




ATTACHMENT 2 : Figures

239d Moturata Road, Taieri Mouth



Legend

-  **Vpt.3** view points
ref 'Attachment 1 : Figures, 239d Moturata Road, Taieri Mouth, 07 December 2023'
-  adjacent lots - yet to include residential development
-  **a.** off-set line - marking distance between residences and platforms

Off-set distances

Approximate distance (m) between proposed Lot 2 building platform and the outside elevations of adjacent residential dwellings and the distance relationships of the other residential dwellings in the development to the south, west, and north of proposed Lot 2 building platform

- | | | |
|----|---|-------------|
| a. | Platform 2 to 239c Moturata Rd | 95m |
| b. | Platform 1 to 7 Akatore Rd | 195m |
| c. | Platform 2 to 239e Moturata Rd | 185m |
| d. | Platform 2 to Platform 1, 239d Moturata Rd | 46m |
| e. | Platform 1 to 239f Moturata Rd | 73m |
| f. | 239e Moturata Rd to 239f Moturata Rd | 104m |
| g. | 239e Moturata Rd to Lot 1, 239d Moturata Rd | 122m |
| h. | 7 Akatore Rd to 239e Moturata Rd | 86m |
| j. | 7 Akatore Rd to 239b Moturata Rd | 118m |
| k. | 239b Moturata Rd to 239c Moturata Rd | 50m |
| m. | Platform 2 to Lot 10, DP 556442
(mid platform of Lot 10) | 62m |
| n. | Platform 2 to Lot 11, DP 556442
(mid platform of Lot 11) | 61m |
| o. | 227 Moturata Rd to 219 Moturata Rd | 61m |
| p. | 227 Moturata Rd to 14 Otuarae Rd | 49m |

0  200m approx.





Legend

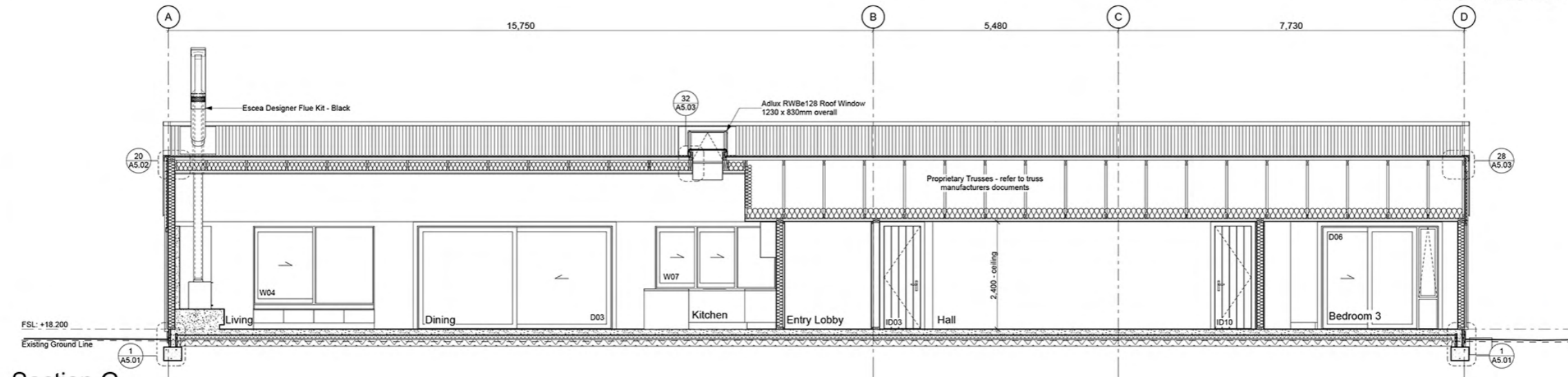
- a. 239f Moturata Road
- b. 239e Moturata Road
- c. 7 Akatore Road
- d. 239b Moturata Road
- e. 239c Moturata Road
- f. 239d Moturata Road
- g. Lot 10 DP 556442



Legend

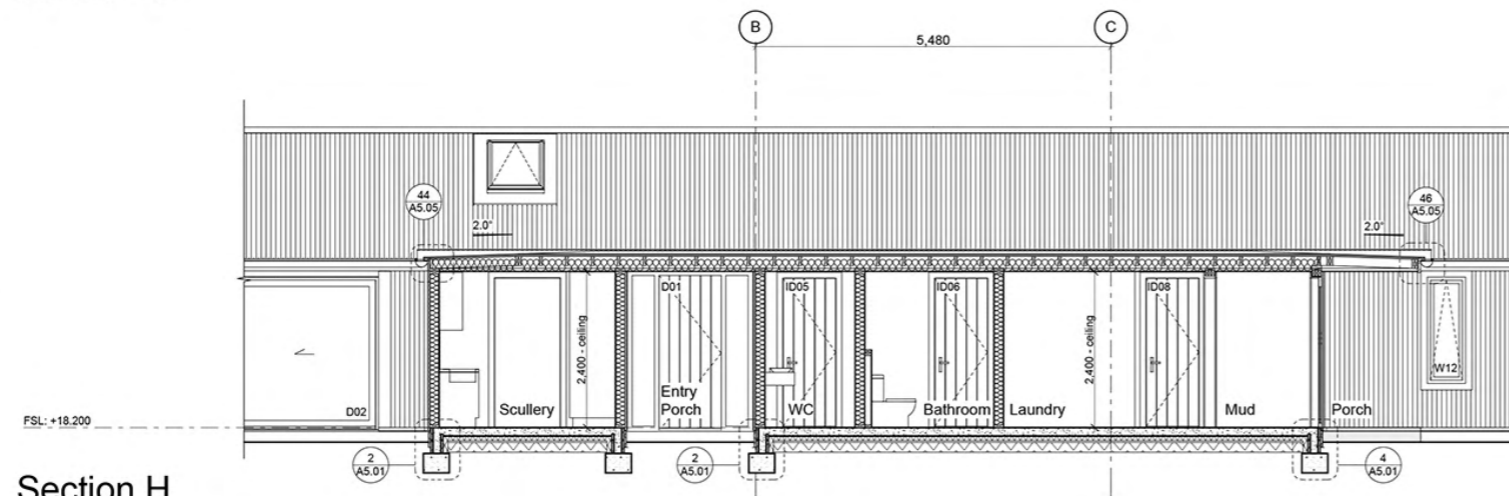
- a. site plan set out in perspective and extended up to maximum building envelope of 4.5m

Note: refer figure 18

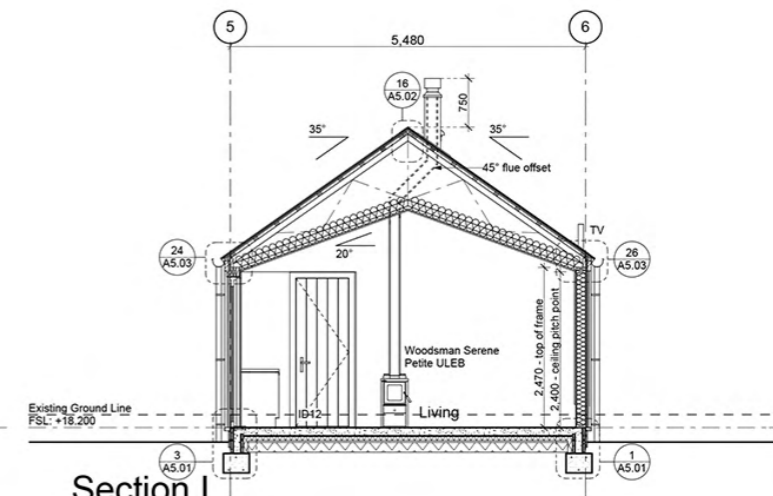


Section G
Scale 1:50 @ A1, 1:100 @ A3

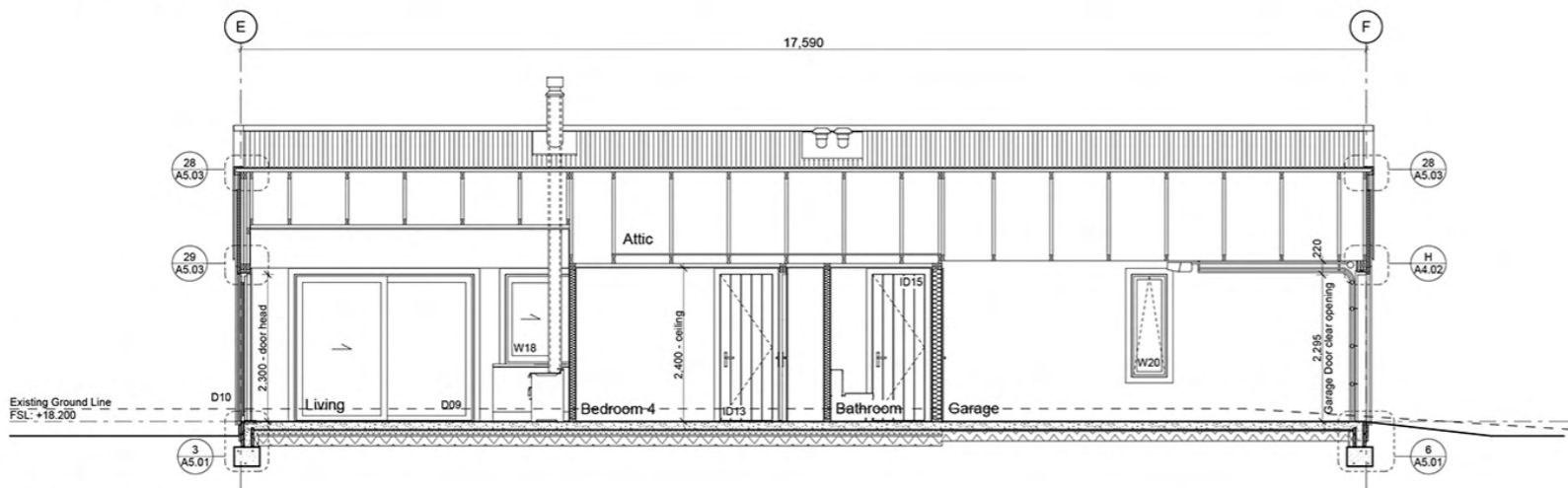
Clutha District Council
BC 20254
Approved Building Consent
21/09/2023



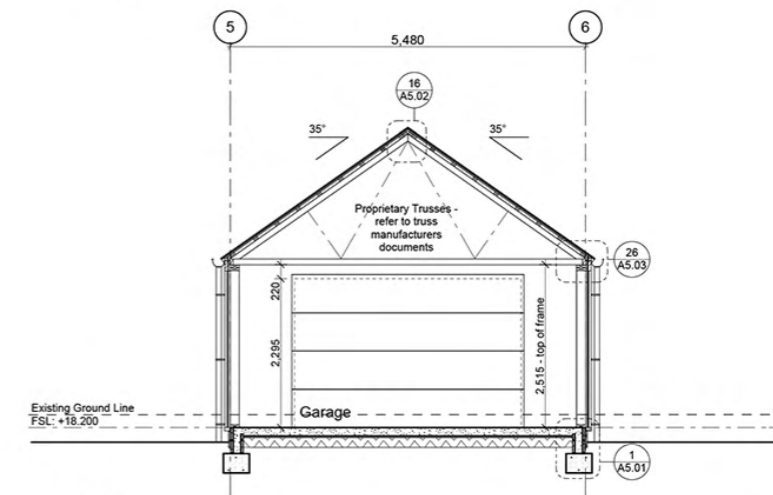
Section H
Scale 1:50 @ A1, 1:100 @ A3



Section I
Scale 1:50 @ A1, 1:100 @ A3



Section J
Scale 1:50 @ A1, 1:100 @ A3



Section K
Scale 1:50 @ A1, 1:100 @ A3

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TAIERI MOUTH COASTAL RETREAT
239D MOTURATA ROAD • TAIERI BEACH

Building Sections

ALL DIMENSIONS
SHALL BE CHECKED
ON SITE BEFORE
COMMENCING WORK

FOR BUILDING CONSENT		22.06.2023
REV		DATE
PROJECT No.	6377	
SCALE	1:50 @ A1	
DESIGN	MASON & WALES ARCHITECTS	
DRAWN	MASON & WALES ARCHITECTS	
ISSUE DATE	Thursday, 22 June 2023	
PRINTED	22/06/2023 1:37 pm	

A4.02
Revision:

4.5 m above
ground level



view west towards 239c @ approx. 5m above ground level (drone) - 11.04 - 20 August

expected height of mitigation planting
@ 10 years - 3m



view to 239c from mid point of building platform - 50mm lens aperture - 10.29hr - 20 August 2024



4.5m maximum building height envelope

Lot 1 building envelope (approx.)

ground plane

view to 239e + 239f from mid point of building platform - 35mm lens aperture - 10.29hr - 20 August 2024



location of viewpoint 6

expected height of mitigation planting @ 10 years - 3m minimum, closed canopy

4.5m above ground

view due west along northern boundary mitigation planting - 50mm lens aperture - 10.36hr - 20 August 2024



expected height of mitigation planting @ 10 years - 3m min.

view due east down ROW to mitigation planting along northern boundary - 50mm lens aperture - 9.40hr - 20 August 2024