

# GRIFFIOEN.

## LAND INFORMATION MEMORANDUM

Statement of Passing Over: This building inspection has been supplied by the vendor in good faith. GRIFFIOEN. (Powered by Ownly Limited, Licensed REAA 2008) is merely passing over this information as supplied to us.

We cannot guarantee its accuracy as we have not checked, audited, or reviewed the information and all intending purchasers are advised to seek your own advice as to the information contained in this document.

Please note this LIM report is provided for informational purposes only. There may be matters relating to pre-1992 consents or permits which may need further investigation in order to determine their relevance.

To the maximum extent permitted by law we do not accept any responsibility to any party for the accuracy or use of the information herein.

# Land Information Memorandum



Property address:

2/85 Trafalgar Street

LIM number: H04457015

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**Christchurch City Council**

53 Hereford Street, PO Box 73015

Christchurch 8154, New Zealand

Tel 64 3 941 8999

Fax 64 3 941 8984

[www.ccc.govt.nz](http://www.ccc.govt.nz)

### Application details

**Date issued** 25 July 2024  
**Date received** 15 July 2024

### Property details

**Property address** 2/85 Trafalgar Street, St Albans, Christchurch  
**Valuation roll number** 22280 29100 B  
**Valuation information** Capital Value: \$580,000  
Land Value: \$200,000  
Improvements Value: \$380,000  
*Please note: these values are intended for Rating purposes*  
**Legal description** Flat 2 DP 37537 on RS 252 Dist Canterbury having share in 74  
**Existing owner** Lois Gwendoline Dick  
2/85 Trafalgar Street  
Christchurch 8014

### Council references

**Rate account ID** 73056377  
**LIM number** H04457015  
**Property ID** 1098266

## Document information

This Land Information Memorandum (LIM) has been prepared for the purpose of section 44A of the Local Government Official Information and Meetings Act 1987 (LGOIMA). It is a summary of the information that we hold on the property. Each heading or "clause" in this LIM corresponds to a part of section 44A.

Sections 1 to 10 contain all of the information known to the Christchurch City Council that must be included under section 44A(2) LGOIMA. Any other information concerning the land as the Council considers, at its discretion, to be relevant is included at section 11 of this LIM (section 44A(3) LGOIMA). If there are no comments or information provided in these sections this means that the Council does not hold information on the property that corresponds to that part of section 44A.

The information included in this LIM is based on a search of Council records only and there may be other information relating to the land which is unknown to the Council. Please note that other agencies may also hold information relevant to the property, or administer legislation relevant to the use of the land, for example, the Regional Council (Ecan), Heritage New Zealand Pouhere Taonga, and Land Information New Zealand.

Council records may not show illegal or unauthorised building or works on the property. The applicant is solely responsible for ensuring that the land is suitable for a particular purpose.

A LIM is only valid at the date of issue as information is based only upon information the Council held at the time of that LIM request being made.

## Property file service

This Land Information Memorandum does not contain all information held on a property file. Customers may request property files by phoning the Council's Customer Call Centre on (03) 941 8999, or visiting any of the Council Service Centres. For further information please visit [www.ccc.govt.nz](http://www.ccc.govt.nz).

**To enable the Council to measure the accuracy of this LIM document based on our current records, we would appreciate your response should you find any information contained therein which may be considered to be incorrect or omitted. Please telephone the Customer Call Centre on (03) 941 8999.**

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A search of records held by the Council has revealed the following information:

## 1. Special features and characteristics of the land

*Section 44A(2)(a) LGOIMA. This is information known to the Council but not apparent from the district scheme under the Town and Country Planning Act 1977 or a district plan under the Resource Management Act 1991. It identifies each (if any) special feature or characteristic of the land concerned, including but not limited to potential erosion, avulsion, falling debris, subsidence, slippage, alluvion, or inundation, or likely presence of hazardous contaminants.*

☎ For enquiries, please phone (03) 941 8999 or visit [www.ccc.govt.nz](http://www.ccc.govt.nz).

- **Liquefaction Assessment**

Christchurch City Council holds indicative information on liquefaction hazard for Christchurch. Information on liquefaction, including an interactive web tool, can be found on the Council website at [ccc.govt.nz/liquefaction](http://ccc.govt.nz/liquefaction). Depending on the liquefaction potential of the area that the property is in, the Council may require site-specific investigations before granting future subdivision or building consent for the property.

- **Consultant Report Available**

Land Information New Zealand (LINZ) engaged Tonkin and Taylor to provide a Geotechnical Report on Ground Movements that occurred as a result of the Canterbury Earthquake Sequence. The report indicates this property may have been effected by a degree of earthquake induced subsidence. The report obtained by LINZ can be accessed on their website at <https://www.linz.govt.nz> and search Information for Canterbury Surveyors.

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## 2. Private and public stormwater and sewerage drains

Section 44A(2)(b) LGOIMA. This is information about private and public stormwater and sewerage drains as shown in the Council's records.

☎ For stormwater and sewerage enquiries, please phone (03) 941 8999 or visit [www.ccc.govt.nz](http://www.ccc.govt.nz).

### Related Information

- The property is shown to be served by a sewer & storm water drain which is shared and that common drains continue through the property.
- The drainage works associated with this property has been partially plotted on the Council's drainage plan. A copy of the field Inspectors pickup/approved site plan showing the drains and buildings/house outline is attached.

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## 3. Drinking Water Supply

*Section 44A(2)(ba) and (bb) LGOIMA. This is information notified to the Council about whether the land is supplied with drinking water, whether the supplier is the owner of the land or a networked supplier, any conditions that are applicable, and any information the Council has about the supply.*

Please note the council does not guarantee a particular water quality to its customers. If you require information on current water quality at this property please contact the Three Waters & Waste Unit.

 For water supply queries, please phone (03) 941 8999 or visit [www.ccc.govt.nz](http://www.ccc.govt.nz).

### Water supply

Christchurch City Council is the networked supplier of water to this property. This property is connected to the Christchurch City Council Water Supply. The conditions of supply are set out in the Christchurch City Council Water Supply and Wastewater Bylaw (2022), refer to [www.ccc.govt.nz](http://www.ccc.govt.nz).

## 4. Rates

Section 44A(2)(c) LGOIMA. This is information on any rates owing in relation to the land.

☎ For rates enquiries, please phone (03) 941 8999 or visit [www.ccc.govt.nz](http://www.ccc.govt.nz).

### (a) Annual rates

Annual rates to 30/06/2025: \$3,408.60

	Instalment Amount	Date Due
Instalment 1	\$852.09	15/08/2024
Instalment 2	\$852.09	15/11/2024
Instalment 3	\$852.09	15/02/2025
Instalment 4	\$852.33	15/05/2025

Rates owing as at 25/07/2024: \$48.64

### (b) Excess water charges

On 1 October 2022 the Council introduced a new targeted rate for residential households using excess water. As a result, residential property settlements must now ensure all water usage and outstanding debts are accurately accounted for.

For excess water charge enquiries, please phone (03) 941 8999 or visit [www.ccc.govt.nz/contact-us](http://www.ccc.govt.nz/contact-us)

### (c) Final water meter reading required at settlement?

When a residential property is sold, an estimate read is used. We expect to make further changes to this process later in 2023. 4 business days are required to process a settlement request. To advise of a residential property settlement, please complete the request for settlement information form at [www.ccc.govt.nz/services/rates-and-valuations/solicitors-request](http://www.ccc.govt.nz/services/rates-and-valuations/solicitors-request)

For more information about settlements, please phone (03) 941 8999 or visit [www.ccc.govt.nz/contact-us](http://www.ccc.govt.nz/contact-us)



## 5. Consents, certificates, notices, orders, or requisitions affecting the land and buildings

*Section 44A(2)(d) LGOIMA. This is information concerning any consent, certificate, notice, order, or requisition, affecting the land or any building on the land, previously issued by the Council. The information in this section may also cover building consent and/or code compliance information issued by building certifiers under the Building Act 1991 and building consent authorities that are not the Council under the Building Act 2004.*

You can check the property file to identify whether any consent or certificate was issued by a building certifier under the Building Act 1991.

*Section 44A(2)(da) LGOIMA. The information required to be provided to a territorial authority under section 362T(2) of the Building Act 2004. There is currently no information required to be provided by a building contractor to a territorial authority under section 362T(2) of the Building Act 2004. The Building (Residential Consumer Rights and Remedies) Regulations 2014 only prescribed the information that must be given to the clients of a building contractor.*

☎ For building enquiries, please phone (03) 941 8999, email [EPADutyBCO@ccc.govt.nz](mailto:EPADutyBCO@ccc.govt.nz) or visit [www.ccc.govt.nz](http://www.ccc.govt.nz).

### (a) Consents

- BCN/1966/5877 Applied: 10/10/1966 Status: Completed  
1/85 Trafalgar Street St Albans  
Permit issued 19/10/1966  
GARAGE- Historical Reference PER66040284
- BCN/1975/1584 Applied: 03/04/1975 Status: Completed  
1/85 Trafalgar Street St Albans  
Permit issued 25/07/1975  
4 FLATS & GARAGE- Historical Reference PER75040378
- BCN/2005/10001 Applied: 06/12/2005 Status: Lapsed  
2/85 Trafalgar Street St Albans  
Accepted for processing 06/12/2005  
Building consent granted 16/01/2006  
PIM Granted 16/01/2006  
PIM Issued 18/01/2006  
Building consent issued 18/01/2006  
Building consent lapsed 05/02/2008  
BATHROOM REFIT- Historical Reference ABA10061499
- BCN/2022/4378 Applied: 26/06/2022 Status: Completed  
1/85 Trafalgar Street St Albans  
Exemption from building consent approved 29/06/2022  
EQ Repairs - Foundation Relevelling - Unit 1 & 2

### (b) Certificates

Note: Code Compliance Certificates were only issued by the Christchurch City Council since January 1993.

### (c) Notices

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- Placards issued under the Civil Defence Emergency Management Act 2002 as a result of the 4 September 2010 and 22 February 2011 earthquakes have now expired (by 12 July 2011 if not before). Some civil defence placards were replaced with dangerous building notices issued under section 124 Building Act 2004, and where this has happened the section 124 notice is separately recorded. Many other buildings, although not issued with a section 124 notice, may require structural work or other repairs before they can be occupied again. It is the building owners responsibility to make sure the building is safe for any occupier or visitor. Detailed structural engineering assessments may still be required to be carried out.
- CDB75058885 03/03/2011 2/85 Trafalgar Street  
Building Evaluation : Building Inspected Under Civil Defence Emergency , Green Placard Issued (a deemed Building Act notice)

## (d) Orders

## (e) Requisitions

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## 6. Certificates issued by a building certifier

*Section 44A(2)(e) LGOIMA. This is information notified to the Council concerning any certificate issued by a building certifier pursuant to the Building Act 1991 or the Building Act 2004.*

☎ For building enquiries, please phone (03) 941 8999, email [EPADutyBCO@ccc.govt.nz](mailto:EPADutyBCO@ccc.govt.nz) or visit [www.ccc.govt.nz](http://www.ccc.govt.nz).

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## 7. Weathertightness

*Section 44A(2)(ea) LGOIMA. This is information notified to the Council under section 124 of the Weathertight Homes Resolution Services Act 2006.*

 For weathertight homes enquiries, please phone (03) 941 8999 or visit [www.ccc.govt.nz](http://www.ccc.govt.nz).

*If there is no information below this means Council is unaware of any formal Weathertight Homes Resolution Services claim lodged against this property.*

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## 8. Land use and conditions

Section 44A(2)(f) LGOIMA. This is information relating to the use to which the land may be put and conditions attached to that use. The planning information provided below is not exhaustive and reference to the Christchurch District Plan and any notified proposed changes to that plan is recommended: <https://ccc.govt.nz/the-council/plans-strategies-policies-and-bylaws/plans/christchurch-district-plan/>.

There may be some provisions of the Christchurch City Plan or Banks Peninsula District Plan that affect this property that are still operative.

☎ For planning queries, please phone (03) 941 8999, email [DutyPlanner@ccc.govt.nz](mailto:DutyPlanner@ccc.govt.nz) or visit [www.ccc.govt.nz](http://www.ccc.govt.nz).

- **Regional plan or bylaw**

There may be objectives, policies or rules in a regional plan or a regional bylaw that regulate land use and activities on this site. Please direct enquiries to Canterbury Regional Council (Environment Canterbury).

### (a)(i) Christchurch City Plan & Banks Peninsula District Plan

#### (ii) Christchurch District Plan

- **Liquefaction Management Area (LMA)**

Property or part of property within the Liquefaction Management Area (LMA) Overlay, which is operative.

- **District Plan Zone**

Property or part of property within the Residential Suburban Density Transition Zone, which is operative.

- **Flood Management Area**

Property or part of property within the Flood Management Area (FMA) Overlay which is operative.

### (b) Resource consents

If there are any land use resource consents issued for this property the Council recommends that you check those resource consents on the property file. There may be conditions attached to those resource consents for the property that are still required to be complied with.

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## 9. Other land and building classifications

Section 44A(2)(g) LGOIMA. This is information notified to the Council by any statutory organisation having the power to classify land or buildings for any purpose.

☎ For land and building enquiries, please phone (03) 941 8999 or visit [www.ccc.govt.nz](http://www.ccc.govt.nz).

Please refer to Section 1 for details

## 10. Network utility information

Section 44A(2)(h) LGOIMA. This is information notified to the Council by any network utility operator pursuant to the Building Act 1991 or the Building Act 2004.

☎ For network enquiries, please phone (03) 941 8999 or visit [www.ccc.govt.nz](http://www.ccc.govt.nz).

- **None recorded for this property**

## 11. Other information

Section 44A(3) LGOIMA. This is information concerning the land that the Council has the discretion to include if it considers it to be relevant.

☎ For any enquiries, please phone (03) 941 8999 or visit [www.ccc.govt.nz](http://www.ccc.govt.nz).

### (a) Kerbside waste collection

- Your organics are collected Weekly on Friday. Please leave your organics at the Kerbside by 6:00 a.m.
- Your recycling is collected Fortnightly on the Week 1 collection cycle on a Friday. Please leave your recycling at the Kerbside by 6:00 a.m. Your nearest recycling depot is the Styx Mill EcoDrop.
- Your refuse is collected Fortnightly on the Week 1 collection cycle on a Friday. Please leave your rubbish at the Kerbside by 6:00 a.m. Your nearest rubbish depot is the Styx Mill EcoDrop.

### (b) Other

- **Floor Levels Information**

Christchurch City Council holds a variety of information relevant to building/property development across the city. This includes minimum finished floor levels that need to be set to meet the surface water requirements in clause E1.3.2 of the building code (where this applies), and the requirements of the Christchurch District Plan (where a property is in the Flood Management Area). Where this information has been processed for your site, it can be viewed at <https://ccc.govt.nz/floorlevelmap/>, otherwise site specific advice can be obtained by emailing [floorlevels@ccc.govt.nz](mailto:floorlevels@ccc.govt.nz)

- **Guest Accommodation**

Guest accommodation (including whole unit listings on Airbnb; BookaBach; etc.) generally requires a resource consent in this zone when the owner is not residing on the site. For more information, please refer to: <https://ccc.govt.nz/providing-guest-accommodation/>.

- **Community Board**

Property located in Papanui-Innes-Central Community Board.

- **Tsunami Evacuation Zone**

This property is not in a tsunami evacuation zone. It is not necessary to evacuate in a long or strong earthquake or during an official Civil Defence tsunami warning. Residents may wish to offer to open their home to family or friends who need to evacuate from a tsunami zone, and should plan with potential guests to do so in advance. More information can be found at <https://ccc.govt.nz/services/civil-defence/hazards/tsunami-evacuation-zones-and-routes/>

- **Electoral Ward**

Property located in Innes Electoral Ward

- **Listed Land Use Register**

Hazardous activities and industries involve the use, storage or disposal of hazardous substances. These substances can sometimes contaminate the soil. Environment Canterbury identifies land that is used or has been used for hazardous activities and industries. This information is held on a publically available database called the Listed Land Use Register (LLUR). The Christchurch City Council may not hold information that is held on the LLUR. Therefore, it is recommended that you check Environment Canterbury's online database at [www.llur.ecan.govt.nz](http://www.llur.ecan.govt.nz)

- **Spatial Query Report**

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A copy of the spatial query report is attached at the end of this LIM. The spatial query report lists land use resource consents that have been granted within 100 metres of this property.

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**Christchurch City Council**

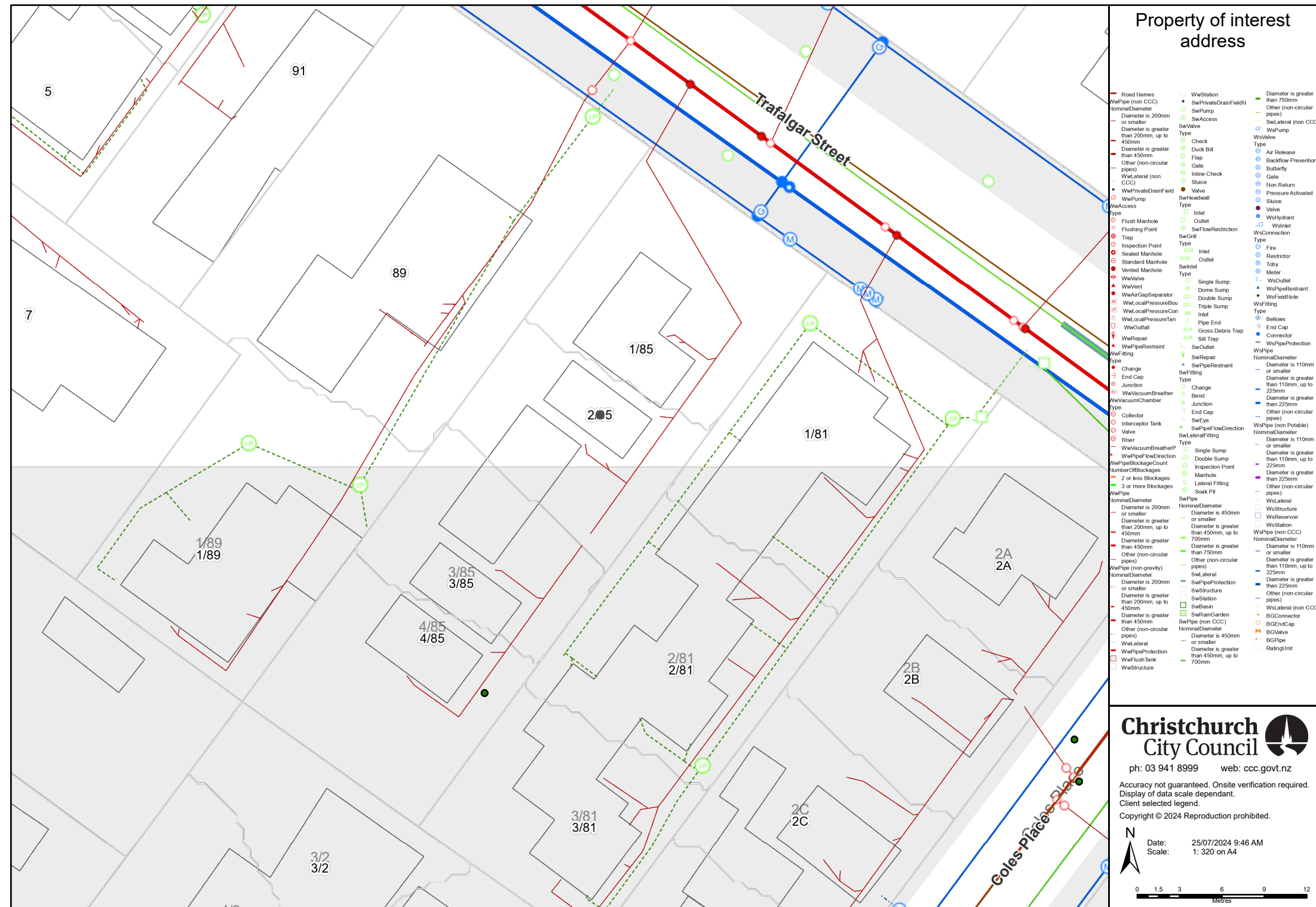
53 Hereford Street, PO Box 73015

Christchurch 8154, New Zealand

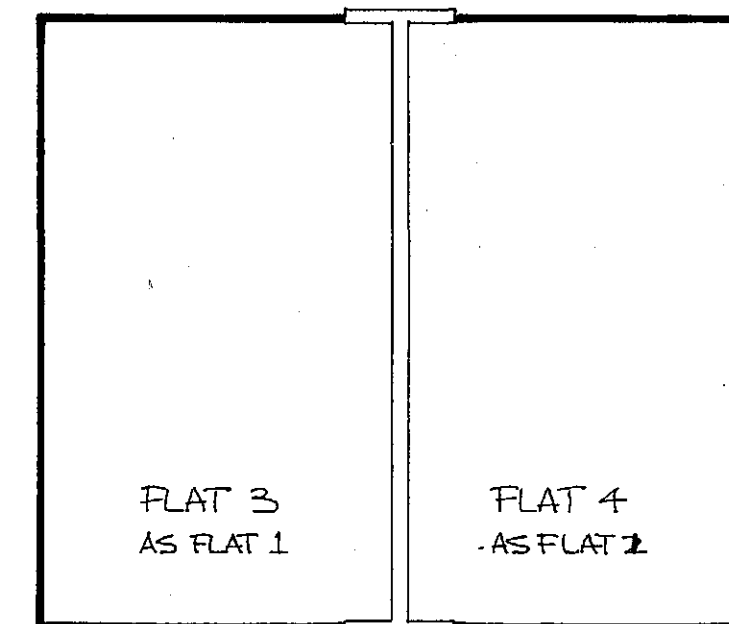
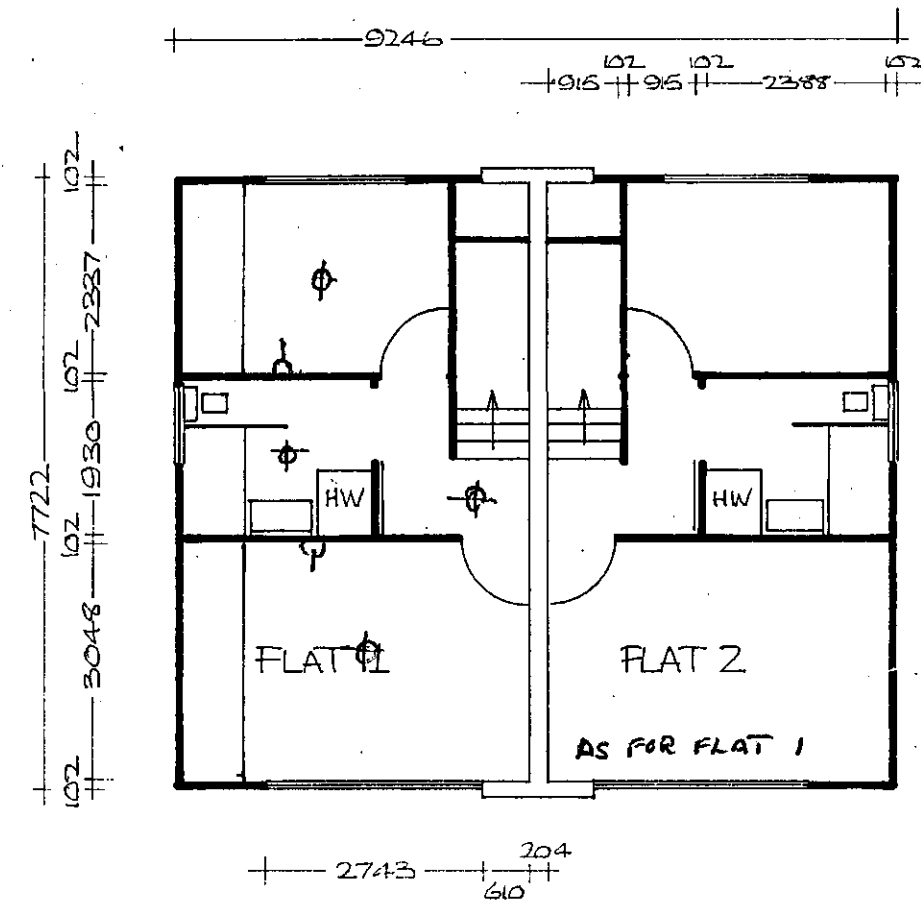
Tel 64 3 941 8999

Fax 64 3 941 8984

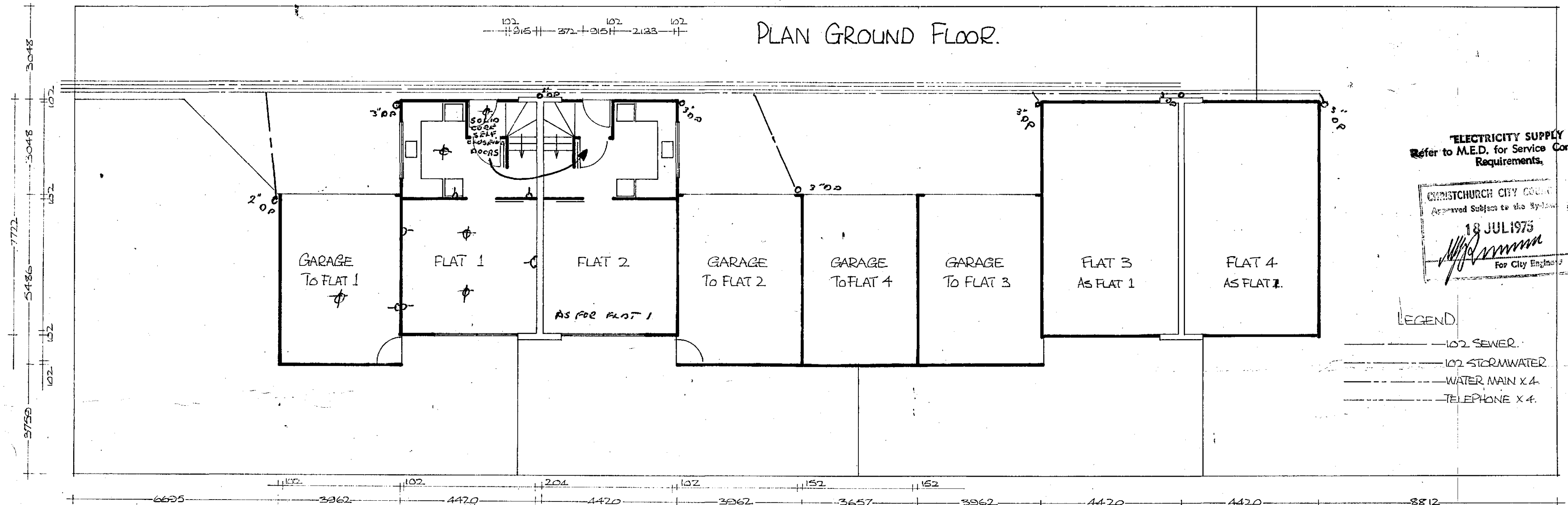
[www.ccc.govt.nz](http://www.ccc.govt.nz)



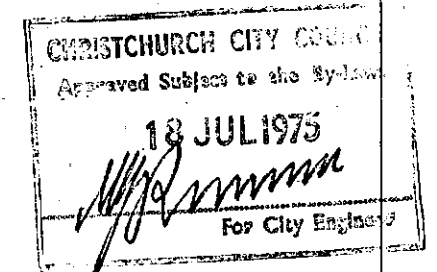
# PLAN FIRST FLOOR.



# PLAN GROUND FLOOR.



ELECTRICITY SUPPLY  
Refer to M.E.D. for Service Connection  
Requirements.



## LEGEND

- 102 SEWER.
- 102 STORMWATER.
- WATER MAIN X 4.
- TELEPHONE X 4.

REVISIONS

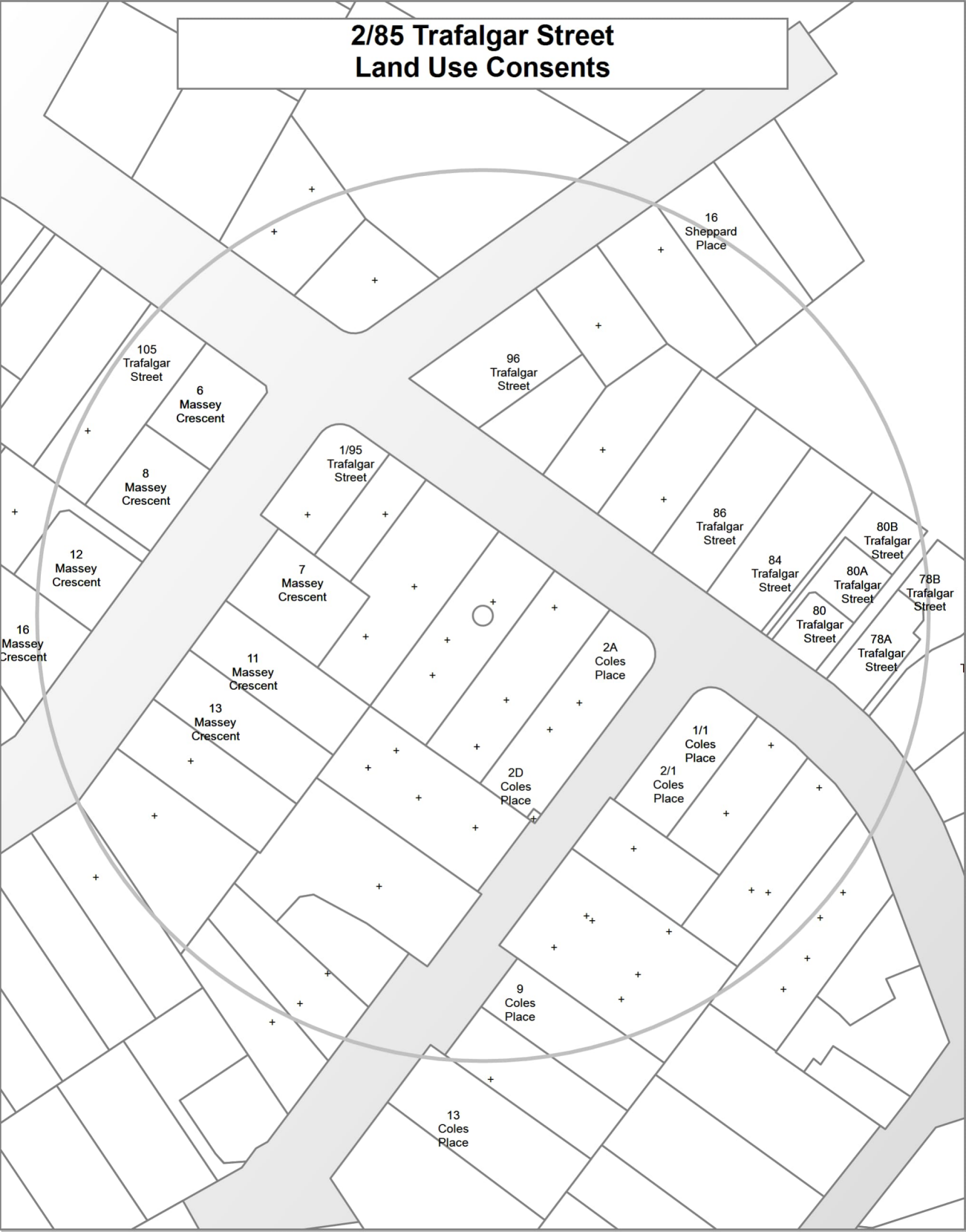
102
BCP 378

TITLE PROPOSED FLATS  
85 TRAFALGAR STREET, CH'CH.  
FOR NEATON DEVELOPMENT LTD.

DESIGNED P.J.F.
DRAWN BY A.S.E.
APPROVED
SCALE 1/8" = 1'
DATE 14/5/75.

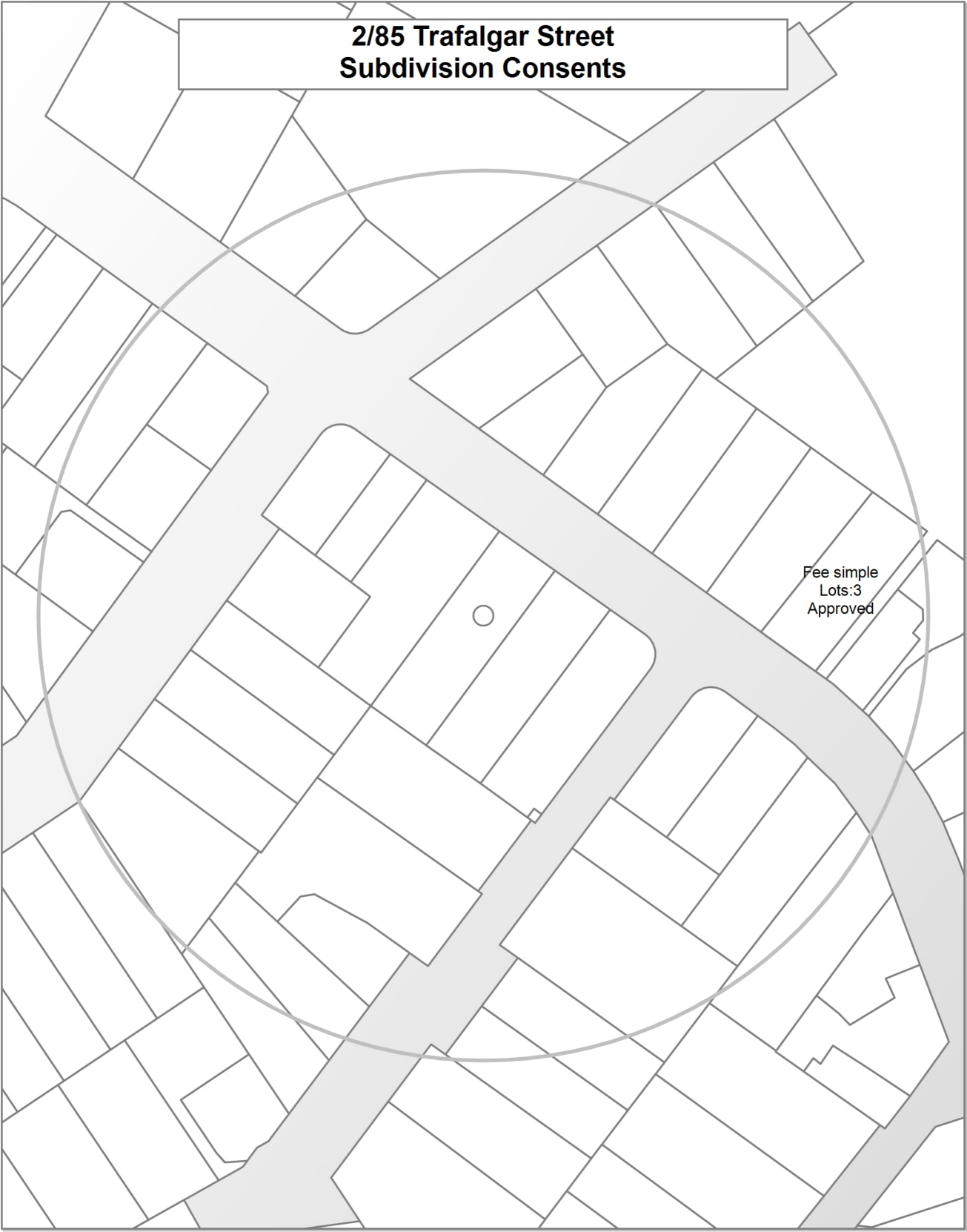
DRG NO
SIZE A2

**2/85 Trafalgar Street  
Land Use Consents**



**2/85 Trafalgar Street  
Subdivision Consents**

Fee simple  
Lots:3  
Approved



**2/85 Trafalgar Street**  
**Private occupation of public land**



## **Land Use Resource Consents within 100 metres of 2/85 Trafalgar Street**

Note: This list does not include subdivision Consents and Certificates of Compliance issued under the Resource Management Act.

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### **1/1 Coles Place**

RMA/1969/164

Consent to allow a reduction in the side yard requirements on a proposed 2 apartment building - Historical Reference RES9219044

Processing complete

Applied 13/10/1969

Decision issued 22/10/1969

Granted 22/10/1969

RMA/2001/2771

Alteration to Coles Place roadway. - Historical Reference RMA20008694

Processing complete

Applied 13/11/2001

Decision issued 12/12/2001

Outline plan accepted 11/12/2001

### **1/95 Trafalgar Street**

RMA/1984/332

Dispensation to reduce the on-site parking requirement to two spaces, in lieu of the required three spaces. - Historical Reference RES9207237

Processing complete

Applied 29/10/1984

Decision issued 27/11/1984

Granted 27/11/1984

### **105 Trafalgar Street**

RMA/1996/1853

Carport in front yard 2m off boundary - Historical Reference RES962170

Processing complete

Applied 15/08/1996

Decision issued 01/01/1999

Granted 01/01/1999

## **11 Massey Crescent**

RMA/1998/1001

The alterations and additions the existing dwelling is within the 1.8 metre boundary setback (1.5m proposed) and a living room window is within 3 metres of an internal boundary. - Historical Reference RES981091

Processing complete

Applied 27/04/1998

Decision issued 01/01/1999

Granted 01/01/1999

RMA/2011/894

CONSTRUCT GARAGE / ADD LIVING AREA - Historical Reference RMA92018446

Processing complete

Applied 15/07/2011

Decision issued 02/09/2011

Granted 02/09/2011

## **117 Cranford Street**

RMA/2000/3077

Improve facilities at English Park that do not comply with recession planes (lights) fill & excavation within waterway, light spill, additional building. - Historical Reference RMA20003847

Processing complete

Applied 08/12/2000

Decision issued 12/06/2001

Granted 12/06/2001

RMA/2010/580

earthworks - resurfacing of english park pitch - Historical Reference RMA92016096

Processing complete

Applied 26/04/2010

Decision issued 25/05/2010

Granted 25/05/2010

RMA/2011/531

UPGRADE EXISTING FLOODLIGHTS AT ENGLISH PARK - Historical Reference RMA92018066

Processing complete

Applied 13/05/2011

Decision issued 27/06/2011

Granted 24/06/2011



RMA/2012/747

TEMPORARY ACCOMMODATION - Historical Reference RMA92020101

Processing complete

Applied 23/05/2012

Decision issued 13/07/2012

Granted 12/07/2012

## **12 Massey Crescent**

RMA/1997/393

A two unit development in which Unit 1 intrudes into the 6m Road setback (4.5m proposed). - Historical Reference RES970340

Processing complete

Applied 12/02/1997

Decision issued 01/01/1999

Granted 01/01/1999

RMA/1997/551

A proposed 2 unit development in which Unit 1 does not meet 450m min site area (413m proposed) in the Living 2 (S.a.M 12) zone. - Historical Reference RES970537

Processing complete

Applied 05/03/1997

Decision issued 18/03/1997

Granted 18/03/1997

## **13 Coles Place**

RMA/2004/237

To build a new car-port and to move an existing shed, which will result in more than 9m of accessory buildings within 1.8m of the internal boundary. - Historical Reference RMA20015803

Processing complete

Applied 15/01/2004

Decision issued 22/01/2004

Granted 21/01/2004

## **13 Massey Crescent**

RMA/1995/2882

Alterations to existing dwelling, including replacement to window facing property - Historical Reference RES955954

Processing complete

Applied 13/11/1995

Decision issued 07/12/1995

Granted 07/12/1995

RMA/2014/3022

Dwelling extension - Historical Reference RMA92027721

Processing complete

Applied 18/11/2014

Decision issued 02/12/2014

Granted 02/12/2014

## **16 Massey Crescent**

RMA/1986/376

Dispensation to increase the vehicle crossing width from 3.1m to 6m. - Historical Reference RES9207246

Processing complete

Applied 17/02/1986

Decision issued 12/03/1986

Granted 12/03/1986

RMA/2009/1622

Application to erect a garage - Historical Reference RMA92015100

Processing complete

Applied 02/11/2009

Decision issued 17/11/2009

Granted 17/11/2009

## **16 Sheppard Place**

RMA/2002/1223

New dwelling. - Historical Reference RMA20010220

Processing complete

Applied 28/05/2002

Decision issued 09/07/2002

Granted 09/07/2002

## **17 Sheppard Place**

RMA/1995/2690

Submission of Outline Plan for proposed additional classrooms. - Historical Reference RES955553

Processing complete

Applied 16/10/1995

Decision issued 30/01/1996

Granted 30/01/1996

RMA/1996/668

Classroom - Historical Reference RES960780

Processing complete

Applied 02/04/1996

Decision issued 16/04/1996

Outline plan accepted 16/04/1996

RMA/1997/641

An Outline Plan submission for two classrooms at St. Albans School. - Historical Reference RES970639

Processing complete

Applied 18/03/1997

Decision issued 01/04/1997

Outline plan accepted 01/04/1997

RMA/2000/2127

erection of a building within 10m o intrusion of the 4.5m road setback requirement - Historical Reference RMA20002868

Processing complete

Applied 23/08/2000

Decision issued 10/11/2000

Granted 08/11/2000

RMA/2002/391

To establish a new addition to an existing classroom to provide a new resource room. - Historical Reference RMA20009365

Processing complete

Applied 14/02/2002

Decision issued 26/02/2002

Outline plan accepted 26/02/2002

RMA/2003/2994

To add one classroom to an existing classroom and another classroom to the existing School Hall. - Historical Reference RMA20015337

Processing complete

Applied 13/11/2003

Decision issued 19/12/2003

Outline plan accepted 19/12/2003

RMA/2003/723

Remove coal-fired boiler and install a radiant heating system - Historical Reference RMA20012996

Processing complete

Applied 17/03/2003

Decision issued 19/03/2003

Outline plan accepted 19/03/2003

RMA/2003/798

Extension of an existing classroom of 50m<sup>2</sup> - Historical Reference RMA20013072

Processing complete

Applied 25/03/2003

Decision issued 03/04/2003

Outline plan accepted 03/04/2003

RMA/2004/2891

playground construction within 10m of notable tree - Historical Reference RMA20018545

Processing complete

Applied 10/11/2004

Decision issued 29/11/2004

Granted 29/11/2004

RMA/2005/2025

Outline plan for construction of a single storey class room, relocation of an existing classroom and provision for a future single storey classroom. - Historical Reference RMA20020903

Processing complete

Applied 02/09/2005

Decision issued 29/09/2005

Outline plan accepted 29/09/2005

RMA/2007/1287

Outline plan for proposal of two new resource rooms and establish two new playgrounds. - Historical Reference RMA92008545

Processing complete

Applied 31/05/2007

Decision issued 28/06/2007

Outline plan accepted 28/06/2007

RMA/2009/917

The addition of 13 new classrooms, provision for one further classroom, relocation of an existing classroom and removal of eight classrooms - Historical Reference RMA92014363

Processing complete

Applied 30/06/2009

Decision issued 27/08/2009

Outline plan accepted 27/08/2009

RMA/2011/80

OUTLINE PLAN - EXPANSION OF SCHOOL HALL & ESTABLISHMENT OF AN ARTIFICIAL PLAYING SURFACE - Historical Reference RMA92017587

Processing complete

Applied 25/01/2011

Decision issued 07/02/2011

Outline plan accepted 07/02/2011

RMA/2011/864

PRUNE PROTECTED TREE AT ST ALBANS SCHOOL - Historical Reference RMA92018416

Processing complete

Applied 12/07/2011

Decision issued 29/07/2011

Granted 29/07/2011

RMA/2015/2507

Outline Plan Waiver - Temporary Relocatable Building - Historical Reference RMA92030842

Processing complete

Applied 09/09/2015

Decision issued 24/09/2015

Outline plan accepted 23/09/2015

RMA/2015/2985

Outline Plan Waiver - St Albans School - Historical Reference RMA92031366

Processing complete

Applied 27/10/2015

Decision issued 05/11/2015

Outline plan accepted 05/11/2015

RMA/2016/2849

Outline Plan Waiver - St Albans School

Processing complete

Applied 07/10/2016

Decision issued 14/10/2016

Granted 11/10/2016

RMA/2016/886

Outline Plan - St Albans School - Historical Reference RMA92032985

Processing complete

Applied 08/04/2016

Decision issued 17/05/2016

Outline plan accepted 17/05/2016

RMA/2020/1113

Outline plan to relocate existing classroom

Processing complete

Applied 03/06/2020

Decision issued 06/07/2020

Outline plan accepted 03/07/2020

## **2/1 Coles Place**

RMA/2001/2771

Alteration to Coles Place roadway. - Historical Reference RMA20008694

Processing complete

Applied 13/11/2001

Decision issued 12/12/2001

Outline plan accepted 11/12/2001

## **2A Coles Place**

RMA/1981/102

Reduction in the minimum dimension for outdoor living space for Unit 4. - Historical Reference RES9202646

Processing complete

Applied 19/02/1981

Decision issued 19/02/1981

Granted 19/02/1981

## **2D Coles Place**

RMA/1981/101

Reduction in the minimum separation distance between units from 9m to 8m. - Historical Reference RES9202644

Processing complete

Applied 01/02/1981

Granted 25/02/1981

Decision issued 25/02/1981

## **6 Massey Crescent**

RMA/1980/100

ERECT A GARAGE-WORKSHOP WITH A REDUCED SETBACK. APPEAL DECLINED. - Historical Reference RES9202650

Processing complete

Applied 29/09/1980

Decision issued 31/10/1980

Declined 31/10/1980

Outcome not recorded 31/10/1980

RMA/1981/103

Erect a garage 4.3m from the street boundary. - Historical Reference RES9202647

Processing complete

Applied 24/03/1981

Decision issued 24/04/1981

Granted 24/04/1981

RMA/1981/104

Allow garage block wall on the boundary to be 2.5m High. - Historical Reference RES9202648

Processing complete

Applied 23/04/1981

Decision issued 19/05/1981

Granted 19/05/1981

## **7 Massey Crescent**

RMA/2001/1829

Carport which exceeds accessory building length and is within street scene setback for SAM 12 - Historical Reference RMA20007724

Processing complete

Applied 31/07/2001

Decision issued 17/09/2001

Granted 17/09/2001

RMA/2014/1868

Garage - Historical Reference RMA92026540

Processing complete

Applied 23/07/2014

Decision issued 12/08/2014

Granted 12/08/2014

## **76 Trafalgar Street**

RMA/2000/3002

To use 82 square metres of land adjacent to 78 trafalgar street as residential. - Historical Reference RMA20003771

Withdrawn

Applied 01/12/2000

RMA/2014/1608

Two Residential Units - Historical Reference RMA92026270

Processing complete

Applied 01/07/2014

Decision issued 14/08/2014

Granted 13/08/2014

RMA/2014/2254

Fee Simple Subdivision - 2 Lots & LUS non-compliances s223 & 224 issued 24/2/16 LT 492557 - Historical Reference RMA92026938

Processing complete

Applied 29/08/2014

Decision issued 18/09/2014

Granted 17/09/2014



## **78A Trafalgar Street**

RMA/2000/3002

To use 82 square metres of land adjacent to 78 trafalgar street as residential. - Historical Reference RMA20003771

Withdrawn

Applied 01/12/2000

RMA/2014/1608

Two Residential Units - Historical Reference RMA92026270

Processing complete

Applied 01/07/2014

Decision issued 14/08/2014

Granted 13/08/2014

## **78B Trafalgar Street**

RMA/2000/3002

To use 82 square metres of land adjacent to 78 trafalgar street as residential. - Historical Reference RMA20003771

Withdrawn

Applied 01/12/2000

RMA/2014/1608

Two Residential Units - Historical Reference RMA92026270

Processing complete

Applied 01/07/2014

Decision issued 14/08/2014

Granted 13/08/2014

## **8 Massey Crescent**

RMA/1989/291

Dispensation to erect a garage 1.5m in front of the existing garage and 3m from the front boundary in lieu of the required 6m. - Historical Reference RES9207240

Processing complete

Applied 02/03/1989

Decision issued 16/03/1989

Granted 16/03/1989

RMA/2023/585

Additions and alterations to dwelling - connect dwelling to garage, change to layout, addition of ensuite, laundry, living room and bedrooms

Processing complete

Applied 10/03/2023

Decision issued 10/05/2023

Granted 09/05/2023

## **80 Trafalgar Street**

RMA/2007/3386

3 eph units exceedining 80sqm Application for Discharge of Encumbrance - Historical Reference RMA92010758

Processing complete

Applied 21/12/2007

Decision issued 28/02/2008

Granted 28/02/2008

RMA/2016/2905

Discharge of Encumbrance - 3 EPH units - Historical Reference CSR 91807579

Processing complete

Applied 06/08/2014

Encumbrance discharged 27/08/2014

## **80A Trafalgar Street**

RMA/2007/3386

3 eph units exceedining 80sqm Application for Discharge of Encumbrance - Historical Reference RMA92010758

Processing complete

Applied 21/12/2007

Decision issued 28/02/2008

Granted 28/02/2008

RMA/2016/2905

Discharge of Encumbrance - 3 EPH units - Historical Reference CSR 91807579

Processing complete

Applied 06/08/2014

Encumbrance discharged 27/08/2014

### **80B Trafalgar Street**

RMA/2007/3386

3 eph units exceedining 80sqm Application for Discharge of Encumbrance - Historical Reference RMA92010758

Processing complete

Applied 21/12/2007

Decision issued 28/02/2008

Granted 28/02/2008

RMA/2016/2905

Discharge of Encumbrance - 3 EPH units - Historical Reference CSR 91807579

Processing complete

Applied 06/08/2014

Encumbrance discharged 27/08/2014

### **84 Trafalgar Street**

RMA/2016/1674

Addition to existing dwelling (bedroom and lounge)

Processing complete

Applied 22/06/2016

Decision issued 06/07/2016

Granted 06/07/2016

### **86 Trafalgar Street**

RMA/2013/1908

To construct a two storey dwelling - Historical Reference RMA92023614

Processing complete

Applied 19/09/2013

Decision issued 22/10/2013

Granted 22/10/2013

### **9 Coles Place**

RMA/2006/1885

Garage exceeds 9m building length site coverage is exceeded. - Historical Reference RMA92005958

Processing complete

Applied 10/08/2006

Decision issued 22/08/2006

Granted 22/08/2006

## **96 Trafalgar Street**

RMA/2007/3299

Establish & operate a pre-school in a living zone - Historical Reference RMA92010667

Processing complete

Applied 12/12/2007

Decision issued 11/10/2008

Granted 31/10/2008

### **Data Quality Statement**

#### **Land Use Consents**

All resource consents are shown for sites that have been labelled with an address. For sites that have been labelled with a cross (+) no resource consents have been found. Sites that have no label have not been checked for resource consents. This will be particularly noticeable on the margins of the search radius. If there are such sites and you would like them included in the check, please ask for the LIM spatial query to be rerun accordingly. This will be done free of charge although there may be a short delay. Resource consents which are on land occupied by roads, railways or rivers are not, and currently cannot be displayed, either on the map or in the list. Resource consents that relate to land that has since been subdivided, will be shown in the list, but not on the map. They will be under the address of the land as it was at the time the resource consent was applied for. Resource consents that are listed as Non-notified and are current, may in fact be notified resource consents that have not yet been through the notification process. If in doubt. Please phone (03)941 8999.

The term "resource consents" in this context means land use consents. Subdivision consents and certificates of compliance are excluded.

#### **Subdivision Consents**

All subdivision consents are shown for the sites that have been labelled with consent details. For Sites that have been labelled with a cross (+) no records have been found. Sites that have no label have not been checked for subdivision consents. This will be particularly noticeable on the margins of the search radius. If there are such sites and you would like them included in the check, please ask for the LIM spatial query to be rerun accordingly. This will be done free of charge although there may be a short delay.

The term "subdivision consents" in this context means a resource consent application to subdivide land. Non subdivision land use resource consents and certificates of compliance are excluded.

This report will only record those subdivision applications which have not been completed i.e once a subdivision has been given effect to and the new lots/properties have been established the application which created those lots will not be shown

All subdivision consent information is contained on the map and no separate list is supplied