

Application Form for a Resource Consent

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

Application Details

✓ We EXCHANGE RENAISSANCE LTD. (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

Brief description of the proposed activity: SEE ATTACHED

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 etc) of the site

Street Address of Site: 201 PRINCES ST, DN

Legal Description: LOT 2 DP 459721, LOT 5 DP 459721, LOT 1 DP 485496.

Certificate of Title: _____

Address for correspondence (this will be the first point of contact for all communications for this application)

Name: GEOFF TERPSTRA, LAWRIE DESIGN CO (applicant/agent (delete one))

Address: 19 CLAREMONT ST.

Postcode: 9010

Phone (daytime): 021 2056478 Fax: _____ Email: geoff@laurie.co.nz

Address for Invoices or Refunds (if different from above)

Name: _____

Address: _____

Bank Account Name: _____

Account Number:

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Bank Branch

Account Number

Suffix

Ownership of the site

Who is the current owner of the site? EXCHANGE RENAISSANCE LTD.

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

Address: _____ Postcode: _____

Phone (daytime): _____ Fax: _____ Email: _____

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).

04/2017

(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.

SEE ATTACHED

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.

AS ABOVE

(Attach separate sheets if necessary)

District plan zoning

What is the District Plan zoning of the site?

CENTRAL ACTIVITY

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.

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.

SEE ATTACHED

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: NONE

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

(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): [Signature] Date: 10/10/2016

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.

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

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)

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: _____

**INFORMATION IN SUPPORT OF A RESOURCE CONSENT APPLICATION FOR:
EXCHANGE RENAISSANCE LTD
STANTON BUILDING, 201 PRINCES, DUNEDIN**

DESCRIPTION OF SITE AND EXISTING ACTIVITY

The site at 201 Princes street is occupied by 2 separate buildings; the Standard building which fronts Princes Street, and the Stanton building behind which together occupy the entire site. This application relates to the Stanton building only.

The site is within the North Princes Street Townscape and the Central Activity Zone. Only the façade of the Stanton building Princes Street is listed under Schedule 25.1 of the district plan. Over the years the building has been used as a banking chamber, offices and file storage and most recently the temporary home of the High Court. It has been unoccupied since 2002 and was purchased by the current owners in 2009 who have consent to refurbish the existing levels of the building which is nearing completion.

The Stanton building is bounded by other commercial buildings on 4 of its 5 sides; to the south by the former BNZ building at 205 Princes Street (corner of Princes and Lower Rattray) and the former Mooney's building at 3 Rattray street; to the south east by premises currently occupied by La Maison; to the north by the former National Bank building at 193 Princes Street; and to the west by the Standard building. The remaining façade fronts the existing right of way (Robson Alley) which forms the eastern boundary, with the Dowling Street carpark beyond.

The Stanton building is a 4 level commercial structure originally designed and constructed as warehousing and clothing workrooms with lofty stud heights and generous glazing. It is worth noting that the building was designed to be 2 levels higher, but these levels were never built apart from the floor slab and stair access for the next level (5th floor) which were poured at the time of construction. The slab and stair access were subsequently roofed over with 2 separate roof structures when it was decided not to proceed higher. The western roof structure has since been removed and the existing slab waterproofed to create a roof terrace. The eastern roof structure remains protecting the in-situ concrete stair access to this level.

DESCRIPTION OF PROPOSED ACTIVITY

The proposal is to build apartment atop the existing historic 5th level floor slab at the eastern end of the Stanton building as a permanent home for building owners Ted & Ita Daniels. This activity is permitted under rule 9.5.1(iii) of the zone.

The lean-to roof structure that exists over this part of the building to protect the existing stairwell pitches from the west down to east terminating behind parapet walls at the east and south eastern boundaries. The roof is attached to a full height double brick wall to the west and angled double brick parapet walls to the south and north that transition into the level parapets at the boundary. It is proposed to remove this existing roof structure but retain the double brick support walls and incorporate these historic features into the new dwelling. The stairwell will remain to provide access to the proposed apartment. The brick walls, particularly the wall to the west, are in poor repair and will require seismic strengthening. In anticipation of this a new concrete bond beam is shown in the proposed design running across the top of the western wall, which may also transition down the angled parapet walls depending on the conclusions of a structural assessment of the building to be undertaken by Stephen MacKnight.

The general shape and layout of the proposed floor plan is informed by the existing footprint of the building which is quirky due to the angled boundaries to the east and south east. The apartment will

incorporate a large open plan kitchen/dining/living space, study, two bedrooms and ablutions as well as a mezzanine level over the existing stairwell. Outdoor amenity space is proposed to the east for morning sun, and to the west onto the existing roof terrace. The apartment and outdoor spaces will offer 360 degree views of Dunedin and its environs including dramatic views across the Queens gardens to the harbour and peninsula beyond to the east.

The existing historic fabric is one defining exterior element of the apartment, another is the dramatic pleated roof form which straddles the building north to south in a splayed, fan-like pattern of linked gables with differing pitches. The roof will be offset from the exterior walls by a band of clerestory windows giving the roof structure a light, hovering effect. Aesthetically this design references the buildings history as a warehouse and factory, with saw tooth roofs typical of the vernacular, while on a practical level it offers multiple north facing planes upon which to mount solar panels for energy generation. The desire is to make the apartment as close to energy neutral as possible.

The roof will be pre-fabricated in cross laminated timber (CLT), craned and assembled on site then overlaid with coloursteel tray roofing. The timber underside of the panels will be expressed throughout the interior of the apartment in contrast to the exposed concrete floor slab.

The balance of the exterior will be new walls and materials. New timber framed walls will emerge from inside the existing tapered brick walls along the north and south facades, becoming more obvious as the tapers decrease to the east. It is proposed to clad these in Titan board façade panels. The east façade will be set back from the boundary to minimise bulk and to also provide the eastern outdoor space. This elevation will be mainly glazed with sliding doors leading out onto the outdoor space and large windows offering views to the Queens Gardens and the harbour beyond.

Access to the apartment will be via the existing internal stair and also the western roof terrace back to elevator and stairs in the Standard Building. Existing internal car parking is available on site within the existing basement level with access from Robson Lane. A private pedestrian access way also exists from Lower Rattray Street, between the former BNZ and Mooney's buildings.

It is also proposed to develop the existing roof terrace with the installation of a new pergola structure, seating and plantings, BBQ and spa pool area. The pergola structure will be fabricated from steel and will be combined with timber screens to provide sheltered seating and viewing areas, and privacy to the spa area. Raised planters for vegetables in in-situ concrete and/or recycled timber will also feature.

BREACHES OF THE DISTRICT PLAN RULES

The site is zoned Central Activity within the North Princes Street Townscape. The proposal will breach the following District Plan rules:

- 9.5.2 (ii) Height
The proposal will exceed the maximum permitted height of 11m in the Central Activity Zone. The height of the existing building is approximately 17m with the proposed apartment an additional 4.75m above that.
- 13.7.1 (ii) (a) Non-visibility from a public place
The proposal will be visible from nearby public places including the Dowling Street carpark, Lower Rattray Street and the Queens Gardens and will therefore be a non-permitted activity within the North Princes Street Townscape. However this is permitted as a discretionary activity under rule 13.7.3 (ii)

ASSESSMENT OF ENVIRONMENTAL EFFECTS

Breach of rule 9.5.2(ii) and effects on precinct values

The existing skyline within the immediate vicinity is not uniform in height and generally does not comply with height limitations of the Plan. Like its neighbours, the existing structure (the Stanton building) precedes the District Plan and in itself breaches the maximum permitted height under the plan standing at approximately 17m to the parapet at the east but this will not result in skyline dominance as neighbours at 193, 169 and 155 Princes Street will still be as tall as, or taller, than this- refer attached super-imposed photographic image, (Appendix A), and 3D modelling shown on sheet A01 of the attached architectural drawings. The proposed new structure will be nestled between the surrounding buildings, the increase in height will therefore be in context and so the effects of the breach of this rule will no more than minor.

It is also worth noting that the original design of the Stanton building was for a further two levels which, while subsequently not built, would have potentially added a further 9-10m to this height. In considering this broader historic context the additional height of the proposed structure is within the overall height envisioned by the original designers.

Breach of rule 13.7.1(ii) (a) and effects on precinct values

The Princes Street frontage of the Standard building is the only item listed in schedule 25.1 of the District Plan for this address. The Stanton building is to the rear and separate to Standard building although it shares the same address and is on the same title. The proposal therefore does not breach rule 13.7.1 (i). The proposed new structure will be positioned atop the existing Stanton building at the very rear of the site and will not be visible from Princes Street and no impact on this streetscape. While the proposed addition will be visible from lower Rattray Street, it has no frontage to it, and as such, will also have no impact on this streetscape.

The neighbouring buildings in the precinct are of mixed heritage ranging from the grand Victorian buildings at 205, 201 and 193 Princes Street to buildings at 155 and 169 Princes street which were built in the later part of the 20th century. Like the Princes Street frontages, the rear of all these buildings reflects their heritage and presents a mix of styles. It is the rear that forms the context for the proposed new structure, and it is the predominant public view as seen from the vicinity of the Dowling street carpark and the Queens gardens.

Typical of the vernacular, the rear of the Victorian buildings in the precinct are utilitarian, functional and plain with little or no heritage detailing in contrast to their ornate Princes Street facades. While the proposed new structure will be visually different to its immediate Victorian neighbours, when viewed against the relatively ordinariness of their rear facades the impact on heritage values will be no more than minor. Further, the proposed re-use of existing exterior walls and referencing of vernacular roof shapes will help integrate the proposed new structure into the surrounding Victorian context. The new structure will also align with the more 'modern' rear facades of the office buildings at 155 and 169 Princes Street, and sit comfortably beside the contemporary additions and alterations recently made to rear of its immediate neighbour at 193 Princes Street.

Bulk and location

The proposed new structure will be positioned atop the existing Stanton building which fronts the eastern boundary of the site. To minimise bulk as viewed from the public spaces identified above, the apartment will be predominately single level (with mezzanine) and be positioned back from the existing building frontage. The mezzanine level will be at the rear of the structure so will have little or no impact on bulk as viewed from the east. Integrating the exterior walls of the existing building will also help reduce bulk when viewed from the south east as it will appear to emerge from the existing fabric.

The pleated roof form will be an obvious feature of the new structure but this will be ameliorated by the band of clerestory windows separating it from the solidity of the exterior walls thus giving a lightness to the overall structure, further enhanced by the extensive use of glazing to the east elevation. It is also proposed to use a recessive colour scheme on the apartment and the Stanton building under which will further reduce the apparent size of the apartment as viewed from below, refer attached super-imposed photographic image, (Appendix A).

Transportation

As a residential activity, under rule 9.5.2 (v) on-site car parking is not required. However, internal car parking will be available on site within the existing basement level with access from Robson Lane.

Rubbish and storage areas

Rule 9.5.2 (vi) requires that refuse and refuse containers be screened from public view. It is proposed to store these items in the basement in compliance with the rule.

Noise insulation and ventilation

Marshall Day, acoustic consultants, will be engaged to assess the acoustic performance of the structure and to advise on appropriate systems to achieve the minimum performance standard required by rule 9.5.2 (x). Similarly, Aircomm Ltd, mechanical consultants, will be engaged to design mechanical ventilation to the two bedrooms as required by this rule. Both consultants will provide appropriate certification to be included with the documentation lodged with the Building Consent application for the project.

Provision of Stormwater, Water and Sewerage

It is proposed to connect to existing services.

AFFECTED PARTIES

The Stanton building is bounded by other commercial buildings on 4 of its 5 sides as previously described. The remaining façade fronts the existing right of way (Robson Alley) which forms the eastern boundary, with the Dowling Street carpark beyond. It is contended none are adversely affected by the proposed increase in height. Photographs of the proximity of neighbouring buildings are attached as appendices B (i) – (iii).

The former BNZ building at 205 Princes Street is on the south boundary but presents blank walls parallel to the site. The outlook from windows in the wall perpendicular to the site will be oblique and relatively unchanged with the existing tapered existing brick parapet being the dominant feature. The main view to the harbour is unaffected by the proposal. Sun penetration is also unaffected.

The former Mooney's building at 3 Rattray street also on the south boundary, and premises currently occupied by La Maison on the SE boundary are two levels below the level of the proposed development. Views from these buildings, and sun penetration, will be unaffected.

The Standard building to the north is owned by the applicant. The former National Bank building at 193 Princes Street will overlook the proposed new apartment at the western end but activity in the building is commercial and largely contained to standard office hours. Additionally, the view of the apartment will be largely of the existing brick wall. Window treatments by the applicants to the mezzanine level will mitigate any privacy issues that may occur. Where the building is below the level of the proposed new apartment along the north boundary, views or sun penetration will not be interrupted.

APPENDIX A



APPENDIX B (I)



WEST BOUNDARY: STANDARD BUILDING 201 PRINCES ST

FORMER NATIONAL BANK BUILDING 193 PRINCES ST

APPENDIX B (II)

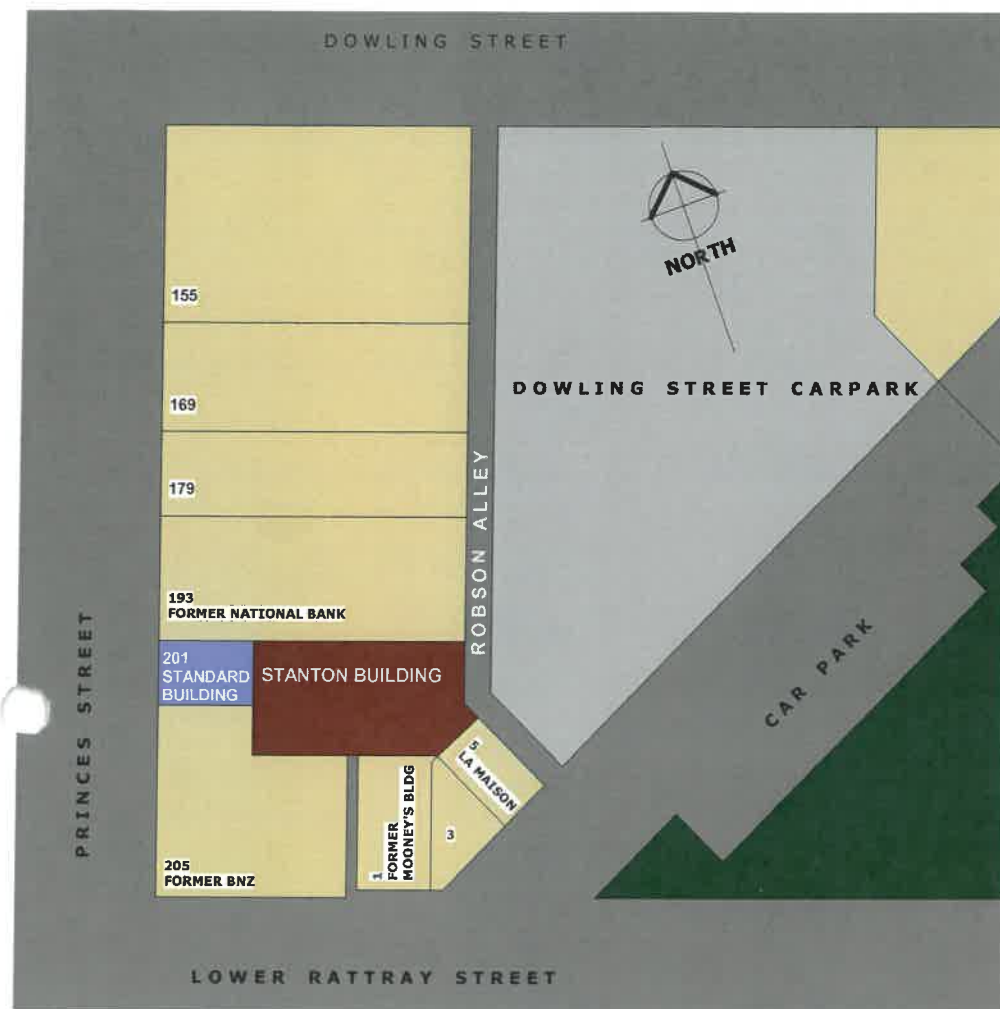


SOUTH BOUNDARY: FORMER BNZ BUILDING 205 PRINCES ST

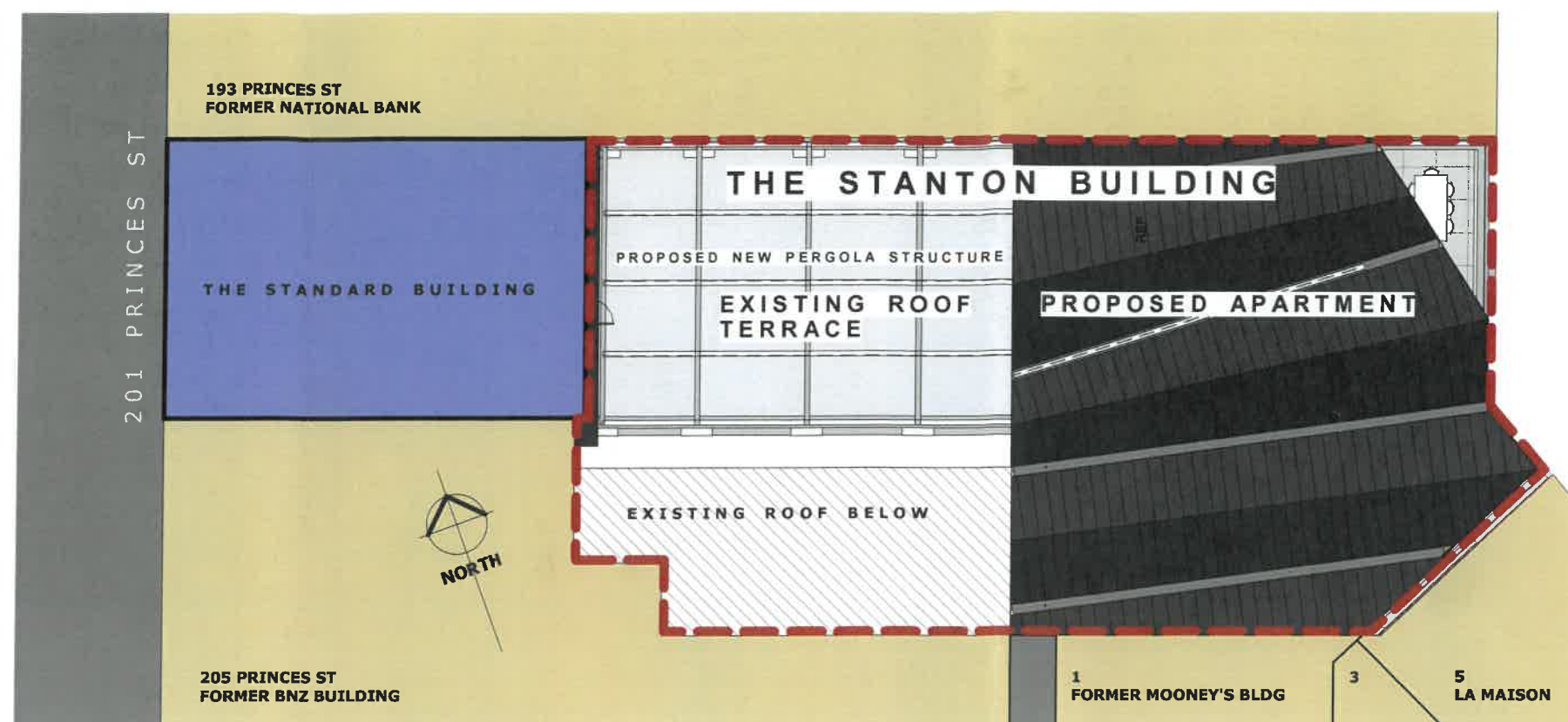
APPENDIX B (III)



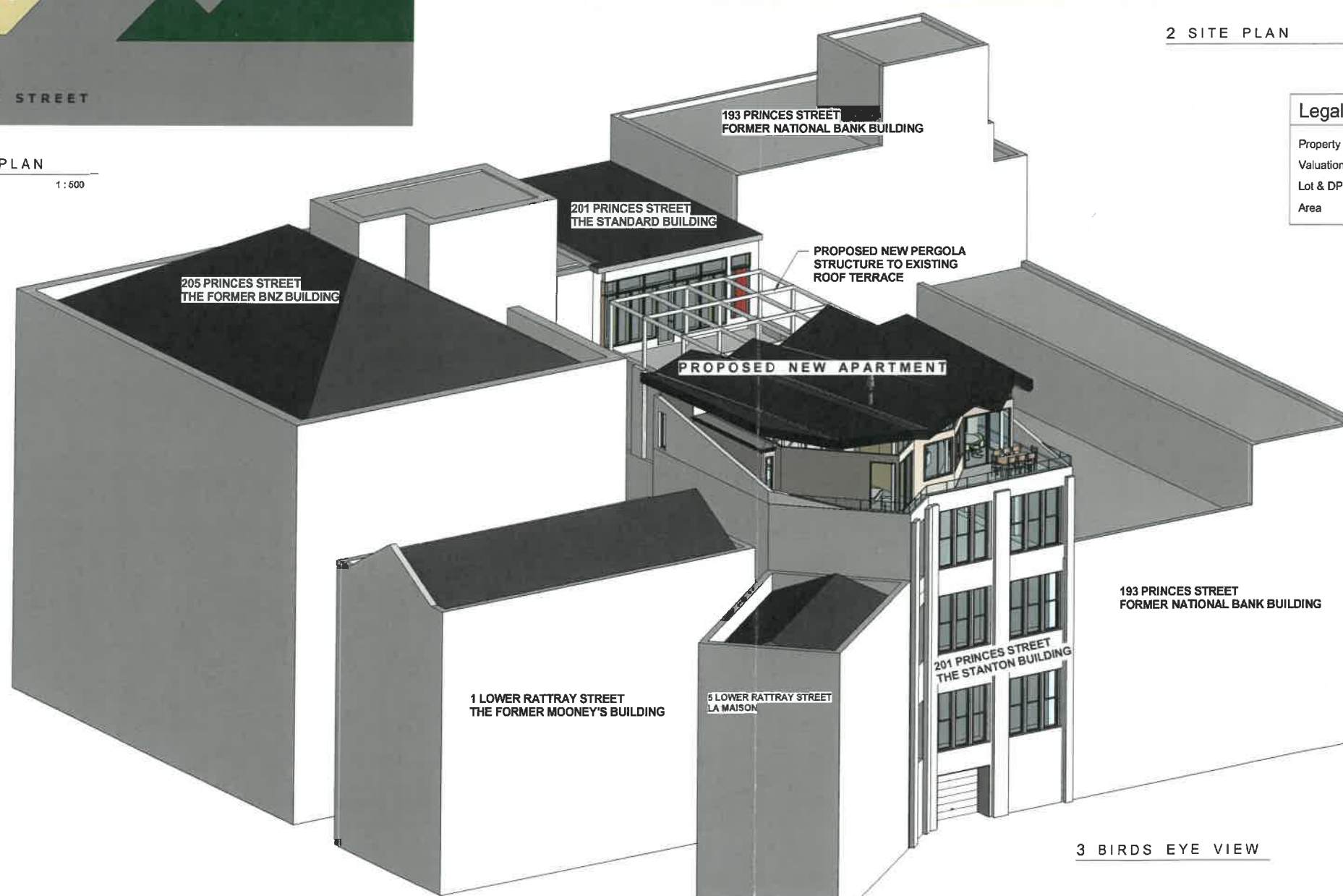
NORTH BOUNDARY: FORMER NATIONAL BANK BUILDING 193 PRINCES ST
169 PRINCES ST BEYOND (NOT ON BOUNDARY)



1 LOCATION PLAN
1 : 500



2 SITE PLAN
1 : 100



3 BIRDS EYE VIEW

Legal Description

Property Number	5122343
Valuation Number	27170-62502
Lot & DP	LOT 2 DP 459721
Area	507m ²



NOTES :
 1. Check & confirm all dimensions on site
 2. Do not scale off these drawings
 3. This plan is to be read in conjunction with the accompanying specification and consultants drawings

Copyright : the copyright of these drawings, CAD files and all parts thereof remain the property of LOWRISE DESIGN COMPANY LTD

Revision Schedule

REV	DATE	SHEET	DESCRIPTION

NEW APARTMENT FOR:
EXCHANGE RENAISSANCE LTD
 Address:
 201 PRINCES STREET, DUNEDIN

LOCATION PLAN, SITE PLAN & PERSPECTIVE

Job No: 10/10/2016 12:12:14 p.m.
 Drawn By: GPT ISSUED: 10/10/16

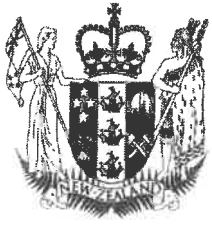
RESOURCE CONSENT ISSUE
NOT FOR CONSTRUCTION

A01



Copyright : the copyright of these drawings, CAD files and all parts thereof remain the property of LOWRISE DESIGN COMPANY LTD

A03



COMPUTER FREEHOLD REGISTER UNDER LAND TRANSFER ACT 1952



R. W. Muir
Registrar-General
of Land

Search Copy

Identifier 724767
Land Registration District Otago
Date Issued 19 November 2015

Prior References

601281 690127

Estate Fee Simple
Area 507 square metres more or less
Legal Description Lot 2, 5 Deposited Plan 459721 and Lot 1
Deposited Plan 485496

Proprietors

Exchange Renaissance Limited

Estate Fee Simple - 1/2 share
Area 17 square metres more or less
Legal Description Part Section 55 Block IX Town of
Dunedin

Proprietors

Exchange Renaissance Limited

Interests

Subject to a right to convey stormwater, waste water sewage and liquid household refuse over part Lot 5 dotted over the black line contained herein created by Transfer 50702 - 16.6.1910 at 10:30 am

Appurtenant to Lot 5 DP 459721 formerly part Section 48 and Section 55 Block IX Town of Dunedin and part Section 55 Block IX Town of Dunedin is a right of way and a right to convey stormwater, waste water sewage and liquid household refuse created by Transfer 50702 - 16.6.1910 at 10:30 am

Appurtenant to Lot 5 DP 459721 formerly part Section 48 and Section 55 Block IX Town of Dunedin and part Section 55 Block IX Town of Dunedin is a right of way created by Transfer 546568.5 - 11.12.1980 at 11:35 am

The right of way created by Transfer 546568.5 is subject to the Councils condition of consent endorsed on DP 11309

Appurtenant to Lot 5 DP 459721 formerly part Section 48 and Section 55 Block IX Town of Dunedin and part Section 55 Block IX Town of Dunedin is a right of way created by Transfer 5004963.3 - 5.7.2000 at 2:50 pm

Subject to Section 241(2) Resource Management Act 1991 (affects DP 459721) (Affects Lots 2 & 5 DP 459721 and Part Section 55 Block IX Town of Dunedin)

Appurtenant to Lots 2 & 5 DP 459721 and part Section 55 Block IX Town of Dunedin is a right of way (pedestrian only) and a right to convey water, electricity, gas, telecommunications and computer media and a right to drain water and sewage created by Easement Instrument 9552287.8 - 19.11.2015 at 5:35 pm

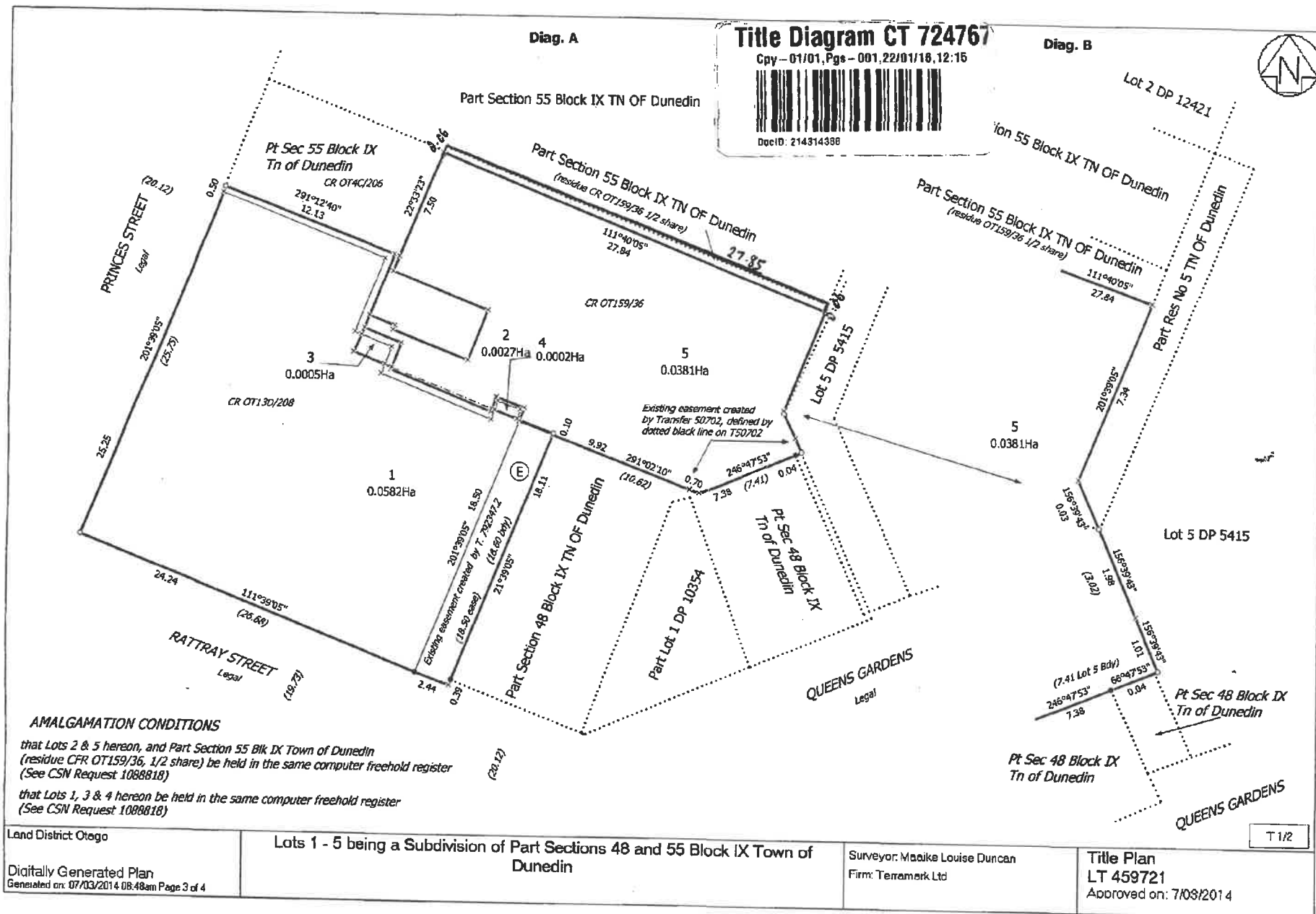
The easements created by Easement Instrument 9552287.8 are subject to Section 243 (a) Resource Management Act 1991

Appurtenant to Lots 2 & 5 DP 459721 and Lot 1 DP 485496 is a party wall right created by Easement Instrument

Identifier **724767**

9552287.9 - 19.11.2015 at 5:35 pm

The easements created by Easement Instrument 9552287.9 are subject to Section 243 (a) Resource Management Act 1991



Diag. A



Princes Street
Legal Road
(20.12)

Part Section 55
Block IX
TN OF Dunedin
CR OT139/90

111°08'00"
12.60

CR OT4C/206 ltd.

1
0.0099Ha

Part Section 55 Block IX TN OF Dunedin
CR OT139/90 1/2 share CR 601281 1/2 share

Lot 5
DP 459721
CR 601281

Lot 1
DP 459721
CR 601280

12.13 291°12'40"
(12.46 bdy)

202°33'23"
7.50 (7.94 bdy)

Lot 2
DP 459721
CR 601281

0.33

Land District: Otago

Digitally Generated Plan
Generated on: 22/07/2015 10:19am Page 2 of 2

Lot 1 being Pt Sec 55 Blk IX Town of Dunedin

Surveyor: Geoffrey William Bates
Firm: Terramark Ltd

Title Plan
DP 485496

Deposited on: 14/07/2015

T 1/1