

WAITAKERE CITY COUNCIL



MINUTES OF A HEARING BY COMMISSIONERS HELD IN THE COUNCIL CHAMBER AT WAITAKERE CENTRAL, 6 HENDERSON VALLEY ROAD, HENDERSON, WAITAKERE, ON WEDNESDAY, 27 OCTOBER 2010, COMMENCING AT 9.36 AM

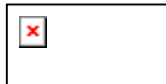
PRESENT: Commissioners: Mr Harry Bhana Chair (Waitakere City Council)
Ms Leigh McGregor Chair (Auckland Regional Council)
Mr Ian Gunn Auckland Regional Council

IN ATTENDANCE: Resource Planner – Mr Nicholas Lau
Subdivision & Consents Engineer – Mr Mohammad Rahman
Arborist – Ms Natalie Marsden
Resource Planner – Mr Gordon Griffin
Principal Advisor - Heritage – Ms Alina Wimmer
Strategic Advisor - Waitakere Ranges – Mr Mark Tollemache

ALSO IN ATTENDANCE: Planning Consultant, DCS Limited – Mr Brooke Dales
ARC Consultant Planner – Mr Graham Ridley

1 NOTIFIED APPLICATION FOR RESOURCE CONSENT UNDER SECTION 88 OF THE RESOURCE MANAGEMENT ACT 1991 BY KAREKARE SURF LIFE SAVING PATROL TO DEMOLISH AND REPLACE THE EXISTING LIFESAVING CLUBHOUSE WITH A PURPOSE-BUILT BUILDING AT 34 WATCHMANS ROAD AND AN ADJACENT AREA OF WAITAKERE RANGES REGIONAL PARKLAND

- 9.36 am Commissioner Mr Harry Bhana opened the Hearing welcomed the applicant and submitters. Commissioner Mr Harry Bhana introduced Commissioners Ms Leigh McGregor and Mr Ian Gunn.
- Commissioner Mr Harry Bhana invited Council officers present to introduce themselves.
- Commissioner Mr Harry Bhana outlined the nature of the application and the proceedings for the Hearing. Commissioner Mr Harry Bhana stated that all Commissioners had completed a site visit.
(Track No: 10) (Track Duration: 00:06:38)
- 9.43 am Mr Phillip Parks, Director Karekare Surf Lifesaving Club, presented evidence.
- 9.51 am Mr Karel Witten-Hannah, Club President Karekare Surf Lifesaving Club, presented evidenced and responded to questions from Commissioners Ms Leigh McGregor and Mr Harry Bhana.
(Track No: 11) (Track Duration: 00:34:06)
- 10.23 am Mr Craig Magee, Planning Manager, Resource Management Solutions Limited (on behalf of the applicant), presented evidence.
(Track No:12) (Track Duration: 00:41:55)



ADJOURNMENT

Commissioner Mr Harry Bhana adjourned the hearing until 11.19 am.

10.59 am The hearing adjourned.

11.19 am The hearing reconvened.

11.19 am Mr Graham Ridley, ARC Consultant, responded to a question from Commissioner Ms Leigh McGregor around consents.

Mr Phillip Parks, Director Karekare Surf Lifesaving Club responded to a question around use of the Karekare Surf Life Saving Club from Commissioner Mr Ian Gunn.

Mr Craig Magee, Planning Manager, Resource Management Solutions Limited, on behalf of the applicant, responded to questions from Commissioners Mr Ian Gunn, Mr Harry Bhana and Ms Leigh McGregor.
(Track No: 13) (Track Duration: 00:28:18)

11.48 am Mr Shannon Richardson, Senior Resource Management Planner, Tonkin & Taylor, on behalf of the applicant, presented evidence and responded to questions from Commissioners Mr Harry Bhana and Ms Leigh McGregor.
(Track No: 14) (Track Duration: 00:11:15)

12.00 pm Mr Harry Turbott, submitter in opposition of the application, presented evidence and responded to questions from Commissioners Mr Ian Gunn and Mr Harry Bhana.
(Track No: 15) (Track Duration: 00:18:21)

12.18 pm Dr Mels Barton, submitter, on behalf of Waitakere Ranges Protection Society, spoke to the Waitakere Ranges Protection Society's submission.

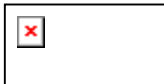
12.27 pm A letter was tabled from Mr John Lindeman, submitter in opposition of the application. Commissioner Ms Leigh McGregor requested clarification from Mr Brooke Dales, ARC Reporting Planner, around the separation distances between Mr John Linderman's property and the proposed drainage field. Commissioner Ms Leigh McGregor also requested further clarification around Condition 15 of Mr Brooke Dales report.
(Track No: 16) (Track Duration: 00:28:09)

12.34 pm Commissioner Mr Harry Bhana checked with Council officers if there where any points raised that they would like clarified.

Waitakere City Council's Resource Planner: Mr Nicolas Lau confirmed his original recommendation with no changes.

12.41 pm Mr Phillip Parks, Director Karekare Surf Lifesaving Club responded to issues/points raised in the presentation of evidence by submitters.

Mr Karel Witten-Hannah, Club President Karekare Surf Lifesaving Club, also responded to issues/points raised in the presentation of evidence by submitters.



Mr Shannon Richardson, Senior Resource Management Planner, Tonkin & Taylor, on behalf of the applicant, responded to issues/points raised in the presentation of evidence by submitters.

Mr Craig Magee, Planning Manager, Resource Management Solutions Limited, on behalf of the applicant, presented the right of reply and responded to issues/points raised in the presentation of evidence by the submitters.

ADJOURNMENT

1:04 pm Commissioner Mr Harry Bhana adjourned the Hearing to enable further information to be received around the placement of a steel peg adjacent to the northern edge of the stream. The peg is to mark the maximum level of the stream for the purposes of vehicles using the streambed crossing.

In order to ensure that these processes are completed in a timely fashion the Auckland Regional Council officers shall provide further information to the Hearings Coordinator by 4:00 pm, Thursday, 28 October 2010. Once the Hearings Coordinator has received that further information the information will be made available to Mr Harry Turbott and Dr Mels Barton (Waitakere Ranges Protection Society) by 4:00 pm, Friday, 29 October 2010. Mr Harry Turbott and Dr Mels Barton (Waitakere Ranges Protection Society) are required to submit any comments in writing and shall ensure that those comments are lodged with the Hearings Coordinator by 4:00 pm, Friday, 5 November 2010. After receipt of the further information and any comments from the submitters the Commissioners will then decide whether to reconvene or close the hearing and deliberate the decision in private. Once the decision to close the hearing is confirmed by Commissioner Mr Harry Bhana the Commissioners will prepare their decision which is required to be delivered within 15 working days of the close of the hearing.

NOTE: Friday, 5 November 2010, submitters Mr Harry Turbott and Dr Mels Barton (on behalf of the Waitakere Ranges Protection Society) confirmed with the Hearings Coordinator that they have no further comments to make around the placement of the steel peg adjacent to the northern edge of the stream. Commissioner Mr Harry Bhana closed the hearing and confirmed that the Commissioners would deliberate the decision in private which would be available within 15 working days.