

**ENVIRONMENTAL SERVICES COMMITTEE MEETING HELD
FOLLOWING THE WORKS & SERVICES MEETING ON
WEDNESDAY 16 MARCH 2005 IN MEMORIAL HALL
SUPPER ROOM, THE ESPLANADE, KAIKOURA**

AGENDA

1. Apologies

2. Matters of Importance to be raised as Urgent Business

3. Matters Arising from the Report of 17/02/05 *page 75*

4. Minutes Action & Issues List Update

	<i>17 NOVEMBER 2004</i>		
Environment Services	Supply age-testing results from proposed new bore site.	Stuart	In Progress

5. Environmental Services Reports *page 16*

- *Building*
- *Resource Planning*
- *Monitoring*
- *District Planning*
- *Environmental Development*
- *Environmental Health*
- *Environmental Services Budget Report*

6. Resource Consent Update *page 24*

7. Urgent Business

Environmental Services Reports

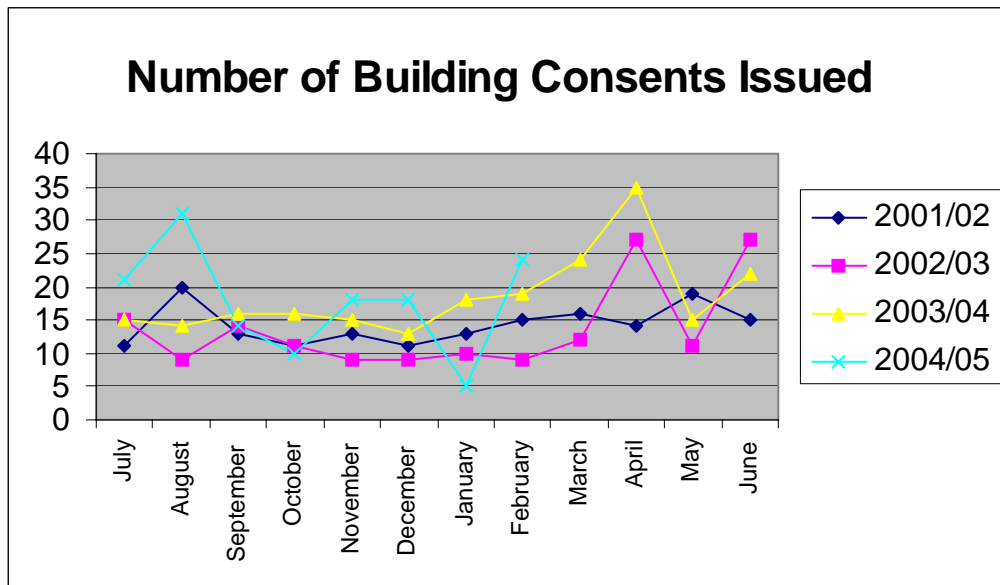
• Building

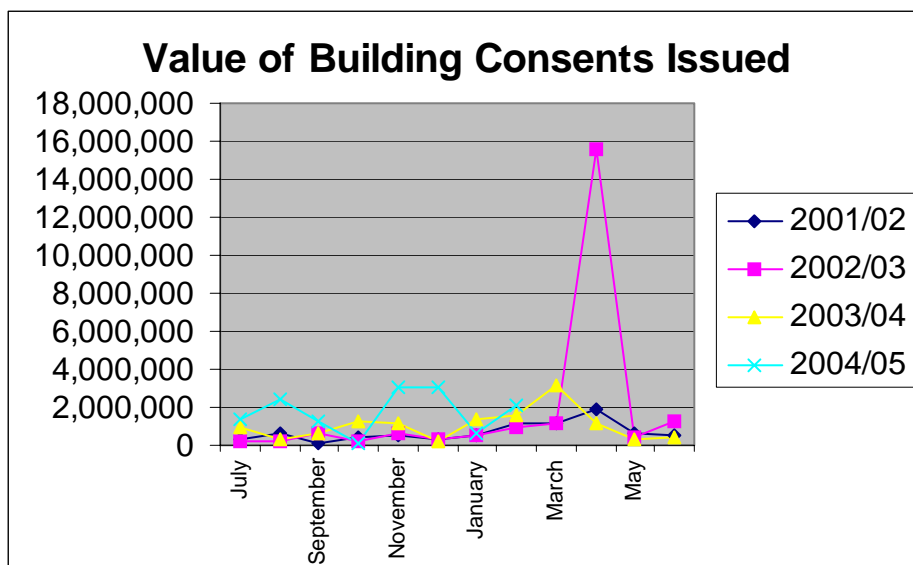
Twenty one building consents with a combined construction value of \$2,119,860 were issued for the month of February 2005 with several other consent applications waiting to be processed.

With the high volume and nature of the consent applications being received the turn around time has stretched out to approximately 3-4 weeks.

Consents were issued for:-

- 9 new dwellings
- 1 for 5 Housing New Zealand units
- 1 to convert an existing building into a habitable building
- 5 farm sheds/garages
- 1 educational workshop
- 2 log fires
- 2 dwelling additions and alterations.





• Resource Planning

Resource Consent Update: 7th February to 9th March 2005

Fourteen new resource consents have been received in this period. These consist of two land uses, four signs consent, eight subdivision and land uses. One of these consent applications Midway Fleet Leasing Ltd may generate public interest as it involves subdivision to 0.8ha within the rural zone, the application is currently being publicly notified.

Progress of publicly notified resource consents is following:

- **Midway Fleet Leasing** - Publicly notified submissions close 8th April 2005
- **MJ & GG Morrissey** – Decision appealed by Environment Canterbury.
- **Chesham Estates** – Submissions closed and waiting confirmation of hearing date from applicant, currently on hold by applicants.
- **McInnes & Atkins** - Submissions closed and waiting confirmation of hearing date from applicant, currently on hold by applicants
- **Kaikoura Developments Limited** – No appeals have been received to date.
- **Seaview (Marlborough) Limited** – Indication that no submitter wish to be heard, thus no need for formal hearing. Currently on hold awaiting formal feedback from Environment Canterbury.
- **Kaikoura Adventure Safaris** – Application for 4x4 motorbike tours. Submissions closed additional information being sought to address vehicle-crossing issues with Transit and Tranz Rail.
- **Global Property Investment** – Application still on hold at applicants request.

Consent numbers for month are now more in line with projected figures. All notified consent are on track. A number of notified consent being placed on hold by applicants until they can advise of a suitable hearing date. No major developments have been received in terms of land use activities however interest in the Kaikoura District still remains strong. Land use applications continue to be for small-scale visitor accommodation and residential activities.

• Biodiversity/Monitoring

As a brief summary of what's been going on over the February/March period:

- Monitoring of consents – 6 consents have been monitored over the last period - 4 of these being by way of desktop monitoring. All were complying except one which still needs to install a vehicle crossing.
- Chasing up of previous non-compliances is also on going.
- Monitoring of S223 and S224's – currently four S224 requests are in the process.
- Biodiversity – currently working on a brochure with DOC on the Hutton's Shearwater, in line with some relocation work Doc are undertaking. The Biodiversity Officer is also working on a general Biodiversity brochure.
- Significant Natural Areas Project -_next group meeting March 30th.

Other:

- Signs consents – 4 new consent applications received over the last period – 2 have gone on hold with the others being processed.
- Invoicing of resource consents is still ongoing in the Planning Administrators absence.

● **District Planning**

1. Ocean Ridge - Variation 3 to the Proposed District Plan

The hearing was held on the 21st February 2005. Since it was not possible to complete the hearing on that day it had to be adjourned until further notice. The second day of the hearing will in all likelihood be held towards the end of March or early April, depending on the availability of parties to proceedings.

2. Proposed Kaikoura District Plan

The Committee will be aware that the Proposed Plan was put on hold in March 2003 to allow for the development and processing of the Whale Watch variation to the Plan with the Ocean Ridge variation following suit soon after. Both the variations will have merged with the Proposed Plan in the near future, meaning that they have all reached the same procedural stage and can proceed as one document. To this end drafting of decisions on the Proposed Plan has commenced, with the aim to formally release the decisions towards the middle of the year.

● **Environmental Development**

Zero Waste Conference

The 2005 Zero Waste conference, being held at Takahanga Marae, is now fast approaching taking place between the 5th of April and the 8th of April. The programme has now been confirmed with speakers from South Africa, Australia, USA, Wales, Scotland and England as well as from throughout New Zealand.

An interesting array of exhibitors has also been arranged for the conference such as an organic fertiliser company, Potato Plates, an organic mulch manufacturer, the nappy network, and others.

Registrations are now being processed by Council with a steady flow of registrations arriving daily, it is expected that the target of 130 registrants will be reached without difficulty. It is hoped that Councillors will be in a position to attend at least part of the conference and registration forms are available from the Environmental Development Officer or Executive Officer.

4.2 Assessment of noise from an extraction fan attached to a Beach Road premises has been found to be complying with the District Plan rules. This outcome has been communicated to the Ministry for the Environment who had become involved in the matter.

5.0 Nuisances & General:

5.1 A build up of refuse on a Bayview Street property has resulted in the properties owner being instructed to remove the refuse in question.

5.2 An odour complaint covering a property in Whitby Place was investigated. However the odour could not be detected, after two attempts. The complainant has been instructed to call as soon as the odour returns.

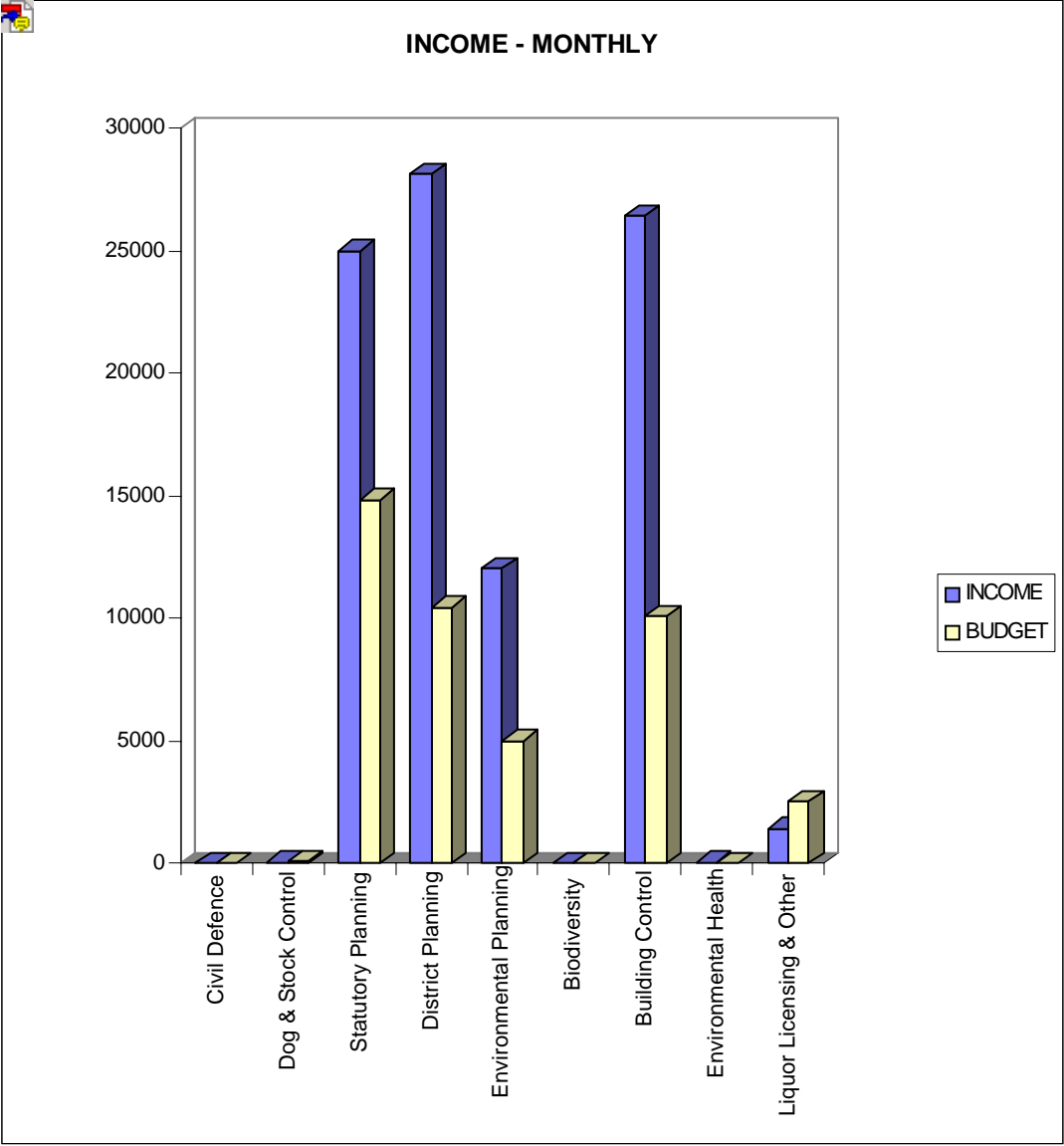
5.3 Advice was provided to St Josephs School on the requirements of the Food and Hygiene Regulations regarding to School Canteens.

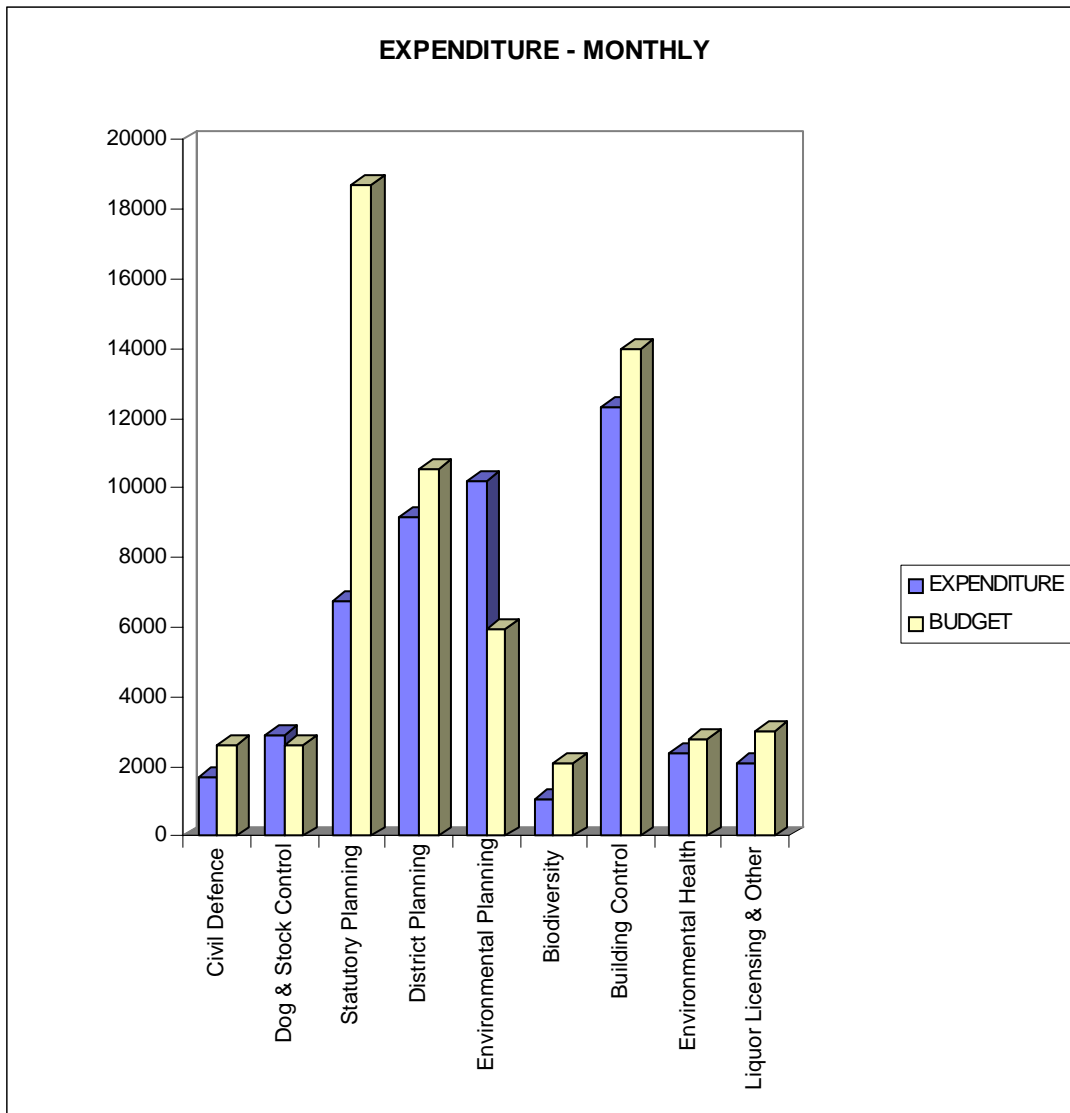
5.4 A case of suspected food poisoning thought by the person involved to be linked to the Fernleigh water scheme was investigated. The water supply was sampled and found not to be implicated.

6.0 Water Quality Monitoring:

6.1 Please refer to the schedule for monitoring for February 2005.

Environmental Services Budget Report





- **Resource Consent Update List**

RESOURCE CONSENT UPDATE LIST FOR THE PERIOD OF 7th FEBRUARY TO 9th MARCH 2005

Resource consents decisions issued:

Type of Consent	Applicant	Address of Activity
Subdivision – to create six allotments	Barney Hapuku Kydd Ltd.	236-238 Beach Road
Subdivision – to create two allotments	Wilsal Properties Ltd.	27 Fyffe Ave
Subdivision & Land Use – create two allotments and erect a dwelling on less than 500m ²	Mc Gill B.J.	6 Bayview Street
Subdivision & Land Use – Creation of 23 Lots of approx 0.7ha within	Kaikoura Development Co Ltd	Corner of Mt Fyffe and Mill Roads

rural zone and dwelling for each.		
Subdivision – boundary adjustment	Cameron A.H	Inland Road
Land Use – Long Board Surfing competition for next 5 years.	Long Board Promotions Ltd	Kiwa Road Mangamaunu
Land Use – Visitors accommodation increase guests number by two.	Ian & Alison Boyd	233 School House Road
Subdivision – create two allotments	Broughan W F & P M	Corner McInnes Road and Top Line Road
Certificate of Compliance - a new house	Dunlean	190 Mt Fyffe Road

Active consent applications currently in process:

Type of Consent	Applicant	Address of Activity
Subdivision - Create 3 lots from 2 lots	Jackson WB & SM	42 Churchill Street
Sign Consent	Art and Design Gallery	Scarborough Street
Sign Consent	Admiral Court Motel	Avoca Street
Sign Consent	The Woolshed - Davidson	Beach Road
Subdivision & Land use- Create new title for existing homestead	Glen Alton Partnership	Clarence Valley Road
Subdivision & Land use- Create two lots are retain existing dwelling.	Midway Fleet Leasing Limited	State Highway 1, 19 Athelney Road and Mill Road
Sign Consent	Diesel Engineering	Beach Road
Subdivide into 2 lots, build dwelling for visitor accommodation	JB Mc Innes & GA Atkins	35 State Highway 1
Land Use Consent – reapplication for Lapsed Resource Consent	Bradshaw & Wadsworth	Skevingtons Road
Subdivision & Land use – Rural subdivision in Hapuku	Global property Investments Ltd	State Highway 1, Hapuku
Land use – extension to restaurants, car parking	Pablecheque Neil	115 Beach Road

Consent applications awaiting receipt of further information requested from applicant or on hold:

Type of Consent	Applicant	Address of Activity
Subdivision & Land use- Create two lots and allow for additional dwelling.	Homewood Hill Limited	State Highway 1
Land Use – Visitors Accommodation 12 Chalets	Mac Farlane	Kekerengu
Sign Consent	Wood*	Beach Road
Sign Consent	The Joiners Shop*	Beach Road
Signs Consent	Wilson*	State Highway 1, Hapuku
Land use: Additions to sleep out within a flood hazard area.	Case	Peketa Road
Subdivision- Separation of existing title	Matariki Farms	State Highway 1 Clarence
Subdivision – create two lots	E McLeod	79 South Bay Parade

Land Use – Visitors accommodation 8 Motel Units and Conference Facility	Shields	16-18 Churchill Street
Land use – Backpackers accommodation in Clarence	Tim Hawkins Family Trust	State Highway 1, Clarence Bridge
Subdivision & Land use consent – subdivide into 2 lots, build dwelling	BP & RA Hails	State Highway 1 , Hapuku
Land Use – Four wheel motor bike tours	Kaikoura Adventure Safaris	State Highway 1 Goose Bay
Subdivision & Land Use – 168 Lots and land use for allotments which are less than 1000m ²	Seaview (Marlborough) Ltd	Main access Hasting Street
Subdivision & Land Use – Create 4 Lots.	Chesham Estates Ltd.	Inland Road
Subdivision – subdivide 2.0 ha out of existing farmland	Cerven Deer Company Ltd.	State Highway 1 Hapuku
Subdivision – to create two allotments	Baxter	102-104 Beach Road
Subdivision and Land Use – Create 2 Lots and erection of dwelling	Kulnine Holdings Ltd.	Corner State Highway 1 and Kekerengu Road
Subdivision and Land Use – Create 3 lots and erect dwellings.	Harnett Estate A.M	205 Bay Paddock Road
Subdivision and Land Use - Subdivide into 2 lots, build dwelling.	Graham	Skevingtons Rd
Subdivision – to create 2 lots	TSL Properties	Cnr Beach Rd & Edmund Ave
Subdivision and Land Use – create allotments for each dwelling Lot size 4700m ² .	Petersen TW & BM	Mill Road

Consent applications subject to appeal under sections 120 and 358 of the Resource Management Act:

Type of Consent	Applicant	Address of Activity
Subdivision Consent – Create an additional allotment	Morrissey	Grays Lane

Consent applications subject to objections under section 357 of the Resource Management Act: Nil

Consent applications subject to application for declaration under section 311 of the Resource Management Act: Nil

* Denotes Retrospective Consent

*¹ Denotes Retrospective Consent Signage Aspect Only