View Instrument Details

Instrument No	13227544.7
Status	Registered
Lodged By	Prior, Bonnie Helena Joan
Date & Time Lodged	21 Feb 2025 15:37
Instrument Type	Consent Notice under s221(4)(a) Resource Management Act 1991

Affected Records of Title	**Land District**
1199603	North Auckland
1199604	North Auckland
1199605	North Auckland
1199606	North Auckland
1199607	North Auckland
1199608	North Auckland
1199609	North Auckland
1199610	North Auckland
1199611	North Auckland

Annexure Schedule	Contains 3 Pages

Signature

Signed by Samuel James Pinson as Territorial Authority Representative on 11/02/2025 09:32 AM

***** End of Report *****

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IN THE MATTER	of the Resource Management Act 1991 ("the Act")
A N D	
IN THE MATTER	of a subdivision consent as evidenced by Land Transfer Plan No. 606527
A N D	
IN THE MATTER	of a Consent Notice issued pursuant to Section 221 of the Act by **WHANGAREI DISTRICT COUNCIL** ("Council")

IT IS HEREBY CERTIFIED that the following conditions to be complied with on a continuing basis by the subdividing owner and subsequent owners were imposed by Council as conditions of approval for the subdivision as effected by Land Transfer Plan No. 606527 ("the plan")

1. Any development on Lots 1 through 8 on the plan ("Lots 1 through 8") shall comply with the restrictions and recommendations identified in the Wiley Geotechnical Limited engineering report reference 20099 Rev1 dated 20 December 2022, a copy of which is available from Council under reference SD2200123.01, unless an alternative engineering report prepared by a suitably experienced chartered professional engineer is approved in writing by Council.

2. On Lots 1 through 8 a wastewater treatment system capable of treating the domestic wastewater generated by the dwelling to be constructed on each lot to a secondary standard shall be installed with the treated wastewater to be discharged to land by way of pressure compensating dripper irrigation unless an alternative system certified by a Geo-Professional is approved by Council's Building Consent officer.

3. On Lots 1 through 8 a maintenance contract for the on-site wastewater treatment system for each lot shall be in place at all times such to include inspections and maintenance of both the wastewater treatment and disposal systems.

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4. Upon construction of any habitable building on Lots 1 through 8 sufficient water supply for fire fighting purposes is to be provided and be accessible by fire fighting appliances in accordance with Council's Engineering Standards 2022 and more particularly with Fire and Emergency New Zealand's Fire Fighting Code of Practice SNZ PAS 4509:2008. An alternative means of compliance with this standard will require written approval from Fire and Emergency New Zealand.

5. At the time of application for a building consent for any building to be constructed on Lots 1 through 8 suitable evidence/design is to be provided to illustrate that stormwater attenuation will be provided for all impervious surfaces to ensure compliance with Chapter 4 of Council's Engineering Standards 2022, to the satisfaction of Council's Building Officer.

6. All existing overland flow paths on Lots 1 through 8 are to be maintained by each property owner. No modification of the existing ground profile, plantings, fencing or structures of any kind will be permitted within an overland flow path unless a specific design has been done by a chartered professional engineer and is approved in writing by Council.

7. For Lots 1 through 8 and Lot 19 on the plan the owner of each lot shall be aware that the granting of consent to the subdivision evidenced by the plan is subject to ongoing protection and management of the ecological and outstanding natural landscape values on each site. All activities conducted on each lot, inclusive of building, servicing, and any earthworks/landscaping, shall comply with the requirements of the Development Management Plan such being the plan prepared by Reyburn & Bryant entitled "Millbrook Estate Property Developments LP – SD2200123 – Stage 1 – Development Management Plan" dated 25 October 2024 ref 16304.drj, a copy of which is available from Council under reference SD2200123.

8. Where any building is proposed to be located outside the defined building platform for Lots 4 through 8 as illustrated on the plan prepared by Reyburn & Bryant entitled "Building Areas for SD2200123"

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dated October 2024 reference BA16304 Revision C, a copy of which is available from Council under reference SD2200123, the applicant for the relevant building consent shall provide suitable evidence by way of a written report from a suitably qualified and experienced landscape architect to the satisfaction of Council's Resource Consents Manager to justify the building location. That written report shall be provided and certified by Council prior to the issuing of any building consent for the building.

9. For Lots 1 through 8 and Lot 19 on the plan the subdivision has been granted on the basis that each lot owner will be responsible for any connection to telecommunications that may be required at any time. Council will not be responsible for provision of any telecommunication service or connection to any Lot on the plan.

10. No new subdivision boundary is to be located within any area which is subject to a conservation covenant created at the time of the deposit of the plan.

DATED at Whangarei this 12 th day of November 2024

SIGNED for **WHANGAREI DISTRICT COUNCIL** pursuant to the authority of the Council given pursuant to the Local Government Act 2002 and the Resource Management Act 1991

RG Zucchetto

RG Zucchetto (Nov 12, 2024 13:14 GMT+13)

Authorised Signatory
Ricardo Giovanni Zucchetto
Post Approval RMA Officer

Adobe Acrobat Sign Transaction Number: CBJCHBCAABAAlgyd0wluxGJXyHwrmMpqjccUt-75MWWF