

BUILDING BETTER APARTMENTS - DESIGN CONSIDERATIONS FOR NEW ZEALAND

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Design requirements for residential living in New Zealand are currently undergoing change as the country's population grows, its demographic make-up evolves and appreciation of a resilient building stock develops.

Many people now prefer apartment living close to the city centre, placing a premium on dwellings in this locale. Due to a lack of available space however, developments need to be medium-to-high density.

To ensure that the well-being and safety of residents are not compromised it is crucial that correct design decisions are made from the outset.

Appropriate space dimensions, effective noise control, fire safety and earthquake protection, along with durable construction materials are key to successful apartment design.

This paper offers a summary of these considerations, and in so doing hopes to inform the debate that will see real outcomes that address Auckland growth, the Christchurch rebuild, , seismic retrofits, whole-of-life affordability and leaky building remediation.

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