

# Notice territorial authority's requirement for designation or alteration of designation

*[Sections 168A](#), and [181\(4\)](#), Resource Management Act 1991*

**Selwyn District Council** gives notice of a requirement to add a new designation.

## 1. The site to which the requirement applies is as follows:

**Name:** Glentunnel Domain

**Address:** Glentunnel Domain Road, Glentunnel

**Legal Description:** RESERVE 5257 BLK VIII HORORATA SD

**Area:** 71.4776 hectares

## 2. The nature of the proposed public work (*or* project or work) is:

(a) Description of the type of the designation:

**Recreation Reserve**

(b) *Description of the Scope of work:*

### a. *Purpose*

- i. To provide for recreation activities including organised sports games, children and youth play and informal recreation use.
- ii. To provide community infrastructure to support the recreation activities including sports grounds, sports courts, golf course, sports pavilion, play grounds, campground, roadways and car parks and amenity buildings including toilets.

### b. *Scope of Work*

- i. The scope of work is to provide land and associated infrastructure and facilities for the provision of recreation and community facilities. Specifically this includes:
  - sports fields and lighting for summer and winter sports
  - Golf course including club house and equipment sheds
  - Camp ground (Glentunnel Holiday Park)
  - sports pavilion and toilet
  - playground
  - informal car parks and roadways
  - park furniture
  - walking/cycle tracks
  - forestry plantation
  - fencing (internal and boundary)
  - other recreational facilities and equipment
  - shelter and amenity planting

### c. *Scale*

- i. All work will be conducted within the area identified on the attached map.
- ii. No increase in the scale or intensity of activity on this site for recreation reserve purposes is anticipated.

**3. The nature of the proposed conditions that would apply are:**

- (a) The following standards will apply for any new development to mitigate any potential adverse effects on the environment:
- (i) Setback from road
  - (ii) Separation from neighbours
  - (iii) Height
  - (iv) Outdoor storage
  - (v) Recession planes
  - (vi) Site coverage
  - (vii) Surfacing
  - (viii) Glare
  - (ix) Noise
  - (x) Construction noise
  - (xi) Parking
  - (xii) Heritage

The above standards are set out in full in Attachment 3.

**4. The effects that the public work (*or project or work*) will have on the environment, and the ways in which any adverse effects will be mitigated, are:**

- (a) Existing reserves and activities

In general terms lawfully established recreation reserves, the facilities located on them and the activities that occur on them form part of the existing environment and any changes will be incremental. Only the environmental effects of significant changes to a recreation reserve should be considered, not environmental effects as if the whole recreation reserve is a new activity.

The Glentunnel Domain was first established under the "Public Domains Act 1865", notified in the NZ Gazette, July 1880 and has been an important feature as a community sports venue with many annual fixtures such as the Boxing Day Sports Gala being held there during its early years.

Glentunnel Domain is a large recreation reserve with a broad range of sports and recreational users. A sports pavilion provides facilities for the South Malvern Combined Sports Clubs. The previous netball court has been removed and is now a designated parking area. It should also be noted that a large portion of the Domain is leased to the Hororata Golf Club (40.43ha) and Glentunnel Holiday Park (10ha). The golf club will have higher levels of use from time to time as a result of weekend play and tournaments and the holiday park will have higher levels of use during the summer season. The Glentunnel Holiday Park has a certificate of existing use.

- (b) Character and amenity

The Domain is located in a rural environment on the opposite side of Homebush Road from the small enclave of houses that make up the Glentunnel Township and has been an important community sports venue for some time. The lower part of the reserve is adjacent to the Selwyn River. A large portion of the reserve is used for grazing and forestry purposes which contributes to the overall attractiveness of the rural environment.

The Domain has an abundance of mature tree planting that creates a high level of amenity.

The golf course is well-maintained by the club and includes an attractive club room serviced by a gravel car park and equipment sheds that are well hidden from the road frontage.

The campground has an amenities block, toilets, cabins (three structures), a mangers house and ancillary buildings. The camp sites are serviced by an internal road network. The campground is well planted and provides a pleasant environment for campers and visitors to the Domain.

Other buildings located on the reserve are designed to be functional and utilitarian with a scale that is in keeping with the rural setting. These buildings are set back some distance from the road and screened by mature trees and cover about 0.12% of the Domain. Gravel informal parking areas and accessways are also provided on the Domain.

(c) Noise

Activities that occur on the site will generate noise from time to time and this relates to:

- Noise from games and sports being played including practice sessions
- Noise from social activities in the club rooms and facilities
- Noise from vehicles visiting the site including engine noise and car doors opening/closing

The reserve is located in a rural environment with very few dwellings in close proximity and noise generated from the reserve will be very low.

(d) Light Spill, Glare and Sky Glow

There are three main types of obtrusive or adverse lighting effects that can cause nuisance to nearby residents, users of adjacent areas and to astronomical observation. These are:

- Glare
- Upward Waste Light (Sky Glow)
- Spill Light

Overhead floodlighting is needed to illuminate the sports fields for training purposes. Lighting may also be provided for security of buildings, roadways and car parks. Such lighting can create light spill and glare for neighbouring properties that may adversely affect surrounding residential amenity values. Light glare may also affect the safe and efficient operation of roads. In addition lighting required for recreation reserve activities may result in upward waste light being produced.

At Glentunnel Domain the sports fields have floodlighting for night time training purposes. The effects from this lighting have been present for some time and are an existing part of the environment. Adverse effects on neighbouring properties are likely to be minor given the domain is surrounded by mature vegetation and the large distance from residential dwellings.

The effects of light spill and glare on neighbouring properties and the road network can be mitigated by directing exterior lighting away from adjacent properties and roads,

restricting activities between certain hours and ensuring light spill does not exceed lux levels appropriate to a residential environment. Upward waste light can be managed by careful luminaire selection and site orientation. However, there will always be some reflected light contributing to sky glow that cannot be fully controlled or mitigated.

If additional or new lighting (beyond what is already existing) is to be installed at Glentunnel Domain mitigation will occur via the proposed conditions for lighting that specifically apply to this designation.

(e) Transport/parking

The activities occurring on Glentunnel Domain will generate traffic movements and the need to provide on-site car parks to cater for vehicle numbers. This relates to:

- Visitors, spectators and players arriving/leaving for sports games and practices
- People arriving/leaving for use of the club rooms for social occasions (after-match functions, meetings etc.)
- Campers arriving to and leaving from the campground
- Casual users of the Domain for informal recreation or use of facilities
- Vehicles undertaking maintenance activities on the Domain

Generally high numbers of vehicle movements and the need for car parking will occur for intense periods around weekend sport (especially Saturdays), week night uses for practice or games and social functions occurring in the club rooms. This may create adverse effects for users of the roads near the Domain and surrounding residents where on-street parking occurs.

The number of vehicle movements per day will exceed the permitted limits defined for rural areas in the Operative District Plan 9.13.1 - Permitted Activities — Activities and Vehicle Movements.

The effects of vehicular traffic related to the activities on the Domain have been present for some time and form an existing part of the environment. Should new activities occur that generate an increase in the scale or intensity of vehicular traffic at the Domain the effects will be assessed and mitigated via the proposed conditions for transport and vehicle movements that specifically apply to this designation.

Mitigation measures currently in place include:

- The provision of a formed car park (with overflow area) at the golf club
- The road network and campsite parking available at the Glentunnel Holiday Park
- The formed road a car park area servicing the sports grounds
- The formed car park servicing the western end of the reserve (known as Joyce's Reserve)

(f) Effects associated with the proposed use

Generally the effects associated with the proposed use are covered in the sections above (character/amenity, noise, light spill/glare/sky glow, transport/parking). There are some additional effects of the activity that have been identified. These include:

- Effects of machinery used for maintenance activities – may generate noise or create a hazard to users.
- Effects of maintenance works such as field releveling that may create dust.

- Effects of maintenance works where pest control or agrichemicals are used.
- Effects of fertiliser use on playing fields.
- Effects of waste water discharge to ground.
- Effects related to activities in the bed of the Selwyn River
- Effects of storm water runoff from car park and hard standing areas.
- The necessity to store hazardous goods on site (compressed gas).

These effects are existing and form part of the current environment. Mitigation of adverse effects will occur via the proposed conditions that apply to rural recreation reserves or may be regulated through the Canterbury Land and Water Plan.

(g) Benefits of the Activity

Although Glentunnel Domain has a relatively low level of use it still provides a number of benefits to the surrounding rural community which include:

- A venue and facilities for the community to participate in sport and recreation activities (sports and active recreation activities as well as informal recreation opportunities) which supports the health and well-being of residents.
- Forms part of a network of sports parks to meet the need of organised sports matches and practice.
- Provides a drawcard for visitors to the locality (especially the golf course and campground) that helps to support local businesses.
- Provides for a camping experience in a rural setting.
- A community hub that brings people together for recreation and social activities and helps to facilitate a sense of community and social connectedness.
- Provides space for enhancing the landscape environment with gardens, trees, and grassed areas and contributes to the attractiveness of the rural community.

## 5. Statutory Assessment

The following is relevant to this activity:

### **Reserves Act 1977** and specifically **s.17 (1) – Recreation Reserves**

*It is hereby declared that the appropriate provisions of this Act shall have effect, in relation to reserves classified as recreation reserves, for the purpose of providing areas for the recreation and sporting activities and the physical welfare and enjoyment of the public, and for the protection of the natural environment and beauty of the countryside, with emphasis on the retention of open spaces and on outdoor recreational activities, including recreational tracks in the countryside.*

### And, **s. 40 (1) Functions of administering body**

*The administering body shall be charged with the duty of administering, managing, and controlling the reserve under its control and management in accordance with the appropriate provisions of this Act and in terms of its appointment and the means at its disposal, so as to ensure the use, enjoyment, development, maintenance, protection, and preservation, as the case may require, of the reserve for the purpose for which it is classified.*

Other sections of specific relevance include: s. 41 Management Plans; s. 53 Powers (other than leasing) in respect of recreation reserves; s. 54 Leasing powers in respect of recreation reserves (except farming, grazing, or afforestation leases).

Note a Reserve Management Plan is in place for the Glentunnel Domain (reviewed 2008).

### **Operative Selwyn District Plan**

The following extracts from the Selwyn District Plan are relevant to recreation reserves located in the rural zone and particularly Glentunnel Domain.

Recreation areas and reserves are listed as 'Community Facilities' in the Rural Volume of the District Plan refer section **B2.3 - Community Facilities and Recreational Areas - Issues**  
**Community facilities** include land, buildings, equipment and services available to local communities for a range of activities, with or without a charge. They include: meeting halls, places of worship, schools, **recreation areas and reserves**, emergency services, and cemeteries.

The District Plan notes that many community facilities in the rural area are under-utilised and that the District Plan provisions can help to foster, or at least not hinder, the efficient use of community facilities by:

- Recognising and providing for community facilities as part of the rural area, which reduces compliance costs to change the use these facilities.
- Managing effects of activities, not type of activities or who is undertaking them, which also reduces compliance costs to let community facilities to private organisations.
- Exempting community facilities from rules for site coverage, so they have less land to maintain (see Policy B3.4.5).

Community facilities are not anticipated to cause nuisance effects to surrounding residents in the rural area, because of the lower levels of residential density and distance between neighbours. The Rural zone rules for noise, night lighting, carparking, recession planes et cetera apply to community facilities.

### **Community Facilities and Recreational Areas - Strategy, Objectives, Policy and Methods**

The Rural Volume of the District Plan uses the following basic strategy to address issues with community facilities and recreational areas:

- The District Plan provisions recognise community facilities as part of the rural area and do not restrict the multiple use of community facilities.

#### **Objective B2.3.1**

Efficient use and maintenance of community facilities is encouraged.

Objective B2.3.1 is to encourage the use of existing community facilities in the rural area. The District Plan does this by recognising community facilities as part of the rural area; and ensuring policies and rules do not unnecessarily hamper the multiple use of community facilities.

#### **Policy B2.3.1**

Recognise community facilities as part of the rural environment and encourage new uses for existing community facilities.

#### **Explanation and Reasons**

Community and recreational facilities are part of the rural area. Their ongoing use is important to foster the identity of local communities and to ensure the efficient use of the community's assets. Policy B2.3.1 recognises community facilities in the rural area and encourages their on-going use. The role of the District Plan is limited, in this regard, to ensuring there are no unnecessary restrictions in the rules, to changing the use(s) of

community facilities. This is achieved by avoiding 'catch all' rules that make any community facility require a resource consent.

*Method*

District Plan Rule Structure

*Permitted activities*

***Policy B2.3.2***

Exempt community facilities from site coverage requirements in the rural area.

*Explanation and Reasons*

The District Plan provisions impose a maximum site coverage for buildings on sites in the Rural zone. The purpose is to maintain rural character – the dominance of open space and vegetation cover over buildings (see Policy B3.4.5). Policy B2.3.2 exempts community facilities from site coverage provisions. The reason is to reduce the cost of buying and maintaining sites for community facilities.

There are a limited number of community facilities in the rural area, so the exemption is unlikely to cause a cumulative adverse effect on rural character.

*Method*

District Plan Rules

***Community Facilities and Recreational Areas – Anticipated Environmental Results***

The following environmental results are expected to occur from implementing Section B2.3:

Community facilities are more utilised in the rural area.

The Operative District Plan Strategy, Objectives, Policy and Methods support the provision of community facilities such as cemeteries in the rural zones and seek to encourage use and recognise that they are part of the rural environment.

***Operative District Plan Rules***

The following District Plan Rules may apply to Glentunnel Reserve:

- 4.2 Buildings and landscaping
- 4.7 Building and site coverage
- 4.9 Buildings and building position
- 4.17 Fences adjoining reserves
- 5.2 Vehicle accessways
- 5.3 Vehicle crossings
- 5.5 Vehicle parking and cycle parking
- 7.1 Outdoor signs – general
- 8.1 Storage of hazardous substances
- 10.6 Activities and noise
- 10.7 Activities and light spill
- 10.8 Activities and scale of activities
- 10.9 Activities and hours of operation
- 10.10 Activities and the outdoor storage of material and goods

### **District Plan Review**

The Operative District Plan is currently subject to review process. Topics of the review that will have particular relevance to the designation for Glentunnel Reserve include:

- Community and recreation facilities
- Noise provisions
- Transport and parking provisions
- Rural zone provisions

### **Selwyn District Council Parks and Reserves Bylaw (2009)**

This bylaw has provisions for managing and controlling some activities on the Domain concerned with environmental effects. Specifically this relates to the following sections of the bylaw:

- s.6. Behaviour in Parks and Reserves
- s.7. Conduct in Facilities
- s.8. Vehicle Controls within Reserves
- s.11. Camping
- s.12. Aircraft and Drones
- s.13. Organised Sports Games

As there is a bylaw in place which already regulates some matters these are not required to be managed through conditions on the designation and would be an unnecessary duplication of regulations.

### **Canterbury Regional Policy Statement**

The key reference in the Regional Policy Statement to recreation and community facilities is related to the policy on regional growth.

#### **5.3.1 Regional growth (Wider Region)**

To provide, as the primary focus for meeting the wider region's growth needs, sustainable development patterns that:

1. ensure that any
  - a. urban growth; and
  - b. limited rural residential developmentoccur in a form that concentrates, or is attached to, existing urban areas and promotes a coordinated pattern of development;
2. encourage within urban areas, housing choice, **recreation and community facilities**, and business opportunities of a character and form that supports urban consolidation;
3. promote energy efficiency in urban forms, transport patterns, site location and subdivision layout;
4. maintain and enhance the sense of identity and character of the region's urban areas; and
5. encourage high quality urban design, including the maintenance and enhancement of amenity values.



One of the anticipated results noted is: *New urban development provides for community facilities where appropriate.*

### **Land and Water Regional Plan**

The following region-wide rules (section 5) of the Canterbury Land and Water Regional Plan may apply to activities undertaken on Glentunnel Domain. This mainly relates to maintenance and operational activities such as weed and pest control, sports turf management and storm water management of car parks.

- Pest Control and Agrichemicals s.5.20 - 5.23
- Fertiliser Use s.5.65, 5.66, 5.67
- Stormwater s. 5.93A-5.97

### **5. Alternative sites, routes and methods that have been considered to the following extent:**

The requiring authority has a long-standing existing interest in the land required for the designation. The works being designated are existing and have been operating for some time. The works provided for by the designation will not result in any significant adverse effects on the environment. It is therefore not necessary to consider alternatives.

### **6. The public work (or project or work) and designation (or alteration) are reasonably necessary for achieving the objectives of the requiring authority because:**

The purpose of the designation is to provide a large tract of public open space with associated facilities to enable sports and recreation activities to occur in order to meet the needs of residents in Glentunnel and the wider locality. This work is necessary to be able to provide opportunities for participation in sports, recreation and social activities to support the health and well-being of the Glentunnel community.

The Council's **2018-28 Long Term Plan** notes the following in relation to recreation reserves which forms part of the Community Facilities Activity: *"Council involvement in the Community Facilities Activity is considered to be an essential component required to promote community wellbeing in the district. Involvement in this activity contributes, in some way, to achievement of many of the community outcomes but, in particular, the development of a healthy community. The provision of services comprising the Community Facilities Activity is viewed as a critical element in attaining this goal.*

*Community Facilities strengthens local communities in a number of ways, including providing places and spaces for people to meet and interact; supporting voluntary community committees, clubs and groups in which people work together and develop a sense of common purpose; and delivering community social, leisure, education and cultural activities. Community halls, swimming pools libraries, service centres, heritage buildings, and reserves are an important part of the social fabric for many communities providing a focal point and contribute to attaining a sustainable community with a sense of identity and belonging.*

*The benefits of physical activity are now widely accepted and recognised. Increasing peoples' physical activity has emerged in the last decade as a key international and national goal to improve health. Council encourages residents to live healthy and active lives by providing a*

*range of recreation and leisure facilities, including parks, playgrounds, swimming pools, halls and sport fields.*

*The natural environment and landscape, everything from parks and open countryside to playing fields and other green spaces, play an important part in promoting and maintaining good health and well-being and creating a sense of identity. Council enhances the environment and landscape by ensuring each township is served by a reserve, park or domain. Large rural recreation reserves and the smaller esplanade reserves provide environmental protection of riverbanks and lake margins and support the District's biodiversity. The network of reserves and open space creates green corridors for birds and animals."*

The Council's **Community Facilities Activity Management Plan** includes the following in regard to recreation reserves:

*"The provision of recreation reserves by Council is considered to be necessary to meet the open space and recreational needs of the District. The Council is required to promote community wellbeing and, involvement in the provision of recreation reserves contributes to achievement of community outcomes related to the development of a healthy community and providing a safe living environment. The Council has adopted strategies and policies aimed at creating a healthy living environment for the District's population. The provision of recreation reserves is viewed as a key element in attaining this goal.*

*Recreation reserves are an important element of township and rural environments providing visual contrast and relief from the built form, a sense of spaciousness as well as opportunity for exercise and social contact. Playing fields and other green spaces, play an important part in promoting and maintaining good health and well-being by providing opportunities for organised and informal recreation. Rural recreation reserves provide environmental protection of riverbanks and lake margins and support the District's biodiversity.*

*The Council has adopted the role of primary service provider as, although there is open space areas provided by other agencies such as Department of Conservation and schools, these do not fulfil the wider recreation and open space needs of communities. Council reserves which are focused on active recreation compliment the areas provided by other agencies.*

*Recreation reserves play an important role in the image of the District and the quality of life and wellbeing for its residents. As the District's population grows and changes the Council will need to plan for future open space to meet requirements and achieve strategic goals.*

*Recreation reserves serve a number of functions that contribute to the social, cultural, economic and environmental wellbeing of the community. These include the following:*

- Provide opportunities for outdoor recreation to improve physical wellbeing;*
- Provide a focal point for local communities where they can meet and participate in a variety of leisure and recreation activities;*
- Provide sports fields, play spaces and facilities;*
- Provide a balance between developed urban space and green spaces;*
- Create visual amenity such as gardens, trees, and green open space;*
- Help to define the unique identity of townships;*
- Provide passive areas of open space for quiet contemplation, walking and sitting;*
- Contribute to the overall landscape character of the district;*
- Provide environments that help to enhance the bio-diversity of the district;*
- Create green corridors for birds and animals;*
- Enhance the image of the district as an attractive and pleasant place to live;*

- *Enable preservation of historic sites and features.”*

The Council's ***Open Spaces Strategy (2015)*** notes the need for *providing open space areas across the District for a variety of uses and experiences.*

This includes sports and recreation parks as a venue for sport and recreation activity with recreation facilities and buildings and often multiple use. The strategy acknowledges that: *Trends/ best practice suggests that 'hubbing' of sports (sports amalgamations and multi-use of facilities) is an increasingly popular approach in terms of recreation provision. With this in mind, larger destination facilities that cater to a wide range of users are becoming more prominent.*

**7. The following resource consents are needed for the proposed activity and have (or have not) been applied for:**

The following resource consents are in place:

- R305983 : OUTLINE PLAN TO ERECT A CABIN AT GLENTUNNEL HOLIDAY PARK
- 195282 : To undertake earthworks associated with the establishment of a dump station for the disposal of wastewater
- 185636 : Existing use rights for camping ground in Glentunnel
- 175417 : To establish and operate a café within the Hororata Golf Club

None further consent are required at present.

**8. The following consultation (or No consultation) has been undertaken with parties that are likely to be affected:**

No specific consultation in respect to this designation has been carried out. Given that the designation relates to activities that are already existing and have been present for some time and no changes are proposed it is not envisaged that consultation with affected parties is required.

**9. The Selwyn District Council attaches the following information required to be included in this notice by the district plan, regional plan, or any regulations made under the Resource Management Act 1991.**

*Attachment 1: Glentunnel Domain boundary and existing facilities*

*Attachment 2: Gazette Notice*

*Attachment 3: Proposed Standards*

**Signature of person giving notice**

(or person authorised to sign on behalf of person giving notice)

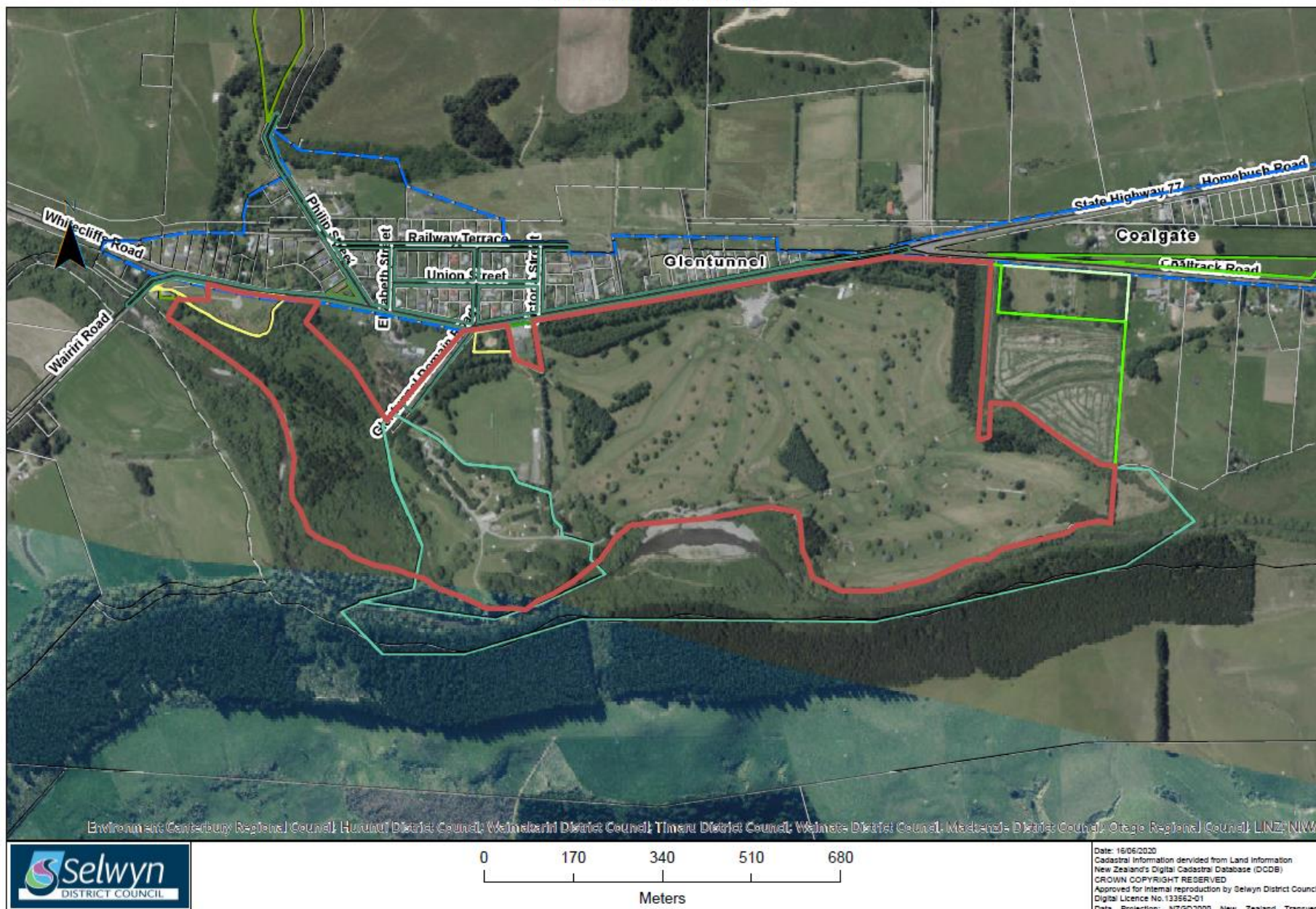


Mark Rykers

**Date:** 16 June 2020

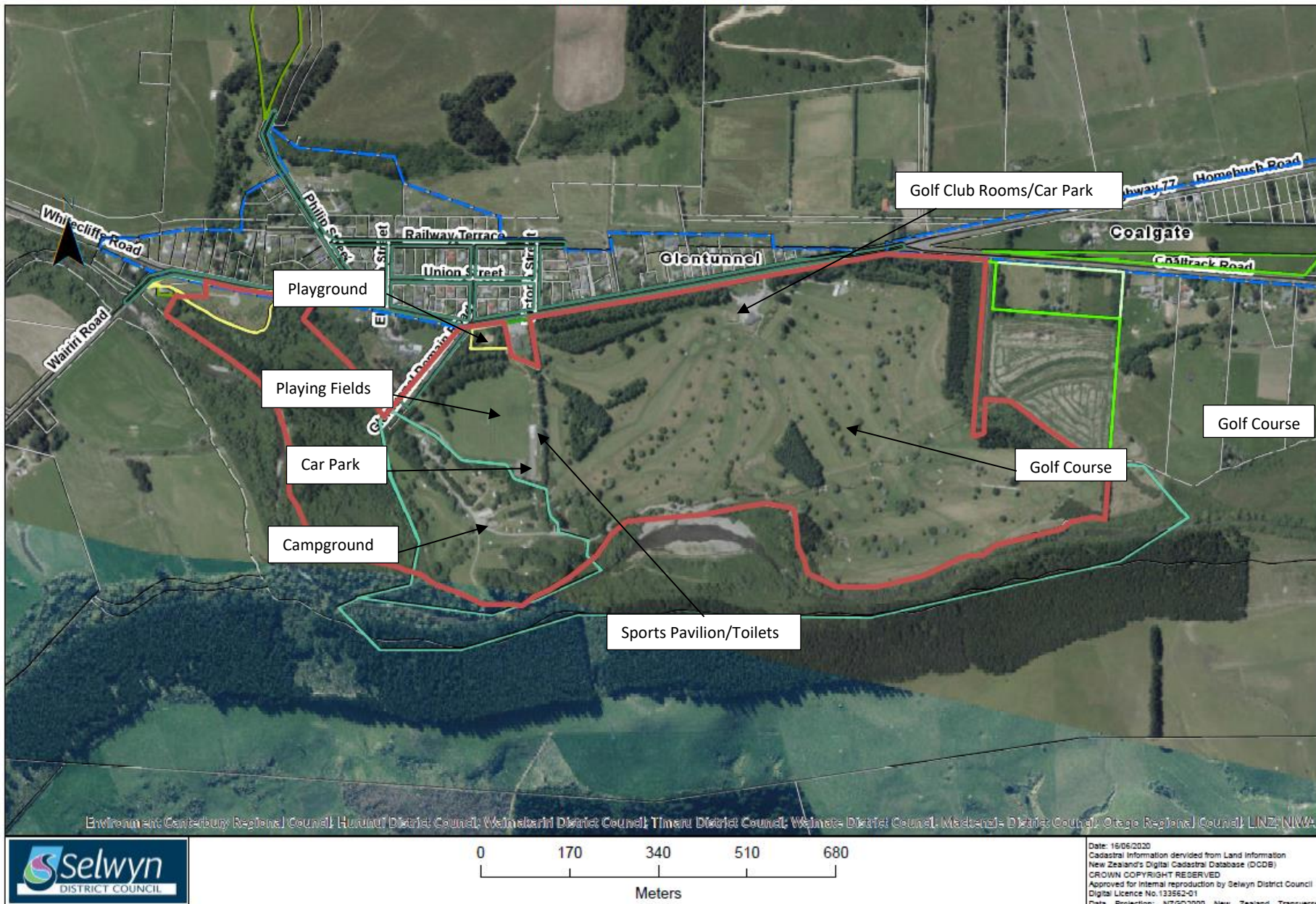
# ATTACHMENT 1

## Glentunnel Domain





# Glentunnel Domain





1984 p 5472

5472

## THE NEW ZEALAND GAZETTE

No. 227

*Classification of Reserves*

PURSUANT to the Reserves Act 1977, and to a delegation from the Minister of Lands, the Assistant Commissioner of Crown Lands hereby classifies the reserves, described in the Schedule hereto, as recreation reserves, subject to the provisions of the said Act.

## SCHEDULE

## CANTERBURY LAND DISTRICT—HURUNUI COUNTY—MOTUNAU BEACH RECREATION RESERVE

8,7007 hectares, more or less, being Reserve 4257, situated in Block XV, Stonyhurst Survey District. All *New Zealand Gazette*, 1931, page 382. S.O. Plan 1331L.

6297 square metres, more or less, being Reserve 4309, situated in Block XV, Stonyhurst Survey District. All *New Zealand Gazette*, 1955, page 596. D.P. 10074.

2883 square metres, more or less, being Reserve 4578, situated in Block XV, Stonyhurst Survey District. Part O.I.C. 365921 (*New Zealand Gazette*, 1952, page 1359). S.O. Plan 8198.

5564 square metres, more or less, being Reserve 4640, situated in Block XV, Stonyhurst Survey District. Part O.I.C. 365921 (*New Zealand Gazette*, 1952, page 1359). D.P. 15493.

1555 square metres, more or less, being Reserve 5104, situated in Block XV, Stonyhurst Survey District. Part *New Zealand Gazette*, 1960, page 1653. D.P. 20871.

2326 square metres, more or less, being Reserve 5105, situated in Block XV, Stonyhurst Survey District. Part *New Zealand Gazette*, 1960, page 1653. D.P. 20871.

1628 square metres, more or less, being Reserve 5147, situated in Block XV, Stonyhurst Survey District. All certificate of title 1B/421. Part *Gazette* notice 590887, (*New Zealand Gazette*, 1962, page 2118). S.O. Plan 6469.

4717 square metres, more or less, being Reserve 5149, situated in Block XV, Stonyhurst Survey District. All *New Zealand Gazette*, 1963, page 379. S.O. Plan 10092.

1,2077 hectares, more or less, being Reserve 5166, situated in Block XV, Stonyhurst Survey District. All certificate of title 1B/420. Part *Gazette* notice 590887 (*New Zealand Gazette*, 1962, page 2118). D.P. 20871.

8300 square metres, more or less, being Rural Section 40707, situated in Block XV, Stonyhurst Survey District. All *Gazette*, notice 504288/1 (*New Zealand Gazette* 1984, page 3098). S.O. Plan 14772.

4,0349 hectares, more or less, being Rural Section 41092, (formerly part Reserve 4489) situated in Block XV, Stonyhurst Survey District. Part O.I.C. 365921 (part *New Zealand Gazette*, 1952, page 1359). S.O. Plan 14948.

Dated at Christchurch this 29th day of November 1984.

B. K. SLY,  
Assistant Commissioner of Crown Lands.

(L. and S. H.O. Res. 11/2/103; D.O. 8/3/119)

3/1

*Revocation of a Notice Relating to Reserves and Issue of a Fresh Notice*

PURSUANT to section 6 (3) of the Reserves Act 1977, and by reason of an error made in the notice hereinafter described, the Assistant Commissioner of Crown Lands, acting under delegated authority from the Minister of Lands, hereby revokes the notice classifying Reserve 3404, situated in Block VII Cheviot Survey District, and Reserve 3403, situated in Block VII Cheviot Survey District, dated 27 September 1984 and published in the *New Zealand Gazette* of 4 October 1984, No. 178, page 4151 and hereby issues the following notice as a fresh notice in its place.

*Classification of Reserves*

PURSUANT to the Reserves Act 1977, and to a delegation from the Minister of Lands, the Assistant Commissioner of Crown Lands hereby classifies the reserves, described in the Schedule hereto, as Government purpose (Police purposes) reserves subject to the provisions of the said Act.

## SCHEDULE

## CANTERBURY LAND DISTRICT—CHEVIOT COUNTY

1011 square metres, more or less, being Reserve 3403, (formerly Section 6, Block XXV, Town of Mackenzie), situated in Block VII, Cheviot Survey District. Part *New Zealand Gazette*, 1898, page 1720. S.O. Plan 1395.

1011 square metres, more or less, being Reserve 3404, (formerly Section 8, Block XXV, Town of Mackenzie), situated in Block VII, Cheviot Survey District. Part *New Zealand Gazette*, 1899, page 1311. S.O. Plan 1395.

Dated at Christchurch this 29th day of November 1984.

B. K. SLY,  
Assistant Commissioner of Crown Lands.

(L. and S. D.O. 8/5/159/A)

3/1

*Revocation of the Reservation Over Part of a Reserve*

PURSUANT to the Reserves Act 1977, and to a delegation from the Minister of Lands, the Commissioner of Crown Lands hereby revokes the reservation over that part of the reserve described in the Schedule hereto, such land to become Crown land subject to the Land Act 1948.

## SCHEDULE

## CANTERBURY LAND DISTRICT—AKAROA COUNTY

2,9828 hectares, more or less, being Rural Section 41893 (formerly part Reserve 2493), situated in Block III, Akaroa Survey District. Part *New Zealand Gazette*, 1881, page 959. S.O. Plan 16324.

Dated at Christchurch this 28th day of November 1984.

L. M. KENWORTHY, Commissioner of Crown Lands.  
(L. and S. H.O. Res. 11/10/11; D.O. 8/263)

3/1

*Revocation of a Notice Relating to Cancellation of Vesting and Revocation of Reservation and Issue of a Fresh Notice*

PURSUANT to section 6 (3) of the Reserves Act 1977 and by reason of an error made in the notice hereinafter described, the Assistant Commissioner of Crown Lands acting under delegated authority from the Minister of Lands, hereby revokes the notice cancelling the vesting and revoking the reservation over a reserve dated 30th day of August 1984 and published in the *New Zealand Gazette* of 6th September 1984, No. 157, page 3622 and hereby issues the following notice as a fresh notice in its place.

*Revocation of the Reservation over a Reserve*

PURSUANT to the Reserves Act 1977, and to a delegation from the Minister of Lands, the Assistant Commissioner of Crown Lands hereby revokes the reservation as a reserve for a site for a public pound over the land described in the Schedule hereto.

## SCHEDULE

## TARANAKI LAND DISTRICT—WAITOMO DISTRICT

5980 square metres, more or less, being Section 54, Block XI, Mapara Survey District. Balance certificate of title 213/39. S.O. Plan 11894.

Dated at New Plymouth this 29th day of November 1984.

R. LANCASTER,  
Assistant Commissioner of Crown Lands.

(L. and S. H.O. 6/1/22; D.O. 8/3/4)

3/1

*Vesting Reserves in the Malvern County Council*

PURSUANT to the Reserves Act 1977, and to a delegation from the Minister of Lands, the Assistant Commissioner of Crown Lands hereby vest the reserves, described in the Schedule hereto, in the Malvern County Council in trust for recreation purposes.

## SCHEDULE

## CANTERBURY LAND DISTRICT—MALVERN COUNTY—GLENTUNNEL AND COALGATE DOMAIN

11,6068 hectares, more or less, being Reserve 2409, situated in Block VIII, Hororata Survey District. Part *New Zealand Gazette*, 1975, page 150. S.O. Plan 2650.

71,4776 hectares, more or less, being Reserve 5257, situated in Block VIII, Hororata Survey District. Part *New Zealand Gazette*, 1975, page 150. S.O. Plan 11277.

**ATTACHMENT 3**

**The following restrictions shall apply to all designations for Council owned reserves:**

**1. Setback from Road**

All structures and buildings in a Residential or Rural Zone, (other than listed below) shall be setback from the road boundary as follows:	
Road boundary with Arterial/Strategic Road	20m
Road Boundary with Other Road	10m
West Melton Domain	8m
Broadfield Reserve	9m

**2. Separation from Neighbours**

All structures and buildings in a Residential or Rural Zone, except for buildings necessary for the storage of equipment used for the maintenance of reserve which may be sited as an accessory building, shall be setback from internal boundaries as follows:	
Residential Zones:	5m
Rural Zones	10m
Sheffield Domain	5m

**3. Height**

No structure or building shall exceed the following maximum heights:	
Residential Zones (within 100 metres of a boundary with a residential zone)	8m
Residential Zones (not within 100 metres of a boundary with a residential zone)	20m
Rural Zones	12m
Any pole or support structure for flood or training lights accessory to sports facilities	30m

**4. Outdoor Storage**

Any outdoor storage area shall not be located within the setback from roads or the separation from neighbours standards.
Where there is no existing boundary planting or screening outdoor storage areas shall be screened from adjoining sites and roads by either planting, wall(s), fence(s) or any combination of these to at least 1.8 metres in height along the length of the storage area.

**5. Recession Planes**



Within Residential Zones or on boundaries adjoining a Residential Zone or Rural Zone, buildings shall not intrude through a 45 degree recession plane measured from a point 4metres above the external boundary of the site.

## 6. Site Coverage

These standards are exclusive of play equipment	
All sites	20%

## 7. Surfacing

The maximum site area covered by impervious surfaces, including courts, footpaths, swimming pools, car-parking areas are:	
All sites	30%

## 8. Glare

Fixed artificial outdoor lighting is directed away from and/or screened from adjacent properties and roads.	
<p>For the purpose of minimising upward light and <u>sky glow</u> associated with public sports courts and grounds:</p> <ul style="list-style-type: none"> <li>a) All artificial <u>outdoor lighting</u> shall be directed downward and shielded from above to ensure that all light shines below the horizontal; and</li> <li>b) Modelled luminous intensity from any luminaire for any viewing angle at 1.5m above grade level, at a distance equal to 45m beyond the edge of the field, shall not exceed 1000 candela (absolute); and</li> <li>c) Luminaires shall not emit more than 250 lumens in the "Very High" glare zone, ranging from 80° to 90° above nadir; and</li> <li>d) All <u>artificial outdoor lighting</u> shall have a maximum correlated colour temperature of 5,700K; and</li> <li>e) The maximum level of <u>light spill</u> from all <u>artificial outdoor lighting</u> shall not exceed the horizontal or vertical illuminance level of 10 lux between 6am and 10pm on an adjacent <u>site</u> zoned Rural or Residential and 25 lux on an adjacent site zoned Commercial, Mixed Use or Industrial, excluding <u>roads</u>.</li> <li>f) <u>Artificial outdoor lighting</u> for public sports courts and grounds to enable sporting and recreation activity shall be turned off between 10.00pm and</li> </ul>	

6.00am, or dimmed by 75% between 10.00pm to 10.30pm and turned off between 10.30pm and 6.00am; and	
g) <u>Artificial outdoor lighting</u> not directly required for sporting or recreation activity but associated with the public sports courts and grounds (i.e. associated car park lighting) shall comply with LIGHT-REQ3 and shall be turned off between 10.00pm and 6.00am, or either controlled by occupancy sensors or dimmed by 75% between 10.00pm and 6.00am.	

## 9. Noise

Activities, other than outdoor recreation, shall be conducted such that the following noise levels are not exceeded at the boundary of the site	
Residential Zones (assessed at any point at the site boundary): a. 7am to 10pm during day time b. 10pm to 7am	50 dBLAeq 40 dBLAeq
Rural Zones (assessed at any point within a notional boundary): a. 7am to 10pm during day time b. 10pm to 7am	55 dBLAeq 45 dBLAeq

## 10. Construction Noise

Any construction activities shall be conducted such that the following noise levels are not exceeded at the boundary of the site:

	Weekdays			Saturdays			Sundays/public holidays		
	L10	L95	Lmax	L10	L95	Lmax	L10	L95	Lmax
6.30am–7.30am	60	45	70	*	*	*	*	*	*
7.30am–6pm	75	60	90	75	60	90	*	*	*
6pm–8pm	70	55	85	*	*	*	*	*	*
8pm–6.30am	*	*	*	*	*	*	*	*	*

## 11. Parking

- a) Activities located in a Residential Zone, and on the reserves listed below shall comply with the parking standards set out in the **table 1** below:

- Rhodes Park

- Darfield Domain
- West Melton Domain

**Table 1**

	<b>Vehicle Parking</b>
Recreation	10 spaces per 100m <sup>2</sup> PFA or 1 space per 10 seats, whichever is greater.
Sports grounds and playing fields	15 spaces per ha of sports grounds or playing fields.

- b) All carparking areas shall comply with the 'Minimum Parking Area Dimensions' set out in Part 4 – Appendices TRAN Appendices: All Transport

For activities located in the Rural Zone:

- (a) all car parking associated with an activity must be located either on-site or on land adjoining the site and not on the road reserve; and
- (b) All carparking areas shall comply with the 'Minimum Parking Area Dimensions' set out in Part 4 – Appendices TRAN Appendices: All Transport.

## 12. Heritage

- a) Works to a heritage item shall be consistent with the recommendations of a conservation management plan or expert heritage report submitted with the request for outline plan approval.

*Advice Note:*

*Works and activities that comply with the permitted activities standards of the Plan are incorporated into this designation, and in accordance with s176A(2) RMA, no outline plan is required for those activities.*