ATTACHMENT TO CLAUSE 3 PARKS AND RECREATION COMMITTEE 22.4.98

Parks & Recreation

Re : Application for Subdivision Consent

ZONE : RESIDENTIAL 1 Christchurch City Plan (Transitional)
: LIVING 1 Christchurch City Plan (Proposed)

Comprised in C.T. 2D/1146 (C.T. 23K/977 Esmt only)

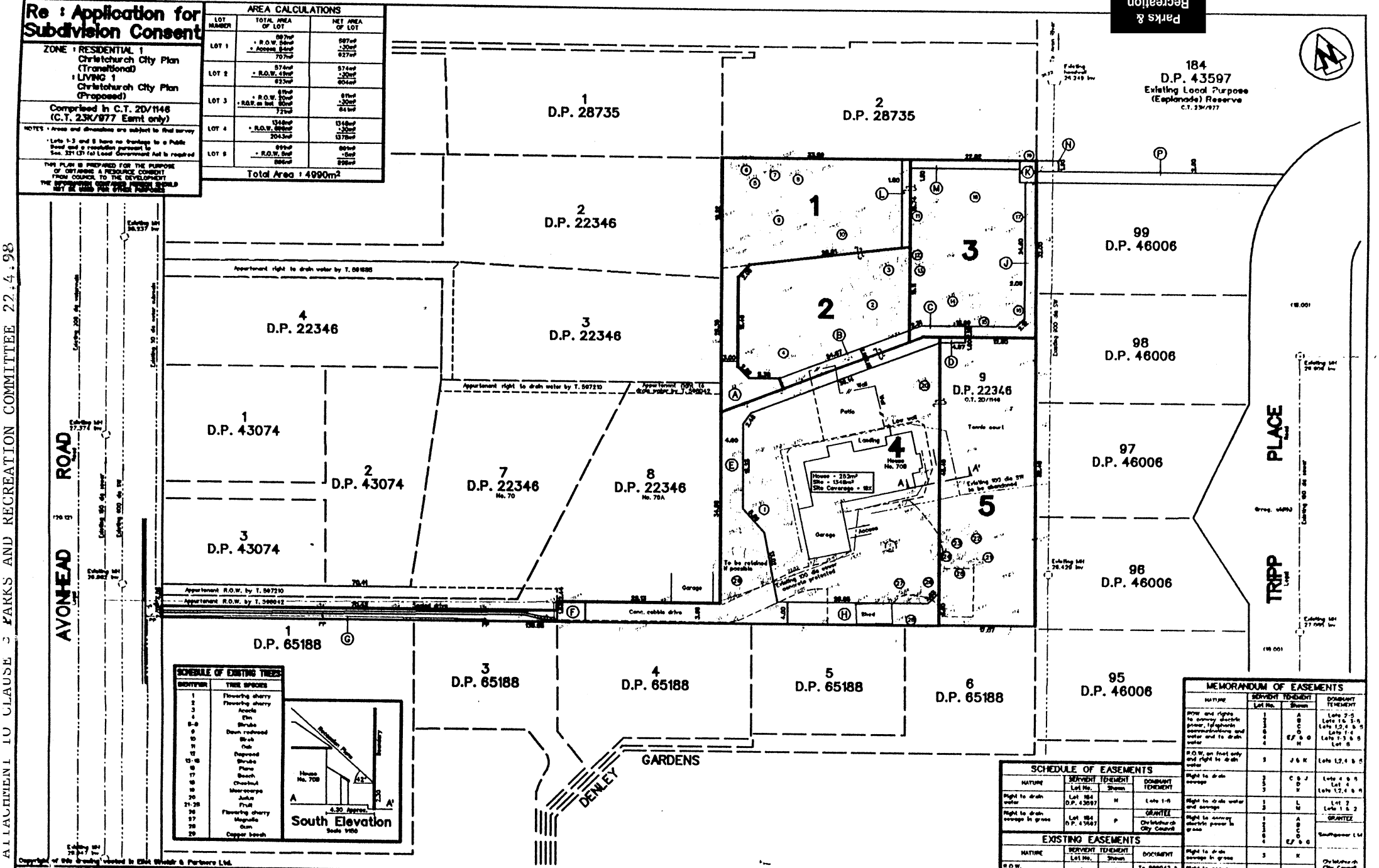
NOTES : Areas and dimensions are subject to final survey
: Lots 1-3 and 5 have no frontage to a Public Road and a resolution pursuant to Sec. 321 (3) (a) Local Government Act is required

THIS PLAN IS PREPARED FOR THE PURPOSE OF OBTAINING A RESOURCE CONSENT FROM COUNCIL TO THE DEVELOPMENT. THE INFORMATION CONTAINED HEREON SHOULD NOT BE USED FOR OTHER PURPOSES

AREA CALCULATIONS

LOT NUMBER	TOTAL AREA OF LOT	NET AREA OF LOT
LOT 1	597m² + R.O.W. 54m² + Access 54m² = 707m²	597m² +30m² = 627m²
LOT 2	574m² + R.O.W. 49m² = 623m²	574m² +30m² = 604m²
LOT 3	610m² + R.O.W. 20m² + R.O.W. as lot 80m² = 721m²	611m² +30m² = 641m²
LOT 4	1348m² + R.O.W. 695m² = 2043m²	1348m² +30m² = 1378m²
LOT 5	691m² + R.O.W. 5m² = 696m²	801m² +5m² = 896m²

Total Area : 4990m²



SCHEDULE OF EXISTING TREES

IDENTIFIER	TREE SPECIES
1	Flowering cherry
2	Flowering cherry
3	Acacia
4	Elm
5-8	Shrubs
9	Down redwood
10	Birch
11	Oak
12	Dogwood
13-16	Shrubs
18	Plane
17	Beech
18	Chestnut
19	Macrocarpa
20	Juglans
21-25	Fruit
26	Flowering cherry
27	Magnolia
28	Gum
29	Copper beech

MEMORANDUM OF EASEMENTS

NATURE	SERVIENT TENEMENT Lot No.	SERVIENT TENEMENT Shown	DOMINANT TENEMENT
ROW and rights to convey electric power, telephone communications and water and to drain water	1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14	A, B, C, D, E, F & G, H	Lots 2-5, Lots 1 & 3-5, Lots 1,2,4 & 5, Lots 1-4, Lots 1-3 & 5, Lot 5
R.O.W. on foot only and right to drain water	3	J & K	Lots 1,2,4 & 5
Right to drain sewage	3, 5, 5	C & J, D, K	Lots 4 & 5, Lot 4, Lots 1,2,4 & 5
Right to drain water and sewage	1, 3	L, M	Lot 2, Lots 1 & 2
Right to convey electric power in gross	1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14	A, B, C, D, E, F & G	GRANTEE Southpower Ltd
Right to drain sewage in gross	3	K	Christchurch City Council
Right to convey water in gross	4	F & G	

SCHEDULE OF EASEMENTS

NATURE	SERVIENT TENEMENT Lot No.	SERVIENT TENEMENT Shown	DOMINANT TENEMENT
Right to drain water	Lot 184 D.P. 43597	H	Lots 1-5
Right to drain sewage in gross	Lot 184 D.P. 43597	P	GRANTEE Christchurch City Council

EXISTING EASEMENTS

NATURE	SERVIENT TENEMENT Lot No.	SERVIENT TENEMENT Shown	DOCUMENT
R.O.W.	4	G	To 596042 & 567210

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Scale: 1:300 | Date: DEC. 1997

no.	amendment	initial	date		
				designed	WJH
				drawn	MJN
				checked	
				comp.	Q40

origin of levels
Invert Sanitary Sewer MH Outside No. 8 Tripp Place R.L. 26.908m
Christchurch Drainage datum

PROPOSED SUBDIVISION OF LOT 9 D.P. 22346 AND EASEMENTS OVER LOT 184 D.P 43597 FOR A.R. & J.L. DANRELL AT 70B AVO[illegible]EAD ROAD

Eliot Sinclair
Consulting Surveyors - Consulting Engineers
Transport House, 151 Kilmore Street, P.O. Box 4807, Christchurch, N.Z.
Telephone 3794014 Fax 3652440

Drawing No. 166391

Sheet 1 of 1