

AGENDA

TITLE: Tasman District Council
Environment & Planning Subcommittee

DATE: **Monday, 31 March 2008**
(Possibly Wednesday, 2 April)

TIME: 9.00 am

VENUE: Motueka Service Centre, 7 Hickmott Place, Motueka

MEMBERS: Cr Riley (Chair), Crs Higgins and Wilkins

TIME

9.00 am Onwards:

**Application No. RM070807, RM070808, RM070809, RM070810
– R and N Bensemman, Old Wharf Road Motueka**

**RM070807
Subdivision Consent**

To subdivide, in three stages, two existing titles comprising 7.4 hectares into the following:

- 16 rural residential titles ranging between 2,120 square metres and 1.07 hectares (proposed Lots 1-16);
- One title of 7,390 square metres being Road to vest in Tasman District Council (proposed Lot 17);
- One title of 1,050 square metres being Local Purpose Reserve to vest in Tasman District Council (proposed Lot 18);
- One title of 145 square metres being Local Purpose Reserve (Walkway) to vest in Tasman District Council (proposed Lot 19).

A seven year lapsing period is being sought for the subdivision consent.

**RM070808
Land Use Consent**

To undertake the following activities associated with the subdivision described above (Application RM070807):

- Construct a dwelling on each of proposed Lots 1-12 and Lots 14-16 (Lot 13 contains an existing dwelling), with a minimum setback of 5 metres from any boundary, and no minimum setback from water bodies on-site.

- Construct dwellings on those allotments located within the Coastal Environment Area, all meeting the controlled activity criteria as set out in Rule 18.14.3 of the Proposed Tasman Resource Management Plan.
- Land disturbance to: 1) fill the areas of the proposed building sites to a minimum level of RL 3.3 metres; 2) fill an unnamed tributary of the Moutere Inlet (locally known as Thorpe Drain); and 3) create roading on the subject site. A portion of these works would occur within 200 metres of the Coastal Marine Area (CMA).

The application seeks, for the land use consent to construct dwellings, a lapsing period of five years from the date of the Section 223 survey plan approval being granted for the relevant stage of the subdivision. A 10 year lapsing period is being sought for the land disturbance component.

**RM070809
Discharge Permit**

To discharge stormwater from the subdivision described above (Application RM070807) to an unnamed tributary of the Moutere Inlet (locally known as Thorpe Drain).

A 10 year lapsing period is being sought for the discharge permit.

**RM070810
Water Permit**

To divert water by way of realignment of an unnamed tributary of the Moutere Inlet (locally known as Thorpe Drain).

A 10 year lapsing period is being sought for the water permit.

The land is zoned Rural 1 and partly within the Coastal Environment Area in the Proposed Tasman Resource Management Plan.

The application site is located at Old Wharf Road Motueka being legally described as Lots 2 and 3 DP 16330 (CT NL10C/812 and 11B/324)

Submissions:

G Trainor, C Budgen, J and C Gatenby, P and S Bourke, Nelson/Tasman Branch Royal Forest and Bird Protection, V Cantwell and B O`Reilly, A Webber, S Budgen, W and V Ross, Tiakina te Taiao, Health Protection, G Tonkin, Director-General of Conservation, R and L Brereton, D Jackson, L and D Keith, R Sandford.

12.30 pm to 1.15 pm: Luncheon Adjournment

Please note that times listed are estimates. The Chair will endeavour to keep to the schedule, but this may not always be possible.

D C Bush-King
Environment & Planning Manager

M J Higgins
Chairperson