







NOTES

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- SEE SUPPORTING DOCUMENT FOR EASEMENT SCHEDULE/MEMORANDUM
- WATER BOUNDARY SUBJECT TO FINAL SURVEY
- ESPLANADE RESERVE SUBJECT TO COUNCIL APPROVAL
- ESPLANADE BOUNDARIES ARE SUBJECT TO FINAL SURVEY, CURRENT LOCATION DEFINED BASED ON ASSUMPTION OF AVULSION TBC

| Legend        |                                   |
|---------------|-----------------------------------|
| PR BDY        | PR BDY                            |
| PR EASEMENTS  | PR EASEMENTS                      |
| EX ABUTTALS   | EX ABUTTALS                       |
| DISTRICT PLAN | DISTRICT PLAN                     |
| YARD SETBACK  | YARD SETBACK                      |
|               | INDICATIVE EFFLUENT DISPOSAL AREA |
|               | BUILDING PLATFORM 15m X 10m       |
|               | INDICATIVE OUTDOOR LIVING 6m DIA  |

| J       | AMALGAMATION CONDITION | JG      | 11/2025 |
|---------|------------------------|---------|---------|
| I       | EASEMENT EDITS         | JW      | 11/2025 |
| H       | ADDING LOTS 13-16      | MJS     | 11/2025 |
| G       | BOUNDARY EDITS         | MJS     | 11/2025 |
| Rev     | Description            | By      | Date    |
|         |                        |         |         |
| Survey  | MAVEN                  | 05/2024 |         |
| Design  | MKS                    | 03/2025 |         |
| Drawn   | RP                     | 05/2025 |         |
| Checked | LR                     | 05/2025 |         |

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Project  
**ASHBOURNE  
RESIDENTIAL  
FOR  
MATAMATA  
DEVELOPMENTS LTD**

Title  
**PROPOSED  
SCHEME PLAN**

|             |                                      |
|-------------|--------------------------------------|
| Project no. | 289001                               |
| Scale       | 1:1000 @ A3                          |
| Cad file    | 250712 SCHEME PLAN LOTS 1-11 [i].DWG |
| Drawing no. | SHEET 3                              |
| Rev         | J                                    |



ASHBOURNE STATION ROAD  
DAY 0 SCHEME PLAN SCHEDULE/MEMORANDUM

| SCHEDULE OF EXISTING EASEMENTS  |       |               |           |
|---|-------|---------------|-----------|
| PURPOSE   | SHOWN | BURDENED LAND | DOCUMENT  |
| RIGHT OF WAY, RIGHT TO CONVEY WATER, ELECTRICITY, TELECOMMUNICATIONS AND COMPUTER MEDIA | B     | LOT 6         | 7422421.5 |

| SCHEDULE OF EXISTING EASEMENTS IN GROSS                            |       |                  |           |
|--|-------|------------------|-----------|
| PURPOSE  | SHOWN | BURDENED LAND    | DOCUMENT  |
| RIGHT TO CONVEY WATER  | B     | LOT 6            | 7422421.7 |
| RIGHT TO DRAIN SEWAGE  | O     | LOT 25 DP 393306 | 7835210.8 |
| RIGHT TO CONVEY ELECTRICITY, TELECOMMUNICATIONS AND COMPUTER MEDIA | B     | LOT 6            | 7422421.6 |

| SCHEDULE OF EASEMENTS IN GROSS |       |               |                                 |
|--------------------------------|-------|---------------|---------------------------------|
| PURPOSE                        | SHOWN | BURDENED LAND | GRANTEE                         |
| RIGHT OF WAY                   | G     | LOT 4         | MATAMATA PIAKO DISTRICT COUNCIL |

| MEMORANDUM OF EASEMENTS   |            |               |                |
|---|------------|---------------|----------------|
| PURPOSE   | SHOWN      | BURDENED LAND | BENEFITED LAND |
| RIGHT OF WAY, RIGHT TO CONVEY WATER, ELECTRICITY AND TELECOMMUNICATIONS                       | C          | LOT 2         | LOT 3, LOT 4   |
|   | D          | LOT 4         | LOT 3          |
| RIGHT TO DRAIN SEWAGE   | E          | LOT 2         | LOT 1          |
| RIGHT OF WAY, RIGHT TO DRAIN WATER, RIGHT TO CONVEY WATER, ELECTRICITY AND TELECOMMUNICATIONS | F          | LOT 8         | LOT 9          |
| RIGHT TO DRAIN WATER  | H, D, G, I | LOT 4         | LOT 1          |
| RIGHT TO DRAIN WATER  | J          | LOT 11        | LOT 1, LOT 4   |



| SCHEDULE OF EXISTING EASEMENTS TO BE SURRENDERED |                          |                                      |            |
|--|--------------------------|--------------------------------------|------------|
| PURPOSE  | AS SHOWN ON<br>DP 567678 | SERVIENT TENEMENT<br>(BURDENED LAND) | DOCUMENT   |
| RIGHT OF WAY                                     | A                        | LOT 1 DP 21055                       | 12244095.3 |

| AMALGAMATION CONDITIONS   |
|---|
| That Lot 25 DP 393306 and Lot 106 DP 393306 be transferred to the owners of Lot 100 DP 380025 and one Record of title be issued to include all parcels. |
| That Lots 3, 15 & 16 be held in one Record of title   |

Notes:

Amalgamation conditions to be cancelled (s241):

That Lot 2 DP 567678 and Lot 2 DP 21055 be held in the same Record of title.

That Lot 204 DP 535395 and Lot 25 & 106 DP 393306 be held in the same Record of title.

Lots 17, 18, 19 & 20 are to vest on deposit as stream bed