



# LAND INFORMATION MEMORANDUM



# GENERAL INFORMATION

## Applicant Details

Prepared for	Address	Telephone Email
Dawn Muir	5/62 Golf Road Nelson	dawn.unplugged@gmail.com

## Land Information Memorandum Details

Property	5/62 Golf Road, Nelson
LIM number	L240595
Application Date	01 October 2024
Issue Date	10 October 2024

### Important note

This Land Information Memorandum has been prepared for the purposes of Section 44A of the Local Government Official Information & Meetings Act 1987, and contains information known to the Nelson City Council.


No inspections of the property have been undertaken. Every care has been taken to ensure that the information is correct at the time of issue. However, the Council cannot guarantee that the information is accurate and does not accept any liability for errors in its records or for errors in the presentation of information from these records.

Some information is notified to Council by other statutory organisations which Council is required to include in this Land Information Memorandum. The Council is not in a position to verify the correctness of the information and cannot accept any responsibility for its accuracy.

## Property File Service

This LIM may not contain all information held on a property file as some information will not fall within the matters required to be included in a LIM. You can request the full property file at the Customer Service Centre counter or by emailing your request to [propertyfiles@ncc.govt.nz](mailto:propertyfiles@ncc.govt.nz) and paying online. For further information please visit <http://www.nelson.govt.nz/building-and-property/property-land-use/property-ownership/requesting-property-files/>

Signed: \_\_\_\_\_



Date: 10 October 2024

Land Information Officer

# CONTENTS

Section	Description
1	<p>Section 1 - Mandatory information provided under Local Government Official Information and Meetings Act 1987 Section 44(2)</p> <p>Information held by the Territorial Authority, is provided under LGOIMA 1987 Section 44 (2) (a) through to (h) within this section. This is a requirement of the legislation and is mandatory and must be released if held by the Territorial Authority.</p> <p>Property Information</p> <ul style="list-style-type: none"><li>• Rates</li><li>• Infrastructure Services, including wastewater, stormwater and water</li><li>• Planning</li><li>• Resource Consents</li><li>• Building Consents</li><li>• Weathertight Homes</li><li>• Land Use</li><li>• Legal Classification</li><li>• Special Features or characteristics of the land, including natural or other hazards</li></ul> <p>This information is provided under Section 44(2) of the Local Government Official Information and Meetings Act 1987 (mandatory)</p>
2	<p>Other Information</p> <ul style="list-style-type: none"><li>• Site services</li><li>• Nelson Resource Management Plan Overlays<ul style="list-style-type: none"><li>◦ Potential and known hazards information,</li><li>◦ Heritage</li></ul></li><li>• Exposure Zones</li></ul> <p>This information is provided under Section 44(3) of the Local Government Official Information and Meetings Act 1987 (discretionary)</p>
3	<p>Additional Information</p>

## Section 1 - Mandatory information provided under Local Government Official Information and Meetings Act 1987 Section 44(2)

Information held by the Territorial Authority, is provided under LGOIMA 1987 Section 44 (2) (a) through to (h) within this section. This is a requirement of the legislation and is mandatory and must be released if held by the Territorial Authority.

### Property Information

Valuation Assessment	1970063000AE
Location	5/62 Golf Road, Nelson
Legal Description	FLAT 5 DP 16567 ON LOTS 1 & 2 DP 4251 1/7 SHARE
Area (Hectares)	0.0000

### Rates

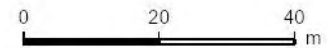
*Rates: 44A(2)(c)*

Rates are charged in four equal instalments for the period commencing 1 July and ending 30 June each year.

Land Value	\$295,000
Capital Value	\$400,000
Improvements Value	\$105,000
Current Rates Year	2024 to 2025
Annual Rates	\$3,236.00
Outstanding rates owing	\$220.64
No solar saver or clean heat charge	

# Property Location

5/62 Golf Road, Nelson



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## Infrastructure Services – private or public wastewater and stormwater

*Provided under Section 44A(2)(b)*

Wastewater	Connected - Waste Water Charge/Residential
Stormwater	Refer to Infrastructure Network Map
Drainage Plan	Refer to Drainage Plan in Section 3

## Infrastructure Services – drinking water

*Provided under Section 44A(2)(ba) for drinking water provision and 44A(2)(bb) for drinking water supplier*

Water	NETWORK SUPPLIER: Nelson City Council - Connected. Water charges billed separately.
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### Water Meters

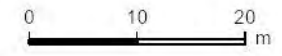
Meter Type	Meter I D	Meter Reader Note
Residential	20MC269871	LHS OF BOUNDRY NO 62

# Infrastructure Network

5/62 Golf Road, Nelson



- Water Features
- Water Pipe
- Wastewater Features
- ▶ Wastewater Pipe
- - - Private Wastewater Pipe
- Wastewater Drainage As-Built
- Stormwater Features
- ▶ Stormwater Pipe
- - - Private Stormwater Pipe
- Stormwater Drainage As-Built



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## Planning

*Provided under Section 44A(2)(d) information on any consent, certificate order or notice affecting land or buildings issued by territorial authority, under Building Act 1991 and 2004 or any other Act*

### Resource Management

The Nelson Resource Management Plan (NRMP) comprises a combined District Plan, Regional Plan and Regional Coastal Plan for Nelson City.

The Regional and District Plan components became operative on 1 September 2004.

The Regional Coastal Plan became operative on 19 November 2012.

The Nelson Air Plan became operative on 3 November 2008.

This site is zoned: Residential

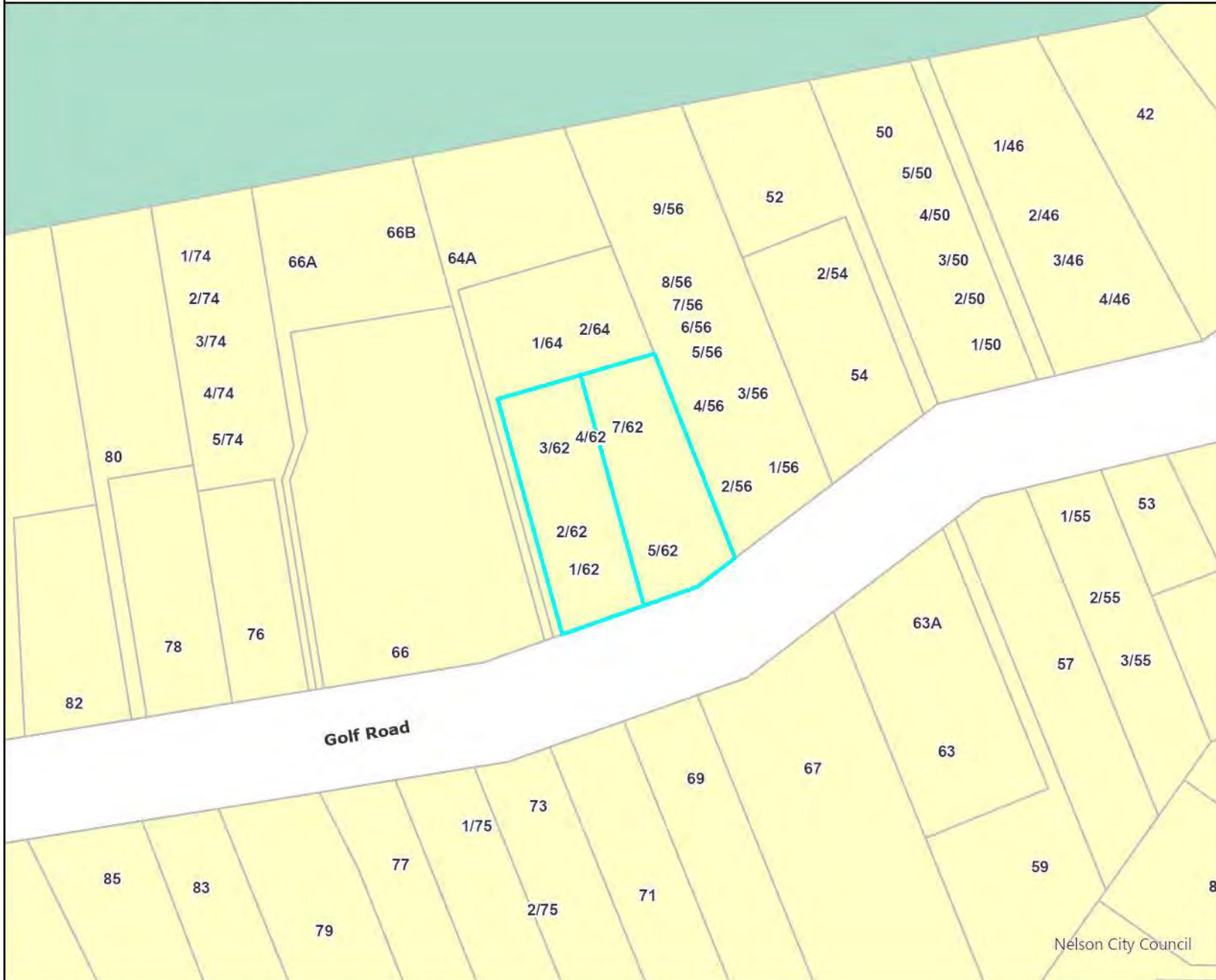
Please note that Council is currently working on several Plan Changes to amend a number of District Plan provisions, this property may be affected in some way. For the status and details of any changes to the District Plan, please see the following link [Council and Private plan changes](#).

Please contact the Planning administrator for further information on 546 0200.

# NRMP Zones

5/62 Golf Road, Nelson

-  Open Space Recreation
-  Residential



Nelson City Council

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## Resource Consents

*Provided under Section 44A(2)(d) information on any consent, certificate order or notice affecting land or buildings issued by territorial authority, under Building Act 1991 and 2004 or any other Act*

Resource Consents				
Start Date	Consent ID	Proposal	Status	Status Date
14/03/1994	934094	7 FLATS	Consent Effective	15/03/1994

### Resource Consents *Found on Related Property*

Start Date	Consent ID	Proposal	Status	Status Date
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No information located

### Town Planning Permits

Issue Date	Permit ID	Project	Decision	Notes
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No information located

Town Planning Permits *Found on Related Property*

Issue Date	Permit ID	Project	Decision	Notes
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No information located

Planning Notes

Issue Date	Note ID	Project	Decision	Notes
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No information located

Planning Notes *Found on Related Property*

Issue Date	Note ID	Project	Decision	Notes
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No information located

## Building Consents

*Provided under Section 44A(2)(d) information on any consent, certificate order or notice affecting land or buildings issued by territorial authority, under Building Act 1991 and 2004 or any other Act*

Building Consents					
Issue Date	Description	Consent ID	Type of Work	Status	Status Date

No information located

Building Consents <i>Found on Related Property</i>					
Issue Date	Description	Consent ID	Type of Work	Status	Status Date

No information located

Compliance Schedules					
Issue Date	Description	Consent ID	Type of Work	Status	Status Date

No information located

## Building Permits

Issue Date	Permit ID	Project	Decision	Notes
18/10/1966	B081708	ERECT TWO MOTELS	APPROVED	F/INSPECTION DATE: 20/12/66

## Building Permits *Found on Related Property*

Issue Date	Permit ID	Project	Decision	Notes
27/06/1990	H054298	INSTALL STD KENT TILE FIRE	APPROVED	
03/12/1980	J083346	ERECT SPA ROOM	APPROVED	
17/12/1979	J050340	INSTALL PARA POOL	APPROVED	F/INSPECTION DATE: 20/12/79
29/09/1978	H156268	ADDITIONS TO MOTELS	APPROVED	
05/08/1974	F93976	CONVERT MOTEL UNIT INTO 2 UNITS	APPROVED	F/INSPECTION DATE: 14/11/74
07/10/1968	A046416	CONVERT CARPORT TO OFFICE	APPROVED	F/INSPECTION DATE: 20/2/69
13/09/1967	A061957	ERECT LAUNDRY & STORE	APPROVED	F/INSPECTION DATE: 19/2/68
05/07/1963	137644	ERECT LAUNDRY - SHELTER SHED	APPROVED	
27/05/1962	136830	ERECT TWO UNIT MOTEL	APPROVED	
29/06/1961	100906	ERECT FLATS	APPROVED	

Building Notes

Issue Date	Note ID	Project	Decision	Notes
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No information located

Building Notes *Found on Related Property*

Issue Date	Note ID	Project	Decision	Notes
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26/10/1989		LICENCE TO KEEP MOTELS 1987 - 1989		
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## Other Certificates or notices to be issued under Building Act 2004

Refer to Section 3

## Swimming Pools Act 1987 (Repealed) Building (Pools) Amendment Act 2016

License No	Description	Status	Status Date
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No information located

## Building Act 2004 Section 362T

*Provided under Section 44A(2)(da) information provided to the territorial authority at completion of a residential building consent (only on post 2015 consents):*

Building Act 2004 Section 362T; (where over \$30,000 inc GST of work is undertaken). This includes any information and documentation provided by the contractor stating:

- The identity of the building contractor
- Details of any guarantees /insurances obtained by the building contractor in relation to the work
- Maintenance requirements for any products incorporated in the building

No information located

## Building Certifier

*Provided under Section 44A(2)(e) information concerning or any certificate issued by a building certifier (Building Act 1991 and 2004)*

No information located

## Weathertight Homes Resolution Service

*Provided under Section 44A(2)(ea) information provided under s124 of the Weathertight Homes Resolution Services Act 2006*

## Weathertight Homes

Issue Date	Notes
------------	-------

No information located



## Earthquake Prone Buildings

The Building Act 2004 (as amended by the Building (Earthquake-prone Building) Amendment Act 2016) requires Nelson City Council (NCC) to undertake a review of buildings and identify which, due to their construction, condition and ground on which they are built, are or are potentially, earthquake prone.

The approach taken is set out in the EPB Methodology referred to in the Act, and published by the Ministry of Business, Innovation and Employment. Guidance information can be viewed on the Ministries website at <https://www.building.govt.nz/managing-buildings/managing-earthquake-prone-buildings/>

### Earthquake Prone Building Records

Issue Date	Description	Number	Business Name	Expiry Date
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No information located

### Earthquake Prone Building Notes

Issue Date	Notes
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No information located

## Property Conditions

*Provided under Section 44A(2)(f) information relating to the use to which the land may be put and conditions attached to that use*

### Property Conditions

Condition	Description
C0004	Low Lying Land
C0800	Restricted Development
C1401	Air Plan

### Planning conditions monitoring information

No information located

## Structures on Road Reserve

Lease ID	Lease Code	Lease Type
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No information located

## Easements

Refer to Record of Title

## Abatement Notices

Condition ID	Description
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No information located

## Land and Building Classification

*Provided under Section 44A(2)(g) information from any other Act, notified to the territorial authority by any other statutory organisation having power to classify land and buildings for any purpose*

## Heritage New Zealand

No information located

## Food Act 2014 / Sale and Supply of Alcohol Act 2012

Last Issue Date	Description	Licence Number	Manager	Expiry Date
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No information located

## Health Act 1956

Last Issue Date	Description	Licence Number	Manager	Expiry Date
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No information located

## Burial and Cremations Act 1964

No information located

## Network Utility

*Provided under Section 44A(2)(h) Any information notified to the territorial authority from network utility operator pursuant to the Building Act 1991 or the Building Act 2004*

Information related to the availability of supply, authorisations etc (eg, electricity or gas) can be obtained from the relevant Network Utility Operator

## Special Features of the Land

*Provided under Section : 44A(2)(a) special features of the land*

### Fault Hazard

No information located

### Slope Failure

No information located on the Slope Failure Register

### HAIL (Hazardous Activities and Industries List)

HAIL information can be placed within Section 44(2)(a) where there is certainty around the presence of contaminants. However, where indications of HAIL have taken place historically, but no information is held by Council, this information is provided as discretionary. Both mandatory and discretionary information is included in this section for ease of reference.

No information located

### Closed Landfill Hazard

No information located

### Liquefaction Hazard

The Council holds a report (Tahunanui Level B Liquefaction Assessment, 2022) that **identifies this property, or part of this property, as 'liquefaction damage is possible'** meaning it is potentially susceptible to ground damage caused by liquefaction during earthquakes.

The data contained within the Tahunanui Level B Liquefaction Assessment report has been generated at a scale of 1:15,000. Property specific liquefaction assessments were not considered. The assessment is indicative of the potential for liquefaction to affect any individual site or property. To determine the specific liquefaction hazard affecting any

individual site or property, a site or property specific assessment may need to be undertaken.

**Further refinements to the geographic extent of the identified area where 'liquefaction damage is possible' may occur in the future, for example as the Nelson Resource Management Plan (NRMP) is updated.** As a result, the liquefaction information recorded on the LIM for this property may be updated in the future.


A copy of the Tahunanui Level B Liquefaction Assessment report, and previous reports on liquefaction hazard, can be accessed online at <https://www.nelson.govt.nz/environment/nelson-plan/natural-hazards/> or by contacting the Planning Administrator on 5460200.

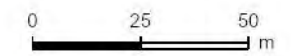
### Slope Instability Hazard

No information located

# Hazards Information

5/62 Golf Road, Nelson

 Hazardous Activities (HAIL)




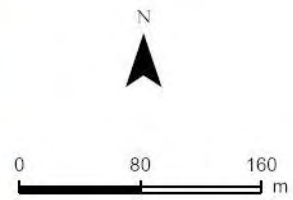
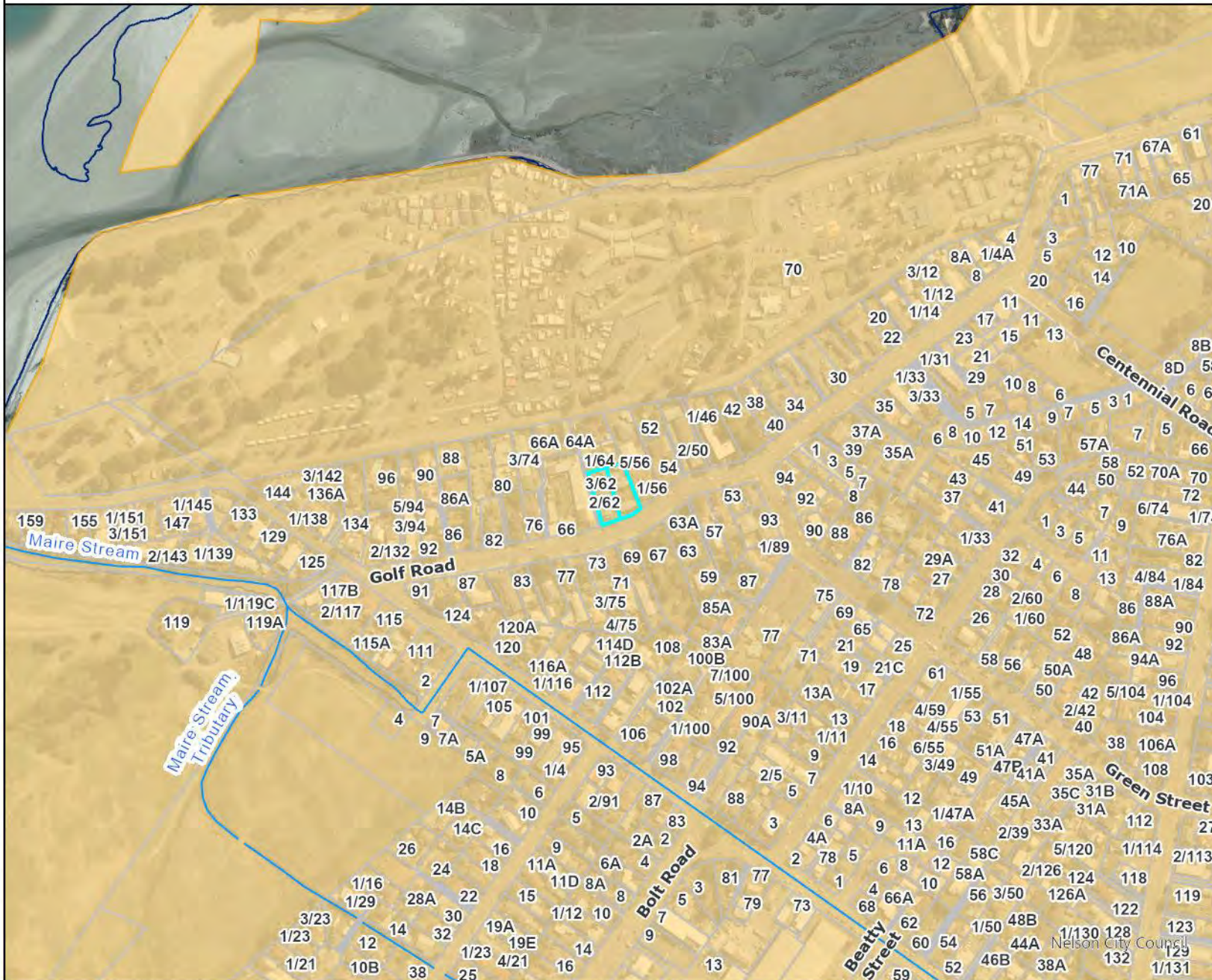
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# Hazards Information - Liquefaction Hazard

5/62 Golf Road, Nelson

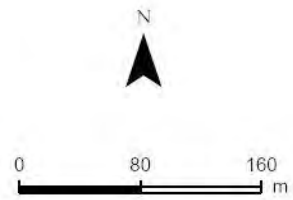
 Liquefaction Damage is Possible



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# Hazards Information - Slope Instability Overlay

5/62 Golf Road, Nelson



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## Section 2 - Discretionary information provided under Local Government Official Information and Meetings Act 1987 Section 44(3)

Information provided under this section is information which the Territorial Authority has but is not required to release under the legislation. As such the information has been **provided at Nelson City Council's discretion with a view it is useful information for applicants.**

Historically and up until 1 July 2017 the Nelson City Council recorded elevations **(heights) in terms of the 'Nelson City Council Vertical Datum'. In this datum, high tide is approximately 14m.**

However, from 1 July 2017 a change to the New Zealand Vertical Datum 2016 has been made. In the new datum, high tide is approximately 1.6m.

**For further information search for 'NZVD2016' on the Nelson City Council website, contact Nelson City Council or refer to the LINZ website.**

### Site services

Attached where located

See Detailed Infrastructure Network Map

### Survey levels

Attached drawings show information which may or may not be correct at present and is subject to verification. Levels are to be confirmed and surveyed from survey standard blocks to Nelson City Council Datum

Survey Standard within 50 metres of the property	2.964
(Elevation Reduced Level)	2.464
	2.934

Benchmark ID	NCC5
	SS 232 SO 13696
	SS 231 SO 13696



## Minimum floor levels

Absolute minimum floor shall be the higher of the following levels in terms of NCC datum surveyed from survey standard blocks.

150mm above lid of sewer manhole immediately upstream of sewer connection (where practical).

550mm above flood levels (where known)

RL 3.10m (3.30m Monaco) (for concrete floors)

RL 3.25m (3.45m Monaco) (for timber floors)

150mm above surrounding ground (brick) 225mm any other exterior wall covering not protected by permanent paving. (NZS3604 page 7.22 – fig 7.10)

150mm above road crown level (if site ground levels fall towards the street)

150mm above lowest boundary level (if site ground levels fall away from the street)

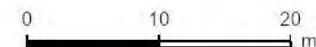
NOTE: minimum floor level information is the Councils current standard and may not reflect the existing building levels on site.

# Detailed Infrastructure Network

5/62 Golf Road, Nelson



- NCC Control Point
- Hydrant
- Water Pipe
- Manhole
- Wastewater Pipe
- Private Wastewater Pipe
- Drainage As-Builts
- Abandoned Wastewater Pipes
- Manhole
- Sump
- Stormwater Pipe
- Private Stormwater Pipe
- Stormwater Drainage As-Builts



Created 10 October 2024

## Discretionary hazards information

### Flood

No information located

### Coastal Inundation

The Council holds information that suggests this property, or part of this property, may be potentially susceptible to future coastal flood hazards (Coastal Inundation in Nelson City, Tonkin and Taylor 2020; Nelson City Coastal Inundation Maps 2020). A peer review of that Tonkin and Taylor Report has been conducted by Eco Nomos (2020). In 2022, Tonkin and Taylor prepared the Nelson Coastal Inundation Mapping Update, Phase A investigations report. It was peer reviewed by WSP.

A copy of the reports can be viewed online at [Coastal Inundation - Nelson City Council](#) or obtained by contacting the Planning Administrator on 03 546 0200.

Council has updated the coastal flood mapping based on the Nelson Coastal Inundation Mapping Update, Phase A investigations report.

The flood model maps are available online at [Coastal Inundation - Nelson City Council](#) along with an explanation of the terms and scenarios.

The coastal hazard information recorded on the LIM for this property may change in the future.

### Interim guidance on the use of sea level rise projections

New interim guidance from the Ministry for the Environment on the use of sea level rise projections has yet to be applied by Council and may be of relevance to your property. The interim data is available here:

<https://environment.govt.nz/assets/publications/Files/Interim-guidance-on-the-use-of-new-sea-level-rise-projections-August-2022.pdf>

### **Toka Tū Ake EQC Natural Hazards Portal**

Toka Tū Ake EQC has released a new Portal that makes it easier for New Zealanders to find information on natural hazard risks in their communities. This includes the ability to see settled EQCover claims (from 1997 to present) on residential buildings and land throughout Aotearoa New Zealand in one place for the first time. The portal can be viewed online at: [www.naturalhazardsportal.govt.nz](http://www.naturalhazardsportal.govt.nz)

## Exposure Zones (sea spray)

### Zone C

Medium. Inland Coastal areas with medium risk from wind blown sea-spray salt deposits. This zone covers mainly coastal areas with relatively low salinity. The extent of the affected area varies significantly with factors such as winds, topography and vegetation.

This information is available indicative only for guidance – [www.branz.co.nz](http://www.branz.co.nz)

## Nelson Resource Management Plan Hazards

The Nelson Resource Management Plan contains other information relating to this property, and some useful information is provided for reference below.

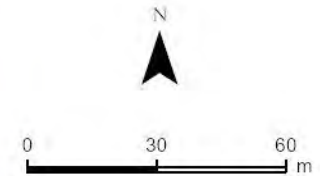
Refer to Nelson Resource Management Plan Hazards Overlay map

Refer to Nelson Resource Management Plan Heritage Overlay map

<http://nelson.govt.nz/environment/nelson-resource-management-plan/nelson-resource-management-plan-2/view-the-nrmp/download-the-nrmp-2/>

# Potential Hazards Information – River Flooding Present Day Event

5/62 Golf Road, Nelson

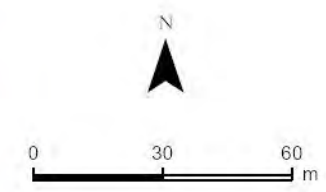


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# Potential Hazards Information - River Future Flooding Event (up to the year 2130)

5/62 Golf Road, Nelson




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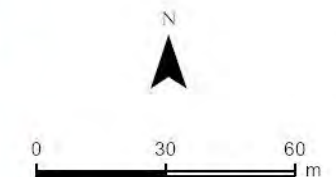
# Potential Hazards Information - Coastal

5/62 Golf Road, Nelson

Coastal Inundation Model (1.5m Sea Level Rise)

 Mean High Water Springs

 1% Annual Exceedence Probability

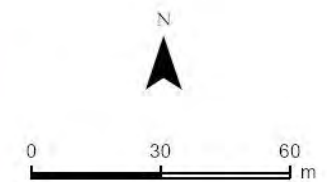


Created 10 October 2024

# Nelson Resource Management Plan Hazard Overlays

5/62 Golf Road, Nelson

NRMP Inundation Overlay



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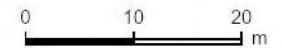


# Nelson Resource Management Plan Heritage Overlays

5/62 Golf Road, Nelson



- Heritage Building Object Place
- Heritage Building Object Place (Plan Change 29)



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## **Section 3 - Additional Information**

Including

- Drainage As-Builts
- Building Permit Application
- Plans – Microfiche records of poor quality
- Conditions
- Record of Title

Lot 1 & 2 D.P. 4251

# Golf Rd.

 Street No. **62**

STILES-

Owner	Insp. Date	Description of Work	Inspector
Baker Motels 5 & 6	4-12-66	Completed units 5 & 6	
		(A.R.) (3)	

**DO NOT AMEND**  
15 JUN 1999  
**NOW ON GIS**

 Drainlayer C. Walsh.

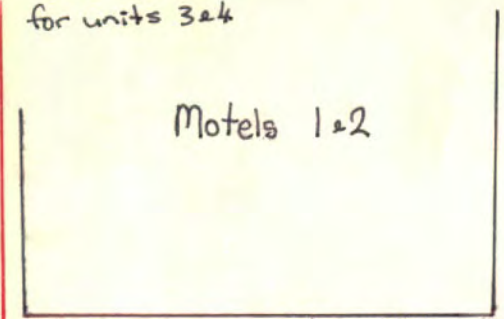
Drainage-Card, City Engineers Department, Nelson

7489  
See card  
for units 3 & 4

Golf Rd.

Motels 1 & 2

Motels 5 & 6



3'6" D

9'8"

24'6"

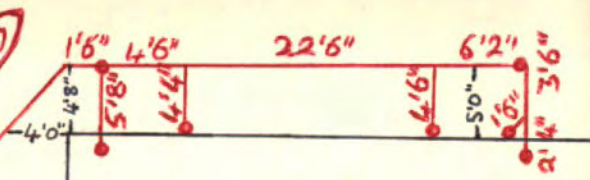
2'5"

exist.  
6" to M.H.

See card.  
7221  
existing

62'0"

2'6" D



62



Golf Road. 62

NELSON CITY COUNCIL

BUILDING APPLICATION FORM

No. B 081708  
Date 20/9/66

To the City Engineer,  
NELSON.

Sir,

I hereby apply for permission to  erect  
 alter  
 convert  
 reinstate  
 demolish A DOUBLE MOTEL.

for Mr W. BAKER of \_\_\_\_\_  
(Owner) (Owner's Address)

according to locality plans, detailed plans, elevations, cross sections and specifications of building deposited herewith, **IN DUPLICATE.**

PARTICULARS OF LAND:—

Lot 1 & 2 D.P. 4251 of Section 1 Blk. S.S. DISTRICT  
Street No. 62 GOUGH ROAD Street.  
(if allotted)  
Frontage 123' 4" Area 1 RD 20 P.

PROCESSED

PARTICULARS OF BUILDING:—

Foundations GEN. CONCRETE Walls Stucco Roof IRON

Area of Ground Floor 716 square feet.

Area of Outbuildings \_\_\_\_\_ square feet.

ESTIMATED COST:—

Plumbing and Drainage ..... £ 350  
Building ..... £ 2,200  
Total £ 2,550

Purpose for which building is to be used MOTELS

(Signature of Applicant) J. D. Williams

Address \_\_\_\_\_

Builder's Name Applicant

**For Office Use ONLY**

Builder's Plan & Specifications 4236 Permit Fee £ 10-10

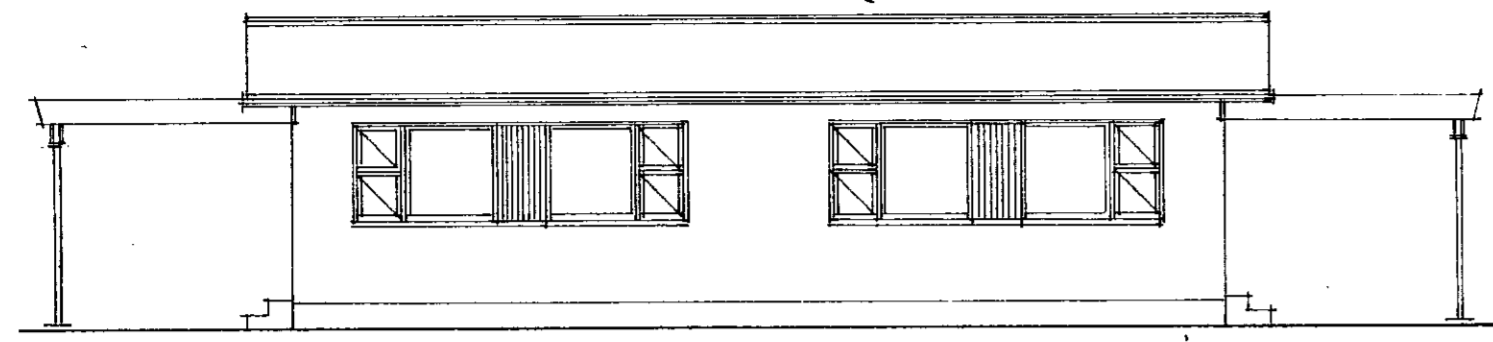
Subdivision Plan 102 T

Block Plan \_\_\_\_\_ Application No. 992118

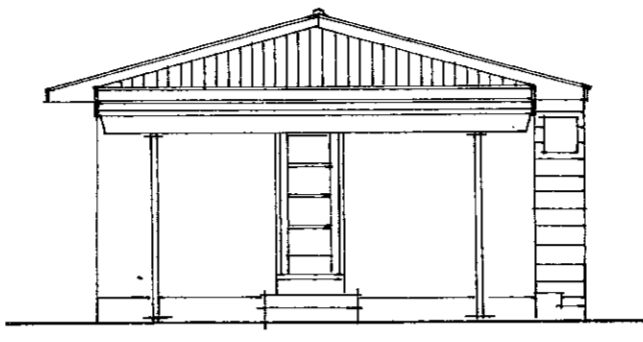
Index Plan No. 19

Date: 18/10/1966

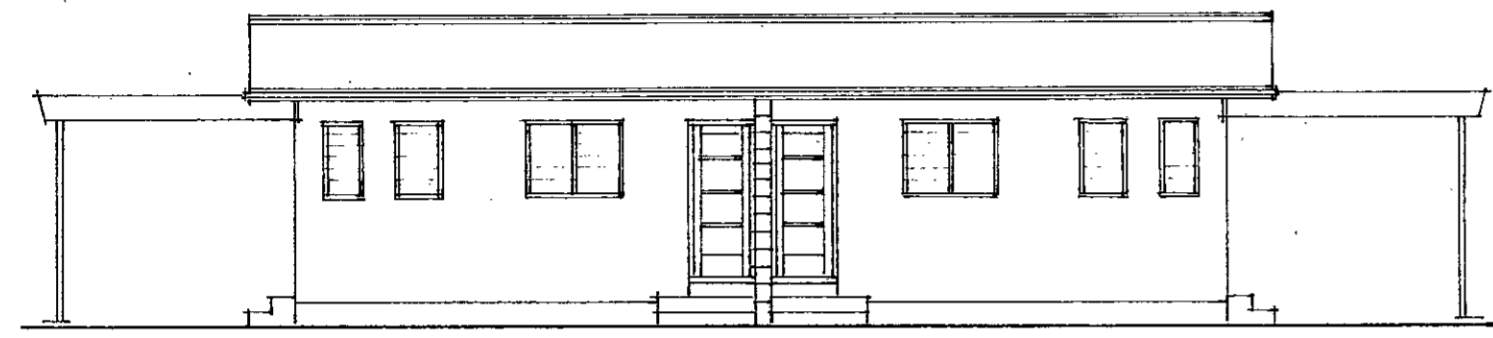
PROPOSED NEW TWO UNIT MOTEL AT  
 GOLF RD. TAHUNANUI. FOR RIVIERA MOTELS  
 CONTRACTOR : TREVOR D. DRUMMOND. 87, GOLF RD., TAHUNANUI.



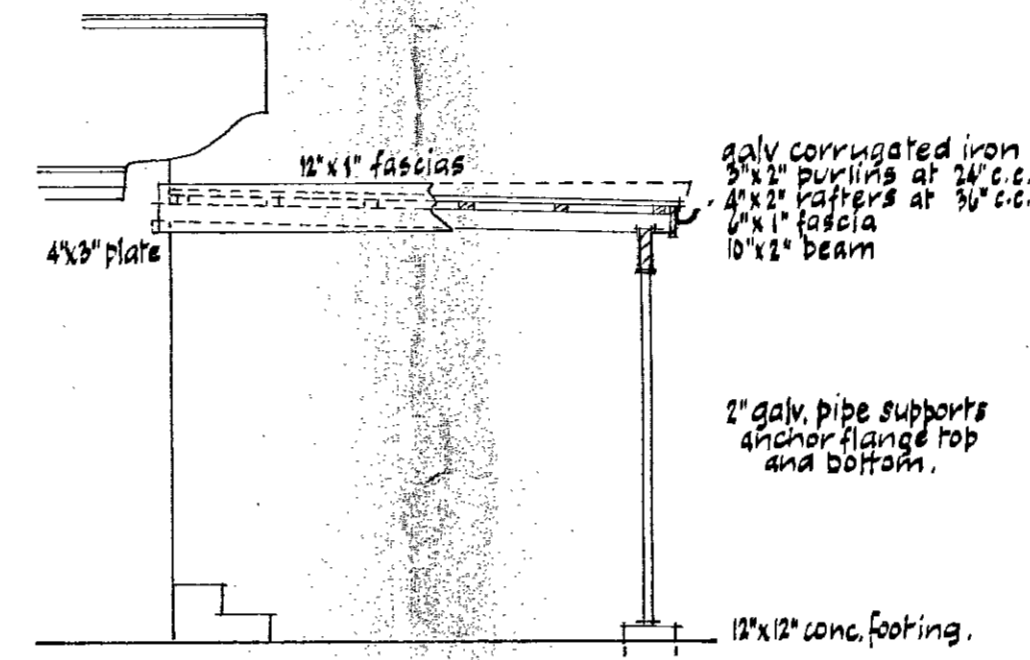
FRONT ELEVATION



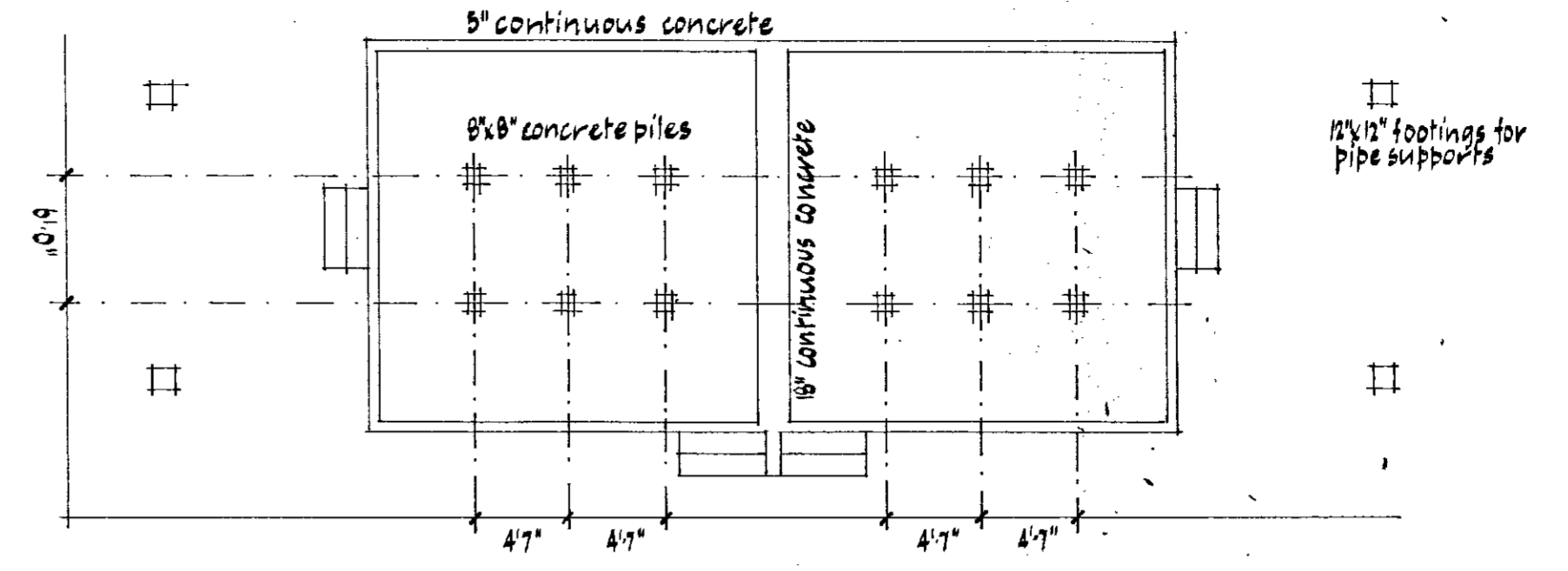
SIDE ELEVATION



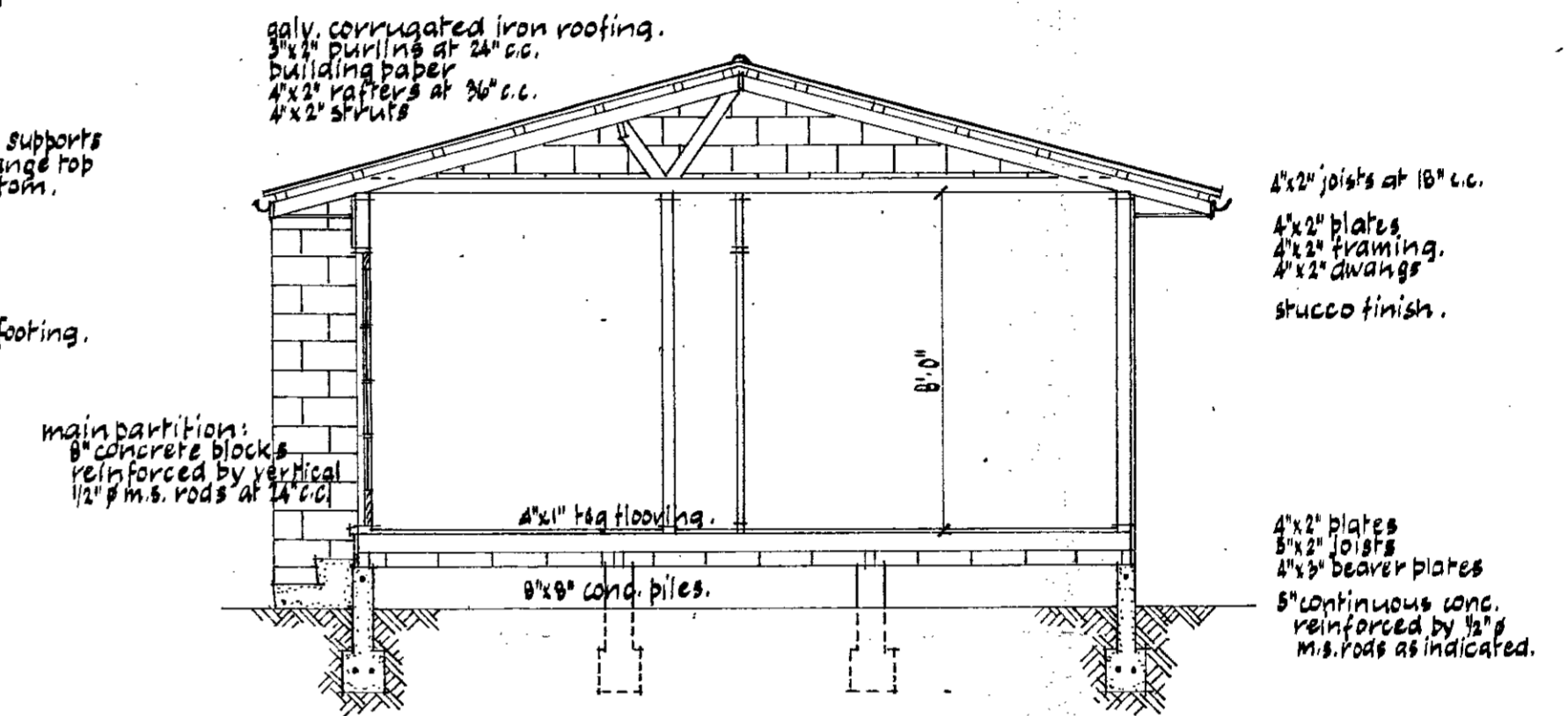
REAR ELEVATION



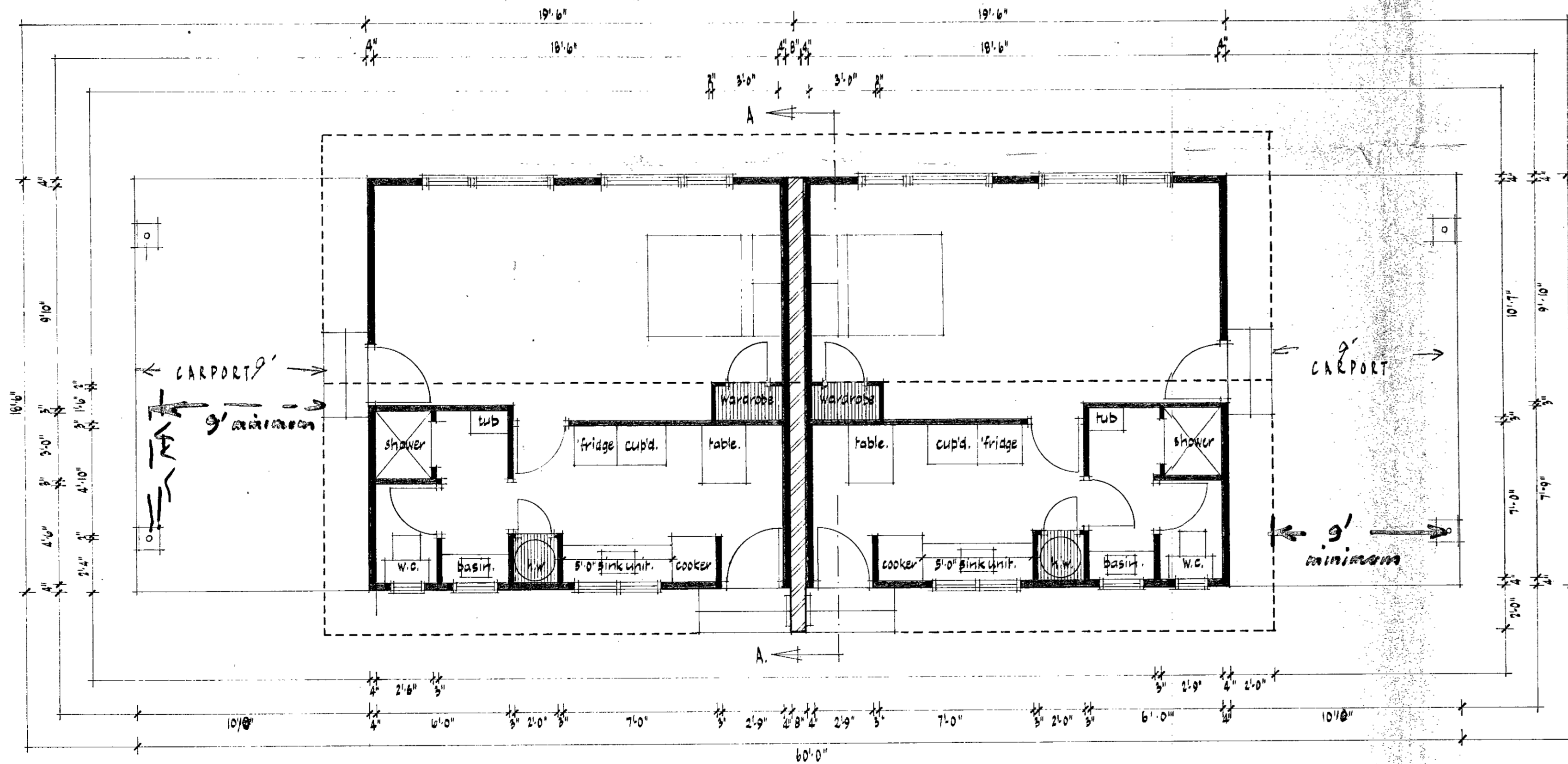
CARPORT DETAIL



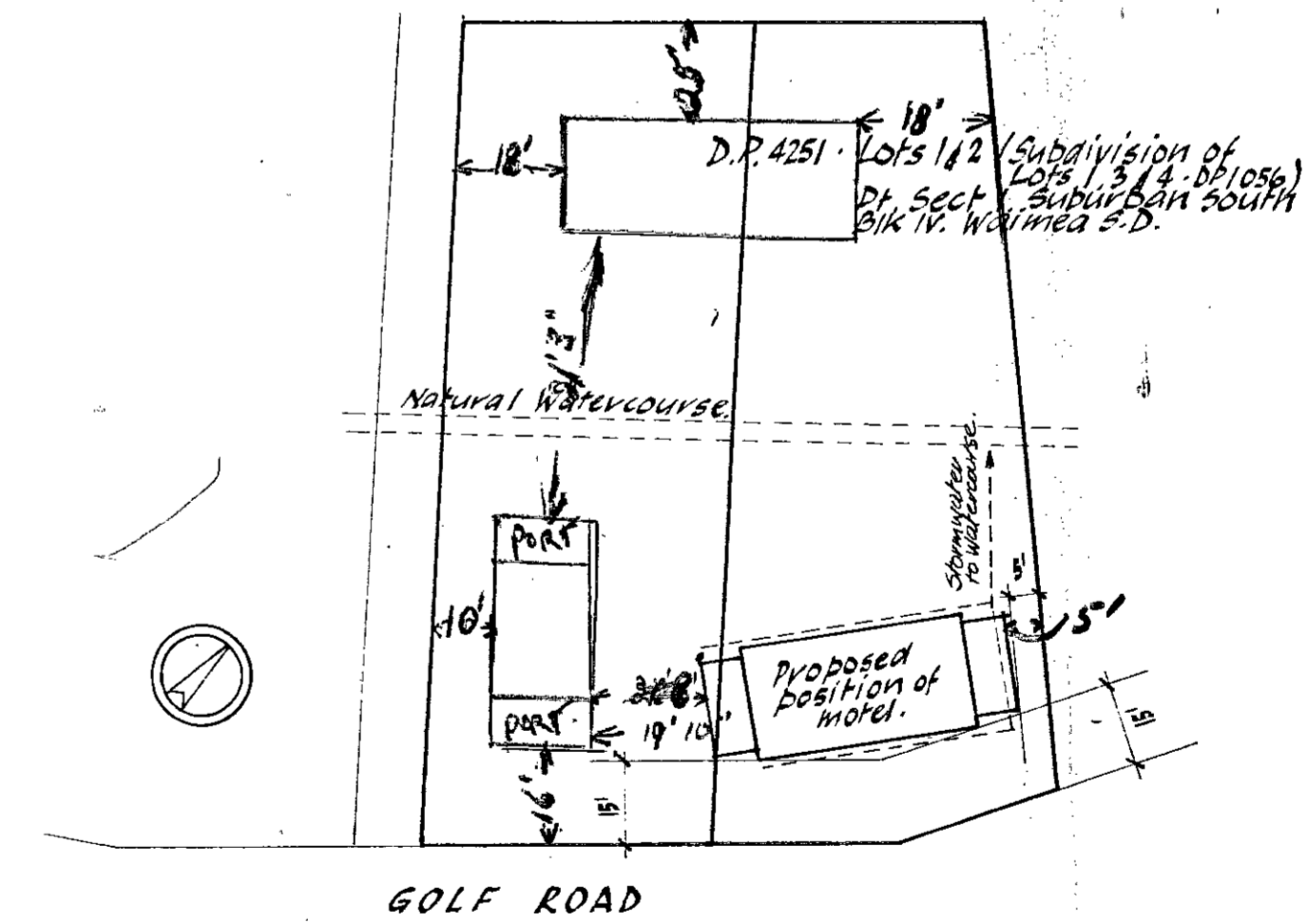
FOUNDATION PLAN



CONSTRUCTIONAL CROSS-SECTION A-A.

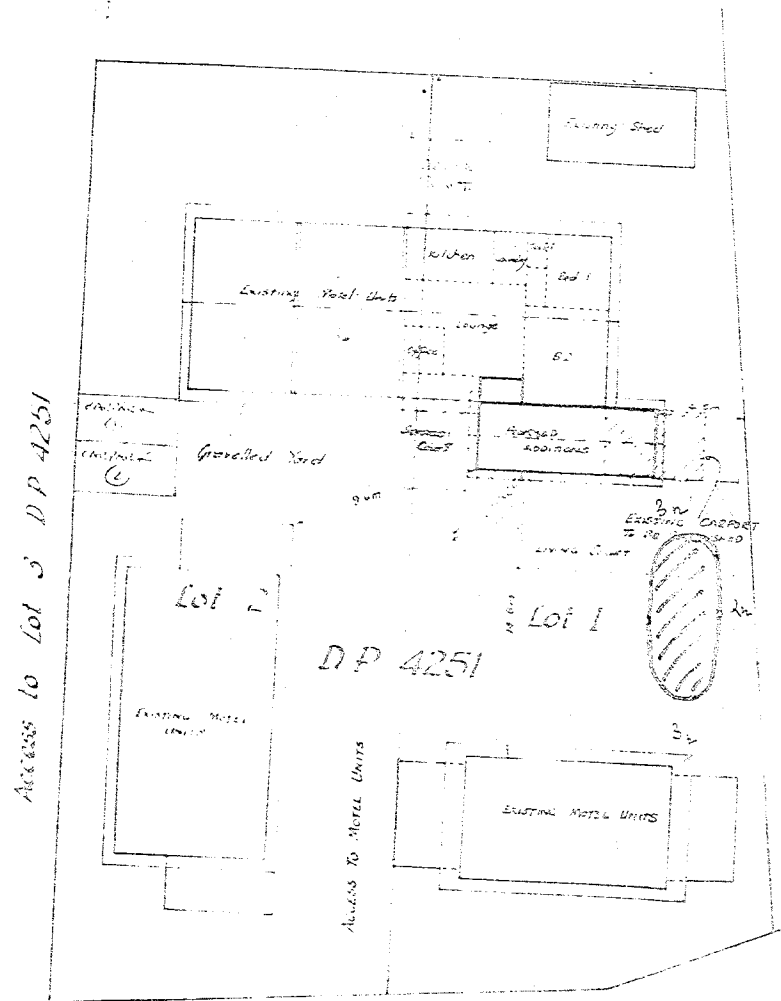


FLOOR PLAN



SITE PLAN

SCALES : 1/8" and 1/4" to 1 foot - 1 1/2" to 52.8 feet.



Access to Lot 3 DP 4251

DP 4251

GOLF ROAD  
20.12m WIDE

SITE PLAN  
Scale 1:200

All dimensions are approximate

DATE: -----

CONDITION No: 4

STREET ADDRESS:

LEGAL DESCRIPTION:

PROPERTY OWNER  
or SUBDIVIDER:

SCHEME PLAN No:

NCC PLAN No:

AUTHORITY:

REASON FOR CONDITION:  
(Abbreviated)

CONDITION:

This site is low lying and / or is possibly subject to flooding. Floor levels shall be to Nelson City Council requirements.

Date Entered: -----



DATE: 6-May-95                      CONDITION No: 800

STREET ADDRESS: Various

DIAGRAM: No

LEGAL DESCRIPTION Various)

PROPERTY OWNER  
or SUBDIVIDER: Varioust

SCHEME PLAN No:

NCC PLAN No:

AUTHORITY: Works Committee

REASON FOR CONDITION:  
(Abbreviated) Catchments Served By Inadequate Stormwater Systems

CONDITION:

Restricted Development Area:

Catchment is served by inadequate stormwater system. Subdivision or any increase in the number of household units to more than one per lot is unlikely to be permitted until the issue of stormwater disposal has been resolved. Subdivision may be permitted in some cases where a detention dam can be constructed with sufficient storage to restrict flood flows back to discharge rates that have occurred prior to development. Soakage may be acceptable for individual lots within the Wood and Stoke.

Amended 23-Sept-96

Date Entered: 16-Jun-95

Date	12 January 2006	Condition No.	C1401
Street address	All properties contained in the Nelson Urban Area within Airshed A or B1 (consult Fig A2.1, A2.2A and A2.2B in Air Plan)		
Diagram	No		
Legal Description	Various		
Property Owner or Subdivider	Various		
Scheme Plan No.	N/A		
NCC Plan	Air Quality Plan		
Authority	Principal Adviser - City Development (see David Jackson)		
Reason for condition	<p>(Abbreviated) This property may contain a domestic spaceheater or open fire that falls under the rules set out in the Council's Air Quality Plan. Under rule AQR.24.1, within the Urban Area the use of open fires was allowed to continue up until 1 January 2008 (except that any 'Jetmaster' type open fire (including Warmington brands) may continue until 1 January 2013). Discharge to air from open fires is prohibited after that date. In addition, within Airsheds A and B1 (as defined in the Air Plan) the use of existing enclosed burners has been phased out. The use of all enclosed burners that do not comply with the emissions standards set out by the Air Quality Plan has been progressively banned between 2010 and 2012, starting with the oldest burners. This was necessary to meet the targets imposed by the National Environmental Standards for air quality. Updated 7<sup>th</sup> June 2012.</p>		

### Condition

The Air Quality Plan states that in the Nelson Urban Area within these airsheds (Airshed A and B1 – consult Fig A2.1, A2.2A and A2.2B in Air Plan) no discharge from domestic-type fires may occur after the cessation date below.

Type of Heating Appliance	Disused By
Open fires (Jetmaster type open fires)	<b>1/01/2008</b> <b>(1/01/2013)</b>
Burners installed before 1996	<b>1/01/2010</b>
Burners installed between 1996 and 1999	<b>1/01/2012</b>

Date entered: 12<sup>th</sup> January 2006



**RECORD OF TITLE  
UNDER LAND TRANSFER ACT 2017  
CROSS LEASE  
Search Copy**



  
R. W. Muir  
Registrar-General  
of Land

**Identifier** **NL10D/432**  
**Land Registration District** **Nelson**  
**Date Issued** 18 March 1994

**Prior References**

NL9A/850	NL9A/851	NL9A/852
NL9A/853	NL9A/854	NL9A/855
NL9A/856		

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<b>Estate</b>	Leasehold	<b>Instrument</b>	L 336210.13
		<b>Term</b>	999 years commencing on 1.1.1994

**Legal Description** Flat 5 Deposited Plan 16567

**Registered Owners**

Dawn Sylvia Muir

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<b>Estate</b>	Fee Simple - 1/7 share
<b>Area</b>	1618 square metres more or less
<b>Legal Description</b>	Lot 1-2 Deposited Plan 4251

**Registered Owners**

Dawn Sylvia Muir

**Interests**

336210.9 Lease of Flat 1 DP 16567 Term 999 years commencing on 1.1.1994 Composite CT NL10D/428 issued - 18.3.1994 (affects fee simple)

336210.10 Lease of Flat 2 DP 16567 Term 999 years commencing on 1.1.1994 Composite CT NL10D/429 issued - 18.3.1994 (affects fee simple)

336210.11 Lease of Flat 3 DP 16567 Term 999 years commencing on 1.1.1994 Composite CT NL10D/430 issued - 18.3.1994 (affects fee simple)

336210.12 Lease of Flat 4 and sheds DP 16567 Term 999 years commencing on 1.1.1994 Composite CT NL10D/431 issued - 18.3.1994 (affects fee simple)

336210.13 Lease of Flat 5 DP 16567 Term 999 years commencing on 1.1.1994 Composite CT NL10D/432 issued - 18.3.1994 (affects fee simple)

336210.14 Lease of Flat 6 DP 16567 Term 999 years commencing on 1.1.1994 Composite CT NL10D/433 issued - 18.3.1994 (affects fee simple)

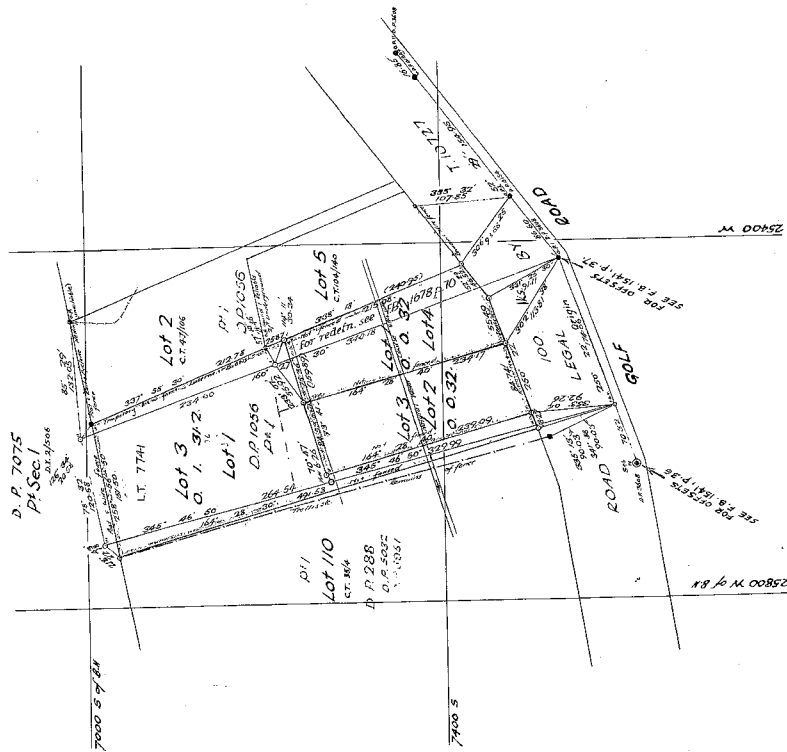
336210.15 Lease of Flat 7 and sleepout DP 16567 Term 999 years commencing on 1.1.1994 Composite CT NL10D/434 issued - 18.3.1994 (affects fee simple)

LAND TRANSFER ACT, 1915.

LEGUES (LINES) IN IN.

Received.....  
 Title Ref. .... 91976  
 Referred to Draughtsman.....

Deposited this 17th day  
 of June 1970  
 District Land Registrar  
 [Signature]



Subdivision approved by the Registrar: Town  
 Council as a subdivision pursuant to the 18th day  
 of June 1970. The Registrar is satisfied that the  
 above subdivision complies with the provisions of  
 the Land Transfer Act, 1915.

[Signature]  
 C. W. McNeill  
 District Registrar



Total Area: 0 3 15.2

Subdivn of Lots 1, 3 & 4 (D.P. 1056) Pt. Sec. 1 Suburban South

Comprised in ..... 67, 98/98  
 SURVEY DIST. 6 BLK. IV. WAIRAKEA LOCAL BODY, TAIHAKAHI TOWN BOARD Date: Dec. 1949.  
 LAND DIST. NELSON Surveyed by F.A.C. Spang  
 Scale: 80 links to an inch Registered Surveyor and a holder of an annual practicing certificate do  
 solemnly and sincerely declare that this plan has been made from surveys conducted by me, that both plan and survey are correct and have been made in accord-  
 ance with the regulations under the Surveyors Act, 1938.  
 And I make this solemn declaration conscientiously believing the same to be true and by virtue of the Oath Act, 1957.  
 Declared at 21.6.70 this 17th day of June 1970  
 before me -  
 [Signature] Registered Surveyor

Approved as to Survey  
 [Signature] Chief Surveyor  
 L.T. Draughtsman  
 Received.....  
 Reference plan: 4164, 3608  
 Field book: 1987, p. 80  
 Traverse book: 196, p. 45/46  
 Examined by [Signature] 17.6.70  
 Recorded  
 Correct  
 L. I. Draughtsman

Approved,  
 [Signature] Applicant (or Registered Owner)

4251  
 155 B

<p>Approvals</p> <p><i>[Signature]</i> Registered Proprietors</p> <p><i>[Signature]</i> Mayor</p> <p><i>[Signature]</i> Chief Executive</p>	<p>Approved pursuant to Section 223 of the Resource Management Act 1991 on the 14th day of October 1993. The Common Seal of the Nelson City Council is affixed hereto in the presence of (the conditions imposed)</p> <p><i>[Seal]</i></p>	<p>Pursuant to Section 224(F) of the Resource Management Act 1991 I hereby certify that the Nelson City Council is satisfied on reasonable grounds that every building or part of a building, and the building site specified in Section 44(1) of the Building Act 1991, is in accordance with the Building Act 1991.</p> <p>dated this 14th day of October 1993</p> <p><i>[Signature]</i> Principal Administration Officer</p>	<p>Boundaries of areas to be leased are the centres of internal walls (floors and ceilings) and the exterior faces of external wall structures and roofs unless otherwise shown.</p> <p>Areas marked A to H to be subject to restrictive covenants.</p>	<p>Total Area</p>	<p>Comprised in</p>	<p>I, Simon James Jones, Registered Surveyor and holder of a practising certificate (to whom may be referred to as a registered surveyor pursuant to section 28 of the Survey Act 1981) hereby certify that buildings shown hereon are erected in the lots and building sites shown, and that the area of each lot is as shown, and that the plan is correct.</p> <p>Dated this 22nd day of October 1993</p> <p><i>[Signature]</i> Registered Surveyor</p>	<p>Field Book 2416 of 1993 Reference Plan 76/4251, DP 14/339</p>	<p>Approved</p> <p><i>[Signature]</i> Chief Surveyor</p>	<p>Deposited this 15th day of October 1993</p> <p>16567</p>
		<p>TERRITORIAL AUTHORITY Nelson City Council Surveyed by Jones &amp; Associates Scale 1:200 Date August 1993</p>	<p>Flats on Lots 1 and 2 NP 4251</p>	<p>LAND DISTRICT Nelson Survey Blk &amp; Dist III Waimea NZMS 281 Sheet N27 Record Map No. 1000/8026</p>					

APPROVED FOR THE DIRECTOR GENERAL  
 W. A. ROBERTSON, DIRECTOR GENERAL  
 DEPARTMENT OF SURVEY AND LAND INFORMATION  
 15/94  
 MICROBOX  
 RECORDS (WAIKATO) LTD, HAMILTON  
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