

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 I DPS 29877 RL: 65.51.
- Boundaries are subject to final survey.

LEGEND

EX BDY

PR BDY

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

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Project

**ASHBOURNE  
RESIDENTIAL  
FOR  
MATAMATA  
DEVELOPMENTS LTD**

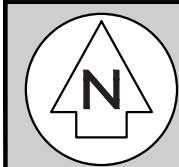
Title

**PROPOSED  
SCHEME  
OVERVIEW PLAN**

Project no.	289001		
Scale	1:6000 @ A3		
Cad file	C150-SCHEME.DWG		
Drawing no.	C150	Rev	<b>E</b>

DATE: 11/2025 FILEPATH: F:\MVEN\HAMILTON6 PROJECTS\289001 - STATION ROAD\DRAWING\01 - ASHBORNE RESIDENTIAL\0150-SCHEME.DWG

RESOURCE CONSENT



STAGE 4

STAGE 2

STAGE 3

STAGE 1A

STAGE 1B

STAGE 1C

LOT 106  
DP 393306

LOT 14  
DP 584421

LOT 15  
DP 584421

LOT 16  
DP 584421

LOT 17  
DP 584421

LOT 18  
DP 584421

LOT 19  
DP 584421

LOT 20  
DP 584421

LOT 22  
DP 584421

LOT 21  
DP 584421

BOWMAN ROAD

LOT 70  
DP 584421

LOT 71  
DP 584421

LOT 72  
DP 584421

LOT 73  
DP 584421

LOT 74  
DP 584421

LOT 77  
DP 07627

LOT 3  
DP 463448

PEAKEDALE

PEAKEDALE DRIVE

BUXTON CRESCENT

- NOTES
1. All works to be in accordance with Matamata-Piako District Council standards.
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  3. Levels in terms of the New Zealand Vertical Datum 2016.
  4. Benchmark: IT 1 DPS 29877 RL: 65.51.
  5. Boundaries are subject to final survey.

LEGEND

EX BDY  
PR BDY

B	FAST TRACK APP	MKS	06/2025
A	FAST TRACK APP	MKS	05/2025
Rev	Description	By	Date
	By	Date	
Survey	MAVEN	05/2024	
Design	MKS	05/2025	
Drawn	MKS	05/2025	
Checked	DJM	05/2025	

M

A

E

N

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Project  
**ASHBOURNE  
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FOR  
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DEVELOPMENTS LTD**

Title  
**PROPOSED  
SCHEME PLAN  
STAGE 1 (A, B, and C)**

Project no.	289001		
Scale	1:1500 @ A3		
Cad file	C150-SCHEME.DWG		
Drawing no.	C150-1	Rev	<b>B</b>

RESOURCE CONSENT



STAGE 2

RESOURCE CONSENT

STAGE 1C

STAGE 1A

STAGE 1B

LOT 106  
DP 393306

LOT 14  
DP 584421

LOT 15  
DP 584421

LOT 16  
DP 584421

LOT 17  
DP 584421

LOT 18  
DP 584421

LOT 19  
DP 584421

LOT 20  
DP 584421

LOT 22  
DP 584421

LOT 70  
DP 584421

LOT 71  
DP 584421

LOT 72  
DP 584421

LOT 73  
DP 584421

LOT 74  
DP 584421

LOT 8  
663m<sup>2</sup>

LOT 7  
614m<sup>2</sup>

LOT 6  
566m<sup>2</sup>

LOT 5  
534m<sup>2</sup>

LOT 4  
501m<sup>2</sup>

LOT 3  
502m<sup>2</sup>

LOT 2  
501m<sup>2</sup>

LOT 1  
500m<sup>2</sup>

LOT 15  
437m<sup>2</sup>

LOT 14  
434m<sup>2</sup>

LOT 13  
432m<sup>2</sup>

LOT 12  
433m<sup>2</sup>

LOT 11  
434m<sup>2</sup>

LOT 10  
445m<sup>2</sup>

LOT 9  
438m<sup>2</sup>

LOT 4001  
7492m<sup>2</sup>

VESTING ON DEPOSIT AS  
LOCAL PURPOSE RESERVE  
(STORMWATER)

LOT 4002  
1073m<sup>2</sup>

VESTING ON  
DEPOSIT AS LOCAL  
PURPOSE RESERVE  
(STORMWATER)

ROAD TO BE  
VESTED TO  
MPDC

BUXTON CRESCENT

BOWMAN ROAD

PEAKEDALE DRIVE

ROAD 1

JOAL LOT 3016 - 402m<sup>2</sup>

LOT 3016  
402m<sup>2</sup>

LOT 59  
520m<sup>2</sup>

LOT 58  
546m<sup>2</sup>

LOT 53  
518m<sup>2</sup>

LOT 67  
520m<sup>2</sup>

LOT 68  
561m<sup>2</sup>

LOT 66  
519m<sup>2</sup>

LOT 65  
501m<sup>2</sup>

LOT 61  
501m<sup>2</sup>

LOT 60  
520m<sup>2</sup>

LOT 59  
520m<sup>2</sup>

LOT 58  
546m<sup>2</sup>

LOT 53  
518m<sup>2</sup>

LOT 47  
520m<sup>2</sup>

LOT 46  
519m<sup>2</sup>

LOT 45  
501m<sup>2</sup>

LOT 44  
501m<sup>2</sup>

LOT 43  
501m<sup>2</sup>

LOT 42  
501m<sup>2</sup>

LOT 41  
501m<sup>2</sup>

LOT 40  
501m<sup>2</sup>

LOT 39  
501m<sup>2</sup>

LOT 38  
501m<sup>2</sup>

LOT 37  
501m<sup>2</sup>

LOT 36  
501m<sup>2</sup>

LOT 35  
501m<sup>2</sup>

LOT 34  
501m<sup>2</sup>

LOT 33  
501m<sup>2</sup>

LOT 32  
501m<sup>2</sup>

LOT 31  
501m<sup>2</sup>

LOT 30  
501m<sup>2</sup>

LOT 29  
501m<sup>2</sup>

LOT 28  
501m<sup>2</sup>

LOT 27  
501m<sup>2</sup>

LOT 26  
501m<sup>2</sup>

LOT 25  
501m<sup>2</sup>

LOT 24  
501m<sup>2</sup>

LOT 23  
501m<sup>2</sup>

LOT 22  
501m<sup>2</sup>

LOT 21  
501m<sup>2</sup>

LOT 20  
501m<sup>2</sup>

LOT 19  
501m<sup>2</sup>

LOT 18  
501m<sup>2</sup>

LOT 17  
501m<sup>2</sup>

LOT 16  
501m<sup>2</sup>

LOT 15  
501m<sup>2</sup>

LOT 14  
501m<sup>2</sup>

LOT 13  
501m<sup>2</sup>

LOT 12  
501m<sup>2</sup>

LOT 11  
501m<sup>2</sup>

LOT 10  
501m<sup>2</sup>

LOT 9  
501m<sup>2</sup>

LOT 8  
501m<sup>2</sup>

LOT 7  
501m<sup>2</sup>

LOT 6  
501m<sup>2</sup>

LOT 5  
501m<sup>2</sup>

LOT 4  
501m<sup>2</sup>

LOT 3  
501m<sup>2</sup>

LOT 2  
501m<sup>2</sup>

LOT 1  
500m<sup>2</sup>

#### NOTES

1. All works to be in accordance with Matamata-Piako District Council standards.
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3. Levels in terms of the New Zealand Vertical Datum 2016.
4. Benchmark: IT I DPS 29877 RL: 65.51.
5. Boundaries are subject to final survey.

#### LEGEND

EX BDY  
PR BDY

C	FAST TRACK APP	MKS	06/2025
B	FAST TRACK APP	MKS	06/2025
A	FAST TRACK APP	MKS	05/2025
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  
SCHEME PLAN  
STAGE 1A**

Project no.	289001		
Scale	1:1000 @ A3		
Cad file	C150-SCHEME.DWG		
Drawing no.	C150-1A	Rev	C



STAGE 2

STAGE 1A

STAGE 1B

STAGE 1C

LOT 3  
DP 463448

LOT 19  
DP 584421

LOT 20  
DP 584421

LOT 22  
DP 584421

LOT 70  
DP 584421

LOT 71  
DP 584421

LOT 72  
DP 584421

LOT 73  
DP 584421

LOT 74  
DP 584421

PEAKEDALE DRIVE

BOWMAN ROAD

ROAD 13

ROAD 8

LOT 77  
DP 07627

LOT 54  
513m<sup>2</sup>

LOT 55  
513m<sup>2</sup>

LOT 56  
513m<sup>2</sup>

LOT 16  
438m<sup>2</sup>

LOT 17  
437m<sup>2</sup>

LOT 18  
434m<sup>2</sup>

LOT 19  
435m<sup>2</sup>

LOT 20  
436m<sup>2</sup>

LOT 21  
442m<sup>2</sup>

LOT 22  
440m<sup>2</sup>

LOT 3032  
3545m<sup>2</sup>  
ROAD TO BE  
VESTED TO  
MPDC

LOT 23  
439m<sup>2</sup>

LOT 25  
435m<sup>2</sup>

LOT 24  
428m<sup>2</sup>

LOT 30  
437m<sup>2</sup>

LOT 29  
432m<sup>2</sup>

LOT 28  
432m<sup>2</sup>

LOT 27  
432m<sup>2</sup>

LOT 26  
432m<sup>2</sup>

DATE: 11/2025 FILEPATH: F:\MVEN\HAMILTON6 PROJECTS\88001 - STATION ROAD\ DRAWING\01 ASHBOURNE RESIDENTIAL\ C150-SCHEME.DWG

RESOURCE CONSENT

- NOTES
1. All works to be in accordance with Matamata-Piako District Council standards.
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  4. Benchmark: IT 1 DPS 29877 RL: 65.51.
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LEGEND

EX BDY

PR BDY

B	FAST TRACK APP	MKS	06/2025
A	FAST TRACK APP	MKS	05/2025
Rev	Description	By	Date
	By	Date	
Survey	MAVEN	05/2024	
Design	MKS	05/2025	
Drawn	MKS	05/2025	
Checked	DJM	05/2025	



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Title

**PROPOSED  
SCHEME PLAN  
STAGE 1B**

Project no.	289001		
Scale	1:1000 @ A3		
Cad file	C150-SCHEME.DWG		
Drawing no.	C150-1B	Rev	<b>B</b>





<b>NOTES</b> 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 I DPS 29877 RL: 65.51. 5. Boundaries are subject to final survey.			
<b>LEGEND</b>  <div style="display: flex; justify-content: space-between; align-items: center;"> <div style="border-bottom: 1px solid black; width: 100px;"></div> <div>EX BDY</div> </div> <div style="display: flex; justify-content: space-between; align-items: center;"> <div style="border-bottom: 1px solid black; width: 100px;"></div> <div>PR BDY</div> </div>			
C	FAST TRACK APP	GNT	11/2025
B	FAST TRACK APP	MKS	06/2025
A	FAST TRACK APP	MKS	05/2025
Rev	Description	By	Date
	By	Date	
Survey	MAVEN	05/2024	
Design	MKS	05/2025	
Drawn	MKS	05/2025	
Checked	DJM	05/2025	
<div style="display: flex; align-items: center; justify-content: center;">  <div style="margin-left: 20px;"> <p><b>Maven Waikato</b>            07 242 0601  <a href="mailto:info@maven.co.nz">info@maven.co.nz</a>  <a href="http://www.maven.co.nz">www.maven.co.nz</a>            Level 1 286 Victoria Street, Hamilton            New Zealand</p> </div> </div>			
Project <b>ASHBOURNE          RESIDENTIAL          FOR          MATAMATA          DEVELOPMENTS LTD</b>			
Title <b>PROPOSED          SCHEME PLAN          STAGE 1C</b>			
Project no.	289001		
Scale	1:1000 @ A3		
Cad file	C150-SCHEME.DWG		
Drawing no.	C150-1C	Rev	<b>C</b>



NOTES


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4. Benchmark: IT 1 DPS 29877 RL: 65.51.
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LEGEND

EX BDY

PR BDY

C	FAST TRACK APP	MKS	06/2025
B	FAST TRACK APP	MKS	06/2025
A	FAST TRACK APP	MKS	05/2025
Rev	Description	By	Date
		By	Date
Survey	MAVEN		05/2024
Design	MKS		05/2025
Drawn	MKS		05/2025
Checked	DJM		05/2025



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**ASHBOURNE  
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FOR  
MATAMATA  
DEVELOPMENTS LTD**

Title

**PROPOSED  
SCHEME PLAN  
STAGE 2 (A, B, and C)**

Project no.	289001		
Scale	1:1500 @ A3		
Cad file	C150-SCHEME.DWG		
Drawing no.	C150-2	Rev	<b>C</b>



STAGE 4

STAGE 2B

STAGE 3

STAGE 2A

STAGE 2C

STAGE 1

RESOURCE 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 I DPS 29877 RL: 65.51.
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LEGEND

EX BDY  
PR BDY

Rev	Description	By	Date
C	FAST TRACK APP	MKS	06/2025
B	FAST TRACK APP	MKS	06/2025
A	FAST TRACK APP	MKS	05/2025



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Project  
**ASHBOURNE  
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FOR  
MATAMATA  
DEVELOPMENTS LTD**

Title  
**PROPOSED  
SCHEME PLAN  
STAGE 2A**

Project no.	289001		
Scale	1:1000 @ A3		
Cad file	C150-SCHEME.DWG		
Drawing no.	C150-2A	Rev	<b>C</b>



- 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 I DPS 29877 RL: 65.51.
  5. Boundaries are subject to final survey.

LEGEND

EX BDY  
PR BDY

L				
DP				
C	FAST TRACK APP	MKS	06/2025	
B	FAST TRACK APP	MKS	06/2025	
A	FAST TRACK APP	MKS	05/2025	
Rev	Description	By	Date	
		By	Date	
Survey	MAVEN		05/2024	
Design	MKS		05/2025	
Drawn	MKS		05/2025	
Checked	DJM		05/2025	



Project  
**ASHBOURNE  
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FOR  
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DEVELOPMENTS LTD**

Title  
**PROPOSED  
SCHEME PLAN  
STAGE 2B**

Project no.	289001		
Scale	1:1000 @ A3		
Cad file	C150-SCHEME.DWG		
Drawing no.	C150-2B	Rev	C

DATE: 11/2025 FILEPATH: F:\MVEN\HAMILTON6 PROJECTS\289001 - STATION ROAD7 DRAWING\11 ASHBORNE RESIDENTIAL\C150-SCHEME.DWG

RESOURCE 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 I DPS 29877 RL: 65.51.

5. Boundaries are subject to final survey.

LEGEND

EX BDY

PR BDY

B	FAST TRACK APP	MKS	06/2025
A	FAST TRACK APP	MKS	05/2025
Rev	Description	By	Date
	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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DEVELOPMENTS LTD

Title

PROPOSED  
SCHEME PLAN  
STAGE 2C

Project no.	289001		
Scale	1:1000 @ A3		
Cad file	C150-SCHEME.DWG		
Drawing no.	C150-2C	Rev	B



- LEGEND
- \_\_\_\_\_ EX BDY
- \_\_\_\_\_ PR BDY

B	FAST TRACK APP	MKS	06/2025
A	FAST TRACK APP	MKS	05/2025
Rev	Description	By	Date
	By	Date	
Survey	MAVEN	05/2024	
Design	MKS	05/2025	
Drawn	MKS	05/2025	
Checked	DJM	05/2025	

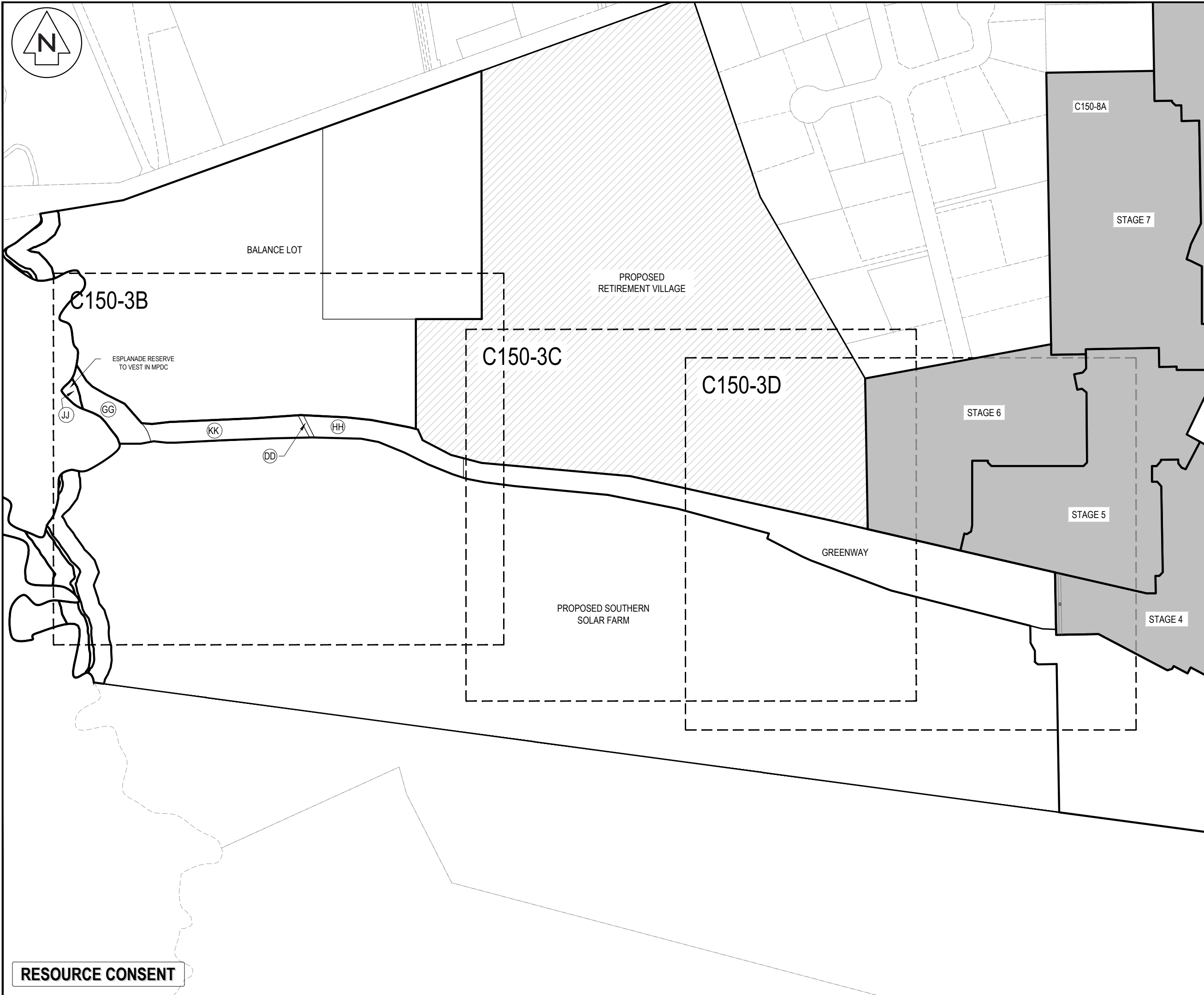


Project  
**ASHBOURNE  
RESIDENTIAL  
FOR  
MATAMATA  
DEVELOPMENTS LTD**

Title  
**PROPOSED  
SCHEME PLAN  
STAGE 3**

Project no.	289001		
Scale	1:1000 @ A3		
Cad file	C150-SCHEME.DWG		
Drawing no.	C150-3	Rev	<b>B</b>

## RESOURCE CONSENT



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 I DPS 29877 RL: 65.51.
5. Boundaries are subject to final survey.

\_\_\_\_\_ EX BDY  
\_\_\_\_\_ PR BDY

B	FAST TRACK APP	MKS	06/2025
A	FAST TRACK APP	MKS	05/2025
Rev	Description	By	Date
	By	Date	
Survey	MAVEN	05/2024	
Design	MKS	05/2025	
Drawn	MKS	05/2025	
Checked	DJM	05/2025	



Project  
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FOR  
MATAMATA  
DEVELOPMENTS LTD**

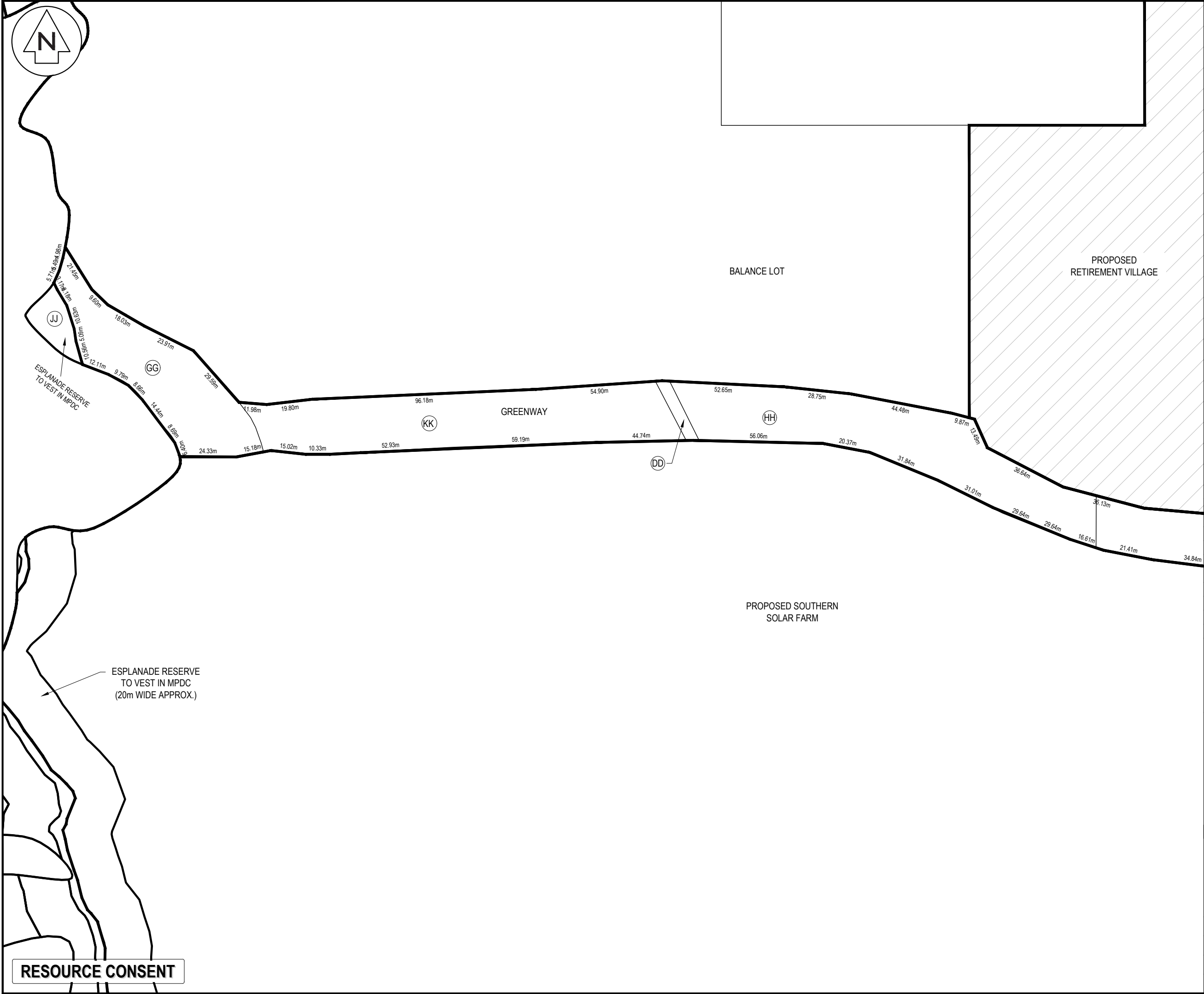
Title

**PROPOSED  
SCHEME PLAN  
STAGE 3 - GREENWAY**

Project no.	289001		
Scale	1:4000 @ A3		
Cad file	C150-SCHEME.DWG		
Drawing no.	C150-3A	Rev	<b>B</b>

## RESOURCE CONSENT

DATE: 11/26/25 FILE PATH: F:\MAVEN HAMILTON\6. PROJECTS\289001 - STATION ROAD\7. DRAWING\11. ASHBOURNE RESIDENTIAL\150-SCHEME.DWG



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 I DPS 29877 RL: 65.51.
5. Boundaries are subject to final survey.

LEGEND

EX BDY

PR BDY

C	FAST TRACK APP	GNT	11/2025
B	FAST TRACK APP	MKS	06/2025
A	FAST TRACK APP	MKS	05/2025
Rev	Description	By	Date
		By	Date
Survey	MAVEN		05/2024
Design	MKS		05/2025
Drawn	MKS		05/2025
Checked	DJM		05/2025

M

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Project

**ASHBOURNE  
RESIDENTIAL  
FOR  
MATAMATA  
DEVELOPMENTS LTD**

Title

**PROPOSED  
SCHEME PLAN  
STAGE 3 - GREENWAY B**

Project no.	289001		
Scale	1:1500 @ A3		
Cad file	C150-SCHEME.DWG		
Drawing no.	C150-3B	Rev	<b>C</b>





- 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 I DPS 29877 RL: 65.51.
  5. Boundaries are subject to final survey.

LOT 18  
DP 562902

PROPOSED  
RETIREMENT VILLAGE

LOT 2  
DP 21055

STAGE 6

LEGEND

EX BDY  
PR BDY

A	FAST TRACK APP	MKS	05/2025
Rev	Description	By	Date
		By	Date
Survey	MAVEN		05/2024
Design	MKS		05/2025
Drawn	MKS		05/2025
Checked	DJM		05/2025

M  
M A V E N

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Project  
**ASHBOURNE  
RESIDENTIAL  
FOR  
MATAMATA  
DEVELOPMENTS LTD**

Title  
**PROPOSED  
SCHEME PLAN  
STAGE 3 - GREENWAY C**

Project no.	289001		
Scale	1:1500 @ A3		
Cad file	C150-SCHEME.DWG		
Drawing no.	C150-3C	Rev	<b>A</b>

RESOURCE CONSENT



PROPOSED  
RETIREMENT VILLAGE

LOT 2  
DP 21055

STAGE 6

STAGE 5

GREENWAY

PROPOSED SOUTHERN  
SOLAR FARM

LOT 4003  
40448m<sup>2</sup>  
VESTING ON DEPOSIT AS  
LOCAL PURPOSE RESERVE  
(STORMWATER)

STAGE 4

RESOURCE 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 I DPS 29877 RL: 65.51.
  5. Boundaries are subject to final survey.

LEGEND

EX BDY  
PR BDY

C	FAST TRACK APP	MKS	06/2025
B	FAST TRACK APP	MKS	06/2025
A	FAST TRACK APP	MKS	05/2025
Rev	Description	By	Date
		By	Date
Survey	MAVEN		05/2024
Design	MKS		05/2025
Drawn	MKS		05/2025
Checked	DJM		05/2025

M

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E

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Maven Waikato

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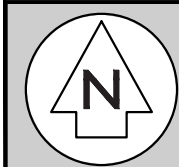
Project

**ASHBOURNE  
RESIDENTIAL  
FOR  
MATAMATA  
DEVELOPMENTS LTD**

Title

**PROPOSED  
SCHEME PLAN  
STAGE 3 - GREENWAY D**

Project no.	289001		
Scale	1:1500 @ A3		
Cad file	C150-SCHEME.DWG		
Drawing no.	C150-3D	Rev	C



STAGE 6

STAGE 5

LOT 1001  
2345m<sup>2</sup>  
  
RECREATION  
RESERVE  
TO VEST IN MPDC

LOT 1002  
7669m<sup>2</sup>

STAGE 3

RESOURCE CONSENT

DP 393306

LOT 36  
DP 393306

- 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: 65.51.
  5. Boundaries are subject to final survey.

LEGEND

EX BDY  
PR BDY

D	FAST TRACK APP	GNT	11/2025
C	FAST TRACK APP	MKS	06/2025
B	FAST TRACK APP	MKS	06/2025
A	FAST TRACK APP	MKS	05/2025
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  
SCHEME PLAN  
STAGE 4**

Project no.	289001		
Scale	1:1250 @ A3		
Cad file	C150-SCHEME.DWG		
Drawing no.	C150-4	Rev	D

DATE: 11/2025 FILEPATH: F:\MVEN\HAMILTON6 PROJECTS\289001 - STATION ROAD7 DRAWING\11 ASHBORNE RESIDENTIAL\C150-SCHEME.DWG



STAGE 6

ROAD 9

ROAD 6

GREENWAY

RESOURCE CONSENT

LOT 3010  
6028m<sup>2</sup>  
ROAD TO BE  
VESTED TO  
MPDC

ROAD 4

ROAD 5

ROAD 1

STAGE 7

LOT# 3009  
6641m<sup>2</sup>  
ROAD TO BE  
VESTED TO  
MPDC

ROAD 4

ROAD 7

STAGE 4

- NOTES
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  3. Levels in terms of the New Zealand Vertical Datum 2016.
  4. Benchmark: IT I DPS 29877 RL: 65.51.
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LEGEND

EX BDY  
PR BDY

A	FAST TRACK APP	MKS	05/2025
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  
SCHEME PLAN  
STAGE 5**

Project no.	289001
Scale	1:1000 @ A3
Cad file	C150-SCHEME.DWG
Drawing no.	C150-5
Rev	A





PROPOSED  
RETIREMENT VILLAGE

LOT 2  
DP 21055

LOT 18  
DP 562902

LOT 17  
DP 562902

STAGE 7

ROAD 5

LOT 3011  
9067m<sup>2</sup>  
ROAD TO BE  
VESTED TO  
MPDC

ROAD 6

STAGE 5

STAGE 3 - GREENWAY

RESOURCE CONSENT

- NOTES
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  3. Levels in terms of the New Zealand Vertical Datum 2016.
  4. Benchmark: IT I DPS 29877 RL: 65.51.
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LEGEND

EX BDY  
PR BDY

D	FAST TRACK APP	GNT	11/2025
C	FAST TRACK APP	MKS	06/2025
B	FAST TRACK APP	MKS	06/2025
A	FAST TRACK APP	MKS	05/2025
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  
SCHEME PLAN  
STAGE 6**

Project no.	289001		
Scale	1:1000 @ A3		
Cad file	C150-SCHEME.DWG		
Drawing no.	C150-6	Rev	D



LOT 9  
DP 562902

LOT 13  
DP 562902

LOT 14  
DP 562902

LOT 16  
DP 562902

LOT 17  
DP 562902

LOT 4004  
5080m<sup>2</sup>  
VESTING ON DEPOSIT AS LOCAL  
PURPOSE RESERVE  
(STORMWATER)

ROAD 4

LOT# 3013  
7457m<sup>2</sup>  
ROAD TO BE  
VESTED TO  
MPDC

ROAD 1

STAGE 8

- NOTES
1. All works to be in accordance with Matamata-Piako District Council standards.
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  3. Levels in terms of the New Zealand Vertical Datum 2016.
  4. Benchmark: IT I DPS 29877 RL: 65.51.
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LEGEND

EX BDY  
PR BDY

B	FAST TRACK APP	MKS	06/2026
A	FAST TRACK APP	MKS	05/2025
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  
SCHEME PLAN  
STAGE 7**

Project no.	289001		
Scale	1:1250 @ A3		
Cad file	C150-SCHEME.DWG		
Drawing no.	C150-7	Rev	<b>B</b>

HIGHGROVE AVENUE

RESOURCE CONSENT

STAGE 6

STAGE 5

LOT 44  
DP 386534

CHESTNUT LANE

LOT 47  
DP 393306



- NOTES
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  3. Levels in terms of the New Zealand Vertical Datum 2016.
  4. Benchmark: IT I DPS 29877 RL: 65.51.
  5. Boundaries are subject to final survey.

LEGEND

EX BDY  
PR BDY

A	FAST TRACK APP	MKS	05/2025
Rev	Description	By	Date
		By	Date
Survey	MAVEN		05/2024
Design	MKS		05/2025
Drawn	MKS		05/2025
Checked	DJM		05/2025

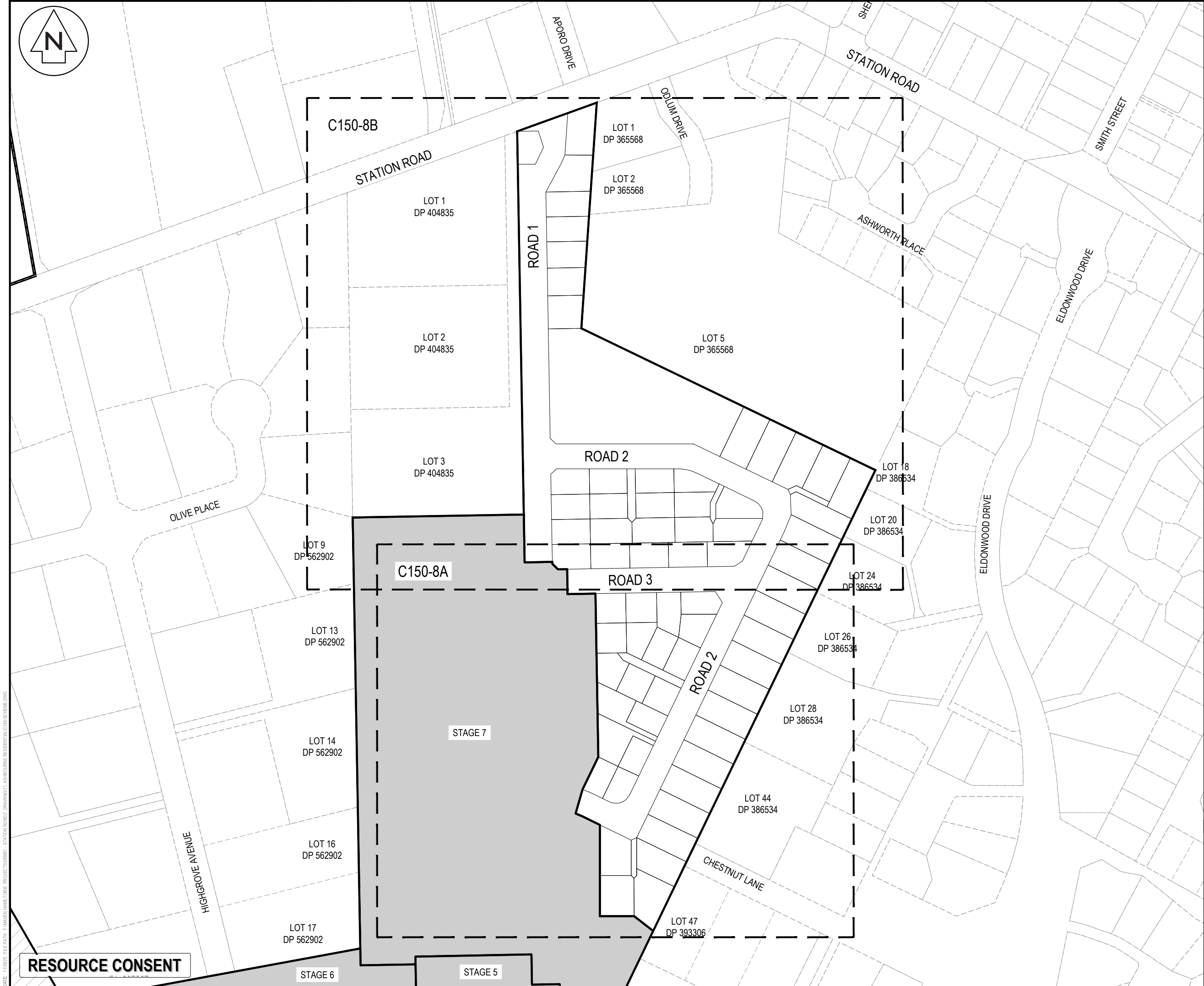


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Project  
**ASHBOURNE  
RESIDENTIAL  
FOR  
MATAMATA  
DEVELOPMENTS LTD**

Title  
**PROPOSED  
SCHEME PLAN  
STAGE 8**

Project no.	289001		
Scale	1:2500 @ A3		
Cad file	C150-SCHEME.DWG		
Drawing no.	C150-8	Rev	<b>A</b>



**RESOURCE CONSENT**

STAGE 6

STAGE 5

STAGE 7

C150-8A

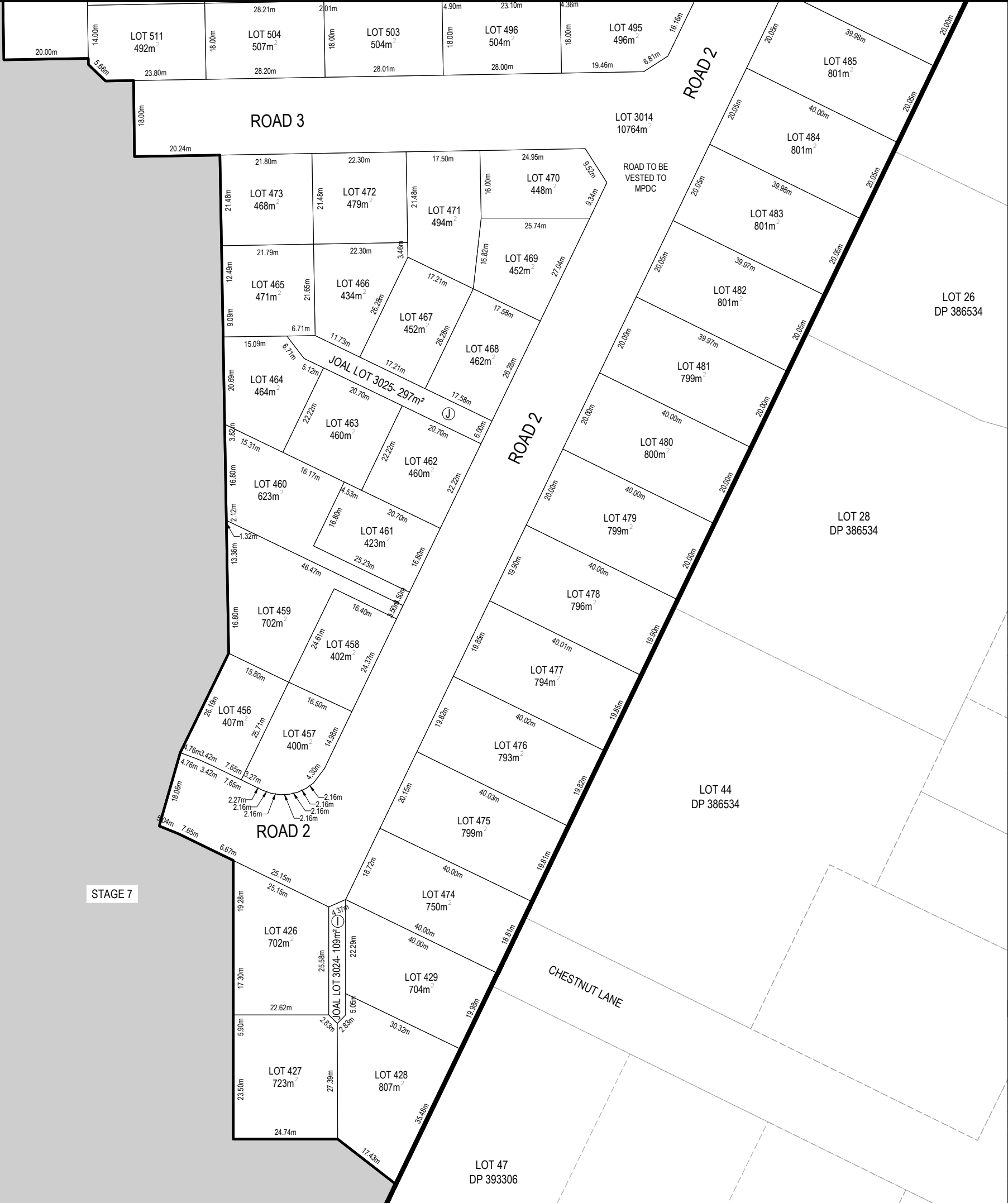
C150-8B

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DATE: 11/2025 FILEPATH: F:\MVEN\HAM10\6 PROJECTS\289001 - STATION ROAD\7 DRAWING\11 ASHBOURNE RESIDENTIAL\C150-SCHEME.DWG

RESOURCE CONSENT



NOTES

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3. Levels in terms of the New Zealand Vertical Datum 2016.
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LEGEND

EX BDY

PR BDY

A	FAST TRACK APP	MKS	05/2025
Rev	Description	By	Date
		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  
SCHEME PLAN  
STAGE 8-SHEET1**

Project no.	289001		
Scale	1:1000 @ A3		
Cad file	C150-SCHEME.DWG		
Drawing no.	C150-8A	Rev	<b>A</b>





## STAGE 7

- |             |                 |     |          |
|-------------|-----------------|-----|----------|
| Project no. | 289001          |     |          |
| Scale       | 1:1250 @ A3     |     |          |
| Cad file    | C150-SCHEME.DWG |     |          |
| Drawing no. | C150-8B         | Rev | <b>B</b> |

## MEMORANDUM/SCHEDULE OF EASEMENTS - ASHBOURNE RESIDENTIAL DEVELOPMENT

SCHEDULE OF EASEMENTS IN GROSS			
PURPOSE	SHOWN	BURDENED LAND	GRANTEE
RIGHT TO CONVEY WATER RIGHT TO DRAIN WATER AND WASTEWATER	A	LOT 3016	MATAMATA PIAKO DISTRICT COUNCIL
	B	LOT 3017	
	C	LOT 3018	
	D	LOT 3019	
	E	LOT 3020	
	F	LOT 3021	
	G	LOT 3022	
	H	LOT 3023	
	I	LOT 3024	
	J	LOT 3025	
	K	LOT 3026	
	L	LOT 3027	
	M	LOT 3028	
	X	LOT 6001	

SCHEDULE OF EASEMENTS IN GROSS			
PURPOSE	SHOWN	BURDENED LAND	GRANTEE
RIGHT TO CONVEY ELECTRICITY	A	LOT 3016	POWERCO LIMITED
	B	LOT 3017	
	C	LOT 3018	
	D	LOT 3019	
	E	LOT 3020	
	F	LOT 3021	
	G	LOT 3022	
	H	LOT 3023	
	I	LOT 3024	
	J	LOT 3025	
	K	LOT 3026	
	L	LOT 3027	
	M	LOT 3028	
	X	LOT 6001	

SCHEDULE OF EASEMENTS IN GROSS			
PURPOSE	SHOWN	BURDENED LAND	GRANTEE
RIGHT TO CONVEY TELECOMMUNICATIONS	A	LOT 3016	TUATAHI FIRST FIBRE LTD
	B	LOT 3017	
	C	LOT 3018	
	D	LOT 3019	
	E	LOT 3020	
	F	LOT 3021	
	G	LOT 3022	
	H	LOT 3023	
	I	LOT 3024	
	J	LOT 3025	
	K	LOT 3026	
	L	LOT 3027	
	M	LOT 3028	
	X	LOT 6001	
RIGHT TO DRAIN WASTEWATER	N	LOT 4001	MATAMATA PIAKO DISTRICT COUNCIL
	O	LOT 1001	
	P	LOT 1	



MEMORANDUM OF EASEMENTS			
PURPOSE	SHOWN	BURDENED LAND	BENEFITED LAND
RIGHT OF WAY RIGHT TO DRAIN WATER RIGHT TO DRAIN WASTEWATER RIGHT TO CONVEY WATER RIGHT TO CONVEY ELECTRICITY RIGHT TO CONVEY TELECOMMUNICATIONS	A	LOT 3016	Lots 59-61 & Lots 65-67
	B	LOT 3017	Lots 70-73 & Lots 77-80
	C	LOT 3018	Lots 125-130
	D	LOT 3019	Lots 159-160
	E	LOT 3020	Lots 179-181
	F	LOT 3021	Lots 309-311 & Lots 314-316
	G	LOT 3022	Lots 344-345 & Lots 348-349
	H	LOT 3023	Lots 419-420
	I	LOT 3024	Lots 427-429
	J	LOT 3025	Lots 463-467
	K	LOT 3026	Lots 488-489
	L	LOT 3027	Lot 494 & Lots 497-498
	M	LOT 3028	Lots 501-502 & Lots 505-506
RIGHT OF WAY	X	LOT 6001	Proposed Southern Solar Farm
RIGHT TO DRAIN WASTEWATER	E	LOT 3020	Lot 178

	G	LOT 3022	LOT 343
	H	LOT 3023	LOT 418
RIGHT TO DRAIN WATER	HH DD KK GG	LOT 4003	LOT 1 ON DAY 0 PLAN
	JJ	LOT 11 ON DAY 0 PLAN	LOT 1 ON DAY 0 PLAN
RIGHT OF WAY	DD	LOT 4003	LOT 3 ON DAY 0 PLAN
<b>SCHEDULE OF EXISTING EASEMENTS TO BE EXTINGUISHED</b>			
PURPOSE	SHOWN		CREATED BY
RIGHT OF WAY RIGHT TO CONVEY WATER, ELECTRICITY, TELECOMMUNICATION, AND COMPUTER MEDIA	AREA B ON DP 384886		EI 7422421.5 EI 7422421.6 EI 7422421.7

### AMALGAMATION CONDITIONS

THAT LOT 3016 HEREON (LEGAL ACCESS) BE HELD TO SIX UNDIVIDED ONE SIXTH SHARES BY THE OWNERS OF THE LOTS 59-61 AND LOTS 65-67 HEREON AS TENANTS IN COMMON IN THE SAID SHARES AND INDIVIDUAL RECORDS OF TITLE BE ISSUED IN ACCORDANCE THEREWITH.

THAT LOT 3017 HEREON (LEGAL ACCESS) BE HELD TO EIGHT UNDIVIDED ONE EIGHTH SHARES BY THE OWNERS OF THE LOTS 70-73 AND LOTS 77-80 HEREON AS TENANTS IN COMMON IN THE SAID SHARES AND INDIVIDUAL RECORDS OF TITLE BE ISSUED IN ACCORDANCE THEREWITH.

THAT LOT 3018 HEREON (LEGAL ACCESS) BE HELD TO SIX UNDIVIDED ONE SIXTH SHARES BY THE OWNERS OF THE LOTS 125-130 HEREON AS TENANTS IN COMMON IN THE SAID SHARES AND INDIVIDUAL RECORDS OF TITLE BE ISSUED IN ACCORDANCE THEREWITH.

THAT LOT 3019 HEREON (LEGAL ACCESS) BE HELD TO TWO UNDIVIDED ONE-HALF SHARES BY THE OWNERS OF THE LOTS 159-160 HEREON AS TENANTS IN COMMON IN THE SAID SHARES AND INDIVIDUAL RECORDS OF TITLE BE ISSUED IN ACCORDANCE THEREWITH.

THAT LOT 3020 HEREON (LEGAL ACCESS) BE HELD TO THREE UNDIVIDED ONE THIRD SHARES BY THE OWNERS OF THE LOTS 179-181 HEREON AS TENANTS IN COMMON IN THE SAID SHARES AND INDIVIDUAL RECORDS OF TITLE BE ISSUED IN ACCORDANCE THEREWITH.

THAT LOT 3021 HEREON (LEGAL ACCESS) BE HELD TO SIX UNDIVIDED ONE SIXTH SHARES BY THE OWNERS OF THE LOTS 309-311 AND LOTS 314-316 HEREON AS TENANTS IN COMMON IN THE SAID SHARES AND INDIVIDUAL RECORDS OF TITLE BE ISSUED IN ACCORDANCE THEREWITH.

THAT LOT 3022 HEREON (LEGAL ACCESS) BE HELD TO FOUR UNDIVIDED ONE FORTH SHARES BY THE OWNERS OF THE LOTS 344-345 AND LOTS 348-349 HEREON AS TENANTS IN COMMON IN THE SAID SHARES AND INDIVIDUAL RECORDS OF TITLE BE ISSUED IN ACCORDANCE THEREWITH.

THAT LOT 3023 HEREON (LEGAL ACCESS) BE HELD TO TWO UNDIVIDED ONE HALF SHARES BY THE OWNERS OF THE LOTS 419-420 HEREON AS TENANTS IN COMMON IN THE SAID SHARES AND INDIVIDUAL RECORDS OF TITLE BE ISSUED IN ACCORDANCE THEREWITH.

THAT LOT 3024 HEREON (LEGAL ACCESS) BE HELD TO THREE UNDIVIDED ONE THIRD SHARES BY THE OWNERS OF THE LOTS 427-429 HEREON AS TENANTS IN COMMON IN THE SAID SHARES AND INDIVIDUAL RECORDS OF TITLE BE ISSUED IN ACCORDANCE THEREWITH.

THAT LOT 3025 HEREON (LEGAL ACCESS) BE HELD TO FIVE UNDIVIDED ONE FIFTH SHARES BY THE OWNERS OF THE LOTS 463-467 HEREON AS TENANTS IN COMMON IN THE SAID SHARES AND INDIVIDUAL RECORDS OF TITLE BE ISSUED IN ACCORDANCE THEREWITH.

THAT LOT 3026 HEREON (LEGAL ACCESS) BE HELD TO TWO UNDIVIDED ONE SECOND SHARES BY THE OWNERS OF THE LOTS 488-489 HEREON AS TENANTS IN COMMON IN THE SAID SHARES AND INDIVIDUAL RECORDS OF TITLE BE ISSUED IN ACCORDANCE THEREWITH.

THAT LOT 3027 HEREON (LEGAL ACCESS) BE HELD TO THREE UNDIVIDED ONE THIRD SHARES BY THE OWNERS OF THE LOT 494 AND LOTS 497-498 HEREON AS TENANTS IN COMMON IN THE SAID SHARES AND INDIVIDUAL RECORDS OF TITLE BE ISSUED IN ACCORDANCE THEREWITH.

THAT LOT 3028 HEREON (LEGAL ACCESS) BE HELD TO FOUR UNDIVIDED ONE FORTH SHARES BY THE OWNERS OF THE LOTS 501-502 AND LOTS 505-506 HEREON AS TENANTS IN COMMON IN THE SAID SHARES AND INDIVIDUAL RECORDS OF TITLE BE ISSUED IN ACCORDANCE THEREWITH.

**OTHER**

LOTS 3001-3015 AND LOTS 3032-3034 HEREON VESTS ON DEPOSIT FOR ROAD IN MATAMATA PIAKO DISTRICT COUNCIL.

LOTS 4001-4005 HEREON ARE LOCAL PURPOSE RESERVE (STORMWATER) TO VEST IN MATAMATA PIAKO DISTRICT COUNCIL.

LOTS 5001-5002 HEREON ARE LOCAL PURPOSE RESERVE (WASTEWATER) TO VEST IN MATAMATA PIAKO DISTRICT COUNCIL.

LOT 1001 HEREON VESTS ON DEPOSIT FOR RECREATION RESERVE IN MATAMATA PIAKO DISTRICT COUNCIL.