

## Transitional Exemption Certificate for Large Apartment Development

This transitional exemption certificate (**Certificate**) is granted under Schedule 1AA, clause 6 of the Overseas Investment Act 2005 (**Act**).

<b>Case number</b>	201900060
<b>Decision date</b>	8 March 2019
<b>Development</b>	428– 430 and 448 Dominion Road, Mt Eden, Auckland as defined in the Appendix.
<b>Expiry Date</b>	22 August 2023.
<b>Developer</b>	Young&Partners Limited (company number 6248402).

The following details are not conditions of the Certificate but describe its scope and limits.

<b>Details</b>
<b>Eligible dwellings</b>
<ol style="list-style-type: none"> <li>1. This Certificate applies to 100% of the <b>new</b> dwellings in the Development (being only residential (but not otherwise sensitive) land).</li> <li>2. This Certificate <u>does not</u> apply to any dwelling that was completed prior to 22 August 2018. (A dwelling is <b>new</b> if that dwelling was not completed at 22 August 2018).</li> </ol>
<b>Permitted vendor</b>
<ol style="list-style-type: none"> <li>3. A person may acquire residential (but not otherwise sensitive) land from the Developer in reliance on this exemption as the first sale of that land.</li> </ol>
<b>Transactions</b>
<ol style="list-style-type: none"> <li>4. A person must acquire any land in reliance on this exemption before the Expiry Date.</li> </ol>

## Appendix - Development

1. This transitional exemption certificate applies to that development, being approximately 0.20369 hectares located at 428 – 430 and 448 Dominion Road, Mt Eden, Auckland.
2. The land is currently comprised in record of title NA1381/70 and unit titles NA84D/682, NA84D/683, NA84D/684, NA84D/685, NA84D/686 and NA84D/687 (supplementary record sheet NA84D/688).

The unit titles NA84D/682 – NA84D/687 have been included as current descriptors for the land being developed. The existing unit title development will be cancelled as part of the Eden View Apartments development.

3. The following image indicates the boundaries of the development.



4. If there is any inconsistency between the boundary in the image and the land area as defined in certificates of title, the land area prevails.