



Comprehensive Development Schedule

Superlot No.	Lot Area (m ²)	No. of lots
3000	3,478	9
3001	5,715	14
3002	6,245	16
3003	1,609	4
3004	3,941	10
3005	14,718	37
3006	11,037	28
3007	13,951	35
3008	8,524	21
3009	6,589	16
3010	6,267	16
3011	5,538	14
3012	3,690	9
3013	4,078	10
3014	4,631	12
3015	6,351	16
3016	2,767	7
3017	8,484	21
3018	13,103	33
3019	6,063	15
Total		343

LEGEND

- Stage Boundary
- Lot Boundary
- Legal Road Boundary
- Abuttal Boundary
- Existing Easement Boundary
- No-build Extent of Odour Line
- No-build Highway Setback Line

Territorial Authority: Selwyn District Council
 Application Address: Dunns Crossing Road, Rolleston
 Comprised In: RT 686982
 Zone: Rural - Residential
 Registered Owner: Rolleston West Developments Ltd
 Total Area: 87.5210 ha
 Legal Description: Section 2, SO 480906

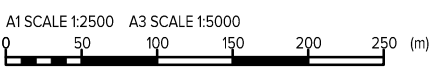
- ### NOTES
- Areas and dimensions are subject to final survey.
 - All access lots will be shared in undivided equal shares and be a minimum of 4 metres wide.
 - All Standard Residential Lots are able to contain a 15m x 15m rectangle.
 - All residential allotments within the Comprehensive Development Superlots are able to contain a 15m x 8m rectangle.
 - A full assessment of easements will be undertaken after the engineering acceptance stage and added where required.

Schedule of Areas

Type	No of Lots	Average Area	Total Area
Standard Lots	665	512 m ²	340,284 m ²
Comprehensive Development Superlots	20		174,703 m ²
Residential area in SH1 setback	44		57,976 m ²
Commercial/Mixed Use	1		10,179 m ²
Reserve & Walkway to Vest	11		25,579 m ²
Roads to Vest	5		167,514 m ²
Rights of Way	9		2,398 m ²
Balance Lot 7000 (SH1 intersection upgrade)	1		20,000 m ²
Balance Lots 7001 & 7002 (No Build Odour Zone)	2		114,774 m ²
Total			875,485 m² (87.5485 Ha)

Schedule of Roads

Road No.	Road Type	Legal Width
1-3	Local - Major	20m
4-7	Local - Major	18m
8-23	Local - Major	16m
24-26	Local - Intermediate	15m
27	Local - Intermediate	14m



Rev#	Description	Drawn	Date
D	Issued for Consent	CPS	12.03.21
C	Schedule of Density B Areas Added	CPS	12.03.21
B	Revised issue	AKS	10.03.21
A	Preliminary issue	AKS	05.03.21



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Scale A1: 1:2500
 Scale A3: 1:5000
 Designed: BH
 Approved: PM
 Date: 05.03.2021

Client: **ROLLESTON WEST RESIDENTIAL LTD**

Project: **ROLLESTON WEST HOLMES BLOCK**

Drawing Title: **PROPOSED SUBDIVISION OF SECTION 2 SO 480906**

Status: **FOR CONSENT**
 Drawing No: **14720-AP-001**
 Rev: **D**