

KAPITI COAST DISTRICT COUNCIL

**CONSENT NOTICE PURSUANT TO SECTION 221
OF THE RESOURCE MANAGEMENT ACT 1991
FOR THE DEPOSIT OF LAND TRANSFER PLAN 310492**

THE SUBDIVISION OF LOT 2 DP 53961,

53 KOTARE STREET, WAIKANAE,

FOR P HAWKER (RM010345)

To The Regional Regulatory Titles Officer at Wellington

PURSUANT to Section 221 of the Resource Management Act 1991 the Kapiti Coast District Council hereby gives notice that it has consented to the subdivision and the following conditions are to be complied with on a continuing basis:

In relation to Lot 1:

- (1) No building, structure, scaffolding or vegetation is permitted within 6.2 metres in any direction of the MHO-PKK Lines A and B that cross the property as required by Transpower.
- (2) That foundation design and construction for any new building or additions and alterations to a building on the land shall be in accordance with the recommendations within the Soil Investigation report prepared by Samcom Limited, dated 6 September 2002, submitted to Council in relation to application No. RM010345. A copy of the Soil Test report is held on the file RM010345 in the Kapiti Coast District Council's Resource Consents Office and can be viewed at any time the office is open to the public.
- (3) Stormwater retention capacity of not less than 5000 litres is available for the land as described within the report by Samcon Limited entitled "Stormwater disposal" received by Council on 20 November 2001. A copy of the report is held on the file RM010345 in the Kapiti Coast District Council's Resource Consents Office and can be viewed at any time the office is open to the public.

In relation to Lot 2:

- (1) Stormwater retention capacity of not less than 5000 litres is available for the land as described within the report by Samcon Limited entitled "Stormwater disposal", received by Council on 20 November 2001. A copy of the report is held on the file RM010345 in the Kapiti Coast District Council's Resource Consents Office and can be viewed at any time the office is open to the public.

In relation to Lot 3:

- (1) All buildings are to be set back 15m from the eastern boundary adjoining the Department of Conservation Hemi Matenga Memorial Park Reserve to mitigate any effects from occupation of the lots in respect to the reserve.
- (2) A tank which provides a minimum of 20,000 litres of water at any time dedicated to fire-fighting is located along the mutual boundary of lots 3 and 4 to serve these lots for fire fighting purposes, and must be maintained for this purpose.
- (3) Any dwelling built, erected or sited on the land shall contain a sprinkler system designed and installed by a recognised industry operator and this system is to be maintained on an on-going basis.
- (4) Planting in the 15m separation area between any buildings on the land and the Department of Conservation Hemi Matenga Memorial Park is restricted to those species that will achieve a maximum height of 1.2m. Suitable species are listed in the Hawker and Son Limited letter dated 6 November 2002 amended by facsimile by Landlink Limited dated 3.12.02 held on the file RM010345. A copy of this letter is held on the file RM010345 in the Kapiti Coast District Council's Resource Consents Office and can be viewed at any time the office is open to the public.
- (5) That foundation design and construction for any new building or additions and alterations to a building on the land shall be in accordance with the recommendations within the Soil Investigation report prepared by Samcom Limited, dated 6 September 2002, submitted to Council in relation to application No. RM010345. A copy of the Soil Test report is held on the file RM010345 in the Kapiti Coast District Council's Resource Consents Office and can be viewed at any time the office is open to the public.
- (6) Stormwater retention capacity of not less than 5000 litres is available for the land as described within the report by Samcom Limited entitled "Stormwater disposal", received by Council on 20 November 2001. A copy of the report is held on the file RM010345 in the Kapiti Coast District Council's Resource Consents Office and can be viewed at any time the office is open to the public.

In relation to Lot 4:

- (1) Any dwelling built, erected or sited on the land shall contain a sprinkler system designed and installed by a recognised industry operator and this system is to be maintained on an on-going basis.
- (2) A tank which provides a minimum of 20,000 litres of water at any time dedicated to fire-fighting is located along the mutual boundary of lots 3 and 4 to serve these lots for fire fighting purposes, and must be maintained for this purpose.
- (3) That foundation design and construction for any new building or additions and alterations to a building on the land shall be in accordance with the recommendations within the Soil Investigation report prepared by Samcom Limited, dated 6 September 2002, submitted to Council in relation to application No. RM010345. A copy of the Soil Test report is held on the file RM010345 in the Kapiti Coast District Council's Resource Consents Office and can be viewed at any time the office is open to the public.

- (4) Stormwater retention capacity of not less than 5000 litres is available for the land as described within the report by Samcon Limited entitled "Stormwater disposal", received by Council on 20 November 2001. A copy of the report is held on the file RM010345 in the Kapiti Coast District Council's Resource Consents Office and can be viewed at any time the office is open to the public

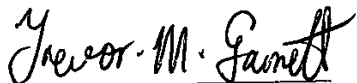
In relation to Lot 5:

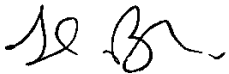
- (1) That foundation design and construction for any new building or additions and alterations to a building on the land shall be in accordance with the recommendations within the Soil Investigation report prepared by Samcom Limited, dated 6 September 2002, submitted to Council in relation to application No. RM010345. A copy of the Soil Test report is held on the file RM010345 in the Kapiti Coast District Council's Resource Consents Office and can be viewed at any time the office is open to the public.
- (2) Stormwater retention capacity of not less than 5000 litres is available for the land as described within the report by Samcon Limited entitled "Stormwater disposal", received by Council on 20 November 2001. A copy of the report is held on the file RM010345 in the Kapiti Coast District Council's Resource Consents Office and can be viewed at any time the office is open to the public

In relation to Lot 6:

- (1) No building, structure, scaffolding or vegetation is permitted within 6.2 metres in any direction of the MHO-PKK Lines A and B that cross the property as required by Transpower.
- (2) Stormwater retention capacity of not less than 5000 litres is available for the land as described within the report by Samcon Limited entitled "Stormwater disposal", received by Council on 20 November 2001. A copy of the report is held on the file RM010345 in the Kapiti Coast District Council's Resource Consents Office and can be viewed at any time the office is open to the public
- (3) That foundation design and construction for any new building or additions and alterations to a building on the land shall be in accordance with the recommendations within the Soil Investigation report prepared by Samcom Limited, dated 6 September 2002, submitted to Council in relation to application No. RM010345. A copy of the Soil Test report is held on the file RM010345 in the Kapiti Coast District Council's Resource Consents Office and can be viewed at any time the office is open to the public.

Issued in respect of application No. RM 010345 on this 3rd day of December 2002.


Trevor Garnett
AUTHORISED OFFICER


Hermione Blair
AUTHORISED OFFICER

IN THE MATTER of the Land Transfer Act
1952

AND

IN THE MATTER of Section 221 of The
Resource Management Act 1991

SECTION 221 CERTIFICATE

Correct for the purposes of
The Land Transfer Act



Solicitor for the
Registered Proprietor

Hollings Fairbairn
Solicitors
P.O.Box 11(DX RP60003)
Paraparaumu