

View Instrument Details



Instrument No 12272002.7
Status Registered
Date & Time Lodged 07 July 2022 11:15
Lodged By Mowbray, Graham John
Instrument Type Consent Notice under s221(4)(a) Resource Management Act 1991



Affected Records of Title	Land District
999806	Wellington
999807	Wellington

Annexure Schedule Contains 2 Pages.

Signature

Signed by Graham John Mowbray as Territorial Authority Representative on 07/07/2022 11:14 AM

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



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

**IN THE MATTER OF A PLAN LODGED FOR
DEPOSIT UNDER NUMBER 563033
AND RESOURCE CONSENT RM 200277**

(being the subdivision of Lot 1 DP 303036)
At 2A Maple Lane, Waikanae.
For Cameron Builders 2008 Limited

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 in respect to Lots 1 & 2 the following conditions are to be complied with on a continuing basis:

1. **With respect to Lots 1 - 2:** The minimum floor level to the underside of the floor joist or under side of the slab of any habitable dwelling constructed on Lots 1 and 2 shall be 17.8 meters above the 1953 Wellington MSL datum.
2. **With respect to Lots 1 – 2:** Foundation design and construction for any new building or additions and alterations to a building on lots 1 and 2 shall take into account the findings and recommendations within the Engineering Investigation Report prepared by Landlink for 2A Maple Lane, Waikanae dated 16 December 2020, submitted to Council in relation to application No. RM200277. A copy of the report is available in Council's Office at any time the office is open to the public and is stored electronically under e-docs reference no 31517.
3. **With respect to Lots 1 - 2:** Prior to the construction of a dwelling on the site (either lot), the vehicle crossings to both Lots 1 and 2 shall be constructed in the location shown on drawing no. 2184-P1/001/F dated 30/11/20 and in accordance with Council Roading drawing KCDC- RD-005.
4. **With respect to Lots 1 - 2:** The sightlines at the proposed access points to Lots 1 and 2 are to be provided in accordance with drawing no. 2184-P1/002/B dated 13/04/21 and be kept free of obstructions over 0.6m (measured from the adjacent road surface).

5. With respect to Lots 1 - 2: Consent holder shall provide a stormwater attenuation/disposal system on Lots 1 and 2 which shall comply with the requirements and intent of the Engineering Investigation Report prepared by Landlink for 2A Maple Lane, Waikanae dated 16 Dec 2020. Unless alternatives are proposed by the consent holder and accepted by the Council's Development Engineer. An updated report must be provided for an alternative solution.

As a secondary overflow path is not available or is through private property, on-site storm water disposal has been designed to cater for a 100 year return event and runoff from new impermeable surfaces to be disposed of or stored on-site and released at a rate that does not exceed the peak runoff (when compared to the pre-development situation) for the 50%, 20%, 10% and 1% AEP flood events.

It shall be the ongoing responsibility of the owner to construct and maintain a system which meets the above performance standard.

6. With respects to Lots 1 – 2: Landscaping around any future dwelling shall be provided in accordance with the approved landscaping plan saved under reference 31522 and landscape and visual assessment report by Drakeford Williams saved under reference 31511.

Issued in respect of application No. RM 200277 on this 9th day of February 2022.



YVETTE REYNISH
AUTHORISED OFFICER



SARAH BANKS
AUTHORISED OFFICER