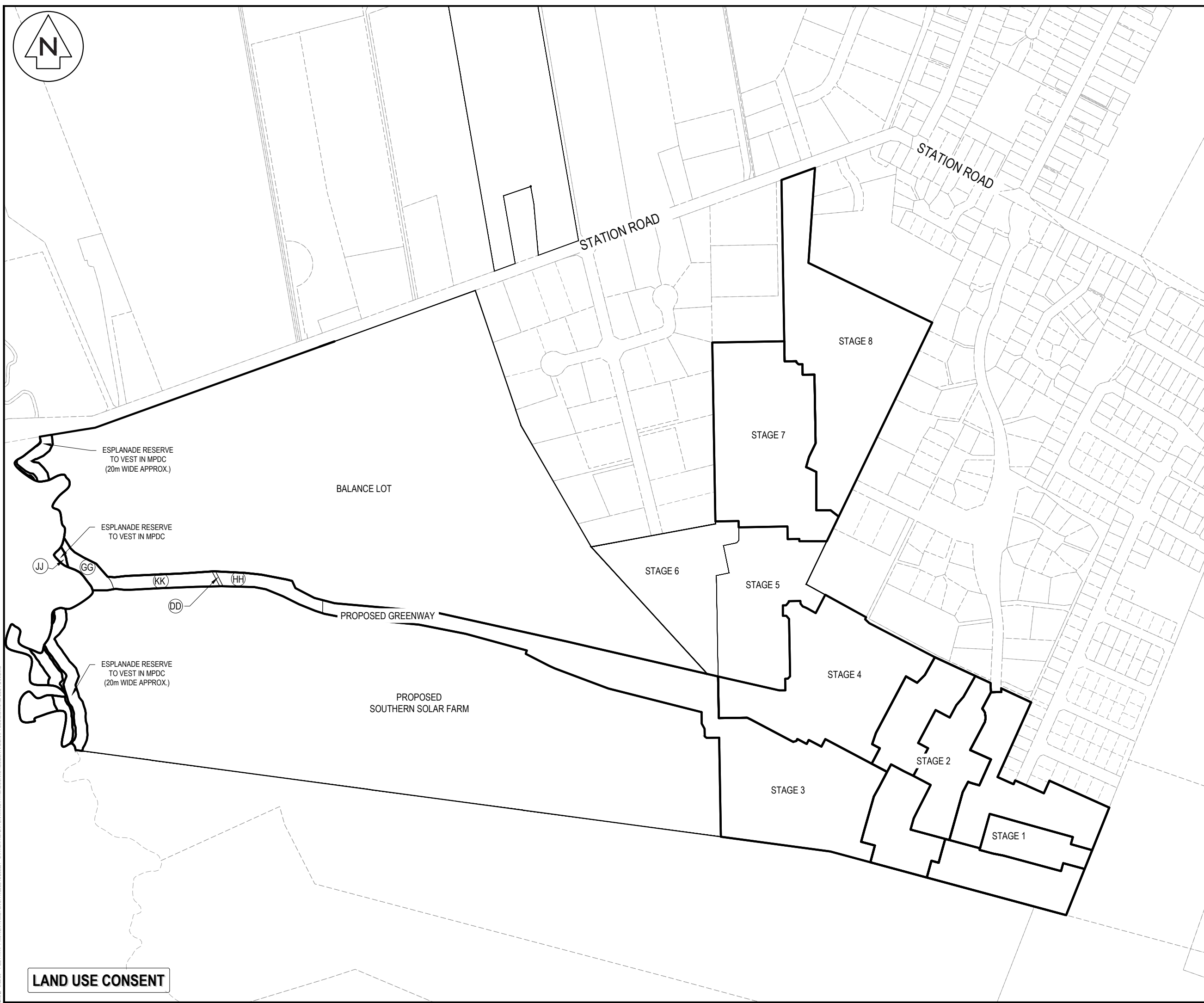




- NOTES
1. All works to be in accordance with Matamata-Piako District Council standards.
 2. Co-ordinates in terms of NZ Geodetic Datum MT Eden 2000.
 3. Levels in terms of the New Zealand Vertical Datum 2016.
 4. Benchmark: IT 1 DPS 29877 RL: 65.19.
 5. Boundaries are subject to final survey.
 6. The purpose of this plan is to demonstrate the typology allocated to each Lot and general compliance with the development controls. Associated elements, including vehicle access, outdoor living areas and service yards are indicative only.



LEGEND

	EX BDY
	PR BDY

F	FAST TRACK APP	GNT	03/2026
E	FAST TRACK APP	GNT	11/2025
D	FAST TRACK APP	MKS	06/2025
C	FAST TRACK APP	YG	06/2025
Rev	Description	By	Date
		By	Date
Survey	MAVEN		05/2024
Design	MKS		05/2025
Drawn	MKS		05/2025
Checked	DJM		05/2025

Project
**ASHBOURNE
 RESIDENTIAL
 FOR
 MATAMATA
 DEVELOPMENTS LTD**

Title
**PROPOSED
 LAND USE CONSENT
 OVERVIEW PLAN**

Project no.	289001
Scale	1:6000 @ A3
Cad file	C160-LUC.PLAN.DWG
Drawing no.	C160
Rev	F

LAND USE CONSENT

DATE: 3/2/25 FILEPATH: F:\MAVEN\HAMILTON\6 PROJECTS\289001 - STATION ROAD\ DRAWING\01 - ASHBOURNE RESIDENTIAL\DRM\T\DRM\LUC.PLAN.DWG



STAGE 2
FUTURE STAGE

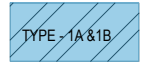
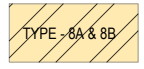
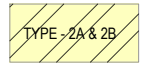
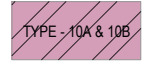
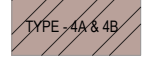
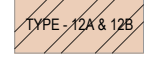
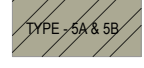
LAND USE CONSENT

DATE: 3/2/25 FILEPATH: F:\MVEN\HAM\T016 - PROJECTS\289001 - STATION ROAD\ DRAWING\1 - ASHBORNE RESIDENTIAL DECISION\B\LIC PLAN.DWG



- NOTES
- All works to be in accordance with Matamata-Piako District Council standards.
 - Co-ordinates in terms of NZ Geodetic Datum MT Eden 2000.
 - Levels in terms of the New Zealand Vertical Datum 2016.
 - Benchmark: IT 1 DPS 29877 RL: 65.19.
 - Boundaries are subject to final survey.
 - The purpose of this plan is to demonstrate the typology allocated to each Lot and general compliance with the development controls. Associated elements, including vehicle access, outdoor living areas and service yards are indicative only.

DWELLING TYPOLOGY

 TYPE - 1A & 1B	 TYPE - 8A & 8B
 TYPE - 2A & 2B	 TYPE - 10A & 10B
 TYPE - 4A & 4B	 TYPE - 12A & 12B
 TYPE - 5A & 5B	

LEGEND

— EX BDY
 — PR BDY

F	FAST TRACK APP	MKS	03/2026
E	FAST TRACK APP	GNT	11/2025
D	FAST TRACK APP	MKS	06/2025
C	FAST TRACK APP	YG	05/2025
Rev	Description	By	Date
Survey	MAVEN		05/2024
Design	MKS		05/2025
Drawn	MKS		05/2025
Checked	DJM		05/2025



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Project
**ASHBOURNE
 RESIDENTIAL
 FOR
 MATAMATA
 DEVELOPMENTS LTD**

Title
**PROPOSED
 LAND USE CONSENT
 STAGE 1A**

Project no.	289001
Scale	1:1000 @ A3
Cad file	C160-LUC PLAN.DWG
Drawing no.	C160-1A
Rev	F

DP 584421

LOT
DP 58



- NOTES
1. All works to be in accordance with Matamata-Piako District Council standards.
 2. Co-ordinates in terms of NZ Geodetic Datum MT Eden 2000.
 3. Levels in terms of the New Zealand Vertical Datum 2016.
 4. Benchmark: IT 1 DPS 29877 RL: 65.19.
 5. Boundaries are subject to final survey.
 6. The purpose of this plan is to demonstrate the typology allocated to each Lot and general compliance with the development controls. Associated elements, including vehicle access, outdoor living areas and service yards are indicative only.

DWELLING TYPOLOGY

TYPE - 1A & 1B TYPE - 7A & 7B

TYPE - J TYPE - 12A & 12B

LEGEND

EX BDY

PR BDY

F	FAST TRACK APP	MKS	03/2026
E	FAST TRACK APP	GNT	11/2025
D	FAST TRACK APP	MKS	06/2025
C	FAST TRACK APP	YG	05/2025
Rev	Description	By	Date
		MAVEN	05/2024
	Survey	MKS	05/2025
	Design	MKS	05/2025
	Drawn	MKS	05/2025
	Checked	DJM	05/2025

Project
**ASHBOURNE
RESIDENTIAL
FOR
MATAMATA
DEVELOPMENTS LTD**

Title
**PROPOSED
LAND USE CONSENT
STAGE 1B**

Project no.	289001
Scale	1:750 @ A3
Cad file	C160-LUC PLAN.DWG
Drawing no.	C160-1B
Rev	F



DATE: 3/2/25 FILE PATH: F:\MAVEN\HAMILTON\6 - PROJECTS\289001 - STATION ROAD\ DRAWING\1 - ASHBORNE RESIDENTIAL\DRM\160-LUC PLAN.DWG

3
3448

LAND USE CONSENT



STAGE 2
FUTURE STAGE

JOAL LOT 3017 - 402m²

STAGE 1A
COMPLETED

STAGE 1B
COMPLETED

STAGE 1C

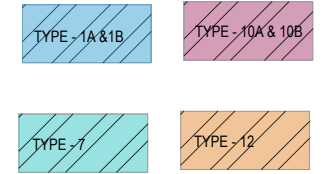
LOT 3003
5340m²
ROAD TO BE
VESTED TO
MPDC

LOT 3
DP 463448

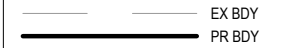
LAND USE CONSENT

- NOTES
1. All works to be in accordance with Matamata-Piako District Council standards.
 2. Co-ordinates in terms of NZ Geodetic Datum MT Eden 2000.
 3. Levels in terms of the New Zealand Vertical Datum 2016.
 4. Benchmark: IT 1 DPS 29877 RL: 65.19.
 5. Boundaries are subject to final survey.
 6. The purpose of this plan is to demonstrate the typology allocated to each Lot and general compliance with the development controls. Associated elements, including vehicle access, outdoor living areas and service yards are indicative only.

DWELLING TYPOLOGY



LEGEND



F	FAST TRACK APP	GNT	03/2026
E	FAST TRACK APP	GNT	11/2025
D	FAST TRACK APP	MKS	06/2025
C	FAST TRACK APP	YG	05/2025
Rev	Description	By	Date
		MAVEN	05/2024
	Survey	MKS	05/2025
	Design	MKS	05/2025
	Drawn	DJM	05/2025
	Checked		



Project
**ASHBOURNE
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 FOR
 MATAMATA
 DEVELOPMENTS LTD**

Title
**PROPOSED
 LAND USE CONSENT
 STAGE 1C**

Project no.	289001
Scale	1:750 @ A3
Cad file	C160-LUC PLAN.DWG
Drawing no.	C160-1C
Rev	F



STAGE 4

STAGE 2B
FUTURE STAGE

STAGE 3

STAGE 2A

STAGE 2C
FUTURE STAGE

STAGE 1
COMPLETED

LAND USE CONSENT



- NOTES
- All works to be in accordance with Matamata-Piako District Council standards.
 - Co-ordinates in terms of NZ Geodetic Datum MT Eden 2000.
 - Levels in terms of the New Zealand Vertical Datum 2016.
 - Benchmark: IT 1 DPS 29877 RL: 65.19.
 - Boundaries are subject to final survey.
 - The purpose of this plan is to demonstrate the typology allocated to each Lot and general compliance with the development controls. Associated elements, including vehicle access, outdoor living areas and service yards are indicative only.

DWELLING TYPOLOGY

LEGEND

EX BDY

PR BDY

F	FAST TRACK APP	MKS	03/2026
E	FAST TRACK APP	GNT	11/2025
D	FAST TRACK APP	MKS	06/2025
C	FAST TRACK APP	YG	05/2025
Rev	Description	By	Date
2		MAVEN	05/2024
Survey	MAVEN		05/2024
Design	MKS		05/2025
Drawn	MKS		05/2025
Checked	DJM		05/2025

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Project
**ASHBOURNE
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FOR
MATAMATA
DEVELOPMENTS LTD**

Title
**PROPOSED
LAND USE CONSENT
STAGE 2A**

Project no.	289001
Scale	1:1000 @ A3
Cad file	C160-LUC PLAN.DWG
Drawing no.	C160-2A
Rev	F

DATE: 3/2/25 FILEPATH: F:\MVEN\HAM106 PROJECTS\289001 - STATION ROAD\ DRAWING\1 - ASHBOURNE RESIDENTIAL\DRM\T\B\LUC PLAN.DWG



LOT 40
DP 393306

STAGE 4

STAGE 2B

STAGE 2A
COMPLETED

VESTING ON DEPOSIT
LOCAL PURPOSE RESE
(STORMWATER)

STAGE 1
COMPLETED

LOT 3005
5455m²
ROAD TO BE
VESTED TO
MPDC

VESTING ON
DEPOSIT AS LOCAL
PURPOSE RESERVE
(STORMWATER)

- NOTES
- All works to be in accordance with Matamata-Piako District Council standards.
 - Co-ordinates in terms of NZ Geodetic Datum MT Eden 2000.
 - Levels in terms of the New Zealand Vertical Datum 2016.
 - Benchmark: IT 1 DPS 29877 RL: 65.19.
 - Boundaries are subject to final survey.
 - The purpose of this plan is to demonstrate the typology allocated to each Lot and general compliance with the development controls. Associated elements, including vehicle access, outdoor living areas and service yards are indicative only.

DWELLING TYPOLOGY

TYPE - G	TYPE - J
TYPE - H	TYPE - L
TYPE - E	TYPE - 1A & 7B
TYPE - 2A & 2B	TYPE - 9A & 9B
TYPE - 3A & 3B	TYPE - 12A & 12B
TYPE - 5A & 5B	

LEGEND

EX BDY

PR BDY

F	FAST TRACK APP	MKS	03/2026
E	FAST TRACK APP	GNT	11/2025
D	FAST TRACK APP	MKS	06/2025
C	FAST TRACK APP	YG	05/2025
Rev	Description	By	Date
	Survey	MAVEN	05/2024
	Design	MKS	05/2025
	Drawn	MKS	05/2025
	Checked	DJM	05/2025

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Project
**ASHBOURNE
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FOR
MATAMATA
DEVELOPMENTS LTD**

Title
**PROPOSED
LAND USE CONSENT
STAGE 2B**

Project no.	289001
Scale	1:750 @ A3
Cad file	C160-LUC.PLAN.DWG
Drawing no.	C160-2B
Rev	F

DATE: 3/2/25 FILEPATH: F:\MAVEN\HAM1016 PROJECTS\289001 - STATION ROAD7 DRAWING01 - ASHBOURNE RESIDENTIAL\DRM\T\LUCC\PLAN.DWG

LAND USE CONSENT

LO
DP 5



STAGE 2B
COMPLETED

STAGE 2A
COMPLETED

STAGE 3
FUTURE STAGE

ROAD TO BE
VESTED TO
MPDC

STAGE 2C

STAGE 1
COMPLETED

- NOTES
- All works to be in accordance with Matamata-Piako District Council standards.
 - Co-ordinates in terms of NZ Geodetic Datum MT Eden 2000.
 - Levels in terms of the New Zealand Vertical Datum 2016.
 - Benchmark: IT 1 DPS 29877 RL: 65.19.
 - Boundaries are subject to final survey.
 - The purpose of this plan is to demonstrate the typology allocated to each Lot and general compliance with the development controls. Associated elements, including vehicle access, outdoor living areas and service yards are indicative only.

DWELLING TYPOLOGY

	TYPE - E		TYPE - K
	TYPE - 1A & 1B		TYPE - M
	TYPE - 6A & 6B		TYPE - 6A & 8B
	TYPE - 5A & 5B		TYPE - 12A & 12B

LEGEND

EX BDY

PR BDY

F	FAST TRACK APP	MKS	03/2026
E	FAST TRACK APP	GNT	11/2025
D	FAST TRACK APP	MKS	06/2025
C	FAST TRACK APP	YG	05/2025
Rev	Description	By	Date
		MAVEN	05/2024
	Design	MKS	05/2025
	Drawn	MKS	05/2025
	Checked	DJM	05/2025

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Project
**ASHBOURNE
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FOR
MATAMATA
DEVELOPMENTS LTD**

Title
**PROPOSED
LAND USE CONSENT
STAGE 2C**

Project no.	289001
Scale	1:750 @ A3
Cad file	C160-LUC PLAN.DWG
Drawing no.	C160-2C
Rev	F

LAND USE CONSENT

DATE: 3/2/25 FILEPATH: F:\MVEN\HAMILTON6 - PROJECTS\289001 - STATION ROAD\ DRAWING\1 - ASHBOURNE RESIDENTIAL\DRM\T\DRM\LUC PLAN.DWG



- NOTES
- All works to be in accordance with Matamata-Piako District Council standards.
 - Co-ordinates in terms of NZ Geodetic Datum MT Eden 2000.
 - Levels in terms of the New Zealand Vertical Datum 2016.
 - Benchmark: IT DPS 29877 RL: 65.19.
 - Boundaries are subject to final survey.
 - The purpose of this plan is to demonstrate the typology allocated to each Lot and general compliance with the development controls. Associated elements, including vehicle access, outdoor living areas and service yards are indicative only.

DWELLING TYPOLOGY

LEGEND

EX BDY (dashed line)

PR BDY (solid line)

F	FAST TRACK APP	MKS	03/2026
E	FAST TRACK APP	GNT	11/2025
D	FAST TRACK APP	MKS	06/2025
C	FAST TRACK APP	YG	05/2025
Rev	Description	By	Date
	Survey	MAVEN	05/2024
	Design	MKS	05/2025
	Drawn	MKS	05/2025
	Checked	DJM	05/2025

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Project
**ASHBOURNE
 RESIDENTIAL
 FOR
 MATAMATA
 DEVELOPMENTS LTD**

Title
**PROPOSED
 LAND USE CONSENT
 STAGE 3**

Project no.	289001
Scale	1:1000 @ A3
Cad file	C160-LUC PLAN.DWG
Drawing no.	C160-3
Rev	F

LAND USE CONSENT

DATE: 3/2/25 FILEPATH: F:\MVEN\HAM1016 PROJECTS\289001 - STATION ROAD\ DRAWING\1 - ASHBORNE RESIDENTIAL\DRN\160-LUC PLAN.DWG



STAGE 6
FUTURE STAGE

STAGE 5
FUTURE STAGE

STAGE 3
COMPLETED

STAGE 4

STAGE 2
COMPLETED

LAND USE CONSENT

DP 393306

LOT 36
DP 393306

- NOTES
- All works to be in accordance with Matamata-Piako District Council standards.
 - Co-ordinates in terms of NZ Geodetic Datum MT Eden 2000.
 - Levels in terms of the New Zealand Vertical Datum 2016.
 - Benchmark: IT 1 DPS 29877 RL: 65.19.
 - Boundaries are subject to final survey.
 - Lot #1002 Refer to Commercial Node Architecture Design package for details.
 - The purpose of this plan is to demonstrate the typology allocated to each Lot and general compliance with the development controls. Associated elements, including vehicle access, outdoor living areas and service yards are indicative only.

DWELLING TYPOLOGY

TYPE - A	TYPE - H
TYPE - C	TYPE - K
TYPE - D	TYPE - M
TYPE - E	TYPE - L
TYPE - I	TYPE - N
TYPE - 9A & 9B	TYPE - 10A & 10B
TYPE - 7A & 7B	TYPE - 8A & 8B
TYPE - 5A & 5B	TYPE - 12A & 12B
	TYPE - G

LEGEND

EX BDY
PR BDY

F	FAST TRACK APP	GNT	03/2026
E	FAST TRACK APP	GNT	11/2025
D	FAST TRACK APP	MKS	06/2025
C	FAST TRACK APP	YG	05/2025
Rev	Description	By	Date
	Survey	MAVEN	05/2024
	Design	MKS	05/2025
	Drawn	MKS	05/2025
	Checked	DJM	05/2025

Project
**ASHBOURNE
RESIDENTIAL
FOR
MATAMATA
DEVELOPMENTS LTD**

Title
**PROPOSED
LAND USE CONSENT
STAGE 4**

Project no.	289001
Scale	1:1250 @ A3
Cad file	C160-LUC PLAN.DWG
Drawing no.	C160-4
Rev	F

DATE: 3/2/25 FILEPATH: F:\MVEN\HAM\2016 - PROJECTS\289001 - STATION ROAD\ DRAWING\1 - ASHBOURNE RESIDENTIAL\DRW\LAND USE CONSENT.DWG



- NOTES
- All works to be in accordance with Matamata-Piako District Council standards.
 - Co-ordinates in terms of NZ Geodetic Datum MT Eden 2000.
 - Levels in terms of the New Zealand Vertical Datum 2016.
 - Benchmark: IT DPS 29877 RL: 65.19.
 - Boundaries are subject to final survey.
 - The purpose of this plan is to demonstrate the typology allocated to each Lot and general compliance with the development controls. Associated elements, including vehicle access, outdoor living areas and service yards are indicative only.

DWELLING TYPOLOGY

	TYPE - B		TYPE - E
	TYPE - C		TYPE - F
	TYPE - D		TYPE - K
	TYPE - 9A & 9B		TYPE - 6A & 8B
	TYPE - 7A & 7B		TYPE - 11A & 11B
	TYPE - 5A & 5B		TYPE - 12A & 12B
	TYPE - 6A & 6B		

LEGEND

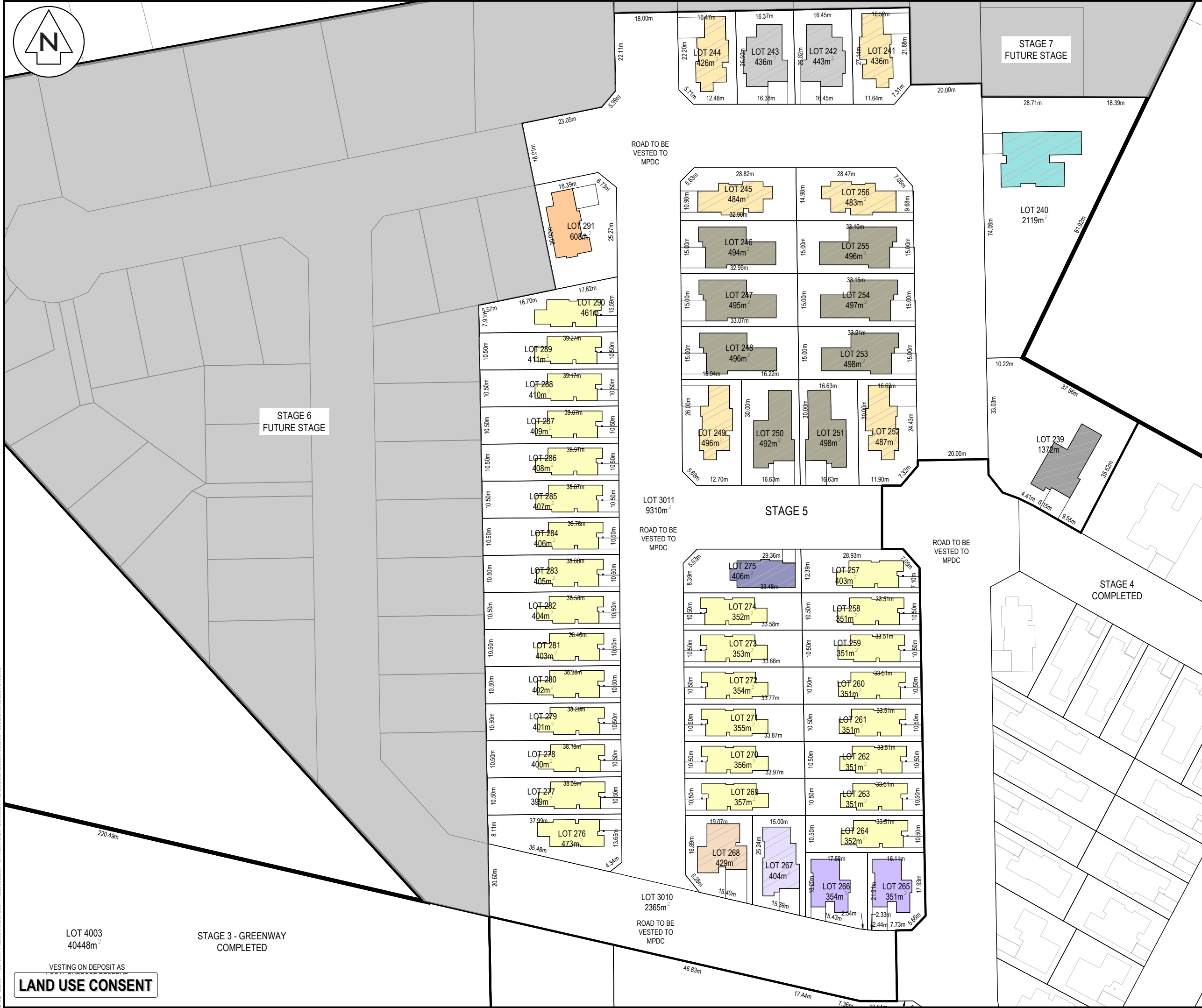
EX BDY
 PR BDY

F	FAST TRACK APP	MKS	03/2026
E	FAST TRACK APP	GNT	11/2025
D	FAST TRACK APP	MKS	06/2025
C	FAST TRACK APP	YG	05/2025
Rev	Description	By	Date
	Survey	MAVEN	05/2024
	Design	MKS	05/2025
	Drawn	MKS	05/2025
	Checked	DJM	05/2025

**ASHBOURNE
RESIDENTIAL
FOR
MATAMATA
DEVELOPMENTS LTD**

**PROPOSED
LAND USE CONSENT
STAGE 5**

Project no.	289001
Scale	1:1000 @ A3
Cad file	C160-LUC PLAN.DWG
Drawing no.	C160-5
Rev	F



DATE: 3/25/25 FILEPATH: F:\MVEN\HAMILTON6 - PROJECTS\289001 - STATION ROAD7 DRAWING\01 - ASHBOURNE RESIDENTIAL\DRNAT DECISION\LUC PLAN.DWG

VESTING ON DEPOSIT AS
LAND USE CONSENT

LOT 4003
40448m²
STAGE 3 - GREENWAY
COMPLETED

LOT 3010
2365m²
ROAD TO BE
VESTED TO
MPDC

LOT 3011
9310m²
ROAD TO BE
VESTED TO
MPDC

STAGE 5

**STAGE 4
COMPLETED**

**STAGE 7
FUTURE STAGE**

**STAGE 6
FUTURE STAGE**



- NOTES
- All works to be in accordance with Matamata-Piako District Council standards.
 - Co-ordinates in terms of NZ Geodetic Datum MT Eden 2000.
 - Levels in terms of the New Zealand Vertical Datum 2016.
 - Benchmark: IT 1 DPS 29877 RL: 65.19.
 - Boundaries are subject to final survey.
 - The purpose of this plan is to demonstrate the typology allocated to each Lot and general compliance with the development controls. Associated elements, including vehicle access, outdoor living areas and service yards are indicative only.

DWELLING TYPOLOGY

LEGEND

EX BDY

PR BDY

F	FAST TRACK APP	GNT	03/2026
E	FAST TRACK APP	GNT	11/2025
D	FAST TRACK APP	MKS	06/2025
C	FAST TRACK APP	YG	05/2025
Rev	Description	By	Date
		MAVEN	05/2024
Survey	MAVEN		05/2024
Design	MKS		05/2025
Drawn	MKS		05/2025
Checked	DJM		05/2025

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Project
**ASHBOURNE
RESIDENTIAL
FOR
MATAMATA
DEVELOPMENTS LTD**

Title
**PROPOSED
LAND USE CONSENT
STAGE 6**

Project no.	289001
Scale	1:1000 @ A3
Cad file	C160-LUC PLAN.DWG
Drawing no.	C160-6
Rev	F

DATE: 3/20/25 FILEPATH: F:\MAVEN\HAMPTON6 - PROJECTS\289001 - STATION ROAD\7 DRAWING\1 - ASHBOURNE RESIDENTIAL\DRM\T\160-LUC PLAN.DWG

LAND USE CONSENT

STAGE 5 COMPLETED

STAGE 3 - GREENWAY COMPLETED

LOT 4003



LOT 9
DP 562902

LOT 13
DP 562902

LOT 14
DP 562902

LOT 16
DP 562902

LOT 17
DP 562902

LOT 4004
5080m²

VESTING ON DEPOSIT AS LOCAL
PURPOSE RESERVE
(STORMWATER)

LOT 3014
7354m²

ROAD TO BE
VESTED TO
MPDC

STAGE 8
FUTURE STAGE

STAGE 7

LOT 3013
6615m²

ROAD TO BE
VESTED TO
MPDC

LOT 44
DP 38653

LOT 47
DP 393306

- NOTES
- All works to be in accordance with Matamata-Piako District Council standards.
 - Co-ordinates in terms of NZ Geodetic Datum MT Eden 2000.
 - Levels in terms of the New Zealand Vertical Datum 2016.
 - Benchmark: IT 1 DPS 29877 RL: 65.19.
 - Boundaries are subject to final survey.
 - The purpose of this plan is to demonstrate the typology allocated to each Lot and general compliance with the development controls. Associated elements, including vehicle access, outdoor living areas and service yards are indicative only.

DWELLING TYPOLOGY

	TYPE -4		TYPE -6A & 6B
	TYPE -2A & 2B		TYPE -7A & 7B
	TYPE -3A & 3B		TYPE -8A & 8B
	TYPE -5A & 5B		TYPE -12A & 12B

LEGEND

	EX BDY
	PR BDY

F	FAST TRACK APP	MKS	03/2026
E	FAST TRACK APP	GNT	11/2025
D	FAST TRACK APP	MKS	06/2025
C	FAST TRACK APP	YG	05/2025
Rev	Description	By	Date
		MAVEN	05/2024
Survey	MAVEN		05/2024
Design	MKS		05/2025
Drawn	MKS		05/2025
Checked	DJM		05/2025

Project
**ASHBOURNE
RESIDENTIAL
FOR
MATAMATA
DEVELOPMENTS LTD**

Title
**PROPOSED
LAND USE CONSENT
STAGE 7**

Project no.	289001
Scale	1:1250 @ A3
Cad file	C160-LUC PLAN.DWG
Drawing no.	C160-7
Rev	F

LAND USE CONSENT

STAGE 6
COMPLETED

STAGE 5
COMPLETED



STATION ROAD

STATION ROAD

C160-8B

C160-8A

LOT 1
DP 365568

LOT 2
DP 365568

LOT 1
DP 404835

LOT 2
DP 404835

LOT 3
DP 404835

LOT 9
DP 562902

LOT 13
DP 562902

LOT 14
DP 562902

LOT 16
DP 562902

LOT 17
DP 562902

LOT 5
DP 365568

LOT 18
DP 386534

LOT 20
DP 386534

LOT 24
DP 386534

LOT 26
DP 386534

LOT 28
DP 386534

LOT 44
DP 386534

LOT # 3024
111m

LOT 47
DP 393306

STAGE 8

STAGE 7
COMPLETED

STAGE 5
COMPLETED

STAGE 6 COMPLETED

- NOTES
- All works to be in accordance with Matamata-Piako District Council standards.
 - Co-ordinates in terms of NZ Geodetic Datum MT Eden 2000.
 - Levels in terms of the New Zealand Vertical Datum 2016.
 - Benchmark: IT 1 DPS 29877 RL: 65.19.
 - Boundaries are subject to final survey.
 - The purpose of this plan is to demonstrate the typology allocated to each Lot and general compliance with the development controls. Associated elements, including vehicle access, outdoor living areas and service yards are indicative only.

DWELLING TYPOLOGY

TYPE - N

TYPE - 1A & 1B TYPE - 6A & 8B

TYPE - 2A & 2B TYPE - 9A & 9B

TYPE - 3A & 3B TYPE - 10

TYPE - 4 TYPE - 11

TYPE - 7A & 7B TYPE - 12A & 12B

LEGEND

EX BDY

PR BDY

F	FAST TRACK APP	MKS	03/2026
E	FAST TRACK APP	GNT	11/2025
D	FAST TRACK APP	MKS	06/2025
C	FAST TRACK APP	YG	05/2025
Rev	Description	By	Date

Project
**ASHBOURNE
RESIDENTIAL
FOR
MATAMATA
DEVELOPMENTS LTD**

Title
**PROPOSED
SCHEME PLAN
STAGE 8**

Project no.	289001
Scale	1:2500 @ A3
Cad file	C160-LUC PLAN.DWG
Drawing no.	C160-8
Rev	F

LAND USE CONSENT

DATE: 3/2/25 FILEPATH: F:\MVEN\HAM1016 PROJECTS\289001 - STATION ROAD\ DRAWING\1 - ASHBOURNE RESIDENTIAL\DRN\16 LUC PLAN.DWG



DATE: 3/2/25 FILEPATH: F:\MAVEN\HAMILTON6 - PROJECTS\289001 - STATION ROAD\7 DRAWING\11 - ASHBOURNE RESIDENTIAL\DRM\TDC\DECISION\160-LUC PLAN.DWG

LAND USE CONSENT

STAGE 7 COMPLETED



- NOTES
- All works to be in accordance with Matamata-Piako District Council standards.
 - Co-ordinates in terms of NZ Geodetic Datum MT Eden 2000.
 - Levels in terms of the New Zealand Vertical Datum 2016.
 - Benchmark: IT 1 DPS 29877 RL: 65.19.
 - Boundaries are subject to final survey.
 - The purpose of this plan is to demonstrate the typology allocated to each Lot and general compliance with the development controls. Associated elements, including vehicle access, outdoor living areas and service yards are indicative only.

DWELLING TYPOLOGY

TYPE - N

TYPE -1A & 1B TYPE -8A & 8B

TYPE -2A & 2B TYPE -9A & 9B

TYPE -3A & 3B TYPE -10

TYPE -4 TYPE -11

TYPE -5A & 5B TYPE -12A & 12B

TYPE -7A & 7B

LEGEND

EX BDY

PR BDY

F	FAST TRACK APP	GNT	03/2026
E	FAST TRACK APP	GNT	11/2025
D	FAST TRACK APP	MKS	06/2025
C	FAST TRACK APP	YG	05/2025
Rev	Description	By	Date
		MAVEN	05/2024
		MKS	05/2025
		MKS	05/2025
		DJM	05/2025

Project
**ASHBOURNE
 RESIDENTIAL
 FOR
 MATAMATA
 DEVELOPMENTS LTD**

Title
**PROPOSED
 LAND USE CONSENT
 STAGE 8A**

Project no.	289001
Scale	1:1000 @ A3
Cad file	C160-LUC PLAN.DWG
Drawing no.	C160-8A
Rev	F

LOT 47 DP 393306

LOT 44 DP 386534

LOT 28 DP 386534

LOT 26 DP 386534



- NOTES
- All works to be in accordance with Matamata-Piako District Council standards.
 - Co-ordinates in terms of NZ Geodetic Datum MT Eden 2000.
 - Levels in terms of the New Zealand Vertical Datum 2016.
 - Benchmark: IT 1 DPS 29877 RL: 65.19.
 - Boundaries are subject to final survey.
 - The purpose of this plan is to demonstrate the typology allocated to each Lot and general compliance with the development controls. Associated elements, including vehicle access, outdoor living areas and service yards are indicative only.

DWELLING TYPOLOGY

LEGEND

EX BDY (dashed line)

PR BDY (solid line)

F	FAST TRACK APP	GNT	03/2026
E	FAST TRACK APP	GNT	11/2025
D	FAST TRACK APP	MKS	06/2025
C	FAST TRACK APP	YG	05/2025
Rev	Description	By	Date
		MAVEN	05/2024
	Design	MKS	05/2025
	Drawn	MKS	05/2025
	Checked	DJM	05/2025

Project
**ASHBOURNE
 RESIDENTIAL
 FOR
 MATAMATA
 DEVELOPMENTS LTD**

Title
**PROPOSED
 LAND USE CONSENT
 STAGE 8B**

Project no.	289001
Scale	1:1250 @ A3
Cad file	C160-LUC PLAN.DWG
Drawing no.	C160-8B
Rev	F



LAND USE CONSENT

LOT 4004
 5080m²
 STAGE 7
 COMPLETED

VESTING ON DEPOSIT AS LOCAL

DATE: 3/2/25 FILEPATH: F:\MVEN\HAM1016 PROJECTS\289001 - STATION ROAD\ DRAWING\1 - ASHBOURNE RESIDENTIAL\DRM\TDC\DECISION\LUC PLAN.DWG