

Application Form for a Resource Consent

50 The Octagon, PO Box 5045, Moray Place
Dunedin 9058, New Zealand
Ph 03 477 4000 | www.dunedin.govt.nz

PLEASE FILL IN ALL THE FIELDS

Application details

I/We Knok Leung So & Kit Man Connie Ky (must be the FULL name(s) of an individual or an entity registered with the New Zealand Companies Office. Family Trust names and unofficial trading names are not acceptable; in those situations, use the trustee(s) and director(s) names instead) hereby apply for:

☒ Land Use Consent ☐ Subdivision Consent

I opt out/do not opt out (delete one) of the fast-track consent process (only applies to controlled activities under the district plan, where an electronic address for service is provided)

Brief description of the proposed activity: Requesting a consent (notified) so 27 Belmont Lane can continue to be used for short term visitor accommodation.

Have you applied for a Building Consent? ☐ Yes, Building Consent Number ABA _____ ☒ No

Site location/description

I am/We are the: ☒ owner ☐ occupier ☐ lessee ☐ prospective purchaser of the site (tick one)

Street Address of Site: 27 Belmont Lane

Legal Description: Lot 1 Deposited Plan 9619

Certificate of Title: Attached

Contact details

Name: Mark Miller Jim Edinburgh Realty (applicant/agent (delete one))

Address: PO Box 5772, Dunedin Postcode: 9054

Phone (daytime): 021 272 1480 Email: mmiller@edinburgh.co.nz

Chosen contact method (this will be the first point of contact for all communications for this application)

I wish the following to be used as the address for service: ☒ email ☐ post ☐ other _____ (tick one)

Address for invoices or refunds (if different from above)

Name: _____

Address: _____

Bank details for refunds

Ownership of the site

Who is the current owner of the site? Knok Leung So & Kit Man Connie Ky

If the applicant is not the site owner, please provide the site owner's contact details:

Address: C/- PO Box 5772, Dunedin Postcode: 9054

Phone (daytime): as above Email: _____

Occupation of the site

Please list the full name and address of each occupier of the site: N/A

Monitoring of your Resource Consent

To assist with setting a date for monitoring, please estimate the date of completion of the work for which Resource Consent is required. Your Resource Consent may be monitored for compliance with any conditions at the completion of the work. (If you do not specify an estimated time for completion, your Resource Consent, if granted, may be monitored three years from the decision date).

march 2019(?) (month and year)

Monitoring is an additional cost over and above consent processing. You may be charged at the time of the consent being issued or at the time monitoring occurs. Please refer to City Planning's Schedule of Fees for the current monitoring fee.

Detailed description of proposed activity

Please describe the proposed activity for the site, giving as much detail as possible. Where relevant, discuss the bulk and location of buildings, parking provision, traffic movements, manoeuvring, noise generation, signage, hours of operation, number of people on-site, number of visitors etc. Please provide proposed site plans and elevations.

To continue to offer 27 Belmont Lane as short
term visitor accommodation via such sites as
Air BnB and Booking.com.

Description of site and existing activity

Please describe the existing site, its size, location, orientation and slope. Describe the current usage and type of activity being carried out on the site. Where relevant, discuss the bulk and location of buildings, parking provision, traffic movements, manoeuvring, noise generation, signage, hours of operation, number of people on-site, number of visitors etc. Please also provide plans of the existing site and buildings. Photographs may help.

Residential / Residential rental.

(Attach separate sheets if necessary)

District plan zoning

What is the District Plan zoning of the site? OLD Plan: Res 1
ZGP: Gen Res 1

Are there any overlaying District Plan requirements that apply to the site e.g. in a Landscape Management Area, in a Townscape or Heritage Precinct, Scheduled Buildings on-site etc? If unsure, please check with City Planning staff.

No

Breaches of district plan rules

Please detail the rules that will be breached by the proposed activity on the site (if any). Also detail the degree of those breaches. In most circumstances, the only rules you need to consider are the rules from the zone in which your proposal is located. However, you need to remember to consider not just the Zone rules but also the Special Provisions rules that apply to the activity. If unsure, please check with City Planning staff or the Council website.

n/a

Affected persons' approvals

I/We have obtained the written approval of the following people/organisations and they have signed the plans of the proposal:

Name: *see attached herein*

Address: _____

Name: _____

Address: _____

Please note: You must submit the completed written approval form(s), and any plans signed by affected persons, with this application, unless it is a fully notified application in which case affected persons' approvals need not be provided with the application. If a written approval is required, but not obtained from an affected person, it is likely that the application will be fully notified or limited notified.

Assessment of Effects on Environment (AEE)

In this section you need to consider what effects your proposal will have on the environment. You should discuss all actual and potential effects on the environment arising from this proposal. The amount of detail provided must reflect the nature and scale of the development and its likely effect. i.e. small effect equals small assessment.

You can refer to the Council's relevant checklist and brochure on preparing this assessment. If needed there is the Ministry for the Environment's publication "A Guide to Preparing a Basic Assessment of Environmental Effects" available on www.mfe.govt.nz. Schedule 4 of the Resource Management Act 1991(RMA) provides some guidance as to what to include.

see attached herein

(Attach separate sheets if necessary)

The following additional Resource Consents from the Otago Regional Council are required and have/have not (delete one) been applied for:

☐ Water Permit ☐ Discharge Permit ☐ Coastal Permit ☐ Land Use Consent for certain uses of lake beds and rivers ☐ Not applicable

Declaration

I certify that, to the best of my knowledge and belief, the information given in this application is true and correct.

I accept that I have a legal obligation to comply with any conditions imposed on the Resource Consent should this application be approved.

Subject to my/our rights under section 357B and 358 of the RMA to object to any costs, I agree to pay all the fees and charges levied by the Dunedin City Council for processing this application, including a further account if the cost of processing the application exceeds the deposit paid.

Signature of Applicant/Agent (delete one):



Date:

6/3/19

Privacy – Local Government Official Information and Meetings Act 1987

You should be aware that this document becomes a public record once submitted. Under the above Act, anyone can request to see copies of applications lodged with the Council. The Council is obliged to make available the information requested unless there are grounds under the above Act that justify withholding it. While you may request that it be withheld, the Council will make a decision following consultation with you. If the Council decides to withhold an application, or part of it, that decision can be reviewed by the Office of the Ombudsmen.

Please advise if you consider it necessary to withhold your application, or parts of it, from any persons (including the media) to (tick those that apply):

- ☐ Avoid unreasonably prejudicing your commercial position
- ☐ Protect information you have supplied to Council in confidence
- ☐ Avoid serious offence to tikanga Maori or disclosing location of waahi tapu

What happens when further information is required?

If an application is not in the required form, or does not include adequate information, the Council may reject the application, pursuant to section 88 of the RMA. In addition (section 92 RMA) the Council can request further information from an applicant at any stage through the process where it may help to a better understanding of the nature of the activity, the effects it may have on the environment, or the ways in which adverse effects may be mitigated. The more complete the information provided with the application, the less costly and more quickly a decision will be reached.

Fees

Council recovers all actual and reasonable costs of processing your application. Most applications require a deposit and costs above this deposit will be recovered. A current fees schedule is available on www.dunedin.govt.nz or from Planning staff. Planning staff also have information on the actual cost of applications that have been processed. This can also be viewed on the Council website.

Development contributions

Your application may also be required to pay development contributions under the Council's Development Contributions Policy. For more information please ring 477 4000 and ask to speak to the Development Contributions Officer, or email developmentcontributions@dcc.govt.nz.

Further assistance

Please discuss your proposal with us if you require any further help with preparing your application. The Council does provide pre-application meetings without charge to assist in understanding the issues associated with your proposal and completing your application. This service is there to help you.

Please note that we are able to provide you with planning information but we cannot prepare the application for you. You may need to discuss your application with an independent planning consultant if you need further planning advice.

City Planning Staff can be contacted as follows:

In Writing: Dunedin City Council, PO Box 5045, Moray Place, Dunedin 9058

In Person: Customer Services Centre, Ground Floor, Civic Centre, 50 The Octagon

By Phone: (03) 477 4000, Fax: (03) 474 3451

By Email: planning@dcc.govt.nz

There is also information on our website at www.dunedin.govt.nz.

Information requirements (two copies required)

- ☐ Completed and Signed Application Form
- ☐ Description of Activity and Assessment of Effects
- ☐ Site Plan, Floor Plan and Elevations (where relevant)
- ☐ Certificate of Title (less than 3 months old) including any relevant restrictions (such as consent notices, covenants, encumbrances, building line restrictions)
- ☐ Written Approvals
- ☐ Forms and plans and any other relevant documentation signed and dated by Affected Persons
- ☐ Application Fee (cash, cheque or EFTPOS only; no Credit Cards accepted)
- ☐ Bank account details for refunds

In addition, subdivision applications also need the following information

- ☐ Number of existing lots.
- ☐ Number of proposed lots.
- ☐ Total area of subdivision.
- ☐ The position of all new boundaries.

In order to ensure your application is not rejected or delayed through requests for further information, please make sure you have included all of the necessary information. A full list of the information required for resource consent applications is in the Information Requirements Section of the District Plan.

OFFICE USE ONLY

Has the application been completed appropriately (including necessary information and adequate assessment of effects)?

☐ Yes ☐ No

Application: ☐ Received ☐ Rejected

Received by: ☐ Counter ☐ Post ☐ Courier ☐ Other: _____

Comments: _____

(Include reasons for rejection and/or notes to handling officer)

Planning Officer: _____ Date: _____

Affected Parties

Below are all neighbouring properties to 27 Belmont Lane (unsure if 26 Belmont Lane is technically a neighbour). All have been notified and have been visited on multiple occasions during this consent process.

31 Belmont Lane – owner occupiers

In looking objectively at all the neighbours of the target property I would say that the owners of 29 (and 31) Belmont are the most effected. I say this as any given occupant of 27 Belmont Lane has access to an outdoor area which overlooks 31. The owners confirmed this as there had been occasional instances of noise (usually talking and music) into the late hours. They stated this was an issue which need to be managed.

This consent process gave me a chance to meet them to speak about this issue about this. I gave them an undertaking that we would add signage to 27 to ensure the occupants were more aware of neighbours so that the noise element was better managed. I also stated I would talk with the owner to have some other electronic means to remind the occupants of their responsibilities to keep the noise down at an appropriate time in the evening. I also gave them my personal cell number so that they can contact me if there are any other issues that arise.

On my third visit they stated they would support the consent for 27 Belmont Lane to be used as short stay accommodation with the caveat being for us to apply the conditions we discussed as soon as possible. They also stated they use AirBnB around the world when they were travelling and this was another reason that they felt they had to support the consent.

33 Belmont Lane – renters

These renters had no issue with 27 Belmont being used as short-term visitor accommodation. They themselves chose not to fill in the consent supporting or otherwise as their boss Vikash Kumar (021 198 8883) was the name on the tenancy agreement. They were builders from Christchurch who worked down here under contract during the week. I did note that there were up to five cars parked in or around the property on the occasions when I visited after work hours.

34 Belmont Lane - owner occupiers

I visited this property 3 times. On the last visit they were home for the first time and I informed them of the consent process. They did not disclose if they supported or were against 27 Belmont Lane being used for short-term visitor accommodation.

29 Belmont Lane – renters

The occupants of 29 Belmont Lane were a family and as mentioned above are also quite adjacent to the target property. They see all of the cars parking at 27 as they come and go. Even with this in mind the occupants of 29 were very eager to sign as they saw short-term visitor accommodation as a positive thing. They also stated they enjoyed meeting some of the guests who had stayed there.

26 Belmont Lane - owner occupier

On my first visit the owner came to the door to pass on that she was involved in an international teleconference and she could not speak so I left the papers and said I would be back. On my subsequent visit she took time to tell me she had opposed the consent on the basis that she was not a big fan of having a short stay people next-door. She did not like the idea of car movements up and

down the lane. She also didn't like idea of foreign ownership. She also verbally pointed out that it was unsightly to have visitors standing outside the property.

24 Belmont Lane - owner occupiers (includes 24a Belmont Lane)

The owners of 24 were very difficult to make contact with. It was only on my third visit that I encountered an occupant who stated he was the owner's son. I passed over the consent papers for a third time and urged him to ensure his parents were aware that there was a limited window to give feedback for or against the consent and if they had a strong opinion they should submit their feedback. The son gave his assurance he would pass this on.

22 Belmont Lane - owner occupiers

I spoke to one of the owners on the first visit who stated she would defer to her husband. She stated that they were currently staying at their crib out of town. On my second visit nobody was home. I called the owners work place and got his contact details and made an attempt to contact him. It was a few days later that I had a message to call back so I did. He said he didn't like the idea of having several different people staying next-door. He and his wife would prefer a family living next door. I stated that if the current owners weren't able to continue with short-term visitor accommodation, they would likely rent the property. If this happened and despite the best efforts by the letting agency, no guarantees could be made as to what sort of tenants would eventuate. He didn't like the sound of this either. I urged them to put in their thoughts into the consent form to be sure they had a voice in this process. He said they would.

Assessment of effects on Environment

In looking at the feedback from the direct neighbours in Belmont Lane there are some things that we can focus on and other things which are almost intangible or outside New Zealand law.

Intangible elements

Those who were opposed to the property being used as short-term visitor accommodation seemed to simply did not like the idea of it, more specifically they did not like the idea of having multiple visitors staying next door. Luckily this shouldn't affect this consent process as the rules of land ownership and use are defined. I am sure many of us have issues with some of our neighbours activities but do any of us have actual control of what our neighbours can actually do. The answer is clearly no we can't have control over a neighbour's house. The question then has to be how does short-term visitor accommodation actually effect the adjacent neighbours and can this be mitigated.

Tangible concerns

Luckily there were some tangible concerns aired by neighbours which have to be the focus of this process. These concerns came from feedback that was gathered through the consent process. This is the most valuable part of the consent process as with this we can start to make some improvements which respond to the feedback from this consent process. The feedback is listed below along with some solutions.

Car movements in Belmont lane. We are currently in the middle of the busy season with short term lets. It would be best to allow a 12-month period elapse before we could collect the necessary metrics to quantify car movements that related to 27 Belmont Lane. But I do not imagine that the car movements are any more excessive than if a "nice family" was residing in the property. A typical current scenario is 1 or 2 vehicles arrives for a stay of 2 to 3 days and during their stay they come and go 2 to 3 times a day, at the end of the stay cleaners come to clean and occasionally our short stays staff come to check the cleaning or welcome guests. I would imagine this would be on par with many of the neighbours in Belmont Lane.

Wayfinding. It was excellent to get feedback from the Belmont Lane neighbours around wayfinding and what speed to users should be going up Belmont Lane at. A simple solution would be for us to post a YouTube video of where the property is up Belmont Lane how people should negotiate the lane and any other users including gardeners. Also, this video should outline the most appropriate speed at which users should be going in Belmont Lane. This video would be sent to people who had booked to stay at Belmont Lane.

Occasional noise is an issue for at least one of the neighbours and we have enjoyed working with them through this consent process to come up with some steps that will improve and reduce noise pollution by the occupants of 27 Belmont lane. We intend to continue dialogue with the neighbours and the owner to put in place solutions to ensure we stay in front of any noise pollution issues.

In conclusion this consent process has proven to be a very valuable process as we have picked up some valid concerns from neighbours. We look forward to continuing to develop processes and strategies for noise related issues (only one neighbour), to allay the concerns by a few neighbours around wayfinding and etiquette of car users in the Lane. We will always focus on finding good workable solutions to the tangible concerns of the neighbours of 27 Belmont Lane.

Ends



**RECORD OF TITLE
UNDER LAND TRANSFER ACT 2017
FREEHOLD**



R. W. Muir
Registrar-General
of Land

Identifier **OT414/58**
Land Registration District **Otago**
Date Issued 01 March 1960

Prior References

OT204/146 OT218/242 OT221/97

Estate Fee Simple
Area 1042 square metres more or less
Legal Description Lot 1 Deposited Plan 9619

Registered Owners

Kwok Leung Soo and Kit Man Connie Ku

Estate Fee Simple - 1/12 share
Area 2104 square metres more or less
Legal Description Land on DP 3584 & Part Lot 18 DP 2849
delineated on DP 9619

Registered Owners

Kwok Leung Soo and Kit Man Connie Ku

Interests

Subject to a right of way over part of Land on DP 3584 herein appurtenant to Lot 1 DP 10486 (CT OT1C/671), Lot 1 DP 17807 & Lot 2 DP 11395 (CT OT8D/823 1/2 share), Lot 1 DP 17807 & Lot 2 DP 11395 (CT OT8D/938 1/2 share), Lots 3 & 6 DP 7985 (CsT OT379/119 & OT3A/250), Part Lot 1 DP 15876 (CT OT8D/824) & Lot 2 DP 18227 (CT OT9A/924) created by Conveyance 34553 (42/695)

Subject to a right of way over part of Land on DP 3584 herein appurtenant to Lots 1 DP 15987, Lots 1 & 2 DP 16382, Lots 1 & 2 DP 11934 & Lot 1 DP 9867 (CsT OT12C/934, OT17B/500, OT17B/501, OT3D/1215, OT3D/1210 & OT1C/560) & Lot 1 DP 15122 & Lot 1 DP 20998 (CT OT12C/933) created by Conveyance 37465 (49/61) - 17.4.1875 at 11.30 am

Subject to a right of way over part of Land on DP 3584 herein appurtenant to Lots 1 DP 15987, Lots 1 & 2 DP 16382, Lots 1 & 2 DP 11934 & Lot 1 DP 9867 (CsT OT12C/934, OT17B/500, OT17B/501, OT3D/1215, OT3D/1210 & OT1C/560) & Lot 1 DP 15122 & Lot 1 DP 20998 (CT OT12C/933) created by Deed 60313 (86/868) - 30.12.1885 at 9.00 am

Subject to a right of way over part of Land on DP 3584 herein appurtenant to Lot 1 DP 10486 (CT OT1C/671), Lot 1 DP 17807 & Lot 2 DP 11395 (CT OT8D/823 1/2 share), Lot 1 DP 17807 & Lot 2 DP 11395 (CT OT8D/938 1/2 share), Lots 3 & 6 DP 7985 (CsT OT379/119 & OT3A/250), Part Lot 1 DP 15876 (CT OT8D/824) & Lots 1 & 2 DP 18227 (CsT OT9A/925 & OT9A/924) created by Deed 60312 (85/839) - 30.12.1885 at 3.00 pm

Subject to a right of way over part of the Land on DP 3584 herein appurtenant to Part Lot 1 DP 8399, Lot 1 DP 20803 & Lot 1 DP 26669 (CT OT18D/181) & Lot 2 DP 26669 (CT OT18D/182) created by an unregistered agreement specified in Applications 4106 and 5493 - 8.12.1895

Subject to a rights to lay water, gas & drain pipes over part of Land on DP 3584 herein appurtenant to Lot 3 DP 7985 (CT OT379/119), Lots 1 & 2 DP 18227 (CsT OT9A/924 & OT9A/925), Lot 1 DP 10486 (CT OT1C/671), Lot 1 DP 17807 & Lot 2 DP 11395 (CT OT8D/823 1/2 share), Lot 1 DP 17807 & Lot 2 DP 11395 (CT OT8D/938 1/2 share), Lot 6 DP 7985 (CT OT3A/250) & Part Lot 1 DP 15876 (CT OT8D/824) created by Deed 117420 (191/287) - 6.9.1919 at 11.00 am

Subject to a right to Erect electric light poles & to lay water, gas & drain pipes over part of Land on DP 3584

Identifier**OT414/58**

herein appurtenant to Cst OT12C/934, OT17B/500, OT17B/501, OT3D/1215, OT3D/1210 & OT1C/560 & Lot 1 DP 15122 & Lot 1 DP 20998 (CT OT12C/933) created by Deed 119409 (196/211) - 12.3.1920 at 1.00 pm

128003 Transfer creating the following easements - 8.8.1939 at 11.00 am

Type	Servient Tenement	Easement Area	Dominant Tenement	Statutory Restriction
Drainage	Lot 1 Deposited Plan 3622	Blue line Transfer 128003	Lot 1 Deposited Plan 9619 - herein	
Drainage	Lot 10 Deposited Plan 2849	Blue line Transfer 128003	Lot 1 Deposited Plan 9619 - herein	

216356 Transfer creating the following easements - 23.12.1959 at 12.26 pm

Type	Servient Tenement	Easement Area	Dominant Tenement	Statutory Restriction
Drainage	Lot 1 Deposited Plan 16382 - CT OT7B/500	Blue line DP 9619	Lot 1 Deposited Plan 9619 - herein	
Drainage	Lot 1 Deposited Plan 15122 - CT OT12C/933	Blue line DP 9619	Lot 1 Deposited Plan 9619 - herein	
Drainage	Lot 1 Deposited Plan 9867 - CT OT1C/560	Blue line DP 9619	Lot 1 Deposited Plan 9619 - herein	

Appurtenant to Lot 1 DP 9619 herein is a right of way over part Lot 2 DP 16382 (CT OT7B/501) formerly part of Lot 7 DP 9619 coloured Yellow DP 9619 created by Transfer 216357 - 23.12.1959 at 12.30 pm

The right of way created by Transfer 216357 is subject to the Council's conditions of consent endorsed on DP 9619

216925 Transfer creating the following easements (Right of way is Subject to Section 351(a) Municipal Corporations Act 1954) - 25.2.1960 at 11.34 am

Type	Servient Tenement	Easement Area	Dominant Tenement	Statutory Restriction
Drainage	Lot 4 Deposited Plan 9619 - CT OT414/32	Blue DP 9619	Lot 1 Deposited Plan 9619 - herein	
Right of way	Lot 1 Deposited Plan 9619 - herein	Yellow DP 9619	Lot 4 Deposited Plan 9619 - CT OT414/32	

The right of way created by Transfer 216925 is subject to the Council's conditions of consent endorsed on DP 9619

216926 Transfer creating the following easements (Subject to Section 351(a) Municipal Corporations Act 1954) - 25.2.1960 at 12.10 pm

Type	Servient Tenement	Easement Area	Dominant Tenement	Statutory Restriction
Right of way	Lot 1 Deposited Plan 9619 - herein	Yellow DP 9619	Lot 5 Deposited Plan 9619 - CT OT5C/1075	Section 351E(1)(a) Municipal Corporations Act 1954

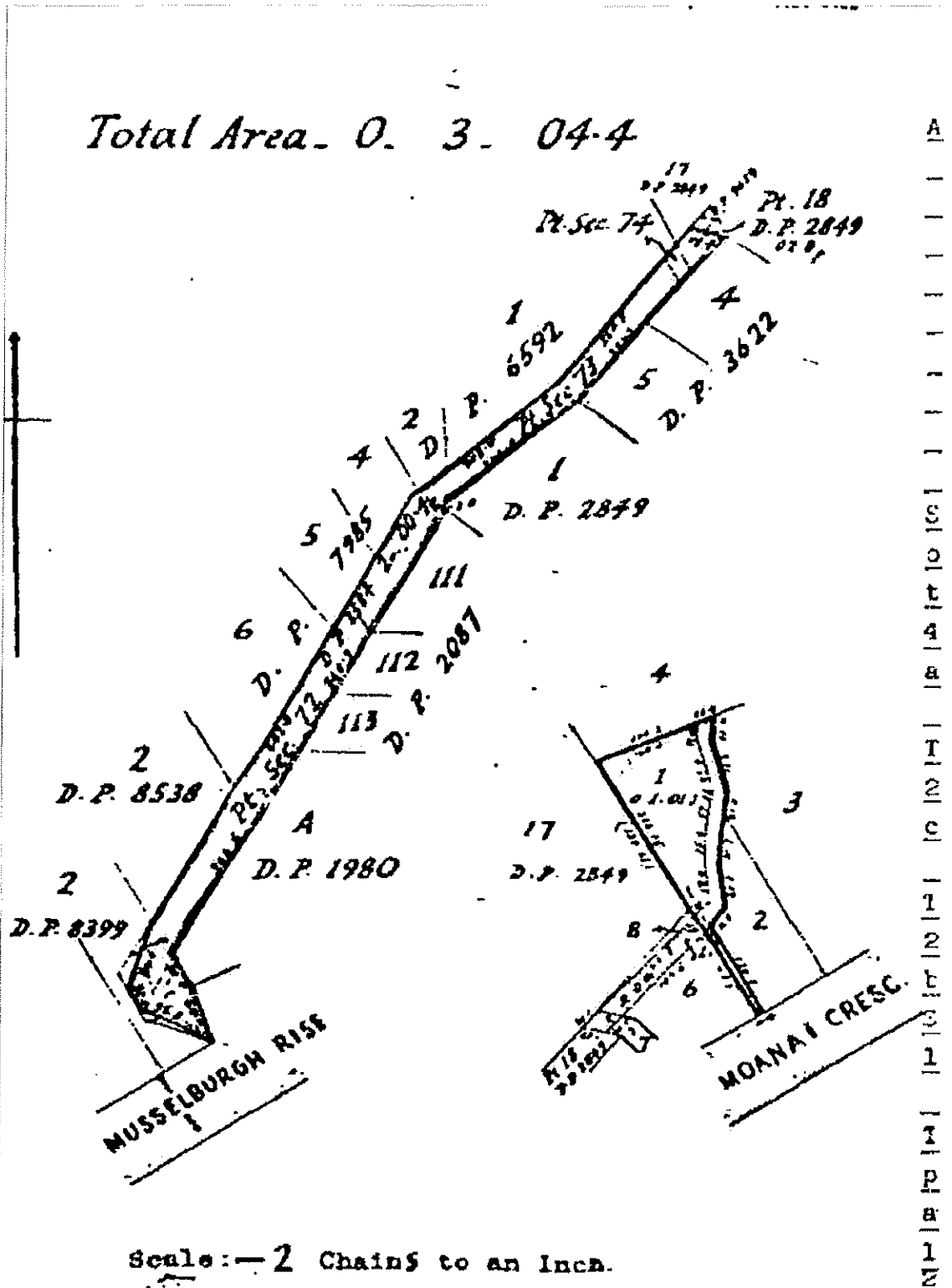
The right of way created by Transfer 216926 is subject to the Council's conditions of consent endorsed on DP 9619

216986 Transfer creating the following easements (Subject to Section 351(a) Municipal Corporations Act 1954) - 1.3.1960 at 11.00 am

Type	Servient Tenement	Easement Area	Dominant Tenement	Statutory Restriction
Right of way	Lot 6 Deposited Plan 9619 - CT OT415/14	Yellow DP 9619	Lot 1 Deposited Plan 9619 - herein	
Right of way	Lot 1 Deposited Plan 9619 - herein	Yellow DP 9619	Part Lot 2 Deposited Plan 9619 - CT OTB2/437	Section 351E(1)(a) Municipal Corporations Act 1954
Right of way	Lot 1 Deposited Plan 9619 - herein	Yellow DP 9619	Part Lot 3 Deposited Plan 9619 - CT OTB2/436	Section 351E(1)(a) Municipal Corporations Act 1954

The right of way created by Transfer 216986 is subject to the Council's conditions of consent endorsed on DP 9619

Land Covenant in Easement Instrument 10169797.1 - 26.8.2015 at 4:49 pm



Copy of our letter and consent form
used in this process

12 February 2019

To the Neighbours of 27 Belmont Lane
Musselburgh
DUNEDIN



Edinburgh
Short Stays

Dear Neighbour

Our Short Stays Group Manager, Veronica Miller wrote to you back in September 2018 to introduce herself as the Property Manager for 27 Belmont Lane and to invite you to contact her in need. I am happy to report that we have not received any direct reports of incidents at the property under our care since that time.

Given the success of our Short Stays business, we are now required to seek Resource Consent to offer the home as short-term accommodation for visitors to Dunedin. We are currently working with Council to complete the consent process.

The granting of the Resource Consent requires your written approval, as an Affected Party to this activity, hence this letter. We are now seeking, via completion of the attached form, your consent to carry-on our Short Stay accommodation business at 27 Belmont Lane, on behalf of the owner of the property.

As this matter is time-critical, we will be following-up via phone call or a personal visit to collect the required forms or to discuss this matter in greater detail. We are of course interested in any feedback you may have and welcome the opportunity to discuss any concerns you wish to raise as part of this process. Should you have any other queries in the meantime, or should you wish to arrange collection of the form, please contact me via the numbers or email below.

Moving forward, you have my assurance that we will continue to maintain the property to the highest of standards, act promptly on any identified issues and respect your quiet enjoyment of this beautiful Private Lane.

Yours sincerely

Mark Miller
General Manager

p 03 470 2513
m 021 272 1480
e MMiller@edinburgh.co.nz

Resource Consent Affected Person(s) Written Approval Form

Important: Please read the back of this form to ensure you are aware of your rights.

Please be aware that these details are available to the public.

To: Resource Consents Team, City Planning, Dunedin City Council, PO Box 5045, Moray Place, Dunedin 9058

I/We (full names): _____

Being the: ☐ Owner and Occupier ☐ Owner ☐ Occupier

of the property situated at (address and/or legal description of your property): _____

have read and understand the information on the reverse side of this page and give written approval to the

proposal by (name of applicant(s)): EDINBURGH REALTY LTD T/A EDINBURGH

SHORT STAYS AS AGENT FOR KWOK LEUNG SOO & KIT MAN CONNIE COO.

to (description of proposed activity): OFFER 27 BELMONT LANE TO SHORT-TERM
VISITORS AS ACCOMMODATION VIA SITES INCLUDING AIRBNB.COM.

on the following property (address of application site): 27 BELMONT LANE,

MUSSELBURGH, DUNEDIN.

☐ I/we have read and understand the application as described above and have signed and dated the application and plans as attached.

If there are multiple owners or occupiers on a site, each party needs to individually sign the application documents and this form; or tick the declaration box below:

☐ I am authorised to give written approval on behalf of all owners and/or occupiers (delete one) of this site.

If signing on behalf of a trust or company, please provide additional written evidence that you have signing authority.

Signed:

A signature is not required if you give your written approval by electronic means

Date: _____ Telephone: _____

Contact person (name, and designation if applicable): _____

Postal address: _____

Email address: _____ Telephone: _____

Method of service: ☐ Email ☐ Post ☐ Other: _____

If you have any queries regarding the Resource Consent process and the role and rights of adversely affected person(s), please contact us before you complete and sign this form and the associated plans.

Resource Consents Team, City Planning Department, Dunedin City Council, Telephone: 03 477 4000
Facsimile: 474 3451, PO Box 5045, Moray Place, Dunedin 9058, www.dunedin.govt.nz



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To: Resource Consents Team, City Planning, Dunedin City Council, PO Box 5045, Moray Place, Dunedin 9058

I/We (full names): Robert Poulin and Diane Guévremont

Being the: ☒ Owner and Occupier ☐ Owner ☐ Occupier

of the property situated at (address and/or legal description of your property):

31 Belmont Lane

DCC
22 FEB 2019
Business Information Services

have read and understand the information on the reverse side of this page and give written approval to the

proposal by (name of applicant(s)): EDINBURGH REALTY LTD T/A EDINBURGH

SHORT STAYS AS AGENT FOR KWOK LEUNG SOO & CITIMAN COMMERCIAL

to (description of proposed activity): OFFER 27 BELMONT LANE TO SHORT-TERM

VISITORS AS ACCOMMODATION VIA SITES INCLUDING AIRBNB.COM.

Following discussion with Mark Miller (Edinburgh Realty), approval is given only if Edinburgh Realty takes the necessary steps to ensure that occupants of 27 Belmont Lane respect the 'no noise after 10pm' rule. [e.g. sign on door, automatic text reminders every night, etc.]

on the following property (address of application site): 27 BELMONT LANE,

MUSSELBURGH, DUNEDIN.

☒ I/we have read and understand the application as described above and have signed and dated the application and plans as attached.

If there are multiple owners or occupiers on a site, each party needs to individually sign the application documents and this form; or tick the declaration box below:

☐ I am authorised to give written approval on behalf of all owners and/or occupiers (delete one) of this site.

If signing on behalf of a trust or company, please provide additional written evidence that you have signing authority.

Signed:

A signature is not required if you give your written approval by electronic means

Date:

10/12/19

Telephone:

027 378 6578

Contact person (name, and designation if applicable):

Robert Poulin

Postal address:

31 Belmont Lane

Email address:

poulin@extra.co.nz

Telephone:

Method of service: ☒ Email ☐ Post ☐ Other

If you have any queries regarding the Resource Consent process and the role and rights of adversely affected person(s), please contact us before you complete and sign this form and the associated plans.

Resource Consents Team, City Planning Department, Dunedin City Council, Telephone: 03 477 4000
Facsimile: 474 3451, PO Box 5045, Moray Place, Dunedin 9058, www.dunedin.govt.nz



Laura Mulder

From: Mark Miller <MMiller@edinburgh.co.nz>
Sent: Thursday, 7 March 2019 01:26 p.m.
To: Planning
Subject: Affected person - Approval form 27 Belmont Lane
Attachments: 4557_001.pdf

Hello

We received this from a neighbour when we recently carried out Resource Consent Affected Person for 27 Belmont Lane. It is from the occupier of 29 Belmont Lane.

Many thanks

Mark Miller



Mark Miller
General Manager

p 03 470 2513

m 021 272 1480

f 03 477 3208

e mmiller@edinburghrealty.co.nz

a 578 George Street,

PO Box 5772, Dunedin 9058

w edinburghrealty.co.nz

Edinburgh
Realty
LTD MREINZ



HIGHLANDERS

Official Real Estate partner
of the Highlanders

Resource Consent Affected Person(s) Written Approval Form

Important: Please read the back of this form to ensure you are aware of your rights.

Please be aware that these details are available to the public.

To: Resource Consents Team, City Planning, Dunedin City Council, PO Box 5045, Moray Place, Dunedin 9058

I/We (full names): Chris Kolimlin

Being the: ☐ Owner and Occupier ☐ Owner ☐ Occupier

of the property situated at (address and/or legal description of your property):

29 Belmont Lane

have read and understand the information on the reverse side of this page and give written approval to the

proposal by (name of applicant(s)): EDINBURGH REALTY LTD T/A EDINBURGH

SHORT STAYS AS AGENT FOR KWOK LEUNG SOO & KIT MAN COMMERCIAL

to (description of proposed activity): OFFER 27 BELMONT LANE TO SHORT-TERM

VISITORS AS ACCOMMODATION VIA SITES INCLUDING AIRBNB.COM.

on the following property (address of application site): 27 BELMONT LANE,

MUSSELBURGH, DUNEDIN.

☒ I/we have read and understand the application as described above and have signed and dated the application and plans as attached.

If there are multiple owners or occupiers on a site, each party needs to individually sign the application documents and this form; or tick the declaration box below:

☐ I am authorised to give written approval on behalf of all owners and/or occupiers (delete one) of this site.

If signing on behalf of a trust or company, please provide additional written evidence that you have signing authority.

Signed: [Signature]

A signature is not required if you give your written approval by electronic means

Date: 12/02/2019

Telephone: 03 456 11 65

Contact person (name, and designation if applicable):

Postal address:

Email address:

Telephone:

Method of service: ☒ Email ☐ Post ☐ Other

If you have any queries regarding the Resource Consent process and the role and rights of adversely affected person(s), please contact us before you complete and sign this form and the associated plans.

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