

RESOURCE CONSENT APPLICATION FOR SUBDIVISION

Please complete all sections. Examples are provided in brackets to help you answer the questions. If you require assistance in completing the application, please feel free to give us a call on (03) 788 9603, email us at planning@bdc.govt.nz or make an appointment at the Westport office, as a Duty Planner is available most days.

Site photos are always helpful. If you are taking photos take one of the access from the road. Either print the photos and attach to your application, or email them to planning@bdc.govt.nz with reference to the site that the application is for.

A plan prepared by a Licenced Cadastral Surveyor must be submitted at the time of making application. We require the important measurements like how long each boundary is, and any easements that are required.

Have you thought about what will happen when the sections are sold? The new purchasers may have different plans for the lot than you expect. You may want to think about restricting the number or height of future houses, or the types of activities that can take place on the new lot.

Note: Before you have a new title issued and are going to sell the subdivided lot, you must meet all the costs of the subdivision. You will have to pay for the processing and monitoring of your consent, pay your surveyors fees, and pay a reserve contribution. You may also be required to install services to the new lot, install vehicle crossings, form Rights of Way, and contribute to road upgrades.

CHECKLIST

- ☐ Have you completed and signed the Application form? **Yes**
- ☐ Have you completed and signed the attached Assessment of Environmental Effects form? **Yes**
- ☐ Have you attached an assessment of the activity against Part 2 of the Resource Management Act and any relevant Objectives and Policies of the Plan (in accordance with Schedule 4)? To assist with completing this assessment, a copy of Part 2 and the District Plan's Objectives and Policies can be downloaded <http://bullerdc.govt.nz/application-forms-and-informationsheets/assessmentdocument/> **Yes**
- ☐ Have you included a subdivision plan, prepared by a Licenced Cadastral Surveyor? **Yes**
- ☐ Have you included any
 - ☐ coastal hazard assessment, or **No**
 - ☐ geotechnical assessment of the site, or **Yes**
 - ☐ landscape assessment if the subdivision is in a sensitive area? **No**
- ☐ Have you completed the 'Declaration to Accompany Application for Resource Consent' in regard to the National Environmental Standard for Assessing and Managing Contaminants in Soil to Protect Human Health (NES)? **Yes**
- ☐ Have you included a site plan? **Yes**
- ☐ Have you included photos of the site, or ☐ Plan to email photos to Council? **Yes**
- ☐ Have you included the deposit of \$800.00? **No, applicant will pay once bank details are provided**
Please note that this is a deposit only and Council operates on a full cost recovery system. Therefore if the cost of processing the consent is more than the deposit, you will be charged the additional amount.
- ☐ Have you included a copy of the Record of Title (RT). The RT must not be older than 3 months), or **Yes**
- ☐ Do you wish Council to search a copy for you (for a cost of \$40.00 per RT)?
- ☐ Have you attached any completed and signed affected parties forms? **Yes we have provided sign off from the immediate neighbours.**

Advice Note: Please attach separate sheet(s) if required.

APPLICANT DETAILS

1. Applicant(s) name(s): (please write all names in full)

Tauranga Bay Holdings Ltd

2. Postal Address: 13 Edgehill Place, Fairhall, Blenheim

Telephone: Business: **021 122 83416**

Facsimile: N/A

Private: **021 122 83416**

Email: **anthony@susant.co.nz**

3. Applicant is the ☐ owner/occupier

Property owner's name: (if different from above)

4. Correspondence to be sent to the following name and address: (if different from applicant)
-

Eliot Sinclair and Partners, PO Box 298 Hokitika

Telephone:

Business: **03 755 81814** Facsimile: N/A

Private: **0279419756** Email: **sjh@eliot Sinclair.co.nz**

PROPERTY DETAILS

5. Property address or description of location: *(include the name of any relevant stream, river or other water body to which the application may relate, proximity to any well known landmark, etc)*

The property is located fronting both Wilsons Lead Road and Tauranga Bay Road at Cape Foulwind.

6. Legal Description: **Sec 41 SO 13711.**

Record of Title No.: **1126339**

7. Valuation Roll Number (from rates or valuation notice) _____
8. Zone: **The site is situated in the Rural Environment Zone under the Operative District Plan.**

DETAILS OF PROPOSAL

9. This is an application for a ☒ Subdivision Consent
10. Are any other consents required? ☒ No
(a land use consent for boundary encroachment, a building consent, or a consent from the Regional Council)
If yes, list consents below, stating whether they have been applied for.

None expected

11. Provide the reasons for the application and for choosing this site: *(disposal of unwanted land etc)*

The applicants own the site and wish to undertake a subdivision resulting in 21 rural residential type allotments, undertaken over two stages.

12. What is the intended use of the lots after subdivision? *(rural use, residential, lifestyle blocks, etc)*

The applicants intend selling the allotments, it is expected that proposed Lots 1 – 21 will be used for rural-residential type use. Eg A new dwelling would be expected to be constructed on each of these sites.

13. Are any Covenants or Consent Notices (restrictions) proposed on the new lots? *(limiting the number of dwellings on each lot to one, not allowing the lots to be used for purposes other than residential, etc)*

- Subject to Part IVa Conservation Act 1987.

-Subject to Section 241(2) of the RMA 1991. (Amalgamation Condition)

14. Are there any existing buildings on site? If so, what are they used for? *(a dwelling for residential purposes, a barn for storing farm equipment etc)*

There are no existing buildings on site.

15. **Regular traffic movements when the lots are developed are likely to be at the rate of 168 cars per day from the site. (21 allotments – 8 vehicle movements per allotment per day, 160 at the proposed diagram D access, Lot 22 and 8 at the proposed diagram C access to Lot 5)**

16. Is there space on each proposed lot for a carpark? Yes ☐
17. How is potable (drinking) water provided, or how will it be provided for each lot? *(town supply, rain catchment, the responsibility of the purchasers of the lots, etc)*
There is no Council reticulated water available to the site. Rainwater tanks will be required for water supply for the site. The engineers report recommends that a leaf diverter and a first flush diverter be installed.
18. How is effluent disposal provided for, or how will it be provided for on each lot? *(town supply, septic tank, communal system, aerated system, etc)*
Wastewater will be disposed of on-site, due to the nature of the underlying soils it is expected that site specific systems will need to be used.
The design of any on-site wastewater system should be undertaken in accordance with AS/NZS1547: 2012 for massive loam with a soil category of 3.
The operative district plan and draft TTPP have minimum areas for non-sewered sites (1500m² and 1000m² respectively) it would be expected that any future lots have areas more than these minimum requirements to ensure sufficient space on-site to treat wastewater.
19. How is stormwater disposal provided for, or how will it be provided for on each lot? *(town reticulation, used for water supply, onsite sump, piped to a water course, discharged into sewage system etc)*
It is expected that run off from buildings will be drained to water tanks, any excess can be disposed of on site, this may be to a drain or soak pit and should form part of the design for any future dwelling. There are also various overland drains on site which can be drained to if manageable.
20. Where is the closest point for connecting to electricity and telecommunications services? *(there is an electricity line at the road boundary and telecommunications cables buried across the street, etc)*
Electricity supply runs parallel to Wilsons Lead Road across from the site, through land owned by the applicants (in the same title) provisions for power can be made via an easement over Lot 1 DP 19769 when the final location of the power supply is completed.
No telecommunications are proposed to be connected due to fibre not being available in the area. There is excellent cell coverage at the site and satellite systems can be utilised. (Starlink etc)
21. Are all wells, pipes, water tanks, septic tanks, effluent soakage fields, and stormwater disposal systems contained within each site? ☐ Yes
- Please show on a site plan the location of any of the above services in relation to lot boundaries.
Not Applicable
22. Provide details of any landscaping proposed: *(bundling, planting along the borders of the lots or along access ways, etc)*

It is proposed that a bund be constructed along the south eastern boundary of the site adjacent to Sec 42 SO 13711. This bund will allow for separation between the farming activity located south of the site and the rural-residential allotments. It is intended that the bund be planted with native grasses, shrubs and bushes. Note that the length of the bund would be contrasted to coincide with the staged development, eg. to the southern boundary of proposed Lot 6 during stage 1.

23. Are any new accessways (vehicle crossings) proposed for the site? ☐ Yes If so, please show on a site plan Note:

It is intended that the existing entranceways be upgraded, diagram 'C' to access proposed Lot 5 and diagram 'D' to facilitate access to proposed Lots 1 -4 & 6 – 21. Note that a design and access statement will be supplied as part of the application, specific road design is intended to be provided once consent approval has been received.




24. Are any new signs or changes to existing signs proposed? ☐ No
(an entrance sign naming the subdivision, a new road sign)

If yes, please provide a site plan showing the location, dimensions, colour, exact message and dimensions of lettering and symbols, and where within the subdivision the sign will be located.

25. Do you wish to be contacted prior to a member of the Planning Department undertaking a site visit? ☐ No

Dated at Hokitika this 14th day of February 2024

Signed: 
(to be signed by or on behalf of the applicant)

The personal information that you provide in this form will be held and protected by Buller District Council in accordance with our privacy policy (available at bullerdc.govt.nz/privacy and at council libraries and service centres) and with the Privacy Act 2020. Council's privacy policy explains how we may use and share your personal information in relation to any interaction you have with the council, and how you can access and correct that information. We recommend you familiarise yourself with this policy

**PLEASE MAKE SURE YOU HAVE READ THE CHECKLIST ON THE FRONT PAGE AND
PROVIDED ALL REQUIRED INFORMATION
ASSESSMENT OF EFFECTS ON THE ENVIRONMENT**

PHYSICAL

1. Describe the:
- (a) landforms (*eg: mountains, hills, cliffs, streams, rivers, valleys, beaches, lakes, gorges, caves, paddocks*)

The site is covered in rough pasture, characterised by localised plateaus and gullies. The existing landscape character has been formed by a combination of natural and human forces. Previously the site was government-owned sheep and cattle property. (Landcorp) This has limited any native regeneration of endemic vegetation that may have historically occurred there. There is an area of wetland at a lower elevation in the north of the site, it is proposed that this area be captured as a reserve. (Lot 23)

- (b) land slopes (*eg: steep, flat, rolling, angle of slope*)

The site is generally clear with plateaus and gullies, the slopes on site are gentle to moderate with the steepest slopes on site being the gullies. Each allotment has an area that is flat, being located on the plateaus, which would be suitable for building construction.

- (c) soils (*eg: sand, clay, rock, fill, name of soil*)

The site is underlain with Late Pleistocene shoreline deposits (Q5b) consisting of marine sand and gravel. A layer of iron pan was found during ground testing at shallow depth below wet silts, sand and sandstone was found underlying the iron pan. Due to the underlying iron pan the site is not highly productive.

2. Describe any potential for natural hazards (*e.g. flooding, erosion, land slip*)

As part of this subdivision application a report detailing natural hazards and any mitigation measures recommended. This report has not identified any significant natural hazards at the site except those typically associated with a large earthquake event.

3. Are any of the following present in the area? *(delete which do not apply)*

(a) telephone/electricity wires or cables

There is overhead electricity running on the opposite side of Wilsons Lead Road, this will be utilised for connection to the rural-residential allotments,

Please indicate these features on a site diagram/map.

See below for approximate Power Pole location.



FLORA, FAUNA AND ECOSYSTEMS

4. Describe the vegetation within the application area. List the major species, and any rare or endangered species. (*"Native bush" and "scrub"* is not a satisfactory answer).

Most of the site is covered in rough pasture. Pockets of native vegetation (flaxes) exist in the gullies across the site.

5. Will native vegetation clearance occur? If so, how much?

No native vegetation is expected to be cleared as part of this application. Where access crosses the gullies on site there is no significant native vegetation to be disturbed.

6. Describe and/or list the birdlife, wildlife, freshwater and marine life within the application area, or in the vicinity and any recognised special wildlife habitats (*"usual West Coast wildlife"* or similar is not a satisfactory answer).

During our site visits no birdlife or habitats were identified or noticed. No known significant habitats or eco-systems are known to exist adjacent to or surrounding the site.

7. Describe the effects the activity will have on ecosystems, including effects on plants or animals, any physical disturbance of habitats in the area.

None Expected.

LAND USE

8. Describe the current land use (give as many details as possible).

The site is presently used for rough grazing, (non-intensive sheep and beef) previously the site was government-owned sheep and cattle property. (Landcorp)

9. Describe neighbouring land uses.

Neighbouring and surrounding land use is typically farming type activities. There are several smaller lifestyle type properties located on both Wilsons Lead Road and Tauranga Bay Road. The Cape Foulwind Township is located approximately 1km from the northern corner of the property along Tauranga Bay Road, with Tauranga Bay located approximately 2km to the south.

10. What is the public use of the area?

There is no public use of the site.

11. Describe any recreational uses that occur on the land.

There is no recreational use of the site.

12. What is the intended post-activity vegetation cover and land use? (e.g. forestry, road, residential subdivision, pasture, etc)

Proposed Lots 1 - 21 are likely to be used for residential purposes, being lifestyle properties.

Proposed Lot 22 will be road reserve, used for access purposes.

Proposed Lot 23 will be utilised as a reserve encompassing the wetland area on site.

13. What effect will this application have on alternative uses of the land, resources and/or the environment at present or in the future? (discuss the reasons for your answer)

There will be a change in the current land use of proposed allotments from rural to a rural lifestyle type use. Due to the non-intensive grazing of the site at present, the change in land use is not expected to have a significant impact on the productivity of the site.

No significant environmental effects are expected to result from this proposal.

14. Describe the present land surface and how it will be rehabilitated (if applicable).

No significant effect on the present land surface is expected, therefore no rehabilitation will be required.

Earthworks may be required in relation to site access and building platforms, no rehabilitation will result for this as the land surface will be being changed for the express purpose of development and will remain altered.

CONTINGENCIES OR SAFEGUARDS

15. If your activity includes the use of hazardous substances and installations, provide an assessment of any risks to the following which are likely to arise from such use:

- (a) risks to the physical environment

No hazardous substances are to be used.

(b) the neighbourhood

No hazardous substances are to be used.

(c) the wider community

No hazardous substances are to be used.

16. Describe any mitigation measures (safeguards and contingency plans where relevant) to be undertaken to help prevent or reduce the actual or potential effect of any chemical or other contaminant accidents (*i.e. where will the contents go, how will they be contained, treated, recycled or disposed?*) (continue on separate sheet if necessary)

Not Applicable.

17. Describe any possible alternative locations or methods for undertaking the activity.

No other alternative methods or locations have been considered.

MONITORING

18. How will the effects of the activity be monitored?

Assuming all consent notices are the subdivision is completed it is expected that no monitoring will be required,

19. Who will monitor the effects of the activity?

No monitoring is expected.

SOCIO-ECONOMIC IMPACTS

20. State the number of people who will work at the site: **None expected full time. It is expected that there will be workers on site during the roading construction phase of the project and during survey fieldwork etc.**

21. Give details of the hours of work (*provide details of any shift times*)

Temporary work would be expected between the hours of 7:00am to 6:00pm on weekdays.

22. Do you intend working on weekends or outside the hours 7.00am to 6.00pm?

☐ No – Survey work and construction work is intended to be carried out between the hours of 7:00am and 6:00pm.

NOISE

23. Is a residential area or any occupied dwelling close by or within the application area? ☐ Yes

24. Give details and distances.

There is an existing residential dwelling on Lot 1 DP 15945, across Wilsons Lead Road. It is approximately 190m from the nearest likely building location on the proposed rural residential sites.

It is likely that dwellings will built on proposed Lots 1 - 21 in the future.

25. Give details of any anticipated noise levels and likely impacts on both wildlife and residents in the area.

Noise levels are not expected to be out of character for the area. No activities are proposed on-site that will result in noise levels which would be considered significant and likely to affect neighbouring residential sites. There is sufficient separation between the new rural-residential allotments and the dwelling located on Lot 1 DP 15945 that no more than a minor noise effect is expected.

26. Details of noise reduction measures (*rubber lined hoppers, mufflers, shelters, vegetation or soil screens, etc.*)

No noise reduction measures are proposed.

EXPLOSIVES

27. Will you use explosives? ☒ No
28. If so give details of purpose, public warning methods, frequency, timing, storage and handling facilities, type and quantity of blast. Discuss the impacts blasting will have on nearby residents and any measures that will be taken to minimise such effects.

MAORI INTERESTS

29. Give details of particular Maori interest in the land or water within or bordering the application area, or likely to be affected by the application (*sacred or spiritual sites and values, traditional food gathering areas, etc.*).

There are no known Maori interests on the site or on surrounding properties.

VISUAL EFFECTS

- | 30. Is the operation or activity visible from: | Yes | No |
|--|-------------------------------------|-------------------------------------|
| -nearby dwellings | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| -roads (including rest areas) | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| -walking tracks | <input type="checkbox"/> | <input checked="" type="checkbox"/> |

- | | | |
|---------------------------|--------------------------|-------------------------------------|
| -known observation points | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| -areas of public access? | <input type="checkbox"/> | <input checked="" type="checkbox"/> |

If so give details and discuss any measures that will be taken to minimise the visual impacts (*i.e. buffers, vegetation, screens planted, trees, etc*).

It is likely any future dwellings on proposed Lots 1 – 21 will be visible from Wilsons Lead Road, Tauranga Bay Road and neighbouring properties.

It is not expected that there will be a visual effect on the public that is more than minor as the road fronting the site is not used for activities such as public viewing areas, photographic sites etc.

Due to the distance to the dwelling and the site being situated to the south of Lot 1 DP 15945 there is not expected to be a visual effect on this site that is more than minor.

A bund is proposed along the southeastern boundary of the site, this will provide for separation between the rural-residential site and the neighbouring rural activities.

EFFECTS ON PRESENT AND FUTURE GENERATION

31. Discuss socio-economic and cultural effects the (*both positive and/or adverse*) activity will have on the immediate neighbourhood and where relevant the wider community for present and future generations (*e.g. additional housing and service requirements, noise, vibration, dust, lighting, aesthetic values, change of lifestyle, recreation, scientific values, water supply, increased traffic, historical, spiritual values, etc.*)

The subdivision will result in 21 additional rural-residential type allotments, one area of road reserve and a low lying area of reserve in the north, this will result in both additional rate take for the district and additional properties that can be used for future residential sites away from the existing town centre.

Due to the scale of the proposal no significant negative socio-economic or cultural effects are expected.

32. Describe any effects (*both positive and negative*) on natural and physical resources having aesthetic, recreational, scientific, historical, spiritual, cultural, or other special value for present or future generations:

Due to the size and nature of this subdivision no significant effect on physical or natural resources is expected.

It is expected that any new building on the sites will only be visible from Wilsons Lead Road, Tauranga Bay Road and neighbouring sites, new buildings could possibly have a positive visual impact, any negative visual effect would likely be less than minor.

No effects in relation to recreational, scientific, historical, spiritual, cultural or other special values of the site are expected.

CONSULTATION

33. Have you discussed your proposal with your neighbours and other parties who may be adversely affected (eg. Community & Public Health, Department of Conservation, Heritage New Zealand, Ngati Waewae, New Zealand Transport Agency (formerly Transit NZ) , New Zealand Railways Corporation, local electricity supplier and Telecom New Zealand Limited).

If so, who was consulted?

Consultation has been undertaken with Buller Electricity, we are awaiting a reply regarding this.

Consultation has also been undertaken with neighbours, their response is attached.

34. Are all affected persons consent forms completed and attached, or forwarded to Council?

☒ Yes

35. If any environmental concerns have been raised by affected neighbours or other parties, how can these concerns be met?

OTHER INFORMATION

36. Outline other information (if any), required to be included in the application by the District Plan or regulations.

The property is subject to an amalgamation condition, it would be expected that a partial cancellation of the condition will be required as part of the subdivision sign off. Wording for the sign off is expected to be something along the lines of "Pursuant to section 241(3) of the Resource management Act 1991, I hereby certify that the Buller District Council TA Certification Division has cancelled the amalgamations condition requiring Lot 1 DP 19769, Section 2 SO 14304, Lot 1 DP 12325 and Section 41 SO 13711 (Record of Title 1126339) to be held in the same record of title."

A new amalgamation condition is expected that "The balance of RT 1126339 being Section 2 SO 14304, Lot 1 DP 12325 and Lot 1 DP 15945 are to be held in the same record of title."

ASSESSMENT OF THE ACTIVITY AGAINST PART 2 OF THE RMA ASSESSMENT OF THE ACTIVITY IN REGARD TO ANY RELEVANT OBJECTIVES, POLICIES, OR RULES IN A DOCUMENT

You can either fill in your assessment in the spaces below, or use the Assessment Document which can be downloaded at <http://bullerdc.govt.nz/application-forms-and-informationsheets/assessmentdocument/> and attach it to your application.

In reaching a decision on an application, the Council has to be satisfied that by granting the application, Part 2 of the RMA will be achieved. For further information on Part 2 of the Resource Management Act. <http://www.legislation.govt.nz/act/public/1991/0069/latest/DLM230265.html>

Please provide an assessment of your proposal against Part 2:

Assessment against Part 2 of the RMA:

Sec 5 (Purpose)

It is not expected that this application will have any effect upon natural resources.

Additional rural-residential type properties in the district can be seen as having a positive effect in relation to socio economic factors, eg. additional rates, additional work for builders, and a reduction in demand in relation to land.

Sec 6 (Matters of National Importance)

It is not expected that there will be any significant impact upon the coastal environment area, major waterways or landscapes or known areas of cultural value. The site to be subdivided is not situated near any of these areas.

Sec 7 (other matters)

(a) kaitiakitanga: **No impact expected**

(aa) the ethic of stewardship: **Not applicable**

(b) the efficient use and development of natural and physical resources: **No effect.**

(ba) the efficiency of the end use of energy: **New dwellings should be sufficiently built to ensure efficient energy use**

(c) the maintenance and enhancement of amenity values: **Reserves contributions expected to be payable for two allotments, which will provide funds for upkeep of various amenities around the district**

(d) intrinsic values of ecosystems: **Not applicable**

(e) *[Repealed]*

(f) maintenance and enhancement of the quality of the environment: **No significant impact upon the environment is expected.**

(g) any finite characteristics of natural and physical resources: **Not applicable**

(h) the protection of the habitat of trout and salmon: **Not applicable**

(i) the effects of climate change: **Not applicable**

(j) the benefits to be derived from the use and development of renewable energy **Not applicable**

Sec 8 (Treaty of Waitangi)

The proposal is not expected to be relevant to the Treaty of Waitangi. There are no known culturally sensitive sites located at or adjacent to the property.

Please provide an assessment of your proposal against:

(a) any relevant objectives, policies, or rules in a document; and

(b) any relevant requirements, conditions, or permissions in any rules in a document; and

(c) any other relevant requirements in a document (for example, in a national environmental standard or other regulations).

(A full copy of the District Plan's Objectives and Policies can be obtained from Council's website -

<http://bullerdc.govt.nz/wp-content/uploads/2013/07/Part-4-Significant-Resource-Management-Issues-Objectives-and-Policies.pdf>

4.2 Infrastructure: **The proposal will have no significant effect on infrastructure. On site services are proposed for wastewater, stormwater and water. Rooding is thought sufficient to support a subdivision of this scale. Power reticulation can be provided to the site.**

4.3 The Built Environment: **It is expected that this application will have no effect on the built environment. The site is not located within the commercial zone or any main street environment. The site is located close to the Cape Foulwind Township, the proposal will not result in a new settlement.**

4.4 Rural Land and Water Resource: **The allotment size and scale of subdivision will ensure that the objective of “4.4.4.1. To ensure that the overall integrity and character of the rural environment and productivity of rural land resources is protected while enabling rural communities to provide for their social, economic and cultural wellbeing,” is maintained. All proposed allotments are large enough that they can provide for residential development whilst also keeping to the rural character of the area.**

No effect on water quality is expected.

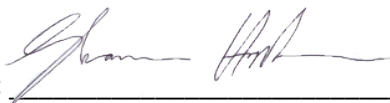
4.5 Mineral Resources, 4.6 Cultural and Historical Resources, 4.7 Coastal Environment, 4.8 Ecosystems and Natural Habitats, 4.9 Landscape and Natural Features: **This proposal is not relative to these objectives and policies.**

4.10 Natural Hazards: **An engineers report dealing with natural hazards has been included with this application. No significant on site natural hazards were identified in this report, it is not thought that the proposed subdivision will increase the likelihood of any natural hazards occurring.**

4.11 Hazardous Substances: **As part of the zone change application to the TTPP a Preliminary Site Investigation was undertaken, no likely hazardous sources were identified in this report, which has been attached to support application.**

**PLEASE MAKE SURE YOU HAVE READ THE CHECKLIST ON THE FRONT PAGE AND PROVIDED ALL
REQUIRED INFORMATION**

Dated at Hokitika this 14th day of February 2024

Signed: 
(to be signed by or on behalf of applicant)

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This Declaration MUST be completed, signed and submitted with your application

The **National Environmental Standard for Assessing and Managing Contaminants in Soil to Protect Human Health** (NES) applies to particular activities on a piece of land where an activity or industry described in the current edition of the *Hazardous Activities and Industries List* (HAIL) is being undertaken, has been undertaken, or it is more likely than not that it is being or has been undertaken.

The HAIL and other useful information about the NES, including a *User's Guide on the NES*, can be found on the Ministry for the Environment's website, <http://www.mfe.govt.nz/land/nas-assessing-and-managingcontaminants-soil-protect-human-health/about-nas>. A copy of the current HAIL is attached.

To help determine whether or not the NES will apply to your activity please answer the following questions:

Is an activity described on the HAIL currently being undertaken on the piece of land to which this application applies?	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>
Has an activity described on the HAIL ever been undertaken on the piece of land to which this application applies?	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>
Is it more likely than not that an activity described on the HAIL is being or has been undertaken on the piece of land to which this application applies?	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>

If 'Yes' to ANY of the above, then the NES may apply. Please answer the following questions:

Is the activity you propose to undertake removing or replacing a fuel storage system or parts of it?	Yes <input type="checkbox"/> No <input type="checkbox"/>
Is the activity you propose to undertake sampling soil?	Yes <input type="checkbox"/> No <input type="checkbox"/>
Is the activity you propose to undertake disturbing soil?	Yes <input type="checkbox"/> No <input type="checkbox"/>
Is the activity you propose to undertake subdividing land?	Yes <input type="checkbox"/> No <input type="checkbox"/>

Is the activity you propose to undertake changing the use of the land?	Yes <input type="checkbox"/>	No <input type="checkbox"/>
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If 'Yes' to ANY of the above activities, then the NES is likely to apply.

For further information about the NES and what is required please contact Council's Planning Department on (03) 788 9603 or planning@bdc.govt.nz.

I hereby certify that to the best of my knowledge and belief, the information given in this form is true and correct.

Applicant's Signature: (or person authorized to sign on applicant's behalf)



Date: 14/02/2023

Name: (Please Print) Shannon Hopkins

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Hazardous Activities and Industries List (HAIL)

October 2011

A Chemical manufacture, application and bulk storage

1. Agrichemicals including commercial premises used by spray contractors for filling, storing or washing out tanks for agrichemical application
2. Chemical manufacture, formulation or bulk storage
3. Commercial analytical laboratory sites
4. Corrosives including formulation or bulk storage
5. Dry-cleaning plants including dry-cleaning premises or the bulk storage of dry-cleaning solvents
6. Fertiliser manufacture or bulk storage
7. Gasworks including the manufacture of gas from coal or oil feedstocks
8. Livestock dip or spray race operations
9. Paint manufacture or formulation (excluding retail paint stores)
10. Persistent pesticide bulk storage or use including sport turfs, market gardens, orchards, glass houses or spray sheds
11. Pest control including the premises of commercial pest control operators or any authorities that carry out pest control where bulk storage or preparation of pesticide occurs, including preparation of poisoned baits or filling or washing of tanks for pesticide application
12. Pesticide manufacture (including animal poisons, insecticides, fungicides or herbicides) including the commercial manufacturing, blending, mixing or formulating of pesticides
13. Petroleum or petrochemical industries including a petroleum depot, terminal, blending plant or refinery, or facilities for recovery, reprocessing or recycling petroleum-based materials, or bulk storage of petroleum or petrochemicals above or below ground
14. Pharmaceutical manufacture including the commercial manufacture, blending, mixing or formulation of pharmaceuticals, including animal remedies or the manufacturing of illicit drugs with the potential for environmental discharges
15. Printing including commercial printing using metal type, inks, dyes, or solvents (excluding photocopy shops)
16. Skin or wool processing including a tannery or fellmongery, or any other commercial facility for hide curing, drying, scouring or finishing or storing wool or leather products
17. Storage tanks or drums for fuel, chemicals or liquid waste
18. Wood treatment or preservation including the commercial use of anti-sapstain chemicals during milling, or bulk storage of treated timber outside

B Electrical and electronic works, power generation and transmission

1. Batteries including the commercial assembling, disassembling, manufacturing or recycling of batteries (but excluding retail battery stores)

2. Electrical transformers including the manufacturing, repairing or disposing of electrical transformers or other heavy electrical equipment
 3. Electronics including the commercial manufacturing, reconditioning or recycling of computers, televisions and other electronic devices
 4. Power stations, substations or switchyards
- C Explosives and ordinances production, storage and use**
1. Explosive or ordinance production, maintenance, dismantling, disposal, bulk storage or re-packaging
 2. Gun clubs or rifle ranges, including clay targets clubs that use lead munitions outdoors
 3. Training areas set aside exclusively or primarily for the detonation of explosive ammunition
- D Metal extraction, refining and reprocessing, storage and use**
1. Abrasive blasting including abrasive blast cleaning (excluding cleaning carried out in fully enclosed booths) or the disposal of abrasive blasting material
 2. Foundry operations including the commercial production of metal products by injecting or pouring molten metal into moulds
 3. Metal treatment or coating including polishing, anodising, galvanising, pickling, electroplating, or heat treatment or finishing using cyanide compounds
 4. Metalliferous ore processing including the chemical or physical extraction of metals, including smelting, refining, fusing or refining metals
 5. Engineering workshops with metal fabrication
- E Mineral extraction, refining and reprocessing, storage and use**
1. Asbestos products manufacture or disposal including sites with buildings containing asbestos products known to be in a deteriorated condition
 2. Asphalt or bitumen manufacture or bulk storage (excluding single-use sites used by a mobile asphalt plant)
 3. Cement or lime manufacture using a kiln including the storage of wastes from the manufacturing process
 4. Commercial concrete manufacture or commercial cement storage
 5. Coal or coke yards
 6. Hydrocarbon exploration or production including well sites or flare pits
 7. Mining industries (excluding gravel extraction) including exposure of faces or release of groundwater containing hazardous contaminants, or the storage of hazardous wastes including waste dumps or dam tailings
- F Vehicle refuelling, service and repair**
1. Airports including fuel storage, workshops, washdown areas, or fire practice areas
 2. Brake lining manufacturers, repairers or recyclers
 3. Engine reconditioning workshops
 4. Motor vehicle workshops
 5. Port activities including dry docks or marine vessel maintenance facilities

6. Railway yards including goods-handling yards, workshops, refuelling facilities or maintenance areas
7. Service stations including retail or commercial refuelling facilities
8. Transport depots or yards including areas used for refuelling or the bulk storage of hazardous substances

G Cemeteries and waste recycling, treatment and disposal

1. Cemeteries
2. Drum or tank reconditioning or recycling
3. Landfill sites
4. Scrap yards including automotive dismantling, wrecking or scrap metal yards
5. Waste disposal to land (excluding where biosolids have been used as soil conditioners)
6. Waste recycling or waste or wastewater treatment

H Any land that has been subject to the migration of hazardous substances from adjacent land in sufficient quantity that it could be a risk to human health or the environment

I Any other land that has been subject to the intentional or accidental release of a hazardous substance in sufficient quantity that it could be a risk to human health or the environment