



APPENDIX TWO - LANDSCAPE AND VISUAL IMPACT ASSESSMENT FIGURES

WHEATSHEAF QUARRY EXTENSION FOR WINSTONE AGGREGATES

16 October 2024
PROJECT NO. 2024_022
REVISION D



WHEATSHEAF QUARRY - SULLIVAN BLOCK

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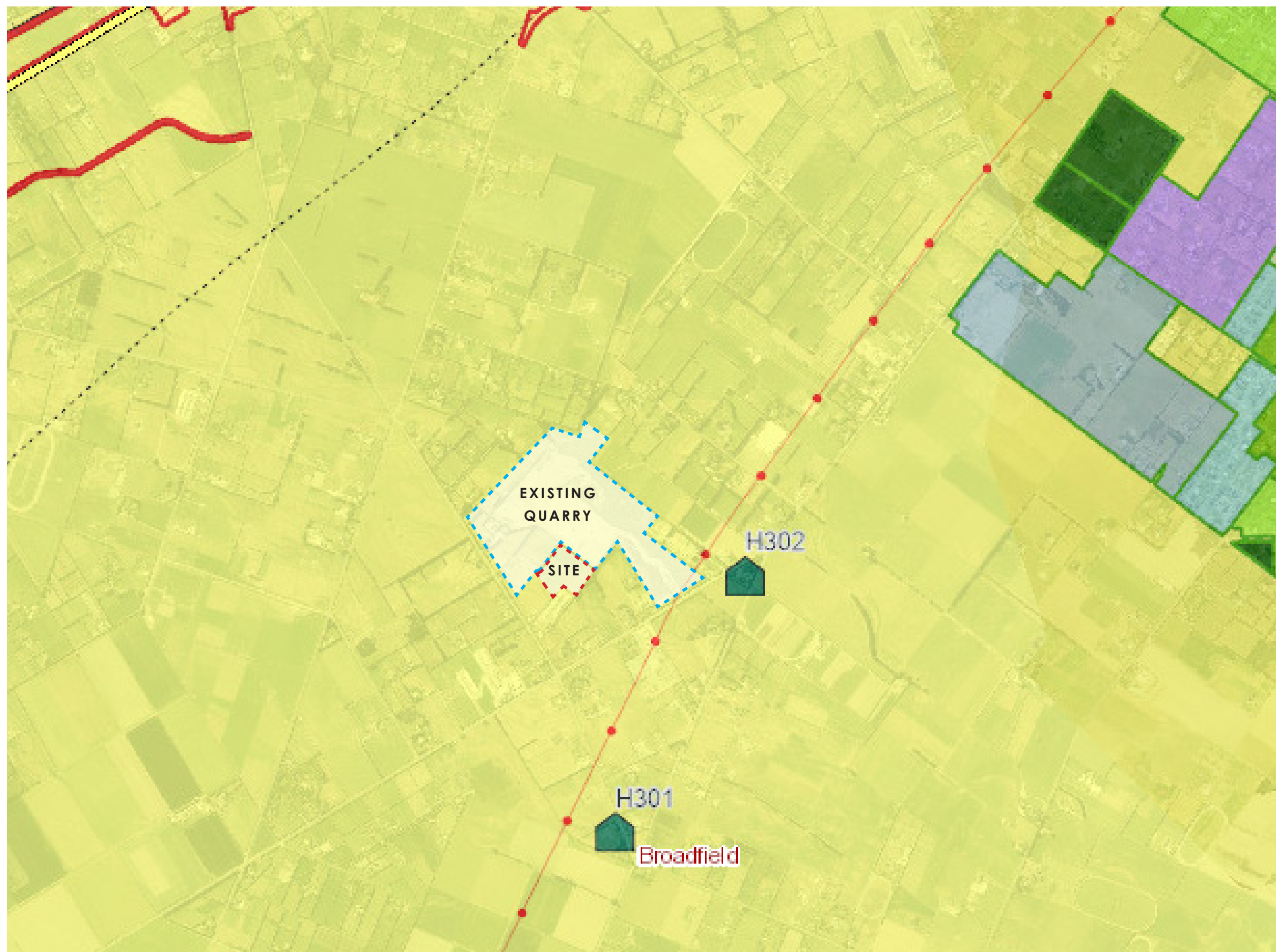
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A. LOCATION PLAN (1:20,000 @ A3)

Map / image source: Canterbury Maps

0 500 1,000m
1:20,000 @ A3



- LEGEND**
- Living 1
 - Living 2
 - Living 3
 - Living X
 - Living West Melton (North)
 - Business 3
 - Inner Plains
 - Outer Plains

A. SELWYN DISTRICT PLAN MAP (1:20,000 @ A3)

Map / image source: <https://eplan.selwyn.govt.nz>

LANDSCAPE AND VISUAL IMPACT ASSESSMENT

CONTEXT -SELWYN DISTRICT PLAN MAP

2024_022 WINSTONE WHEATSHEAF QUARRY LVIA FIGURES_D



Map Legend

Appeals



Zones

- Large lot residential zone
- Low density residential zone
- General residential zone
- Medium density residential zone
- Settlement zone
- General rural zone
- Neighbourhood centre zone
- Local centre zone
- Large format retail zone
- Town centre zone
- General industrial zone
- Special purpose zone

Township Boundaries



Indicative Summit Road Protection Act Extent



Key Activity Centres



Surrounding TA's



A. PARTIALLY OPERATIVE SELWYN DISTRICT PLAN MAP

Map / image source: <https://eplan.selwyn.govt.nz>

LANDSCAPE AND VISUAL IMPACT ASSESSMENT

CONTEXT -PARTIALLY OPERATIVE SELWYN DISTRICT PLAN MAP

2024_022 WINSTONE WHEATSHEAF QUARRY LVIA FIGURES_D

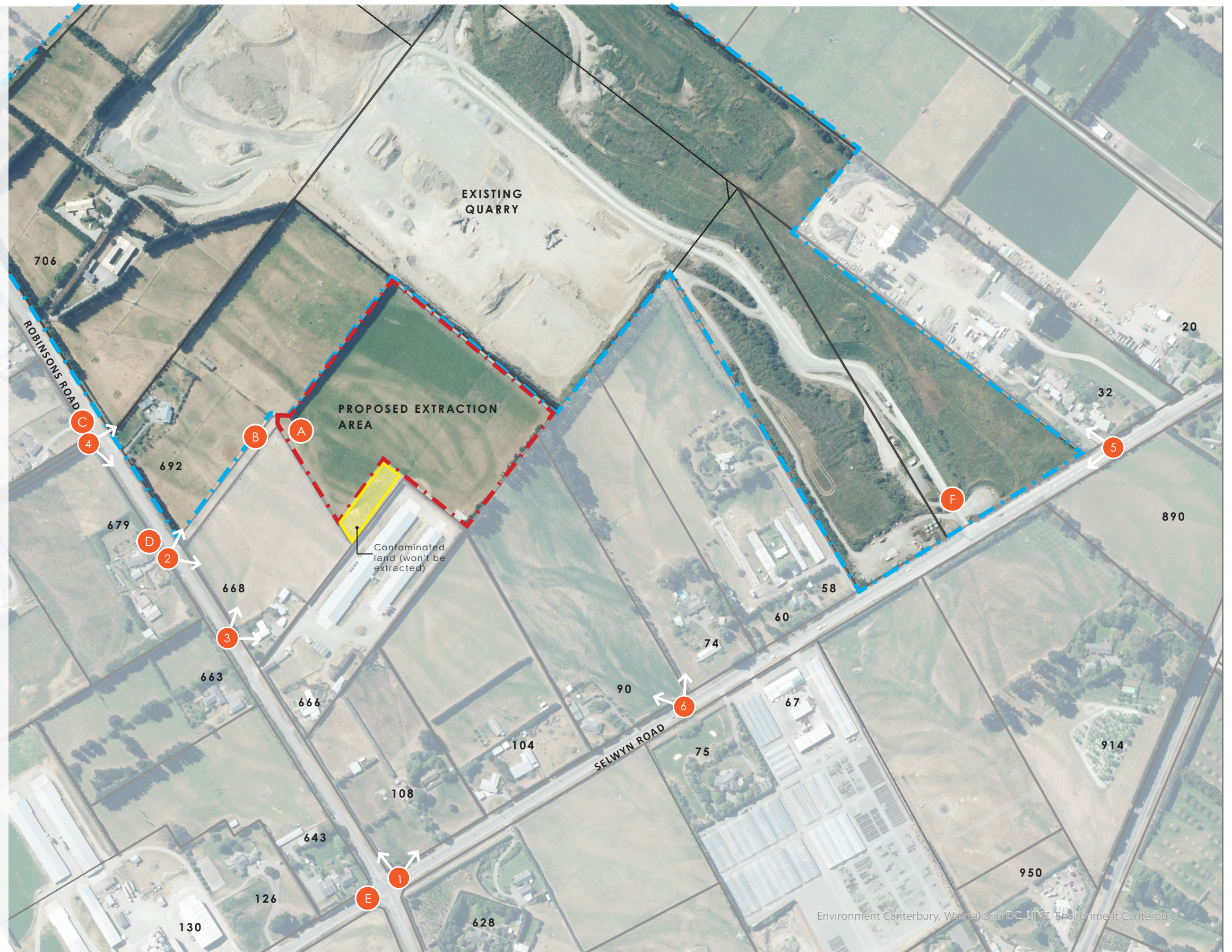
LEGEND

CHARACTER PHOTOS

- A** Quarry extension proposal site
- B** Bunding used to screen existing quarry
- C** 701 Robinsons Road Residential Character
- D** 679 Robinsons Road Residential Character
- E** Robinsons Road- Selwyn Road Intersection
- F** Existing Wheatsheaf quarry entrance

VIEWPOINT LOCATIONS

- VP1 - View north from 108 Selwyn Road
- VP2- View east from 679 Robinsons Road
- VP3 - View northeast from 668 Robinsons Road
- VP4- View east from 693 Robinsons Road
- VP5- View west from 32 Selwyn Road
- VP6- View northwest from 90 Selwyn Road



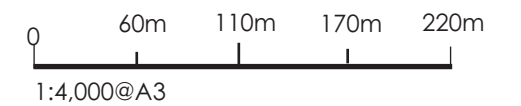
A. LOCATION PLAN (4,000@A3)

Map / image source: Canterbury Maps

LANDSCAPE AND VISUAL IMPACT ASSESSMENT

CHARACTER PHOTO AND VIEWPOINT LOCATIONS

2024_022 WINSTONE WHEATSHEAF QUARRY LVIA FIGURES_D





A This image shows the proposed quarry extension site. It is currently a vacant grassed paddock enclosed on all sides to some extent by existing planting.



B This image shows one of the boundaries of the existing quarry, and the bund used to screen quarrying activities from external viewpoints.



C This image shows a typical rural residential property front, featuring various vegetation types and scales for screening. Low semi-permeable fencing delineates the property boundary, setback from the roadside stormwater channel.



D This image shows one of the residential dwellings neighbouring the proposal site. Screening vegetation and fencing prevents views of living spaces from the street, while shelterbelts integrate with those of neighbouring properties.



E This image depicts the Robinsons Road - Selwyn Road intersection, which features a dense shelterbelt and additional planting where there are gaps.



F This image shows the entrance to the current quarry site, sloping gently downward with surrounding earth bunds. A parking area designated for smaller vehicles can be seen, which is separated from the access road frequented by heavy vehicles. Shelterbelts (macrocarpa, pine) are located along the property front.



Distance from proposal site: 400m
Field of view angle: 82°

A. IMAGE LOCATION



B. EXISTING VIEW

PROPOSED SITE (SCREENED BY SHELTER BELT)

LANDSCAPE AND VISUAL IMPACT ASSESSMENT

VP1 - VIEW NORTH FROM 108 SELWYN ROAD

2024_022 WINSTONE WHEATSHEAF QUARRY LVIA FIGURES_D

Image captured on Sony ILCE-6000
Focal length of 50mm
Date: 27 March 2024 11:28am
Height of 1.7 metres
-43.596802"S, 172.463749"E
4 photos merged together in Photoshop



Distance from proposal site: 170m
Field of view angle: 124°

A. IMAGE LOCATION



PROPOSED QUARRY EXTENSION SITE ACCESS
TRACK

PROPOSED SITE (SCREENED BY JUVENILE SHELTER BELT)

EXISTING JUVENILE SHELTER BELT ON
668 ROBINSONS ROAD

B. EXISTING VIEW

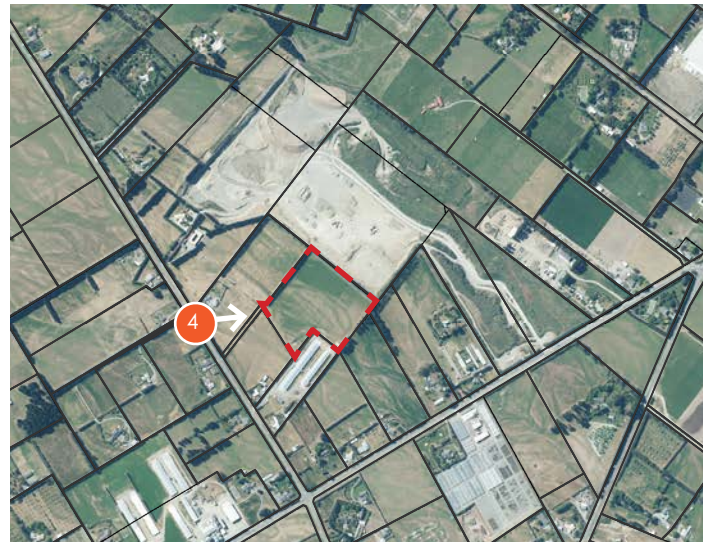


Distance from proposal site: 160m
Field of view angle: 90°

A. IMAGE LOCATION



B. EXISTING VIEW



Distance from proposal site: 200m
Field of view angle: 110°

A. IMAGE LOCATION



B. EXISTING VIEW



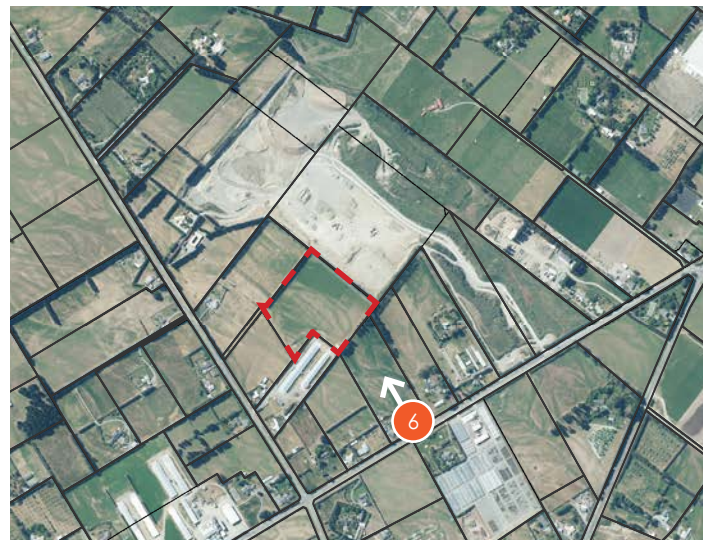
Distance from proposal site: 550m
Field of view angle: 90°

A. IMAGE LOCATION



PROPOSED SITE (SCREENED BY PLANTING)

B. EXISTING VIEW

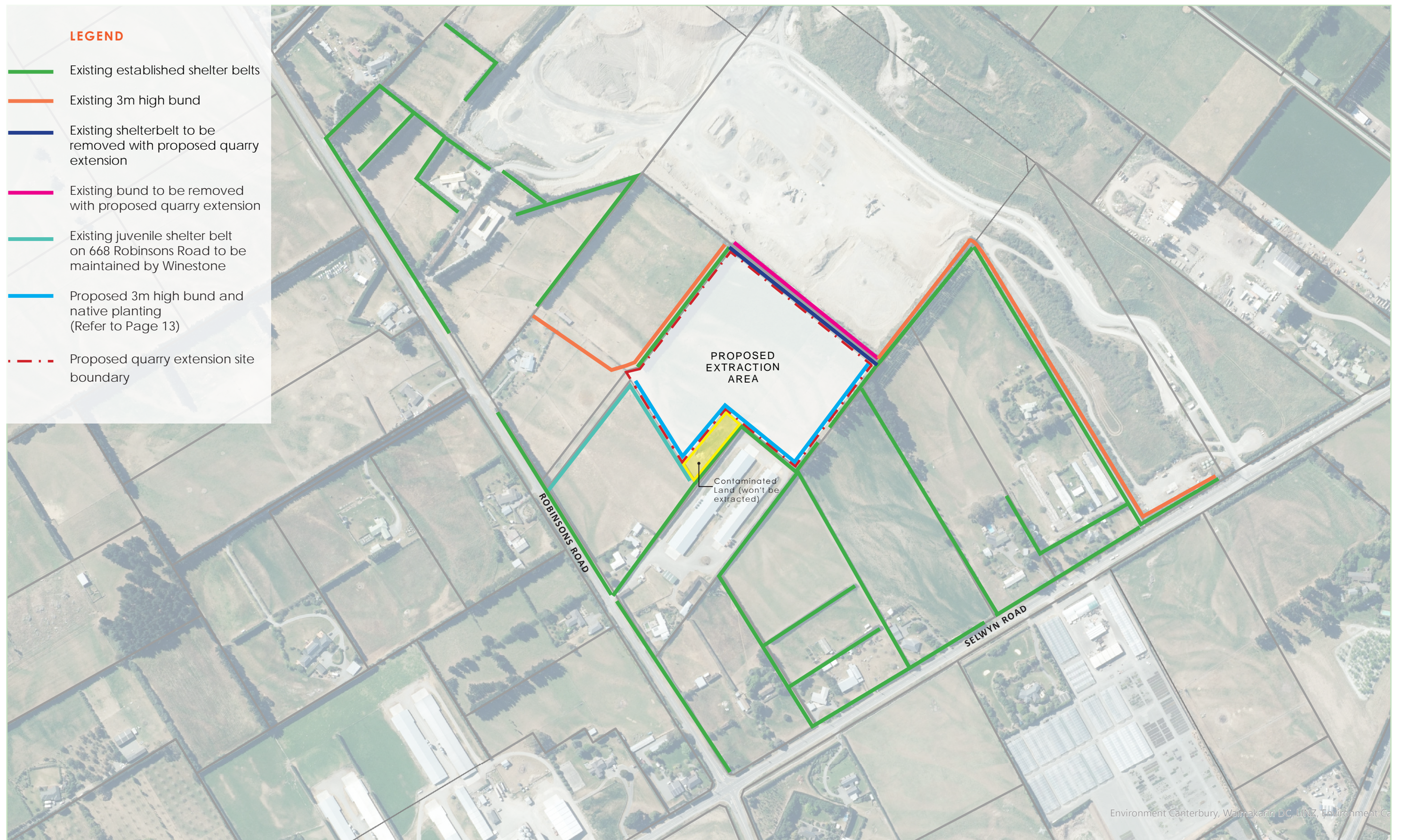


Distance from proposal site: 280m
Field of view angle: 55°

A. IMAGE LOCATION



PROPOSED SITE



Note:
Existing farm fences are to be retained.
The grassed bunds and planting shall be maintained in a tidy condition, with any dead, diseased or damaged planting to be replaced with similar species throughout the duration of quarrying activity.

LEGEND

- 1 Planting to consist of a single row of fast growing native species including *Pittosporum tenuifolium*, *Cordyline australis*, *Austroderia richardii* and *Phormium tenax*, and /or other appropriate native species.
- 2 Existing trees on neighbouring property boundary

