

Resource Consents Issued Under Delegated Authority Weekly Report

Period from 22 May 2023 to 28 May 2023

Newcastle-Ngaruawahia		Ward Total: 6		
Applicant	ID No	Address	Details	Decision
The Meat Warehouse Limited	LUC0453/23	109 Laxon Road ROKOKAURI	Land Use consent to construct a secondary dwelling on a site less than 40ha that encroaches the boundary setbacks and exceeds building coverage in the Rural Zone of the Operative District Plan and a minor residential unit that encroaches the boundary setbacks and exceeds building coverage in the General Rural Zone of the Proposed District Plan.	Granted
Swordfish Projects Limited	LUC0402/23	Galbraith Street NGARUAWAHIA	To establish 15 dwellings on stage 2 of SUB0269/22, beginning construction prior to issue of titles and waiving rules in relation to vehicle movement numbers, number of dwellings, height in relation to boundary, living court, service court, boundary setbacks and vehicle access separation.	Granted
Swordfish Projects Limited	SUB0269/22.02	Galbraith Street NGARUAWAHIA	To change conditions 1, 6, 25, 29, 31, 32, 34 to 38, 40, 41, 52 to 78 and add new consent conditions to providing to create 15 residential lots over 4 sub stages within Stage 2 of SUB0269/22.01	Granted
Helm Developments Limited	LUC0065/21	146 Old Taupiri Road NGARUAWAHIA	To allow a residential unit, accessory building/s and water tank/s to be constructed on Lot 1 of SUB0023/21 within the minimum building setbacks to waterbodies under the Proposed District Plan – Appeals Version.	Granted
Helm Developments Limited	SUB0023/21	146 Old Taupiri Road NGARUAWAHIA	Three lot rural-residential subdivision failing to comply with Operative District Plan rules relating to allotment size, allotment boundaries, road access, and building platform and also failing to comply with Proposed District Plan - Appeals Version rules relating to allotment size, existing buildings, building platform, service connections for subdivision and earthworks.	Granted
I W R M Van Hulten	LUC0339/23	111 Clark Road NGARUAWAHIA	Operative District Plan: Retrospective Consent for the relocation of a second-hand building, half of which has already been sited, as well as retrospective Earthworks in the Country Living Zone Proposed District Plan - Appeals Version: To relocate a second-hand building that will be in close proximity to a High-Risk flood area.	Granted
Tamahere - Woodlands		Ward Total: 1		
Applicant	ID No	Address	Details	Decision
D J Heald, M J Heald	LUC0042/18.01	420B Pencarrow Road TAMAHERE	Change of conditions to provide for an increase in the size of an existing barn.	Granted

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Tuakau-Pokeno		Ward Total: 2		
Faith Group Limited	LUC0487/23	5 Clendon Court POKENO	Land use consent to construct a dwelling that breaches the permitted earthworks provisions and exceeds building coverage in the Residential 2 Zone of the Operative District Plan (ODP) and breaches earthworks in the General Residential Zone of the Proposed District Plan – Appeals Version (PDP).	Granted
M J Chawner, N K Fraser	LUC0440/23	16 Gateway Park Drive POKENO	Application for a Sale of Liquor for an Off-Licence on a site in the Light Industrial Zone under the Operative District Plan and the General Industrial Zone under the Proposed District Plan - Appeals Version	Approved

Waerenga-Whitikahu		Ward Total: 2		
Applicant	ID No	Address	Details	Decision
Counties 4 Wheelers	LUC0247/22.01	1051 Tahuna Road OHINEWAI	To change conditions allowing; flexibility as to which weekend day the events may occur (Saturday or Sunday, not both); allow extended operational hours by 0.5 hours in the morning and 1 hour in the afternoon; and allow events to occur between the months of October and April, rather than being restricted to the month of March (as consented).	Granted
HVG Homes Limited	SUB0145/22	114 Travers Road TE KAUPHATA	Subdivision consent to undertake a two stage 66 lot subdivision within the Living Zone Te Kauwhata West (ODP) and the General Residential Zone (PDP) which exceeds earthworks standards and to undertake subdivision and exceed soil disturbance volumes under the NES-CS. Cancellation of Consent Notice B474149.4	Granted

Western		Ward Total: 1		
Applicant	ID No	Address	Details	Decision
K D Wragge	LUC0462/23	44A Kauri Road TUAKAU	Operative District Plan: To construct an accessory building and a water tank with non-compliances relating to building setbacks and to undertake earthworks with non-compliances relating to earthworks volume on a site in the Rural Zone. Proposed District Plan - Appeals Version: To construct an accessory building and a water tank with non-compliances relating to building coverage, building setbacks and earthworks volume on a site in the General Rural Zone.	Granted

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Whaingaroa		Ward Total: 2		
Applicant	ID No	Address	Details	Decision
M Hlavac, S D Weaver	LUC0494/23	67 Government Road RAGLAN	Operative Waikato District Plan: To construct a dwelling in which non-residential building coverage is exceeded for the garage, earthwork volumes are exceeded, the garage infringes upon the setback from the road boundary and the service court is not exclusive of buildings. Proposed Waikato District Plan: To construct a dwelling where the garage is placed in front of the front façade of the building, earthworks infringe upon the road boundary and the service court is not exclusive of buildings.	Granted
C M Swann	SUB0105/23	1384 Whaanga Road RAGLAN	Boundary relocation and one lot subdivision in the Rural Zone and earthworks associated with the vehicle entrance upgrade.	Granted