

04 September 1997

Please Quote: ~~6596090~~

Your Ref: JF 4122

Doc No: 68016

Phipps Hawley
Surveyors
PO Box 190
ROTORUA

Attention: Paul Andrews

Dear Sir,

APPLICATION FOR SUBDIVISION CONSENT - TGG HARPER
STAGE TWO, GEMINI PLACE, KAWAHA POINT

The copy of the land transfer plan is returned herewith with the certificate of compliance in terms of Section 224(c) of the Resource Management Act 1991 duly signed.

The Consent Notice forwarded is also returned herewith signed and sealed pursuant to Section 221 of the Resource Management Act 1991.

Yours faithfully



Dayle Fenton
Planner

P28357
P04783
FILE

P60109

FILE

copy to 6542/507
P60109

CONSENT NOTICE PURSUANT TO SECTION 221
OF THE RESOURCE MANAGEMENT ACT 1991

IN THE MATTER of Lot 14 DPS78613

AND

IN THE MATTER of Subdivision Consent 6596090
 pursuant to Sections 105, 108, 220
 and 221 of the Resource Management
 Act 1991.

SUBDIVIDER **TGG Harper**

LOCALITY **Naera Place, Rotorua**

Pursuant to Section 221 of the Resource Management Act 1991 the Rotorua District Council, by resolution passed under a duly constituted sub-committee meeting on 9 September 1996, imposed a condition of subdivision consent to register the following Consent Notice on Lot 14 DPS78613.

That all present and future owners of Lot 14 DPS78613 are advised that:

- 1) No buildings are to be constructed within the restricted zone (Areas B, C & D on DPS78613) unless:
 - a) The foundations extend to the underlying bedrock, and they are designed to withstand potential movement of the overlying soils, or
 - b) A detailed stability analysis is undertaken of the proposed foundation system for any building, and it can be shown that acceptable factors of safety against instability can be obtained, or
 - c) The foundation system of any building is specifically designed to ensure acceptable factors of safety against the instability of the slope are achieved; and,
 - d) Any building foundation designs shall be certified by a Registered Civil Engineer.
- 2) Stormwater runoff is to be disposed of by way of soakholes located within the property subject to the following conditions:
 - a) No soakholes are to be constructed within the restricted building zone (Areas B, C & D on DPS78613), and
 - b) Soakholes should extend to at least 4 metres below the surface and be constructed so that the upper 3 metres of the soakhole is encased in a non-porous liner. The lower portion of the soakhole should be formed with porous well liners.

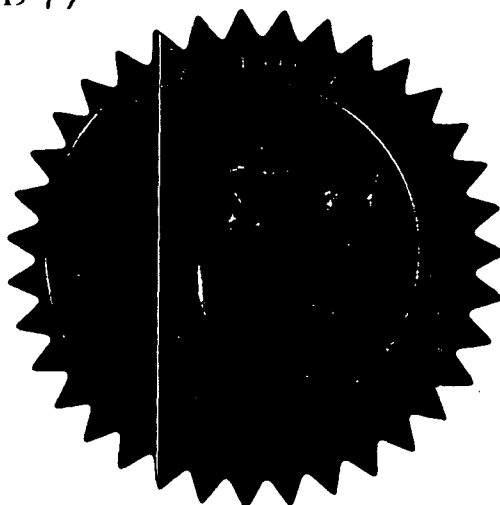
This document is hereby authenticated in terms of Section 252 of the Local Government Act 1974.

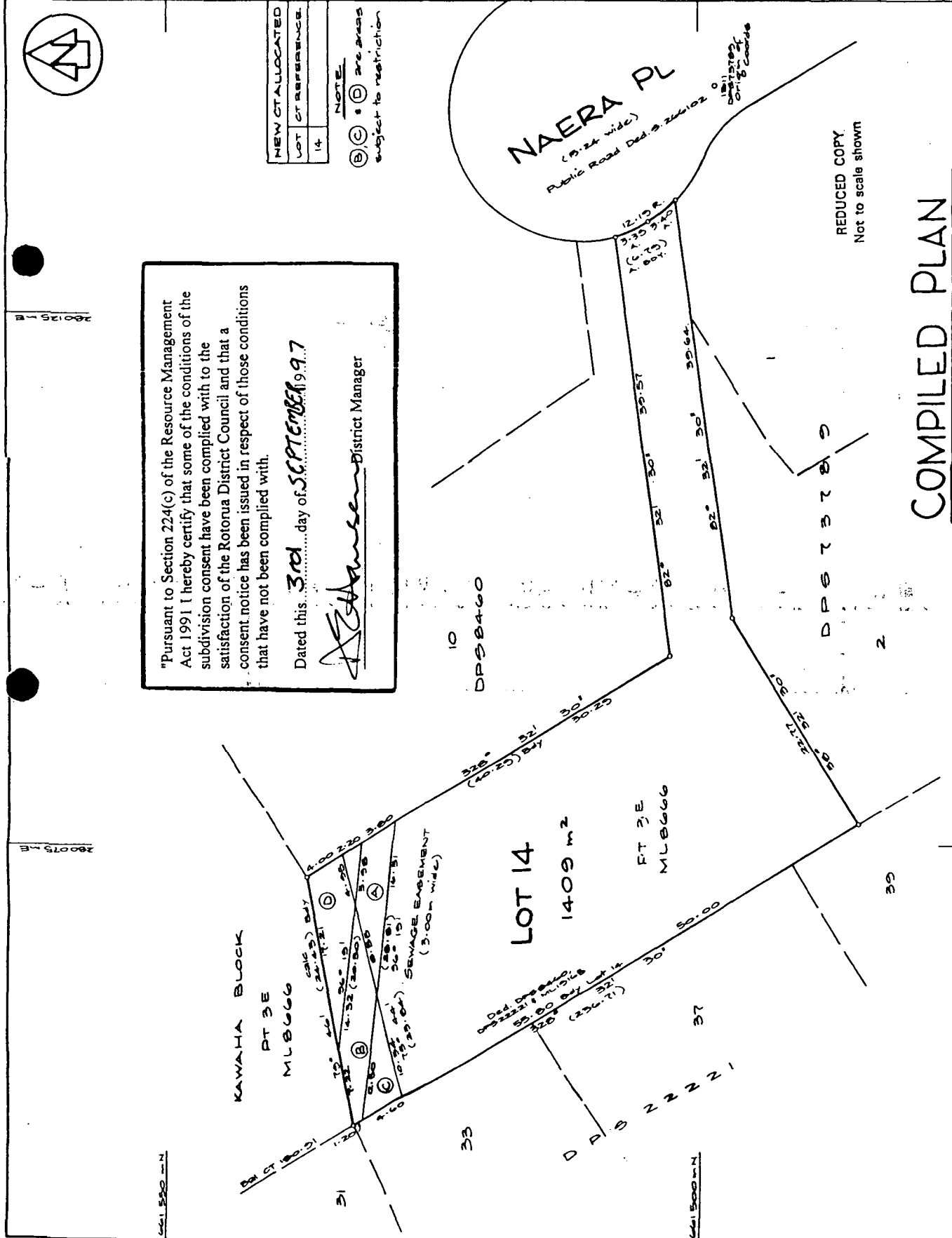
DATED at Rotorua this *5TH* day of *SEPTEMBER* 19*97*

The **COMMON SEAL** of the)
ROTORUA DISTRICT COUNCIL)
 was affixed hereto in the presence of:)

.....
 Mayor

.....
 District Manager





"Pursuant to Section 224(c) of the Resource Management Act 1991 I hereby certify that some of the conditions of the subdivision consent have been complied with to the satisfaction of the Rotorua District Council and that a consent notice has been issued in respect of those conditions that have not been complied with.

Dated this 30th day of SEPTEMBER 1997

[Signature] District Manager

<p>Approved: <i>[Signature]</i> T.G. Harper Registered Owner</p>	<p>Approved pursuant to Section 223 of the Resource Management Act 1991 on the 31st day of <u>SEPTEMBER</u> 19<u>97</u> subject to the granting or reserving of the easements set out in the Memorandum hereon.</p> <p>The Common Seal of the Rotorua District Council is affixed hereto in the presence of:</p> <p><i>[Signature]</i> Mayor <i>[Signature]</i> District Manager</p>									
<p>MEMORANDUM OF EASEMENTS IN GROSS</p> <table border="1"> <tr> <th>PURPOSE</th> <th>SEMI-TITLE SHOWN</th> <th>GRANTEE</th> </tr> <tr> <td>Right to dig in</td> <td>Lot 14</td> <td>Rotorua District Council</td> </tr> <tr> <td>Sewage</td> <td></td> <td></td> </tr> </table>	PURPOSE	SEMI-TITLE SHOWN	GRANTEE	Right to dig in	Lot 14	Rotorua District Council	Sewage			<p>DATUM: Bearings - Geodetic 1943 Coordinates - Geodetic 1943 Bay of Plenty circuit co-ords Origin: Makihi 700 000m N 300 000m E</p> <p>ORIGIN OF COORDINATES: 1811 DISTRICTS 661 498.61m N 280 147.34m E Compiled from DPSB460 and DPE22221.</p> <p>Total Area 1409 m² Comprised in 270.5/227 (RM)</p> <p>I, Paul Jeffrey Andrews Registered Surveyor and holder of an annual practicing certificate (or who may act as a registered surveyor for the purposes of the Survey Act 1982) hereby certify that this plan has been made from surveys conducted by me or under my direction, that both plan and survey are correct and have been made in accordance with the Survey Regulations 1972 or any regulations made in substitution thereof.</p> <p>Dated at Rotorua this <u>1st</u> day of <u>July</u> 19<u>97</u> <i>[Signature]</i> Surveyor</p> <p>Field Book Reference Plans M.L.B.666, D.P.S.B.460, D.P.E.22221. Examined Correct</p> <p>Approved as to Survey Chief Surveyor Deposited this <u>1st</u> day of <u>July</u> 19<u>97</u> District Land Registrar DPS 78613</p>
PURPOSE	SEMI-TITLE SHOWN	GRANTEE								
Right to dig in	Lot 14	Rotorua District Council								
Sewage										

<p>LAND DISTRICT SOUTH AUCKLAND SURVEY BLK. & DIST. XIII ROTOITI NZMS 261 SH1 RECORD MAP NO 40.02</p>	<p>LOT 14 BEING SUBDIVISION OF PART KAWAHA 3E BLOCK.</p>	<p>TERRITORIAL AUTHORITY ROTORUA DISTRICT Surveyed by PHILIPPS HAWLEY LTD Scale 1:250 Date JUNE 1997</p>
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