

FAR NORTH DISTRICT COUNCIL



THE RESOURCE MANAGEMENT ACT 1991

CONO 5717294.2 Consen

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SECTION 221 : CONSENT NOTICE

BEGARDING RC 2030801

The subdivision of
Lots 1 & 2 DP 202237,
6,7,11 & 13 DP 208551
& easement over Lot 10 DP 208551
North Auckland Registry.

PURSUANT to Section 221 for the purposes of Section 224 of the Resource Management Act 1991, this Consent Notice is issued by the FAR NORTH DISTRICT COUNCIL to the effect that conditions described in the schedule below are to be complied with on a continuing basis by the subdividing owner and the subsequent owners after the deposit of the survey plan, and is to be registered on the appropriate titles of DP 322604.

SCHEDULE

To be registered on the titles of Lots 1,2,6,7,& 11

1. That only one dwelling per site is permitted on all allotments which shall be required to satisfy normal residential intensity requirements of the District Plan. All buildings on all allotments shall be no more than 8.0 metres above natural ground level. The roofline of any building is to be below the ridgeline or highest part of the site.

To be registered on the titles of Lots 1,2,6,7, 11 & 13

1. That prior to the issue of any building consent and commencement of any site works the landowner shall provide a development plan. The plan shall detail the location of the proposed dwelling that shall be located below the ridgeline or highest part of the site. The development plan shall specify other site works including accessory buildings, proposed landscaping, an on-going pest control and weed eradication program, which includes implementation and maintenance. The time frame within which the work is to be completed shall be provided. The development plan shall be approved by the Manager of Resource Consents and be implemented within the time frames specified.
2. Prior to approval of any building consents the landowner(s) shall provide a sample of the proposed colour scheme of the building, which shall be natural tones and which is subject to the approval of the Manager of Resource Consents.
3. Each allotment will require a specifically designed wastewater treatment and

disposal system. This system shall be designed by a suitably qualified engineer in accordance with the requirements of TP 58 and the information should be submitted in conjunction with the building consent application. Alternatively each lot will require an aerobic package treatment plant to provide satisfactory treatment of wastewater prior to on-site disposal.

4. No cats, dogs or mustelids are permitted on any allotment.
5. Any building on any of the allotments shall be required to provide engineer designed foundations with the building consent application.


To be registered on the title of Lot 2 only

1. The landowner shall be required to preserve the indigenous trees and vegetation shown on the Survey Plan as "F". The landowners shall not without the prior written consent of the Council and then in strict compliance with any conditions imposed by the Council cut down, damage or destroy any vegetation protected by the bush protection covenant. The landowners shall not be deemed to be in breach of this prohibition if any such vegetation from die from natural causes not attributable to any act or default by or on behalf of the landowners or for which the landowner is responsible.

To be registered on the title of Lot 13 only

1. The landowner shall be required to preserve the indigenous trees and vegetation shown on the Survey Plan as "I". The landowners shall not without the prior written consent of the Council and then in strict compliance with any conditions imposed by the Council cut down, damage or destroy any vegetation protected by the bush protection covenant. The landowners shall not be deemed to be in breach of this prohibition if any such vegetation from die from natural causes not attributable to any act or default by or on behalf of the landowners or for which the landowner is responsible.

SIGNED:


by the FAR NORTH DISTRICT COUNCIL
under delegated authority:
RESOURCE CONSENTS MANAGER

DATED at KAIKOHE this 24th day of June 2003.

CONSENT OF ADJOINING OWNER TO PLAN/SUBDIVISION
I, David Roland FIFE, the registered proprietor of the lands comprised in Certificates of Title NA46A/962 and NA89C/831 HEREBY APPROVE this Plan of Subdivision and Consent to the deposit of same.

David Roland Fife
 David Roland Fife
 12th day of August 2003
 Lot 13
 83,444.6ha
 Area not determined by survey

Memorandum of Easements

Purpose	Shown	Servient Tenement	Dominant Tenement
Right of Way		Lot 7 Hereon	Lot 6 Hereon
Electricity	(E)		
Telecommunications & Convey Water	(T)		

Memorandum of Easements in Gross

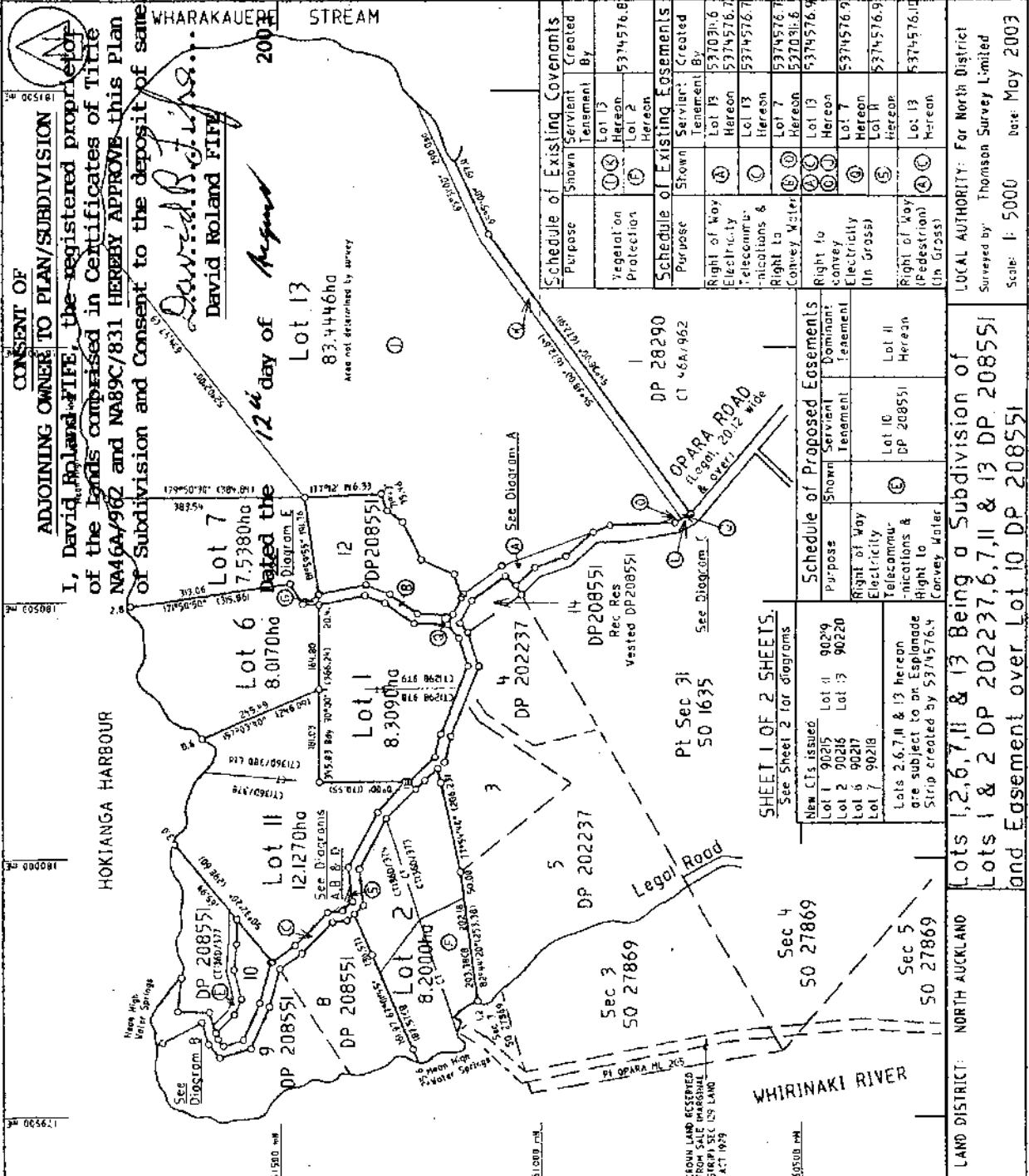
Purpose	Shown	Servient Tenement	Grantee
Right of Way (Pedestrian access)	(L)	Lot 13 Hereon	For North District Council

CLASS OF SURVEY:
 LOTS 1,2,6,7 & 11 III
 LOT 13 IV (REGULATIONS 13 & 29)
 LOT 13 IV (REGULATIONS 13 & 29)
 Total Area 127,635.6 ha

Comprised in G.O. 1130/131340 3N
 1960/216/1289/1918/219/1919/180/190/190/190/190/190
 as a licensed cadastral mapmaker, certify that the Surveys to which this plan, tables are accurate, and were surveyed by me or under my direction in accordance with the Cadastral Survey Act 2002 and the Survey Officers Regulations 2002. I hereby certify that the above has been effected in accordance with that Act and these Rules.

Approved as to Survey By Land Information NZ on
 Deposited by Land Information NZ on

DP 322604



SCHEDULE OF EXISTING COVENANTS

Purpose	Shown	Servient Tenement	Created By
Vegetation Protection	(V)	Lot 13 Hereon	5374576.8
	(F)	Lot 2 Hereon	5374576.8

SCHEDULE OF PROPOSED EASEMENTS

Purpose	Shown	Servient Tenement	Dominant Tenement
Right of Way	(A)	Lot 13 Hereon	Lot 7 Hereon
Electricity	(E)	Lot 13 Hereon	Lot 7 Hereon
Telecommunications & Convey Water	(T)	Lot 13 Hereon	Lot 7 Hereon
Right of Way	(L)	Lot 13 Hereon	Lot 13 Hereon
Electricity	(E)	Lot 13 Hereon	Lot 13 Hereon
Telecommunications & Convey Water	(T)	Lot 13 Hereon	Lot 13 Hereon

NEW CTS ISSUED

Lot	CT No.	Area
Lot 1	90215	Lot 1 90219
Lot 2	90216	Lot 13 90220
Lot 6	90217	
Lot 7	90218	

Lots 2,6,7,11 & 13 hereon are subject to an Easement Strip created by 5374576.4

LOCAL AUTHORITY: For North District
 Surveyed by: Thomson Survey Limited
 Scale: 1:5000 Date: May 2003

LAND DISTRICT: NORTH AUCKLAND
 Sec 3 50 27869
 Sec 4 50 27869
 Sec 5 50 27869