

Checklist for Subdivision Resource Consent



Information requirements

This checklist will ensure you provide adequate information with your application for a subdivision consent. If the required information is not provided, or your application is incomplete, it will be returned to you with the deposit.

Note: You also need to provide the required information in the resource consent checklist.

Please include this completed form with your application.

Information required

Along with a completed application form, the following information is required:

Key: Mark items = Yes, Pass = Not applicable = Fail

Applicant to check <input checked="" type="checkbox"/>	Council use
<input type="checkbox"/> The position of all existing and proposed boundaries	<input type="checkbox"/>
<input type="checkbox"/> The area of all new allotments (include the nett area of allotments excluding accessways)	<input type="checkbox"/>
<input type="checkbox"/> Ground levels	<input type="checkbox"/>
<input type="checkbox"/> Location of all existing and proposed easements	<input type="checkbox"/>
<input type="checkbox"/> Proposed amalgamation request	<input type="checkbox"/>
<input type="checkbox"/> The location and dimensions of any existing and proposed esplanade reserves or strips	<input type="checkbox"/>
<input type="checkbox"/> The location, width and construction standard of existing and proposed vehicle crossings	<input type="checkbox"/>
<input type="checkbox"/> The location, width and construction standard of existing and proposed accessways	<input type="checkbox"/>
<input type="checkbox"/> Location and dimensions of any land to be set aside as new road	<input type="checkbox"/>
<input type="checkbox"/> Location of existing services	<input type="checkbox"/>
<input type="checkbox"/> Details of the proposed servicing of any new allotments with, sewer, water, stormwater, electricity and telecommunications	<input type="checkbox"/>
<input type="checkbox"/> Location and details of existing onsite wastewater systems	<input type="checkbox"/>
<input type="checkbox"/> Assessment for onsite wastewater suitability – For sites proposing future residential or commercial development that are in non-reticulated areas	<input type="checkbox"/>
<input type="checkbox"/> Confirmation of good ground conditions for building platforms/foundations	<input type="checkbox"/>
<input type="checkbox"/> Global stability analysis for subdivision applications proposing future residential development and is located within Land Overlay 2 & 3	<input type="checkbox"/>
<input type="checkbox"/> CPT tests to determine the factor of safety against liquefaction, including lateral spreading analysis – This is only required for subdivision proposals for future residential, commercial or industrial development where more than two allotments are proposed in a medium to high liquefaction risk zone	<input type="checkbox"/>
<input type="checkbox"/> Show expected and proposed impervious surfaces (include calculations) – This is required for subdivision applications in the residential, rural residential and rural lifestyle zones	<input type="checkbox"/>
<input type="checkbox"/> Assessment of the proposed stormwater management for the subdivision	<input type="checkbox"/>
<input type="checkbox"/> Location of existing bores	<input type="checkbox"/>
<input type="checkbox"/> Proposed finished floor level of future dwellings, if the subdivision site is within a flood hazard	<input type="checkbox"/>
<input type="checkbox"/> If the subdivision is staged, clearly define the stages and if there is any time extension proposed to exercise the consent please clearly provide details on the number of years the extension is sought for.	<input type="checkbox"/>

Assessment of Environmental Effects

<input type="checkbox"/> Description of the character of the surrounding area	<input type="checkbox"/>
<input type="checkbox"/> An amenity values assessment	<input type="checkbox"/>
<input type="checkbox"/> Cultural heritage assessment	<input type="checkbox"/>
<input type="checkbox"/> Natural heritage assessment – if the site is within the coastal environment, outstanding landscape, protection management or urban ridgeline overlays provide an assessment specific to the relevant overlay	<input type="checkbox"/>
<input type="checkbox"/> Natural Hazards assessment – If the site is within any coastal hazard, flood hazard, land instability layer provide an assessment specific to the relevant hazard	<input type="checkbox"/>
<input type="checkbox"/> Assessment against the National Environmental Standard for assessing and managing the effects on human health from soil contamination	<input type="checkbox"/>
<input type="checkbox"/> Assessment against the built environment chapter in C2 of the TRMP	<input type="checkbox"/>

Helpful information

If you require an aerial photograph and/or need to know what overlays are on the subject site, visit our website www.gdc.govt.nz online maps, which also print to scale.

Visit our website to view the Tairāwhiti Resource Management Plan.

For more information - visit our website www.gdc.govt.nz for a guide to residential subdivision and guide to rural subdivision.

If you need any help or advice about your application please contact our Duty Planner on 06 869 2444.

Office use only

Signed by Acceptance Officer:

Officer:

Date: