

LOCAL AUTHORITY : AUCKLAND COUNCIL  
 ZONING : RURAL - MIXED RURAL ZONE  
 TOTAL AREA : 8.6730ha  
 COMPRISED IN : RT NA93B/140  
 REGISTERED OWNERS : C.G. VERNON, R.K. VERNON & CG VERNON KW TRUSTEE LIMITED

**SHEET 1 OF 2**

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**VERNON DEVELOPMENTS LIMITED**

LAND USE CONSENT PLAN -  
 # 1799A GREAT SOUTH ROAD, BOMBAY.

**LAND USE CONSENT PLAN**

Drawn By SF	J2224 - LANDUSE CONSENT PLAN 1-B		
Scale @A3	1 : 2500	APR 2025	J2224



Subject to  
LUE60427692  
(Aarons  
Contracting)

Lot 2  
DP 156089

Lot 1  
DP 156089  
0.6942ha  
RT NA93B/135

Lot 6  
DP 156089  
8.6730ha  
RT NA93B/140

SHEET 2 OF 2

**TSC**  
THE SURVEYING COMPANY  
Planners, Surveyors & Engineers

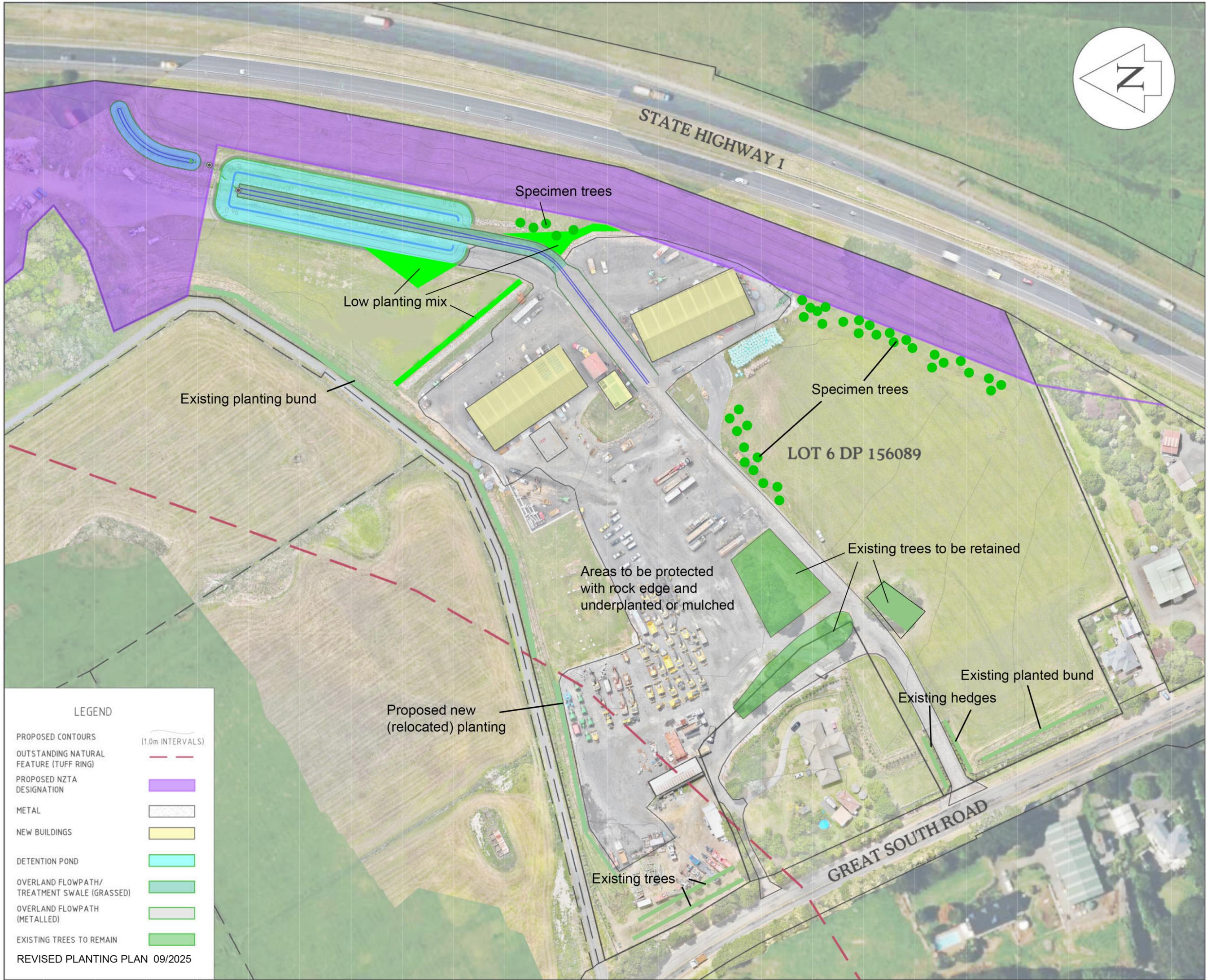
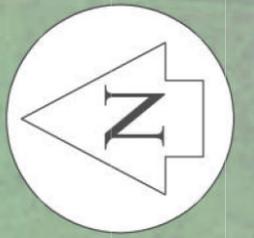
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# 1799A GREAT SOUTH ROAD, BOMBAY.

LAND USE CONSENT PLAN

Drawn By SF	J2224 - LANDUSE CONSENT PLAN 1-B
Scale @A3 1 : 1000	APR 2025 J2224



STATE HIGHWAY 1

Specimen trees

Low planting mix

Existing planting bund

Specimen trees

LOT 6 DP 156089

Existing trees to be retained

Areas to be protected with rock edge and underplanted or mulched

Existing planted bund

Existing hedges

Proposed new (relocated) planting

Existing trees

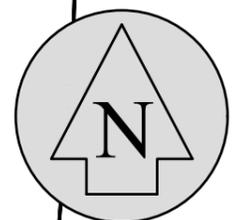
GREAT SOUTH ROAD

LEGEND

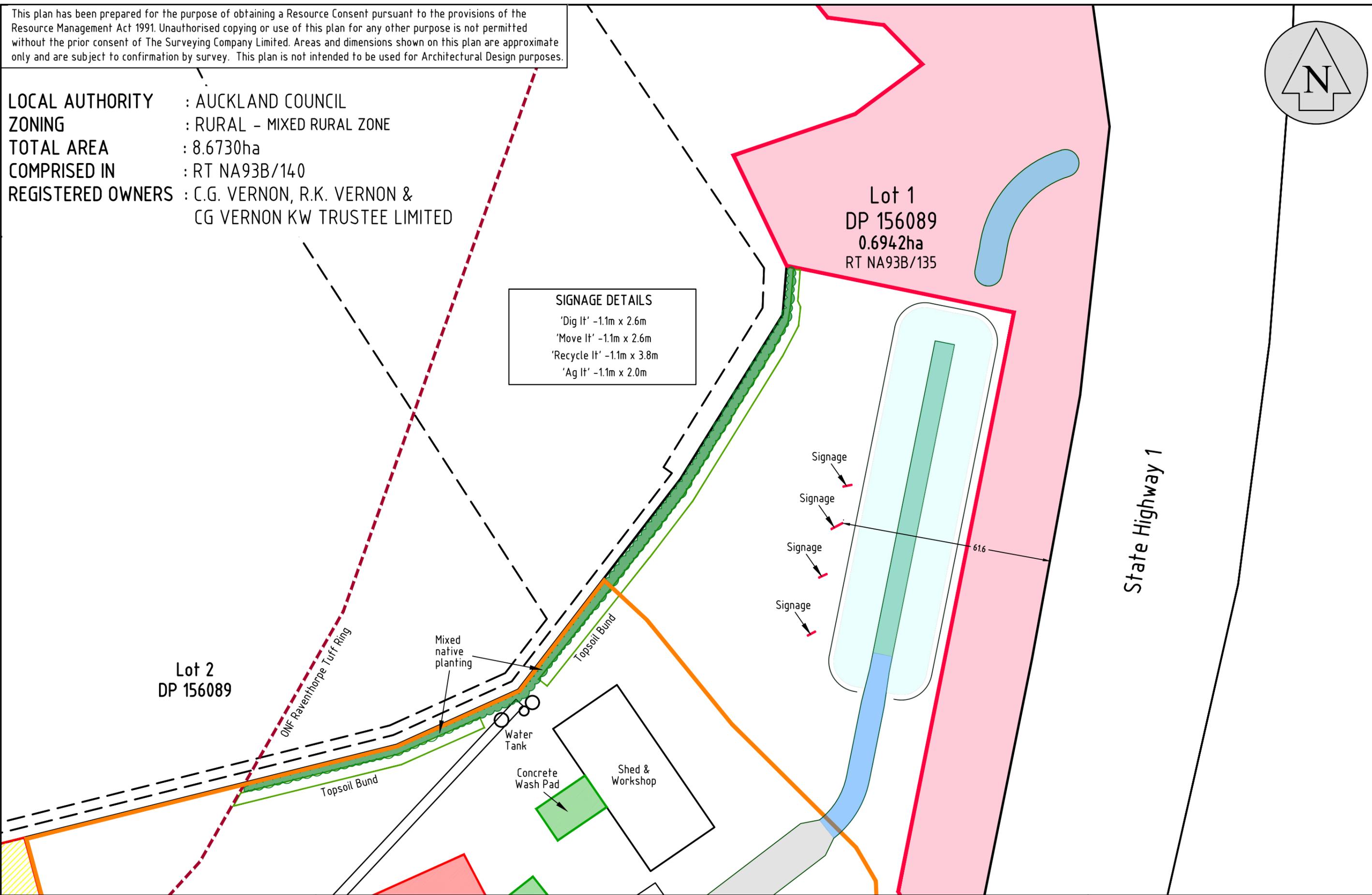
- PROPOSED CONTOURS (1.0m INTERVALS)
  - OUTSTANDING NATURAL FEATURE (TUFF RING)
  - PROPOSED NZTA DESIGNATION
  - METAL
  - NEW BUILDINGS
  - DETENTION POND
  - OVERLAND FLOWPATH/ TREATMENT SWALE (GRASSED)
  - OVERLAND FLOWPATH (METALLED)
  - EXISTING TREES TO REMAIN
- REVISED PLANTING PLAN 09/2025

This plan has been prepared for the purpose of obtaining a Resource Consent pursuant to the provisions of the Resource Management Act 1991. Unauthorised copying or use of this plan for any other purpose is not permitted without the prior consent of The Surveying Company Limited. Areas and dimensions shown on this plan are approximate only and are subject to confirmation by survey. This plan is not intended to be used for Architectural Design purposes.

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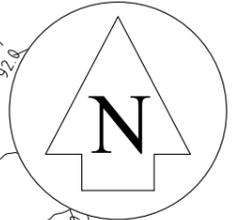
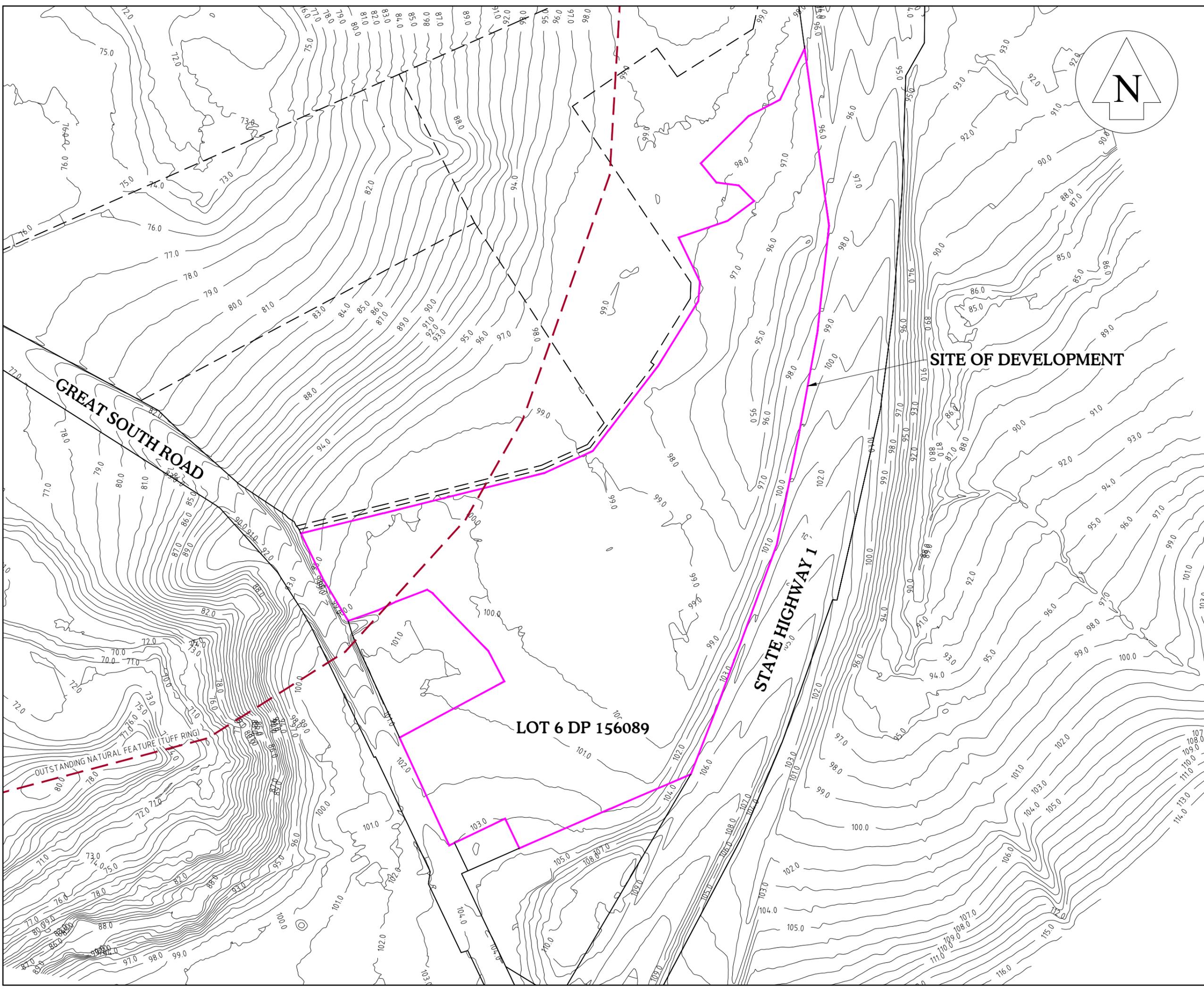
**SIGNAGE DETAILS**  
 'Dig It' -1.1m x 2.6m  
 'Move It' -1.1m x 2.6m  
 'Recycle It' -1.1m x 3.8m  
 'Ag It' -1.1m x 2.0m



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**VERNON DEVELOPMENTS LIMITED**  
 PLAN OF SIGNAGE LOCATIONS -  
 # 1799A GREAT SOUTH ROAD, BOMBAY.

**SIGNAGE PLAN**  
 Drawn By R P  
 Scale @A3 1 : 1000  
 J2224 - SIGNAGE PLAN 1-A  
 SEPT 2025 J2224



- GENERAL NOTES**
1. LEVELS ARE IN TERMS OF NZ VERTICAL DATUM 2016.
  2. COORDINATES ARE IN TERMS OF MOUNT EDEN CIRCUIT 2000.
  3. PRE-DEVELOPMENT CONTOURS SOURCED FROM AUCKLAND COUNCIL GEOMAPS.

**LEGEND**

EXISTING CONTOURS	
OUTSTANDING NATURAL FEATURE (TUFF RING)	

Amendments	Name	Date

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 Contractor to:  
 Verify all dimensions on site before commencing any work. Refer to all figured dimensions. Refer all discrepancies to TSC Ltd.

	Name	Date
Surveyed	Auckland Council Geomaps	N/A
Designed	--	N/A
Drawn	Sam Furniss	02/25
Checked	Avneet Kumar	02/25
Approved	Craig Forrester	02/25



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 e-mail: info@subdivision.co.nz  
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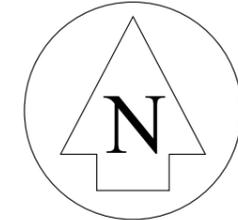
Job Title  
**RETROSPECTIVE WORKS  
 AT 1799A GREAT SOUTH  
 ROAD, BOMBAY**

Client  
**VERNON  
 DEVELOPMENTS LTD**

Sheet Title  
**PRE-DEVELOPMENT  
 CONTOUR PLAN**

Project	J2224	Drawing	J2224-1
CAD Ref. File	C-501-01	Council Ref.	----
Scale (A3 Original)	1:2500	Amendment	----





- GENERAL NOTES**
- LEVELS ARE IN TERMS OF NZ VERTICAL DATUM 2016.
  - COORDINATES ARE IN TERMS OF MOUNT EDEN CIRCUIT 2000.
  - EARTHWORKS VOLUMES ARE FROM EXISTING SURFACE TO THE EARTHWORKED SURFACE AND ARE:
    - TOPSOIL VOLUME 9,995m<sup>3</sup>
    - TOTAL CUT 1,542m<sup>3</sup>
    - TOTAL FILL 4,491m<sup>3</sup>
    - MAX CUT DEPTH 0.5m
    - MAX FILL DEPTH 2.0m
  - EARTHWORKS AREA IS 29,973m<sup>2</sup>.

**LEGEND**

DEPTH CONTOUR (0.5m INTERVAL)

EARTHWORKS AREA

OUTSTANDING NATURAL FEATURE (TUFF RING)

CUT/FILL RANGE	
-1.0 to -0.5m	
-0.5 to 0.0m	
0.0 to 0.5m	
0.5 to 1.0m	

Amendments	Name	Date

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Contractor to:  
Verify all dimensions on site before commencing any work. Refer to all figured dimensions. Refer al discrepancies to TSC Ltd.

	Name	Date
Surveyed	Lewis Jones	07/24
Designed	--	N/A
Drawn	Sam Furniss	02/25
Checked	Avneet Kumar	02/25
Approved	Craig Forrester	02/25



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Job Title  
**RETROSPECTIVE WORKS AT 1799A GREAT SOUTH ROAD, BOMBAY**

Client  
**VERNON DEVELOPMENTS LTD**

Sheet Title  
**ISOPACH PLAN**

Project		Drawing	
J2224	J2224-3	J2224-3	J2224-3
CAD Ref. File		Council Ref.	
C-501-01	C-501-01	----	----
Scale (A3 Original)		Amendment	
1:2500	1:2500	----	----