

6 September 2018

Dunedin City Council
P O Box 5045
DUNEDIN 9054

Attn: Melissa Shipman

Resource Consent LUC-2018-219 – Lochend Limited

Proposal

Te Rūnanga o Ōtākou understands that Lochend Limited is applying for:

- Applications associated with establishing and operating a Function Centre – 261 Tomahawk Road, Ocean Grove, Dunedin (as specified in the application provided)

Situation

Aukaha writes this report on behalf of Te Rūnanga o Ōtākou, the kaitiaki Rūnanga whose takiwa includes the site the application relates to.

Decision

It is considered that the proposal is inconsistent with the Kāi Tahu ki Otago Natural Resource Management Plan 2005. (see appendices)

Rūnanga representatives have been informed of the proposal outlined in the application received 10 August 2018. Please be advised that Te Rūnanga o Ōtākou do not support the application proceeding by non-notified resource consent procedure, and feel that the activity does not currently occur in that locality and is within an Outstanding Natural Landscape and Natural Coastal Character area, the application should be Publicly Notified.

Te Rūnanga o Ōtākou have concerns with the increased noise and activity in this area and impacts of this to the birdlife at Tomahawk Lagoon which is a regionally significant wetland.

This reply is specific to the above proposal. Any changes to the application will require further consultation.

Aukaha request that the Council forward a copy of the recommending report, and if issued, a copy of the consent.

Nahaku noa
Na



Chris Rosenbrock
General Manager

cc Te Rūnanga o Ōtākou

G:\Aukaha\1. RMA\3. Resource Consents\1. Consents and Submissions\2018\Reply Letters\20180906 - 4604-Tomahawk Lagoon,Dn-DCC(Lochend Ltd)\function centre.docx

Appendices

The following Issues/Objectives/Policies of the Kāi Tahu ki Otago Natural Resource Management Plan 2005 are seen as relevant to the above proposal. This relates to the holistic management of natural resources from the perspective of local iwi.

Kāi Tahu ki Otago Natural Resource Management Plan 2005

Otago Region / Te Rohe o Otago

Wai Māori

Wai Māori General Issues

River and Instream Works

- Introduction of exotic weeds through poorly cleaned machinery, and the subsequent impact on bank habitat and water ecosystems.

Discharges

- Cumulative effects of discharges.
- Discharge of human waste and other contaminants from point and non point source discharges to water
- View that due to dilution rates, discharges to water have little or no effects.

Wai Māori General Objectives

- There is no discharge of human waste directly to water.
- Contaminants being discharged directly or indirectly to water are reduced.

Wai Māori General Policies

- To protect and restore the mauri of all water.

Discharges

- To require land disposal for human effluent and contaminants.
- To require consideration of alternatives and use of new technology for discharge renewal consents.
- To require monitoring of all discharges be undertaken on a regular basis and all information, including an independent analysis of monitoring results be made available to Kāi Tahu ki Otago.
- To encourage Management Plans for all discharge activities that details the procedure for containing spills and including plans for extraordinary events.
- To require all discharge systems be well maintained and regularly serviced. Copies of all service and maintenance records should be available to Kāi Tahu ki Otago upon request.

Bank Erosion

- To encourage the planting of indigenous vegetation from the local environs to help reduce continual erosion of the edge of the river.

Wāhi Tapu

Wāhi Tapu General Issues

- Contamination by discharges and other activities seriously erodes the cultural value and integrity of wāhi tapu.
- The resurfacing of kōiwi takata through natural and human-induced processes.

Wāhi Tahu Objectives

- All wāhi tapu are protected from inappropriate activities
- Kāi Tahu ki Otago have access to wāhi tapu.
- Wāhi tapu throughout the Otago region are protected in a culturally appropriate manner.

Wāhi Tapu General Policies

- To require consultation with KTKO for activities that has the potential to affect wāhi tapu.

Cultural Landscapes

Cultural Landscapes General Issues

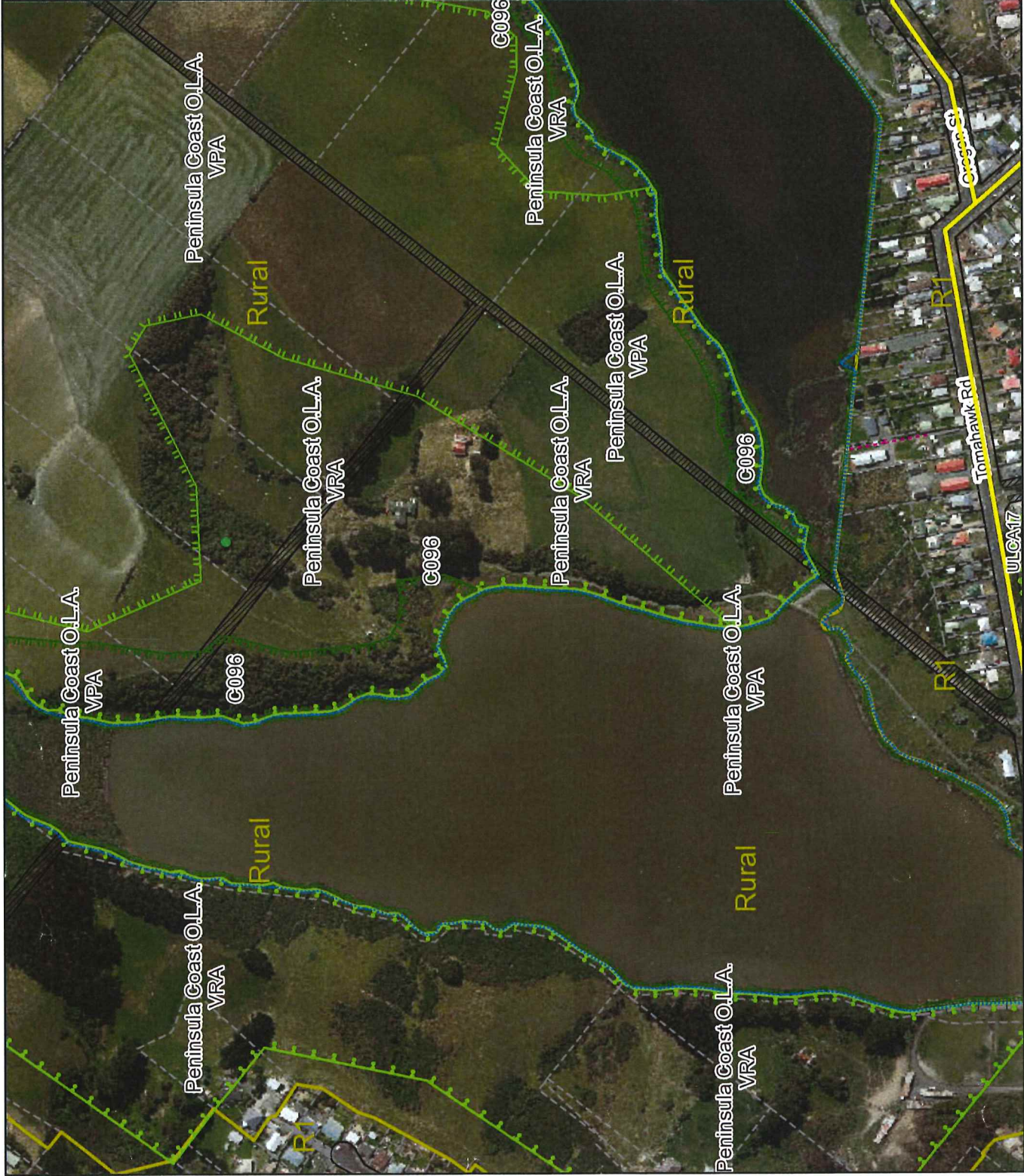
- Extension and maintenance of infrastructure (eg transport, telecommunications) can affect cultural landscapes.
- The building of structures and activities in significant landscapes.

Cultural Landscapes Objectives

- The protection of significant cultural landscapes from inappropriate use and development.

Cultural Landscapes Policies

- To promote the control of visitor and recreational activities that impact on significant landscapes.



Legend

District Plan

- Significant Trees
 - Transpower Structure
 - Transpower Lines
 - Heritage Structure
 - Heritage Facade
 - Port Height Restrictions
 - Development Contributions
 - Plan change or variation
 - DP Designations
 - Urban Landscapes Conservation Area
 - DP Taieri Aerodrome
 - Restricted Water Supply Area
 - Ground Water Protection Zone A
 - Ground Water Protection Zone B
 - Statutory Acknowledgement or Nohoatanga
 - Central Parking Area
 - Public Roads not Legal
 - Unformed Legal Road
 - ZONES
 - Esplanade Requirement
 - Esplanade Reserve Required
 - Esplanade Ship Required
 - Landscapes Management Boundary
 - outside boundary
 - boundary between areas
 - prominency boundary
 - Townscape
 - Townscape and Heritage Precinct Boundary - Internal
 - Townscape and Heritage Precinct Boundary
 - Pedestrian Frontage
 - Identified Pedestrian Crossing
 - Verandah Required
 - Areas of Significant Conservation Value boundary
 - ASCV Boundary
 - ASCV Boundary - Internal
 - Areas of Significant Conservation Value (Estuarine edge)
 - Areas of Significant Conservation Value (Wetland)
- DP Archaeological Sites
 - DP High Class Soils
 - DP Road Hierarchy
 - National
 - National (Limited Access)
 - Regional
 - District
 - COLLECTOR
 - Interim Rule 16.6
 - Minimum Area and Skink Habitat
 - 0.5ha
 - 5.0ha
 - 9.0ha
 - Skink Habitat
 - Noise
 - Stadium Noise Zone
 - Port & Airport Noise boundary
 - Air Noise Boundary
 - Outer Port Control Boundary
 - Port Noise Area
 - Port Noise Zone
 - 80dBN dBA
 - 50d/40dN dBA
 - 50d/40dN dBA, 45SP dBA
 - 50d/35dN dBA, 45SP dBA
 - 55 dBA/40dN dBA within 50m of a residence

Most detail not shown at scales smaller than 1:25,000
Optimal scale range is 1:1000 - 1:5000

This Planning Map is indicative.

The official Planning Maps are compiled within the District Plan (Volume 2). This map is a representation of the official maps. However, due to the ability to display these maps at different scales, and the dynamic nature of the underlying cadastre, some inconsistencies or misalignment of data may be depicted which is not visible on the official maps. Consult Dunedin City Council for any clarification.

Scale at A4:

1:5,000

12/07/2018
2:06:36 p.m.



PARCEL LINES CAN VARY FROM LEGAL PARCEL BOUNDARIES. This map is for illustrative purposes only and is not intended to be used for engineering or orthographic standards. Every effort has been made to ensure correctness and timeliness of the information presented.

Planning Map - Photographic

