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## **Report 01.831**

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Report to Rural Services and Wairarapa Committee  
from Helen Marr, Resource Advisor, Policy and Planning

### **Regional Council Input into District Planning**

#### **1. Purpose**

To inform the Committee of Regional Council input into the statutory resource management processes of territorial authorities in the Wairarapa.

#### **2. Applications**

##### **2.1 Carterton District Council**

###### Notified Applications

Vermeulen J

###### Action

3 lot subdivision, Mt Holdsworth Road. Made submission and attended hearing expressing concerns about slope stability and effluent disposal. Further engineering information was requested and received following the hearing. Final decision took account of concerns.

Ballance Agri Nutrients

Fertiliser storage facility, Waihakeke Road, Carterton. Identified possible Regional Council consent requirements, such as dust, stormwater, pond slurry disposal, wastewater. Application was withdrawn prior to a hearing.

Buchanan A

6 lot subdivision, Te Kopi Road, Gladstone. Made a submission recommending protection of existing river bank vegetation, and building setbacks from the terrace edge as a precaution against erosion. Attended hearing, and decision took account of our concerns.

Parker R

6 lot subdivision, Kokotau Road, Carterton. Submission expressed concerns about effluent

disposal and recommended that existing system be upgraded and new systems be carefully designed. Decision included our recommendations.

MacKinnon J	4 lot subdivision, Lincoln Road, Carterton. Originally made comments on flood risk and recommended connection to urban sewerage. Has since been notified. Submission in progress.
Buller C	Truck parking and storage facility, Dalefield Road, Carterton. In progress.
<u>Non-notified</u> Hutchings O	<u>Action</u> 3 lot subdivision, Chester Road, Carterton. Noted potential for ground water contamination due to intensifying landuse, and recommended testing before use.
Thom H	4 lot subdivision, Blakes Road, Mt Holdsworth. Commented on flooding risk and effluent disposal.
Thomson D	4 lot subdivision, Admiral Road, Gladstone. Recommended retaining vegetation and not building on steep slopes.
Campin Estate	4 lot subdivision Waihakeke Road, Carterton. No comments necessary.
McKeown N	2 lot subdivision, Norfolk Road, Carterton. No comments necessary.
Pendalton Ltd	2 lot subdivision, Woodlands Road, Carterton. No comments necessary.
Berthold T	2 lot subdivision, Waiohine Gorge Road, Carterton. In progress.

## 2.2 Masterton District Council

<u>Notified Applications</u> Hatchard P	<u>Action</u> 5 lot subdivision, Jetty Road, Castlepoint. Submitted on stability of slopes, recommending care be taken with earthworks and stormwater disposal. Also noted that Castlepoint sewerage system due for review and recommended no new lots be created or connected until review completed. Attended pre-hearing meeting. Further information on sewerage system has been received and is currently being reviewed. In progress.
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Galyer I	Application to raise calves 'intensively', Kibblewhite Road, Masterton. No submission necessary as any concerns can be dealt with through Regional Council consent process. Application declined by MDC, and small scale operation only allowed.
Wellbrock D	11 lot subdivision, Black Rock Road, Masterton. Made a submission noting presence of faultline, soil erosion concerns, and need for water take consent if communal water scheme put in place.
Inkster E	Application to carry out a retail activity in the general business zone, Albert Street, Masterton. No submission necessary.
<u>Non-notified</u> Ettenna Trust	<u>Action</u> 2 lot subdivision, Upper Waingawa Road, Kaituna. Commented on the presence of a faultline and need for care with effluent disposal.

### 2.3 South Wairarapa District Council

<u>Notified Consents</u> Harris D	<u>Action</u> Consent to erect dwelling in coastal protection area, Te Awaiti. Presented evidence on natural character and effluent disposal concerns. Consent granted with conditions and appealed by Dan Riddiford. Attended environment court mediation which resolved many of the concerns. attended later court hearing. Agreed conditions upheld, remainder of appeal dismissed.
Priestly D	Consent to relocate dwelling to Coastal protection area, Te Awaiti. Attended hearing and presented evidence on natural character of the coastal environment, effluent disposal and site stability. Consent granted with conditions but appealed by Dan Riddiford. WRC is party to the appeal. No further correspondence has been received.
Herrick A	6 lot subdivision, New York Street and SH 53, Martinborough. Attended hearing and presented evidence relating to the contamination of lots 1 and 2 by fill dumped on site and recommending conditions to mitigate these and other concerns (flooding, stormwater and sewage disposal). District Council

concerned about contamination and intended to set aside contaminated lots for further consideration. Consent granted, but conditions failed to address issues on lots 1 and 2. WRC have appealed the decision to ensure these issues are addressed.

Wong L	2 lot subdivision, SH 2 – Ahikouka Road, Greytown. Made submission on flooding and effluent disposal concerns. Consent granted with conditions which took account of these concerns.
Clouston F	10 lot subdivision, Ferry Road, Martinborough. Submission made on flooding and effluent disposal concerns, noting need for WRC access to stopbanks and recommended water quality be tested before use due to proximity of Martinborough oxidation ponds.
Tulloch S	5 lot subdivision, Princess Street, Martinborough. In progress.
<u>Non-notified</u> Jakeman Trust	<u>Action</u> 13 lot subdivision, Lake Ferry Road, Lake Ferry. Effluent disposal main concern. Applicant advocating for community system and agreed to place application on hold while progress is made towards this goal.
Bosch B	Boundary adjustment, Pukio West & Buicks Road, Kahutara. Made recommendations relating to flooding and location of buildings.
Bragger P	Consent to relocate a dwelling to Tora Road, Tukurumuri. Noted the rising of the river bed and the risks for flooding and course change. Also noted the limitations for effluent disposal and recommended further investigations be undertaken.
Crowe D	2 lot subdivision, Udy Street, Greytown. Made comments on flooding.
Johns M	3 lot subdivision, Tora Road, Tukurumuri. Supported provision of esplanade reserves to link road with existing reserves.
Reed C	Consent to relocate a dwelling. Required to consult with WRC due to potential flood risk. Noted that if original subdivision conditions to widen and maintain the stream channel had been carried out, then there should be no flood risk.

Feast J	2 lot subdivision, Bartons Road, Featherston. No comments necessary.
Luttrell W	2 lot subdivision, East-West Access Road, Featherston. No comments necessary.
Blackett G	Subdivision and boundary adjustment, Te Rata Road, Pirinoa. In progress.
Doherty W	4 lot subdivision, Greytown Bidwills Cutting Road, Morisons Bush. In progress.

### 3. Other Policy Documents

#### 3.1 Department of Conservation

<u>Policy Document</u>	<u>Action</u>
Management Options for Castlepoint Scenic Reserve	Sent letter making general comments about management of the reserve.

#### 3.2 South Wairarapa District Council

<u>Policy Document</u>	<u>Action</u>
Stella Bull Park Reserve Management Plan	In Progress.

### 3. Recommendation

*That the information be received.*

Report prepared by:

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