

Record of Survey - DP 551183

Survey Number	DP 551183
Surveyor Reference	19146 - 76 Gulf View Rd
Surveyor	Christopher John McKean
Survey Firm	Axis Consultants Ltd
Surveyor Declaration	I Christopher John McKean, 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 12 Oct 2023 10:42 AM

Survey Details

Dataset Description	Lot 1 & Height-Limited Lots 2 - 4 being a Subdivision of Lot 37 DP 11451		
Purpose	LT Subdivision		
Status	Deposited	Type	Survey
Land District	North Auckland	Survey Class	Class A
Meridional Circuit	Mount Eden 2000	Vertical Datum	Auckland 1946

Survey Dates

Surveyed Date	02/02/2023	Certified Date	12/10/2023
Submitted Date	12/10/2023 10:42:53	Survey Approval Date	19/10/2023
Deposit Date	01/11/2023		

Referenced Surveys

Survey Number	Land District	Bearing Correction
DP 482973	North Auckland	0°00'00"
SO 56250	North Auckland	0°00'00"
DP 124030	North Auckland	0°00'00"
DP 11451	North Auckland	0°00'00"
DP 59067	North Auckland	0°00'00"
DP 504282	North Auckland	0°00'00"
DP 538857	North Auckland	0°00'00"

Territorial Authorities

Auckland Council

Comprised In

RT NA369/243

Created Parcels

Parcels	Parcel Intent	Area	RT Reference
Lot 1 Deposited Plan 551183	Fee Simple Title	0.0612 Ha	951821
Height-Limited Lot 2 Deposited Plan 551183	Fee Simple Title	0.0237 Ha	951822
Height-Limited Lot 3 Deposited Plan 551183	Fee Simple Title	0.0215 Ha	951823
Height-Limited Lot 4 Deposited Plan 551183	Fee Simple Title	0.0257 Ha	951824
Height-Limited Area B Deposited Plan 551183	Easement		



Record of Survey - DP 551183

Created Parcels

Parcels	Parcel Intent	Area	RT Reference
Height-Limited Area C Deposited Plan 551183	Easement		
Height-Limited Area D Deposited Plan 551183	Easement		
Height-Limited Area E Deposited Plan 551183	Easement		
Area F Deposited Plan 551183	Easement		
Area G Deposited Plan 551183	Easement		
Height-Limited Area A Deposited Plan 551183	Easement		
Height-Limited Area H Deposited Plan 551183	Easement		
Total Area		<hr/> 0.1321 Ha	

Mark and Vector

Survey Number DP 551183

Meridional Circuit Mount Eden 2000

From	To	Code	Bearing	Adpt Surv	Bearing Correction	Distance	Adpt Surv	Class
IT V DP 59067	ALP II DP 211854	ob0	270°09'00" M			80.70 M		
IT V DP 59067	BP 199D SO 56250	ob1	263°44'10" M			68.56 M		
IT V DP 59067	LP I SO 53864	ob2	357°47'20" M			80.65 M		
IT V DP 59067	AP 2 DP 551183	ob3	181°26'40" M			35.46 M		
AP 2 DP 551183	IT V DP 56420	ob8	181°26'40" M			112.99 M		
IT V DP 59067	AP 1 DP 551183	ob4	281°17'00" M			40.23 M		
AP 1 DP 551183	AP 3 DP 551183	ob11	259°28'20" M			29.20 M		
AP 3 DP 551183	ALP II DP 211854	ob18	259°28'20" M			12.75 M		
ALP II DP 211854	ALPL I DP 160875	ob6	262°30'30" M			118.46 M		
ALPL I DP 160875	BP 199D SO 56250	ob20	86°35'40" A	DP 504282	0°00'00"	130.24 A	DP 504282	
IT V DP 59067	PEG DP 59067	ob5	234°04'00" A	DP 59067	0°00'00"	6.18 A	DP 59067	
PEG DP 59067	UNMK A DP 551183	ob21	261°39'00" A	DP 11451	0°00'00"	23.49 C		Class A
UNMK A DP 551183	PEG 5 DP 551183	ob23	261°39'00" A	DP 11451	0°00'00"	9.94 C		Class A
UNMK I DP 551183	PEG 9 DP 551183	ob67	261°39'00" A	DP 11451	0°00'00"	8.81 C		Class A
UNMK AB DP 551183	UNMK V DP 551183	ob60	261°39'00" A	DP 11451	0°00'00"	9.85 C		Class A
UNMK V DP 551183	PEG DP 124030	ob47	261°39'00" A	DP 11451	0°00'00"	1.89 C		Class A
PEG DP 124030	BP 199D SO 56250	ob29	298°48'00" A	DP 124030	0°00'00"	8.84 A	DP 124030	
PEG DP 59067	PEG DP 11451	ob22	180°39'00" A	DP 59067	0°00'00"	28.22 A	DP 11451	Class A
PEG DP 11451	PEG DP 56420	ob31	180°39'00" A	DP 59067	0°00'00"	36.58 A	DP 11451	
PEG DP 56420	IB (1) DP 56420	ob32	90°24'00" A	DP 59067	0°00'00"	4.02 A	DP 59067	
IB (1) DP 56420	IT V DP 56420	ob10	181°26'40" A	DP 59067	0°00'00"	79.98 A	DP 11451	
PEG DP 124030	DISK 7 DP 551183	ob30	180°40'00" A	DP 11451	0°00'00"	19.44 A	DP 11451	Class A
UNMK AA DP 551183	PEG 6 DP 551183	ob65	90°40'00" A	DP 11451	0°00'00"	1.00 C		Class A
UNMK N DP 551183	PEG 11 DP 551183	ob69	90°40'00" A	DP 11451	0°00'00"	1.00 C		Class A
PEG 11 DP 551183	PEG 8 DP 551183	ob35	90°40'00" A	DP 11451	0°00'00"	9.82 C		Class A
PEG 8 DP 551183	PEG DP 11451	ob36	90°40'00" A	DP 11451	0°00'00"	23.20 C		Class A
UNMK A DP 551183	PEG 10 DP 551183	ob24	180°40'00" C			0.10 C		Class A
PEG 10 DP 551183	PEG 8 DP 551183	ob56	180°40'00" C			24.43 C		Class A

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From	To	Code	Bearing	Adpt Surv	Bearing Correction	Distance	Adpt Surv	Class
PEG 5 DP 551183	UNMK X DP 551183	ob25	180°48'30"	C		1.52 C		Class A
UNMK X DP 551183	UNMK C DP 551183	ob51	180°48'30"	C		7.30 C		Class A
UNMK C DP 551183	UNMK D DP 551183	ob37	180°41'00"	C		2.06 C		Class A
UNMK D DP 551183	UNMK E DP 551183	ob38	180°41'00"	C		0.84 C		Class A
UNMK E DP 551183	UNMK T DP 551183	ob39	180°41'00"	C		6.67 C		Class A
UNMK L DP 551183	PEG 11 DP 551183	ob73	180°20'00"	C		3.36 C		Class A
PEG 9 DP 551183	UNMK W DP 551183	ob27	180°52'30"	C		1.52 C		Class A
UNMK W DP 551183	UNMK B DP 551183	ob48	180°52'30"	C		5.73 C		Class A
UNMK G DP 551183	UNMK H DP 551183	ob42	180°41'00"	C		0.82 C		Class A
UNMK H DP 551183	UNMK J DP 551183	ob43	180°41'00"	C		6.70 C		Class A
UNMK J DP 551183	UNMK K DP 551183	ob45	180°41'00"	C		0.08 C		Class A
UNMK K DP 551183	UNMK U DP 551183	ob46	180°41'00"	C		1.12 C		Class A
AP 1 DP 551183	PEG DP 124030	ob12	226°52'00"	M		28.71 M		
AP 1 DP 551183	PEG 9 DP 551183	ob13	205°07'00"	M		19.63 M		
AP 1 DP 551183	PEG 5 DP 551183	ob14	175°10'00"	M		16.41 M		
AP 1 DP 551183	PEG 10 DP 551183	ob15	143°14'00"	M		18.74 M		
AP 1 DP 551183	UNMK A DP 551183	ob16	143°03'00"	C		18.66 C		
UNMK W DP 551183	UNMK X DP 551183	ob49	81°39'00"	C		9.82 C		Class A
UNMK W DP 551183	UNMK Z DP 551183	ob50	261°39'00"	C		10.62 C		Class A
UNMK Z DP 551183	UNMK V DP 551183	ob52	351°39'00"	C		1.50 C		Class A
AP 1 DP 551183	AP 4 DP 551183	ob17	202°26'00"	M		17.44 M		
AP 4 DP 551183	ALP II DP 211854	ob53	283°44'40"	M		35.61 M		
AP 4 DP 551183	PEG 6 DP 551183	ob54	184°46'00"	M		23.18 M		
AP 4 DP 551183	PEG 11 DP 551183	ob55	161°30'00"	M		24.48 M		
AP 3 DP 551183	DISK 7 DP 551183	ob19	167°25'00"	M		34.57 M		

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From	To	Code	Bearing	Adpt Surv	Bearing Correction	Distance	Adpt Surv	Class
AP 2 DP 551183	PEG 8 DP 551183	ob9	278°00'00"	M		27.89 M		
ALP II DP 211854	BP 199D SO 56250	ob7	121°30'00"	A	DP 504282	14.73 A	DP 504282	
UNMK B DP 551183	UNMK G DP 551183	ob58	180°41'00"	C		2.08 C		Class A
UNMK U DP 551183	PEG 6 DP 551183	ob59	180°16'00"	C		3.39 C		Class A
PEG 9 DP 551183	UNMK AB DP 551183	ob28	261°39'00"	A	DP 11451	1.02 C		Class A
UNMK AB DP 551183	UNMK AD DP 551183	ob61	180°41'00"	C		9.17 C		Class A
UNMK AD DP 551183	UNMK G DP 551183	ob57	90°41'00"	C		0.98 C		Class A
UNMK H DP 551183	UNMK R DP 551183	ob44	90°41'00"	C		0.15 C		Class A
UNMK R DP 551183	UNMK S DP 551183	ob62	180°41'00"	C		6.70 C		Class A
UNMK S DP 551183	UNMK J DP 551183	ob63	270°41'00"	C		0.15 C		Class A
UNMK AA DP 551183	UNMK BB DP 551183	ob66	0°41'00"	C		4.51 C		Class A
UNMK BB DP 551183	UNMK K DP 551183	ob64	90°41'00"	C		0.98 C		Class A
DISK 7 DP 551183	UNMK AA DP 551183	ob33	90°40'00"	C		11.60 C		Class A
PEG 5 DP 551183	UNMK I DP 551183	ob26	261°39'00"	A	DP 11451	1.01 C		Class A
PEG 6 DP 551183	UNMK N DP 551183	ob34	90°40'00"	A	DP 11451	8.70 C		Class A
UNMK N DP 551183	UNMK M DP 551183	ob70	0°41'00"	C		4.51 C		Class A
UNMK M DP 551183	UNMK F DP 551183	ob71	90°41'00"	C		0.98 C		Class A
UNMK T DP 551183	UNMK F DP 551183	ob41	180°41'00"	C		0.08 C		Class A
UNMK F DP 551183	UNMK L DP 551183	ob72	180°41'00"	C		1.15 C		Class A
UNMK I DP 551183	UNMK AC DP 551183	ob68	180°41'00"	C		10.72 C		Class A
UNMK AC DP 551183	UNMK D DP 551183	ob74	90°41'00"	C		0.98 C		Class A
UNMK E DP 551183	UNMK O DP 551183	ob40	90°41'00"	C		0.15 C		Class A
UNMK O DP 551183	UNMK P DP 551183	ob75	180°41'00"	C		6.67 C		Class A
UNMK P DP 551183	UNMK T DP 551183	ob76	270°41'00"	C		0.15 C		Class A

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Meridional Circuit Mount Eden 2000

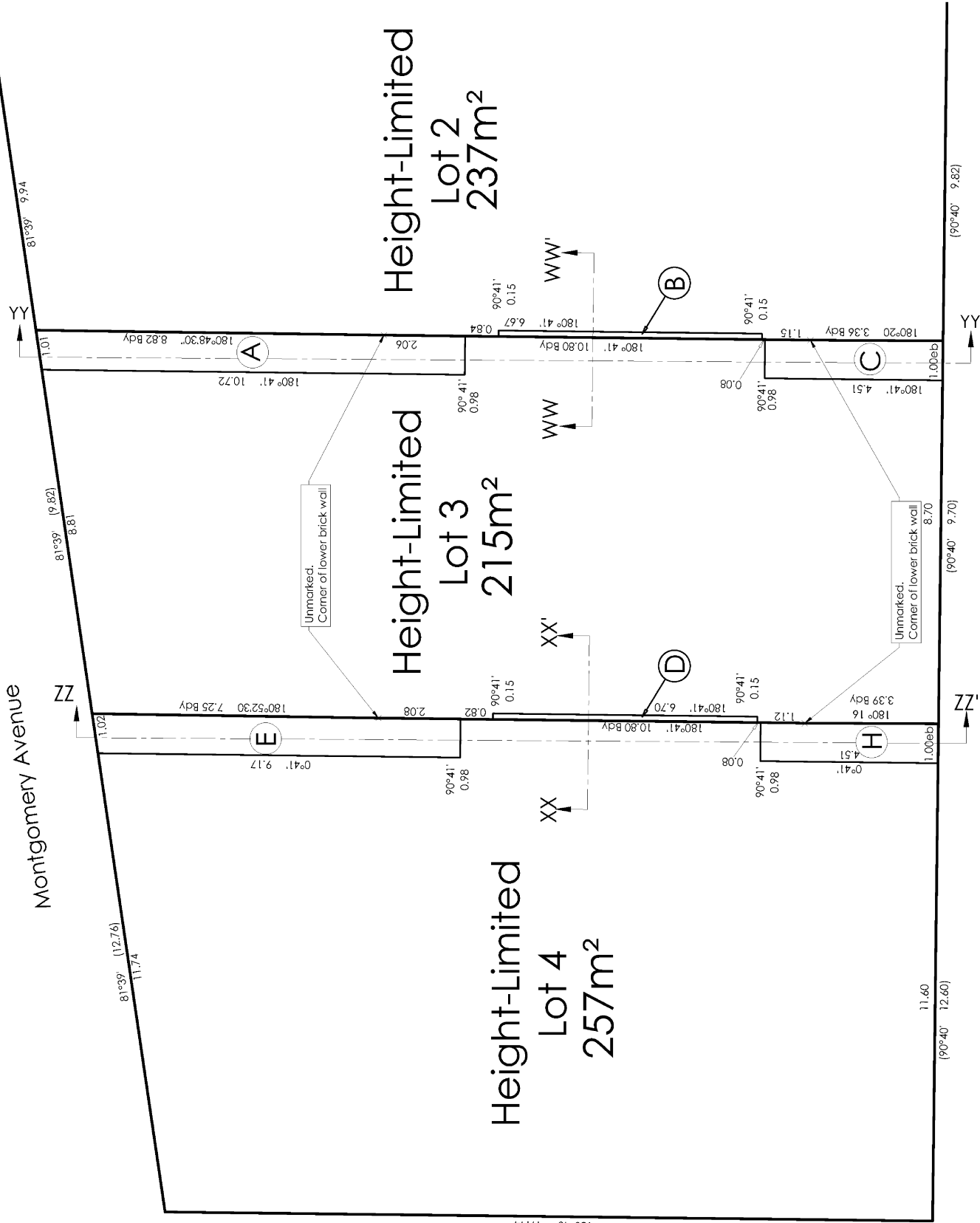
From	To	Code	Bearing	Adpt Surv	Bearing Correction	Distance	Adpt Surv	Class
SM 5200 SO 56250	BP 199D SO 56250	ob77	83°25'20" M			309.705 M		

Mark Name	Mark Condition	Description
ALP II DP 211854		Al plug, in channel
ALPL I DP 160875		in chan.
AP 1 DP 551183		in f/path RL 50.78 Auck VD 1946
AP 2 DP 551183		in crossing
AP 3 DP 551183		in f/path
AP 4 DP 551183		in conc.
BP 199D SO 56250		in chan. RL = 50.35 Auck VD 1946
IT V DP 56420		in berm
IT V DP 59067		in seal RL = 50.24 Auck VD 1946
LP I SO 53864		in footpath
PEG DP 124030		OP no rec. found by DP 124030
SM 5200 SO 56250		In Footpath

*** End of Report ***



Montgomery Avenue



Plan of Boundary below R.L. 54.73.
Scale 1:100

Areas A, B, C, D, E, H have vertical limits that are all simple horizontal planes at the levels shown in these diagrams.

Sheet 1 / 5

AXIS
CONSULTANTS

LAND DISTRICT NORTH AUCKLAND
Date: October, 2023
Scale: 1 : 100

PLAN OF HEIGHT-LIMITED BOUNDARIES ON LOTS 2-4

DP 551183

C:\Users\WAX-L\APPDATA\LOCAL\TEMP\BRICSAD\BP_0\1551183_PLAN_GBR.PHIC - REQ

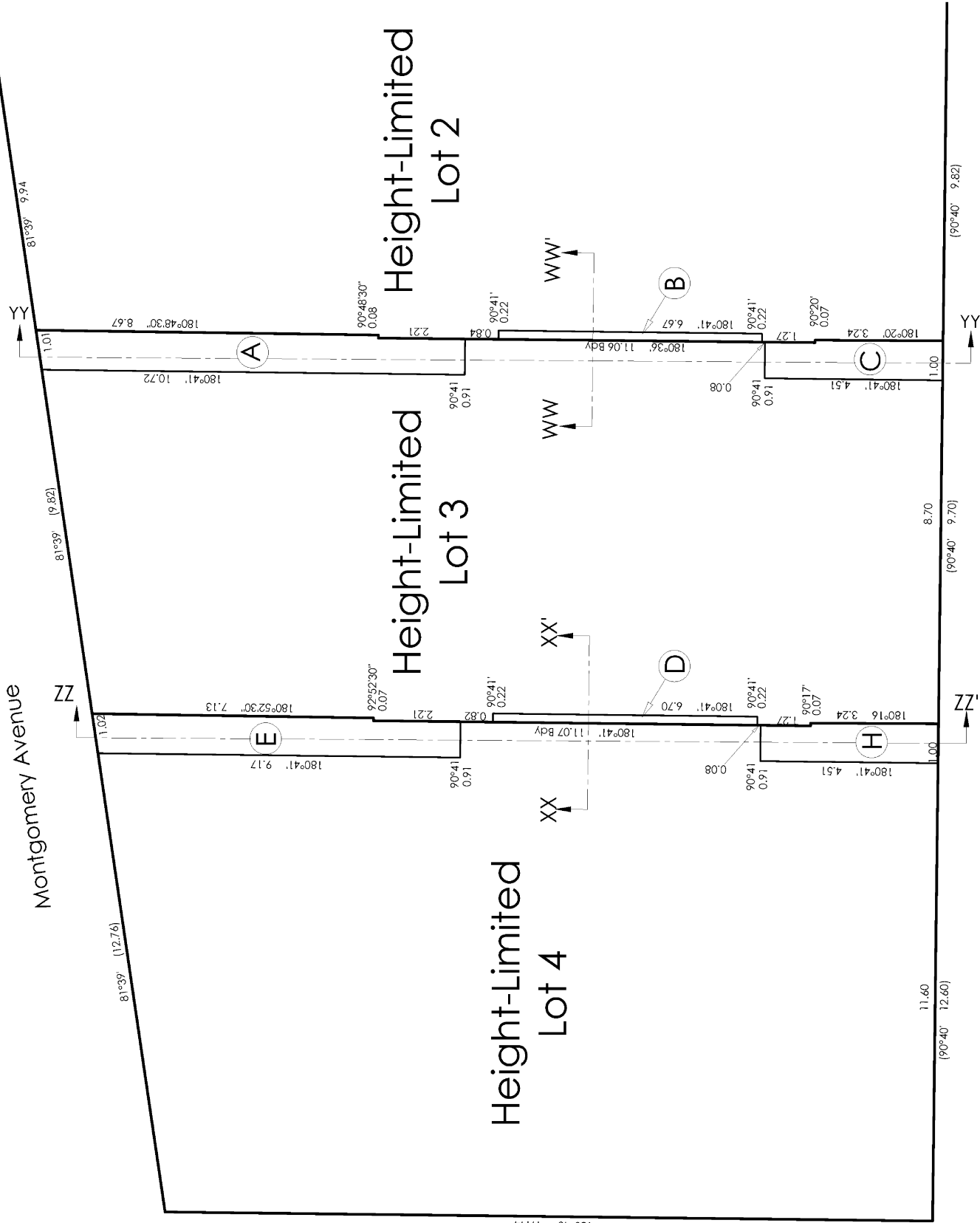


Montgomery Avenue

Height-Limited Lot 2

Height-Limited Lot 3

Height-Limited Lot 4

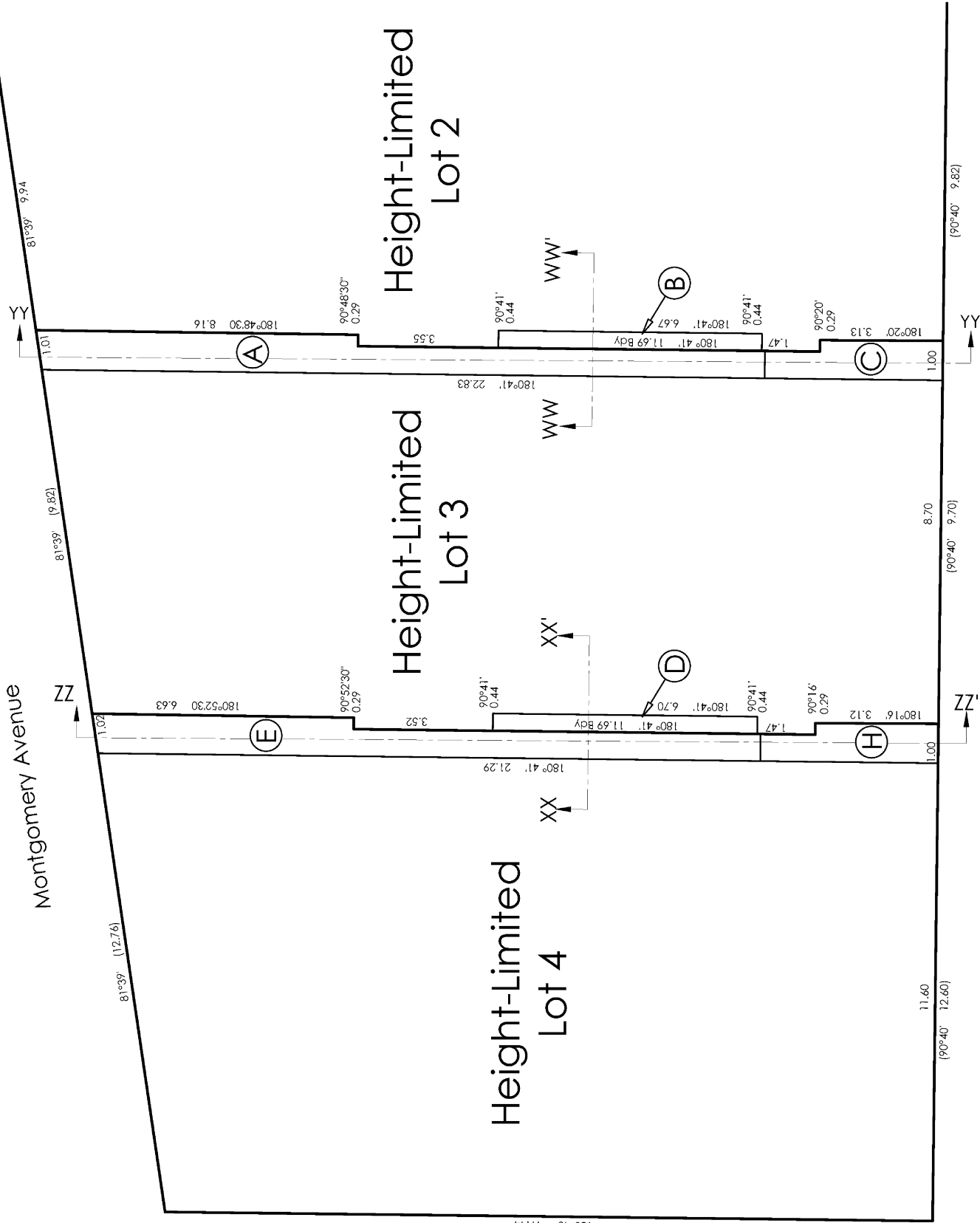


Plan of Boundary between
Reduced Levels 54.73 and 57.43.
Scale 1:100

Areas A, B, C, D, E, H have vertical
limits that are all simple horizontal
planes at the levels shown in these
diagrams.



Montgomery Avenue



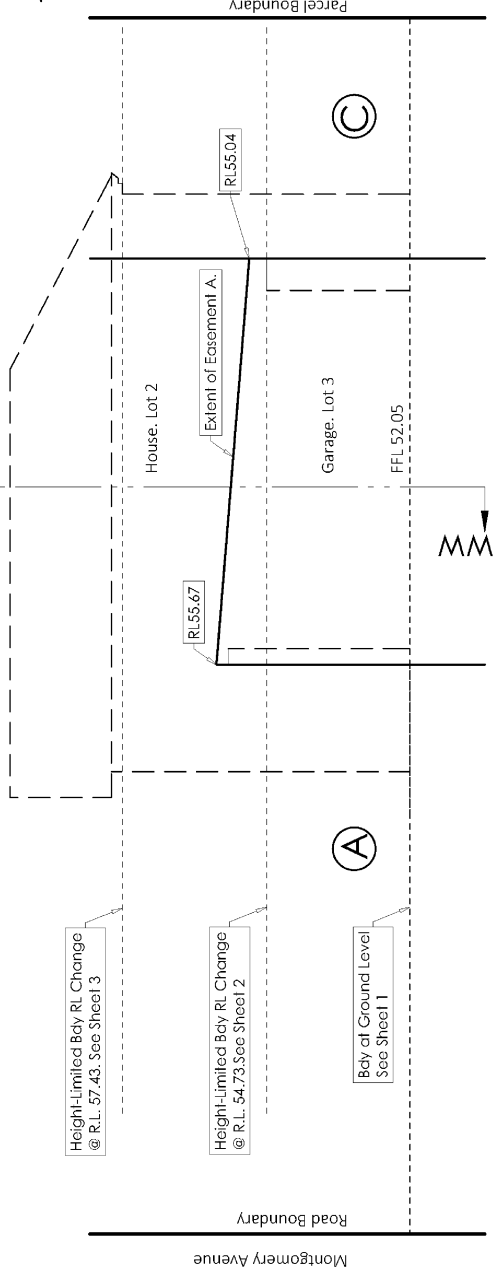
Plan of Boundary at and above
Reduced Level 57.43

Scale 1:100

Areas A, B, C, D, E, H have vertical
limits that are all simple horizontal
planes at the levels shown in these
diagrams.



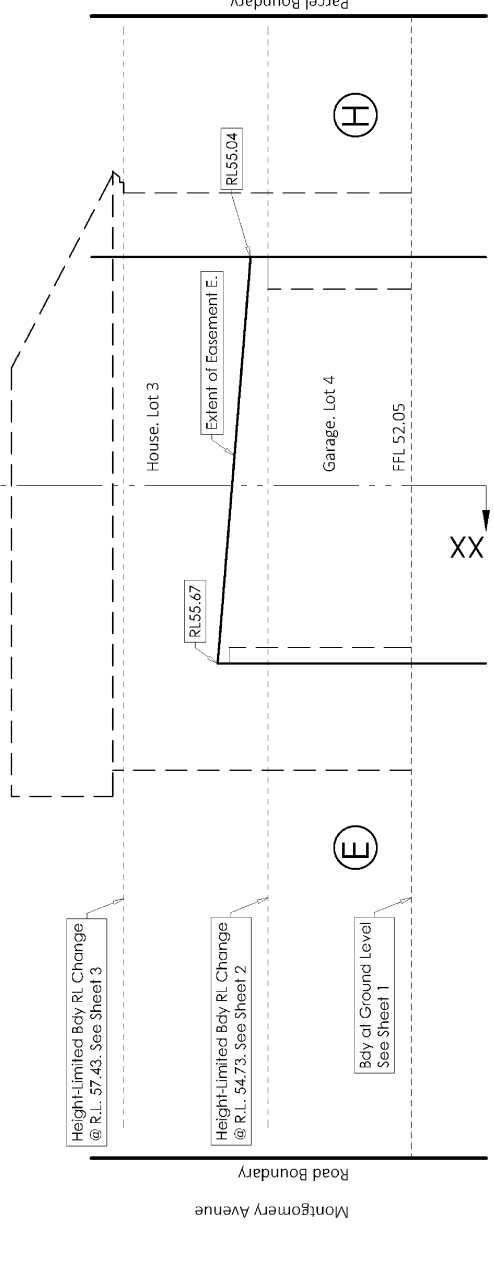
Section of Easement A
over Garage Lot 3
Scale 1:100



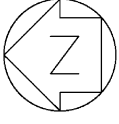
Section Y-Y'

Areas A,B,C,D,E,H have vertical limits that are all simple horizontal planes at the levels shown in these diagrams.

Section of Easement E over
Garage Lot 4
Scale 1:100

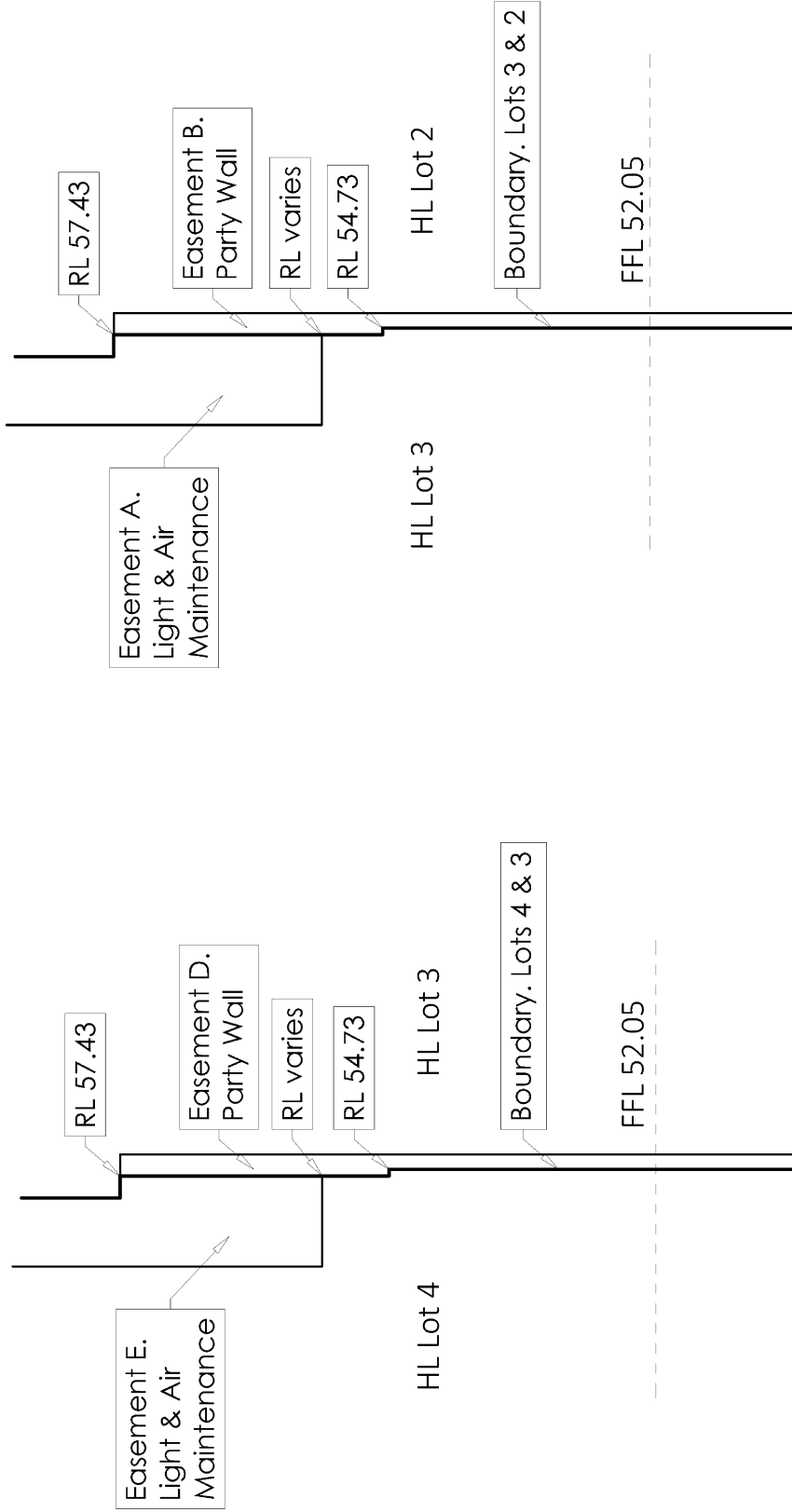


Section Z-Z'



Section X-X'

Section W-W'



Areas A, B, C, D, E, H have vertical limits that are all simple horizontal planes at the levels shown in these diagrams.

Schedule / Memorandum

Land Registration District

North Auckland

Survey Number

LT 551183

Territorial Authority (the Council)

Auckland Council

Memorandum of Easements

Last Edited: 01 Jun 2023 12:16:08

<u>Purpose</u>	<u>Shown</u>	<u>Burdened Land</u> (<u>Servient Tenement</u>)	<u>Benefited Land</u> (<u>Dominant Tenement</u>)
Party wall	HL A	HL Lot 3	HL Lot 2
	HL B	HL Lot 2	HL Lot 3
	HL C	HL Lot 3	HL Lot 2
	HL D	HL Lot 3	HL Lot 4
	HL E	HL Lot 4	HL Lot 3
	HL H	HL Lot 4	HL Lot 3
Right to drain water	F	HL Lot 4	HL Lot 2, HL Lot 3
	G	HL Lot 3	HL Lot 2

Schedule of Easements

Last Edited: 14 Jun 2023 13:37:25

<u>Purpose</u>	<u>Shown</u>	<u>Burdened Land</u> (<u>Servient Tenement</u>)	<u>Benefited Land</u> (<u>Dominant Tenement</u>)
Right to light and air	HL A	HL Lot 3	HL Lot 2
	HL C	HL Lot 3	HL Lot 2
	HL E	HL Lot 4	HL Lot 3
	HL H	HL Lot 4	HL Lot 3
Maintenance	HL A	HL Lot 3	HL Lot 2
	HL C	HL Lot 3	HL Lot 2
	HL E	HL Lot 4	HL Lot 3
	HL H	HL Lot 4	HL Lot 3

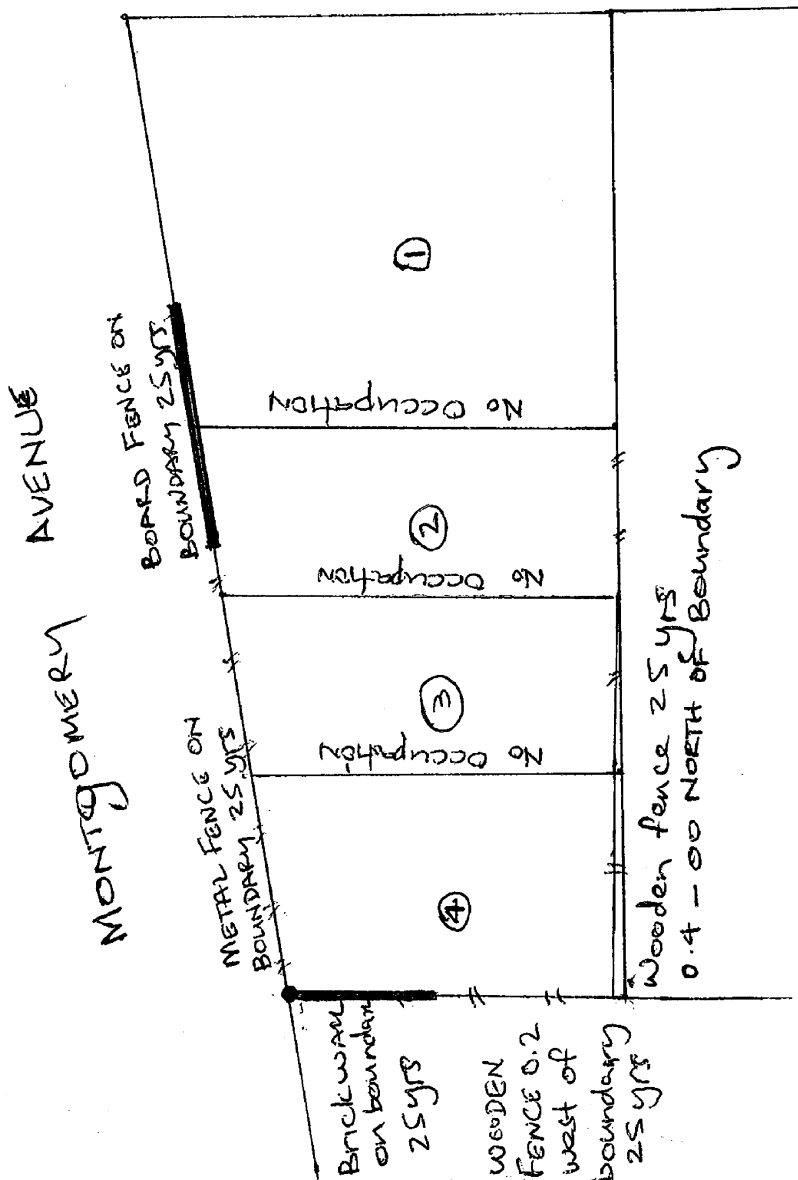
OCCUPATION DIAGRAM

76 GULF VIEW ROAD

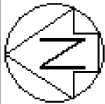
19146

SURVEYOR'S PAGE	SURVEYOR	DATE	F.B. No.
			PLAN No.

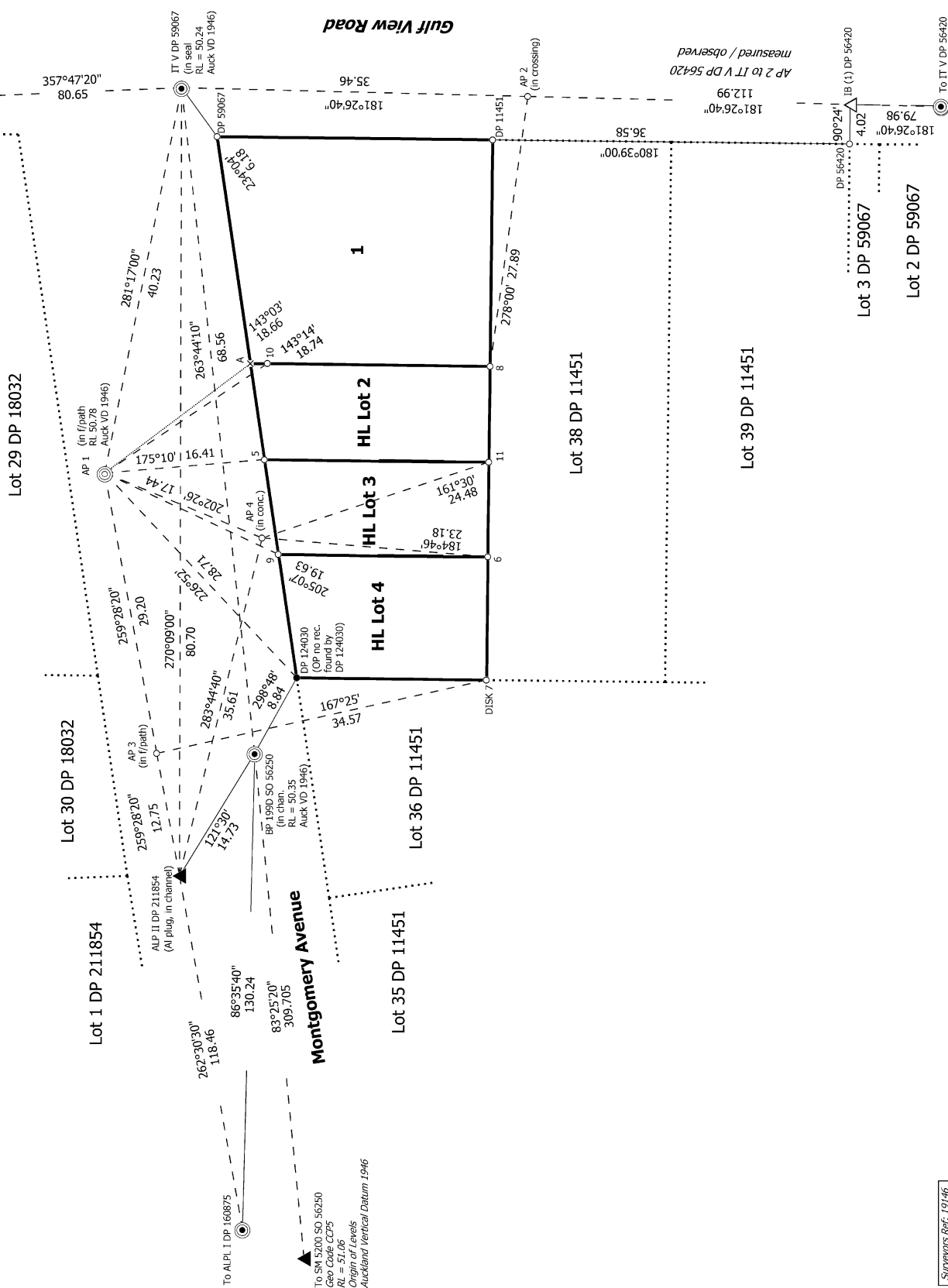
GULF VIEW ROAD



OFFICE
PAGE



Diag. A



Surveyors Ref: 19146

S 1/1



GULF VIEW ROAD

DP 59067

HL Lot 2

HL Lot 3

HL Lot 4

MONTGOMERY AVENUE

1
0.0612Ha

HL Lot 2
0.0237Ha

HL Lot 3
0.0215Ha

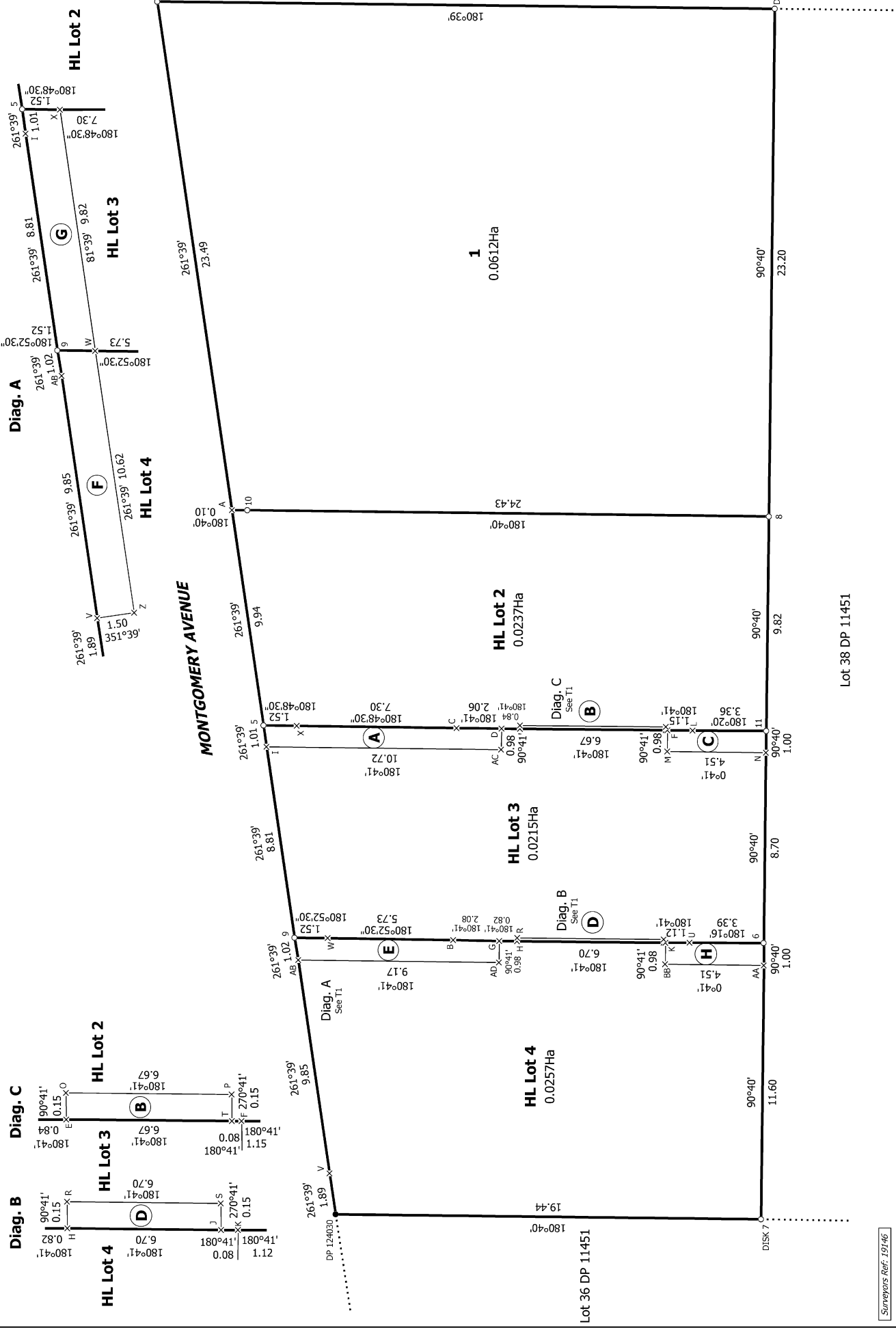
HL Lot 4
0.0257Ha

Lot 36 DP 11451

Lot 38 DP 11451

Surveyors Ref. 19146

T 1/1



Land District: North Auckland

Lot 1 & Height-Limited Lots 2 - 4 being a Subdivision of Lot 37 DP 11451

Surveyor: Christopher John McKean

Firm: Axis Consultants Ltd

Date of Survey: 2/02/2023

Record of Survey
DP 551183

Deposited on: 1/11/2023

Digitally Generated Plan

Generated on: 30/11/2023 10:54:46am Page 15 of 15