

**Attachment 5 Summary Table of Registered Interests on Records of Title:**

**Project Area - A**

Site Address	Legal Description	Landholder	Registered Interest	Relevance to Referral Application
47 Mullins Road	Lot 2 DP 206430 NA134C/507	s 9(2)(a)	<p><b>Land Covenant in Deed 5274769.2.</b> Site is covenantor - agrees note to object to:</p> <ul style="list-style-type: none"> <li>To the use of the Dominant Land as an airport (including fixed-wing aircraft and helicopters).</li> </ul> <p>To any activities normally associated with airport operations.</p>	The covenant does not preclude the use of the site for the Project.
			<p><b>Consent Notice 5274769.5</b> <u>Residential Dwellings:</u> All residential buildings, garages, pools, paved courts (excluding lawn tennis courts and gardens) must be within the designated residential curtilage area shown on the title (Land Covenant Areas A and B). <u>Geotechnical:</u> All recommendations in the geotechnical report by Harrison Grierson Consultants Ltd (Ref: 23.07243.1, October 2000) must be strictly followed.</p>	<p><u>Residential</u> Not applicable. No residential development is proposed <u>Geotechnical</u> A newer geotechnical report would be prepared as part of the Project (and its recommendations on foundations design etc) would be imposed by conditions of consent. These conditions would include a condition requiring a consent notice to be imposed. Under Section 221(3)(b) the Territorial Authority has the ability to review any consent notice after the deposit of any survey plan under section 223 of the RMA. This will enable the current consent notice to be reviewed and deemed to be effectively superseded by the newer report and associated conditions. Alternatively, the consent notice could be varied or cancelled. The consent notice does not preclude the use of the site for the Project</p>
53 Mullins Road	Lot 3 DP 206430 NA134C/508	s 9(2)(a)	<p><b>Land Covenant in Deed 5274769.2.</b> Site is covenantor - agrees note to object to:</p> <ul style="list-style-type: none"> <li>To the use of the Dominant Land as an airport (including fixed-wing aircraft and helicopters).</li> </ul>	The covenant does not preclude the use of the site for the Project.

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			<ul style="list-style-type: none"> <li>To any activities normally associated with airport operations.</li> </ul>	
			<b>Consent Notice 5274769.5</b> Consent noticed summarised above.	Discussed above.  The consent notice does not preclude the use of the site for the Project
			<b>Caveat 13461543.1 by DNA Management Ltd</b> <ul style="list-style-type: none"> <li>Agreement for Sale and Purchase dated 20 August 2024 between Chi Chung Yam (vendor) and DNA Management Limited (purchaser).</li> <li>Prevents registration of any instrument or matter that transfers, charges, or prejudicially affects the estate or interest protected by this caveat until it is withdrawn, removed by court order, or lapses under section 143 of the Land Transfer Act 2017.</li> </ul>	The caveat is held by an entity which is a sister company to the applicant.
61 Mullins Road*	Lot 1 DP 75641 NA32B/7	s 9(2)(a)	Nil	
803 Papakura-Clevedon Road	Lot 1 DP 450259 RT 571995	s 9(2)(a)	<b>D287889.6 – Easement</b> Stream maintenance over area C DP 450259 in favour of Lot 1 DP 141367.	Any easements can be accommodated within the Project design (at substantive application stage).  The easements do not preclude the use of the site for the Project.
			<b>D287889.3 Consent Notice 2002</b> <u>Geotechnical Compliance:</u> Must follow recommendations in the geotechnical report by Chambers Consultants Ltd (Ref. 980303, dated 11 Feb 1998). <u>Minimum Floor Level (Lot 1):</u> Any habitable floor must be at least 300 mm above the 1% AEP design flood level. Flood level determined by a Registered	<u>Geotechnical</u> A newer geotechnical report would be prepared as part of the Project (and its recommendations on foundations design etc) would be imposed by conditions of consent. These conditions would include a condition requiring a consent notice to be imposed. Under Section 221(3)(b) the Territorial Authority has the ability to review any consent notice after the deposit of any survey plan under section 223 of the RMA. This will enable the current consent

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			Engineer/Surveyor experienced in stormwater and flood assessments.	notice to be reviewed and deemed to be effectively superseded by the newer report and associated conditions. Alternatively, the consent notice could be varied or cancelled. <u>Minimum Floor Level</u> Where necessary (i.e if a habitable building is proposed in this location) this will be duly considered at the time of the substantive application in accordance with this aspect of the consent notice.  The consent notice does not preclude the use of the site for the Project
			<b>8991757.5 Consent Notice</b> <u>Residential Dwellings:</u> Residential buildings, garages, pools, paved courts (excluding lawn tennis courts and gardens) must be within the designated residential curtilage area shown on the title (Land Covenant Area A).	Not applicable. No residential development is proposed
7 Bullens Road	Lot 1 DP 141367 NA83D/616	s 9(2)(a)	<b>12286383.1 Covenant</b> Relates to LUC60318243. <u>Flood Hazard Zone:</u> Land is in a flood hazard zone. Any building consent for the office must comply with sections 71–73 of the Building Act 2004. <u>Minimum Floor Level:</u> Office must have a minimum floor level of RL 36.5 metres (Auckland Datum 1946).	The covenant is specific only to the development granted by LUC60318243. For any reason should this be considered to have a wider scope than LUC60318243, the future buildings can be designed to comply with the required minimum floor level. The covenant does not preclude the use of the site for the Project
			<b>D287889.6 – Easement. Stream and maintenance rights</b> Area C – drainage easement. Allows the Grantee (dominant land owner) and authorised persons to enter the servient land to maintain, repair, clean, deepen, widen, or relay the drain.	Any easements can be accommodated within the Project design (at substantive application stage). The easements do not preclude the use of the site for the Project.

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19 Bullens Road	Lot 2 DP 450259 RT 571996	s 9(2)(a)	<b>D287889.3 Consent Notice 2002</b> <u>Geotechnical Compliance:</u> Must follow recommendations in the geotechnical report by Chambers Consultants Ltd (Ref. 980303, dated 11 Feb 1998).	<u>Geotechnical</u> A newer geotechnical report would be prepared as part of the Project (and its recommendations on foundations design etc) would be imposed by conditions of consent. These conditions would include a condition requiring a consent notice to be imposed.  Under Section 221(3)(b) the Territorial Authority has the ability to review any consent notice after the deposit of any survey plan under section 223 of the RMA. This will enable the current consent notice to be reviewed and deemed to be effectively superseded by the newer report and associated conditions.  Alternatively, the consent notice could be varied or cancelled.  <u>Residential</u> Not applicable. No residential development is proposed.  The consent notice does not preclude the use of the site for the Project
			<b>8991757.6 Consent Notice</b> All residential buildings, garages, pools, paved courts and swimming pool must be within the designated residential curtilage area shown on the title (Land Covenant Area B).	
			<b>D391463.1 Certificate</b> that a building consent has been issued in respect of a building on the land that is described in Section 36(2) Building Act 1991 - 24.5.1999 at 1.06 pm (Affects Lot 1 DP 95116)	
49 Bullens Road*	Lot 2 DP 111591 NA21A/287	s 9(2)(a)	<b>B678840.1 Easement</b> Right of Way, shown as A on DP 473510	Any easements can be accommodated within the Project design (at substantive application stage). The easements do not preclude the use of the site for the Project.
			<b>C067770.1 Encumbrance</b> to Manukau City Council: The purpose was to ensure compliance with Council requirements for managing two dwellings on the property and eventual removal or conversion of the old home.  Encumbrance ends when the Council confirms the covenants have been performed or are obsolete.	The covenant does not relate to the Project. However ,once the site is redeveloped the dwellings will be removed and at that time an application could be made to discharge the encumbrance.  The encumbrance does not preclude the use of the site for the Project.

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51 Bullens Road	Lot 2 DP 473510 RT 647738	s 9(2)(a)	<b>Deed 419495</b> (R603/706) Electricity easement over area A and B DP 473510 in favour of AEPB ( <b>Vector</b> )	Any easements can be accommodated within the Project design (at substantive application stage). The easements do not preclude the use of the site for the Project.
			<b>571450 – Easement</b> Electricity easement over area C DP 473510 in favour of AEPB	
			<b>B678840.1 Easement</b> Right of way – to part formerly Lot 1 DP 111591	
			<b>9964949.6 Easement</b> - Right to convey water. Servient Tenement: Lot 1 DP 473510. Dominant Tenement: Lot 2 DP 473510. Easement shown as “D”.	
52 Bullens Road	Lot 1 DP 473510 RT 647737	s 9(2)(a)	<b>99964949.6 – Easement</b> Right to convey water over area D DP 473510 in favour of Lot 2 DP 473510.	The covenant does not preclude the use of the site for the Project
			<b>9964949.7 Encumbrance</b> <ul style="list-style-type: none"> <li>• No objection to resource consent for a function centre on Lot 2 DP 471350.</li> <li>• Encumbrance has the right to use the land without interference for activities associated with the function centre.</li> <li>• Encumbrancer must allow all activities related to the function centre without restriction.</li> </ul>	

**Project Area B**

Site Address	Legal Description	Landholder	Registered Interest	Relevance to Referral Application
45 Clevedon-Takanini Road	Lot 3 DP 169281 NA103A/937	s 9(2)(a)	<p><b>8272827.1 Encumbrance</b></p> <p>Held by Papakura District Council. Key provisions relate to:</p> <p><u>Flood Hazard Compliance:</u></p> <p>Maintain land in accordance with stormwater management recommendations (Churchill Timms Ltd email dated 17 Nov 2008 and Papakura District Council flood report).</p> <p>Overland flow path is to be kept clear of trees, vegetation, earth mounding and any other obstructions that would otherwise restrict flow.</p> <p><u>Ownership &amp; Dwelling Restrictions:</u></p> <p>Dwellings on the land must remain in common ownership and cannot be disposed of independently.</p>	<p><u>Flood Hazard/overland flowpath</u> – A newer flood assessment report would be prepared as part of the Project (and its recommendations on stormwater and overland flow path management etc) would be imposed by conditions of consent. These conditions would include a condition requiring a consent notice to be imposed.</p> <p>Thus, the Project creates an opportunity for more up to date recommendations (including those relating to flood hazards) to be implemented. The Council will have an opportunity through this process to confirm that it agrees with these recommendations or if the older 2008 requirements prevail (and thus the substantive application could be designed to meet the 2008 recommendations).</p> <p><u>Residential Dwellings</u></p> <p>Not applicable. The sites are not being developed for residential purposes.</p> <p>The encumbrance does not preclude the use of the site for the Project.</p>
40 Mullins Road	Lot 2 DP 169281 NA103A/936	s 9(2)(a)	<p><b>C993996.7 – Easement</b></p> <p>Electricity supply right over A DP 169281 in favour of Lot 1 DP 169281</p> <p>Subject to 234(a) of the RMA</p>	<p>Any easements can be accommodated within the Project design (at substantive application stage).</p> <p>The easements do not preclude the use of the site for the Project</p>
			<p><b>C993996.3 Consent Notice (1995)</b></p> <p><u>Future Buildings:</u> If any further buildings are constructed (requiring a building consent), their foundation, stormwater, and sewage disposal design must be recommended and certified by a qualified and experienced engineer.</p>	<p><u>Future Buildings:</u> A geotechnical and infrastructure report would be prepared as part of the Project which will consider these aspects and make recommendations accordingly.</p> <p><u>Residential Dwellings</u></p> <p>Not applicable. The sites are not being developed for residential purposes.</p>

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			<p><b>Residential Accommodation:</b> No additional dwellings or residential accommodation are allowed on Lots 1, 2, or 3 unless:</p> <ul style="list-style-type: none"> <li>• A management report is provided showing that extra accommodation is necessary for the property's economic use.</li> <li>• Approval is obtained from the Council.</li> <li>• Council may approve or decline applications at its discretion.</li> </ul>	The consent notice does not preclude the use of the site for the Project
66 Mullins Road	Lot 1 DP 22687 NA604/186	s 9(2)(a)	Nil	
90 Mullins Road	Lot 2 DP 598608 RT 1161569	s 9(2)(a)	<p><b>D605451.5 Consent Notice (2001)</b> Relates to Lots 1 and 2 DP 190663</p> <p><b>Geotechnical Requirements (Lots 1 &amp; 2):</b></p> <ul style="list-style-type: none"> <li>• Must comply with recommendations in the geotechnical report (Chambers Consultants Ltd, April 1991 - ref 970165).</li> <li>• Includes foundation design and stormwater disposal requirements.</li> </ul> <p><b>Residential Curtilage:</b> (Lot 1 only) so not relevant.</p>	<p><b>Geotechnical</b></p> <p>A newer geotechnical report would be prepared as part of the Project (and its recommendations on foundations design etc) would be imposed by conditions of consent. These conditions would include a condition requiring a consent notice to be imposed.</p> <p>Under Section 221(3)(b) the Territorial Authority has the ability to review any consent notice after the deposit of any survey plan under section 223 of the RMA. This will enable the current consent notice to be reviewed and deemed to be effectively superseded by the newer report and associated conditions.</p> <p>Alternatively, the consent notice could be varied or cancelled.</p> <p>The consent notice does not preclude the use of the site for the Project</p>
			<p><b>862347.9 – Easement</b> Water supply rights.</p>	Any easements can be accommodated within the Project design (at substantive application stage).

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			<b>12911359.8 – ROW easement</b> ("Z") (subject to 243(a) of the RMA).	The easements do not preclude the use of the site for the Project
100 Mullins Road	Lot 1 DP 598608 RT 1161568	s 9(2)(a)	<b>BO60323.9 – Easement</b> Right to convey water over E, F, G DP 598608.	Any easements can be accommodated within the Project design (at substantive application stage).  The easements do not preclude the use of the site for the Project
			<b>12911359.8 – Easement</b> Right of way over area Z DP 598608 in favour of Lot 2 DP 598608	
			<b>862347.9 – Easement</b> Water supply right	
			<b>D605451.5 Consent Notice (2001)</b> Relates to Lots 1 and 2 DP 190663 <u>Geotechnical Requirements (Lots 1 &amp; 2):</u> <ul style="list-style-type: none"> <li>Must comply with recommendations in the geotechnical report (Chambers Consultants Ltd, April 1991 - ref 970165).</li> <li>Includes foundation design and stormwater disposal requirements.</li> </ul> <u>Residential Curtilage (Lot 1):</u> All residential buildings, garages, pools, paved courts (excluding lawn tennis courts and gardens) must be within the designated residential curtilage area shown on the title (Land Covenant Area D).	<u>Geotechnical</u> A newer geotechnical report would be prepared as part of the Project (and its recommendations on foundations design etc) would be imposed by conditions of consent. These conditions would include a condition requiring a consent notice to be imposed.  Under Section 221(3)(b) the Territorial Authority has the ability to review any consent notice after the deposit of any survey plan under section 223 of the RMA. This will enable the current consent notice to be reviewed and deemed to be effectively superseded by the newer report and associated conditions.  Alternatively, the consent notice could be varied or cancelled.  <u>Residential</u> Not applicable. No residential development is proposed.  The consent notice does not preclude the use of the site for the Project

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			<b>9816292.2 Consent Notice (2014):</b> Essentially a copy of the above, though notes Geotechnical report dated 1997 (though same ref number)	
114 Mullins Road (and what was 118)	Lot 1 DP 95196 and Lot 1 DP 81758 NA51A/1149	s 9(2)(a)	<b>862347.7 Easement</b> Water supply rights. Area Marked A.	Any easements can be accommodated within the Project design (at substantive application stage). The easements do not preclude the use of the site for the Project.
			<b>862347.9 – Easement</b> Water supply rights.	
			<b>Easement B060323.9</b> Right to convey water over “A”.	
			D391463.1 Certificate that a building consent has been issued in respect of a building on the land that is described in Section 36(2) Building Act 1991 - 24.5.1999 at 1.06 pm (Affects Lot 1 DP 95116)	These relate to an existing building. This certificate does not preclude the use of the site for the Project.
124 Mullins Road	Lot 2 DP 129748 NA76A/501	s 9(2)(a)	Nil	
51 Burnside Road	Lot 2 DP 112997 NA63C/432	s 9(2)(a)	<b>Easement 7310126.1</b> Right to convey water. <ul style="list-style-type: none"> <li>Easement strips marked “A” and “B” on DP 372463.</li> <li>Servient Tenements: Lot 1 DP 165259 and Lot 2 DP 165259.</li> </ul>	Any easements can be accommodated within the Project design (at substantive application stage). The easements do not preclude the use of the site for the Project.

Site Address	Legal Description	Landholder	Registered Interest	Relevance to Referral Application
			D316781.1 Certificate that a building consent has been issued in respect of a building on the land that is described in Section 36(2) Building Act 1991	These relate to an existing building. This certificate does not preclude the use of the site for the Project.
61 Burnside Road	Lot 2 DP 311910 RT 46923	s 9(2)(a)	<b>B230399.1 – Easement</b> Water supply right over area H, I and J DP 311910 <ul style="list-style-type: none"> <li>Servient Tenement: Land in CT 50D/813 (excluding Lot 1 DP 96527).</li> <li>Dominant Tenement: Lot 1 DP 96527 and land in CT 50D/814.</li> </ul>	Any easements can be accommodated within the Project design (at substantive application stage). The easements do not preclude the use of the site for the Project.
			<b>5497910.1 – Easement</b> Right to drain stormwater over area Marked G and J. Includes right to install and maintain a pipeline for stormwater drainage from roofs of buildings on the dominant land into an existing drain on the servient land. Subject to 243(a) of the RMA.	Any easements can be accommodated within the Project design (at substantive application stage). The easements do not preclude the use of the site for the Project.
			<b>5344764.7 Conservation Covenant</b> Protect native bush areas marked “D” and “E” on DP 311910.	Native bush protected by this covenant will remain protected by the Project. The covenant does not preclude the use of the site for the Project.
93 Burnside Road	Part Lot 1 DP 94470 NA50B/1087	s 9(2)(a)	<b>862347.7 &amp; 862347.9 – Easement</b> Water supply right over A, B and C DP 94470 in favour of Lot 1 DP 81758 & Lots 2-3 DP 24148  <b>B230399.1 – Easement</b> Water supply right <ul style="list-style-type: none"> <li>Servient Tenement: Land in CT 50D/813 (excluding Lot 1 DP 96527).</li> </ul>	Any easements can be accommodated within the Project design (at substantive application stage). The easements do not preclude the use of the site for the Project.

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			<ul style="list-style-type: none"> <li>Dominant Tenement: Lot 1 DP 96527 and land in CT 50D/814.</li> </ul>	
			<b>602434 – Easement</b> Electricity easement over area B & D DP 94470 in favour of AEPB	
133 Burnside Road	Lot 2 DP 533681 RT 877536	s 9(2)(a)	<b>11743868.2 Easement</b> Right to drain stormwater over area D DP 533681 in favour of Lot 1 DP 533681 Subject to 243 RMA	Any easements can be accommodated within the Project design (at substantive application stage). The easements do not preclude the use of the site for the Project
			<b>604880 Easement</b> Electricity right over area A DP 533681 in favour of AEPB	
			<b>175718.1 Easement</b> Drainage easement over area B & C DP 533681 in favour of her majesty the Queen	
			<b>11743868.3 Consent Notice</b> <ul style="list-style-type: none"> <li>To ensure ecological protection and long-term maintenance of native bush areas on Lot 2 (E, F, G, H, I) as part of subdivision consent.</li> <li>All stormwater and wastewater systems for Lots 1 and 2 must be built and maintained to Council standards</li> </ul>	Native bush protected by this covenant will remain protected by the Project. Stormwater and wastewater will be duly addressed by the substantive application.  The consent notice does not preclude the use of the site for the Project
1 Burnside Road	Lot 1 DP 165259 NA99D/306	s 9(2)(a)	<b>Easement 7310126.1</b> Right to convey water. <ul style="list-style-type: none"> <li>Easement strips marked “A” and “B” on DP 372463.</li> <li>Servient Tenements: Lot 1 DP 165259 and Lot 2 DP 165259.</li> </ul>	Any easements can be accommodated within the Project design (at substantive application stage). The easements do not preclude the use of the site for the Project.

Site Address	Legal Description	Landholder	Registered Interest	Relevance to Referral Application
37 Burnside Road	Lot 2 DP 165259 NA99D/307	s 9(2)(a)	D527458.1 Certificate that a building consent has been issued in respect of a building on the land that is described in Section 36(2) Building Act 1991	These relate to an existing building. This certificate does not preclude the use of the site for the Project.
61 Clevedon-Takanini Road	Lot 1 DP 112997 NA63C/431	s 9(2)(a)	Nil	
50 Mullins Road	Part Allot 50 PSH of Papakura NA517/155	s 9(2)(a)	Nil	

Project Area C

Site Address	Legal Description	Landholder	Registered Interest	Relevance to Referral Application
308 Airfield Road	Lot 5 DP 20982 NA515/299	s 9(2)(a)	<p><b>Easement – Right of Way</b></p> <p>Established by documents 104573 (R.23/693), 124443 (R.44/508), 136122 (R.50/896), 136280 (R.51/735), 138932 (R56/282)</p> <ul style="list-style-type: none"> <li>Creates mutual rights of way for access across specified lots.</li> <li>Some existing easements are partially surrendered and replaced with new arrangements.</li> <li>Easements benefit and burden multiple lots to ensure shared access.</li> </ul>	Any easements can be accommodated within the Project design (at substantive application stage).  The easements do not preclude the use of the site for the Project.
			<p><b>A302434 Partial Surrender</b> of the right of way created by Conveyance 104573 (R23/693)</p>	
			<p><b>Easement - B245133.1</b></p> <p>Pipeline Certificate pursuant to Section 71 of the Petroleum Act</p>	
348 Airfield Road	Lot 1 DP 192819 NA122B/150	s 9(2)(a)	<p><b>Easement</b></p> <p>Right of Way shown as A on DP 192819.</p> <p>104573 (R.23/693), 124443 (R.44/508), 136122 (R.50/896), 136280 (R.51/735), 138932 (R56/282)</p>	
360 Airfield Road	Lot 2 DP 192819	s 9(2)(a)	<p><b>Easement</b></p> <p>Right of Way Shown as B on DP 192819 - 104573 (R.23/693), 124443 (R.44/508), 136122 (R.50/896), 136280 (R.51/735), 138932 (R56/282)</p>	
368 Airfield Road*	Lot 2 DP 96780 NA52C/887	s 9(2)(a)	<p><b>Easement</b></p> <p>Right of Way Shown as B on DP 96780 - 104573 (R.23/693), 124443 (R.44/508), 136122 (R.50/896), 136280 (R.51/735), 138932 (R56/282)</p>	

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			D579802.1 Certificate that a building consent has been issued in respect of a building on the land that is described in Section 36(2) Building Act 1991	These relate to an existing building. This certificate does not preclude the use of the site for the Project.
382 Airfield Road*	Lot 1 DP 96780 NA64D/880	s 9(2)(a)	<b>Right of Way</b> Shown as C on DP 96780 Created by 104573 (R.23/693), 124443 (R.44/508), 136122 (R.50/896), 136280 (R.51/735), 138932 (R56/282)	Any easements can be accommodated within the Project design (at substantive application stage). The easements do not preclude the use of the site for the Project.
394 Airfield Road*	Lot 1 DP 198874 NA127C/914	s 9(2)(a)	<b>Easement 619143</b> Water supply easement in favour of Auckland council shown as B on DP 198874	<u>Residential:</u> Not applicable. No residential development is proposed <u>Aerodrome Controls:</u> The substantive application will address any restrictions necessary re: height and noise and be in accordance with these requirements. <u>Geotech / Stormwater:</u> Not relevant to Lot 1.  The consent notice does not preclude the use of the site for the Project
			<b>T C395600.1 – Easement</b> Electricity supply easement in favour of Auckland Electric Power Board shown as A on DP 198874	
			<b>D517292.3 Consent Notice</b> <u>Geotechnical Requirements (Lots 2–5):</u> <ul style="list-style-type: none"> <li>Follow recommendations in the Geotechnical Investigation Report (Goetek Services Ltd, 11 Aug 1999).</li> <li>Ensure foundation design, site stability, and effluent disposal are maintained.</li> <li>Additional geotechnical work may be required for future development.</li> </ul> <u>Stormwater Management (Lots 2–5):</u> <ul style="list-style-type: none"> <li>Development must include stormwater collection/disposal per the Stormwater Management Plan (McInnes &amp; Read, 13 June 2000).</li> <li>Any changes require engineering evidence showing no significant increase in runoff.</li> </ul>	

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			<p><u>Residential Curtilage (Lots 4 &amp; 5):</u></p> <ul style="list-style-type: none"> <li>At building consent stage, identify a “residential curtilage area” up to 2000 m<sup>2</sup>.</li> <li>All residential buildings, garages, pools, paved areas must be within this area.</li> <li>Tennis courts and gardens are excluded.</li> <li>Condition lapses if curtilage rules are removed from future District Plans.</li> </ul> <p><u>Aerodrome Controls (Lots 1 &amp; 3):</u></p> <ul style="list-style-type: none"> <li>Building height limited to protect Ardmore Aerodrome flight paths.</li> <li>Habitable rooms must meet noise control standard Ldn 45 dBA (certificate from acoustic engineer required).</li> </ul> <p><u>General Provisions:</u></p> <ul style="list-style-type: none"> <li>Consent notice may be altered for engineering report changes or approved building consent details.</li> </ul>	
396 Airfield Road	Lot 2 DP 208957 NA137A/420	s 9(2)(a)	<p><b>9594770.1 – Easement</b></p> <p>Right to convey water, telecommunications, computer media, electricity, and gas and Right to drain water, over Areas C of DP 469754 in favour of Lot 1 DP 589763 (Manukau Golf Club Inc)</p>	Any easements can be accommodated within the Project design (at substantive application stage). The easements do not preclude the use of the site for the Project.
			<p><b>361590 – Easement</b></p> <p>Power line right over Area B of DP 208957 in favour of Auckland Electrical Power Board.</p>	
			<p><b>D517292.3 Consent Notice</b></p> <p>This document has been summarised above.</p>	<p><u>Geotechnical</u></p> <p>A newer geotechnical report would be prepared as part of the Project (and its recommendations on foundations design etc) would be imposed by conditions of consent. These conditions would include a condition requiring a consent notice to be imposed.</p>

Site Address	Legal Description	Landholder	Registered Interest	Relevance to Referral Application
				<p>Under Section 221(3)(b) the Territorial Authority has the ability to review any consent notice after the deposit of any survey plan under section 223 of the RMA. This will enable the current consent notice to be reviewed and deemed to be effectively superseded by the newer report and associated conditions.</p> <p>Alternatively, the consent notice could be varied or cancelled.</p> <p><u>Residential</u></p> <p>Not applicable. No residential development is proposed.</p> <p>The consent notice does not preclude the use of the site for the Project.</p>
			<p><b>10603774.2 Encumbrance (2021) to Watercare Services Limited.</b></p> <p>This is a long-term encumbrance securing Watercare's rights and obligations for a water pipeline, with the landowner responsible for indemnity and compliance, and a nominal annual rent charge.</p>	<p>This encumbrance can be accommodated within the Project design (at substantive application stage) and/or can be modified with agreement from the relevant parties.</p> <p>The encumbrance does not preclude the use of the site for the Project.</p>
398 Airfield Road	Lot 1 DP 208957 NA137A/419	s 9(2)(a)	<p><b>D517292.3 Consent Notice</b></p> <p>This document has been summarised above.</p>	<p>A newer geotechnical report would be prepared as part of the Project (and its recommendations on foundations design etc) would be imposed by conditions of consent. These conditions would include a condition requiring a consent notice to be imposed.</p> <p>Under Section 221(3)(b) the Territorial Authority has the ability to review any consent notice after the deposit of any survey plan under section 223 of the RMA. This will enable the current consent notice to be reviewed and deemed to be effectively superseded by the newer report and associated conditions.</p> <p>Alternatively, the consent notice could be varied or cancelled.</p> <p><u>Aerodrome Controls:</u> Substantive application will address any restrictions necessary re: height and noise and be in accordance with these requirements.</p>

Site Address	Legal Description	Landholder	Registered Interest	Relevance to Referral Application
				The consent notice does not preclude the use of the site for the Project
448 Airfield Road	Lot 1 DP 336380 RT149157	s 9(2)(a)	<b>6228272.2 – Land Covenant</b> The owner shall not object to the use of the dominant land as an airport or to any of the activities on the land that are normally carried out on it, in relation to the airport.	The covenant does not preclude the use of the site for the Project.
			<b>6487462.2 - Consent Notice</b> Relevant to Area A – “4000m2 restrictive covenant”. All residential and ancillary buildings, garages, paved tennis court, swimming pool be restricted to the residential curtilage area. Garden and lawn tennis area are not so confined.	Not applicable. No residential development is proposed The consent notice does not preclude the use of the site for the Project
			D579802.1 Certificate that a building consent has been issued in respect of a building on the land that is described in Section 36(2) Building Act 1991	These relate to an existing building. This certificate does not preclude the use of the site for the Project.
460 Airfield Road	Lot 2 DP 336380	s 9(2)(a)	D579802.1 Certificate that a building consent has been issued in respect of a building on the land that is described in Section 36(2) Building Act 1991	
			<b>6228272.2 - Land Covenant</b> – The owner shall not object to the use of the dominant land as an airport or to any of the activities on the land that are normally carried out on it, in relation to the airport.	The covenant does not preclude the use of the site for the Project.
			<b>6487462.2 - Consent Notice</b> Relevant to Area B – “4000m2 restrictive covenant”. All residential and ancillary buildings, garages, paved tennis court, swimming pool be restricted to the residential curtilage area.	Not applicable. No residential development is proposed The consent notice does not preclude the use of the site for the Project
470 Airfield Road	Lot 1 DP 92845	s 9(2)(a)	<b>605962 – Easement</b> Water right over area marked A on DP 92845, in favour of Auckland Council	Any easements can be accommodated within the Project design (at substantive application stage). The easements do not preclude the use of the site for the Project.

Site Address	Legal Description	Landholder	Registered Interest	Relevance to Referral Application
			<b>361590 – Easement</b> Power Right over area marked C on DP 92845, in favour of Auckland Electrical Power Board ( <b>now vector</b> ).	

Project Area D

Site Address	Legal Description	Landholder	Registered Interest	Relevance to Referral Application
95 Hamlin Road*	Pt Lot 1 DP 50029 NA10A/136	s 9(2)(a)	<p><b>Easement 905825.2:</b> Subject to a right of way over part marked A on Plan 89055.</p>	<p>Any easements can be accommodated within the Project design (at substantive application stage). The easements do not preclude the use of the site for the Project.</p>
			<p><b>8497903.2: Land Covenant</b> <u>No Complaints:</u> Grantor and occupiers must not complain about aviation activities or associated environmental effects if conducted under approved plans and regulations. <u>No Compensation Claims:</u> Grantor cannot claim compensation for aviation-related effects. <u>Noise Attenuation:</u> Grantor must comply with council requirements for noise mitigation in habitable rooms at their own cost. <u>No Objections:</u> Grantor must not lodge or support any Resource Management Act submissions or proceedings to restrict aviation activities.</p>	<p>The covenant does not preclude the use of the site for the Project.</p>
115 Hamlin Road*	Pt Lot 1 DP 50029, Pt Lot 2 DP 50029 NA9A/1276	s 9(2)(a)	<p><b>TE 905825.2: Easement</b> Appurtenant hereto is a right of way.</p>	<p>Any easements can be accommodated within the Project design (at substantive application stage). The easements do not preclude the use of the site for the Project.</p>
120 Hamlin Road*	Lot 1 DP 53384 NA4B/238	s 9(2)(a)	<p><b>Easement A90033:</b> Water supply line right.</p> <ul style="list-style-type: none"> <li>• <b>Servient Land:</b> Part Lot 1 of Allotment 60, Parish of Papakura (8 acres 1 rood 20.5 perches), CT 601/51.</li> <li>• <b>Dominant Land:</b> Lots 1–5 DP 53384 (approx. 10 acres each), CTs 4B/238–242.</li> </ul> <p>Water supplied from a pump and tank on the servient land via a pipeline along the line marked yellow on the endorsed plan.</p>	

Site Address	Legal Description	Landholder	Registered Interest	Relevance to Referral Application
			Easement is forever appurtenant to the dominant land.	
125 Hamlin Road	Lot 1 DP 53136 NA3D/118	s 9(2)(a)	<b>Easement 419327 (R. 603/492)</b> Electricity transmission – Part colour blue on DP 53136.	
130 Hamlin Road*	Lot 2 DP 53384 NA4B/239	s 9(2)(a)	<b>Easement A90033</b> Water supply line right. Described above.	
135 Hamlin Road*	Lot 2 DP 53136 NA3D/117	s 9(2)(a)	Nil	
140 Hamlin Road*	Lot 3 DP 53384 NA4B/240	s 9(2)(a)	<b>Easement A90033:</b> Water supply line right.	Any easements can be accommodated within the Project design (at substantive application stage).  The easements do not preclude the use of the site for the Project.
143 Hamlin Road	Lot 1 DP 11032 NA82C/147	s 9(2)(a)	<b>Easement 643116.1</b> Lot 3 DP 11032 is subject to a water supply easement in favour Lots 1 and 2 DP 11032.	
			<b>Easement 860770.3</b> Appurtenant water supply right	
146 Hamlin Road	Lot 4 DP 53384 NA4B/241	s 9(2)(a)	<b>Easement A90033:</b> Appurtenant hereto is a water supply line right	This appears to have been taken already as part of Hamlin Road. If not, the land can be set aside as part of the Project.
			<b>GN A206863:</b> Gazette Notice proclaiming part as street. Shown on plan marked M.O.W. 20845 (S.O. 45140), deposited at the Minister of Works office in Wellington.	
151 Hamlin Road*	Lot 1 DP 316491 64462	s 9(2)(a)	<b>Easement</b> Water supply shown as A on DP 316491	Any easements can be accommodated within the Project design (at substantive application stage).

Site Address	Legal Description	Landholder	Registered Interest	Relevance to Referral Application
155 Hamlin Road	Lot 2 DP 316491 64463	s 9(2)(a)	Easement – Waters supply, shown as Part B on DP 316491	The easements do not preclude the use of the site for the Project.
161 Hamlin Road	Lot 6 DP 39433 NA26B/1366	s 9(2)(a)	<b>K39521 Building Line Restriction</b> With regard to Lot 6 - No buildings or hoardings shall be erected within <b>25 links</b> (approx 5m) of “Hamlin Main Highway”.	The Project design can accommodate this setback (which can be demonstrated at substantive application stage).
881 Papakura-Clevedon Road	Lot 1 DP 483053 680583	s 9(2)(a)	Nil	

Project Area – E

Site Address	Legal Description	Landholder	Registered Interest	Relevance to Referral Application
371 Airfield Road	LOT 1 DP 578804 *	s 9(2)(a) [REDACTED]	<p><b>D443430.1: Covenant</b> Affects parts formerly Lots 71 - 85 DP 178388 The Covenantor shall not object:</p> <ul style="list-style-type: none"> <li>To the use of the Dominant Land as an airport (including fixed-wing aircraft and helicopters).</li> <li>To any activities normally carried out on, in relation to, or in conjunction with an airport.</li> </ul>	The covenants do not preclude the use of the site for the Project.
			<p><b>9798490.1: Easement Instrument</b> The covenant requires the servient landowner to accept Ardmore Airport's operations without objection, avoid any legal or planning actions that could restrict airport activities, and ensure all habitable buildings have proper acoustic insulation and ventilation to meet noise standards. Any changes to insulation need the airport's approval, and the owner must cover related costs.</p>	
			<p><b>8497903.2: Easement</b> Affects part formerly Lot 4 DP 328158. The 2010 covenant requires the servient landowner to accept Ardmore Airport's operations without objection and not take any legal or planning steps to restrict them. It also obliges the owner to ensure habitable buildings have proper acoustic insulation and ventilation, and any changes to these must have the airport's consent, with the owner covering related costs.</p>	
			<p><b>D100533.2: Easement</b> <u>Appurtenant</u> right of way easement to part formerly Lot 1 - 7, 11, 13, DP 173740, Lot 10, 14 - 18, DP 173741, Lot 19 - 21, 25, 30 - 38, DP 173742, Lot 26 - 29, 39, 40, 42 -</p>	<p>Any easements can be accommodated within the Project design (at substantive application stage). The easements do not preclude the use of the site for the Project.</p>

Site Address	Legal Description	Landholder	Registered Interest	Relevance to Referral Application
			<p>49 - 65, 67 - 70, DP 173743, Lot 1 - 2 DP 107840 and Lots 8 - 9 DP 192624.</p> <p><u>Subject to</u> a right of way over parts marked P, KB, KC and CA on DP 578804.</p> <p><b>D100533.10: Easement</b></p> <p><u>Appurtenant</u> right of way to part formerly Lot 21, 25, 30 - 35 DP 173742, Lots 26 - 29 DP 173743, Lots 22 DP 171923, Lot 305 and 306 DP 179799</p> <p><u>Subject to</u> a right of way over parts marked L and M on DP 578804</p> <p><b>D100533.1: Easement</b></p> <p><u>Appurtenant</u> right of way to part formerly Lot 22 and 41 DP 171923.</p> <p><u>Subject to</u> a right of way over parts marked P, KB, KC and CA on DP 578804</p> <p><b>D100533.12 Easement</b></p> <p><u>Appurtenant</u> right of way to parts formerly Lot 25 DP 173742, Lots 26 - 29, 39, 40, 42 - 65 and 67 - 70 DP 173743 AND</p> <p><u>Subject to</u> a right of way over parts marked N, O, Q &amp; R on DP 578804.</p> <p><b>8555190.1:Easement</b></p> <p><u>Appurtenant</u> right of way to part formerly Lots 8 and 9 DP 192624 is a right of way.</p> <p><u>Subject to</u> a right of way over parts marked S &amp; T on DP 578804</p>	

Site Address	Legal Description	Landholder	Registered Interest	Relevance to Referral Application
			<p><b>11728391.1: Easement</b>  <u>Subject to</u> a right to convey electricity (in gross) over part marked CA and CB on DP 578804 in favour of Vector Limited</p> <p><b>12879916.1: Easement</b>  <u>Subject to</u> a right (in gross) to convey electricity over part marked A on DP 596354 in favour of Vector Limited.</p> <p><b>13457900.10: Surrender of easement.</b>  Surrender of the right to convey water marked I, J, KA, MC, NA, OA, PA, QA and VB on DP 578804 and the right to drain sewage over part marked F, LK and MC on DP 578804 created by Easement Instrument 12551349.13.</p>	
			<p>D359462.1: Certificate that a building consent has been issued in respect of a building on the land that is described in Section 36(2) Building Act 1991 (affects part formerly Lot 9 DP 192624)</p> <p>5263223.1: Certificate that a building consent has been issued in respect of a building on the land that is described in Section 36(2) Building Act 1991 (affects part formerly Lot 306 DP 179799)</p>	<p>These relate to an existing building.</p> <p>This certificate does not preclude the use of the site for the Project.</p>
453 Airfield Road	Lot 200 DP 319290	s 9(2)(a)	<p><b>9798490.1: Easement</b>  Summarised earlier.</p>	<p>Any easements can be accommodated within the Project design (at substantive application stage).</p> <p>The easements do not preclude the use of the site for the Project.</p>
459 Airfield Road	Lot 202 DP 319290	s 9(2)(a)		
463 Airfield Road	Lot 203 DP 319290	s 9(2)(a)		

Site Address	Legal Description	Landholder	Registered Interest	Relevance to Referral Application
		s 9(2)(a)		
469 Airfield Road	Lot 204 DP 319290	s 9(2)(a)		
473 Airfield Road	Lot 205 DP 319290	s 9(2)(a)		
479 Airfield Road	Lot 206 DP 319290	s 9(2)(a)		
487 Airfield Road	Lot 207 DP 319290	s 9(2)(a)		
495 Airfield Road	Lot 208 DP 319290	s 9(2)(a)		
499 Airfield Road	Lot 209 DP 319290	s 9(2)(a)		
487 Airfield Road	Lot 207 DP 319290	s 9(2)(a)	<b>8497903.2 Easement</b>	Any easements can be accommodated within the Project design (at substantive application stage). The easements do not preclude the use of the site for the Project.
99 Corsair Land	LOT 2 DP 578804	s 9(2)(a)	<b>6100001.2 Consent Notice</b> Affects parts formerly Lot 1 and 2 DP 328158) <ul style="list-style-type: none"> <li>The recommendations in the Geotechnical Investigation Report by Harrison Grierson Consultants Ltd (Ref: 23.07421.1, August 2003) must be continually upheld.</li> </ul>	A newer geotechnical report would be prepared as part of the Project (and its recommendations on foundations design etc) would be imposed by conditions of consent. These conditions would include a condition requiring a consent notice to be imposed. Under Section 221(3)(b) the Territorial Authority has the ability to review any consent notice after the deposit of any survey plan under section 223 of the RMA. This will enable the current consent

Site Address	Legal Description	Landholder	Registered Interest	Relevance to Referral Application
			<ul style="list-style-type: none"> <li>These recommendations relate to foundation design and stormwater disposal.</li> </ul>	<p>notice to be reviewed and deemed to be effectively superseded by the newer report and associated conditions.</p> <p>Alternatively, the consent notice could be varied or cancelled.</p> <p>The consent notice does not preclude the use of the site for the Project.</p>
			<p><b>12551349.12 Consent Notice</b></p> <p>Relates to SUB60387768, which establishes these two main Airport sites. Key Conditions affecting Lot 2 DP 578804:</p> <p><u>Wastewater</u>: Before any new building construction, an infrastructure report confirming servicing capacity must be submitted.</p> <p>Prior to occupation, the lot owner must design and construct connections to the public wastewater network in compliance with utility provider requirements.</p> <p>Engineering Plan Approval and Watercare/Veolia approvals are required for alterations.</p> <p><u>Water Supply</u>: Before occupation, the lot must be connected to the public water reticulation network.</p> <p>Approval from Council and utility providers is required; compliance with fire-fighting water supply standards is mandatory.</p> <p><u>On-site Stormwater Disposal</u>: Stormwater must primarily be managed via recharge soakage.</p> <p>A soakage report is required before construction; alternative solutions must be provided if soakage is insufficient.</p> <p>Necessary pipes and connections must be installed before occupation.</p>	<p>The Consent Notices relate to subdivision works within the Ardmore Airport site which are currently under construction. They are relevant to that subdivision only.</p> <p>The consent notice does not preclude the use of the site for the Project</p>

Site Address	Legal Description	Landholder	Registered Interest	Relevance to Referral Application
			<p><u>Flooding</u>: A comprehensive flood model report must be prepared prior to future development.</p> <p>The report should reference the Stormwater Management Plan by McKenzie &amp; Co. (dated 03 May 2021).</p>	
			<p><b>9798490.1 Easement</b> Discussed above</p>	<p>Any easements can be accommodated within the Project design (at substantive application stage).</p> <p>The easements do not preclude the use of the site for the Project.</p>
			<p><b>8497903.2 Easement</b> affects part formerly Lot 4 DP 328158</p>	
			<p><b>D067737.3: Easement.</b> Subject to a right of way over parts marked AB, AC, AD and H on DP 578804. Subject to Section 243 (a) RMA.</p>	
			<p><b>12551349.13: Easement</b> Subject to are rights to drain sewage over part marked AB, AC, AD and RA and rights to convey water over part marked G, H, RA, SC, AC and AB all on DP 578804. Subject to Section 243 (a) RMA.</p>	
			<p><b>EI 12551349.14: Easement</b> Subject to rights of way (in gross) over part marked RA rights to drain sewage (in gross) over part marked AB, AC, AD and RA and rights to convey water (in gross) over part marked G, H, RA, SC, AC and AB all on DP 578804 in favour of Ardmore Utilities Limited. Subject to Section 243 (a) RMA.</p>	
			<p><b>D007137.1: Easement.</b> Appurtenant rights of way. Subject to Section 243 (a) RMA.</p>	
			<p><b>12551349.2 Partial surrender of Easement</b></p>	

Site Address	Legal Description	Landholder	Registered Interest	Relevance to Referral Application
			Surrender of the right of way over parts marked V, AB, AC and AD on DP 328158 created by Easement Certificate D007137.1	

*\* Please note that Lot 1 DP 578804 (371 Airfield Road) is subject to a large number of lease agreements which are registered on the Title. The lease areas can be respected through the design of the Project.*