

# **Plan Change 134 Designations**

## **Section 32 Evaluation Report**

Prior to Notification

**24 October 2018**

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## List of Abbreviations

Coastal Countryside Environment	CCE
Coastal Management Strategy	CMS
Countryside Environment	CE
Environmental Engineering Standards 2010	EES
Long Term Plan	LTP
New Zealand Coastal Policy Statement	NZCPS
Northland Regional Council	NRC
Northland Regional Policy Statement	RPS
Resource Management Act 1991	RMA
Rural Development Strategy	RDS
Section 32 of the RMA	s32
Section 42A of the RMA	s42A
Structure Plan	SP
Urban Growth Strategy	UGS
Whangarei District Growth Model	WDGM
Whangarei District Council, Operative District Plan	WDP
Whangarei District Growth Strategy, Sustainable Futures 30/50	30/50

# 1. Introduction

## 1.1 Overview

1. This report is in relation to proposed changes to the Operative Whangarei District Plan (**WDP**) seeking to review Chapter 85 - Designations as part of the WDP rolling review. The report has been prepared in accordance with the requirements of Schedule 1 of the Resource Management Act 1991 (**RMA**) and incorporates an evaluation under section 32 of the RMA (**s32**). S32 evaluations are iterative, and therefore the evaluation in this report constitutes the initial evaluation, with this being further revised throughout the plan change process.
2. The report provides background material to the designations within the context of the rolling review of the WDP and preparation of PC 134 – Designations (**PC134**). It outlines the statutory considerations relating to the preparation and consideration of plan changes generally, and sets out the strategy and policy frameworks within which the PC134 fits. It also addresses key issues pertaining to the review of designations within operative district plans.
3. The report then goes on to address the RMA's s32 evaluation requirements.

## 1.2 The Proposed Plan Change

4. PC134 reviews Chapter 85 – Designations of the WDP as part of the rolling review of the WDP and in accordance with s79 and Schedule 1 of the RMA.
5. In accordance with Clause 4 in Schedule 1 of the RMA (**Clause 4**), the scope of the plan change is confined to designations contained in the WDP which have not lapsed and to notices of requirement which have also been sought in accordance with s170 of the RMA.
6. In addition, the plan change reformats the chapter to align with the new format for the WDP which is consistent with draft National Planning Standards for designations within district plans.

# 2. Background

## 2.1 Existing Environment

7. Clause 4 requires that when a district plan is reviewed, notice is to be given to all requiring authorities responsible for designations which have not lapsed and direct that they respond by giving notice whether a designation is still required to be included in the district plan and whether the designation is to be included with or without modification. If modifications are required, the requiring authority must provide the nature of, and the reasons for, the modifications.
8. The requiring authorities responsible for designations in the WDP which have not lapsed are:
  - First Gas Limited
  - Chorus Limited
  - Kiwi Rail Holdings Limited



- Kordia Limited
- Meteorological Service of New Zealand
- Minister of Conservation
- Minister of Corrections
- Minister for Courts
- Minister of Education
- Minister of Police
- New Zealand Transport Agency
- Northland Regional Council
- Northpower Limited
- Radio New Zealand Limited
- Refining New Zealand
- Spark New Zealand Limited
- Transpower New Zealand Limited
- Whangarei District Council

## **2.2 Resource Management Issues**

9. Notices of requirement and designations are statutory mechanisms used to address an overarching resource management issue; being effective and efficient provision of public works, network utilities and significant infrastructure projects. Providing for, and reviewing designations within the WDP is required to meet statutory obligations intended to support management of this resource management issue.

## **2.3 Consultation**

10. Informal consultation with requiring authorities has been ongoing since mid-2017. This has been to allow the requiring authorities adequate time to prepare for the Clause 4 notice period and to support a streamlined process for PC134.
11. Clause 4 notice was issued to the requiring authorities on Monday 6<sup>th</sup> August 2018.
12. Iwi and Hapu with Environment Management Plans which were accepted by Council, were advised in writing that requiring authorities were considering designations in accordance with Clause 4.
13. During the Clause 4 notice period, informative presentations were delivered to Te Karearea (a strategic partnership forum between Council and hapu leaders) and Te Huinga (a hapu leaders forum). Council staff met with and took a phone call from representatives to provide more information about where designations were located and to discuss the process for PC134.

14. The deadline for requiring authorities to provide notices to Council was Friday 21<sup>st</sup> September 2018. Council has received written notices from all the requiring authorities.

### 3. Statutory Considerations

15. The WDP sits within a layered policy framework, which incorporates the National Policy Statements, National Environmental Standards, Iwi Management Plans, Regional Policy Statement, Regional Plans, Structure Plans and Long Term Plans. Each of these policy documents and plans has been considered in accordance with the RMA. The relevant policy documents that were taken into consideration when preparing PC134 are discussed below.

#### 3.1 Resource Management Act 1991 (RMA)

16. The RMA provides the statutory framework for the sustainable management of natural and physical resources. The RMA defines sustainable management as:

*‘managing the use, development, and protection of natural and physical resources in a way, or at a rate, which enables people and communities to provide for their social, economic and cultural well-being and for their health and safety’*

17. Under the RMA it is mandatory for a territorial authority to prepare a district plan, which manages land use and development within its territorial boundaries. The RMA requires district plans, and thereby changes to district plans whether private or Council initiated, to meet the purpose and principles of the RMA. Consideration has been given to the extent to which PC134 achieves the purpose and principles of Part 2 of the RMA.
18. The statutory context for the preparation and evaluation of plan changes under the RMA is summarised as follows:

Section 31 - One of the functions of the Council in a review of the WDP is the establishment, implementation and review of objectives policies and methods to achieve integrated management of the effects of the use, development, or protection of land and associated natural and physical resources of the district.

Section 74 - Matters that the plan change must “accord with” and “have regard to” are set out in this section.

Section 75 - Higher order plans that plan changes must “give effect to” are set out in this section.

Sections 166-186 – How designations are applied for, considered, granted then managed, and by whom, are set out in these sections.

Section 32 - The way an evaluation of a plan change must be carried out is set out in this section.

19. Section 79 of the RMA requires Councils to review their district plans. Councils must complete a review of all district plan provisions within any 10 year time period. The WDP became operative on 3 May 2007, after eight years of formulation.
20. Section 79 of the RMA provides the opportunity for Councils to undertake rolling reviews of district plan provisions. Using this opportunity to improve the integrity of the WDP, a rolling review process has been implemented by Whangarei District Council. To remedy some of the missing links between WDP

sections, a new structure has been adopted. The WDP structure will evolve, and the chapter format will be adjusted, through the rolling review to be more consistent with the way the provisions are applied in practice.

21. Clause 4 provides statutory directives for the treatment of requiring authorities and designations within a Schedule 1 district plan review. It requires formal notice to be given to requiring authorities with formal notices from requiring authorities by way of reply, sets out timeframes and information requirements, and directs that Council include designations as directed by the requiring authorities within their notices.

### **3.2 National Policy**

#### **New Zealand Coastal Policy Statement (NZCPS) and National Policy Statements (NPS)**

22. Clause 4 directs that if a notice to include a designation (with or without modification) is received from a requiring authority, then Council must include the designation. For the purposes of s32 consideration, Council must follow this requirement, however, national policy will be a relevant consideration within s42A reporting.

#### **National Environmental Standards (NES)**

23. S43D of the RMA covers the relationship between designations and any relevant NES. Unless a designation lapses, is altered or a new notice of requirement is lodged, the conditions on an existing designation prevail over an NES which subsequently comes into force.
24. Clause 4 directs that if a notice to include a designation (with or without modification) is received for a requiring authority, then Council must include the designation. Consequently, NES will have little impact on PC134, new notices of requirement or section 181 alterations excepted.

### **3.3 Iwi and Hapu Management Plans**

25. Pursuant to section 74(2A) of the RMA, Council must take into account any relevant planning document recognised by an iwi authority and lodged with it, to the extent that its content has a bearing on the resource management issues of the district. At present, there are five such documents accepted by Council, being Te Iwi O Ngatiwai Environmental Policy Document (2007), Patuharakeke Te Iwi Trust Board Environmental Plan (2014), Ngati Hine Iwi Environmental Management Plan (2008), Manawhenua ki Whatitiri Environmental Management Plan (2016) and Ngati Hau Hapu Environmental Management Plan (2016). Each plan is comprehensive and covers a range of issues of importance to the respective iwi. The plans contain statements of identity and whakapapa and identify the rohe over which mana whenua (and mana moana) are held. The cultural and spiritual values associated with the role of kaitiaki over resources within their rohe are articulated.
26. In accordance with the principles of the Treaty of Waitangi, and Schedule 1 requirements, Council notified Iwi and hapu with Environmental Management Plans that preparation of PC134 was underway when the requiring authorities were given notice under Clause 4 so that there would be opportunity to discuss designations with the relevant requiring authority should iwi and hapu wish to do so.

### 3.4 Regional Policy

#### Northland Regional Policy Statement and Regional Plans

27. Clause 4 directs that if a notice to include a designation (with or without modification) is received for a requiring authority, then Council must include the designation. For the purposes of s32 consideration, Council must follow this requirement, however, regional policy will be a relevant consideration within s42A reporting.

### 3.5 District Policy

28. District policy includes documents including: Whangarei District Growth Strategy, Sustainable Futures 30/50 Long Term Plan 2018 – 2028 and Whangarei District Operative Plan 2007 (WDP).
29. District policy provides strategic direction in terms of how and how fast, the district is expected to grow. It also provides some guidance with respect to how public works and network utilities determine and support growth patterns. Provision of public network works and network utilities are necessary to give effect to district wide policy.
30. For the purposes of s32 reporting, the requiring authorities have considered whether designations are necessary to provide for the needs of the Whangarei community. Responses received from the requiring authorities reflect the status quo and that continuance of their designation is required to give effect to district wide policy.

### 3.6 Appropriateness in Terms of Purpose of RMA

31. Council must evaluate in accordance with s32 of the RMA, the extent to which each objective proposed in PC134 is the most appropriate way to achieve the purpose of the Act.
32. As no objectives are proposed for PC134, no such evaluation is required.
33. The RMA provides a statutory requirement to include designations within a district plan so objectives are not required.
34. The purpose of the Act is described in section 5.

*(1) The purpose of this Act is to promote the sustainable management of natural and physical resources.*

*(2) In this Act, **sustainable management** means managing the use, development, and protection of natural and physical resources in a way, or at a rate, which enables people and communities to provide for their social, economic, and cultural well-being and for their health and safety while—*

*(a) sustaining the potential of natural and physical resources (excluding minerals) to meet the reasonably foreseeable needs of future generations; and*

*(b) safeguarding the life-supporting capacity of air, water, soil, and ecosystems; and*

*(c) avoiding, remedying, or mitigating any adverse effects of activities on the environment.*

35. Matters of national importance are listed in section 6.

*In achieving the purpose of this Act, all persons exercising functions and powers under it, in relation to managing the use, development, and protection of natural and physical resources, shall recognise and provide for the following matters of national importance:*

*(a) the preservation of the natural character of the coastal environment (including the coastal marine area), wetlands, and lakes and rivers and their margins, and the protection of them from inappropriate subdivision, use, and development:*

*(b) the protection of outstanding natural features and landscapes from inappropriate subdivision, use, and development:*

*(c) the protection of areas of significant indigenous vegetation and significant habitats of indigenous fauna:*

*(d) the maintenance and enhancement of public access to and along the coastal marine area, lakes, and rivers:*

*(e) the relationship of Maori and their culture and traditions with their ancestral lands, water, sites, waahi tapu, and other taonga:*

*(f) the protection of historic heritage from inappropriate subdivision, use, and development:*

*(g) the protection of protected customary rights:*

*(h) the management of significant risks from natural hazards.*

36. Other matters are listed in section 7:

37. *In achieving the purpose of this Act, all persons exercising functions and powers under it, in relation to managing the use, development, and protection of natural and physical resources, shall have particular regard to—*

*(a) kaitiakitanga:*

*(aa) the ethic of stewardship:*

*(b) the efficient use and development of natural and physical resources:*

*(ba) the efficiency of the end use of energy:*

*(c) the maintenance and enhancement of amenity values:*

*(d) intrinsic values of ecosystems:*

*(f) maintenance and enhancement of the quality of the environment:*

*(g) any finite characteristics of natural and physical resources:*

*(h) the protection of the habitat of trout and salmon:*

*(i) the effects of climate change:*

*(j) the benefits to be derived from the use and development of renewable energy.*

38. Designations are a statutory mechanism which are prescribed within the RMA to enable the provision and management of physical resources (public works and network utilities) on which communities depend. The use of provision for designations within a district plan is an appropriate way to achieve the

purpose of the RMA, address matters of national importance and secure the provision of public works and schools, police facilities, network utilities such as electricity transmission lines, airports and associated airspace, public water supply dams and treatment facilities, sewage reticulation and treatment facilities, telecommunications facilities and similar works and infrastructure.

### **3.7 Effectiveness and Efficiency of Proposed Policies and Methods**

39. PC134 does not propose policies. The RMA provides a statutory requirement to include designations within a district plan so specific policies for PC134 are not necessary.

### **3.8 Designations within PC134**

40. As clause 4 directs that if a notice to include a designation (with or without modification) is received for a requiring authority, Council must include the designation. For the purposes of s32 consideration, Council must follow this statutory requirement.
41. Most requiring authorities directed Council to include their existing designations in PC134 (in the new chapter format) without modification or with minor modifications that could be undertaken within the scope of Clause 20A of Schedule 1 RMA. There are however, some more detailed modifications.
42. Kiwi Rail Holdings Limited has directed modification to the boundaries of KRH 1 (proposed designation identifier) to ensure alignment of the designation with the existing rail corridor through Whangarei District (Appendix 1). The boundary modifications occur at various locations throughout the entire designation and include land which is already owned by Kiwi Rail Holdings Limited and is currently used for the existing railway line.
43. The Minister of Conservation has directed that DCON 1 (operative designation identifier) at Bream Head is no longer required and does not need to be included in PC134 (Appendix 2).
44. The Minister of Education has directed that some designations are no longer required and do not need to be included in PC134 and that others require modifications to boundaries and/or conditions. The Minister of Education has also submitted two notices of requirement for new designations and requested that they be included in PC134 (Appendix 3). The notices of requirement are for existing established school which are now state integrated; St Francis Xavier Catholic Primary School and Pompallier Catholic College.
45. Section 170 of the RMA provides for notices of requirements to be included in plan changes if they are submitted at certain times and if both the requiring authority and the Council agrees. Council has considered the notices of requirement and determined that it is appropriate to include these notices of requirement as part of PC134.
46. New Zealand Transport Agency has directed that some designations be merged and that conditions on some designations be updated (Appendix 4). The new merged designations are comprised of several designations which each cover sections of the state highways. The designations along SH 1 have been merged into a single designation which covers all of SH1 for example.
47. Whangarei District Council has directed that some designations are no longer required and do not need to be included in PC134 and that others require modifications to boundaries and/or conditions (Appendix

5). Most of the changes requested reflect an update to the status quo, or are required to accommodate updated industry requirements (being the case with the designation for airspace at Whangarei Airport).

## **4. Conclusion**

48. PC134 has been developed to meet Council's statutory requirements under the RMA. It retains existing designations within the WDP which have not lapsed and where the requiring authority have sought that the designations are retained. PC134 updates the Designations chapter format and includes two notices of requirement for new designations in accordance with s170 of the RMA.
49. For the purposes of s32, Council must follow statutory requirements for designations and their inclusion within district plans and having met those requirements PC134 is considered to meet the requirements of s32.
50. In summary, PC134 is considered to reflect the status quo in respect to designations. Overall the retained and modified designations which have been included, as well as two notices of requirement for existing and operational schools, are necessary to protect and enable ongoing operation of public works and network utilities required in the Whangarei District over the next 10 years.

**Appendix 1: Written Notice from Kiwi Rail Holdings Ltd**





20 September, 2018

KIWIRAIL HOLDINGS LIMITED, ROLLOVER AND MODIFICATIONS OF DESIGNATIONS FOR THE PROPOSED WHANGAREI DISTRICT PLAN CHANGE 134 PURSUANT TO SCHEDULE 1, CLAUSE 4(1) OF THE RESOURCE MANAGEMENT ACT 1991

**Written Notice under the First Schedule, Clause 4(1) of the Resource Management Act 1991**

Pursuant to Clause 4 of the First Schedule of the Resource Management Act 1991, KiwiRail Holdings Limited gives notice of its requirement for the Whangarei District Council to include the designations specified below within the Whangarei District Plan Change 134.

KiwiRail Holdings Limited (KiwiRail) hereby confirms that it wishes to retain and rollover its existing designations in the Whangarei Plan, with corrections and minor modifications.

I confirm this notice is provided by KiwiRail as a Requiring Authority under Section 166 of the Resource Management Act 1991.

1. KiwiRail Holdings Limited: North Auckland Line, Dargaville Branch Line, Whangarei Port Branch Line

<b>Unique identifier and map identifier</b>	KRH D-1
<b>Purpose of the designation</b>	Railway Purposes
<b>Site name/description</b>	Main Railway Line within Whangarei District
<b>Legal Description</b>	Various
<b>Location</b>	Within the district, between south of Waikiekie Station Road in the south to west of Pikiwahine Road in the north west and just north of Hukerenui in the north.
<b>Environment Map</b>	Various
<b>Designation hierarchy</b>	Primary
<b>Lapse date</b>	Given Effect
<b>Conditions</b>	No conditions
<b>Legacy reference</b>	DNZRC 1 Whangarei District Plan 2007
<b>Modification Proposed</b>	Yes
<b>Nature and Reasons for Modification</b>	<p>The designation has been modified to:</p> <ul style="list-style-type: none"><li>• Add rail corridor land not shown as designated in the WDC-provided Shapefile but owned by KiwiRail and part of the operational rail corridor</li><li>• Remove areas in the designation no longer required by KiwiRail (i.e. where land has been sold)</li></ul> <p>All the land subject to modification is owned by the Crown and either encompasses or gives effect to the operational rail corridor. No resource consents are needed for the proposed modifications. No alternative site, routes and methods have been considered as the alignment is existing.</p>

<b>Cadastre Realignment – Corrections</b>	Correct GIS offset errors to reflect KiwiRail's land ownership and titles. The corrections are to accurately display the location of the designation on KiwiRail's land. Errors are a result of discrepancies within Land Information New Zealand's Core Record System.
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2. KiwiRail Holdings Limited: Oakleigh to Marsden Point Rail Link

<b>Unique identifier and map identifier</b>	KRH D-2
<b>Purpose of the designation</b>	Railway Purposes
<b>Site name/description</b>	Oakleigh to Marsden Point Rail Link
<b>Legal Description</b>	Various
<b>Location</b>	Oakleigh to Marsden Point
<b>Environment Map</b>	Various
<b>Designation hierarchy</b>	Primary
<b>Lapse date</b>	31 May 2032
<b>Conditions</b>	As set out in the Environment Court Order NoR conditions dated 12 <sup>th</sup> April 2012 (enclosed)
<b>Legacy reference</b>	DNZRC 2 Whangarei District Plan 2007
<b>Modification Proposed</b>	No

**ATTACHMENTS:**

- Electronic dataset ESRI shape file format
- Gazette Notice about KiwiRail Holdings Limited Requiring Authority status see page 942 and 943
- Environment Court Consent Order for Oakleigh to Marsden Point Rail link designation conditions dated April 2012



David Gordon

**Group General Manager Investment, Planning and Risk**

KiwiRail Holdings Limited (KiwiRail)

**Appendix 2: Written Notice from Minister of Conservation**

**From:** Maggie Burns  
**To:** [Jane Cutang](#); [Sarah Brownie](#)  
**Subject:** RE: Plan Change 134 – Designations  
**Date:** Friday, 21 September 2018 9:33:21 AM  
**Attachments:** [image001.jpg](#)  
[image002.png](#)

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Hi Jane,

Thanks for your email. The Department has decided to not carry over our designation at Bream Head for Plan Change 134. We will therefore not be providing written notice today.

Kind regards,

---

**Maggie Burns**

RMA Planner  
Shared Service Centre Hamilton  
Department of Conservation - Te Papa Atawhai  
Level 3, 73 Rostrevor Street, Hamilton  
M: 0276322961

**Conservation leadership for our nature *Takina te hi, Tiakina, te ha o te Ao Turoa***

*doc*



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**From:** Jane Cutang <jane.cutang@wdc.govt.nz>  
**Sent:** Friday, 21 September 2018 9:27 a.m.  
**To:** Jane Cutang <jane.cutang@wdc.govt.nz>  
**Subject:** Plan Change 134 – Designations

Sir/Madam

**Plan Change 134 – Designations**

You are kindly reminded that written notice must be provided by **5pm today, 21 September 2018**. Please provide written notices for relevant designations in the new format and include any modifications to the designation mapping in shape-file format.

If you have any enquiries, please do not hesitate to contact our reporting planner Sarah Brownie at [sarah.brownie@wdc.govt.nz](mailto:sarah.brownie@wdc.govt.nz) or contact the District Plan Team on 09 430 4200.

Kind regards,

**Jane Cutang**

**Support Assistant** | District Plan Department

**Whangarei District Council** | Forum North | Private Bag 9023, Whangarei 0148 | [www.wdc.govt.nz](http://www.wdc.govt.nz)

**P 09 430 4200** | **DDI 09 470 3074** | **E [jane.cutang@wdc.govt.nz](mailto:jane.cutang@wdc.govt.nz)**

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**Appendix 3: Written Notice from Minster of Education**



21 September 2018

Sarah Brownie  
Policy Planner  
Whangarei District Council  
Private Bag 9023  
Whangarei 0148

**Proposed District Plan Change 134 – Rollover of Designations under Schedule 1  
Resource Management Act 1991 – Minister of Education**

**Attn: Sarah Brownie**

1. The Minister of Education ('the Minister') appreciates the work that the Whangarei District Council has put into providing a proposed version of a schedule of designations for consideration to roll over into Plan Change 134 to the Whangarei District Plan. The following direction relates to this proposed schedule as provided by the Council, which is attached with amendments as Attachment 1 to this letter.

2. The Minister advises that:

The designations as outlined in Attachment 1 to this letter are current and are to be rolled over in conjunction with Plan Change 134 to the Whangarei District Plan, with the exception of:

- MED D28 – Matarau Primary School House (to be removed as the Minister no longer requires this designation)

There are some modifications to be made to the remaining designations in accordance with Clause four, sub-clause three of the First Schedule of the Resource Management Act 1991 (the Act). These modifications are shown in red in Attachment 1 to this letter with deletions shown by strike through and additions shown as underlined, and are summarised below.

3. Explanation of designation amendments and modifications

- 3.1. The Minister directs that his education sites be designated for Education Purposes under the Purpose of the Designation. This amendment to the purpose will ensure that the education related activities on their sites are protected for that purpose. To accompany this request, the Minister also asks that the following definition of Education Purposes be noted within the Designation Schedule of the District Plan:

*"Education Purposes"* in the designation purpose means:

- a. Enable the use of the facilities on the site by and for the educational benefit of any school age students (Years 0-13) and early childhood children regardless of whether they are enrolled at the institution located on the site.
- b. Enable the provision of supervised care and study opportunities for students outside school hours in school facilities.
- c. Enable the provision of community education (e.g. night classes for adults) outside school hours in school facilities.

- d. Include but not be limited to the provision of academic, sporting, social and cultural education including through:
  - i. Formal and informal recreational, sporting and outdoor activities and competitions whether carried out during or outside school hours;
  - ii. Formal and informal cultural activities and competitions whether carried out during or outside school hours;
  - iii. The provision of specialist hubs and units (including language immersion units and teen parenting units) for children with particular educational requirements or special needs.
- e. Enable the use of facilities for purposes associated with the education of students including school assemblies, functions, fairs and other gatherings whether carried out during or outside school hours.
- f. Enable the provision of associated administrative services; car parking and manoeuvring; and health, social services and medical services (including dental clinics and sick bays).
- g. Enable housing on site for staff members whose responsibilities require them to live on site (e.g. school caretakers).

3.2. Upon reviewing the Designation Schedule of the District Plan it became apparent that some modifications are needed to be made to the Locations, Area and/or Legal Descriptions for several designations. This is to ensure that each designation is accurately described. The Minister directs that the changes detailed in Attachment 1 are made.

3.3. An error in proposed standard Condition 2 (Noise) has been amended, to include the dB levels that were missing from the list. Conditions 2 and 3 have been amalgamated as they both relate to noise matters.

3.4. A new Condition 3 (School car parking) has been added, in order to cover off parking to be provided by schools in addition to Condition 4 (Early childhood education car parking). It is noted that standard condition wording as established via the Auckland Unitary Plan process has been utilised, and had been missed out in previous communication with the Council.

3.5. Proposed standard Condition 7 (Resource Areas) has been removed from each designation. The designation process as set out in the Act is to allow for a requiring authority's operations to be undertaken via an outline plan process rather than under the provisions of a district plan.

3.6. The Minister directs that the spatial extent of the Designations, as shown in the Map section of the Whangarei District Plan, are updated to show the correct designation boundaries. These changes are provided as shapefiles and will be sent to you electronically with this letter. The mapping changes are also shown in Attachment 2. The designations requiring spatial changes are:

- DE 3 – Hora Hora School
- DE 21 – Tikipunga Primary School
- DE 22 – Totara Grove School
- DE 26 – Whangarei Primary School
- DE 29 – Glenbervie School
- DE 44 – Pakotai School
- DE 52 – Tauraroa Area School



- DE 53 – Te Horo School
- DE 55 – Waipu School

### 3.7. Notices of Requirement


In addition the Minister wishes to include two existing schools that have previously not been designated in the Designation Schedule of the District Plan. These are:

- St Francis Xavier Catholic School
- Pompallier Catholic College

These schools have been added to the schedule in Attachment 1. The Notices of Requirement are provided in Attachments 3 and 4.

3.8. Pursuant to Clause Four of the First Schedule of the Act, the Minister directs that Council makes the changes shown in Attachment 1 and in this letter and that these changes are carried over to the District Plan as revised by Plan Change 134.

Yours sincerely



**Sandra Orr**

Regional Infrastructure Manager - Northern  
Ministry of Education

*(Pursuant to an Instrument of delegation as at June 2016)*

*cc. Orchid Atimalala – Principal Advisor: RMA, Ministry of Education*

**Attachment 1**

**Minister of Education Designation descriptions**

# Minister of Education

## Explanatory Note

1. "Education Purposes" for the purposes of these designations shall:
  - i. Enable the use of the facilities on the site by and for the educational benefit of any school age students (Years 0-13) and early childhood children regardless of whether they are enrolled at the institution located on the site.
  - ii. Enable the provision of supervised care and study opportunities for students outside school hours in school facilities.
  - iii. Enable the provision of community education (e.g. night classes for adults) outside school hours in school facilities.
  - iv. Include but not be limited to the provision of academic, sporting, social and cultural education including through:
    - Formal and informal recreational, sporting and outdoor activities and competitions whether carried out during or outside school hours;
    - Formal and informal cultural activities and competitions whether carried out during or outside school hours;
    - The provision of specialist hubs and units (including language immersion units and teen parenting units) for children with particular educational requirements or special needs.
  - v. Enable the use of facilities for purposes associated with the education of students including school assemblies, functions, fairs and other gatherings whether carried out during or outside school hours.
  - vi. Enable the provision of associated administrative services; car parking and manoeuvring; and health, social services and medical services (including dental clinics and sick bays).
  - vii. Enable housing on site for staff members whose responsibilities require them to live on site (e.g. school caretakers) and their families.

Minister of Education		
Unique identifier and map identifier		MED D-1
Purpose of the designation		Educational Purposes
Site identifier	Site name/description	Blomfield Special School
	Legal Description	Lot 6 DP 166076, Lot 3 DP 166076, Section 18 Blk XII Purua SD, Sec 1 SO344633, Lot 6 DP6586, Lot 5 DP166076 and Lot 2 DP 129104
	Location	31 Maunu Road, Whangarei
	Environment Map	43
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		<p>1. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.</p> <p>2. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</p> <p>a. Monday to Saturday 7am to 10pm: 55dB LAeq</p> <p>b. Sunday 9am to 6pm: <u>55dB LAeq</u></p> <p>c. All other times 45 dB LAeq, 75 dB LAFmax</p> <p><del>3.</del> Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 "Measurement of Environmental Sound" and NZS 6802:2008 "Environmental Noise". Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 "Acoustics – Construction Noise".</p> <p><u>3. Additional car parking shall be provided at the rate of two carparks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</u></p>

For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.

4. In addition to any car parking required for the school, on-site car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.

5. No tree or group of trees specifically scheduled in the Whangarei District Plan may be cut, damaged, altered, injured, destroyed or partly destroyed, or works undertaken within the drip line of any such tree(s), other than in accordance with an outline plan submitted and processed in accordance with the s176A of the Resource Management Act 1991. This condition shall not apply to minor trimming or maintenance undertaken by hand operated secateurs or pruning shears in accordance with accepted arboricultural practice, or where removal or trimming is required to safeguard life or property.

6. That an outline plan shall not be required for: a) Any internal building works other than those that result in a net increase in the number of classrooms or classroom equivalents; b) General building maintenance and repair work including but not limited to re-painting, re-cladding and re-roofing; c) Installing, modifying and removing playground furniture and sports structures (e.g. goal posts); d) Amending any internal pedestrian circulation routes/pathways; e) Installing, maintaining or repairing any in ground infrastructure services such as stormwater, sewerage and water lines and connections, including any ancillary earthworks; f) Provision of landscaping and gardens, provided that it does not conflict with any designation condition or alter landscaping required as mitigation as part of an outline plan for other works; or g) General site maintenance and repair work, or boundary fencing otherwise permitted by the Whangarei District Plan.

~~7. When activities occur on designated sites where an overlay is identified on the Resource Area Maps, any works that require an outline plan shall have regard to how the~~

		<del>works address the permitted activity standards in the overlay provisions.</del>
Additional Information	Status	Confirmed
	Legacy Reference	DE 1, Whangarei District Plan 2007
	Other	

Minister of Education		
Unique identifier and map identifier		MED D-2
Purpose of the designation		Education Purposes
Site identifier	Site name/description	Hora <del>H</del> hora School and Playcentre
	Legal Description	Lot 1 DP 13438, Pt Lot 2 DP 13438, Pt Te Mai Block, Pts Stream Bed, Pt Raumanga No 1 and 2
	Location	22 Te Mai Road, Whangarei
	Environment Map	42
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		<p>1. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.</p> <p>2. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</p> <p>a. Monday to Saturday 7am to 10pm: 55dB LAeq</p> <p>b. Sunday 9am to 6pm: <u>55dB LAeq</u></p> <p>c. All other times 45 dB LAeq, 75 dB LAFmax</p> <p><del>3.</del> Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 "Measurement of Environmental Sound" and NZS 6802:2008 "Environmental Noise". Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 "Acoustics – Construction Noise".</p> <p><u>3. Additional car parking shall be provided at the rate of two carparks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</u></p>

For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.

4. In addition to any car parking required for the school, on-site car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.

5. No tree or group of trees specifically scheduled in the Whangarei District Plan may be cut, damaged, altered, injured, destroyed or partly destroyed, or works undertaken within the drip line of any such tree(s), other than in accordance with an outline plan submitted and processed in accordance with the s176A of the Resource Management Act 1991. This condition shall not apply to minor trimming or maintenance undertaken by hand operated secateurs or pruning shears in accordance with accepted arboricultural practice, or where removal or trimming is required to safeguard life or property.

6. That an outline plan shall not be required for: a) Any internal building works other than those that result in a net increase in the number of classrooms or classroom equivalents; b) General building maintenance and repair work including but not limited to re-painting, re-cladding and re-roofing; c) Installing, modifying and removing playground furniture and sports structures (e.g. goal posts); d) Amending any internal pedestrian circulation routes/pathways; e) Installing, maintaining or repairing any in ground infrastructure services such as stormwater, sewerage and water lines and connections, including any ancillary earthworks; f) Provision of landscaping and gardens, provided that it does not conflict with any designation condition or alter landscaping required as mitigation as part of an outline plan for other works; or g) General site maintenance and repair work, or boundary fencing otherwise permitted by the Whangarei District Plan.

~~7. When activities occur on designated sites where an overlay is identified on the Resource Area Maps, any works that require an outline plan shall have regard to how the~~



		<del>works address the permitted activity standards in the overlay provisions.</del>
Additional Information	Status	Confirmed
	Legacy Reference	DE 3, Whangarei District Plan 2007
	Other	

Minister of Education		
Unique identifier and map identifier		MED D-3
Purpose of the designation		Education Purposes
Site identifier	Site name/description	Hurupaki <del>Primary</del> School
	Legal Description	Lot 2 DP 311429, Lot 8, Lot 9 DP 57681 Pt Otapapa Block
	Location	20 Dip Road, Whangarei
	Environment Map	35
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		<p>1. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.</p> <p>2. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</p> <p>a. Monday to Saturday 7am to 10pm: 55dB LAeq</p> <p>b. Sunday 9am to 6pm: <u>55dB LAeq</u></p> <p>c. All other times 45 dB LAeq, 75 dB LAFmax</p> <p><del>3.</del> Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 "Measurement of Environmental Sound" and NZS 6802:2008 "Environmental Noise". Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 "Acoustics – Construction Noise".</p> <p><u>3. Additional car parking shall be provided at the rate of two carparks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</u></p> <p><u>For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.</u></p>

	<p>4. In addition to any car parking required for the school, on-site car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</p> <p>5. No tree or group of trees specifically scheduled in the Whangarei District Plan may be cut, damaged, altered, injured, destroyed or partly destroyed, or works undertaken within the drip line of any such tree(s), other than in accordance with an outline plan submitted and processed in accordance with the s176A of the Resource Management Act 1991. This condition shall not apply to minor trimming or maintenance undertaken by hand operated secateurs or pruning shears in accordance with accepted arboricultural practice, or where removal or trimming is required to safeguard life or property.</p> <p>6. That an outline plan shall not be required for: a) Any internal building works other than those that result in a net increase in the number of classrooms or classroom equivalents; b) General building maintenance and repair work including but not limited to re-painting, re-cladding and re-roofing; c) Installing, modifying and removing playground furniture and sports structures (e.g. goal posts); d) Amending any internal pedestrian circulation routes/pathways; e) Installing, maintaining or repairing any in ground infrastructure services such as stormwater, sewerage and water lines and connections, including any ancillary earthworks; f) Provision of landscaping and gardens, provided that it does not conflict with any designation condition or alter landscaping required as mitigation as part of an outline plan for other works; or g) General site maintenance and repair work, or boundary fencing otherwise permitted by the Whangarei District Plan.</p> <p><del>7. When activities occur on designated sites where an overlay is identified on the Resource Area Maps, any works that require an outline plan shall have regard to how the works address the permitted activity standards in the overlay provisions.</del></p>		
	<table border="1"> <tr> <td data-bbox="435 2000 678 2040">Status</td><td data-bbox="678 2000 1406 2040">Confirmed</td></tr> </table>	Status	Confirmed
Status	Confirmed		

Additional Information	Legacy Reference	DE 4, Whangarei District Plan 2007
	Other	

Minister of Education		
Unique identifier and map identifier		MED D-4
Purpose of the designation		Education Purposes
Site identifier	Site name/description	Kamo High School
	Legal Description	Lot 1 DP 47827
	Location	Wilkinson Avenue, Whangarei
	Environment Map	35
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		<p>1. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.</p> <p>2. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</p> <p>a. Monday to Saturday 7am to 10pm: 55dB LAeq</p> <p>b. Sunday 9am to 6pm: <u>55dB LAeq</u></p> <p>c. All other times 45 dB LAeq, 75 dB LAFmax</p> <p><del>3.</del> Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 "Measurement of Environmental Sound" and NZS 6802:2008 "Environmental Noise". Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 "Acoustics – Construction Noise".</p> <p><u>3. Additional car parking shall be provided at the rate of two carparks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</u></p> <p><u>For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.</u></p>

	<p>4. In addition to any car parking required for the school, on-site car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</p> <p>5. No tree or group of trees specifically scheduled in the Whangarei District Plan may be cut, damaged, altered, injured, destroyed or partly destroyed, or works undertaken within the drip line of any such tree(s), other than in accordance with an outline plan submitted and processed in accordance with the s176A of the Resource Management Act 1991. This condition shall not apply to minor trimming or maintenance undertaken by hand operated secateurs or pruning shears in accordance with accepted arboricultural practice, or where removal or trimming is required to safeguard life or property.</p> <p>6. That an outline plan shall not be required for: a) Any internal building works other than those that result in a net increase in the number of classrooms or classroom equivalents; b) General building maintenance and repair work including but not limited to re-painting, re-cladding and re-roofing; c) Installing, modifying and removing playground furniture and sports structures (e.g. goal posts); d) Amending any internal pedestrian circulation routes/pathways; e) Installing, maintaining or repairing any in ground infrastructure services such as stormwater, sewerage and water lines and connections, including any ancillary earthworks; f) Provision of landscaping and gardens, provided that it does not conflict with any designation condition or alter landscaping required as mitigation as part of an outline plan for other works; or g) General site maintenance and repair work, or boundary fencing otherwise permitted by the Whangarei District Plan.</p> <p><del>7. When activities occur on designated sites where an overlay is identified on the Resource Area Maps, any works that require an outline plan shall have regard to how the works address the permitted activity standards in the overlay provisions.</del></p>		
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Status	Confirmed		

Additional Information	Legacy Reference	DE 5, Whangarei District Plan 2007
	Other	

Minister of Education		
Unique identifier and map identifier		MED D-5
Purpose of the designation		Education Purposes
Site identifier	Site name/description	Kamo Intermediate School
	Legal Description	Lot 78 DP 50876, Pt Sec 2 SO 39241, Lot 12 DP 55060 and Pt Allotment 2 Parish of Whangarei
	Location	Hailes Road, Whangarei and Lincoln Road, Whangarei
	Environment Map	35
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions	<p>1. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.</p> <p>2. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</p> <p>a. Monday to Saturday 7am to 10pm: 55dB LAeq</p> <p>b. Sunday 9am to 6pm: <u>55dB LAeq</u></p> <p>c. All other times 45 dB LAeq, 75 dB LAFmax</p> <p><del>3.</del> Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 "Measurement of Environmental Sound" and NZS 6802:2008 "Environmental Noise". Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 "Acoustics – Construction Noise".</p> <p><u>3. Additional car parking shall be provided at the rate of two car parks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</u></p>	



For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.

4. In addition to any car parking required for the school, on-site car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.

5. No tree or group of trees specifically scheduled in the Whangarei District Plan may be cut, damaged, altered, injured, destroyed or partly destroyed, or works undertaken within the drip line of any such tree(s), other than in accordance with an outline plan submitted and processed in accordance with the s176A of the Resource Management Act 1991. This condition shall not apply to minor trimming or maintenance undertaken by hand operated secateurs or pruning shears in accordance with accepted arboricultural practice, or where removal or trimming is required to safeguard life or property.

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~~7. When activities occur on designated sites where an overlay is identified on the Resource Area Maps, any works that require an outline plan shall have regard to how the~~

		<del>works address the permitted activity standards in the overlay provisions.</del>
Additional Information	Status	Confirmed
	Legacy Reference	DE 6, Whangarei District Plan 2007
	Other	

Minister of Education		
Unique identifier and map identifier		MED D-6
Purpose of the designation		Education Purposes
Site identifier	Site name/description	Kamo Primary School
	Legal Description	Lot 1 DP 30792, Pt Lot 1 DP 42131
	Location	6 Three Mile Bush Road, Whangarei
	Environment Map	33
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions	<p>1. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.</p> <p>2. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</p> <p>a. Monday to Saturday 7am to 10pm: 55dB LAeq</p> <p>b. Sunday 9am to 6pm: <u>55dB LAeq</u></p> <p>c. All other times 45 dB LAeq, 75 dB LAFmax</p> <p><del>3.</del> Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 "Measurement of Environmental Sound" and NZS 6802:2008 "Environmental Noise". Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 "Acoustics – Construction Noise".</p> <p><u>3. Additional car parking shall be provided at the rate of two car parks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</u></p> <p><u>For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.</u></p>	

	<p>4. In addition to any car parking required for the school, on-site car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</p> <p>5. No tree or group of trees specifically scheduled in the Whangarei District Plan may be cut, damaged, altered, injured, destroyed or partly destroyed, or works undertaken within the drip line of any such tree(s), other than in accordance with an outline plan submitted and processed in accordance with the s176A of the Resource Management Act 1991. This condition shall not apply to minor trimming or maintenance undertaken by hand operated secateurs or pruning shears in accordance with accepted arboricultural practice, or where removal or trimming is required to safeguard life or property.</p> <p>6. That an outline plan shall not be required for: a) Any internal building works other than those that result in a net increase in the number of classrooms or classroom equivalents; b) General building maintenance and repair work including but not limited to re-painting, re-cladding and re-roofing; c) Installing, modifying and removing playground furniture and sports structures (e.g. goal posts); d) Amending any internal pedestrian circulation routes/pathways; e) Installing, maintaining or repairing any in ground infrastructure services such as stormwater, sewerage and water lines and connections, including any ancillary earthworks; f) Provision of landscaping and gardens, provided that it does not conflict with any designation condition or alter landscaping required as mitigation as part of an outline plan for other works; or g) General site maintenance and repair work, or boundary fencing otherwise permitted by the Whangarei District Plan.</p> <p><del>7. When activities occur on designated sites where an overlay is identified on the Resource Area Maps, any works that require an outline plan shall have regard to how the works address the permitted activity standards in the overlay provisions.</del></p>		
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Status	Confirmed		

Additional Information	Legacy Reference	DE 8, Whangarei District Plan 2007
	Other	

Minister of Education		
Unique identifier and map identifier		MED D-7
Purpose of the designation		Education Purposes
Site identifier	Site name/description	Morningside <del>Primary</del> School
	Legal Description	Pt Lot 5 DP 21063, Pt Lot 5 DP 5172 and Pt Raumanga 1 Block 9 All on DP 20163
	Location	53A Morningside Road, Whangarei
	Environment Map	43
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		<p>1. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.</p> <p>2. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</p> <p>a. Monday to Saturday 7am to 10pm: 55dB LAeq</p> <p>b. Sunday 9am to 6pm: <u>55dB LAeq</u></p> <p>c. All other times 45 dB LAeq, 75 dB LAFmax</p> <p><del>3. Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 "Measurement of Environmental Sound" and NZS 6802:2008 "Environmental Noise". Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 "Acoustics – Construction Noise".</del></p> <p><u>3. Additional car parking shall be provided at the rate of two carparks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</u></p>

For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.

4. In addition to any car parking required for the school, on-site car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.

5. No tree or group of trees specifically scheduled in the Whangarei District Plan may be cut, damaged, altered, injured, destroyed or partly destroyed, or works undertaken within the drip line of any such tree(s), other than in accordance with an outline plan submitted and processed in accordance with the s176A of the Resource Management Act 1991. This condition shall not apply to minor trimming or maintenance undertaken by hand operated secateurs or pruning shears in accordance with accepted arboricultural practice, or where removal or trimming is required to safeguard life or property.

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		<del>works address the permitted activity standards in the overlay provisions.</del>
Additional Information	Status	Confirmed
	Legacy Reference	DE 9, Whangarei District Plan 2007
	Other	



Minister of Education		
Unique identifier and map identifier		MED D-8
Purpose of the designation		Education Purposes
Site identifier	Site name/description	Onerahi <del>Primary</del> School
	Legal Description	Allots 65, 66, 68, 69 and Pts Allot 5 Suburb of Grahamtown
	Location	Onerahi Road, Whangarei
	Environment Map	46
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		<p>1. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.</p> <p>2. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</p> <p>a. Monday to Saturday 7am to 10pm: 55dB LAeq</p> <p>b. Sunday 9am to 6pm: <u>55dB LAeq</u></p> <p>c. All other times 45 dB LAeq, 75 dB LAFmax</p> <p><del>3.</del> Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 "Measurement of Environmental Sound" and NZS 6802:2008 "Environmental Noise". Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 "Acoustics – Construction Noise".</p> <p><u>3. Additional car parking shall be provided at the rate of two carparks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</u></p> <p><u>For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.</u></p>

	<p>4. In addition to any car parking required for the school, on-site car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</p> <p>5. No tree or group of trees specifically scheduled in the Whangarei District Plan may be cut, damaged, altered, injured, destroyed or partly destroyed, or works undertaken within the drip line of any such tree(s), other than in accordance with an outline plan submitted and processed in accordance with the s176A of the Resource Management Act 1991. This condition shall not apply to minor trimming or maintenance undertaken by hand operated secateurs or pruning shears in accordance with accepted arboricultural practice, or where removal or trimming is required to safeguard life or property.</p> <p>6. That an outline plan shall not be required for: a) Any internal building works other than those that result in a net increase in the number of classrooms or classroom equivalents; b) General building maintenance and repair work including but not limited to re-painting, re-cladding and re-roofing; c) Installing, modifying and removing playground furniture and sports structures (e.g. goal posts); d) Amending any internal pedestrian circulation routes/pathways; e) Installing, maintaining or repairing any in ground infrastructure services such as stormwater, sewerage and water lines and connections, including any ancillary earthworks; f) Provision of landscaping and gardens, provided that it does not conflict with any designation condition or alter landscaping required as mitigation as part of an outline plan for other works; or g) General site maintenance and repair work, or boundary fencing otherwise permitted by the Whangarei District Plan.</p> <p><del>7. When activities occur on designated sites where an overlay is identified on the Resource Area Maps, any works that require an outline plan shall have regard to how the works address the permitted activity standards in the overlay provisions.</del></p>		
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Status	Confirmed		

Additional Information	Legacy Reference	DE 11, Whangarei District Plan 2007
	Other	

Minister of Education		
Unique identifier and map identifier		MED D-9
Purpose of the designation		Education Purposes
Site identifier	Site name/description	Te Kura o Otangarei
	Legal Description	Lot 211 DP 42409
	Location	181-187 William Jones Drive, Whangarei
	Environment Map	36
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		<p>1. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.</p> <p>2. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</p> <p>a. Monday to Saturday 7am to 10pm: 55dB LAeq</p> <p>b. Sunday 9am to 6pm: <u>55dB LAeq</u></p> <p>c. All other times 45 dB LAeq, 75 dB LAFmax</p> <p><del>3.</del> Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 "Measurement of Environmental Sound" and NZS 6802:2008 "Environmental Noise". Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 "Acoustics – Construction Noise".</p> <p><u>3. Additional car parking shall be provided at the rate of two car parks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</u></p> <p><u>For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.</u></p>

	<p>4. In addition to any car parking required for the school, on-site car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</p> <p>5. No tree or group of trees specifically scheduled in the Whangarei District Plan may be cut, damaged, altered, injured, destroyed or partly destroyed, or works undertaken within the drip line of any such tree(s), other than in accordance with an outline plan submitted and processed in accordance with the s176A of the Resource Management Act 1991. This condition shall not apply to minor trimming or maintenance undertaken by hand operated secateurs or pruning shears in accordance with accepted arboricultural practice, or where removal or trimming is required to safeguard life or property.</p> <p>6. That an outline plan shall not be required for: a) Any internal building works other than those that result in a net increase in the number of classrooms or classroom equivalents; b) General building maintenance and repair work including but not limited to re-painting, re-cladding and re-roofing; c) Installing, modifying and removing playground furniture and sports structures (e.g. goal posts); d) Amending any internal pedestrian circulation routes/pathways; e) Installing, maintaining or repairing any in ground infrastructure services such as stormwater, sewerage and water lines and connections, including any ancillary earthworks; f) Provision of landscaping and gardens, provided that it does not conflict with any designation condition or alter landscaping required as mitigation as part of an outline plan for other works; or g) General site maintenance and repair work, or boundary fencing otherwise permitted by the Whangarei District Plan.</p> <p><del>7. When activities occur on designated sites where an overlay is identified on the Resource Area Maps, any works that require an outline plan shall have regard to how the works address the permitted activity standards in the overlay provisions.</del></p>		
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Additional Information	Legacy Reference	DE 13, Whangarei District Plan 2007
	Other	

Minister of Education		
Unique identifier and map identifier		MED D-10
Purpose of the designation		Education Purposes
Site identifier	Site name/description	Manaia View School
	Legal Description	Lot 23 DP 57406 & Lot 80 DP 103205, Lot 109 DP 83537 and Pt Raumanga No 2 Blk
	Location	Murdoch Crescent, Whangarei
	Environment Map	42
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions	<p>1. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.</p> <p>2. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</p> <p>a. Monday to Saturday 7am to 10pm: 55dB LAeq</p> <p>b. Sunday 9am to 6pm: <u>55dB LAeq</u></p> <p>c. All other times 45 dB LAeq, 75 dB LAFmax</p> <p><del>3.</del> Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 "Measurement of Environmental Sound" and NZS 6802:2008 "Environmental Noise". Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 "Acoustics – Construction Noise".</p> <p><u>3. Additional car parking shall be provided at the rate of two car parks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</u></p>	

For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.

4. In addition to any car parking required for the school, on-site car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.

5. No tree or group of trees specifically scheduled in the Whangarei District Plan may be cut, damaged, altered, injured, destroyed or partly destroyed, or works undertaken within the drip line of any such tree(s), other than in accordance with an outline plan submitted and processed in accordance with the s176A of the Resource Management Act 1991. This condition shall not apply to minor trimming or maintenance undertaken by hand operated secateurs or pruning shears in accordance with accepted arboricultural practice, or where removal or trimming is required to safeguard life or property.

6. That an outline plan shall not be required for: a) Any internal building works other than those that result in a net increase in the number of classrooms or classroom equivalents; b) General building maintenance and repair work including but not limited to re-painting, re-cladding and re-roofing; c) Installing, modifying and removing playground furniture and sports structures (e.g. goal posts); d) Amending any internal pedestrian circulation routes/pathways; e) Installing, maintaining or repairing any in ground infrastructure services such as stormwater, sewerage and water lines and connections, including any ancillary earthworks; f) Provision of landscaping and gardens, provided that it does not conflict with any designation condition or alter landscaping required as mitigation as part of an outline plan for other works; or g) General site maintenance and repair work, or boundary fencing otherwise permitted by the Whangarei District Plan.

~~7. When activities occur on designated sites where an overlay is identified on the Resource Area Maps, any works that require an outline plan shall have regard to how the~~



		<del>works address the permitted activity standards in the overlay provisions.</del>
Additional Information	Status	Confirmed
	Legacy Reference	DE 14, Whangarei District Plan 2007
	Other	

Minister of Education		
Unique identifier and map identifier		MED D-11
Purpose of the designation		Education Purposes
Site identifier	Site name/description	<del>Raumanga Education Facility</del> <u>He Mataariki School for Teen Parents</u>
	Legal Description	Pt Lot 7 DP 47388, Pt Lot 8 DP 975 and Pt Lot 18 DP 1032
	Location	17 Raumanga Valley Road, Whangarei
	Environment Map	42
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		<p>1. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.</p> <p>2. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</p> <p>a. Monday to Saturday 7am to 10pm: 55dB LAeq</p> <p>b. Sunday 9am to 6pm: <u>55dB LAeq</u></p> <p>c. All other times 45 dB LAeq, 75 dB LAFmax</p> <p><del>3.</del> Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 “Measurement of Environmental Sound” and NZS 6802:2008 “Environmental Noise”. Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 “Acoustics – Construction Noise”.</p> <p><u>3. Additional car parking shall be provided at the rate of two carparks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</u></p> <p><u>For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.</u></p>

	<p>4. In addition to any car parking required for the school, on-site car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</p> <p>5. No tree or group of trees specifically scheduled in the Whangarei District Plan may be cut, damaged, altered, injured, destroyed or partly destroyed, or works undertaken within the drip line of any such tree(s), other than in accordance with an outline plan submitted and processed in accordance with the s176A of the Resource Management Act 1991. This condition shall not apply to minor trimming or maintenance undertaken by hand operated secateurs or pruning shears in accordance with accepted arboricultural practice, or where removal or trimming is required to safeguard life or property.</p> <p>6. That an outline plan shall not be required for: a) Any internal building works other than those that result in a net increase in the number of classrooms or classroom equivalents; b) General building maintenance and repair work including but not limited to re-painting, re-cladding and re-roofing; c) Installing, modifying and removing playground furniture and sports structures (e.g. goal posts); d) Amending any internal pedestrian circulation routes/pathways; e) Installing, maintaining or repairing any in ground infrastructure services such as stormwater, sewerage and water lines and connections, including any ancillary earthworks; f) Provision of landscaping and gardens, provided that it does not conflict with any designation condition or alter landscaping required as mitigation as part of an outline plan for other works; or g) General site maintenance and repair work, or boundary fencing otherwise permitted by the Whangarei District Plan.</p> <p><del>7. When activities occur on designated sites where an overlay is identified on the Resource Area Maps, any works that require an outline plan shall have regard to how the works address the permitted activity standards in the overlay provisions.</del></p>		
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Additional Information	Legacy Reference	DE 15, Whangarei District Plan 2007
	Other	

Minister of Education		
Unique identifier and map identifier		MED D-12
Purpose of the designation		Education Purposes <del>(excluding Tertiary Education Facilities and/or a Teen Parent Unit), with conditions</del>
Site identifier	Site name/description	Raurimu Avenue School and Te Kohanga Reo o Raurimu
	Legal Description	Pts Lot 3 DP 46599 Allots 337,338 and Pt Lot 1 DP 42475 Pt Allot 336 Town of Grahamtown
	Location	36 Raurimu Avenue, Whangarei
	Environment Map	46
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		<p>1. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.</p> <p>2. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</p> <p>a. Monday to Saturday 7am to 10pm: 55dB LAeq</p> <p>b. Sunday 9am to 6pm: <u>55dB LAeq</u></p> <p>c. All other times 45 dB LAeq, 75 dB LAFmax</p> <p><del>3. Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 "Measurement of Environmental Sound" and NZS 6802:2008 "Environmental Noise". Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 "Acoustics – Construction Noise".</del></p> <p><u>3. Additional car parking shall be provided at the rate of two carparks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</u></p>

For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.

4. In addition to any car parking required for the school, on-site car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.

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~~7. When activities occur on designated sites where an overlay is identified on the Resource Area Maps, any works that require an outline plan shall have regard to how the~~

		<del>works address the permitted activity standards in the overlay provisions.</del>
Additional Information	Status	Confirmed
	Legacy Reference	DE 16, Whangarei District Plan 2007
	Other	

Minister of Education		
Unique identifier and map identifier		MED D-13
Purpose of the designation		Education Purposes
Site identifier	Site name/description	Tikipunga High School, House and Forest View Kindergarten
	Legal Description	Pt Allots 107 108 and 109 Parish of Whangarei
	Location	194 Corks Road Whangarei
	Environment Map	34, 36
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		<p>1. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.</p> <p>2. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</p> <p>a. Monday to Saturday 7am to 10pm: 55dB LAeq</p> <p>b. Sunday 9am to 6pm: <u>55dB LAeq</u></p> <p>c. All other times 45 dB LAeq, 75 dB LAFmax</p> <p><del>3.</del> Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 “Measurement of Environmental Sound” and NZS 6802:2008 “Environmental Noise”. Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 “Acoustics – Construction Noise”.</p> <p><u>3. Additional car parking shall be provided at the rate of two carparks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</u></p> <p><u>For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.</u></p>



	<p>4. In addition to any car parking required for the school, on-site car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</p> <p>5. No tree or group of trees specifically scheduled in the Whangarei District Plan may be cut, damaged, altered, injured, destroyed or partly destroyed, or works undertaken within the drip line of any such tree(s), other than in accordance with an outline plan submitted and processed in accordance with the s176A of the Resource Management Act 1991. This condition shall not apply to minor trimming or maintenance undertaken by hand operated secateurs or pruning shears in accordance with accepted arboricultural practice, or where removal or trimming is required to safeguard life or property.</p> <p>6. That an outline plan shall not be required for: a) Any internal building works other than those that result in a net increase in the number of classrooms or classroom equivalents; b) General building maintenance and repair work including but not limited to re-painting, re-cladding and re-roofing; c) Installing, modifying and removing playground furniture and sports structures (e.g. goal posts); d) Amending any internal pedestrian circulation routes/pathways; e) Installing, maintaining or repairing any in ground infrastructure services such as stormwater, sewerage and water lines and connections, including any ancillary earthworks; f) Provision of landscaping and gardens, provided that it does not conflict with any designation condition or alter landscaping required as mitigation as part of an outline plan for other works; or g) General site maintenance and repair work, or boundary fencing otherwise permitted by the Whangarei District Plan.</p> <p><del>7. When activities occur on designated sites where an overlay is identified on the Resource Area Maps, any works that require an outline plan shall have regard to how the works address the permitted activity standards in the overlay provisions.</del></p>
Status	Confirmed

Additional Information	Legacy Reference	DE 19, Whangarei District Plan 2007
	Other	

Minister of Education		
Unique identifier and map identifier		MED D-14
Purpose of the designation		Education Purposes
Site identifier	Site name/description	Tikipunga Primary School <u>and Kindergarten</u>
	Legal Description	Allot 193 Parish of Whangarei, <del>and</del> Lot 273 DP 72458 <u>and Allot 192 PSH OF Whangarei</u>
	Location	11 Tania Place, Whangarei
	Environment Map	36
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		<p>1. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.</p> <p>2. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</p> <p>a. Monday to Saturday 7am to 10pm: 55dB LAeq</p> <p>b. Sunday 9am to 6pm: <u>55dB LAeq</u></p> <p>c. All other times 45 dB LAeq, 75 dB LAFmax</p> <p><del>3.</del> Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 "Measurement of Environmental Sound" and NZS 6802:2008 "Environmental Noise". Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 "Acoustics – Construction Noise".</p> <p><u>3. Additional car parking shall be provided at the rate of two carparks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</u></p>

For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.

4. In addition to any car parking required for the school, on-site car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.

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		<del>works address the permitted activity standards in the overlay provisions.</del>
Additional Information	Status	Confirmed
	Legacy Reference	DE 21, Whangarei District Plan 2007
	Other	

Minister of Education		
Unique identifier and map identifier		MED D-15
Purpose of the designation		Education Purposes
Site identifier	Site name/description	Totara Grove <del>Primary</del> School <del>and Playcentre</del>
	Legal Description	Pt Lot 7 DP 1583, Lot 26 DP 48880, <u>Section 2 SO 465572</u>
	Location	Corks Road, Whangarei
	Environment Map	33, 34
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions	<p>1. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.</p> <p>2. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</p> <p>a. Monday to Saturday 7am to 10pm: 55dB LAeq</p> <p>b. Sunday 9am to 6pm: <u>55dB LAeq</u></p> <p>c. All other times 45 dB LAeq, 75 dB LAFmax</p> <p><del>3.</del> Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 "Measurement of Environmental Sound" and NZS 6802:2008 "Environmental Noise". Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 "Acoustics – Construction Noise".</p> <p><u>3. Additional car parking shall be provided at the rate of two carparks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</u></p> <p><u>For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.</u></p>	

	<p>4. In addition to any car parking required for the school, on-site car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</p> <p>5. No tree or group of trees specifically scheduled in the Whangarei District Plan may be cut, damaged, altered, injured, destroyed or partly destroyed, or works undertaken within the drip line of any such tree(s), other than in accordance with an outline plan submitted and processed in accordance with the s176A of the Resource Management Act 1991. This condition shall not apply to minor trimming or maintenance undertaken by hand operated secateurs or pruning shears in accordance with accepted arboricultural practice, or where removal or trimming is required to safeguard life or property.</p> <p>6. That an outline plan shall not be required for: a) Any internal building works other than those that result in a net increase in the number of classrooms or classroom equivalents; b) General building maintenance and repair work including but not limited to re-painting, re-cladding and re-roofing; c) Installing, modifying and removing playground furniture and sports structures (e.g. goal posts); d) Amending any internal pedestrian circulation routes/pathways; e) Installing, maintaining or repairing any in ground infrastructure services such as stormwater, sewerage and water lines and connections, including any ancillary earthworks; f) Provision of landscaping and gardens, provided that it does not conflict with any designation condition or alter landscaping required as mitigation as part of an outline plan for other works; or g) General site maintenance and repair work, or boundary fencing otherwise permitted by the Whangarei District Plan.</p> <p><del>7. When activities occur on designated sites where an overlay is identified on the Resource Area Maps, any works that require an outline plan shall have regard to how the works address the permitted activity standards in the overlay provisions.</del></p>
Status	Confirmed

Additional Information	Legacy Reference	DE 22, Whangarei District Plan 2007
	Other	



Minister of Education		
Unique identifier and map identifier		MED D-16
Purpose of the designation		Education Purposes
Site identifier	Site name/description	Whangarei Boys High School and Hostel
	Legal Description	Pts Allot 1 Parish of Whangarei, Lot 10 Deeds 313, Lot 1 DP 25383 and Lot 7 DP 25383 and Pt Lot 1 DP 25474 Lot II Deeds 313, Lot 5 DP 25383, Lot 2 DP 25383, Lot 4 DP 25383
	Location	Kent Road, Whangarei
	Environment Map	37, 38
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		<p>1. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.</p> <p>2. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</p> <p>a. Monday to Saturday 7am to 10pm: 55dB LAeq</p> <p>b. Sunday 9am to 6pm: <u>55dB LAeq</u></p> <p>c. All other times 45 dB LAeq, 75 dB LAFmax</p> <p><del>3.</del> Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 "Measurement of Environmental Sound" and NZS 6802:2008 "Environmental Noise". Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 "Acoustics – Construction Noise".</p> <p><u>3. Additional car parking shall be provided at the rate of two carparks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</u></p>

For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.

4. In addition to any car parking required for the school, on-site car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.

5. No tree or group of trees specifically scheduled in the Whangarei District Plan may be cut, damaged, altered, injured, destroyed or partly destroyed, or works undertaken within the drip line of any such tree(s), other than in accordance with an outline plan submitted and processed in accordance with the s176A of the Resource Management Act 1991. This condition shall not apply to minor trimming or maintenance undertaken by hand operated secateurs or pruning shears in accordance with accepted arboricultural practice, or where removal or trimming is required to safeguard life or property.

6. That an outline plan shall not be required for: a) Any internal building works other than those that result in a net increase in the number of classrooms or classroom equivalents; b) General building maintenance and repair work including but not limited to re-painting, re-cladding and re-roofing; c) Installing, modifying and removing playground furniture and sports structures (e.g. goal posts); d) Amending any internal pedestrian circulation routes/pathways; e) Installing, maintaining or repairing any in ground infrastructure services such as stormwater, sewerage and water lines and connections, including any ancillary earthworks; f) Provision of landscaping and gardens, provided that it does not conflict with any designation condition or alter landscaping required as mitigation as part of an outline plan for other works; or g) General site maintenance and repair work, or boundary fencing otherwise permitted by the Whangarei District Plan.

~~7. When activities occur on designated sites where an overlay is identified on the Resource Area Maps, any works that require an outline plan shall have regard to how the~~

		<del>works address the permitted activity standards in the overlay provisions.</del>
Additional Information	Status	Confirmed
	Legacy Reference	DE 23, Whangarei District Plan 2007
	Other	

Minister of Education		
Unique identifier and map identifier		MED D-17
Purpose of the designation		Educational Purposes
Site identifier	Site name/description	Whangarei Girls High School and Hostel
	Legal Description	Lot 1 DP 32413, Lot 1 DP 55844, Lots 1, 3 and 4 DP 12468, Pts Lot 2 DP 12468, Lot 1 DP 42314 and Pts Allot 1 Parish of Whangarei Lot 2 DP 42314, Lots 1 and 2 Deeds Plan 907 and Lot 1 Deeds Plan 907 Lots 3, 5 and 9 DP 25383
	Location	Lupton Avenue, Whangarei
	Environment Map	37, 38
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions	<p>1. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.</p> <p>2. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</p> <p>a. Monday to Saturday 7am to 10pm: 55dB LAeq</p> <p>b. Sunday 9am to 6pm: 55dB LAeq</p> <p>c. All other times 45 dB LAeq, 75 dB LAFmax</p> <p><del>3.</del> Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 "Measurement of Environmental Sound" and NZS 6802:2008 "Environmental Noise". Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 "Acoustics – Construction Noise".</p> <p><u>3. Additional car parking shall be provided at the rate of two carpark spaces per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an</u></p>	

	<p><u>appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</u></p> <p><u>For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.</u></p> <p>4. In addition to any car parking required for the school, on-site car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</p> <p>5. No tree or group of trees specifically scheduled in the Whangarei District Plan may be cut, damaged, altered, injured, destroyed or partly destroyed, or works undertaken within the drip line of any such tree(s), other than in accordance with an outline plan submitted and processed in accordance with the s176A of the Resource Management Act 1991. This condition shall not apply to minor trimming or maintenance undertaken by hand operated secateurs or pruning shears in accordance with accepted arboricultural practice, or where removal or trimming is required to safeguard life or property.</p> <p>6. That an outline plan shall not be required for: a) Any internal building works other than those that result in a net increase in the number of classrooms or classroom equivalents; b) General building maintenance and repair work including but not limited to re-painting, re-cladding and re-roofing; c) Installing, modifying and removing playground furniture and sports structures (e.g. goal posts); d) Amending any internal pedestrian circulation routes/pathways; e) Installing, maintaining or repairing any in ground infrastructure services such as stormwater, sewerage and water lines and connections, including any ancillary earthworks; f) Provision of landscaping and gardens, provided that it does not conflict with any designation condition or alter landscaping required as mitigation as part of an outline plan for other works; or g) General site maintenance and repair work, or boundary fencing otherwise permitted by the Whangarei District Plan.</p>
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		7. <del>When activities occur on designated sites where an overlay is identified on the Resource Area Maps, any works that require an outline plan shall have regard to how the works address the permitted activity standards in the overlay provisions.</del>
Additional Information	Status	Confirmed
	Legacy Reference	DE 24, Whangarei District Plan 2007
	Other	

Minister of Education		
Unique identifier and map identifier		MED D-18
Purpose of the designation		Education Purposes
Site identifier	Site name/description	Whangarei Intermediate School
	Legal Description	Lot 1, DP 34026
	Location	Rust Avenue, Whangarei
	Environment Map	37, 39
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		<p>1. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.</p> <p>2. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</p> <p>a. Monday to Saturday 7am to 10pm: 55dB LAeq</p> <p>b. Sunday 9am to 6pm: <u>55dB LAeq</u></p> <p>c. All other times 45 dB LAeq, 75 dB LAFmax</p> <p><del>3.</del> Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 "Measurement of Environmental Sound" and NZS 6802:2008 "Environmental Noise". Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 "Acoustics – Construction Noise".</p> <p><u>3. Additional car parking shall be provided at the rate of two carparks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</u></p> <p><u>For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.</u></p>

	<p>4. In addition to any car parking required for the school, on-site car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</p> <p>5. No tree or group of trees specifically scheduled in the Whangarei District Plan may be cut, damaged, altered, injured, destroyed or partly destroyed, or works undertaken within the drip line of any such tree(s), other than in accordance with an outline plan submitted and processed in accordance with the s176A of the Resource Management Act 1991. This condition shall not apply to minor trimming or maintenance undertaken by hand operated secateurs or pruning shears in accordance with accepted arboricultural practice, or where removal or trimming is required to safeguard life or property.</p> <p>6. That an outline plan shall not be required for: a) Any internal building works other than those that result in a net increase in the number of classrooms or classroom equivalents; b) General building maintenance and repair work including but not limited to re-painting, re-cladding and re-roofing; c) Installing, modifying and removing playground furniture and sports structures (e.g. goal posts); d) Amending any internal pedestrian circulation routes/pathways; e) Installing, maintaining or repairing any in ground infrastructure services such as stormwater, sewerage and water lines and connections, including any ancillary earthworks; f) Provision of landscaping and gardens, provided that it does not conflict with any designation condition or alter landscaping required as mitigation as part of an outline plan for other works; or g) General site maintenance and repair work, or boundary fencing otherwise permitted by the Whangarei District Plan.</p> <p><del>7. When activities occur on designated sites where an overlay is identified on the Resource Area Maps, any works that require an outline plan shall have regard to how the works address the permitted activity standards in the overlay provisions.</del></p>		
	<table border="1"> <tr> <td data-bbox="435 2000 678 2040">Status</td><td data-bbox="678 2000 1406 2040">Confirmed</td></tr> </table>	Status	Confirmed
Status	Confirmed		



Additional Information	Legacy Reference	DE 25, Whangarei District Plan 2007
	Other	

Minister of Education		
Unique identifier and map identifier		MED D-19
Purpose of the designation		Education Purposes
Site identifier	Site name/description	Whangarei Primary School
	Legal Description	Pts Allot 1 Parish of Whangarei
	Location	Bank Street, Whangarei
	Environment Map	37, 38
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		<p>1. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.</p> <p>2. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</p> <p>a. Monday to Saturday 7am to 10pm: 55dB LAeq</p> <p>b. Sunday 9am to 6pm: <u>55dB LAeq</u></p> <p>c. All other times 45 dB LAeq, 75 dB LAFmax</p> <p><del>3.</del> Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 "Measurement of Environmental Sound" and NZS 6802:2008 "Environmental Noise". Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 "Acoustics – Construction Noise".</p> <p><u>3. Additional car parking shall be provided at the rate of two carparks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</u></p> <p><u>For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.</u></p>

	<p>4. In addition to any car parking required for the school, on-site car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</p> <p>5. No tree or group of trees specifically scheduled in the Whangarei District Plan may be cut, damaged, altered, injured, destroyed or partly destroyed, or works undertaken within the drip line of any such tree(s), other than in accordance with an outline plan submitted and processed in accordance with the s176A of the Resource Management Act 1991. This condition shall not apply to minor trimming or maintenance undertaken by hand operated secateurs or pruning shears in accordance with accepted arboricultural practice, or where removal or trimming is required to safeguard life or property.</p> <p>6. That an outline plan shall not be required for: a) Any internal building works other than those that result in a net increase in the number of classrooms or classroom equivalents; b) General building maintenance and repair work including but not limited to re-painting, re-cladding and re-roofing; c) Installing, modifying and removing playground furniture and sports structures (e.g. goal posts); d) Amending any internal pedestrian circulation routes/pathways; e) Installing, maintaining or repairing any in ground infrastructure services such as stormwater, sewerage and water lines and connections, including any ancillary earthworks; f) Provision of landscaping and gardens, provided that it does not conflict with any designation condition or alter landscaping required as mitigation as part of an outline plan for other works; or g) General site maintenance and repair work, or boundary fencing otherwise permitted by the Whangarei District Plan.</p> <p><del>7. When activities occur on designated sites where an overlay is identified on the Resource Area Maps, any works that require an outline plan shall have regard to how the works address the permitted activity standards in the overlay provisions.</del></p>		
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Status	Confirmed		

Additional Information	Legacy Reference	DE 26, Whangarei District Plan 2007
	Other	

Minister of Education		
Unique identifier and map identifier		MED D-20
Purpose of the designation		Education Purposes
Site identifier	Site name/description	Whau Valley <del>Primary</del> School
	Legal Description	Lot 17 DP 19749, Pt Lot 2 Deeds P64 and Lot 2 DP 61116 Pt Allot 2 Parish of Whangarei
	Location	17 Moody Avenue, Whangarei
	Environment Map	35, 36
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions	<p>1. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.</p> <p>2. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</p> <p>a. Monday to Saturday 7am to 10pm: 55dB LAeq</p> <p>b. Sunday 9am to 6pm: <del>55dB LAeq</del></p> <p>c. All other times 45 dB LAeq, 75 dB LAFmax</p> <p><del>3.</del> Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 "Measurement of Environmental Sound" and NZS 6802:2008 "Environmental Noise". Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 "Acoustics – Construction Noise".</p> <p><u>3. Additional car parking shall be provided at the rate of two car parks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</u></p>	

For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.

4. In addition to any car parking required for the school, on-site car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.

5. No tree or group of trees specifically scheduled in the Whangarei District Plan may be cut, damaged, altered, injured, destroyed or partly destroyed, or works undertaken within the drip line of any such tree(s), other than in accordance with an outline plan submitted and processed in accordance with the s176A of the Resource Management Act 1991. This condition shall not apply to minor trimming or maintenance undertaken by hand operated secateurs or pruning shears in accordance with accepted arboricultural practice, or where removal or trimming is required to safeguard life or property.

6. That an outline plan shall not be required for: a) Any internal building works other than those that result in a net increase in the number of classrooms or classroom equivalents; b) General building maintenance and repair work including but not limited to re-painting, re-cladding and re-roofing; c) Installing, modifying and removing playground furniture and sports structures (e.g. goal posts); d) Amending any internal pedestrian circulation routes/pathways; e) Installing, maintaining or repairing any in ground infrastructure services such as stormwater, sewerage and water lines and connections, including any ancillary earthworks; f) Provision of landscaping and gardens, provided that it does not conflict with any designation condition or alter landscaping required as mitigation as part of an outline plan for other works; or g) General site maintenance and repair work, or boundary fencing otherwise permitted by the Whangarei District Plan.

~~7. When activities occur on designated sites where an overlay is identified on the Resource Area Maps, any works that require an outline plan shall have regard to how the~~

		<del>works address the permitted activity standards in the overlay provisions.</del>
Additional Information	Status	Confirmed
	Legacy Reference	DE 27, Whangarei District Plan 2007
	Other	

Minister of Education		
Unique identifier and map identifier		MED D-21
Purpose of the designation		Education Purposes
Site identifier	Site name/description	Bream Bay College and House
	Legal Description	Pt Sec 2, Blk VII, Ruakaka SD Lot 24 DP 43670, Allot 308 Ruakaka 8th XI Ruakaka SD 1Pt Sec 2 Blk VII Ruakaka SD
	Location	Marsden Point Road & Peter Snell Roads, Ruakaka
	Environment Map	55, 56
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		<p>1. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.</p> <p>2. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</p> <p>a. Monday to Saturday 7am to 10pm: 55dB LAeq</p> <p>b. Sunday 9am to 6pm: <u>55dB LAeq</u></p> <p>c. All other times 45 dB LAeq, 75 dB LAFmax</p> <p><del>3.</del> Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 "Measurement of Environmental Sound" and NZS 6802:2008 "Environmental Noise". Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 "Acoustics – Construction Noise".</p> <p><u>3. Additional car parking shall be provided at the rate of two carparks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</u></p>



For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.

4. In addition to any car parking required for the school, on-site car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.

5. No tree or group of trees specifically scheduled in the Whangarei District Plan may be cut, damaged, altered, injured, destroyed or partly destroyed, or works undertaken within the drip line of any such tree(s), other than in accordance with an outline plan submitted and processed in accordance with the s176A of the Resource Management Act 1991. This condition shall not apply to minor trimming or maintenance undertaken by hand operated secateurs or pruning shears in accordance with accepted arboricultural practice, or where removal or trimming is required to safeguard life or property.

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~~7. When activities occur on designated sites where an overlay is identified on the Resource Area Maps, any works that require an outline plan shall have regard to how the~~

		<del>works address the permitted activity standards in the overlay provisions.</del>
Additional Information	Status	Confirmed
	Legacy Reference	DE 28, Whangarei District Plan 2007
	Other	

Minister of Education		
Unique identifier and map identifier		MED D-22
Purpose of the designation		Education Purposes
Site identifier	Site name/description	Glenbervie <del>Primary</del> School and House
	Legal Description	Pt Lot 7, Deeds P42
	Location	Ngunguru Road, Glenbervie
	Environment Map	34
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		<p>1. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.</p> <p>2. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</p> <p>a. Monday to Saturday 7am to 10pm: 55dB LAeq</p> <p>b. Sunday 9am to 6pm: <u>55dB LAeq</u></p> <p>c. All other times 45 dB LAeq, 75 dB LAFmax</p> <p><del>3.</del> Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 "Measurement of Environmental Sound" and NZS 6802:2008 "Environmental Noise". Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 "Acoustics – Construction Noise".</p> <p><u>3. Additional car parking shall be provided at the rate of two carpark spaces per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</u></p> <p><u>For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.</u></p>

	<p>4. In addition to any car parking required for the school, on-site car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</p> <p>5. No tree or group of trees specifically scheduled in the Whangarei District Plan may be cut, damaged, altered, injured, destroyed or partly destroyed, or works undertaken within the drip line of any such tree(s), other than in accordance with an outline plan submitted and processed in accordance with the s176A of the Resource Management Act 1991. This condition shall not apply to minor trimming or maintenance undertaken by hand operated secateurs or pruning shears in accordance with accepted arboricultural practice, or where removal or trimming is required to safeguard life or property.</p> <p>6. That an outline plan shall not be required for: a) Any internal building works other than those that result in a net increase in the number of classrooms or classroom equivalents; b) General building maintenance and repair work including but not limited to re-painting, re-cladding and re-roofing; c) Installing, modifying and removing playground furniture and sports structures (e.g. goal posts); d) Amending any internal pedestrian circulation routes/pathways; e) Installing, maintaining or repairing any in ground infrastructure services such as stormwater, sewerage and water lines and connections, including any ancillary earthworks; f) Provision of landscaping and gardens, provided that it does not conflict with any designation condition or alter landscaping required as mitigation as part of an outline plan for other works; or g) General site maintenance and repair work, or boundary fencing otherwise permitted by the Whangarei District Plan.</p> <p><del>7. When activities occur on designated sites where an overlay is identified on the Resource Area Maps, any works that require an outline plan shall have regard to how the works address the permitted activity standards in the overlay provisions.</del></p>		
	<table border="1"> <tr> <td data-bbox="435 2000 678 2040">Status</td><td data-bbox="678 2000 1406 2040">Confirmed</td></tr> </table>	Status	Confirmed
Status	Confirmed		

Additional Information	Legacy Reference	DE 29, Whangarei District Plan 2007
	Other	

Minister of Education		
Unique identifier and map identifier		MED D-23
Purpose of the designation		Education Purposes
Site identifier	Site name/description	Hukerenui <del>Primary</del> School, House and Playcentre
	Legal Description	Pts Sec 7 and 8 and Pt 64 Blk X, Hukerenui SD
	Location	State Highway 1 and Crowsnest Road, Hukerenui
	Environment Map	2
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		<p>1. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.</p> <p>2. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</p> <p>a. Monday to Saturday 7am to 10pm: 55dB LAeq</p> <p>b. Sunday 9am to 6pm: <u>55dB LAeq</u></p> <p>c. All other times 45 dB LAeq, 75 dB LAFmax</p> <p><del>3.</del> Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 "Measurement of Environmental Sound" and NZS 6802:2008 "Environmental Noise". Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 "Acoustics – Construction Noise".</p> <p><u>3. Additional car parking shall be provided at the rate of two car parks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</u></p> <p><u>For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.</u></p>

	<p>4. In addition to any car parking required for the school, on-site car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</p> <p>5. No tree or group of trees specifically scheduled in the Whangarei District Plan may be cut, damaged, altered, injured, destroyed or partly destroyed, or works undertaken within the drip line of any such tree(s), other than in accordance with an outline plan submitted and processed in accordance with the s176A of the Resource Management Act 1991. This condition shall not apply to minor trimming or maintenance undertaken by hand operated secateurs or pruning shears in accordance with accepted arboricultural practice, or where removal or trimming is required to safeguard life or property.</p> <p>6. That an outline plan shall not be required for: a) Any internal building works other than those that result in a net increase in the number of classrooms or classroom equivalents; b) General building maintenance and repair work including but not limited to re-painting, re-cladding and re-roofing; c) Installing, modifying and removing playground furniture and sports structures (e.g. goal posts); d) Amending any internal pedestrian circulation routes/pathways; e) Installing, maintaining or repairing any in ground infrastructure services such as stormwater, sewerage and water lines and connections, including any ancillary earthworks; f) Provision of landscaping and gardens, provided that it does not conflict with any designation condition or alter landscaping required as mitigation as part of an outline plan for other works; or g) General site maintenance and repair work, or boundary fencing otherwise permitted by the Whangarei District Plan.</p> <p><del>7. When activities occur on designated sites where an overlay is identified on the Resource Area Maps, any works that require an outline plan shall have regard to how the works address the permitted activity standards in the overlay provisions.</del></p>		
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Status	Confirmed		

Additional Information	Legacy Reference	DE 31, Whangarei District Plan 2007
	Other	



Minister of Education		
Unique identifier and map identifier		MED D-24
Purpose of the designation		Education Purposes
Site identifier	Site name/description	Kaurihohore <del>Primary</del> School
	Legal Description	Pt Allot 23A Parish of Whangarei
	Location	Apotu Road, Kauri
	Environment Map	7
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		<p>1. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.</p> <p>2. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</p> <p>a. Monday to Saturday 7am to 10pm: 55dB LAeq</p> <p>b. Sunday 9am to 6pm: <u>55dB LAeq</u></p> <p>c. All other times 45 dB LAeq, 75 dB LAFmax</p> <p><del>3.</del> Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 "Measurement of Environmental Sound" and NZS 6802:2008 "Environmental Noise". Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 "Acoustics – Construction Noise".</p> <p><u>3. Additional car parking shall be provided at the rate of two carparks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</u></p> <p><u>For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.</u></p>

	<p>4. In addition to any car parking required for the school, on-site car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</p> <p>5. No tree or group of trees specifically scheduled in the Whangarei District Plan may be cut, damaged, altered, injured, destroyed or partly destroyed, or works undertaken within the drip line of any such tree(s), other than in accordance with an outline plan submitted and processed in accordance with the s176A of the Resource Management Act 1991. This condition shall not apply to minor trimming or maintenance undertaken by hand operated secateurs or pruning shears in accordance with accepted arboricultural practice, or where removal or trimming is required to safeguard life or property.</p> <p>6. That an outline plan shall not be required for: a) Any internal building works other than those that result in a net increase in the number of classrooms or classroom equivalents; b) General building maintenance and repair work including but not limited to re-painting, re-cladding and re-roofing; c) Installing, modifying and removing playground furniture and sports structures (e.g. goal posts); d) Amending any internal pedestrian circulation routes/pathways; e) Installing, maintaining or repairing any in ground infrastructure services such as stormwater, sewerage and water lines and connections, including any ancillary earthworks; f) Provision of landscaping and gardens, provided that it does not conflict with any designation condition or alter landscaping required as mitigation as part of an outline plan for other works; or g) General site maintenance and repair work, or boundary fencing otherwise permitted by the Whangarei District Plan.</p> <p><del>7. When activities occur on designated sites where an overlay is identified on the Resource Area Maps, any works that require an outline plan shall have regard to how the works address the permitted activity standards in the overlay provisions.</del></p>
Status	Confirmed

Additional Information	Legacy Reference	DE 32, Whangarei District Plan 2007
	Other	

Minister of Education		
Unique identifier and map identifier		MED D-25
Purpose of the designation		Education Purposes
Site identifier	Site name/description	Kokopu <del>Primary</del> School and House
	Legal Description	Lot 2 DP 171176 and Lot 3 DP 171176 Sec36 &37 BLK IX PuruaSD, Pt lot 3 DP 116931
	Location	Kokopu Road, Kokopu
	Environment Map	11
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		<p>1. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.</p> <p>2. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</p> <p>a. Monday to Saturday 7am to 10pm: 55dB LAeq</p> <p>b. Sunday 9am to 6pm: <u>55dB LAeq</u></p> <p>c. All other times 45 dB LAeq, 75 dB LAFmax</p> <p><del>3.</del> Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 “Measurement of Environmental Sound” and NZS 6802:2008 “Environmental Noise”. Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 “Acoustics – Construction Noise”.</p> <p><u>3. Additional car parking shall be provided at the rate of two carparks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</u></p>

For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.

4. In addition to any car parking required for the school, on-site car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.

5. No tree or group of trees specifically scheduled in the Whangarei District Plan may be cut, damaged, altered, injured, destroyed or partly destroyed, or works undertaken within the drip line of any such tree(s), other than in accordance with an outline plan submitted and processed in accordance with the s176A of the Resource Management Act 1991. This condition shall not apply to minor trimming or maintenance undertaken by hand operated secateurs or pruning shears in accordance with accepted arboricultural practice, or where removal or trimming is required to safeguard life or property.

6. That an outline plan shall not be required for: a) Any internal building works other than those that result in a net increase in the number of classrooms or classroom equivalents; b) General building maintenance and repair work including but not limited to re-painting, re-cladding and re-roofing; c) Installing, modifying and removing playground furniture and sports structures (e.g. goal posts); d) Amending any internal pedestrian circulation routes/pathways; e) Installing, maintaining or repairing any in ground infrastructure services such as stormwater, sewerage and water lines and connections, including any ancillary earthworks; f) Provision of landscaping and gardens, provided that it does not conflict with any designation condition or alter landscaping required as mitigation as part of an outline plan for other works; or g) General site maintenance and repair work, or boundary fencing otherwise permitted by the Whangarei District Plan.

~~7. When activities occur on designated sites where an overlay is identified on the Resource Area Maps, any works that require an outline plan shall have regard to how the~~

		<del>works address the permitted activity standards in the overlay provisions.</del>
Additional Information	Status	Confirmed
	Legacy Reference	DE 33, Whangarei District Plan 2007
	Other	

Minister of Education		
Unique identifier and map identifier		MED D-26
Purpose of the designation		Education Purposes
Site identifier	Site name/description	Mangakahia Area School, House and Playcentre
	Legal Description	Pt Lot 2, DP 33856, Pt Secs 15A, 50 and Pt 31 Blk XII, Mangakahia SD Pt Sec 65 BLK XII Mangakahia SD, Lot 3 DP 166167
	Location	Mangakahia Road, Mangakahia
	Environment Map	61D
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		<p>1. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.</p> <p>2. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</p> <p>a. Monday to Saturday 7am to 10pm: 55dB LAeq</p> <p>b. Sunday 9am to 6pm: 55dB LAeq</p> <p>c. All other times 45 dB LAeq, 75 dB LAFmax</p> <p><del>3.</del> Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 "Measurement of Environmental Sound" and NZS 6802:2008 "Environmental Noise". Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 "Acoustics – Construction Noise".</p> <p><u>3. Additional car parking shall be provided at the rate of two carparks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</u></p>

For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.

4. In addition to any car parking required for the school, on-site car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.

5. No tree or group of trees specifically scheduled in the Whangarei District Plan may be cut, damaged, altered, injured, destroyed or partly destroyed, or works undertaken within the drip line of any such tree(s), other than in accordance with an outline plan submitted and processed in accordance with the s176A of the Resource Management Act 1991. This condition shall not apply to minor trimming or maintenance undertaken by hand operated secateurs or pruning shears in accordance with accepted arboricultural practice, or where removal or trimming is required to safeguard life or property.

6. That an outline plan shall not be required for: a) Any internal building works other than those that result in a net increase in the number of classrooms or classroom equivalents; b) General building maintenance and repair work including but not limited to re-painting, re-cladding and re-roofing; c) Installing, modifying and removing playground furniture and sports structures (e.g. goal posts); d) Amending any internal pedestrian circulation routes/pathways; e) Installing, maintaining or repairing any in ground infrastructure services such as stormwater, sewerage and water lines and connections, including any ancillary earthworks; f) Provision of landscaping and gardens, provided that it does not conflict with any designation condition or alter landscaping required as mitigation as part of an outline plan for other works; or g) General site maintenance and repair work, or boundary fencing otherwise permitted by the Whangarei District Plan.

~~7. When activities occur on designated sites where an overlay is identified on the Resource Area Maps, any works that require an outline plan shall have regard to how the~~



		<del>works address the permitted activity standards in the overlay provisions.</del>
Additional Information	Status	Confirmed
	Legacy Reference	DE 35, Whangarei District Plan 2007
	Other	

Minister of Education		
Unique identifier and map identifier		MED D-27
Purpose of the designation		Education Purposes
Site identifier	Site name/description	Matarau <del>Primary</del> School
	Legal Description	Pt Allot W13, Pt Allot 14 Ruatangata Parish Lot 13 DP 318751
	Location	Matarau Road, Matarau
	Environment Map	11
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		<p>1. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.</p> <p>2. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</p> <p>a. Monday to Saturday 7am to 10pm: 55dB LAeq</p> <p>b. Sunday 9am to 6pm: <u>55dB LAeq</u></p> <p>c. All other times 45 dB LAeq, 75 dB LAFmax</p> <p><del>3.</del> Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 "Measurement of Environmental Sound" and NZS 6802:2008 "Environmental Noise". Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 "Acoustics – Construction Noise".</p> <p><u>3. Additional car parking shall be provided at the rate of two carparks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</u></p>

For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.

4. In addition to any car parking required for the school, on-site car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.

5. No tree or group of trees specifically scheduled in the Whangarei District Plan may be cut, damaged, altered, injured, destroyed or partly destroyed, or works undertaken within the drip line of any such tree(s), other than in accordance with an outline plan submitted and processed in accordance with the s176A of the Resource Management Act 1991. This condition shall not apply to minor trimming or maintenance undertaken by hand operated secateurs or pruning shears in accordance with accepted arboricultural practice, or where removal or trimming is required to safeguard life or property.

6. That an outline plan shall not be required for: a) Any internal building works other than those that result in a net increase in the number of classrooms or classroom equivalents; b) General building maintenance and repair work including but not limited to re-painting, re-cladding and re-roofing; c) Installing, modifying and removing playground furniture and sports structures (e.g. goal posts); d) Amending any internal pedestrian circulation routes/pathways; e) Installing, maintaining or repairing any in ground infrastructure services such as stormwater, sewerage and water lines and connections, including any ancillary earthworks; f) Provision of landscaping and gardens, provided that it does not conflict with any designation condition or alter landscaping required as mitigation as part of an outline plan for other works; or g) General site maintenance and repair work, or boundary fencing otherwise permitted by the Whangarei District Plan.

~~7. When activities occur on designated sites where an overlay is identified on the Resource Area Maps, any works that require an outline plan shall have regard to how the~~

		<del>works address the permitted activity standards in the overlay provisions.</del>
Additional Information	Status	Confirmed
	Legacy Reference	DE 36, Whangarei District Plan 2007
	Other	

Minister of Education		
Unique identifier and map identifier		MED-D-28
Purpose of the designation		Education Purposes
Site identifier	Site name/description	Matarau Primary School House
	Legal Description	Pt Allot M8 Ruatangata Parish
	Location	Matarau Road, Matarau
	Environment Map	11
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		<p><del>1. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.</del></p> <p><del>2. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</del></p> <p><del>a. Monday to Saturday 7am to 10pm 55dB LAeq</del></p> <p><del>b. Sunday 9am to 6pm</del></p> <p><del>c. All other times 45 dB LAeq 75 dB LAFmax</del></p> <p><del>3. Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 "Measurement of Environmental Sound" and NZS 6802:2008 "Environmental Noise". Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 "Acoustics - Construction Noise".</del></p> <p><del>4. In addition to any car parking required for the school, on-site car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an</del></p>

		<p><del>appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</del></p> <p><del>5. No tree or group of trees specifically scheduled in the Whangarei District Plan may be cut, damaged, altered, injured, destroyed or partly destroyed, or works undertaken within the drip line of any such tree(s), other than in accordance with an outline plan submitted and processed in accordance with the s176A of the Resource Management Act 1991. This condition shall not apply to minor trimming or maintenance undertaken by hand operated secateurs or pruning shears in accordance with accepted arboricultural practice, or where removal or trimming is required to safeguard life or property.</del></p> <p><del>6. That an outline plan shall not be required for:</del></p> <p><del>a) Any internal building works other than those that result in a net increase in the number of classrooms or classroom equivalents; b) General building maintenance and repair work including but not limited to re-painting, re-cladding and re-roofing; c) Installing, modifying and removing playground furniture and sports structures (e.g. goal posts); d) Amending any internal pedestrian circulation routes/pathways; e) Installing, maintaining or repairing any in ground infrastructure services such as stormwater, sewerage and water lines and connections, including any ancillary earthworks; f) Provision of landscaping and gardens, provided that it does not conflict with any designation condition or alter landscaping required as mitigation as part of an outline plan for other works; or g) General site maintenance and repair work, or boundary fencing otherwise permitted by the Whangarei District Plan.</del></p> <p><del>7. When activities occur on designated sites where an overlay is identified on the Resource Area Maps, any works that require an outline plan shall have regard to how the works address the permitted activity standards in the overlay provisions.</del></p>
Additional Information	Status	Confirmed
	Legacy Reference	DE37, Whangarei District Plan 2007
	Other	

Minister of Education		
Unique identifier and map identifier		MED D-289
Purpose of the designation		Education Purposes
Site identifier	Site name/description	Maungakamea <del>Primary</del> School and House
	Legal Description	Pt Allot 30 Parish of Maungakamea and Pt Allot 31 Parish of Maungakamea
	Location	Tangihua Road, Maungakamea
	Environment Map	62A
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		<p>1. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.</p> <p>2. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</p> <p>a. Monday to Saturday 7am to 10pm: 55dB LAeq</p> <p>b. Sunday 9am to 6pm: 55dB LAeq</p> <p>c. All other times 45 dB LAeq, 75 dB LAFmax</p> <p><del>3.</del> Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 "Measurement of Environmental Sound" and NZS 6802:2008 "Environmental Noise". Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 "Acoustics – Construction Noise".</p> <p><u>3. Additional car parking shall be provided at the rate of two car parks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</u></p>

For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.

4. In addition to any car parking required for the school, on-site car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.

5. No tree or group of trees specifically scheduled in the Whangarei District Plan may be cut, damaged, altered, injured, destroyed or partly destroyed, or works undertaken within the drip line of any such tree(s), other than in accordance with an outline plan submitted and processed in accordance with the s176A of the Resource Management Act 1991. This condition shall not apply to minor trimming or maintenance undertaken by hand operated secateurs or pruning shears in accordance with accepted arboricultural practice, or where removal or trimming is required to safeguard life or property.

6. That an outline plan shall not be required for: a) Any internal building works other than those that result in a net increase in the number of classrooms or classroom equivalents; b) General building maintenance and repair work including but not limited to re-painting, re-cladding and re-roofing; c) Installing, modifying and removing playground furniture and sports structures (e.g. goal posts); d) Amending any internal pedestrian circulation routes/pathways; e) Installing, maintaining or repairing any in ground infrastructure services such as stormwater, sewerage and water lines and connections, including any ancillary earthworks; f) Provision of landscaping and gardens, provided that it does not conflict with any designation condition or alter landscaping required as mitigation as part of an outline plan for other works; or g) General site maintenance and repair work, or boundary fencing otherwise permitted by the Whangarei District Plan.

~~7. When activities occur on designated sites where an overlay is identified on the Resource Area Maps, any works that require an outline plan shall have regard to how the~~



		<del>works address the permitted activity standards in the overlay provisions.</del>
Additional Information	Status	Confirmed
	Legacy Reference	DE 38, Whangarei District Plan 2007
	Other	

Minister of Education		
Unique identifier and map identifier		MED D- <del>2930</del>
Purpose of the designation		Education Purposes
Site identifier	Site name/description	Maungatapere <del>Primary</del> School <del>and Playcentre</del>
	Legal Description	Pt Lot 9 DP 49982, Pt Allot 1 Parish of Maungatapere and Pt Lot 1 DP 83585
	Location	Mangakahia Road, Maungatapere
	Environment Map	40
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		<p>1. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.</p> <p>2. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</p> <p>a. Monday to Saturday 7am to 10pm: 55dB LAeq</p> <p>b. Sunday 9am to 6pm: <del>55dB LAeq</del></p> <p>c. All other times 45 dB LAeq, 75 dB LAFmax</p> <p><del>3.</del> Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 "Measurement of Environmental Sound" and NZS 6802:2008 "Environmental Noise". Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 "Acoustics – Construction Noise".</p> <p><u>3. Additional car parking shall be provided at the rate of two carparks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</u></p>

For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.

4. In addition to any car parking required for the school, on-site car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.

5. No tree or group of trees specifically scheduled in the Whangarei District Plan may be cut, damaged, altered, injured, destroyed or partly destroyed, or works undertaken within the drip line of any such tree(s), other than in accordance with an outline plan submitted and processed in accordance with the s176A of the Resource Management Act 1991. This condition shall not apply to minor trimming or maintenance undertaken by hand operated secateurs or pruning shears in accordance with accepted arboricultural practice, or where removal or trimming is required to safeguard life or property.

6. That an outline plan shall not be required for: a) Any internal building works other than those that result in a net increase in the number of classrooms or classroom equivalents; b) General building maintenance and repair work including but not limited to re-painting, re-cladding and re-roofing; c) Installing, modifying and removing playground furniture and sports structures (e.g. goal posts); d) Amending any internal pedestrian circulation routes/pathways; e) Installing, maintaining or repairing any in ground infrastructure services such as stormwater, sewerage and water lines and connections, including any ancillary earthworks; f) Provision of landscaping and gardens, provided that it does not conflict with any designation condition or alter landscaping required as mitigation as part of an outline plan for other works; or g) General site maintenance and repair work, or boundary fencing otherwise permitted by the Whangarei District Plan.

~~7. When activities occur on designated sites where an overlay is identified on the Resource Area Maps, any works that require an outline plan shall have regard to how the~~

		<del>works address the permitted activity standards in the overlay provisions.</del>
Additional Information	Status	Confirmed
	Legacy Reference	DE 39, Whangarei District Plan 2007
	Other	

Minister of Education		
Unique identifier and map identifier		MED D- <del>304</del>
Purpose of the designation		Education Purposes
Site identifier	Site name/description	Maunu <del>Primary</del> School and House
	Legal Description	Pts Waihoanga 1, Lot 1 DP 14368 and Lot 2 DP 14368
	Location	13 Austin Road and State Highway 14, Maunu
	Environment Map	41, 42
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		<p>1. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.</p> <p>2. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</p> <p>a. Monday to Saturday 7am to 10pm: 55dB LAeq</p> <p>b. Sunday 9am to 6pm: <u>55dB LAeq</u></p> <p>c. All other times 45 dB LAeq, 75 dB LAFmax</p> <p><del>3.</del> Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 "Measurement of Environmental Sound" and NZS 6802:2008 "Environmental Noise". Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 "Acoustics – Construction Noise".</p> <p><u>3. Additional car parking shall be provided at the rate of two car parks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</u></p> <p><u>For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.</u></p>

	<p>4. In addition to any car parking required for the school, on-site car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</p> <p>5. No tree or group of trees specifically scheduled in the Whangarei District Plan may be cut, damaged, altered, injured, destroyed or partly destroyed, or works undertaken within the drip line of any such tree(s), other than in accordance with an outline plan submitted and processed in accordance with the s176A of the Resource Management Act 1991. This condition shall not apply to minor trimming or maintenance undertaken by hand operated secateurs or pruning shears in accordance with accepted arboricultural practice, or where removal or trimming is required to safeguard life or property.</p> <p>6. That an outline plan shall not be required for: a) Any internal building works other than those that result in a net increase in the number of classrooms or classroom equivalents; b) General building maintenance and repair work including but not limited to re-painting, re-cladding and re-roofing; c) Installing, modifying and removing playground furniture and sports structures (e.g. goal posts); d) Amending any internal pedestrian circulation routes/pathways; e) Installing, maintaining or repairing any in ground infrastructure services such as stormwater, sewerage and water lines and connections, including any ancillary earthworks; f) Provision of landscaping and gardens, provided that it does not conflict with any designation condition or alter landscaping required as mitigation as part of an outline plan for other works; or g) General site maintenance and repair work, or boundary fencing otherwise permitted by the Whangarei District Plan.</p> <p><del>7. When activities occur on designated sites where an overlay is identified on the Resource Area Maps, any works that require an outline plan shall have regard to how the works address the permitted activity standards in the overlay provisions.</del></p>		
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Status	Confirmed		

Additional Information	Legacy Reference	DE 40, Whangarei District Plan 2007
	Other	

Minister of Education		
Unique identifier and map identifier		MED D-3 <del>1</del> <u>2</u>
Purpose of the designation		Education Purposes
Site identifier	Site name/description	Ngunguru <del>Primary</del> School
	Legal Description	Pt Kauakaranga Blk
	Location	Te Maika Road, Ngunguru
	Environment Map	30
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		<p>1. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.</p> <p>2. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</p> <p>a. Monday to Saturday 7am to 10pm: 55dB LAeq</p> <p>b. Sunday 9am to 6pm: <u>55dB LAeq</u></p> <p>c. All other times 45 dB LAeq, 75 dB LAFmax</p> <p><del>3.</del> Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 "Measurement of Environmental Sound" and NZS 6802:2008 "Environmental Noise". Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 "Acoustics – Construction Noise".</p> <p><u>3. Additional car parking shall be provided at the rate of two car parks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</u></p> <p><u>For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.</u></p>



	<p>4. In addition to any car parking required for the school, on-site car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</p> <p>5. No tree or group of trees specifically scheduled in the Whangarei District Plan may be cut, damaged, altered, injured, destroyed or partly destroyed, or works undertaken within the drip line of any such tree(s), other than in accordance with an outline plan submitted and processed in accordance with the s176A of the Resource Management Act 1991. This condition shall not apply to minor trimming or maintenance undertaken by hand operated secateurs or pruning shears in accordance with accepted arboricultural practice, or where removal or trimming is required to safeguard life or property.</p> <p>6. That an outline plan shall not be required for: a) Any internal building works other than those that result in a net increase in the number of classrooms or classroom equivalents; b) General building maintenance and repair work including but not limited to re-painting, re-cladding and re-roofing; c) Installing, modifying and removing playground furniture and sports structures (e.g. goal posts); d) Amending any internal pedestrian circulation routes/pathways; e) Installing, maintaining or repairing any in ground infrastructure services such as stormwater, sewerage and water lines and connections, including any ancillary earthworks; f) Provision of landscaping and gardens, provided that it does not conflict with any designation condition or alter landscaping required as mitigation as part of an outline plan for other works; or g) General site maintenance and repair work, or boundary fencing otherwise permitted by the Whangarei District Plan.</p> <p><del>7. When activities occur on designated sites where an overlay is identified on the Resource Area Maps, any works that require an outline plan shall have regard to how the works address the permitted activity standards in the overlay provisions.</del></p>		
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Status	Confirmed		

Additional Information	Legacy Reference	DE 41, Whangarei District Plan 2007
	Other	

Minister of Education		
Unique identifier and map identifier		MED D-3 <del>2</del> 3
Purpose of the designation		Education Purposes
Site identifier	Site name/description	One Tree Point <del>Primary</del> School
	Legal Description	Pts Lot 7 DP 23910 Pts Lot 7 DP 21771
	Location	One Tree Point Road, Ruakaka
	Environment Map	51
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		<p>1. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.</p> <p>2. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</p> <p>a. Monday to Saturday 7am to 10pm: 55dB LAeq</p> <p>b. Sunday 9am to 6pm: <del>55dB LAeq</del></p> <p>c. All other times 45 dB LAeq, 75 dB LAFmax</p> <p><del>3.</del> Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 "Measurement of Environmental Sound" and NZS 6802:2008 "Environmental Noise". Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 "Acoustics – Construction Noise".</p> <p><u>3. Additional car parking shall be provided at the rate of two car parks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</u></p>

For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.

4. In addition to any car parking required for the school, on-site car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.

5. No tree or group of trees specifically scheduled in the Whangarei District Plan may be cut, damaged, altered, injured, destroyed or partly destroyed, or works undertaken within the drip line of any such tree(s), other than in accordance with an outline plan submitted and processed in accordance with the s176A of the Resource Management Act 1991. This condition shall not apply to minor trimming or maintenance undertaken by hand operated secateurs or pruning shears in accordance with accepted arboricultural practice, or where removal or trimming is required to safeguard life or property.

6. That an outline plan shall not be required for: a) Any internal building works other than those that result in a net increase in the number of classrooms or classroom equivalents; b) General building maintenance and repair work including but not limited to re-painting, re-cladding and re-roofing; c) Installing, modifying and removing playground furniture and sports structures (e.g. goal posts); d) Amending any internal pedestrian circulation routes/pathways; e) Installing, maintaining or repairing any in ground infrastructure services such as stormwater, sewerage and water lines and connections, including any ancillary earthworks; f) Provision of landscaping and gardens, provided that it does not conflict with any designation condition or alter landscaping required as mitigation as part of an outline plan for other works; or g) General site maintenance and repair work, or boundary fencing otherwise permitted by the Whangarei District Plan.

~~7. When activities occur on designated sites where an overlay is identified on the Resource Area Maps, any works that require an outline plan shall have regard to how the~~

		<del>works address the permitted activity standards in the overlay provisions.</del>
Additional Information	Status	Confirmed
	Legacy Reference	DE 42, Whangarei District Plan 2007
	Other	

Minister of Education		
Unique identifier and map identifier		MED D-3 <del>3</del> 4
Purpose of the designation		Education Purposes
Site identifier	Site name/description	Otaika <del>Primary</del> Valley School
	Legal Description	Pt Allot 134, Parish of Maungatapere
	Location	Valley View Road, Otaika
	Environment Map	15
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		<p>1. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.</p> <p>2. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</p> <p>a. Monday to Saturday 7am to 10pm: 55dB LAeq</p> <p>b. Sunday 9am to 6pm: <u>55dB LAeq</u></p> <p>c. All other times 45 dB LAeq, 75 dB LAFmax</p> <p><del>3.</del> Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 "Measurement of Environmental Sound" and NZS 6802:2008 "Environmental Noise". Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 "Acoustics – Construction Noise".</p> <p><u>3. Additional car parking shall be provided at the rate of two carparks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</u></p> <p><u>For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.</u></p>

	<p>4. In addition to any car parking required for the school, on-site car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</p> <p>5. No tree or group of trees specifically scheduled in the Whangarei District Plan may be cut, damaged, altered, injured, destroyed or partly destroyed, or works undertaken within the drip line of any such tree(s), other than in accordance with an outline plan submitted and processed in accordance with the s176A of the Resource Management Act 1991. This condition shall not apply to minor trimming or maintenance undertaken by hand operated secateurs or pruning shears in accordance with accepted arboricultural practice, or where removal or trimming is required to safeguard life or property.</p> <p>6. That an outline plan shall not be required for: a) Any internal building works other than those that result in a net increase in the number of classrooms or classroom equivalents; b) General building maintenance and repair work including but not limited to re-painting, re-cladding and re-roofing; c) Installing, modifying and removing playground furniture and sports structures (e.g. goal posts); d) Amending any internal pedestrian circulation routes/pathways; e) Installing, maintaining or repairing any in ground infrastructure services such as stormwater, sewerage and water lines and connections, including any ancillary earthworks; f) Provision of landscaping and gardens, provided that it does not conflict with any designation condition or alter landscaping required as mitigation as part of an outline plan for other works; or g) General site maintenance and repair work, or boundary fencing otherwise permitted by the Whangarei District Plan.</p> <p><del>7. When activities occur on designated sites where an overlay is identified on the Resource Area Maps, any works that require an outline plan shall have regard to how the works address the permitted activity standards in the overlay provisions.</del></p>		
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Status	Confirmed		

Additional Information	Legacy Reference	DE 43, Whangarei District Plan 2007
	Other	



Minister of Education		
Unique identifier and map identifier		MED D-3 <del>4</del> 5
Purpose of the designation		Education Purposes
Site identifier	Site name/description	Pakotai <del>Primary</del> School and House
	Legal Description	Sections 26-32 and Section 34, Village of Pakotai Pt Cn DP 25209
	Location	Mangakahia Road, Pakotai
	Environment Map	61C
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		<p>1. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.</p> <p>2. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</p> <p>a. Monday to Saturday 7am to 10pm: 55dB LAeq</p> <p>b. Sunday 9am to 6pm: <del>55dB LAeq</del></p> <p>c. All other times 45 dB LAeq, 75 dB LAFmax</p> <p><del>3.</del> Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 "Measurement of Environmental Sound" and NZS 6802:2008 "Environmental Noise". Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 "Acoustics – Construction Noise".</p> <p><u>3. Additional car parking shall be provided at the rate of two carparks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</u></p>

For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.

4. In addition to any car parking required for the school, on-site car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.

5. No tree or group of trees specifically scheduled in the Whangarei District Plan may be cut, damaged, altered, injured, destroyed or partly destroyed, or works undertaken within the drip line of any such tree(s), other than in accordance with an outline plan submitted and processed in accordance with the s176A of the Resource Management Act 1991. This condition shall not apply to minor trimming or maintenance undertaken by hand operated secateurs or pruning shears in accordance with accepted arboricultural practice, or where removal or trimming is required to safeguard life or property.

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~~7. When activities occur on designated sites where an overlay is identified on the Resource Area Maps, any works that require an outline plan shall have regard to how the~~

		<del>works address the permitted activity standards in the overlay provisions.</del>
Additional Information	Status	Confirmed
	Legacy Reference	DE 44, Whangarei District Plan 2007
	Other	

Minister of Education		
Unique identifier and map identifier		MED D-356
Purpose of the designation		Education Purposes
Site identifier	Site name/description	Parua Bay Primary School and Playcentre
	Legal Description	Pts Lot 9 DP 67315, Pt Lot 1 DP 36569, Allot 313 Parish of Owhiwa, Pt Allot 76 Parish of Owhiwa and Pts Allot 314 Parish of Owhiwa
	Location	Whangarei Heads Road, Parua Bay
	Environment Map	49
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		<p>1. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.</p> <p>2. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</p> <p>a. Monday to Saturday 7am to 10pm: 55dB LAeq</p> <p>b. Sunday 9am to 6pm: 55dB LAeq</p> <p>c. All other times 45 dB LAeq, 75 dB LAFmax</p> <p><del>3.</del> Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 "Measurement of Environmental Sound" and NZS 6802:2008 "Environmental Noise". Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 "Acoustics – Construction Noise".</p> <p><u>3. Additional car parking shall be provided at the rate of two carparks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</u></p>

For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.

4. In addition to any car parking required for the school, on-site car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.

5. No tree or group of trees specifically scheduled in the Whangarei District Plan may be cut, damaged, altered, injured, destroyed or partly destroyed, or works undertaken within the drip line of any such tree(s), other than in accordance with an outline plan submitted and processed in accordance with the s176A of the Resource Management Act 1991. This condition shall not apply to minor trimming or maintenance undertaken by hand operated secateurs or pruning shears in accordance with accepted arboricultural practice, or where removal or trimming is required to safeguard life or property.

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~~7. When activities occur on designated sites where an overlay is identified on the Resource Area Maps, any works that require an outline plan shall have regard to how the~~

		<del>works address the permitted activity standards in the overlay provisions.</del>
Additional Information	Status	Confirmed
	Legacy Reference	DE 46, Whangarei District Plan 2007
	Other	

Minister of Education		
Unique identifier and map identifier		MED D-3 <del>67</del>
Purpose of the designation		Education Purposes
Site identifier	Site name/description	Poroti <del>Primary</del> School and House
	Legal Description	Lot 1 DP 34193, Sec 64, Blk IX Purua SD, Pt Whatitiri 13E
	Location	673 Mangakahia Road, Poroti
	Environment Map	11
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		<p>1. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.</p> <p>2. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</p> <p>a. Monday to Saturday 7am to 10pm: 55dB LAeq</p> <p>b. Sunday 9am to 6pm: <u>55dB LAeq</u></p> <p>c. All other times 45 dB LAeq, 75 dB LAFmax</p> <p><del>3.</del> Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 "Measurement of Environmental Sound" and NZS 6802:2008 "Environmental Noise". Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 "Acoustics – Construction Noise".</p> <p><u>3. Additional car parking shall be provided at the rate of two carparks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</u></p> <p><u>For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.</u></p>

	<p>4. In addition to any car parking required for the school, on-site car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</p> <p>5. No tree or group of trees specifically scheduled in the Whangarei District Plan may be cut, damaged, altered, injured, destroyed or partly destroyed, or works undertaken within the drip line of any such tree(s), other than in accordance with an outline plan submitted and processed in accordance with the s176A of the Resource Management Act 1991. This condition shall not apply to minor trimming or maintenance undertaken by hand operated secateurs or pruning shears in accordance with accepted arboricultural practice, or where removal or trimming is required to safeguard life or property.</p> <p>6. That an outline plan shall not be required for: a) Any internal building works other than those that result in a net increase in the number of classrooms or classroom equivalents; b) General building maintenance and repair work including but not limited to re-painting, re-cladding and re-roofing; c) Installing, modifying and removing playground furniture and sports structures (e.g. goal posts); d) Amending any internal pedestrian circulation routes/pathways; e) Installing, maintaining or repairing any in ground infrastructure services such as stormwater, sewerage and water lines and connections, including any ancillary earthworks; f) Provision of landscaping and gardens, provided that it does not conflict with any designation condition or alter landscaping required as mitigation as part of an outline plan for other works; or g) General site maintenance and repair work, or boundary fencing otherwise permitted by the Whangarei District Plan.</p> <p><del>7. When activities occur on designated sites where an overlay is identified on the Resource Area Maps, any works that require an outline plan shall have regard to how the works address the permitted activity standards in the overlay provisions.</del></p>		
	<table border="1"> <tr> <td data-bbox="435 2000 678 2040">Status</td><td data-bbox="678 2000 1406 2040">Confirmed</td></tr> </table>	Status	Confirmed
Status	Confirmed		



Additional Information	Legacy Reference	DE 47, Whangarei District Plan 2007
	Other	

Minister of Education		
Unique identifier and map identifier		MED D-378
Purpose of the designation		Education Purposes
Site identifier	Site name/description	Portland Primary School and Kindergarten
	Legal Description	Pt Allot 3 and 4, Parish of Maungatapere Pt Allot 2, Parish of Maungatapere
	Location	Portland Road, Portland
	Environment Map	50
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		<p>1. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.</p> <p>2. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</p> <p>a. Monday to Saturday 7am to 10pm: 55dB LAeq</p> <p>b. Sunday 9am to 6pm: 55dB LAeq</p> <p>c. All other times 45 dB LAeq, 75 dB LAFmax</p> <p><del>3.</del> Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 "Measurement of Environmental Sound" and NZS 6802:2008 "Environmental Noise". Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 "Acoustics – Construction Noise".</p> <p><u>3. Additional car parking shall be provided at the rate of two carparks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</u></p>

For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.

4. In addition to any car parking required for the school, on-site car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.

5. No tree or group of trees specifically scheduled in the Whangarei District Plan may be cut, damaged, altered, injured, destroyed or partly destroyed, or works undertaken within the drip line of any such tree(s), other than in accordance with an outline plan submitted and processed in accordance with the s176A of the Resource Management Act 1991. This condition shall not apply to minor trimming or maintenance undertaken by hand operated secateurs or pruning shears in accordance with accepted arboricultural practice, or where removal or trimming is required to safeguard life or property.

6. That an outline plan shall not be required for: a) Any internal building works other than those that result in a net increase in the number of classrooms or classroom equivalents; b) General building maintenance and repair work including but not limited to re-painting, re-cladding and re-roofing; c) Installing, modifying and removing playground furniture and sports structures (e.g. goal posts); d) Amending any internal pedestrian circulation routes/pathways; e) Installing, maintaining or repairing any in ground infrastructure services such as stormwater, sewerage and water lines and connections, including any ancillary earthworks; f) Provision of landscaping and gardens, provided that it does not conflict with any designation condition or alter landscaping required as mitigation as part of an outline plan for other works; or g) General site maintenance and repair work, or boundary fencing otherwise permitted by the Whangarei District Plan.

~~7. When activities occur on designated sites where an overlay is identified on the Resource Area Maps, any works that require an outline plan shall have regard to how the~~

		<del>works address the permitted activity standards in the overlay provisions.</del>
Additional Information	Status	Confirmed
	Legacy Reference	DE 48, Whangarei District Plan 2007
	Other	

Minister of Education		
Unique identifier and map identifier		MED D-389
Purpose of the designation		Education Purposes
Site identifier	Site name/description	Whangaruru School and two Houses
	Legal Description	Pt Otetao B2 MC 12983
	Location	Russell Road, Punaruku
	Environment Map	1
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		<p>1. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.</p> <p>2. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</p> <p>a. Monday to Saturday 7am to 10pm: 55dB LAeq</p> <p>b. Sunday 9am to 6pm: 55dB LAeq</p> <p>c. All other times 45 dB LAeq, 75 dB LAFmax</p> <p><del>3.</del> Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 "Measurement of Environmental Sound" and NZS 6802:2008 "Environmental Noise". Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 "Acoustics – Construction Noise".</p> <p><u>3. Additional car parking shall be provided at the rate of two carparks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</u></p>

For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.

4. In addition to any car parking required for the school, on-site car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.

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		<del>works address the permitted activity standards in the overlay provisions.</del>
Additional Information	Status	Confirmed
	Legacy Reference	DE 49, Whangarei District Plan 2007
	Other	

Minister of Education		
Unique identifier and map identifier		MED D- <del>3940</del>
Purpose of the designation		Education Purposes
Site identifier	Site name/description	Purua <del>Primary</del> School
	Legal Description	Pt Sec 79 and Pts Sec 98 Blk I Purua SD & Closed Road SO 43063 Pt Sec 80 Blk 1 Purua SD
	Location	Irvines Road, Purua
	Environment Map	6
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		<p>1. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.</p> <p>2. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</p> <p>a. Monday to Saturday 7am to 10pm: 55dB LAeq</p> <p>b. Sunday 9am to 6pm: <del>55dB LAeq</del></p> <p>c. All other times 45 dB LAeq, 75 dB LAFmax</p> <p><del>3. Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 “Measurement of Environmental Sound” and NZS 6802:2008 “Environmental Noise”. Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 “Acoustics – Construction Noise”.</del></p> <p><u>3. Additional car parking shall be provided at the rate of two carparks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</u></p>



For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.

4. In addition to any car parking required for the school, on-site car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.

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6. That an outline plan shall not be required for: a) Any internal building works other than those that result in a net increase in the number of classrooms or classroom equivalents; b) General building maintenance and repair work including but not limited to re-painting, re-cladding and re-roofing; c) Installing, modifying and removing playground furniture and sports structures (e.g. goal posts); d) Amending any internal pedestrian circulation routes/pathways; e) Installing, maintaining or repairing any in ground infrastructure services such as stormwater, sewerage and water lines and connections, including any ancillary earthworks; f) Provision of landscaping and gardens, provided that it does not conflict with any designation condition or alter landscaping required as mitigation as part of an outline plan for other works; or g) General site maintenance and repair work, or boundary fencing otherwise permitted by the Whangarei District Plan.

~~7. When activities occur on designated sites where an overlay is identified on the Resource Area Maps, any works that require an outline plan shall have regard to how the~~

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Additional Information	Status	Confirmed
	Legacy Reference	DE 50, Whangarei District Plan 2007
	Other	

Minister of Education		
Unique identifier and map identifier		MED D-404
Purpose of the designation		Education Purposes
Site identifier	Site name/description	Ruakākā Primary School
	Legal Description	Pts Lot 1 and Pt Lot 2 DP 6671, Allot 128 and Pt Allot 126 Parish of Ruakaka
	Location	12 Sandford Road, Ruakaka
	Environment Map	56, 57
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		<p>1. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.</p> <p>2. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</p> <p>a. Monday to Saturday 7am to 10pm: 55dB LAeq</p> <p>b. Sunday 9am to 6pm: 55dB LAeq</p> <p>c. All other times 45 dB LAeq, 75 dB LAFmax</p> <p><del>3.</del> Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 "Measurement of Environmental Sound" and NZS 6802:2008 "Environmental Noise". Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 "Acoustics – Construction Noise".</p> <p><u>3. Additional car parking shall be provided at the rate of two car parks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</u></p>

For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.

4. In addition to any car parking required for the school, on-site car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.

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		<del>works address the permitted activity standards in the overlay provisions.</del>
Additional Information	Status	Confirmed
	Legacy Reference	DE 51, Whangarei District Plan 2007
	Other	

Minister of Education		
Unique identifier and map identifier		MED D-4 <del>1</del> <u>2</u>
Purpose of the designation		Education Purposes
Site identifier	Site name/description	Tauraroa Area School <del>and two houses</del>
	Legal Description	Lots 4,5 and 6 DP 163627 Lots 2,3,7, DP 163627, Pt Allot Parish of Maungakaramaea
	Location	Tauraroa Road, Tauraroa
	Environment Map	14
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		<p>1. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.</p> <p>2. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</p> <p>a. Monday to Saturday 7am to 10pm: 55dB LAeq</p> <p>b. Sunday 9am to 6pm: <u>55dB LAeq</u></p> <p>c. All other times 45 dB LAeq, 75 dB LAFmax</p> <p><del>3.</del> Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 “Measurement of Environmental Sound” and NZS 6802:2008 “Environmental Noise”. Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 “Acoustics – Construction Noise”.</p> <p><u>3. Additional car parking shall be provided at the rate of two carparks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</u></p>

For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.

4. In addition to any car parking required for the school, on-site car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.

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		<del>works address the permitted activity standards in the overlay provisions.</del>
Additional Information	Status	Confirmed
	Legacy Reference	DE 52, Whangarei District Plan 2007
	Other	



Minister of Education		
Unique identifier and map identifier		MED D-4 <del>2</del> 3
Purpose of the designation		Education Purposes
Site identifier	Site name/description	Te Horo <del>Primary</del> School and House
	Legal Description	Kaikou 3, No 42
	Location	Pipiwai Road, Te Horo
	Environment Map	61A
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		<p>1. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.</p> <p>2. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</p> <p>a. Monday to Saturday 7am to 10pm: 55dB LAeq</p> <p>b. Sunday 9am to 6pm: <u>55dB LAeq</u></p> <p>c. All other times 45 dB LAeq, 75 dB LAFmax</p> <p><del>3.</del> Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 "Measurement of Environmental Sound" and NZS 6802:2008 "Environmental Noise". Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 "Acoustics – Construction Noise".</p> <p><u>3. Additional car parking shall be provided at the rate of two carparks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</u></p> <p><u>For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.</u></p>

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	<table border="1"> <tr> <td data-bbox="435 2000 678 2040">Status</td><td data-bbox="678 2000 1406 2040">Confirmed</td></tr> </table>	Status	Confirmed
Status	Confirmed		

Additional Information	Legacy Reference	DE 53, Whangarei District Plan 2007
	Other	

Minister of Education		
Unique identifier and map identifier		MED D-4 <del>3</del> 4
Purpose of the designation		Education Purposes
Site identifier	Site name/description	Waiotira <del>Primary</del> School and House
	Legal Description	Pt Lot 56, Lot 57-59, DP 14912, Pt Lot 1 DP25152, Lots 65 & 66 DP14912
	Location	Ararua Road, Waiotira
	Environment Map	62D
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		<p>1. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.</p> <p>2. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</p> <p>a. Monday to Saturday 7am to 10pm: 55dB LAeq</p> <p>b. Sunday 9am to 6pm: <del>55dB LAeq</del></p> <p>c. All other times 45 dB LAeq, 75 dB LAFmax</p> <p><del>3.</del> Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 "Measurement of Environmental Sound" and NZS 6802:2008 "Environmental Noise". Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 "Acoustics – Construction Noise".</p> <p><u>3. Additional car parking shall be provided at the rate of two carparks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</u></p>

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5. No tree or group of trees specifically scheduled in the Whangarei District Plan may be cut, damaged, altered, injured, destroyed or partly destroyed, or works undertaken within the drip line of any such tree(s), other than in accordance with an outline plan submitted and processed in accordance with the s176A of the Resource Management Act 1991. This condition shall not apply to minor trimming or maintenance undertaken by hand operated secateurs or pruning shears in accordance with accepted arboricultural practice, or where removal or trimming is required to safeguard life or property.

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~~7. When activities occur on designated sites where an overlay is identified on the Resource Area Maps, any works that require an outline plan shall have regard to how the~~

		<del>works address the permitted activity standards in the overlay provisions.</del>
Additional Information	Status	Confirmed
	Legacy Reference	DE 54, Whangarei District Plan 2007
	Other	

Minister of Education		
Unique identifier and map identifier		MED D-4 <del>4</del> 5
Purpose of the designation		Education Purposes
Site identifier	Site name/description	Waipu Primary School, Playcentre and House
	Legal Description	Pt Allots 21 Parish of Waipu, gazette 1973 p 2249, gazette 1955 p 1290, gazette 1964 p 327 Pt Allot 453 Parish of Waipu, gazette 1930 2233 Pt Lot 21 DP358 Lot 1 DP52572
	Location	6 Argyll Street, Waipu
	Environment Map	58
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		<p>1. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.</p> <p>2. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</p> <p>a. Monday to Saturday 7am to 10pm: 55dB LAeq</p> <p>b. Sunday 9am to 6pm: <u>55dB LAeq</u></p> <p>c. All other times 45 dB LAeq, 75 dB LAFmax</p> <p><del>3.</del> Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 "Measurement of Environmental Sound" and NZS 6802:2008 "Environmental Noise". Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 "Acoustics – Construction Noise".</p> <p><u>3. Additional car parking shall be provided at the rate of two carparks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an</u></p>

	<p><u>appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</u></p> <p><u>For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.</u></p> <p>4. In addition to any car parking required for the school, on-site car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</p> <p>5. No tree or group of trees specifically scheduled in the Whangarei District Plan may be cut, damaged, altered, injured, destroyed or partly destroyed, or works undertaken within the drip line of any such tree(s), other than in accordance with an outline plan submitted and processed in accordance with the s176A of the Resource Management Act 1991. This condition shall not apply to minor trimming or maintenance undertaken by hand operated secateurs or pruning shears in accordance with accepted arboricultural practice, or where removal or trimming is required to safeguard life or property.</p> <p>6. That an outline plan shall not be required for: a) Any internal building works other than those that result in a net increase in the number of classrooms or classroom equivalents; b) General building maintenance and repair work including but not limited to re-painting, re-cladding and re-roofing; c) Installing, modifying and removing playground furniture and sports structures (e.g. goal posts); d) Amending any internal pedestrian circulation routes/pathways; e) Installing, maintaining or repairing any in ground infrastructure services such as stormwater, sewerage and water lines and connections, including any ancillary earthworks; f) Provision of landscaping and gardens, provided that it does not conflict with any designation condition or alter landscaping required as mitigation as part of an outline plan for other works; or g) General site maintenance and repair work, or boundary fencing otherwise permitted by the Whangarei District Plan.</p>
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		7. <del>When activities occur on designated sites where an overlay is identified on the Resource Area Maps, any works that require an outline plan shall have regard to how the works address the permitted activity standards in the overlay provisions.</del>
Additional Information	Status	Confirmed
	Legacy Reference	DE 55, Whangarei District Plan 2007: Gazette 1930 p 2233
	Other	

Minister of Education		
Unique identifier and map identifier		MED D-456
Purpose of the designation		Education Purposes
Site identifier	Site name/description	Whananaki Primary School and House
	Legal Description	Pt Sec 5, Blk VI, Opuawhanga SD, SO 33545, Pt Sec 44 Blk VI Opuawhanga SD, SO 32379, Pt Sec 54 Blk VI Opuawhanga SD, SO 48658
	Location	Whananaki, North Road, Whananaki
	Environment Map	25
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		<p>1. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.</p> <p>2. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</p> <p>a. Monday to Saturday 7am to 10pm: 55dB LAeq</p> <p>b. Sunday 9am to 6pm: 55dB LAeq</p> <p>c. All other times 45 dB LAeq, 75 dB LAFmax</p> <p><del>3.</del> Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 "Measurement of Environmental Sound" and NZS 6802:2008 "Environmental Noise". Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 "Acoustics – Construction Noise".</p> <p><u>3. Additional car parking shall be provided at the rate of two carparks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</u></p>

For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.

4. In addition to any car parking required for the school, on-site car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.

5. No tree or group of trees specifically scheduled in the Whangarei District Plan may be cut, damaged, altered, injured, destroyed or partly destroyed, or works undertaken within the drip line of any such tree(s), other than in accordance with an outline plan submitted and processed in accordance with the s176A of the Resource Management Act 1991. This condition shall not apply to minor trimming or maintenance undertaken by hand operated secateurs or pruning shears in accordance with accepted arboricultural practice, or where removal or trimming is required to safeguard life or property.

6. That an outline plan shall not be required for: a) Any internal building works other than those that result in a net increase in the number of classrooms or classroom equivalents; b) General building maintenance and repair work including but not limited to re-painting, re-cladding and re-roofing; c) Installing, modifying and removing playground furniture and sports structures (e.g. goal posts); d) Amending any internal pedestrian circulation routes/pathways; e) Installing, maintaining or repairing any in ground infrastructure services such as stormwater, sewerage and water lines and connections, including any ancillary earthworks; f) Provision of landscaping and gardens, provided that it does not conflict with any designation condition or alter landscaping required as mitigation as part of an outline plan for other works; or g) General site maintenance and repair work, or boundary fencing otherwise permitted by the Whangarei District Plan.

~~7. When activities occur on designated sites where an overlay is identified on the Resource Area Maps, any works that require an outline plan shall have regard to how the~~

		<del>works address the permitted activity standards in the overlay provisions.</del>
Additional Information	Status	Confirmed
	Legacy Reference	DE 56, Whangarei District Plan 2007
	Other	

Minister of Education		
Unique identifier and map identifier		MED D-4 <del>6</del> 7
Purpose of the designation		Education Purposes
Site identifier	Site name/description	Whangarei Heads <del>Primary</del> School, House and Playcentre
	Legal Description	Lot 1, DP 35899, Lot 7 DP 14446, and Pt Lot 12 Deeds W34 Pt Allot 15 Parish of Manoua
	Location	School Road, Taurikura
	Environment Map	53
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		<p>1. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.</p> <p>2. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</p> <p>a. Monday to Saturday 7am to 10pm: 55dB LAeq</p> <p>b. Sunday 9am to 6pm: <del>55dB LAeq</del></p> <p>c. All other times 45 dB LAeq, 75 dB LAFmax</p> <p><del>3.</del> Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 "Measurement of Environmental Sound" and NZS 6802:2008 "Environmental Noise". Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 "Acoustics – Construction Noise".</p> <p><u>3. Additional car parking shall be provided at the rate of two carparks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</u></p>

For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.

4. In addition to any car parking required for the school, on-site car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.

5. No tree or group of trees specifically scheduled in the Whangarei District Plan may be cut, damaged, altered, injured, destroyed or partly destroyed, or works undertaken within the drip line of any such tree(s), other than in accordance with an outline plan submitted and processed in accordance with the s176A of the Resource Management Act 1991. This condition shall not apply to minor trimming or maintenance undertaken by hand operated secateurs or pruning shears in accordance with accepted arboricultural practice, or where removal or trimming is required to safeguard life or property.

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~~7. When activities occur on designated sites where an overlay is identified on the Resource Area Maps, any works that require an outline plan shall have regard to how the~~

		<del>works address the permitted activity standards in the overlay provisions.</del>
Additional Information	Status	Confirmed
	Legacy Reference	DE 57, Whangarei District Plan 2007
	Other	

Minister of Education		
Unique identifier and map identifier		MED D-478
Purpose of the designation		Education Purposes
Site identifier	Site name/description	Tauraroa Area School Wastewater Treatment System
	Legal Description	Pt Allots 11 and 17 Maungakaramea Parish
	Location	Tauraroa Road, Tauraroa
	Environment Map	14
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		<p>1. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.</p> <p>2. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</p> <p>a. Monday to Saturday 7am to 10pm: 55dB LAeq</p> <p>b. Sunday 9am to 6pm: 55dB LAeq</p> <p>c. All other times 45 dB LAeq, 75 dB LAFmax</p> <p><del>3.</del> Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 "Measurement of Environmental Sound" and NZS 6802:2008 "Environmental Noise". Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 "Acoustics – Construction Noise".</p> <p><u>3. Additional car parking shall be provided at the rate of two carparks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</u></p> <p><u>For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.</u></p>



	<p>4. In addition to any car parking required for the school, on-site car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</p> <p>5. No tree or group of trees specifically scheduled in the Whangarei District Plan may be cut, damaged, altered, injured, destroyed or partly destroyed, or works undertaken within the drip line of any such tree(s), other than in accordance with an outline plan submitted and processed in accordance with the s176A of the Resource Management Act 1991. This condition shall not apply to minor trimming or maintenance undertaken by hand operated secateurs or pruning shears in accordance with accepted arboricultural practice, or where removal or trimming is required to safeguard life or property.</p> <p>6. That an outline plan shall not be required for: a) Any internal building works other than those that result in a net increase in the number of classrooms or classroom equivalents; b) General building maintenance and repair work including but not limited to re-painting, re-cladding and re-roofing; c) Installing, modifying and removing playground furniture and sports structures (e.g. goal posts); d) Amending any internal pedestrian circulation routes/pathways; e) Installing, maintaining or repairing any in ground infrastructure services such as stormwater, sewerage and water lines and connections, including any ancillary earthworks; f) Provision of landscaping and gardens, provided that it does not conflict with any designation condition or alter landscaping required as mitigation as part of an outline plan for other works; or g) General site maintenance and repair work, or boundary fencing otherwise permitted by the Whangarei District Plan.</p> <p><del>7. When activities occur on designated sites where an overlay is identified on the Resource Area Maps, any works that require an outline plan shall have regard to how the works address the permitted activity standards in the overlay provisions.</del></p>		
	<table border="1"> <tr> <td data-bbox="435 2000 678 2040">Status</td><td data-bbox="678 2000 1406 2040">Confirmed</td></tr> </table>	Status	Confirmed
Status	Confirmed		

Additional Information	Legacy Reference	DE 58, Whangarei District Plan 2007
	Other	

Minister of Education		
Unique identifier and map identifier		MED D-489
Purpose of the designation		Education Purposes
Site identifier	Site name/description	Te Kura Kaupapa Maori o Te Rawhitiroa
	Legal Description	Lot 1 DP 136969
	Location	42 Vinegar Hill Road, Tikipunga
	Environment Map	34E
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		<p>1. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.</p> <p>2. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</p> <p>a. Monday to Saturday 7am to 10pm: 55dB LAeq</p> <p>b. Sunday 9am to 6pm: 55dB LAeq</p> <p>c. All other times 45 dB LAeq, 75 dB LAFmax</p> <p><del>3.</del> Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 "Measurement of Environmental Sound" and NZS 6802:2008 "Environmental Noise". Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 "Acoustics – Construction Noise".</p> <p><u>3. Additional car parking shall be provided at the rate of two carparks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</u></p> <p><u>For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.</u></p>

	<p>4. In addition to any car parking required for the school, on-site car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</p> <p>5. No tree or group of trees specifically scheduled in the Whangarei District Plan may be cut, damaged, altered, injured, destroyed or partly destroyed, or works undertaken within the drip line of any such tree(s), other than in accordance with an outline plan submitted and processed in accordance with the s176A of the Resource Management Act 1991. This condition shall not apply to minor trimming or maintenance undertaken by hand operated secateurs or pruning shears in accordance with accepted arboricultural practice, or where removal or trimming is required to safeguard life or property.</p> <p>6. That an outline plan shall not be required for: a) Any internal building works other than those that result in a net increase in the number of classrooms or classroom equivalents; b) General building maintenance and repair work including but not limited to re-painting, re-cladding and re-roofing; c) Installing, modifying and removing playground furniture and sports structures (e.g. goal posts); d) Amending any internal pedestrian circulation routes/pathways; e) Installing, maintaining or repairing any in ground infrastructure services such as stormwater, sewerage and water lines and connections, including any ancillary earthworks; f) Provision of landscaping and gardens, provided that it does not conflict with any designation condition or alter landscaping required as mitigation as part of an outline plan for other works; or g) General site maintenance and repair work, or boundary fencing otherwise permitted by the Whangarei District Plan.</p> <p><del>7. When activities occur on designated sites where an overlay is identified on the Resource Area Maps, any works that require an outline plan shall have regard to how the works address the permitted activity standards in the overlay provisions.</del></p>		
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Status	Confirmed		

Additional Information	Legacy Reference	DE 60, Whangarei District Plan 2007
	Other	

Minister of Education		
Unique identifier and map identifier		MED D- <del>4950</del>
Purpose of the designation		Education Purposes
Site identifier	Site name/description	Hikurangi <del>Primary</del> School
	Legal Description	Pt Allotment 42 Parish of Hikurangi, Pts Lot 36 DP 17558, Allot 118, Parish of Hikurangi, Lots 24-35 DP 17558 Pt Allot 44A Parish of Hikurangi (Pt land on DP 18772)
	Location	4 Swan Avenue, Hikurangi
	Environment Map	Living 1
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		<p>1. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.</p> <p>2. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</p> <p>a. Monday to Saturday 7am to 10pm: 55dB LAeq</p> <p>b. Sunday 9am to 6pm: <del>55dB LAeq</del></p> <p>c. All other times 45 dB LAeq, 75 dB LAFmax</p> <p><del>3. Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 "Measurement of Environmental Sound" and NZS 6802:2008 "Environmental Noise". Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 "Acoustics – Construction Noise".</del></p> <p><u>3. Additional car parking shall be provided at the rate of two carparks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</u></p>

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		<del>works address the permitted activity standards in the overlay provisions.</del>
Additional Information	Status	Confirmed
	Legacy Reference	DE 64, Whangarei District Plan 2007
	Other	



Minister of Education		
Unique identifier and map identifier		MED D-504
Purpose of the designation		Education Purposes
Site identifier	Site name/description	Bus Bay, Car park and Caretaker's Residence
	Legal Description	Lots 2,3,4,5 DP 25383 and Lot 9 DP 25373
	Location	Manse Street and School Lane, Kensington
	Environment Map	37E
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		<p>1. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.</p> <p>2. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</p> <p>a. Monday to Saturday 7am to 10pm: 55dB LAeq</p> <p>b. Sunday 9am to 6pm: 55dB LAeq</p> <p>c. All other times 45 dB LAeq, 75 dB LAFmax</p> <p><del>3.</del> Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 "Measurement of Environmental Sound" and NZS 6802:2008 "Environmental Noise". Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 "Acoustics – Construction Noise".</p> <p><u>3. Additional car parking shall be provided at the rate of two car parks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</u></p> <p><u>For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.</u></p>

	<p>4. In addition to any car parking required for the school, on-site car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</p> <p>5. No tree or group of trees specifically scheduled in the Whangarei District Plan may be cut, damaged, altered, injured, destroyed or partly destroyed, or works undertaken within the drip line of any such tree(s), other than in accordance with an outline plan submitted and processed in accordance with the s176A of the Resource Management Act 1991. This condition shall not apply to minor trimming or maintenance undertaken by hand operated secateurs or pruning shears in accordance with accepted arboricultural practice, or where removal or trimming is required to safeguard life or property.</p> <p>6. That an outline plan shall not be required for: a) Any internal building works other than those that result in a net increase in the number of classrooms or classroom equivalents; b) General building maintenance and repair work including but not limited to re-painting, re-cladding and re-roofing; c) Installing, modifying and removing playground furniture and sports structures (e.g. goal posts); d) Amending any internal pedestrian circulation routes/pathways; e) Installing, maintaining or repairing any in ground infrastructure services such as stormwater, sewerage and water lines and connections, including any ancillary earthworks; f) Provision of landscaping and gardens, provided that it does not conflict with any designation condition or alter landscaping required as mitigation as part of an outline plan for other works; or g) General site maintenance and repair work, or boundary fencing otherwise permitted by the Whangarei District Plan.</p> <p><del>7. When activities occur on designated sites where an overlay is identified on the Resource Area Maps, any works that require an outline plan shall have regard to how the works address the permitted activity standards in the overlay provisions.</del></p>
Status	Confirmed

Additional Information	Legacy Reference	DE 65, Whangarei District Plan 2007
	Other	

<u>Minister of Education</u>		
<u>Unique identifier and map identifier</u>		<u>MED D-51</u>
<u>Purpose of the designation</u>		<u>Education Purposes</u>
<u>Site identifier</u>	<u>Site name/description</u>	<u>St Francis Xavier Catholic School</u>
	<u>Legal Description</u>	<u>Lot 3 DP 174191, Lot 2 DP 174191</u>
	<u>Location</u>	<u>1 Percy St, Kensington, Whangarei 0112</u>
	<u>Environment Map</u>	<u>35E</u>
<u>Designation hierarchy</u>		<u>Primary</u>
<u>Lapse Date</u>		<u>Given Effect</u>
<u>Conditions</u>		<p><u>1. Any new building or building extension (excluding visually permeable fencing such as chainlink fencing) shall be set at least 5m back from the top of the nearest bank of the watercourse along the western edge of the site.</u></p> <p><u>2. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose, provided that this control does not apply along the eastern boundary of the site where the designated school land adjoins the St Francis Xavier Parish land.</u></p> <p><u>3. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</u></p> <p><u>a. Monday to Saturday 7am to 10pm: 55dB LAeq</u></p> <p><u>b. Sunday 9am to 6pm: 55dB LAeq</u></p> <p><u>c. All other times 45 dB LAeq, 75 dB LAFmax</u></p> <p><u>Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 "Measurement of Environmental Sound" and NZS 6802:2008 "Environmental Noise". Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 "Acoustics – Construction Noise".</u></p>

	<p>4. <u>Additional car parking shall be provided at the rate of two carpark spaces per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate. For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.</u></p> <p><u>The parking shall be provided either on-site or on the adjoining St Francis Xavier Parish land (where the school has the ability to use the parking on the Parish land during normal school hours).</u></p> <p>5. <u>In addition to any car parking required for the school, on-site car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</u></p> <p><u>The parking shall be provided either on-site or on the adjoining St Francis Xavier Parish land (where the preschool has the ability to use the parking on the Parish land during normal preschool hours).</u></p> <p>6. <u>No tree or group of trees specifically scheduled in the Whangarei District Plan may be cut, damaged, altered, injured, destroyed or partly destroyed, or works undertaken within the drip line of any such tree(s), other than in accordance with an outline plan submitted and processed in accordance with the s176A of the Resource Management Act 1991. This condition shall not apply to minor trimming or maintenance undertaken by hand operated secateurs or pruning shears in accordance with accepted arboricultural practice, or where removal or trimming is required to safeguard life or property.</u></p> <p>7. <u>That an outline plan shall not be required for: a) Any internal building works other than those that result in a net increase in the number of classrooms or classroom equivalents; b) General building maintenance and repair work including but not limited to re-painting, re-cladding and re-roofing; c) Installing, modifying and removing playground furniture and sports structures (e.g. goal posts); d) Amending any internal pedestrian circulation</u></p>
--	--

		<u>routes/pathways; e) Installing, maintaining or repairing any in ground infrastructure services such as stormwater, sewerage and water lines and connections, including any ancillary earthworks; f) Provision of landscaping and gardens, provided that it does not conflict with any designation condition or alter landscaping required as mitigation as part of an outline plan for other works; or g) General site maintenance and repair work, or boundary fencing otherwise permitted by the Whangarei District Plan.</u>
<u>Additional Information</u>	<u>Status</u>	
	<u>Legacy Reference</u>	
	<u>Other</u>	

<u>Minister of Education</u>		
<u>Unique identifier and map identifier</u>		<u>MED D-52</u>
<u>Purpose of the designation</u>		<u>Education Purposes (and may include residential accommodation for students).</u>
<u>Site identifier</u>	<u>Site name/description</u>	<u>Pompallier Catholic College</u>
	<u>Legal Description</u>	<u>Lot 2 DP 524165</u>
	<u>Location</u>	<u>475 State Highway 14, Maunu, Whangarei 0179</u>
	<u>Environment Map</u>	<u>42E</u>
<u>Designation hierarchy</u>		<u>Primary</u>
<u>Lapse Date</u>		<u>Given Effect</u>
<u>Conditions</u>		<p><u>1. Any new building or building extension (excluding visually permeable fencing such as chainlink fencing) shall be set at least 5m back from the top of the bank of the watercourse along part of the eastern edge of the site.</u></p> <p><u>2. Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.</u></p> <p><u>3. The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:</u></p> <p><u>a. Monday to Saturday 7am to 10pm: 55dB LAeq</u></p> <p><u>b. Sunday 9am to 6pm: 55dB LAeq</u></p> <p><u>c. All other times 45 dB LAeq, 75 dB LAFmax</u></p> <p><u>Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday. Noise levels shall be measured and assessed in accordance with NZS 6801:2008 "Measurement of Environmental Sound" and NZS 6802:2008 "Environmental Noise". Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 "Acoustics – Construction Noise".</u></p> <p><u>4. Additional car parking shall be provided at the rate of two carpark spaces per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an</u></p>

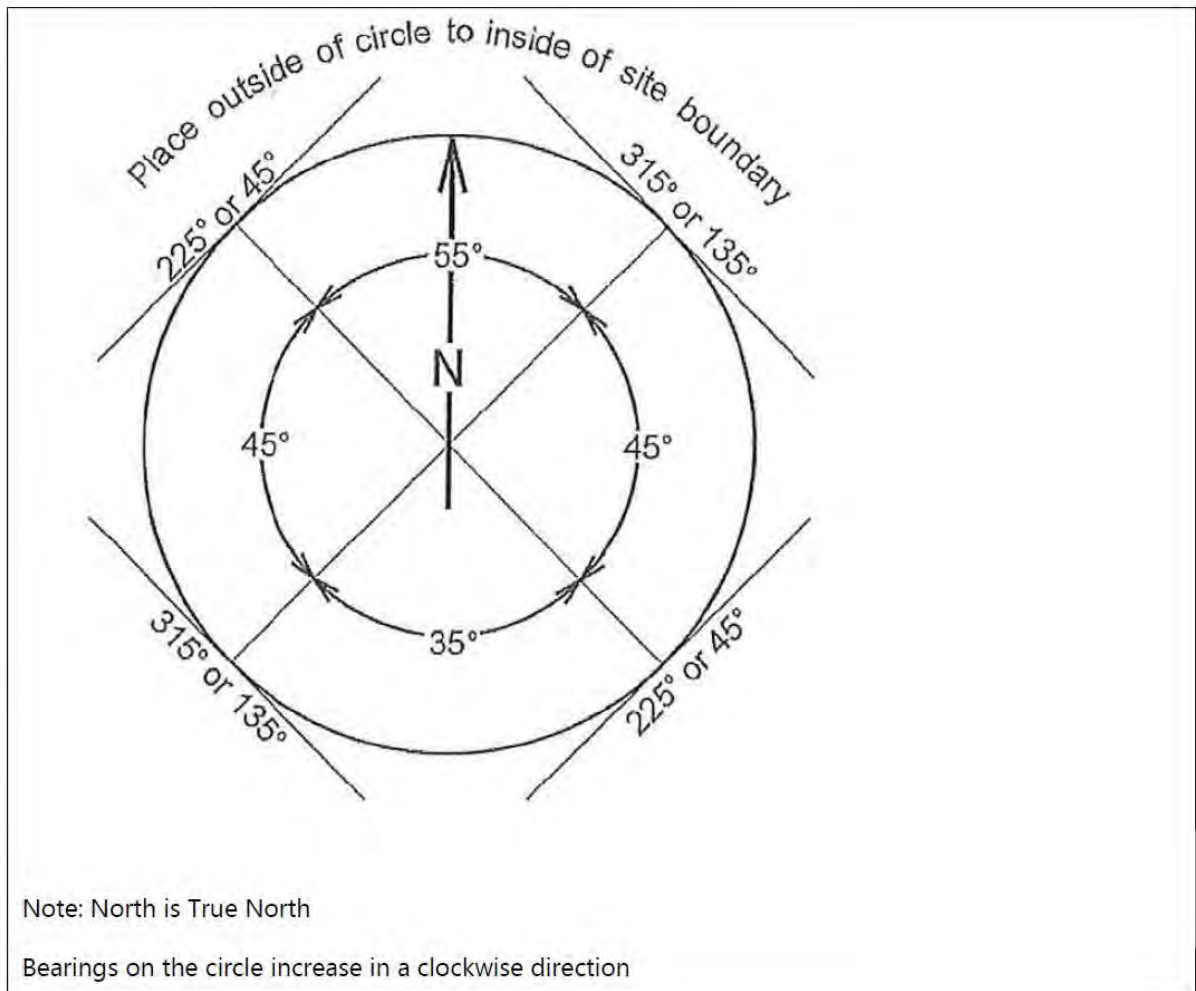
	<p><u>appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate. For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.</u></p> <p><u>5. In addition to any car parking required for the school, on-site car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.</u></p> <p><u>6. No tree or group of trees specifically scheduled in the Whangarei District Plan may be cut, damaged, altered, injured, destroyed or partly destroyed, or works undertaken within the drip line of any such tree(s), other than in accordance with an outline plan submitted and processed in accordance with the s176A of the Resource Management Act 1991. This condition shall not apply to minor trimming or maintenance undertaken by hand operated secateurs or pruning shears in accordance with accepted arboricultural practice, or where removal or trimming is required to safeguard life or property.</u></p> <p><u>7. That an outline plan shall not be required for: a) Any internal building works other than those that result in a net increase in the number of classrooms or classroom equivalents; b) General building maintenance and repair work including but not limited to re-painting, re-cladding and re-roofing; c) Installing, modifying and removing playground furniture and sports structures (e.g. goal posts); d) Amending any internal pedestrian circulation routes/pathways; e) Installing, maintaining or repairing any in ground infrastructure services such as stormwater, sewerage and water lines and connections, including any ancillary earthworks; f) Provision of landscaping and gardens, provided that it does not conflict with any designation condition or alter landscaping required as mitigation as part of an outline plan for other works; or g) General site maintenance and repair work, or boundary fencing otherwise permitted by the Whangarei District Plan.</u></p>
	<p><u>Status</u></p>



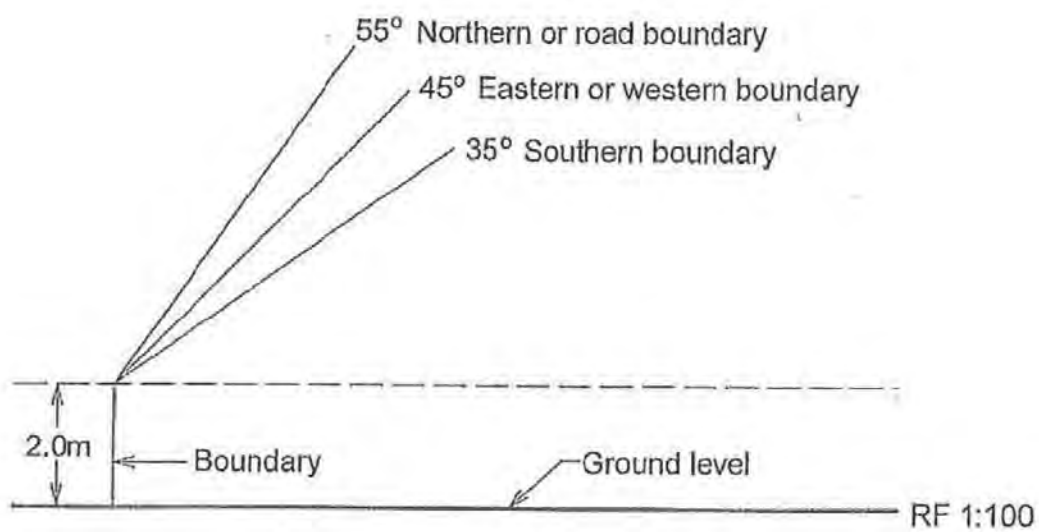
<u>Additional Information</u>	<u>Legacy Reference</u>	
	<u>Other</u>	

## Attachment 1

### Recession Plane Indicator



### Recession Plane Cross Section

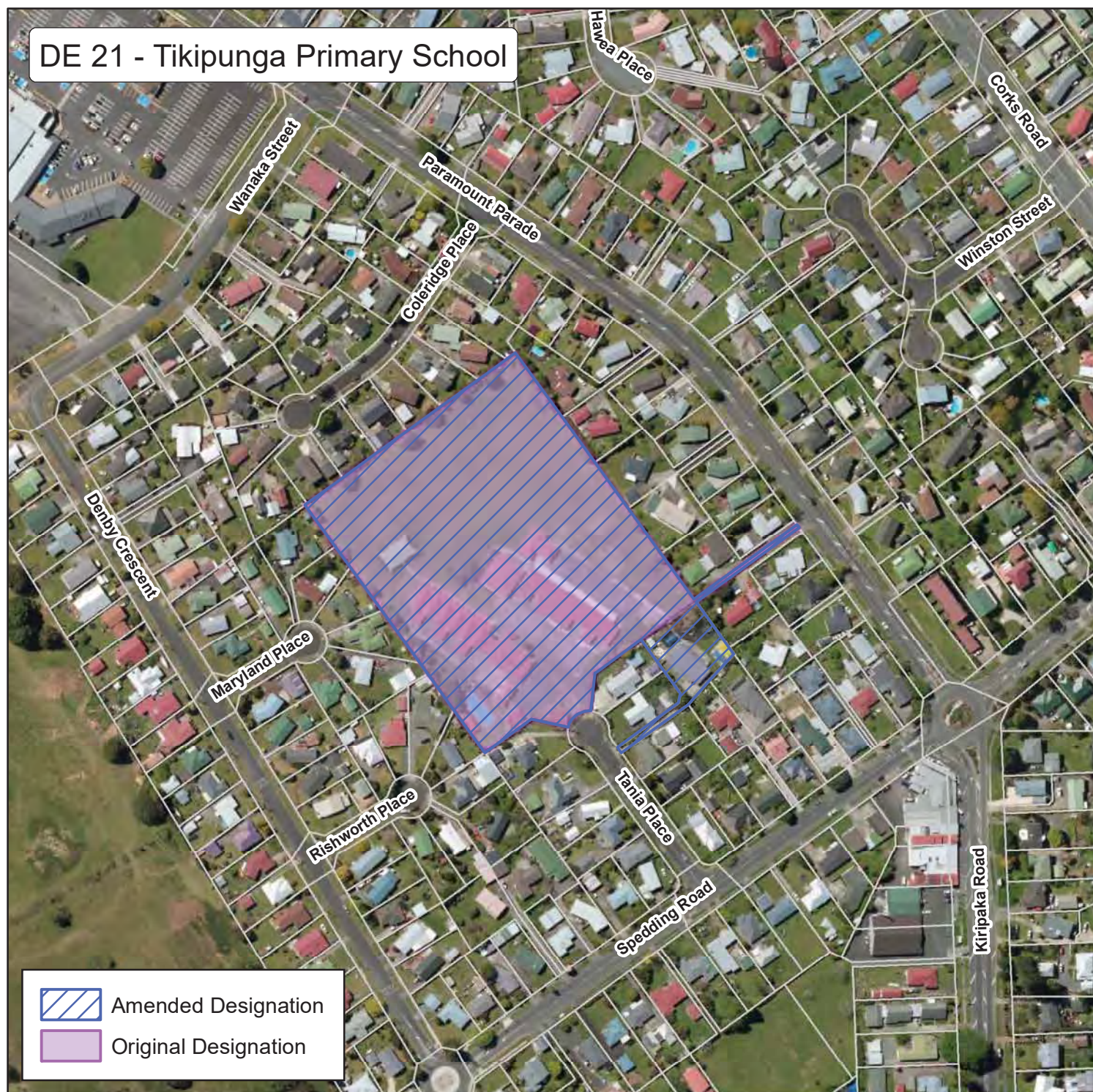


**Attachment 2**

**Shapefile changes required**



## DE 21 - Tikipunga Primary School



Imagery sourced from LINZ data service and licenced for use under the Creative Commons 3.0 New Zealand Licence



## DE 22 - Totara Grove School



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## DE 26 - Whangarei School



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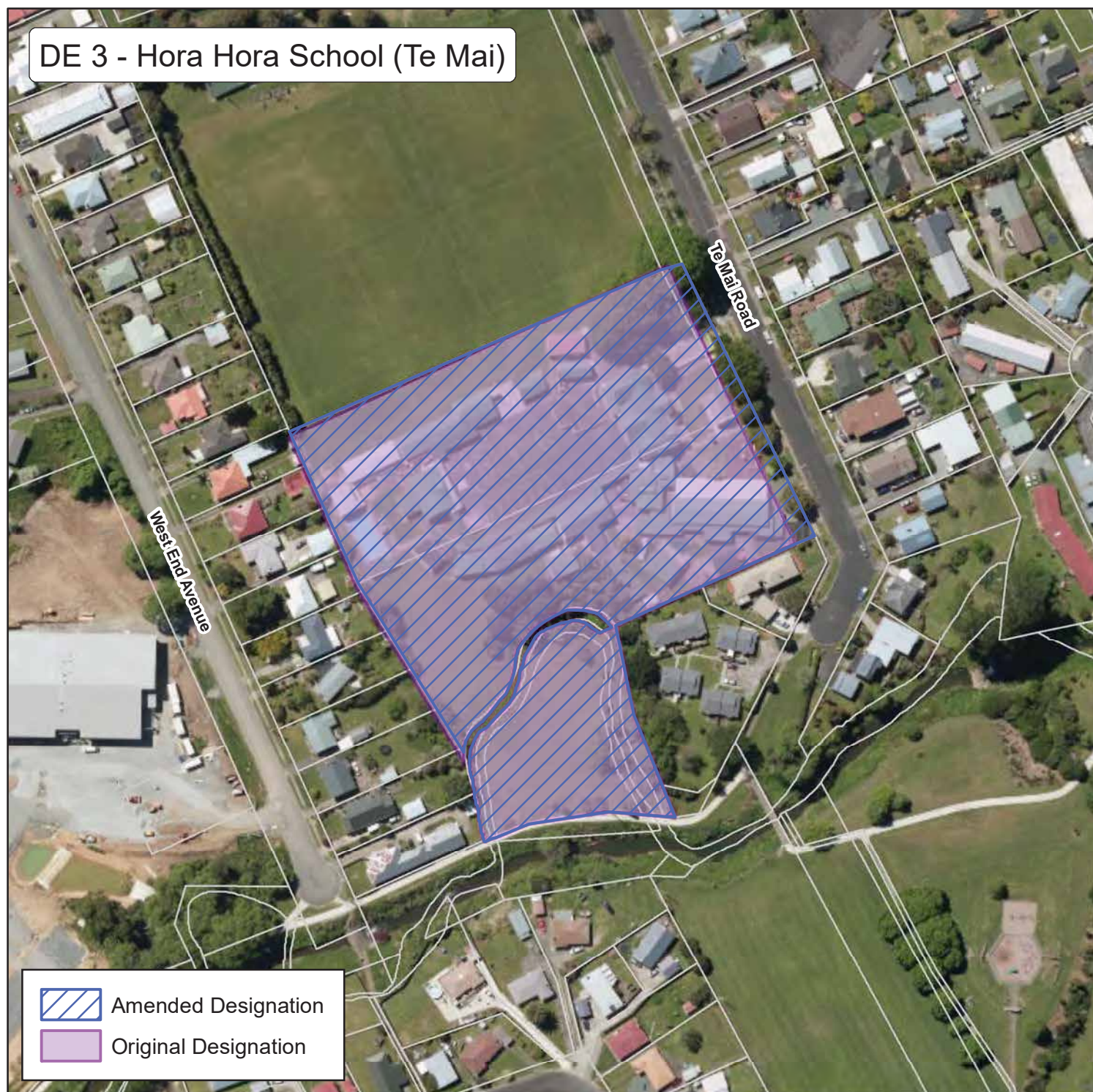
## DE 29 - Glenbervie School



Imagery sourced from LINZ data service and licenced for use under the Creative Commons 3.0 New Zealand Licence



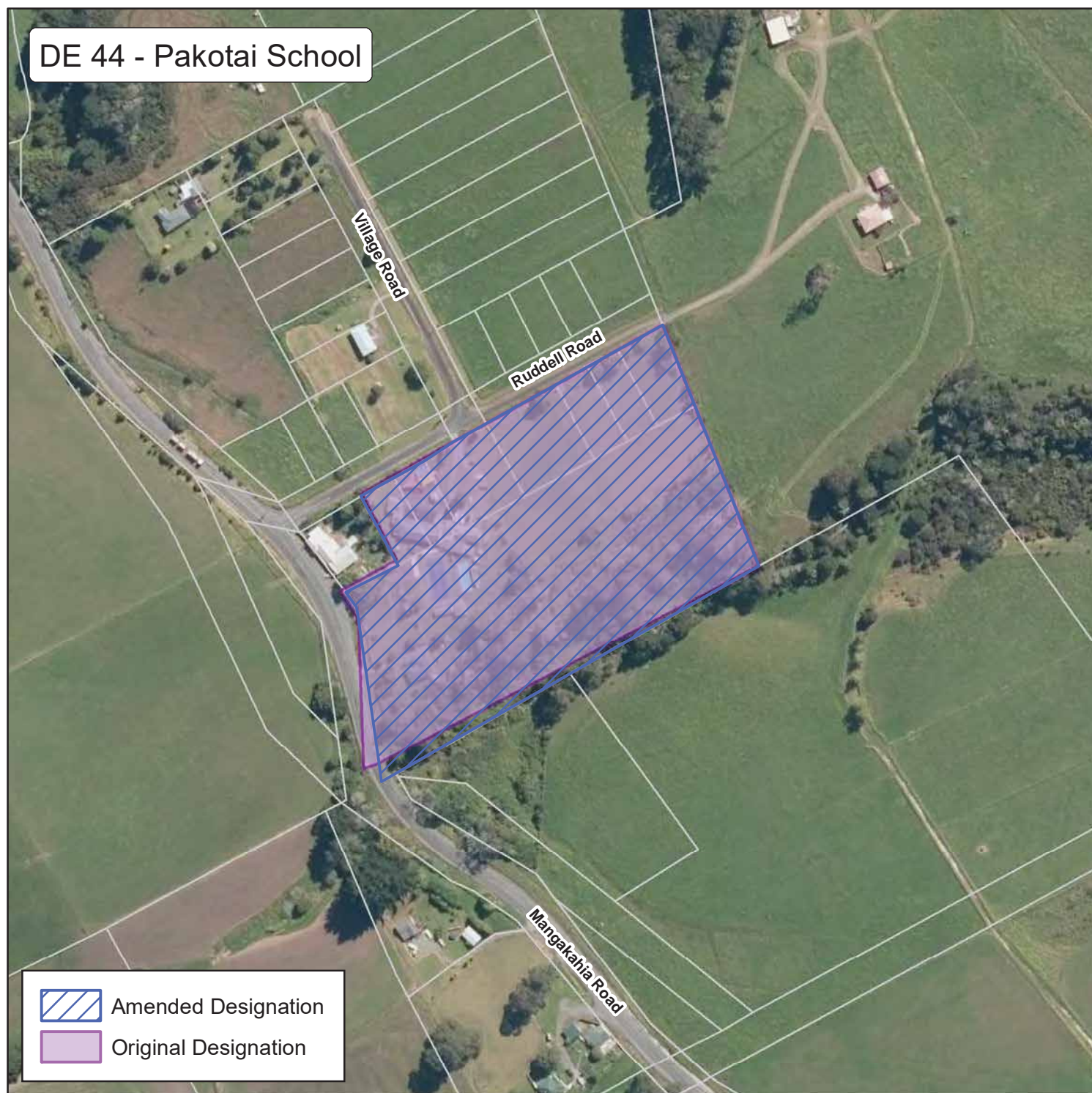
## DE 3 - Hora Hora School (Te Mai)



Imagery sourced from LINZ data service and licenced for use under the Creative Commons 3.0 New Zealand Licence



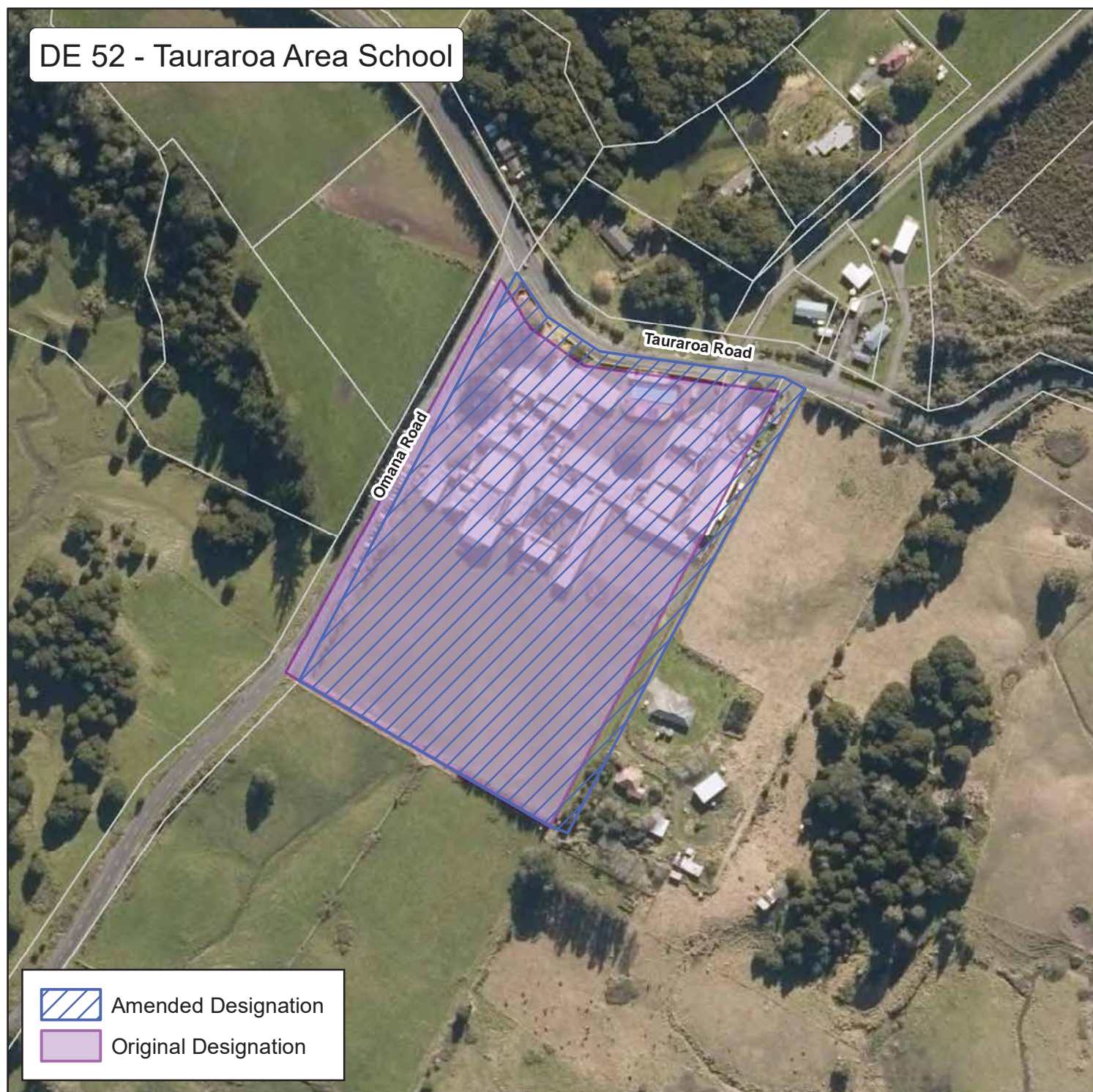
## DE 44 - Pakotai School



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## DE 52 - Tauraroa Area School



Imagery sourced from LINZ data service and licenced for use under the Creative Commons 3.0 New Zealand Licence



## DE 53 - Te Horo School



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## DE 55 - Waipu School



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**Attachment 3**

**Notice of Requirement for St Francis Xavier Catholic School**

# Notice of Requirement for a Designation

## Section 168 of the Resource Management Act 1991

To: Whangarei District Council

From: The Minister of Education ("**Minister**")

The Minister gives notice of a requirement for a designation for a public work.

### **The site to which the requirement applies is as follows:**

The "integrated" land occupied by St Francis Xavier Catholic School at 1 Percy Street, Kensington, Whangarei.

The integrated land comprises Lot 3 DP 174191 in Computer Freehold Register NA106D/842. The certificate of title for the land is provided as Attachment 1. The area to be designated is identified on the designation plan provided as Attachment 2.

Comprehensive descriptions of the site and school are provided in the accompanying Assessment of Notice of Requirement ("**Assessment**") prepared by Civitas Ltd.

### **The nature of the proposed work is:**

The continued use, maintenance and development of facilities for education purposes at St Francis Xavier Catholic School. Education purposes includes:

1. The use of the facilities on the designated site by and for the educational benefit of any school age students (years 0 to 13) regardless of whether they are enrolled at any institution located on that designated site.
2. The provision of supervised care and study opportunities for students outside school hours in school facilities.

3. The provision of community education (e.g. night classes for adults) outside school hours in school facilities.
4. The provision of academic, sporting, social and cultural education including through:
  - a. Formal and informal recreational, sporting and outdoor activities and competitions whether carried out during or outside school hours;
  - b. Formal and informal cultural activities and competitions whether carried out during or outside school hours; and
  - c. The provision of specialist hubs and units (including language immersion units and teen parent units) for students with particular educational requirements or special needs.
5. The use of facilities for purposes associated with the education of students including school assemblies, functions, fairs and other gatherings whether carried out during or outside school hours.
6. The provision of associated administrative services; carparking and vehicle manoeuvring; and health, social service and medical services (including dental clinics and sick bays).
7. The provision of housing on site for staff members whose responsibilities require them to live on site (e.g. school caretaker) and their families.

**The conditions proposed to apply are:**

The standard conditions for all Minister of Education designations in the Whangarei District Plan as modified by the following site-specific conditions:

Add the following condition:

**1. Riparian Yard**

*Any new building or building extension (excluding visually permeable fencing such as chainlink fencing) shall be set at least 5m back from the top of the nearest bank of the watercourse along the western edge of the site.*

Replace standard condition 1 Height in Relation to Boundary with the following:

**2. Height in Relation to Boundary**

*Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose, provided*

*that this control does not apply along the eastern boundary of the site where the integrated school land adjoins the St Francis Xavier Parish land.*

Replace standard condition 3 On-Site Car Parking – Schools with the following:

**4. On-Site Car Parking – Schools**

*Additional car parking shall be provided at the rate of two car parks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate. For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.*

*The parking shall be provided either on-site or on the adjoining St Francis Xavier Parish land (where the school has the ability to use the parking on the Parish land during normal school hours).*

Replace standard condition 4 On-Site Car Parking – Early Childhood Education (Preschool) with the following:

**5. On-Site Car Parking – Early Childhood Education (Preschool)**

*In addition to any car parking required for the school, car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.*

*The parking shall be provided either on-site or on the adjoining St Francis Xavier Parish land (where the preschool has the ability to use the parking on the Parish land during normal preschool hours).*

A consolidated set of conditions is provided as Attachment 3.

**The effects the project will have on the environment, and the ways in which any adverse effects will be mitigated are:**

The school is already established, and the effects of its existing facilities and activities form part of the existing environment.

The adverse effects of any further development of the school and/or expansion of education-related activities are expected to be minor and acceptable subject to the conditions of designation offered as mitigation and the outline plan process under section 176A of the Resource Management Act. A



comprehensive assessment of the potential adverse effects of allowing the designation is provided in the accompanying Assessment.

**Alternative sites and methods have been considered to the following extent:**

Alternative sites have not been considered as:

1. The RMA only requires consideration of alternative sites if the requiring authority does not have an interest in the land sufficient for undertaking the work or it is likely that the work will have a significant adverse effect on the environment. Neither of these conditions apply in this case.
2. The existing school is long-established and an accepted and valued part of the local Kensington community.
3. The school represents a significant investment in existing facilities that would be very expensive to recreate elsewhere.

Alternatives to designating the site have been considered but either do not have the support of Council or do not provide the same level of certainty or efficiency as designating the site. This is discussed in the accompanying Assessment.

**The public work and designation are reasonably necessary for achieving the objectives of the Minister because:**

The Minister's responsibilities include the efficient development and use of property to support a high performing education system.

The designation of schools is a technique used nationally by the Minister and is seen by the Minister as an effective way of ensuring that the Minister's interest in a site is protected.

The designation of schools provides greater certainty relative to other methods because it provides for the use and development of the site in accordance with the designated purpose indefinitely.

This reflects the Minister's long-term commitment to the site and the significant financial investment that the Minister has made and intends to continue to make in facilities at the site.

The designation of schools also provides for more efficient future development of school property through the outline plan process, which enables education facilities to be delivered more cost-effectively than through the resource consent process.

**The following consultation has been undertaken with parties that are likely to be affected:**

No consultation has been undertaken in respect of this Notice of Requirement as:

1. The school is long-established and an accepted and valued part of the local community.
2. Neighbours and any other interested parties will have the opportunity to input to the designation through the submission process.

**The Minister attaches the following information:**

1. Certificates of title
2. Designation plan
3. Proposed Conditions of Designation
4. Assessment of Notice of Requirement prepared by Civitas Ltd and dated September 2018



Signed by SIMON CRUICKSHANK  
Sandra Orr (Regional Infrastructure Manager, Auckland)  
Ministry of Education  
(Pursuant to a delegated authority dated October 2017)

21/9/18

Date

Attachment 1

Certificate of Title and Interest



# COMPUTER FREEHOLD REGISTER UNDER LAND TRANSFER ACT 1952



  
R. W. Muir  
Registrar-General  
of Land

## Search Copy

**Identifier** **NA106D/842**  
**Land Registration District** **North Auckland**  
**Date Issued** 16 October 2000

### Prior References

45A/664-665      NA527/3      NA528/15  
NA58C/682

---

**Estate** Fee Simple  
**Area** 2.6580 hectares more or less  
**Legal Description** Lot 3 Deposited Plan 174191

### Proprietors

The Roman Catholic Bishop of the Diocese of Auckland

---

### Interests

Subject to Part IV A Conservation Act 1987 (affects part)

Subject to Section 11 Crown Minerals Act 1991 (affects part)

Appurtenant hereto is a sewage right created by Transfer A134609 (affects part)

Subject to a right to transmit telecommunications over part marked E on DP 174191 created by Transfer D537256.11 - produced 31.8.2000 at 3.46 pm and entered 16.10.2000 at 9.00 am

Appurtenant hereto are rights to transmit telecommunications created by Transfer D537256.11 - produced 31.8.2000 at 3.46 pm and entered 16.10.2000 at 9.00 am

[illegible]



**TRANSFER**  
Land Transfer Act 1952

DS37256.11 TE



If there is not enough space in any of the panels below, cross-reference to and use the approved Annexure Schedule: no other format will be received.

Land Registration District

**NORTH AUCKLAND**

Certificate of Title No. All or Part? Area and legal description – *Insert only when part or Stratum, CT*

(i) <b>45A 665</b> <b>133c 585</b>	<b>Part</b>	<b>Area comprising 458 m2 being the residue of the land in CT 45A/665 upon the deposit of DP 174191</b> <b>(Continued on page 2 Annexure Schedule)</b>
---------------------------------------	-------------	---

Transferor Surnames must be underlined or in CAPITALS

**(i) THE WHANGAREI DISTRICT COUNCIL** as to the easements over the parts marked "B" and "C" on Deposited Plan 174191 (Continued on page 2 Annexure Schedule)

Transferee Surnames must be underlined or in CAPITALS

**(i) THE ROMAN CATHOLIC BISHOP OF THE DIOCESE OF AUCKLAND** as to the easement first described (Continued on page 2 Annexure Schedule)

Estate or Interest or Easement to be created: *Insert e.g. Fee simple; Leasehold in Lease No ..... Right of way etc.*

**Easement of a right to transmit telecommunications** (Continued on page 2 Annexure Schedule)

Consideration

**\$1.00**

Operative Clause

For the above consideration (receipt of which is acknowledged) the TRANSFEROR TRANSFERS to the TRANSFEE all the transferor's estate and interest described above in the land in the above Certificate(s) of Title and if an easement is described above such is granted or created.

Dated this **10<sup>th</sup>** day of **August** **2000**

Attestation



Signature, or common seal of Transferor

Signed in my presence by the Transferor **THE WHANGAREI DISTRICT COUNCIL**  
Signature of Witness

Witness to complete in BLOCK letters  
(unless typewritten or legibly stamped)

Witness name **D.A. Mitchell**  
Occupation **Council Secretary**  
Address **Whangarei**

Certified correct for the purposes of the Land Transfer Act 1952

~~Certified that the conveyance duty is payable by virtue of Section 24(1) of the Stamp and Oncoise Duties Act 1971~~  
(DELETE IN APPLICABLE CERTIFICATE)

*[Signature]*

Solicitor for the Transferee



## Annexure Schedule

TRANSFER

Dated

Page

1

of

3

Pages



### Continuation of "Certificate of Title No."

- (ii) 58C/682 Part Area comprising 15.9131 hectares being the residue of the land in CT 58C/682 upon the deposit of DP 174191
- (iii) 106D/840 All
- (iv) 106D/842 All

### Continuation of "Transferor"

- (ii) **THE ROMAN CATHOLIC BISHOP OF THE DIOCESE OF AUCKLAND** as to the easement over the parts marked "D" and "E" on Deposited Plan 174191

### Continuation of "Transferee"

- (ii) **THE WHANGAREI DISTRICT COUNCIL** as to the easement secondly described

### Continuation of "Estate or Interest or Easement to be Created"

#### 1. The Easements

First, **THE ROMAN CATHOLIC BISHOP OF THE DIOCESE OF AUCKLAND** shall have an easement of a right to transmit telecommunications through those parts of the lands in Certificates of Title 133C/585 (being the residue of the land formerly contained in Certificate of Title 45A/665) and 133C/586 (being the residue of the land formerly contained in Certificate of Title 58C/682) following the deposit of Plan 174191 as are marked with the letters "B" and "C" on Deposited Plan 174191 such to be forever appurtenant to the land contained in Certificates of Title 106D/840, 106D/841 and 106D/842.

841

Secondly, the said **THE WHANGAREI DISTRICT COUNCIL** shall have an easement of a right to transmit telecommunications through those parts of the land in Certificates of Title 106D/840 and 106D/842 as are marked with the letters "D" and "E" on Deposited Plan 174191 such to be forever appurtenant to the land contained in Certificate of Title 41C/131. 106D/841, 842(D)

If this Annexure Schedule is used as an expansion of an instrument, all signing parties and either their witnesses or their solicitors must put their signatures or initials here.

(15) 21



## Annexure Schedule



below  
"Mortgage", "Transfer", "Lease" etc

Transfer

Dated

Page 2 of 3 Pages

## 2. Rights and Powers and the Terms, Conditions, Covenants or Restrictions

The rights and powers and the terms, conditions, covenants or restrictions with respect to the easements of a right to transmit telecommunications created hereby shall be:

- (i) The full, free, uninterrupted and unrestricted right to install and thereafter repair and maintain such line, lines or works as shall be required for the purpose of telecommunications.
- (ii) The full, free right, liberty and licence for all times hereafter for the proprietor of the dominant tenement with his engineers, surveyors, servants, agents, employees, workmen, contractors and invitees with or without vehicles laden or unladen and with materials, machinery and implements from time to time and at all times:
  - (a) To lay and maintain in and under the soil, tarsealed surfaces, fence and fences of the servient tenement a line or lines or works;
  - (b) To enter and remain upon the servient tenement for the purposes of laying, maintaining, inspecting, repairing, renewing, replacing or altering the line or lines or works as the case may be and opening up the soil of the easement land and making thereon any cuttings, fillings, grades, batters or trenches and to reopen the same and generally to do and perform such acts or things upon the easement land as may be necessary to enable the proprietor of the dominant tenement to receive the full, free use and enjoyment of the rights and privileges granted under this instrument;
  - (c) To use the line or lines or works for the purpose of telecommunications without interruption or impediment (except during any periods of inspection, repair, renewal, replacement or alteration);

**PROVIDED ALWAYS** that all such line or lines or works are laid underground and that on completion of any work by the proprietor of the dominant tenement on the easement land pursuant to this easement requiring the proprietor of the dominant tenement to open up the land the proprietor of the dominant tenement shall restore the surface of the easement land as nearly as possible to its former condition and replace the soil at the surface, including the tarsealed surface and turf (if any) consolidated to its proper level.

For the purposes of this easement of telecommunications the following definition shall apply:

"Telecommunications" means the conveyance, transmission, emission or reception of signs, signals, impulses, writing, images, sounds, instructions, information or intelligence of any nature whether by electromagnetic waves or not at any frequency and whether for the information of any person or not and includes any underground electronic power supply incidental to telecommunications.

If this Annexure Schedule is used as an expansion of an instrument, all signing parties and either their witnesses or their solicitors must put their signatures or initials here.

*CM* *[Signature]*



# Annexure Schedule



insert below

"Mortgage", "Transfer", "Lease" etc

Transfer

Dated

Page 3 of 3 Pages

"Line or Lines" means a wire or wires, cables or a conductor of any other kind (including a fibre optic cable) used or intended to be used for telecommunications and includes any insulator, casing, fixing (major or minor), tunnel or other equipment or material used or intended to be used for supporting, enclosing, surrounding or protecting any such wire, wires, conductor, cable or fibre optic cable and also includes any part of a line and includes "existing lines" as defined by the Telecommunications Act 1987 and its amendments or re-enactments.

"Works" includes a line and lines as above defined and any instrument, radio apparatus comprising transmitters or receivers or a combination of both, machinery, engine, excavation or work of whatever description used for the purpose or in relation to or in any way in connection with telecommunication and includes "existing works" as defined by the Telecommunications Act 1987 and its amendments and re-enactments.

EXECUTED by THE ROMAN )  
CATHOLIC BISHOP OF THE )  
DIOCESE OF AUCKLAND in )  
the presence of : )

*D. G. Pfahler*  
D. G. PFAHLERT  
ADMINISTRATOR  
AUCKLAND



If this Annexure Schedule is used as an expansion of an instrument, all signing parties and either their witnesses or their solicitors must put their signatures or initials here.

*Om*



# TRANSFER

Land Transfer Act 1952

Law Firm Acting
<b>THOMSON WILSON SOLICITORS WHANGAREI</b>

*Handwritten notes:*  
45 A/665  
58 A/682  
1067/840  
1067/142

Auckland District Law Society  
REF. 4135 JA

This page is for Land Registry Office use only.  
(except for "Law Firm Acting")

*(two operations)*



PRODUCT  
ENTERED

3.46 31.AUG00 D

537256

1 IN 17 COPY

PARTICULARS ENTERED IN  
LAND REGISTRY NORTH  
for REGISTRAR-GENERAL

Attachment 2

Designation Plan

Note :

(1) ABUTTALS ARE APPROXIMATE ONLY. POSITIONS HAVE BEEN PLOTTED USING THE LAND INFORMATION NEW ZEALAND LANDONLINE XML DATA.

REVISION (DESCRIPTIONS)	NAME	DATE
	NAME	DATE
SURVEYED	L. West	03/07/2018
PROCESSED	EAE	26/07/2018
DRAWN		
CHECKED		

**FREAR SURVEYORS LTD.**

R. JOHN FREAR (NZ.C.L.S.)  
123C DOMINION ROAD, MT EDEN  
P.O. BOX 96063, BALMORAL  
AUCKLAND

TELEPHONE (09) 630 5404  
FAX (09) 630 5403  
MOB. 027 4795 093  
EMAIL john@frear.co.nz

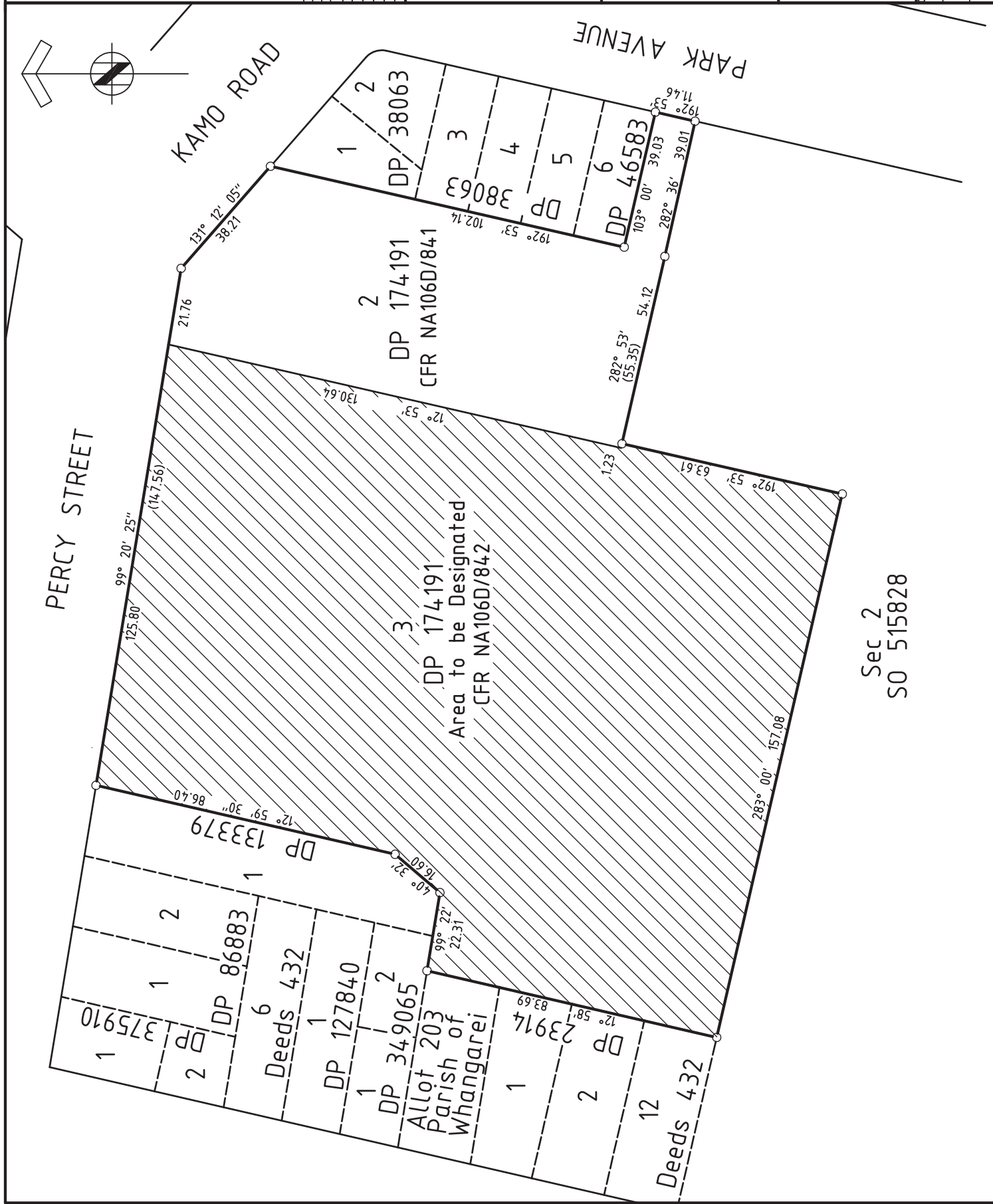
PROJECT  
**Notice of Requirement from  
the Minister of Education to  
the Whangarei District Council  
for a Designation under  
Section 168 of the RMA  
2.6580 Hectares being  
Lot 3 DP 174191  
NA106D/842**

DRAWING TITLE

**Designation Plan**

**St Francis Xavier  
Whangarei**

ORIGINAL SCALE	ORIGINAL SIZE	REVISION NO
1:1000	A3	
DATE		SHEET NO
02/08/2018		1
CAD REFERENCE		JOB NO
5476-SFX.dwg		5476



Sec 2  
SO 515828

## Attachment 3

### Proposed Conditions of Designation

## **Minister of Education**

### **Conditions of Designation for St Francis Xavier Catholic School**

#### **Purpose of Designation**

Education purposes

*Note that, for all Minister of Education designations, "education purposes" means:*

- 1. Enable the use of the facilities on the designated site by and for the educational benefit of any school age students (years 0 to 13) regardless of whether they are enrolled at any institution located on that designated site.*
- 2. Enable the provision of supervised care and study opportunities for students outside school hours in school facilities*
- 3. Enable the provision of community education (e.g. night classes for adults) outside school hours in school facilities*
- 4. Include but not be limited to the provision of academic, sporting, social and cultural education including through:*
  - a. Formal and informal recreational, sporting and outdoor activities and competitions whether carried out during or outside school hours;*
  - b. Formal and informal cultural activities and competitions whether carried out during or outside school hours; and*
  - c. The provision of specialist hubs and units (including language immersion units and teen parent units) for students with particular educational requirements or special needs.*
- 5. Enable the use of facilities for purposes associated with the education of students including school assemblies, functions, fairs and other gatherings whether carried out during or outside school hours.*
- 6. Enable the provision of associated administrative services; carparking and vehicle manoeuvring; and health, social service and medical services (including dental clinics and sick bays).*
- 7. Enable the housing on site for staff members whose responsibilities require them to live on site (e.g. school caretaker) and their families.*



## **Conditions**

### **1. Riparian Yard**

Any new building or building extension (excluding visually permeable fencing such as chainlink fencing) shall be set at least 5m back from the top of the nearest bank of the watercourse along the western edge of the site.

### **2. Height in Relation to Boundary**

Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose, provided that this control does not apply along the eastern boundary of the site where the designated school land adjoins the St Francis Xavier Parish land.

### **3. Noise**

The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:

- a. Monday to Saturday, 7am to 10pm, 55dB LAeq
- b. Sunday, 9am to 6pm, 55dB LAeq
- c. All other times, 45 dB LAeq, 75 dB LAFmax

Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday.

Noise levels shall be measured and assessed in accordance with NZS 6801:2008 "Measurement of Environmental Sound" and NZS 6802:2008 "Environmental Noise".

Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 "Acoustics – Construction Noise".

### **4. On-Site Car Parking – Schools**

Additional car parking shall be provided at the rate of two carparks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate. For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.

The parking shall be provided either on-site or on the adjoining St Francis Xavier Parish land (where the school has the ability to use the parking on the Parish land during normal school hours).

## **5. On-Site Car Parking – Early Childhood Education (Preschool)**

In addition to any car parking required for the school, car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.

The parking shall be provided either on-site or on the adjoining St Francis Xavier Parish land (where the preschool has the ability to use the parking on the Parish land during normal preschool hours).

## **6. Scheduled Trees**

No tree or group of trees specifically scheduled in the District Plan may be cut, damaged, altered, injured, destroyed or partly destroyed, or works undertaken within the drip line of any such tree(s), other than in accordance with an outline plan submitted and processed in accordance with the s176A of the Resource Management Act 1991. This condition shall not apply to minor trimming or maintenance undertaken by hand operated secateurs or pruning shears in accordance with accepted arboricultural practice, or where removal or trimming is required to safeguard life or property.

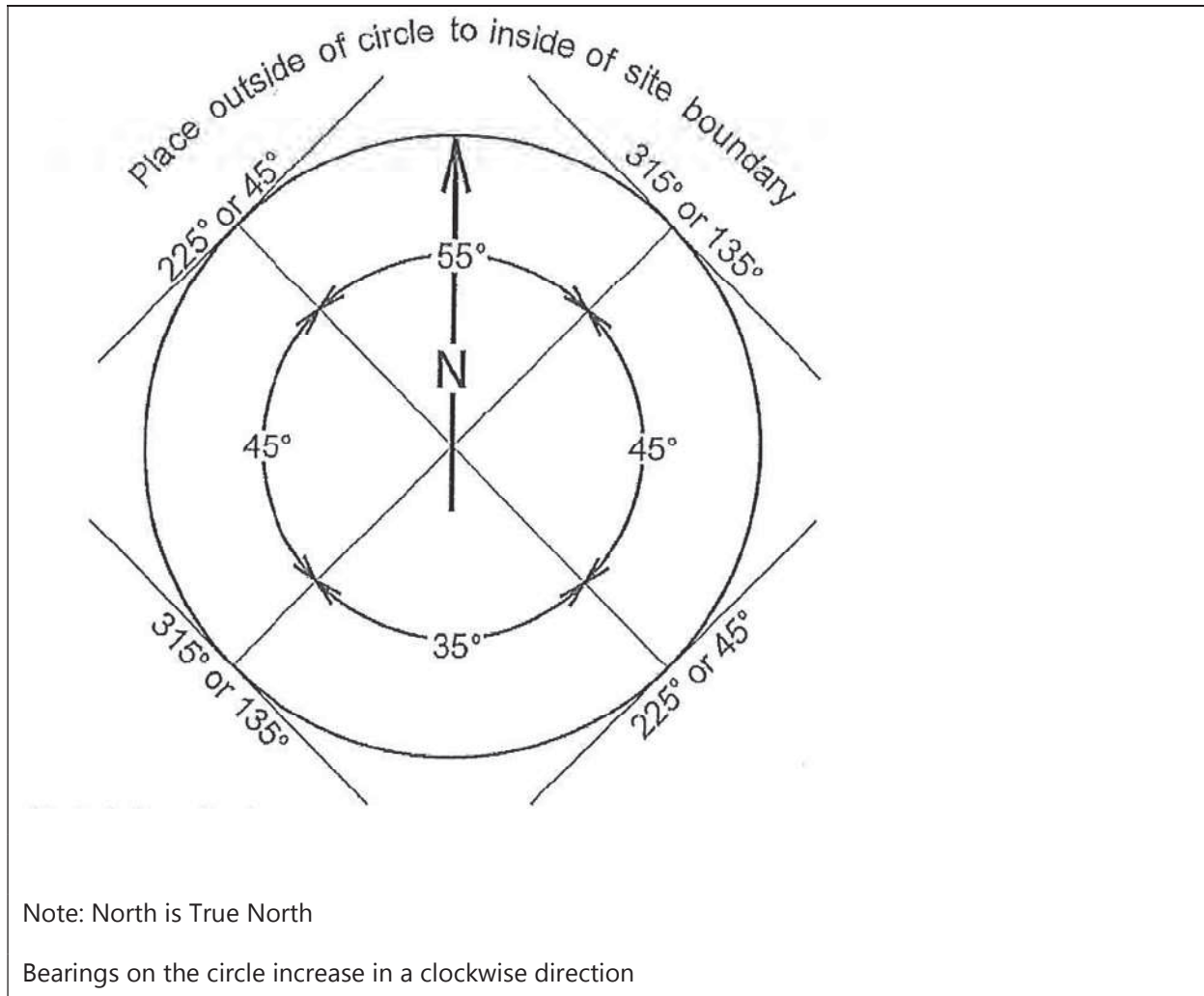
## **7. Outline Plans**

That an outline plan of works shall not be required for:

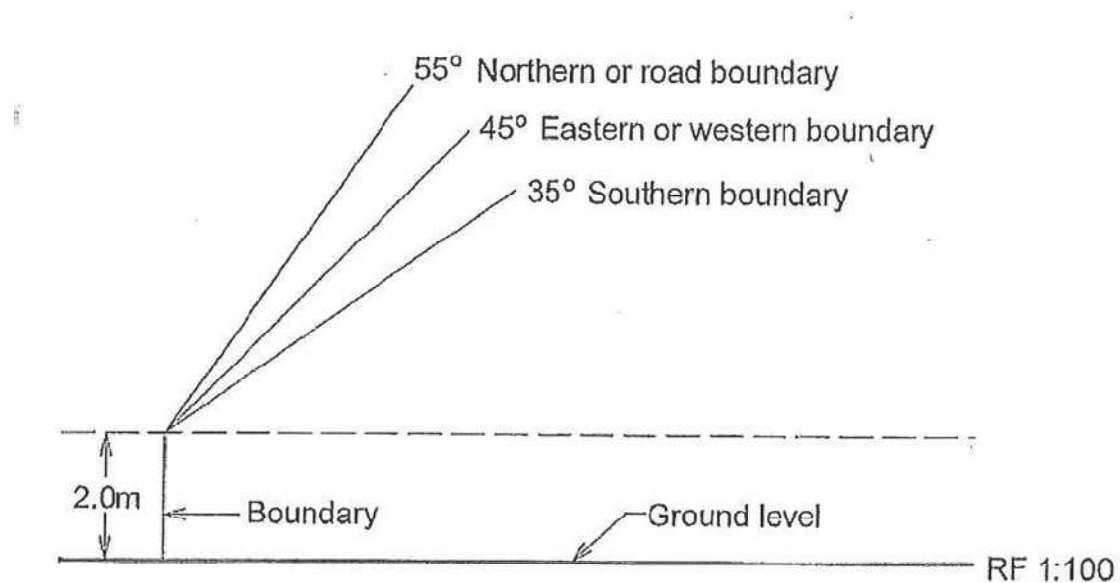
- a) Any internal building works other than those that result in a net increase in the number of classrooms or classroom equivalents;
- b) General building maintenance and repair work including but not limited to re-painting, re-cladding and re-roofing;
- c) Installing, modifying and removing playground furniture and sports structures (e.g. goal posts);
- d) Amending any internal pedestrian circulation routes/pathways;
- e) Installing, maintaining or repairing any in ground infrastructure services such as stormwater, sewerage and water lines and connections, including any ancillary earthworks;
- f) Provision of landscaping and gardens, provided that it does not conflict with any designation condition or alter landscaping required as mitigation as part of an outline plan for other works; or
- g) General site maintenance and repair work, or boundary fencing otherwise permitted by the District Plan.



### Recession Plane Indicator



### Recession Plan Cross Section



## Attachment 4

### Assessment of Notice of Requirement

## Assessment of Notice of Requirement



# For the Designation of St Francis Xavier Catholic School 1 Percy Street, Kensington Whangarei

Prepared for

The Minister of Education

September 2018

## Quality Control

Client	Minister of Education
Title	Assessment of Notice of Requirement for the Designation of St Francis Xavier Catholic School, Whangarei
Version	Final
Date	13 September 2018
Prepared by	Iain McManus, Civitas Ltd
Signature	
Reviewed by	Orchid Atimalala, Ministry of Education
Signature	<p>SIMON CHRISTIAN</p> 

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- Appendix 2 - Aerial Photograph
- Appendix 3 - Designation Plan
- Appendix 4 - Minister's Standard Conditions of Designation
- Appendix 5 - Site-specific Conditions of Designation

# 1 Key Information

Address	1 Percy Street, Kensington, Whangarei
Legal Description	Lot 3 DP 174191 NA106D/842
Site Area	2.6580 hectares more or less
Requiring Authority	The Minister of Education
Owner	The Roman Catholic Bishop of the Diocese of Auckland
Occupier	St Francis Xavier Catholic School
Territorial Authority	Whangarei District Council
Operative District Plan	Whangarei District Plan 2007
Operative Zoning	Living 1
Operative Overlays	Scheduled Activity 19
Existing Designations	None
Other Notations	<p>Northpower Critical Underground Lines CEL within Percy Street road reserve</p> <p>The whole of the site is identified as a “low risk” stability area in Council’s GIS, but not the District Plan maps</p>
Road Classification	<p>Percy Street is a Local Road</p> <p>Kamo Road is an Arterial Road</p>

## 2 Introduction

This report is submitted as part of the Notice of Requirement by the Minister of Education ("**Minister**") for a designation for education purposes over the land occupied by St Francis Xavier Catholic School ("**School**") at 1 Percy Street, Kensington ("**site**").

The purpose of this report is to assist Whangarei District Council ("**Council**") in addressing the matters identified in section 171 of the Resource Management Act 1991 ("**RMA**").

I confirm that I have visited the site and reviewed the relevant planning documents.



### 3 Background

St Francis Xavier Catholic School is a state-integrated school.

State-integrated schools are (generally) former private schools that have been integrated into the state school system and are now legally recognised as part of the state system (refer section 417 of the Education Act 1989).

State-integrated schools must comply with all requirements for state schools under the Education Act and must follow the New Zealand Curriculum, however, they differ from state schools insofar as:

- The land and (in general) buildings are owned by a private entity who is responsible for ensuring the buildings meet Ministry of Education standards<sup>1</sup>.
- They have a “special character”, usually a religious character, and are exempt from the religious instruction restrictions on state schools.
- They usually charge compulsory “attendance dues”.

The Ministry of Education provides proprietors of state-integrated schools with funding:

- To build new classrooms when the Ministry would otherwise have to build state school facilities.
- To modernise and upgrade their existing integrated school property.

In addition, the Ministry provides funding directly to schools:

- To purchase furniture and equipment for integrated school property.
- For the employment of staff and day to day operation of the school.

As such, the Minister has primary financial responsibility for the ongoing development and operation of state-integrated schools.

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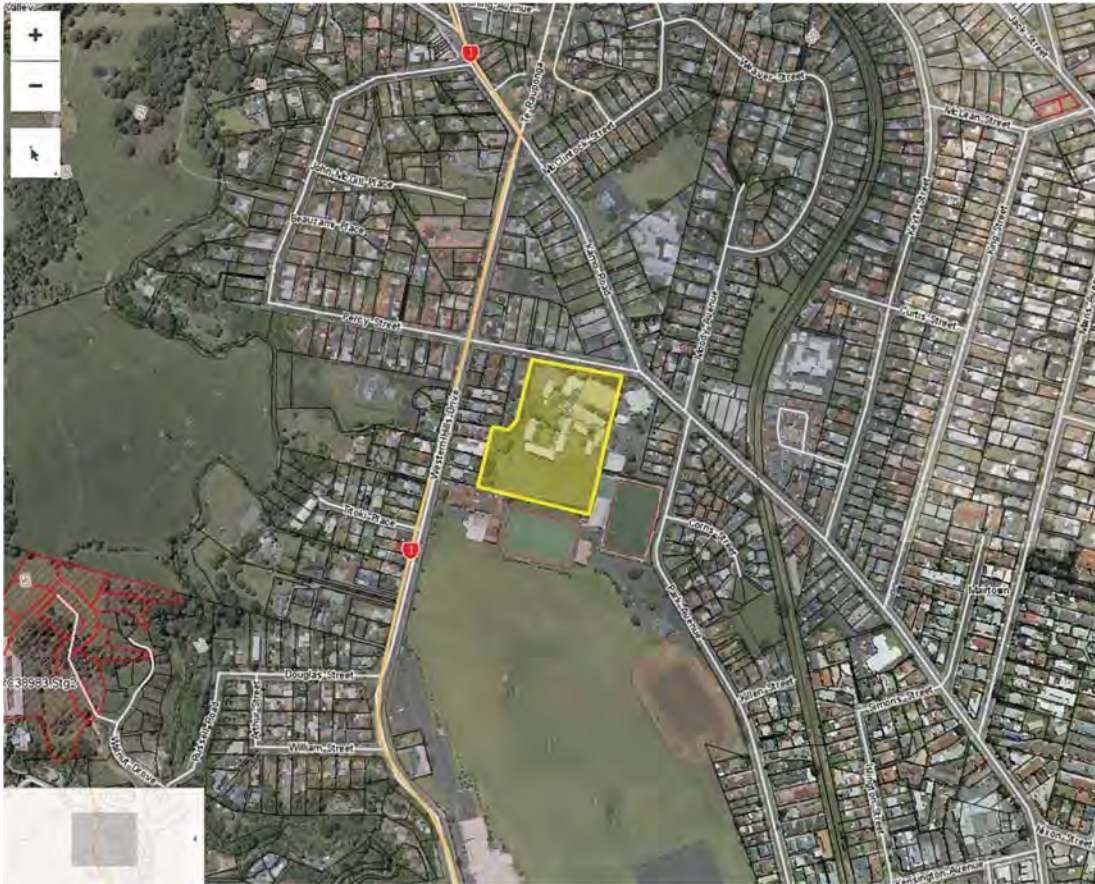
<sup>1</sup> In some cases, where the buildings have been funded by the Ministry of Education, the buildings may be owned by the Crown and leased back to the proprietor.

## 4 Existing Environment

### 4.1 Location

The site is located at the eastern end of Percy Street, close to the intersection of Percy Street and Kamo Road, as shown in Figure 1 below.

**Figure 1 – Location of Site<sup>2</sup>**



### 4.2 School

The School was established by the Roman Catholic Bishop of the Diocese of Auckland ("Bishop") in 1995, on the site of St Mary's Primary School which was originally established by the Sisters of St Joseph in 1952.

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<sup>2</sup> Aerial photograph from Whangarei District Council GIS.

The School is the only Catholic primary school in Whangarei and caters for students from year 0 to year 6. The School's current roll is approximately 520 students<sup>3</sup>. The School has a maximum (Ministry-approved) roll of 580 students.

### 4.3 Description of Site

The site is outlined in white in Figure 2 below, which has been extracted from the Council's GIS.

**Figure 2 - Aerial Photograph of Site**



The site comprises an area of 2.658 hectares held in a single certificate of title, provided as Appendix 1.

The general layout of the site can be seen in Figure 2, a larger version of which is provided as Appendix 2. However, parts of the site have been redeveloped since this photograph was

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<sup>3</sup> The roll fluctuates from year to year, and generally increases over the course of a year (as students start school after their fifth birthday, rather than at the start of each year).

taken in 2008. An up-to-date layout is provided in the designation plan in Appendix 3. Key components include:

- An administration and library building approximately mid-frontage along Percy Street with pedestrian access from Percy Street;
- A staff and visitor carpark to the west of the administration and library building, in the north-west corner of the site;
- Hard courts to the east of the administration and library building, in the north-east corner of the site<sup>4</sup>;
- Classrooms to the south of the above areas. The School has a total of 23 classrooms;
- A field within the southern part of the site; and
- A watercourse along the western edge of the site.

The site has a long road frontage of approximately 126m to Percy Street and is essentially flat and level with the street. The road frontage, western boundary and southern boundary are well-vegetated. The existing buildings are all single storey. The facilities have been developed pursuant to a long list of resource and building consents which are recorded in the Council's system.

#### 4.4 Description of Surrounding Area

The School adjoins land to the east owned by the Bishop and held in trust for St Francis Xavier Catholic Parish ("**Parish land**"). This land is outlined in black in Figure 2 above. The primary address for this land is 63 Park Avenue.

The Parish has developed a church on the land fronting the intersection of Percy Street and Kamo Road; a parish office to the south-west of the church; a carpark south of the church and parish office; and a hall within the south-western corner. A presbytery is located on the site at 71 Park Avenue. The primary vehicle access for the Parish land is from Park Avenue, south of 65 Park Avenue.

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<sup>4</sup> I note that the north-eastern corner of the courts appears to extend marginally into the adjoining land, which is also owned by the Bishop.



The School and Parish share use of the carpark on the Parish land. School staff and visitors are directed to park within the School's carpark on Percy Street. However, the parish carpark is used for student drop-off and pick-up before and after school and for school-related parking when special events are held at the School. The timing of these special events is coordinated between the School and Parish to ensure that the parking is available and School use does not disrupt Parish activity. The carpark also includes a three-bay pick-up drop-off area which is constructed partially on School land and used by the School for pick-up and drop-off on school days.

The School adjoins sports facilities (hockey turfs) to the south-east; St John's Ambulance station and driving school to the south-west; and residential properties to the west.

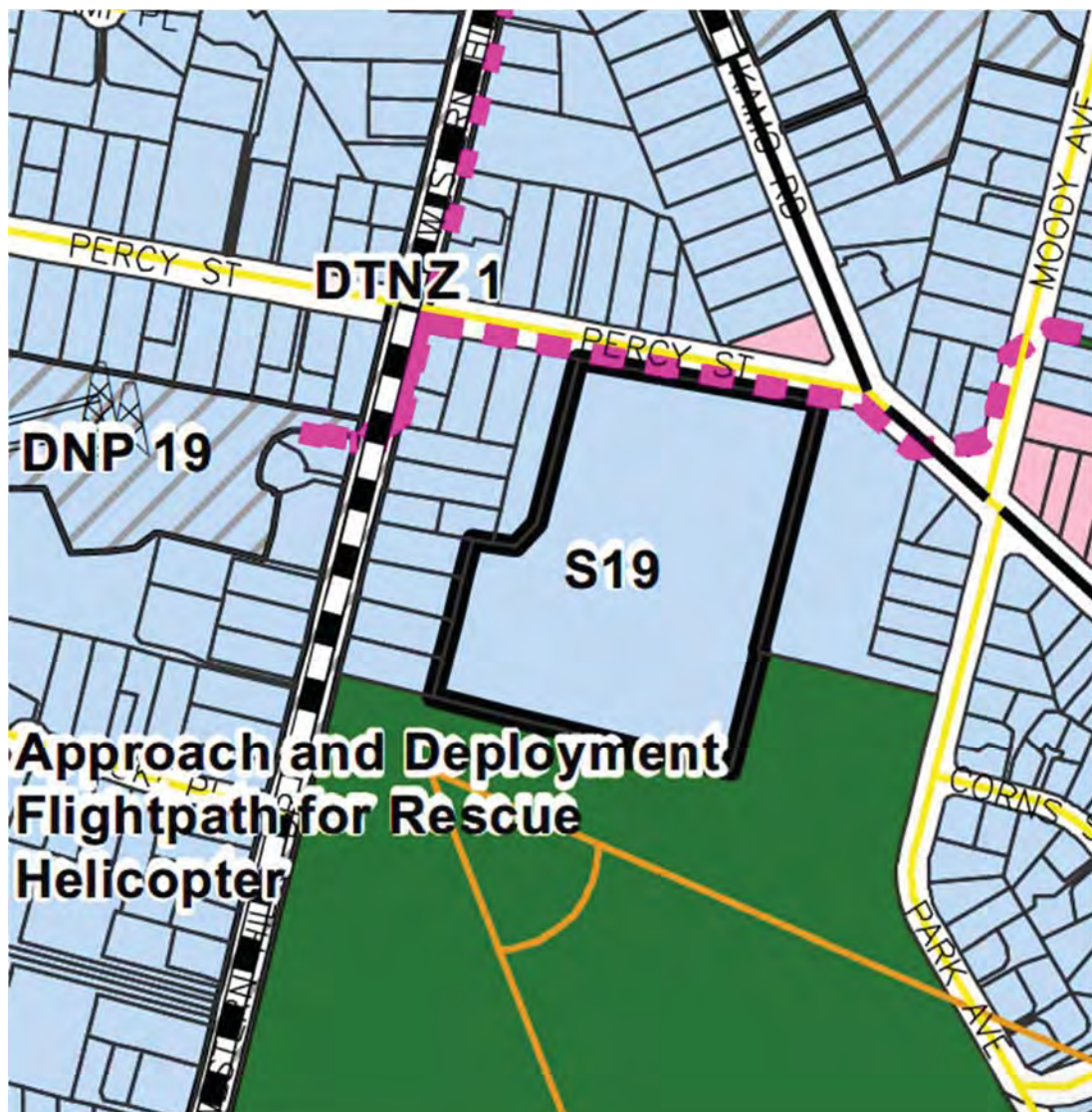
#### 4.5 Operative District Plan Notations

The site is zoned Living 1 under the Whangarei Operative District Plan 2007 as identified by the blue colouring in Figure 3 below and is subject to Scheduled Activity 19 which provides an exemption from the traffic movements rule for the Living 1 zone. The site is not subject to any designations or other overlays.

Most of the surrounding area (including the Parish land) is also zoned Living 1. The sports facilities and St John Ambulance land to the south is zoned Open Space.

A Critical Electricity Line extends along Percy Street (the Northpower Critical Underground Lines CEL).

**Figure 3 – District Plan Environments Map (Site outlined in Black)**



#### 4.6 Other Notations

The whole of the site is identified as a “low risk” stability area in Council’s GIS, but not the District Plan maps.

The site does not include any items on the New Zealand Heritage list or any recorded archaeological sites.

## 5 Proposed Designation

### 5.1 Purpose of Designation

The Minister has issued a Notice of Requirement to designate the integrated land occupied by St Francis Xavier Catholic School for education purposes. Education purposes includes:

1. The use of the facilities on the designated site by and for the educational benefit of any school age students (i.e. years 0 to 13) regardless of whether they are enrolled at any institution located on that designated site.
2. The provision of supervised care and study opportunities for students outside school hours in school facilities.
3. The provision of community education (e.g. night classes for adults) outside school hours in school facilities.
4. The provision of academic, sporting, social and cultural education including through:
  - a. Formal and informal recreational, sporting and outdoor activities and competitions whether carried out during or outside school hours;
  - b. Formal and informal cultural activities and competitions whether carried out during or outside school hours; and
  - c. The provision of specialist hubs and units (including language immersion units and teen parent units) for students with particular educational requirements or special needs.
5. The use of facilities for purposes associated with the education of students including school assemblies, functions, fairs and other gatherings whether carried out during or outside school hours.
6. The provision of associated administrative services; carparking and vehicle manoeuvring; and health, social service and medical services (including dental clinics and sick bays).
7. The provision of housing on site for staff members whose responsibilities require them to live on site (e.g. school caretaker) and their families.

## 5.2 Conditions of Designation

The site is proposed to be subject to the Minister's standard conditions of designation that apply to all schools within the Whangarei District, with three exceptions which are discussed below.

The Minister's standard conditions of designation are included as Appendix 4 and include conditions limiting the height of buildings relative to land zoned residential and open space; limiting noise relative to land zoned residential or rural; restricting the removal of scheduled trees; and requiring carparking. The site-specific conditions are included as Appendix 5 and explained below.

### 5.2.1 Riparian Yard

The site includes a watercourse along part of its western boundary. The watercourse is currently fenced-off for the safety of the children.

The Minister's standard conditions of designation do not include the requirement for a riparian yard where development is proposed adjacent to a water body.

As such, a site-specific riparian yard condition is proposed to require buildings, other than visually permeable fencing, to be set 5m back from the top of the bank of the watercourse. This will ensure retention of the existing vegetated margins.

### 5.2.2 Height in Relation to Boundary

A site-specific height in relation to boundary condition is proposed in this case to provide flexibility for the positioning of buildings along the School's boundary with the Parish Land to the east.

The Parish Land is zoned Living 1 under the Operative District Plan and is expected to retain an urban residential zoning under the urban zoning plan changes that the Council is currently drafting.

Under the Minister's standard conditions of designation, school buildings would need to comply with a 2m + 45 degree height in relation to boundary control along the boundary with the Parish Land (as this land will be "zoned primarily for a residential purpose"). This is not necessary to protect the amenity of the Parish Land as, despite its residential zoning, the Parish



Land does not contain any residential or other activities that are sensitive to building bulk along the boundary with the School.

The application of the Minister's standard condition of designation would also prevent the construction of taller buildings (than would otherwise be permitted) along the Parish boundary as a means of preserving open space within the School and/or keeping taller buildings away from the residential properties to the west and the Open Space zoned land adjoining the rest of the School.<sup>5</sup> As such, the application of the standard height in relation to boundary condition would limit options to manage effects on the School's residential and open space neighbours.

This restriction on the placement and height of buildings along the eastern boundary is not considered to be necessary or desirable. Accordingly, a site-specific condition is proposed, as per the wording in Appendix 5, that does not limit the height of buildings in relation to the Parish Land.

### 5.2.3 Parking

In addition, a site-specific parking condition is proposed in this case to recognise that the School has access to the carpark on the adjoining Parish land for student drop-off and pick-up and when special events are held at the School.

The Minister's standard conditions of designation require two parking spaces per additional classroom to be provided "on-site" (refer Appendix 4). The proposed site-specific condition (refer Appendix 5) retains the Minister's standard requirement for two parking spaces per additional classroom but allows that requirement to be met by the parking available on the adjoining Parish land.

## 5.3 Future Development

At this stage, there are no specific plans for further development of the School, however, further development is likely within the life of the District Plan.

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<sup>5</sup> If the standard height in relation to boundary control applied along the boundary with the Parish Land, and the Minister/School wished to infringe that control, the Minister would need to issue a Notice of Requirement to alter the designation. The costs and time involved in that process would be a significant deterrent to such an approach.

Any further development of the School will need to comply with the conditions of designation and (unless covered by one of the exceptions for minor work in the standard conditions of designation) will be subject to the outline plan process under section 176A of the RMA.

Under the outline plan process, the Minister will need to submit plans of the proposal, including details of buildings, vehicle access, parking and circulation, and landscaping; an assessment of the effects of the proposed work; and details of mitigation proposed for any adverse effects. The Council has the power to request changes to the proposal, which may include changes to the work proposed or mitigation additional to that proposed by the Minister.

## 6 Assessment

### 6.1 Statutory Context

Section 171 of the RMA sets out the matters Council must have regard to when considering this Notice of Requirement. These can be summarised as follows:

1. Part 2 of the RMA;
2. The effects on the environment of allowing the requirement, having particular regard to any relevant provisions of a national policy statement, regional policy statement or proposed regional policy statement, district plan or proposed district plan;
3. Whether adequate consideration has been given to alternative sites, routes, or methods of undertaking the work if:
  - a. The requiring authority does not have an interest in the land sufficient for undertaking the work; or
  - b. It is likely that the work will have a significant adverse effect on the environment;
4. Whether the work and designation are reasonably necessary for achieving the objectives of the requiring authority for which the designation is sought; and
5. Any other matter the Council considers reasonably necessary in order to make a recommendation on the requirement.

The Council may recommend to the Minister that he confirm the requirement, modify the requirement, impose conditions, or withdraw the requirement.

### 6.2 Part 2 of the RMA

It is my assessment that the proposed designation will promote the sustainable management of natural and physical resources by:

- Enabling the Minister in partnership with the School and its community to use and develop the site in a manner that will contribute to the social, economic and cultural wellbeing, and health and safety, of the community.

- Enabling the Minister in partnership with the School and its community to develop the site in a way that will assist in providing for the reasonably foreseeable needs of future generations for education facilities.
- Providing for the more efficient use and development of the valuable natural and physical resources represented by the School's land and facilities.
- Incorporating appropriate conditions to avoid or mitigate potential adverse effects on the environment (see section 6.4 below).

In terms of the matters of national importance in section 6, the site is not in the coastal environment; is not identified in any planning documents as part of or including any outstanding natural features or landscapes; does not include any areas of significant indigenous vegetation or significant habitats of indigenous fauna; does not include any known waahi tapu or taonga; does not include any identified historic heritage; and is not subject to any identified natural hazards in the District Plan<sup>6</sup>. In terms of the "other matters" in section 7 (not addressed in the bullets or paragraph above), the site does not include any habitat for trout or salmon.

## 6.3 Policy Framework

Section 171 of the RMA requires the Council to assess the effects on the environment of allowing the designation, having particular regard to the relevant policy framework.

It is my opinion that there are no national policy statements of significance to this Notice of Requirement, so the following assessment focuses on the Regional Policy Statement and District Plan.

### 6.3.1 Northland Regional Policy Statement

The Northland Regional Policy Statement ("**RPS**") was made operative in May 2016.

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<sup>6</sup> I note that the site is identified as a low risk stability area in the Council's GIS. This notation appears to apply to all urban areas not identified as moderate or high risk. This notation does not appear in the District Plan.

The RPS includes schools under the broader term “social infrastructure”<sup>7</sup>, making it clear that schools are part of the infrastructure of the region.

The RPS also uses the term “regionally significant infrastructure” which “may include infrastructure such as ... significant educational facilities”<sup>8</sup>.

The RPS gives two examples of significant educational facilities, however, both are tertiary facilities<sup>9</sup> which suggests that primary and secondary schools are not intended to be covered by the objectives and policies relating to regionally significant infrastructure.

As a regional document, the RPS focuses on regionally significant infrastructure. Nevertheless, the RPS still includes provisions relating to other infrastructure. The following references to infrastructure are relevant to this Notice of Requirement:

### ***Issues***

*It is important that our urban and rural areas are serviced by appropriate infrastructure.*<sup>10</sup>

*Quality of infrastructure and quality of life are key factors in creating a successful region.*<sup>11</sup>

*The way we manage our natural and physical resources (including infrastructure), particularly through regulation, is important to the economy.*<sup>12</sup>

### ***Objectives***

*Manage resource use to:*

*(a) Optimise the use of existing infrastructure;*

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<sup>7</sup> RPS, Glossary.

<sup>8</sup> RPS, s2.3, p19.

<sup>9</sup> RPS, Appendix 3.

<sup>10</sup> RPS, s2.4 Regional Form.

<sup>11</sup> RPS, s2.4 Regional Form.

<sup>12</sup> RPS, s3.5 Enabling Economic Wellbeing.

- (b) Ensure new infrastructure is flexible, adaptable, and resilient, and meets the reasonably foreseeable needs of the community; and*
- (c) Strategically enable infrastructure to lead or support regional economic development and community wellbeing.<sup>13</sup>*

**Policies**

*Encourage the development of infrastructure that is flexible, resilient, and adaptable to the reasonably foreseeable needs of the community.<sup>14</sup>*

By way of summary, the above provisions:

- Recognise the importance of social infrastructure to the regional economy and quality of life for people living in the region.
- Recognise that infrastructure is expensive and resources are limited, so it is important to get the best out of existing infrastructure.
- Seek to ensure that infrastructure will meet the reasonably foreseeable needs of the community.

The Notice of Requirement will support these provisions by:

- Providing certainty for the continued use and development of St Francis Xavier Catholic School.
- Providing for the efficient use and efficient further development of the school land and facilities.
- Assisting the Minister to meet the reasonably foreseeable needs of the community for education facilities.

### 6.3.2 Whangarei District Plan

The Whangarei District Plan is subject to a rolling review.

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<sup>13</sup> RPS, Objective 3.8 – Efficient and Effective Infrastructure.

<sup>14</sup> RPS, Policy 5.2.2 – Future-proofing Infrastructure.

The operative plan includes numerous objectives and policies relevant to the Notice of Requirement to varying degrees. These include the following objectives and policies:

Objectives	Comments
<p><b>Chapter 5, Amenity Values</b></p> <p>Objectives 5.3.1, 5.3.2 and 5.3.5</p> <p>Policies 5.4.1, 5.4.2, 5.4.3, 5.4.7, 5.4.8, 5.4.10, 5.4.12</p>	<p>These provisions broadly seek that the characteristic amenity values of each Environment are maintained and that adverse effects on amenity values are appropriately managed.</p> <p>In this case, the School adjoins the Living 1 Environment to the east and west and faces the Living 1 and Business 3 environments across Percy Street. The School adjoins the Open Space Environment to the south.</p> <p>The Living 1 Environment is principally characterised by suburban residential development i.e. a mix of attached and detached homes, generally 1-2 storeys.</p> <p>The Business 3 Environment applies to suburban centres i.e. small scale commercial and retail centres within suburban residential areas.</p> <p>The Open Space Environment applies to a wide range of environments from conservation land through to sports fields. In this case, the adjoining Open Space Environment has been developed with floodlit synthetic turfs, clubhouses and carparking, and facilities for St John's Ambulance and the Northland Emergency Services Trust.</p> <p>The School is a long-established and accepted part of the surrounding community and any adverse effects of the existing School's existing activities and facilities on the amenity of the surrounding area are part of the existing environment. Potential adverse effects from further development of the School can be managed through the conditions of designation and outline plan process in the same way as development at other schools. This is discussed in more detail in section 6.4 below.</p>
<p><b>Chapter 8, Subdivision and Development</b></p> <p>Objectives 8.3.1 and 8.3.2</p> <p>Policies 8.4.7 and 8.4.8</p>	<p>These provisions seek to avoid, remedy or mitigate adverse effects, maintain the character of the locality, and avoid conflict between incompatible activities.</p> <p>As noted above, the School is a long-established and accepted part of the surrounding community and any adverse effects of the School are part of the existing environment. Potential adverse effects from further development of the School can be managed through the conditions of designation and outline plan process.</p>

	<p>The existing school has co-existed with the surrounding activities for decades and is not incompatible with those activities. This will not change as a consequence of further development in accordance with the conditions of designation.</p>
<p><b>Chapter 11, Riparian and Coastal Margins</b></p> <p>Objectives 11.3.1, 11.3.2 and 11.3.4</p> <p>Policies 11.4.1 and 11.4.2</p>	<p>These provisions seek to preserve the natural character and functioning of riparian margins and preserve riparian vegetation as buffer to land use activities. In most environments, these provisions are given effect through a riparian yard requirement, specified in the environment rules.</p> <p>The Minister's standard conditions of designation do not include a riparian yard requirement. As such, a site-specific condition is proposed as part of the Notice of Requirement requiring a 5m riparian yard. This will give effect to the objectives and policies in Chapter 11.</p>
<p><b>Chapter 22, Road Transport</b></p> <p>Objectives 22.3.1, 22.3.3</p> <p>Policies 22.4.5, 22.4.6, 22.4.7, 22.4.8, 22.4.8</p>	<p>These provisions seek to maintain a safe and efficient road network and ensure adequate parking is provided.</p> <p>In this case, the School's access to the road network is already in place so the effects of these access points are part of the existing environment. Any intensification of the use of these access points as a result of further development will be minor in the context of existing school traffic and the capacity of the road network.</p> <p>In addition, any further development of the School will require additional parking at the same rate as other schools in the district, unless the Council accepts on the basis of a specifically commissioned parking study that a lesser provision of parking is appropriate. Accessible parking will need to comply with the Building Code and the School will have an obvious vested interest in ensuring that the layout of any other parking makes it easy to use.</p> <p>Additional comments on road transport effects are provided in section 6.4 below.</p>
<p><b>Chapter NAV, Noise and Vibration</b></p> <p>Objective 1</p> <p>Policy 1</p>	<p>These provisions seek to enable appropriate activities while ensuring that noise and vibration is managed within appropriate levels for the health and wellbeing of people and the character and amenity of the area.</p> <p>In this case, the School is a long-established part of the environment and noise from activities at the School is part of the existing environment. Noise from the School will not markedly change as a result of further development and will in any event need to comply with the noise limits in the conditions of</p>



	<p>designation, which are the same limits as apply to other schools in the district, and very similar to the limits that apply under Chapter NAV.</p> <p>Although there are no specific vibration conditions in the standard conditions of designation, vibration is typically only an issue when removing rock or constructing underground basements. Neither situation is likely here. In any event, if a development was proposed that was likely to generate significant vibration, the effects of that would need to be addressed as part of the outline plan process and appropriate mitigation could be agreed as part of that process.</p>
--	--

## 6.4 Effects on the Environment

At this stage, no plans have been prepared for future development of the site. As such, this assessment is based on the proposed conditions of designation.

An outline plan of works will be required to undertake further development of the site once a designation is confirmed. The Council will then have the ability to request changes to the outline plan of works.

### 6.4.1 Visual Amenity, Privacy and Shading

As noted in section 6.3 above, the School is long-established, and the effects of its presence are part of the existing environment.

Any further development of the School will need to comply with the conditions of designation and (unless covered by one of the exceptions for minor work in the standard conditions of designation) will be subject to the outline plan process.

Of relevance to visual amenity, privacy and shading, the conditions of designation include a height in relation to boundary control that is more stringent than imposed through the District Plan on the underlying zone for the School.<sup>15</sup> This will ensure that school buildings do not visually dominate adjoining properties, impact on the privacy of adjoining residents or cause shading of adjoining properties, to a greater extent than could occur in the absence of the

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<sup>15</sup> The conditions of designation limit height to 2m + 35/45/55 degrees. The height in relation to boundary control for the underlying Living 1 zone is 3m + 35/45/55 degrees.

designation (indeed, any such impacts will be reduced by comparison with what would be possible without the designation).

The Minister's standard conditions of designation do not include a maximum height control, however, this is not considered necessary in this case as the School is not under any pressure to construct buildings of a height that might be out of place within the area (as is evident from the existing development) and this is very unlikely to change in the foreseeable future; the size of the site provides the ability to internalise effects by locating taller buildings away from boundaries; and the height in relation to boundary condition means that taller buildings would in any event need to be a considerable distance from the adjoining Living and Open Space zoned land in order to comply with the conditions of designation.

I note that most schools in New Zealand are accommodated within suburban residential areas, and are an integral and expected component of such areas. They are generally on large sites relative to their neighbours that provide greater flexibility for the location of buildings and the opportunity for substantial areas of open space, which helps to mitigate the visual effects of larger buildings and ancillary infrastructure such as parking areas.

Most school designations do not contain detailed bulk and location controls, with the form and location of buildings generally being left to the outline plan process (which also provides the opportunity to fine-tune proposals e.g. through adjustments to building design details and landscaping to manage Council concerns). In addition to the points noted above, this approach recognises that schools are generally well-integrated with their communities and wish to remain on good terms with their neighbours. This approach has worked well to date and is expected to continue to do so.

Overall, it is my opinion that potential visual amenity, privacy and shading effects of any future development on the site will be adequately managed through the proposed height in relation to boundary condition and the outline plan process and that additional "bulk and location" conditions are not necessary to manage those effects.

#### 6.4.2 Noise

Again, the School is long-established, and noise from its existing activities is part of the existing environment.

Any new or more intensive activities at the School will need to comply with the conditions of designation and (if associated with development) will be subject to the outline plan process.

Of relevance to noise effects, the conditions of designation include a noise condition which applies the same noise limits to the School as apply to all other schools in the district, and similar limits to the limits that would apply to the School under Chapter NAV if no designation was in place.<sup>16</sup>

Overall, neighbours are unlikely to notice a difference in noise from the site as a result of confirmation of the designation.

### 6.4.3 Traffic Effects

Again, the School is long-established, and the traffic effects of its existing activities are part of the existing environment.

The School is well-serviced with vehicle and pedestrian access from both Percy Street and Park Avenue (over the adjoining Parish land). New access points are unlikely to be required.

The School is also well-serviced for parking, with 37 parking spaces accessible from Percy Street and approximately 60 spaces available on the adjoining Parish land. The latter carpark also includes a 3-bay pick-up drop-off area.

Any future intensification of the School will need to comply with the parking conditions which will ensure that that School continues to have an adequate level of parking to accommodate its normal staff and visitor parking demands (with the parking requirement of two spaces per additional classroom being the same as at other designated schools).

In addition, any further development involving new classrooms (or other buildings), new parking areas, new access points and/or modifications to existing access points, will be subject to the outline plan process, which will give Council an opportunity to seek changes to the proposal to address any traffic issues that might be identified at the time (although, as noted in section 6.3.2 above, any increases in traffic generated by further development are likely to be minor in the context of the existing traffic and road network).

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<sup>16</sup> The noise limits under the Minister's standard conditions of designation are the same as apply to the Business 2 and 4 zones, where noise is received in a Living zone, and 5 dB higher than apply to the Living zones where noise is received by another Living zone. However, the exemption for normal outdoor recreational activities is more restrictive under the conditions of designation than under clause 9 of Chapter NAV as the former only applies Monday to Saturday whereas the exemption under Chapter NAV applies seven days.

Overall, it is my opinion that allowing the designation is unlikely to result in any notable adverse traffic effects. The School is already established, has safe access to the road network and access to a high level of parking; the demand for Catholic education in Whangarei is unlikely to increase to such an extent that significant intensification of the site (resulting in significant increases in traffic) will be required; and the conditions of designation and outline plan process will ensure that any adverse traffic effects from future developments are either avoided or managed.

#### 6.4.4 Natural Hazard Effects

As noted in section 4.7, the site is identified as a “low risk” stability area in Council’s GIS, but not the District Plan maps.

The low risk stability area notation appears to apply to all those parts of the existing urban area not identified as moderate or high risk. The notation is described in the supporting documentation for the mapping as follows:

*Erosion or landslide morphology is not apparent. Not considered to be at risk of instability. May, however, be at risk as a result of natural events, or development. Steeper slopes may be subject to soil creep.*<sup>17</sup>

The supporting documentation indicates that the three stability risk categories have been developed to identify the level of geotechnical assessment recommended for building consent applications<sup>18</sup>. Applications for development in low risk areas should be accompanied by:

*“a brief geotechnical report which summarises the results of a walk-over survey and a geological / geomorphological assessment (which describes how the particular landform has been formed, what it is made up of and what slope processes are, or are likely to be occurring) and provides an informed opinion on the suitability of the land for the intended purpose.”*<sup>19</sup>

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<sup>17</sup> Tonkin & Taylor, Land Zonation Mapping, Geotechnical Assessment Level / Stability hazard mapping for Hikurangi, Mid Kensington, Whangarei City Centre, East Kamo & Portland, June 2008, section 3.1.

<sup>18</sup> Ibid, section 3.1.

<sup>19</sup> Ibid, section 3.2.1.

It is my opinion that this notation does not require a response in the conditions of designation as the clear intent of this mapping is to address any issues arising as a result of ground conditions through the building consent process.

Overall, it is my opinion that allowing the designation is unlikely to result in any significant adverse natural hazard effects.

#### 6.4.5 Infrastructure Effects

The School is long-established, and serviced with public water, stormwater and wastewater infrastructure.

As noted above, the demand for Catholic education in Whangarei is unlikely to increase to such an extent that significant intensification of the site (resulting in significant increases in demand for infrastructure) will be required. As such, allowing the designation is unlikely to result in any significant infrastructure effects.

#### 6.4.6 Ecological Effects

The School does not include any features of significant ecological value that might be put at risk by designating the site.

In addition, irrespective of the designation, the School will need to comply with any regional plan rules relating to the detention, treatment and discharge of stormwater, which will help to protect downstream ecosystems.

Overall, it is my opinion that allowing the designation is unlikely to result in any significant adverse ecological effects.

#### 6.4.7 Historic Heritage Effects

The School does not include any listed or scheduled historic heritage items. Accordingly, the designation of the site will not result in any adverse historic heritage effects.

#### 6.4.8 Construction Effects

Potential construction effects, including noise, vibration, sediment and dust, can be addressed through the outline plan process (under which the Minister has an obligation to assess the effects of the proposal and outline the mitigation to be put in place).

## 6.5 Alternative Sites and Methods

I note that alternative sites and methods only require consideration if the requiring authority does not have an interest in the land sufficient for undertaking the work or it is likely that the work will have a significant adverse effect on the environment. It is my opinion that neither of these conditions apply in this case. Nevertheless, for completeness, I provide the following comments.

### 6.5.1 Alternative Sites

The Minister has not investigated alternative sites for a Catholic primary school as the existing school is a well-established part of the surrounding community and construction of a new school elsewhere would be highly disruptive to the existing school community and very expensive by comparison with continuing to use and develop the existing school land and facilities.

### 6.5.2 Alternative Methods

I have considered the alternatives to designating the site, but these do not provide the same level of certainty or efficiency as designating the site and/or do not have the support of Council officers. The principal alternatives to designating the site would be to:

1. Do nothing;
2. Seek through the Council's District Plan review process a scheduled activity overlay which permits school-related activities and developments; or
3. Seek through the Council's District Plan review process a School zoning within which school-related activities and developments are a permitted activity.

#### **Do Nothing**

The "do-nothing" option would leave the site with a Living 1 zoning and scheduled activities overlay for the time being.

However, those provisions would eventually be superseded by whatever is proposed by Council in the upcoming urban plan changes.

Based on discussions with Council officers, those plan changes are likely to leave the site with a residential zoning, but without the existing benefit of a scheduled activities overlay.

Under this scenario, any further development of the site, or intensification of the use of the site for education purposes, would be likely to require resource consent. Given the nature of the activity and zoning of the site and surrounding area, those applications would be at risk of public or limited notification and/or conditions that restrict the efficient use and development of the site for education purposes. In addition, the Minister would be exposed to future plan changes, whether directly related to the use of the site, or which otherwise impact on the use of the site, which could cause the Minister to incur unnecessary cost and/or further reduce certainty for future operations. The uncertainty and potential cost inherent in the do-nothing option would not promote the sustainable management of the valuable natural and physical resources represented by the school land and facilities and is not acceptable to the Minister.

### **Scheduled Activity**

An alternative to the do-nothing approach is to seek through the Council's District Plan review process a scheduled activity overlay which permits education-related activities and developments.

However, Council officers have advised that they would not support this approach as they are seeking to phase-out the existing scheduled activities overlay. As such, this approach would seem likely to result in significant costs for both the Minister and Council as the parties pursue the matter through the courts.

In addition, this approach would not, in any event, be as beneficial as designating the site, as it would leave the Minister exposed to future plan changes, whether directly related to the use of the site, or which otherwise impact on the use of the site, which cause the Minister to incur unnecessary cost and/or reduce certainty for future operations.

Overall, the costs of this approach are likely to be higher than the costs of designating the site, the outcome less certain, and the benefits reduced by comparison with designating the site.

### **School Zoning**

A further alternative would be to seek through the Council's District Plan review process a School zoning within which school-related activities and developments are a permitted activity. This would be consistent with the approach for independent and state-integrated schools under the Auckland Unitary Plan.

However, Council officers have advised that they are not willing to support the creation of a School zoning as it would likely only apply to two or three schools and the Council is seeking

to reduce the number of zones under the District Plan, rather than increase them. As such, this approach would seem likely to result in significant costs for both the Minister and Council as the parties pursue the matter through the courts.

In addition, this approach is potentially less beneficial than designating the site, as it would leave the Minister exposed to future plan changes, whether directly related to the use of the site, or which otherwise impact on the use of the site, which could cause the Minister to incur unnecessary cost and/or reduce certainty for future operations.

Overall, the costs of this approach are likely to be higher than the costs of designating the site, the outcome less certain, and the benefits reduced by comparison with designating the site.

## 6.6 Minister's Objectives

The Minister is a requiring authority under section 166 of the RMA and has financial responsibility for state-owned and state-integrated schools.

As such, the Minister has the power under section 168 of the RMA to designate state-owned and state-integrated schools, a power that has been exercised to date for state schools in Whangarei and both state and state-integrated schools in other parts of the country.

The Minister's objectives in designating St Francis Xavier Catholic School are to provide for the efficient ongoing operation and further development of the School, to maximise the School's ability to contribute to the wellbeing of its community and assist the School to meet its responsibilities under the Education Act (which include the ongoing provision of adequate facilities).

The proposed designation is reasonably necessary, and is considered to be the most appropriate mechanism, to achieve those objectives. The designation of the School is consistent with the Minister's powers and practice under the RMA and provides the necessary long-term certainty that the site can be used and developed for education purposes and flexibility for that use and development, while also clearly identifying the use of the site to the general public.



## 7 Consultation

No consultation has been undertaken for this Notice of Requirement as the school is long-established and neighbours will have the opportunity to input to the designation through the submission process.

## 8 Conclusion

The Council, in reviewing the Minister's Notice of Requirement must have regard to the matters set out in section 171 of the RMA, including Part 2 of the RMA, the effects of the proposal on the environment (in light of the relevant policy framework), and whether the designation is reasonably necessary to achieve the Minister's objectives.

It is my opinion that the Notice of Requirement will give effect to Part 2 of the RMA and the relevant provisions of the RPS by:

- Enabling the Minister in partnership with the School and its community to use and develop the site in a manner that will contribute to the social, economic and cultural wellbeing, and health and safety, of the community.
- Enabling the Minister in partnership with the School and its community to develop the site in a way that will assist in providing for the reasonably foreseeable needs of future generations for education facilities.
- Providing for the more efficient use and development of the valuable natural and physical resources represented by the School's land and facilities.
- Incorporating appropriate conditions to avoid or mitigate potential adverse effects on the environment.

I am also of the opinion that any adverse effects on the environment of allowing the designation will be minor and/or acceptable as:

- The School is a long-established and accepted part of the surrounding community and the adverse effects of the School on the amenity of the surrounding area, the traffic environment and local infrastructure are part of the existing environment under the RMA.
- Potential adverse effects from further development of the School will be avoided or mitigated by compliance with the conditions of designation and can be further managed and mitigated through the outline plan process in the same way as development at other schools.

Finally, it is my opinion that the proposed designation is reasonably necessary to achieve the Minister's objectives. The designation of the School is consistent with the Minister's powers and practice under the RMA and provides the necessary long-term certainty that the site can

be used and developed for education purposes, and the necessary flexibility for that use and development.

On the basis of the above, I support the Minister's Notice of Requirement.

## Appendix 1

### Certificate of Title



# COMPUTER FREEHOLD REGISTER UNDER LAND TRANSFER ACT 1952



  
R.W. Muir  
Registrar-General  
of Land

## Search Copy

**Identifier** NA106D/842  
**Land Registration District** North Auckland  
**Date Issued** 16 October 2000

### Prior References

45A/664-665      NA527/3      NA528/15  
NA58C/682

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**Estate** Fee Simple  
**Area** 2.6580 hectares more or less  
**Legal Description** Lot 3 Deposited Plan 174191

### Proprietors

The Roman Catholic Bishop of the Diocese of Auckland

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### Interests

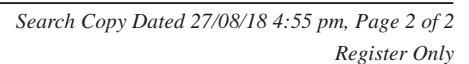
Subject to Part IV A Conservation Act 1987 (affects part)

Subject to Section 11 Crown Minerals Act 1991 (affects part)

Appurtenant hereto is a sewage right created by Transfer A134609 (affects part)

Subject to a right to transmit telecommunications over part marked E on DP 174191 created by Transfer D537256.11 - produced 31.8.2000 at 3.46 pm and entered 16.10.2000 at 9.00 am

Appurtenant hereto are rights to transmit telecommunications created by Transfer D537256.11 - produced 31.8.2000 at 3.46 pm and entered 16.10.2000 at 9.00 am





**TRANSFER**  
Land Transfer Act 1952

DS37256.11 TE



If there is not enough space in any of the panels below, cross-reference to and use the approved Annexure Schedule: no other format will be received.

Land Registration District

**NORTH AUCKLAND**

Certificate of Title No. All or Part? Area and legal description – *Insert only when part or Stratum, CT*

(i) <b>45A 665</b> <b>133c 585</b>	<b>Part</b>	<b>Area comprising 458 m2 being the residue of the land in CT 45A/665 upon the deposit of DP 174191</b> (Continued on page 2 Annexure Schedule)
---------------------------------------	-------------	--

Transferor Surnames must be underlined or in CAPITALS

**(i) THE WHANGAREI DISTRICT COUNCIL** as to the easements over the parts marked "B" and "C" on Deposited Plan 174191 (Continued on page 2 Annexure Schedule)

Transferee Surnames must be underlined or in CAPITALS

**(i) THE ROMAN CATHOLIC BISHOP OF THE DIOCESE OF AUCKLAND** as to the easement first described (Continued on page 2 Annexure Schedule)

Estate or Interest or Easement to be created: *Insert e.g. Fee simple; Leasehold in Lease No ..... Right of way etc.*

**Easement of a right to transmit telecommunications** (Continued on page 2 Annexure Schedule)

Consideration

**\$1.00**

Operative Clause

For the above consideration (receipt of which is acknowledged) the TRANSFEROR TRANSFERS to the TRANSFEE all the transferor's estate and interest described above in the land in the above Certificate(s) of Title and if an easement is described above such is granted or created.

Dated this **10<sup>th</sup>** day of **August** **2000**

Attestation



Signature, or common seal of Transferor

Signed in my presence by the Transferor **THE WHANGAREI DISTRICT COUNCIL**

Signature of Witness

Witness to complete in BLOCK letters  
(unless typewritten or legibly stamped)

Witness name **D.A. Mitchell**  
Occupation **Council Secretary**  
Address **Whangarei**

Certified correct for the purposes of the Land Transfer Act 1952

~~Certified that the conveyance duty is payable by virtue of Section 24(1) of the Stamp and Oncoise Duties Act 1971~~  
(DELETE IN APPLICABLE CERTIFICATE)

*[Signature]*

Solicitor for the Transferee



## Annexure Schedule

TRANSFER

Dated

Page

1

of

3

Pages



### Continuation of "Certificate of Title No."

- (ii) 58C/682 Part Area comprising 15.9131 hectares being the residue of the land in CT 58C/682 upon the deposit of DP 174191
- (iii) 106D/840 All
- (iv) 106D/842 All

### Continuation of "Transferor"

- (ii) **THE ROMAN CATHOLIC BISHOP OF THE DIOCESE OF AUCKLAND** as to the easement over the parts marked "D" and "E" on Deposited Plan 174191

### Continuation of "Transferee"

- (ii) **THE WHANGAREI DISTRICT COUNCIL** as to the easement secondly described

### Continuation of "Estate or Interest or Easement to be Created"

#### 1. The Easements

First, **THE ROMAN CATHOLIC BISHOP OF THE DIOCESE OF AUCKLAND** shall have an easement of a right to transmit telecommunications through those parts of the lands in Certificates of Title 133C/585 (being the residue of the land formerly contained in Certificate of Title 45A/665) and 133C/586 (being the residue of the land formerly contained in Certificate of Title 58C/682) following the deposit of Plan 174191 as are marked with the letters "B" and "C" on Deposited Plan 174191 such to be forever appurtenant to the land contained in Certificates of Title 106D/840, 106D/841 and 106D/842.

841

Secondly, the said **THE WHANGAREI DISTRICT COUNCIL** shall have an easement of a right to transmit telecommunications through those parts of the land in Certificates of Title 106D/840 and 106D/842 as are marked with the letters "D" and "E" on Deposited Plan 174191 such to be forever appurtenant to the land contained in Certificate of Title 41C/131. 106D/841, 842(D)

If this Annexure Schedule is used as an expansion of an instrument, all signing parties and either their witnesses or their solicitors must put their signatures or initials here.

(15 2)



## Annexure Schedule



below  
"Mortgage", "Transfer", "Lease" etc

Transfer

Dated

Page 2 of 3 Pages

2. Rights and Powers and the Terms, Conditions, Covenants or Restrictions

The rights and powers and the terms, conditions, covenants or restrictions with respect to the easements of a right to transmit telecommunications created hereby shall be:

- (i) The full, free, uninterrupted and unrestricted right to install and thereafter repair and maintain such line, lines or works as shall be required for the purpose of telecommunications.
- (ii) The full, free right, liberty and licence for all times hereafter for the proprietor of the dominant tenement with his engineers, surveyors, servants, agents, employees, workmen, contractors and invitees with or without vehicles laden or unladen and with materials, machinery and implements from time to time and at all times:
  - (a) To lay and maintain in and under the soil, tarsealed surfaces, fence and fences of the servient tenement a line or lines or works;
  - (b) To enter and remain upon the servient tenement for the purposes of laying, maintaining, inspecting, repairing, renewing, replacing or altering the line or lines or works as the case may be and opening up the soil of the easement land and making thereon any cuttings, fillings, grades, batters or trenches and to reopen the same and generally to do and perform such acts or things upon the easement land as may be necessary to enable the proprietor of the dominant tenement to receive the full, free use and enjoyment of the rights and privileges granted under this instrument;
  - (c) To use the line or lines or works for the purpose of telecommunications without interruption or impediment (except during any periods of inspection, repair, renewal, replacement or alteration);

**PROVIDED ALWAYS** that all such line or lines or works are laid underground and that on completion of any work by the proprietor of the dominant tenement on the easement land pursuant to this easement requiring the proprietor of the dominant tenement to open up the land the proprietor of the dominant tenement shall restore the surface of the easement land as nearly as possible to its former condition and replace the soil at the surface, including the tarsealed surface and turf (if any) consolidated to its proper level.

For the purposes of this easement of telecommunications the following definition shall apply:

"Telecommunications" means the conveyance, transmission, emission or reception of signs, signals, impulses, writing, images, sounds, instructions, information or intelligence of any nature whether by electromagnetic waves or not at any frequency and whether for the information of any person or not and includes any underground electronic power supply incidental to telecommunications.

If this Annexure Schedule is used as an expansion of an instrument, all signing parties and either their witnesses or their solicitors must put their signatures or initials here.

*CM* *[Signature]*



# Annexure Schedule



insert below

"Mortgage", "Transfer", "Lease" etc

Transfer

Dated

Page 3 of 3 Pages

"Line or Lines" means a wire or wires, cables or a conductor of any other kind (including a fibre optic cable) used or intended to be used for telecommunications and includes any insulator, casing, fixing (major or minor), tunnel or other equipment or material used or intended to be used for supporting, enclosing, surrounding or protecting any such wire, wires, conductor, cable or fibre optic cable and also includes any part of a line and includes "existing lines" as defined by the Telecommunications Act 1987 and its amendments or re-enactments.

"Works" includes a line and lines as above defined and any instrument, radio apparatus comprising transmitters or receivers or a combination of both, machinery, engine, excavation or work of whatever description used for the purpose or in relation to or in any way in connection with telecommunication and includes "existing works" as defined by the Telecommunications Act 1987 and its amendments and re-enactments.

EXECUTED by THE ROMAN )  
CATHOLIC BISHOP OF THE )  
DIOCESE OF AUCKLAND in )  
the presence of : )

*D. G. Pfahler*  
D. G. PFAHLERT  
ADMINISTRATOR  
AUCKLAND



If this Annexure Schedule is used as an expansion of an instrument, all signing parties and either their witnesses or their solicitors must put their signatures or initials here.

*Om*



# TRANSFER

Land Transfer Act 1952

Law Firm Acting
<b>THOMSON WILSON SOLICITORS WHANGAREI</b>

*Handwritten notes:*  
45 A/665  
58 C/682  
1067/840  
1067/142

Auckland District Law Society  
REF. 4135 JA

This page is for Land Registry Office use only.  
(except for "Law Firm Acting")

*(two operations)*



PRODUCED  
ENTERED

3.46 31.AUG00 D 537256

1 IN 17 COPY

## Appendix 2

### Aerial Photograph



St Francis Xavier School, 1 Percy Street,  
Kensington



Print Date: 24/11/2017  
Print Time: 11:48 AM



Scale: 1:1500  
Original Sheet Size A4

Projection: NZGD2000 / New Zealand Transverse Mercator 2000  
Bounds: 1718691.91427275,6047866.91197854  
1719134.14877425,6048432.06165766

## Appendix 3

### Designation Plan

Note :

(1) ABUTTALS ARE APPROXIMATE ONLY. POSITIONS  
HAVE BEEN PLOTTED USING THE LAND  
INFORMATION NEW ZEALAND LANDONLINE XML  
DATA.

REVISION (DESCRIPTIONS)	NAME	DATE
	NAME	DATE
SURVEYED		
PROCESSED	L. West	03/07/2018
DRAWN	EAE	26/07/2018
CHECKED		

## FREAR SURVEYORS LTD.

R. JOHN FREAR (NZ.C.L.S.)  
123C DOMINION ROAD, MT EDEN  
P.O. BOX 96063, BALMORAL  
AUCKLAND

TELEPHONE (09) 630 5404

FAX (09) 630 5403

MOB. 027 4795 093

EMAIL john@frear.co.nz

### PROJECT

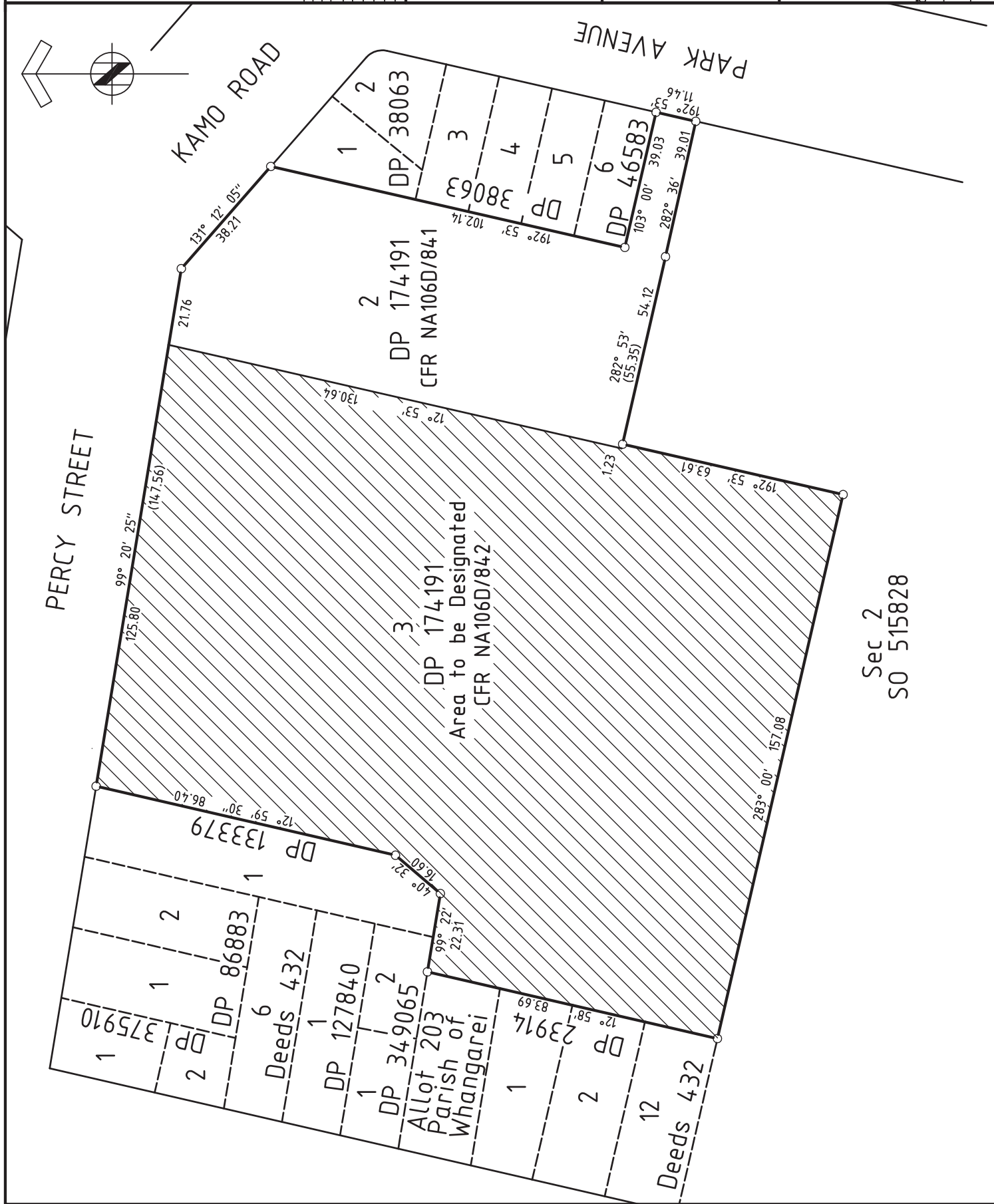
Notice of Requirement from  
the Minister of Education to  
the Whangarei District Council  
for a Designation under  
Section 168 of the RMA  
2.6580 Hectares being  
Lot 3 DP 174191  
NA106D/842

### DRAWING TITLE

## Designation Plan

St Francis Xavier  
Whangarei

ORIGINAL	SCALE	ORIGINAL SIZE	REVISION NO
1:1000	A3		
DATE	02/08/2018	SHEET NO	1
CAD REFERENCE	5476-SFX.dwg	JOB NO	5476



## Appendix 4

### Minister's Standard Conditions of Designation



## **Minister of Education**

### **Standard Provisions for All Education Designations**

#### **Explanatory Notes**

Education purposes in the designation purpose means:

1. Enable the use of the facilities on the designated site by and for the educational benefit of any school age students (years 0 to 13) regardless of whether they are enrolled at any institution located on that designated site.
2. Enable the provision of supervised care and study opportunities for students outside school hours in school facilities
3. Enable the provision of community education (e.g. night classes for adults) outside school hours in school facilities
4. Include but not be limited to the provision of academic, sporting, social and cultural education including through:
  - a. Formal and informal recreational, sporting and outdoor activities and competitions whether carried out during or outside school hours;
  - b. Formal and informal cultural activities and competitions whether carried out during or outside school hours; and
  - c. The provision of specialist hubs and units (including language immersion units and teen parent units) for students with particular educational requirements or special needs.
5. Enable the use of facilities for purposes associated with the education of students including school assemblies, functions, fairs and other gatherings whether carried out during or outside school hours.
6. Enable the provision of associated administrative services; carparking and vehicle manoeuvring; and health, social service and medical services (including dental clinics and sick bays).
7. Enable the housing on site for staff members whose responsibilities require them to live on site (e.g. school caretaker) and their families.

## **Conditions**

### **1. Height in Relation to Boundary**

Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.

### **2. Noise**

The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:

- a. Monday to Saturday, 7am to 10pm, 55dB LAeq
- b. Sunday, 9am to 6pm, 55dB LAeq
- c. All other times, 45 dB LAeq, 75 dB LAFmax

Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday.

Noise levels shall be measured and assessed in accordance with NZS 6801:2008 "Measurement of Environmental Sound" and NZS 6802:2008 "Environmental Noise".

Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 "Acoustics – Construction Noise".

### **3. On-Site Car Parking – Schools**

Additional on-site car parking shall be provided at the rate of two carparks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate. For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.

### **4. On-Site Car Parking – Early Childhood Education (Preschool)**

In addition to any car parking required for the school, on-site car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically

commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.

## **5. Scheduled Trees**

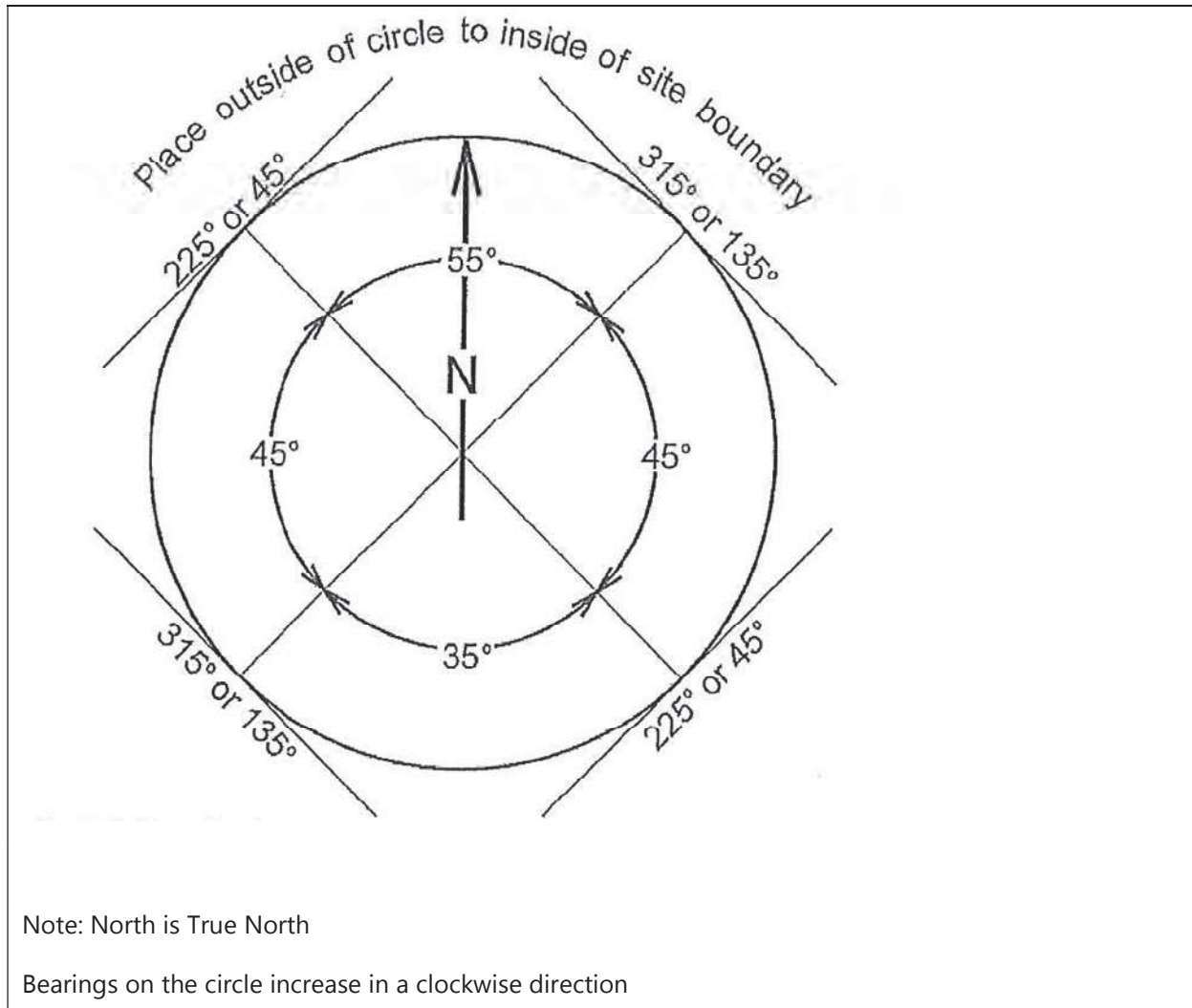
No tree or group of trees specifically scheduled in the District Plan may be cut, damaged, altered, injured, destroyed or partly destroyed, or works undertaken within the drip line of any such tree(s), other than in accordance with an outline plan submitted and processed in accordance with the s176A of the Resource Management Act 1991. This condition shall not apply to minor trimming or maintenance undertaken by hand operated secateurs or pruning shears in accordance with accepted arboricultural practice, or where removal or trimming is required to safeguard life or property.

## **6. Outline Plans**

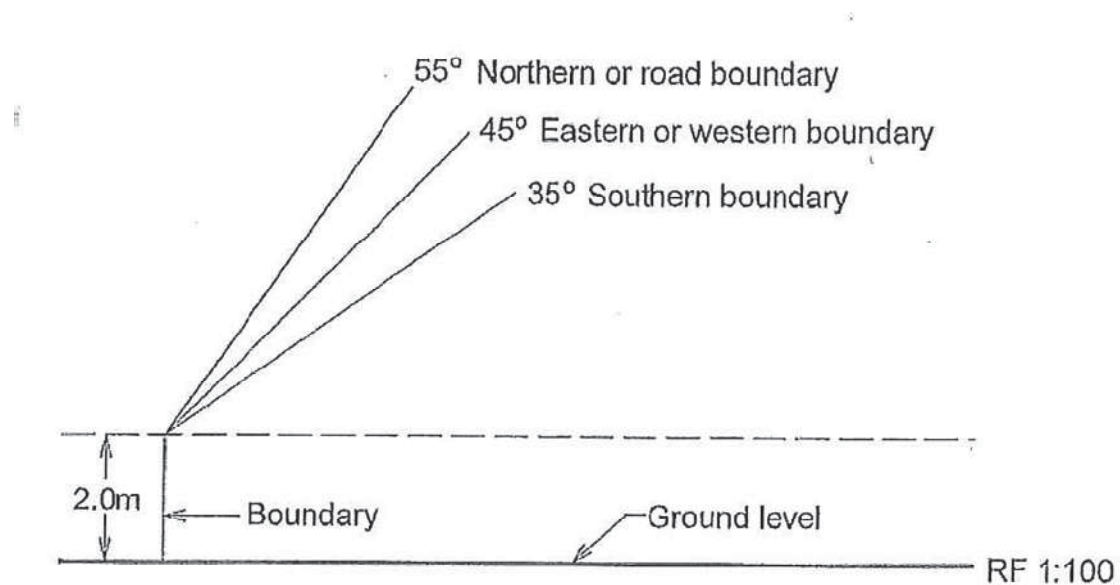
That an outline plan of works shall not be required for:

- a) Any internal building works other than those that result in a net increase in the number of classrooms or classroom equivalents;
- b) General building maintenance and repair work including but not limited to re-painting, re-cladding and re-roofing;
- c) Installing, modifying and removing playground furniture and sports structures (e.g. goal posts);
- d) Amending any internal pedestrian circulation routes/pathways;
- e) Installing, maintaining or repairing any in ground infrastructure services such as stormwater, sewerage and water lines and connections, including any ancillary earthworks;
- f) Provision of landscaping and gardens, provided that it does not conflict with any designation condition or alter landscaping required as mitigation as part of an outline plan for other works; or
- g) General site maintenance and repair work, or boundary fencing otherwise permitted by the District Plan.

### Recession Plane Indicator



### Recession Plan Cross Section



## Appendix 5

### Site-specific Conditions of Designation

## **Minister of Education**

### **Site-specific Conditions of Designation for St Francis Xavier Catholic School**

Insert the following condition:

#### **1. Riparian Yard**

Any new building or building extension (excluding visually permeable fencing such as chainlink fencing) shall be set at least 5m back from the top of the nearest bank of the watercourse along the western edge of the site.

Replace standard condition 1 Height in Relation to Boundary with the following:

#### **2. Height in Relation to Boundary**

Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose, provided that this control does not apply along the eastern boundary of the site where the integrated school land adjoins the St Francis Xavier Parish land.

Replace standard condition 3 On-Site Car Parking – Schools with the following:

#### **4. On-Site Car Parking – Schools**

Additional car parking shall be provided at the rate of two carparks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate. For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.

The parking shall be provided either on-site or on the adjoining St Francis Xavier Parish land (where the school has the ability to use the parking on the Parish land during normal school hours).

Replace standard condition 4 On-Site Car Parking – Early Childhood Education (Preschool) with the following:

**5. On-Site Car Parking – Early Childhood Education (Preschool)**

In addition to any car parking required for the school, car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.

The parking shall be provided either on-site or on the adjoining St Francis Xavier Parish land (where the preschool has the ability to use the parking on the Parish land during normal preschool hours).

**Attachment 4**

**Notice of Requirement for Pompallier Catholic College**



# Notice of Requirement for a Designation

## Section 168 of the Resource Management Act 1991

To: Whangarei District Council

From: The Minister of Education ("**Minister**")

The Minister gives notice of a requirement for a designation for a public work.

### **The site to which the requirement applies is as follows:**

The land occupied by Pompallier College at 473 State Highway 14, Maunu, Whangarei, being part of Lot 2 DP 524165 in Computer Freehold Register 835981.

The certificate of title for the land is provided as Attachment 1. The area to be designated is identified on the designation plan provided as Attachment 2.

Comprehensive descriptions of the site and school are provided in the accompanying Assessment of Notice of Requirement ("**Assessment**") prepared by Civitas Ltd.

### **The nature of the proposed work is:**

The continued use, maintenance and development of facilities for education purposes at Pompallier College. The Minister's standard definition of education purposes includes:

1. The use of the facilities on the designated site by and for the educational benefit of any school age students (years 0 to 13) regardless of whether they are enrolled at any institution located on that designated site.
2. The provision of supervised care and study opportunities for students outside school hours in school facilities.
3. The provision of community education (e.g. night classes for adults) outside school hours in school facilities.

4. The provision of academic, sporting, social and cultural education including through:
  - a. Formal and informal recreational, sporting and outdoor activities and competitions whether carried out during or outside school hours;
  - b. Formal and informal cultural activities and competitions whether carried out during or outside school hours; and
  - c. The provision of specialist hubs and units (including language immersion units and teen parent units) for students with particular educational requirements or special needs.
5. The use of facilities for purposes associated with the education of students including school assemblies, functions, fairs and other gatherings whether carried out during or outside school hours.
6. The provision of associated administrative services; carparking and vehicle manoeuvring; and health, social service and medical services (including dental clinics and sick bays).
7. The provision of housing on site for staff members whose responsibilities require them to live on site (e.g. school caretaker) and their families.

In this case, the Minister also proposes to provide for student boarding. This is to be added to the purpose of the designation for the College as a site-specific provision.

**The conditions proposed to apply are:**

The standard conditions for all Minister of Education designations in the Whangarei District Plan, plus one site-specific condition of designation requiring a riparian yard, as per Attachment 3.

**The effects the project will have on the environment, and the ways in which any adverse effects will be mitigated are:**

The school is already established, and the effects of its existing facilities and activities form part of the existing environment.

The adverse effects of any further development of the school and/or expansion of education-related activities are expected to be minor and acceptable subject to the conditions of designation offered as mitigation and the outline plan process under section 176A of the Resource Management Act ("**RMA**"). A comprehensive assessment of the potential adverse effects of allowing the designation is provided in the accompanying Assessment.

**Alternative sites and methods have been considered to the following extent:**

Alternative sites have not been considered as:

1. The RMA only requires consideration of alternative sites if the requiring authority does not have an interest in the land sufficient for undertaking the work or it is likely that the work will have a significant adverse effect on the environment. Neither of these conditions apply in this case.
2. The existing school is long-established and an accepted and valued part of the local Maunu community.
3. The school represents a significant investment in existing facilities that would be very expensive to recreate elsewhere.

Alternatives to designating the site have been considered but either do not have the support of Council or do not provide the same level of certainty or efficiency as designating the site. This is discussed in the accompanying Assessment.

**The public work and designation are reasonably necessary for achieving the objectives of the Minister because:**

The Minister's responsibilities include the efficient development and use of property to support a high performing education system.

The designation of schools is a technique used nationally by the Minister and is seen by the Minister as an effective way of ensuring that the Minister's interest in a site is protected.

The designation of schools provides greater certainty relative to other methods because it provides for the use and development of the site in accordance with the designated purpose indefinitely.

This reflects the Minister's long-term commitment to the site and the significant financial investment that the Minister has made and intends to continue to make in facilities at the site.

The designation of schools also provides for more efficient future development of school property through the outline plan process, which enables education facilities to be delivered more cost-effectively than through the resource consent process.


**The following consultation has been undertaken with parties that are likely to be affected:**

No consultation has been undertaken in respect of this Notice of Requirement as:

1. The school is long-established and an accepted and valued part of the local community.
2. Neighbours and any other interested parties will have the opportunity to input to the designation through the submission process.

**The Minister attaches the following information:**

1. Certificates of title
2. Designation plan
3. Proposed Conditions of Designation
4. Assessment of Notice of Requirement prepared by Civitas Ltd and dated September 2018

---

Signed by *Sandra Orr*  
Sandra Orr (Regional Infrastructure Manager, Auckland)  
Ministry of Education  
(Pursuant to a delegated authority dated October 2017)

*20/9/18*

---

Date

Attachment 1

Certificate of Title



# COMPUTER FREEHOLD REGISTER UNDER LAND TRANSFER ACT 1952



Search Copy

  
R. W. Muir  
Registrar-General  
of Land

**Identifier** 835981  
**Land Registration District** North Auckland  
**Date Issued** 10 August 2018

## Prior References

NA131B/321

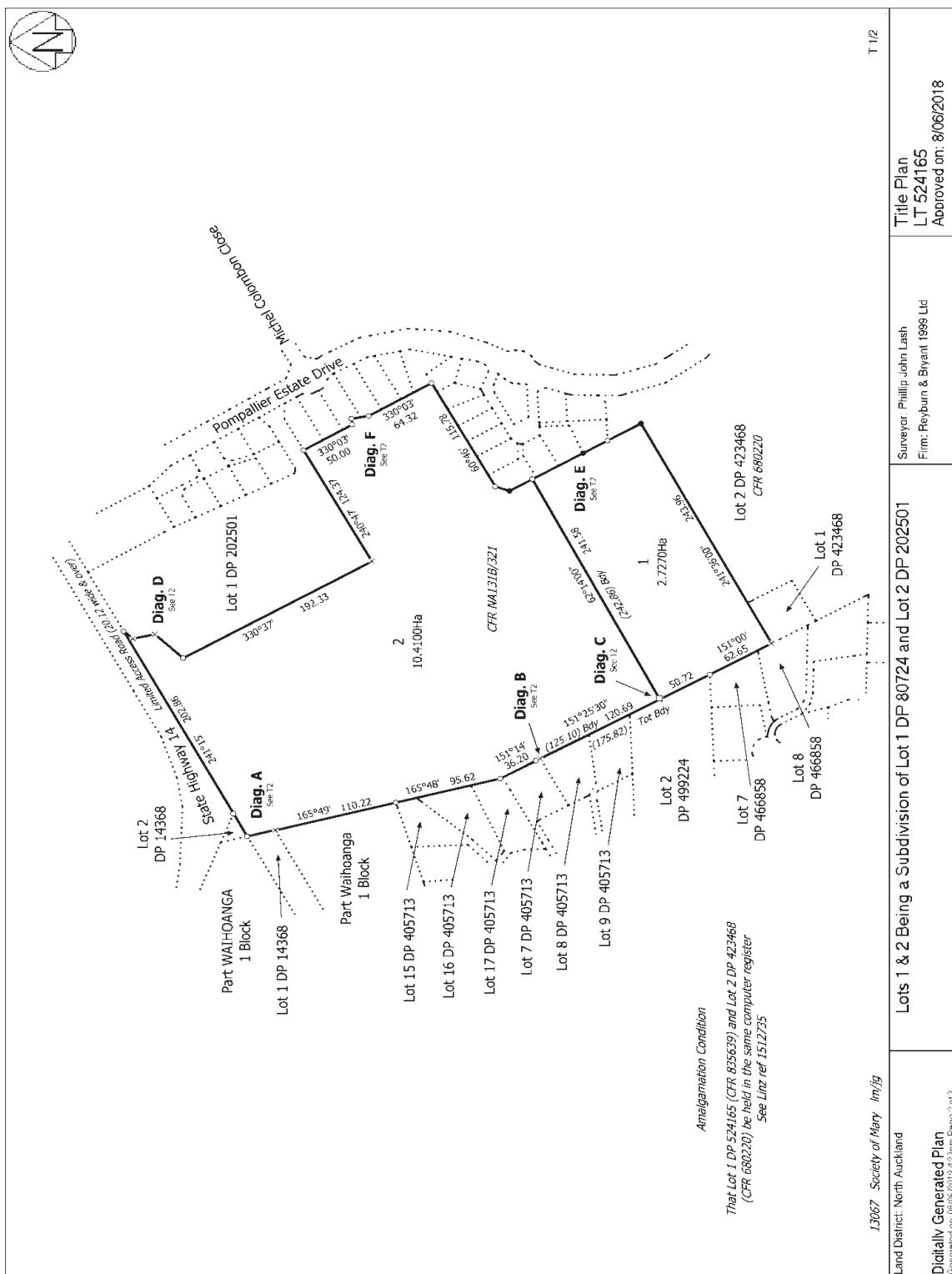
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<b>Estate</b>	Fee Simple
<b>Area</b>	10.4100 hectares more or less
<b>Legal Description</b>	Lot 2 Deposited Plan 524165
<b>Proprietors</b>	The Roman Catholic Bishop of the Diocese of Auckland

---

## Interests

773617.1 Gazette Notice (NZ Gazette 7.8.1980 No. 92 page 2348) declaring part adjoining road State Highway 14 to be a limited access road - 1.10.1980 at 9.01 am



Attachment 2

Designation Plan



(1) AREAS AND DIMENSIONS ARE SUBJECT TO FINAL APPROVED CADASTRAL SURVEY.  
(2) ABUTTALS ARE APPROXIMATE ONLY. POSITIONS HAVE BEEN PLOTTED USING THE LAND INFORMATION NEW ZEALAND LANDLINE XML DATA.

1) Body altered	28/08/2018
REVISION (DESCRIPTIONS)	NAME DATE
	NAME DATE
SURVEYED	ZCD ???
PROCESSED	
DRAWN	L. West 18/07/2018
CHECKED	EAE 26/07/2018

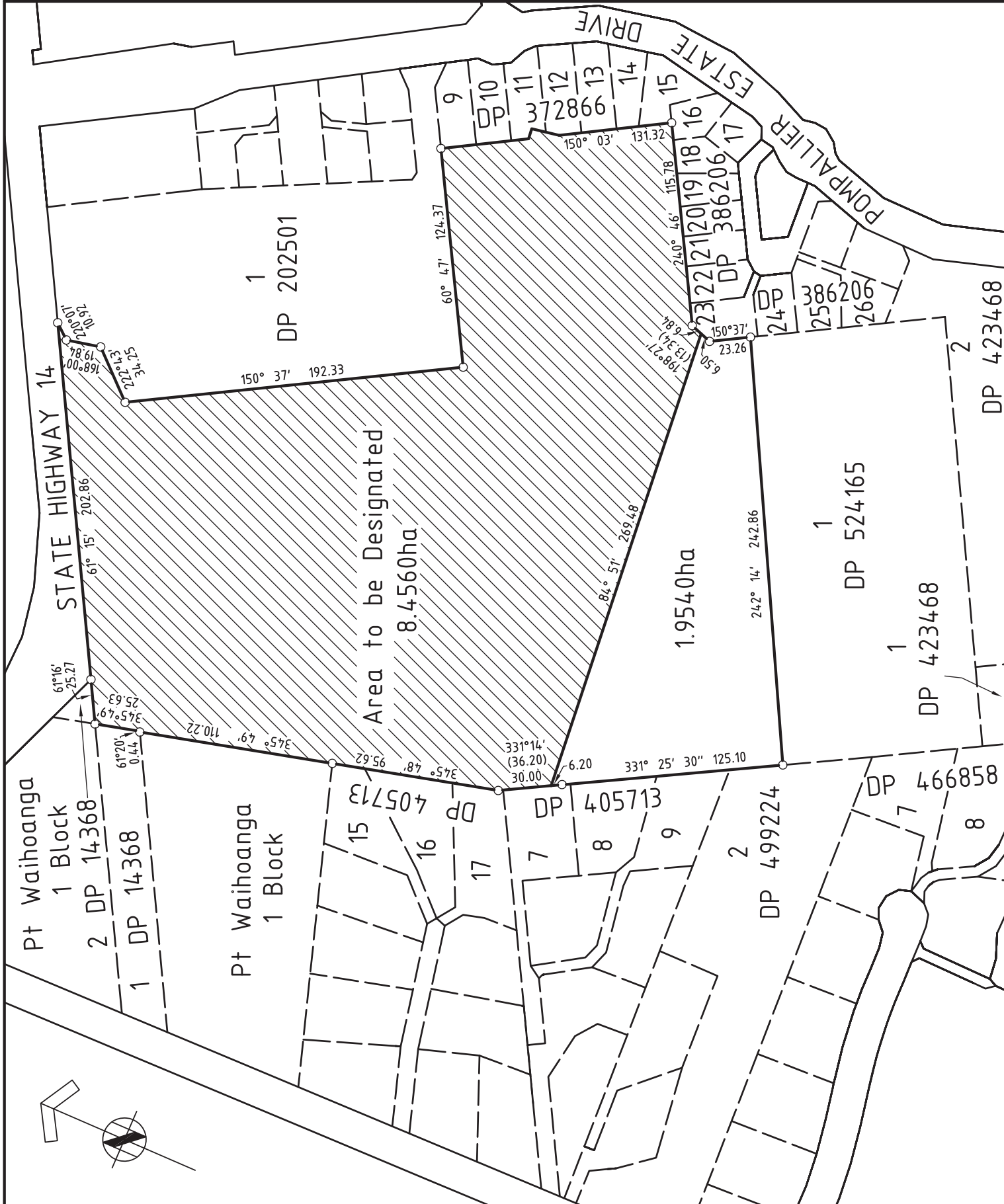
R. JOHN FREAR (NZ.C.I.S.)  
123C DOMINION ROAD, MT EDEN  
P.O. BOX 96063, BALMORAL  
AUCKLAND

TELEPHONE (09) 630 5404  
MOB. (0274) 795 093  
EMAIL [john@frear.co.nz](mailto:john@frear.co.nz)

**PROJECT**  
**Notice of Requirement from**  
**the Minister of Education to**  
**Whangarei District Council**  
**for a Designation under**  
**Section 168 of the RMA**  
**8.4560 Hectares being part**  
**of Lot 2 DP 524165 CFR 835981**

**Designation Plan  
Pompallier College  
Whangarei**

ORIGINAL SCALE	ORIGINAL SIZE	REVISION NO
1:2000	A3	1
DATE ISSUED		SHEET NO
28/08/2018		1
CAD REFERENCE		JOB NO
5476-PP Rev. 1		5476



## Attachment 3

### Proposed Conditions of Designation

## Minister of Education

### Designation for Pompallier Catholic College

#### Purpose of Designation

Education purposes, and may include residential accommodation for students.

*Note that, for all Minister of Education designations, "education purposes" means:*

1. *Enable the use of the facilities on the designated site by and for the educational benefit of any school age students (years 0 to 13) regardless of whether they are enrolled at any institution located on that designated site.*
2. *Enable the provision of supervised care and study opportunities for students outside school hours in school facilities*
3. *Enable the provision of community education (e.g. night classes for adults) outside school hours in school facilities*
4. *Include but not be limited to the provision of academic, sporting, social and cultural education including through:*
  - a. *Formal and informal recreational, sporting and outdoor activities and competitions whether carried out during or outside school hours;*
  - b. *Formal and informal cultural activities and competitions whether carried out during or outside school hours; and*
  - c. *The provision of specialist hubs and units (including language immersion units and teen parent units) for students with particular educational requirements or special needs.*
5. *Enable the use of facilities for purposes associated with the education of students including school assemblies, functions, fairs and other gatherings whether carried out during or outside school hours.*
6. *Enable the provision of associated administrative services; carparking and vehicle manoeuvring; and health, social service and medical services (including dental clinics and sick bays).*
7. *Enable the housing on site for staff members whose responsibilities require them to live on site (e.g. school caretaker) and their families.*

## **Conditions**

### **1. Riparian Yard**

Any new building or building extension (excluding visually permeable fencing such as chainlink fencing) shall be set at least 5m back from the top of the bank of the watercourse along part of the eastern edge of the site.

### **2. Height in Relation to Boundary**

Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.

### **3. Noise**

The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:

- a. Monday to Saturday, 7am to 10pm, 55dB LAeq
- b. Sunday, 9am to 6pm, 55dB LAeq
- c. All other times, 45 dB LAeq, 75 dB LAFmax

Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday.

Noise levels shall be measured and assessed in accordance with NZS 6801:2008 "Measurement of Environmental Sound" and NZS 6802:2008 "Environmental Noise".

Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 "Acoustics – Construction Noise".

### **4. On-Site Car Parking – Schools**

Additional car parking shall be provided at the rate of two carparks per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate. For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.

### **5. On-Site Car Parking – Early Childhood Education (Preschool)**

In addition to any car parking required for the school, car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically

commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.

## **6. Scheduled Trees**

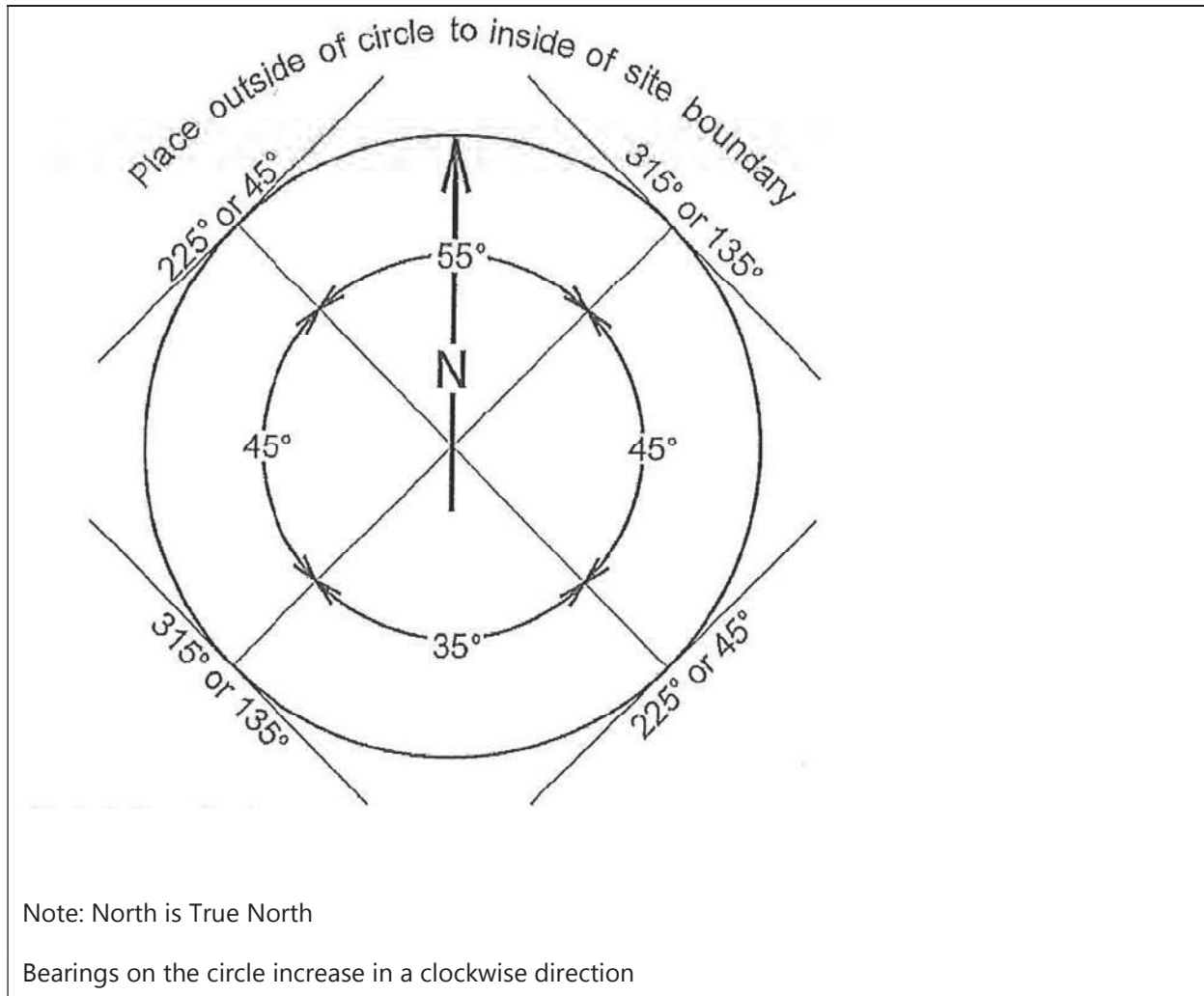
No tree or group of trees specifically scheduled in the District Plan may be cut, damaged, altered, injured, destroyed or partly destroyed, or works undertaken within the drip line of any such tree(s), other than in accordance with an outline plan submitted and processed in accordance with the s176A of the Resource Management Act 1991. This condition shall not apply to minor trimming or maintenance undertaken by hand operated secateurs or pruning shears in accordance with accepted arboricultural practice, or where removal or trimming is required to safeguard life or property.

## **7. Outline Plans**

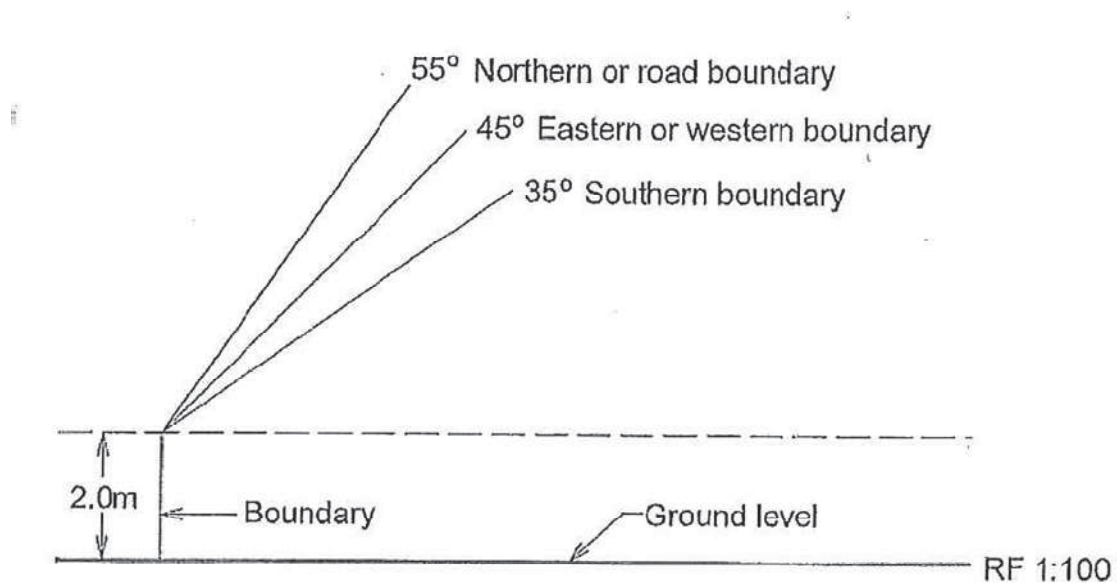
That an outline plan of works shall not be required for:

- a) Any internal building works other than those that result in a net increase in the number of classrooms or classroom equivalents;
- b) General building maintenance and repair work including but not limited to re-painting, re-cladding and re-roofing;
- c) Installing, modifying and removing playground furniture and sports structures (e.g. goal posts);
- d) Amending any internal pedestrian circulation routes/pathways;
- e) Installing, maintaining or repairing any in ground infrastructure services such as stormwater, sewerage and water lines and connections, including any ancillary earthworks;
- f) Provision of landscaping and gardens, provided that it does not conflict with any designation condition or alter landscaping required as mitigation as part of an outline plan for other works; or
- g) General site maintenance and repair work, or boundary fencing otherwise permitted by the District Plan.

### Recession Plane Indicator



### Recession Plan Cross Section



## Attachment 4

### Assessment of Notice of Requirement

## Assessment of Notice of Requirement

# For the Designation of Pompallier Catholic College 473 State Highway 14, Maunu Whangarei

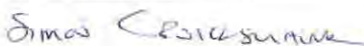
Prepared for

The Minister of Education

September 2018



## Quality Control

Client	Minister of Education
Title	Assessment of Notice of Requirement for the Designation of Pompallier Catholic College, Whangarei
Version	First Draft
Date	18 September 2018
Prepared by	Iain McManus, Civitas Ltd
Signature	
Reviewed by	Sandra Orr, Ministry of Education 
Signature	

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# Appendices

- Appendix 1 - Certificate of Title
- Appendix 2 - Aerial Photograph
- Appendix 3 - Designation Plan
- Appendix 4 - Standard Provisions for all Education Designations
- Appendix 5 - Site-specific Provisions for Designation of Pompallier Catholic College

# 1 Key Information

Address	473 State Highway 14, Maunu, Whangarei
Legal Description	Lot 2 DP 524165 CFR 835981
Site Area	10.4100 hectares more or less
Designation Area	8.4560 hectares more or less
Owner	The Roman Catholic Bishop of the Diocese of Auckland
Occupier	Pompallier Catholic College
Requiring Authority	The Minister of Education
Designation Purpose	Education purposes, may include residential accommodation for students
Territorial Authority	Whangarei District Council
Operative District Plan	Whangarei District Plan 2007
Operative Zoning	Living 3 (as amended by Plan Change 86B)
Operative Overlays	Scheduled Activity 20 Overlay Area Living Overlay Area
Existing Designations	None
Other District Plan Notations	None
Additional GIS Notations	Part of the site is identified as “flood susceptible” The whole of the site is identified as a “low risk” stability area
Road Classification	State Highway

## 2 Introduction

This report is submitted as part of the Notice of Requirement by the Minister of Education ("**Minister**") for a designation for education purposes over the land occupied by Pompallier Catholic College ("**College**") at 473 State Highway 14, Maunu ("**site**").

The purpose of this report is to assist Whangarei District Council ("**Council**") in addressing the matters identified in section 171 of the Resource Management Act 1991 ("**RMA**").

I confirm that I have visited the site and reviewed the relevant planning documents.

### 3 Background

The College is a state-integrated school.

State-integrated schools are (generally) former private schools that have been integrated into the state school system and are now legally recognised as part of the state system (refer section 417 of the Education Act 1989).

State-integrated schools must comply with all requirements for state schools under the Education Act and must follow the New Zealand Curriculum, however, they differ from state schools insofar as:

- The land and (in general) buildings are owned by a private entity who is responsible for ensuring the buildings meet Ministry of Education standards<sup>1</sup>.
- They have a “special character”, usually a religious character, and are exempt from the religious instruction restrictions on state schools.
- They usually charge compulsory “attendance dues”.

The Ministry of Education provides proprietors of state-integrated schools with funding:

- To build new classrooms when the Ministry would otherwise have to build state school facilities.
- To modernise and upgrade their existing integrated school property.

In addition, the Ministry provides funding directly to schools:

- To purchase furniture and equipment for integrated school property.
- For the employment of staff and day to day operation of the school.

As such, the Minister has primary financial responsibility for the ongoing development and operation of state-integrated schools.

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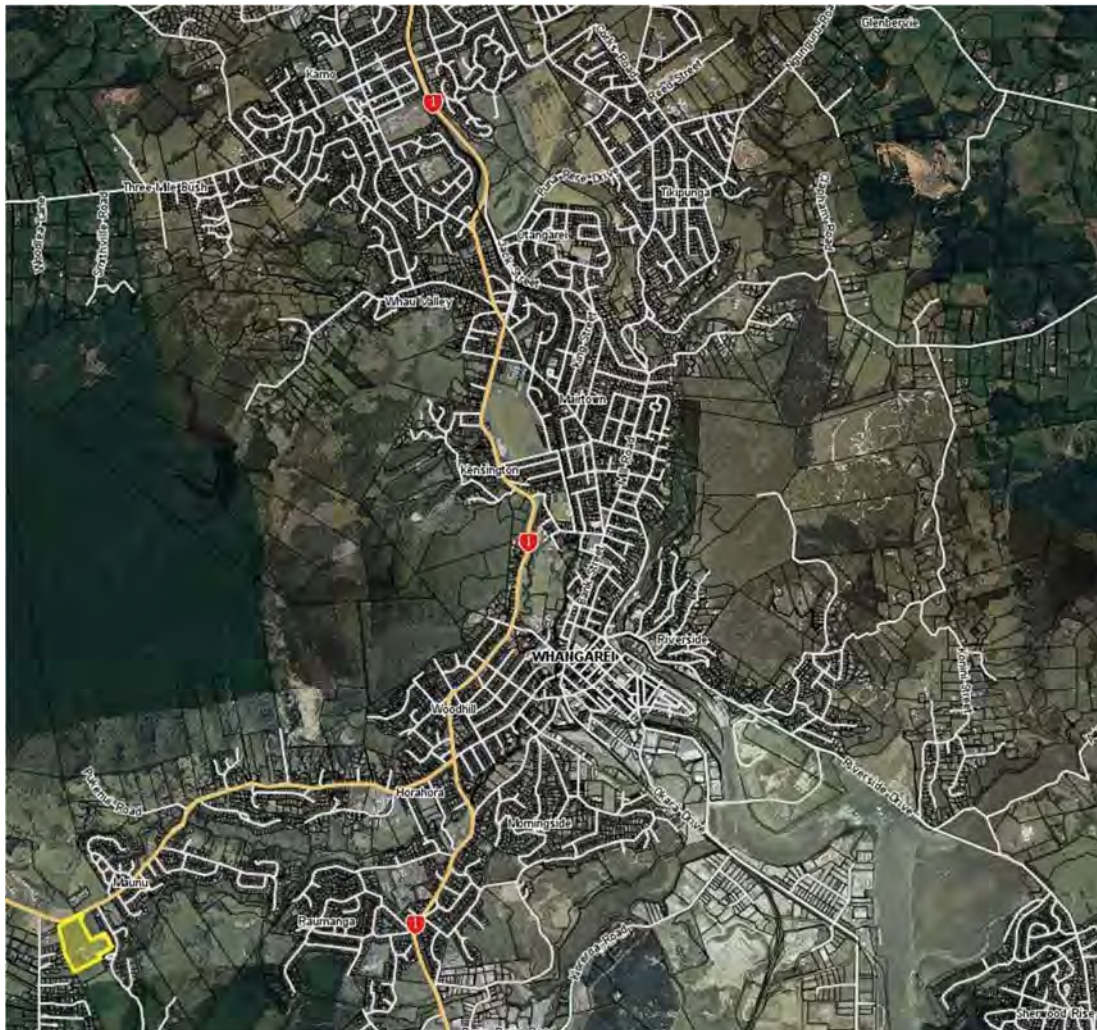
<sup>1</sup> In some cases, where the buildings have been funded by the Ministry of Education, the buildings may be owned by the Crown and leased back to the proprietor.

## 4 Existing Environment

### 4.1 Location

The College is located on the south-western edge of the Whangarei urban area, as shown in Figure 1 below.

**Figure 1 – Location of Site (outlined in yellow)<sup>2</sup>**



<sup>2</sup> Aerial photograph from Whangarei District Council GIS.

## 4.2 School

The College was founded by the Society of Mary (Marist Fathers and Brothers) in 1971 as a private boys' boarding school. The College became co-educational in 1977 and a state-integrated school in 1981. It opened its doors to intermediate school children in 1995.

The proprietor is the Roman Catholic Bishop of the Diocese of Auckland ("**Bishop**") and the school's current total roll is 530 students from years 7-13.

## 4.3 Description of Site

The Bishop's land comprises an area of 10.41 hectares held in a single certificate of title, provided as Appendix 1.

The Bishop's land is highlighted in yellow in Figure 2 overleaf. A larger version of this photograph is provided as Appendix 2. Council's GIS indicates this photograph was taken in 2008. There have been no significant changes to the College since then.

Not all of the Bishop's land is integrated, and it is only the integrated area that the Minister seeks to designate. The land to be designated is the land north of the red line in Figure 2. This area is identified more accurately in the designation plan in Appendix 3.

The general layout of the site can be seen in Figure 2. Key components include:

- A single vehicle entry off State Highway 14;
- Grass sports fields within the northern part of the site;
- A large carpark at the end of the entry drive;
- A gymnasium, courts and swimming pool to the east of the carpark; and
- Classrooms to the south and west of the carpark.

The site is essentially flat and level with the highway to the southern edge of the sports fields, before rising gently through the built area to a water tank along the southern boundary.

The existing facilities comprise a mix of one and two storey buildings and have been developed pursuant to a long list of resource and building consents which are recorded in the Council's system.



**Figure 2 - Aerial Photograph of Site**



#### 4.4 Description of Surrounding Area

The College adjoins a large vacant lot to the north-east and suburban residential properties to the south-east.

The College adjoins a large vacant lot to the south as well, although I understand that this land is to be developed for housing.

The land to the south-west has been developed for “large-lot residential” while the land to the north-west forms part of Maunu Primary School.

The Barge Showgrounds Events Centre occupies Maunu Reserve on the northern side of State Highway 14 opposite the College.

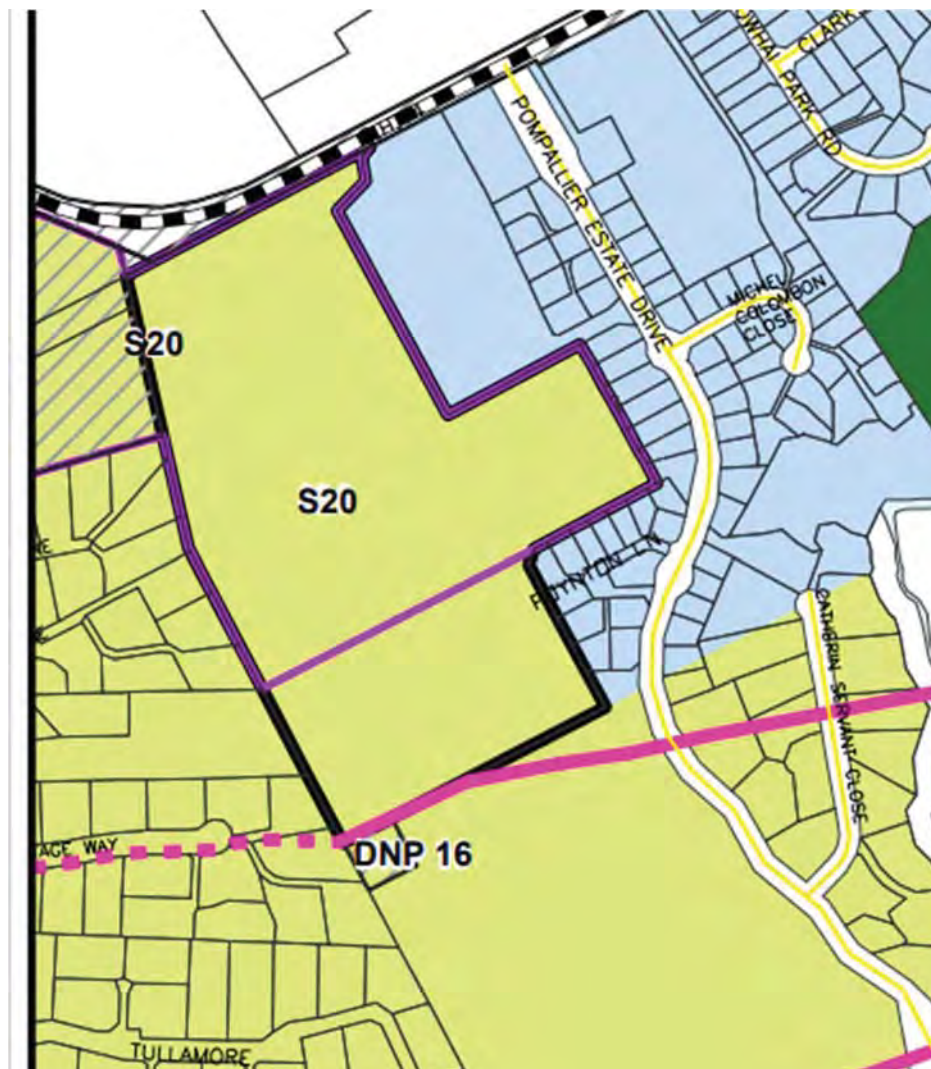
There is a channel adjacent to part of the eastern boundary of the College which appears to be the remnant of a watercourse. The channel is fenced-off along the College boundary and

overgrown with weeds. To the north, the channel resembles an overland flowpath and, adjacent to the school pool, it appears to have been built over and piped by some of the neighbours.

## 4.5 Operative District Plan Notations

The site is zoned Living 3 under the Whangarei Operative District Plan 2007 (as amended by Plan Change 86B) as identified by the lime green colouring in Figure 3 below. The Living 3 Environment provides for large-lot residential development.

**Figure 3 – District Plan Environments Map (Site outlined in Purple)**



The site (and the land to the south, which used to be part of the site) is subject to Scheduled Activity 20 Overlay which provides an exemption from the traffic movements rule for the



Countryside Environment (which used to apply to the site, prior to Plan Change 86B becoming operative).

In addition, the site is subject to a Living Overlay, which appears to have been imposed under Plan Change 86B, and which goes in the opposite direction by requiring resource consent for any subdivision, or for the construction of two or more residential units, so that traffic effects can be assessed.

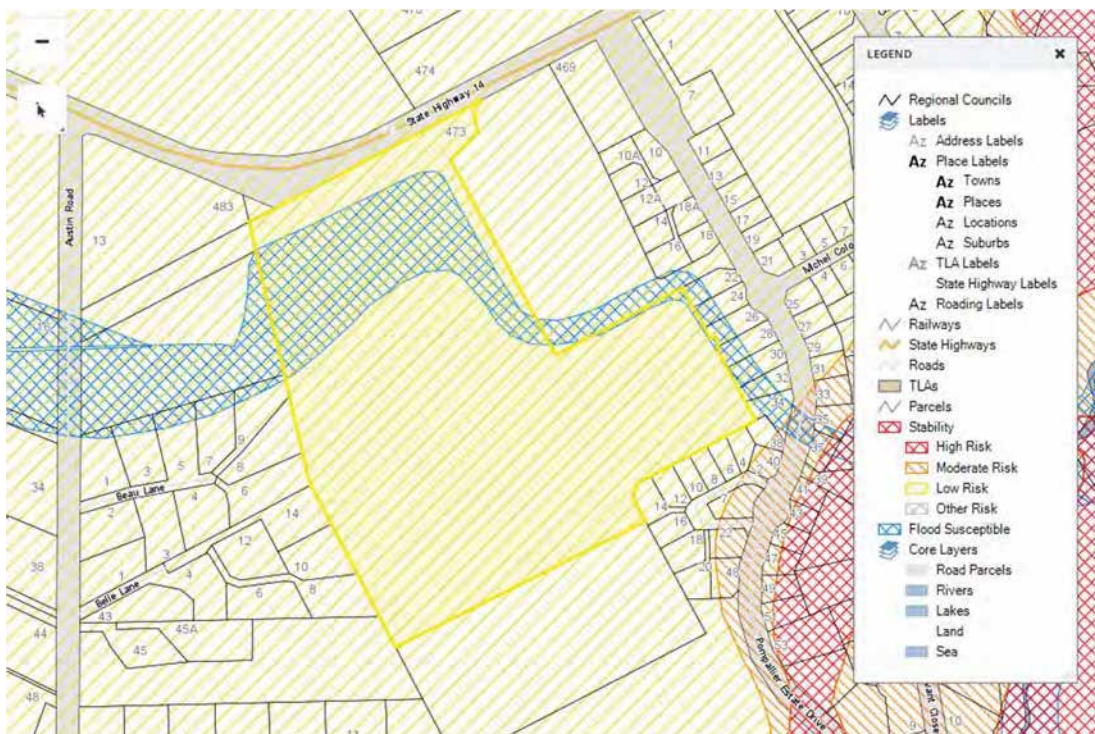
The land to the west and south is also zoned Living 3 while the land to the east is zoned Living 1 (which provides for suburban residential development). The showgrounds to the north are zoned Countryside. Maunu Primary School and State Highway 14 are both designated.

## 4.6 Other Notations

Part of the site is identified as “flood susceptible” in Council’s GIS and the whole of the site is identified as a “low risk” stability area. An extract from Council’s GIS is provided as Figure 4 below.

The site does not include any items on the New Zealand Heritage list or any recorded archaeological sites.

**Figure 4 - Hazards Map**



## 5 Proposed Designation

### 5.1 Purpose of Designation

The Minister has issued a Notice of Requirement to designate the land occupied by Pompallier Catholic College for education purposes. The Minister's standard definition of education purposes includes:

1. The use of the facilities on the designated site by and for the educational benefit of any school age students (years 0 to 13) regardless of whether they are enrolled at any institution located on that designated site.
2. The provision of supervised care and study opportunities for students outside school hours in school facilities.
3. The provision of community education (e.g. night classes for adults) outside school hours in school facilities.
4. The provision of academic, sporting, social and cultural education including through:
  - a. Formal and informal recreational, sporting and outdoor activities and competitions whether carried out during or outside school hours;
  - b. Formal and informal cultural activities and competitions whether carried out during or outside school hours; and
  - c. The provision of specialist hubs and units (including language immersion units and teen parent units) for students with particular educational requirements or special needs.
5. The use of facilities for purposes associated with the education of students including school assemblies, functions, fairs and other gatherings whether carried out during or outside school hours.
6. The provision of associated administrative services; carparking and vehicle manoeuvring; and health, social service and medical services (including dental clinics and sick bays).
7. The provision of housing on site for staff members whose responsibilities require them to live on site (e.g. school caretaker) and their families.

In this case, the Minister also proposes to provide for student boarding. This is proposed to be added to the purpose of the designation for the College only. In other words, as a site-specific provision.

As such, the purpose of the designation is to read: “Education purposes, and may include residential accommodation for students”.

This is the same approach as adopted elsewhere for schools with existing or proposed boarding facilities.

## 5.2 Conditions of Designation

The site is proposed to be subject to the Minister’s standard conditions of designation that apply to all schools within the Whangarei District, with the addition of one site-specific condition requiring a riparian yard adjacent to the watercourse along part of the eastern boundary of the site.

The Minister’s standard conditions of designation are included as Appendix 4 and include conditions limiting the height of buildings relative to land zoned residential and open space; limiting noise relative to land zoned residential or rural; restricting the removal of scheduled trees; and requiring carparking.

The site-specific riparian yard condition is included as Appendix 5 and requires buildings, other than visually permeable fencing, to be set 5m back from the top of the bank of a watercourse. This will retain the potential for future improvements to the margins of the existing watercourse.

## 5.3 Future Development

At this stage, there are no specific plans for further development of the College, however, further development is likely within the life of the District Plan.

Any further development of the College will need to comply with the conditions of designation and (unless covered by one of the exceptions for minor work in the standard conditions of designation) will be subject to the outline plan process under section 176A of the RMA.

Under the outline plan process, the Minister will need to submit plans of the proposal, including details of buildings, vehicle access, parking and circulation, and landscaping; an assessment of the effects of the proposed work; and details of mitigation proposed for any

adverse effects. The Council has the power to request changes to the proposal, which may include changes to the work proposed or mitigation additional to that proposed by the Minister.

## 6 Assessment

### 6.1 Statutory Context

Section 171 of the RMA sets out the matters Council must have regard to when considering this Notice of Requirement. These can be summarised as follows:

1. Part 2 of the RMA;
2. The effects on the environment of allowing the requirement, having particular regard to any relevant provisions of a national policy statement, regional policy statement or proposed regional policy statement, district plan or proposed district plan;
3. Whether adequate consideration has been given to alternative sites, routes, or methods of undertaking the work if:
  - a. The requiring authority does not have an interest in the land sufficient for undertaking the work; or
  - b. It is likely that the work will have a significant adverse effect on the environment;
4. Whether the work and designation are reasonably necessary for achieving the objectives of the requiring authority for which the designation is sought; and
5. Any other matter the Council considers reasonably necessary in order to make a recommendation on the requirement.

The Council may recommend to the Minister that he confirm the requirement, modify the requirement, impose conditions, or withdraw the requirement.

### 6.2 Part 2 of the RMA

It is my assessment that the proposed designation will promote the sustainable management of natural and physical resources by:

- Enabling the Minister in partnership with the College and its community to use and develop the site in a manner that will contribute to the social, economic and cultural wellbeing, and health and safety, of the community.

- Enabling the Minister in partnership with the College and its community to develop the site in a way that will assist in providing for the reasonably foreseeable needs of future generations for education facilities.
- Providing for the more efficient use and development of the valuable natural and physical resources represented by the College land and facilities.
- Incorporating appropriate conditions to avoid or mitigate potential adverse effects on the environment (see section 6.4 below).

In terms of the matters of national importance in section 6, the site is not in the coastal environment; is not identified in any planning documents as part of or including any outstanding natural features or landscapes; does not include any areas of significant indigenous vegetation or significant habitats of indigenous fauna; does not include any known waahi tapu or taonga; and does not include any identified historic heritage. Potential natural hazard effects are discussed in section 6.4 below. In terms of the “other matters” in section 7 (not addressed in the bullets or paragraph above), the site does not include any habitat for trout or salmon.

## 6.3 Policy Framework

Section 171 of the RMA requires the Council to assess the effects on the environment of allowing the designation, having particular regard to the relevant policy framework.

It is my opinion that there are no national policy statements of significance to this Notice of Requirement, so the following assessment focuses on the Regional Policy Statement and District Plan.

### 6.3.1 Northland Regional Policy Statement

The Northland Regional Policy Statement (“**RPS**”) was made operative in May 2016.

The RPS includes schools under the broader term “social infrastructure”<sup>3</sup>, making it clear that schools are part of the infrastructure of the region.

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<sup>3</sup> RPS, Glossary.



The RPS also uses the term “regionally significant infrastructure” which “may include infrastructure such as ... significant educational facilities”<sup>4</sup>.

The RPS gives two examples of significant educational facilities, however, both are tertiary facilities<sup>5</sup> which suggests that primary and secondary schools are not intended to be covered by the objectives and policies relating to regionally significant infrastructure.

As a regional document, the RPS focuses on regionally significant infrastructure. Nevertheless, the RPS still includes provisions relating to other infrastructure. The following references to infrastructure are relevant to this Notice of Requirement:

***Issues***

*It is important that our urban and rural areas are serviced by appropriate infrastructure.*<sup>6</sup>

*Quality of infrastructure and quality of life are key factors in creating a successful region.*<sup>7</sup>

*The way we manage our natural and physical resources (including infrastructure), particularly through regulation, is important to the economy.*<sup>8</sup>

***Objectives***

*Manage resource use to:*

- (a) Optimise the use of existing infrastructure;*
- (b) Ensure new infrastructure is flexible, adaptable, and resilient, and meets the reasonably foreseeable needs of the community; and*

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<sup>4</sup> RPS, s2.3, p19.

<sup>5</sup> RPS, Appendix 3.

<sup>6</sup> RPS, s2.4 Regional Form.

<sup>7</sup> RPS, s2.4 Regional Form.

<sup>8</sup> RPS, s3.5 Enabling Economic Wellbeing.

*(c) Strategically enable infrastructure to lead or support regional economic development and community wellbeing.<sup>9</sup>*

**Policies**

*Encourage the development of infrastructure that is flexible, resilient, and adaptable to the reasonably foreseeable needs of the community.<sup>10</sup>*

By way of summary, the above provisions:

- Recognise the importance of social infrastructure to the regional economy and quality of life for people living in the region.
- Recognise that infrastructure is expensive and resources are limited, so it is important to get the best out of existing infrastructure.
- Seek to ensure that infrastructure will meet the reasonably foreseeable needs of the community.

The Notice of Requirement will support these provisions by:

- Providing certainty for the continued use and development of Pompallier Catholic College.
- Providing for the efficient use and efficient further development of the College land and facilities.
- Assisting the Minister to meet the reasonably foreseeable needs of the community for education facilities.

### 6.3.2 Whangarei District Plan

The Whangarei District Plan is subject to a rolling review.

The operative plan includes numerous objectives and policies relevant to the Notice of Requirement to varying degrees. These include the following objectives and policies:

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<sup>9</sup> RPS, Objective 3.8 – Efficient and Effective Infrastructure.

<sup>10</sup> RPS, Policy 5.2.2 – Future-proofing Infrastructure.

Objectives	Comments
<p><b>Chapter 5, Amenity Values</b></p> <p>Objectives 5.3.1, 5.3.2 and 5.3.5</p> <p>Policies 5.4.1, 5.4.2, 5.4.3, 5.4.7, 5.4.8, 5.4.10, 5.4.12</p>	<p>These provisions broadly seek that the characteristic amenity values of each Environment are maintained and that adverse effects on amenity values are appropriately managed.</p> <p>In this case, the College adjoins the Living 1 Environment to the east and part of its southern boundary and the Living 3 Environment to the west and the rest of its southern boundary.</p> <p>The Living 1 Environment is principally characterised by suburban residential development i.e. a mix of attached and detached homes, generally 1-2 storeys.</p> <p>The Living 3 Environment is characterised by large-lot residential development, comprising detached homes, generally 1-2 storeys on large lots (c. 2000m<sup>2</sup>).</p> <p>The College faces the Countryside Environment across State Highway 14, although this land is used as a reserve, showgrounds and events centre.</p> <p>The College is a long-established and accepted part of the surrounding community and any adverse effects of the College on the amenity of the surrounding area are part of the existing environment. Potential adverse effects from further development of the College can be managed through the conditions of designation and outline plan process in the same way as development at other schools. This is discussed in more detail in section 6.4 below.</p>
<p><b>Chapter 8, Subdivision and Development</b></p> <p>Objectives 8.3.1 and 8.3.2</p> <p>Policies 8.4.7 and 8.4.8</p>	<p>These provisions seek to avoid, remedy or mitigate adverse effects, maintain the character of the locality, and avoid conflict between incompatible activities.</p> <p>As noted above, the College is a long-established and accepted part of the surrounding community and any adverse effects of the College are part of the existing environment. Potential adverse effects from further development of the College can be managed through the conditions of designation and outline plan process.</p> <p>The existing College has co-existed with the surrounding activities for decades and is not incompatible with those activities. This will not change as a consequence of further development in accordance with the conditions of designation.</p>
<p><b>Chapter 11, Riparian and Coastal Margins</b></p>	<p>These provisions seek to preserve the natural character and functioning of riparian margins and preserve riparian vegetation</p>

<p>Objectives 11.3.1, 11.3.2 and 11.3.4</p> <p>Policies 11.4.1 and 11.4.2</p>	<p>as buffer to land use activities. In most environments, these provisions are given effect through a riparian yard requirement, specified in the environment rules.</p> <p>The Minister’s standard conditions of designation do not include a riparian yard requirement. As such, a site-specific condition is proposed as part of the Notice of Requirement requiring a 5m riparian yard. This will give effect to the objectives and policies in Chapter 11.</p>
<p><b>Chapter 22, Road Transport</b></p> <p>Objectives 22.3.1, 22.3.3</p> <p>Policies 22.4.5, 22.4.6, 22.4.7, 22.4.8, 22.4.8</p>	<p>These provisions seek to maintain a safe and efficient road network and ensure adequate parking is provided.</p> <p>In this case, the College’s access to the road network is already in place so the effects of this access point are part of the existing environment. Any intensification of the use of this access point as a result of further development will be minor in the context of existing school traffic and the capacity of the road network.</p> <p>In addition, any further development of the School will require additional parking at the same rate as other schools in the district, unless the Council accepts on the basis of a specifically commissioned parking study that a lesser provision of parking is appropriate. Accessible parking will need to comply with the Building Code and the College will have an obvious vested interest in ensuring that the layout of any other parking makes it easy to use.</p> <p>Additional comments on road transport effects are provided in section 6.4 below.</p>
<p><b>Chapter NAV, Noise and Vibration</b></p> <p>Objective 1</p> <p>Policy 1</p>	<p>These provisions seek to enable appropriate activities while ensuring that noise and vibration is managed within appropriate levels for the health and wellbeing of people and the character and amenity of the area.</p> <p>In this case, the College is a long-established part of the environment and noise from activities at the College is part of the existing environment. Noise from the College will not markedly change as a result of further development and will in any event need to comply with the noise limits in the conditions of designation, which are the same limits as apply to other schools in the district, and very similar to the limits that apply under Chapter NAV.</p> <p>Although there are no specific vibration conditions in the standard conditions of designation, vibration is typically only an issue when removing rock or constructing underground basements. Neither situation is likely here. In any event, if a</p>

	development was proposed that was likely to generate significant vibration, the effects of that would need to be addressed as part of the outline plan process and appropriate mitigation could be agreed as part of that process.
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## 6.4 Effects on the Environment

At this stage, no specific plans have been prepared for future development of the site. As such, this assessment is based on the proposed conditions of designation.

An outline plan of works will be required to undertake further development of the site once a designation is confirmed. The Council will then have the ability to request changes to the outline plan of works.

### 6.4.1 Visual Amenity, Privacy and Shading

As noted in section 6.3 above, the College is long-established, and the effects of its presence are part of the existing environment.

Any further development of the College will need to comply with the conditions of designation and (unless covered by one of the exceptions for minor work in the standard conditions of designation) will be subject to the outline plan process.

Of relevance to visual amenity, privacy and shading, the conditions of designation include a height in relation to boundary control that is more stringent than imposed through the District Plan on the underlying zone for the College.<sup>11</sup> This will ensure that school buildings do not visually dominate adjoining properties, impact on the privacy of adjoining residents or cause shading of adjoining properties, to a greater extent than could occur in the absence of the designation (indeed, any such impacts will be reduced by comparison with what would be possible without the designation).

The Minister's standard conditions of designation do not include a maximum height control, however, this is not considered necessary in this case as the College is not under any pressure to construct buildings of a height that might be out of place within the area (as is evident from the existing development) and this is very unlikely to change in the foreseeable future; the size of the site provides ample scope to internalise effects by locating taller buildings away from

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<sup>11</sup> The conditions of designation limit height to 2m + 35/45/55 degrees. The height in relation to boundary control for the underlying Living 3 zone is 3m + 35/45/55 degrees.

boundaries; and the height in relation to boundary condition means that taller buildings would in any event need to be a considerable distance from the adjoining Living zoned land in order to comply with the conditions of designation.

I note that most schools in New Zealand are accommodated within residential areas, and are an integral and expected component of such areas. They are generally on large sites relative to their neighbours that provide greater flexibility for the location of buildings and the opportunity for substantial areas of open space, which helps to mitigate the visual effects of larger buildings and ancillary infrastructure such as parking areas.

Most school designations do not contain detailed bulk and location controls, with the form and location of buildings generally being left to the outline plan process (which also provides the opportunity to fine-tune proposals e.g. through adjustments to building design details and landscaping to manage Council concerns). In addition to the points noted above, this approach recognises that schools are generally well-integrated with their communities and wish to remain on good terms with their neighbours. This approach has worked well to date and is expected to continue to do so.

Overall, it is my opinion that potential visual amenity, privacy and shading effects of any future development on the site will be adequately managed through the proposed height in relation to boundary condition and the outline plan process and that additional “bulk and location” conditions are not necessary to manage those effects.

#### 6.4.2 Noise

Again, the College is long-established, and noise from its existing activities is part of the existing environment.

Any new or more intensive activities at the College will need to comply with the conditions of designation and (if associated with development) will be subject to the outline plan process.

Of relevance to noise effects, the conditions of designation include a noise condition which applies the same noise limits to the College as apply to all other schools in the district, and similar limits to the limits that would apply to the College under Chapter NAV if no designation was in place.<sup>12</sup>

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<sup>12</sup> The noise limits under the Minister’s standard conditions of designation are the same as apply to the Business 2 and 4 zones, where noise is received in a Living zone, and 5 dB higher than apply to the Living

Overall, neighbours are unlikely to notice a difference in noise from the site as a result of confirmation of the designation.

### 6.4.3 Traffic Effects

Again, the College is long-established, and the traffic effects of its existing activities are part of the existing environment.

The College has safe vehicle and pedestrian access from State Highway 14. New access points are unlikely to be required.

The College is also well-served for parking, with 73 parking spaces available within the main carpark, an additional 8 spaces available to the west of the buildings, space for parking along the entry drive and the ability when necessary to provide temporary parking on hard surfaces elsewhere around the campus.

Any future intensification of the College will need to comply with the parking conditions which will ensure that that College continues to have an adequate level of parking to accommodate its normal staff and visitor parking demands (with the parking requirement of two spaces per additional classroom being the same as at other designated schools).

In addition, any further development involving new classrooms (or other buildings), new parking areas, new access points and/or modifications to existing access points, will be subject to the outline plan process, which will give Council an opportunity to seek changes to the proposal to address any traffic issues that might be identified at the time (although, as noted in section 6.3.2 above, any increases in traffic generated by further development are likely to be minor in the context of the existing traffic and road network).

Overall, it is my opinion that allowing the designation is unlikely to result in any notable adverse traffic effects. The College is already established, has safe access to the road network and access to a high level of parking; the demand for Catholic education in Whangarei is unlikely to increase to such an extent that significant intensification of the site (resulting in significant increases in traffic) will be required; and the conditions of designation and outline

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zones where noise is received by another Living zone. However, the exemption for normal outdoor recreational activities is more restrictive under the conditions of designation than under clause 9 of Chapter NAV as the former only applies Monday to Saturday whereas the exemption under Chapter NAV applies seven days.

plan process will ensure that any adverse traffic effects from future developments are either avoided or managed.

#### 6.4.4 Natural Hazard Effects

As noted in section 4.6, part of the site is identified as “flood susceptible” in Council’s GIS and the whole of the site is identified as a “low risk” stability area in Council’s GIS.

Neither of these notations is replicated on the District Plan map for the site (the District Plan maps include flood susceptible areas, but the site is not identified on those maps as a flood susceptible area; and stability areas are not identified on the planning maps at all).

The flood susceptible area notation in Council’s GIS applies to the northern part of the College playing fields and the existing driveway into the College. It is my opinion that this notation does not require a response in the conditions of designation as it is very unlikely that any development will be proposed in these areas and, in the unlikely event that development is proposed in these areas, details of that work would need to be submitted to Council through the outline plan process, which would give Council the opportunity to request changes to address any adverse effects that might be generated. The College would also be subject to the Building Code requirements for building in flood hazard areas (e.g. in terms of minimum floor levels for buildings in such areas).

The low risk stability area notation appears to apply to all those parts of the existing urban area not identified as moderate or high risk. The notation is described in the supporting documentation for the mapping as follows:

*Erosion or landslide morphology is not apparent. Not considered to be at risk of instability. May, however, be at risk as a result of natural events, or development.  
Steeper slopes may be subject to soil creep.<sup>13</sup>*

The supporting documentation indicates that the three stability risk categories have been developed to identify the level of geotechnical assessment recommended for building consent applications<sup>14</sup>. Applications for development in low risk areas should be accompanied by:

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<sup>13</sup> Tonkin & Taylor, Land Zonation Mapping, Stability Hazard Mapping / Geotechnical Assessment Level and Effluent Disposal Potential for Kamo, Maunu, Onerahi, Otaika and Tikipunga, July 2006, section 3.1.

<sup>14</sup> Ibid, section 3.1.



*“a brief geotechnical report which summarises the results of a walk-over survey and a geological / geomorphological assessment (which describes how the particular landform has been formed, what it is made up of and what slope processes are, or are likely to be occurring) and provides an informed opinion on the suitability of the land for the intended purpose.”<sup>15</sup>*

It is my opinion that this notation does not require a response in the conditions of designation as the clear intent of this mapping is to address any issues arising as a result of ground conditions through the building consent process.

Overall, it is my opinion that allowing the designation is unlikely to result in any significant adverse natural hazard effects.

#### 6.4.5 Ecological Effects

The College does not include any features of significant ecological value that might be put at risk by designating the site, although, as noted in section 4.4, there is a channel adjacent to part of the eastern boundary which appears to be the remnant of a watercourse (the channel is beyond the boundary of the site).

The Minister’s Notice of Requirement includes a condition of designation requiring buildings (other than visually permeable fencing) to be set at least 5m back from the top of the bank of any watercourse. This will retain the potential for future improvements to the margins of the watercourse.

I also note that the College will need to comply with any regional plan rules relating to the detention, treatment and discharge of stormwater, which will help to protect downstream ecosystems, and with regional plan rules relating to water takes and on-site wastewater treatment and disposal.

Overall, it is my opinion that allowing the designation is unlikely to result in any significant adverse ecological effects.

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<sup>15</sup> Ibid, section 3.2.1.

#### 6.4.6 Infrastructure Effects

The College is not connected to public water, stormwater or wastewater services. Water is supplied from a bore and stormwater and wastewater is managed on-site. As such, allowing the designation is unlikely to result in any public infrastructure effects.

#### 6.4.7 Historic Heritage Effects

The College does not include any listed or scheduled historic heritage items. Accordingly, the designation of the site will not result in any adverse historic heritage effects.

#### 6.4.8 Construction Effects

Potential construction effects, including noise, vibration, sediment and dust, can be addressed through the outline plan process (under which the Minister has an obligation to assess the effects of the proposal and outline the mitigation to be put in place).

### 6.5 Alternative Sites and Methods

I note that alternative sites and methods only require consideration if the requiring authority does not have an interest in the land sufficient for undertaking the work or it is likely that the work will have a significant adverse effect on the environment. It is my opinion that neither of these conditions apply in this case. Nevertheless, for completeness, I provide the following comments.

#### 6.5.1 Alternative Sites

The Minister has not investigated alternative sites for a Catholic college as the existing college is a well-established part of the surrounding community and construction of a new college elsewhere would be highly disruptive to the existing school community and very expensive by comparison with continuing to use and develop the existing school land and facilities.

#### 6.5.2 Alternative Methods

I have considered the alternatives to designating the site, but these do not provide the same level of certainty or efficiency as designating the site and/or do not have the support of Council officers. The principal alternatives to designating the site would be to:

1. Do nothing;

2. Seek through the Council's District Plan review process a scheduled activity overlay which permits school-related activities and developments; or
3. Seek through the Council's District Plan review process a School zoning within which school-related activities and developments are a permitted activity.

### **Do Nothing**

The "do-nothing" option would leave the site with a Living 3 zoning and scheduled activities overlay (for the time being).

However, Council officers have advised that they do not intend to continue with the scheduled activities overlay for schools.

Under this scenario, if the scheduled activities overlay is removed, any further development of the site, or intensification of the use of the site for education purposes, would be likely to require resource consent. Given the nature of the activity and zoning of the site and surrounding area, those applications would be at risk of public or limited notification and/or conditions that restrict the efficient use and development of the site for education purposes. In addition, the Minister would be exposed to future plan changes, whether directly related to the use of the site, or which otherwise impact on the use of the site, which could cause the Minister to incur unnecessary cost and/or further reduce certainty for future operations. The uncertainty and potential cost inherent in the do-nothing option would not promote the sustainable management of the valuable natural and physical resources represented by the College land and facilities and is not acceptable to the Minister.

### **Scheduled Activity**

An alternative to the do-nothing approach is to seek through submissions on the Council's District Plan review process a scheduled activity overlay which permits education-related activities and developments.

However, Council officers have advised that they would not support this approach as they are seeking to phase-out the scheduled activities overlay. As such, this approach would seem likely to result in significant costs for both the Minister and Council as the parties pursue the matter through the courts.

In addition, this approach would not, in any event, be as beneficial as designating the site, as it would leave the Minister exposed to future plan changes, whether directly related to the use

of the site, or which otherwise impact on the use of the site, which cause the Minister to incur unnecessary cost and/or reduce certainty for future operations.

Overall, the costs of this approach are likely to be higher than the costs of designating the site, the outcome less certain, and the benefits reduced by comparison with designating the site.

### School Zoning

A further alternative would be to seek through submissions on the Council's District Plan review process a School zoning within which school-related activities and developments are a permitted activity. This would be consistent with the approach for independent and state-integrated schools under the Auckland Unitary Plan.

However, Council officers have advised that they are not willing to support the creation of a School zoning as it would likely only apply to two or three schools and the Council is seeking to reduce the number of zones under the District Plan, rather than increase them. As such, this approach would seem likely to result in significant costs for both the Minister and Council as the parties pursue the matter through the courts.

In addition, this approach is potentially less beneficial than designating the site, as it would leave the Minister exposed to future plan changes, whether directly related to the use of the site, or which otherwise impact on the use of the site, which could cause the Minister to incur unnecessary cost and/or reduce certainty for future operations.

Overall, the costs of this approach are likely to be higher than the costs of designating the site, the outcome less certain, and the benefits reduced by comparison with designating the site.

## 6.6 Minister's Objectives

The Minister is a requiring authority under section 166 of the RMA and has financial responsibility for state-owned and state-integrated schools.

As such, the Minister has the power under section 168 of the RMA to designate state-owned and state-integrated schools, a power that has been exercised to date for state schools in Whangarei and both state and state-integrated schools in other parts of the country.

The Minister's objectives in designating Pompallier Catholic College are to provide for the efficient ongoing operation and further development of the College, to maximise the College's ability to contribute to the wellbeing of its community and assist the College to meet its

responsibilities under the Education Act (which include the ongoing provision of adequate facilities).

The proposed designation is reasonably necessary, and is considered to be the most appropriate mechanism, to achieve those objectives. The designation of the College is consistent with the Minister's powers and practice under the RMA and provides the necessary long-term certainty that the site can be used and developed for education purposes and flexibility for that use and development, while also clearly identifying the use of the site to the general public.

## 7 Consultation

No consultation has been undertaken for this Notice of Requirement as the College is long-established and neighbours will have the opportunity to input to the designation through the submission process.

## 8 Conclusion

The Council, in reviewing the Minister's Notice of Requirement must have regard to the matters set out in section 171 of the RMA, including Part 2 of the RMA, the effects of the proposal on the environment (in light of the relevant policy framework), and whether the designation is reasonably necessary to achieve the Minister's objectives.

It is my opinion that the Notice of Requirement will give effect to Part 2 of the RMA and the relevant provisions of the RPS by:

- Enabling the Minister in partnership with the College and its community to use and develop the site in a manner that will contribute to the social, economic and cultural wellbeing, and health and safety, of the community.
- Enabling the Minister in partnership with the College and its community to develop the site in a way that will assist in providing for the reasonably foreseeable needs of future generations for education facilities.
- Providing for the more efficient use and development of the valuable natural and physical resources represented by the College's land and facilities.
- Incorporating appropriate conditions to avoid or mitigate potential adverse effects on the environment.

I am also of the opinion that any adverse effects on the environment of allowing the designation will be minor and/or acceptable as:

- The College is a long-established and accepted part of the surrounding community and the adverse effects of the College on the amenity of the surrounding area, the traffic environment and local infrastructure are part of the existing environment under the RMA.
- Potential adverse effects from further development of the College will be avoided or mitigated by compliance with the conditions of designation and can be further managed and mitigated through the outline plan process in the same way as development at other schools.

Finally, it is my opinion that the proposed designation is reasonably necessary to achieve the Minister's objectives. The designation of the College is consistent with the Minister's powers and practice under the RMA and provides the necessary long-term certainty that the site can

be used and developed for education purposes, and the necessary flexibility for that use and development.

On the basis of the above, I support the Minister's Notice of Requirement.



## Appendix 1

### Certificate of Title



# COMPUTER FREEHOLD REGISTER UNDER LAND TRANSFER ACT 1952



  
R. W. Muir  
Registrar-General  
of Land

## Search Copy

**Identifier** 835981  
**Land Registration District** North Auckland  
**Date Issued** 10 August 2018

### Prior References

NA131B/321

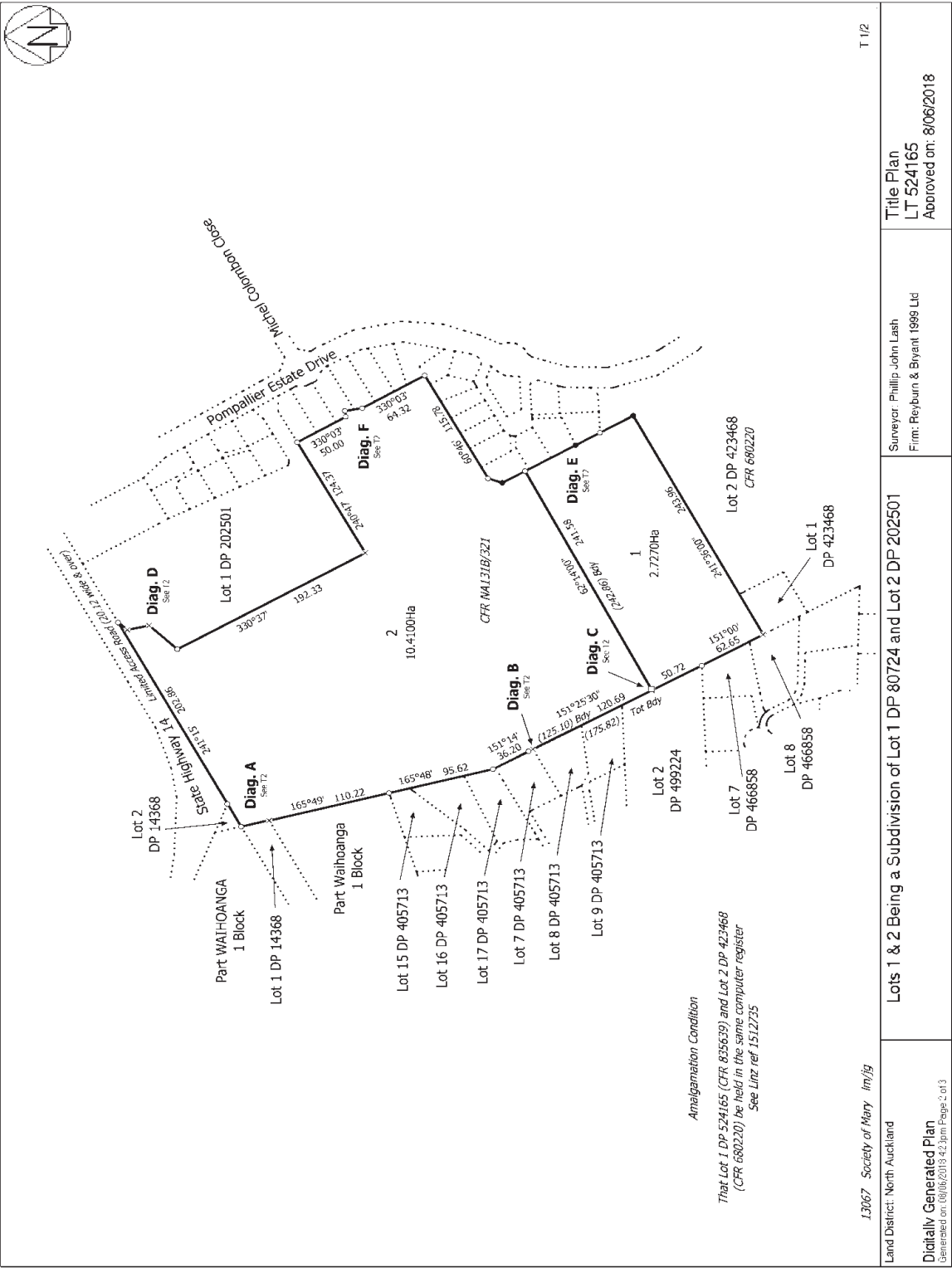
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<b>Estate</b>	Fee Simple
<b>Area</b>	10.4100 hectares more or less
<b>Legal Description</b>	Lot 2 Deposited Plan 524165
<b>Proprietors</b>	The Roman Catholic Bishop of the Diocese of Auckland

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### Interests

773617.1 Gazette Notice (NZ Gazette 7.8.1980 No. 92 page 2348) declaring part adjoining road State Highway 14 to be a limited access road - 1.10.1980 at 9.01 am



## Appendix 2

### Aerial Photograph

# Pompallier College, 473 State Highway 14, Maunu



Print Date: 17/09/2018  
Print Time: 9:46 PM



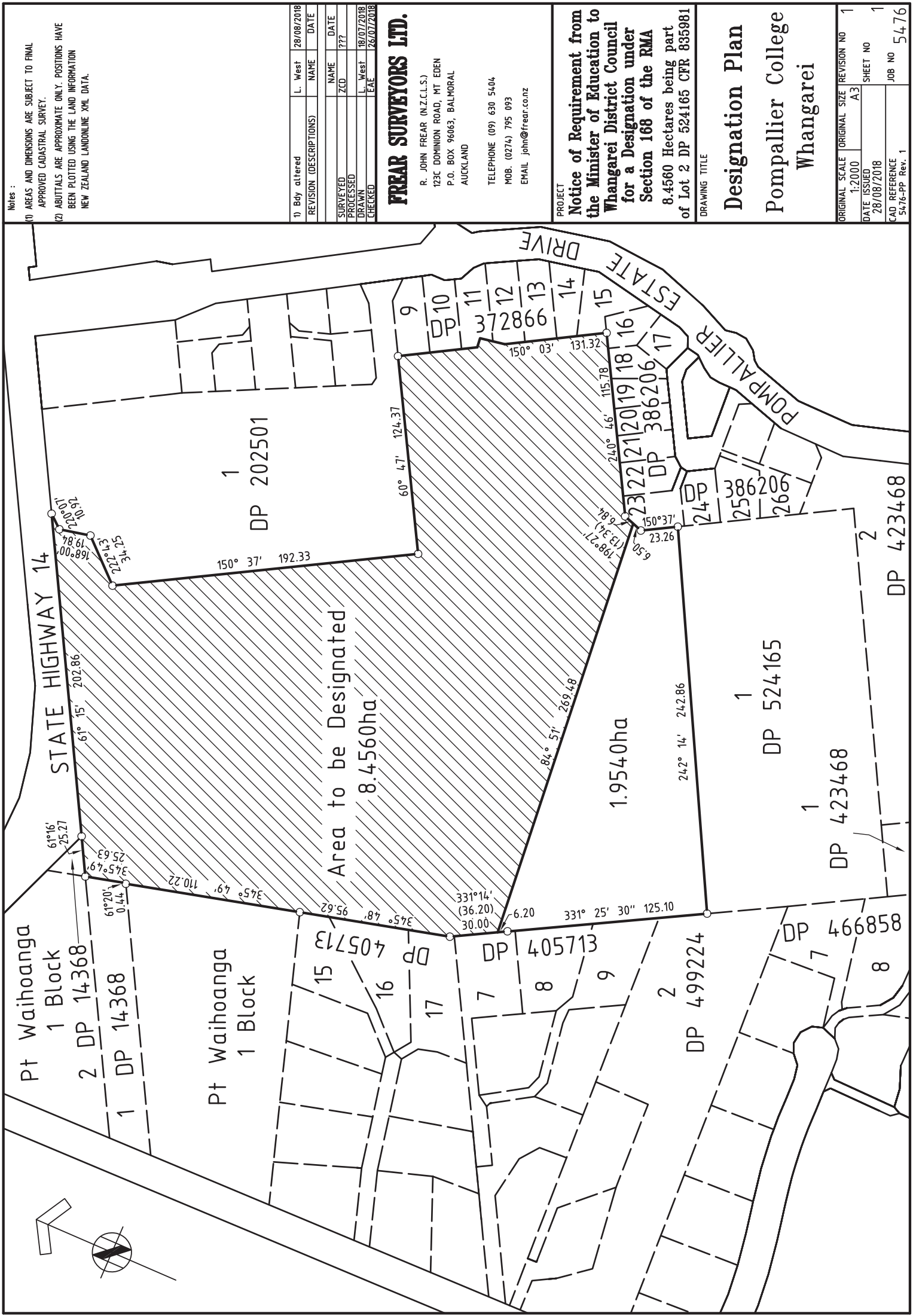
Scale: 1:3000  
Original Sheet Size A4

Projection: NZGD2000 / New Zealand Transverse Mercator 2000  
Bounds: 1715156.59697538,6043152.66515357  
1715650.61466202,6043783.99069723

## Appendix 3

### Designation Plan





Notes :

- (1) AREAS AND DIMENSIONS ARE SUBJECT TO FINAL APPROVED CADASTRAL SURVEY.
- (2) ABUTTALS ARE APPROXIMATE ONLY. POSITIONS HAVE BEEN PLOTTED USING THE LAND INFORMATION NEW ZEALAND LANDONLINE XML DATA.

1) Body altered	L. West	28/08/2018
REVISION (DESCRIPTIONS)	NAME	DATE
SURVEYED	NAME	DATE
PROCESSED	ZCD	???
DRAWN	L. West	18/07/2018
CHECKED	EAE	26/07/2018

**FREAR SURVEYORS LTD.**

R. JOHN FREAR (N.Z.C.L.S.)  
123C DOMINION ROAD, MT EDEN  
P.O. BOX 96063, BALMORAL  
AUCKLAND  
  
TELEPHONE (09) 630 5404  
MOB. (0274) 795 093  
EMAIL john@frear.co.nz

PROJECT  
**Notice of Requirement from  
the Minister of Education to  
Whangarei District Council  
for a Designation under  
Section 168 of the RMA**  
8.4560 Hectares being part  
of Lot 2 DP 524165 CFR 835981

DRAWING TITLE

**Designation Plan**  
**Pompallier College**  
**Whangarei**

ORIGINAL SCALE	ORIGINAL SIZE	REVISION NO	1
1:2000	A3		
DATE ISSUED		SHEET NO	1
28/08/2018			
CAD REFERENCE		JOB NO	5476
5476-PP Rev. 1			

## Appendix 4

### Standard Provisions for all Education Designations



## **Minister of Education**

### **Standard Provisions for All Education Designations**

#### **Explanatory Notes**

Education purposes in the designation purpose means:

1. Enable the use of the facilities on the designated site by and for the educational benefit of any school age students (years 0 to 13) regardless of whether they are enrolled at any institution located on that designated site.
2. Enable the provision of supervised care and study opportunities for students outside school hours in school facilities
3. Enable the provision of community education (e.g. night classes for adults) outside school hours in school facilities
4. Include but not be limited to the provision of academic, sporting, social and cultural education including through:
  - a. Formal and informal recreational, sporting and outdoor activities and competitions whether carried out during or outside school hours;
  - b. Formal and informal cultural activities and competitions whether carried out during or outside school hours; and
  - c. The provision of specialist hubs and units (including language immersion units and teen parent units) for students with particular educational requirements or special needs.
5. Enable the use of facilities for purposes associated with the education of students including school assemblies, functions, fairs and other gatherings whether carried out during or outside school hours.
6. Enable the provision of associated administrative services; carparking and vehicle manoeuvring; and health, social service and medical services (including dental clinics and sick bays).
7. Enable the housing on site for staff members whose responsibilities require them to live on site (e.g. school caretaker) and their families.

## **Conditions**

### **1. Height in Relation to Boundary**

Any new building or building extension (excluding goal posts and similar structures) shall comply with the height in relation to boundary controls [attached to this Schedule] from any adjoining land zoned primarily for a residential purpose, or zoned for an open space/outdoor recreation purpose.

### **2. Noise**

The noise (rating) level arising from the operation of the school must comply with the following noise levels when measured within the boundary of any residentially zoned site, or within the notional boundary of any site in any rural zone:

- a. Monday to Saturday, 7am to 10pm, 55dB LAeq
- b. Sunday, 9am to 6pm, 55dB LAeq
- c. All other times, 45 dB LAeq, 75 dB LAFmax

Noise limits do not apply to noise from school sports and school recreational activities occurring between 8am and 6pm Monday to Saturday.

Noise levels shall be measured and assessed in accordance with NZS 6801:2008 "Measurement of Environmental Sound" and NZS 6802:2008 "Environmental Noise".

Noise from construction shall not exceed the limits recommended in, and shall be measured in accordance with, New Zealand Standards NZS 6803:1999 "Acoustics – Construction Noise".

### **3. On-Site Car Parking – Schools**

Additional car parking shall be provided at the rate of two carpark spaces per new classroom or classroom equivalent, except where the council accepts, on the basis of a specifically commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate. For the avoidance of doubt, this condition shall only apply where there is a net increase in the number of classrooms or classroom equivalents.

### **4. On-Site Car Parking – Early Childhood Education (Preschool)**

In addition to any car parking required for the school, on-site car parking for early childhood education (preschool) shall be provided at the rate of one car park per every 10 children the facility is licensed or designed to accommodate, plus one per each full time equivalent staff member required for the license or design capacity of the centre, except where the Council accepts, on the basis of a specifically

commissioned parking study by an appropriately qualified engineer and/or transportation planner, that a lesser level is appropriate.

## **5. Scheduled Trees**

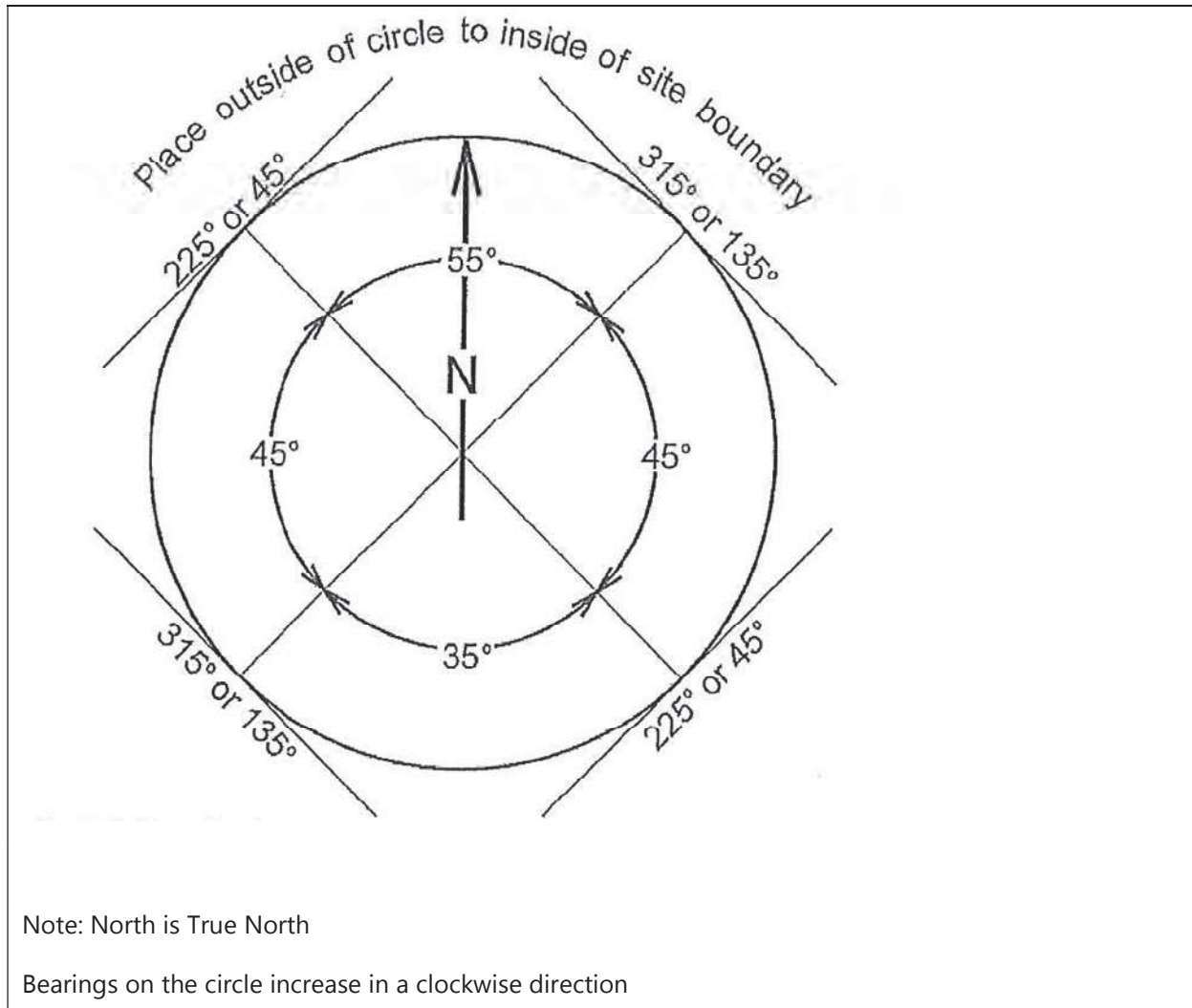
No tree or group of trees specifically scheduled in the District Plan may be cut, damaged, altered, injured, destroyed or partly destroyed, or works undertaken within the drip line of any such tree(s), other than in accordance with an outline plan submitted and processed in accordance with the s176A of the Resource Management Act 1991. This condition shall not apply to minor trimming or maintenance undertaken by hand operated secateurs or pruning shears in accordance with accepted arboricultural practice, or where removal or trimming is required to safeguard life or property.

## **6. Outline Plans**

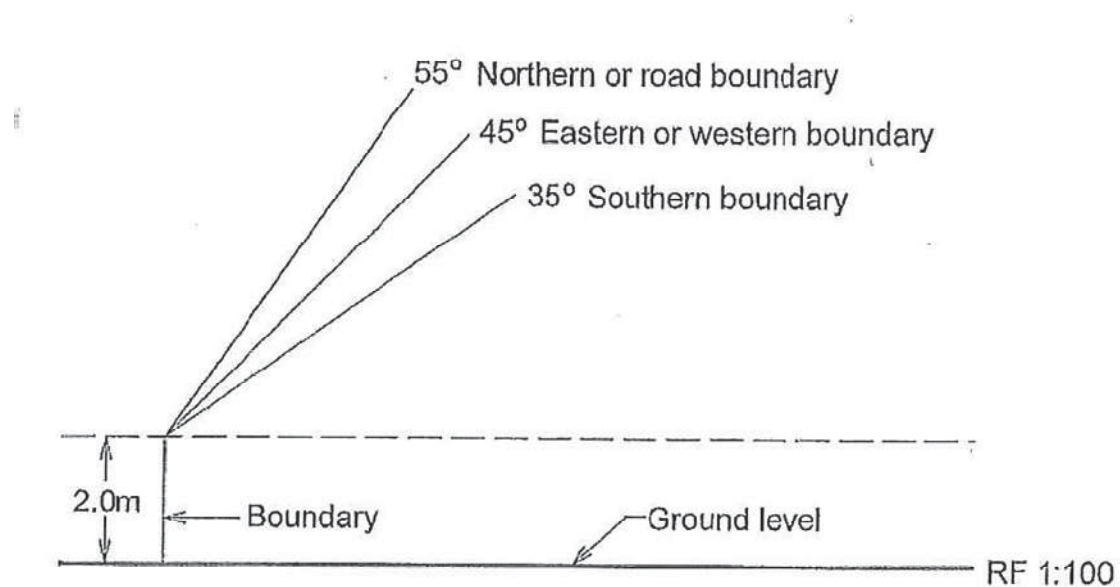
That an outline plan of works shall not be required for:

- a) Any internal building works other than those that result in a net increase in the number of classrooms or classroom equivalents;
- b) General building maintenance and repair work including but not limited to re-painting, re-cladding and re-roofing;
- c) Installing, modifying and removing playground furniture and sports structures (e.g. goal posts);
- d) Amending any internal pedestrian circulation routes/pathways;
- e) Installing, maintaining or repairing any in ground infrastructure services such as stormwater, sewerage and water lines and connections, including any ancillary earthworks;
- f) Provision of landscaping and gardens, provided that it does not conflict with any designation condition or alter landscaping required as mitigation as part of an outline plan for other works; or
- g) General site maintenance and repair work, or boundary fencing otherwise permitted by the District Plan.

### Recession Plane Indicator



### Recession Plan Cross Section



## Appendix 5

### Site-specific Provisions for Designation of Pompallier Catholic College

## **Minister of Education**

### **Site-specific Provisions for Designation for Pompallier Catholic College**

Add the following to the designation purpose:

"and may include residential accommodation for students".

Add new condition 1 as follows:

#### **1. Riparian Yard**

Any new building or building extension (excluding visually permeable fencing such as chainlink fencing) shall be set at least 5m back from the top of the bank of the watercourse along part of the eastern edge of the site.

**Appendix 4: Written Notice from New Zealand Transport Agency**

**DISTRICT PLAN ROLLING REVIEW – ROLL OVER OF DESIGNATIONS UNDER  
SCHEDULE 1 OF THE RESOURCE MANAGEMENT ACT 1991 –  
NZ TRANSPORT AGENCY**

Melissa McGrath  
District Plan Manager  
  
Planning and Development  
  
Whangarei District Council  
  
Forum North  
  
Private Bag 9023  
  
Whangarei 0148

By email: c/- [sarah.brownie@wdc.govt.nz](mailto:sarah.brownie@wdc.govt.nz)

Request: Roll over of NZ Transport Agency Designations in the  
Proposed Whangarei District Plan

Name: The NZ Transport Agency  
PO Box 5084, Lambton Quay  
Wellington 6145  
c/- Bruce Hawkins  
Senior Planning Advisor

Address for Service: As above

**THE NZ TRANSPORT AGENCY REQUESTS:**

The NZ Transport Agency (the Agency) wishes to advise that the following designations are still current and are to be rolled over into the Whangarei District Plan (the Plan) in the following revised format.

**DESIGNATIONS AMENDMENTS AND MODIFICATIONS**

Please Note that there are some modifications to be made to the designations in accordance with Clause 4(3) of the First Schedule of the Resource Management Act 1991 (the Act).

1. Generic

- a) Replace the DTNZ (Transit NZ) preface with NZTA (NZ Transport Agency) in the unique identifier for each primary and secondary designation in the Proposed Plan.
- b) Provide a single generic purpose for all designations; the generic purpose for the designations will cover all activities related to the control, management and improvement of the State Highway Network.



- c) Remove redundant designation conditions pertaining to the construction phase of now completed state highway alterations and additions.
- d) Where no ongoing conditions remain within a secondary designation, combine the secondary designation with the related principal designation.

## 2. State Highway 1

- a) Combine the current principal designation DTNZ 1 with 20 secondary designations. (DTNZ 1.1, 1.2, 1.3, 1.4, 1.7, 1.8, 1.9, 1.10, 1.11, 1.12, 1.13, 1.14, 1.15, 1.16, 1.17, 1.18, 1.19, 1.20, 1.22, & 1.23) over State Highway 1 within the area covered by the Plan. (New identifier NZTA - D1)
- b) Retain secondary designations associated with as yet uncompleted works on State Highway 1 as follows:
- c) Retain DTNZ 1.21 proposed north bound passing lane State Highway 1 Waiotu North, Puipui (New identifier NZTA – D1.1)
- d) Retain DTNZ 1.25 State Highway 1 improvements between Tarewa Road Otaika and the intersection with State Highway 14 (New identifier NZTA – D1.2)
- e) Combine the current Kamo Bypass principal designation DTNZ 3 with secondary designations (DTNZ 3.1 & 3.2) and absorb into the State Highway 1 primary designation. (New designation identifier NZTA- D1)
- f) Allow DTNZ – 1.5 (Snake Hill – Springs Flat) to lapse

## 3. State Highway 14

Combine the current principal designation DTNZ 2 with secondary designations (DTNZ 2.1 & 2.2) to cover the entire length of State Highway 14 within the area covered by the Plan. (New identifier NZTA- D2)

## 4. State Highway 15A – Now to be known as State Highway 15

Retain the current principal designation DTNZ 5 for State Highway 15A. (New Designation identifier NZTA D – 3). And change the name of State Highway 15A to State Highway 15.

## 5. Minor adjustment to Designation Boundaries (refer attachment 5)

- a) Uplifting part of the area of selected designations where land is beyond the area gazetted as State Highway, or not maintained by the Agency, or not required for future state highway purposes.
- b) Marginally extending the existing boundaries of selected designations to include small areas where the operative highway is not currently covered by the designation.

It should be noted that the majority of the existing designation boundaries will not alter and will be rolled over to be included in the Plan. Albeit in an amalgamated format. The majority of the small number of changes that will occur result in the uplift of existing designated areas. As requested, plans will be provided to Council in shape file format with the proposed modifications overlaying the existing boundaries so that the amendments are easily identifiable.

Due to a national project underway by the New Zealand Transport Agency to adjust inaccuracies in the underlying Cadastre, shape files covering amendments to boundaries will not be submitted with this notice. The data from this project will be available for inclusion in shape files until shortly after the closing date for submission of this notice. In the interim the revised boundaries have been indicated in plans provided as attachment 4. The shape files will be provided by way of submission once the data from the Cadastre project is available for incorporation into this work.

#### **REASONS FOR DESIGNATION AMENDMENTS AND MODIFICATIONS**

The amendments proposed are to

- a) Simplify the designation details.
- b) To remove any parts of designated land where it is confirmed that it is not required for State Highway purposes.
- c) To add small areas of land to the designation where the existing State Highway network is not covered.
- d) Where works provided for by secondary designations are now complete and all conditions of the designation are satisfied the secondary designation will be absorbed into the primary designation and all defunct conditions deleted.
- e) The New Zealand Transport Agency has replaced Transit New Zealand (now defunct) as the requiring authority for the State Highway network hence the shift in proposed designation prefixes from TNZ to NZTA.

#### **INFORMATION SUPPORTING THIS NOTICE**

- Attachment 1. Designation tables in the format requested by the Council. (For inclusion in the Plan)
- Attachment 2. Roll over and Amalgamation Table tracking the shift from the current NZTA designations to the Proposed. (Not for inclusion in the Plan)
- Attachment 3. Condition review; explaining the retention and or removal of designation conditions. (Not for inclusion in the Plan)
- Attachment 4. Plans indicating proposed minor shifts in designation boundaries – (For inclusion in the Plan as part of the designation roll over – Shape Files to follow for inclusion in the Whangarei District Council GIS Planning Maps)

Signed by:



---

Bruce Hawkins  
Senior Planning Advisor  
Date: 21 / 09 / 2018

## Attachment 1. New Zealand Transport Agency Designations: Whangarei District Plan Review

### 1. Designation Notices for inclusion in the District Plan

NEW ZEALAND TRANSPORT AGENCY		
Unique identifier and map identity		NZTA D - 1
Purpose of the Designation		To undertake maintenance, operation, use and improvement of the State highway network
Site identifier	Site name / description	State Highway 1
	Legal description	Various
	Location	Whangarei District / Kaipara District Boundary at the Brynderwyns to Whangarei District Far North Boundary Hukerenui
	Environment map	Various
Designation Hierarchy		Primary
Lapse Date		Given Effect
Conditions		No conditions
Additional Information	Status	Confirmed
	Legacy Reference	DTNZ 1, Whangarei District Plan 2007
	Other	

NEW ZEALAND TRANSPORT AGENCY		
Unique identifier and map identity		NZTA D – 1.1
Purpose of the Designation		To undertake maintenance, operation, use and improvement of the State highway network
Site identifier	Site name / description	State Highway 1, Puipui, Southbound Passing Lane
	Legal description	Lot 1 DP 397387 and Puipui 5C10B
	Location	State Highway 1, Waiotu North, Puipui
	Environment map	7E
Designation Hierarchy		Secondary
Lapse Date		19 <sup>th</sup> December 2021
Conditions		RQ 1100004 and RQ 1200006; Conditions 1-3, and Advice notes 1-6 ; attached
Additional Information	Status	Confirmed
	Legacy Reference	DTNZ 1.21, Whangarei District Plan
	Other	

NEW ZEALAND TRANSPORT AGENCY		
Unique identifier and map identity		NZTA D – 1.2
Purpose of the Designation		To undertake maintenance, operation, use and improvement of the State highway network
Site identifier	Site name / description	State Highway 1 for an upgrade of a section of the State Highway including the approaches to and intersection of State Highway 1 and State Highway 14 to Tarewa Road Otaika
	Legal description	Various
	Location	On State Highway 1 between State Highway 14 and Tarewa Road, Otaika, including approaches to that intersection
	Environment map	12 43
Designation Hierarchy		Secondary
Lapse Date		30 June 2022
Conditions		RQ1500002 – Conditions 1-37; Retain from Operative Plan (Conditions of DTNZ 1.25) Chapter 85 page 37 – 42 attached
Additional Information	Status	Confirmed
	Legacy Reference	DTNZ 1.25, Whangarei District Plan 2007
	Other	

NEW ZEALAND TRANSPORT AGENCY		
Unique identifier and map identity		NZTA D - 2
Purpose of the Designation		To undertake maintenance, operation, use and improvement of the State highway network
Site identifier	Site name / description	State Highway 14
	Legal description	Various
	Location	State Highway 14 Intersection with SH 1 at Western Hills Drive to Whangarei District / Kaipara District Boundary at Tangiteroria
	Environment map	Various
Designation Hierarchy		Primary
Lapse Date		Given Effect
Conditions		None listed
Additional Information	Status	Confirmed
	Legacy Reference	DTNZ 2 , Whangarei District Plan 2007
	Other	

NEW ZEALAND TRANSPORT AGENCY		
Unique identifier and map identity		NZTA D – 3
Purpose of the Designation		To undertake maintenance, operation, use and improvement of the State highway network
Site identifier	Site name / description	State Highway 15
	Legal description	Various
	Location	Between State Highway 1 Ruakaka and Ralph Trimmer Drive, Marsden Point
	Environment map	19E, 54E, 55E, 56E, 64E, 16E
Designation Hierarchy		Primary
Lapse Date		Given Effect
Conditions		None listed
Additional Information	Status	Confirmed
	Legacy Reference	DTNZ 5, Whangarei District Plan 2007
	Other	

## 2. Attached Conditions of Proposed NZTA – D 1.1 & 1.2

### NZTA D1.1

#### Conditions:

1. That the New Zealand Transport Agency shall be responsible for all necessary land purchases, compensation costs, legalisation, construction and reinstatement works and similar for completion of the project unless otherwise agreed with the affected parties.
2. That the scope and extent of the proposed works shall proceed generally in accordance with the detail incorporated within the Notice of Requirement and the accompanying planning report and assessment of environmental effects prepared by Northern Civil Consulting Engineers Ltd; this includes the following plans –
  - *SH1N Region 1 RS. 233, Old North Road Southbound Passing Lane RP 233/11.11 – 233/12.35, Design Land Requirement Plan; prepared by Northern Civil Consulting Engineers, Job: 1323, Sheet 1 of 1, dated 12<sup>th</sup> June 2008*
  - *SH1N Region 1 RS. 233, Old North Road Southbound Passing Lane RP 233/11.11 – 233/12.35, Design Land Entry Requirement Plan; prepared by Northern Civil Consulting Engineers, Job: 1323, Sheet 1 of 1, dated 12<sup>th</sup> June 2008*
  - *SH1N Region 1 RS. 233, Old North Road Southbound Passing Lane RP 233/11.11 – 233/12.35, Notice of Requirement Plan; prepared by Northern Civil Consulting Engineers, Job: 1323, Sheet 1 of 1, dated 12<sup>th</sup> June 2008*
  - *SH1N Region 1 RS. 233, Old North Road Southbound Passing Lane RP 233/11.11 – 233/12.35, Design Plan; prepared by Northern Civil Consulting Engineers, Ref: CN3115, Sheets 1 to 4, dated 6<sup>th</sup> June 2008, design changes dated 10<sup>th</sup> March 2009*
  - *SH1N Region 1 RS. 233, Old North Road Southbound Passing Lane RP 233/11.11 – 233/12.35, Donnelly House Site; prepared by Northern Civil Consulting Engineers, Ref: CN3115, Sheet 1, dated 3<sup>rd</sup> February 2009, design changes dated 10<sup>th</sup> March 2009*
  - *SH1N Region 1 RS. 233, Old North Road Southbound Passing Lane RP 233/11.05 – 233/12.35, Design Cross Sections – SH1N; prepared by Northern Civil Consulting Engineers, Ref: CN3115, Sheets 13, 14 and 15, dated 6<sup>th</sup> June 2008*

Notwithstanding the above the proposed works shall also be carried out generally in accordance with the following plans submitted with the applications to the Northland Regional Council for land use consent (reference CON20082143201) –

- *SH1N Region 1 RS. 233, Old North Road Southbound Passing Lane RP 233/11.11 – 233/12.35, Design Plan; prepared by Northern Civil Consulting Engineers, Job: 1323, Sheets 1–8, dated 10/06/08*
- *SH1N Region 1 RS. 233, Old North Road Southbound Passing Lane RP 233/11.11 – 233/12.35, Design Cross Sections; prepared by Northern Civil Consulting Engineers, Job: 1323, Sheets 9–28, dated 10/06/08*
- *SH1N Region 1 RS. 233, Old North Road Southbound Passing Lane RP 233/11.11 – 233/12.35, Design Typical Details; prepared by Northern Civil Consulting Engineers, Job: 1323, Sheet 34, dated 10/10/08*
- *SH1N Region 1 RS. 233, Old North Road Southbound Passing Lane RP 233/11.11 – 233/12.35, Sediment Control Plan; prepared by Northern Civil Consulting Engineers, Job: 1323, Sheets 1–4, dated 16/06/08*

- *SH1N Region 1 RS. 233, Old North Road Southbound Passing Lane RP 233/11.11 – 233/12.35, Proposed Dumpsite Plan; prepared by Northern Civil Consulting Engineers, Job: 1323, Sheet 1, dated 16/09/08*
  - *"SH1N Region 1 RS. 233, Old North Road Southbound Passing Lane RP 233/11.11 – 233/12.35, Design Cross Sections"; Ref: 1323, Sheets 9–12 and 16–28, dated 10/06/08, and Ref: CN3115, Sheets 13–15, dated 6/06/08*
  - *"SH1N Region 1 RS. 233, Old North Road Southbound Passing Lane RP 233/11.11 – 233/12.35, Design Typical Details"; Ref: 1323, Sheet 34, dated 10/10/08*
  - *"SH1N Region 1 RS. 233, Old North Road Southbound Passing Lane RP 233/11.11 – 233/12.35, Sediment Control Plan"; Ref: 1323, Sheets 1–4, dated 16/06/08*
  - *"SH1N Region 1 RS. 233, Old North Road Southbound Passing Lane RP 233/11.11 – 233/12.35, Proposed Dumpsite Plan"; Ref: 1323, Sheet 1, dated 16/09/08*
3. That all properties with licensed access to the proposed work are to be upgraded to the appropriate standard with improved sight distance provided wherever possible.
  4. That during construction, the New Zealand Standard 6803:1999, Acoustics – Construction Noise shall be complied with. Noise from equipment such as earthmoving machinery is to be mitigated by:
    - Limiting the hours of work to minimise noise disruption for adjacent land use especially residential areas.
    - Only operate construction equipment between 7.00 am to 7.00 pm.
    - Limiting the engine exhaust noise level on equipment to be used during construction and operating all construction equipment within the recommended noise levels set out in NZS 6803: 1999 - The Measurement and Assessment of Noise from Construction, Maintenance and Demolition Work.
  5. The highway alignment shall be designed to achieve the relevant noise standard contained in Transit New Zealand's Draft Guidelines for the Management of Traffic Noise for State Highway Improvements, December 1999.
  6. That before the commencement of any ground clearing work on site, the requiring authority shall install and maintain suitable stormwater and sediment control devices and measures to prevent the transportation of sediment into natural watercourses or adjoining properties.
  7. That all necessary actions shall be taken to prevent a dust nuisance to neighbouring properties and public roads; this shall include frequent spraying as required.
  8. That all exposed cut and fill batters shall be re-vegetated with grass to blend in with the character of the surrounding environment within a month of the completion of works.

### **Lapsing of the designation**

A designation lapses on the expiry of five years after the date on which it is included in the district plan unless it is given effect to before the end of the period, the Council fixes a longer period in accordance with section 184(1)(b) of the Act, or the designation specified a different period when incorporated within the plan. The New Zealand Transport Agency has sought to extend the duration of the designation to ten years.

Pursuant to section 184(1) of the Resource Management Act 1991, the Whangarei District Council has determined that the designation shall lapse on the expiry of ten years after the date on which it is included in the district plan.



### **Waiver of the requirement for an outline plan to be submitted**

The New Zealand Transport Agency submitted evidence in the hearing seeking to waive the requirement for an outline plan of the proposed works to be submitted prior to construction commencing. As the plans submitted in support of the alteration are regarded as the equivalent of outline plans and the recommended conditions require compliance with these plans, the Whangarei District Council waives the requirement for an outline plan.

### **Advice Notes**

1. That prior to the start of physical works, any required resource consents are to be obtained from the Northland Regional Council.
2. All archaeological sites are protected under the provisions of the Historic Places Act 1993. It is an offence under that Act to modify, damage or destroy any archaeological site, whether the site is recorded or not. Application must be made to the New Zealand Historic Places Trust for an authority to modify, damage or destroy an archaeological site(s) where avoidance of effect cannot be practised.
3. The New Zealand Transport Agency is to be responsible for all necessary land purchases, compensation costs, legalisation, construction and reinstatement works, and similar, for completion of the project unless otherwise agreed with the affected parties.
4. Building Consents may be required for retaining structures
5. Within 15 working days of the day on which the New Zealand Transport Agency receives the Whangarei District Council's recommendation, the Agency shall advise the Council whether it accepts or rejects the recommendation in whole or in part. The Council shall then be required to ensure that within 15 working days after the decision is made by the Agency, that a notice of the Agency's decision and a statement of the time within which an appeal against the decision may be lodged is served on all persons who made a submission, as well as the landowners and occupiers directly affected by the decision.

### General Conditions

1. Except as modified by the conditions below, the works shall be undertaken in general accordance with the information provided by the Requiring Authority being NZTA, the Notice of Requirement and supporting documents as follows:

*Notice of Alteration of Designation DTNZ 1 To Whangarei District Council - prepared by GHD Limited, dated September 2015 including Attachments A-G (available on file RQ1500002).*

#### Original Application

- Design Drawings prepared by GHD
- Design Philosophy Statement by GHD
- Acoustic Report prepared by Marshall Day

#### Additional Information Supplied

- Plans confirming the extent of the proposed designation
- Additional Noise Assessment prepared by Marshall Day dated 21 December 2015
- Landscape Treatment Plans (Ref L102-105 Rev B, L106-107 Rev A.)
- Additional Traffic Effects Assessment prepared by GHD
- Safety Audit Interim Design prepared by Engineering Equilibrium
- Treescape Arborist Report Dated 14 March 2016 including the attached tree removal plan

#### Evidence Attachments

- Proposed Civil Works Plan 51 - 32688 - C104&155 Rev B (2 Sept 2016)
- Proposed Draft Designation Confirmation Plan 51-32688-SK0256 Rev C (1 Sept 2016)

### 1 (a). Modifications to Design

Roading Layout – That the extent of the proposed traffic island in proximity to 69 Otaka Road (being Lot 2 DP 43609) be reduced in length by approximately 10m site to remove the need for shared vehicle crossing with the neighbouring lot.

#### Landscape Implementation

Any amendments to the Landscape Treatment Plans (Ref L102-105 Rev B, L106-107 Rev A) in response to the outcomes of further consultation with landowners through the property acquisition process will be provided to the Council's Team Leader Compliance for approval 20 working days prior to the commencement of works.

The Acoustic Barrier Landscape Plans will be provided to the Council's Team Leader Compliance in accordance with condition 35.

Confirmation of planting details in relation to Tarewa Park (including the Tulip Tree replacement) developed in accordance with condition 12 will be provided to the Council's Team Leader Compliance.

#### CPTED cycleway/pedestrian access design

Any amendments to the GHD design drawings or Landscape Treatment Plans in response to the outcomes of the CPTED analysis required in condition 31 will be provided to the Council's Team Leader Compliance for approval 20 working days prior to the commencement of works.

### Extent of Designation

2. The temporary extent of the designation shall be that area identified on plans appended as Attachment A of the Application Report, being plans titled *SH1N Tarewa Rd Intersection Improvements & Widening Designation Plan* (sheets 1 and 2) prepared by GHD Ltd and dated 16 March 2015.
3. Plans showing the final extent of the designation shall be provided to the Council's Team Leader Compliance within 6 months of the completion of physical construction works.



#### **Accidental Discovery Procedures**

4. In the event that an archaeological site, Koiwi or Taonga is accidentally discovered during the construction period The New Zealand Transport Agency's Minimum Standard Z/22 Accidental Discovery Procedures shall be followed. When following the procedures in Attachment A, all references to the 'Historic Places Act 1993' shall be read as 'Heritage New Zealand Pouhere Taonga Act 2014' and all references to the 'New Zealand Historic Places Trust' or 'NZHPT' shall be read as 'Heritage New Zealand'.

#### **Management Plans**

5. A minimum of 20 working days prior to the commencement of works, the Requiring Authority shall submit to the Team Leader Compliance for approval in writing Management Plans covering Urban Design and Landscape Mitigation (required by Conditions 8 to 12), Construction (required by Condition 13), Construction Noise and Vibration (required by Conditions 17 to 21) and Construction Traffic (required by Condition 23).
6. The approval in writing of all of the Management Plans referred to in Condition 5 will be deemed to be a waiver of the requirement for an Outline Plan of Works under section 176A(2)(c) of the RMA.
7. The works shall be undertaken in accordance with the approved Management Plan(s) or an accepted Outline Plan of Works (as the case may be).

#### **Urban Design and Landscape Mitigation Plan (UDLMP)**

8. A UDLMP shall be prepared by a suitably qualified expert(s) in general accordance with the following documents/ plans:
  - Treescape Arborist Report Dated 14 March 2016 including the attached tree removal plan; and
  - Landscape Treatment Plans (Ref L102-105 Rev B, L106-107 Rev A ) as amended by the requirements of Condition 1a.
9. The UDLMP shall include within its scope, vegetation removal, urban design and landscape mitigation works to be undertaken, together with implementation and maintenance schedules within the designation and adjacent sites following completion of the road construction works.
10. The landscape works shall be carried out in accordance with the NZTA P39 Standard Specification for Landscape Treatments and all works as set out in the approved UDLMP shall be implemented as soon as practicable with completion to be no later than 12 months after the upgrade works are fully operational.
11. The Requiring Authority must provide written confirmation of any/all actions taken to satisfy condition 10 above to the Team Leader Compliance no later than 12 months after the upgrade works are fully operational.
12. In relation to the part of the UDLMP that covers Tarewa Park:
  - a. The plan shall be prepared in consultation with the WDC Parks and Recreation Manager and include the requirement for NZTA to undertake maintenance works within Tarewa Park for a period of 2 years from completion of landscaping.
  - b. Provision shall be made within the planting plan for a large specimen tree to replace the mature Tulip tree requiring removal. The type of specimen tree and the location of its planting within Tarewa Park will be confirmed in the planting plan.

#### **Construction Management Plan (CMP)**

13. A CMP shall be prepared and submitted to the Council's Team Leader Compliance. The CMP shall include, but not be limited to:
  - a. Detail of construction machinery, techniques and equipment to be utilised and construction sequence;
  - b. Bridge construction methodology;
  - c. Methods to manage the storage areas and the control of dust from earthworks and construction activities;

- d. Timetable for ensuring sufficient advance notice of night time construction works is provided to residents;
- e. Detail of roles and responsibilities of personnel on-site;
- f. Procedures for liaising with and notifying potentially affected parties with regard to proposed construction activities;
- g. Methods for receiving and responding to complaints about construction activities, including provision for an on-site contact;
- h. Procedures to ensure that the work(s) do not encroach on adjoining land without the prior written approval of the owners of that land; and
- i. The coordination of the requirements of all other management plans and statutory requirements as required by the conditions of the NOR.

#### **Project Construction Noise**

- 14. Construction noise is to be measured and assessed in accordance with the requirements of NZS6803:1999 Acoustics – Construction Noise. Noise generated from construction works is to comply with the long term noise limits stated in Tables 2 and 3 of NZS6803:1999 unless otherwise varied by a management schedule developed in accordance with condition 17.
- 15. The hours of work for construction activities shall be 0730 to 1800 from Monday to Saturday unless otherwise varied by a management schedule developed in accordance with condition 17.
- 16. Vibration from construction and demolition is not at any time to exceed the limits set out in Tables 1 and 3 of German Standard DIN 4150 Part 3: 1999 "Structural Vibration in Buildings – Effects on Structures" (the "DIN Standard") at any building.

#### **Construction Noise and Vibration Management Plan (CNVMP)**

- 17. No later than ten working days prior to commencement of work on the project, the Requiring Authority must submit a Construction Noise and Vibration Management Plan ("CNVMP") to the Council's Team Leader Compliance. The approved CNVMP and any management schedules prepared in accordance with condition 17 must be implemented, adhered to and maintained throughout the construction period.
- 18. The CNVMP must describe the best practicable option(s) that will be adopted to avoid, remedy or mitigate construction noise and vibration effects. The CNVMP must as a minimum address the noise management measures set out in Annex E of the NZS6803:1999 and the following:
  - a. Construction sequencing;
  - b. Machinery and equipment to be used, including promotion of the use of low noise machinery where practicable;
  - c. Hours of operation, including times and days and reasons for when it is necessary to undertake construction works outside of the hours in condition 15;
  - d. The design of noise mitigation measures such as temporary barriers or enclosures;
  - e. Methods for monitoring and reporting on construction noise;
  - f. The location of noise and vibration monitoring devices; and
  - g. Methods for receiving and responding to complaints about construction noise.
- 19. The CNVMP must be prepared in accordance with the vibration management measures set out in the vibration standards of the DIN Standard and must address the following:
  - a. Vibration monitoring measures;
  - b. Vibration criteria;
  - c. Possible mitigation measures;
  - d. Complaint response;
  - e. Reporting procedures;
  - f. Notification and information for the community of the proposed work;
  - g. Vibration testing of equipment to confirm vibration predictions;



- h. Location for vibration monitoring when construction activities are adjacent to buildings identified for settlement monitoring.
20. Where an activity is predicted or measured to be non-compliant with the project standards in conditions 15 and/or 16, the Requiring Authority is to prepare a management schedule(s). Any management schedule is to be activity specific and include, as a minimum, the following details:
- a. A description of the activity (including duration), plant and machinery that is expected not to comply with the noise and/or vibration limits in conditions 15 and 16;
  - b. Predicted levels and proposed noise limits for all receivers where the levels will not be compliant with the limits in condition 15;
  - c. A description of the mitigation measures proposed to reduce the noise and vibration levels as far as practicable, including any options that have been discounted due to cost or any other reason;
  - d. A description of any additional methods to manage the effects on the affected parties (e.g. temporary accommodation during the specific activity)
21. Any management schedule produced in accordance with condition 20 is to be provided to the Council for approval no less than 5 working days prior to the authorised works commencing.

#### **Contamination**

22. In the event that contamination is accidentally discovered during the construction period, the NZTA's draft 'Minimum Standard Contaminated Land Accidental Discovery Procedures 2015' shall be followed.

#### **Construction Traffic Management Plan (CTMP)**

23. A CTMP prepared by a person with a current STMS certificate shall be submitted to the Council's Team Leader Compliance, and shall include, but not be limited to:
- a. Methods to ensure the safe management and maintenance of traffic flows, including pedestrians and cyclists, on existing roads;
  - b. The locations of access carriageways and their connections to public roads;
  - c. The size and location of parking areas for plant, construction vehicles and the vehicles of workers and visitors;
  - d. The methodology for ensuring the continued access to all properties affected by the construction process for both vehicles and pedestrians (access shall be maintained at all times unless the prior written approval of the landowner has been obtained);
  - e. Detail of construction dates and hours of operation, including any specific non-working hours for traffic congestion and noise;
  - f. Truck route diagrams, both internal to construction sites and external to the local road network;
  - g. Temporary traffic management signage/details for both pedestrians and vehicles to appropriately manage the interaction of these road users and heavy construction traffic;
  - h. Details of site access/egress over the entire construction period;
  - i. Identification of affected roads;
  - j. Proposed access for public road users;
  - k. Access for property owners;
  - l. How equipment (e.g. trucks) will access the construction site;
  - m. Peak times that traffic may be affected;
  - n. How material will be disposed of off-site (eg number of vehicle movements); and
  - o. Provision of pedestrian access/egress to properties adjacent to the works at all times.

### **Engineering Drawings**

24. The Requiring Authority shall submit to Council a set of engineering plans prepared in accordance with the Council's Environmental Engineering Standards 2010, including the following details:
- a. Proposed storm water reticulation, including any necessary treatment and all proposed connections to Council reticulation in accordance with Section 4 to the approval of Council's Waste & Drainage Manager.
  - b. Details of any proposed modifications to existing Council assets including water reticulation, waste water reticulation, stormwater reticulation & road intersections to the approval of the relevant Department Manager of Council (Water Services, Waste & Drainage & Roading).
  - c. The Requiring Authority shall submit to Council a Construction Management Plan (CMP) to the approval of the relevant Department Manager of Council (Water Services, Waste & Drainage & Roading).

### **Engineering Works**

25. All work on the approved engineering plans in Condition 24 is to be carried out to the approval of the relevant Department Manager of Council (Water Services, Waste & Drainage & Roading).
26. No connections or works on any Council assets are to commence without the Council approval of engineering plans as per condition 24.
27. Site inspections are required in accordance with Sections 1.10.5. 4, 5 & 6 of Council's Environmental Engineering Standards 2010 by relevant department of Council (Water Services, Waste & Drainage & Roading).

### **As Built Plans & Certification**

28. Within 3 months of completion of the works, the Requiring Authority shall submit to Council certified and dated As Built Plans of the completed works and services as required by the approved engineering plans detailing any works, connections or modifications to Council assets, prepared on accordance with Section 1.11.1 of Council's Environmental Engineering Standards 2010 the approval of the relevant Department Manager of Council (Water Services, Waste & Drainage & Roading).
29. Upon completion of the development works, the Requiring Authority must submit for approval a "Certificate of Completion of Development Works" (EES-PS4) to the approval of the relevant Department Manager of Council (Water Services, Waste & Drainage & Roading).
30. Following completion of construction, the Requiring Authority shall provide a works producer statement from the suitably qualified contractors who completed the works, certifying that the works have been completed in accordance with the approved engineering plans, Council's Environmental Engineering Standards 2010 Edition and best trade practise, to the satisfaction of the relevant Department Manager of Council (Water Services, Waste & Drainage & Roading).

### **CPTED**

31. A CPTED assessment of the proposed cycle underpass in combination with the proposed pedestrian access across the Raumanga Bridge shall be undertaken prior to construction commencing. The Council shall be advised of any proposed design changes in response to the CPTED analysis 20 working days prior to construction commencing.

### **Monitoring Traffic Movements**

32. The Requiring Authority shall monitor and record the movement of left turning traffic from the Tarewa Road Intersection for 6 months following completion of the road works. The monitoring shall occur within the iSite carpark and specifically assess the use of the iSite carpark for u-turns. The results shall be provided to the Team Leader Compliance for review.

### **Acoustic Barrier**

33. Acoustic barriers are to be offered to landowners whose properties front Otaika Road and are identified on Attachment A. Attachment A includes indicative barrier locations which may be varied to achieve an efficient acoustic outcome for the property and accord with agreements reached with landowners to ensure compliance with the Best Practicable Option. The barriers



are to be constructed on each individual property if any such offer(s) is accepted by an individual landowner(s). The offer must include an indicative design and is to be made in writing by the Transport agency prior to construction commencing. The offer is only deemed to be accepted where the landowner has confirmed acceptance in writing within 3 months of the date of the offer. The location and extent of the barriers in the design offered by the Transport Agency may be varied by agreement with the landowner prior to confirmation of acceptance of the offer. The timeframe for implementing the barrier is to be agreed between the individual landowner and the Transport Agency, but must not be later than the completion of the project.

34. The final design and appearance of the acoustic barriers individually and in combination is to be implemented in accordance with condition 35 below. The fence height is to be no greater than 2.0m and the barrier shall be constructed of a material with a surface mass of no less 10kg/m<sup>2</sup> and shall have no gaps along its length or at its base.

#### **Acoustic Barrier Landscape Plans**

35. Acoustic barrier landscape plans shall be prepared by a suitably qualified and registered landscape architect. The plans shall be submitted to the Council's Team Leader Compliance. The plans shall confirm the final boundary treatment with the neighbouring properties identified in Attachment A where acoustic fencing is to be offered (unless otherwise agreed with the individual landowner(s)). The timeframe for implementing the barrier is to be agreed between the individual landowner and the Transport Agency.
36. The Acoustic Barrier Landscape Plans shall specifically identify:
- a. The measures proposed to mitigate the visual presence of the acoustic barriers;
  - b. The design/type of any acoustic barrier and whether a single or co-ordinated design is possible so that a coherent streetscape design is achieved;
  - c. The colour of any barrier (dark colour finish is encouraged);
  - d. The relative height and elevation of individual and combined barrier (including the length between steps) to minimise frequent changes;
  - e. The combined design of barriers and retaining walls together with the location of footpaths and light poles, to maintain streetscape amenity, safety and quality; and
  - f. Any mitigation planting (including planting of vines up walls) proposed to soften structures and the overall street appearance.

#### **Traffic Monitoring**

37. After a period of three months following completion of the works and removal of all temporary traffic management measures a 7 day monitoring programme shall be undertaken within the corridor to determine if the operational speed environment is appropriate within the urban context. NZTA will consider what, if any, measures should be introduced to adjust the operational speed in the event that it exceeds the level expected on a road of this function. NZTA will advise the Team Leader Compliance of the results of the monitoring and any measures NZTA has deemed necessary to address operational speed.

## Attachment 2: New Zealand Transport Agency Designations: Whangarei District Plan Review

Key: (\* Information copied from WDC Plan.) (# Refer to attachment 4 for assessment of conditions.) (\*\* Refer to indicative plans attachment 5.)

Table 3A. Roll over and absorb secondary designations into primary designations.

Ref	Name / Location *	Purpose *	Conditions*	Comment	Recommended Action
1	DTNZ 1 State Highway 1 Whangarei District / Kaipara District Boundary at the Brynderwyn's to Whangarei District / Far North Boundary at Hukerenui	State Highway 1N	None listed.	Overall designation for SH1, except as modified by designations numbered 1.1 to 1.25.	Roll over as NZTA – D1 with inclusion of secondary designations identified as complete.
2	DTNZ 1.1 State Highway 1 N between One Tree Point Road and Marsden Point Road near Ruakaka RQ 00/221 Part Lot 1 DP 1802 and Part Lot 1 DP 163217	State Highway 1	None listed.	Roundabout complete. (One Tree Point Road now SH15A / Port Marsden Highway)	Roll over and absorb into NZTA - D1
3	DTNZ 1.2 State Highway 1 N at Katetoke and Oakleigh RQ 99/674	State Highway 1	None listed.	Works complete.	Roll over and absorb into NZTA - D1
4	DTNZ 1.3 State Highway 1 N Mata at Cotton Road RQ 98/090	State Highway 1	None listed.		Roll over and absorb into NZTA - D1
5	DTNZ 1.4 State Highway 1N Piano Hill/McLeod Flat at Kauri RQ 97/1007	State Highway 1 subject to conditions regarding construction, landscaping and transfer of stopped portions to Whangarei District Council	None listed in DP but identified in purpose.	Surplus road arising from realignment of the State Highway has rendered portions of Designation 1.4 surplus to NZTA requirements.	Reduce designation area, roll over and absorb into NZTA - D1 **
7	DTNZ 1.6	State Highway 1	None listed.	Works complete.	Roll over and absorb into

	State Highway 1 Hukerenui South Pt Sec 5 Blk II Hukerenui SD; Pt 6 Blk XI Hukerenui SD and Pt Sec 6 Blk II Hukerenui SD (Tranzrail land)					NZTA - D1
8	DTNZ 1.7 State Highway 1 Otonga, Whangarei North To construct southbound and northbound passing lanes, State Highway 1 Various Total Area: 11560m2	To construct southbound and northbound passing lanes, State Highway 1	None listed.	Works complete. South and north bound lanes	Roll over and absorb into NZTA - D1	
9	DTNZ 1.8 State Highway 1 Lagoon Bridge, Whangarei South Total Area: 710m2	To construct a southbound passing lane, State Highway 1	None listed.	Works complete (Doctors Hill Road)	Roll over and absorb into NZTA - D1	
10	DTNZ 1.9 State Highway 1 Hewletts Rd, Whangarei South Total Area: 4150m2	To construct a northbound passing lane, State Highway 1	None listed.	Works complete.	Roll over and absorb into NZTA - D1	
11	DTNZ 1.10 State Highway 1 Mangapai River, Whangarei South Pt Sec 1 Blk V, Ruakaka SD SO 16249, Pt Sec 13 Blk V, Ruakaka SD Total Area: 8954.7m2	To construct a southbound passing lane, State Highway 1	None listed.	Works complete.	Roll over and absorb into NZTA - D1	
12	DTNZ 1.11 State Highway 1 Tauroa Stream, Whangarei South Various Total Area: 7367m2	To construct a northbound passing lane, State Highway 1	None listed.	Works complete.	Roll over and absorb into NZTA - D1	
13	DTNZ 1.12 State Highway 1 Flyger Road, Whangarei South Lot 3 DP 210229, Lot 1 DP 30988 Total Area: 10539 m2	To construct a southbound passing lane, State Highway 1	None listed.	Works complete.	Roll over and absorb into NZTA - D1	

14	DTNZ 1.13 State Highway 1 Brook Road, Whangarei South Various 2.8 ha	To construct a northbound passing lane, State Highway 1	None listed.	Works complete.	Roll over and absorb into NZTA - D1
15	DTNZ 1.14 State Highway 1 Uretiti Road Whangarei South Various Total Area 0.6. ha	To construct a northbound passing lane, State Highway 1	None listed.	Works complete.	Roll over and absorb into NZTA - D1
16	DTNZ 1.15 State Highway 1 The Braigh, Whangarei South Various Total Area 1.3ha	To construct a southbound passing lane, State highway 1	None listed.	Works complete.	Roll over and absorb into NZTA - D1
17	DTNZ 1.16 State Highway 1 at the One Tree Point intersection Portions of lots 2-6 DP315745 AND LOTS 1-4 DP185432. Total area 2.7ha	To upgrade the intersection to a roundabout, with construction conditions imposed	Conditions 1-9 listed in WDC decision on alteration to designation ref PO32784.RQ. RC 09/11/2005 #	Works complete.	Roll over, changes to designation area, no ongoing conditions, absorb into NZTA - D1. **
18	DTNZ 1.17 State Highway 1 Hukerenui South of Rusk Road Lots 1 and 2 Dp205661 and Sec II S069862 1,387m2	Passing lane with construction conditions	Conditions 2a) – 2j) listed in WDC decision on alteration to designation ref P109348.RQ. RC 41127. 31/10/2008 #	Works complete.	Roll over, no ongoing conditions, absorb into NZTA - D1.
19	DTNZ 1.18 State Highway 1 Whakapara between Whananaki North Road and Old North Road Lot 5 DP 320784 Lot 2 DP 193806 Pt Lot 6 DP 30631 Part Lot 4 DP 30631 Pt Sec 2 Blk XII Hukerenui SD Lot 2 DP 211518 Lot 1 DP 30631 Lot 5 DP 30631 Pt Lot 3 DP 30631 and closed roads Area 1.6515ha	Passing lane with construction conditions	Conditions 1-8 listed in WDC decision on alteration to designation ref P109348.RQ. RC 41143. 07/05/2008. #	Works complete.	Roll over, no ongoing conditions, absorb into NZTA - D1.



20	DTNZ 1.19 State Highway 1 between Selwyn Avenue and Wilson Avenue	State Highway 1 between Selwyn Avenue and Wilson Avenue with conditions	Yes #	Works complete.	Roll over, no ongoing conditions, absorb into NZTA - D1.
21	DTNZ 1.20 Improvement of intersection with SH14	Intersection between SH1 and SH14	Yes #	Works complete Conditions (1)-(14) also apply to DTNZ 2.1.	Roll over, decrease in designation area no ongoing conditions, absorb into NZTA - D1. **
23	DTNZ 1.22 State Highway 1 at the Fonterra Kauri Dairy Factory Lots 1 and 2 DP 58220, Pt Allot 35 Psh Whangarei	Acceleration and deceleration lanes for Milk Tanker access	Advice notes 1-10 listed in WDC decision on alteration to designation ref P061884. RQ 1200006. 17/07/2012. #	Works complete.	Roll over, no ongoing conditions, absorb into NZTA - D1.
24	DTNZ 1.23 State Highway 1 between Wilson Ave and Fourth Ave Pt Lot 23, Lots 24-30 and 47 DP2605; Lots 1 and 2 DP28443; Lots 1 and 2 DP55730; Lots 1 and 2 DP53543; Lots 1 and 2 DP55794; Lots 1 and 2 DP52688; Lot 1 DP70460 and Pt Lot 23 DP11667.	State Highway 1 widening between Wilson Ave and Fourth Ave with conditions	Yes #	Works complete.	Roll over, no ongoing conditions, absorb into NZTA - D1.
25	DTNZ 1.24 State Highway 1 between Kensington Ave- Manse Street Lot 1 DP365614, Part Lot 13 Deeds W 58, Lot 1 DP30269, Lot 2 DP 200472, Lots 2&3 DP41738, Lot 1 DP402603, Lots 1, 3&4 DP 70851, Lot 1 DP177407, Lots 8, 9&10 DP37832 as well as SH1 reserve and local roads.	State Highway 1 widening between Kensington stadium and South of Manse St. with conditions	Yes #	Works complete. Small portion at the southern end of works missed from designation.	Roll over, small increase in designation area, no ongoing conditions, absorb into NZTA - D1. **

27	DTNZ 2 State Highway 14 Intersection with SH 1N at Western Hills Drive to Whangarei District Kaipara District Boundary at Tangiteroria.	State Highway 14	None listed		Roll over as NZTA – D2 with inclusion of secondary designations identified as complete.
28	DTNZ 2.1 Intersection between SH1 and SH14	Improvement of intersection with SH1	Yes #	Works complete.	Roll over, decrease in designation area, no ongoing conditions, absorb into NZTA – D2.
29	DTNZ 2.2 Upgrade of Intersection SH14 and Hospital Road Pt Lot 1 DP 2380 and Pt Lots 1&2 DP 6651	Improvement of intersection with SH14	Yes #	Works complete.	Roll over, no ongoing conditions, absorb into NZTA – D2.
30	DTNZ 3 State Highway 1N Kamo Bypass	Kamo Bypass	No conditions included.	Works complete.	Roll over and absorb into NZTA - D1
31	DTNZ 3.1 State Highway 1N Kamo By-pass (changes to DTNZ 3) RQ 98/602, RQ 99/359, RQ 99/500 RQ0900006	State Highway 1 (Kamo Bypass)	None listed.	Works complete.	No ongoing conditions; Roll over and absorb into NZTA - D1
32	DTNZ 3.2 State Highway 1 – Kamo Road intersection and Kamo roundabout	Shift connection between Kamo by-pass and Kamo Road south roll back SH1 designation	Conditions 2a) – bb) listed in WDC decision on alteration to designation ref P048179.RQ. & RQ1000004. 23/02/2011. #	Works complete.	No ongoing conditions; reduce designation area, Roll over and absorb into NZTA - D1**
34	DTNZ 5 State Highway 15A Various between State Highway 1 Ruakaka and Ralph Trimmer Drive, Marsden Point	State Highway 15A with conditions	Yes #	Designation implemented.	Roll over as NZTA – D 3, changes to designation area, no ongoing conditions **

Table 3B. Unimplemented Designations; Roll over (separate secondary designation required)

22	DTNZ 1.21 State Highway 1 Waiotu North Puipui Northbound Lot 1 DP 397387 and Puhipuhi 5C10B	Passing lane Passing lane with construction conditions re a Site of Significance to Maori and a lapsing period of 10 year (2021)	Yes. Conditions identified in designation purpose but not listed in DP.	Works not complete.	Retain as separate secondary designation. Roll over as NZTA – D1.1 Include conditions.
26	DTNZ 1.25 State Highway 1 between State Highway 14 and Tarewa Road, Otaika, including approaches to that intersection	State Highway 1 for an upgrade of a section of the State Highway including the approaches to and the intersection of SH 1 and Tarewa Road, Otaika, with conditions	Yes	Currently in design. Consented 2015. Could not see lapse date. Designation extent: temporary identified on a plan, final designation extent to be identified within 6 months of completion.	Retain as separate secondary designation. Roll over as NZTA – D1.2 Include conditions.

Table 3C. Other

6	DTNZ 1.5 State Highway 1 Snake Hill Springs Flat subject to construction conditions Designation lapse date extended to 3 May 2017 – RQ1200002	State Highway 1	None listed in DP but identified in designation description.	Lapsed as of 3 May 2017.	Lapsed – Remove
33	DTNZ 4 UPLIFTED	N/a	N/a	N/a	Remove.

### Attachment 3. New Zealand Transport Agency Designations: Whangarei District Plan Review: Review of Conditions of Designations

\*As these conditions were never listed in the Operative District Plan there is no need to delete them and as they are not ongoing no reason to include them going forward.

DTNZ 1.16:	State Highway 1 intersection of SH15A One Tree Point: upgrade the intersection to a roundabout.	Works implemented, no ongoing conditions.*
Consent Conditions 1-9 & Advice notes 1-3 imposed by WDC Decision Ref PO 32784.RQ 09/11/2005 - (attached)		
DTNZ 1.17	State Highway 1 Hukerenui South of Rusk Road Passing lane construction.	Works implemented, no ongoing conditions.*
Consent Conditions 2 a) –j) imposed by WDC Decision Ref P109348 – RQ 2, RC 31127 31/10/2008 - (attached)		
DTNZ 1.18	State Highway 1 Whakapara between Whananaki North Road and Old North Road: Passing lane with construction conditions.	Works implemented, no ongoing conditions.*
Conditions 1-8 imposed in WDC decision ref P109348.RQ. RC 41143. 07/05/2008. (attached)		
DTNZ 1.19 :	State Highway 1 between Selwyn Avenue and Wilson Avenue with conditions	Works implemented, delete.
1 General Conditions Except as modified by the conditions below, the works shall be undertaken in general accordance with the information provided by the Requiring Authority being NZTA, the Notice or Requirement and supporting documents as follows: State Highway 1 Four Lanes from Selwyn Ave to Wilson Ave, Whangarei: Alteration to designation" prepared by AECOM and dated 30 July 2010 and consisting of two volumes with appendices A-V.		
2 Lapse Conditions This consent shall lapse 10 years after the date of commencement unless the consent is given effect to before the expiry of this period or such longer period as may be granted under Section 125 of the Resource Management Act 1991.		Works implemented, delete.
3 Extent of Designation That the extent of the designation shall be that area identified on plans appended as Appendix A of the Application Report, being Plans 1-3, Titled SH1 Minor Intersection Improvements RP 261/3.30- 261/4.55 prepared by Northern Civil Consulting Engineers Ltd and dated 15/07/2010.		Works implemented, delete.
4 Operation Noise Conditions a) The road upgrades shall be designed to comply with the requirements of the NZTA Planning Policy Manual Appendix 6 Transit New Zealand's Guidelines for the Management of Road Traffic Noise – State Highway Improvements. b) In the event further analysis demonstrates there is any additional noise mitigation or management required than that submitted at the hearing then the NZTA shall advise Council prior to commencing work. c) In order to comply with the Single Event Noise Design Criterion outlined in the Guidelines for the Management of Road Traffic Noise – State Highway Improvements, certain conditions shall apply: • Prior to commencement of construction of the Project in the vicinity of a dwelling at one of the addresses listed, the NZTA shall write to the owner of each Subject Dwelling seeking access to such building for the purpose of assessing the appropriate ventilation system to enable habitable		Works implemented, delete.

rooms (bedrooms, living rooms and dining rooms) with windows facing the Project carriageway to be ventilated to meet the requirements of clause G4 of the NZ Building Code with the windows closed (Ventilation Mitigation).	
<p>5 Archaeological</p> <p>The Requiring Authority shall notify tangata whenua, the Heritage New Zealand Pouhere Taonga and the Whangarei District Council (and in the case of human remains, the New Zealand Police) as soon as practicable that an archaeological site has been exposed so that appropriate action can be taken. Works shall not recommence in the immediate vicinity of the archaeological site until any approval required from the Heritage New Zealand Pouhere Taonga is obtained.</p>	Works implemented, delete.
<p>6 Landscaping (Mander Park)</p> <p>a) Following completion of the road construction works at Mander Park (Central Avenue and State Highway 1) and adjacent sites, landscape planting and construction works shall be undertaken in general accordance with that identified within the documents, including any works required by a landscape maintenance plan and to the satisfaction of Parks and Recreation Manager.</p> <p>b) Following completion of the road construction works, the landscape construction works identified within the approved Landscape Plan shall be undertaken, including any works required by a landscape maintenance plan. Such works shall be implemented as soon as practicable and where practicable works shall be completed no later than 12 months after the completion date of the Project.</p>	Works implemented, delete.
<p>8 Urban Design and Landscape Mitigation Plan</p> <p>Prior to the commencement of works on the application, the Requiring Authority shall submit to Council and have approved in writing by Council's Team Leader Compliance an 'Urban Design and Landscape Mitigation Plan' (UDLMP).</p>	Works implemented, delete.
<p>9 Construction Management Plan</p> <p>Construction Management Plan shall be prepared and submitted to the Council's Compliance Team Leader.</p>	Works implemented, delete.
<p>10 Noise and Vibration Management Plan</p> <p>A noise and vibration management plan, prepared by a suitably qualified acoustic specialist, shall be submitted to the Council's Compliance Team Leader.</p>	Works implemented, delete.
<p>11 Engineering Drawings</p> <p>a) The NZTA shall submit to Council a set of engineering plans showing details of the proposed stormwater reticulation including any necessary treatment.</p> <p>b) That immediately following completion of the works the NZTA shall submit certified and dated as-built plans of the completed works and services to Council.</p>	Works implemented, delete.

DTNZ 1.20, DTNZ 2.1; Intersection of SH1 and SH14 : Intersection Improvements	
1. General Condition Except as modified by the conditions below, the works shall be undertaken in general accordance with the information provided by the Requiring Authority, the Notice of Requirement and supporting documents, as follows: State Highway 1 / Stage Highway 14 Intersection Improvements: Alteration to Designation prepared by AECOM, dated 3 August 2010, Volumes 1 and 2 with appendices A – M.	Works implemented, delete.
2. Lapse Condition This consent shall lapse 10 years after the date of commencement unless the consent is given effect to before the expiry of this period or such longer period as may be granted under Section 184 of the Resource Management Act 1991 (RMA).	Works implemented, delete.
3. Extent of Designation That the extent of the designations shall be that area identified on plans included in Appendix A of the Notice of Requirement, being the plans titled Proposed Designation Plan prepared by AECOM, dated 08.03.10, drawing no 60100418-RD-051 to 055 rev 02.	Works implemented, delete.
4. Utilities As set out in Doc 11/4992. The Requiring Authority shall incorporate all relevant service and network utilities into the contract works and that any redundant services are removed.	Works implemented, delete.
5. Constructions Noise Conditions As set out in Document 11/49942.	Works implemented, delete.
6. Operation Noise Conditions The road upgrades shall be designed to comply with the requirements of the Transport Agency (NZTA) Planning Policy Manual Appendix 6 Transit New Zealand's Guidelines for the Management of Road Traffic Noise – State Highway Improvements, and further according to Document 11/49942.	Works implemented, delete.
7. Vehicle Access Conditions Prior to the commencement of works, the Requiring Authority shall submit suitable evidence to the Council and have approved in writing by Council's Team Leader Compliance, to confirm compliance with conditions set out in Doc 11/49942.	Works implemented, delete.
8. Outline Plan and Management Plans Prior to the commencement of works, the Requiring Authority shall submit to Council and have approved in writing by Council's Team Leader Compliance, the relevant Management Plans as specified in Doc 11/49942.	Works implemented, delete.
9. Urban Design and Landscape Mitigation Plan Prior to the commencement of works, the Requiring Authority shall submit to Council and have approved in writing by Council's Team Leader Compliance an 'Urban Design and Landscape Mitigation Plan' (UDLMP) as specified in Document 11/49942.	Works implemented, delete.
10. Construction Management Plan A Construction Management Plan (CMP) shall be prepared and submitted to the approval of the Council's Team Leader Compliance. The CMP shall include matters specified in Document 11/49942.	Works implemented, delete.
11. Construction Traffic Management Plan A Construction Traffic Management Plan (CTMP) prepared by a person with a current STMS certificate, submitted for approval by the Team Leader Compliance that shall include matters specified in Document 11/49942.	Works implemented, delete.
12. Noise and Vibration Management Plan A noise and vibration management plan, prepared by a suitably qualified acoustic specialist, shall be submitted to the Council's Compliance Team Leader as specified in Document 11/49942.	Works implemented, delete.
13. Engineering Drawings Prior to the commencement of works, the NZTA shall submit to Council a set of engineering plans prepared in accordance with Council's Environmental Engineering Standards 2007, showing details of the proposed stormwater reticulation including any necessary treatment and have the plans approved by Council's Senior Environmental Engineering Officer. That immediately following completion of the works the NZTA shall submit certified and dated as-built plans of the completed works and services to Council.	Works implemented, delete.
14. Other Conditions That the alteration to the designation set out in the Notice of Requirement shall be for the purpose of the operation and maintenance of the intersection of State Highway 1 and State Highway 14.	Include this purpose into designation purpose.



DTNZ 1.22	State Highway 1 at the Fonterra Kauri Dairy Factory. Acceleration and deceleration lanes for Milk Tanker access	
Advice notes 1-10 listed in WDC decision ref P061884, RQ 1200006. 17/07/2012. (attached)		Works implemented, no ongoing conditions. *
DTNZ 1.23	State Highway 1 widening between Wilson Ave and Fourth Ave with conditions State Highway 1 between Wilson Ave and Fourth Ave Pt Lot 23, Lots 24-30 and 47 DP2605; Lots 1 and 2 DP28443; Lots 1 and 2 DP55730; Lots 1 and 2 DP53543; Lots 1 and 2 DP55794; Lots 1 and 2 DP52688; Lot 1 DP70460 and Pt Lot 23 DP11667.	
1 General Conditions	Except as modified by the conditions below, the works shall be undertaken in general accordance with the Notice of Requirement lodged by the NZ Transport Agency – Alteration to Designation Wilson Ave to Fourth Ave, Whangarei four laning project – prepared by Northern Civil Consulting.	Works implemented, delete.
2 Lapse Conditions	This designation shall lapse 10 years after the date it is included in the District Plan under section 175 of the Resource Management Act 1991, subject to any longer lapse period granted under section 184 of the Resource Management Act.	Works implemented, delete.
3 Extent of Designation	That the extent of the designation shall be that area identified on plans submitted on 25 September 2013, being Plans 1 - 4, Titled SH1N Minor Intersection Improvements RP 261/3.30 - 261/4.55 prepared by Northern Civil Engineering Ltd and dated 30/05/2011.	Works implemented, delete.
4 Utilities	The Requiring Authority shall consult with and ensure that the requirements of all relevant service and network utility providers including power, telephone, fibre optics, gas, water, sewer and storm water are incorporated into the contract works.	Works implemented, delete.
5 Construction Noise and Vibration	Conditions Noise from construction activities shall be measured and assessed in accordance with the requirements of NZS 6803: 1999 Acoustics – Construction Noise and shall meet the requirements of that Standard, unless any activities generating higher noise levels are authorised by the CNVMP. Vibration from the construction work shall not exceed the guideline vibration limits set out in DIN 4150 - 3: 1999 Structural Vibration – Effects of vibration on structures.	Works implemented, delete.
6 Operational Noise and Vibration	Conditions The State Highway upgrade works will be designed so that the noise effects arising from the operation of the upgrade works comply with the requirements of the NZTA Planning Policy Manual, Appendix 6, Transit New Zealand's Guidelines for the Management of Road Traffic Noise – State Highway Improvements. The vibration effects arising from the operation of the upgrade works shall be designed to comply with ISO 2631 - 2: 1989. The design of the upgrade works under these Conditions shall take into account all houses existing at the time of completing the road upgrade, regardless of the owner of the house. The Requiring Authority may (without limitation) elect to comply with these conditions by alternative methods provided for in the approval and for the avoidance of doubt, compliance with the alternative is deemed to be compliance with the Condition (RQ1200006). On completion of the project the Requiring Authority shall provide Council with written confirmation of the dwellings where compliance with the Condition (RQ1200008), or the alternative, has been achieved and those dwellings where the owner or occupier has declined to allow the required mitigation measure to be implemented.	Works implemented, delete.
7 Archaeology	If any archaeological sites, including human remains are exposed during site works then the following procedures shall apply: If any archaeological sites, including human remains are exposed during site works then the following procedures shall apply: a) Immediately after it becomes apparent that an archaeological site has been exposed, all site works in the immediate vicinity shall cease; b) The Requiring Authority shall immediately secure the area so that any artefacts or remains are untouched; and c) The Requiring Authority shall notify tangata whenua, the Heritage New Zealand Pouhere Taonga and the Whangarei District Council (and in the case of human remains, the New Zealand Police) as soon as	Works implemented, delete.

practicable that an archaeological site has been exposed so that appropriate action can be taken. Works shall not recommence in the immediate vicinity of the archaeological site until any approval required from Heritage New Zealand Pouhere Taonga is obtained. This condition shall not apply where the Requiring Authority holds all relevant approvals under the Heritage New Zealand Pouhere Taonga Act 2014, apart from the requirement to contact the New Zealand Police in the event of discovery of human remains.	
8 Protection of Trees The Requiring Authority shall comply with Schedule 1 attached to the conditions of RQ1200008, to avoid damage occurring to the English Oak (Quercus Robur) identified in close proximity to the proposed carriageway and footpath works at the intersection of Fourth Avenue and State Highway 1.	Works implemented, delete.
9 Management Plans Prior to the commencement of works, the Requiring Authority shall submit to the Whangarei District Council and have approved in writing, the relevant Management Plans required being the Urban Design and Landscape Mitigation Plan, Construction Management Plan, Construction Traffic Management Plan, and the Engineering Drawings. The approval in writing of all of the management plans referred to in this Condition will be deemed to be a waiver of the requirement for an Outline Plan under section 176A(2)(c) of the Resource Management Act. The works shall be undertaken in accordance with the approved Management Plan(s) or approved Outline Plan of Works (as the case may be).	Works implemented, delete.
10 Urban Design and Landscape Mitigation Plan Prior to the commencement of works, the Requiring Authority shall submit to Council and have approved in writing by Council's Team Leader Compliance, an Urban Design and Landscape Mitigation Plan (UDLMP). This Plan shall be prepared by a suitably qualified expert(s) and contain the elements provided for in the approval.	Works implemented, delete.
11 Construction Management Plan A Construction Management Plan including the Construction Noise and Vibration Management Plan shall be prepared and submitted to the Council's Team Leader Compliance. The CMP shall include the element contained in the approval (RQ1200008).	Works implemented, delete.
12 Construction Traffic Management Plan A Construction Traffic Management Plan prepared by a person with a current STMS certificate submitted for approval by the Team Leader Compliance which shall include the elements contained in the approval (RQ1200008).	Works implemented, delete.
13 Engineering Drawings a) The Requiring Authority shall submit to Council a set of engineering plans prepared in accordance with the Council's Environmental Engineering Standards 2010, showing details of the proposed storm water reticulation, including any necessary treatment and have the plans approved by Council. b) That immediately following completion of the works, the Requiring Authority shall submit certified and dated as-built plans of the completed works and services, prepared in accordance with Council's Environmental Engineering Standards 2010 and have such plans accepted by Council. c) The drawings referred to above shall show revised access arrangements for number 365 Western Hills Drive, with the nose of the traffic island being moved south closer to station 850, to assist with right turns into 365 Western Hills Drive. Note: The land use conditions related to the link between Kauika Road West and Fourth Avenue are dealt with in Resource Consent LU1200156.	Works implemented, delete.

DTNZ 1.24 State Highway 1 between Kensington Ave- Manse Street : widening between Kensington stadium and South of Manse Street with conditions Lot 1 DP365614, Part Lot 13 Deeds W 58, Lot 1 DP30269, Lot 2 DP 200472, Lots 2&3 DP41738, Lot 1 DP402603, Lots 1,3&4 DP 70851, Lot 1 DP177407, Lots 8,9&10 DP37832 as well as SH1 reserve and local roads.	
1. General Conditions Except as modified by the conditions below, the works shall be undertaken in general accordance with the information provided by the NZ Transport Agency - Alteration of Designation SH1N Kensington Avenue to Manse Street Safety Improvements - prepared by Northern Civil Consulting dated 19 June 2015	Works implemented, delete.



2. Lapse Conditions This designation shall lapse 10 years after it is included in the District Plan under section 175 RMA 1991 subject to any longer lapse period granted under section 184 RMA 1991.	Works implemented, delete.
3. Extent of Designation That the extent of the designation shall be that area identified on plans of the Application Report, being plans titled Kensington Ave – Manse Street RP261/1.86 – 261/2.68, Existing/New Designation – Aerial Plan, Sheets DA1-DA3, R0 prepared by Northern Civil Consulting Engineers Ltd and dated 4 June 2015.	Works implemented, delete.
4. Utilities The consent holder shall consult with and ensure that the requirements of all relevant service and network utility providers including power, telephone, fibre optics, gas, water, sewer and stormwater are incorporated into the contract works. The NZTA shall ensure that any redundant services are removed to the requirements and satisfaction of the relevant service provider.	Works implemented, delete.
5. Operational Noise Conditions The State Highway upgrade works will be designed and constructed so the noise effects arising from the operation of the upgrade works comply with the requirements of NZS6806:2010 Acoustics – Road Traffic Noise – New and Altered Roads. Before construction commences and then between 2 and 3 months after the State Highway upgrade works are fully operational, the monitoring of operational noise shall occur as described in the conditions (RQ1500001): The Requiring Authority shall provide written confirmation of any/all actions taken to satisfy the conditions to the Team Leader Compliance within 6 months of the determination of the BPO as described in the conditions (RQ1500001):	Works implemented, delete.
6. Accidental Discovery Procedures In the event that an archaeological site, Koiwi or Taonga is accidentally discovered during the construction period The New Zealand Transport Agency's Minimum Standard Z/22 Accidental Discovery Procedures This condition shall not apply where the Requiring Authority holds all relevant approvals under the Heritage New Zealand (Pouhere Taonga) Act 2014, apart from the requirement to contact the New Zealand Police in the event of discovery of human remains.	Works implemented, delete.
7. Management Plans Within 20 working days prior to the commencement of works, the Requiring Authority shall submit to the Team Leader Compliance and have approved in writing Management Plans covering Urban Design and Landscape Mitigation, Construction, Construction Noise and Vibration (required by Conditions 20 to 25) and Construction Traffic as described in the conditions (RQ1500001) The approval in writing of all of the Management Plans referred to above will be deemed to be a waiver of the requirement for an Outline Plan under section 176A(2)(c) of the RMA. The works shall be undertaken in accordance with the approved Management Plan(s) or accepted Outline Plan of Works (as the case may be).	Works implemented, delete.
8. Urban Design and Landscape Mitigation Plan (UDLMP) Subject to Condition 7, a UDLMP shall be prepared by a suitably qualified expert(s) in general accordance with the conditions as described in the conditions (RQ1500001): The UDLMP shall include within its scope, urban design and landscape mitigation works to be undertaken within the designation and adjacent sites following completion of the road construction works. The landscape planting shall be undertaken in general accordance with the planting identified in the landscape plans prepared as described in the conditions (RQ1500001) including certain exceptions. During the construction period NZTA shall offer landscaping and/or fencing mitigation to properties as described in the conditions (RQ1500001) If a property owner is offered landscaping and/or fencing mitigation they have 2 months from the receipt of the offer to accept or reject this offer in writing. If no written response is received in the required timeframe the offering of landscaping and/or fencing is considered to satisfy this condition. The landscape treatments shall be constructed in accordance with the NZTA P39 Standard Specification for Landscape Treatments and all works as set out in the approved UDLMP shall be implemented as soon as practicable with completion to be no later than 12 months after the upgrade works are fully operational. Provide written confirmation of any/all actions taken to satisfy the conditions above to the Team Leader Compliance.	Works implemented, delete.

9. Construction Management Plan (CMP) A CMP shall be prepared and submitted to the Council's Team Leader Compliance. The CMP shall include the elements contained in the approval RQ1500001	Works implemented, delete.
10. Construction Noise and Vibration Management Plan (CNVMP) The NZTA shall implement a CNVMP throughout the entire construction period of the Project. The CNVMP shall be provided to the Council's Team Leader Compliance for certification that it addresses the conditions and compliance levels as contained in approval RQ1500001 prior to commencement of construction of the project. The NZTA shall implement and maintain the approved CNVMP throughout the entire construction period of the Project. In addition to the requirements of the CNVMP the additional conditions and notices as identified in approval RQ1500001 shall apply	Works implemented, delete.
11. Contamination In the event that contamination is accidentally discovered during the construction period, the NZTA's draft 'Minimum Standard Contaminated Land Accidental Discovery Procedures 2015' shall be followed.	Works implemented, delete.
12. Construction Traffic Management Plan A Construction Traffic Management Plan prepared by a person with a current STMS certificate, submitted for approval to the Team Leader Compliance, shall include the elements identified in the approval RQ1500001.	Works implemented, delete.
13. Engineering Drawings a) The NZTA shall submit to Council at the same time the Management Plans are submitted a set of engineering plans that define the relocation of any Council services required due to the extent of works proposed. These plans shall be prepared in accordance with the Council's Environmental Engineering Standards 2010, showing details of the proposed stormwater reticulation including any necessary treatment measures. These plans shall be submitted to Council's Senior Environmental Engineering Officer for approval. b) The engineering plans shall show the footpaths around the periphery of the proposed roundabout as 'Shared Paths' so they can legally be used by cyclists. c) Immediately following completion of the works NZTA shall submit certified and dated as-built plans of the completed works and services prepared in accordance with Council's Environmental Engineering Standards 2010 to Council's Senior Environmental Engineering Officer.	Works implemented, delete.

DTNZ 2.2 Improvement of intersection with SH14, Upgrade of intersection SH14 and Hospital Road Pt Lot 1 DP 2380 and Pt Lots 1&2 DP 6651	
1. The works shall be undertaken in general accordance with the information provided by the Requiring Authority being NZTA, the Notice or Requirement and supporting documents as follows - Notice of Alteration of Designation DTNZ 2 to Whangarei District Council - prepared by GHD Limited, dated December 2016 including Appendices A-G.	Works implemented, delete.
2. All Arboricultural works shall be executed in accordance with the Arboricultural Report by Treescape, dated November 2016, submitted with the information provided by the Requiring Authority, the Notice of Requirement and supporting documents for SH14/ Hospital Road Improvements.	Works implemented, delete.
3. A minimum of 10 working days prior to the commencement of works the Requiring Authority shall submit to the Team Leader Compliance a Management Plans covering Construction Noise and Vibration and Construction Traffic. Details contained in RQ1600005. The works shall be undertaken in accordance with the Management Plan(s) required under condition 3.	Works implemented, delete.
4. Noise from construction activities associated with the works shall be measured and assessed in accordance with the requirements of NZS 6803: 1999 Acoustics – Construction Noise and shall meet the requirements of that Standard, unless any activities generating higher noise levels or works are to be undertaken at night are authorised by the Construction Noise and Vibration Management Plan (CNVMP).	Works implemented, delete.
5. Should any archaeological features, koiwi or taonga be discovered during the earthworks associated with construction relating to works outlined in the Notice of Requirement and supporting documents for SH14/ Hospital Road Improvements, the Requiring Authority shall follow Z22, the NZTA Accidental Discovery Protocol and implement that protocol throughout the Construction Works.	Works implemented, delete.

DTNZ 3.2	State Highway 1 – Kamo Road intersection and Kamo roundabout. Shift connection between Kamo by-pass and Kamo Road south roll back SH1 designation Conditions 2a) – bb) listed in WDC decision on alteration to designation ref P048179.RQ. & RQ1000004. 23/02/2011.	Works implemented, no ongoing conditions.*
	(attached)	

DTNZ 5	State Highway 15A with conditions: Various between State Highway 1 Ruakaka and Ralph Trimmer Drive, Marsden Point	
1. DTNZ 5 a)	Operational Conditions RC 38648 i. That the operation and maintenance of State Highway 15A shall proceed in general accordance with the notice of requirement received by the Whangarei District Council on 13 December 2004. ii. That if further works are proposed that do not reflect those described in the notice of requirement, an outline plan shall be submitted in accordance with section 176A of the Resource Management Act 1991 to the Whangarei District Council before any construction is commenced.	Delete condition 1(a) as it repeats statutory requirements.
(b) The designation of SH15A provides for Transit New Zealand, through either itself or its agents, to control this road, including its planning, design, supervision, construction and maintenance, in accordance with the Land Transport Management Act 2003 and the Transit New Zealand Act 1989.		Works implemented, delete.

## Attached Conditions

DTNZ 1.16: State Highway 1 intersection of SH15A One Tree Point: upgrade the intersection to a roundabout  
Consent Conditions 1-9 & Advice notes 1-3 imposed by WDC Decision Ref PO 32784.RQ 09/11/2005.

### Conditions:

1. That the proposed works are to be generally constructed in accordance with all detail incorporated within the Notice of Requirement and the accompanying report and design plans prepared by Duffill Watts and King Ltd; including the preliminary concept plan attached to the Notice of Requirement, being '*SH.1N – One Tree Point Road Intersection Upgrade, Land Requirement Plan*', reference Duffill Watts and King Ltd, Job No.2004 1/01/05, Drawing No. 1948, Phase 5, Revision RS.
2. That Transit New Zealand shall construct new vehicle crossings and entrances to Lot 1 DP 68604 and Lot 2 DP 24315. Such entrances shall be constructed in accordance with the attached plan, labelled '*Private Access (Low Use)*', and shall include 2.5 metre pull-off areas opposite each of the entrances.
3. That prior to commencing construction works on site, final engineering plans of the proposed works are to be prepared in accordance with Transit New Zealand's policy and procedure, and be submitted for approval by the Council's Roading Manager.
4. That the proposed works shall be completed in accordance with Transit New Zealand's '*Guidelines for Highway Landscaping*' with all works maintained in accordance thereafter.
5. That all cut and fill batters shall be re-vegetated with grass to blend in with the character of the surrounding environment.
6. That during construction all works shall be conducted in compliance with NZS 6803P:1984 - The Measurement and Assessment of Noise from Construction and Demolition Work.
7. That prior to the commencement of construction work in the vicinity of the dwellings on Lot 1 DP 68604 and Lot 2 DP 23415, 1.8 metre high board noise control fences shall be designed, located and constructed along the boundaries as shown on the attached plans from Annexure B and C of evidence presented by Frank Price, and in general accordance with the specifications outlined in the report prepared by Hegley Acoustic Consultants – '*Proposed Upgrade of SH1 and SH15A Intersection Assessment of Noise Effects*', dated June 2005 and subsequently updated 4<sup>th</sup> November 2005.
8. That as part of the construction works for the roundabout, Transit New Zealand shall move the main drain to the southeastern side of the existing road between SH1 and Lot 1 DP 68604, and shall install a new culvert past the entrance to Lot 1 DP 68604 to connect the new drain to the existing drain.
9. That Transit New Zealand must at all times, from the date that the designation is confirmed until the works are complete, ensure that all affected parties are able to contact a clearly identified person, or a replacement when necessary, whose duty will be to liaise with all parties over concerns arising out of the carrying out and completion of the proposed works. The name and contact details of this project liaison person shall be communicated to the Team Leader Monitoring and Compliance of the Council within four weeks of the designation being included within the District Plan.

### Advice Notes

1. Transit New Zealand will need to obtain any necessary resource consents from the Northland Regional Council.



2. In the event that any archaeological or historical remains are uncovered during construction Transit New Zealand will be required to have regard to the provisions of the New Zealand Historic Places Act 1993.
3. Transit New Zealand is to be responsible for all necessary land purchases, compensation costs, legalisation, construction and reinstatement works, and similar, for completion of the project unless otherwise agreed with the affected parties.

## **Other**

A designation lapses on the expiry of five years after the date on which it is included in the district plan unless it is given effect to before the end of the period, the Council fixes a longer period in accordance with section 184(1)(b) of the Act, or the designation specified a different period when incorporated within the plan. The Notice of Requirement notice confirms that Transit New Zealand seeks an expiry period of five years and therefore it has not been necessary to consider extending the duration of the designation.

The Committee notes the evidence seeking the Outline Plan provisions of the Act not apply on the basis that sufficient information has been provided with the Notice of Requirement. The Committee however considers the Outline Plan process to be appropriate to allow final confirmation of the details of the proposed works and accordingly it has not waived the need for an Outline Plan to be presented to the Council in due course.

**DTNZ 1.17 State Highway 1 Hukerenui South of Rusk Road Passing lane construction. Consent Conditions 2 a) –j) imposed by WDC Decision Ref P109348 – RQ 2, RC 31127 31/10/2008.**

2. THAT pursuant to section 181(3) of the Resource Management Act 1991 the Council alters the designation for State Highway 1N in the operative Whangarei District Plan (Designation DTNZ1). The Council makes this decision granting the notice of requirement for the alteration subject to the following conditions:
- (a) The scope and extent of works associated with the alteration to the designation shall proceed in general accordance with the detail outlined in the notice of requirement received from the New Zealand Transport Agency (as received by Whangarei District Council on the 27<sup>th</sup> August 2008 and revised on the 2<sup>nd</sup> September 2008, and including the plan '*Hukerenui Passing Lane Southern Extension RP 233/0.89 – 233/1.33*' prepared by Northern Civil Engineers, job 1336, client reference CNXXXX, sheet 1 of 1, dated 23<sup>rd</sup> June 2008.
  - (b) That the New Zealand Transport Agency shall be responsible for all necessary land purchases, compensation costs, legalisation, construction and reinstatement works, and similar, for completion of the project unless otherwise agreed with the affected parties.
  - (c) That prior to commencing construction works on site, final engineering plans of the proposed works are to be prepared in accordance with the New Zealand Transport Agency's policy and procedure, and be certified by a suitably experienced registered civil engineer prior to being submitted for approval by the Council's Team Leader Environmental Engineering. Such plans are to include the following:
    - i) All site works proposed, including excavation and fill volumes of earthworks and the boundaries of proposed earthworks.
    - ii) All physical mitigation works proposed, including details of the proposed stormwater and sediment control systems.
  - (d) Prior to the start of physical works, any required resource consents shall be obtained from the Northland Regional Council.
  - (e) Hydrological and water quality aspects are to comply with Northland Regional Council requirements.
  - (f) That during construction, New Zealand Standard 6803: 1999, Acoustics – Construction Noise shall be complied with and the principles for managing noise set out within that document shall be formally adopted.
  - (g) That the provisions of the New Zealand Historic Places Act 1993 shall be complied with in the event that any archaeological or historical remains are uncovered during construction. If any artefact, including human remains, is exposed during any site works the following procedures shall apply:
    - i. Immediately when an artefact has been exposed, all site works shall cease; and
    - ii. The site supervisor shall immediately secure the area in a way that ensures that any artefacts or remains are untouched; and
    - iii. The site supervisor shall notify tangata whenua and the New Historic Places Trust so that the appropriate action can be taken.
  - (h) Before the commencement of any ground clearing work on site, the requiring authority shall install and maintain suitable stormwater and sediment control devices and measures to prevent the transportation of sediment into natural watercourses or adjoining properties.
  - (i) All necessary actions shall be taken to prevent a dust nuisance to neighbouring properties and public roads; this shall include frequent spraying as required.
  - (j) That all exposed cut and fill batters shall be re-vegetated with grass to blend in with the character of the surrounding environment within a month of works ceasing.

**DTNZ 1.18 State Highway 1 Whakapara between Whananaki North Road and Old North Road: Passing lane with construction conditions. Conditions 1-8 imposed in WDC decision ref P109348.RQ. RC 41143. 07/05/2008.**

**Conditions:**

1. That the New Zealand Transport Agency shall be responsible for all necessary land purchases, compensation costs, legalisation, construction and reinstatement works and similar for completion of the project unless otherwise agreed with the affected parties.
2. That the scope and extent of the proposed works shall proceed generally in accordance with the detail incorporated within the Notice of Requirement and the accompanying planning report and assessment of environmental effects prepared by Northern Civil Consulting Engineers Ltd; this includes the following plans –
  - *SH1N Region 1 RS. 233, Old North Road Southbound Passing Lane RP 233/11.11 – 233/12.35, Design Land Requirement Plan; prepared by Northern Civil Consulting Engineers, Job: 1323, Sheet 1 of 1, dated 12<sup>th</sup> June 2008*
  - *SH1N Region 1 RS. 233, Old North Road Southbound Passing Lane RP 233/11.11 – 233/12.35, Design Land Entry Requirement Plan; prepared by Northern Civil Consulting Engineers, Job: 1323, Sheet 1 of 1, dated 12<sup>th</sup> June 2008*
  - *SH1N Region 1 RS. 233, Old North Road Southbound Passing Lane RP 233/11.11 – 233/12.35, Notice of Requirement Plan; prepared by Northern Civil Consulting Engineers, Job: 1323, Sheet 1 of 1, dated 12<sup>th</sup> June 2008*
  - *SH1N Region 1 RS. 233, Old North Road Southbound Passing Lane RP 233/11.11 – 233/12.35, Design Plan; prepared by Northern Civil Consulting Engineers, Ref: CN3115, Sheets 1 to 4, dated 6<sup>th</sup> June 2008, design changes dated 10<sup>th</sup> March 2009*
  - *SH1N Region 1 RS. 233, Old North Road Southbound Passing Lane RP 233/11.11 – 233/12.35, Donnelly House Site; prepared by Northern Civil Consulting Engineers, Ref: CN3115, Sheet 1, dated 3<sup>rd</sup> February 2009, design changes dated 10<sup>th</sup> March 2009*
  - *SH1N Region 1 RS. 233, Old North Road Southbound Passing Lane RP 233/11.05 – 233/12.35, Design Cross Sections – SH1N; prepared by Northern Civil Consulting Engineers, Ref: CN3115, Sheets 13, 14 and 15, dated 6<sup>th</sup> June 2008*

Notwithstanding the above the proposed works shall also be carried out generally in accordance with the following plans submitted with the applications to the Northland Regional Council for land use consent (reference CON20082143201) –

- *SH1N Region 1 RS. 233, Old North Road Southbound Passing Lane RP 233/11.11 – 233/12.35, Design Plan; prepared by Northern Civil Consulting Engineers, Job: 1323, Sheets 1–8, dated 10/06/08*
- *SH1N Region 1 RS. 233, Old North Road Southbound Passing Lane RP 233/11.11 – 233/12.35, Design Cross Sections; prepared by Northern Civil Consulting Engineers, Job: 1323, Sheets 9–28, dated 10/06/08*
- *SH1N Region 1 RS. 233, Old North Road Southbound Passing Lane RP 233/11.11 – 233/12.35, Design Typical Details; prepared by Northern Civil Consulting Engineers, Job: 1323, Sheet 34, dated 10/10/08*
- *SH1N Region 1 RS. 233, Old North Road Southbound Passing Lane RP 233/11.11 – 233/12.35, Sediment Control Plan; prepared by Northern Civil Consulting Engineers, Job: 1323, Sheets 1–4, dated 16/06/08*



- *SH1N Region 1 RS. 233, Old North Road Southbound Passing Lane RP 233/11.11 – 233/12.35, Proposed Dumpsite Plan; prepared by Northern Civil Consulting Engineers, Job: 1323, Sheet 1, dated 16/09/08*
  - *"SH1N Region 1 RS. 233, Old North Road Southbound Passing Lane RP 233/11.11 – 233/12.35, Design Cross Sections"; Ref: 1323, Sheets 9–12 and 16–28, dated 10/06/08, and Ref: CN3115, Sheets 13–15, dated 6/06/08*
  - *"SH1N Region 1 RS. 233, Old North Road Southbound Passing Lane RP 233/11.11 – 233/12.35, Design Typical Details"; Ref: 1323, Sheet 34, dated 10/10/08*
  - *"SH1N Region 1 RS. 233, Old North Road Southbound Passing Lane RP 233/11.11 – 233/12.35, Sediment Control Plan"; Ref: 1323, Sheets 1–4, dated 16/06/08*
  - *"SH1N Region 1 RS. 233, Old North Road Southbound Passing Lane RP 233/11.11 – 233/12.35, Proposed Dumpsite Plan"; Ref: 1323, Sheet 1, dated 16/09/08*
3. That all properties with licensed access to the proposed work are to be upgraded to the appropriate standard with improved sight distance provided wherever possible.
  4. That during construction, the New Zealand Standard 6803:1999, Acoustics – Construction Noise shall be complied with. Noise from equipment such as earthmoving machinery is to be mitigated by:
    - Limiting the hours of work to minimise noise disruption for adjacent land use especially residential areas.
    - Only operate construction equipment between 7.00 am to 7.00 pm.
    - Limiting the engine exhaust noise level on equipment to be used during construction and operating all construction equipment within the recommended noise levels set out in NZS 6803: 1999 - The Measurement and Assessment of Noise from Construction, Maintenance and Demolition Work.
  5. The highway alignment shall be designed to achieve the relevant noise standard contained in Transit New Zealand's Draft Guidelines for the Management of Traffic Noise for State Highway Improvements, December 1999.
  6. That before the commencement of any ground clearing work on site, the requiring authority shall install and maintain suitable stormwater and sediment control devices and measures to prevent the transportation of sediment into natural watercourses or adjoining properties.
  7. That all necessary actions shall be taken to prevent a dust nuisance to neighbouring properties and public roads; this shall include frequent spraying as required.
  8. That all exposed cut and fill batters shall be re-vegetated with grass to blend in with the character of the surrounding environment within a month of the completion of works.

### **Lapsing of the designation**

A designation lapses on the expiry of five years after the date on which it is included in the district plan unless it is given effect to before the end of the period, the Council fixes a longer period in accordance with section 184(1)(b) of the Act, or the designation specified a different period when incorporated within the plan. The New Zealand Transport Agency has sought to extend the duration of the designation to ten years.

Pursuant to section 184(1) of the Resource Management Act 1991, the Whangarei District Council has determined that the designation shall lapse on the expiry of ten years after the date on which it is included in the district plan.



### Advice Notes

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1. Section 357B of the Resource Management Act 1991 provides a right of objection in relation to the imposition of additional charges or recovery of costs.
2. The requiring authority shall pay all charges set by council under Section 36 of the Resource Management Act 1991, including any administration, monitoring and supervision charges relating to the conditions of this resource consent. The applicant will be advised of the charges as they fall.
3. Prior to commencement of any physical works, the Requiring Authority shall be responsible for submitting and obtaining all necessary Outline Plan of Works.
4. That during construction, the New Zealand Standard 6803:1999, Acoustics – Construction Noise shall be complied with.
5. That the New Zealand Transport Agency shall be responsible for all necessary land purchases, compensation costs, legalisation, construction and reinstatement works and similar for completion of the project unless otherwise agreed with the affected parties.
6. That the proposed works be carried out generally in accordance with the general arrangement plan prepared by OPUS project No. 1-19408.02 dated 7/12/2011, Sheet 2, Revision R0 and all associated plans.
7. That prior to the start of physical works, any required resource consents must be obtained from the Northland Regional Council.
8. That before the commencement of any ground clearing work on site, the requiring authority should install and maintain suitable stormwater and sediment control devices and measures to prevent the transportation of sediment into natural watercourses or adjoining properties.
9. That all necessary actions should be taken to prevent a dust nuisance to neighbouring properties and public roads; this shall include frequent spraying as required.
10. That all exposed cut and fill batters should be re-vegetated with grass to blend in with the character of the surrounding environment within a month of the completion of works

**DTNZ 3.2 State Highway 1 – Kamo Road intersection and Kamo roundabout. Shift connection between Kamo bypass and Kamo Road south roll back SH1 designation.**

Conditions 2a) – bb) listed in WDC decision on alteration to designation ref P048179.RQ. & RQ1000004. 23/02/2011.

2. THAT pursuant to section 181(3) of the Resource Management Act 1991, Council grants approval to alter the designation for State Highway 1N in the operative Whangarei District Plan (Designation DTNZ1) as outlined above. This decision granting the notice of requirement for the alteration is subject to the following conditions:

**General**

- (a) The scope and extent of works associated with the alteration to the designation shall proceed in general accordance with the detail outlined in the notice of requirement received from the New Zealand Transport Agency (as received by Whangarei District Council on the 9<sup>th</sup> June 2010), and including the designation and alignment plans included in Appendix A to the notice of requirement documentation compiled by AECOM New Zealand Ltd (AECOM), being drawings 60048370/056 and 60048370/051-057 dated 27<sup>th</sup> April 2010, revised 31<sup>st</sup> May 2010, as attached.
- (b) That the New Zealand Transport Agency shall be responsible for all necessary land purchases, compensation costs, legalisation, construction and reinstatement works, and similar, for completion of the project unless otherwise agreed with the affected parties.
- (c) That the provisions of the New Zealand Historic Places Act 1993 shall be complied with in the event that any archaeological or historical remains are uncovered and/or modified during construction. If any artifact, including human remains, is exposed during any site works the following procedures shall apply:
  - i. Immediately when an artifact has been exposed, all site works shall cease; and
  - ii. The site supervisor shall immediately secure the area in a way that ensures that any artifacts or remains are untouched; and
  - iii. The site supervisor shall notify tangata whenua and the New Historic Places Trust so that the appropriate action can be taken.

**Landscape**

- (d) Landscape works relating to the intersection at chainage 1300 shall be undertaken in accordance with drawing 60048370/510, revision D, as issued for construction on the 9<sup>th</sup> October 2010.
- (e) Landscape works relating to the reinstatement of the area occupied by the Kamo Road/State Highway 1 bypass roundabout shall be undertaken in accordance with drawing 60048370/513, revision D, as issued for construction on the 9<sup>th</sup> October 2010.

- (f) Site preparation in the area occupied by the redundant roundabout and related segments of former roadway shall include the removal of all hard surfacing and basecourse, and shall also provide for the ripping of any compacted plans or other unsuitable subgrade that may exist, to ensure that base conditions are unrestricted and free draining (subject to natural soil type).
- (g) All landscape works (including site preparation) shall proceed in accord with recognised best landscape and horticultural practice, including timing of works relative to season, site preparation, soil materials and thicknesses, compost, fertiliser, plant material, planting methodology, staking, weed control and post-planting management.

Note: It is anticipated that these matters will be comprehensively addressed as part of contract documentation for the works.

#### **Construction work**

- (h) Subject to the following (being conditions i to l), construction noise shall be measured and assessed in accordance with the requirements of NZS 6803:1999 Acoustics – Construction Noise (NZS6803).
- (i) A *'Construction Noise Management Plan'* (CNMP) shall be prepared prior to commencing any construction work. This CNMP shall include the requirements of Annex E of NZS6803, identify all construction activities and how they will be managed.
- (j) For any construction activities measured and assessed in accordance with the requirements of NZS 6803:1999 all households or other noise sensitive receivers within 50 metres of such activities shall be advised at least one week in advance of the nature and duration of the work involved.
- (k) Where it is necessary to undertake construction activities during the night time period (20:00 to 06:30) and the level of construction noise is predicted to exceed 55 dB  $L_{Aeq(15\ min)}$  at any of the residences identified in condition j, the New Zealand Transport Agency shall offer to relocate the residents of those properties only to a motel in Whangarei or, if no such motel accommodation is available, to other accommodation which is equivalent to and has accommodation rates similar to those of such a motel, for the duration of those night works.
- (l) The CNMP shall be provided to Council for comment prior to commencing any works.

#### **Operation Noise**

- (m) The works shall be designed to comply with the requirements of NZS6806:2010 Acoustics – Road Traffic Noise – New and Altered Roads.
- (n) That a noise barrier up to 1.8 metres high shall be constructed along the road boundary of 225 Kamo Road. The barrier shall be designed by a suitably experienced acoustic specialist to optimise the reduction of traffic noise.

#### **Engineering/Services**

- (o) Prior to any site works commencing, the requiring authority must submit a detailed set of engineering plans prepared in accordance with Council's Environmental Engineering Standards (2007 Edition). The engineering plans are to be submitted to the Senior Environmental Engineering Officer for approval.

It is to be noted that certain designs may only be carried out by an Independently Qualified Person (IQP) or Chartered Professional Engineer (CPEng) working within the bounds of their assessed competencies. IQP's must have been assessed by Council and hold a current status to submit design work.

Plans are to include but are not limited to:

- i. Design details of all utility services that will be vested in Council.



- ii. Design details of any alterations/additions to Council utility services (e.g. new connections, re-routing etc.).
  - iii. Design details of all roadworks affecting Council/private property. (e.g. new entranceways, rights of way, alterations to existing WDC network etc.)
- (p) The requiring authority must create easements over services and overland stormwater flow paths (1%AEP +20%) to the approval of the Council's Senior Environmental Engineering Officer.

Note: Overland flow paths are to be assessed in accordance with Section 4.9 of Council's Environmental Engineering Standards (2007 Edition) and are to be certified by an IQP/CPEng.

- (q) The requiring authority is to submit a site specific '*Traffic Management Plan*' (TMP) for approval compiled by a qualified '*Site Traffic Management Supervisor*' (STMS) for all works to be carried out within the Council Road Reserve.

Note: Vehicle access shall be maintained where practicable to 142, 144, 223, 225, 229 and 231 Kamo Road; 2, 6 and 22 Western Hills Drive, albeit by alternative access following the realignment to that existing. Where access is temporarily cut off, it shall be restored at the end of the working day.

- (r) The requiring authority is to submit a '*Road Opening Notice*' application all works to be carried out within the Council Road Reserve in accordance with Council's Environmental Engineering Standards (2007 Edition).
- (s) The requiring authority is to submit a '*Contract Construction Management Plan*' (CMP) in accordance with Council's Environmental Engineering Standards (2007 Edition).
- (t) All work on the approved engineering plans in **condition (o)** is to be carried out to the approval of the Council's Senior Environmental Engineering Officer or their delegated representative. All work needing design/certification by a Council approved IQP/CPEng will require completion of a producer statement (construction).

All staged details of construction works (e.g. road construction) shall be accompanied by the necessary test results in accordance with Council's Environmental Engineering Standards (2007 Edition) requirements and good engineering practice, to the approval of the Council's Senior Environmental Engineering Officer.

In the case of works to remain in private ownership, these may be inspected and approved by a Council approved IQP who has been certified to design/construct such works. A producer statement (construction) is to be provided by the Council approved IQP, along with copies of all test results/photographs etc. The Council's Senior Environmental Engineering Officer is to be advised of any necessary inspections/testing of private works a minimum of 24 hours before they take place in order that the Council's Senior Environmental Engineering Officer may observe the inspection/testing if so desired.

All works that are to be vested in Council require the presence of the Council's Senior Environmental Engineering Officer their delegated representative at all inspections/testing.

Failure to comply with these requirements may result in the work not being accepted as complying with the conditions of RQ1000004/Council's Environmental Engineering Standards (2007 Edition). No construction works are to commence onsite until the engineering plans required in **condition (o)** have been approved and all associated plan inspection fees have been paid.

Note: All works within public reserve will require written certification from the controlling authority.

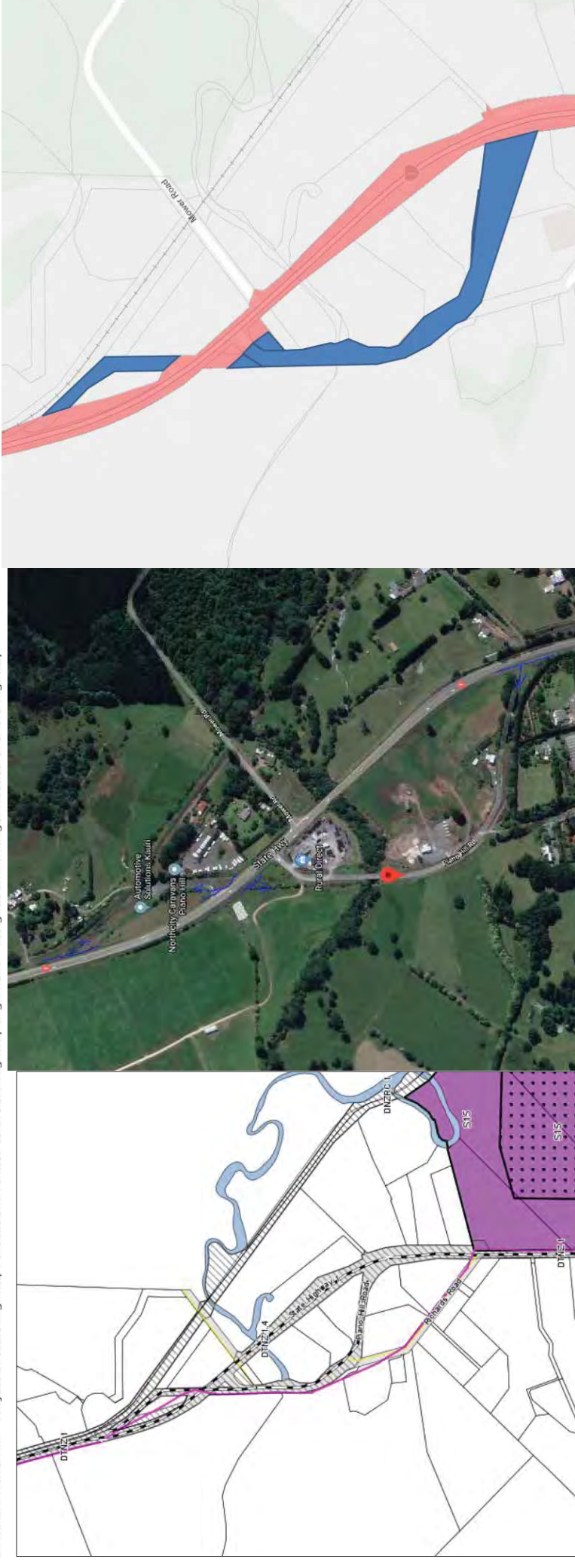
- (u) A copy of the approved engineering plans and a copy of the conditions of RQ1000004 and the above letter are to be held onsite at all times during construction.

- (v) Spoil from the site must be controlled by the requiring authority and not be tracked out onto the Council or State Highway Road formations.
  - (w) Dust nuisance must be controlled onsite (by use of a watercart or similar) by the applicant so as not to cause "offensive or objectionable" dust at or beyond the boundary of the development.
  - (x) The requiring authority must reinstate Council berms similar to surrounding environment to the satisfaction of Council's Senior Environmental Engineering Officer or their delegated representative.
  - (y) The requiring authority must submit a certified and dated "as built" plan of completed works and services in accordance with Council's Environmental Engineering Standards (2007 edition) to the approval of the Council's Senior Environmental Engineering Officer.
  - (z) The requiring authority must submit a certified and dated "as built" plan of completed works and services, and 'RAMM' data prepared by a suitably qualified person in accordance with Council's Environmental Engineering Standards (2007 Edition) to the approval of the Council's Senior Environmental Engineering Officer.
  - (aa) The existing railway crossing is to be removed and a new vehicle crossing formed further south. A pedestrian crossing of the railway is to be formed in the approximate location of the existing railway crossing as part of the off-road pedestrian and cycleway that is being established as part of the works.
  - (bb) The requiring authority must ensure that any redundant services are removed to the requirements and satisfaction of the relevant service provider.
3. THAT pursuant to section 176A(2) of the Resource Management Act 1991, Council is satisfied that an outline plan need not be submitted for the proposed alteration as the details of the works are incorporated within the designation.

**Attachment 4. New Zealand Transport Agency Designations: Whangarei District Plan Review: Minor Shifts in Designation Boundaries – Shape files to follow**  
(Sets of 3 Maps: Left to Right: WDC District Plan; Recent Aerial Map; NZTA Designation Map with Annotations in Blue showing extent of intended removal of designation and in pink the extent of the remaining existing designation)

(Sets of 3 Maps; Left to Right; WDC District Plan; Recent Aerial Map; NZTA Designation Map with Annotations in Blue showing extent of intended removal of designation and in pink the extent of the remaining existing designation)

DTNZ 1.4 Piano Hill – Subject of state highway revocations related to the old highway alignment – designation no longer needed over old highway





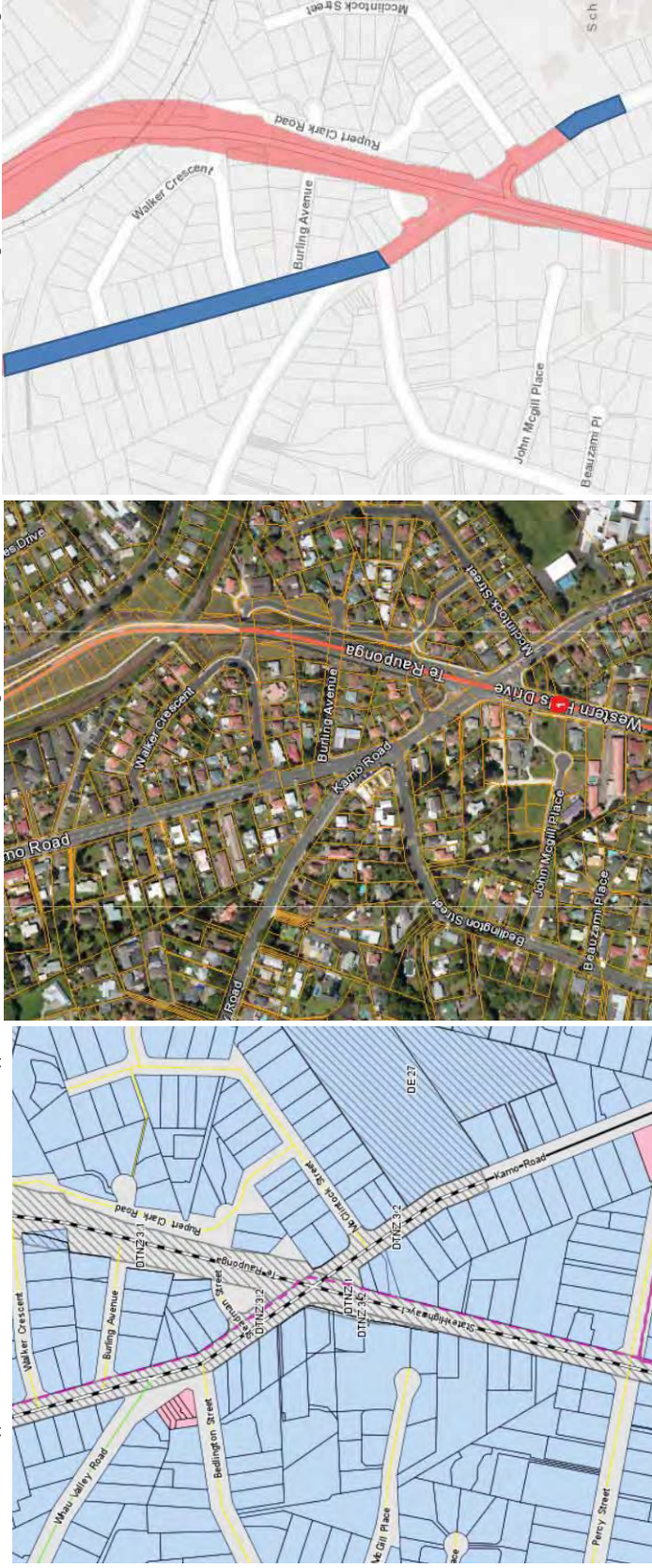




DTNZ 3.2 Kamo Bypass Access removal—near Adams Place – and removal of SH1 designation no longer needed on Kamo Road

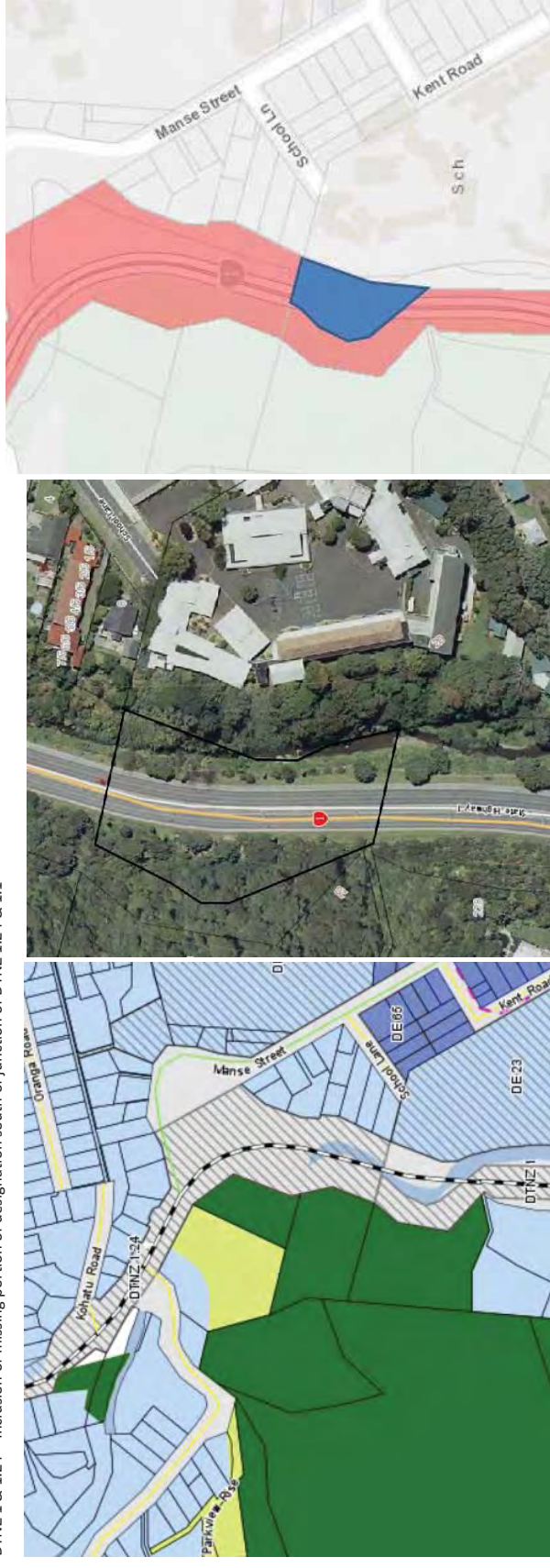


DTNZ 3.2 Kamo Bypass – Near Steadman St – New section of Kamo Bypass and access intersection; removal of SH1 designation on Kamo Road to the North of the intersection; no longer needed, and roll back of designation on Kamo Road either side of the new intersection





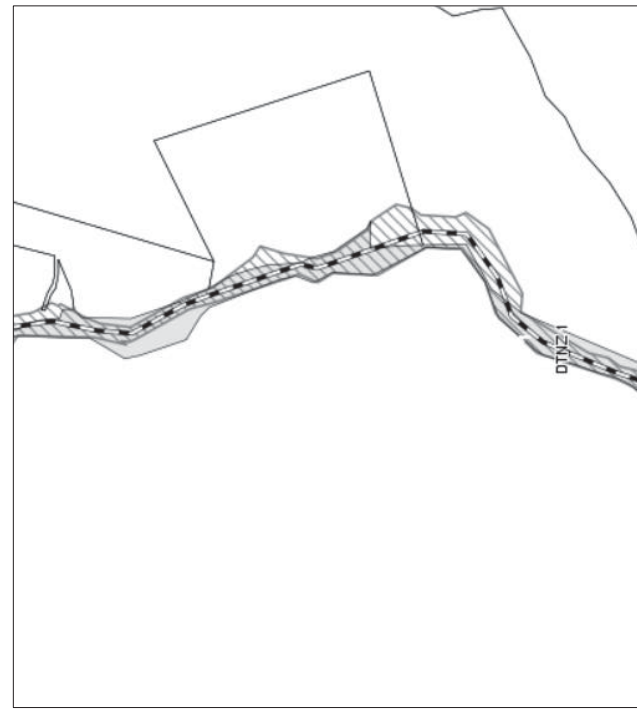
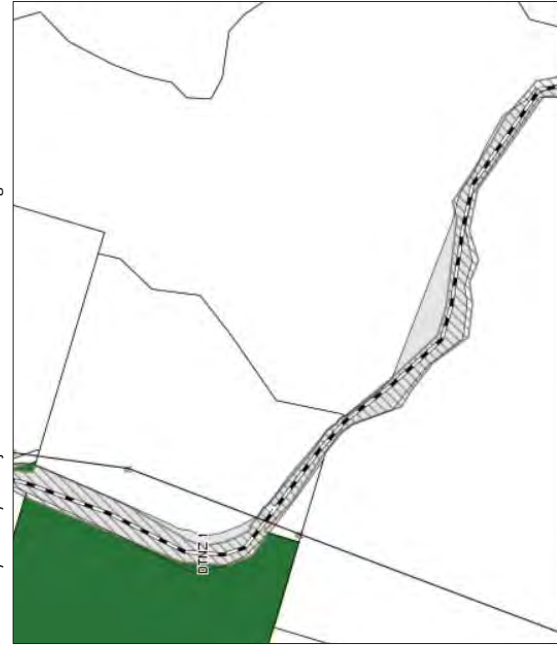
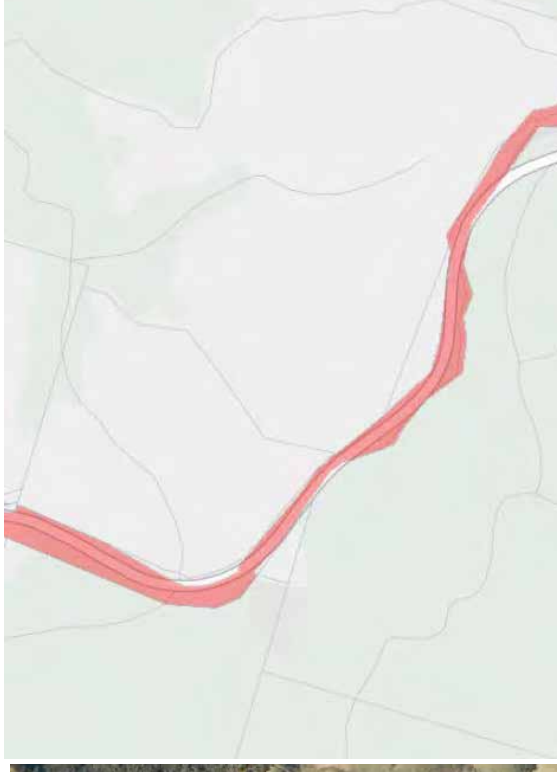
DTNZ 1 & 1.24 – Inclusion of missing portion of designation south of junction of DTNZ 1.24 & 1.1



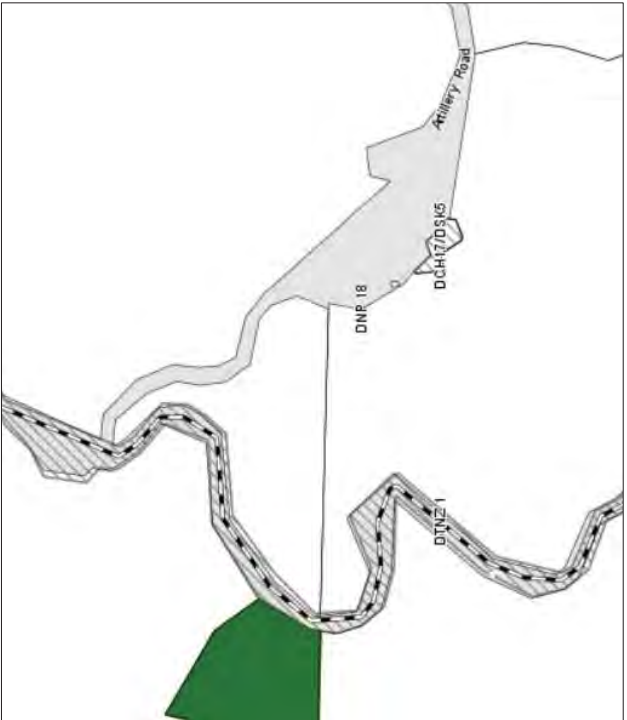
DTNZ1, 1.16, 5 Marsden Point Roundabout additions and deletions to designated areas



DTNZ 1 Brynderwyn's adjustment of sections of the SH1 alignment and associated Designation to reflect carriageway positions and NZTA land holdings







**Appendix 5: Written Notice from Whangarei District Council**

## Whangarei District Council – Designation Review

The Whangarei District Council requests that the following designations be included in the new District Plan Chapter - Plan Change 134 Designations, with, and without, modification. A separate document will accompany this report to set out the requested modifications.

DW1	DW23 (with modification)	DW64	DW80
DW2	DW24 (with modification)	DW65	DW81
DW4	DW50	DW67	DW82 (with modification)
DW5	DW51	DW68	DW89
DW6	DW52 (with modification)	DW69 (with modification)	DW100
DW7 (with modification)	DW53 (with modification)	DW70	DW119
DW8	DW54	DW71 (with modification)	DW124
DW9 (with modification)	DW55 (with modification)	DW72	DW125 (with modification)
DW10 (with modification)	DW57	DW73 (with modification)	DW126
DW11	DW58	DW74 (with modification)	DW130
DW12 (with modification)	DW59	DW75	DW131
DW13	DW60 (with modification)	DW76	DW133 (with modification)
DW18	DW61 (with modification)	DW77	DW134
DW20	DW62	DW78	
DW22 (with modification)	DW63	DW79 (with modification)	

*Note: Where there are minor corrections that have been identified as being required these have not been noted as 'modifications' but have simply been included in the proposed designations in the new District Plan Format below.*

Below are the requested designations to be included in the new District Plan Format. Shape files for all those designations requiring modification are to be sent separately.

Whangarei District Council		
Unique identifier and map identifier		WDC D-1
Purpose of the designation		Wastewater Pumping and Treatment facility
Site identifier	Site name/description	Hikurangi Wastewater Treatment Plant

	Legal Description	Lot 1 DP 57897
	Location	Jordan Valley Road, Hikurangi
	Environment Map	7, 28
Designation hierarchy		Primary
Lapse Date		Given effect
Conditions		
Additional Information	Status	Confirmed
	Legacy Reference	DW 1, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		<b>WDC D-2</b>
Purpose of the designation		Wastewater Pumping and Treatment facility
Site identifier	Site name/description	Ngunguru Wastewater Treatment Plant
	Legal Description	Lots 1-2 DP 115276 Blk IV Whangarei SD
	Location	Waiotoi Road, Ngunguru
	Environment Map	30
Designation hierarchy		
Lapse Date		Given Effect
Conditions		
Additional Information	Status	
	Legacy Reference	DW 2, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		<b>WDC D-3</b>
Purpose of the designation		Wastewater Pumping and Treatment facility
Site identifier	Site name/description	Ruakaka/One Tree Point Wastewater Treatment Plant
	Legal Description	Sec 65 Blk VII Ruakaka SD
	Location	Sime Road, Ruakaka
	Environment Map	55
Designation hierarchy		
Lapse Date		Given Effect
Conditions		
Additional Information	Status	
	Legacy Reference	DW 4, Whangarei District Plan 2007
	Other	



Whangarei District Council		
Unique identifier and map identifier		WDC D-4
Purpose of the designation		Wastewater Treatment facility
Site identifier	Site name/description	Waipu Wastewater Treatment Plant
	Legal Description	Allot 602 Waipu Parish Blk III Waipu SD
	Location	off SH 1, Waipu Check location (Situation address in GIS is Tip Road)
	Environment Map	19
Designation hierarchy		Primary – what does this mean?
Lapse Date		Given effect
Conditions		
Additional Information	Status	Confirmed
	Legacy Reference	DW 5, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		WDC D-5
Purpose of the designation		Wastewater Pumping Station
Site identifier	Site name/description	Waipu Town Wastewater Pumping Station
	Legal Description	Allot 613 PSH of Waipu
	Location	Nova Scotia Drive
	Environment Map	58
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		
Additional Information	Status	Confirmed
	Legacy Reference	DW 6, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		WDC D-6
Purpose of the designation		Wastewater Pumping Station
Site identifier	Site name/description	Onerahi Wastewater Pumping Station
	Legal Description	Lot 1 DP 193984
	Location	Waverley Street, Onerahi
	Environment Map	46

Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		
Additional Information	Status	Confirmed
	Legacy Reference	DW 7, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		<b>WDC D-7</b>
Purpose of the designation		Wastewater Treatment and Disposal facility
Site identifier	Site name/description	Whangarei Wastewater Treatment Plant
	Legal Description	Lot 2 DP 65087 and Pt Lot 1 DP 50540
	Location	Kioreroa Road
	Environment Map	43
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		
Additional Information	Status	Confirmed
	Legacy Reference	DW 8, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		<b>WDC D-8</b>
Purpose of the designation		Wastewater Treatment and Disposal facility, Wildlife Habitat
Site identifier	Site name/description	Whangarei Wastewater Treatment Plant, Indigenous wetlands
	Legal Description	Lot 1 DP 96770, Lot 3 DP 96772, Lot 5 DP 96772 and Lot 6 DP 96770
	Location	Kioreroa Road
	Environment Map	43
Designation hierarchy		Primary
Lapse Date		Given effect
Conditions		
Additional Information	Status	Confirmed
	Legacy Reference	DW 9, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		<b>WDC D-9</b>

Purpose of the designation		Wastewater Pumping Station, Storage and Treatment
Site identifier	Site name/description	Whareora Wastewater Pumping Station, Storage and Treatment Facility
	Legal Description	Section 59 Block IX Whangarei SD, Section 60 Block IX Whangarei SD and Section 2 SO 487771
	Location	Whareora Road
	Environment Map	36
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		
Additional Information	Status	Confirmed
	Legacy Reference	DW 10, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		<b>WDC D-10</b>
Purpose of the designation		Flood Prevention (River Control)
Site identifier	Site name/description	Waiarohia River Flood Control
	Legal Description	Part Lot 169 DP 18851 and Lot 1 DP 3851
	Location	Water/Walton Street
	Environment Map	37, 38, 39
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		
Additional Information	Status	Confirmed
	Legacy Reference	DW 11, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		<b>WDC D-11</b>
Purpose of the designation		Flood Prevention (River Control)
Site identifier	Site name/description	Waiarohia River Flood Control
	Legal Description	Lots 1 and 2 DP 123459, Allot 1 PSH of Whangarei, Lot 1 DP 170754, Lot 7 DP 171028 and Part Lot 1 DP35391
	Location	Rust Ave
	Environment Map	37
Designation hierarchy		Primary
Lapse Date		Given Effect

Conditions		
Additional Information	Status	Confirmed
	Legacy Reference	DW 12, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		<b>WDC D-12</b>
Purpose of the designation		Flood Prevention (River Control)
Site identifier	Site name/description	Waiarohia River Flood Control
	Legal Description	Part Lot 178 DP 597 and Part Old Stream Bed Survey Office Plan 31731
	Location	Tarewa Road
	Environment Map	37, 38, 39
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		
Additional Information	Status	Confirmed
	Legacy Reference	DW 13, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		<b>WDC D-13</b>
Purpose of the designation		Stormwater /Drainage Disposal
Site identifier	Site name/description	Oakura Stormwater Drainage
	Legal Description	Lot 3 DP 74857 and Lot 2 DP 316458
	Location	Oakura Road
	Environment Map	23A
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		
Additional Information	Status	Confirmed
	Legacy Reference	DW 18, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		<b>WDC D-14</b>
Purpose of the designation		Stormwater Drainage /Disposal

Site identifier	Site name/description	Ngunguru Stormwater Drainage
	Legal Description	Lot 7 DP 135338
	Location	Waiotoi Road
	Environment Map	8, 3
Designation hierarchy		Primary
Lapse Date		Given effect
Conditions		
Additional Information	Status	Confirmed
	Legacy Reference	DW 20, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		<b>WDC D-15</b>
Purpose of the designation		Transfer Station Recycling pickup
Site identifier	Site name/description	Uretiti Refuse Transfer Station
	Legal Description	Section 6 SO 461691
	Location	Tip Road, Waipu
	Environment Map	19
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		(refer to conditions)
Additional Information	Status	Confirmed
	Legacy Reference	DW 22, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		<b>WDC D-16</b>
Purpose of the designation		Transfer Station, Recycling pickup Green dump
Site identifier	Site name/description	Tauraroa Refuse Transfer Station
	Legal Description	Pt Allotment 11 Maungakaramaea Parish Blk VIII Tangihua SD
	Location	Tauraroa Road
	Environment Map	14
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		(refer to conditions)
	Status	Confirmed

Additional Information	Legacy Reference	DW 23, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		WDC D-17
Purpose of the designation		Transfer Station, Recycling pick-up. Green Dump
Site identifier	Site name/description	Hikurangi Refuse Transfer Station
	Legal Description	Pt Allot SE 41, NW 42, Hikurangi, Psh Blk XVI Hukerenui SD
	Location	
	Environment Map	28
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		(refer to conditions)
Additional Information	Status	Confirmed
	Legacy Reference	DW 24, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		WDC D-18
Purpose of the designation		Landfill
Site identifier	Site name/description	Puwera Landfill Portland
	Legal Description	Lot 1 DP 205572
	Location	Portland
	Environment Map	15, 50
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		(refer to conditions RQ01/168 RC35873 as amended by RC 110003)
Additional Information	Status	Confirmed
	Legacy Reference	DW 130, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		WDC D-19
Purpose of the designation		Waste Management and Minimisation –collection, reuse, recovery, recycling, and transfer purposes and associated activities
Site identifier	Site name/description	Waste Transfer Station

	Legal Description	Pt Allot 70 Parish of Owhiwa and Pt of Lot 2 DP401884
	Location	
	Environment Map	16
Designation hierarchy		Primary
Lapse Date		Current 15/01/2020 , Proposed to extend to 15/01/2030
Conditions		subject to construction conditions of RQ1100005
Additional Information	Status	Confirmed
	Legacy Reference	DW133, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		<b>WDC D-20</b>
Purpose of the designation		Water Treatment Plant and Reservoirs
Site identifier	Site name/description	Water Supply
	Legal Description	Lot 1 Deeds Plan W 52 and Lot 3 Deeds Plan W 52
	Location	Hill St
	Environment Map	28
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		
Additional Information	Status	Confirmed
	Legacy Reference	DW 50, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		<b>WDC D-21</b>
Purpose of the designation		Water Treatment Plant, Pump Station and Reservoirs
Site identifier	Site name/description	Water Supply Whau Valley Rd
	Legal Description	Lots 7-8 and Lots 183-184 DP 56364, Lot 3 DP 43540, Alot 2 Psh of Whangarei, Part Allot 159 Psh of Whangarei (PARID 5123494) and Part Allot 159 Psh of Whangarei (PARID 5132594).
	Location	Whau Valley Road / Fairway Drive
	Environment Map	35
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		
Additional Information	Status	Confirmed
	Legacy Reference	DW 51, Whangarei District Plan 2007



	Other	
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Whangarei District Council		
Unique identifier and map identifier		WDC D-22
Purpose of the designation		Dam and Catchment
Site identifier	Site name/description	Water Supply Whau Valley Rd
	Legal Description	Allot 8 Pukenui Parish, Allot 38 PSH of Kaitara, Lot 2DP 63280, Allot 53 PSH of Whangarei, Allot 52 PSH of Whangarei, Allot 54 PSH of Whangarei, Allot NW55 PSH of Whangarei, Allot SE55 PSH of Whangarei, Allot 58 PSH of Whangarei, Allotment 75 PSH of Whangarei, Allot 76 PSH of Whangarei, Part Allot 56 PSH of Whangarei and Part Allot 74 PSH of Whangarei.
	Location	Whau Valley Road / Maunu Rd
	Environment Map	12, 35, 37, 42, 41
Designation hierarchy		Primary
Lapse Date		Given effect
Conditions		
Additional Information	Status	Confirmed
	Legacy Reference	DW 52, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		WDC D-23
Purpose of the designation		Pump Station and Reservoir
Site identifier	Site name/description	Water Supply
	Legal Description	Lot 19 DP 41542 and Lot 18 DP 41542
	Location	Cobham Place
	Environment Map	36
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		
Additional Information	Status	Confirmed
	Legacy Reference	DW 53, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		WDC D-24
Purpose of the designation		Reservoir

Site identifier	Site name/description	Water Supply, Kioreroa Road
	Legal Description	Part Lot 11 DP 13347 and Lot 3 DP 447745
	Location	Kioreroa Road
	Environment Map	43
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		
Additional Information	Status	Confirmed
	Legacy Reference	DW 54, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		<a href="#">WDC D-25</a>
Purpose of the designation		Reservoirs
Site identifier	Site name/description	Water Supply
	Legal Description	Secs 17, 21, 22, 25 Blk VII Purua SD
	Location	Dip Road
	Environment Map	33
Designation hierarchy		Primary
Lapse Date		
Conditions		
Additional Information	Status	Confirmed
	Legacy Reference	DW 55, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		<a href="#">WDC D-26</a>
Purpose of the designation		Treatment Plant, Pump Station and Reservoirs
Site identifier	Site name/description	Water Supply, Mangakahia Road
	Legal Description	Pt Whatatiri 13E Nth 2, Whatitiri 13E Nth 2A Blk IX Purua SD
	Location	Mangakahia Road
	Environment Map	11
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		
	Status	Confirmed

Additional Information	Legacy Reference	DW 57, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		<b>WDC D-27</b>
Purpose of the designation		Water Intakes, Pump Station and Treatment Plant
Site identifier	Site name/description	Water Supply, Newton Road
	Legal Description	Lot 3 DP 29128, Lots 1-4 DP 3123206, Pt Lot 1-2 DP 77612 and Lot 4 77612
	Location	Newton Road
	Environment Map	40
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		
Additional Information	Status	Confirmed
	Legacy Reference	DW 58, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		<b>WDC D-28</b>
Purpose of the designation		Treatment Plant, Reservoir and Pump Station
Site identifier	Site name/description	Water Supply, Cemetery Road
	Legal Description	Pt Maunu 1H1 Blk XV Purua SD SO 49331
	Location	Cemetery Road
	Environment Map	11
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		
Additional Information	Status	Confirmed
	Legacy Reference	DW 59, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		<b>WDC D-29</b>
Purpose of the designation		Reservoir and pump station
Site identifier	Site name/description	Water Supply, Cemetery Road
	Legal Description	Sec 17 Blk XV Purua SD SO 48059

	Location	Cemetery Road
	Environment Map	41
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		
Additional Information	Status	Confirmed
	Legacy Reference	DW 60, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		<b>WDC D-30</b>
Purpose of the designation		Reservoir and Treatment Station
Site identifier	Site name/description	Cartwright Road
	Legal Description	Pt Lot 2 DP 24775, Closed Road, Blk X Whangarei SD and Closed Road Survey Office Plan 41781
	Location	Cartwright Road
	Environment Map	44
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		
Additional Information	Status	Confirmed
	Legacy Reference	DW 61, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		<b>WDC D-31</b>
Purpose of the designation		Water Supply Reservoirs
Site identifier	Site name/description	Three Mile Bush Road Reservoirs
	Legal Description	Section 1 SO 67452
	Location	Three Mile Bush Road
	Environment Map	12
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		
Additional Information	Status	Confirmed
	Legacy Reference	DW 62, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		WDC D-32
Purpose of the designation		Pump Station
Site identifier	Site name/description	Water Supply, Whareora Road
	Legal Description	Allot 157 PSH of Parahaki, Crown Land Survey Office Plan 3583, Part Allot W17 PSH of Parahaki
	Location	Whareora Road
	Environment Map	36
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		
Additional Information	Status	Confirmed
	Legacy Reference	DW 63, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		WDC D-33
Purpose of the designation		Reservoir
Site identifier	Site name/description	Water Supply, Memorial Drive
	Legal Description	Pt Allot W93 Parahaki Parish
	Location	Memorial Drive
	Environment Map	38
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		
Additional Information	Status	Confirmed
	Legacy Reference	DW 64, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		WDC D-34
Purpose of the designation		Reservoir
Site identifier	Site name/description	Water Supply, Waitaua Road
	Legal Description	Pt Allot 86 Whangarei Parish Blk VIII Purua SD, Lot 2 DP 459899
	Location	Waitaua Road

	Environment Map	33
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		
Additional Information	Status	Confirmed
	Legacy Reference	DW 65, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		<b>WDC D-35</b>
Purpose of the designation		Treatment Plant, Reservoir and Pump Station
Site identifier	Site name/description	Water Supply, Whangarei Heads Rd
	Legal Description	Pt Allots 15 and 101 Manaia Parish
	Location	1949 Whangarei Heads Rd
	Environment Map	52A
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		
Additional Information	Status	Confirmed
	Legacy Reference	DW 67, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		<b>WDC D-36</b>
Purpose of the designation		Dam, Catchment, Treatment Plant, Reservoirs and Pump Station
Site identifier	Site name/description	Water Supply, One Tree Point Rd
	Legal Description	Lots 1-3, Lots 6-14 and Lots 16-17 DP 208533, Section 1 Block VI Ruakaka SD, Pukekauri 1B1 Block
	Location	One Tree Point Rd
	Environment Map	15
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		
Additional Information	Status	Confirmed
	Legacy Reference	DW 68, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		WDC D-37
Purpose of the designation		Reservoir
Site identifier	Site name/description	Water Supply, Marsden Point Rd
	Legal Description	Lot 1 DP 55175
	Location	Marsden Point Rd
	Environment Map	56
Designation hierarchy		Primary
Lapse Date		Given effect
Conditions		
Additional Information	Status	Confirmed
	Legacy Reference	DW 69, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		WDC D-38
Purpose of the designation		Dam, Catchment and Pump Station
Site identifier	Site name/description	Water Supply, Prescott Rd
	Legal Description	Lot 2 DP 126620, Pt Lot 1 DP 179543 Pt Allot M42 Ruakaka Parish, Lot 2 DP 133336, Lot 1 DP 176490, Lot 7 DP 166984, Lot 1 DP 176489, Lot 1 DP 183381, Sec 3 SO373243, Sec2 SO359862
	Location	Prescott Rd
	Environment Map	18
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		
Additional Information	Status	Confirmed
	Legacy Reference	DW 70, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		WDC D-39
Purpose of the designation		Treatment Plant, Reservoir and Pump Station
Site identifier	Site name/description	Water Supply, Ahuroa Rd
	Legal Description	Lot 12 DP 407737, Part Allot 198 PSH OF Waipu (PARID: 4897235), Part Allot 198 PSH OF Waipu (PARID:4767563), Allot 589 PSH OF Waipu and Lot 2 DP 482267.



	Location	Ahuroa Rd
	Environment Map	18
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		
Additional Information	Status	Confirmed
	Legacy Reference	DW 71, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		<b>WDC D-40</b>
Purpose of the designation		Reservoirs
Site identifier	Site name/description	Water Supply
	Legal Description	Pt Allot 190 Maungakaramaea
	Location	Maungakaramaea Rd
	Environment Map	14
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		
Additional Information	Status	Confirmed
	Legacy Reference	DW 72, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		<b>WDC D-41</b>
Purpose of the designation		Reservoirs and Pump Station
Site identifier	Site name/description	Water Supply, Maungakaramaea Rd
	Legal Description	Pt Lot 2 DP 56765
	Location	Maungakaramaea Rd
	Environment Map	14
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		
Additional Information	Status	Confirmed
	Legacy Reference	DW 73, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		WDC D-42
Purpose of the designation		Reservoirs
Site identifier	Site name/description	Water Supply, Portland Rd
	Legal Description	Part Lot 2 DP 32852 and Area A SO 64228
	Location	Portland Rd
	Environment Map	50
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		
Additional Information	Status	Confirmed
	Legacy Reference	DW 74, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		WDC D-43
Purpose of the designation		Reservoirs and Pump Station
Site identifier	Site name/description	Water Supply
	Legal Description	Part Lot 1 DP 12081
	Location	Anzac Rd
	Environment Map	43
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		
Additional Information	Status	Confirmed
	Legacy Reference	DW 75, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		WDC D-44
Purpose of the designation		Reservoirs
Site identifier	Site name/description	Water Supply, Whangarei Heads Rd
	Legal Description	Allot 147 Psh of Manaia, Allot 85 Psh of Manaia, Part Lot 1 DP 14446 and Lot 1 DP 86914
	Location	Whangarei Heads Rd

	Environment Map	53
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		
Additional Information	Status	Confirmed
	Legacy Reference	DW 76, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		WDC D-45
Purpose of the designation		Reservoirs
Site identifier	Site name/description	Water Supply,
	Legal Description	Lot 1 DP 86839
	Location	Headland Farm Park (Managenese Point Road)
	Environment Map	48
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		
Additional Information	Status	Confirmed
	Legacy Reference	DW 77, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		WDC D-46
Purpose of the designation		Water Treatment Plant, Pump Station and Reservoirs
Site identifier	Site name/description	Water Supply, Mangapai Rd
	Legal Description	Lot 8 and Lot 9 DP 106943
	Location	Mangapai Road
	Environment Map	62B
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		
Additional Information	Status	Confirmed
	Legacy Reference	DW 78, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		WDC D-47
Purpose of the designation		Water Treatment Plant and Reservoirs
Site identifier	Site name/description	Water Supply
	Legal Description	Part Lot 2 DP 31401, Lot 1 DP 459956 and Lot 2 DP 459956
	Location	Port Marsden Highway (SH15)
	Environment Map	16
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		
Additional Information	Status	Confirmed
	Legacy Reference	DW 79, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		WDC D-48
Purpose of the designation		Reservoirs
Site identifier	Site name/description	Water Supply
	Legal Description	Allot 630 Psh of Waipu, Lot 25 DP 331965
	Location	Cove Road
	Environment Map	58
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		
Additional Information	Status	Confirmed
	Legacy Reference	DW 80, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		WDC D-49
Purpose of the designation		Reservoirs
Site identifier	Site name/description	Water Supply
	Legal Description	Pt Allots 140, 480 Waipu Psh
	Location	Cove Rd, Waipu Cove
	Environment Map	60
Designation hierarchy		Primary

Lapse Date		Given Effect
Conditions		
Additional Information	Status	Confirmed
	Legacy Reference	DW 81, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		WDC D-50
Purpose of the designation		Water Intake and Pump Station
Site identifier	Site name/description	Water Supply, Flyger Road
	Legal Description	Pt Lot 3 DP 919 Blk VI Ruakaka SD
	Location	Flyger Road
	Environment Map	15
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		
Additional Information	Status	Confirmed
	Legacy Reference	DW 82, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		WDC D-51
Purpose of the designation		Construct, operate and maintain a water treatment plant
Site identifier	Site name/description	Water Treatment Plant
	Legal Description	Sec 1 SO 493018
	Location	274 Whau Valley Road
	Environment Map	35
Designation hierarchy		Primary
Lapse Date		01 May 2022
Conditions		with conditions
Additional Information	Status	Confirmed
	Legacy Reference	DW134, Whangarei District Plan 2007
	Other	

Whangarei District Council	
Unique identifier and map identifier	WDC D-52
Purpose of the designation	Reserve

Site identifier	Site name/description	Reserve, Russell Rd, Whangarei
	Legal Description	Lot 1 DP 187969 and Part Lot 1 DP 192255
	Location	Russell Rd, Whangarei
	Environment Map	37
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		
Additional Information	Status	Confirmed
	Legacy Reference	DW 89, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		<a href="#">WDC D-53</a>
Purpose of the designation		Proposed Recreation Reserve
Site identifier	Site name/description	Proposed Recreation Reserve,
	Legal Description	Section 2 SO 515828, Lot 44 DEEDS 721 and Part Lot 15 DP 23959
	Location	Western Hills Drive, Whangarei
	Environment Map	37
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		
Additional Information	Status	Confirmed
	Legacy Reference	DW 100, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		<a href="#">WDC D-54</a>
Purpose of the designation		Public Reserve
Site identifier	Site name/description	Waipu Cove/Langs Beach Walking Track
	Legal Description	Lot 4 DP 308134, Lot 1 DP 308134, Lot 2 DP 308134, Lot 3 DP 308134, Lot 2 DP 411984, Part Lot 1 DP 69511, Lot 3 DP 67636, Lot 2 DP 351092, Lot 1 DP 355035, Lot 2 DP 355035, Lot 6 DP 134030, Lot 3 DP 134030, Lot 2 DP 134030 and Lot 1 DP 134030
	Location	Cove Road, Waipu Cove
	Environment Map	60
Designation hierarchy		Primary
Lapse Date		Given Effect

Conditions		
Additional Information	Status	Confirmed
	Legacy Reference	DW 119, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		WDC D-55
Purpose of the designation		Aerodrome
Site identifier	Site name/description	Whangarei Airport
	Legal Description	Various
	Location	
	Environment Map	46
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		(refer to conditions)
Additional Information	Status	Confirmed
	Legacy Reference	DW 124, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		WDC D-56
Purpose of the designation		Whangarei Cemetery and Crematorium
Site identifier	Site name/description	Whangarei Cemetery and Crematorium
	Legal Description	Secs 13, 18, 20 Pts Papatawa BLK BLK XV Purua SD, Sec 12 SO 34719 BLK XVI ,Pts Papatawa Blks BLK XI XV & Sec 20 BLK XV Purua SD
	Location	Cemetery Road, Maungatapere
	Environment Map	41
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		
Additional Information	Status	Confirmed
	Legacy Reference	DW 126, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		WDC D-57



Purpose of the designation		Aquatic Recreation and Leisure Centre (refer to conditions)
Site identifier	Site name/description	Ewing Road, Town Basin
	Legal Description	Section 7 and Section 8 SO 377519 Section 1 -6 SO 482411 Lot 1 DP 202078 Lot 1 and Lot 2 DP 105345 Lot 38 DP 40737 Part Lot 3 DP 41681 Part Lot 1 DP 82706
	Location	Ewing Road, Town Basin
	Environment Map	38, 39
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		
Additional Information	Status	Confirmed
	Legacy Reference	DW131, Whangarei District Plan 2007
	Other	

Whangarei District Council		
Unique identifier and map identifier		<b>WDC D-58</b>
Purpose of the designation		Airport flight approach paths
Site identifier	Site name/description	Airport flight approach paths
	Legal Description	Various
	Location	(refer to Diagram DW 125)
	Environment Map	46
Designation hierarchy		Primary
Lapse Date		Given Effect
Conditions		(refer to conditions)
Additional Information	Status	Confirmed
	Legacy Reference	DW 125, Whangarei District Plan 2007
	Other	

## Whangarei District Council – Designation Review (Modifications Sought)

Modifications sought for the following designations may be found within the corresponding s181 Notice also sent with this document. While the modifications have been prepared in a s181 application format, it is requested that they are included as part of Proposed Plan Change 134, using the Schedule 1 Clause 4 process of the RMA 1991. All shape files will also be sent through separately.

DW9	DW23	DW53	DW74	DW125
DW10	DW24	DW61	DW79	
DW22	DW52	DW71	DW82	

Below are the designations that are requested to be included in Proposed Plan Change 134, subject to modification and without a corresponding s181 application.

<b>DW7</b>	<b>Name and location of Site</b>	<b>Designation Purpose</b>	<b>Legal Description</b>	<b>Underlying Environment</b>	<b>Map</b>	<b>Modification Required</b>
<b>Existing</b>	Onerahi Wastewater Pumping Station, Waverley Street	Wastewater Pumping Station	Lot 1, Pt Lot 2 DP 193984	Living 1	46	It is requested to remove part of the designation over privately owned land, legally described as Lot 3 DP 406105

### DW7 Background

This designation was shown in the City Scheme Review 1996 as 4/ 22 and was identified as a sewerage treatment plant. At that time, it related to Pt Lot 1 DP 39152 and was included in the Proposed District Plan as such. Further subdivision and disposal of this parcel have since taken place, and the designation purpose was amended in the previous review to reflect its current function as a wastewater pumping station and to revise the legal descriptions to those which are currently identified.

The current District Plan legal description for DW7 refers to Lot 1 and Pt Lot 2 DP 193984. Pt Lot 2 no longer exists, having been subdivided to create new lots and respective legal descriptions. The relevant Operative District Plan map (Map 46E) shows DW7 as extending over Lot 1 DP 193984 and a new lot with the legal description Lot 3 DP 406105.



Figure 1: Designation DW7 as denoted in Map 46E of the Operative District Plan



Figure 2: DW 7 Highlighting Lot 3 DP 406105



Figure 3 - Legal Descriptions of underlying Land Titles

It is considered that Lot 3 DP 406105 is no longer required to form part of the designation as it has been disposed of and is now privately owned. Only Lot 1 DP 193984 is required to be subject to the designation.

DW12	Name and location of Site	Designation Purpose	Legal Description	Underlying Environment	Map	Modification Required
Existing	Waiarohia River Flood Control, Rust Avenue	Flood Prevention (River Control)	Lots 1 and 2 DP 123459, Allot 1 PSH of Whangarei, Lot 1 DP170754 and Part Lot 1 DP35391	Open Space	37	<p>A minor correction to the listed legal descriptions was requested in April 2018.</p> <p>Whilst the listed legal descriptions have been updated in the District Plan, the corresponding mapping has not been updated.</p> <p>Therefore, the requested modification is to update the mapping in the District Plan to match the listed legal descriptions as per the shape file provided.</p>

### DW 12 Background

This designation was identified in the 1996 District Scheme Review as 'City 5/14'.

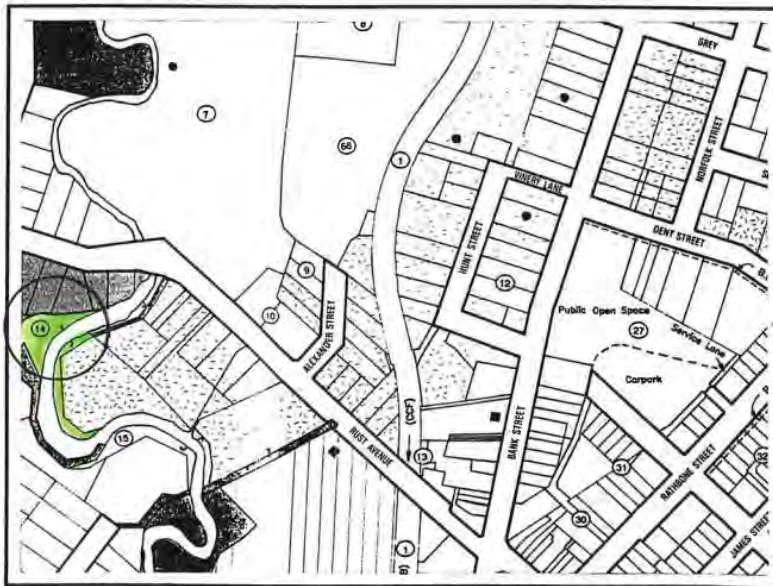
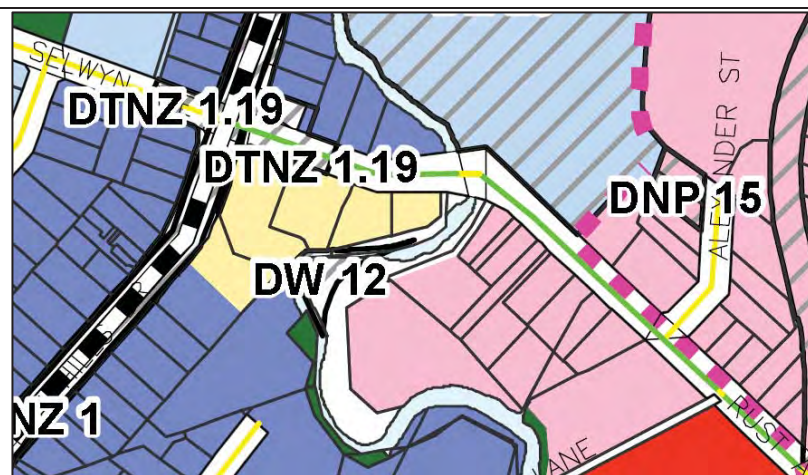


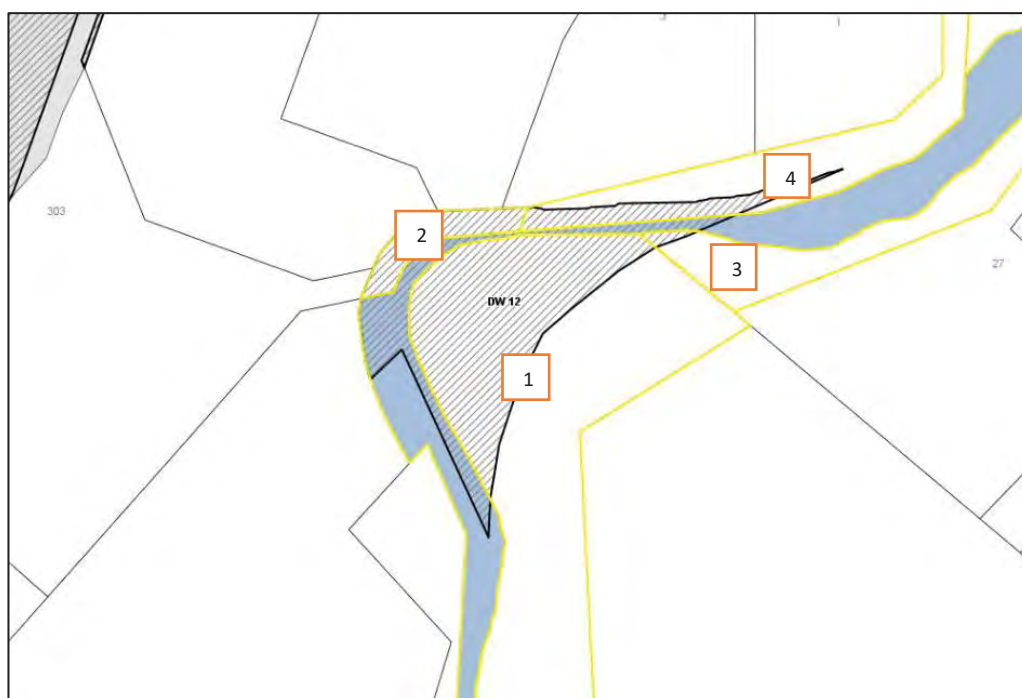
Figure 4 - District Scheme Designation 5/14

Map 37E of the Operative District Plan denotes the designation as applying to the left bank only.



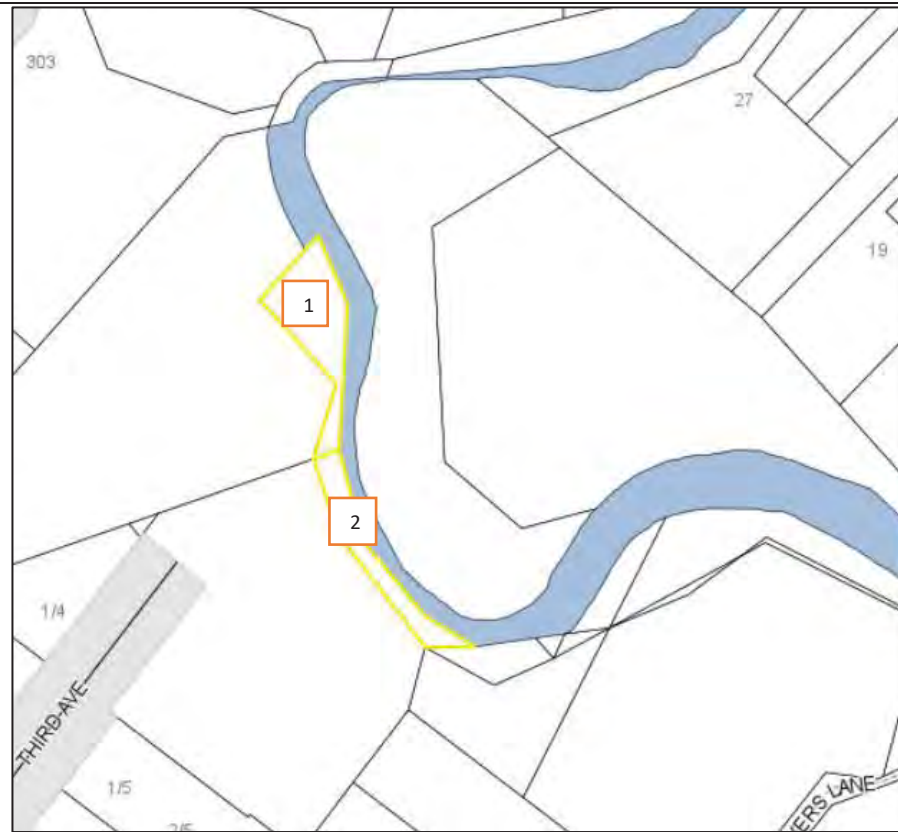
The current listed legal descriptions include Lot 1 and 2 DP 123459. These lots now fall outside of the currently mapped designation. It is unclear how the mapped area has evolved from the 1996 version to its current iteration. However, both lots are vested as recreation reserve with WDC, and it is requested that the planning maps are updated to include these lots in the designation, in their entirety, as a matter of consistency.

The legal descriptions that are subject to the currently mapped designation are depicted below.



- Key:
- 1 Part Allot 1 PSH OF Whangarei
  - 2 Lot 7 DP 171028
  - 3 Part Lot 1 DP 35391
  - 4 Lot 1 DP 170754

Figure 5 - DW 12 Legal Descriptions



- 1 Lot 1 DP 123459
- 2 Lot 2 DP 123459

It is requested that the mapping be updated to include all the areas that correspond with the legal descriptions listed.



<b>DW12</b>	<b>Name and location of Site</b>	<b>Designation Purpose</b>	<b>Legal Description</b>	<b>Underlying Environment</b>	<b>Map</b>	<b>Modification Required</b>
<b>Existing</b>	Water Supply, Dip Road	Reservoirs	Secs 17, 21, 22, 25 Blk VII Purua SD	Countryside	33	<p>A minor correction to the designation mapping was requested in April 2018.</p> <p>However, this change has not yet been undertaken.</p> <p>Therefore, the requested modification is to update the mapping in the District Plan to match the listed legal descriptions as per the shape file provided.</p>

### DW 55 Background

The listed legal descriptions for this designation account for all land owned by WDC Water Services Division and utilized for the purpose of the designation.



Figure 6: DW55 as denoted on Map 33E of the Operative District Plan

However, the current mapping of the designation also affects an area with the legal description Section 26 Block VIII Purua SD, not currently listed under the designation details. Investigation with Crown Property has discovered that Sec 26 is Crown owned land. This piece of land is also not currently utilized for the purpose of the designation and is thought to have been included in the mapping as an error. As such, it is requested that the mapping be amended to align with the listed legal descriptions.



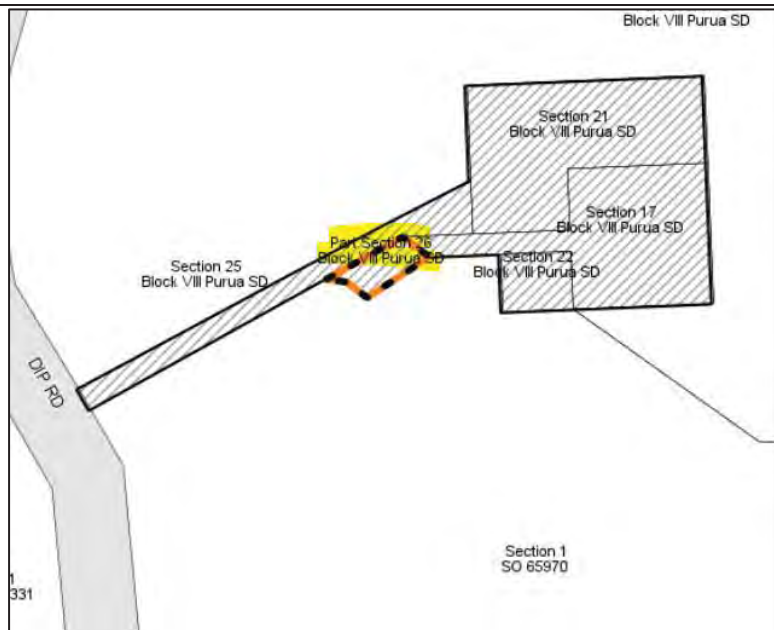


Figure 7: Underlying legal descriptions shown as affected by DW55 (Crown owned land highlighted)

<b>DW60</b>	<b>Name and location of Site</b>	<b>Designation Purpose</b>	<b>Legal Description</b>	<b>Underlying Environment</b>	<b>Map</b>	<b>Modification Required</b>
<b>Existing</b>	Water Supply, Cemetery Road	Reservoir and pump station	Sec 17 Blk XV Purua SD SO 48059	Countryside	44	It is requested to amend the designation mapping to align with the boundaries of the legal allotment that the facilities fall within and the legal description listed for the designation.

### DW 60 Background

The shape of the designation in the Operative District Plan mapping is thought to be a mapping error and has not been investigated any further.



Figure 8: DW60 in the Operative District Plan depicting mapping error

<b>DW60</b>	<b>Name and location of Site</b>	<b>Designation Purpose</b>	<b>Legal Description</b>	<b>Underlying Environment</b>	<b>Map</b>	<b>Modification Required</b>
<b>Existing</b>	Water Supply, Marsden Point Rd	Reservoir	Lot 1 DP 55175 Blk X1 Ruakaka SD	Countryside	56	It is requested to remove part of the designation over privately owned land, legally described as Part Allot 331 PSH OF Ruakaka.

### DW 60 Background

The shape of the designation in the Operative District Plan mapping does not align with the listed legal description and has been confirmed to not be necessary for the purpose of the designation. It is therefore requested to remove it from the mapping.

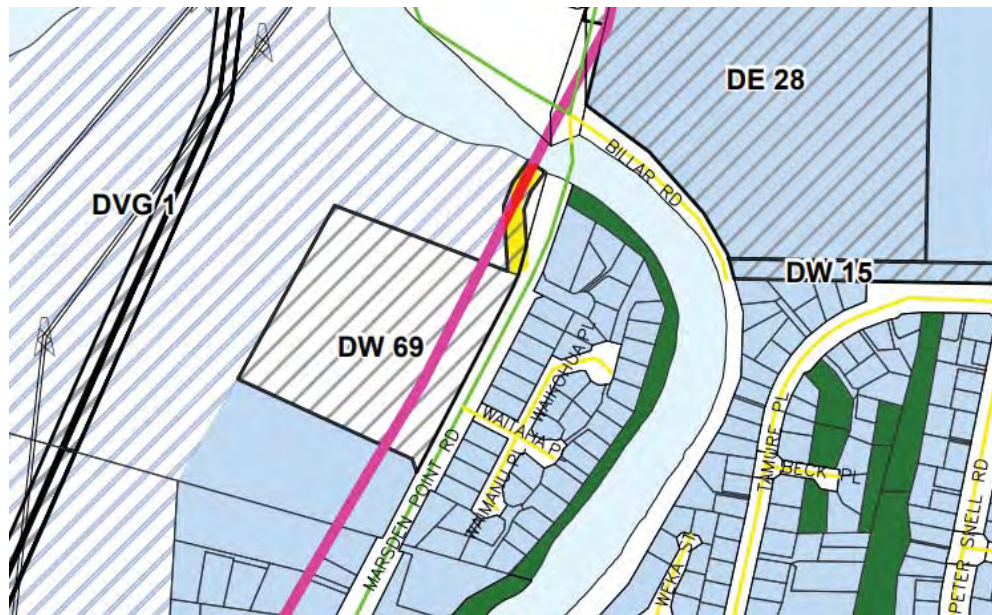


Figure 9: DW69 is mapped over Part Allot 331 PSH OF Ruakaka (highlighted). The highlighted area should be removed from the designation.

<b>DW73</b>	<b>Name and location of Site</b>	<b>Designation Purpose</b>	<b>Legal Description</b>	<b>Underlying Environment</b>	<b>Map</b>	<b>Modification Required</b>
<b>Existing</b>	Water Supply, Maungakaramea Rd	Reservoirs and Pump Station	Pt Lot 2 DP 56765 Blk VI Tangihua SD	Countryside	14	It is requested to amend the designation mapping to align with the boundaries of the legal allotment that the facilities fall within and the legal description listed for the designation.

### DW 60 Background

The shape of the designation in the Operative District Plan mapping is thought to be a mapping error and has not been investigated any further.

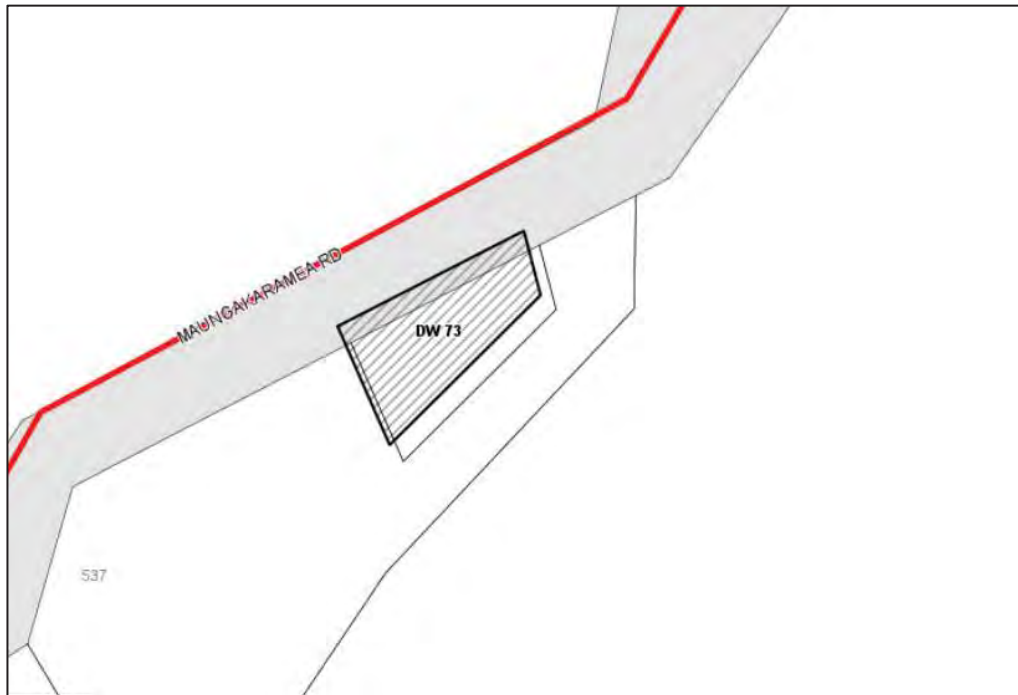


Figure 10: DW60 in the Operative District Plan depicting mapping error

<b>DW133</b>	<b>Name and location of Site</b>	<b>Designation Purpose</b>	<b>Legal Description</b>	<b>Underlying Environment</b>	<b>Map</b>	<b>Modification Required</b>
<b>Existing</b>	Water Supply, Maungakaramaea Rd	Reservoirs and Pump Station	Pt Lot 2 DP 56765 Blk VI Tangihua SD	Countryside	14	It is requested to extend the timeframe for the designation by another 5 years, additional to the 5 years that will be provided via inclusion of it in the proposed District Plan.

### DW 60 Background

Substantial progress continues to be made towards giving effect to this designation. However, in order to give effect to the designation purpose the timeframe is required to be extended for a further ten years.

This designation was introduced into the District Plan on 15/01/2015 and, as such, would otherwise lapse on the 15/01/2020. It is therefore requested that there be a new lapse date included in the proposed District plan of 15/01/2030.

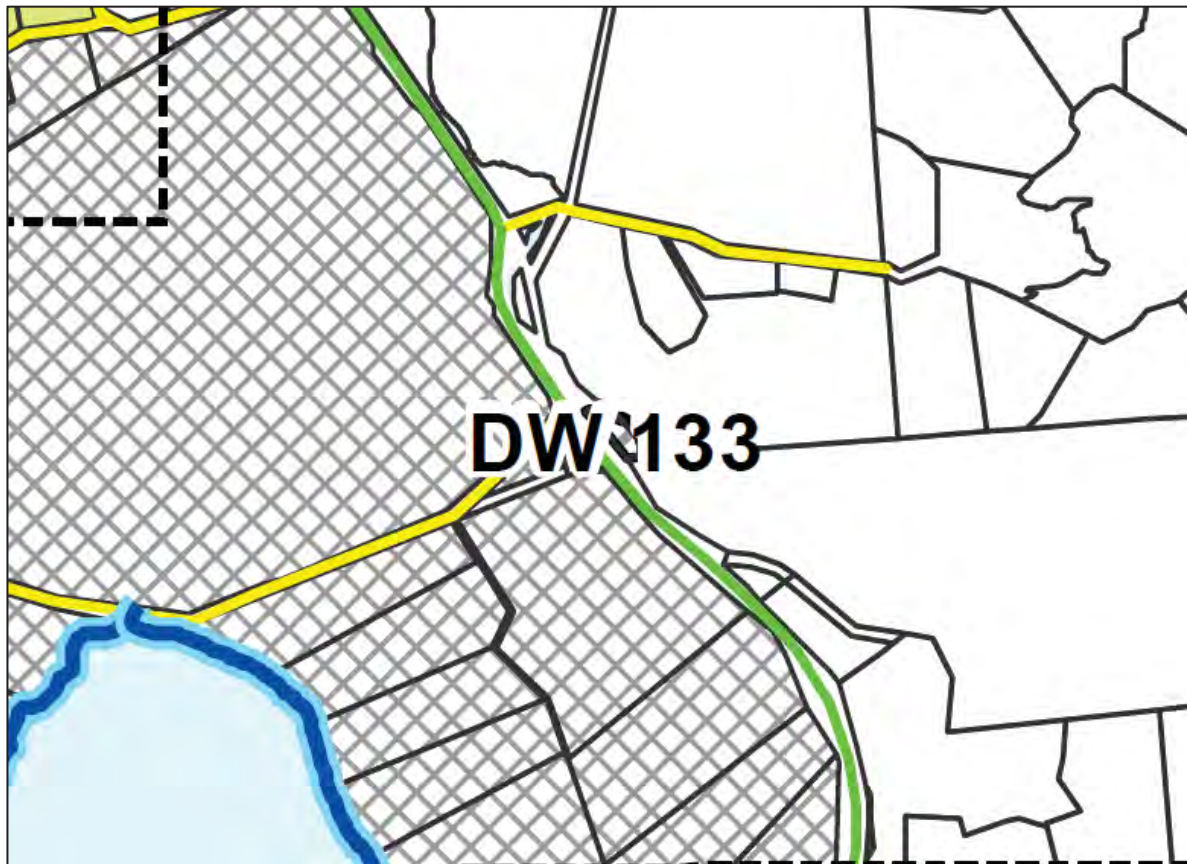


Figure 11: Map depicting DW133 in the Operative District Plan

**DW9**

**Application under Section 181(3) –  
Alteration of a Designation**



## 1 Application Details

This application is made in support of a Notice of Requirement by Whangarei District Council as requiring authority, to alter an existing designation pursuant to Section 181(3) of the Resource Management Act 1991 (the Act).

Whangarei District Council is a requiring authority in accordance with Section 166 and 167 of the Act.

The designated site to which this application relates is known as Whangarei Wastewater Treatment Plan. It is legally described as Lots 1 DP 96770 and Lot 3 DP 96772.

The existing designation is identified as DW9 in the Operative District Plan. The site is designated for a Wastewater Treatment and Disposal facility, Wildlife Habitat and has been given effect to. There is a Wastewater Treatment Plant and an indigenous wetland area on the site which is held by Whangarei District Council.

The address for service for this Notice of Requirement is:

Heather Osborne  
Infrastructure Planner  
Whangarei District Council

Email: [Heather.osborne@wdc.govt.nz](mailto:Heather.osborne@wdc.govt.nz)

## 2 Site Details

DW9 currently comprises of Lot 1 96770 and Lot 3 DP 96772. These sites are identified as the Whangarei Wastewater Treatment Plant and Disposal Facility and Indigenous wetlands. They are located on Kioreroa Road. The underlying environment for the sites are Business 4.

The allotments are owned and managed by the Liquid Waste Department of Whangarei District Council.



Figure 1: Locations of DW9

## 3 Proposal Detail

It is requested that Lot 5 DP 96772 and Lot 6 DP 96770 is incorporated into DW9 and that the designation is continued over the northern section of Lot 3 DP 96772. The nature of the proposed work is to provide for Wastewater Treatment and Disposal facility and Wildlife Habitat in accordance with the existing designated purpose of DW9.



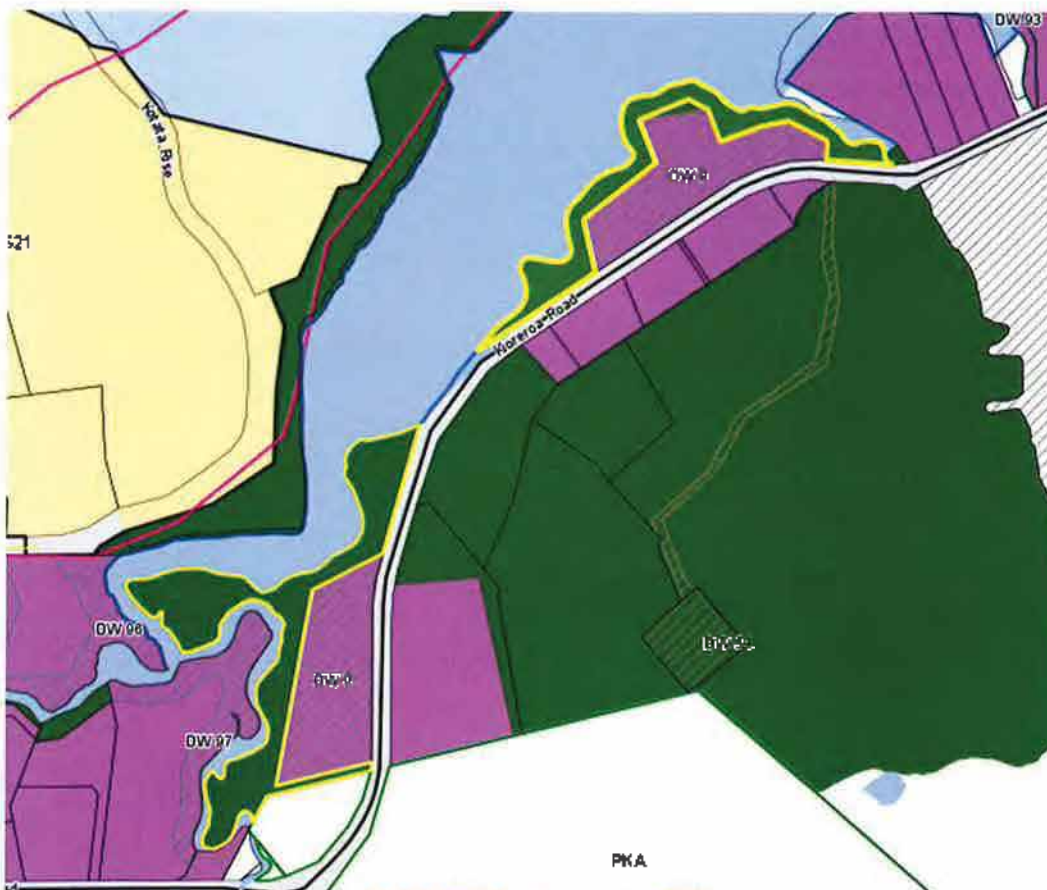


Figure 2: Lot 5 DP 96772 and Lot 6 DP 96770 to be added to DW9

## 4 Statutory Context

Section 181 of the RMA relates to the alteration of an existing designation.

A requiring authority that is responsible for a designation may give notice of a requirement to the Council to alter an existing designation. The process is subject to sections 168 to 179 as if it were a new notice of requirement.

The Council may alter a designation in the operative district plan or a notice of requirement in the proposed district plan without sections 168 to 179 applying, where the alteration:

- i. Involves no more than a minor change to the effects on the environment associated with use or proposed use of land or any water concerned; or
- ii. Involves only minor changes or adjustments to the boundaries of the designation or requirement; and

Written notice of the proposed alteration has been given to every owner or occupier of the land directly affected and those owners or occupiers agree with the alteration; and

Both the territorial authority and the requiring authority agree with the alteration.

In this instance, the minor alteration proposed to DW9 meet the above criteria for the reasons set out below.

## 5 Assessment under Section 181(3)

### 5.1 Assessment against Section 181(3)(a)(i)-(ii)

The alteration proposed to DW9 involves only minor changes or adjustments to the boundaries of the designation or requirement.

### 5.2 Assessment against Section 181(3)(b)

Section 181(3)(b) requires that written notice of the proposed alteration has been given to every owner or occupier of the land directly affected and those owners or occupiers agree with the alteration

In this instance, Whangarei District Council is both owner and occupier of the directly affected land.

### **5.3 Assessment against Section 181(3)(c)**

Section 181(3)(c) requires that both the territorial authority and the requiring authority agree with the alteration. For the purpose of meeting this test, Whangarei District Council provides their agreement to the alteration as requested and is seeking agreement from Whangarei District Council (in its regulatory capacity) by way of submission of this notice of requirement.

### **Conclusion**

Whangarei District Council seeks alteration to DW9 in the Whangarei District Plan in accordance with section 181(3) of the Act.

The designation will be altered by the addition of Lot 5 DP 96772 and Lot 6 DP 96770 and the northern (currently undesignated) part of Lot 3 DP 96772 into DW9.

The proposed alteration is necessary to achieve the objectives of the territorial authority as the designation relates to the treatment of wastewater.

In accordance with Section 131(a)(ii) the proposed alteration will not result in any additional adverse effects on the environment over and above those already permitted by way of the existing designation.

In conclusion, alteration of the designation pursuant to s181(3) of the Act is recommended and requested.

## Form 20 Notice of territorial authority's requirement for designation or alteration of designation

Whangarei District Council gives notice of its requirement for an alteration of a designation for a public work.

The site to which the requirement applies is as follows:

Lot 5 DP 96772, Local Purpose Reserve (Esplanade and Wetlands Embankment), Kioreroa Road Whangarei, Lot 6 DP 96770 and the northern (currently undesignated) part of Lot 3 DP 96772. Both of these allotments are owned and managed by the Liquid Waste Department of Whangarei District Council and it is requested that these sites are incorporated into DW9.

The nature of the proposed work is for Wastewater Treatment and Disposal facility, Wildlife Habitat, in accordance with the existing designated purpose of DW9.

The effects that the public work will have on the environment, and the ways in which any adverse effects will be mitigated, are authorised and managed under various consents (including a comprehensive suite of conditions) issued by the Northland Regional Council. These include:

AUT.004352.01.06: To discharge treated wastewater (other than that authorised by Consent (02), after treatment, in a mechanical treatment plant and wetland treatment system, to the Coastal Marine Area (Limeburners Creek) adjacent to Lot 1 DP 96770 and Lots 3 and 5 DP 96772 Blk IX or XIII Whangarei SD, at or about Map References Q07:303-054 and Q07:300-049, subject to conditions.

Alternative sites, routes, and methods were considered in the ongoing development and design of the wetlands which were initially constructed in 1988 and support the waste water treatment plant (DW8) which was constructed in 1966. Through resource consent, the wetlands have been developed to capture and treat all discharges from the wastewater treatment plant before discharge to Limeburners Creek occurs.

The alteration is reasonably necessary for achieving the objectives of the territorial authority as the designation relates to the treatment of wastewater.

No consultation has been undertaken on the alteration of the designation for the following reasons:

Whangarei District Council Liquid Waste currently own, manage operate the wetland area to which the alteration relates, in accordance with the wider designation DW9. The extension of the designation to include the sites identified will not change the existing environment, nor the scale, volume or location of wastewater treatment and disposal activities which are subject to resource consents issued by the Northland Regional Council.

Extensive consultation with affected and interested parties (including Northland District Health Board and Te Parawhau) to the discharge of treated wastewater into the Limeburners Creek from the wetlands has taken place through the consent applications to the Northland Regional Council. A minor extension to the designated area does not affect the nature of the existing activity which operates under consents issued by the Regional Council.

Whangarei District Council attaches the following information required to be included in this notice by the district plan, regional plan, or any regulations made under the Resource Management Act 1991.

1. Copy of resource consent decision AUT.004352.01.06

Under authority delegated by Whangarei District Council, I authorise this application on behalf of WDC, as a requiring authority:



Andrew Carvell, WDC Waste and Drainage  
Manager



Date





DW 9



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**DW10**

**Application under Section 181(3) –  
Alteration of a Designation**



## 1 Application Details

This application is made in support of a Notice of Requirement by Whangarei District Council as requiring authority, to alter an existing designation pursuant to Section 181(3) of the Resource Management Act 1990 (the Act).

Whangarei District Council is a requiring authority in accordance with Section 166 and 167 of the Act.

The designated site to which this application relates is known as Whareroa Road, Wastewater Pumping Station. It is legally described as Sec 59 and 60 Blk IX Whangarei SD.

The existing designation is identified as DW10 in the Operative District Plan. The site is designated for a Wastewater Pumping Station and has been given effect to. There is a wastewater pumping station on the site which is held by Whangarei District Council.

The address for service for this Notice of Requirement is:

Heather Osborne  
Infrastructure Planner  
Whangarei District Council

Email: [Heather.osborne@wdc.govt.nz](mailto:Heather.osborne@wdc.govt.nz)

## 2 Site Details

DW10 currently comprises of Sec 59 Block IX Whangarei SD. This site is identified as the Whareroa Road Wastewater Pumping Station. The underlying environment for this site is Living 3.

The allotment is owned and operated by the Whangarei District Council.



Figure 1: Location of DW10

## 3 Proposal Detail

It is requested to include Section 2 SO 487771 and Section 60 IX Whangarei SD within DW10 and to alter the designation purpose to include 'storage and treatment' to reflect the current function of this facility as authorised under resource consents; which are described below in Form 20 - Notice of territorial authority's requirement for designation or alteration of designation.

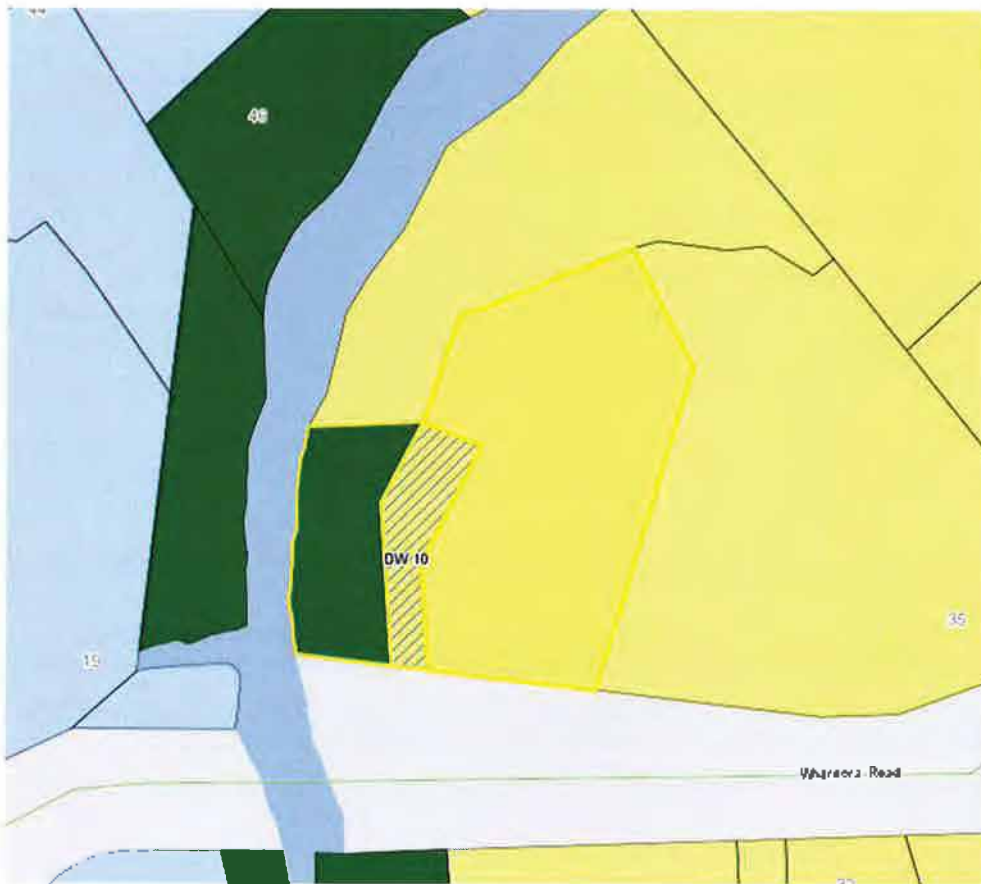


Figure 2: Location of Section 2 SO 487771 and Section 60 Block IX Whangarei SD

## 4 Statutory Context

Section 181 of the RMA relates to the alteration of an existing designation.

A requiring authority that is responsible for a designation may give notice of a requirement to the Council to alter an existing designation. The process is subject to sections 168 to 179 as if it were a new notice of requirement.

The Council may alter a designation in the operative district plan or a notice of requirement in the proposed district plan without sections 168 to 179 applying, where the alteration:

- i. Involves no more than a minor change to the effects on the environment associated with use or proposed use of land or any water concerned; or
- ii. Involves only minor changes or adjustments to the boundaries of the designation or requirement; and

Written notice of the proposed alteration has been given to every owner or occupier of the land directly affected and those owners or occupiers agree with the alteration; and

Both the territorial authority and the requiring authority agree with the alteration

In this instance, the minor alteration proposed to DW10 meet the above criteria for the reasons set out below.

## 5 Assessment under Section 181(3)

### 5.1 Assessment against Section 181(3)(a)(i)-(ii)

The alteration proposed to DW10 involves only minor changes or adjustments to the boundaries of the designation or requirement.

## **5.2 Assessment against Section 181(3)(b)**

Section 181(3)(b) requires that written notice of the proposed alteration has been given to every owner or occupier of the land directly affected and those owners or occupiers agree with the alteration.

In this instance, Whangarei District Council is both owner and occupier of the directly affected land.

## **5.3 Assessment against Section 181(3)(c)**

Section 181(3)(c) requires that both the territorial authority and the requiring authority agree with the alteration. For the purpose of meeting this test, Whangarei District Council (in its requiring authority capacity) provides their agreement to the alteration as requested and is seeking agreement from Whangarei District Council (in its regulatory capacity) by way of submission of this notice of requirement.

## **Conclusion**

Whangarei District Council seeks alteration to DW10 in the Whangarei District Plan in accordance with section 181(3) of the Act.

The designation will be altered by the addition of Section 2 SO 487771 and Section 60 IX Whangarei SD within DW10 and to alter the designation purpose to include 'storage and treatment'.

The proposed alteration is necessary for achieving the objectives of the territorial authority because the facility represents core infrastructure to Whangarei's reticulated waste water treatment and disposal network.

In accordance with Section 131(a)(ii) the proposed alteration will not result in any additional adverse effects on the environment over and above those already permitted by way of the existing designation.

In conclusion, alteration of the designation pursuant to s181(3) of the Act is recommended and requested.

## **Form 20 Notice of territorial authority's requirement for designation or alteration of designation**

Whangarei District Council gives notice of its requirement for an alteration of a designation for a public work.

The site to which the requirement applies is as follows: Section 59 and 60 Block IX Whangarei SD and Section 2 SO 487771.

The nature of the proposed work is Wastewater Pumping Station, Storage and Treatment.

The effects that the public work will have on the environment, and the ways in which any adverse effects will be mitigated, have been authorised under consents issued by the Northland Regional Council and Whangarei District Council. The existing designation DW10 provided for the site to be used as a wastewater pumping station. The facility was expanded and developed in 2011 (under resource consent) with a new sewer pump station to replace the existing station as well as a storage tank and treatment facility, which chemically treats and disinfects stormwater/sewage overflows in storm events, before being discharged to the Hatea River. The facility provides fifteen hours' storage in the event of equipment or power failure.

Alternative sites, routes, and methods have not been considered in this requirement for an alteration to the existing designation, as the facilities are existing and operational on the site. A full consideration of alternatives was undertaken prior to securing resource consent for the facility (Hatea Pump Station Emergency Storage Options Report, Opus, 2009).

The public work and alteration are reasonably necessary for achieving the objectives of the territorial authority because the facility represents core infrastructure to Whangarei's reticulated waste water treatment and disposal network.

The following resource consents have been obtained for the established and operation of the facility:

### **Northland Regional Council Consents (expiry date 30 November 2047):**

AUT.029021.01.01: To discharge treated sewage into the Hatea River at or about location coordinates 1720304E 6048330N.

AUT.029021.02.01: To discharge contaminants (primarily odour) to air during the discharge of sewage into the Hatea River at or about location coordinates 1720304E 6048330N.

### **Whangarei District Council Land Use Consent:**

LU1000211: To decommission the existing Hatea Pump Station within DW10 in order to construct an upgraded pump station and emergency storage system including an underground 1000m<sup>3</sup> emergency storage tank, with an above ground building to house mechanical equipment and treatment units. The consent also authorised the construction of an odour treatment unit, inlet/ outlet gravity sewers, associated manholes and rising main unity, and construction of a parking bay and retaining wall.

As DW10 was not large enough to accommodate the new facility, Whangarei District Council purchased the adjoining allotment (then described as Lot 1 DP 186148) and subdivided this parcel to accommodate sufficient area for the facility. The legal description of the site which now accommodates the pump station and emergency storage system is identified as Section 2 SO 487771. It is proposed that this site be included within the designation, and the designation purpose amended to reflect the existing function of the facility.

No consultation on this requirement for the minor alteration of the designation purpose and boundaries has been undertaken as:

- The subject land is owned and operated by the Whangarei District Council.
- The facility has been constructed and is operated and managed under conditions of the resource consents, which will remain applicable regardless of whether the site is designated.
- Extensive consultation with surrounding landowners and hapu/ iwi was undertaken during the application process for the resource consents.
- The NRC application was publicly notified.
- The alteration to the designation to recognise the existing purpose and function of the site will not give rise to material changes to the existing environment.

Whangarei District Council attaches the following information required to be included in this notice by the district plan, regional plan, or any regulations made under the Resource Management Act 1991.

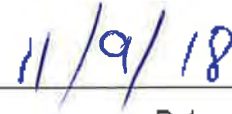
1. Copy of Resource Consent Decisions AUT.029021.01.01 & AUT.029021.02.01
2. Copy of Resource Consent Decision LU1000211.

Under authority delegated by Whangarei District Council, I authorise this application on behalf of WDC, as a requiring authority:



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**Andrew Carvell, WDC Waste and Drainage  
Manager**



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Date



DW 10



10 0 10 20 30 40 m





**DW22**

**Application under Section 181(3) –  
Alteration of a Designation**

## 1 Application Details

This application is made in support of a Notice of Requirement by Whangarei District Council as requiring authority, to alter an existing designation pursuant to Section 181(3) of the Resource Management Act 1991 (the Act).

Whangarei District Council is a requiring authority in accordance with Section 166 and 167 of the Act.

The designated site to which this application relates is known as Uretiti Refuse Transfer Station. It is legally described as SD Section 6 SO 461691.

The existing designation is identified as DW22 in the Operative District Plan. The site is designated for Transfer Station, Recycling Pickup and Green Dump and has been given effect to. There is a transfer station on the site which is held by Whangarei District Council.

The address for service for this Notice of Requirement is:

Heather Osborne  
Infrastructure Planner  
Whangarei District Council

Email: [Heather.osborne@wdc.govt.nz](mailto:Heather.osborne@wdc.govt.nz)

## 2 Site Details

DW22 is located within Section 6 SO 461691. The site is identified as the Uretiti Refuse Transfer Station. The site is located at the end of Tip Road, Waipu, with an underlying environment of Open Space and is also partly located within a Notable Landscape Area.

The site is owned by the Department of Conservation but is leased to Whangarei District Council.



Figure 1: Location of DW22

## 3 Proposal Detail

It is requested that the legal description is updated and for the designation purpose to include 'Green Dump'. The designation boundaries are also requested to be adjusted for consistency with lease agreement in addition to minor amendments made to the conditions. The nature of the proposed works is to provide for a refuse and recycling transfer station in addition to a green waste dump for the purpose of Transfer Station, Recycling Pickup and Green Dump.

## 4 Statutory Context

Section 181 of the RMA relates to the alteration of an existing designation.

A requiring authority that is responsible for a designation may give notice of a requirement to the Council to alter an existing designation. The process is subject to sections 168 to 179 as if it were a new notice of requirement.

The Council may alter a designation in the operative district plan or a notice of requirement in the proposed district plan without sections 168 to 179 applying, where the alteration:

- i. Involves no more than a minor change to the effects on the environment associated with use or proposed use of land or any water concerned; or
- ii. Involves only minor changes or adjustments to the boundaries of the designation or requirement; and

Written notice of the proposed alteration has been given to every owner or occupier of the land directly affected and those owners or occupiers agree with the alteration; and

Both the territorial authority and the requiring authority agree with the alteration

In this instance, the minor alterations proposed to DW22 meet the above criteria for the reasons set out below.

## 5 Assessment under Section 181(3)

### 5.1 Assessment against Section 181(3)(a)(i)-(ii)

The alteration proposed to DW22 involves a minor change to the effects on the environment associated with the use/proposed use of land or any water concerned and involves only minor changes or adjustments to the boundaries of the designation or requirement.

### 5.2 Assessment against Section 181(3)(b)

Section 181(3)(b) requires that written notice of the proposed alteration has been given to every owner or occupier of the land directly affected and those owners or occupiers agree with the alteration

The land is occupied by Whangarei District Council but is owned by Department of Conservation.

### 5.3 Assessment against Section 181(3)(c)

Section 181(3)(c) requires that both the territorial authority and the requiring authority agree with the alteration. For the purpose of meeting this test, Whangarei District Council (in its requiring authority capacity) provides their agreement to the alteration as requested, and is seeking agreement from Whangarei District Council (in its regulatory capacity) by way of submission of this notice of requirement.

## Conclusion

Whangarei District Council seeks alteration to DW22 in the Whangarei District Plan in accordance with section 181(3) of the Act.

The designation will be altered by updating the purpose of the designation in addition to adjusting the boundaries and amending the conditions.

The proposed alteration is necessary to achieve the objectives of the territorial authority as the designation relates to the management of waste.

In accordance with Section 131(a)(ii) the proposed alteration will not result in any additional adverse effects on the environment over and above those already permitted by way of the existing designation.

In conclusion, alteration of the designation pursuant to s181(3) of the Act is recommended and requested.

## Form 20 Notice of territorial authority's requirement for designation or alteration of designation

Whangarei District Council gives notice of its requirement for an alteration of a designation for a public work.

The site to which the requirement applies is as follows: SD Section 6 SO 461691.

The nature of the proposed work is Transfer Station, Recycling Pickup and Green Dump.

The nature of the proposed conditions that would apply is:

- a) Each site shall be subject to landscaping designed to screen the site from any adjoining residences and to improve the aesthetic quality of the site;
- b) All refuse shall be removed at such frequency, as to avoid odour and overflowing, ~~or every three days, whichever is the more frequent;~~
- c) Each site shall be closed and locked overnight to prohibit unauthorised use of the site;
- d) The sites are to be cleared of litter every day the site is in operation. ~~on a daily basis;~~
- e) Suitable signage shall be displayed on each site, outlining the hours of operation of the facility and types of waste which are prohibited.

There will not be any environmental effects to arise from the proposed alterations as they do not change the operation of the activity on the site. The proposed minor boundary alteration will simply provide better alignment with the actual facilities on the site and the change to the conditions allows for the practical operation of those facilities. Additionally, any possible effects that the currently designated public work may have the potential to create are able to be mitigated in the following way:

### Effects:

- Negatively impact aesthetic quality of the site and immediate surrounding environment.
- Produce odour affecting sites external to the designated area.
- Potential contamination of soil and water.
- Potential hazard to humans traversing the designated site when refuse is present.

### Mitigation measures:

- Landscaping around the designated sites to screen views of the refuse and removal of litter during days of operation to improve aesthetic quality of the site and surrounding environment.
- Removal of refuse and to prevent odour and overflowing, mitigating effects on and off-site amenity values.
- Removal of refuse to avoid overflowing, reducing the degree of on-site hazards.

The public work alteration is reasonably necessary for achieving the objectives of the territorial authority because the facility is essential to Whangarei's solid waste disposal network.

Whangarei District Council attaches the following information required to be included in this notice by the district plan, regional plan, or any regulations made under the Resource Management Act 1991.



**DW23**

**Application under Section 181(3) –  
Alteration of a Designation**

## 1 Application Details

This application is made in support of a Notice of Requirement by Whangarei District Council as requiring authority, to alter an existing designation pursuant to Section 181(3) of the Resource Management Act 1990 (the Act).

Whangarei District Council is a requiring authority in accordance with Section 166 and 167 of the Act.

The designated site to which this application relates is known as Tauraroa Refuse Transfer Station. It is legally described as Pt Allotment 11 Maungakaramea Parish Blk VIII Tangihua SD.

The existing designation is identified as DW23 in the Operative District Plan. The site is designated for Transfer Station, Recycling pickup and Green dump and has been given effect to. There is a Refuse Transfer Station on the site which is held by Whangarei District Council.

The address for service for this Notice of Requirement is:

Heather Osborne  
Infrastructure Planner  
Whangarei District Council

Email: [Heather.osborne@wdc.govt.nz](mailto:Heather.osborne@wdc.govt.nz)

## 2 Site Details

DW23 currently comprises of Part Allot 11 PSH of Manugakaramea. This site is identified as the Tauraroa Refuse Transfer Station. It is located on Tauraroa Road and the underlying environment for the site is Countryside.

The site is owned by Whangarei District Council.



Figure 1: Location of DW23

## 3 Proposal Detail

It is requested that the boundaries of the designation be reduced to only cover the transfer station site and minor amendments are made to the conditions. The nature of the proposed works is to provide for a refuse and recycling transfer station in addition to a green waste dump for the purpose of Transfer Station, Recycling Pickup and Green Dump, in accordance with the existing designated purpose of DW23.





Figure 2: Area of proposed designation alteration

## 4 Statutory Context

Section 181 of the RMA relates to the alteration of an existing designation.

A requiring authority that is responsible for a designation may give notice of a requirement to the Council to alter an existing designation. The process is subject to sections 168 to 179 as if it were a new notice of requirement.

The Council may alter a designation in the operative district plan or a notice of requirement in the proposed district plan without sections 168 to 179 applying, where the alteration:

- i. Involves no more than a minor change to the effects on the environment associated with use or proposed use of land or any water concerned; or
- ii. Involves only minor changes or adjustments to the boundaries of the designation or requirement; and

Written notice of the proposed alteration has been given to every owner or occupier of the land directly affected and those owners or occupiers agree with the alteration; and

Both the territorial authority and the requiring authority agree with the alteration.

In this instance, the minor alteration proposed to DW23 meet the above criteria for the reasons set out below.

## 5 Assessment under Section 181(3)

### 5.1 Assessment against Section 181(3)(a)(i)-(ii)

The alteration proposed to DW23 involves a minor change to the effects on the environment associated with the use/ proposed use of land or any water concerned and involves only minor changes or adjustments to the boundaries of the designation or requirement.



## **5.2 Assessment against Section 181(3)(b)**

Section 181(3)(b) requires that written notice of the proposed alteration has been given to every owner or occupier of the land directly affected and those owners or occupiers agree with the alteration

In this instance, Whangarei District Council is both owner and occupier of the directly affected land.

## **5.3 Assessment against Section 181(3)(c)**

Section 181(3)(c) requires that both the territorial authority and the requiring authority agree with the alteration. For the purpose of meeting this test, Whangarei District Council (as requiring authority) provides their agreement to the alteration as requested, and is seeking agreement from Whangarei District Council (in its regulatory capacity) by way of submission of this notice of requirement.

## **Conclusion**

Whangarei District Council seeks alteration to DW23 in the Whangarei District Plan in accordance with section 181(3) of the Act.

The designation will be altered by the relocation of boundaries to cover only the transfer station and minor amendments to the existing conditions.

The proposed alteration is necessary to achieve the objectives of the territorial authority as the designation relates to the management of waste.

In accordance with Section 181(3)(a)(ii) the proposed alteration will not result in any additional adverse effects on the environment over and above those already permitted by way of the existing designation.

In conclusion, alteration of the designation pursuant to s181(3) of the Act is recommended and requested.

## Form 20 Notice of territorial authority's requirement for designation or alteration of designation

Whangarei District Council gives notice of its requirement for an alteration of a designation for a public work.

The site to which the requirement applies is as follows: Part Allot 11 PSH of Manugakaramea.

The nature of the proposed work is for the purpose of a transfer station for refuse and recycling in addition to a green dump.

The proposed conditions that would apply are:

- a) Each site shall be subject to landscaping designed to screen the site from any adjoining residences and to improve the aesthetic quality of the site;
- b) All refuse shall be removed at such frequency, as to avoid odour and overflowing, ~~or every three days, whichever is the more frequent;~~
- c) Each site shall be closed and locked overnight to prohibit unauthorised use of the site;
- d) The sites are to be cleared of litter every day the site is in operation, ~~on a daily basis;~~
- e) Suitable signage shall be displayed on each site, outlining the hours of operation of the facility and types of waste which are prohibited.

There will not be any environmental effects to arise from the proposed alterations as they do not change the operation of the activity on the site. The proposed minor boundary alteration will simply provide better alignment with the actual facilities on the site and the change to the conditions allows for the practical operation of those facilities. Additionally, any possible effects that the currently designated public work may have the potential to create are able to be mitigated in the following way:

### Possible Effects:

- Negatively impact aesthetic quality of the site and immediate surrounding environment.
- Produce odour affecting sites external to the designated area.
- Potential contamination of soil and water.
- Potential hazard to humans traversing the designated site when refuse is present.

### Mitigation measures:

- Landscaping around the designated sites to screen views of the refuse and removal of litter during days of operation to improve aesthetic quality of the site and surrounding environment.
- Removal of refuse to prevent odour and overflowing, mitigating effects on and off-site amenity values.
- Removal of refuse to avoid overflowing, reducing the degree of on-site hazards.

The public work alteration is reasonably necessary for achieving the objectives of the territorial authority because the facility is essential to Whangarei's solid waste disposal network.

No consultation has been undertaken with parties as there are no effects anticipated from the alteration.

Under authority delegated by Whangarei District Council, I authorise this application on behalf of WDC, as a requiring authority:



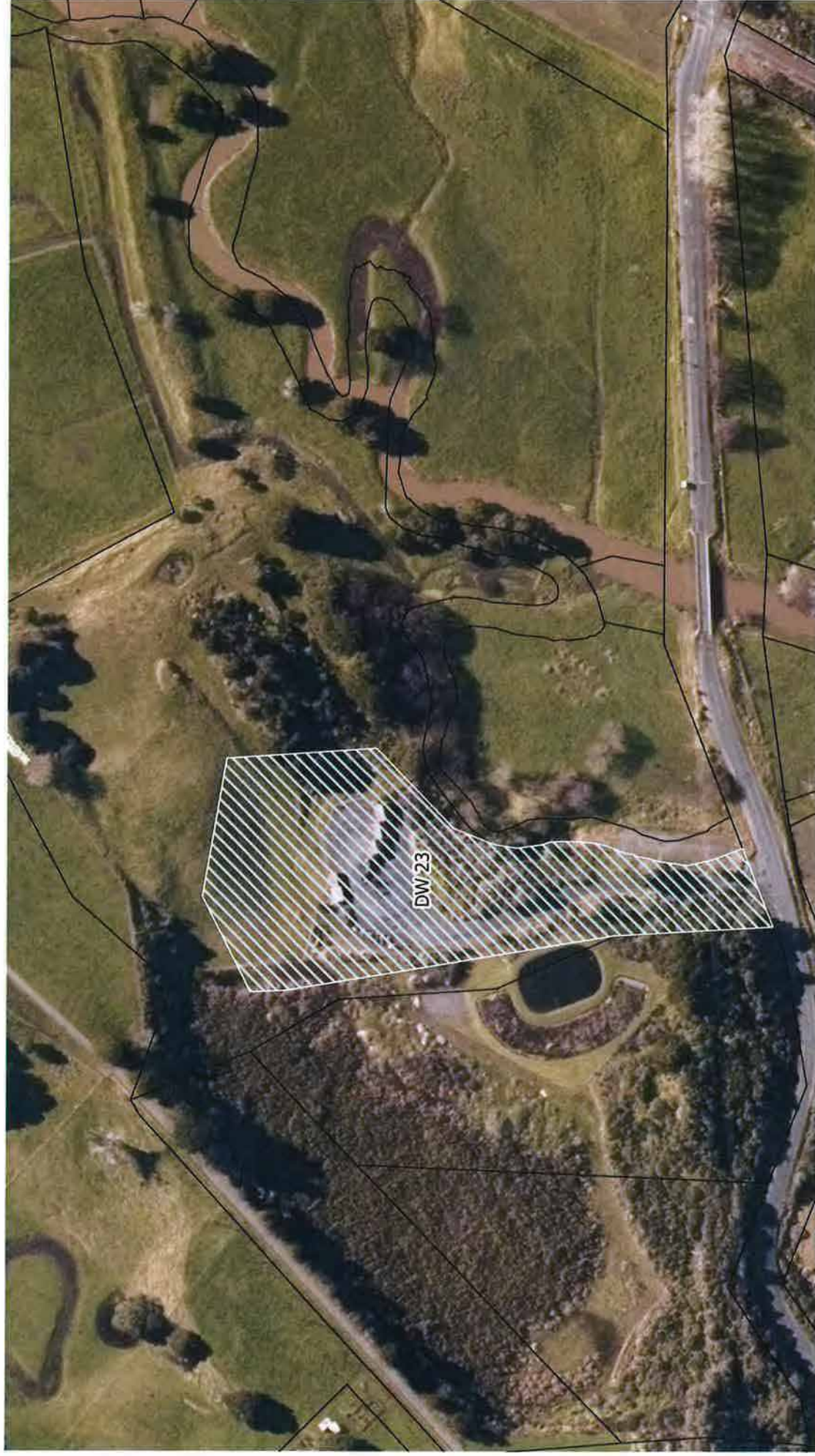
Andrew Carvell, WDC Waste and Drainage  
Manager



Date



DW 23







**DW24**

**Application under Section 181(3) –  
Alteration of a Designation**

## 1 Application Details

This application is made in support of a Notice of Requirement by Whangarei District Council as requiring authority, to alter an existing designation pursuant to Section 181(3) of the Resource Management Act 1990 (the Act).

Whangarei District Council is a requiring authority in accordance with Section 166 and 167 of the Act.

The designated site to which this application relates is known as Hikurangi Refuse, Transfer Station. It is legally described as Pt Allot SE 41, NW 42, Hikurangi, Psh Blk XVI Hukerenui SD.

The existing designation is identified as DW24 in the Operative District Plan. The site is designated for Transfer Station, Recycling pick-up and Green Dump and has been given effect to. There is a Refuse Transfer Station on the site which is held by Whangarei District Council.

The address for service for this Notice of Requirement is:

Heather Osborne  
Infrastructure Planner  
Whangarei District Council

Email: [Heather.osborne@wdc.govt.nz](mailto:Heather.osborne@wdc.govt.nz)

## 2 Site Details

DW24 currently comprises of Pt Allot SE 41, NW 42, Hikurangi, Psh Blk XVI Hukerenui SD. This site is identified as the Hikurangi Refuse Transfer Station. It is located on King Street and the underlying environment for the site is Countryside.

The site is owned by Whangarei District Council.



Figure 1: Location of DW24

## 3 Proposal Detail

It is requested that minor amendments are made to the conditions. The nature of the proposed works is to provide for a refuse and recycling transfer station in addition to a green waste dump for the purpose of Transfer Station, Recycling Pickup and Green Dump, in accordance with the existing designated purpose of DW24.



## **4 Statutory Context**

Section 181 of the RMA relates to the alteration of an existing designation.

A requiring authority that is responsible for a designation may give notice of a requirement to the Council to alter an existing designation. The process is subject to sections 168 to 179 as if it were a new notice of requirement.

The Council may alter a designation in the operative district plan or a notice of requirement in the proposed district plan without sections 168 to 179 applying, where the alteration:

- i. Involves no more than a minor change to the effects on the environment associated with use or proposed use of land or any water concerned; or
- ii. Involves only minor changes or adjustments to the boundaries of the designation or requirement; and

Written notice of the proposed alteration has been given to every owner or occupier of the land directly affected and those owners or occupiers agree with the alteration; and

Both the territorial authority and the requiring authority agree with the alteration

In this instance, the minor alteration proposed to DW24 meet the above criteria for the reasons set out below.

## **5 Assessment under Section 181(3)**

### **5.1 Assessment against Section 181(3)(a)(i)-(ii)**

The alteration proposed to DW24 involves a minor change to the effects on the environment associated with the use/ proposed use of land or any water concerned.

### **5.2 Assessment against Section 181(3)(b)**

Section 181(3)(b) requires that written notice of the proposed alteration has been given to every owner or occupier of the land directly affected and those owners or occupiers agree with the alteration

In this instance, Whangarei District Council is both owner and occupier of the directly affected land.

### **5.3 Assessment against Section 181(3)(c)**

Section 181(3)(c) requires that both the territorial authority and the requiring authority agree with the alteration. For the purpose of meeting this test, Whangarei District Council provides their agreement to the alteration as requested, and is seeking agreement from Whangarei District Council (in its regulatory capacity) by way of submission of this notice of requirement.

## **Conclusion**

Whangarei District Council seeks alteration to DW24 in the Whangarei District Plan in accordance with section 181(3) of the Act.

The designation will be altered by minor amendments to the existing conditions.

The proposed alteration is necessary to achieve the objectives of the territorial authority as the designation relates to the management of waste.

In accordance with Section 131(a) (ii) the proposed alteration will not result in any additional adverse effects on the environment over and above those already permitted by way of the existing designation.

In conclusion, alteration of the designation pursuant to s181(3) of the Act is recommended and requested.

## Form 20 Notice of territorial authority's requirement for designation or alteration of designation

Whangarei District Council gives notice of its requirement for an alteration of a designation for a public work.

The site to which the requirement applies is as follows: Part Allot 11 PSH of Manugakamea.

The nature of the proposed work is for the purpose of a transfer station for refuse and recycling in addition to a green dump.

The proposed conditions that would apply are:

- a) Each site shall be subject to landscaping designed to screen the site from any adjoining residences and to improve the aesthetic quality of the site;
- b) All refuse shall be removed at such frequency, as to avoid odour and overflowing, ~~or every three days, whichever is the more frequent;~~
- c) Each site shall be closed and locked overnight to prohibit unauthorised use of the site;
- d) The sites are to be cleared of litter every day the site is in operation, on a daily basis;
- e) Suitable signage shall be displayed on each site, outlining the hours of operation of the facility and types of waste which are prohibited.

There will not be any environmental effects to arise from the proposed alterations as they do not change the operation of the activity on the site. The proposed minor change to the conditions allows for the practical operation of the facilities on the site. Additionally, any possible effects that the currently designated public work may have the potential to create are able to be mitigated in the following way:

### Effects:

- Negatively impact aesthetic quality of the site and immediate surrounding environment.
- Produce odour affecting sites external to the designated area.
- Potential contamination of soil and water.
- Potential hazard to humans traversing the designated site when refuse is present.

### Mitigation measures:

- Landscaping around the designated sites to screen views of the refuse and removal of litter during days of operation to improve aesthetic quality of the site and surrounding environment.
- Removal of refuse and to prevent odour and overflowing, mitigating effects on and off-site amenity values.
- Removal of refuse to avoid overflowing, reducing the degree of on-site hazards.

The public work alteration is reasonably necessary for achieving the objectives of the territorial authority because the facility is essential to Whangarei's solid waste disposal network.

No consultation has been undertaken with parties as the site is owned and operated by Whangarei District Council and there are no effects anticipated to result from the alteration.

Under authority delegated by Whangarei District Council, I authorise this application on behalf of WDC, as a requiring authority:



Andrew Carvell, WDC Waste and Drainage  
Manager

11.9.18

Date



DW 24



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**DW52**

**Application under Section 181(3) –  
Alteration of a Designation**

## 1 Application Details

This application is made in support of a Notice of Requirement by Whangarei District Council as requiring authority, to alter an existing designation pursuant to Section 181(3) of the Resource Management Act 1991 (the Act).

Whangarei District Council is a requiring authority in accordance with Section 166 and 167 of the Act.

The designated site to which this application relates is known as Whau Valley Dam water supply catchment. It is legally described as Allot 8 Pukenui Parish, Allot 38 PSH of Kaitara, Lot 2 DP 63280, Allot 53 PSH of Whangarei, Allot 52 PSH of Whangarei, Allot 54 PSH of Whangarei, Allot NW55 PSH of Whangarei, Allot SE55 PSH of Whangarei, Allot 58 PSH of Whangarei, Allotment 75 PSH of Whangarei, Allot 76 PSH of Whangarei, Part Allot 56 PSH of Whangarei and Part Allot 74 PSH of Whangarei.

The existing designation is identified as DW52 in the Operative District Plan. The site is designated for water supply and has been given effect to. There is a dam on the site which is held by Whangarei District Council.

The address for service for this Notice of Requirement is:

Heather Osborne  
Infrastructure Planner  
Whangarei District Council

Email: [Heather.osborne@wdc.govt.nz](mailto:Heather.osborne@wdc.govt.nz)

## 2 Site Details

DW52 is currently comprised of Allot 8 Pukenui Parish, Allot 38 PSH of Kaitara, Lot 2 DP 63280, Allot 53 PSH of Whangarei, Allot 52 PSH of Whangarei, Allot 54 PSH of Whangarei, Allot NW55 PSH of Whangarei, Allot SE55 PSH of Whangarei, Allot 58 PSH of Whangarei, Allotment 75 PSH of Whangarei, Allot 76 PSH of Whangarei, Part Allot 56 PSH of Whangarei and Part Allot 74 PSH of Whangarei. These sites are utilised for the purpose of dam and associated catchment areas. They are located on Whau Valley Road and Manua Road with an underlying environment of Countryside and Open Space.

The allotments are owned by Whangarei District Council.

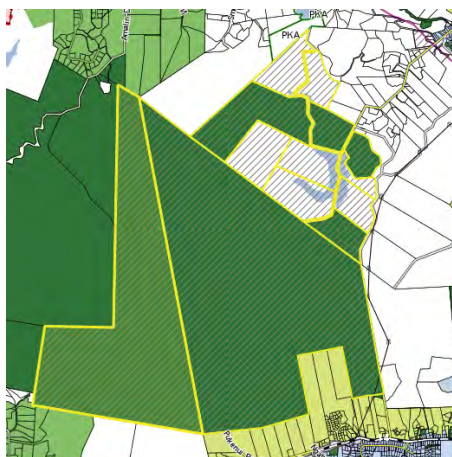


Figure 1: Location of DW52

## 3 Proposal Detail

It is requested that Lot 2 DP 463854 which is also owned by Whangarei District Council is incorporated into DW52. This is to ensure that the designation includes Lot 2 DP 463854, which is held by Water Services and forms part of the Whau Valley Dam water supply catchment.





Figure 2: Location of Lot 2 DP 463854

## 4 Statutory Context

Section 181 of the RMA relates to the alteration of an existing designation.

A requiring authority that is responsible for a designation may give notice of a requirement to the Council to alter an existing designation. The process is subject to sections 168 to 179 as if it were a new notice of requirement.

The Council may alter a designation in the operative district plan or a notice of requirement in the proposed district plan without sections 168 to 179 applying, where the alteration:

- i. Involves no more than a minor change to the effects on the environment associated with use or proposed use of land or any water concerned; or
- ii. Involves only minor changes or adjustments to the boundaries of the designation or requirement; and

Written notice of the proposed alteration has been given to every owner or occupier of the land directly affected and those owners or occupiers agree with the alteration; and

Both the territorial authority and the requiring authority agree with the alteration

In this instance, the minor alteration proposed to DW52 meet the above criteria for the reasons set out below.

## 5 Assessment under Section 181(3)

### 5.1 Assessment against Section 181(3)(a)(i)-(ii)

The alteration proposed to DW52 involves only minor changes or adjustments to the boundaries of the designation or requirement.

### 5.2 Assessment against Section 181(3)(b)

Section 181(3)(b) requires that written notice of the proposed alteration has been given to every owner or occupier of the land directly affected and those owners or occupiers agree with the alteration

In this instance, Whangarei District Council is both owner and occupier of the directly affected land.

### 5.3 181(3)(c)

Section 181(3)(c) requires that both the territorial authority and the requiring authority agree with the alteration. For the purpose of meeting this test, Whangarei District Council (in its requiring authority capacity) provides their agreement to the alteration as requested and is seeking agreement from Whangarei District Council (in its regulatory capacity) by way of submission of this notice of requirement.

## Conclusion

Whangarei District Council seeks alteration to DW52 in the Whangarei District Plan in accordance with section 181(3) of the Act.

The designation will be altered by the addition of Lot 2 DP 463854 into DW52.



The proposed alteration is required to ensure the pump station facility (which is included within the purpose of the designation) is incorporated within the designated area.

In accordance with Section 131(a)(i) or (ii) the proposed alteration will not result in any additional adverse effects on the environment over and above those already permitted by way of the existing designation.

In conclusion, alteration of the designation pursuant to s181(3) of the Act is recommended and requested.

## Form 20 Notice of territorial authority's requirement for designation or alteration of designation

Whangarei District Council gives notice of its requirement for an alteration of a designation for a public work.

The site to which the requirement applies is as follows: Allot 8 Pukenui Parish, Allot 38 PSH of Kaitara, Lot 2 DP 63280, Allot 53 PSH of Whangarei, Allot 52 PSH of Whangarei, Allot 54 PSH of Whangarei, Allot NW55 PSH of Whangarei, Allot SE55 PSH of Whangarei, Allot 58 PSH of Whangarei, Allotment 75 PSH of Whangarei, Allot 76 PSH of Whangarei, Part Allot 56 PSH of Whangarei, Part Allot 74 PSH of Whangarei and Lot 2 DP 463854.

The nature of the proposed work is for the purpose of dam and associated catchment areas, in accordance with the existing designated purpose of DW52.

There will be no effects from the public work on the environment as the land is currently held by the Council and utilised for the purpose of the dam and associated catchment areas.

Alternative sites, routes, and methods have not been considered as the dam and catchment are existing and the land is currently held by Council and utilised for the purpose of dam and associated catchment areas.

The alteration is reasonably necessary for achieving the objectives of the territorial authority because the pump station facility is included within the purpose of the designation and therefore should be included within the designated area.

No consultation has been undertaken with parties as the site is owned and operated by Whangarei District Council and there are no effects anticipated to result from the alteration.

Under authority delegated by Whangarei District Council, I authorise this application on behalf of WDC, as a requiring authority:



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**Andrew Venmore, WDC Water Services  
Manager**

22 August 2018

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Date

**DW53**

**Application under Section 181(3) –  
Alteration of a Designation**

## 1 Application Details

This application is made in support of a Notice of Requirement by Whangarei District Council as requiring authority, to alter an existing designation pursuant to Section 181(3) of the Resource Management Act 1991 (the Act).

Whangarei District Council is a requiring authority in accordance with Section 166 and 167 of the Act.

The designated site to which this application relates is known as Water Supply, Cobham Place. It is legally described as Lot 19 DP 41542.

The existing designation is identified as DW53 in the Operative District Plan. The site is designated for Pump Station and Reservoir and has been given effect to. There is a pump station on the site which is held by Whangarei District Council.

The address for service for this Notice of Requirement is:

Heather Osborne  
Infrastructure Planner  
Whangarei District Council

Email: [Heather.osborne@wdc.govt.nz](mailto:Heather.osborne@wdc.govt.nz)

## 2 Site Details

DW53 currently comprises of Lot 19 DP 41542, it is identified as Pump Station and Reservoir and is located on Cobham Place. The underlying environment for the site is Living 1.

The site is owned by Whangarei District Council, however the land is leased to the Northland Playcentre Association and the site is occupied by Tikipunga Playcentre. The pump station is separated by fencing from the playcentre.

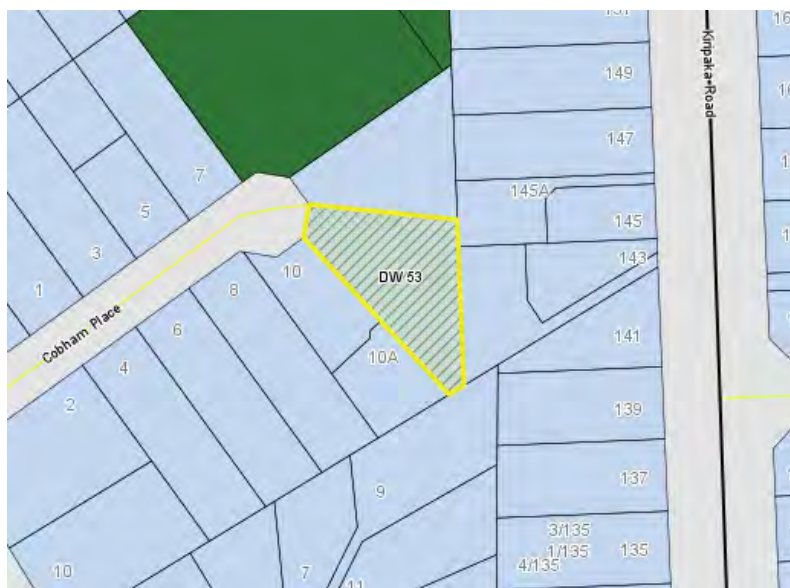


Figure 1: Location of DW53

## 3 Proposal Detail

It is requested for Lot 18 DP 41542 to be incorporated into DW53. This will involve a minor change to the boundaries of the designation to incorporate the pump station on Lot 18 DP 41542.



Figure 2: Proposed area for DW53

## 4 Statutory Context

Section 181 of the RMA relates to the alteration of an existing designation.

A requiring authority that is responsible for a designation may give notice of a requirement to the Council to alter an existing designation. The process is subject to sections 168 to 179 as if it were a new notice of requirement.

The Council may alter a designation in the operative district plan or a notice of requirement in the proposed district plan without sections 168 to 179 applying, where the alteration:

- i. Involves no more than a minor change to the effects on the environment associated with use or proposed use of land or any water concerned; or
- ii. Involves only minor changes or adjustments to the boundaries of the designation or requirement; and

Written notice of the proposed alteration has been given to every owner or occupier of the land directly affected and those owners or occupiers agree with the alteration; and

Both the territorial authority and the requiring authority agree with the alteration

In this instance, the minor alteration proposed to DW53 meet the above criteria for the reasons set out below.

## 5 Assessment under Section 181(3)

### 5.1 Assessment against Section 181(3)(a)(i)-(ii)

The alteration proposed to DW53 involves only minor changes or adjustments to the boundaries of the designation or requirement.

### 5.2 Assessment against Section 181(3)(b)

Section 181(3)(b) requires that written notice of the proposed alteration has been given to every owner or occupier of the land directly affected and those owners or occupiers agree with the alteration.

In this instance, Whangarei District Council is the owner, however the land is occupied by Tikipunga Playcentre who have given their written consent which can be seen in Figure 4 below.

### 5.3 Assessment against Section 181(3)(c)

Section 181(3)(c) requires that both the territorial authority and the requiring authority agree with the alteration. For the purpose of meeting this test, Whangarei District Council (in its requiring authority capacity) provides their agreement to the alteration as requested, and is seeking agreement from Whangarei District Council (in its regulatory capacity) by way of submission of this notice of requirement.

### Conclusion

Whangarei District Council seeks alteration to DW53 in the Whangarei District Plan in accordance with section 181(3) of the Act.

The designation will be altered by the addition of Lot 18 DP 41542 into DW53.

The proposed alteration is necessary as the pump station is located on the adjacent Whangarei District Council owned land and Lot 18 DP 4154. Therefore, this area should be included in the designation.

In accordance with Section 131(a)(ii) the proposed alteration will not result in any additional adverse effects on the environment over and above those already permitted by way of the existing designation.

In conclusion, alteration of the designation pursuant to s181(3) of the Act is recommended and requested.

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## Form 20 Notice of territorial authority's requirement for designation or alteration of designation

Whangarei District Council gives notice of its requirement for an alteration of a designation for a public work. The site to which the requirement applies is as follows: Lot 19 DP 41542 and Lot 18 DP 41542; these sites are separated by fencing.

Lot 19 DP 41542, Reservoir is located on Cobham Place (figure 3). It is owned by Whangarei District Council and is adjacent to the Tikipunga Playcentre and Pump Station on Lot 18 DP 41542.



*Figure 3: Pumpstation building (white) on Lot 18, adjacent to reservoir on Lot 19.*

The nature of the proposed work is for water supply, Pump Station and Reservoir, in accordance with the existing designated purpose of DW53.

The effects that the public work will have on the environment are limited to effects on the Tikipunga PlayCentre. As written approval has been provided by this occupier, any adverse effects can be disregarded.

Alternative sites, routes, and methods have not been considered as it is an existing reservoir and pump station and therefore it is not feasible to consider alternative sites.

The alteration is reasonably necessary for achieving the objectives of the territorial authority as the designation relates to water supply.

The following consultation has been undertaken with parties that are likely to be affected:

The Northland Playcentre Association have confirmed that they agree to the designation alteration as per figure 4 below.

-----Original Message-----

From: Wendy Kain [mailto:npcaproperty@actrix.co.nz]  
Sent: Tuesday, 28 November 2017 8:08 AM  
To: Gemma Sands <Gemma.Sands@wdc.govt.nz>  
Cc: Alan Taylor <a.taylor@playcentre.org.nz>  
Subject: Re: Tikipunga Playcentre- Cobham Place- Water pumpstation/ designation DW53

Good Morning Gemma

We agree to the minor alteration of removing the 'pump station' from the Tikipunga Playcentre designation on Lot 18 DP 41542 and its inclusion within designation DW53.

Can you please send confirmation of this change when completed to:

a.taylor@playcentre.org.nz - NZPF Property and Assets Manager

ensuring our lease records are correct.

Many thanks  
Wendy Kain

*Figure 4: Consultation with occupier*



Under authority delegated by Whangarei District Council, I authorise this application on behalf of WDC, as a requiring authority:



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**Andrew Venmore, WDC Water Services  
Manager**

22 August 2018

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Date

**DW61**

**Application under Section 181(3) –  
Alteration of a Designation**

## 1 Application Details

This application is made in support of a Notice of Requirement by Whangarei District Council as requiring authority, to alter an existing designation pursuant to Section 181(3) of the Resource Management Act 1991 (the Act).

Whangarei District Council is a requiring authority in accordance with Section 166 and 167 of the Act.

The designated site to which this application relates is known as Cartwright Road. It is legally described as Pt Lot 2 DP 24775 & Closed Road, Blk X Whangarei SD.

The existing designation is identified as DW61 in the Operative District Plan. The site is designated for Reservoir and Treatment Station and has been given effect to. There is a Reservoir and Treatment Station on the site which is held by Whangarei District Council.

The address for service for this Notice of Requirement is:

Heather Osborne  
Infrastructure Planner  
Whangarei District Council

Email: [Heather.osborne@wdc.govt.nz](mailto:Heather.osborne@wdc.govt.nz)

## 2 Site Details

DW61 currently comprises of Part Lot 2 DP 24775. This site is identified as the Cartwright Road Reservoir and Treatment Station. The underlying environment is Countryside.

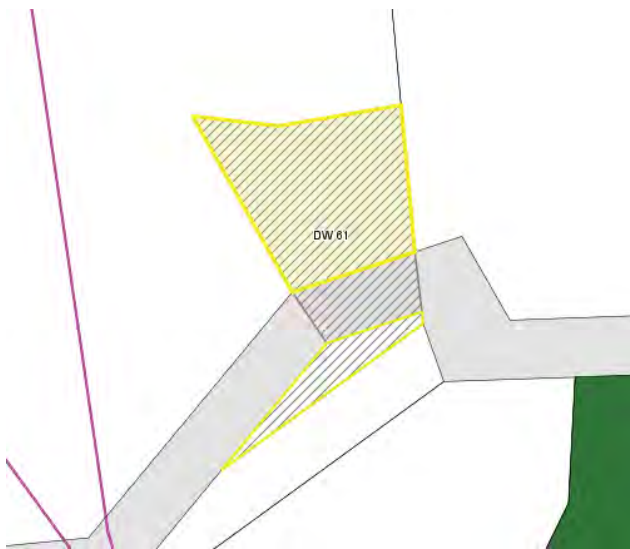


Figure 1: Part Lot 2 DP 24775

## 3 Proposal Detail

It is requested that the legal description becomes Closed Road Survey Office Plan 41781, Part Lot 2 DP 24775. The nature of the work is required to ensure the reservoir (which is included in the purpose of the designation) is incorporated within the designated area of DW61.

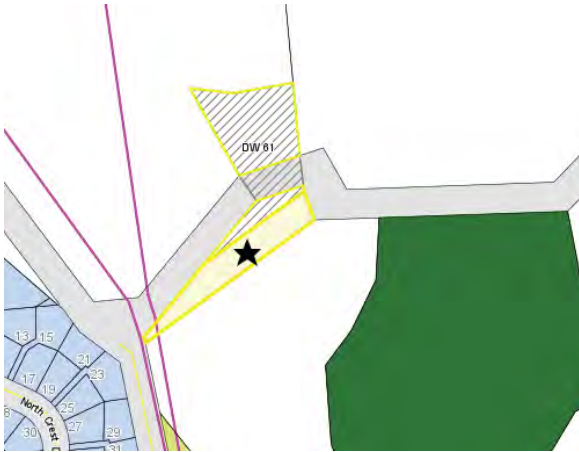


Figure 2: Proposed area to be included in DW61

## 4 Statutory Context

Section 181 of the RMA relates to the alteration of an existing designation.

A requiring authority that is responsible for a designation may give notice of a requirement to the Council to alter an existing designation. The process is subject to sections 168 to 179 as if it were a new notice of requirement.

The Council may alter a designation in the operative district plan or a notice of requirement in the proposed district plan without sections 168 to 179 applying, where the alteration:

- i. Involves no more than a minor change to the effects on the environment associated with use or proposed use of land or any water concerned; or
- ii. Involves only minor changes or adjustments to the boundaries of the designation or requirement; and

Written notice of the proposed alteration has been given to every owner or occupier of the land directly affected and those owners or occupiers agree with the alteration; and

Both the territorial authority and the requiring authority agree with the alteration

In this instance, the minor alteration proposed to DW61 meet the above criteria for the reasons set out below.

## 5 Assessment under Section 181(3)

### 5.1 Assessment against Section 181(3)(a)(i)-(ii)

The alteration proposed to DW61 involves only minor changes or adjustments to the boundaries of the designation or requirement.

### 5.2 Assessment against Section 181(3)(b)

Section 181(3)(b) requires that written notice of the proposed alteration has been given to every owner or occupier of the land directly affected and those owners or occupiers agree with the alteration

In this instance, Whangarei District Council is both owner and occupier of the directly affected land.

### 5.3 Assessment against Section 181(3)(c)

Section 181(3)(c) requires that both the territorial authority and the requiring authority agree with the alteration. For the purpose of meeting this test, Whangarei District Council provides their agreement to the alteration as requested, and is seeking agreement from Whangarei District Council (in its regulatory capacity) by way of submission of this notice of requirement.

## Conclusion

Whangarei District Council seeks alteration to DW61 in the Whangarei District Plan in accordance with section 181(3) of the Act.

The designation will be altered by a minor change to the boundaries of the designation to incorporate the reservoir which is contained within Closed Road Survey Office Plan 41781.

The proposed alteration is necessary to ensure the reservoir is included within the designated area of DW61.

In accordance with Section 131(a) (ii) the proposed alteration will not result in any additional adverse effects on the environment over and above those already permitted by way of the existing designation.

In conclusion, alteration of the designation pursuant to s181(3) of the Act is recommended and requested.

## Form 20 Notice of territorial authority's requirement for designation or alteration of designation

Whangarei District Council gives notice of its requirement for an alteration of a designation for a public work.

The site to which the requirement applies is as follows:

Part Lot 2 DP 24775 (Cartwright Road Reservoir and Treatment Station and Closed Road Survey Office Plan 41781 (currently undesignated). Closed Road, Survey Office Plan 41781 is the area in which the reservoir is located and is owned by WDC Roading and occupied by WDC Water Services. The location of the fenced reservoir site has been surveyed to confirm that it lies entirely within the legal boundaries of Closed Road, Survey Office Plan 41781.

The nature of the proposed work is for Reservoir and Treatment Station, in accordance with the existing designated purpose of DW61.

There is no change to the effects on the environment associated with the use of land, as the reservoir was constructed in 1954 and remains operational and critical to meeting the communities' requirements for fresh drinking water.

Alternative sites, routes, and methods have been not considered as the reservoir is existing and the designation has been given effect to and therefore it is not feasible to consider an alternative site.

The public work and designation are reasonably necessary for achieving the objectives of the territorial authority because the designation relates to water supply and the provision of fresh drinking water.

No consultation has been undertaken as Closed Road, Survey Office Plan 41781, being the area on which the reservoir is located, is owned by WDC Roading and occupied by WDC Water Services. Both Asset Managers agree to the alteration.

Under authority delegated by Whangarei District Council, I authorise this application on behalf of WDC, as a requiring authority:



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**Andrew Venmore, WDC Water Services  
Manager**

22 August 2018

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Date

**DW71**

**Application under Section 181(3) –  
Alteration of a Designation**



## 1 Application Details

This application is made in support of a Notice of Requirement by Whangarei District Council as requiring authority, to alter an existing designation pursuant to Section 181(3) of the Resource Management Act 1991 (the Act).

Whangarei District Council is a requiring authority in accordance with Section 166 and 167 of the Act.

The designation to which this application relates is known as 'Water Supply' under the WDC Designation Schedule. It is legally described as Allot 589 Pt 198 Waipu Parish Blk II Waipu SD.

The existing designation is identified as DW71 in the Operative District Plan. The site is designated for the purpose of a Treatment Plant, Reservoir and Pump Station, and has been given effect to. There is a water treatment plant and pump station on the site, which is held by Whangarei District Council.

The address for service for this Notice of Requirement is:

Heather Osborne  
Infrastructure Planner  
Whangarei District Council

Email: [Heather.osborne@wdc.govt.nz](mailto:Heather.osborne@wdc.govt.nz)

## 2 Site Details

DW71 currently comprises of Part Allot 198 PSH OF Waipu, Allot 589 PSH OF Waipu, Lot 12 DP 407737, Lot 2 DP 482267 and Lot 1 DP 407737. The site is identified as 'Water Supply'. It is located at the end of Ahuroa Road and the underlying environment for the site is Countryside.



Figure 1: Location of DW71

## 3 Proposal Detail

It is requested that the boundaries of the designation be re-appropriated to relate more closely to the actual facilities that meet the purpose of the designation. This involves extending the designation to include undesignated parcel of Part Allot 198 PSH OF Waipu, as it currently contains part of the designated facility. The nature of the facility proposed is to provide water supply for the purpose of Treatment Plant, Reservoir and Pump Station, in accordance with the existing designated purpose of DW71.

It is also requested that the designation be realigned to meet the shape of the existing right of way from Ahuroa Road and to ensure it does not extend to affect any part of Lot 1 DP 407737.



Figure 2: Parcel of Part Allot 198 PSH OF Waipu to be added to DW71

## 4 Statutory Context

Section 181 of the RMA relates to the alteration of an existing designation.

A requiring authority that is responsible for a designation may give notice of a requirement to the Council to alter an existing designation. The process is subject to sections 168 to 179 as if it were a new notice of requirement.

The Council may alter a designation in the operative district plan or a notice of requirement in the proposed district plan without sections 168 to 179 applying, where the alteration:

- i. Involves no more than a minor change to the effects on the environment associated with use or proposed use of land or any water concerned; or
- ii. Involves only minor changes or adjustments to the boundaries of the designation or requirement; and

Written notice of the proposed alteration has been given to every owner or occupier of the land directly affected and those owners or occupiers agree with the alteration; and

Both the territorial authority and the requiring authority agree with the alteration

In this instance, the minor alteration proposed to DW71 meets the above criteria for the reasons set out below.

## 5 Assessment under Section 181(3)

### 5.1 Assessment against Section 181(3)(a)(i)-(ii)

The alteration proposed to DW71 involves only minor changes or adjustments to the boundaries of the designation or requirement.

### 5.2 Assessment against Section 181(3)(b)

Section 181(3)(b) requires that written notice of the proposed alteration has been given to every owner or occupier of the land directly affected and those owners or occupiers agree with the alteration

The land covered by the designation is owned and occupied by multiple owners.

### 5.3 Assessment against Section 181(3)(c)

Section 181(3)(c) requires that both the territorial authority and the requiring authority agree with the alteration. For the purpose of meeting this test, Whangarei District Council (in its requiring authority capacity) provides their agreement to the alteration as requested, and is seeking agreement from Whangarei District Council (in its regulatory capacity) by way of submission of this notice of requirement.

### Conclusion

Whangarei District Council seeks alteration to DW71 in the Whangarei District Plan in accordance with section 181(3) of the Act.

The designation will be altered by extending the boundaries to cover the currently undesignated parcel of Part Allot 198 PSH OF Waipu and removing the designation from Lot 1 DP 407737.

The proposed alteration is necessary to achieve the objectives of the territorial authority as the designation relates to the supply of fresh water, as part of the facility is not covered by the designation.

In accordance with Section 131(a) (ii) the proposed alteration will not result in any additional adverse effects on the environment over and above those already permitted by way of the existing designation.

In conclusion, alteration of the designation pursuant to s181(3) of the Act is recommended and requested.

## **Form 20 Notice of territorial authority's requirement for designation or alteration of designation**

Whangarei District Council gives notice of its requirement for an alteration of a designation for a public work.

The site to which the requirement applies is as follows: Part Allot 198 PSH OF Waipu, Allot 589 PSH OF Waipu, Lot 12 DP 407737, Lot 2 DP 482267 and Lot 1 DP 407737.

The nature of the proposed work is to pump, treat and store water in accordance with DW71.

There will be no effects from the boundary adjustment of DW71 as the site to be included (Part Allot 198 PSH of Waipu) is owned by Whangarei District Council and the boundary alterations more appropriately cover the land area required for the designation.

The public work and alteration are reasonably necessary for achieving the objectives of the territorial authority as the designation relates to the supply of fresh water and parts of the facility are not currently designated.

**DW74**

**Application under Section 181(3) –  
Alteration of a Designation**

## 1 Application Details

This application is made in support of a Notice of Requirement by Whangarei District Council as requiring authority, to alter an existing designation pursuant to Section 181(3) of the Resource Management Act 1991 (the Act).

Whangarei District Council is a requiring authority in accordance with Section 166 and 167 of the Act.

The designated site to which this application relates is known as 'Water Supply, Portland Rd'. It is legally described as Area A SO 64228 with a right of way easement over Part Lot 2 DP 32852.

The existing designation is identified as DW74 in the Operative District Plan. The site is designated for 'Reservoirs' and has been given effect to. There is currently a water reservoir on the site which is held by Whangarei District Council.

In the online District Plan maps it appears that the designation has been affected by a mapping error, and as a result the reservoir is not within the designation. The alteration of DW74 is to realign with the reservoir and ensure actual surveyed area of easements over Part Lot 2 DP 32852.

The address for service for this Notice of Requirement is:

Heather Osborne  
Infrastructure Planner  
Whangarei District Council

Email: [Heather.osborne@wdc.govt.nz](mailto:Heather.osborne@wdc.govt.nz)

## 2 Site Details

The designation sits within an open paddock which appears to be grazed or used for cropping, legal description Part Lot 2 DP 32852. The reservoir is located in the middle of this paddock in a small pocket of land which has been vested in the Whangarei District Council. The topography of the site appears to be flat with the reservoir being easily accessible from Portland Road.

There is an error shown on the District Plan maps in which the designation is not within Area A SO 64228.

The allotment which the designation currently affects (Part Lot 2 DP 32852) is owned By Fletcher Concrete, while the allotment which the designation is meant to cover (Area A SO 64228) is owned by Whangarei District Council.



Figure 1: Location of DW74

### 3 Proposal Detail

It is requested that DW74 is realigned with the reservoir and the easement rights over Part Lot 2 DP 32852. The designation will extend to the entire size of Area A SO 64228 so that it can accommodate an additional reservoir in the future.

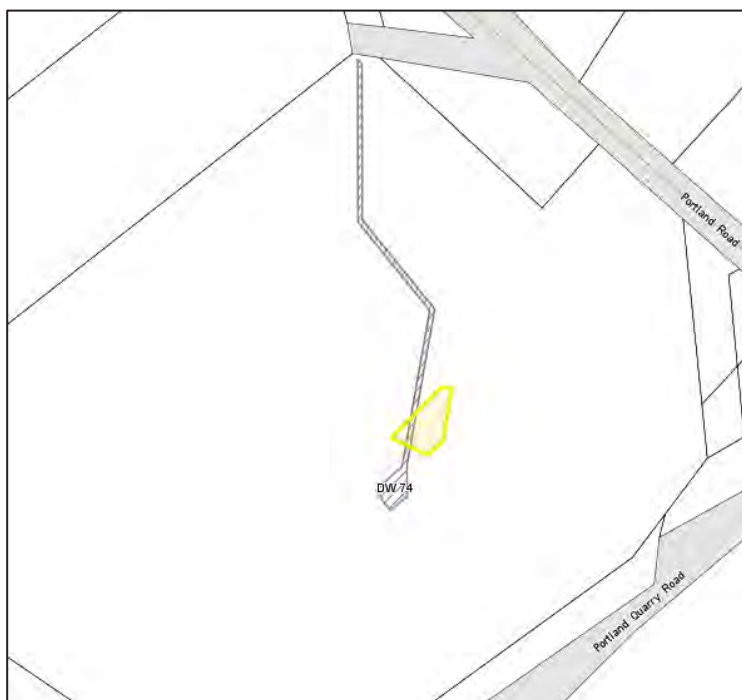


Figure 2: Intended and proposed location of DW74

### 4 Statutory Context

Section 181 of the RMA relates to the alteration of an existing designation.

A requiring authority that is responsible for a designation may give notice of a requirement to the Council to alter an existing designation. The process is subject to sections 168 to 179 as if it were a new notice of requirement.

The Council may alter a designation in the operative district plan or a notice of requirement in the proposed district plan without sections 168 to 179 applying, where the alteration:

- i. Involves no more than a minor change to the effects on the environment associated with use or proposed use of land or any water concerned; or
- ii. Involves only minor changes or adjustments to the boundaries of the designation or requirement; and

Written notice of the proposed alteration has been given to every owner or occupier of the land directly affected and those owners or occupiers agree with the alteration; and

Both the territorial authority and the requiring authority agree with the alteration

In this instance, the minor alteration proposed to DW74 meet the above criteria for the reasons set out below.

### 5 Assessment under Section 181(3)

#### 5.1 Assessment against Section 181(3)(a)(i)-(ii)

The alteration proposed to DW74 involves only minor changes or adjustments to the boundaries of the designation or requirement.

#### 5.2 Assessment against Section 181(3)(b)

Section 181(3)(b) requires that written notice of the proposed alteration has been given to every owner or occupier of the land directly affected and those owners or occupiers agree with the alteration.



In this instance, Whangarei District Council is both owner and occupier of the land which the existing reservoir is situated.

The land which the access crosses is owned by Fletchers Concrete with a Right of Way in favour of Whangarei District Council providing an interest in the land.

### **5.3 Assessment against Section 181(3)(c)**

Section 181(3)(c) requires that both the territorial authority and the requiring authority agree with the alteration. For the purpose of meeting this test, Whangarei District Council (in its requiring authority capacity) provides their agreement to the alteration as requested, and is seeking agreement from Whangarei District Council (in its regulatory capacity) by way of submission of this notice of requirement.

## **Conclusion**

Whangarei District Council seeks alteration to DW74 in the Whangarei District Plan in accordance with section 181(3) of the Act.

The designation will be altered by shifting it to meet the legal description in the District Plan text and cover the entire area of Gazetted land Area A SO 64228. The access strip will also need to be adjusted to align with the Right of Way in favour of Council.

The proposed alteration is necessary for achieving the objectives of the territorial authority because the facility represents core infrastructure to Whangarei's water supply, and is currently incorrectly mapped.

In accordance with Section 181(3)(a)(ii) the proposed alteration will not result in any additional adverse effects on the environment over and above those already permitted by way of the existing designation.

In conclusion, alteration of the designation pursuant to s181(3) of the Act is recommended and requested.

## **Form 20 Notice of territorial authority's requirement for designation or alteration of designation**

Whangarei District Council gives notice of its requirement for an alteration of a designation for a public work.

The site to which the requirement applies is as follows: Part Lot 2 DP 32852 and Area A SO 64228.

The nature of the proposed work is for a water supply reservoir.

The designation will be altered by shifting it to meet the legal description in the District Plan text and cover the entire area of Gazetted land Area A SO 64228. The access strip will also need to be adjusted slightly to align with the Right of Way in favour of Council.

The effects that the public work will have on the environment, and the ways in which any adverse effects will be mitigated, are:

Alternative sites, routes, and methods have not been considered as the reservoir has already been constructed within Area A SO 64228.

The public work and alteration are reasonably necessary for achieving the objectives of the territorial authority because:

- Facility represents core infrastructure to Whangarei's water supply, and is currently incorrectly mapped.
- The provision of ensuring the continued and secure supply of potable water for the community is required in the immediate area. This designation provides security for the communities water supply, especially in times of drought.
- The designations boundaries currently are shown as incorrect on the District Plan maps with the current reservoir not being covered in any way, this will ensure that the reservoir is protected.

**DW79**

**Application under Section 181(3) –  
Alteration of a Designation**

## 1 Application Details

This application is made in support of a Notice of Requirement by Whangarei District Council as requiring authority, to alter an existing designation pursuant to Section 181(3) of the Resource Management Act 1991 (the Act).

Whangarei District Council is a requiring authority in accordance with Section 166 and 167 of the Act.

The designated site to which this application relates is known as Water Supply, One Tree Point Rd. It is legally described as Part Lot 2 DP 31401, Part Lot 1 DP 459956 and Part Lot 2 DP 459956.

The existing designation is identified as DW79 in the Operative District Plan. The site is designated for Treatment Plant and Reservoirs and has been given effect to. There are currently two large reservoirs at the southern end of the site with a number of additional accessory buildings. The site is owned by Whangarei District Council with the exception of the access strip, which is owned by Moors Farms Limited.

The address for service for this Notice of Requirement is:

Heather Osborne  
Infrastructure Planner  
Whangarei District Council

Email: [Heather.osborne@wdc.govt.nz](mailto:Heather.osborne@wdc.govt.nz)

## 2 Site Details

DW79 currently comprises of Part Lot 2 DP 31401, Part Lot 1 DP 459956 and Part Lot 2 DP 459956. The site is utilised for water treatment and has two large reservoirs. The site is located off of Port Marsden Highway with an underlying environment of Urban Transition and Countryside.

Part Lot 2 DP 31401 is owned by Whangarei District Council with the remaining land used for access owned by Moors Farms Limited. There is a right of way easement on the Moors land along with easements for services.



Figure 1: Location of DW79

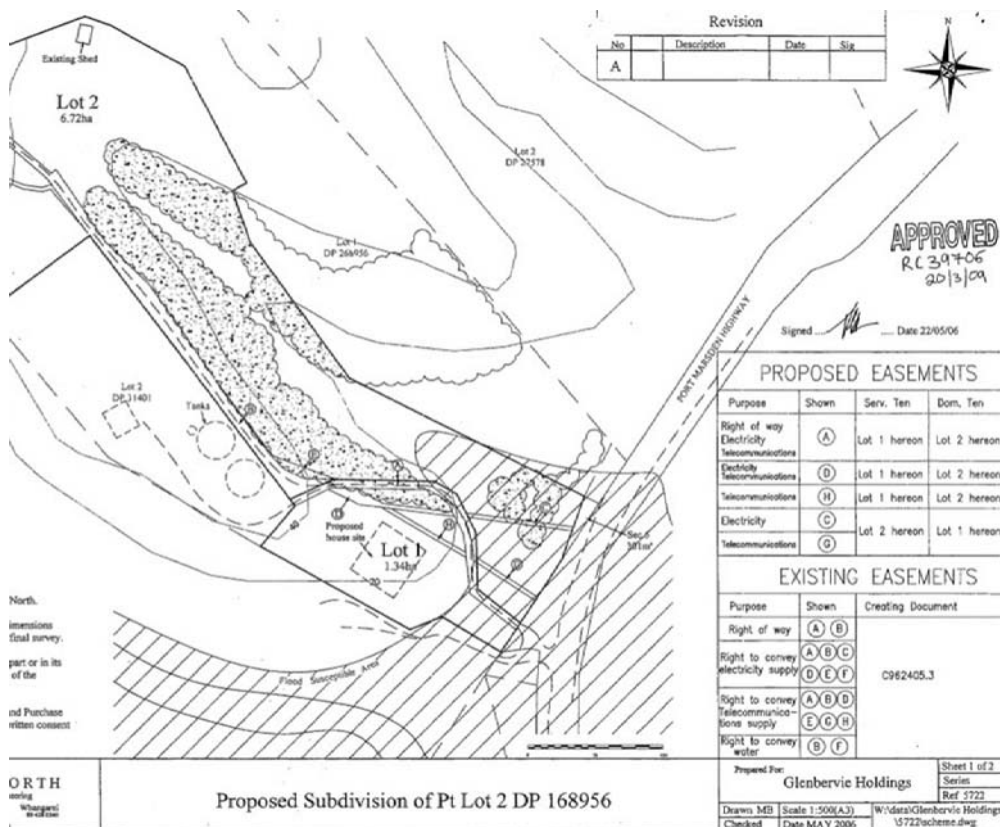


Figure 2: Subdivision plan showing easements over Lot 1 and Lot 2 DP 459956

### 3 Proposal Detail

It is requested that the right of way strip shown in the designation is relocated so that it lines up with the right of way easement as shown in Figure 2 above. Additionally, the services easements are to be designated over. The nature of the proposed work is to provide for a Treatment Plant and Reservoirs in accordance with the existing designated purpose of DW79.

### 4 Statutory Context

Section 181 of the RMA relates to the alteration of an existing designation.

A requiring authority that is responsible for a designation may give notice of a requirement to the Council to alter an existing designation. The process is subject to sections 168 to 179 as if it were a new notice of requirement.

The Council may alter a designation in the operative district plan or a notice of requirement in the proposed district plan without sections 168 to 179 applying, where the alteration:

- Involves no more than a minor change to the effects on the environment associated with use or proposed use of land or any water concerned; or
- Involves only minor changes or adjustments to the boundaries of the designation or requirement; and

Written notice of the proposed alteration has been given to every owner or occupier of the land directly affected and those owners or occupiers agree with the alteration; and

Both the territorial authority and the requiring authority agree with the alteration

In this instance, the minor alteration proposed to DW79 meet the above criteria for the reasons set out below.

## 5 Assessment under Section 181(3)

### 5.1 Assessment against Section 181(3)(a)(i)-(ii)

The alteration proposed to DW79 involves only minor changes or adjustments to the boundaries of the designation or requirement.

### 5.2 Assessment against Section 181(3)(b)

Section 181(3)(b) requires that written notice of the proposed alteration has been given to every owner or occupier of the land directly affected and those owners or occupiers agree with the alteration

In this instance, Whangarei District Council is the owner and occupier of the land which the buildings and reservoirs are situated. The proposed changes to the access strip and the addition of the services easements into the designation are on land that is owned by Moors Farms Limited. Whangarei District Council are the dominant tenements in relation to these easements in this case so the effect on the current land owners will not change in any way. See figure 2 above for further information on the easements mentioned.

### 5.3 Assessment against Section 181(3)(c)

Section 181(3)(c) requires that both the territorial authority and the requiring authority agree with the alteration. For the purpose of meeting this test, Whangarei District Council provides their agreement to the alteration as requested, and is seeking agreement from Whangarei District Council (in its regulatory capacity) by way of submission of this notice of requirement.

## Conclusion

Whangarei District Council seeks alteration to DW79 in the Whangarei District Plan in accordance with section 181(3) of the Act.

The designation will be altered by aligning the access strip with the existing right of way to the site and designating around the existing easements for the underground services.

The proposed alteration is necessary to ensure the designation corresponds with the as-built services and access.

In accordance with Section 181(3)(a)(ii) the proposed alteration will not result in any additional adverse effects on the environment over and above those already permitted by way of the existing designation.

In conclusion, alteration of the designation pursuant to s181(3) of the Act is recommended and requested.

## **Form 20 Notice of territorial authority's requirement for designation or alteration of designation**

Whangarei District Council gives notice of its requirement for an alteration of a designation for a public work.

The site to which the requirement applies is as follows: Part Lot 2 DP 31401, Part Lot 1 DP 459956 and Part Lot 2 DP 459956.

DW79 currently comprises of Part Lot 2 DP 31401, Part Lot 1 DP 459956 and Part Lot 2 DP 459956. The site is utilised for water treatment and has two large reservoirs. The site is located off of Port Marsden Highway with an underlying environment of Urban Transition and Countryside. Part Lot 2 DP 31401 is owned by Whangarei District Council with the remaining land used for access owned by Moors Farms Limited. There is a right of way easement on the Moors land along with easements for services.

The nature of the proposed work is:

- To align the access strip of designation DW79 with the current formed access to the site and to extend the designation to include the existing easements for the underground services on Lot 1 and Lo1 2 DP 459956

The effects that the public work will have on the environment, and the ways in which any adverse effects will be mitigated as the designation has been given effect to and the proposed alterations will be including the correct service line alignment and access to correspond with the as-built services and access.

Alternative sites, routes, and methods have been considered to the following extent:

- The designation has been given effect to so no alternate sites have been considered in this case. The changes to the access and the extension over the services are also currently protected under easements in favour of Whangarei District Council so no alternate routes were considered necessary to considered.

The public work and designation alteration are reasonably necessary for achieving the objectives of the territorial authority because:

- Provide for the needs of the community with clean water for consumption and continuing to do so into the future.



**DW82**

**Application under Section 181(3) –  
Alteration of a Designation**

## 1 Application Details

This application is made in support of a Notice of Requirement by Whangarei District Council as requiring authority, to alter an existing designation pursuant to Section 181(3) of the Resource Management Act 1991 (the Act).

Whangarei District Council is a requiring authority in accordance with Section 166 and 167 of the Act.

The designated site to which this application relates is known as Water Supply, Flyger Road in the WDC Designations Schedule. It is legally described as Pt Lot 3 DP 919 Blk VI Ruakaka SD.

The existing designation is identified as DW82 in the Operative District Plan. The site is designated for 'Water Intake and Pump Station' and has been given effect to. There is a water intake and pump station on the site which is held by Whangarei District Council.

The address for service for this Notice of Requirement is:

Heather Osborne  
Infrastructure Planner  
Whangarei District Council

Email: [Heather.osborne@wdc.govt.nz](mailto:Heather.osborne@wdc.govt.nz)

## 2 Site Details

DW82 currently comprises of Part Lot 3 DP 919 Blk VI Ruakaka SD. This site is identified as 'Water Supply' and is located on Flyger Road. The underlying environment for the site is Countryside.

The site is owned by Whangarei District Council.



Figure 1: Location of DW82 and parcel which DW82 will extend over

## 3 Proposal Detail

It is requested that the designation boundaries are extended to cover all of Part Lot 3 DP 919 Blk VI Ruakaka SD, as it currently does not cover parts of the existing facility. The nature of the proposed work is to provide for Water Intake and Pump Station in accordance with the exiting designated purpose of DW82.

## 4 Statutory Context

Section 181 of the RMA relates to the alteration of an existing designation.

A requiring authority that is responsible for a designation may give notice of a requirement to the Council to alter an existing designation. The process is subject to sections 168 to 179 as if it were a new notice of requirement.

The Council may alter a designation in the operative district plan or a notice of requirement in the proposed district plan without sections 168 to 179 applying, where the alteration:

- i. Involves no more than a minor change to the effects on the environment associated with use or proposed use of land or any water concerned; or
- ii. Involves only minor changes or adjustments to the boundaries of the designation or requirement; and

Written notice of the proposed alteration has been given to every owner or occupier of the land directly affected and those owners or occupiers agree with the alteration; and

Both the territorial authority and the requiring authority agree with the alteration

In this instance, the minor alteration proposed to DW82 meet the above criteria for the reasons set out below.

## **5 Assessment under Section 181(3)**

### **5.1 Assessment against Section 181(3)(a)(i)-(ii)**

The alteration proposed to DW82 involves only minor changes or adjustments to the boundaries of the designation or requirement.

### **5.2 Assessment against Section 181(3)(b)**

Section 181(3)(b) requires that written notice of the proposed alteration has been given to every owner or occupier of the land directly affected and those owners or occupiers agree with the alteration

In this instance, Whangarei District Council is both owner and occupier of the directly affected land.

### **5.3 Assessment against Section 181(3)(c)**

Section 181(3)(c) requires that both the territorial authority and the requiring authority agree with the alteration. For the purpose of meeting this test, Whangarei District Council provides their agreement to the alteration as requested, and is seeking agreement from Whangarei District Council (in its regulatory capacity) by way of submission of this notice of requirement.

## **Conclusion**

Whangarei District Council seeks alteration to DW82 in the Whangarei District Plan in accordance with section 181(3) of the Act.

The designation will be altered by extending the boundaries to include the remainder of the parcel up to Flyger Road to include existing parts of the facility that are currently not designated.

The proposed alteration is necessary to achieve the objectives of the territorial authority as the designation relates to the supply of fresh water, and the facility is not currently protected in whole.

In accordance with Section 131(a)(ii) the proposed alteration will not result in any additional adverse effects on the environment over and above those already permitted by way of the existing designation.

In conclusion, alteration of the designation pursuant to s181(3) of the Act is recommended and requested.

## Form 20 Notice of territorial authority's requirement for designation or alteration of designation

Whangarei District Council gives notice of its requirement for an alteration of a designation for a public work  
The site to which the requirement applies is as follows: Par Lot 3 DP 919 Blk VI Ruakaka SD.

The nature of the proposed work is for the purpose of Water Intake and Pump Station in accordance with the existing designated purpose of DW82.

The public work will have no effects on the environment, as the scale and intensity of the existing activity will not be changed or increased by the designation alteration.

The public work alterations are reasonably necessary for achieving the objectives of the territorial authority because parts of the facility and associated pipes are not covered by the designation or an easement. For the sake of accuracy and security of the facility, the designation should be altered accordingly.

The following resource consents are needed for the proposed activity and have (*OR* have not) been applied for:

No consultation has been undertaken with parties as the site is owned and operated by Whangarei District Council and there are no effects anticipated to result from the alteration.

Under authority delegated by Whangarei District Council, I authorise this application on behalf of WDC, as a requiring authority:



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**Andrew Venmore, WDC Water Services  
Manager**

22 August 2018

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Date

**DW 125**

**Application under Section 181(3) –  
Alteration of a Designation**

## 1 Application Details

This application is made in support of a Notice of Requirement by Whangarei District Council as requiring authority, to alter an existing designation (DW125) pursuant to Section 181(3) of the Resource Management Act 1991 (the Act).

Whangarei District Council is a requiring authority in accordance with Section 166 and 167 of the Act.

The designated area to which this application relates is the airspace above and in the vicinity of the Whangarei Airport, including flight path approaches and a transitional area. The airspace to which Designation DW125 applies is above various lots, and the legal description utilised is "Various".

Whilst there are two designations that relate to the operation of the Whangarei Airport, the designation that is the subject of this application is identified as DW 125 in the Operative District Plan. The area is designated for Airport Flight Approach Paths and has been given effect to. There is an Airport within the designation which is held and operated by the Whangarei District Council.

The address for service for this Notice of Requirement is:

Heather Osborne  
Infrastructure Planner  
Whangarei District Council

Email: [Heather.osborne@wdc.govt.nz](mailto:Heather.osborne@wdc.govt.nz)

## 2 Site Details

The Whangarei Airport is a regionally significant domestic airport used for both private and commercial flights and accommodates daily scheduled flights by Air New Zealand Link and occasional flights by smaller operators. There are also training facilities, a heliport and a range of private hangars and buildings. The airport contributes to the social and economic well-being of the people and community of Whangarei, Northland Region, and nationally as part of a national network of Airports.

The airport is jointly owned by Whangarei District Council and the New Zealand Government. Overall operation of the airport is managed by a CCO (Council Controlled Organisation) of the Whangarei District Council. Whangarei District Council is the Requiring Authority with respect to designations relating to the Airport.

There are existing designated Flight Approach Paths (Designation DW 125) that extend from either end of the main runway in an approximate east / west direction, and from the secondary runway in an approximate north / south direction.

### 2.1 History of Operation

The first passenger air trip to Whangarei was made in March 1920 by Seaplane, landing in Onerahi. Within seven years, an air service was provided to Whangarei by the Air Survey and Transport Company. This service utilized seaplanes, with the principle landing area being near to Onerahi.

Onerahi Airport was gazetted in 1937 and the airport was completed in May 1939. The Airport was used for military purposes for the duration of World War 2, and by January 1947, a regular passenger service began using a 10 seat Electra aircraft. This service was operating twice daily by January 1948.

From December 1963 through to around May 1964, the Airport was upgraded with the construction of a sealed runway, taxiway, apron and other associated buildings and works. In November 1969, a new terminal building was opened, which to a large extent completed the airport to its current layout.

In 2015, \$1.02 million of improvements were undertaken at the airport. This included internal improvements to the existing terminal, taxiway expansion to accommodate the larger aircraft that now operate from the airport, and a new entryway.

### 2.2 Current Use

The Whangarei Airport is currently used by both commercial and recreational flight activities and is the base for several air operators.

The National Air Carrier (Air NZ Link) operate a frequent daily schedule to and from Auckland. On week days there is an early morning direct flight to Wellington which is complimented by a direct return in the early evening for commuters.

Flight training (fixed wing) is offered by Quantum Aviation Ltd and the Whangarei Recreational Flying Club.

Quantum offer full time training courses for those seeking a career as a pilot or the casual recreational pilot. The Recreational Flying Club primarily focus on recreational flying with Microlight class aircraft. Helicopter flight training is also offered, along with other commercial and recreational helicopter activities. Commercial Tandem and sports Sky Diving is offered, with two aircraft operating from Whangarei Airport.

The Airport provides fuel and maintenance facilities, as well as passenger services, which promote the airport as a regional hub for a wide variety of flight activities.

### 2.3 Physical Location

The Airport is located on the Onerahi Peninsula approximately 9 kilometres from the Whangarei Central Business District (CBD). The Airport is close to an urban area and in close proximity to residential land uses that have grown up with, and around the Airport.

The Peninsula has a large elevated flat area that accommodates the airport and associated facilities. There is a steep drop from the airport to the Harbour on all sides of the airport, with the exception of the north-eastern quadrant where the topography is more undulating in nature.

The main sealed runway is oriented in a roughly east / west direction. This runway is the primary landing and take-off facility and includes taxiways. The main runway is used by all commercial and passenger aircraft. Although aircraft may land in either direction, weather depending, the primary approach path is from the east, landing in a westerly direction. Take-off is generally in the same direction.

The approach path to the east is generally over water and un-developed mangrove areas. There is a steep escarpment from Beach Road, leading up to the Airport boundary. There are residential land uses located within the existing approach path to the east, all located on the escarpment area.

There are hills, to the north east of the airport, which are also aligned in a roughly east west direction. These hills act to restrict the approaches to the airport, with most aircraft entering the approach path from a southerly direction before descending and circling into the final approach path. The amended designation reflects this established flight path.

The flight path to the west is more open. Similar to the eastern approach path, the westerly flight path extends over the Whangarei Harbour. To the west, along the line of the main take-off flight-path is an expanse of harbour, leading to relatively low lying agricultural land well beyond the designated approach path.

The Airport has a secondary runway that is aligned in an approximate north / south direction. This runway is grass, and is only suitable for light, non-commercial aircraft and gliders. The southern approaches to this runway extend into the Whangarei Harbour, with a similar steep escarpment from beach road to the Airport boundary. This escarpment has residential land-uses. In addition to the residential land-uses on the escarpment, there are also residential land-uses on a flat area at the same elevation as the airport.

The northern approaches to the secondary runway extend out into the Whangarei Harbour, with residential land uses at the same elevation as the airport, falling away on a gentle escarpment toward the harbour. The City, along with Port Nikau and a light industrial area is located several kilometres to the north-northwest.

### 2.4 Role of Civil Aviation Authority

The Civil Aviation Authority (CAA) of New Zealand was established in 1992 as a crown entity under the Civil Aviation Act 1990. The Authority oversees aviation safety and the rules underpinning it, led by the Director of Civil Aviation. Aviation safety in New Zealand is aligned with the safety standards set by the International Civil Aviation Organisation (ICAO). New Zealand is one of 190 States that adhere to ICAO standards, and is regularly audited by ICAO and are recognised in bilateral agreements with other countries.

The Civil Aviation Rules prescribe the minimum safety standards required for every aspect of aviation; and are made by the Minister of Transport. The CAA develops, and drafts these standards in consultation with the aviation community.



CAA Rules continually evolve in response to changes in the aviation environment, technology, and experience. The Director of the CAA can also make emergency rules and may require certain immediate actions in some circumstances.

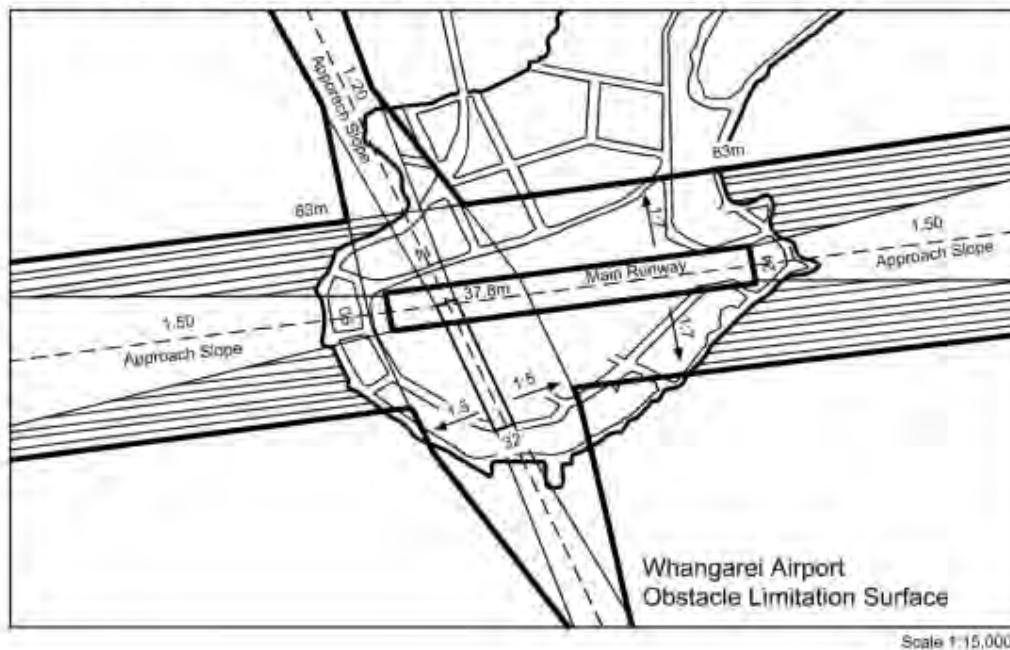
The Whangarei Airport is certified under the New Zealand Aviation Safety System, administered and enforced by CAA. To maintain certification, the Whangarei Airport must meet or exceed all safety standards, including obstacle free flight paths and approaches. Certification is renewed every five years, and compliance is monitored through regular audits and inspections.

## 2.5 Existing Designation

The Whangarei Airport approach paths are the subject of an existing Designation (DW 125) as follows:

ID	Name and location of Site	Designation Purpose	Legal Description Area	Underlying Environment	Map
DW 125	Airport flight approach paths (refer to Diagram DW 125)	Airport flight approach paths (refer to conditions)	Various	Living 1	46

### 3. DW125 - Airport Approach Path Designations Details



The existing Designation has the effect of restricting the height of buildings, structures and vegetation within the designated airspace, for the purpose of maintaining aircraft flight safety.

## 2.6 Reasons for Amending Designation

The Whangarei District Council, as the Requiring Authority for the airspace and approach paths to the Whangarei Airport are giving notice to alter Designation DW 125 to ensure aircraft operational safety and that airspace restrictions comply with amended Civil Aviation Rule requirements and better reflect the flight paths and rules currently in force at the Airport. The alterations will also ensure that DW 125 is clearer in its presentation and requirements.

### 3 Proposal Detail

The effect of a designation is that the Requiring Authority responsible for the designation may do anything in accordance with the designation, irrespective of the ordinary rules in the Plan that might otherwise control the activity. Other people may not, without prior consent of the Requiring Authority, do anything in relation to the designated land that would prevent or hinder the project or work to which the designation relates. This restriction may relate to using or subdividing the land, or changing the character, intensity or scale of the use of the land.

In the case of Designation DW 125, the intended effect is to ensure that structures, vegetation or other obstacles to safe flight, particularly during approach and departure along the main runways, do not pose a hazard, either through height (physical obstacle) or reflectivity (posing a sighting risk to pilots). The designation enables the trimming (or removal) of trees that infringe the height restrictions within the designated area without resource consent.

The proposed amendments to Designation DW 125 arise from changes to CAA Rules under the Civil Aviation Act 1990 and the current established flight approach path for aircraft using the airport.

The proposed amendments, in tandem with minor amendments to the Restricted Discretionary Consent for the height of structures (being sought separately) enable the Whangarei Airport to continue operating under its CAA Certification and in accordance with its existing uses and designations.

#### 3.1 Proposed Amendments

The following sets out the proposed amendments to Designation DW 125:

##### Update designation Table:

ID	Name and location of Site	Designation Purpose	Legal Description Area	Underlying Environment	Map
DW 125	<del>Airport flight approach paths</del> <u>Obstacle Limitation Surfaces for Whangarei Airport – Onerahi</u> (refer to Diagram DW 125)	<del>Airport flight approach paths</del> Whangarei Airport flight approach and circling paths (refer to <u>DW 125 Notes</u> conditions)	Various	Living 1	46

Insert the following text:

**DW125** The Airspace above the Obstruction Limitation Surface must be maintained free of obstructions, including buildings, masts, aerals, other structures and vegetation, unless the approval of the Whangarei Airport, as the Requiring Authority has been obtained.

Replace Diagram DW 125:

Insert the following Definitions:

##### Definitions:

**Approach Slope:** The main take-off and landing direction, located at either end of the runway. The Approach Slope rises at a rate of 1:50 (1:20 for the crosswind runway), for 3km from the end of the runway.

**Transitional Surface:** A sloping surface rising from the edge of the runway at a rate of 1:7 to an altitude of 45m above the runway (85m Above Sea Level). This slope extends 315m out from the edge of the runway.

**Obstruction Limitation Surface:** The altitude, defined by the Approach Slope, Conical, Flat and Transitional Surfaces, surrounding the Airport. The Airspace above the Obstruction Limitation Surface must be maintained free of obstructions, including buildings, masts, aerals, other structures and vegetation, unless the approval of the Whangarei Airport, as the Requiring Authority has been obtained.

## 3.2 Options Assessment

### 3.2.1 Alternative Sites

The Whangarei Airport is a regionally significant transport hub. The Whangarei District Council has undertaken some work to identify a site for a new Airport. However, the current Airport location has been confirmed for the life of the Whangarei District Plan.

DW125 is associated with the safe operation of the Whangarei Airport. There are no alternative sites.

### 3.2.2 Alternative Routes

The flight paths for the Whangarei Airport are dictated by the alignment of the airport runway, the type of aircraft that utilise the Airport and the surrounding geography. There are no alternative flight paths for the Whangarei Airport. The extent and geography of DW125 has been aligned to match published flight path information for the Whangarei Airport, and local geography.

### 3.2.3 Alternative Methods

In giving notice of requirement to alter DW125, the following alternative methods to a Designation under the resource Management Act have been considered:

#### **Maintain Existing Designation**

The existing designation provides for the protection of airspace in the immediate airport surrounds, including approach and take-off paths for the main runway and the secondary cross wind runway. The Designation has not been updated recently, and the designation no longer meets Civil Aviation Authority requirements for an obstacle free airspace and published approach flight paths.

Maintaining the existing designation in its current format would place the airports ability to maintain its current certification under CAA Regulations at risk. If the airport does not maintain its certification, its ability to continue operation as a regionally significant transport hub will also be at risk. The loss of certification would result in adverse effects on the Whangarei economy as a regional hub, and on the regional economy.

Maintaining, or rolling over the existing designation without change is not a viable option.

#### **Remove Designation**

Removal of the designation would result in no airspace, including approach paths being protected from obstructions. Without protection, there is potential for a significant reduction in flight safety. The airport would be unable to meet a basic requirement of Airport certification.

Airspace protections could potentially be enforced through CAA regulations. However, this would need to be enforced through the District Court. Enforcement through the District Court is both time consuming and expensive for the airport and the affected community.

The inclusion of a designation, clearly identifying the protected airspace within the District Plan, provides a clear methodology for airspace protection.

The removal of the existing designation is not a viable option.

#### **Alter Designation and seek amendments to District Plan Height Rules**

Altering DW125 to meet the current full requirements of CAA Regulations and published flight paths would result in a large expanse of airspace being incorporated into the Designation. Much of this airspace is at a height above ground level, where at least a Restricted Discretionary Consent would be required for any structure that would infringe on the designated airspace.

To maintain the airports current certification; and operate as a significant regional transport hub, the airspace identified in the CAA regulations must have some form of protection. This airspace protection is considered essential for providing ongoing aircraft flight safety and to reduce the risk to aircraft, passengers and the community on the ground near the airport.

The critical airspace that requires protection through a District Plan Designation is the Approach Slope and the Transitional Surface (refer above for definitions). The published approach flight path to the east of the airport differs from the existing designation. The amendment of Designation DW125 to reflect published approach flight paths and current CAA Regulations will achieve the desired protection.

CAA Regulations also require protection for additional airspace surrounding the airport. This airspace is defined as:

**Conical Surface:** This surface is conical in shape and rises from the outer edge of the *Flat Surface* at a rate of 1:20 to an altitude of 150m above the runway (190m Above Sea Level).

**Flat Surface:** This surface extends from the outer edge of the *Transitional Surface* for 2,500m, measured from the edge of the runway. The *Flat Surface* is at an altitude of 45m above the runway (85m above Sea Level).

This Airspace extends around the Airport on all sides. The protection required for this airspace is less critical than the approach slopes and transitional surface. However, some form of protection is still required under CAA Regulations. Protection in this additional area may include mapping an obstruction for flight safety notices purposes or providing appropriate lighting on a structure.

Given the overall height above ground that the Conical and Flat Obstruction Limitation Surfaces are, it is considered that an appropriate protection can be achieved through a minor amendment to the Restricted Discretionary Rule for the height of structures in the various environments. This amendment to the rules would be to include flight safety as a matter that council retains its discretion. This amendment to the District Plan can be pursued separately to the amendment to Designation DW125.

The alteration of DW125 as set out in this Notice of Requirement, in tandem with a minor change to the Restricted Discretionary Rules for the height of structures is considered the most appropriate option.

## 4 Statutory Context

Section 181 of the RMA relates to the alteration of an existing designation.

A requiring authority that is responsible for a designation may give notice of a requirement to the Council to alter an existing designation. The process is subject to sections 168 to 179 as if it were a new notice of requirement.

The Council may alter a designation in the operative district plan or a notice of requirement in the proposed district plan without sections 168 to 179 applying, where the alteration:

- i. Involves less than a minor change to the effects on the environment associated with use or proposed use of land or any water concerned; or
- ii. Involves only minor changes or adjustments to the boundaries of the designation or requirement; and

Written notice of the proposed alteration has been given to every owner or occupier of the land directly affected and those owners or occupiers agree with the alteration; and

Both the territorial authority and the requiring authority agree with the alteration

In this instance, the minor alteration proposed to DW125 meet the above criteria for the reasons set out below.

## 5 Assessment under Section 181(3)

### 5.1 Assessment against Section 181(3)(a)(i)-(ii)

The alteration proposed to DW125 involves a less than minor change to the effects on the environment associated with the area subject to the Designation and the airspace above it (refer 5.2 below). The proposed alteration to DW125 involves a less than minor change to the boundaries of the designation.

As the changes to the effects on the environment are less than minor and the changes to the boundary of the designation are a minor change or adjustment, the proposed alteration to DW125 meets the requirements of Section 181(3)(a)(i)-(ii).

### 5.2 Environmental Effects Assessment

#### 5.2.1 General

Designation DW 125 provides for the protection of airspace from obstacles within the Whangarei Airport approach and take-off paths, including an airspace safety zone around the airport. The Designation does not authorise any works or land uses. As there are no works, or land uses, there are no adverse effects on the environment arising from the protection of airspace within the vicinity of the airport.

Overall it is considered that the effects of the amended Designation DW125 on the Whangarei District Plan are less than minor.

## 5.2.2 District Plan

The Whangarei District Plan sets out the rules for land use, which includes the height of Aerials, Masts and Aerial support structures, as well as building heights. Aerials and buildings within the boundary of the Airport are managed in accordance with Designation DW124, which provides for Airport operations and development.

### Airport Environment

The Airport Environment comprises the land within the boundaries of the Whangarei Airport and is subject to Designation DW124. The Rules in the Airport Environment only apply to activities not complying with Airport Designation DW124 (Airport Operations).

**Rule 45.3.12 Aerials and Aerial Support Structures** requires a Discretionary Resource Consent for an aerial, or aerial support structure that exceeds a height of 14.25m (above ground), and any dish aerial that exceeds a height of 10.25m (above ground).

**Rule 45.4.1 Building Height** requires a Restricted Discretionary Resource Consent for any building that exceeds 10.25m; or exceeds 8.0m where the building is on a site adjoining a Living or Open Space Environment.

The proposed amendments to Designation DW125 do not adversely affect the Airport Environment Rules because:

1. The amendments to designation DW125 do not alter the existing airspace restrictions that apply to the Airport Environment
2. Any buildings or aerials within the Airport Environment that do not comply with DW 124 and would intrude into the airspace restrictions of DW 125, would require a restricted discretionary consent under the Airport Environment Rules.
3. Any buildings or aerials within the Airport Environment that comply with DW 124 would not be impacted as these buildings are for airport purposes, and operational activities. These structures require both authorisation by the Airport and compliance with CAA setback and safety requirements.
4. Vegetation and trees (including notable trees) infringing within airspace restrictions of DW 125 would not require a resource consent to trim, providing that any notable trees were not being removed in their entirety. This in effect is a lessening of the rules applying to vegetation.

### Living Environments

The proposed amendments to DW125 has no additional impact on Living Environments as the boundary of the Designation does not change within the Living Environments.

Living Environments include the Living 1 Environment, immediately adjacent to the Airport.

**Rule 36.3.18 Aerials and Aerial Support Structures** requires a Discretionary Resource Consent for an aerial, or aerial support structure that exceeds a height of 12.0m (above ground).

**Rule 36.4.2 Building Height** requires a Restricted Discretionary Resource Consent for any building the exceeds 8.0m.

The areas that the amended Designation DW125 extends to, are of a lower elevation than the Whangarei Airport site, with the exception of isolated areas within the Sherwood Rise area in Onerahi. Parts of Sherwood Rise are approximately 20m higher than the Airport. In these areas, the Obstacle Limitation Surface is 45m above the Airport elevation. The height of any structure, or aerial would therefore need to exceed 25m at the highest point in Sherwood Rise to infringe upon DW125 Obstacle Limitation Surface.

Any aerial or structure within any Living Environment, and subject to designation DW125, would require a restricted discretionary consent. Additional authorisation by the Airport would not result in any additional regulatory requirements.

### Business Environments

The proposed amendments to DW125 has no additional impact on Business Environments or the Port Nikau Environment as the boundary of the Designation does not change within these Environments.

The area that is subject to Designation DW125 includes Business 4 Environments, as well as the Port Nikau Environment. In relation to Port Nikau, the current Business 4 Rules apply.

The Business 4 and Port Nikau Environment have an aerial height restriction of 39m and 35m for any building, before requiring consent. Both of these environments are at or near sea level (40m below the

Airport elevation), and as such, any building or aerial is unlikely to infringe on Designation DW125, and would require consent under the relevant Business Environment Rules.

Any aerial or structure within any Business Environment, or Port Nikau Environment, and subject to designation DW125, would require a restricted discretionary consent. Additional authorisation by the Airport would not result in any additional regulatory requirements.

### **Rural and Coastal Countryside Environment**

The area that is subject to Designation DW125 includes some areas that are located within the Coastal Countryside Environment and the Rural Environment. The areas where these environments intersect with Designation DW125 do so where the Obstacle Limitation Surface exceeds 85m ASL, and is sloping upward to a height of 190m ASL at a gradient of 1:20.

It is considered that the height of the Obstacle Limitation Surface above these environments is such that there would be no additional impact on existing or new structures.

The natural ground level intersects with the western approach slope and the outer conical surface that rises to 190m ASL. In this case, the existing Designation DW125 (unmodified) also intersects ground level at the same location. The Whangarei Airport continues to seek the inclusion of this area within Designation DW125 so that any tall structures can be identified, maps on Airport Flight Information for pilots, and if necessary, appropriately illuminated. In this case, the amendment to DW125 has a less than minor effect.

### **Heritage Trees and Vegetation**

The effect of DW125 is to enable the airport to either undertake or require the trimming or removal of vegetation that infringes or is about to infringe on the Obstacle Limitation Surface.

**Rule 59.2.1 Trimming of Trees** provides for the trimming of Heritage Trees as a Permitted Activity, subject to conditions. DW125 has the effect of widening the extent of trimming that can be undertaken as a permitted activity. Where vegetation removal is required to maintain the Obstacle Limitation Surface, work can be undertaken in accordance with the Designation without Consent.

### **Assessment**

The amendments to Designation DW125 does not have an adverse impact on the Whangarei District Plan. The Plan includes Rules relating to the height of structures within the environments that DW125 overlays. In most cases, topography and the slope of the Obstacle Limitation Surface mean that anything that would infringe the Limitation Surface will require Consent under the relevant rule. In all but a few locations, topography makes it unlikely that a structure will be of sufficient height to infringe the Surface, except for some radio masts.

Overall it is considered that the effects of the amended Designation DW125 on the Whangarei District Plan is less than minor.

## **5.3 Assessment against Section 181(3)(b)**

Section 181(3)(b) requires that written notice of the proposed alteration has been given to every owner or occupier of the land directly affected and those owners or occupiers agree with the alteration.

DW125 is designed to protect airspace within the approach paths to the Whangarei Airport, including the area required for circuiting the airport. The Designation requires any developer or landowner to obtain the approval of the Whangarei Airport to infringe the protected airspace.

As identified in 5.2.2 (above), topography and existing District Plan height restrictions result in any obstacle (aerial, structure or building) that would infringe the protected airspace to require resource consent. Properties within close proximity to the Airport (where there is potential to be impacted) are already subject to the existing Designation provisions. These provisions will not change and as such, it is not considered that these properties will be directly affected by the proposed alteration to the designation.

Overall it is considered that there are no owners or occupiers of land that is directly affected by the proposed alterations to Designation DW125. No written notice is therefore required and the requirements of Section 181(3)(b) have been met.

## 5.4 Assessment against Section 181(3)(c)

Section 181(3)(c) requires that both the territorial authority and the requiring authority agree with the alteration. For the purpose of meeting this test, Whangarei District Council provides their agreement to the alteration as requested and is seeking agreement from Whangarei District Council (in its regulatory capacity).

## Conclusion

Whangarei District Council seeks alteration to DW125 in the Whangarei District Plan in accordance with section 181(3) of the Act.

The designation will be altered by amending the eastern flight approach path to reflect published approach paths. The remainder of designation DW125 will remain the same.

The proposed alteration is necessary to ensure that airport and aircraft flight safety are maintained by providing protection to the Whangarei Airport Airspace, along its approach and take-off paths, including the area required for low altitude aircraft circulation. The proposed alteration of DW125 is also necessary to comply with amended Civil Aviation Rule requirements, and to ensure that DW 125 is clearer in its presentation and requirements.

In accordance with Section 181 (3)(a)(i) and (ii) the proposed alteration will not result in any additional adverse effects on the environment over and above those already permitted by way of the existing designation and will only involve a minor change or adjustment to the boundary of the designation.

In conclusion, alteration of the designation pursuant to s181(3) of the Act is recommended and requested.

**Mike Hibbert**  
Property Manager  
Whangarei District Council



## Form 20

### Notice of territorial authority's requirement for designation or alteration of designation

Whangarei District Council gives notice of its requirement for an alteration of a designation for the restriction of airspace in the locality of the Whangarei Airport, including Approach and Circling Paths, where the restriction is necessary for the safe and efficient functioning and operation of a Public work, being the Whangarei Airport.

#### The site to which the requirement applies is as follows:

The airspace above the Whangarei Airport and locality as defined by the Obstruction Limitation Surface (refer Definitions) and identified on the attached map.

*Legal description: Various.*

#### The nature of the proposed work is:

The maintenance of flight safety and airport operational safety by the protection of the airspace in the vicinity of the Whangarei Airport; including the flight approach paths and circling paths so that they are free of obstructions.

#### The nature of the proposed conditions that would apply is:

DW125 The Airspace above the Obstruction Limitation Surface must be maintained free of obstructions, including buildings, masts, aerals, other structures and vegetation, unless the approval of the Whangarei Airport, as the Requiring Authority has been obtained.

Diagram DW 125: Attached

#### Definitions:

<i>Approach Slope:</i>	The main take-off and landing direction, located at either end of the runway. The Approach Slope rises at a rate of 1:50 (1:20 for the crosswind runway), for 3km from the end of the runway.
<i>Conical Surface:</i>	This surface is conical in shape and rises from the outer edge of the <i>Flat Surface</i> at a rate of 1:20 to an altitude of 150m above the runway (190m Above Sea Level).
<i>Flat Surface:</i>	This surface extends from the outer edge of the <i>Transitional Surface</i> for 2,500m, measured from the edge of the runway. The <i>Flat Surface</i> is at an altitude of 45m above the runway (85m above Sea Level).
<i>Transitional Surface:</i>	A sloping surface rising from the edge of the runway at a rate of 1:7 to an altitude of 45m above the runway (85m Above Sea Level). This slope extends 315m out from the edge of the runway.
<i>Obstruction Limitation Surface:</i>	The altitude, defined by the <i>Approach Slope, Conical, Flat and Transitional Surfaces</i> , surrounding the Airport. The Airspace above the Obstruction Limitation Surface must be maintained free of obstructions, including buildings, masts, aerals, other structures and vegetation, unless the approval of the Whangarei Airport, as the Requiring Authority has been obtained.

#### The effects that the public work will have on the environment, and the ways in which any adverse effects will be mitigated, are:

The alteration proposed to DW125 involves a less than minor change to the effects on the environment associated with the area subject to the Designation and the airspace above it (refer attached Assessment of Environmental Effects).

#### Alternative sites, routes, and methods have been considered to the following extent:

The Whangarei Airport has been confirmed at its current location for the lifetime of the Whangarei District Plan. It is therefore considered that there are no alternative sites for Designation DW124.

The alignment and extent of DW124 is dictated by the airport alignment, geographical constraints and Civil Aviation Authority regulations. There are no alternatives to the extent and alignment of the designation.

Three alternative methods have been assessed (refer attached), including:

1. Maintaining the existing designation (rolling DW124 over)
2. Removing the designation
3. Altering the Designation to meet new CAA Regulation requirements

It was determined that the most appropriate option is to alter the designation DW124 to update it so that it reflects the current CAA regulatory requirements for the safe operation of the Airport.

**The alteration of the designation is reasonably necessary for achieving the objectives of the territorial authority because:**

1. The alteration meets the updated requirements of Civil Aviation Authority regulations
2. The current certification of the Whangarei Airport can be maintained
3. The designation allows for the ongoing safe and efficient operation of the Airport; and helps ensure flight safety.

**No resource consents are needed for the proposed activity.**

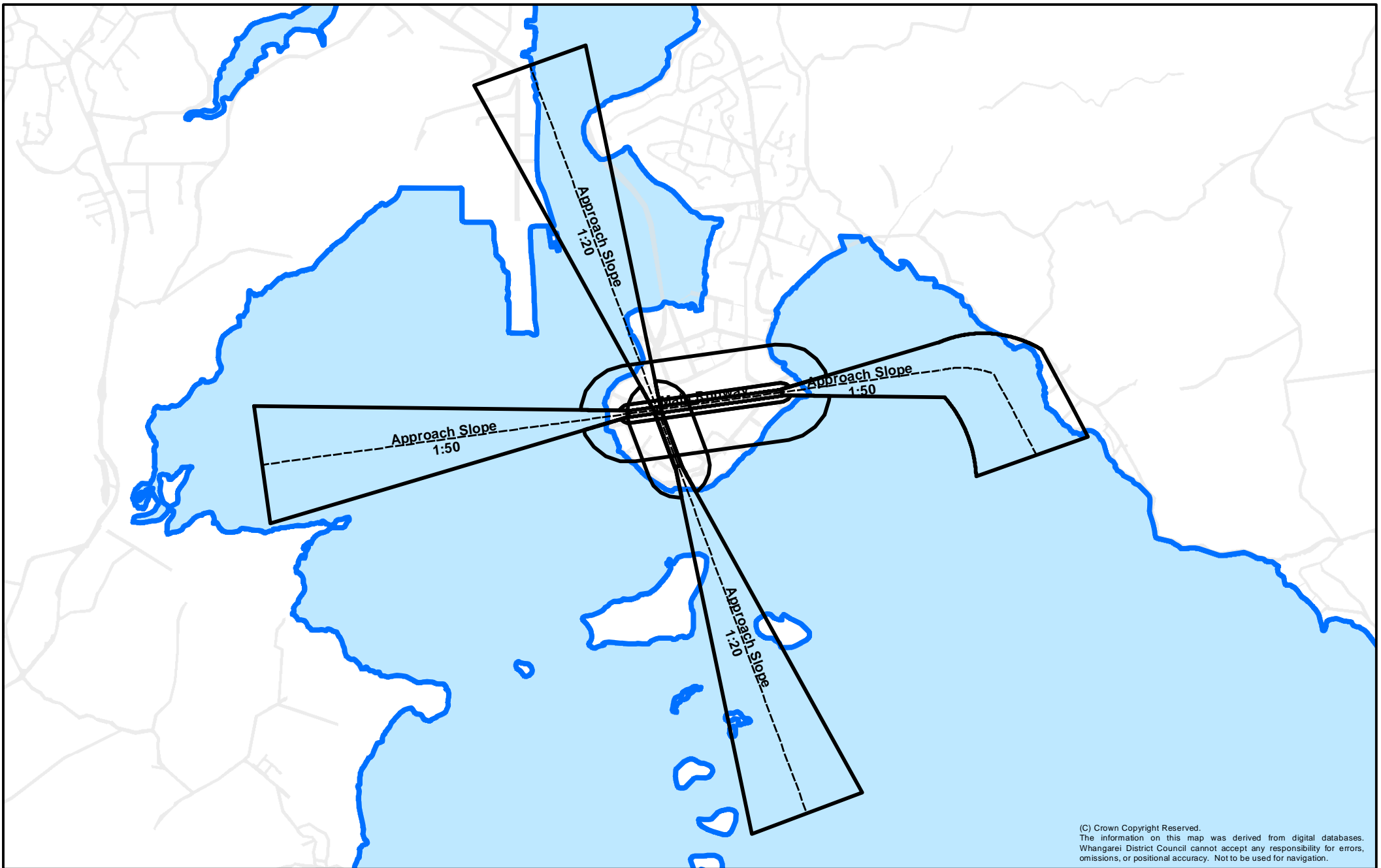
**No formal consultation has been undertaken with potentially affected parties:**

The effects of the alteration to DW125 on property owners, the wider community and the environment are assessed as less than minor. As such, it has been determined that additional consultation is not required.

**Whangarei District Council attaches the following information required to be included in this notice by the district plan, regional plan, or any regulations made under the Resource Management Act 1991.**

- Attachment 1: Designation DW125 Map
- Attachment 2: Designation DW125 Diagrams

**Mike Hibbert**  
Property Manager  
Whangarei District Council



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