

PRESTONS PARK



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Development Update Summary

We hope everyone is well and adjusting to these difficult and challenging times. The COVID-19 pandemic and lock-down certainly does present some challenges, but one thing is clear, Cantabrians appear to be on top of it, this no doubt from experiences from the Christchurch earthquakes – *Well done!*

We are pleased to advise the Prestons Team is all well and, with the exception of our contractors, are able to work remotely – *“it’s Business as Usual”*. The greatest impact from the 4 week lock-down is construction has ceased as residential subdivision development is not considered an “Essential Service”, which we understand and accept.

We are pleased to advise construction of Stages T1 & Z1 is now complete. Council staff are currently processing the 224c application for Stage Z1 (remotely) and we expect the 224c certificate to be issued around 18th April 2020, with titles due 16th May 2020.

Update as at 27/03/2020

Whilst construction of Stage T1 is complete, unfortunately the lock-down period kicked in a couple of days before the site compliance inspections were due to be undertaken, which means Council will be unable to issue the 224c certificate until the inspections are completed after lock-down. This will push the programmed title dates out by approximately 6-7 weeks. Accordingly, 224c and titles for Stage T1 are now expected 6th Jun and 27th Jun 2020, respectively, subject to lock-down extensions.

Despite lock-down and the associated delays, we have released Stages T1 & Z1 to the market for sale pre-title. We are able to do so because of the remote capabilities the *“Electronic Sale & Purchase Agreement”* process, that Professionals Christchurch provide, affords Purchasers and their Solicitors.

Construction of Stages T6-T7-U2 (32 Lots) has ceased and will re-commence after lock-down. The revised dates for these stages are detailed below.

Please note that all revised dates in the schedule below are subject to potential extensions to the current 4 week COVID-19 lock-down period.

Despite COVID-19 and lock-down, we continue to see steady demand for sections at Prestons Park and encourage you to contact **Colin Lock** or **Angela Allan** at **Professionals** on **Ph:03-281-7517** to register your expression of interest for sections, as these are still selling fast.

Due to the uncertain times relating to COVID-19 and lock-down, we will be offering flexible terms, so please feel free to visit the Prestons Park Website: www.prestonspark.co.nz for the current listings and pricing for available sections, together with general sales information, and make sure you contact **Colin Lock** or **Angela Allan** at **Professionals** on **Ph:03-281-7517**.

The schedule below contains timeframes and key dates for the development and titling of the various stages currently underway at Prestons Park. **Please note the stage numbering references within the schedule below relate to the Subdivision Stage identified on the Prestons Park Scheme Plan located on the Prestons Park website.**

Prestons Park Subdivision Staging Timetable

Stage M-1 (Lots 1-9 & 13-54)	Titles Issued:15-Dec-15
Stage N (Lots 55-63, 65-83, 85-101 & 103-106)	Titles Issued:14-Mar-16
Stage M-2 (Lots 708-759)	Titles Issued:27-Jul-16
Stage O (Lots 64, 84, 102 & 107-161)	Titles Issued:25-Oct-16
Stage P (Lots 162-211)	Titles Issued:31-Jan-17
Stage W (Lots 493-509, 560-605, 639, 640,653,677 & 760-766)	Titles Issued:04-Oct-17
Stage X (Lots 606, 608-638 & 641-652)	Titles Issued:18-Jan-18
Stage Y (Lots 607, 654-676 & 678-707)	Titles Issued:16-Aug-18
Stage U1 (Lots 425-438)	Titles Issued: 20-Feb-19
Stage R1 (Lots 236, 263-281 & 302-311)	Titles Issued: 30-Apr-19
Stage Q2-Q3 (Lots 212-215, 218-228 & 230-233)	Titles Issued: 31-May-19
Stage Q1 (Lots 216, 217, 223-225, 229, 234, 235, 237 & 254-262)	Titles Issued 19-Aug-19
Stage R2 (Lots 282-301)	Titles Issued 12-Sept-19
Stage Q4 (Lots 238-253)	Titles Issued 09-Oct-19
Stage S2, T2 & T3 (Lots 333-339, 353-370, 374, 375, 410-420 & 439-456)	Titles Issued 19-Nov-19
Stage S1 (Lots 319-332 & 340-352)	Titles Issued 14-Jan-20
• Stage Z1 (Lots 767-778)	Status
• Construction	Complete
• 224c Certificate	18-Apr-20
• Titles	16-May-20
• Survey Plan with Boundary Bearings and Distances	Available
• Geotech Certificates for Building Consent	Available
• Site Levels Plan	10-Apr-20
• Wastewater, Stormwater & Water Supply As-Built Plans	10-Apr-20
• Landscaping (No planting allowed over the summer months)	29-May-20

Update as at 27/03/2020

• Stage T1 (Lots 371-373, 376, 390-397 & 407-409)	Status
• Construction	Complete
• 224c Certificate	05-Jun-20
• Titles	26-Jun-20
• Survey Plan with Boundary Bearings and Distances	Available
• Geotech Certificates for Building Consent	25-May-20
• Site Levels Plan	08-May-20
• Wastewater, Stormwater & Water Supply As-Built Plans	10-Apr-20
• Landscaping (No planting allowed over the summer months)	29-May-20
• Stage T6 & U2 (Lots 398-406 & 457-472)	Status
• Construction	24-Jul-20
• 224c Certificate	28-Aug-20
• Titles	11-Sept-20
• Survey Plan (Draft) with Boundary Bearings and Distances	10-Jul-20
• Geotech Certificates for Building Consent	14-Aug-20
• Site Levels Plan	14-Aug-20
• Wastewater, Stormwater & Water Supply As-Built Plans	14-Aug-20
• Landscaping (No planting allowed over the summer months)	07-Aug-20
• Stage T7 (Lots 473-479)	Status
• Construction	21-Aug-20
• 224c Certificate	25-Sept-20
• Titles	09-Oct-20
• Survey Plan (Draft) with Boundary Bearings and Distances	07-Aug-20
• Geotech Certificates for Building Consent	11-Sept-20
• Site Levels Plan	11-Sept-20
• Wastewater, Stormwater & Water Supply As-Built Plans	11-Sept-20
• Landscaping (No planting allowed over the summer months)	04-Sept-20