



# Record of Survey - DP 523599

---

**Survey Number** DP 523599  
**Surveyor Reference** 21-1115 Lakewood  
**Surveyor** Dallas James Miller  
**Survey Firm** BCD Group Limited  
**Surveyor Declaration** I Dallas James Miller, being a licensed cadastral surveyor, certify that--  
(a) this dataset provided by me and its related survey are accurate, correct and in accordance with the Cadastral Survey Act 2002 and Cadastral Survey Rules 2021; and  
(b) the survey was undertaken by me or under my personal direction.  
Declared on 22 Oct 2021 05:09 PM

---

## Survey Details

**Dataset Description** Simple Redevelopment of Units PU43A & PU44A on Lot 1 DP 542471  
**Purpose** Simple Redevelopment Unit Plan  
**Status** Deposited **Type** Survey  
**Land District** South Auckland **Survey Class** Class A  
**Meridional Circuit** Mount Eden 2000 **Vertical Datum** Moturiki 1953

---

## Survey Dates

**Surveyed Date** 09/09/2021 **Certified Date** 22/10/2021  
**Submitted Date** 22/10/2021 17:09:58 **Survey Approval Date** 19/11/2021  
**Deposit Date** 22/10/2021

---

## Referenced Surveys

Survey Number	Land District	Bearing Correction
DP 523599/I	South Auckland	0°00'00"
DP 542471	South Auckland	0°00'00"

---

## Territorial Authorities

Waipa District

---

## Comprised In

RT 847630  
RT 974606  
RT 1001368

---

## Created Parcels

Parcels	Parcel Intent	Area	RT Reference
Principal Unit 44B Deposited Plan 523599	Principal Unit		1019173
Principal Unit 43B Deposited Plan 523599	Principal Unit		1019172
<b>Total Area</b>		<hr/> 0.0000 Ha	



COMMON PROPERTY

Existing Easement ZY

Verandah

COMMON PROPERTY

**NOTES:**

CLW = Centerline of wall framing

LEW = Line of exterior face of cladding or conc wall panels

LEWE = Line of exterior face of cladding or conc wall panels extended

PU43B & PU44B horizontal boundaries are the centreline of interior common wall framing, line of exterior face of wall cladding, exterior faces of windows and doors and extensions thereto unless shown otherwise.

PU43B & PU44B upper vertical limit is the exterior face of roof cladding, wall parapet and box gutters unless shown otherwise.

PU43B & PU44B lower vertical limit is 0.30m below the top of ground floor concrete floor slab.

COMMON PROPERTY

86°32'40"

34.96

Existing Easement N DP 542471

266°32'40"

45.20

Lot 2 DPS 61049



5.30

LEW

AREA ZY southern boundary coincident with LEW

PU44B

1001368

LEW

86°32'40"

13.86

Existing Easement P DP 542471

176°32'40"

3.00

86°32'40"

13.86

3.00

CLW

PU43B

974606

LEW

PU42A

PU41A

PU39A

266°32'40" 51.00

COMMON PROPERTY

176°32'40" (6.00)

Lot 2 DPS 48253

TERRITORIAL AUTHORITY:  
**WAIPA DISTRICT**

LAND DISTRICT:  
**SOUTH AUCKLAND**

DATE:  
**August 2021**



BCD Hamilton Ph 0508 223 47687  
Level 1, 220 Tristram Street Hamilton 3204  
PO Box 9421 Waikato Mail Centre, Hamilton

ORIGINAL DWG. SIZE A3

SCALE:

DRAWING No.  
21-1115-D1

SHEET No.  
01

ISSUE  
3

**DP 523599**

**SIMPLE REDEVELOPMENT OF UNITS  
PU43A & PU44A ON LOT 1 DP 542471**



**NOTES:**

CLW = Centerline of wall framing

LEW = Line of exterior face of cladding or conc wall panels

LEWE = Line of exterior face of cladding or conc wall panels extended

PU43B & PU44B horizontal boundaries are the centreline of interior common wall framing, line of exterior face of wall cladding, exterior faces of windows and doors and extensions thereto unless shown otherwise.

PU43B & PU44B upper vertical limit is the exterior face of roof cladding, wall parapet and box gutters unless shown otherwise.

PU43B & PU44B lower vertical limit is 0.30m below the top of ground floor concrete floor slab.

Section O - O' is typical for PU44B

Easement Boundary

COMMON  
PROPERTY

Existing Easement  
P DP 542471

COMMON  
PROPERTY

PU43B

Top of floor slab

COMMON  
PROPERTY

COMMON  
PROPERTY

Verandah

LEW

LEW

**Section O - O'**

TERRITORIAL AUTHORITY:  
**WAIPA DISTRICT**

LAND DISTRICT:  
**SOUTH AUCKLAND**

DATE:  
**August 2021**

**SIMPLE REDEVELOPMENT OF UNITS  
PU43A & PU44A ON LOT 1 DP 542471**



BCD Hamilton Ph 0508 223 47687  
Level 1, 220 Tristram Street Hamilton 3204  
PO Box 9421 Waikato Mail Centre, Hamilton

ORIGINAL DWG. SIZE A3

SCALE:

DRAWING No.  
21-1115-D1

SHEET No. 02  
ISSUE 3

**DP 523599**