

LT 202237 (Title Plan)

Cpy - 01/01.Pgs - 002,08/10/02,10:48



DocID: 310579018

170500 mE

180000 mE

180500 mE

HOKIANGA HARBOUR

861750 mN

861250 mN

860750 mN

Boundary is to M.H.W.M

LOT 7  
137.0274 ha  
Area not determined by survey.

SEE SHEET 2

SEE SHEET 2

LOT 1 4.1597ha  
LOT 2 4.1502ha

LOT 6  
5565 m<sup>2</sup>

PROC. 8877

Sec 3  
50 27869  
PROC. 8877

LOT 3 4.0433 ha  
LOT 5 11.8500 ha  
LOT 4 4.1286 ha

SURVEY DISTRICT BOUNDARY

CROWN LAND RESERVED FROM SALE (MARGINAL STRIP) SEC 129 LAND ACT 1929

Pt Sec 31  
50 1635  
CT 89C/831

Sec 4  
50 27869

Sec 5  
50 27869

OPARA ROAD  
(Legal, 20.12 m wide)

LEGAL ROAD  
(Legal, Unformed, 10.06)

Pt Sec 31  
50 1635

IRINAKI RIVER

Extent of G.P.S Survey

XIII MA SURVEY DT

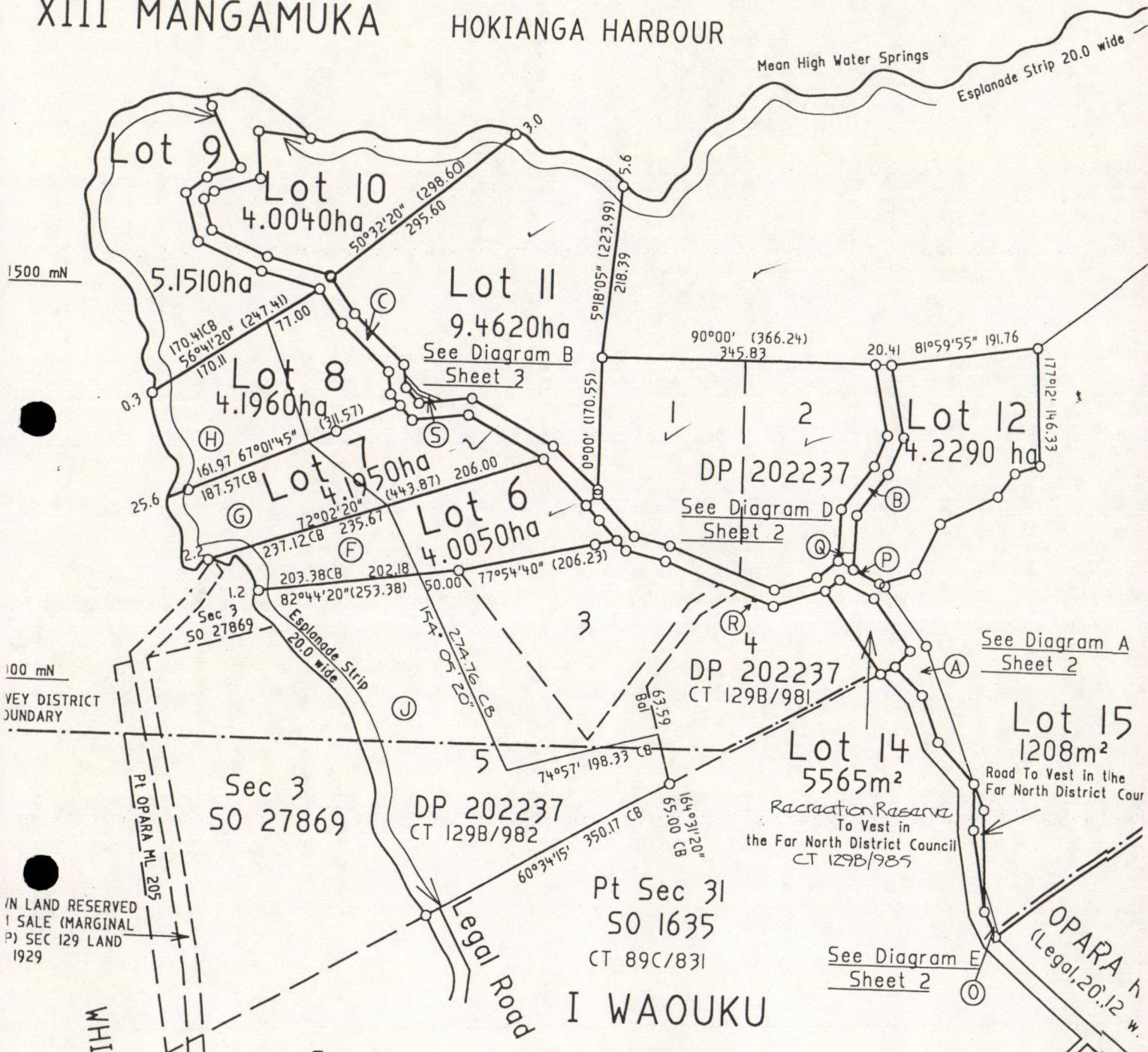
LAND DISTRICT: NORTH AUCKLAND  
SURVEY BLK & DIST: XIII MANGAMUKA & I WAOKU  
NZMS 261 SHEET No. 005/5.4

LOTS 1- 7 BEING A SUBDIVISION OF Pt O.L.C 186, W2 PARISH OF OMANAIA AND Pt OPARA BLK.





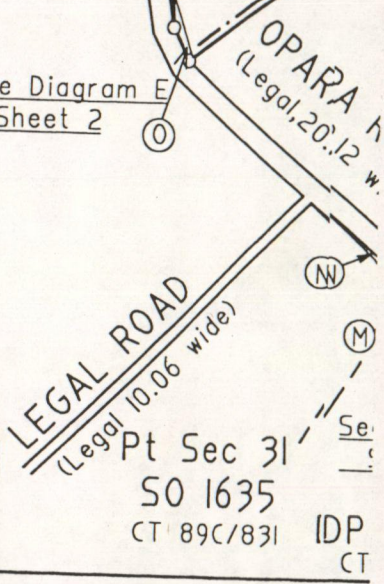
XIII MANGAMUKA HOKIANGA HARBOUR



SHEET 1 OF 3 SHEETS.

New CTs issued	
Lot 6 136D/373	Lot 10 136D/377
Lot 7 136D/374	Lot 11 136D/378
Lot 8 136D/375	Lot 12 136D/379
Lot 9 136D/376	Lot 13 136D/380
	Lot 14 136D/381

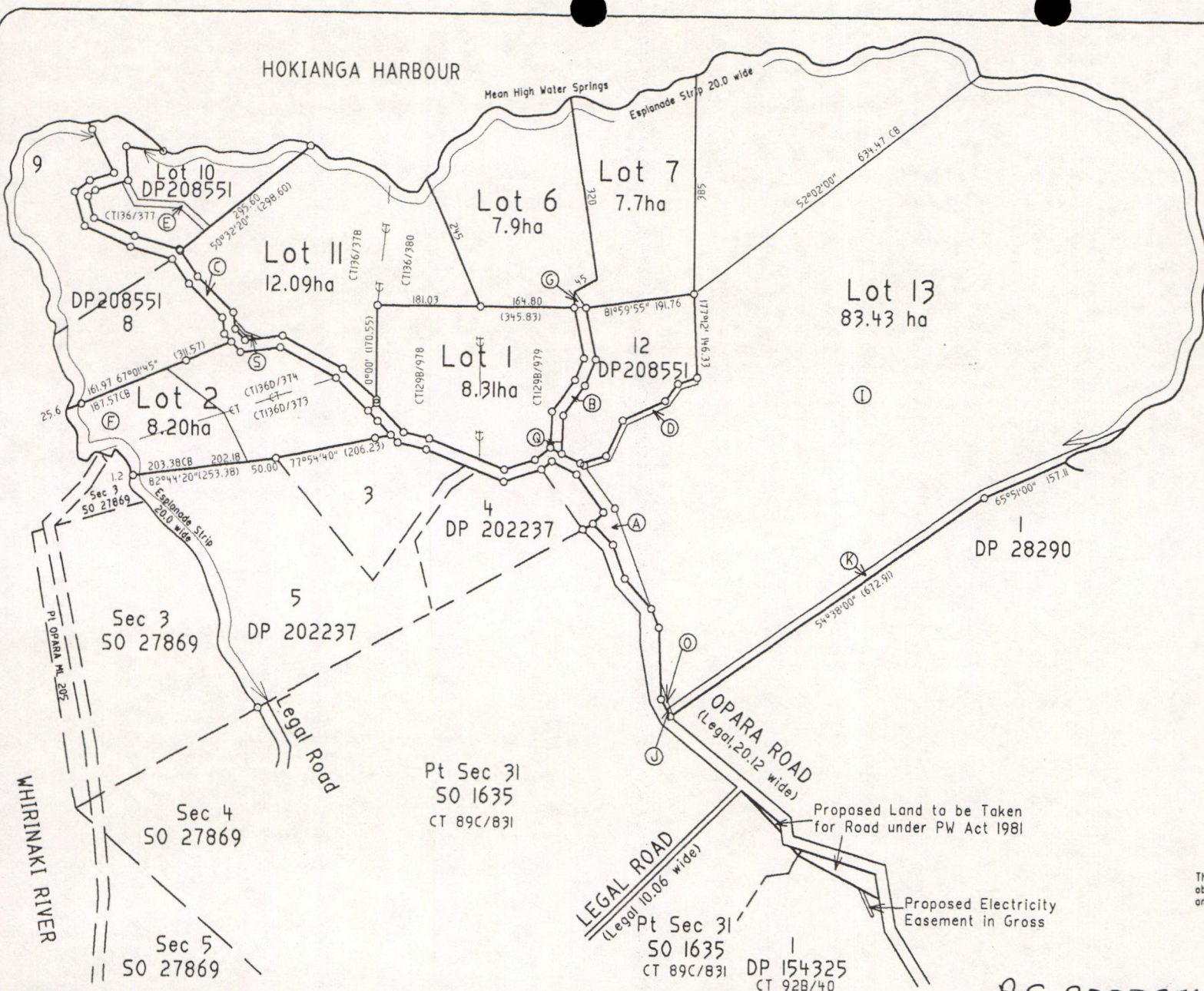
Areas (F) (G) (H) (I) & (J) are to be subject to Land Covenants



LAND DISTRICT: NORTH AUCKLAND  
SURVEY BLK & DIST: XIII MANGAMUKA & I WAOKU  
ZMS 261 SHEET No. 005/5.4

Lots 6 - 15 Being a Subdivision of Lot 6 & 7 & Covenant over Lot 5 DP 202237 & Easement over Lot 1 DP 154325, 4 DP 202237 & Pt Sec 31 Blk I, W/a





WHARAKAUERE STREAM

Existing Easements			
Purpose	Shown	Servient Tenement	Document
Right of Way Electricity Telecommunications & Right to Convey Water	(A)	Lot 13 Hereon	
	(C)	Lot 7 Hereon	
	(D)	Lot 13 Hereon	
Electricity (In Gross)	(B) (Q)	Lot 7 Hereon	
	(J)	Lot 13 Hereon	
	(S)	Lot 11 Hereon	

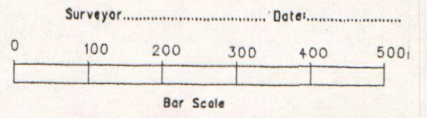
Memorandum of Easements			
Purpose	Shown	Servient Tenement	Dominant Tenement
Right of Way Electricity Telecommunications & Right to Convey Water	(E)	Lot 10 DP208551	Lot 11 Hereon
	(G)	Lot 7 Hereon	Lot 6 Hereon
R.O.W (Foot access) in Gross	(J) (K)	Lot 13 Hereon	Grantee FNDC

Areas (I) & (F) are Existing Land Covenants  
 Total Area 127.63 ha

THIS DRAWING AND DESIGN REMAINS THE PROPERTY OF THOMSON & KING LTD. AND MAY NOT BE REPRODUCED WITHOUT THE WRITTEN PERMISSION OF THOMSON & KING

AREAS AND MEASUREMENTS SUBJECT TO FINAL SURVEY

This plan and accompanying report(s) have been prepared for the purpose of obtaining a Resource Consent only and for no other purpose. Use of and/or information on it for any other purpose is at the user's risk.



Amendments: Area Lot 13 changed, Easements added K5 17/12/02

K J Fife

RC 2000254

Appendix 1 Scheme Plan

**THOMSON AND KING LIMITED**  
 Registered Land Surveyors, Planners & Land Development Consultants.  
 Ph (09) 4077360, P.O. Box 372  
 Fax (09) 4077322, Kerikeri

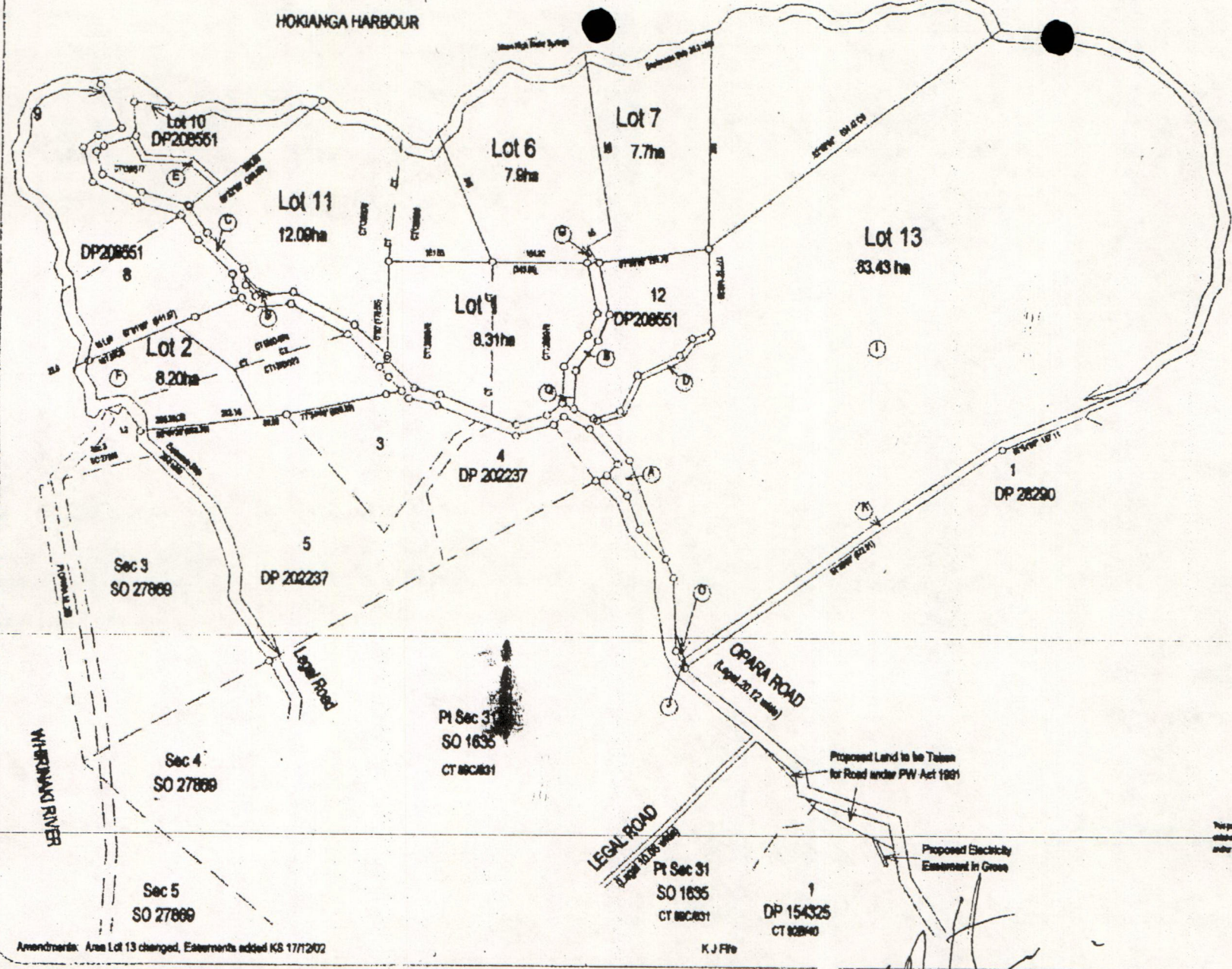
**Proposed Subdivision of Lots 1 & 2 DP202237 & Lots 6,7,11 & 13 DP208551 (Boundary adjustment)**

A Dawn

Survey	Name	Date	ORIGINAL SCALE	SHEET SIZE
Design	KS	12/02	1:5000	A2
Drawn	KS	12/02		
Approved				
Rev.				

Surveyors Ref. No:	6507
Series	
Sheet of	





WHARUKARE STREAM

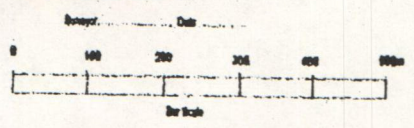
Existing Easements			
Purpose	Shown	Servient Tenement	Dominant Tenement
Right of Way	(A)	Lot 13	Hareon
Electricity	(C)	Lot 13	Hareon
Telecommunications & Right to Convey Water	(D)	Lot 7	Hareon
Electricity (In Gross)	(E)	Lot 13	Hareon
	(F)	Lot 7	Hareon
	(G)	Lot 11	Hareon
	(H)	Lot 13	Hareon
Memorandum of Easements			
Purpose	Shown	Servient Tenement	Dominant Tenement
Right of Way	(E)	Lot 10	DP208551
Electricity	(G)	Lot 7	Hareon
Telecommunications & Right to Convey Water	(G)	Lot 7	Hareon
R.O.W (Foot access) In Gross	(J)	Lot 13	Hareon
	(K)		FNDC

Area 1 & 2 are Existing Land Coverages  
 Total Area 127.63 ha

I, the Drafter and Designer, certify that the information contained in this plan is true and correct to the best of my knowledge and belief, and that I am not aware of any facts or circumstances which would render the information contained in this plan misleading or deceptive.

THIS PLAN IS VALID ONLY IF IT IS APPROVED BY THE DISTRICT ENGINEER UNDER THE RESOURCE MANAGEMENT ACT 1991.

This plan and accompanying reports have been prepared for the purpose of obtaining a Resource Consent and/or other purposes. Use of this plan for other purposes is at the user's risk.



Amendments: Area Lot 13 changed, Easements added KS 17/12/02

**THOMSON AND KING LIMITED**  
 Registered Land Surveyors, Planners & Land Development Consultants  
 Ph 081 4077240  
 Fax 081 4073222  
 P.O. Box 372  
 Ngaperu

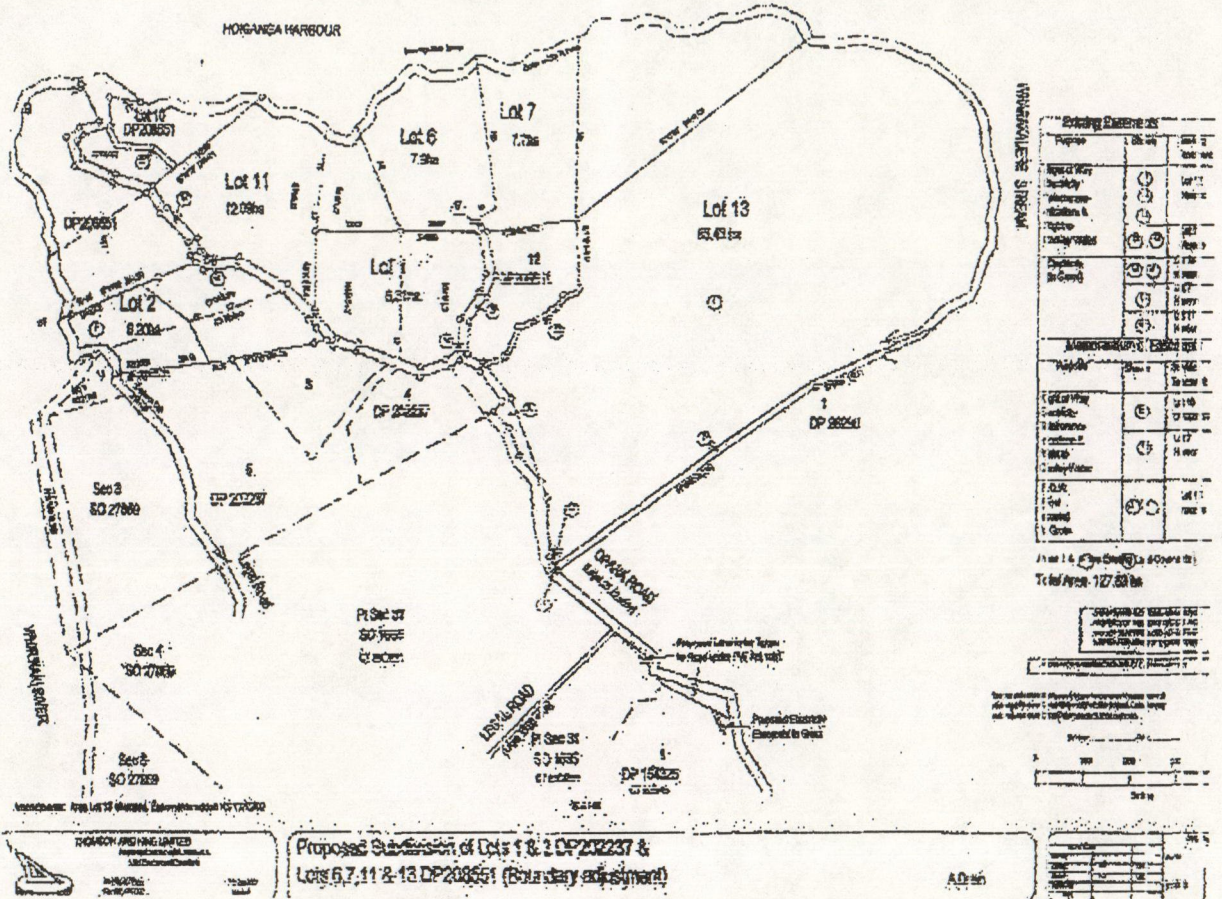
**Proposed Subdivision of Lots 1 & 2 DP202237 & Lots 6, 7, 11 & 13 DP208551 (Boundary adjustment)**

K. J. Fife

Drawn	Checked	Original	Scale	Sheet
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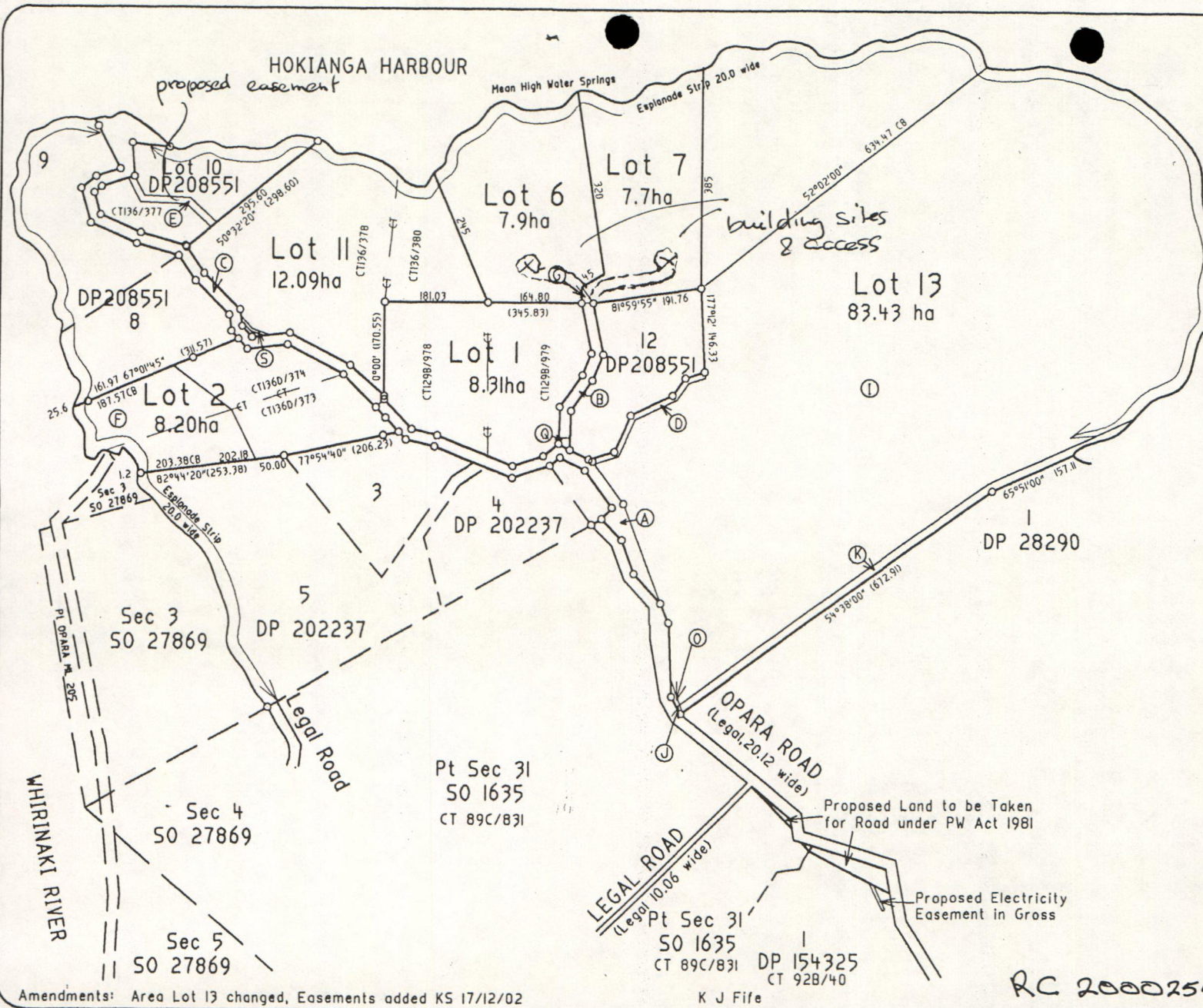
Author: [Signature]  
 Date: [Signature]  
 Title: [Signature]





ln 290103  
 gc 290103





WHARAKAUERE STREAM

Existing Easements			
Purpose	Shown	Servient Tenement	Document
Right of Way Electricity	(A)	Lot 13 Hereon	
Telecommunications & Right to Convey Water	(C) (D)	Lot 7 Hereon	
Electricity (In Gross)	(B) (Q) (S)	Lot 13 Hereon Lot 7 Hereon Lot 11 Hereon	

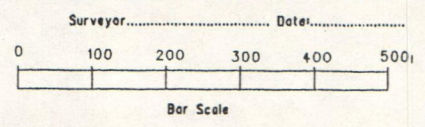
Memorandum of Easements			
Purpose	Shown	Servient Tenement	Dominant Tenement
Right of Way Electricity	(E)	Lot 10 DP208551	Lot 11 Hereon
Telecommunications & Right to Convey Water	(G)	Lot 7 Hereon	Lot 6 Hereon
R.O.W (Foot access) in Gross	(J) (K)	Lot 13 Hereon	Grantee FNDC

Areas ① & ② are Existing Land Covenants  
Total Area 127.63 ha

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AREAS AND MEASUREMENTS SUBJECT TO FINAL SURVEY

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Amendments: Area Lot 13 changed, Easements added KS 17/12/02

K J Fife

RC 2000254

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Registered Land Surveyors, Planners & Land Development Consultants

Ph (09) 4077360, P.O. Box 372  
Fax (09) 4077322, Kerikeri

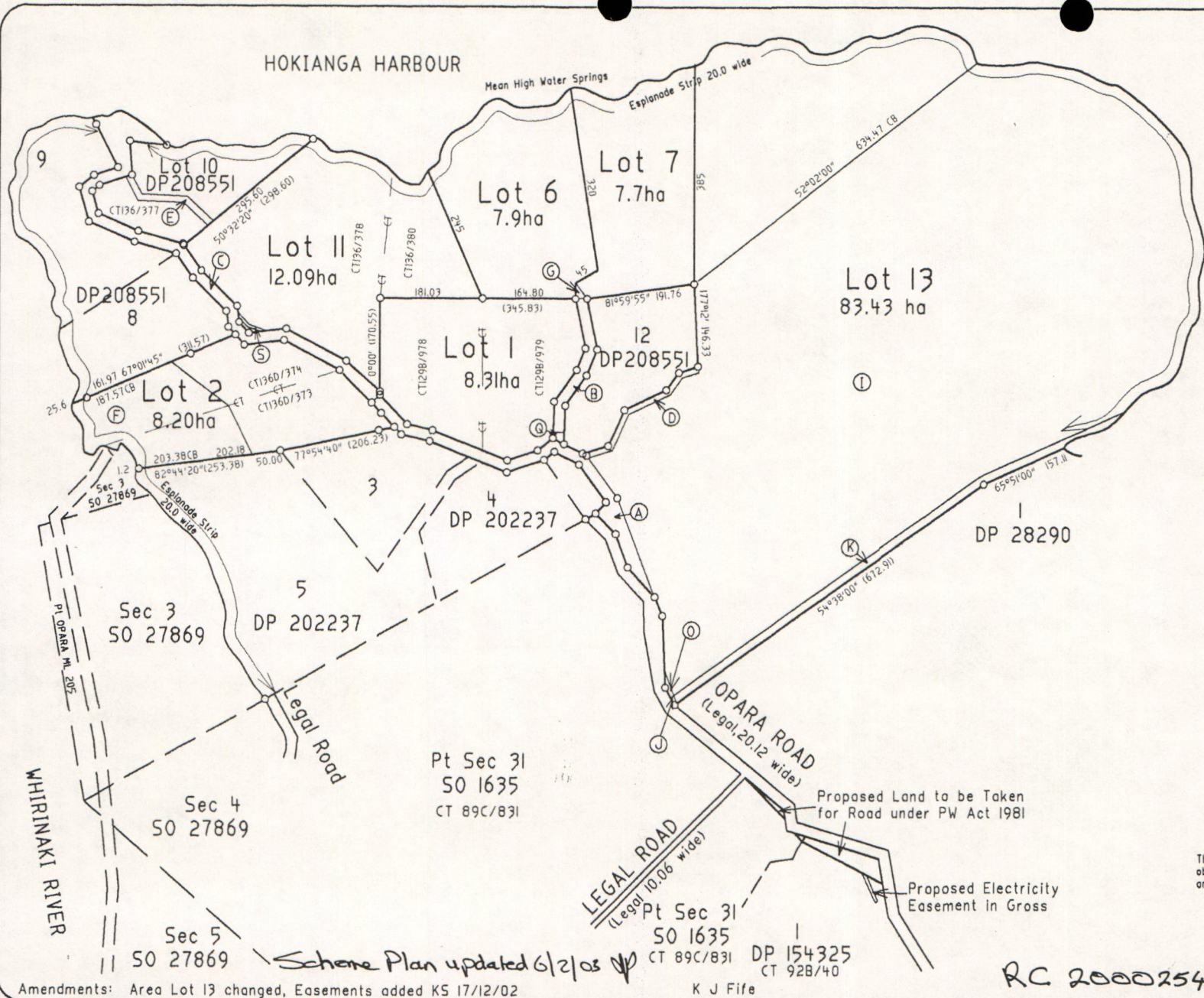
**Proposed Subdivision of Lots 1 & 2 DP202237 & Lots 6, 7, 11 & 13 DP208551 (Boundary adjustment)**

A Dawn

Survey	Name	Date	ORIGINAL SCALE	SHEET SIZE	Surveyors Ref. No: 8507 Series Sheet of
Design	KS	12/02	1:5000	A2	
Drawn	KS	12/02			
Approved					

Appendix 1 Scheme Plan





WHARAKAUERE STREAM



Existing Easements			
Purpose	Shown	Servient Tenement	Document
Right of Way Electricity Telecommunications & Right to Convey Water	(A)	Lot 13 Hereon	
	(C)	Lot 7 Hereon	
	(D)	Lot 7 Hereon	
Electricity (In Gross)	(B)	Lot 7 Hereon	
	(Q)	Lot 13 Hereon	
	(J)	Lot 7 Hereon	
	(S)	Lot 11 Hereon	

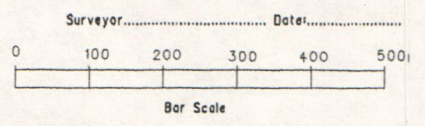
Memorandum of Easements			
Purpose	Shown	Servient Tenement	Dominant Tenement
Right of Way Electricity Telecommunications & Right to Convey Water	(E)	Lot 10 DP208551	Lot 11 Hereon
	(G)	Lot 7 Hereon	Lot 6 Hereon
R.O.W (Foot access) in Gross	(J)(K)	Lot 13 Hereon	Grantee FNDC

Areas ① & ⑥ are Existing Land Cover  
Total Area 127.63 ha

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Amendments: Area Lot 13 changed, Easements added KS 17/12/02

K J Fife

RC 2000254

**THOMSON AND KING LIMITED**  
Registered Land Surveyors, Planners & Land Development Consultants

PH (09) 4077360, P.O. Box 372  
Fax (09) 4077322, Kerikeri

Proposed Subdivision of Lots 1 & 2 DP202237 & Lot 10 DP 28551 + ROW  
Lots 6, 7, 11 & 13 DP208551 (Boundary adjustment) A Dawn

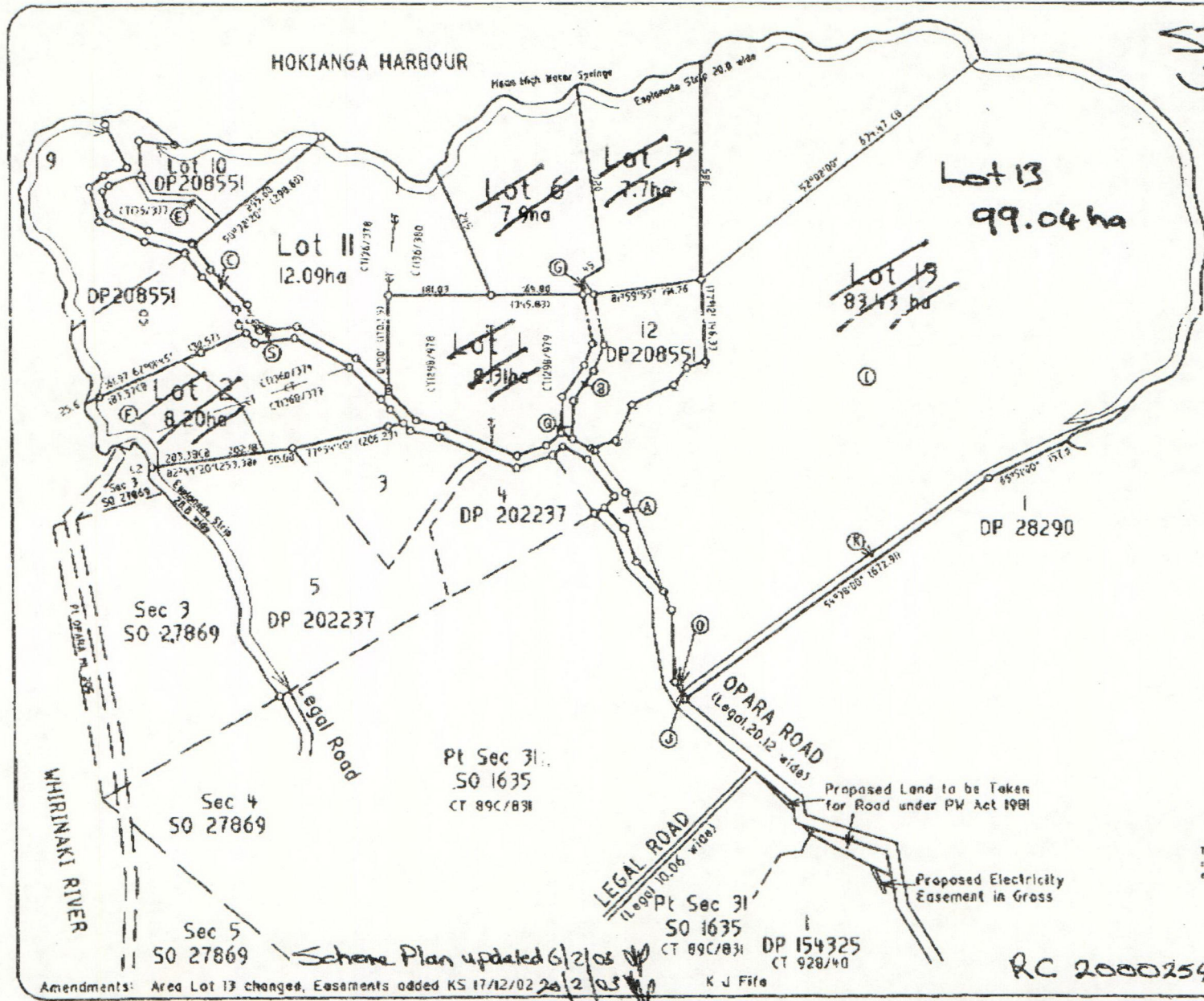
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Survey	KS	12/02
Design	KS	12/02
Drawn	KS	12/02
Approved		
Rev.		

1:5000 A2

Surveyors Ref. No:  
6507  
Series  
Sheet of

Appendix 1 Scheme Plan





**STAGE I**  
Variation  
25/2/03

WHARAKAURE STREAM

Existing Easements			
Purpose	Shown	Servient Tenement	Document
Right of Way, Electricity, Telecommunications & Right to Convey Water	(A)	Lot 13 Hereon	
	(C)	Lot 7 Hereon	
Electricity (In Gross)	(B) (D)	Lot 7 Hereon	
	(J)	Lot 13 Hereon	
	(S)	Lot 11 Hereon	

Memorandum of Easements			
Purpose	Shown	Servient Tenement	Dominant Tenement
Right of Way, Electricity, Telecommunications & Right to Convey Water	(E)	Lot 10 DP208551	Lot 11 Hereon
	(G)	Lot 7 Hereon	Lot 6 Hereon
R.O.W (Foot access) in Gross	(J) (K)	Lot 13 Hereon	Grantee FNDC

Areas (I) & (F) are Existing Land Coverments  
Total Area 127.63 ha

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AREAS AND MEASUREMENTS SUBJECT TO FURTHER SURVEY

This plan and accompanying reports have been prepared for the purpose of obtaining a Resource Consent only and for no other purpose. Use of either information on it for any other purpose is at the user's risk.



Appendix 1 Scheme Plan

Amendments: Area Lot 13 changed, Easements added KS 17/12/02 25/2/03  
Scheme Plan updated 6/2/03  
K J File

RC 2000254

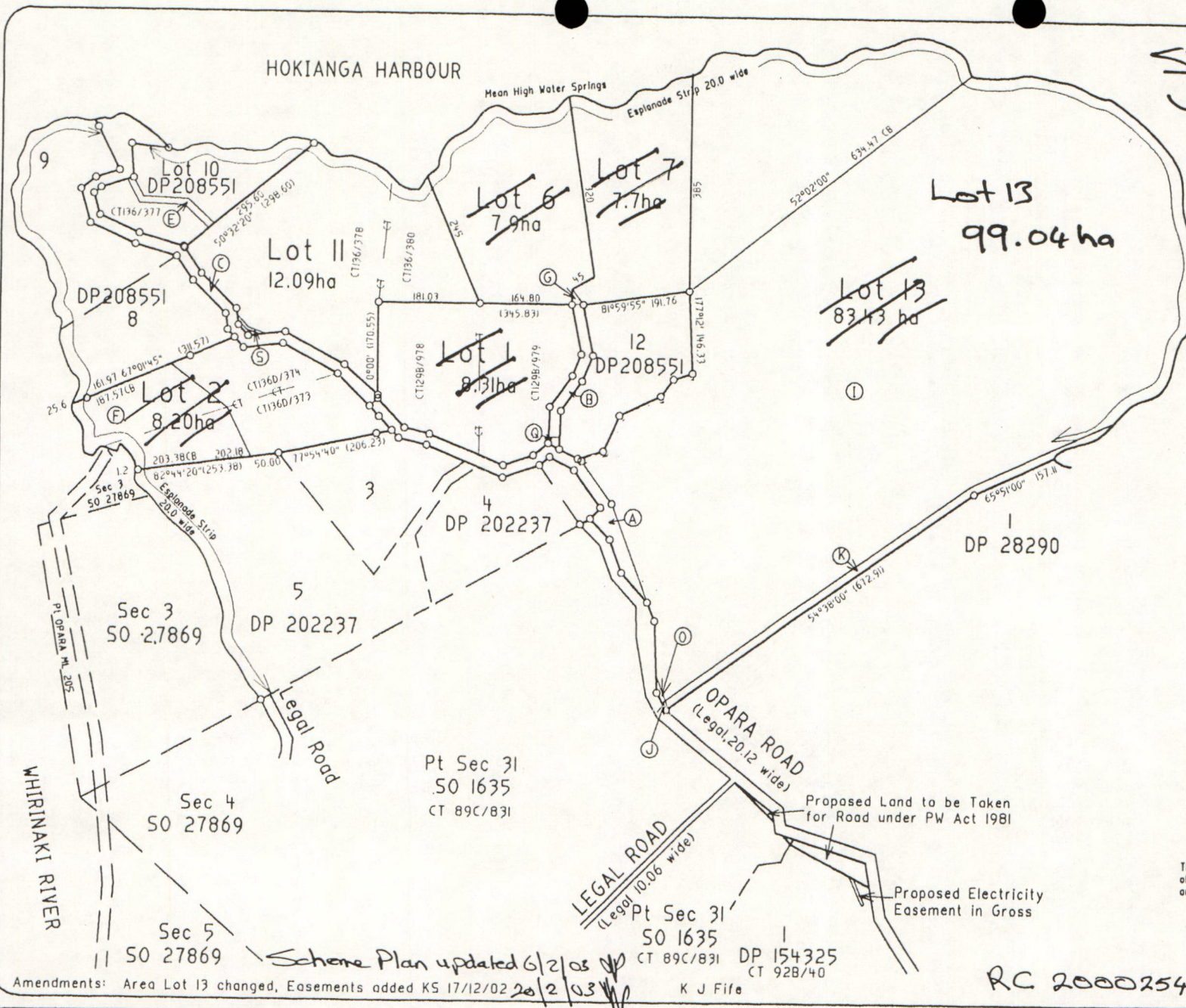
**THOMSON AND KING LIMITED**  
Registered Land Surveyors, Planners & Land Development Consultants  
Ph (09) 4077360, Fax (09) 4317322, P.O. Box 312, Kerikeri

Proposed Subdivision of Lots 1 & 2 DP202237 & Lot 19 DP208551  
Lots 6, 7, 11 & 13 DP208551 (Boundary adjustment) A Dawn

Name			ORIGINAL	
Survey	Date	Scale	Sheet	Size
Design	NS 12/02	1:5000	A2	
Drawn	RS 12/02			
Approved				

Supports Ref. No: 5507 Series: Sheet: of





**STAGE I**  
**Variation**  
**25/2/03**



WHARAKAUERE STREAM

Existing Easements			
Purpose	Shown	Servient Tenement	Document
Right of Way Electricity	(A)	Lot 13 Hereon	
	(C)		
Telecommunications & Right to Convey Water	(B) (Q)	Lot 7 Hereon	
	(R)		
Electricity (In Gross)	(O) (U)	Lot 13 Hereon	
	(Q)	Lot 7 Hereon	
	(S)	Lot 11 Hereon	

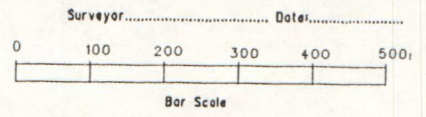
Memorandum of Easements			
Purpose	Shown	Servient Tenement	Dominant Tenement
Right of Way Electricity Telecommunications & Right to Convey Water	(E)	Lot 10 DP208551	Lot 11 Hereon
	(G)	Lot 7 Hereon	Lot 6 Hereon
R.O.W (Foot access) in Gross	(J) (K)	Lot 13 Hereon	Grantee FNDC

Areas (I) & (F) are Existing Land Covenants  
 Total Area 127.63 ha

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AREAS AND MEASUREMENTS SUBJECT TO FINAL SURVEY

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Amendments: Area Lot 13 changed, Easements added KS 17/12/02 20/2/03

K J File

RC 2000254

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 Registered Land Surveyors, Planners & Land Development Consultants

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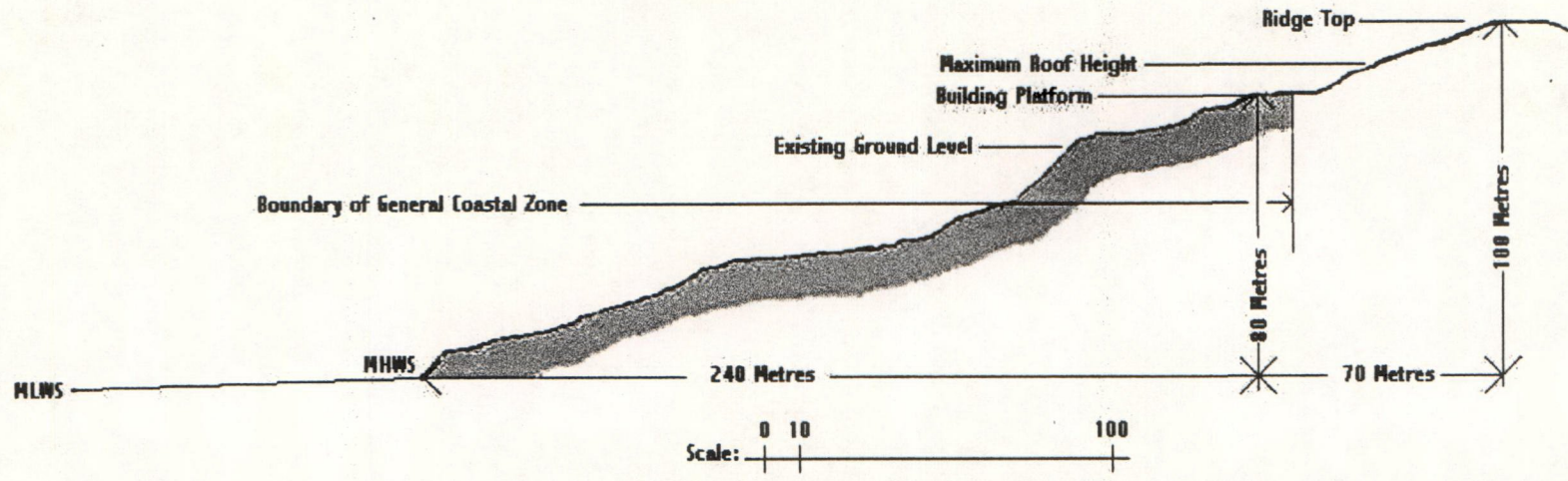
Proposed Subdivision of Lots 1 & 2 DP202237 & ROW + ROW  
 Lots 6, 7, 11 & 13 DP208551 (Boundary adjustment) A Dawn

ORIGINAL			SCALE	SHEET SIZE
Name	Date			
Survey			1:5000	A2
Design	KS	12/02		
Drawn	KS	12/02		
Approved				

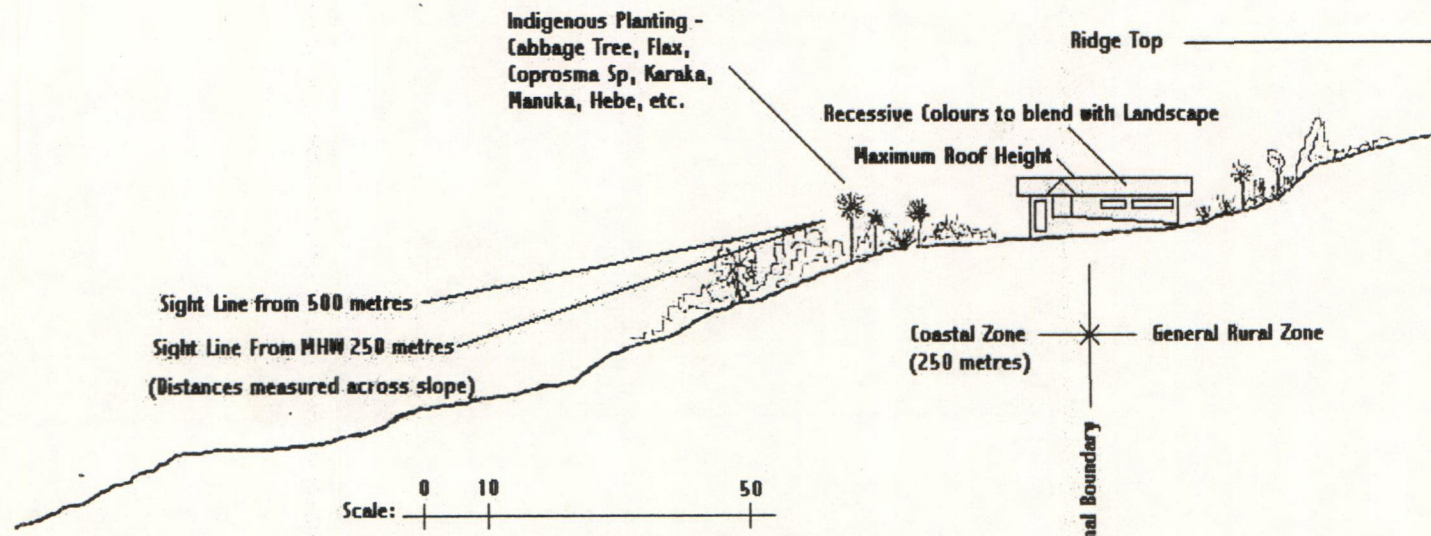
Surveyors Ref. No: 6507, Series Sheet of

Appendix 1 Scheme Plan



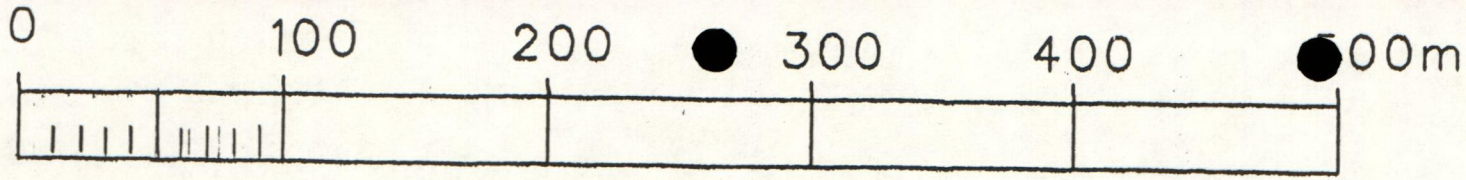


Cross Section Lot 7 to the East  
(Distances Scaled from Topographical Map)



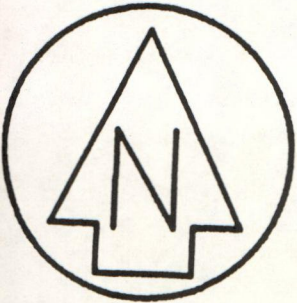
Sight Line from CMA and Suggested Planting





Bar Scale

HARBOUR



Mean High Water Springs

Lot 7  
Esplanade Strip 20.0 wide

LOT 6

**Landscaping Plan  
A & G Dawn  
RC 2030600**

**Proposed Plantings**

Lot 6 120 m<sup>2</sup> 60 trees/shrubs  
Lot 7 120 m<sup>2</sup> 60 trees/shrubs

**Species:**

Flax - Phormium tenax , Hebe spp, Manuka  
Karakara, Coprosma spp, cabbage trees -  
Average 2 - 3 m spacings staggered

**Programme**

Clear kikuya/weeds, Cultivate holes,  
Planting of trees, Mulching  
Blanking (replacing dead trees): Release trees  
Mulching  
In the event of tree mortality, the resultant gaps  
in the existing and proposed plantings will be  
filled with the same, or similar species,  
to the satisfaction of the Council.

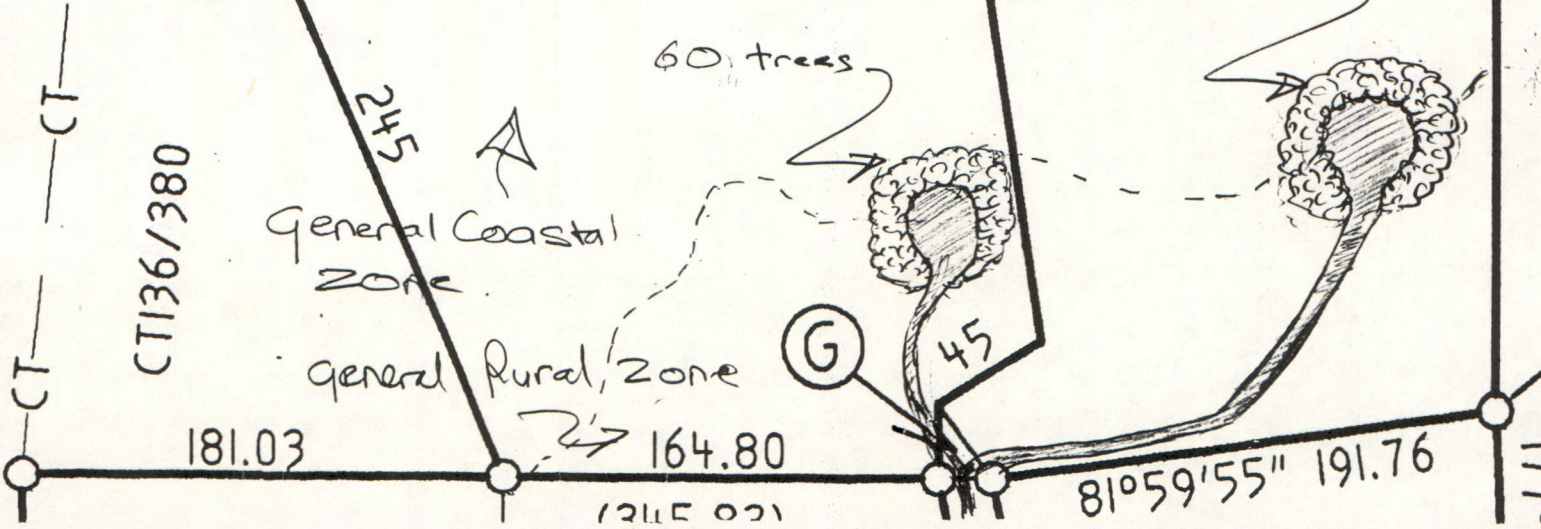
**Plan No: 6507**

**Date: 20 February 2002**

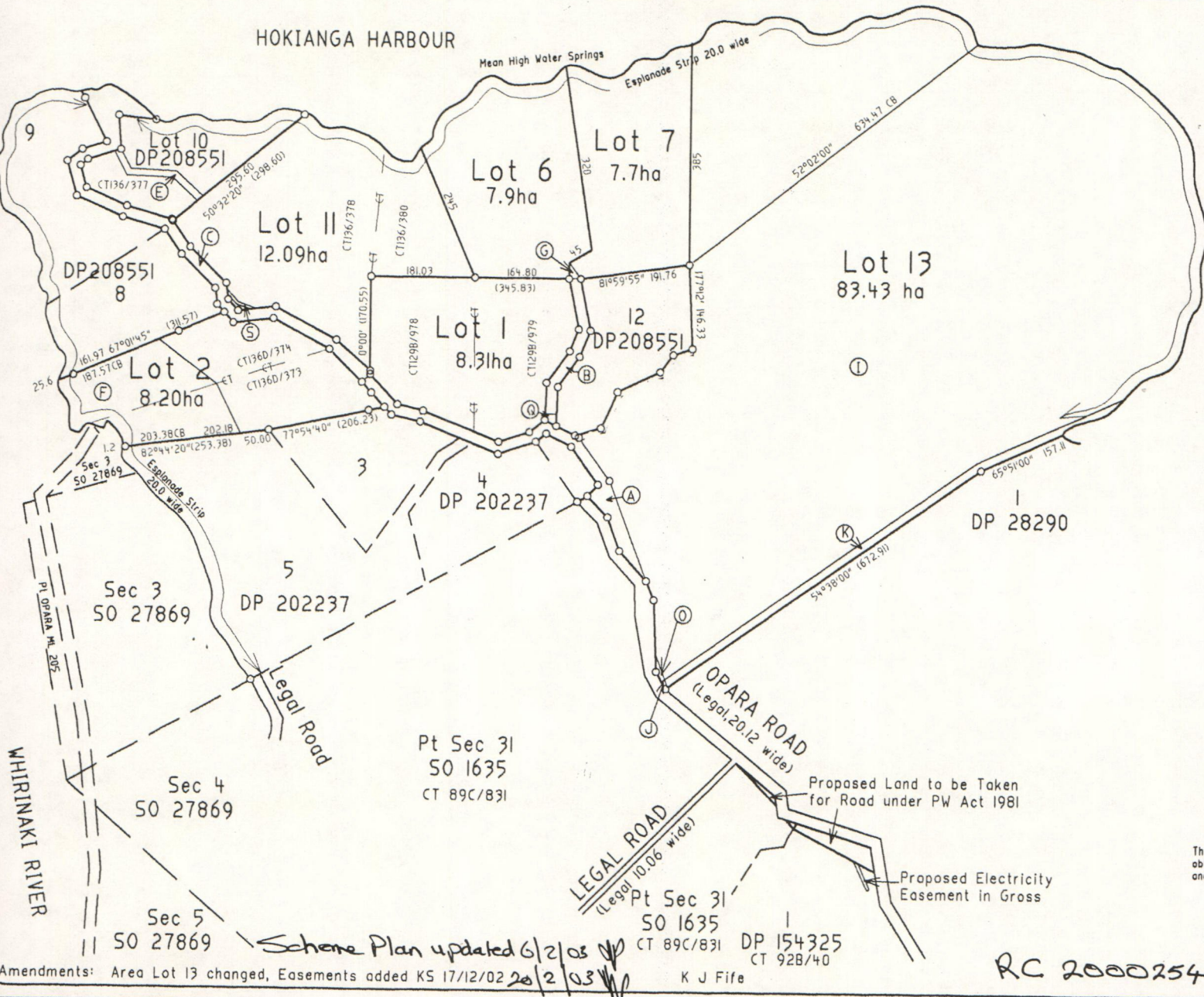
**Scale: 1:2800 1cm=28 m**

**Drawn by: DJ Stringer**

Appendix 13 Landscape Concept Plans







WHARAKAUERE STREAM

Existing Easements			
Purpose	Shown	Servient Tenement	Document
Right of Way Electricity Telecommunications & Right to Convey Water	(A)	Lot 13 Hereon	
	(C)	Lot 7 Hereon	
Electricity (In Gross)	(B) (Q)	Lot 7 Hereon	
	(U)	Lot 13 Hereon	
	(Q)	Lot 7 Hereon	
	(S)	Lot 11 Hereon	

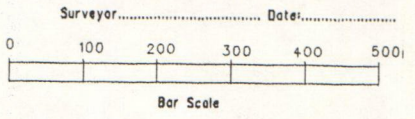
Memorandum of Easements			
Purpose	Shown	Servient Tenement	Dominant Tenement
Right of Way Electricity Telecommunications & Right to Convey Water	(E)	Lot 10 DP208551	Lot 11 Hereon
	(G)	Lot 7 Hereon	Lot 6 Hereon
R.O.W (Foot access) in Gross	(J) (K)	Lot 13 Hereon	Grantee FNDC

Areas (I) & (F) are Existing Land Covenants  
 Total Area 127.63 ha

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AREAS AND MEASUREMENTS SUBJECT TO FINAL SURVEY

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Appendix 1 Scheme Plan

Amendments: Area Lot 13 changed, Easements added KS 17/12/02 20/2/03  
 K J Fife

RC 2000254

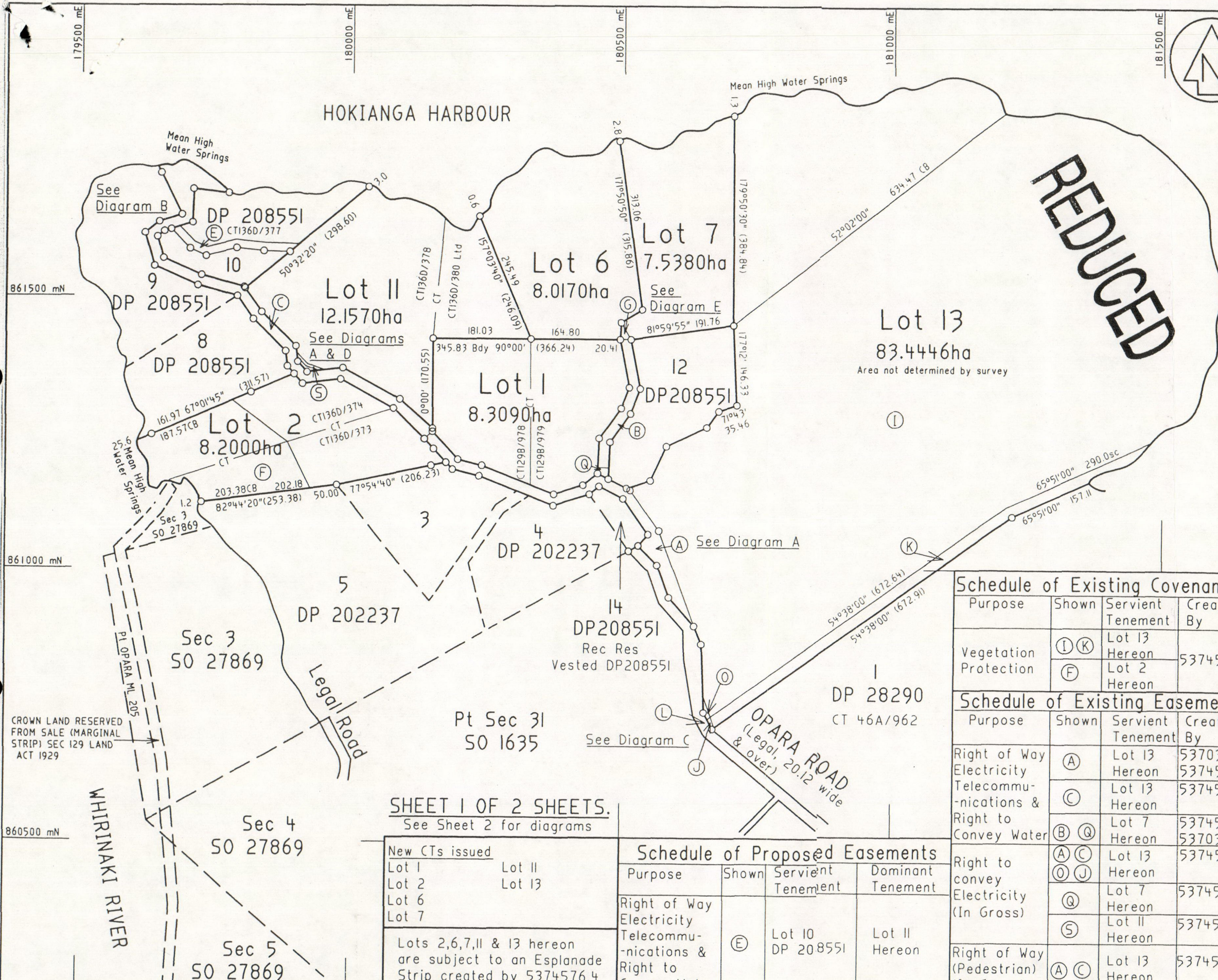
**THOMSON AND KING LIMITED**  
 Registered Land Surveyors, Planners & Land Development Consultants  
 Ph (09) 4077360, Fax (09) 4077322  
 P.O. Box 372, Kerikeri

Proposed Subdivision of Lots 1 & 2 DP202237 & Lot 10 DP 208551  
 Lots 6, 7, 11 & 13 DP208551 (Boundary adjustment) A Dawn

Survey	Name	Date	ORIGINAL SCALE	SHEET SIZE
Design	KS	12/02	1:5000	A2
Drawn	KS	12/02		
Approved Rev.				

Surveyors Ref. No: 6507  
 Series Sheet of





Approvals  
A Down ..... G E Down .....

Registered Owners  
I hereby certify that this plan was approved by the Far North District Council pursuant to section 223 of the Resource Management Act 1991 on the ..... day of ..... 20 ..... subject to the granting or reserving of the easements set out in the memorandum hereon, and that pursuant to Section 321(3)(c) of the Local Government Act 1974 the Far North District Council is satisfied that adequate access is provided to Lots 1,2,6,7, & 11 over other land pursuant to easements of right of way running with the land and appurtenant to those allotments and Council resolves on that ground that sub-section (1) of Section 321 of the Act shall not apply and pursuant to Section 348 of the Local Government Act 1974 is the Right of Way shown as 'E' hereon on this ..... day of ..... 2009.

Authorised Officer ..... RC 2030600 & RC 2030801

WHARAKAUERE STREAM

**Memorandum of Easements**

Purpose	Shown	Servient Tenement	Dominant Tenement
Right of Way Electricity Telecommunications & Right to Convey Water	G	Lot 7 Hereon	Lot 6 Hereon

**Memorandum of Easements in Gross**

Purpose	Shown	Servient Tenement	Grantee
Right of Way (Pedestrian access)	J, K, L	Lot 13 Hereon	Far North District Council

**Schedule of Existing Covenants**

Purpose	Shown	Servient Tenement	Created By
Vegetation Protection	I, K, F	Lot 13 Hereon Lot 2 Hereon	5374576.8

**Schedule of Existing Easements**

Purpose	Shown	Servient Tenement	Created By
Right of Way Electricity Telecommunications & Right to Convey Water	A, C, B, Q	Lot 13 Hereon Lot 7 Hereon	5370311.6 5374576.7 5374576.7 5370311.6
Right to convey Electricity (In Gross)	Q, S	Lot 13 Hereon Lot 11 Hereon	5374576.7 5374576.9
Right of Way (Pedestrian) (In Gross)	A, C	Lot 13 Hereon	5374576.10

**SHEET 1 OF 2 SHEETS.**  
See Sheet 2 for diagrams

**New CTs issued**

Lot 1	Lot 11
Lot 2	Lot 13
Lot 6	
Lot 7	

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

**Schedule of Proposed Easements**

Purpose	Shown	Servient Tenement	Dominant Tenement
Right of Way Electricity Telecommunications & Right to Convey Water	E	Lot 10 DP 208551	Lot 11 Hereon

**CLASS OF SURVEY:**  
LOTS 1,2,6,7 & 11 III  
LOT 13 IV (REGULATIONS 13 & 29).  
**Total Area 127.6356 ha**

**Comprised in** Cs of T 136D/373,136D/374, 136D/378,129B/978,129B/979,136D/380Ltd,136D/377E0

I, Denis McGregor Thomson, being a person entitled to practise as a licensed cadastral surveyor, certify that -  
(a) The Surveys to which this dataset relates are accurate, and were undertaken by me or under my direction in accordance with the Cadastral Survey Act 2002 and the Surveyor General's Rules for Cadastral Survey 2002/2;  
(b) This dataset is accurate, and has been created in accordance with that Act and those Rules.

(Signature).....  
(Date).....20.....  
Field Book ..... p ..... Traverse Book ..... p .....  
Reference Plans .....  
Examined ..... Correct .....

Approved as to Survey By Land Information NZ on .....

Deposited by Land Information NZ on .....

File REF: 6507  
Received .....  
Instructions .....

LAND DISTRICT: NORTH AUCKLAND

Lots 1,2,6,7,11 & 13 Being a Subdivision of  
Lots 1 & 2 DP 202237,6,7,11 & 13 DP 208551  
and Easement over Lot 10 DP 208551

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