

PUBLIC NOTICES



NORTHLAND REGIONAL COUNCIL
FAR NORTH DISTRICT COUNCIL



NOTIFICATION OF APPLICATIONS FOR NEW RESOURCE CONSENTS

The following applications for resource consents have been received by the Northland Regional Council and the Far North District Council and are hereby publicly notified pursuant to Section 95 of the Resource Management Act 1991.

APPLICATIONS MADE TO THE NORTHLAND REGIONAL COUNCIL

APPLICANT: Bay of Islands Vintage Railway Trust and B T Warren
ADDRESS FOR SERVICE: C/- Bay of Islands Planning Limited, PO Box 795, Kerikeri 0245
APPLICANT'S EMAIL: Bay of Islands Planning Limited - bayplan@actrix.co.nz
LOCATION: Western shore of the lower Kawakawa River at Ōpua including Colenso Triangle.
ACTIVITY: Activities associated with the construction and operation of a vintage railway terminus and a marine services landing facility.
TYPE OF CONSENT: Marine Services Landing Facility
(01) Coastal Permit: To reclaim an area of foreshore totalling 12,600 square metres.
(02) Coastal Permit: To undertake capital dredging of 15,000 cubic metres of foreshore and seabed.
(03) Coastal Permit: To deposit 15,000 cubic metres of dredging spoil disposal on the foreshore for the purposes of reclamation.
(04) Coastal Permit: To remove approximately 1,800 square metres of mangroves associated with a reclamation.
(05) Coastal Permit: To erect new coastal structures being a seawall and a boat ramp.
(06) Coastal Permit: To undertake maintenance dredging of berthage and access channel areas totalling 6,600 square metres.
(07) Coastal Permit: To discharge stormwater from a reclaimed area into the coastal marine area.
Vintage Railway Terminus
(08) Land Use Consent: To undertake earthworks (infilling) within a 3,200 square metre area of indigenous wetland.
(09) Land Use Consent: To erect a railway station building on piles above a 1,600 square metre area of indigenous wetland.
(10) Land Use Consent: To undertake land disturbance (earthworks) within the riparian management zone.
(11) Discharge Permit: To discharge stormwater from a land disturbance area within the riparian management zone.
APPLICATION NO.: APP.038595.01.01
PROCESSING OFFICER: Glenn Mortimer, telephone 09 438 4616

Any person may make a written submission on this application. The submission must be in the prescribed form (Form 13). Copies of this form are available from any of the Northland Regional Council's offices. Please ensure that your submission is **signed and dated** (a signature is not required if you make your submission by email). If you are a trade competitor, then your submission must not relate to trade competition.

If you wish to make a submission on the above application you must do so by serving it on the Northland Regional Council on or before **17 November 2016**. There are a number of ways in which you may serve your submission (Note: the date that you complete any of these four actions is the date that you are deemed to have 'served' your submission and this must be done on or before **17 November 2016**):

- (1) You may hand deliver your submission to any of the Council's offices during office hours – these are located at:
 - 36 Water Street, Whāngārei;
 - 42 Hokianga Road, Dargaville;
 - Unit 10, Ōpua Industrial Marine Park, Ōpua; and
 - 192 Commerce Street, Kaitiāia
- (2) You may post your submission to Private Bag 9021, Whāngārei Mail Centre, Whāngārei 0148.
- (3) You may fax a copy of your submission to (09) 470 1202; or
- (4) You may e-mail your submission to mailroom@nrc.govt.nz

You must serve a copy of your submission on the applicant (at the address for service, or applicant's email address stated above) as soon as reasonably practicable after serving your submission on the Northland Regional Council.

APPLICATIONS MADE TO THE FAR NORTH DISTRICT COUNCIL

APPLICANT: Bay of Islands Vintage Railway Trust and B T Warren
ADDRESS FOR SERVICE: C/- Bay of Islands Planning Limited, PO Box 795, Kerikeri 0245
APPLICANT'S EMAIL: Bay of Islands Planning Limited - bayplan@actrix.co.nz
LOCATION: Colenso Triangle Site, Paihia Road [State Highway 11] Part Section 38 Block V Russell Survey District and Section 1, 3 Survey Office Plan 3759171.
ACTIVITY: Land Use – To establish and operate a terminus for the BOI Vintage Railway and to reclaim an adjacent area of seabed to accommodate a landing facility for marine farming and barging activities for Marine Services Providers. Land use consent is required from FNDC for earthworks, the station building, parking and traffic movements, water setbacks, stormwater management, scale of activities and the creation of a new road. Subdivision – the creation of the new road requires subdivision consent to alter the allotment following the creation of the road and to incorporate a piece of road which the applicant seeks to stop. The applicant also seeks title for the land to be created by the reclamations.
TYPE OF CONSENT: Land Use
10.6.5.3.1 Visual Amenity – restricted discretionary consent required as the proposed new building exceeds 50 square metres and no building envelopes have been identified.
10.6.5.4.3 Scale of Activities – discretionary consent required as more than eight people would be engaged at any one period of time in activities on the subject site.
10.6.5.3.2 Building Height – restricted discretionary consent required as the height of the proposed station building is 8.75 metres in height.
10.6.5.3.3 Sunlight – discretionary consent required as the proposed railway terminal building will infringe the 45 degree recession plane from 3 metres.
10.6.5.2.3 Stormwater Management – discretionary consent required as more than 20% of the subject site will be covered by impermeable surfaces.
10.6.5.3.4 Setback from Boundaries – restricted discretionary consent required as the proposed railway terminal building will be situated within 10 metres of the southern boundary where the rail line/cycle way is located.
10.6.5.1.8 Traffic Intensity – non-complying consent required as, based on the assumptions in the applicant's Traffic Report, it is estimated that the proposed activities will create 272 traffic movements per day, which is more than the 120 movements provided for as a discretionary activity.
12.3.6.3 Earthworks – discretionary consent required as approximately 13,000 cubic metres of earthworks is proposed. This does not comply with the permitted or restricted discretionary thresholds in the Far North District Plan.
12.7.6.3 Setbacks from Water Bodies – discretionary consent required as the terminal building and carparking area will be setback within the permitted 30 metre setback from water bodies.
Subdivision
13.11 Non-Complying (Subdivision) Activities – non complying consent required because the subdivision is not a controlled activity because the creation of the road does not constitute boundary adjustment and the proposed minimum allotment size is not 20 hectares. Discretionary activity subdivision in the General Coastal Zone can only be done via Management Plan. Therefore, the proposed subdivision is considered a non-complying activity.
APPLICATION NO.: 2170036-RMACOM
PROCESSING OFFICER: Consultant Planner – David Badham (Barker & Associates)

Any person may make a written submission on this application to the Far North District Council. The submission must be in the prescribed form (Form 13). Copies of this form are available from any of the Far North District Council's offices. Please ensure that your submission is **signed and dated** (a signature is not required if you make your submission by email). If you are a trade competitor, then your submission must not relate to trade competition.

You may make a submission by delivering it to any of the Far North District Council's offices or service centres during office hours; posting it to: Private Bag 752, Kaikohe 0440; faxing it to (09) 401 2137; or emailing it to ask.us@fndc.govt.nz, so that it is received by the Far North District Council on or before **17 November 2016**. You must also serve a copy of your submission on the applicant (at the address for service, or by email stated above) as soon as reasonably practicable after serving your submission on the Far North District Council.

All of the above-mentioned applications, including an assessment of environmental effects, may be viewed at the:

- Northland Regional Council's office, 36 Water Street, Whāngārei;
- Northland Regional Council's Area Office, Unit 10, Ōpua Industrial Marine Park, Ōpua;
- Far North District Council's Kerikeri Service Centre, 60 Kerikeri Road, Kerikeri;
- Far North District Council's Kawakawa Service Centre, Gillies Street, Kawakawa;
- Far North District Council's Kaikohe Offices, Memorial Drive, Kaikohe
- Far North District Council's website - www.fndc.govt.nz/services/planning-and-development/resource-consent-notice

Colin Dall
Group Manager – Regulatory Services
Northland Regional Council
13 October 2016

Dean Myburgh
General Manager – District Services
Far North District Council
13 October 2016