



10 December 2019

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Wahanga 2017 Limited Partnership
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Resource Consent Number: SH195007
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Dear Jane

SH195007, SH195008 & SH195010: DECISIONS ON NON-NOTIFIED RESOURCE CONSENTS

Pursuant to Section 36 of the Housing Accords and Special Housing Areas Act 2013 ("the Act"), please find enclosed a copy of the Council's decision on your application for resource consent.

You may commence your activity immediately unless you lodge an objection or appeal to this decision. However, it is important that you check the conditions of your consent carefully as some of them may require you to carry out specific actions before you may commence your activity. In some cases you may also require other permits or building consents for your activity and these must be obtained before you can commence your activity.

Please note that under Section 51 of the HASHAA, your consent will lapse in **five years** unless you have given effect to it before then.

In the case of subdivisions, the consent is given effect to when you have submitted a survey plan to the Council for the subdivision under Section 223 of the Act. Once the survey plan has been approved by the Council under Section 223 of the Act, the consent lapses three years thereafter unless it has been deposited with the District Land Registrar as outlined in Section 224 of the Act.

Please feel free to contact me if you have any questions regarding any aspect of your consent or its conditions. My contact details are listed at the top of this letter.

Yours faithfully

Vince Matschke
Planner



RESOURCE CONSENT DECISION

Resource Consent number: SH195007

Pursuant to section 36 of the Housing Accords Special Housing Areas Act 2013 (HASHAA) the Nelson City Council ("the Council") hereby **grants** resource consent to:

Wahanga 2017 Limited Partnership

The activity to which this decision relates:

Application for a Subdivision of Lot 1 DP 526524 & Lot 2 DP 8212 into 65 residential allotments as part of a qualifying development under the Housing Accords and Special Housing Areas Act 2013 (HASHAA).

This decision should be read in conjunction with SH195008 & SH195010.

Location details:

Name of Special Housing Area: Ngati Rarua SHA

Address of property: 3B, 3C, 3F & 3A Hill Street North, Nelson

Legal description: Lot 1 DP 526524 & Lot 2 DP 8212, Lot 2 DP 52652, Lot 4 DP 8212 (respectively)

Certificate of title: 845582, 845583, NL3C/1249

CONDITIONS

Under sections 37 & 38 of HASHAA, this consent is granted subject to the following conditions:

General

1. The subdivision shall be carried out generally in accordance with the application lodged with the Council on 26 August 2019, the further information received on 26 September 2019, 27 September 2019, 10 October 2019, 24 October 2019, 30 October 2019, the plans indexed in Table 1 below and the following conditions of consent.

Where there is any apparent conflict between the application and consent conditions, the consent conditions shall prevail.

Table 1 – Approved Plans

Title	Description	Date
Sheets attached in Appendix A		
P18-278-00	Context Index and Locality Plan	undated
P18-278-00-001-GE Rev 14	Scheme Plan	24/10/19
P18-278-00-915-MS Rev 4	Scheme Plan Option B	05/11/19
P18-278-00-100-EW Rev 3	Existing Contours Plan	20/08/19
P18-278-00-110-EW Rev 3	Proposed Contours Plan	20/08/19
P18-278-00-200-RD Rev 9	Road Layout Plan	20/08/19
P18-278-00-220-RD Rev 6**	Road Typical Cross Sections	18/07/19
P18-278-00-221-RD Rev 5	Road Typical Cross Sections	07/08/19
P18-278-00-222-RD Rev 4	Road Typical Cross Sections	07/08/19
P18-278-00-250-RD Rev 3	Road Longitudinal Sections	05/08/19
P18-278-00-251-RD Rev 4	Road Longitudinal Sections	12/08/19
P18-278-00-252-RD Rev 4	Road Longitudinal Sections	12/08/19
P18-278-00-300-DR Rev 5*	Stormwater Drainage Layout Plan	20/08/19
P18-278-00-320-DR Rev 3	Secondary Flow Catchment Plan	20/08/19
P18-278-00-321-DR Rev 2	Secondary Flow Catchment Sections	06/08/19
P18-278-00-300-DR Rev 2	Secondary Flow Catchment Sections	06/08/19
P18-278-00-921-MS Rev 1	Secondary Flow	23/09/19
P18-278-00-400-DR Rev 4*	Wastewater drainage Layout Plan	20/08/19
P18-278-00-600-WR Rev 5*	Water Reticulation Layout Plan	26/08/19
P18-278-00-030-SU Rev 1	LT Plan Series –Phase 1 (Saxton Creek Bridge)	15/08/19
P18-278-00-031-SU Rev 1	LT Plan Series –Phase 2 (Ngati Rarua Stage 1)	15/08/19
P18-278-00-032-SU Rev 1	LT Plan Series –Phase 3 (Ngati Rarua Stage 2)	20/08/19
P18-278-00-033-SU Rev 2	LT Plan Series –Phase 4 (Ngati Rarua Stage 3)	20/08/19
P18-278-00-034-SU Rev 2	LT Plan Series –Phase 5 (Ngati Rarua Stage 4)	20/08/19
P18-278-00-120-EW Rev 5	Depth (Cut/Fill) Contours Plan	23/09/19
P18-278-00-180-EW Rev 2	Erosion & Sediment Control Plan	24/09/19

* These plans have not been updated to show the correct lot layout for lots 62-64, service connections or the shape of the storm water detention pond. It is considered this can be supplied at detailed design stage.

** The plans for Road 1 do not comply with the NTLDM, the overall reserve width is less than 19m required by the NTLDM. The actual width required for a sub-collector road to accommodate the carriageway, parking stalls, footpath and berms respectively is 18.6m. At section 223 the survey and engineering plans need to provide this additional space for width to ensure the road can comply with the NTLDM standards. It is considered that this can be dealt with in the detailed design stage.

Note: This consent will be deemed to have been given effect to at the date of approval of the title plan pursuant to section 45 of the HASHAA (section 223 of the RMA). This consent will be deemed to have been completed at the date of issuing of a certificate pursuant to section 46 of the HASHAA (section 224(c) of the RMA).

Staging

- The subdivision shall be staged in accordance with the staged subdivision layout plans by Woods Ltd, Ngati Rarua Dwg No P18-278-00-001-GE Rev 14 (received by Council on 24 October 2019). The consent shall lapse for each stage in accordance with Section 51 of the Act if not given effect to by 03 December 2024.

Stage 1 Lots 1-12, 15-22, 46-52, 65, 100, 300, 304

Stage 2 Lots 13-14, 23-37, 101

Stage 3 Lots 38-40, 53-63, 102, 200, 301-303

Stage 4 Lots 41-45, 64, 103, 201

Before a Section 224(c) Certificate is issued for any particular stage, all conditions relevant to that stage shall be complied with.

3. Physical access shall be provided and maintained at all times for 3F Hill Street until the completion of stage 3.

Prior to approval of the Survey Plan pursuant to Section 223 of the Act (in accordance with Section 45 HASHAA)

Easements

4. All necessary easements as required for right of way, right to drain water and sewage and right to convey water, telecommunications, computer media and electricity shall be shown under a Memorandum of Easements on the Survey Plan submitted for the purposes of section 223 of the Act. All documentation for the registration of the easements shall be prepared at the Consent Holder's expense.

Note: The required easements are dependent on which scheme option is to be used A or B. Option A is a scheme plan with the right of way easement in favour of Lot 4 DP 8212 extinguished. Option B is in the event the easement is not extinguished. For the purposes of this condition, once an option has been submitted for section 223, this will remain the scheme plan unless the consent holder makes council aware that it will resubmit the alternative option for Section 223 approval.

5. For the Council's reticulated water, wastewater and stormwater services, these shall be easements in gross in favour of Nelson City Council. The easement in gross in favour of Nelson City Council shall be registered on the title of Lot 300 when it is amalgamated with Lot 2 DP 507574.
6. All documentation for the registration of the easements shall be prepared at the Consent Holder's expense.

Certification

7. Prior to the approval of the Survey Plan under Section 223 the Consent Holder shall provide written certification from a Registered Professional Surveyor that the stormwater, wastewater and water services are located within the respective easement areas shown on the Title Plan.

Amalgamation

8. That Lot 2 DP 526524 and Lot 200 shall be held in the same Computer Freehold Register (LINZ reference 1615983).
9. That Lot 2 DP 507574 and Lot 300 shall be held in the same Computer Freehold Register.

Note: Condition 39 requires that a Consent Notice shall be registered on Lot 300 prior to its amalgamation.

10. That Lot 201 (legal access) shall be held as two undivided half shares by the owners of Lots 42 & 43 as tenants in common in the said shares and that individual Computer Registers be issued in accordance therewith (LINZ reference 1615983).
11. That Lot 1 DP 8212 and Lot 304 shall be held in the same Computer Freehold Register (LINZ reference 1615983).

Road Vesting

12. That Lots 100, 101, 102, and 103 shall vest in the Nelson City Council as Road.

Reserve Vesting

13. Prior to Section 223 for Stage 1, the stormwater detention pond and stormwater infrastructure within Lots 301 and 302 shall be;

- (a) Designed, constructed, and certified by the Group Manager Infrastructure to the extent required for the Stage.
- (b) legal agreement/bond shall be in place between Council and the consent holder setting out the obligations of the consent holder for all ongoing operation and maintenance of the pond and connecting stormwater infrastructure that connects to the Raine swale.
- (c) An encumbrance shall be registered on Lots 301, 302 and 303 that shall prohibit the sale of the lots without Council approval.
- (d) Easements shall be registered over the lots to allow the right to drain water over them in favour of Nelson City Council.
- (e) An access road to the detention pond shall be constructed to allow Council physical access to the detention area shall be provided from a legal formed road and an easement shall be registered over Lots 301, 302, and 303 to allow Council to access the area in the event the consent holder defaults on their obligations under b).

14. That Lots 301, 302, and 303 shall vest in the Nelson City Council as either local purpose utility reserve or reserve upon the completion of stage 3 of the subdivision.

Note: Lots 301, 302, and 303 are intended to remain in private ownership until the completion of Stage 3 at which time they shall be vested to Council and the encumbrance may be removed.

Prior to the Issuing of a Certificate Pursuant to Section 46 of the HASHAA

(Section 224(c) of the RMA)

15. Prior to the issue of Section 224, Stage 3A of the Saxton Creek upgrade shall be completed and the bridge and road vested with Council.

Engineering Design and Construction

- 16. All of the works in Conditions 20 to 30, shall be shown on "Design" engineering drawings to the requirements of the NTLDM 2019, except as required by any specific condition of consent.
- 17. The "Design" engineering drawings shall be submitted to the Council's Group Manager Infrastructure for approval. No works shall commence until the "Design" engineering drawings have been approved.
- 18. All works in Conditions 20-25 & 27-30 shall be completed by the Consent Holder in accordance with the approved design drawings to the satisfaction of the Council's Group Manager Infrastructure prior to the issue of a Section 224(c) Certificate.

As-built plans

19. All of the works in Conditions 20-25 & 27-30, shall be shown on "As-built" engineering drawings to the requirements of the Nelson Tasman Land Development Manual 2019, and to the satisfaction of the Council's Group Manager Infrastructure.

Roading

- 20. The roads within Lots 100, 101, 102, and 103 as shown on approved plan P18-278-00-001-GE Rev 14 shall be constructed and formed in accordance with the Nelson Tasman Land Development Manual 2019 (NTLDM) unless otherwise certified by the Council's Group Manager Infrastructure.
- 21. The Consent Holder shall install all road marking, street signs, street lighting and planting for the new roads and rights of way in the subdivision in accordance with the NTLDM 2019 and at the Consent Holders cost.
- 22. Vehicle crossings shall be constructed in the locations shown on approved plan P18-278-00-001-GE Rev 14 unless otherwise certified by the Council's Group Manager Infrastructure.

Note: A vehicle crossing has not been shown for lots 54-63. It is proposed that these sites be subject to a Consent Notice as required by condition 39.

23. A temporary (or permanent in the case of Road 4) sealed turning head shall be constructed at the terminating end of the roads in each stage of the development. The turning shall be constructed in accordance with the NTLDM 2019.

Note: The terminating end of Road 4 uses a fishtail turning head that encroaches into the utility reserve which may also provide dual purpose for access into the reserve. Please ensure that prior to vesting the utility reserve to council that legal ability for the public to use this as a manoeuvring area is provided for legally on the title or the boundary is adjusted slightly to accommodate.

Walkway (Lot 300)

24. Lot 300 shall be formed as a sealed walkway in accordance with SD 427 of the NTLDM 2019.

Water

25. The consent holder shall connect to the consented¹ Council water main within Lot 2 DP 507574 (Summerset Village) and extend through Lot 300 in general accordance with Ngati Rarua water reticulation layout plan P18-278-00-600-WR Rev 5 and shall be provided to the boundary of each lot and a Council approved water meter shall be installed in accordance with the requirements of the Nelson Tasman Land Development Manual 2019.

Note: At detailed design stage plan P18-278-00-600-WR Rev 5 will need to be amended to show that a main and ridermain shall be extended along the length of each street with interconnections at all street intersections to provide a fully networked layout. In addition, the main and ridermain and any required valves for Road 1 shall extend through to the north/west boundary to allow for future connection to the Ngati Rarua Street System unless otherwise agreed by Group Manager Infrastructure.

26. The location and details of the meters shall be recorded on Council's Water Meter Location Form which shall be submitted to Council for approval prior to the issue of a Section 224(c) Certificate.

Wastewater

27. A wastewater drain lateral, which drains directly to the Council's reticulated wastewater system in Lot 2 DP 507574 (Summerset Village) shall be provided to the boundary of each residential lot in general accordance with P18-278-00-400-DR Rev 4. A 150mm wastewater pipe and connection point shall be installed within the easement area labelled 'A' within Lot 52 of the approved scheme plans.

Note: Plan P18-278-00-400-DR Rev 4 does not show the wastewater connection through Lot 52, but rather is indicative of the network layout and the Lot 300 connection. Also, if Lot 2 DP 507574 has not vested the wastewater main with council by the time of intended connection, a legal easement to drain over Lot 2 DP 507574 will be required or a similar legal undertaking prior to development.

28. A wastewater connection shall be provided within lot 52 in the easement area labelled 'A' to the boundary with 205 Champion Road.

Stormwater

29. A stormwater drain lateral, which drains directly either to the stormwater detention pond in Lot 301 or to Council's reticulated stormwater network shall be provided to the boundary of all residential lots.

¹ The condition relates to the water main to be installed under SH185004 Summerset Comprehensive housing development.

30. Stormwater from all hard surfaces (including roads, roofs, parking areas etc) shall be conveyed to drain to Lot 301, Lot 2 DP 507574 (Summerset Village) or the stormwater outlet to be constructed in the Stage 3A Saxton Creek Upgrade works.

Engineering Certification

31. Prior to the issue of a Section 224(c) Certificate a suitably qualified chartered professional engineer or registered professional surveyor shall provide the Council's Manager Consents and Compliance with written certification that all works have been completed in accordance with the requirements of the conditions of this consent and the Nelson City Council Land Development Manual 2010.

This written certification shall be on the prescribed form "Certificate Upon Completion of Subdivisional Work" contained in Appendix D of Section 2 of the Nelson City Council Land Development Manual 2010.

Note: *If the works required in Conditions 20 to 30 are carried out and signed off at Building Consent stage before Section 224(c) Certification is applied for, the Consent Holder must still ensure that the Certification required under Condition 30 is provided in the prescribed form at the time Section 224(c) Certification is applied for. Sign off under a Building Consent does not fulfil Condition 30 of this consent.*

Building Site/Geotechnical Certification

32. Certification that the proposed residential lots contain an accessible site suitable for the erection of a residential building shall be submitted to Council by a chartered professional engineer practising in geotechnical engineering or from an experienced engineering geologist.

- (a) The certification shall define the area within proposed Lots 1 to 65 that is suitable for building on, and shall list development conditions pertaining to the site and the lot generally.

Note: *The building site shall be defined with respect to boundary pegs and/or survey co-ordinates, the latter to be provided by a registered surveyor.*

- (b) Should any mitigation measures be required as part of the building site certification then these shall be designed and constructed under the supervision of the certifier of the building site. Any mitigation measures that require either ongoing monitoring or maintenance shall be subject to a **consent notice** on the title of the relevant Lots.

- (c) A Section 224(c) Certificate will not be granted if a suitable building site is not defined.

33. Prior to Section 224 (S46 HASAA) certificate being awarded for the subdivision, the Consent Holder shall lodge with Council a geotechnical statement of suitability for residential development complete with specific development recommendations for each of the proposed building sites and an accompanying subdivision geotechnical completion report. The geotechnical statements and reporting shall comply with the requirements of NZS4404: 2010 and are to clearly state that the subdivision building sites have a low risk of being affected by a natural hazard as defined under Section 106 of the RMA.

34. Prior to Section 224 (S46 HASAA) certificate being awarded for the subdivision the developer shall lodge with Council certification from the chartered professional engineer practicing in geotechnical engineering for any retaining structures constructed as part of subdivision development stating that the retaining structures comply with the Building Code.

Landscaping

35. A Landscape Master Plan (LMP) shall be prepared by a suitably qualified landscape professional in general accordance with the Rory Langbridge Landscape Architects Landscape Plan submitted with the Application (Appendix I). The LMP shall be provided

to the Council's Monitoring Officer within 6 months of the commencement of earthworks required for site development for the certification of the Manager Consents and Compliance. The LMP shall, as a minimum, address the implementation of the planting in relation to the stages of the earthworks, how the site will be modified in the long term, the density, species and any ongoing maintenance requirements. All landscape planting shall thereafter be carried out in accordance with the LMP within the first planting season (being 1 May – 30 September) following the substantial completion of each earthworks stage.

Note: *The landscape plan in the application has not altered the arrangement of Lots 62-64 and the revised shape of the stormwater detention pond. However, it is considered that the plan will generally remain the same or very similar.*

Maintenance Performance Bond

36. The Consent Holder shall provide the Council with a performance bond in accordance with Section 1.4 of the Council's Nelson Tasman Land Development Manual 2019. The amount of the bond shall be \$1,500 per lot (to a maximum of \$30,000, plus a \$150 bond administration fee) and shall run for a period of two years from the date of issue of a Section 224(c) Certificate for the last stage of the subdivision.
37. The bond shall provide that fair wear and tear and damage by third parties will be accepted. Provision shall be made for resolution of disputes which is satisfactory to both parties.
38. The Council and the Developer shall enter into a Maintenance Contract to give effect to condition 36.

Consent Notices/Ongoing Conditions

39. The following conditions shall be complied with in perpetuity and shall be registered on the relevant Titles by way of Consent Notice pursuant to Section 221 of the Act. The Consent Notice(s) documentation shall be prepared by the Consent Holder's Solicitor and all costs associated with the approval and registration of the Consent Notice(s) shall be met by the Consent Holder.
 - a) The landowner of Lot 300 shall not place, construct any structure (other than a barred lockable gate or similar structure) or modify the land that will result in the obstruction of secondary flood flows from being conveyed from the road to Lot 2 DP 526524.
 - b) The landowners of lots 57-61 shall ensure the cut off drain shown in Woods Ngati Rarua Boundary Cut-Off Drain Details P18-278-00-916-MSD Rev 2 dated 29 October 2019 shall be kept clear of obstructions that impede flow and shall be maintained to ensure that surface flows are conveyed in the direction shown on the above plan.
 - c) Lot 57 is subject to requirements that the earth filled debris bund shown on Woods Ngati Rarua Boundary Cut- Off Drain Details P18-278-00-916-MSD Rev 2 dated 29 October 2019 shall be maintained in perpetuity.
 - d) Lots 1-65 shall be subject to the residential rules provided in the operative district plan at the time of applying for building consent. If at the time of applying for building consent the site is rezoned as residential or there is a non-compliance with the permitted rules and standards, this condition shall not apply and the non-compliance shall be subject to a resource consent for attaining approval by Council.
 - e) The landowners of Lots 54-63 shall upon applying for a building consent for a residential dwelling show the location and design details of a proposed vehicle crossing on the building plans. The vehicle crossing shall be constructed in accordance with the Nelson Tasman Land Development Manual 2019 prior to residential dwelling receiving code of compliance under the Building Act. In the event a vehicle crossing cannot meet the standards of the Nelson Tasman Land Development Manual 2019 or a residential zone access rule of any operative district plan, this condition shall not apply and the non-compliance shall be subject to a resource consent application for attaining approval by Council.

- f) Fences on Lots 62-64 that border the reserve shall be no higher than 1.2m in height with any rails located within their respective lots.

Review

40. For the purposes of, and pursuant to Section 128 of the Resource Management Act 1991, the Council reserves the right to review this consent annually commencing 12 months from the date this consent is granted, for any of the following purposes:
- (a) To modify existing conditions of consent relating to the effects of the activity on the environment.
 - (b) To require the Consent Holder to adopt the best practicable option to mitigate any adverse effect upon the environment, arising from the generated effects of the activity.
 - (c) If the Council deems that it is necessary to do so in order to deal with any adverse effect on the environment which may arise from the exercise of this consent, and which is appropriate to deal with at a later date.
 - (d) To modify conditions to be more consistent with the outcomes anticipated by the relevant standards, objectives and policies of the proposed Nelson Plan.

ADVICE NOTE(S)

1. This is not a building consent, and the Consent Holder shall meet the requirements of the Council for all Bylaws, Regulations and Acts.
2. This resource consent authorises only the activity described above. Any matters or activities not consented to by this consent or covered by the conditions above must either:
 - (a) comply with all the criteria of a relevant permitted activity in the Nelson Resource Management Plan (NRMP); or
 - (b) be allowed by the Resource Management Act 1991; or
 - (c) be authorised by a separate resource consent.
3. The Consent Holder is advised that the application has not included a breach of *RUr.49A Services Overlay Building* as it was anticipated that services will be vested in Council and easements in gross in favour of Council will be registered by a third party. In the event the consent holder or any other person proposes to construct a 'showhome' or any other building prior to section 224 and services being vested to Council this rule will apply and further resource consents will be required.
4. The Consent Notice on the title that states '*Residential use of one of the dwellings on Record of Title 845582 shall cease as soon as the new house on Record of Title 845583 is occupied by its new residents. That dwelling shall either be demolished or relocated from Record of Title 845582 within 4 weeks of it being vacated for this purpose*' will still be effective until Section 224 is issued for Stage 1 as the title reference will still be legally valid. In the event the owner of record of Title 845583 is occupied by its residents before section 224 is issued the consent holder can either apply to change the conditions of the Consent Notice or demolish/relocate the dwelling within the 4 weeks of it being vacated as stated in the Consent Notice condition.
5. The vehicle crossing and private access for lots 57-61 rise at a gradient of 1:4 and will require gradient transitions to comply with the NTLDM 2019 and potentially earthworks. The location and construction are subject to a Consent Notice placed on the titles of each lot.
6. Approval of the Survey Plan under Section 223 of the Act will be considered written consent by the territorial authority required under Section 243 of the Act for any

easements that shall be surrendered by the owner of the dominant tenement. The Survey Plan shall meet the requirements of Section 243 (b).

7. This consent is granted to the Consent Holder, but Section 134 of the Act states that such land use consent "attach to the land", and accordingly, may be enjoyed by any subsequent owners and occupiers of the land. Therefore, any reference to "Consent Holder" in any conditions shall mean the current owners and occupiers of the subject land. Any new owners or occupiers should therefore familiarise themselves with the conditions of this consent, as there may be conditions that are required to be complied with on an ongoing basis.
8. The Consent Holder should note that this resource consent does not override any registered interest on the property title.

Development Contributions

9. The Consent Holder shall pay a development contributions (which include the previous Financial Contributions in its calculations) in accordance with the Nelson City Councils Development Contributions Policy 2018.
 - (a) The Development Contribution shall be paid prior to the issuing of a Section 224(c) Certificate for the subdivision.
 - (b) Under Section 208(a) (i) of the Local Government Act 2002, the Council may withhold the issuing of the Section 224(c) Certificate if the Development Contribution is not paid.
 - (c) Should a Building Consent be issued for any building(s)/dwelling(s) before a Section 224(c) Certificate is issued, any Development Contributions paid under the Building Consent will be deducted from the amounts noted above.

Street Naming

10. Roads to Vest in Council – under the Council's Road Naming Procedure, the Developer is asked to submit three names for each road to vest. The names will be considered by the Council's Hearings Panel. The full road naming policy and guidelines are available on request from Council officers. The Developer is encouraged to liaise with iwi regarding appropriate names. Iwi contact details are available from the Administrator, Resource Consents.
11. Any application for street naming should be submitted at the time the 223 application is submitted, or at any time before that. If more than one street is to be named, the application should include all the roads to be named (including names for roads to vest at later stages), so that the Hearings Panel can consider the names as a group.

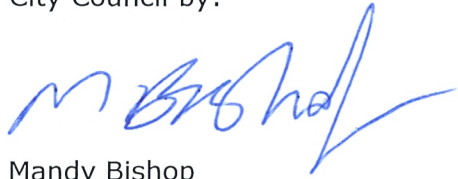
Naming of Private Ways

12. Land Information New Zealand (LINZ) requires that in the case of any right of way or jointly owned access lot that serves more than more than 5 lots, the properties on the Right of Way must receive whole numbers, or alternatively the Right of Way may be named as a private way.

Easements over Reserve Land

13. If any easement is to be registered over reserve land that is to vest in Council, full Council approval is required, as set out in the Minister's delegations of the Reserves Act 1977. This requires Council Officers to present a paper to the relevant Committee and then to a meeting of full Council. Depending on timing and the Committee schedule this may take one to three months. Please take this into consideration when providing Nelson City Council with easement documentation for signing over reserve land.

The application is **granted** on 10 December 2019 under delegated authority from Nelson City Council by:



Mandy Bishop
Manager Consents and Compliance

Mandy Bishop
Manager
Consents and Compliance
Nelson City Council
(Authorised Officer
Pursuant to Delegation)