

IN THE MATTER OF the Resource Management Act 1991

AND

IN THE MATTER OF Subdivision Consent Application
affecting Part Lot 2 on Deposited
Plan 20467

**CONSENT NOTICE PURSUANT TO SECTION 221, RESOURCE MANAGEMENT
ACT 1991**

To: Registrar-General of Land
Otago Land Registration District
LAND INFORMATION NEW ZEALAND

- 1 At the time that a dwelling is proposed on any lot the owner for the time being shall construct a vehicle crossing in accordance with the approved drawings if one has not been constructed at the time of subdivision.
- 2 At the time that a dwelling is constructed on any lot the owner for the time being is to ensure that all construction is contained within boundaries of the lot and that the only access to the lot for all construction vehicles and delivery of goods to the lot is to be from the vehicle crossing constructed at the time of subdivision or constructed in accordance with Condition 1 above. The owner for the time being is responsible for repairing and making good any damage to any road infrastructure for the frontage of the lot being developed or to the frontage of any other lot caused by development activities on the owners lot.
- 3 If there is to be more than one household unit located on any lot, the owner for the time being shall pay headworks fees to the Queenstown Lakes District Council for Water and Sewerage at the appropriate rates applicable for each additional unit at the time that the second or subsequent unit is constructed.
- 4 At the time a dwelling is constructed on any of Lots 2-8, the property owner for the time being shall submit a landscaping plan for approval to the Principal: Resource Management (Civic Corporation). The landscape plan shall be designed to meet the following objectives:
 - 4.1 There shall be no fences or other structures erected within that part of the lot located in the OS-MR area. There shall be no planting on that part of the lot within the OS-MR apart from that indicated in the approved structural planting plan;

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- 4.2 Continuation of the mitigating effect of the structural planting on the boundary of the OS-MR area by planting suitable species.
- 5 At the time a dwelling is constructed on any of Lots 1 and 17-22, the property owner for the time being shall submit a landscaping plan for approval to the Principal: Resource Management (Civic Corporation). The landscape plan shall be designed to meet the following objectives:
- 5.1 There shall be no structures, fences or any other development within the OS-HL area apart from the ecological restoration and planting in accordance with the approved structural planting plan;
- 5.2 Planting of suitable species to maintain the integrity of the ecological restoration of the OS-HL area.
- 6 **Design Control**
- 6.1 Dwellings on any of Lots 1-6, 8-12, 16 and 28-30 shall be located within the building platform on that lot, and shall comply with all setback requirements.
- 6.2 Roofing materials are to cedar shingles or Shakes in a natural finish, natural slate or similar, or Iron roofing in "Burnt Umber", "Earth Green", "Mediterranean Olive", "Ironsand", "Grey Friars" or "New Denim Blue" or similar.
- 6.3 All roofs are to be in gable form, with pitches between 25 and 35 degrees. Lean to and veranda roof pitches are required to be less than the main roof.
- 6.4 Wall claddings are to comprise smooth plaster, horizontal schist, natural finish weatherboards, painted weatherboard in recessive hues, painted corrugated iron in similar colours as those approved for roofing. Wall cladding are not to include fibre cement weatherboards, sidings and roofing, uncoated fibre material, PVC sidings, unpainted iron or steel, unpainted concrete masonry, imitation timber, brick or masonry, metal weatherboards, compressed fibre mineral weatherboards, or any metal or asphalt based, aggregate covers tiles or shingles.
- 6.5 A-frame designs or timber pole frame designs or construction are not permitted.
- 6.6 No dwelling shall exceed 6 metres in height in the DUE and 7 metres in the RES Activity Area.

AND THAT you are hereby directed and required to register the same pursuant to Section 221 Resource Management Act 1991.


DESCRIPTION OF LAND BY CONSENT NOTICE

ALL THOSE PARCELS OF LAND COMPRISING:

- Part Lot 2 containing 29.95 hectares comprised in certificate of title 15A/430 (Otago Land District)

DATED this 24th day of October 2003

SIGNED for and on behalf of THE)
QUEENSTOWN LAKES DISTRICT)
COUNCIL pursuant to Section 252 of)
the Local Government Act 1974)



Principal Officer
(for the purposes of Section 221
Resource Management Act 1991)