



<b>Policy Type:</b>	Administrative
<b>Date Adopted:</b>	12 May 2009

<b>Policy No:</b>	ET509
<b>Date Last Reviewed:</b>	May 2009

<b>Legal (Parent):</b>
<ol style="list-style-type: none"> <li>1. Local Government Act 1995 (As Amended) – Section 2.7(2)(b).</li> <li>2. Local Government Act 1960 – Section S295.</li> <li>3. Town Planning and Development Act 1928 – Section S24.</li> </ol>

<b>Legal (Subsidiary):</b>
<ol style="list-style-type: none"> <li>1.</li> </ol>

ADOPTED POLICY	
<b>Title:</b>	<b>SUBDIVISIONS – CLEARANCE OF WORKS</b>
<b>Objective:</b>	<b>To provide conditions to be met prior to the City issuing clearance of subdivisions.</b>

Prior to the City issuing clearance in respect of subdivisions, all conditions relevant to the Local Authority must be complied with and all works completed. The City may accept the lodging of bonds and/or bank guarantees for incomplete works relating to conditions of subdivisions involving the following:

- 1.0 Works within existing or proposed road reserves within the subdivision, provided that such works are in the opinion of the Executive Engineering and Technical Services near final completion.
- 2.0 Works within lots which will be in the ownership of the Crown or the City under the subdivision.
- 3.0 Works comprising of uniform/controlled fencing which abuts a road reserve and/or lots which will be in the ownership of the Crown or the City under the subdivision.
- 4.0 Works requiring construction of a driveway in battleaxe leg allotments within the subdivision.
- 5.0 In the event of the City accepting a bond for incomplete works a completion date shall be stipulated.
- 6.0 The Executive Engineering and Technical Services shall ensure that the value of any bond or bank guarantee provides an adequate margin to enable the City to complete the works without financial loss in the event of such works not being completed within the stipulated period.