

# MINUTES

**TITLE:** Environment & Planning Subcommittee  
**DATE:** Wednesday, 2 August 2006  
**TIME:** 9.30 am  
**VENUE:** Council Chamber, 189 Queen Street, Richmond

**PRESENT:** Councillor E M O'Regan (Chair), Mayor J C Hurley, Councillors S J Borlase, M J Higgins and E J Wilkins

**IN ATTENDANCE:** Environment & Planning Manager (D C Bush-King), Consents Manager (J Hodson), Manager Policy (G S Markham), Environmental Information Officer (R Smith), Policy Planner (N Jackson), Compliance Officer (D Page), Resource Scientist Water (J T Thomas), Customer Services Manager (S Westley), Administration Officer (B D Moore)

## 1. APOLOGIES

Moved Crs Wilkins / Borlase  
EP06/08/01

**THAT apologies from Cr Kempthorne for absence and Cr Higgins for lateness be sustained.**

**CARRIED**

## 2. IN MEMORIAM

The meeting stood in silence in recognition of the recent passing of ex Councillor Alan Drummond.

## 3. CONFIRMATION OF MINUTES

### 3.1 Commissioner Hearing - 1 May 2006

Moved Crs O'Regan / Borlase  
EP06/08/02

**THAT the minutes of the hearing of 1 May 2006 before a Planning Commissioner be received.**

**CARRIED**

### 3.2 Commissioner Hearing - T and J Inglis - 5 May 2006

Moved Crs O'Regan / Borlase  
EP06/08/03

**THAT the minutes of a hearing for T and J Inglis by a Planning Commissioner on 5 May 2006 be received.**

**CARRIED**

**3.3 Environment & Planning Hearing – 5 May 2006 - K and S Mason**

**Moved Crs Borlase / Wilkins  
EP06/08/04**

**THAT the minutes of an Environment & Planning hearing for K and S Mason held on 5 May 2006, containing resolutions EP06/05/23 to EP06/05/26, be approved as a correct record.**

**CARRIED**

**3.4 Planning Commissioner Hearing - 23 May 2006 - Tasman District Council**

**Moved Crs Borlase / Wilkins  
EP06/08/05**

**THAT the minutes of a Planning Commissioner Hearing held on 23 May 2006 for Tasman District Council, be received.**

**CARRIED**

**3.5 Environment & Planning Subcommittee - 30 May 2006**

**Moved Crs O'Regan / Wilkins  
EP06/08/06**

**THAT the minutes of a meeting of the Environment & Planning Subcommittee held on 30 May 2006, containing resolutions EP06/05/27 to EP06/05/43, be approved as a correct record.**

**CARRIED**

**3.6 Heritage Subcommittee - 23 June 2006**

**Moved Crs Wilkins / Borlase  
EP06/08/07**

**THAT the minutes of a meeting of the Heritage Subcommittee held on 23 June 2006, containing resolutions EP06/06/01 to EP06/06/06, be approved as a correct record.**

**CARRIED**

**3.7 Environment & Planning Subcommittee - 13 July 2006**

**Moved Crs Borlase / Wilkins  
EP06/08/08**

**THAT the minutes of a meeting of the Environment & Planning Subcommittee held on 13 June 2006, reconvened from 30 May 2006 and containing resolutions EP06/07/01 to EP06/07/03, be approved with the amendment to resolution EP06/07/03 to allow the committee's decision to be released into open meeting.**

**CARRIED**

### **3. DRAFT POLICY ON DANGEROUS DAMS 2006 TO 2011 - EP06/08/03**

Mr Bush-King introduced the report of 17 July 2006 contained within the agenda from the Policy Planner, N Jackson. Mr Jackson then said that the Government regulations regarding dangerous dams have not been released, however the policy must go out for public submissions. A copy of the draft dangerous dams policy was contained within the agenda.

**Moved Crs Borlase / Wilkins  
EP06/08/09**

**THAT:**

- 1. The report draft policy on dangerous dams 2006-2011 EP06/08/03, be received;**
- 2. The Environment & Planning Subcommittee adopts the draft dangerous dams policy and the summary of information and statement of proposal attached to report EP06/08/03;**
- 3. The Environment & Planning Subcommittee agrees to release the draft dangerous dams policy using the special consultative procedure as set out in section 83 of the Local Government Act 2002;**
- 4. The Environment & Planning Subcommittee notes the hearing of any submissions will be set down as a special meeting of this Committee at the conclusion of the Resource Management Policy Committee meeting on 13 September 2006.**

**CARRIED**

Cr Higgins arrived at the meeting at 9.50 am.

### **4. ENVIRONMENT & PLANNING MANAGER'S REPORT - EP06/08/02**

#### **4.1 Legal Proceedings**

Mr Bush-King said that the Buller River Conservation Order is being considered by the Environment Court in Nelson today, to decide if it will hear the appeal. Cr Higgins asked that the minutes show that he did not take part in any discussion of the Buller River Conservation Order matter. Consents Manager, J Hodson, said that a noise reduction trial is taking place at the Trass Valley Dog Boarding Kennels and that the Environment Court has been informed of this action.

Cr Borlase questioned why the Council appealed the hearing commissioner's decision regarding the subdivision and land use application at Pakawau. Cr O'Regan said that the Enterprise Subcommittee had agreed to the appeal process. Mr Bush-King said that he had discussed the situation with the Property Manager and recommended that the appeal be withdrawn. Cr Borlase asked that an explanation be made publicly.

Mayor Hurley arrived at the meeting at 10.00 am.

**5. ASSESSMENT OF POTENTIAL GROUNDWATER AVAILABILITY IN THE MOUTERE AQUIFERS - TECHNICAL REPORT EP06/08/04**

Resource Scientist Water, J Thomas, spoke to this report of 25 July 2006 contained within the agenda and responded to questions from the Committee. He described how data had been collected over many years on groundwater resources within the Moutere Aquifers and described the results of data collected and modelled. He referred to proposed practical groundwater zones which had been determined hydrologically and logically and proposed the boundaries of four groundwater zones. Cr Higgins asked if some relief could be demonstrated within the proposed report, for the inland farmers. Manager Policy, Mr Markham, noted the need for Council to regularise its allocation waiting list, before policy is developed further.

**Moved Crs O'Regan / Borlase  
EP06/08/10**

**THAT:**

- 1. The Environment & Planning Subcommittee receives report EP06/08/04, assessment of potential groundwater availability in the Moutere Aquifers;**
- 2. The Environment & Planning Subcommittee directs staff to prepare a policy options paper with a range of options for consideration of any further allocation and management of the deep Moutere aquifer groundwater and to report back to the Resource Management Policy Committee.**

**CARRIED**

**6. RENEWABLE ENERGY POTENTIAL IN TASMAN DISTRICT**

A presentation was made of a report by James Muir of Sinclair Knight Merz Consultancy on behalf of Energy Efficiency and Conservation Authority. A full copy of the report had been presented to Council and an executive summary was contained within the meeting agenda. The study aimed to identify and assess the renewable energy potential, in the Tasman District and to assist Council in identifying where it can realise that potential. The summary listed areas of renewable area potential including hydroelectricity projects, ethanol production, wave energy, wind power generation and solar thermal systems.

Some ways in which the development of this renewable potential could be assisted is by increasing the range of expertise within Council and the development of energy plans and strategies. The Council can also ammend the regional policy statement and resource management plan to ensure that these plans provide for both existing and future renewable energy facilities and technologies.

Cr Borlase left the meeting at 11.40 am.

**7. END OF SEASON WATER METERING REPORT 2005/2006 - EP06/08/08**

Compliance Officer, D Page spoke to the report of 25 July 2006 contained within the agenda which presented an overview of the water metering project administration for the 2005/2006 irrigation season. The report referred to the drought conditions which prevailed during the 2005/2006 summer season and that increasing administration will require additional staff resources and an increase in the annual charge on water permit holders. Mr Bush-King said that he could indicate a proposed increase in the annual charge on permit holders, in a report to this Committee in December 2006.

**Moved Crs Wilkins / Higgins  
EP06/08/11**

**THAT the Environment & Planning Subcommittee:**

- 1. Receives report EP06/08/08, end of season water metering report 2004/2005;**
- 2. Notes that the water metering project will require more than the current one fulltime staff member and a temporary administrative support person in the future;**
- 3. Notes the need for a review of the annual charge on water permit holders for future years.**

**CARRIED**

**8. STATISTICAL DATA FOR THE PERIOD APRIL TO JUNE 2006 - EP06/05/10**

The agenda contained this report in graphic form to show the type and number of applications received and decisions made by the Environment & Planning Department for various periods to June 2006.

**Moved Crs O'Regan / Wilkins  
EP06/08/12**

**THAT the statistical data report for Environment & Planning Department EP06/05/10, be received.**

**CARRIED**

**9. BUILDING CONSENT AUTHORITY ACCREDITATION PROCESS UPDATE - EP06/08/07**

Consents Manager, J Hodson, and Co-ordinator Regulatory Services, P Hilliard, attended the meeting to speak to this report and update the Subcommittee on the accreditation process, timelines and issues facing Council for accreditation for "building consent authority". They advised that accreditation is required by November 2007 as a requirement of the Building Act 2004. The Department of Building and Housing will use an independent auditing agency to undertake the assessment and accreditation process. The report described how building consent applications are considerably more complex and require greater checking time and additional inspections. The building team is under resourced in the area of inspection, plan processing and administration.

**Moved Mayor Hurley / Cr Higgins  
EP06/08/12**

**THAT:**

- 1. The Environment & Planning Subcommittee receives report EP06/08/07 building consent authority accreditation process update;**
- 2. The Tasman District Council expresses its concern about the ability to meet the timelines, certification costs and standards relating to the building consent authority accreditation process and that this matter be raised with Local Government NZ for serious consideration.**

**CARRIED**

**10. ENVIRONMENT & PLANNING MANAGER'S REPORT - EP06/08/02**

**10.1 Delegations**

The Environment & Planning Manager recommended in his report that a staff delegation be agreed to, to allow a recommendation to be made in respect of a notice of requirement under Section 171, Resource Management Act 1991, when no hearing is required, subject to consultation with the chairman of the Environment & Planning Subcommittee.

**Moved Cr O'Regan / Mayor Hurley  
EP06/08/14**

**THAT the Environment & Planning Subcommittee agrees to delegate its power under Section 171 of the Resource Management Act 1991, to decide on a notice of requirement which does not require a hearing and provided there is a favourable staff recommendation and following discussion with the Chair of the Committee to:**

**The Environment & Planning Manager;  
Manager Consents;  
Co-Ordinator Resource Consents.**

**CARRIED**

Mayor Hurley left at this time.

**10.2 Buller River Commercial Vessel Operator's Licence**

The Subcommittee noted that Maritime New Zealand had now issued a Certificate of Compliance to Alpine Holdings (Murch) Ltd and briefly discussed the background issues.

It was resolved to instruct the Harbourmaster to issue a Commercial Vessel Operator's Licence to Kelvin and Gwen Eggers of Alpine Holdings (Murch) Ltd – Trading as Buller Experience Jet.

The Subcommittee requested that the manager arrange for a report from the Harbourmaster in regard to any safety concerns that may have eventuated on the Buller River prior to the renewal of powered craft CVOLs before 31 October 2006.

**Moved Crs Higgins / Wilkins  
EP06/08/15**

**THAT the Environment & Planning Manager's Report EP06/08/02 be received.  
CARRIED**

**11. RECEIPT OF REPORTS EP06/08/06 AND EP06/08/10**

**Moved Crs Higgins / Wilkins  
EP06/08/16**

**THAT the coastal and estuary and monitoring report EP06/08/06 and the sustainable water programme of action report EP06/08/10, be received.  
CARRIED**

Cr O'Regan thanked members for their attendance and the meeting closed at 1.45 pm.

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**Date Confirmed:**

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**Chair:**