



Hi Murray,

Please forward this correspondence to all relevant parties involved in this process, namely the Council, the Applicant, and the Submitters.

This correspondence follows Commissioner Minute #2, issued on 28 May 2025, and continues the procedural matters raised in that minute.

I record that I received the additional evidence requested in Minute #2 on Monday, 9 June 2025, and confirm that I have reviewed that material in full.

I am in the process of finalising my decision. However, during my deliberations, I have identified a material inconsistency in the Applicant's evidence that requires correcting. Specifically, the Applicant's evidence adopts several of the requests advanced by the two submitters who originally indicated that they wished to be heard. In response, and as directed, Ms. Robertson and Mr. Stout have prepared a revised set of proposed conditions reflecting, among other things, those submitter requests. However, the Applicant has not submitted an updated set of plans that aligns with these revised conditions.

By way of example, the proposed conditions specify that no planting is to occur along the boundary shared with Lot 7 DP 66179 and Lot 3 DP 78682. Notwithstanding this, the current landscape plan shows planting along these two boundaries. In a further example, neither the site plan nor the landscape plan depicts the required four metre wide gravel firebreak along the full length of the boundary with Lot 2 DP 78682. The available plans also suggest that the proposed panels would be located within 10 metres of this boundary, despite the Applicant having agreed that all panels will be set back at least 10 metres. Inconsistencies of this nature between the proposed consent conditions and the submitted plans are significant and must be resolved to ensure clarity and enforceability, should I be minded to grant consent.

Accordingly, I direct that the Applicant provide an updated set of site and landscape plans which are wholly consistent with the proposed consent conditions they have agreed to, and which include clearly annotated setback dimensions.

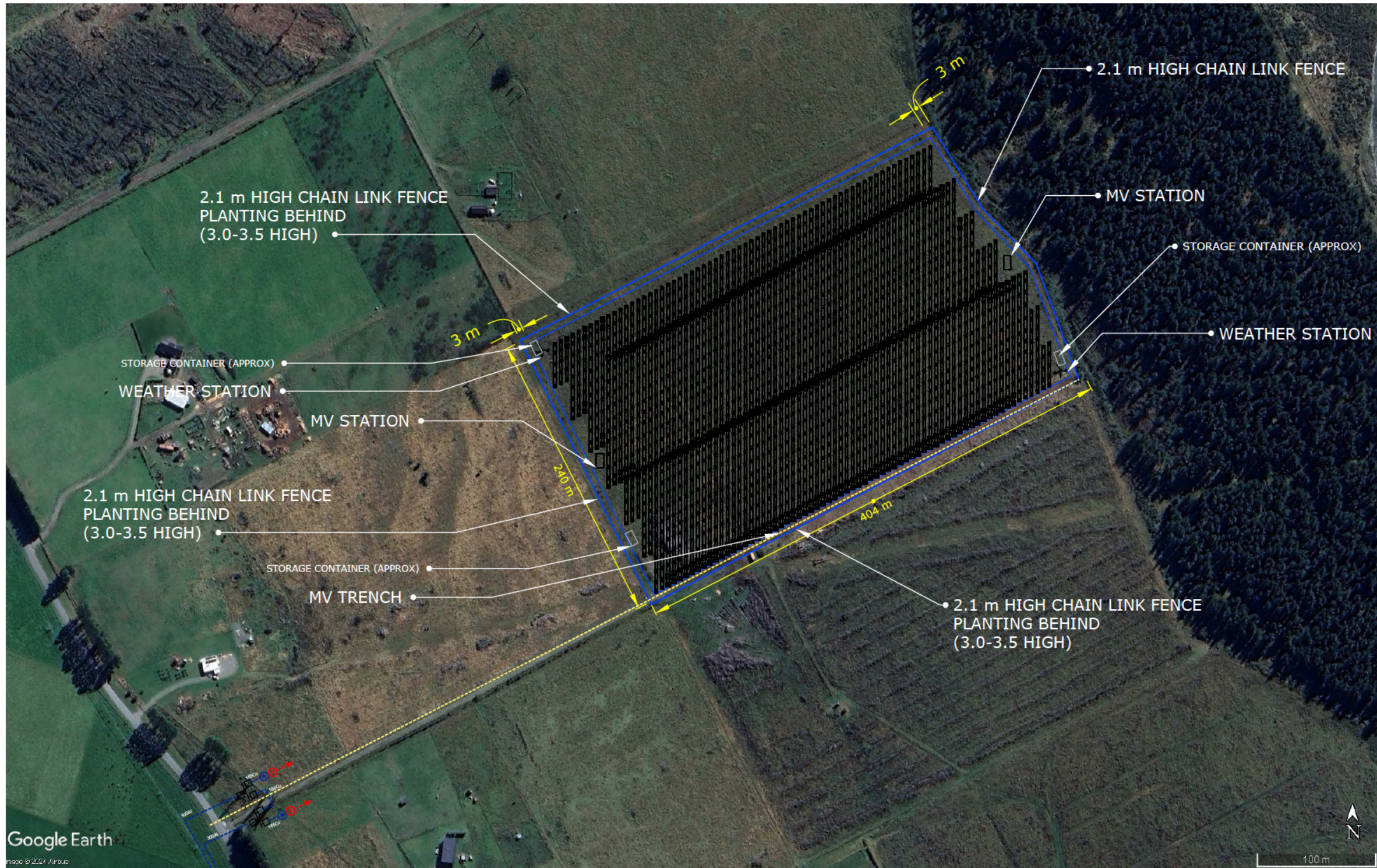
Once the updated plans have been received and reviewed, I will finalise my deliberations and issue a decision.

Regards



Commissioner O'Connell

Nathan O'Connell



PROJECT:
Rā Tuatahi No.1 10MWac

JOB No.
TT_RT-NO1

DRAWING TITLE:
SITE ARRANGEMENT

DRAWN: PR	VERIFIED: HL	APPROVED
DATE: 16.01.25	SCALE: NTS	DATE

DRAWING No.
TT_RT-NO1-SGA

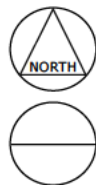
NOTE:
Pending Engineers Approval.

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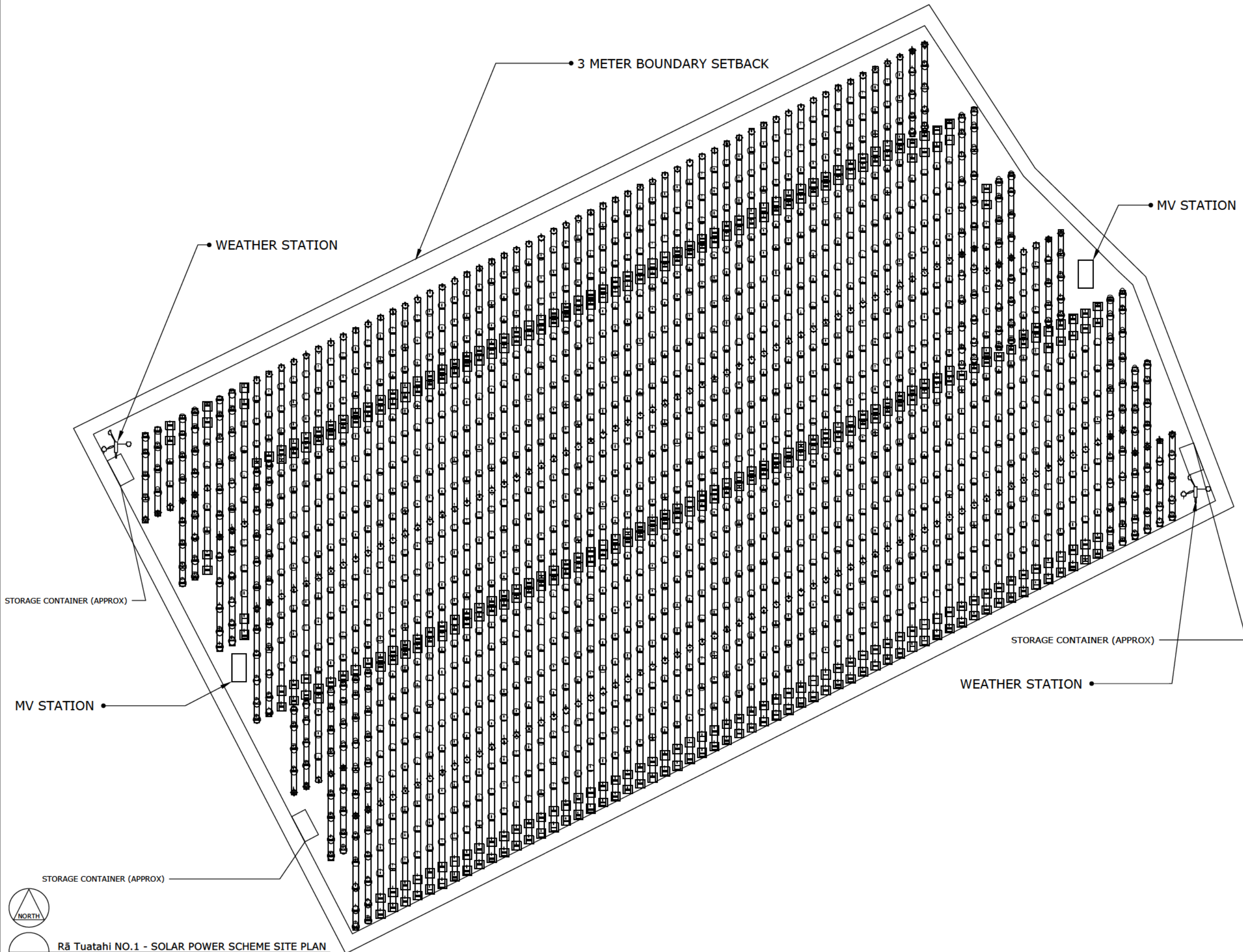
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All dimensions are to be verified on site prior to commencing works.

PRELIMINARY - NOT FOR CONSTRUCTION



Rā Tuatahi NO.1 - SOLAR POWER SCHEME SITE PLAN GENERAL ARRANGEMENT
SCALE: NTS



PROJECT:
Rā Tuatahi No.1 10MWac

JOB No.
TT_RT-NO1

DRAWING TITLE:
SITE TRACKER ARRANGEMENT

DRAWN: PR	VERIFIED: HL	APPROVED
DATE: 16.12.24	SCALE: NTS	DATE

DRAWING No.
TT_RT-NO1-STaA

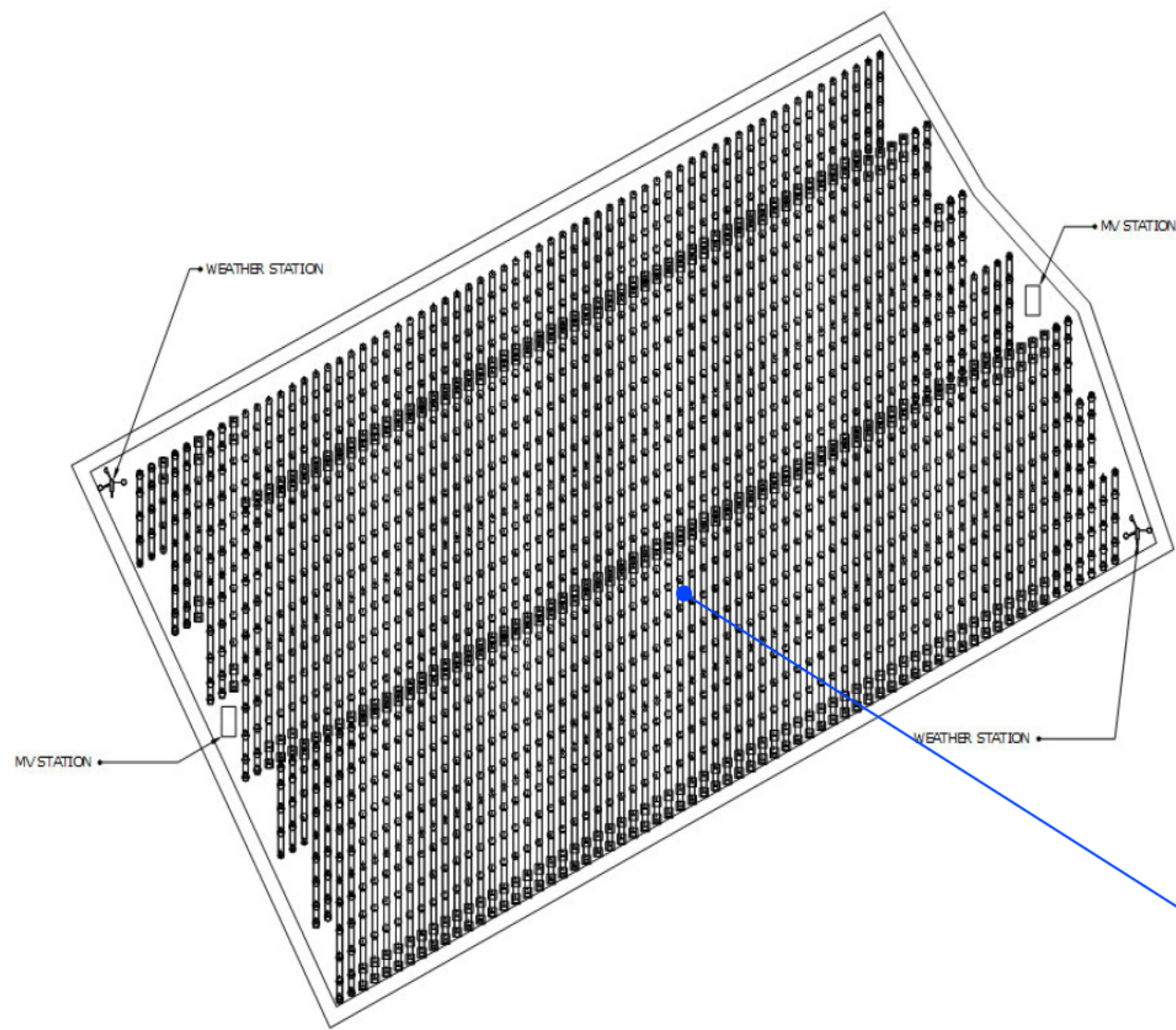
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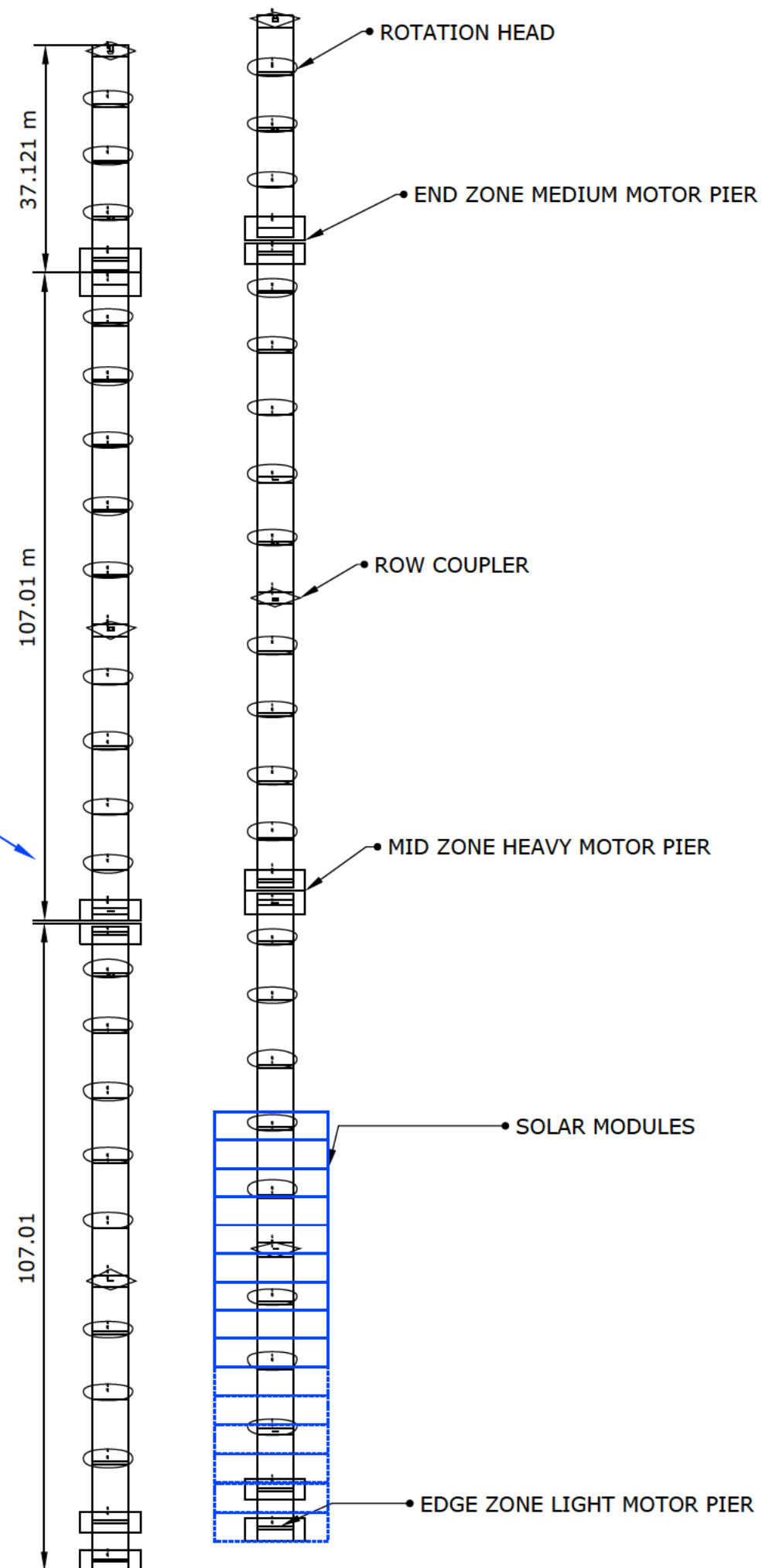
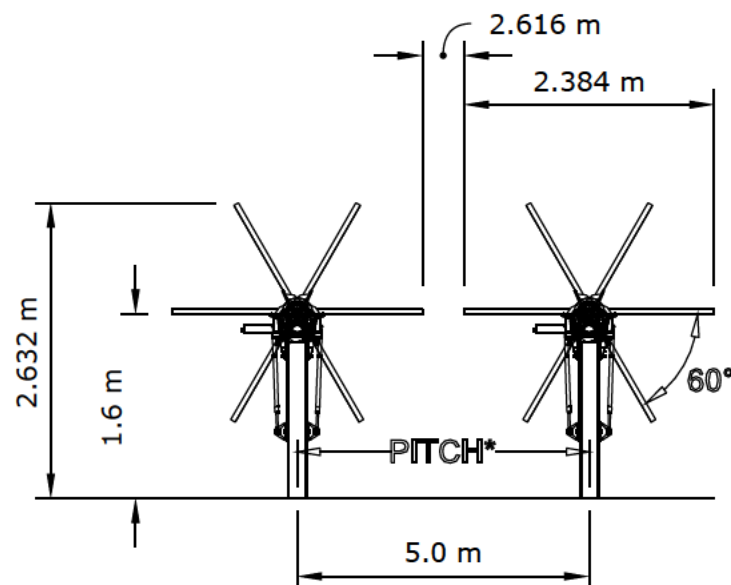
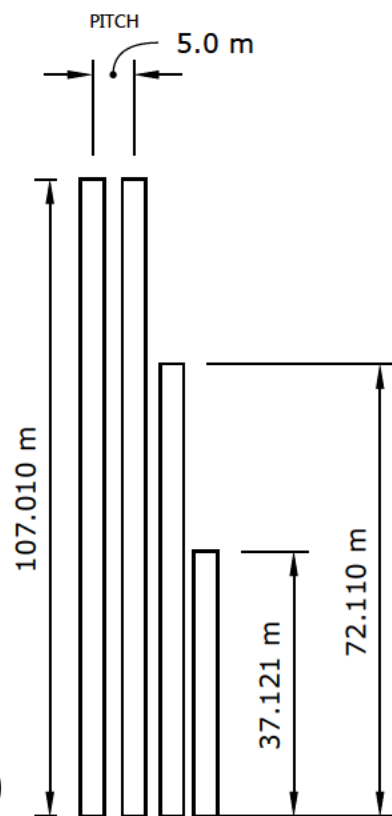
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PRELIMINARY - NOT FOR CONSTRUCTION



TRACKER ROW LENGTHS



PROJECT:
Rā Tuatahi No.1 10MWac

JOB No.
TT_RT-NO1

DRAWING TITLE:
SITE TRACKER ARRANGEMENT

DRAWN: PR	VERIFIED: HL	APPROVED
DATE: 24.10.24	SCALE: NTS	DATE

DRAWING No.
TT_RT-NO1-STab

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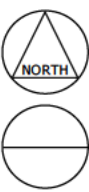
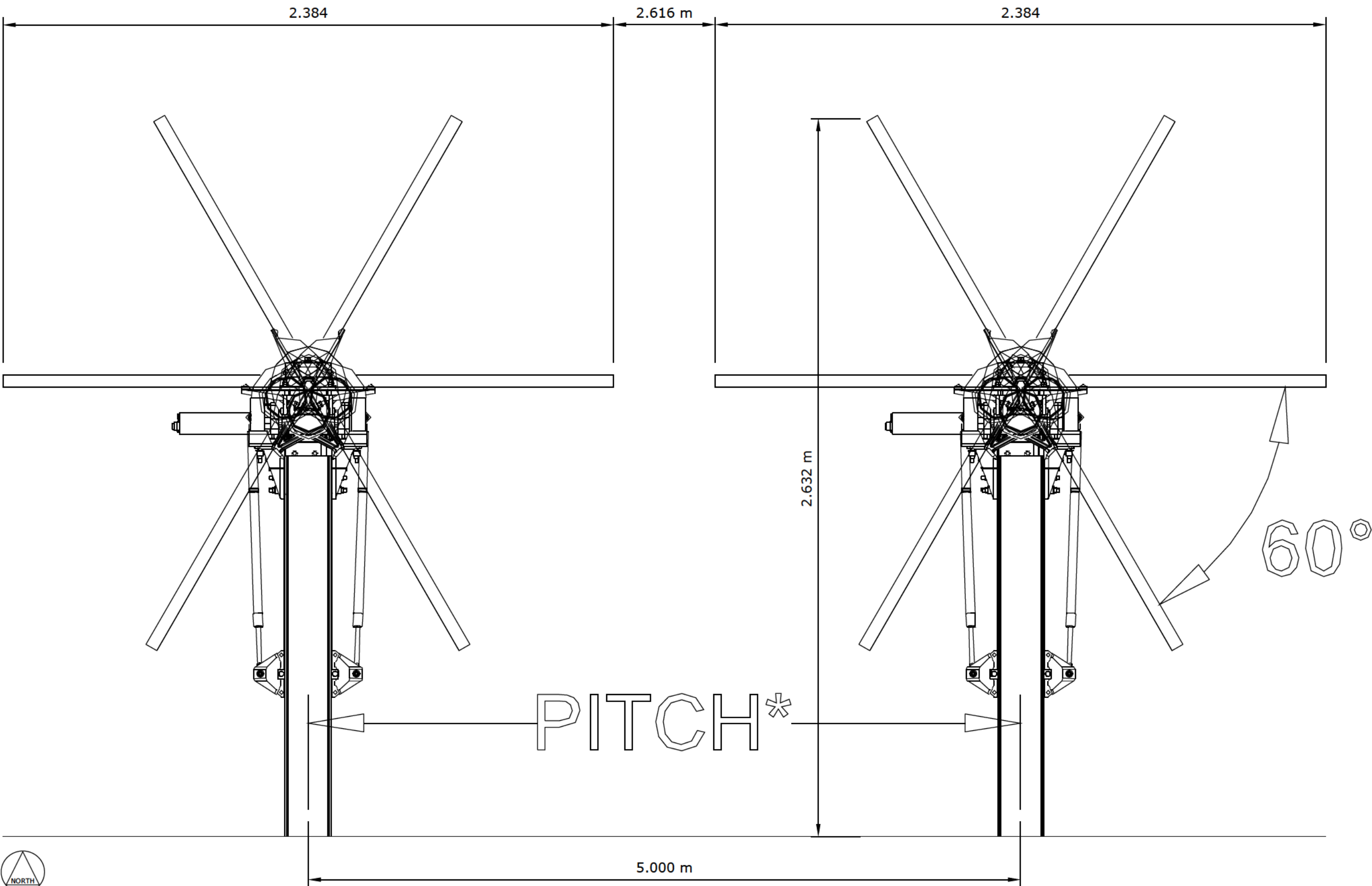
All dimensions are to be verified on site prior to commencing works.

PRELIMINARY - NOT FOR CONSTRUCTION



Rā Tuatahi NO.1 - SOLAR POWER TRACKER ARRANGEMENT

SCALE: NTS



Rā Tuatahi NO.1 - SOLAR POWER TRACKER DETAIL
SCALE: NTS



PROJECT:
Rā Tuatahi No.1 10MWac

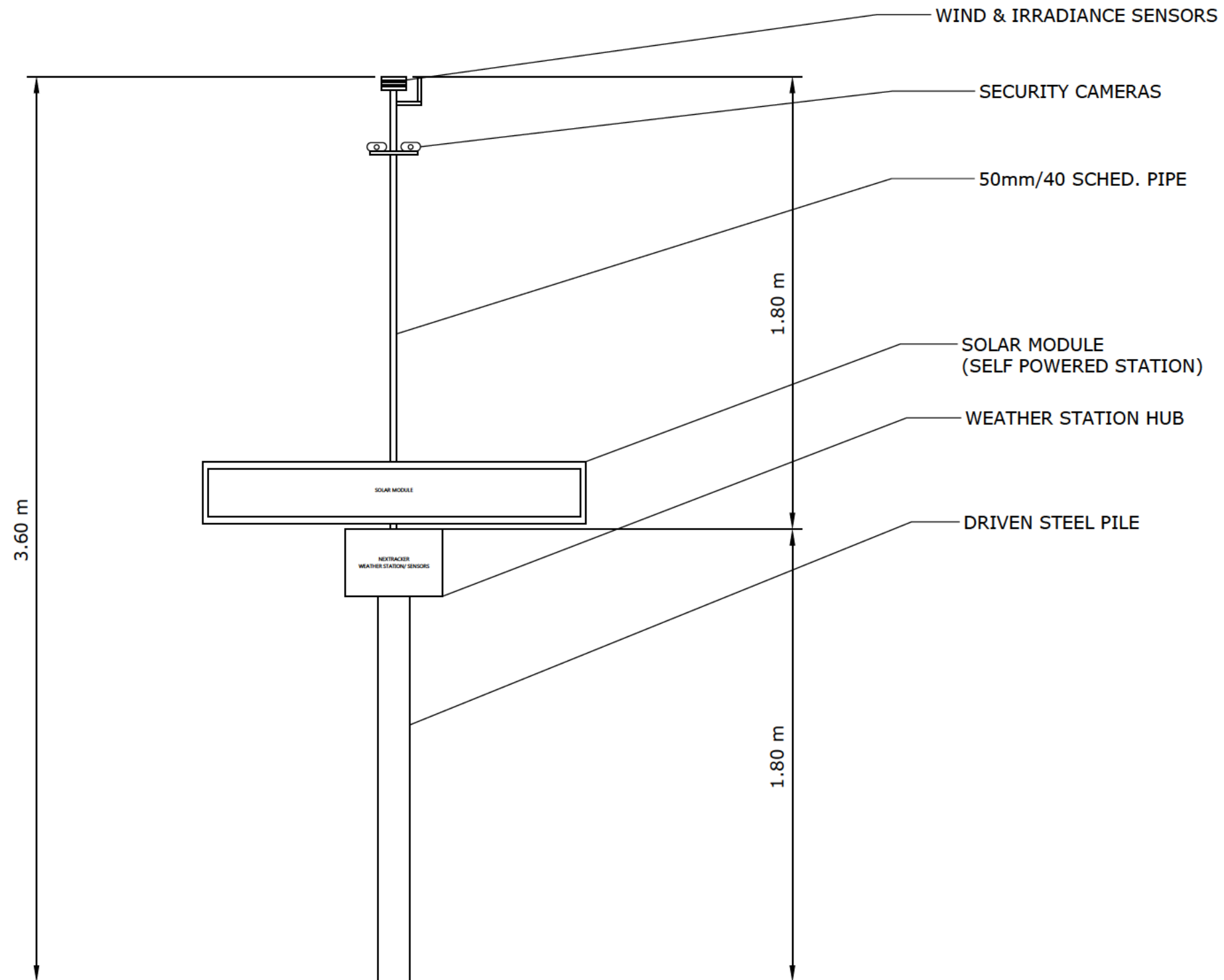
JOB No.
TT_RT-NO1

DRAWING TITLE:
TRACKER LAYOUT DETAIL

DRAWN: PR	VERIFIED: HL	APPROVED
DATE: 24.10.24	SCALE: NTS	DATE

DRAWING No.
TT_RT-NO1-TD

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All dimensions are to be verified on site prior to commencing works.
PRELIMINARY - NOT FOR CONSTRUCTION



PROJECT:
Rā Tuatahi No.1 10MWac

JOB No.
TT_RT-NO1

DRAWING TITLE:
WEATHER STATION DETAIL

DRAWN: PR	VERIFIED: HL	APPROVED
DATE: 16.01.25	SCALE: 1:20	DATE

DRAWING No.
TT_RT-NO1-WS

NOTE:
Pending Engineers Approval.

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All dimensions are to be verified on site prior to commencing works.

PRELIMINARY - NOT FOR CONSTRUCTION

01. SITE PLAN



KEY

SITE BOUNDARY - 10.22 ha
Based of LINZ property boundaries

SOLAR PANELS APPROXIMATE LOCATION

PLANTING STRIP (3M WIDE) - 3044m²

MV TRENCH

MV STATION

NOTES

Total site area in landscaping = 3044m² (3% of site)

- GENERAL NOTES:
- A. THE CONCEPT PLAN IS BASED ON INFORMATION PROVIDED ON BEHALF OF/ BY THE CLIENT.
 - B. THE PLANS HAVE BEEN PREPARED TO ACCOMPANY THE RESOURCE CONSENT. THE PLANS ARE TO BE READ IN CONJUNCTION WITH ALL ASSOCIATED DOCUMENTS.
 - C. INTENDED SOLELY FOR THE USE OF THE CLIENT IN ACCORDANCE WITH THE AGREED SCOPE OF WORKS.
 - D. INFORMATION CONTAINED WITHIN THIS DRAWING IS THE SOLE COPYRIGHT OF NOVO GROUP AND IS NOT TO BE REPRODUCED WITHOUT THEIR PERMISSION.
 - E. CONSTRUCTION DRAWINGS AND SPECIFICATION ARE NOT INCLUDED AS PART OF THIS STAGE OF WORK.

A

23/01/2025

For resource consent

REV	DATE	STATUS

LANDSCAPE PLAN

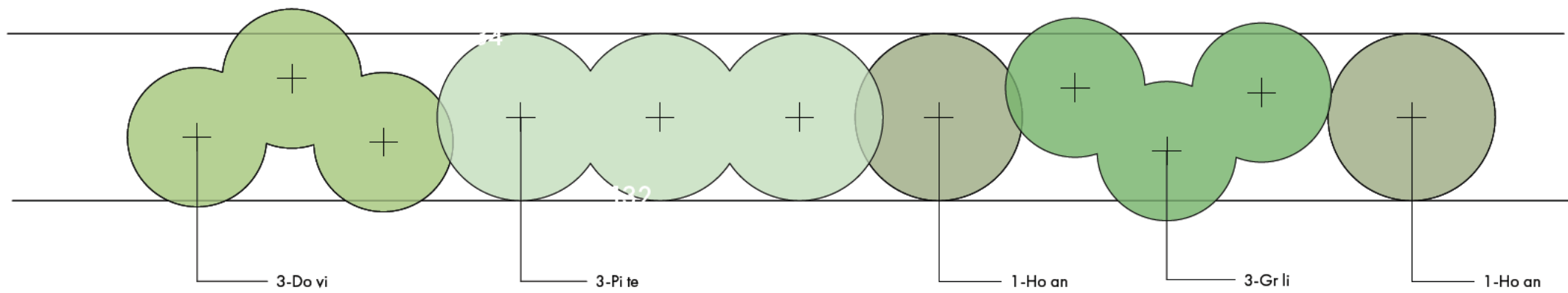
PROJECT
HORORATA SOLAR PANEL FARM

CLIENT
Rā Tuatahi

PROJECT NO. 1087001	DRAWN ECF
SCALE 1:2500	DATE 27/01/2025
SHEET NO. L1.01	REVISION NO. A
STATUS For resource consent	



02. PLANTING PLAN



1 Plant arrangement example
Scale: 1:100

MIXED BORDER SPECIES

Pittosporum tenuifolium
black matipo/kohuhu

3m wide x 6m high
Med-rapid growth rate (4m high after 5 years)

Hoheria angustifolia
hungere/narrow-leaved lacebark

3m wide x 6m high
Medium growth rate (3m high after 5 years)

Dodonaea viscosa
akeake

2.5m wide x 7m high
Med-rapid growth rate (4m high after 5 years)

Griselinia littoralis
kapuka

2.5m wide x 6m high
Medium growth rate (3m high after 5 years)

- GENERAL NOTES:
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 - E. CONSTRUCTION DRAWINGS AND SPECIFICATION ARE NOT INCLUDED AS PART OF THIS STAGE OF WORK.

Plant List						
Do vi	Akeake	Dodonaea viscosa	T28 Cell	7m	2.5m	Proportion: 30%, Spacing: 2m, Approx number of plants: 262
Gr li	Broadleaf	Griselinia littoralis	T28 Cell	7m	2.5m	Proportion: 20%, Spacing: 2m, Approx number of plants: 174
Ho an	narrow-leaved lacebark	Hoheria angustifolia	T28 Cell	6m	3m	Proportion: 20%, Spacing: 2.5m, Approx number of plants: 112
Pi te	kohuhu; black matipo; tawhi	Pittosporum tenuifolium	T28 Cell	6m	3m	Proportion: 30%, Spacing: 2.5m, Approx number of plants: 167
						3044m2 (100%, 715 plants)

B

A

REV

DATE

STATUS

3/02/2025

23/01/2025

Change plant grades

For resource consent

DRAWING

PLANTING PLAN

PROJECT

HORORATA SOLAR PANEL FARM

CLIENT

Rā Tuatahi

PROJECT NO.

1087001

SCALE

1:100

SHEET NO.

L1.02

STATUS

For resource consent

DRAWN

ECF

DATE

27/01/2025

REVISION NO.

B

Condition(s) of Consent

RC246059 Land Use Consent Conditions

1. The proposal shall proceed in general accordance with the information formally received with the application on 20 December 2025, the further information provided on 4 February 2025, the additional evidence provided on 23 May 2025, and the attached stamped Approved Plans entitled 'Rā Tuatahi No.1 10MWac' and dated 16/01/25 except where another condition of this consent must be complied with.
2. The Consent Holder shall ensure that all contractors engaged to undertake activities authorised by this resource consent are made aware of the conditions and management plans that apply to this resource consent that are relevant to their work area and the measures required for compliance with the conditions.

Management Plan Certification

3. The Consent Holder shall prepare the following management plans for certification by the Council (Compliance@selwyn.govt.nz) or by their nominated appointee. The Consent Holder shall prepare the management plans in accordance with the requirements of the relevant conditions and in general accordance with the application documents referenced in Condition (1):
 - a. Erosion and Sediment Control Plan (ESCP)
 - b. Dust Management Plan (DMP).
 - c. Landscaping Management Plan (LMP).
4. The Consent Holder shall ensure that all management plans are prepared by a suitably qualified and experienced person (SQEP).
5. The Consent Holder shall submit the above management plans to the Council for certification in accordance with the timeframe specified in each relevant condition below. Works must not commence until the relevant management plan(s) are certified.
6. The certification process shall be limited to confirming in writing that the Management Plan has been prepared in accordance with the relevant conditions(s) and will achieve the objectives of the Management Plan.
7. If the Council's response is that they are not able to certify the management plan, the Consent Holder shall address any reasons or recommendations provided by the certifier and re-submit an amended Management Plan for certification.
8. The Consent Holder shall comply with all certified management plans. Where there is conflict between the content of any management plan, and the conditions of this consent, the conditions of this consent shall prevail.

Amendments to Management Plans

9. The Consent Holder may make amendments to the above Management Plans that are consistent with the **objectives and performance requirements of the management plan and relevant consent conditions**. The Amended Management Plan shall be submitted to SDC for **re**-certification in accordance with Conditions (3)-(7), and all relevant works must not continue until the plan is certified.

Site Preparation and Construction

10. At least 10 working days prior to the commencement of construction, the Consent Holder shall provide to Council an Erosion and Sediment Control Plan (ESCP) and Dust Management Plan (DMP) for the construction works. The plans shall be prepared by a SQEP and in accordance with Environment Canterbury's Erosion and Sediment Toolbox.

11. The objective of the ESCP and DMP is to appropriately manage any risk from erosion, sedimentation, and dust discharges at the site during construction works. The ESCP and DMP shall include, but not be limited to:
 - a. The specific erosion and sediment and dust control measures that will be implemented to ensure compliance with the conditions of this resource consent.
 - b. Details for inspection and maintenance of erosion and sediment and dust control measures;
 - c. Identification of the discharge points where stormwater is discharged onto land or infiltrates into land;
 - d. Measures for stabilising the site and appropriate decommissioning of all erosion and sediment control measures after works have been completed; and
 - e. A complaints procedure, should a nearby property owner or occupant have an erosion, sedimentation or dust nuisance concern.
12. No earthworks may commence until the ESCP and DMP have been implemented on site. The ESCP and DMP measures must be maintained over the period of the construction phase, until the site is stabilised (i.e. no longer producing dust or water-borne sediment). The ESCP and DMP must be improved if initial and/or standard measures are found to be inadequate. All disturbed surfaces must be adequately topsoiled and vegetated or otherwise stabilised as soon as possible to limit sediment mobilisation.
13. Run-off must be controlled to prevent muddy water flowing, or earth slipping, onto neighbouring properties, legal road (including kerb and channel), or into a river, stream, drain or wetland. Sediment, earth or debris must not fall or collect on land beyond the site or enter the Council's stormwater system. All muddy water must be treated, using at a minimum the erosion and sediment control measures detailed in the site specific Erosion and Sediment Control Plan, prior to discharge to the Council's stormwater system.
14. Dust emissions must be appropriately managed within the boundary of the property. Dust mitigation measures such as water carts, sprinklers or polymers must be used on any exposed areas. The roads to and from the site, and the site entrance and exit, must remain tidy and free of dust and dirt at all times.
15. All loading and unloading of trucks with excavation or fill material must be carried out within the subject site.
16. Any surplus or unsuitable material from the project works must be removed from site and disposed at a facility authorised to receive such material.
17. Construction shall be limited to weekdays only (Monday-Saturday), and between the hours of 7.30am to 6.00pm. No construction work shall be undertaken on public holidays.
18. All construction work (including any demolition and/or site preparation works) must be designed, managed and conducted to ensure that construction noise complies with the requirements of NZS 6803:1999 Acoustics – Construction Noise for rural areas.
19. Vibration from construction work must not exceed the limits of, and must be measured and assessed in accordance with, German Standard DIN 4150 1999-02 Structural Vibration – Effects of Vibration on Structures.
20. Any public road, shared access, footpath, landscaped area or service structure that has been damaged, by the persons involved with the development or vehicles and machinery used in relation to the works under this consent, must be reinstated as specified in the Engineering Code or Practice at the expense of the consent holder and to the satisfaction of the Council.

Earthworks

21. Engineering plans and supporting design information for all works associated with all necessary earthworks and the creation of overland flow paths by the works proposed as part of this consent must be submitted to Council via the development.engineer@selwyn.govt.nz for acceptance at least 20 working days prior to the Acceptance Period commencement of related work and once accepted will thereafter form part of the Approved Consent Document.

Advice Note: Where designs require the installation of overland flow paths landscaping plans will also be required prior to Engineering Acceptance being granted for that asset to allow Council to review the function of the asset holistically.

Advice Note: All engineered fill designs must comply with New Zealand Standard (NZS) 4431:2022 Code of Practice for Earth Fill for Residential Development.

22. All earthworks completed on site are to be carried out in accordance with the Engineering Code of Practice and the accepted engineering plans.
23. ~~Certificates satisfying the conditions of NZS4431: 2022 Code of Practice for Earth Fill for Residential Development are to be provided to the Council prior to section 224(c) approval. These certificates will be provided by a chartered engineering professional with suitable experience and accompanied by a report detailing the extent and nature of all earthworks undertaken.~~

Landscaping

24. The Consent Holder shall provide landscaping along the following boundaries of the site:
- a. The southwestern site boundary, adjoining Lot 5 DP 66179; and
 - b. The northwestern site boundary, adjoining Lot 3 DP 66179.
25. The landscaping required by Condition (24) shall be undertaken in accordance with the following:
- a. Plant species shall be Leyland cypress 'Leighton Green'.
 - b. Planting shall be in a double offset row, with no gaps, and shall be set back at least three (3) metres from each boundary
 - c. Plants shall be at least 1 metre in height at the time of planting, and shall be maintained at a minimum height of 3.5 metres at maturity.
26. The proposed landscaping must be established on site within the first planting season (extending from 1 April to 30 September) following the commencement of construction at the site. ~~establishment of the activity.~~
27. The applicant shall be responsible for the ongoing maintenance, including the outer face, of the boundary planting.
28. At least 30 working days prior to the commencement of landscaping, the Consent Holder shall submit a Landscape Management Plan (LMP) to Council for certification. ~~(Compliance@selwyn.govt.nz) or by their nominated appointee, for certification in accordance with Condition 21 and 22 above.~~
29. The objective of the LMP is to effectively provide visual screening of the solar generation activity. The LMP shall include, but not be limited to:
- a. The details of plant species, spacing, size and quantities of plants, in accordance with Condition (25).
 - b. The timeline for planting works.
 - c. Details of site preparation and maintenance required for plant establishment including the nature, duration and extent of any proposed irrigation.
 - d. ~~Details of plant replacement should a gap become apparent, the plants die or become diseased.~~
 - e. ~~The location and design of fencing of the Site.~~
 - f. Details of ongoing maintenance, including weed control and dry grass management and monitoring to reduce fire risk, and tree trimming to prevent overhang onto adjoining properties.

g. Details of the method and frequency of monitoring the health of the plants to ensure their health and survival, and the methodology for plant replacement in the event of any plants becoming dead or diseased, or a gap arising for any other reason.

~~h. Minimum heights required to mitigate any glare (noting condition 28).~~

30. All landscaping shall be implemented and maintained in accordance with the LMP certified under Condition (28), for the duration of the solar generation activity.

31. All dead or diseased existing vegetation shall be replaced within the next growing season or as soon as practically possible.

Fencing and Boundary Treatment

32. The perimeter security fencing shall be a maximum height of 2.1 metres and the posts shall not exceed 2.5 metres. Closed board fencing shall be prohibited along the site boundaries.

33. A graded culvert shall be constructed and maintained between the solar panels and the boundary fence with Lot 7 DP 66179.

34. All underground cables and other utilities associated with the development shall be located on or under the easement recorded as Part C on the Record of Title (CB38D/1003) for Lot 6 DP 33179.

Hazard Management

35. Inverters and transformers shall be established at a minimum height of one (1) metre above the existing ground level where they are positioned.

36. All solar panels shall be set back at least ten (10) metres from the boundary with Lot 2 DP 78682.

37. A four (4) metre wide gravel fire break shall be established and maintained along the northeastern site boundary site with Lot 2 DP 78682.

38. The Consent Holder shall prepare ~~a Fire~~ an Emergency Response Plan (ERP) and provide this to Council prior to the solar generation activity becoming operational. Any updates to the ERP shall also be provided to Council within 10 working days of being finalised.

39. The ERP required by Condition (38) shall be prepared in consultation with Fire and Emergency New Zealand (FENZ). The Consent Holder shall provide evidence of this consultation, including demonstration that any concerns raised by FENZ have been addressed to the extent practicable.

Advice note: Information on the preparation of Emergency Response Plans and consultation with FENZ can be found at <https://www.fireandemergency.nz/outdoor-and-rural-fire-safety/hazardous-substances/emergency-response-plans/>

~~accordance with the Fire and Emergency New Zealand Act 2017 (or any successor legislation), and submit this to Fire and Emergency New Zealand for review and approval, prior to the operation of the solar array. The consent holder must ensure that any updates to this are also approved within 1 month of these being finalised.~~

~~40. The Consent Holder shall provide the Council with a copy of the Fire Response Plan, and any subsequent updates, prepared and approved in accordance with Condition 31, prior to the operation of the solar arrays.~~

41. The consent holder must ensure that the solar panels be encapsulated with Glass Laminate Encapsulation to avoid chemical leakage.

42. The consent holder must undertake six monthly inspections of the solar panels for any signs of damage that could allow leakage of internal chemicals into the land.

Accidental Discovery of Archaeological Material

43. An Accidental Discovery Protocol (ADP), must be in place during all earthworks required to give effect to this consent to deal with archaeological finds and protect the interests of mana whenua. This condition does not constitute a response under the Heritage New Zealand Pouhere Taonga Act (HNZPT 2014).
44. ~~The ADP required by Condition X must be prepared in accordance with Appendix (x) to this decision.~~
45. In the event of the accidental discovery of Māori archaeological sites or material, works within the site must cease immediately and the protocol outlined in Attachment 2 of this consent must be followed.
- ~~a. Works within the site and within 5m of the find must cease immediately. The area must be immediately secured in a way that any artefacts or remains are untouched.~~
- ~~b. Manawhenua iwi, Heritage New Zealand, the Department of Conservation, the Selwyn District Council and the New Zealand Police (in the case of human remains) must be notified that an archaeological site has been exposed, so that appropriate action can be taken. This includes such persons being given a reasonable time to record and recover archaeological features discovered before any work may recommence on the site. Reasonable time will provide an opportunity for those parties to visit the site within up to 3 working days of the discovery (if and as they consider it necessary), and such persons must be given 6 working days of the discovery being made to inspect the find and record and recover archaeological features discovered before any work may recommence on the site.~~
- ~~c. If the find is an archaeological site in accordance with the Heritage New Zealand Pouhere Taonga Act 2014 (which defines an archaeological site as a place associated with pre 1900 human activity, where there may be evidence relating to the history of New Zealand), work may only recommence until any necessary Heritage New Zealand Pouhere Taonga authority is obtained~~

Decommissioning and Site Rehabilitation

46. The Consent Holder must, within 12 months of the solar array reaching the end of its economic or operational life (not including periods when the solar array may not operate because of technical issues or maintenance/improvement works including the replacement of panels and other infrastructure), clear the site of all panels, buildings/structures and cabling, and the land shall be returned to a state that enables it to continue to be used for land-based primary production.
47. The Consent Holder shall advise the Council, within three months of the solar array reaching the end of its economic or operational life, of the timeframe for:
- a. clearing the site of all panels, buildings/structures and cabling; and
 - b. reinstatement of the site to a state that enables it to continue to be used for land- based primary production.
48. The Consent Holder shall ensure that the components and infrastructure are disposed of in a way that maximises reuse and recycling. For any parts that cannot be reused or recycled, the Consent Holder shall ensure that they are disposed of in an environmentally responsible way in accordance with industry best practices.

Review

49. The Council may, under sections 128 and 129 of the Resource Management Act 1991 (Act), initiate a review of any or all conditions of this resource consent on the first, second and third anniversary of the commencement of the consent and every three years after that, for the duration of the resource consent. Any such review of conditions shall be for the purposes of:
- a. responding to any adverse effect on the environment which may arise from the exercise of the consent and which it is most appropriate to deal with at a later stage; or

- b. dealing with any unanticipated adverse effects on the environment which may arise from the exercise of the consent, which it is appropriate to deal with at a later stage; or
- c. ensuring that the conditions are effective and appropriate in managing the effects of the activities authorised by these consents

Attachment

1. RC246059 Land Use Approved Plan(s) - Rā Tuatahi No.1 10MWac
2. RC246059 Accidental Discovery Protocol.

Selwyn District Council Advice Notes for the Consent Holder

Lapse Period (Land Use Consent)

- (a) Pursuant to section 125 of the Resource Management Act 1991, if not given effect to, this land use consent shall lapse five years after the date of issue of the decision, i.e. the date of receipt of the Notice of Decision email, unless before the consent lapses an application is made to the Council to extend the period after which the consent lapses and the Council decides to grant an extension.

Resource Consent Only

- (b) This consent is a Selwyn District Council resource consent under the Resource Management Act. It is not an approval under any other Act, Regulation or Bylaw. Separate applications will need to be made for any other approval, such as a water race bylaw approval or vehicle crossing approval.

Building Act

- (c) This consent is not an authority to build or to change the use of a building under the Building Act. Building consent will be required before construction begins or the use of the building changes.

Regional Consents

- (d) This activity may require resource consent(s) from Environment Canterbury (ECan). It is the consent holder's responsibility to ensure that all necessary resource consents are obtained prior to the commencement of the activity.

Monitoring

- (e) In accordance with section 36 of the Resource Management Act 1991, a standard monitoring fee has been charged. This covers setting up a monitoring programme and one site inspection.
- (f) If the conditions of this consent require any reports or information to be submitted to the Council, additional monitoring fees for the review and certification of reports or information will be charged on a time and cost basis. This may include consultant fees if the Council does not employ staff with the expertise to review the reports or information.
- (g) Where the conditions of this consent require any reports or information to be submitted to the Council, please forward to the Council's Compliance Team, compliance@selwyn.govt.nz.
- (h) Any resource consent that requires additional monitoring due to non-compliance with the conditions of the resource consent will be charged additional monitoring fees at a time and cost basis.

Impact on Council Assets

- (i) Any damage to fixtures or features within the Council road reserve that results from construction or demolition on the site shall be repaired or reinstated at the expense of the consent holder.

Vehicle Crossing

- (j) Any new or upgraded vehicle crossing requires approval from Council's Infrastructure and Property Department prior to installation. Applications to install a new vehicle crossing or upgrade an existing one can be made online via the SDC website (Selwyn District Council - Application to Form a Vehicle Crossing (Entranceway)). For any questions regarding the process please contact the Roading Team via email at transportation@selwyn.govt.nz.

Rural Wastewater

- (k) Onsite wastewater treatment and disposal system(s) must comply with the requirements of the discharge consent issued by Environment Canterbury Regional Council. Where compliance via a Certificate of Compliance cannot be provided, a Resource Consent must be obtained.

Provision of Stormwater

- (l) Onsite stormwater treatment and disposal system(s) must comply with the requirements of the discharge consent issued by Environment Canterbury Regional Council.

Rūnanga Advice Notes for the Consent Holder

Te Taumutu and Ngāi Tūāhuriri Rūnanga

- (a) Indigenous planting should be incorporated between the solar panels.
- (b) The consent holder should consider how solar panels can be re-used and recycled once they reach the end of their useful lifespan.
- (c) The consent holder should undertake soil testing to monitor how the runoff from solar panels impacts soil quality.

**Before the Independent Commissioner appointed
by the Selwyn District Council**

IN THE MATTER OF The Resource Management Act
1991

AND

IN THE MATTER OF Application RC246059 by Ra
Tuatahi No. 1 Limited, for a land
use consent to establish and
operate a 10 hectare solar farm.

Addendum to Section 42A Officer's Report

Report of Olivia Robertson

Date of Report: 9 June 2025

Executive Summary

1. The purpose of this addendum is to provide an assessment of the proposed changes to the application and proceed with a final recommendation on whether the consent should be granted or declined. The proposed changes are outlined in the Applicant's evidence dated 23rd May 2025, and are generally limited to minor changes to the proposed mitigation measures to address adverse effects on adjoining sites.
2. After considering the proposed amendments, I am of the view that the proposed changes are appropriate, and will adequately avoid, remedy, or mitigate adverse effects on the environment. I have also considered whether the proposed changes would result in any inconsistencies with the technical advice relied on previously, or with the provisions of any relevant statutory documents. I am satisfied that this is not the case, and I consider that consent is able to be granted, subject to conditions of consent.
3. If the Commissioner decides to grant the resource consent application, I have included an updated set of recommended consent conditions. These conditions have been amended to include the Applicant's proposed changes where practicable and to address any minor inconsistencies with numbering or similar.

Introduction

4. This report is an addendum to my s42A report, dated 15 May 2025, and should be read in conjunction with that report.
5. The proposed activity is a discretionary activity, and the relevant matters under s104 and s104B are outlined in my s42A report. At the time of completing that report, all submissions were still 'live', and I did not consider it appropriate to draw conclusions on the effects relevant to these submissions, instead deferring this to the proposed hearing.
6. The applicant provided evidence, prepared by Ms. Isobel Stout, which outlined a suite of new or amended conditions. The intent of these changes was to directly address concerns raised by submitters, to enable the application to be decided without proceeding to a hearing.
7. This addendum provides comment on the appropriateness of those conditions, before recommending whether to grant or decline the consent.
8. As directed by the Commissioner, this addendum outlines the following:

- a. Selwyn District Council's (the Council's) position in respect to the revised conditions set out in the applicant's evidence, as pre-circulated by Ms. Isobel Stout.
 - b. Whether the revised conditions affect any of the technical advice relied on to prepare my s42A report.
9. It also includes an updated set of recommended consent conditions, which incorporate those volunteered by the Applicant in Ms. Stout's evidence, as requested by the Commissioner.
10. In addition, I have proposed several minor changes to the recommended conditions included in my s42A report. The purpose of these changes is to either address inconsistencies with numbering or similar formatting errors, or to improve the robustness of these conditions in line with best practice. While I have recommended these amendments in the interest of ensuring enforceability, the Commissioner may have a different view and I defer to this decision ultimately.

Proposed Changes

11. I have outlined the key changes proposed by Ms. Stout below. For completeness, I have not included consequential numbering changes or other minor amendments that do not have a material effect on what is proposed. These changes have been proposed in the form of updated consent conditions, as follows:
12. Condition:
All underground cables and other utilities associated with the development shall be located on or under the easement recorded as Part C on the Record of Title (CB38D/1003) for Lot 6 DP 33179
13. Condition:
The Consent Holder shall provide landscaping along ~~the~~ two boundaries of the site, in accordance with the following:
 - a. *No planting is to take place along the boundary between the site and Lot 7 DP 66179.*
 - b. *No planting is to take place along the boundary between the site and Lot 2 DP 78682*
 - c. *A four (4) meter wide gravel fire break shall be created and maintained along the length of the boundary with Lot 2 DP 78682.*
 - d. *Landscaping shall include at least ~~two rows~~ a single zigzag row of planting along the two remaining boundaries.*
 - e. *Plants shall be at least one (1) metre in height at the time of planting.*
 - f. *Plant species shall be Leyland cypress 'Leighton Green'.*
 - g. *A graded culvert along the boundary with Lot 7 DP 66179 shall be constructed between the solar panels and boundary fence.*
 - h. *Solar panels shall be set back at least ten (10) metres from the boundary with Lot 2 DP 78682.*
14. Condition:
The Landscape Management Plan (LMP) shall include, but not be limited to:
 - a. *[...]*
 - b. *Details of ongoing maintenance including weed control and dry grass management and monitoring to reduce fire risk.*

Section 104(1)(a) - Assessment of Effects

15. The changes set out above relate to the following actual and potential adverse effects, as considered in my s42A report:
 - a. Effects on rural character and amenity, including visual and landscape effects.
 - b. Effects from overland flow on adjoining sites.
 - c. Effects from wildfire risk; and
 - d. Other matters.
16. My assessment below considers the changes proposed above insofar as they relate to each effect, and confirms my position on these changes.

Effects on Rural Character and Amenity, including Visual and Landscape Effects

17. With respect to the potential for adverse effects on rural character and amenity, including visual and landscape effects, I relied on the expertise of Mr. Chris Glasson to inform my assessment. This assessment concluded that subject to the Applicant adopting the mitigation measures proposed by Mr. Glasson, the proposal would result in a localised change in the landscape and underlying rural character, overall, the visual and amenity effects of the proposal would be less than minor.
18. The removal of landscaping along two boundaries is in response to concerns raised by two submitters, therefore while the lack of landscaping will result in direct visibility into the site from those adjoining properties, it will not result in an adverse visual effect on these sites. In terms of the level of visual effects on the wider environment, I consider that public view points are sufficiently far away, and interspersed with existing vegetation, such that the reduced landscaping will not result in effects which are more than minor.
19. In terms of the planting layout proposed by the applicant, being a single zigzag row, I do not consider this adequately responds to Mr. Glasson's recommendations. I have amended the condition to require a double offset row of planting, which is effectively a 'middle ground' that ensures that the required screening is achieved, and the applicant has subsequently agreed to this. Given this, I do not consider that the proposed changes would affect the technical advice provided by Mr. Glasson, as visual effects will continue to be appropriately mitigated for those properties that did not seek the removal of landscaping.
20. Compliance with the proposed landscaping requirements will be enforced through the provision of a Landscape Management Plan for certification by Council, and I consider that this is appropriate and represents best practice.

Effects from Overland Flow on Adjoining Sites

21. Effects from overland flow were assessed as being less than minor, as advised by Mr. Victor Mthamo, Council Development Engineer, and able to be addressed by standard conditions of consent. However, the submission from Mr. Irwin raised concerns with stormwater and overland flow, as the owner of the adjoining site to the south, and sought that an infiltration drain was constructed to intercept potentially contaminated run-off from the application site.
22. At the time of finalising my s42A report, this mitigation did not form part of the Applicant's proposal, therefore I concluded that I was unable to recommend its inclusion.
23. The Applicant has subsequently reached an agreement with Mr. Irwin, and has proposed the inclusion of a culvert along the length of the boundary. While this does not change my original conclusion on effects, I consider that it appropriately resolves the concerns raised in Mr. Irwin's submission.
24. Given that this matter is somewhat out of scope for typical territorial authority considerations, I do not consider that the proposed amend would result in any inconsistencies with Mr. Mthamo's advice.

Effects from Wildfire Risk

25. The submission from Mr. Loo objected to the application as originally proposed, due to the actual or potential effects arising from wildfire risk on his property, being the adjoining forestry block to the northeast of the site. In my s42A report, I did not draw a conclusion on the likely scale of effects relating to wildfire risk, instead deferring to the hearing to allow all parties to reach an agreement.
26. Following this, the Applicant has been in negotiation with Mr. Loo, and has subsequently volunteered the following amendments to the proposed landscaping conditions:
 - a. No planting is to take place along the boundary between the site and Lot 2 DP 78682.
 - b. A four metre wide gravel break shall be created and maintained along the length of the boundary with Lot 2 DP 78682.
 - c. Solar panels shall be set back at least ten metres from the boundary with Lot 2 DP 78682.
 - d. Inclusion of dry grass management to reduce fire risk as a matter to be included in the Landscape Management Plan.
27. Mr. Loo has confirmed that the above amendments are sufficient that he longer wishes to be heard. For clarity, the withdrawal of a wish to be heard is not the same as the withdrawal of a submission, therefore Mr. Loo's submission must still be considered. However, as the above amendments were proposed with Mr. Loo's agreement, I therefore consider that the effects on Mr. Loo will be less than minor, and the effects from wildfire risk have been appropriately mitigated such that it is my view that they will be less than minor.
28. I also note that Mr. Loo sought that the condition proposed in the application which required the preparation of a fire response plan was amended to require this to be submitted to Fire and Emergency New Zealand (FENZ). While this was included in the recommended conditions attached to my s42A report, I am of the view that further amendments are required to ensure the condition is lawful and able to be enforced.
29. Information available from FENZ stipulates that they will not 'approve' response plans, rather they will review and provide recommendations if appropriate. Further to this, it is considered unlawful to include consent conditions which require approval from a third party.
30. I have therefore recommended amended wording for this condition, which enables enforcement by Council. The applicant, via Ms. Stout, has agreed to this wording.

Other Matters

31. The submission from Mr. Irwin sought that all underground utilities and cabling should be contained within the applicant's portion of the shared Right of Way. While I concluded in my s42A that this issue related to private property rights, and was outside of the matters to be considered through the resource consent process, the Applicant has subsequently volunteered the following condition:

All underground cables and other utilities associated with the development shall be located on or under the easement recorded as Part C on the Record of Title (CB38D/1003) for Lot 6 DP 33179
32. While I remain of the view that this is not an 'effect' which can be considered under s104(1)(a), I conclude that this matter has been appropriately resolved by the above condition.

Section 104(1)(b) – Relevant Provisions of Statutory Documents

33. An assessment of the proposal against the provision of relevant statutory documents is included in my s42A report, with the following documents considered relevant:
 - a. The Operative and Partially Operative Selwyn District Plans;

- b. The Canterbury Regional Policy Statement 2013; and
 - c. The National Policy Statement for Renewable Energy Generation 2011.
34. The proposal was assessed as being consistent with each of the above documents, noting that consistency with the CRPS relied on the Partially Operative Selwyn District Plan being prepared to give effect to this, rather than a formal assessment.
35. I am of the view that the changes proposed in Ms. Stout's evidence are not of a scale that warrants further assessment against these documents, and do not change my original position that the proposal is consistent with these.

Section 108 - Other Amended Conditions

36. As outlined in the introductory paragraphs, I have revised the recommended conditions originally included in my s42A report to ensure that these are robust and enforceable, as well as addressing minor numbering and formatting inconsistencies, or duplicate requirements. While these changes are predominantly inconsequential, and have been agreed to by Ms. Stout on behalf of the applicant, the following key changes are brought to the Commissioner's attention:

Inclusion of Management Plan Objectives

37. I have recommended the inclusion of a new condition relating to the required Erosion and Sediment Control Plan and Dust Control Plan (Condition 10 of the revised set), and amended the existing Landscape Management Plan condition, to clearly set out the objective of each of these plans. This will ensure that the Council, as certifier of these plans, is clearly informed of the intent and contents of these.

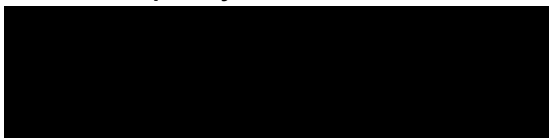
Amendments to Landscaping Conditions

38. The original set of conditions, as proposed by the Applicant, required that landscaping is established within the first planting season of the establishment of the activity. To ensure there is no uncertainty as to when the activity is 'established', I have amended this condition to require landscaping to be established in the first planting season following the commencement of construction at the site.
39. I have also had consideration to the ongoing maintenance of the proposed landscaping, noting that Leyland Cypress is a substantially larger and faster growing species than the originally proposed native species. For the absence of doubt, I have included a condition stipulating that the Consent Holder is responsible for the ongoing maintenance of the boundary planting, including the outer face. Given this, I also consider it appropriate to require that planting is set back three metres from any internal boundary, rather than two metres as originally agreed. This will enable vehicle access on both sides of the planting, to ensure the Consent Holder is able to undertake tree trimming as required.

Recommendation

40. I recommend that land use consent RC246059 is **granted**, pursuant to sections 104 and 104B of the Resource Management Act 1991, subject to the recommended conditions of consent below pursuant to sections 108 and 108AA of the Act.

Report by:



Olivia Robertson, Consultant Planner

9th June 2025

Condition(s) of Consent

RC246059 Land Use Consent Conditions

1. The proposal shall proceed in general accordance with the information formally received with the application on 20 December 2025, the further information provided on 4 February 2025, the additional evidence provided on 23 May 2025, and the attached stamped Approved Plans entitled '*Rā Tuatahi No.1 10MWac*' and dated 16/01/25 except where another condition of this consent must be complied with.
2. The Consent Holder shall ensure that all contractors engaged to undertake activities authorised by this resource consent are made aware of the conditions and management plans that apply to this resource consent that are relevant to their work area and the measures required for compliance with the conditions.

Management Plan Certification

3. The Consent Holder shall prepare the following management plans for certification by the Council (Compliance@selwyn.govt.nz) or by their nominated appointee. The Consent Holder shall prepare the management plans in accordance with the requirements of the relevant conditions and in general accordance with the application documents referenced in Condition (1):
 - a. Erosion and Sediment Control Plan (ESCP)
 - b. Dust Management Plan (DMP).
 - c. Landscaping Management Plan (LMP).
4. The Consent Holder shall ensure that all management plans are prepared by a suitably qualified and experienced person (SQEP).
5. The Consent Holder shall submit the above management plans to the Council for certification in accordance with the timeframe specified in each relevant condition below. Works must not commence until the relevant management plan(s) are certified.
6. The certification process shall be limited to confirming in writing that the Management Plan has been prepared in accordance with the relevant conditions(s) and will achieve the objectives of the Management Plan.
7. If the Council's response is that they are not able to certify the management plan, the Consent Holder shall address any reasons or recommendations provided by the certifier and re-submit an amended Management Plan for certification.
8. The Consent Holder shall comply with all certified management plans. Where there is conflict between the content of any management plan, and the conditions of this consent, the conditions of this consent shall prevail.

Amendments to Management Plans

9. The Consent Holder may make amendments to the above Management Plans that are consistent with the objectives and performance requirements of the management plan and relevant consent conditions. The Amended Management Plan shall be submitted to SDC for re-certification in accordance with Conditions (3)-(7), and all relevant works must not continue until the plan is certified.

Site Preparation and Construction

10. At least 10 working days prior to the commencement of construction, the Consent Holder shall provide to Council an Erosion and Sediment Control Plan (ESCP) and Dust Management Plan (DMP) for the construction works. The plans shall be prepared by a SQEP and in accordance with Environment Canterbury's Erosion and Sediment Toolbox.
11. The objective of the ESCP and DMP is to appropriately manage any risk from erosion, sedimentation, and dust discharges at the site during construction works. The ESCP and DMP shall include, but not be limited to:
 - a. The specific erosion and sediment and dust control measures that will be implemented to ensure compliance with the conditions of this resource consent.
 - b. Details for inspection and maintenance of erosion and sediment and dust control measures;
 - c. Identification of the discharge points where stormwater is discharged onto land or infiltrates into land;
 - d. Measures for stabilising the site and appropriate decommissioning of all erosion and sediment control measures after works have been completed; and
 - e. A complaints procedure, should a nearby property owner or occupant have an erosion, sedimentation or dust nuisance concern.
12. No earthworks may commence until the ESCP and DMP have been implemented on site. The ESCP and DMP measures must be maintained over the period of the construction phase, until the site is stabilised (i.e. no longer producing dust or water-borne sediment). The ESCP and DMP must be improved if initial and/or standard measures are found to be inadequate. All disturbed surfaces must be adequately topsoiled and vegetated or otherwise stabilised as soon as possible to limit sediment mobilisation.
13. Run-off must be controlled to prevent muddy water flowing, or earth slipping, onto neighbouring properties, legal road (including kerb and channel), or into a river, stream, drain or wetland. Sediment, earth or debris must not fall or collect on land beyond the site or enter the Council's stormwater system. All muddy water must be treated, using at a minimum the erosion and sediment control measures detailed in the site specific Erosion and Sediment Control Plan, prior to discharge to the Council's stormwater system.
14. Dust emissions must be appropriately managed within the boundary of the property. Dust mitigation measures such as water carts, sprinklers or polymers must be used on any exposed areas. The roads to and from the site, and the site entrance and exit, must remain tidy and free of dust and dirt at all times.
15. All loading and unloading of trucks with excavation or fill material must be carried out within the subject site.
16. Any surplus or unsuitable material from the project works must be removed from site and disposed at a facility authorised to receive such material.
17. Construction shall be limited to weekdays only (Monday-Saturday), and between the hours of 7.30am to 6.00pm. No construction work shall be undertaken on public holidays.
18. All construction work (including any demolition and/or site preparation works) must be designed, managed and conducted to ensure that construction noise complies with the requirements of NZS 6803:1999 Acoustics – Construction Noise for rural areas.
19. Vibration from construction work must not exceed the limits of, and must be measured and assessed in accordance with, *German Standard DIN 4150 1999-02 Structural Vibration – Effects of Vibration on Structures*.

20. Any public road, shared access, footpath, landscaped area or service structure that has been damaged, by the persons involved with the development or vehicles and machinery used in relation to the works under this consent, must be reinstated as specified in the Engineering Code or Practice at the expense of the consent holder and to the satisfaction of the Council.

Earthworks

21. Engineering plans and supporting design information for all works associated with all necessary earthworks and the creation of overland flow paths by the works proposed as part of this consent must be submitted to Council via the development.engineer@selwyn.govt.nz for acceptance at least 20 working days prior to the Acceptance Period commencement of related work and once accepted will thereafter form part of the Approved Consent Document.

Advice Note: Where designs require the installation of overland flow paths landscaping plans will also be required prior to Engineering Acceptance being granted for that asset to allow Council to review the function of the asset holistically.

Advice Note: All engineered fill designs must comply with New Zealand Standard (NZS) 4431:2022 Code of Practice for Earth Fill for Residential Development.

22. All earthworks completed on site are to be carried out in accordance with the Engineering Code of Practice and the accepted engineering plans.

Landscaping

23. The Consent Holder shall provide landscaping along the following boundaries of the site:

- a. The southwestern site boundary, adjoining Lot 5 DP 66179; and
- b. The northwestern site boundary, adjoining Lot 3 DP 66179.

24. The landscaping required by Condition (23) shall be undertaken in accordance with the following:

- a. Plant species shall be Leyland cypress 'Leighton Green'.
- b. Planting shall be in a double offset row, with no gaps, and shall be set back at least three (3) metres from each boundary
- c. Plants shall be at least 1 metre in height at the time of planting, and shall be maintained at a minimum height of 3.5 metres at maturity.

25. The proposed landscaping must be established on site within the first planting season (extending from 1 April to 30 September) following the commencement of construction at the site.

26. The applicant shall be responsible for the ongoing maintenance, including the outer face, of the boundary planting.

27. At least 30 working days prior to the commencement of landscaping, the Consent Holder shall submit a Landscape Management Plan (LMP) to Council for certification.

28. The objective of the LMP is to effectively provide visual screening of the solar generation activity. The LMP shall include, but not be limited to:

- a. The details of plant species, spacing, size and quantities of plants, in accordance with Condition (24).
- b. The timeline for planting works.

- c. Details of site preparation and maintenance required for plant establishment including the nature, duration and extent of any proposed irrigation.
 - d. Details of ongoing maintenance, including weed control and dry grass management and monitoring to reduce fire risk, and tree trimming to prevent overhang onto adjoining properties.
 - e. Details of the method and frequency of monitoring the health of the plants to ensure their health and survival, and the methodology for plant replacement in the event of any plants becoming dead or diseased, or a gap arising for any other reason.
29. All landscaping shall be implemented and maintained in accordance with the LMP certified under Condition (27), for the duration of the solar generation activity.
30. All dead or diseased existing vegetation shall be replaced within the next growing season or as soon as practically possible.

Fencing and Boundary Treatment

31. The perimeter security fencing shall be a maximum height of 2.1 metres and the posts shall not exceed 2.5 metres. Closed board fencing shall be prohibited along the site boundaries.
32. A graded culvert shall be constructed and maintained between the solar panels and the boundary fence with Lot 7 DP 66179.
33. All underground cables and other utilities associated with the development shall be located on or under the easement recorded as Part C on the Record of Title (CB38D/1003) for Lot 6 DP 33179.

Hazard Management

34. Inverters and transformers shall be established at a minimum height of one (1) metre above the existing ground level where they are positioned.
35. All solar panels shall be set back at least ten (10) metres from the boundary with Lot 2 DP 78682.
36. A four (4) metre wide gravel fire break shall be established and maintained along the northeastern site boundary site with Lot 2 DP 78682.
37. The Consent Holder shall prepare an Emergency Response Plan (ERP) and provide this to Council prior to the solar generation activity becoming operational. Any updates to the ERP shall also be provided to Council within 10 working days of being finalised.
38. The ERP required by Condition (37) shall be prepared in consultation with Fire and Emergency New Zealand (FENZ). The Consent Holder shall provide evidence of this consultation, including demonstration that any concerns raised by FENZ have been addressed to the extent practicable.

Advice note: Information on the preparation of Emergency Response Plans and consultation with FENZ can be found at <https://www.fireandemergency.nz/outdoor-and-rural-fire-safety/hazardous-substances/emergency-response-plans/>

39. The consent holder must ensure that the solar panels be encapsulated with Glass Laminate Encapsulation to avoid chemical leakage.
40. The consent holder must undertake six monthly inspections of the solar panels for any signs of damage that could allow leakage of internal chemicals into the land.

Accidental Discovery of Archaeological Material

41. An Accidental Discovery Protocol (ADP), must be in place during all earthworks required to give effect to this consent to deal with archaeological finds and protect the interests of mana whenua. This condition does not constitute a response under the Heritage New Zealand Pouhere Taonga Act (HNZPT 2014).
42. In the event of the accidental discovery of Māori archaeological sites or material, works within the site must cease immediately and the protocol outlined in Attachment 2 of this consent must be followed.

Decommissioning and Site Rehabilitation

43. The Consent Holder must, within 12 months of the solar array reaching the end of its economic or operational life (not including periods when the solar array may not operate because of technical issues or maintenance/improvement works including the replacement of panels and other infrastructure), clear the site of all panels, buildings/structures and cabling, and the land shall be returned to a state that enables it to continue to be used for land-based primary production.
44. The Consent Holder shall advise the Council, within three months of the solar array reaching the end of its economic or operational life, of the timeframe for:
 - a. clearing the site of all panels, buildings/structures and cabling; and
 - b. reinstatement of the site to a state that enables it to continue to be used for land-based primary production.
45. The Consent Holder shall ensure that the components and infrastructure are disposed of in a way that maximises reuse and recycling. For any parts that cannot be reused or recycled, the Consent Holder shall ensure that they are disposed of in an environmentally responsible way in accordance with industry best practices.

Review

46. The Council may, under sections 128 and 129 of the Resource Management Act 1991 (Act), initiate a review of any or all conditions of this resource consent on the first, second and third anniversary of the commencement of the consent and every three years after that, for the duration of the resource consent. Any such review of conditions shall be for the purposes of:
 - a. responding to any adverse effect on the environment which may arise from the exercise of the consent and which it is most appropriate to deal with at a later stage; or
 - b. dealing with any unanticipated adverse effects on the environment which may arise from the exercise of the consent, which it is appropriate to deal with at a later stage; or
 - c. ensuring that the conditions are effective and appropriate in managing the effects of the activities authorised by these consents

Attachment

1. RC246059 Land Use Approved Plan(s) - Rā Tuatahi No.1 10MWac
2. RC246059 Accidental Discovery Protocol.

Selwyn District Council Advice Notes for the Consent Holder

Lapse Period (Land Use Consent)

- (a) Pursuant to section 125 of the Resource Management Act 1991, if not given effect to, this land use consent shall lapse five years after the date of issue of the decision, i.e. the date of receipt of the Notice of Decision email, unless before the consent lapses an application is made to the Council to extend the period after which the consent lapses and the Council decides to grant an extension.

Resource Consent Only

- (b) This consent is a Selwyn District Council resource consent under the Resource Management Act. It is not an approval under any other Act, Regulation or Bylaw. Separate applications will need to be made for any other approval, such as a water race bylaw approval or vehicle crossing approval.

Building Act

- (c) This consent is not an authority to build or to change the use of a building under the Building Act. Building consent will be required before construction begins or the use of the building changes.

Regional Consents

- (d) This activity may require resource consent(s) from Environment Canterbury (ECan). It is the consent holder's responsibility to ensure that all necessary resource consents are obtained prior to the commencement of the activity.

Monitoring

- (e) In accordance with section 36 of the Resource Management Act 1991, a standard monitoring fee has been charged. This covers setting up a monitoring programme and one site inspection.
- (f) If the conditions of this consent require any reports or information to be submitted to the Council, additional monitoring fees for the review and certification of reports or information will be charged on a time and cost basis. This may include consultant fees if the Council does not employ staff with the expertise to review the reports or information.
- (g) Where the conditions of this consent require any reports or information to be submitted to the Council, please forward to the Council's Compliance Team, compliance@selwyn.govt.nz.
- (h) Any resource consent that requires additional monitoring due to non-compliance with the conditions of the resource consent will be charged additional monitoring fees at a time and cost basis.

Impact on Council Assets

- (i) Any damage to fixtures or features within the Council road reserve that results from construction or demolition on the site shall be repaired or reinstated at the expense of the consent holder.

Vehicle Crossing

- (j) Any new or upgraded vehicle crossing requires approval from Council's Infrastructure and Property Department prior to installation. Applications to install a new vehicle crossing or upgrade an existing one can be made online via the SDC website (Selwyn District Council

- Application to Form a Vehicle Crossing (Entranceway)). For any questions regarding the process please contact the Roding Team via email at transportation@selwyn.govt.nz.

Rural Wastewater

- (k) Onsite wastewater treatment and disposal system(s) must comply with the requirements of the discharge consent issued by Environment Canterbury Regional Council. Where compliance via a Certificate of Compliance cannot be provided, a Resource Consent must be obtained.

Provision of Stormwater

- (l) Onsite stormwater treatment and disposal system(s) must comply with the requirements of the discharge consent issued by Environment Canterbury Regional Council.

Rūnanga Advice Notes for the Consent Holder

Te Taumutu and Ngāi Tūāhuriri Rūnanga

- (a) Indigenous planting should be incorporated between the solar panels.
- (b) The consent holder should consider how solar panels can be re-used and recycled once they reach the end of their useful lifespan.
- (c) The consent holder should undertake soil testing to monitor how the runoff from solar panels impacts soil quality.