



Date: Tuesday, 21 May 2024
Time: 1:30 pm
Location: Council Chamber, Wairoa District Council,
Coronation Square, Wairoa

AGENDA

Late Reports

Infrastructure and Regulatory Committee Meeting

21 May 2024

MEMBERSHIP: His Worship the Mayor Craig Little, Cr Chaans Tumataroa-Clarke, Cr Denise Eaglesome-Karekare, Mr Chris Olsen, Cr Benita Cairns

The agenda and associated papers are also available on our website: www.wairoadc.govt.nz

For further information please contact us 06 838 7309 or by email info@wairoadc.govt.nz

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8 GENERAL ITEMS

8.1 PLANNING AAND REGULATORY UPDATE

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Authoriser: Kitea Tipuna, Tumu Whakarae Chief Executive

Appendices: 1. Planning and Regulatory Group Report March - April 2024 [↓](#)

PURPOSE

This report provides information for Committee on key matters from the Planning and Regulatory Group and includes updates from Planning and Resource Management, Environmental Health, Building Control and Rapid Building Assessments, Compliance including Dog Control, Stock Control, Freedom Camping and Trade Waste Compliance Management.

1.1 No decisions are required by Committee.

RECOMMENDATION

The Pouwhakarae - Whakamahere me te Waeture | Group Manager Planning and Regulatory RECOMMENDS that the Committee receive the report titled 'Planning and Regulatory Group Report – March and April 2024'.

2. BACKGROUND

- 2.1 Each month the Pouwhakarae Whakamahere me te Waeture presents a report to the Infrastructure and Regulatory Committee that provides updates from the Planning and Regulatory Group. The Report includes the statistics for the month and the previous month to highlight changes in the data from month to month.
- 2.2 The Planning and Regulatory report for the months of March and April 2024 highlights key updates that includes information regarding the Councils submission to the Fast Track Approvals Bill; The current review and consultation on the Wairoa District Council Insanitary, Dangerous and Affected Buildings Policy which must be reviewed every 5 years ; Data submitted to the Ministry for the Environment regarding the temporary pods that have been placed onsite on properties where whānau homes require reinstatement as a result of the Cyclone Gabrielle event in relation to the Sever Weather Emergency Recovery (Temporary Accommodation) Order 2023; The Compliance Team's work with dog owners to encourage responsible ownership.

Further Information

Fast Track Approvals Bill:

https://www.parliament.nz/en/pb/sc/make-a-submission/document/54SCENV_SCF_083F0A7B-F182-41D5-0897-08DC3E31559C/fast-track-approvals-

bill#:~:text=The%20Fast%2Dtrack%20Approvals%20Bill%20is%20an%20omnibus%20bill.,significant%20regional%20or%20national%20benefits.

Dangerous, Insanitary and Affected Buildings Policy Review:

<https://consultations.wairoadc.govt.nz/dangerous-affected-and-insanitary-building-policy-2024>

Severe Weather Emergency (Temporary Accommodation) Order 2023

<https://www.legislation.govt.nz/regulation/public/2023/0187/14.0/LMS877747.html>

References (to or from other Committees)

N/A

Confirmation of statutory compliance

In accordance with section 76 of the Local Government Act 2002, this report is approved as:

- a. containing sufficient information about the options and their benefits and costs, bearing in mind the significance of the decisions; and,
- b. is based on adequate knowledge about, and adequate consideration of, the views and preferences of affected and interested parties bearing in mind the significance of the decision.



PLANNING & REGULATORY GROUP REPORT

Due 10th of each month

MONTH: March 2024 – April 2024

1. PLANNING & REGULATORY SUMMARY

GENERAL:

- A submission on behalf of Wairoa District Council was made on the Fast Track Approvals Bill.
- Data was submitted to Ministry of the Environment regarding the temporary pods that were placed on properties to provide temporary accommodation for flood affected whānau, whilst reinstating their homes that were impacted by the Cyclone Gabrielle flood event Severe Weather Emergency Recovery (Temporary Accommodation) Order 2023.
- Consultation has begun on the review of the Insanitary, Dangerous and Affected Buildings Policy which is required to be reviewed every 5 years in accordance with the Building Act 2004.
- The Compliance team are working with dog owners to encourage Responsible Ownership, also more comms out in the media to enhance better ownership in the District with companion animals and stock.

2. PLANNING & RESOURCE MANAGEMENT

Resource Consents	March	April
Consent applications received	3	2
Ancillary applications received (COC, Sec 223, 224, 221 etc)	1	4
Ancillary applications granted (COC, Sec 223, 224, 221 etc)	1	3
Decisions notified	3	1
Proportion of consents processed within statutory timeframes	100%	100%
Proportion of ancillary applications processed within statutory applications	100%	100%
Onsite visits/inspections undertaken	7	4
RMA breaches recorded		0
Infringements issued	0	0
Pre application meetings (In person)	4	5

The Wairoa District Councils submission to the Fast-track Approvals Bill was submitted in April this year. The Fast-track Approvals Bill is an omnibus bill. The bill proposes to enable a fast-track decision-making process for infrastructure and development projects that are considered to have significant regional or national benefits.

Data on the Temporary pods that were placed onsite to provide temporary accommodation for whānau displaced from their homes due to the impacts of Cyclone Gabrielle in February 2023 was submitted to the Ministry for the Environment (MFE) at their request. The information was to help provide information relevant to the Severe Weather Emergency Recovery (Temporary Accommodation) Order 2023. At the time the data was collated i.e., 28th March 2024 the number of pods in the district was x71. This Order in Council makes it easier to provide temporary accommodation for anyone displaced from their homes because of the severe weather events. It reclassifies temporary accommodation that breaches certain district plan barriers as a permitted activity under the Resource Management Act 1991.

The Order has effect retrospectively from 1 June 2023. This means it applies to temporary accommodation which was put in place after this date. It expires on 9 August 2026, after which point the temporary accommodation buildings will need to be removed, unless they are authorised by another mechanism under the Resource Management Act 1991 such as a resource consent. Any resource consent application must be lodged before the close of 9 February 2026, otherwise the temporary accommodation must be removed by 9 August 2026.

3. ENVIRONMENTAL HEALTH

3.1 Liquor Licensing

	March	April
New licences Issued (Managers/club/on/off)	0	1
Renewals issued (Managers/club/on/off)	2	2
Special licences applied for	2	1
Proportion of licences issued within statutory timeframes	100%	100%

3.2 Health licensing

	March	April
Health licences Issued	0	0
Food Control Registration / NPs New	0	2
Food Control Plan Re: Registration	5	0
Food Premises visited for compliance	7	3
Proportion of licences issued within statutory timeframes	100%	100%
Warnings Issued for compliance	0	0
Infringements issued	0	0

3.3 Noise Control

	March	April
Call outs received	16	3
Premises Visited	9	2
Warnings Issued/Items Seized	0	0
Infringements issued	0	0

4. BUILDING CONTROL

Building Consents	March	April
Consents received	11	8
Consents granted	6	10
Residential consents issued	5	9
Total value of new building consent/work (received)	\$12,797,000	\$901,466.00
Proportion of building consents processed within statutory timeframes	75%	100%
Proportion of CCC's issued within statutory timeframes	100%	100%
Building consent exemptions issued	0	0
Inspections undertaken	29	40
Property Information		
LIM's received	2	3
Proportion of LIM's issued within statutory timeframes	50%	100%

- The BCA experienced a National Flooding event as a result of Cyclone Gabrielle, in excess of 300 buildings were affected in the Wairoa.
- BCA resources will be under pressure as the cyclone recovery progresses.
- The BCA is currently processing consents for a Pizza Hut, Wairoa and an addition to the Limery complex, Kopu Road.
- All territorial authorities are required to have a policy to deal with dangerous and insanitary buildings within its district in accordance with sections 131 and 132A of the Building Act. Policies must be reviewed at no more than 5 yearly intervals. The last review was undertaken in 2019. Therefore, Council is currently consulting on its existing Dangerous, Insanitary and Affected Buildings Policy.

4.1 RAPID BUILDING ASSESSMENTS APRIL 2024

Rapid Building Assessments Tally - March 2024	Commercial	Residential
Red – entry prohibited	0	3
Yellow – restricted access	34	91
White – can be used	35	156
Green – building reinstated	43	108

Rapid Building Assessments Tally - April 2024	Commercial	Residential
Red – entry prohibited	0	3
Yellow – restricted access	34	91
White – can be used	35	155
Green – building reinstated	43	109

Following a Rapid Building assessment, a building or home will receive either a white, yellow or red placard (notice)

- **Green – building reinstated:** All required remediation work has been completed, WDC building inspectors have signed off the works & WDC records updated.
- **White – can be used:** The building may have suffered little or no damage and can be used.
- **Yellow – restricted access:** The building may have moderate damage and access is restricted. Access may be restricted to some of the building only or may be restricted for short-term entry only.
- **Red – entry prohibited:** The building cannot be used, and entry is prohibited because it has sustained moderate or heavy damage and poses a significant risk to health or life.

5. COMPLIANCE

5.1 Dog Control

	March	April
Call outs received	35	44
Impounded	12	21
Warnings issued	6	8
Infringements issued	13	2
Pending court cases	0	0
Dogs destroyed	5	2
Dogs rehomed	0	16

5.2 Stock Control

	March	April
Call outs received (farm animals)	6	9
Impounded farm animals	2	0
Warning issued on stray farm animals	0	2
Infringements issued	0	0
Pending court cases	0	0
Animals destroyed	0	0

- The Compliance team continue to put comms out to the public for the number of dogs found roaming. The Compliance Team have been able to sit down with owners who have had dogs out and work a plan with them on how to keep their dogs secured and confined.
- Afterhours calls have been down for dogs. Stock warning letters are being sent out to stock owners in problematic areas, as well as visiting them so they are aware that there are areas that need addressing with fence lines or having to move stock until they can be fully confined away from roads.

5.3 Freedom Camping

	March	April
Number of Patrols	5	4
Warnings issued	0	0
Infringements issued	0	0
Pending court cases	0	0

- Freedom campers have been low, a lot of kiwis traveling through amongst the foreigners. Our Manaaki Tangata kaimahi have also reported low numbers.
- Manaaki Tangata kaimahi have reported checking on campers and have been able to advise them they are in non-compliant areas and help them to move. Good communication and reports have been sent through by our Manaaki Tangata kaimahi.

6. COMPLIANCE – TRADE WASTE

6.1 Trade Waste Compliance Management

	March	April
Premises Inspected	7	11
New Trade Waste Licenses Issued	0	2
Trade Waste Licenses Renewed	5	3
Trade Waste Management Plans Initiated	3	3

Abandoned car pick-ups are ongoing. Looking into ideas to lower the cost of disposal of trade waste from grease traps. 3 large loads of cars have been removed from Mill Pa, also cars have been removed from the road-side at Te Reinga. Pearse Liquid Waste has been busy cleaning grease traps.