

Planning Unit

Written Approval for resource consent application

Section 95E(3), Resource Management Act 1991 – Form 8A

For enquiries phone: (03) 347-2868 or email: planning.info@selwyn.govt.nz

1. Affected Person's Details

Full Name of Person(s):

Four Stars Development Limited

I am / We are the: ☐ Owner(s) ☒ Occupier(s) ☐ Owner(s) and Occupier(s) ☐ Director(s) ☐ Trustee(s) of the following property: (Address of the property of the person signing this form)

and future developers of 131, 139 Levi Road, Rolleston, (Lot 2 Deposited Plan 322710 and Lot 2 Deposited Plan 416195, comprised and described in single Record of Title 463353).

2. The Application Site (Address or location of the proposed development or activity)

157 Levi Road, Rolleston (Rural Section 7556, comprised and described in Record of Title CB18F/727).

3. The Proposal (Description of the proposed development or activity, including the ways it does not comply with the District Plan (attach extra pages if necessary))

(a) Establish and operate a PAK'nSAVE supermarket at 157 Levi Road, Rolleston and associated access, loading, car parking;

(b) Undertake soil disturbance on a site exceeding the volume permitted under the National Environmental Standards for Assessing and Managing Contaminants in Soil to Protect Human Health 2011.

As per the notified resource consent application and Assessment of Environmental Effects on Selwyn District Council website: https://www.selwyn.govt.nz/_data/assets/pdf_file/0008/843173/Application.pdf

4. Written Approval

This is written approval to the activity described above that is the subject of a resource consent application. I have read the full application for resource consent, the Assessment of Environmental Effects, and any site plans as follows: (List document names and dates)

As per the notified resource consent application and Assessment of Environmental Effects on Selwyn District Council website: https://www.selwyn.govt.nz/_data/assets/pdf_file/0008/843173/Application.pdf

In signing this written approval, I understand that the Council must decide that I am no longer an affected person, and the Council must not have regard to any adverse effects on me.

I can confirm that I have viewed the application for resource consent and signed each page of the plans.

I understand that I may withdraw my written approval by giving written notice to the consent authority before a notification decision is made

All owners and occupiers of this property must have signed the approval form, if the property is held in a Trust, all Trustees must sign. Conditional written approvals cannot be accepted. Where this form has been signed on behalf of a trust or company, or under a Power of Attorney, please supply the necessary documentation to confirm that you have the signing authority.

Signature(s): (of person(s) giving written approval (or person(s) authorised to sign on their behalf – a signature is not required if you give your written approval by electronic means (note that the plans do still need to be signed)).

Signed:

Date:

20/7/22

20/07/2022

Email address for service of person giving written approval:

Telephone:

Postal address (or alternative method of service of hard copy documents):

Contact person: (Name and designation, if applicable)

36 Hyndhope Rd
CHCL 8025

5. Privacy Information

All the relevant information on this form is required to be provided under the Resource Management Act 1991 for Selwyn District Council to process the resource consent application referred to. Under this Act this information can be made available to members of the public, including business organisations. The information produced may be made available to other departments of the Council. You have the right to access the personal information held about you by the Council which can be readily retrieved. You can also request that the Council correct any personal information it holds about you.

Information for persons signing a written approval form:

What is the District Plan?

The Selwyn District Plan is a document which guides the way the Selwyn District is developed and seeks to control any negative effects of development by giving every property in the District a zone. Each zone has different rules about the type of building, subdivision or land use that can occur in that area.

What is a Resource Consent?

When people wish to build or use a property in a way which does not comply with the rules in the Selwyn District Plan, they require special permission from the Council to do so and this is known as a Resource Consent. If they obtain resource consent they are able to build or use the property in accordance with that consent and do not have to comply with the District Plan. This process is set down in the Resource Management Act 1991. An application for Resource Consent can be considered in one of three ways. Applications are either publicly notified (allowing public involvement by any person), limited notified (allowing involvement by a limited number of directly affected people) or non-notified (often involving written approval from directly affected people).

If an application for a Resource Consent is to be processed as a non-notified application, the Resource Management Act requires that written approval must be obtained from every person whom the Council considers may be adversely affected to a minor or more than a minor extent. It is the responsibility of the applicant to consult with persons identified as being affected.

If you have been asked to give your written approval it is likely that this is because the Council considers you may be adversely affected by the proposed activity. This gives you the opportunity to consider the particular proposal and decide for yourself whether you are adversely affected and/or the degree to which you may be adversely affected. The Council has produced a more comprehensive pamphlet about the role of the 'affected persons' in the resource consent process, and this pamphlet is available at all Council Service Centres and Libraries or on the Council website: www.selwyn.govt.nz

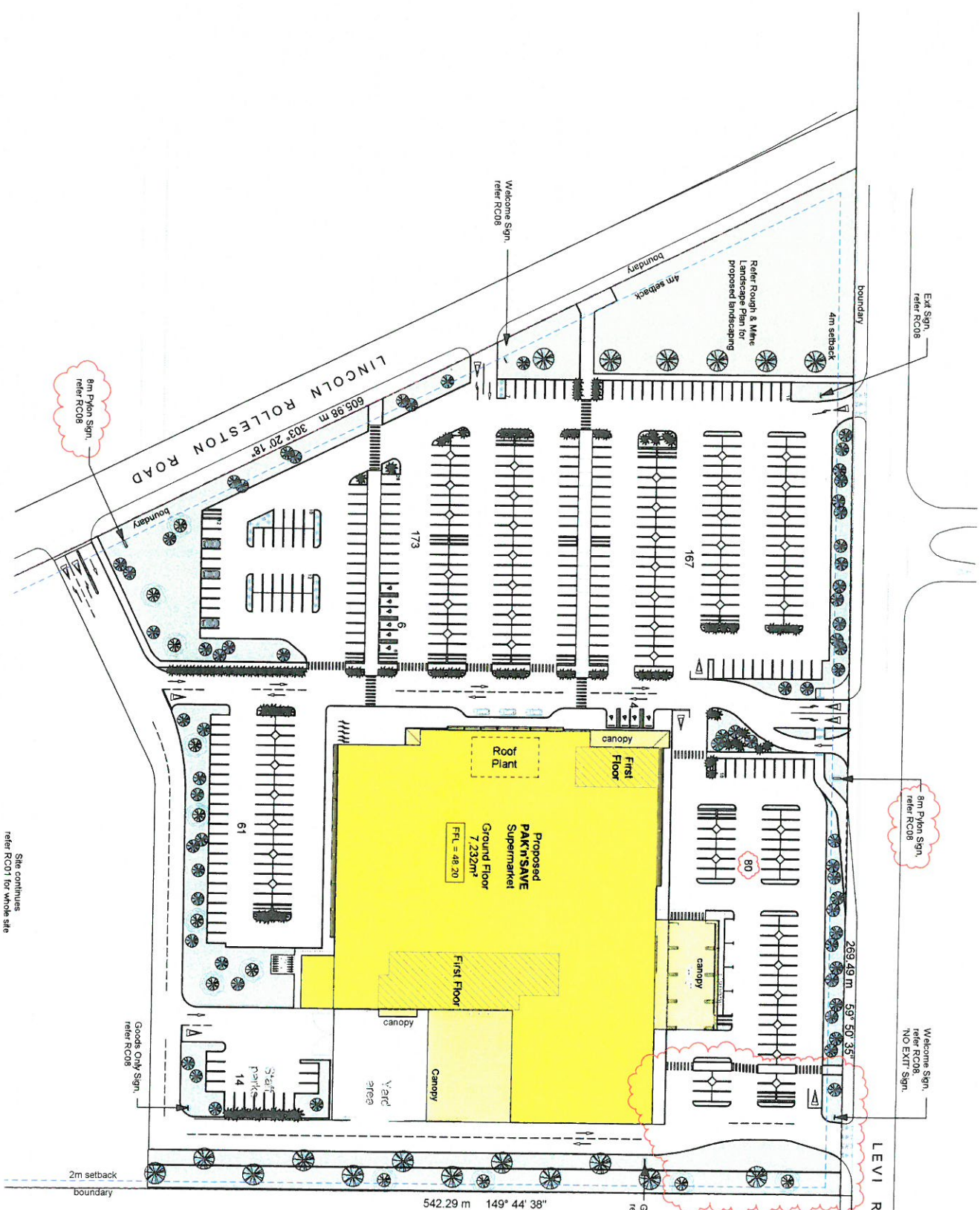
If you are asked to give your written approval to someone's proposal as part of their application for a Resource Consent, you should do the following:

1. Request that the applicant (or their representative) explain the proposal clearly and fully to you, including the ways it does not comply with the District Plan.
2. Study the application and associated plans of the proposed activity provided by them in order to understand the effects of the proposal. If there are no plans available at this stage, you may wish to wait until they are available. Ask for time to consider the documents if you think you need it.
3. Decide whether the proposal will adversely affect you or your property. You are entitled to ask the applicant for more information, but you should make a decision about whether you will sign the form or not as promptly as is reasonable in the circumstances. You may suggest amendments to the proposal that you consider would reduce the effects of the proposal on you. If you do this you should sign only the amended version of the proposal. Written approvals obtained will usually be submitted to the Council by the applicant as part of their application.
4. If you are satisfied that the proposed activity will not adversely affect you and/or the effects are acceptable to you, you may decide to sign the affected person's approval form on this document and a copy of the associated application including plans. You should then return them to the applicant (or their representative). If you are willing to sign subject to some other condition being met, this will need to be the subject of a civil agreement between yourself and the applicant.
5. If you change your mind after signing the form, you may withdraw your approval at any time before the hearing, if there is one, or otherwise before a decision is made on the application, by advising the Council in writing that your approval is withdrawn.
6. If you consider that you will be adversely affected by the proposal and/or do not wish to sign the approval form, you will need to advise the applicant (or their representative). There is no obligation to sign this form, and no reasons need to be given.

Please note that if a property is owned by more than one person, all of the joint owners are considered to be 'affected persons'. If a property is rented out, the tenants are also considered to be 'affected persons'.

If you do not give your approval and you are considered by the Council to be an adversely affected person, then the application must be publicly notified or processed on a limited notified basis, and you will have a formal right to lodge a submission on the application. Alternatively, the applicant may proceed without the need for Resource Consent if they amend their proposal so that it complies with the Plan, or if they amend their proposal so that it still needs Resource Consent but the Council no longer considers that the proposal will affect you.

Please note that even though you may sign the affected person's approval form, Council must give full consideration to the application in terms of the Resource Management Act. However, if you give your approval to the application, Council is not able to have regard to any actual or potential effects the proposal may have on you. If Resource Consent is granted by the Council there is no way for either you or the Council to retract it later. You are therefore encouraged to weigh up all the effects of the proposed activity before agreeing to it. Further written information regarding affected persons' approvals, the Resource Consent process and hearings is available from the Council upon request.



Site continues
 refer RC01 for whole site

no	revision	date
1	Issue Path, Corp Colour, Pylon & Shading	21/02/2022
0	Issued for Resource Consent	15/12/2021

SITE INFO:

157 Levi Road
 Rolleston, Selwyn District, Canterbury
 Legal Description:
 RS 7555 BLK III LEESTON SD

Building footprint area 7,232m²
 Mezzanine 876m²
 TOTAL 8,108m²

Site Area 71,831m²
 Site Coverage 11.3%

PROPOSED CARPARKING NUMBERS:

Carparks 481
 Click & Collect 8
 Accessible Carparks 10
 Staff Carparks 14
 TOTAL 513

PROPOSED CYCLE PARK NUMBERS:

Cycle parks 10
 Staff Cycle parks 14

SITE FENCES:

During construction site fences are to comply with NZBC F3/AS1 Construction and Demolition Hazards

BUILDING SIGNAGE AREAS:

South West Building Elevation Sign 1 39.75m² 3.8%
 North West Building Elevation Sign 2 22.00m² 2.8%
 TOTAL 61.75m²

CORPORATE COLOUR AREA:

PAK'n Save Yellow
 South West Building Entry: 84.45m² 10.9%
 South West face 34.00m² 3.2%
 North West face 34.00m² 3.2%
 South East face 34.00m² 3.2%
 TOTAL 152.45m²