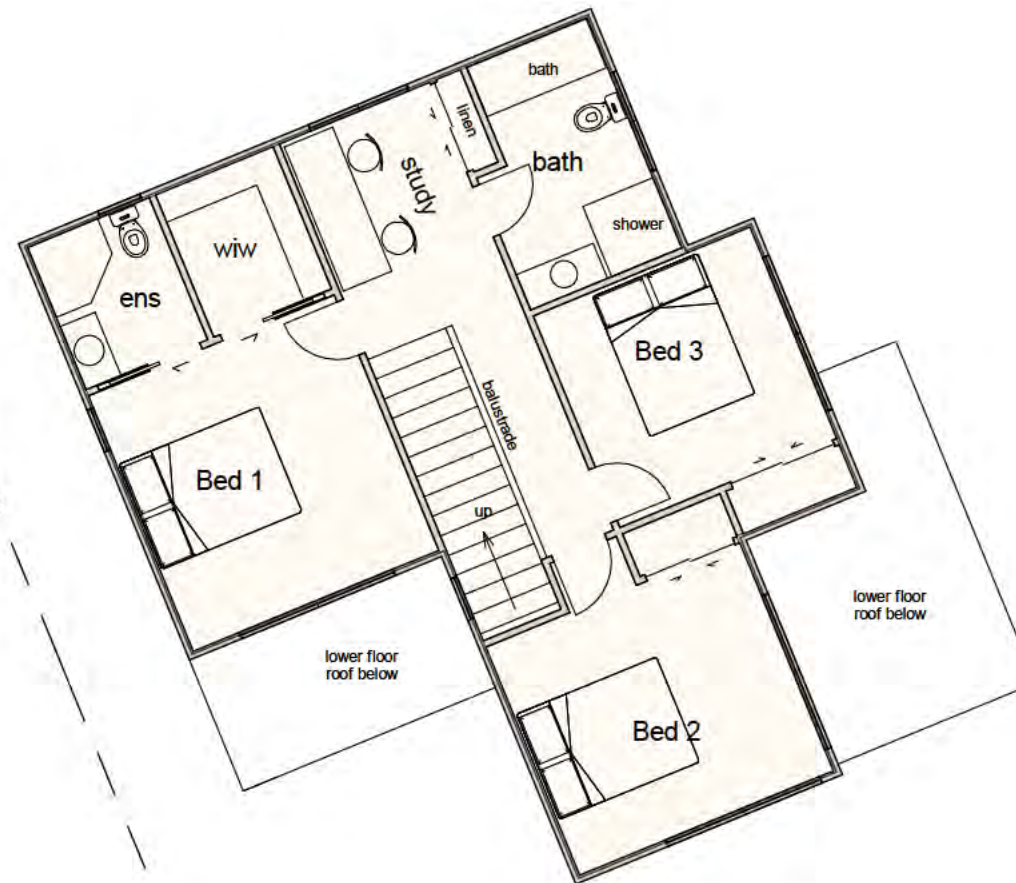
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Lot 1 - Lower
Project
Cannon Point West Block
Totara Park
Upper Hutt

aymac
architecture
limited

5/88 Oriental Parade
Oriental Bay
Wellington
Phone s 9(2)(a)
Email s 9(2)(a)

Date	09/05/2026
Designed	Aymac
Drawn	Aymac
Checked	Aymac
Scale	As indicated
Revision	

Project Number	Sheet Number
2409	A105



1 Lot 1 - Upper 1 : 100

Sheet	aymac architecture limited 5/88 Oriental Parade Oriental Bay Wellington Phone s 9(2)(a) Email s 9(2)(a)	Date 09/05/2026
Lot 1 - Upper		Designed Aymac
Project		Drawn Aymac
Cannon Point West Block		Checked Aymac
Totara Park		Scale 1 : 100
Upper Hutt		Revision
		Project Number Sheet Number
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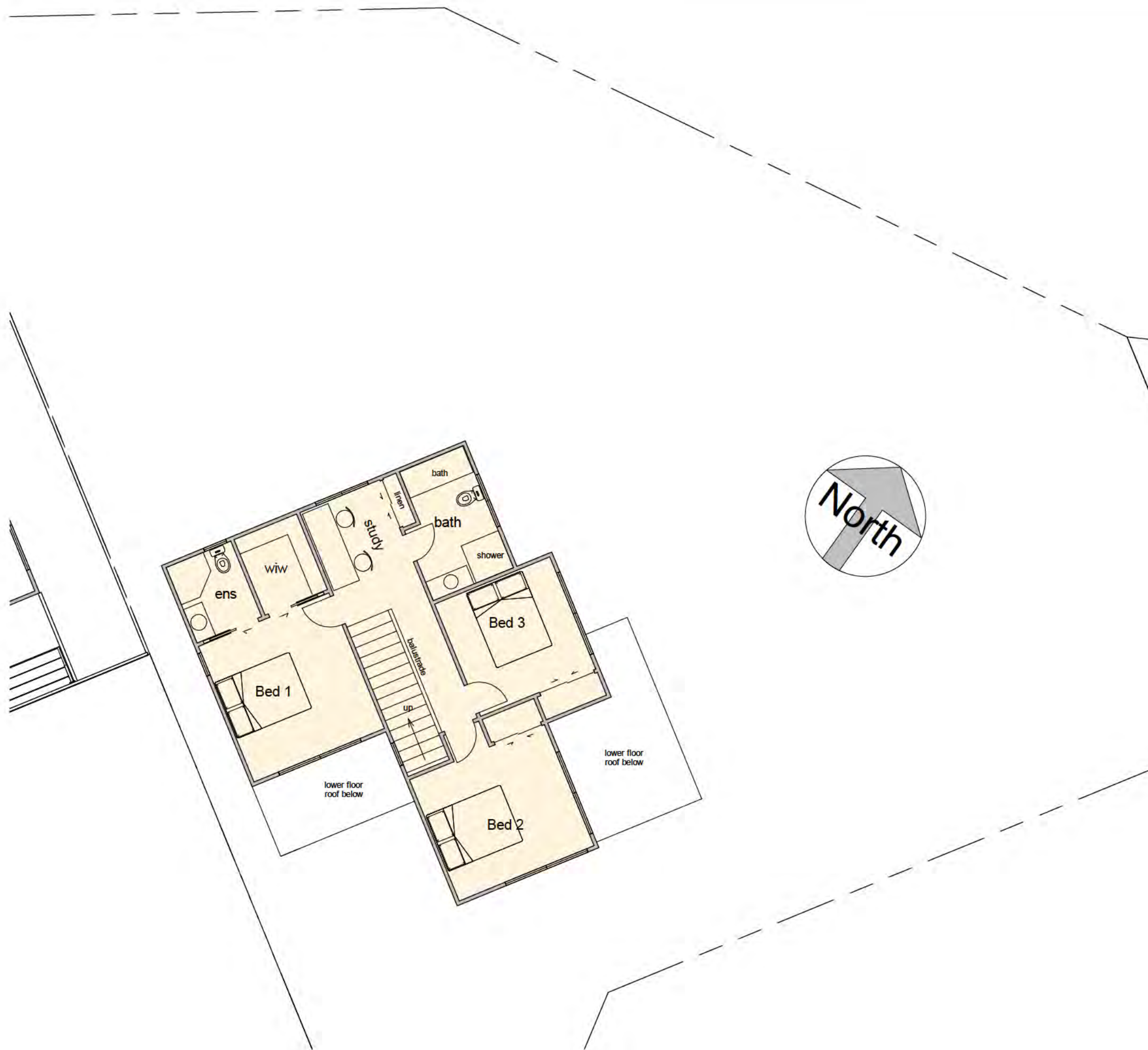


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Project	
Cannon Point West Block Totara Park Upper Hutt	
aymac architecture limited	
5/88 Oriental Parade oriental Bay Wellington Phone s 9(2)(a) Email s 9(2)(a)	
Date	09/05/2026
Designed	Designer
Drawn	Author
Checked	Checker
Scale	As indicated
Revision	
Project Number	Sheet Number
2409	A107

1 Lot 2 - plan
1 : 100



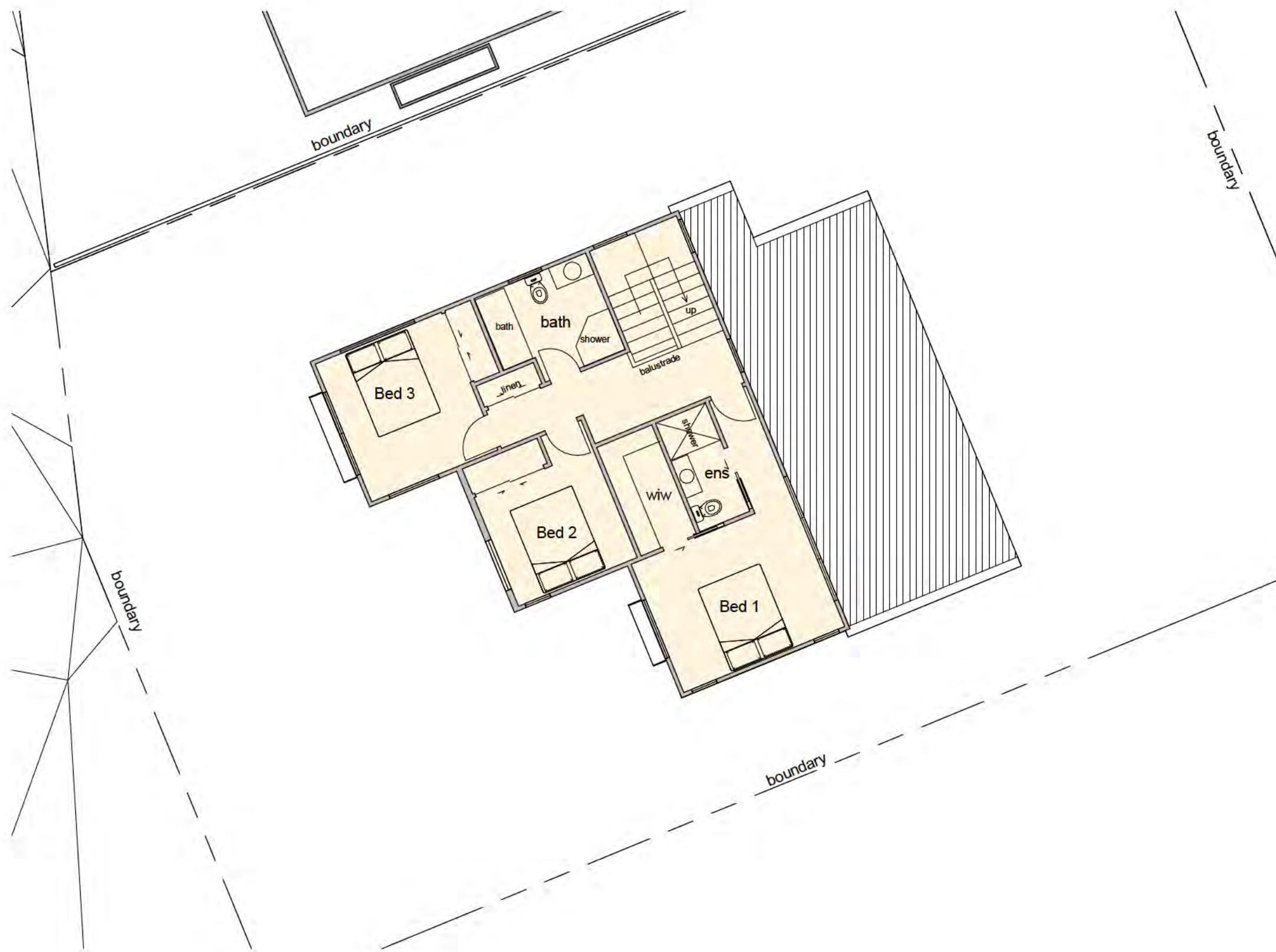
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Totara Park Upper Hutt	
aymac architecture limited	
5/88 Oriental Parade oriental Bay Wellington	
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Date	09/05/2026
Designed	Aymac
Drawn	Aymac
Checked	Aymac
Scale	As indicated
Revision	
Project Number	Sheet Number
2409	A108



Sheet	
Lot 3 - Upper	
Project	
Cannon Point West Block Totara Park Upper Hutt	
aymac architecture limited	
5/88 Oriental Parade oriental Bay Wellington	
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Email	s 9(2)(a)
Date	09/05/2026
Designed	Aymac
Drawn	Aymac
Checked	Aymac
Scale	1 : 100
Revision	
Project Number	Sheet Number
2409	A109



Sheet	
Lot 4 - Lower	
Project	
Cannon Point West Block Totara Park Upper Hutt	
	
5/88 Oriental Parade Oriental Bay Wellington Phone: 9(2)(a) [REDACTED] Email: 9(2)(a) [REDACTED]	
Date	: 09/05/2026
Designed	: Aymac
Drawn	: Aymac
Checked	: Aymac
Scale	: As indicated
Revision	
Project Number	Sheet Number
2409	A110



1

Lot 4 - Upper

1 : 100

Sheet	
Lot 4 - Upper	
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Cannon Point West Block Totara Park Upper Hutt	
aymac architecture limited	
5/88 Oriental Parade oriental Bay Wellington	
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Email	s 9(2)(a)
Date 09/05/2026	
Designed	Aymac
Drawn	Aymac
Checked	Aymac
Scale	1 : 100
Revision :	
Project Number	Sheet Number
2409	A111



1 Lot 5 - Lower
1 : 100

Note:
Upper floor the same
as Lot 4

Sheet	
Lot 5 Lower	
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Cannon Point West Block Totara Park Upper Hutt	
aymac architecture limited	
5/88 Oriental Parade oriental Bay Wellington Phone s 9(2)(a) Email s 9(2)(a)	
Date	09/05/2026
Designed	Aymac
Drawn	Aymac
Checked	Aymac
Scale	1 : 100
Revision	
Project Number	Sheet Number
2409	A112



Note:
Upper floor the same
as Lot 4

Sheet	
Lot 6 Plan	
Project	
Cannon Point West Block	
Totara Park	
Upper Hutt	
aymac architecture limited	
5/88 Oriental Parade oriental Bay Wellington	
Phone s 9(2)(a)	
Email s 9(2)(a)	
Date 09/05/2026	
Designed Aymac	
Drawn Aymac	
Checked Aymac	
Scale 1 : 100	
Revision	
Project Number	Sheet Number
2409	A113



1 Lot 7 & 8 Plan
1 : 100



Sheet	
Lot 7 & 8 Plan	
Project	
Cannon Point West Block Totara Park Upper Hutt	
aymac architecture limited	
5/88 Oriental Parade Oriental Bay Wellington Phone s 9(2)(a) Email s 9(2)(a)	
Date	09/05/2026
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Project Number	Sheet Number
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