



Our Ref: L14136f

31 July 2015

Auckland Council
Orewa Office
Private Bag 92300
AUCKLAND 1142

Attention: Resource Management Administrator

Dear Sir/Madam

**RE: SCHEME PLAN R63652
PROPOSED 6 LOT SUBDIVISION ALLOTMENT 373 PSH OF WAIWERA
AT 1158 WERANUI ROAD, WAINUI FOR RAHOPARA FARMS**

Please find enclosed three copies of as built plans, completion certificate and as built checklist for stage 2 of the 6 lot rural subdivision at the above site.


We request approval of these plans so that the Subdivision may receive final approval.

Should you wish to discuss any aspects of the above information, please contact the above office.

We trust this meets with your approval.

Yours faithfully
IAN HUTCHINSON CONSULTANTS LTD

Prepared by



H. Norton
ENGINEER

Reviewed by



I. T. Hutchinson
MANAGING DIRECTOR

CERTIFICATE OF COMPLETION OF DEVELOPMENT WORKS

SCHEME PLAN NO: R63652

DEVELOPER: RAHOPARA FARMS LIMITED

ADDRESS: 11158 WERANUI ROAD

LOCALITY: WAINUI

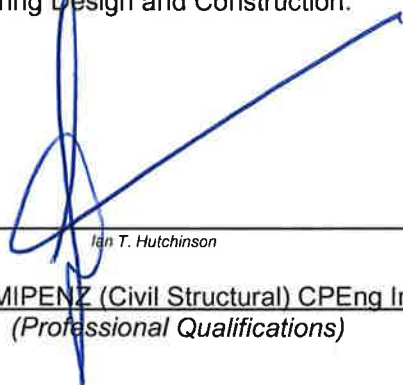
Pursuant to Section 103 and 104.13 of the Standards for Engineering Design and Construction, I **IAN THOMAS HUTCHINSON** being registered under the provisions of the appropriate Act, and currently holding an Annual Practising Certificate, hereby certify that:

Rights of Way

shown on plans numbered A3-14136 STAGE 2 AB/01 – AB/05 for the above development have been constructed in accordance with sound and accepted engineering principles and comply with District Plan, the Standards for Engineering Design and Construction, and the Conditions of the Resource Consent. The following relevant documents attached hereto are to be read in conjunction with this certification:

As-built Checklist (Appendix F)
As-built Record Plans

As an independent professional covered by a current policy of Professional Indemnity Insurance to a minimum value of \$500,000, I or personnel under my control have carried out periodic reviews of the works, and based upon these reviews and information supplied by the contractor during the course of the works I **BELIEVE ON REASONABLE GROUNDS** that the works specified above have been completed to the extent required by the Resource Consent, to the standards required by the District Plan and the Standards for Engineering Design and Construction.



Ian T. Hutchinson

BE ME MIPENZ (Civil Structural) CPEng IntPE (NZ)
(Professional Qualifications)

31/07/2015
Date

CPEng No: 63973

Member ACENZ ☒
IPENZ ☒ ☐ NZIA

IAN HUTCHINSON CONSULTANTS LIMITED
PO Box 150
OREWA
Ph: (09) 426 5702 Fax: (09) 426 9669
Email: info@hc.co.nz

REFERENCE: Contract/Project No. 14136 Consent No. R63652 RDC Plan No. N/A	AS BUILT PREPARED BY: Consultant: IAN HUTCHINSON CONSULTANTS LTD	This form must be attached to all As Built submitted to Council
---	--	--

All As Built plans supplied to Council shall show the following information as appropriate:

STANDARD INFORMATION:
PLEASE TICK

- | | |
|--|--------------------------|
| • North point | ✓ |
| • Legal boundaries, legal descriptions of parcels, Road names and property address numbers | ✓ |
| • Produce plans at a suitable scale for clarity. Show a separate service per plan if necessary | ✓ |
| • Note the schedule of drawings on the plan | ✓ |
| • Note Datum on plan:
All reduced levels shall be in terms of the LINZ Datum
Levels in these terms shall be shown on the drawings except Omaha | ✓ |
| • Note co-ordinate system on plan | ✓ |
| • Existing installations to be identified clearly as "Existing" | <input type="checkbox"/> |
| • Private installations to be identified clearly as "Private" | <input type="checkbox"/> |
| • Removed installations to be identified clearly as "Removed" | <input type="checkbox"/> |
| • Abandoned installations to be identified clearly as "Abandoned" | <input type="checkbox"/> |
| • Note revision number, date and comment on plan | <input type="checkbox"/> |
| • Three sets of prints | ✓ |
| • Digital format: DGN, DWG, DXF in a recognised LINZ co-ordinate system | ✓ |

ROADING:

- | | |
|--|--------------------------|
| • Pavement surface | <input type="checkbox"/> |
| • Kerb and channel | <input type="checkbox"/> |
| • Footpath (material & position) | <input type="checkbox"/> |
| • Cesspits and catchpits | <input type="checkbox"/> |
| • Retaining Walls and materials and heights | <input type="checkbox"/> |
| • Median Islands | <input type="checkbox"/> |
| • Landscaping/amenity planting, feature walls | <input type="checkbox"/> |
| • Extent of formation | <input type="checkbox"/> |
| • Subsoil drains (position & type) including discharge points | <input type="checkbox"/> |
| • Extent of seal | <input type="checkbox"/> |
| • Road lights | <input type="checkbox"/> |
| • Edges of formation | <input type="checkbox"/> |
| • Driveway pipe crossings (length, position, material type & diameter) | <input type="checkbox"/> |
| • Open water table and direction of flow | <input type="checkbox"/> |

WATER RETICULATION:

- | | |
|---|--------------------------|
| • Internal diameter, material type and class of pipes laid including road crossings | <input type="checkbox"/> |
| • External diameter, material type and class of pipes laid including road crossings.
(This applies to PE, uPVC and mPVC pipes) | <input type="checkbox"/> |
| • Valves - noted for type, hydrants, tees, branches, thrust blocks & blank caps. Show enlarged details | <input type="checkbox"/> |
| • Bends (angle) dimensioned to two boundaries | <input type="checkbox"/> |
| • Distance from boundary of water main (If not digital) | <input type="checkbox"/> |
| • Depth of line (bedding & backfill types). Note if directional drilled | <input type="checkbox"/> |
| • Pump stations including wiring diagrams, pipework details and full itemised | |

parts inventory and operating manuals	<input type="checkbox"/>
• Bores (as for pump stations)	<input type="checkbox"/>
• Rising mains (nominal diameter, type, position, bends, levels, anchor/thrust blocks, scour valves, air valves & blank caps)	<input type="checkbox"/>
• Thermal pipes	<input type="checkbox"/>
• House connection and distance to nearest side boundary where installed	<input type="checkbox"/>
• Pipes removed or abandoned	<input type="checkbox"/>

SANITARY DRAINAGE RETICULATION:

• Manhole cover level and invert level of outlet pipe; invert level of drop connections to LINZ Datum. Distances to two adjoining boundaries if not provided in digital format	<input type="checkbox"/>
• Label non-standard manholes with diameter and type	<input type="checkbox"/>
• Internal diameter, length, material type and class of pipes laid (including house connections), bedding & backfill type and if directional drilled	<input type="checkbox"/>
• External diameter, length, material type and class of pipes laid (including house connections), bedding & backfill type and if directional drilled (Applies to PE, uPVC and mPVC)	<input type="checkbox"/>
• House connections <2.0m from main pipe show the distance from the centre of the downstream manhole cover.	<input type="checkbox"/>
• House connections >2.0m from main pipe show the distance from the centre of the downstream manhole cover and the end point. Provide two offsets of the end point if produced manually. Provide length of pipe	<input type="checkbox"/>
• Rising mains and Siphons (internal diameter, material type, length, position, bends, levels, anchor/thrust blocks, scour valves & air valves). Note external diameter for PE UPVC and MPVC pipes.	<input type="checkbox"/>
• Pump station including wiring diagrams, pipework details and full itemised parts inventory and operating manuals	<input type="checkbox"/>
• Encased protected pipes (position, length & type of protection)	<input type="checkbox"/>
• Pipes, manholes and pump stations removed or abandoned	<input type="checkbox"/>

STORMWATER DRAINAGE RETICULATION:

• Manhole cover level and invert level of outlet pipe, invert level to drop connections to LINZ Datum. Distances to two adjoining boundaries if not provided in digital format.	<input type="checkbox"/>
• Label non-standard manholes with diameter and type	<input type="checkbox"/>
• Internal diameter, length, material type and class of pipes laid (including house connections), bedding & backfill type and if directional drilled	<input type="checkbox"/>
• External diameter, length, material type and class of pipes laid (including house connections), bedding & backfill type and if directional drilled (Applies to PE, uPVC and mPVC)	<input type="checkbox"/>
• Open water table and direction of flow	<input type="checkbox"/>
• Cesspits and catchpits	<input type="checkbox"/>
• Subsoil drains (position, diameter and material type), including discharge points	<input type="checkbox"/>
• House connections <2.0m from main pipe show the distance from the centre of the downstream manhole cover	<input type="checkbox"/>
• House connections >2.0m from main pipe show the distance from the centre of the downstream manhole cover and the end point. Provide two offsets of the end point if not provided in digital format. Provide length of pipe	<input type="checkbox"/>
• Pipes and manholes removed or abandoned	<input type="checkbox"/>
• Driveway pipe crossings (position, length, material type & internal diameter)	<input type="checkbox"/>
• Dish drain half pipe (length, position, material type & diameter)	<input type="checkbox"/>
• Encased protected pipe (position, length & type of protection)	<input type="checkbox"/>
• Scour protection (position & type)	<input type="checkbox"/>
• Rising Main (internal diameter, material type, length, position, bends, levels, anchor/ thrust blocks, scour valves & air valves). Note external diameter for PE, PUVC and MPVC pipes.	<input type="checkbox"/>
• Stormwater treatment devices (contours, spillway details, operating levels)	<input type="checkbox"/>

- Secondary overland flow paths

**RESERVES AND PEDESTRIAN ACCESSWAYS:**

- Contours and shape factor for Neighbourhood Reserves
- Boundary fencing of street to street accessways
- Road frontage fencing
- Footpaths and walking tracks including surfacing, grade and drainage
- Subsoil drains (position, diameter and material type) including discharge points
- Cesspits and catchpits
- Accessway/walkway bollards
- Park furniture (seats, picnic tables, signs)
- Playground equipment
- Trees/shrubs and planted areas
- Lighting including accessways

**EARTHWORKS:**

- Extent of fill
- Depth of fill in the form of depth contours
- Subsoil drains (position, diameter and material type) including discharge points
- Buried retaining walls

**Certified by:****Contractor**

Name

Signature

Date

Consultant

Name

Signature

Date

Harley Dorton

[Signature]

31/07/2015

Checked by Council

Name

Signature

Date

RAHOPARA FARMS LIMITED AS BUILT STAGE 2 PLANS PROPOSED 6 LOT RURAL SUBDIVISION 1158 WERANUI ROAD, WAINUI R63652



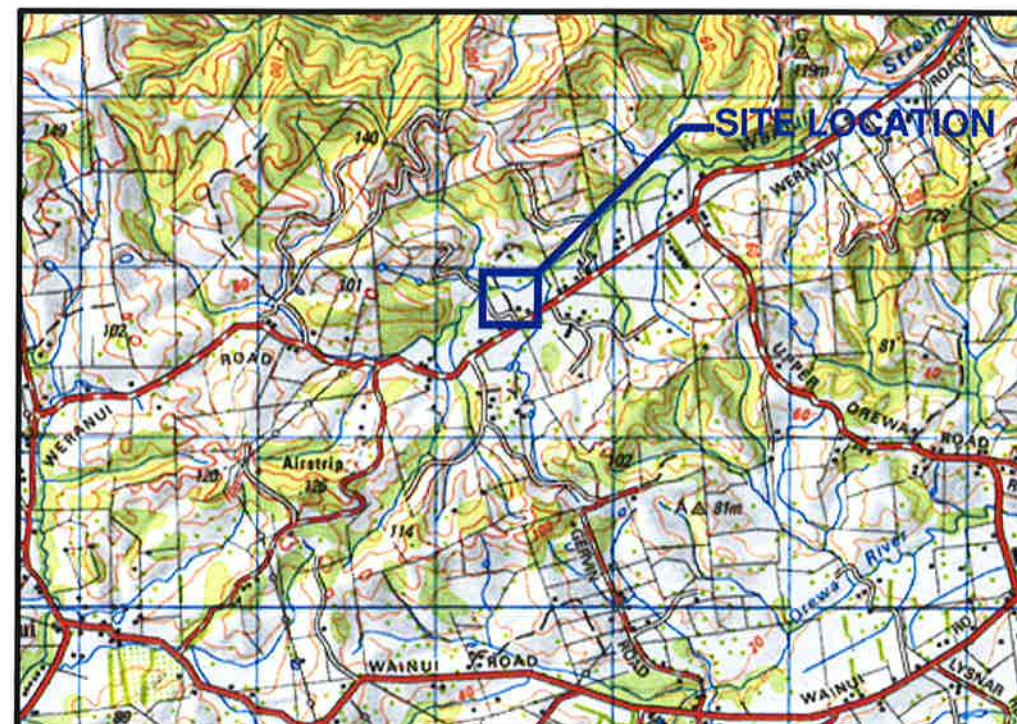
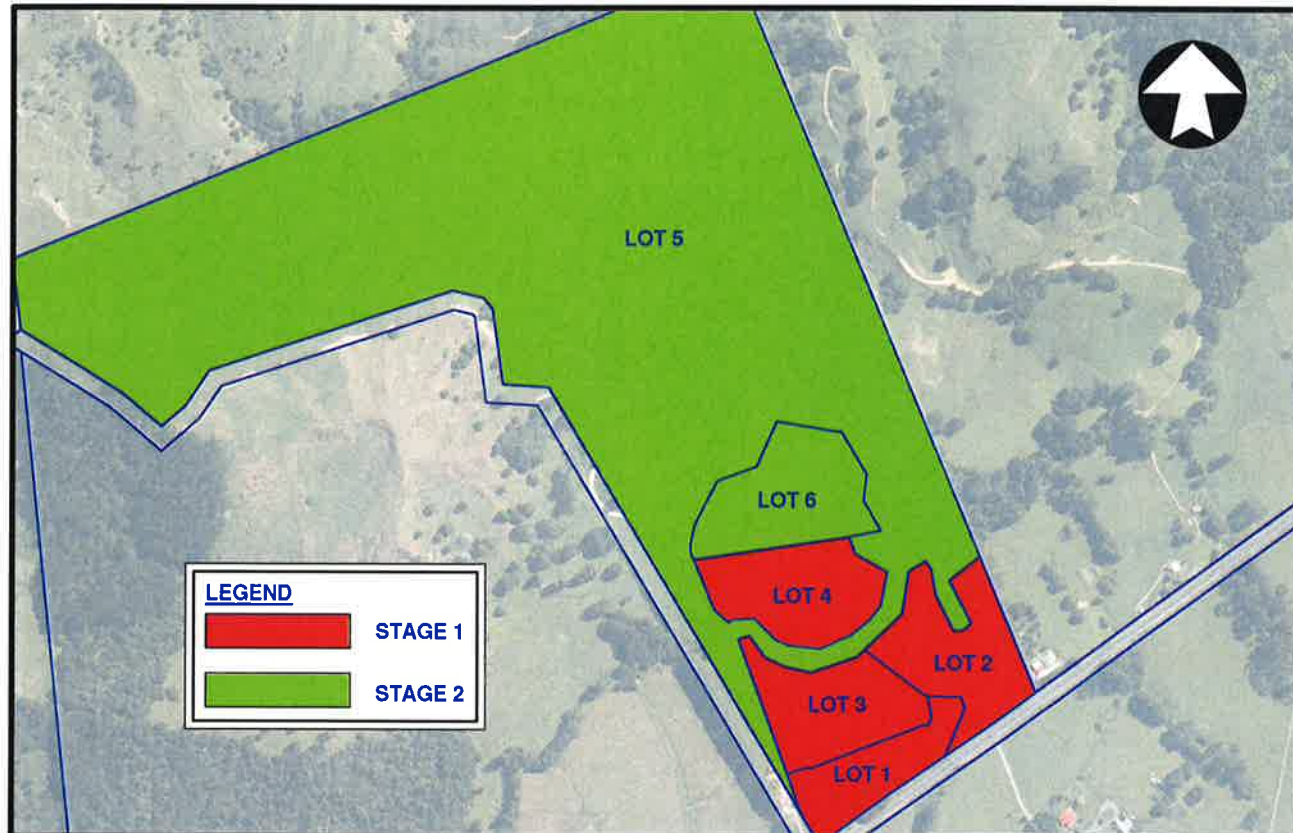
154 Centreway Road
Orewa
Auckland

P.O. Box 150
Orewa
Auckland

Telephone (09) 426-5702
Email info@hc.co.nz

DRAWINGS

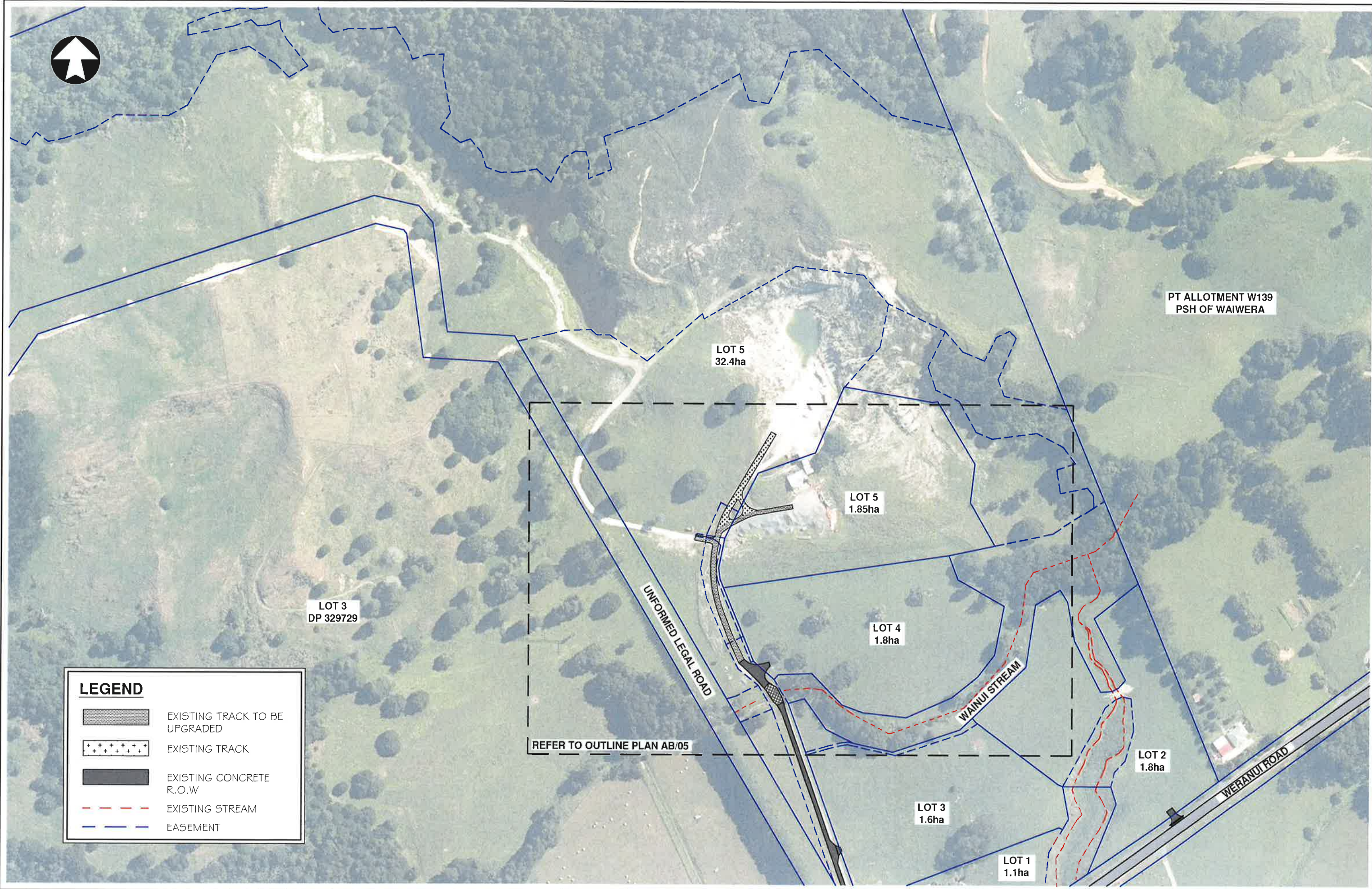
- 01 COVER PAGE
- 02 EXISTING SITE PLAN WITH AERIAL UNDERLAY
- 03 EXISTING SITE PLAN (PARTIAL)
- 04 AS BUILT SITE PLAN WITH AERIAL UNDERLAY
- 05 AS BUILT SITE PLAN (PARTIAL)



LOCALITY PLAN



A3 - 14136 STAGE 2 AB/01



No.	Revision	Drawn	Chk.	Appd.	Date



PO Box 150, Orewa 0946
154 Centreway Road, Orewa 0931
Ph: 09 426 5702 www.hc.co.nz

Design	H. NORTON	AUGUST 2015
Drawn	H. NORTON	AUGUST 2015
Checked		
Approved		
Scale	1:2500 @ A3	
Scale vert. exag.		

RAHOPARA
FARMS LIMITED

Project
PROPOSED 6 LOT SUBDIVISION - STAGE 2
AT 1158 WERANUI ROAD
WAINUI

Title	EXISTING SITE PLAN WITH AERIAL UNDERLAY
Job No.	A3-14136 STAGE 2

Sheet No.
AB-002



LOT 5
32.4ha

LOT 6
1.85ha



LOT 4
1.8ha

LEGEND

- EXISTING TRACK TO BE UPGRADED
- EXISTING TRACK
- EXISTING CONCRETE R.O.W
- EXISTING STREAM
- EASEMENT



UNFORMED LEGAL ROAD

WAINUI STREAM



PO Box 150, Orewa 0946
154 Centreway Road, Orewa 0931
Ph: 09 426 5702 www.hc.co.nz

Design	H. NORTON	AUGUST 2015
Drawn	H. NORTON	AUGUST 2015
Checked		
Approved		
Scale	1:1000 @ A3	
Scale vert. exag.		

**RAHOPARA
FARMS LIMITED**

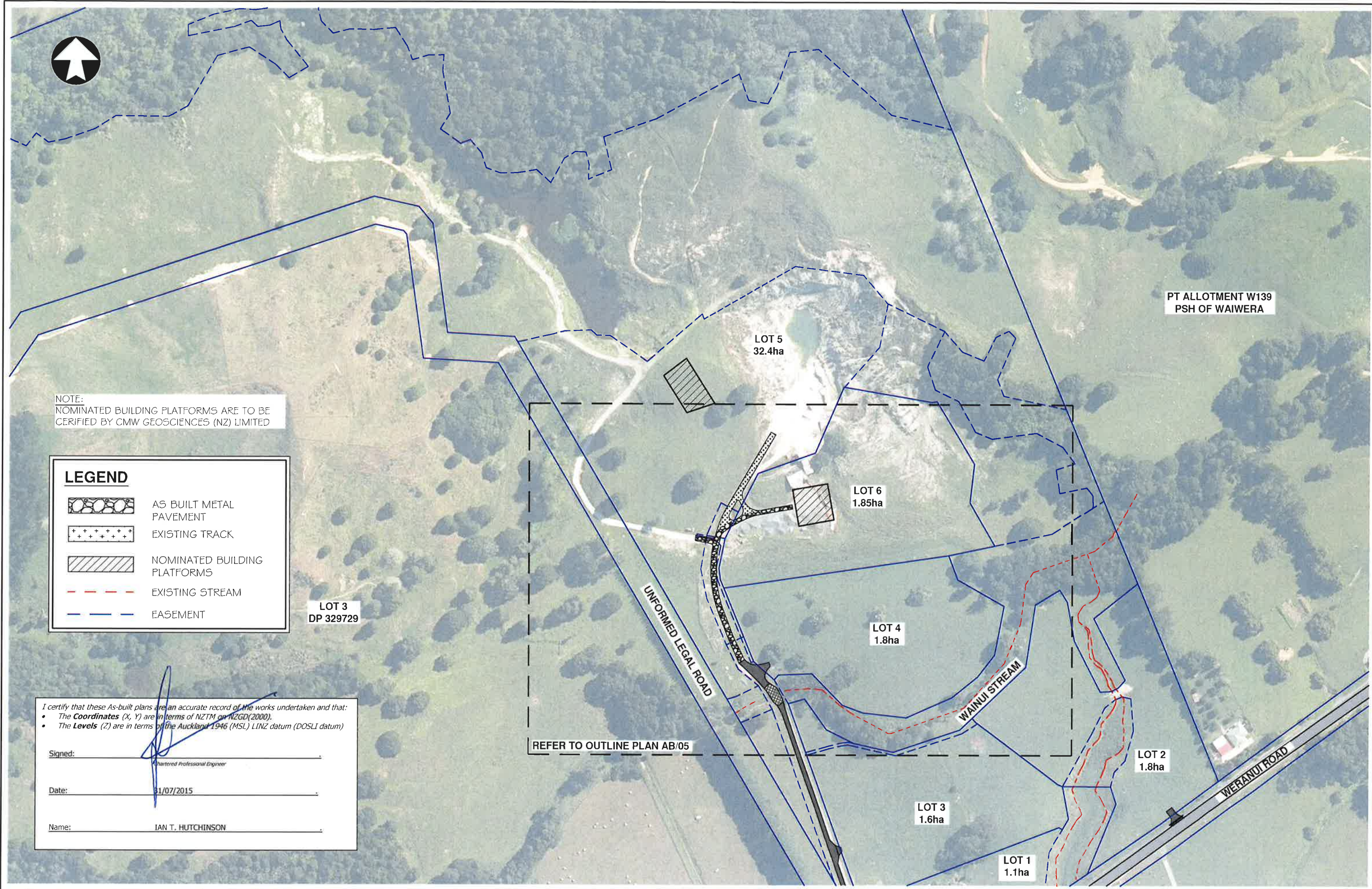
Project
**PROPOSED 6 LOT SUBDIVISION - STAGE 2
AT 1158 WERANUI ROAD
WAINUI**

Title
EXISTING SITE PLAN (PARTIAL)

Job No.
A3-14136 STAGE 2

Sheet No.
AB-003

No.	Revision	Drawn	Chk.	Appd.	Date



— — — EASEMENT

Name: IAN T. HUTCHINSON

REFER TO OUTLINE PLAN AB/05

Sheet No.

AB-004



LOT 5
32.4ha



LOT 6
1.85ha



AS BUILT DRIVEWAY FOR LOT 5 CONSISTING OF A 3.0m WIDE UNSEALED PAVEMENT WITH A MINIMUM COMPACTED DEPTH OF 200mm OF GAP40 OVERLYING THE EXISTING COMPETENT LIMESTONE TRACK

AS BUILT DRIVEWAY FOR LOT 6 CONSISTING OF A 3.0m WIDE UNSEALED PAVEMENT WITH A MINIMUM COMPACTED DEPTH OF 200mm OF GAP40 OVERLYING THE EXISTING COMPETENT LIMESTONE TRACK

AS BUILT 3.5m WIDE UNSEALED PAVEMENT COMPRISING OF A MINIMUM COMPACTED DEPTH OF 200mm OF GAP40 OVERLYING THE EXISTING COMPETENT LIMESTONE TRACK

NOTE:
UNSEALED ACCESSWAY WILL REQUIRE
REGULAR MAINTENANCE AND
AGGREGATE REPLENISHMENT BY
FUTURE OWNER

LOT 4
1.8ha



LEGEND

- AS BUILT METAL PAVEMENT
- EXISTING TRACK
- NOMINATED BUILDING PLATFORMS
- EXISTING STREAM
- EASEMENT

UNFORMED LEGAL ROAD

I certify that these As-built plans are an accurate record of the works undertaken and that:

- The **Coordinates** (X, Y) are in terms of NZTM on NZGD(2000).
- The **Levels** (Z) are in terms of the Auckland 1946 (MSL) LINZ datum (DOSLI datum)

Signed: _____
Chartered Professional Engineer

Date: 31/07/2015

Name: IAN T. HUTCHINSON



WAINUI STREAM



PO Box 150, Orewa 0946
154 Centreway Road, Orewa 0931
Ph: 09 426 5702 www.hc.co.nz

Design	H. NORTON	AUGUST 2015
Drawn	H. NORTON	AUGUST 2015
Checked		
Approved		
Scale	1:1000 @ A3	
Scale vert. exag.		

**RAHOPARA
FARMS LIMITED**

Project
**PROPOSED 6 LOT SUBDIVISION - STAGE 2
AT 1158 WERANUI ROAD
WAINUI**

Title
AS BUILT SITE PLAN (PARTIAL)

Job No.
A3-14136 STAGE 2

Sheet No.
AB-005

No.	Revision	Drawn	Chk.	Appd.	Date