



Record of Survey - LT 587987

Survey Number	LT 587987
Surveyor Reference	22162 - XL22085 - 28 Olsen Avenue
Surveyor	Michael Trent Lister
Survey Firm	KW Consultants Limited
Surveyor Declaration	I Michael Trent Lister, 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 11 Jul 2024 09:57 AM

Survey Details

Dataset Description	Lot 1 and Height Limited Lots 2 & 3 being a subdivision of Lot 19 DP 39667		
Purpose	LT Subdivision		
Status	Approved as to Survey	Type	Survey
Land District	North Auckland	Survey Class	Class A
Meridional Circuit	Mount Eden 2000	Vertical Datum	New Zealand Vertical Datum 2016

Survey Dates

Surveyed Date	09/02/2023	Certified Date	11/07/2024
Submitted Date	11/07/2024 09:57:17	Survey Approval Date	12/07/2024
Deposit Date			

Referenced Surveys

Survey Number	Land District	Bearing Correction
DP 39667	North Auckland	0°00'00"
DP 516250	North Auckland	0°00'00"
DP 534465	North Auckland	0°00'00"

Territorial Authorities

Auckland Council

Comprised In

RT NA115A/587
RT NA115A/588
RT NA115A/589

Created Parcels

Parcels	Parcel Intent	Area	RT Reference
Lot 1 Deposited Plan 587987	Fee Simple Title	0.0464 Ha	1119638
Height-Limited Lot 2 Deposited Plan 587987	Fee Simple Title	0.0358 Ha	1119639
Height-Limited Lot 3 Deposited Plan 587987	Fee Simple Title	0.0216 Ha	1119640
Area A Deposited Plan 587987	Easement		
Area B Deposited Plan 587987	Easement		
Area C Deposited Plan 587987	Easement		
Area D Deposited Plan 587987	Easement		



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Created Parcels

Parcels	Parcel Intent	Area	RT Reference
Area E Deposited Plan 587987	Easement		
Height-Limited Area F Deposited Plan 587987	Easement		
Area G Deposited Plan 587987	Easement		
Height-Limited Area H Deposited Plan 587987	Easement		
Area I Deposited Plan 587987	Easement		
Area J Deposited Plan 587987	Easement		
Area K Deposited Plan 587987	Easement		
Area L Deposited Plan 587987	Easement		
Area M Deposited Plan 587987	Easement		
Height-Limited Area O Deposited Plan 587987	Easement		
Height-Limited Area P Deposited Plan 587987	Easement		
Height-Limited Area U Deposited Plan 587987	Easement		
Height-Limited Area T Deposited Plan 587987	Easement		
Height-Limited Area Y Deposited Plan 587987	Covenant - Land		
Height-Limited Area Z Deposited Plan 587987	Covenant - Land		
Total Area		0.1038 Ha	



Mark and Vector

Survey Number DP 587987
Meridional Circuit Mount Eden 2000

From	To	Code	Bearing	Adpt Surv	Bearing Correction	Distance	Adpt Surv	Class
LP XVII SO 60528	AP 1 DP 587987	ob0	217°23'40"	M		22.20 M		
AP 1 DP 587987	LP XVI SO 60528	ob92	217°23'40"	M		81.32 M		
LP XVII SO 60528	ALP VI DP 199273	ob1	226°06'20"	M		53.40 M		
ALP VI DP 199273	AP 4 DP 516250	ob11	208°20'40"	M		20.15 M		
AP 4 DP 516250	LP XVI SO 60528	ob12	208°20'40"	M		31.23 M		
AP 4 DP 516250	AP 3 DP 587987	ob13	323°02'00"	M		23.26 M		
AP 3 DP 587987	IB 2 DP 587987	ob93	31°57'00"	M		28.11 M		
IB 2 DP 587987	AP 1 DP 587987	ob104	98°59'00"	M		34.10 M		
LP XVII SO 60528	IS (1) DP 39667	ob2	208°57'20"	A DP 534465	0°00'00"	16.25 A DP 534465		
IS (1) DP 39667	PEG (3) DP 39667	ob6	304°16'00"	A DP 39667	0°00'00"	20.22 A DP 39667		
PEG (3) DP 39667	PEG 25 DP 587987	ob7	208°30'00"	A DP 39667	0°00'00"	30.59 C		Class A
PEG 25 DP 587987	UNMK 46 DP 587987	ob20	208°30'00"	A DP 39667	0°00'00"	4.30 C		Class A
UNMK 46 DP 587987	UNMK 47 DP 587987	ob52	208°30'00"	A DP 39667	0°00'00"	3.00 C		Class A
UNMK 47 DP 587987	ABD 26 DP 587987	ob53	208°30'00"	A DP 39667	0°00'00"	0.85 C		Class A
ABD 26 DP 587987	ABD 27 DP 587987	ob21	208°30'00"	A DP 39667	0°00'00"	13.62 C		Class A
ABD 27 DP 587987	UNMK 53 DP 39667	ob22	208°30'00"	A DP 39667	0°00'00"	2.22 C		Class A
UNMK 53 DP 39667	PEG 10 DP 516250	ob105	208°30'00"	A DP 39667	0°00'00"	0.61 A DP 39667		Class A
PEG (3) DP 39667	PEG (21) DP 39667	ob8	312°48'00"	A DP 39667	0°00'00"	9.70 A DP 39667		
PEG (21) DP 39667	PEG 24 DP 587987	ob9	225°21'00"	A DP 39667	0°00'00"	35.74 C		Class A
PEG 24 DP 587987	UNMK 48 DP 587987	ob18	225°21'00"	A DP 39667	0°00'00"	20.57 C		Class A
UNMK 48 DP 587987	UNMK 49 DP 587987	ob54	225°21'00"	A DP 39667	0°00'00"	2.27 C		Class A
UNMK 49 DP 587987	UNMK 11 DP 39667	ob56	225°21'00"	A DP 39667	0°00'00"	0.95 C		Class A
UNMK 11 DP 39667	PEG (19) DP 39667	ob106	225°21'00"	A DP 39667	0°00'00"	0.64 A DP 534465		Class A
PEG (19) DP 39667	PEG 11 DP 516250	ob16	298°30'00"	A DP 39667	0°00'00"	0.46 A DP 534465		
PEG 11 DP 516250	IS 2 DP 516250	ob90	267°52'20"	A DP 516250	0°00'00"	1.42 A DP 516250		



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From	To	Code	Bearing	Adpt Surv	Bearing Correction	Distance	Adpt Surv	Class
IS 2 DP 516250	AP 4 DP 516250	ob91	120°06'00"	A DP 516250	0°00'00"	32.70	A DP 516250	
PEG (19) DP 39667	PEG 10 DP 516250	ob17	118°30'00"	A DP 39667	0°00'00"	26.84	A DP 39667	Class A
ABD 27 DP 587987	UNMK 37 DP 587987	ob23	298°44'00"	C		3.40	C	Class A
UNMK 37 DP 587987	ABD 28 DP 587987	ob35	298°44'00"	C		6.92	C	Class A
ABD 28 DP 587987	PEG 29 DP 587987	ob24	29°48'00"	C		2.80	C	Class A
PEG 29 DP 587987	UNMK 38 DP 587987	ob25	317°36'00"	C		1.03	C	Class A
UNMK 38 DP 587987	UNMK 39 DP 587987	ob37	317°36'00"	C		11.19	C	Class A
UNMK 39 DP 587987	PEG 30 DP 587987	ob38	317°36'00"	C		1.00	C	Class A
PEG 30 DP 587987	PEG 31 DP 587987	ob26	45°15'00"	C		3.50	C	Class A
PEG 31 DP 587987	UNMK 40 DP 587987	ob28	118°13'00"	C		0.57	C	Class A
UNMK 40 DP 587987	UNMK 41 DP 587987	ob40	118°13'00"	C		1.11	C	Class A
UNMK 41 DP 587987	UNMK 42 DP 587987	ob42	118°13'00"	C		6.20	C	Class A
UNMK 42 DP 587987	PEG 32 DP 587987	ob44	118°13'00"	C		2.65	C	Class A
PEG 32 DP 587987	UNMK 43 DP 587987	ob29	28°13'00"	C		0.84	C	Class A
UNMK 43 DP 587987	ABD 33 DP 587987	ob46	28°13'00"	C		0.30	C	Class A
ABD 33 DP 587987	ABD 34 DP 587987	ob30	118°13'00"	C		1.06	C	Class A
ABD 34 DP 587987	UNMK 35 DP 587987	ob32	28°13'00"	C		2.02	C	Class A
UNMK 35 DP 587987	UNMK 44 DP 587987	ob33	119°09'00"	C		7.49	C	Class A
UNMK 44 DP 587987	UNMK 45 DP 587987	ob48	119°09'00"	C		1.12	C	Class A
UNMK 45 DP 587987	ABD 26 DP 587987	ob50	119°09'00"	C		1.55	C	Class A
PEG 24 DP 587987	ABD 36 DP 587987	ob19	100°53'00"	C		4.10	C	Class A
ABD 36 DP 587987	UNMK 50 DP 587987	ob34	118°33'00"	C		1.10	C	Class A
UNMK 50 DP 587987	UNMK 51 DP 587987	ob58	118°33'00"	C		3.55	C	Class A
UNMK 51 DP 587987	UNMK 52 DP 587987	ob59	118°33'00"	C		9.60	C	Class A



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From	To	Code	Bearing	Adpt Surv	Bearing Correction	Distance	Adpt Surv	Class
UNMK 52 DP 587987	PEG 25 DP 587987	ob62	118°33'00" C			1.60 C		Class A
UNMK 37 DP 587987	UNMK 54 DP 587987	ob36	208°44'00" C			1.00 C		Class A
UNMK 54 DP 587987	UNMK 55 DP 587987	ob64	298°44'00" C			7.92 C		Class A
UNMK 55 DP 587987	UNMK 38 DP 587987	ob65	29°48'00" C			4.13 C		Class A
UNMK 48 DP 587987	PEG 30 DP 587987	ob55	53°46'00" C			6.97 C		Class A
PEG 30 DP 587987	UNMK 40 DP 587987	ob27	53°46'00" C			3.71 C		Class A
UNMK 40 DP 587987	ABD 36 DP 587987	ob41	53°46'00" C			12.46 C		Class A
UNMK 49 DP 587987	UNMK 56 DP 587987	ob57	117°32'00" C			1.38 C		Class A
UNMK 56 DP 587987	UNMK 57 DP 587987	ob66	37°13'00" C			2.04 C		Class A
UNMK 57 DP 587987	UNMK 39 DP 587987	ob67	53°46'00" C			6.75 C		Class A
UNMK 39 DP 587987	UNMK 41 DP 587987	ob39	53°46'00" C			4.08 C		Class A
UNMK 41 DP 587987	UNMK 50 DP 587987	ob43	53°46'00" C			12.45 C		Class A
UNMK 43 DP 587987	UNMK 58 DP 587987	ob47	118°13'00" C			1.36 C		Class A
UNMK 58 DP 587987	UNMK 59 DP 587987	ob68	28°13'00" C			2.02 C		Class A
UNMK 59 DP 587987	UNMK 60 DP 587987	ob69	119°09'00" C			7.19 C		Class A
UNMK 60 DP 587987	UNMK 61 DP 587987	ob70	119°09'00" C			1.12 C		Class A
UNMK 61 DP 587987	UNMK 45 DP 587987	ob72	29°09'00" C			0.30 C		Class A
UNMK 42 DP 587987	UNMK 62 DP 587987	ob45	28°13'00" C			7.73 C		Class A
UNMK 62 DP 587987	UNMK 63 DP 587987	ob73	118°13'00" C			2.52 C		Class A
UNMK 63 DP 587987	UNMK 64 DP 587987	ob74	208°13'00" C			2.73 C		Class A
UNMK 64 DP 587987	UNMK 78 DP 587987	ob75	298°13'00" C			0.16 C		Class A
UNMK 78 DP 587987	UNMK 65 DP 587987	ob108	298°13'00" C			1.20 C		Class A
UNMK 65 DP 587987	UNMK 82 DP 587987	ob77	208°13'00" C			1.49 C		Class A
UNMK 66 DP 587987	UNMK 67 DP 587987	ob78	208°13'00" C			0.60 C		Class A



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UNMK 67 DP 587987	UNMK 43 DP 587987	ob80	118°13'00" C			1.50 C		Class A
UNMK 66 DP 587987	UNMK 69 DP 587987	ob79	118°13'00" C			1.50 C		Class A
UNMK 69 DP 587987	UNMK 70 DP 587987	ob81	118°13'00" C			0.76 C		Class A
UNMK 70 DP 587987	UNMK 71 DP 587987	ob82	28°13'00" C			2.03 C		Class A
UNMK 71 DP 587987	UNMK 72 DP 587987	ob83	119°09'00" C			7.79 C		Class A
UNMK 72 DP 587987	UNMK 73 DP 587987	ob84	119°09'00" C			1.12 C		Class A
UNMK 73 DP 587987	UNMK 47 DP 587987	ob85	99°50'00" C			1.64 C		Class A
ABD 33 DP 587987	UNMK 69 DP 587987	ob31	28°13'00" C			0.30 C		Class A
UNMK 60 DP 587987	UNMK 44 DP 587987	ob71	28°13'00" C			0.30 C		Class A
UNMK 44 DP 587987	UNMK 72 DP 587987	ob49	28°13'00" C			0.30 C		Class A
UNMK 45 DP 587987	UNMK 73 DP 587987	ob51	28°13'00" C			0.30 C		Class A
UNMK 52 DP 587987	UNMK 46 DP 587987	ob63	188°06'00" C			4.59 C		Class A
UNMK 51 DP 587987	UNMK 68 DP 587987	ob60	28°33'00" C			0.30 C		Class A
UNMK 68 DP 587987	UNMK 74 DP 587987	ob86	118°33'00" C			9.60 C		Class A
UNMK 74 DP 587987	UNMK 52 DP 587987	ob87	208°33'00" C			0.30 C		Class A
UNMK 51 DP 587987	UNMK 76 DP 587987	ob61	208°33'00" C			0.30 C		Class A
UNMK 76 DP 587987	UNMK 77 DP 587987	ob88	118°33'00" C			9.60 C		Class A
UNMK 77 DP 587987	UNMK 52 DP 587987	ob89	28°33'00" C			0.30 C		Class A
UNMK 11 DP 39667	UNMK 53 DP 39667	ob107	118°30'00" C			26.65 C		Class A
UNMK 64 DP 587987	UNMK 79 DP 587987	ob76	118°13'00" C			0.16 C		Class A
UNMK 79 DP 587987	UNMK 80 DP 587987	ob109	208°13'00" C			3.28 C		Class A
UNMK 80 DP 587987	UNMK 81 DP 587987	ob110	298°13'00" C			0.32 C		Class A
UNMK 85 DP 587987	UNMK 78 DP 587987	ob118	28°13'00" C			1.51 C		Class A
LP XVII SO 60528	PEG 25 DP 587987	ob3	232°51'00" M			49.17 M		

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From	To	Code	Bearing	Adpt Surv	Bearing Correction	Distance	Adpt Surv	Class
LP XVII SO 60528	ABD 26 DP 587987	ob4	229°27'00"	M		56.70 M		
AP 4 DP 516250	ABD 27 DP 587987	ob14	345°26'00"	M		6.11 M		
AP 3 DP 587987	ABD 28 DP 587987	ob94	156°10'00"	M		8.42 M		
AP 3 DP 587987	PEG 29 DP 587987	ob95	137°44'00"	M		7.13 M		
AP 3 DP 587987	PEG 30 DP 587987	ob96	317°27'00"	M		6.09 M		
AP 3 DP 587987	PEG 31 DP 587987	ob97	346°47'00"	M		7.14 M		
AP 3 DP 587987	PEG 32 DP 587987	ob98	75°35'00"	M		7.90 M		
AP 3 DP 587987	ABD 33 DP 587987	ob99	70°03'00"	M		8.71 M		
AP 3 DP 587987	ABD 34 DP 587987	ob100	74°51'00"	M		9.45 M		
AP 3 DP 587987	ABD 36 DP 587987	ob101	32°27'00"	M		16.64 M		
AP 3 DP 587987	PEG 24 DP 587987	ob102	18°19'00"	M		15.60 M		
AP 3 DP 587987	UNMK 35 DP 587987	ob103	67°08'00"	C		10.94 C		
LP XVII SO 60528	AP 4 DP 516250	ob5	221°15'30"	M		72.84 M		
AP 4 DP 516250	PEG 10 DP 516250	ob15	319°55'00"	M		4.49 M		
PEG 10 DP 516250	ALP VI DP 199273	ob10	41°01'00"	A DP 516250	0°00'00"	18.97 A	DP 516250	
UNMK 82 DP 587987	UNMK 83 DP 587987	ob112	208°13'00"	C		0.30 C		Class A
UNMK 83 DP 587987	UNMK 66 DP 587987	ob115	208°13'00"	C		1.77 C		Class A
UNMK 81 DP 587987	UNMK 84 DP 587987	ob111	28°13'00"	C		1.47 C		Class A
UNMK 84 DP 587987	UNMK 85 DP 587987	ob117	28°13'00"	C		0.30 C		Class A
UNMK 89 DP 587987	UNMK 84 DP 587987	ob123	299°09'00"	C		0.18 C		Class A
UNMK 83 DP 587987	UNMK 84 DP 587987	ob116	119°09'00"	C		1.20 C		Class A
UNMK 82 DP 587987	UNMK 86 DP 587987	ob113	299°09'00"	C		0.15 C		Class A
UNMK 82 DP 587987	UNMK 85 DP 587987	ob114	119°09'00"	C		1.20 C		Class A
UNMK 86 DP 587987	UNMK 87 DP 587987	ob120	208°13'00"	C		0.30 C		Class A



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From	To	Code	Bearing	Adpt Surv	Bearing Correction	Distance	Adpt Surv	Class
UNMK 87 DP 587987	UNMK 83 DP 587987	ob121	119°09'00" C			0.15 C		Class A
UNMK 88 DP 587987	UNMK 89 DP 587987	ob122	208°13'00" C			0.30 C		Class A
UNMK 85 DP 587987	UNMK 88 DP 587987	ob119	119°09'00" C			0.18 C		Class A

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From	To	Code	Chord Bearing	Arc Length	Radius		Adpt Surv
PEG (3) DP 39667	PEG (21) DP 39667	ob124	312°48'00"	9.70	80.47	A	DP 39667

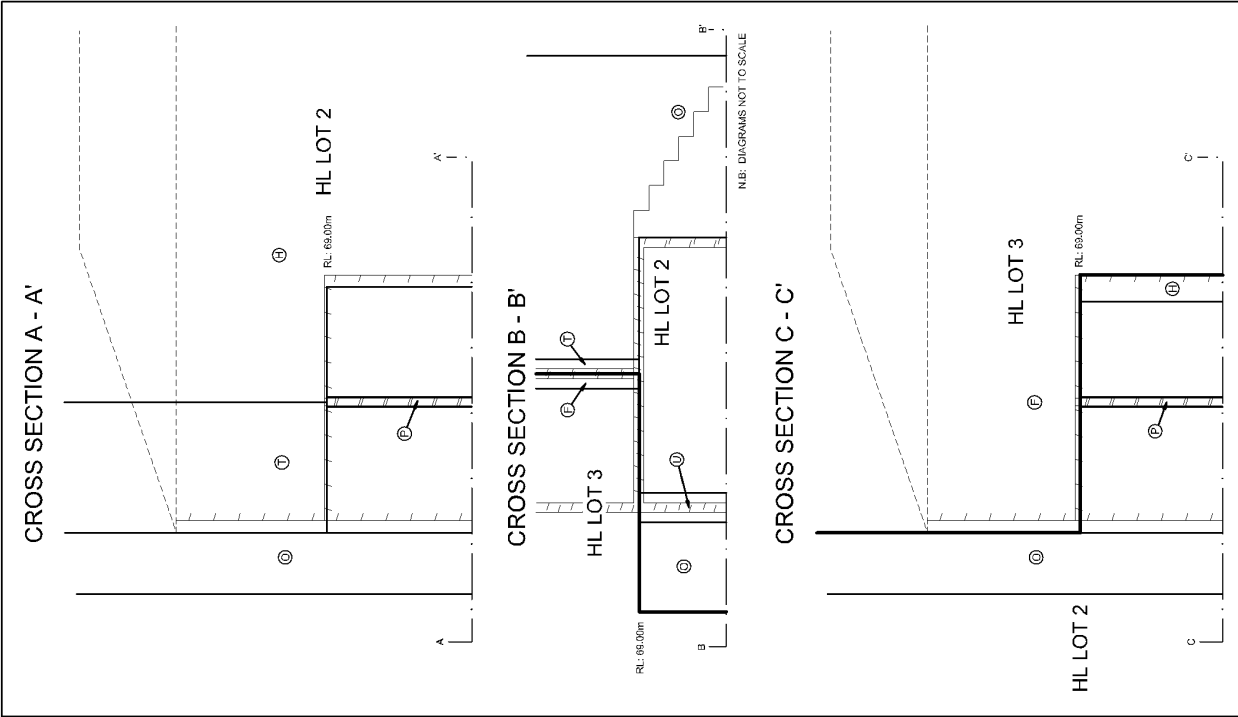
Mark Name	Mark Condition	Description
ALP VI DP 199273		OALP flush in concrete channel.
AP 1 DP 587987		Aluminium Plug flush in concrete footpath.
AP 3 DP 587987		Aluminium Plug flush in concrete footpath.
AP 4 DP 516250		OAP flush in concrete channel.
IB 2 DP 587987		Iron Bar down 0.25m in lawn.
LP XVI SO 60528		OLP flush in concrete channel.
LP XVII SO 60528		OLP flush in concrete channel.
IS (1) DP 39667	Searched For and Not Found	

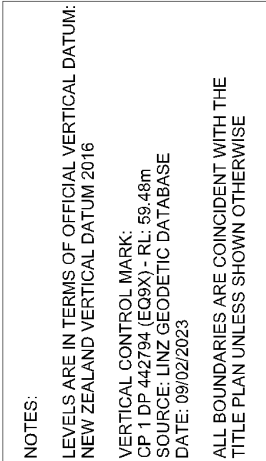
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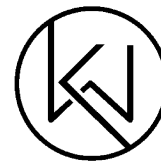
NOTES:
LEVELS ARE IN TERMS OF OFFICIAL VERTICAL DATUM:
NEW ZEALAND VERTICAL DATUM 2016

VERTICAL CONTROL MARK:
CP 1 DP 442794 (EQ9X) - RL: 59.48m
SOURCE: LINZ GEODETIC DATABASE
DATE: 09/02/2023

ALL BOUNDARIES ARE COINCIDENT WITH THE
TITLE PLAN UNLESS SHOWN OTHERWISE

[illegible]





Land Registration District

North Auckland

Plan Number

587987

Territorial Authority

Auckland Council

MEMORANDUM OF EASEMENTS

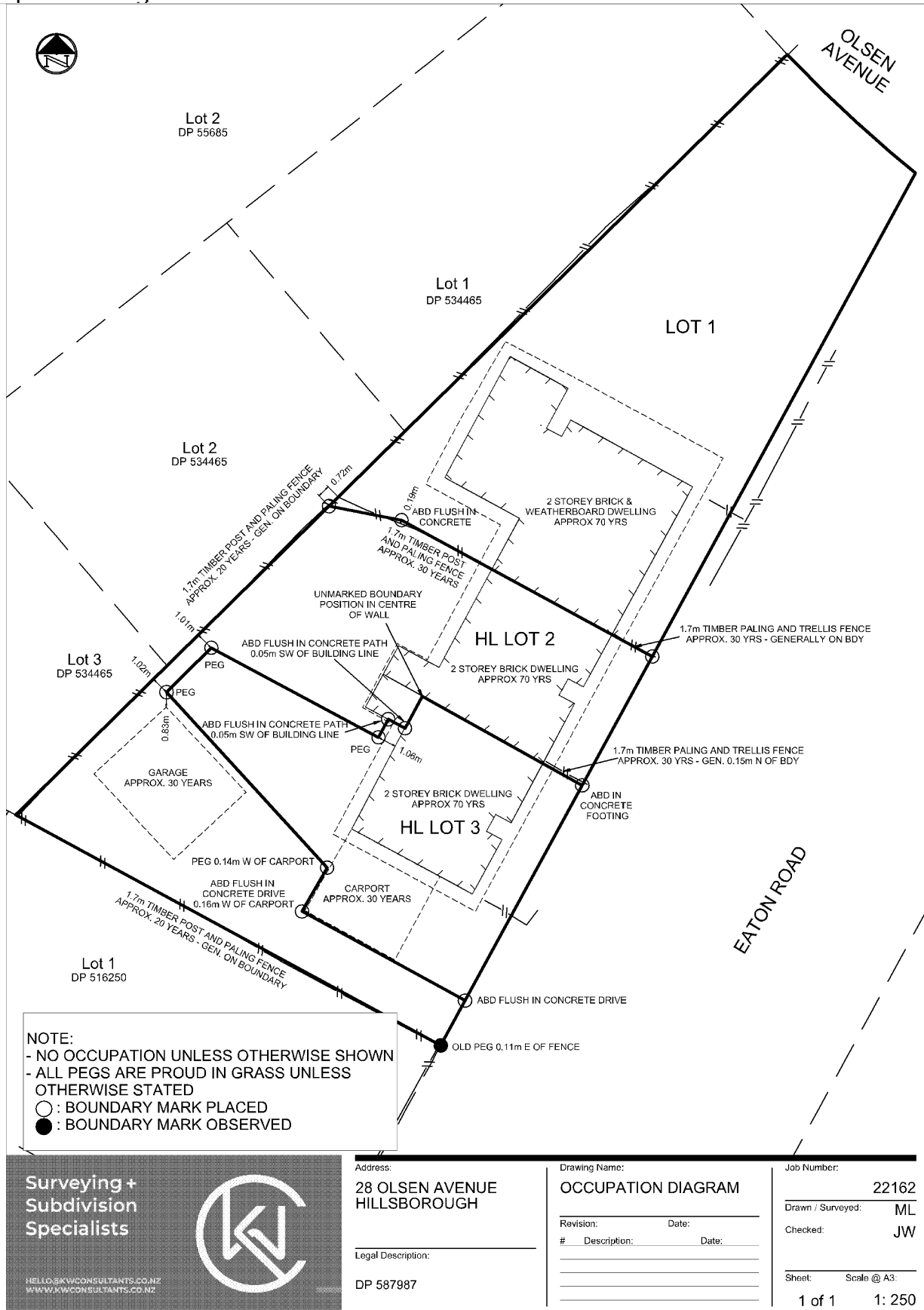
PURPOSE	SHOWN	BURDENED LAND (SERVIENT TENEMENT)	BENEFITED LAND (DOMINANT TENEMENT)	HEIGHT LIMIT
MAINTENANCE	B	HL LOT 2	HL LOT 3	N/A
RIGHT TO DRAIN SEWAGE	C	HL LOT 2	LOT 1 & HL LOT 3	N/A
	D	HL LOT 3	LOT 1 & HL LOT 2	N/A
	E	HL LOT 2	LOT 1	N/A
PARTY WALL MAINTENANCE	HL-F	HL LOT 3	HL LOT 2	REFER TO HEIGHT LIMITED BOUNDARY DIAGRAM
	HL-H	HL LOT 2	HL LOT 3	
	I	HL LOT 2	HL LOT 3	N/A
	G	HL LOT 3	HL LOT 2	
	HL-T	HL LOT 2	HL LOT 3	LOWER LIMIT: RL: 69.00m
	K	HL LOT 2	LOT 1	N/A
	L	LOT 1	HL LOT 2	
RIGHT TO DRAIN WATER	I & J	HL LOT 2	HL LOT 3	N/A
	G	HL LOT 3	HL LOT 2	
RIGHT TO CONVEY TELECOMMUNICATIONS	M	HL LOT 2	LOT 1	N/A
PEDESTRIAN RIGHT OF WAY & MAINTENANCE	HL-O	HL LOT 2	HL LOT 3	REFER TO HEIGHT LIMITED BOUNDARY DIAGRAM
	HL-T	HL LOT 2	HL LOT 3	
MAINTENANCE SUPPORT	HL-P & HL-U	HL LOT 2	HL LOT 3	UPPER LIMIT: RL: 69.00m

SCHEDULE OF EASEMENTS IN GROSS			
PURPOSE	SHOWN	BURDENED LAND (SERVIENT TENEMENT)	GRANTEE
RIGHT TO CONVEY TELECOMMUNICATIONS	M	HL LOT 2	CHORUS NEW ZEALAND LTD

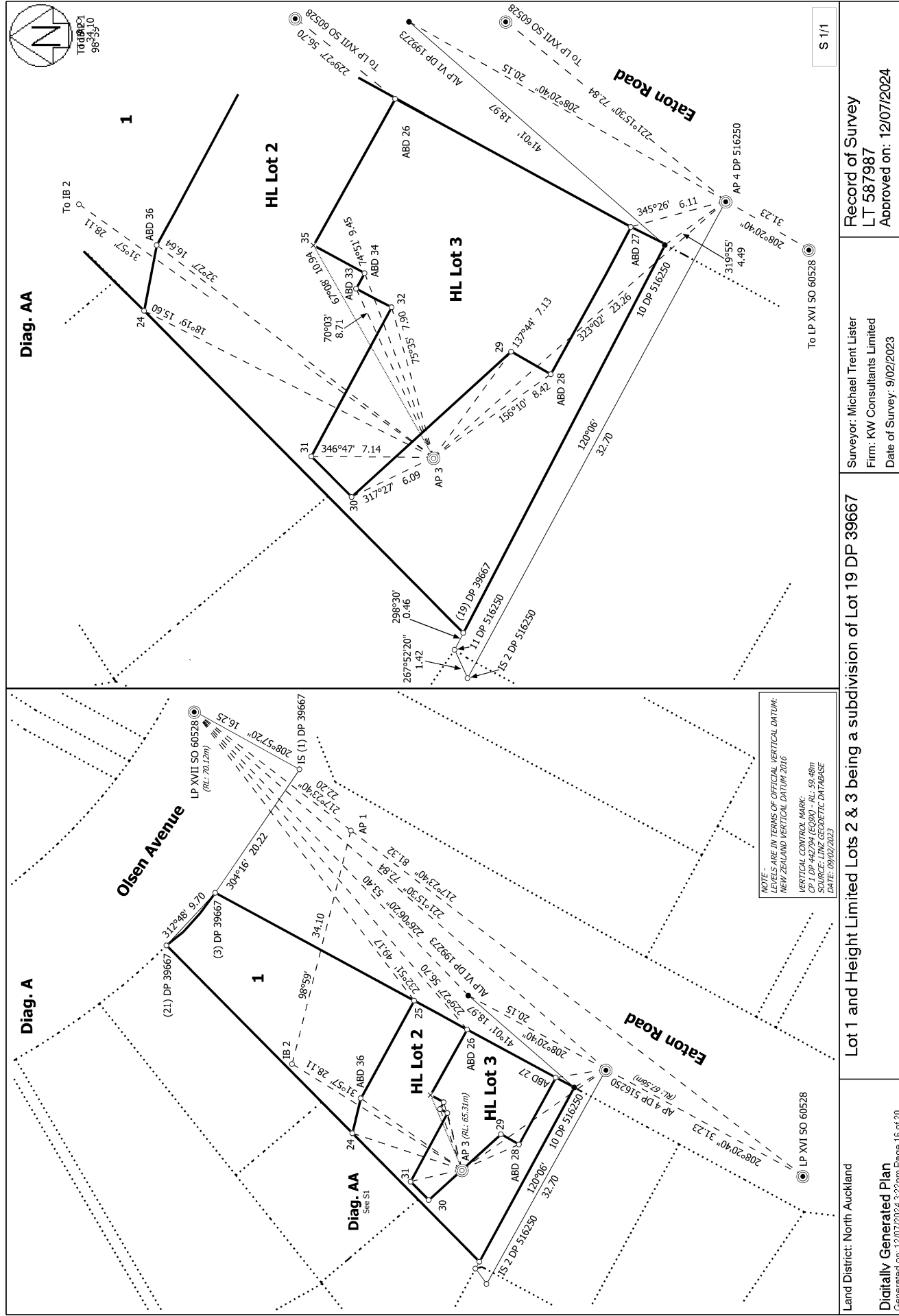
SCHEDULE OF EXISTING EASEMENTS IN GROSS			
PURPOSE	SHOWN	BURDENED LAND (SERVIENT TENEMENT)	CREATING DOCUMENT
DRAINAGE RIGHT	A	HL LOT 2	T.524833

SCHEDULE OF LAND COVENANTS				
PURPOSE	SHOWN	BURDENED LAND (SERVIENT TENEMENT)	BENEFITED LAND (DOMINANT TENEMENT)	HEIGHT LIMIT
RESTRICTIVE COVENANT	HL-Y	HL LOT 2	HL LOT 3	SEE HEIGHT LIMITED COVENANT DIAGRAM
	HL-Z	HL LOT 3	HL LOT 2	

Occupation Diagram



PLOT FILE: D:\120 SYNERGY\data\DESKTOP-AF081JD\22162-X- 22085 28 Olsen Avenue, Hillsborough_5091103 Surveying\22162 Consenting_12dmodel_PLOTTED: Fri Apr 28 10:08 51 2023





Diag. AC

1
0.0464Ha

Lot 2 DP 534465

HL Lot 2
0.0358Ha

HL Lot 3
0.0216Ha

FOR INFORMATION RELATING TO
HEIGHT LIMITED PARCELS SEE
PLAN GRAPHIC ATTACHED AS
SUPPORTING DOCUMENT

T 2/4

Land District: North Auckland

Lot 1 and Height Limited Lots 2 & 3 being a subdivision of Lot 19 DP 39667

Surveyor: Michael Trent Lister
Firm: KW Consultants Limited
Date of Survey: 9/02/2023

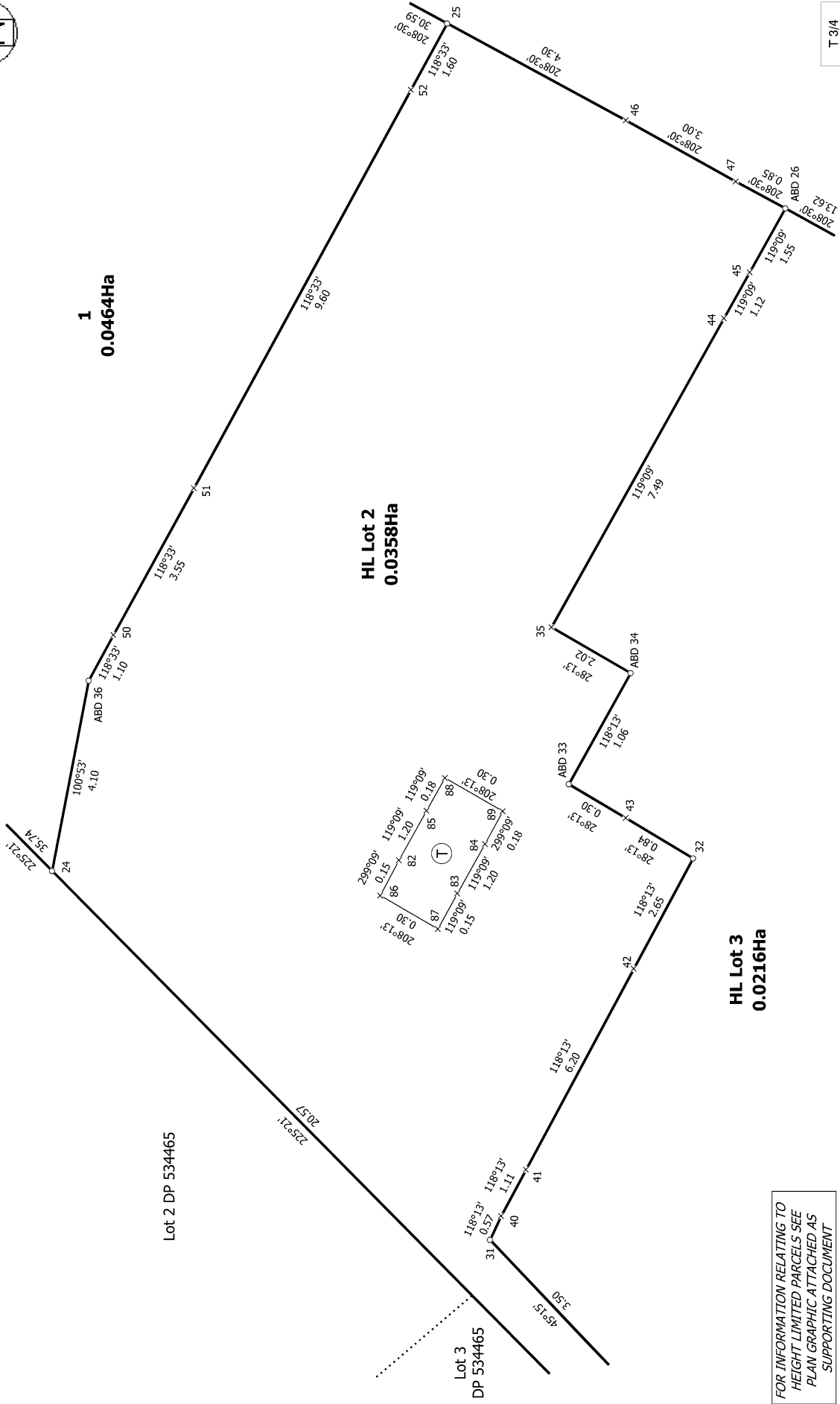
Record of Survey
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Approved on: 12/07/2024

Digitally Generated Plan

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Diag. AB



1
0.0464Ha

HL Lot 2
0.0358Ha

HL Lot 3
0.0216Ha

FOR INFORMATION RELATING TO
HEIGHT LIMITED PARCELS SEE
PLAN GRAPHIC ATTACHED AS
SUPPORTING DOCUMENT

T 3/4

Land District: North Auckland

Lot 1 and Height Limited Lots 2 & 3 being a subdivision of Lot 19 DP 39667

Surveyor: Michael Trent Lister
Firm: KW Consultants Limited
Date of Survey: 9/02/2023

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Approved on: 12/07/2024

Digitally Generated Plan

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