

Thursday, 18 July 2024

*Te Hui o Te Kaunihera ā-Rohe o Heretaunga*  
**Hastings District Council**  
**Hearings Committee Meeting**

*Kaupapataka*

# Agenda (Part 4)

**(Oderings Nurseries CHCH Limited - 55 and 57 Brookvale Road, H Nth)**

*Te Rā Hui:*  
Meeting date: **Thursday, 18 July 2024**

*Te Wā:*  
Time: **9.30am**

*Te Wāhi:*  
Venue: **Council Chamber  
Ground Floor  
Civic Administration Building  
Lyndon Road East  
Hastings**

*Te Hoapā:*  
Contact: **Democracy and Governance Services  
P: 06 871 5000 | E: [democracy@hdc.govt.nz](mailto:democracy@hdc.govt.nz)**

*Te Āpiha Matua:*  
Responsible  
Officer: **Group Manager: Planning & Regulatory Services - John  
O'Shaughnessy**

## Hearings Committee – Terms of Reference

### Fields of Activity

The Hearings Committee is established to assist the Council by hearing and determining matters where a formal hearing is required in respect of a planning or regulatory function of the Council, including under the provisions of the:

- Resource Management Act 1991
- Building Act 2004
- Health Act 1956
- Dog Control Act 1996
- Litter Act 1979
- Hastings District Council Bylaws
- Local Government Act 1974
- Local Government Act 2002; and
- Hastings District Council Class 4 Gambling Venue Policy.

### Membership - Up to 10 Hearings Commissioners (comprising up to 7 elected members of Council and at least 3 external appointed Independent Hearings Commissioners)

- Chair appointed by Council from the membership including external appointed members.
- Deputy Chair appointed by the Council from the membership including external appointed members.
- Under s. 39B of the Resource Management Act, the Chair must be accredited, and unless there are exceptional circumstances, appointees on hearings panels must have accreditation to make decisions on;
  - Applications for Resource Consents.
  - Notice of Requirements given under s. 168 or 189 of the Resource Management Act.
  - Requests under clause 21(1) of Schedule 1 of the Resource Management Act for a change to be made to a Plan.
  - Reviews of Resource Consents.
  - Applications to change or cancel Resource Consent Conditions.
  - Proposed Policy Statements and plans that have been notified.
  - Any hearing of an objection under s. 357C of the Resource Management Act.

### Quorum

- a) For Hearings other than Council Initiated Plan Change hearings, a maximum of three members including the Chair (or Deputy Chair, in the Chair's absence) to meet for any one hearing, with the exception of b) below.
- b) That on a one-off basis, up to a maximum of five accredited members to meet to consider and decide on the Oderings Nurseries CHCH Limited resource consent application for medium density housing at 55-57 Brookvale Road, with this specific hearing composition being:
  - Two external Independent Commissioners (with one acting as the Chair for this hearing – being Mr Bill Wasley)
  - 3 accredited members of the Hearings Committee.
- c) For Council Initiated Plan Change hearings, all members may attend and take part in the decision-making process unless the Chair exercises the power of delegation to assign any function, power or duty of the Hearings Panel to any one or more Commissioners.
- d) For Hearings other than Council Initiated Plan Change hearings the quorum shall be two members.
- e) For Council Initiated Plan Change Hearings, the quorum shall be three members.

- f) Members to sit on any hearing other than a Council Initiated Plan Change Hearing shall be selected by agreement between the Chair (or Deputy Chair, in the Chair's absence) and the Group Manager: Planning and Regulatory Services.
- g) For the purpose of hearing any objection in respect of the matters detailed under the Dog Control Act 1996 the Hearings Committee will consist of any three members selected by the Chair.

## *Kaupapataka*

# Agenda

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*Ngā mema o te Komiti*

**Committee Members:**

**Hearing Panel Members:**

Chair: Bill Wasley (Commissioner Chair - External appointee)

George Lyons (Commissioner - External appointee)

Councillors Marcus Buddo, Alwyn Corban and Wendy Schollum

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*Apiha Matua*

**Officer Responsible:**

Group Manager: Planning and Regulatory Services - John

O'Shaughnessy

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**Reporting Planner**

Consultant Planner – Rowena Macdonald

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*Te Rōpū Manapori me te*

*Kāwanatanga*

**Democracy**

**Governance Services**

Christine Hilton (Ext 5633)

*Te Rārangi Take*  
**Order of Business**

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1.0 *Apologies & Leave of Absence – Ngā Whakapāhatanga me te Wehenga ā-Hui*

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2.0 **Oderings Nurseries CHCH Limited - Resource Consent application for residential development of 55 and 57 Brookvale Road, Havelock North (RMA20230145)**

**DOCUMENTS CIRCULATED FOR HEARING - COMPRISING A NUMBER OF SEPARATE VOLUMES**

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**Document 1**      The covering administrative report

**Pg 1**

**The Application, Submissions and other documents can be viewed on the Council website.**

Thursday, 18 July 2024

*Te Hui o Te Kaunihera ā-Rohe o Heretaunga*

**Hastings District Council: Hearings Committee Meeting**

*Te Rārangi Take*

# Report to Hearings Committee

**Nā:**  
**From:** Christine Hilton, Democracy and Governance Advisor

**Te Take:**  
**Subject:** Oderings Nurseries CHCH Limited - Resource Consent application for residential development of 55 and 57 Brookvale Road, Havelock North (RMA20230145)

## **1.0 Purpose and summary - Te Kaupapa Me Te Whakarāpopototanga**

- 1.1 This is a covering report relating to a resource consent application made by Oderings Nurseries CHCH Limited for residential development of 55 and 57 Brookvale Road, Havelock North (RMA20230145).
- 1.2 This covering report has been set up in order to be able to generate some of the attachment documents relating to this application.

## **2.0 Recommendations - Ngā Tūtohunga**

That the covering report titled Oderings Nurseries CHCH Limited - Resource Consent application for residential development of 55 and 57 Brookvale Road, Havelock North (RMA20230145), the hearings report and associated attachments, dated 18 July 2024, be received.

### **Attachments:**

***Submissions 1-49 listed below are now on the Council website rather than being included in this document (so no attachment number is shown)***

Submission 1, Grant Miller	RMA20230145#0122
Submission 2, Hemi Matenga	RMA20230145#0123
Submission 3, Brendan O'Connor	RMA20230145#0124
Submission 4, Forest & Bird Hastings Havelock North	RMA20230145#0125
Submission 5, Te Mata School Board of Trustees	RMA20230145#0126
Submission 6, Belinda Maclaurin	RMA20230145#0127

	Submission 7, Walter Breustedt	RMA20230145#0128	
	Submission 8, Emily Eldridge	RMA20230145#0129	
	Submission 9, Kim Surman	RMA20230145#0130	
	Submission 10, Lee Olsen	RMA20230145#0131	
	Submission 11, Janine McLay	RMA20230145#0132	
	Submission 12, Kristen Poulton	RMA20230145#0133	
	Submission 13, Morag Paterson	RMA20230145#0134	
	Submission 14, Sharon Williams	RMA20230145#0135	
	Submission 15, Susan West	RMA20230145#0136	
	Submission 16, Jason Whitaker	RMA20230145#0137	
	Submission 17, Brian and Belinda Barnhill	RMA20230145#0138	
	Submission 18, Alison Louise Hussey	RMA20230145#0139	
	Submission 19, Ross Derbidge	RMA20230145#0140	
	Submission 20, Julie Haines	RMA20230145#0141	
	Submission 21, Rachael Plummer	RMA20230145#0142	
	Submission 22, Taryn Elliott	RMA20230145#0143	
	Submission 23, Cameron Jones	RMA20230145#0144	
	Submission 24, Jemma Robyns	RMA20230145#0145	
	Submission 25, Carol Chen	RMA20230145#0146	
	Submission 26, Bevan Jenkins	RMA20230145#0147	
	Submission 27, Richard Butler	RMA20230145#0148	
	Submission 28, Lesley Wait	RMA20230145#0149	
	Submission 29, Allan Edward Solly, Catherine Ruth Walker	RMA20230145#0150	
	Submission 30, Jane Howie	RMA20230145#0151	
	Submission 31, Pamela Anne O'Sullivan	RMA20230145#0152	
	Submission 32, Daniel Mark Still, Tracey Lee Still	RMA20230145#0153	
	Submission 33, Jacqueline Harrison	RMA20230145#0154	
	Submission 34, Catherine Mueller	RMA20230145#0155	
	Submission 35, Robert Brady	RMA20230145#0156	
	Submission 36, Alisha Gordon	RMA20230145#0157	
	Submission 37, Lynda Beatrice Renner, Graham Evan Renner	RMA20230145#0158	
	Submission 38, Penelope Coull, Timothy Coull	RMA20230145#0159	
	Submission 39, Steve McNamara	RMA20230145#0160	
	Submission 40, Tracey Layton	RMA20230145#0161	
	Submission 41, Lisa Wong	RMA20230145#0162	
	Submission 42, Phil Wong	RMA20230145#0163	
	Submission 43, Shannon Hillard	RMA20230145#0164	
	Submission 44, Jamie Heywood	RMA20230145#0165	
	Submission 45, Anita Tracey Wolfe	RMA20230145#0166	
	Submission 46, Chris Eldridge	RMA20230145#0167	
	Submission 47, Mollie Elaine Wilson	RMA20230145#0168	
	Submission 48, John James Lightfoot	RMA20230145#0169	
	Submission 49, Landsdale Development Ltd (LATE)	RMA20230145#0170	
<a href="#">A</a>	Reporting Officer Assessment against HDP Standards & Terms	RMA20230145#0229	Volume 5
<a href="#">B</a>	Reporting Officer Assessment against HDP Objs & Pols	RMA20230145#0230	Volume 5
<a href="#">C</a>	Hazards Portal Property Report	RMA20230145#0231	Volume 5
<a href="#">D</a>	Urban Design Review - Urban Perspectives Ltd	RMA20230145#0232	Volume 5
<a href="#">E</a>	Applicants Response to Urban Design Review	RMA20230145#0233	Volume 5
<a href="#">F</a>	Further Comments from Urban Perspectives Ltd	RMA20230145#0234	Volume 5

<a href="#">G</a>	Further HDC Engineering Comments 26 Feb 2024	RMA20230145#0235	Volume 5
<a href="#">H</a>	Applicant's Response to Council Engineer's Memo	RMA20230145#0236	Volume 5
<a href="#">I</a>	Applicant's Response to Council Engineer's Memo (Water)	RMA20230145#0237	Volume 5
<a href="#">J</a>	Applicant's Correspondence with Marei Apatu	RMA20230145#0238	Volume 5