

PUBLIC NOTICE

RESOURCE CONSENT APPLICATION RMA20230145 - ODERINGS

Section 95A of the Resource Management Act 1991

The Hastings District Council as the consenting authority has received an application from Oderings Nurseries ChCh Limited for a resource consent for residential development of 55 and 57 Brookvale Road, Havelock North. The applicant has requested that the application be publicly notified in accordance with Section 95A(2) (a) of the Resource Management Act 1991.

Applicant: Oderings Nurseries ChCh Limited
Location: 55 and 57 Brookvale Road, Havelock North
Legal Description: Lot 1 DP 8274, Lot 2 DP 311724 - RT 46325, subject to easements
Application number: RMA20230145
Type of Consent Applied for: Land use consent and subdivision consent

Description of Proposal:

The proposal is described as a residential development, which comprises the following:

- a) approx. 2,312m³ of earthworks (approx. 160m³ of which is to be removed off-site);
- b) construction of 35 residential dwellings;
- c) construction of a replacement carpark (40 parks including 2 accessible parks) to service the existing commercial garden centre and consented café;
- d) associated landscaping; and
- e) subdivision around the proposed residential dwellings creating:
 - 35 freehold residential lots;
 - a balance commercial lot (containing the existing garden centre, consented café, and the proposed carpark);
 - road to vest (access from Brookvale Road, branching off at a roundabout to the garden centre/café);
 - 3 commonly-owned access lots;
 - associated easements (including to allow public pedestrian access to the adjoining reserve (Guthrie Park)); and
 - a local purpose (drainage) reserve to vest (with easements for right of way and right to drain water to the Karituwhenua Stream).

The subject site is zoned Plains Production Zone in the Hastings District Plan (Partially Operative with the Exception of Section 16.1 & Appendix 50). The proposal requires resource consent as a **Non-Complying Activity**.

The application includes an Assessment of Environmental Effects, including specialist reports on Soil and Land Use Capability Classification Assessment, Contaminated Land Assessment; Geotechnical Assessment; Urban Design Statement, Landscape and Visual Effects Assessment, Transportation Assessment, Civil Design Infrastructure Report, Economic Assessment, and may be inspected at the Hastings District Council Customer Service Centre, 207 Lyndon Road East, Hastings, during office hours or on the Council's website www.myvoicemychoice.co.nz. Copies of the application are also available at Hastings District Council Public Libraries.

A request pursuant to s92 of the Resource Management Act 1991 was made, and a copy of the further information request and the applicant's response are available on Councils website www.myvoicemychoice.co.nz.

Please contact consultant planner Rowena Macdonald (processing planner on behalf of the consent authority) on (021) 027 04461 or email rowena@sageplanning.co.nz if you have any queries about the application.

Submissions:

Any person may make a submission on the application, but a person who is a trade competitor of the applicant may do so only if that person is directly affected by an effect of the activity to which the application relates that –

- (a) adversely affects the environment; and
- (b) does not relate to trade competition or the effects of trade competition

You may make a submission by sending a written or electronic submission to the Hastings District Council, Private Bag 9002, Hastings 4156. The submission must be on or in the format of 'Form 13' of the Resource Management (Forms, Fees and Procedure) Regulations 2003. Submissions can be dropped off at the Council, sent via post, or can be lodged electronically via www.myvoicemychoice.co.nz

The submission must include the following information:

1. Your name, postal address, phone number and email address;
2. Details of the application on which you are making the submission, including its location;
3. Whether you support or oppose the application;
4. The reasons for your submission;
5. The decision you wish the consent authority to make;
6. Whether you wish to be heard in support of your submission
7. If you do wish to be heard, whether you would consider presenting a joint case with other parties who make similar submissions.

Submissions close at 5:00pm on Monday 20 November 2023

As soon as reasonably practicable after serving your submission on the Hastings District Council (as consent authority), you must serve a copy of your submission on the applicant, being **Oderings Nurseries ChCh Limited**. The address for service is:

Applicants Address for Service:

Oderings Nurseries ChCh Limited
Attn: David Clark (Agent)
Saddleback Planning
Level 2, 104 Fanshawe Street, Auckland
Date of notification: 21 October 2023

John O'Shaughnessy
Group Manager: Planning & Regulatory Services