

Regulatory Performance Committee

AGENDA

Notice of Meeting:

An ordinary meeting of the Regulatory Performance Committee will be held on:

Date: Friday 9 April 2021
Time: 9.00am
Venue: Committee Room 1, Level 2, Civic Offices,
53 Hereford Street, Christchurch

Membership

Chairperson	Councillor Tim Scandrett
Deputy Chairperson	Councillor Aaron Keown
Members	Councillor Catherine Chu
	Councillor Melanie Coker
	Councillor Anne Galloway

29 March 2021

Principal Advisor

Carolyn Gallagher
General Manager Infrastructure
Planning & Regulatory Services
(Acting)
Tel: 941 8879

Liz Ryley
Committee and Hearings Advisor
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Note: The reports contained within this agenda are for consideration and should not be construed as Council policy unless and until adopted. If you require further information relating to any reports, please contact the person named on the report.

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Developing Resilience in the 21st Century

Strategic Framework

Whiria ngā whenu o ngā papa,
honoa ki te maurua tāuiki

Bind together the strands of each mat and join
together with the seams of respect and reciprocity

Ōtautahi-Christchurch is a city of opportunity for all

Open to new ideas, new people and new ways of doing things – a city where anything is possible

Principles

Being open,
transparent and
democratically
accountable

Promoting
equity, valuing
diversity and
fostering inclusion

Taking an inter-generational approach
to sustainable development,
prioritising the social, economic
and cultural wellbeing of
people and communities
and the quality of the
environment, now
and into the
future

Building on the
relationship with
Te Rūnanga o Ngāi Tahu
and the Te Hononga-Council
Papatipu Rūnanga partnership,
reflecting mutual understanding
and respect

Ensuring
the diversity
and interests of
our communities
across the city and the
district are reflected in
decision-making

Actively collaborating and
co-operating with other
local, regional
and national
organisations

Community Outcomes

Resilient communities

Strong sense of community
Active participation in civic life
Safe and healthy communities
Celebration of our identity
through arts, culture, heritage,
sport and recreation
Valuing the voices of all cultures
and ages (including children)

Liveable city

Vibrant and thriving city centre
Sustainable suburban and
rural centres
A well connected and accessible
city promoting active and
public transport
Sufficient supply of, and
access to, a range of housing
21st century garden city
we are proud to live in

Healthy environment

Healthy water bodies
High quality drinking water
Unique landscapes and
indigenous biodiversity are
valued and stewardship
exercised
Sustainable use of resources
and minimising waste

Prosperous economy

Great place for people, business
and investment
An inclusive, equitable economy
with broad-based prosperity
for all
A productive, adaptive and
resilient economic base
Modern and robust city
infrastructure and community
facilities

Strategic Priorities

**Enabling active
and connected
communities
to own their future**

**Meeting the challenge
of climate change
through every means
available**

**Ensuring a high quality
drinking water supply
that is safe and
sustainable**

**Accelerating the
momentum
the city needs**

**Ensuring rates are
affordable and
sustainable**

Ensuring we get core business done while delivering on our Strategic Priorities and achieving our Community Outcomes

Engagement with
the community and
partners

Strategies, Plans and
Partnerships

Long Term Plan
and Annual Plan

Our service delivery
approach

Monitoring and
reporting on our
progress

REGULATORY PERFORMANCE COMMITTEE - TERMS OF REFERENCE / NGĀ ĀRAHINA MAHINGA

Chair	Councillor Scandrett
Deputy Chair	Councillor Keown
Membership	Councillor Chu Councillor Coker Councillor Galloway
Quorum	Half of the members if the number of members (including vacancies) is even, or a majority of members if the number of members (including vacancies) is odd.
Meeting Cycle	Bimonthly
Reports To	Council

Area of Focus

The Regulatory Performance Committee considers and reports to Council on the following matters:

- Monitor the Council's regulatory and compliance functions
- Monitor the Council's regulatory and compliance functions under:
 - Resource Management Act 1991 and related legislation
 - Building Act 2004 and the New Zealand Building Code
 - Dog Control Act 1996
 - Sale and Supply of Alcohol Act 2012
 - Local Government Act 1974 and Local Government Act 2002
 - District Plan
 - Bylaws
 - Other regulatory matters

(For the avoidance of doubt, these powers relate specifically to the Council's regulatory and compliance functions. This Committee does not have the authority to adopt new bylaws, amendments to bylaws, amendments to the District Plan, or a Local Alcohol Policy.)
- Provide recommendations to Council on the Council's list of hearings commissioners under the Resource Management Act 1991.

Part A	Matters Requiring a Council Decision
Part B	Reports for Information
Part C	Decisions Under Delegation

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1. Apologies / Ngā Whakapāha

At the close of the agenda no apologies had been received.

2. Declarations of Interest / Ngā Whakapuaki Aronga

Members are reminded of the need to be vigilant and to stand aside from decision making when a conflict arises between their role as an elected representative and any private or other external interest they might have.

3. Confirmation of Previous Minutes / Te Whakaāe o te hui o mua

That the minutes of the Regulatory Performance Committee meeting held on [Friday, 5 February 2021](#) be confirmed (refer page 6).

4. Public Forum / Te Huinga Whānui

A period of up to 30 minutes may be available for people to speak for up to five minutes on any issue that is not the subject of a separate hearings process. It is intended that the public forum session will be held at approximately 9am.

5. Deputations by Appointment / Ngā Huinga Whakaritenga

There were no deputations by appointment at the time the agenda was prepared.

6. Petitions / Ngā Pākikitanga

There were no petitions received at the time the agenda was prepared.

Regulatory Performance Committee OPEN MINUTES

Date: Friday 5 February 2021
Time: 9am
Venue: Committee Room 1, Level 2, Civic Offices,
53 Hereford Street, Christchurch

Present
Chairperson Councillor Tim Scandrett
Deputy Chairperson Councillor Aaron Keown
Members Councillor Melanie Coker
Councillor Anne Galloway

4 February 2021

Principal Advisor

Aaron Haymes
Head of Strategic Partnerships
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Part A Matters Requiring a Council Decision

Part B Reports for Information

Part C Decisions Under Delegation

1.

The agenda was dealt with in the following order.

1. Apologies / Ngā Whakapāha

Part C

Committee Resolved RPCM/2021/00001

That the apology received from Councillor Chu be accepted.

Councillor Galloway/Councillor Keown

Carried

2. Declarations of Interest / Ngā Whakapuaki Aronga

Part B

There were no declarations of interest recorded.

3. Confirmation of Previous Minutes / Te Whakaāe o te hui o mua

Part C

Committee Resolved RPCM/2021/00002

That the minutes of the Regulatory Performance Committee meeting held on Wednesday, 2 December 2020 be confirmed.

Councillor Scandrett/Councillor Keown

Carried

4. Public Forum / Te Huinga Whānui

Part B

There were no public forum presentations.

5. Deputations by Appointment / Ngā Huinga Whakaritenga

Part B

There were no deputations by appointment.

6. Petitions / Correspondence

Committee Comment

1. The Committee requested staff to provide information on a specific matter of disability parking referred to in the correspondence received from the Papanui-Innes Community Board.

Committee Resolved RPCM/2021/00003

Part B

That the Regulatory Performance Committee:

1. Receive the correspondence and petition from the Papanui-Innes Community Report on the RMA Process Review seeking clarification from the Committee and a response to the Community Board.

Councillor Scandrett/Councillor Coker

Carried

7. Consenting and Compliance Highlights Report - November and December 2020

Committee Resolved RPCM/2021/00004

Part B

That the Regulatory Performance Committee:

1. Receive the information in the Consenting and Compliance Highlights Report – November and December 2020.

Councillor Scandrett/Councillor Coker

Carried

Meeting concluded at 9.42am.

CONFIRMED THIS 9TH DAY OF APRIL 2021

**COUNCILLOR TIM SCANDRETT
CHAIRPERSON**

7. Consenting and Compliance Highlights Report - January and February 2021

Reference / Te Tohutoro: 21/244509

Report of / Te Pou
Matua: John Higgins Head of Resource Consents
Robert Wright Head of Building Consenting
Tracey Weston Head of Regulatory Compliance
Aaron Haymes Head of Strategic Partnerships

General Manager /
Pouwhakarae: Carolyn Gallagher – General Manager Infrastructure, Planning & Regulatory Services (Acting)

1. Brief Summary

- 1.1 The purpose of this report is to provide an update to the Regulatory Performance Committee with respect to the delivery of functions performed within the Consenting and Compliance Group for January and February.

2. Officer Recommendations / Ngā Tūtohu

That the Regulatory Performance Committee:

1. Receive the information in the Consenting and Compliance Highlights Report – January and February 2021.

3. Resource Consents Unit

- 3.1 Key Statistics:

	January	February	YTD
Non-notified applications processed within statutory timeframes (Target is 99%)	100%	99%	99%
Notified applications processed within statutory timeframes (Target is 99%)	NIL	NIL	100%
Customer satisfaction survey results (Pulse surveys) – Target is 70%	100%	50%	89%

- 3.1 In January 171 resource consent applications were received, in February this increased to 294. The trending is similar to previous years and consistent with the holiday season.
- 3.2 The Annual residents' survey is yet to be completed. Resource Consents Unit carries out a pulse survey to gauge customer satisfaction and identify any key issues with the service, year to date 89% of applicants were satisfied with the service provided during their resource consent.
- 3.3 A detailed list of applications of interest is provided in **Attachment A**.



4. Building Consents Unit

4.1 Key Statistics

	January	February
Building consents processed within 19 working days (target is 95%)	95.5%	92% (FYTD 96.7%)
Code compliance certificate decisions made within 19 working days (target is 95%).	98.3%	99.6
Inspections booked within three working days of requested date (target is 98%).	100%	100%
Customer satisfaction survey results (target is 75%).	85.5%	87%
Number of building warrant of fitness audits	6	11

- 4.2 While February came in with a slightly under target result, it is worth noting that processing is still above target for the financial year to date and it is expected that processing performance will resume to above 95% by the end of March. Performance was below the 19 day target during February because of a high volume of both residential and commercial consents prior to Christmas 2020. This increased volume was not anticipated or forecast due to the impacts of Covid-19 on the economy.

4.3 Earthquake Prone Buildings

In January and February the Council received confirmation that one building was demolished, and 24 buildings had been strengthened. Four buildings were reassessed. At the end of February there were 666 Christchurch buildings on the MBIE register.

4.4 Eco Design Service

During January, the Eco Design Service carried out 27 individual consultations reaching a total of 190 so far this financial year, which is 19 above the half year target. The EDA service was also involved with BRANZ and the Transition to a Zero Carbon Built Environment research programme advisory group, and did a presentation on the EDA service and Climate change to an external architectural firm, Architectus.

Twenty nine consultations were carried out in February. The Eco Design Service was also busy with providing a lot of advice in-house to the consenting officers and planners, as well some site visits to consult on some large renovations. Unfortunately, two events the Eco-Designer was involved in were postponed due to recent COVID-19 level changes in Christchurch.

4.5 Significant Building Consents (January and February)

Address	Value of Building Work	Building Consent Details
77 North Parade (Shirley Boys High)	\$8,350,000	Construction of school containing four classroom blocks, hall and administration/library building
171 Prestons Road	\$7,640,000	Construction of sixteen detached elderly persons housing, 8 with attached garages.
51 Rotoiti Lane	\$7,000,000	Construction of apartment building and detached garage

59 Hewitts Road, (Rangi Ruru Girls High)	\$7,000,000	Construction of sports and multi purposes centre - Stage 1 of 2 - Foundations/floor slab
172 Hereford Street	\$5,600,000	Construction of 3-storey office building

5. Strategic Partnerships

- 5.1 Demand for case management services is still strong with a number of new private developments engaged in the service.
- 5.2 Staff are working with the Ministry of Health to prepare for consents for the Waipapa Acute Services building at the Christchurch Hospital.
- 5.3 Demand is increasing for multi- residential unit support.

6. BCA Accreditation

- 6.1 On Tuesday 16 March the accreditation assessment team from International Accreditation New Zealand (IANZ) arrived at CCC to undertake a scheduled two yearly assessment. It is anticipated that the assessment may take up to two weeks. The IANZ team consists of one assessor and two technical experts.
- 6.2 A full report on the assessment will be available at the next meeting of the Regulatory Performance Committee in July 2021.

7. Regulatory Compliance Unit

7.1 Noise Control

The total number of noise complaints for the year remains high due to increased numbers at the beginning of the year. The numbers during the summer months are traditionally high and are consistent with the past year. The KPI requiring 90% of calls being responded to within 60 minutes continues to be met.

Afterhours Noise Complaints comparing fiscal years			
	2020/2021	2019/2020	2018/2019
July	825	648	666
August	1214	718	728
September	1142	730	918
October	1617	807	982
November	1185	1199	935
December	1192	1334	1206
January	1321	1090	925
February	1412	1439	1193
March		1291	1191
April		966	869
May		1149	748
June		829	601

7.2 Food Licensing Verifications

We are currently overdue on verifications by 400 to year end due to COVID-19 disruptions. We have been talking with a prospective contractor to complete a substantial number of

these verifications and working through the options for council in regards to this. We expect this contract discussion to be completed before the end of March to give the most time for the verification work to be completed.

7.3 Animal Management

The number of complaints related to dogs in prohibited areas has reduced by 46% for Jan/Feb this year, when compared to last year for the same period. In addition to this, the number of found dogs has reduced by 38% for same comparison period.

7.4 Attachment B outlines the Unit's Levels of Service performance for the past 8 month period - 01 July 2020 to 28 February 2021.

Attachments / Ngā Tāpirihanga

No.	Title	Page
A ↓	Resource Consent Key Applications of Interest - January - February 2021	13
B ↓	Regulatory Compliance Performance Dashboard - 1 July 2020 - 28 February 2021	17

In addition to the attached documents, the following background information is available:

Document Name	Location / File Link
Not applicable	

Confirmation of Statutory Compliance / Te Whakatūtutanga ā-Ture

Compliance with Statutory Decision-making Requirements (ss 76 - 81 Local Government Act 2002).

(a) This report contains:

- (i) sufficient information about all reasonably practicable options identified and assessed in terms of their advantages and disadvantages; and
- (ii) adequate consideration of the views and preferences of affected and interested persons bearing in mind any proposed or previous community engagement.

(b) The information reflects the level of significance of the matters covered by the report, as determined in accordance with the Council's significance and engagement policy.

Signatories / Ngā Kaiwaitohu

Authors	John Higgins - Head of Resource Consents Robert Wright - Head of Building Consenting Aaron Haymes - Head of Strategic Partnerships Tracey Weston - Head of Regulatory Compliance
Approved By	Carolyn Gallagher - Acting General Manager Infrastructure Planning & Regulatory Services

FEBRUARY 2021

APPEALS

No appeals lodged

RECEIVED

Responsible Officer	Description	Applicant	Received Date	Ward	Status of application
Brittany Ratka	Establish, operate and maintain a section of the Heathcote Express Major Cycle Route including earthworks and indigenous vegetation clearance adjacent to the Heathcote River and other associated works	Christchurch City Council	17/02/2021	Linwood	Processing
Clare Dale	To demolish the Police kiosk.	Christchurch City Council	18/02/2021	Central	Processing
Jo McAfee	Filling and excavation for upgrade of skateparks	Christchurch City Council	18/02/2021	Innes	Processing
Jo McAfee	Filling and excavation for upgrade of skateparks	Christchurch City Council	18/02/2021	Harewood	Processing
Rachel Cottam	Earthworks for residential development in the Rural Urban Fringe zone	Misco Joinery Limited	17/02/2021	Burwood	Processing
Unallocated	Earthworks consent for Rawhiti Domain		26/02/2021	Coastal	Received
Unallocated	To operate a Community Welfare Facility on site	Bradger Limited	25/02/2021	Burwood	Awaiting payment
Emma Chapman	To construct and establish a new landing and associated recreational area - Dallington Landing - Otakaro Avon River Corridor Regeneration	Christchurch City Council	4/02/2021	Burwood	On hold - waiting for response from applicant
Louisa Armstrong	Establish and operate resort hotel	Clearwater Projects Limited	12/02/2021	Harewood	Processing
Nathan Harris	Section 1 Coastal Pathway Monks Bay (Tram Shelter to Yacht Club).	Christchurch City Council	11/02/2021	Heathcote	On hold - processing suspended by applicant
Liz Hislop	Installation and up-grade of wastewater system	Andrew Michael Redmond, Rebecca Ann Redmond	11/02/2021	Banks Peninsula	Processing complete
Unallocated	Multi-unit residential complex - six units	Brookfield Modern No.1 Limited	26/02/2021	Innes	Awaiting payment
Unallocated	To establish four residential units with car parking	Moreover Holdings Limited	23/02/2021	Linwood	Awaiting payment
Unallocated	Construct four residential units with associated earthworks	Beyond Homes Limited	22/02/2021	Riccarton	Awaiting payment
Kate Graham	To establish four townhouses with attached garages	Jeong Mi Hong, Won Jin Hong	19/02/2021	Riccarton	Processing
Andrew Long	Multi-unit residential complex (seven units) and associated earthworks	Balance Developments Limited	19/02/2021	Spreydon	Processing complete
Unallocated	To construct and establish five two storey residential dwellings	Brookfield Living No 11 Limited	18/02/2021	Spreydon	Awaiting payment
Rachel Cottam	Construct three dwellings and associated earthworks	Ilam Residential Investments Limited	18/02/2021	Spreydon	Processing
Robby Ordelheide	Establish six residential units and associated earthworks	Andrew Toulson	18/02/2021	Central	Processing
Robby Ordelheide	Erect five units on the site.	Community Homes Limited	17/02/2021	Linwood	On hold - waiting for response from applicant
Unallocated	To establish four, two storey residential units	Brookfield Living No.1 Limited	17/02/2021	Heathcote	Awaiting payment
Jo McAfee	Construct four townhouses	Jet Developments Limited	16/02/2021	Innes	Processing
Rebecca Beattie	To establish three attached residential units with three car parking spaces	Botanic City Investments Limited	15/02/2021	Heathcote	Processing
Helen Bealey	Removal of existing house, development of 18 new terrace dwellings with parking, relocation of vehicle crossing	Storma Property Limited	12/02/2021	Central	Processing
Shona Jowett	Construct five residential units with associated car parking and earthworks	Beyond Homes Limited	12/02/2021	Innes	Processing
Kate Graham	Multi-unit residential complex - Six, two-bedroom units	Arch Property Group Limited	10/02/2021	Heathcote	Processing
Kate Askew	Multi Unit Residential Development - Four Units	Vale Property Group Limited	10/02/2021	Innes	Processing
Tieke Consulting	Construct 11 residential units	Williams Corporation Limited	10/02/2021	Central	Processing
Tieke Consulting	Nine Residential Units and associated earthworks	East Street Family Trust	9/02/2021	Linwood	Processing
Ewan Wymer	Construct 44 residential units and associated earthworks	Williams Corporation Limited	5/02/2021	Central	Processing

Ryan Brosnahan	To construct seven, two storey apartments with associated car parking.	HJE Developments Limited	4/02/2021	Spreydon	Withdrawn
Ruth Markham-Short	Multi-unit development - four units.	Jarrod Marcus Scott Purdue, Robert Mace Purdue	4/02/2021	Riccarton	On hold - waiting for response from applicant
Clare Dale	Multi-unit development consisting - seven units with associated access, parking and landscaping.	City Living Limited	4/02/2021	Spreydon	On hold - waiting for response from applicant
Kate Graham	Construct four dwellings and associated earthworks	AK Group Limited	4/02/2021	Linwood	On hold - waiting for response from applicant
Ewan Wymmer	Multi-unit development - six units	Brookfield Living No 14 Limited	4/02/2021	Innes	On hold - waiting for response from applicant
Jessica Mangos	To construct and establish 14 residential dwellings	Wolfbrook Residential Limited	1/02/2021	Heathcote	On hold - waiting for response from applicant
John James	Construct seven townhouses with on-site parking spaces	Alex Jia Hong Chan	1/02/2021	Central	Processing
Andrew Long	To establish six two storey residential units with attached garages	Nest Residential Limited	1/02/2021	Riccarton	Processing
Unallocated	Upgrade of an operating telecommunications facility	Two Degrees Networks Limited	17/02/2021	Burwood	Awaiting payment
Unallocated	Upgrade operating telecommunications facility	Two Degrees Networks Limited	15/02/2021	Riccarton	Awaiting payment

ISSUED

Address	Description	Applicant	Application type	Received date	Issued date	Outcome	Ward
810A Wainui Main Road Wainui	Installation and up-grade of wastewater system	Andrew Michael Redmond, Rebecca Ann Redmond	Land use consent	11/02/2021	24/02/2021	Granted	Banks Peninsula
68 Quaifes Road Halswell	Fee simple subdivision - 154 lots and land use	Fletcher Living	Combined subdivision and land use consent	1/09/2020	24/02/2021	Granted	Halswell
Avon River, Porrit Park Loop to Avon River 5111	Construct three bridges over the Avon River	Christchurch City Council	Land use consent	1/09/2020	18/02/2021	Granted	
83 Heaton Street Merivale	Cricket Pavillion	Christchurch High School Old Boys - Old Collegians	Land use consent	14/12/2020	12/02/2021	Granted	Fendalton
48 Johns Road Belfast	To establish a Retirement Village	Radiis Residential Care Limited	Land use consent	23/10/2020	4/02/2021	Granted	Harewood
31 Erica Street Papanui	Change of conditions to the boarding house land use consent RMA/2020/914, relating to cycle and car parking, and internal reconfiguration	Erica Lodge Limited	s127 change conditions of existing consent	15/12/2020	11/02/2021	Granted	Papanui
7 Warden Street Richmond	Proposed multi-unit residential complex - Three units.	OV Homes Limited	Land use consent	10/09/2020	24/02/2021	Granted	Innes
102 Main South Road Sockburn	Construct three unit titled residences	Andrew William Robertson, Stephanie Tracey Robertson	Land use consent	24/11/2020	24/02/2021	Granted	Hornby
554 Cashel Street Linwood	Construct five residential units dwelling with carparks and a bike shed	Sanice Properties Limited	Land use consent	22/12/2020	24/02/2021	Granted	Central
19 Hinemoa Street Spreydon	Multi-unit residential complex (seven units) and associated earthworks	Balance Developments Limited	Land use consent	19/02/2021	23/02/2021	Granted	Spreydon
52 Picton Avenue Riccarton	Construct multi-unit residential complex - five units	EWI Developments Limited	Land use consent	24/11/2020	19/02/2021	Granted	Riccarton
17 Rutherford Street Woolston	To establish eleven (11) residential units	Habitat Homes Limited	Land use consent	4/12/2020	19/02/2021	Granted	Linwood
110 Alkmans Road Merivale	Construct six residential units with attached garages	My New Start Equities Limited	Land use consent	18/12/2020	19/02/2021	Granted	Fendalton
110 Southampton Street Sydenham	Construct six residential units with associated earthworks, parking and landscaping	Titus Group Limited	Land use consent	4/12/2020	18/02/2021	Granted	Heathcote
75 Strickland Street Somerfield	Construct six residential units with attached garages	Moreover Holdings Limited	Land use consent	21/12/2020	18/02/2021	Granted	Cashmere
181 Geraldine Street St Albans	To construct two new residential units while retaining existing dwelling on site	JM and SJ Connell Family Investments Limited	Land use consent	11/01/2021	17/02/2021	Granted	Innes
58 Picton Avenue Riccarton	To establish five townhouses	Simon Anthony Elvidge	Land use consent	18/12/2020	15/02/2021	Granted	Riccarton
14 Nova Place Central City	Establish 26 residential units with associated landscaping.	Williams Corporation Limited	Land use consent	3/11/2020	12/02/2021	Granted	Central
320 Gloucester Street Central City	To build four residential units	Growcott Freer Property Limited	Land use consent	6/11/2020	9/02/2021	Granted	Central
56 Waltham Road Waltham	To establish a Multi-Unit Residential Complex (10 units)	LC One Limited	Land use consent	23/10/2020	5/02/2021	Granted	Heathcote
109 Osborne Street Waltham	Construct six dwellings - Multi-Unit residential development	North Ridge Living No. 2 Limited	Land use consent	1/12/2020	5/02/2021	Granted	Linwood
11 Halliwell Avenue Papanui	To construct and establish five residential units	Ilam Developments (2019) Limited	Land use consent	16/12/2020	5/02/2021	Granted	Papanui
77 Matheson Road Phillipstown	Construct three residential units with associated earthworks	Danke Hu, Kaillian Wang	Land use consent	1/12/2020	4/02/2021	Granted	Linwood
464 Main South Road Islington	Construct six new residential units with attached garages.	Du Yang	Land use consent	3/12/2020	4/02/2021	Granted	Hornby

45 Amies Road Hornby	To build seven residential units with associated parking	Beyond Homes Limited	Land use consent	3/12/2020	4/02/2021	Granted	Hornby
34 Berry Street St Albans	Construct three residential units with attached garages	Moreover Holdings Limited	Land use consent	9/10/2020	3/02/2021	Granted	Central
303 Hereford Street Central City	Multi-unit development - Six residential Units	Growcott Freer Property Limited	Land use consent	11/11/2020	3/02/2021	Granted	Central
113 Edinburgh Street Spreydon	Multi-unit residential complex - six units	TT Developments Limited	Land use consent	19/11/2020	2/02/2021	Granted	Spreydon
2 Bretts Road St Albans	To construct four residential units with attached garages - multi unit residential complex	Moreover Holdings Limited	Land use consent	15/12/2020	2/02/2021	Granted	Fendalton
79 Wildberry Street Woolston	To construct five residential dwellings	AK Group Limited	Land use consent	14/12/2020	1/02/2021	Granted	Linwood
42 Howard Street Spreydon	Construct four residential units with attached garages	Wolfbrook Residential Limited	Land use consent	21/12/2020	1/02/2021	Granted	Spreydon
41 Hanrahan Street Upper Riccarton	To construct three social housing units	Kainga Ora - Homes and Communities	Land use consent	10/12/2020	5/02/2021	Granted	Riccarton
1 Gowerton Place Richmond	Construct 37 social housing units with associated landscape, parking and manoeuvring areas.	Otautahi Community Housing Trust	Land use consent	16/11/2020	19/02/2021	Granted	Central
63A St Martins Road St Martins	Change of conditions to social housing land use consent RMA/2020/1387, relating to outdoor living space on the site	Miami Developments Limited	s127 change conditions of existing consent	22/01/2021	25/02/2021	Granted	Cashmere
11 Cooke Street Somerfield	To establish a social housing complex comprising of thirteen residential units	Kainga Ora - Homes and Communities	Land use consent	23/10/2020	11/02/2021	Granted	Cashmere
463 Main South Road Hornby	To construct and establish six social housing residential dwellings	City Living Limited	Land use consent	9/12/2020	23/02/2021	Granted	Hornby

JANUARY 2021

APPEALS

No appeals lodged

RECEIVED

Address	Description	Applicant	Received Date	Ward	Status of application
296 Breezes Road Wainoni	Establishment and operation of a Community Corrections Facility within an existing building	PTL Property Trust	26/01/2021	Burwood	Processing
56 St Asaph Street Central City	Operate temporary public parking facility	Wilson Parking New Zealand Limited	25/01/2021	Central	Processing
8 Kennedy Place Hillsborough	Application for Emerge Aotearoa to permanently operate on the site	Kennedy Place Holdings Limited	14/01/2021	Heathcote	Processing
108 Memorial Avenue and 259 Ilam Road Ilam	Change of conditions to consent RMA/2020/547 for the establishment of an integrated family health centre	Ilam Medical Developments Limited	22/12/2020	Fendalton	Processing
5 Marriner Street Sumner	Construct a five-storey building containing eight residential units and a wine bar at the corner of Esplanade and Marriner Street	Marriner Property Limited	13/01/2021	Heathcote	Processing
56 Celia Street Redcliffs	Two lot subdivision in the High Flood Hazard Management Area	Price Family Trust	4/12/2020	Heathcote	On hold - waiting for response from applicant
398 Selwyn Street Addington	Construct four unit housing development.	Brian George Beaven, Wendy Ann Beaven	22/01/2021	Central	Processing
2 Albany Street St Albans	Construct three residential units with attached garages	Baseline Group Limited, Urban Arch Limited	22/01/2021	Fendalton	Processing
7 Nairn Street Spreydon	Construct six residential units with attached garages and associated earthworks	TT Developments Limited	22/01/2021	Spreydon	Processing
259 Gloucester Street Central City	Construct 21 residential units	Williams Corporation Limited	18/01/2021	Central	Processing
11 Penrith Avenue Somerfield	Multi-unit residential complex consisting of 6 units.	Prior Apartments Limited	15/01/2021	Cashmere	Processing
50 Kilmurry Street Halswell	Comprehensive development - 12 units	Greenland Homes Canterbury Limited	15/01/2021	Halswell	Processing
94 Mathesons Road Phillipstown	Multi-unit development - Ten residential units in two stages	Everbright Development Limited	11/01/2021	Linwood	Processing
166 St Albans Street St Albans	To construct four residential dwellings with attached garages	S & J Property Group Limited	28/01/2021	Innes	Processing
181 Geraldine Street St Albans	To construct two new residential units while retaining existing dwelling on site	JM and SJ Connell Family Investments Limited	11/01/2021	Innes	Processing
29 Hillier Place Spreydon	Construct three social housing units	Kainga Ora - Homes and Communities	12/01/2021	Spreydon	On hold - waiting for response from applicant

ISSUED

Address	Description	Applicant	Application type	Received date	Issued date	Outcome	Ward
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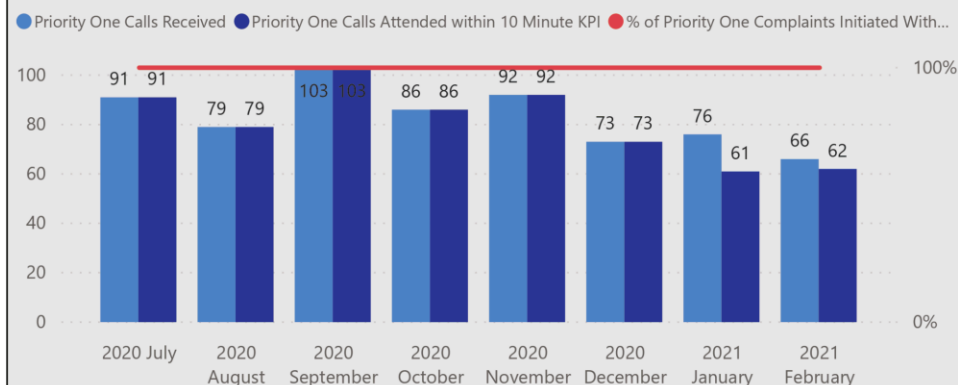
Linwood Avenue, Dyers to Humphreys	Earthworks to establish, operate and maintain Section 3A of the Rapanui Shag Rock Major Cycle Route	Christchurch City Council	Land use consent	30/11/2020	25/01/2021	Granted	Heathcote
150 Heaton Street Merivale	New Clinic building along the Heaton Street frontage at St Georges Hospital	St George's Hospital Incorporated	Land use consent	17/11/2020	20/01/2021	Granted	Fendalton
232 Highsted Road Casebrook	Fee simple subdivision - eighty-two lots with land use consent including earthworks	The Roman Catholic Bishop of the Diocese of Christ	Combined subdivision and land use consent	5/12/2019	21/01/2021	Granted	Harewood
147 Armagh Street Central City	Establish and operate a car parking facility	Wilson Parking New Zealand Limited	Land use consent	6/11/2020	14/01/2021	Granted	Central
250 Westminster Street St Albans	Extend major sports facility	Christchurch Football Club Incorporated	Land use consent	6/10/2020	20/01/2021	Granted	Innes
184 Johns Road Belfast	Continuing use of a commercial office activity (aeronautical component supply business) from the site	Custom Aeronautical Solutions Limited	Land use consent	4/11/2020	13/01/2021	Granted	Harewood
30 Durey Road Harewood	Upgrade of a telecommunications facility	Two Degrees Networks Limited	Land use consent	30/11/2020	14/01/2021	Certificate issued	Harewood
3-11 Earham Street	To further extend the lapse period of a 2005 consent to build 3 dwellings (previously extended in 2016 for 4 years)	K F Rodrigues	s125 extension of lapse period	24/08/2020	18/12/2020	Declined	Coastal
138 Westminster Street St Albans	New multi-unit residential complex consisting of 6 residential units	Wolfbrook Property Group Limited	Land use consent	17/08/2020	29/01/2021	Granted	Innes
156 Blenheim Road Riccarton	To build 19 residential units on the site, with associated car parking	Wolfbrook Residential Limited	Land use consent	2/10/2020	25/01/2021	Granted	Riccarton
525 Madras Street St Albans	Development of three townhouses with attached garages	Harper Rye Homes Limited	Land use consent	8/10/2020	20/01/2021	Granted	Innes
6 Trent Street Linwood	Construct 17 residential units with associated car parking and landscaping	Balance Developments Limited	Land use consent	22/10/2020	20/01/2021	Granted	Central
255 Gloucester Street Central City	Establish 21 residential units	Williams Corporation Limited	Land use consent	22/10/2020	11/01/2021	Granted	Central
77 Southampton Street Sydenham	Construct eight residential units with associated earthworks, carparking and landscaping	Wolfbrook Residential Limited	Land use consent	28/10/2020	20/01/2021	Granted	Heathcote
96 Strickland Street Sydenham	Construct four residential units with attached garages	LN Properties Limited	Land use consent	3/11/2020	27/01/2021	Granted	Heathcote
30 Hills Road Richmond	To establish a six unit multi unit residential complex	Brookfield Living No 7 Limited	Land use consent	3/11/2020	27/01/2021	Granted	Innes
260 Kilmore Street Central City	Construct 12 residential units and retain existing dwelling	Alamo Holdings Limited	Land use consent	3/11/2020	21/01/2021	Granted	Central
6 Barrie Street Addington	To establish five, two-storey residential units	H & L Property Group Limited	Land use consent	12/11/2020	12/01/2021	Granted	Central
6 Miromiro Street Riccarton Park	Construct 31 residential units across the two sites.	Home Construction Limited	Land use consent	20/11/2020	15/01/2021	Granted	Hornby
240 St Asaph Street Central City	Construct 27 residential units	Williams Corporation Limited	Land use consent	18/12/2020	27/01/2021	Granted	Central
88 Emmett Street Shirley	To construct a social housing complex comprising of seven residential units	Kainga Ora - Homes and Communities	Land use consent	29/09/2020	20/01/2021	Granted	Innes

Regulatory Performance Committee - Regulatory Compliance Unit Status Report

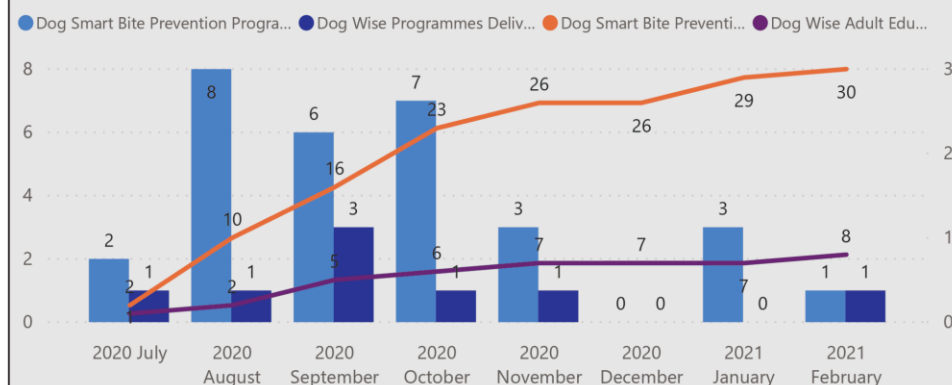
February 2021

Animal Management

Number of Priority One Calls Received and Attended

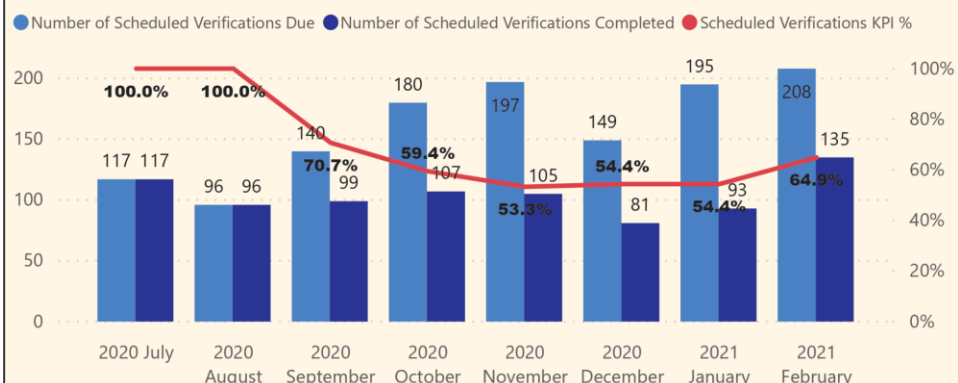


Dog Smart and Dog Wise Programmes

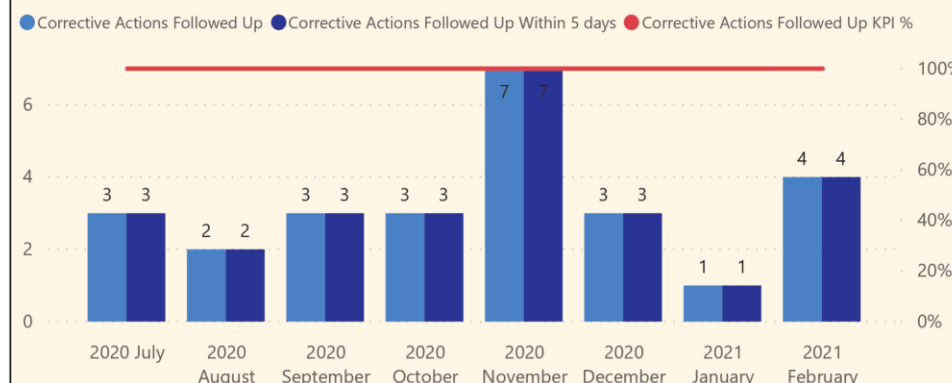


Food Safety

Number of Scheduled Verifications

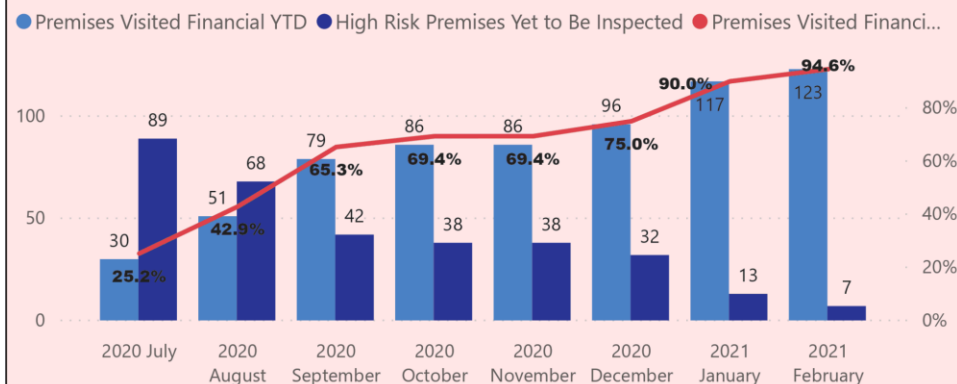


Number of Corrective Actions Followed Up



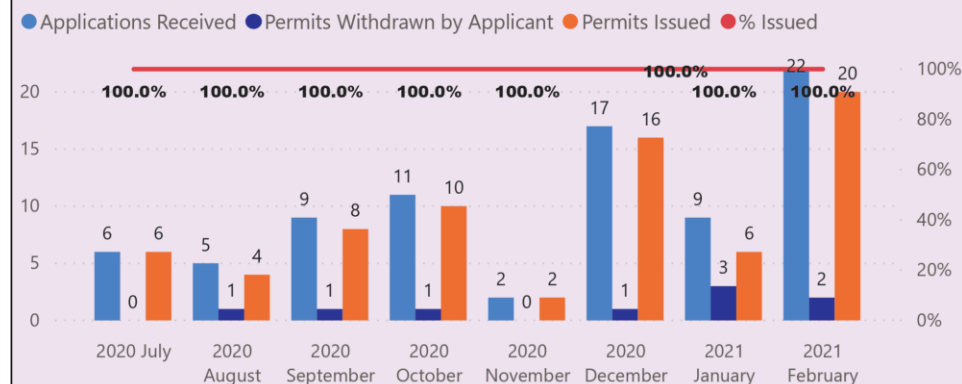
Alcohol Licensing

High Risk Premises Inspected



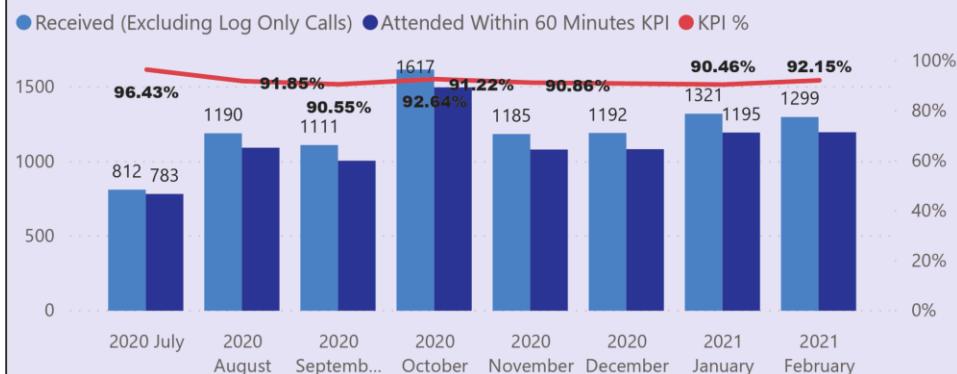
Amusement Devices

Amusements Devices



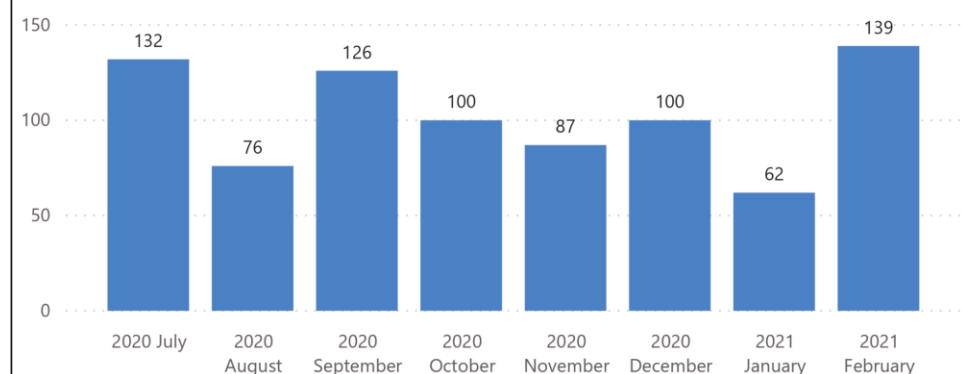
Environmental Health

Number of Complaints Received and Attended KPI Target 90%



Swimming Pools

Swimming Pools Inspected

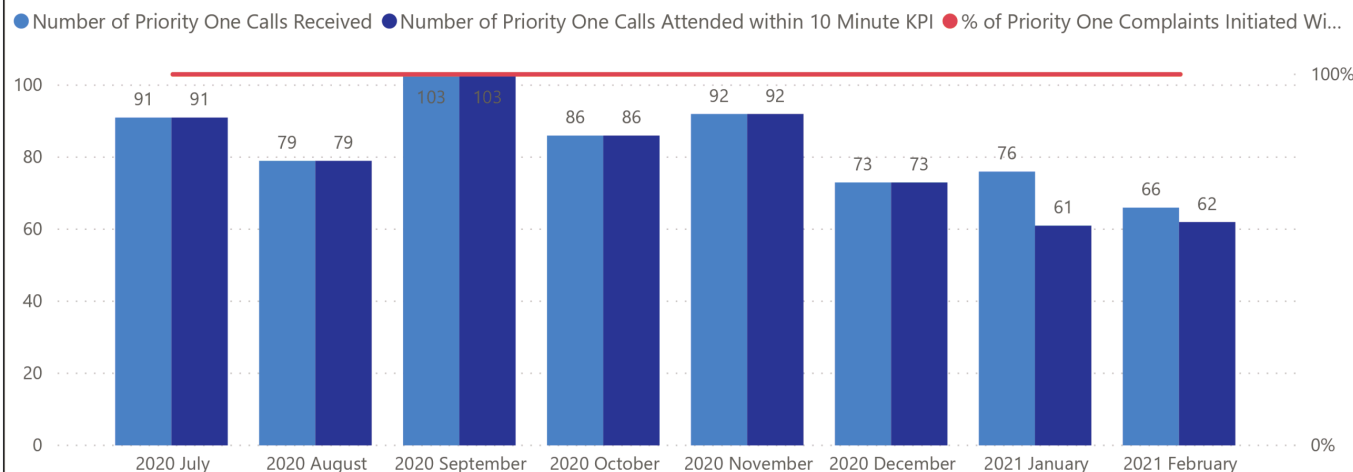


Animal Management

1/07/2020

1/02/2021

Number of Priority One Calls Received and Attended



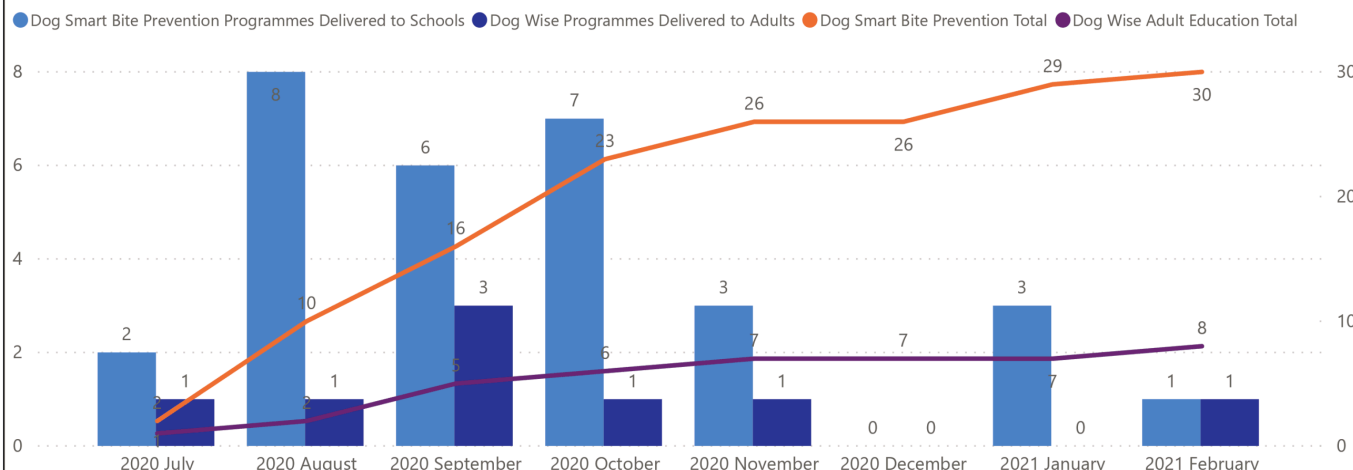
666

Total Received

647

Attended within 10 mins

Dog Smart and Dog Wise Programmes



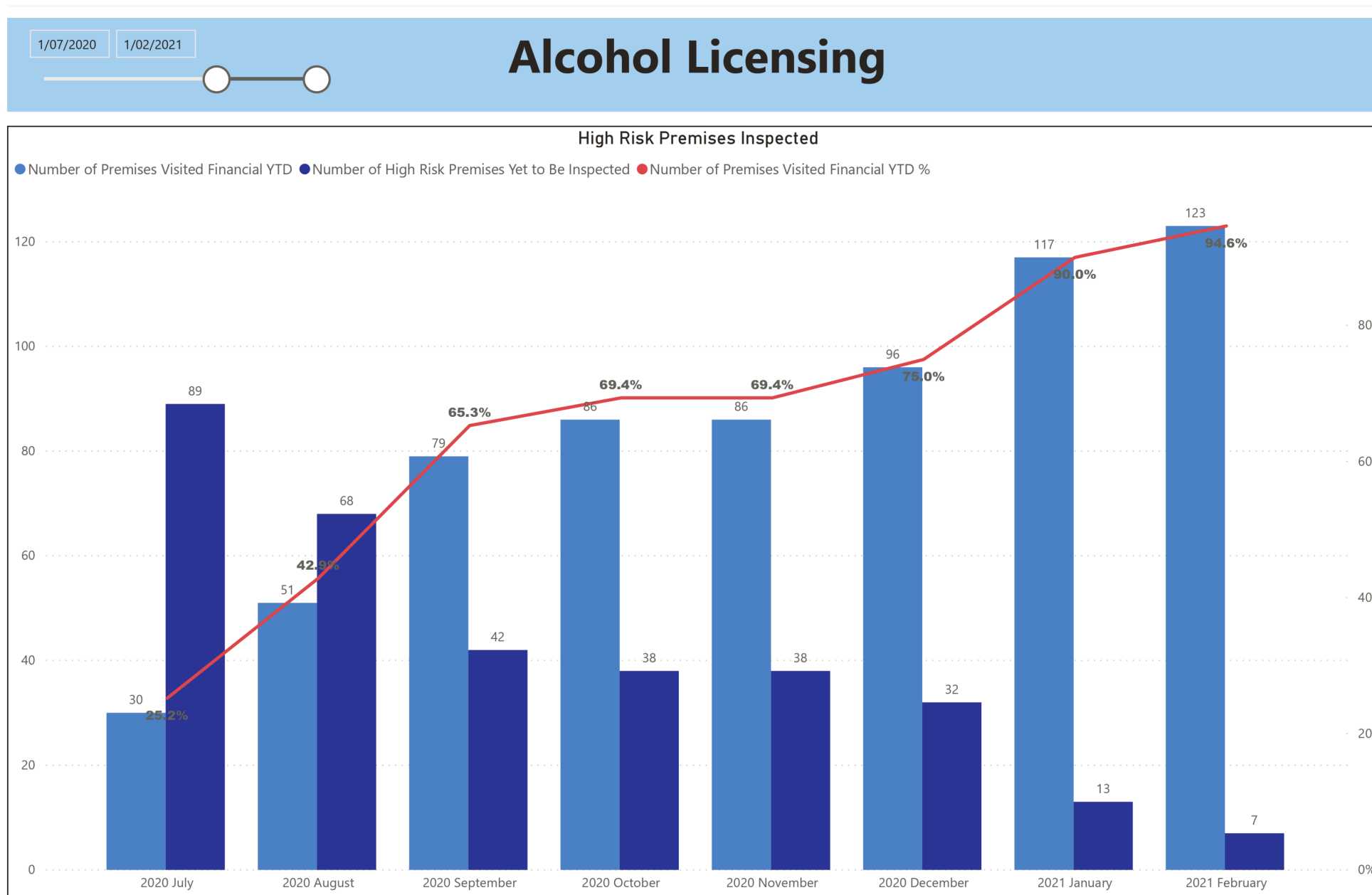
Year to Date Programs Delivered %

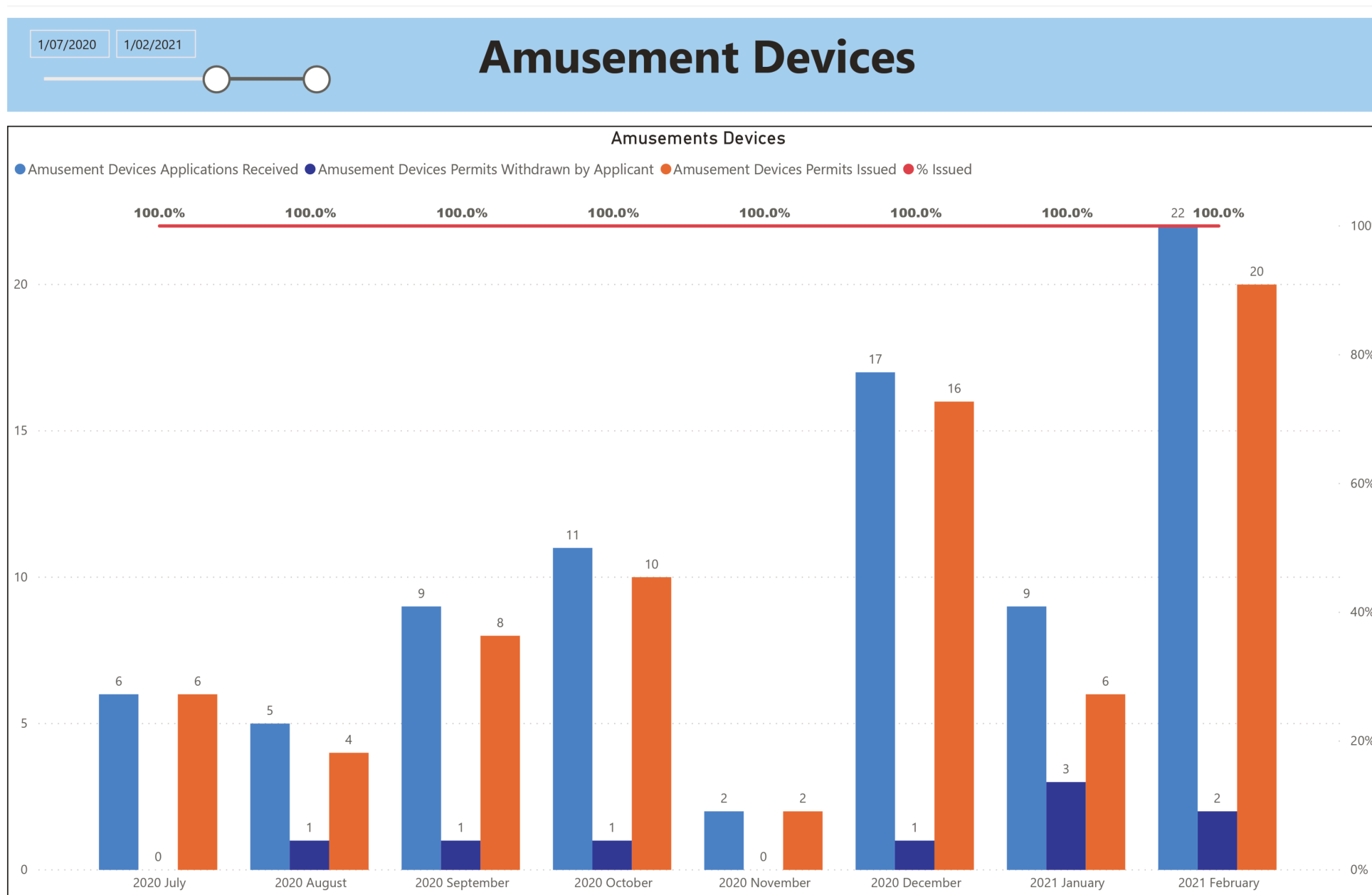
60%

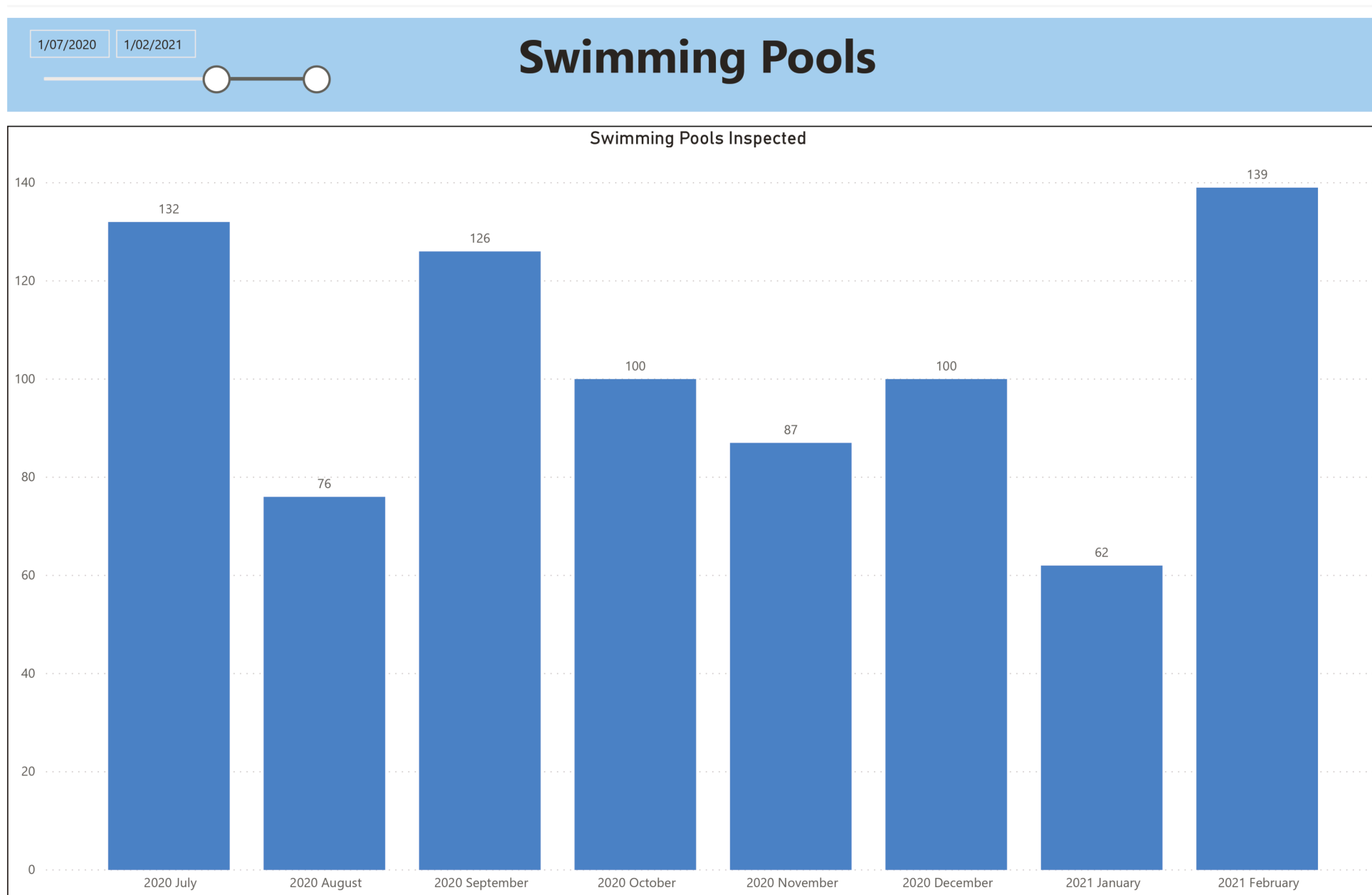
Max of Dog Smart Bite Prevention %

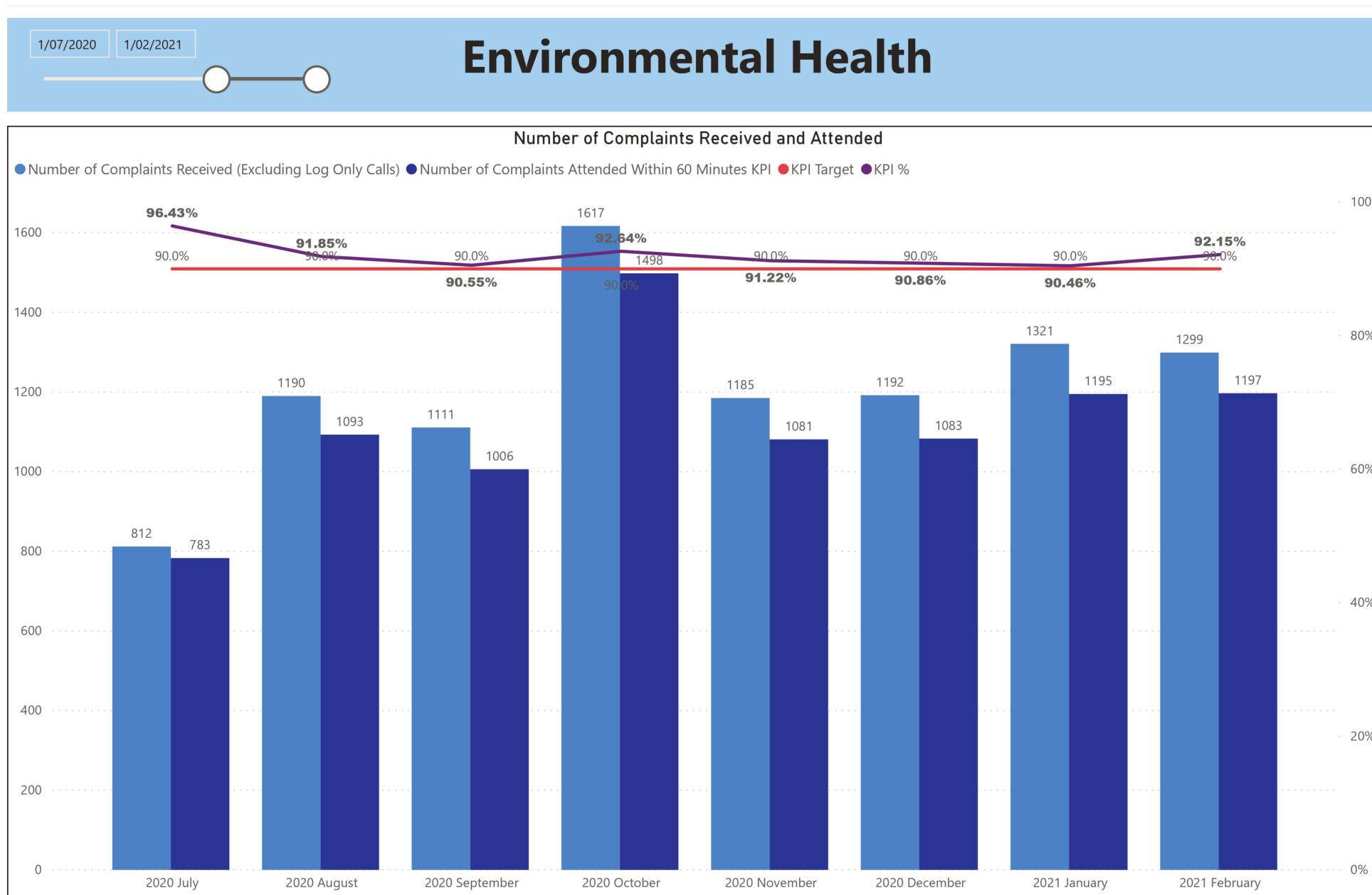
40%

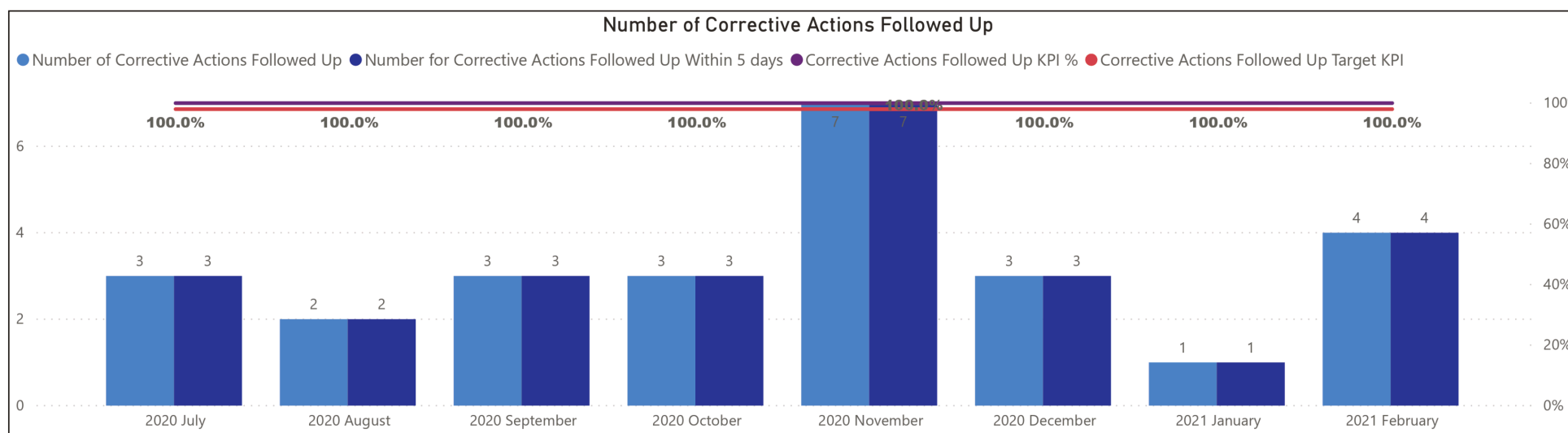
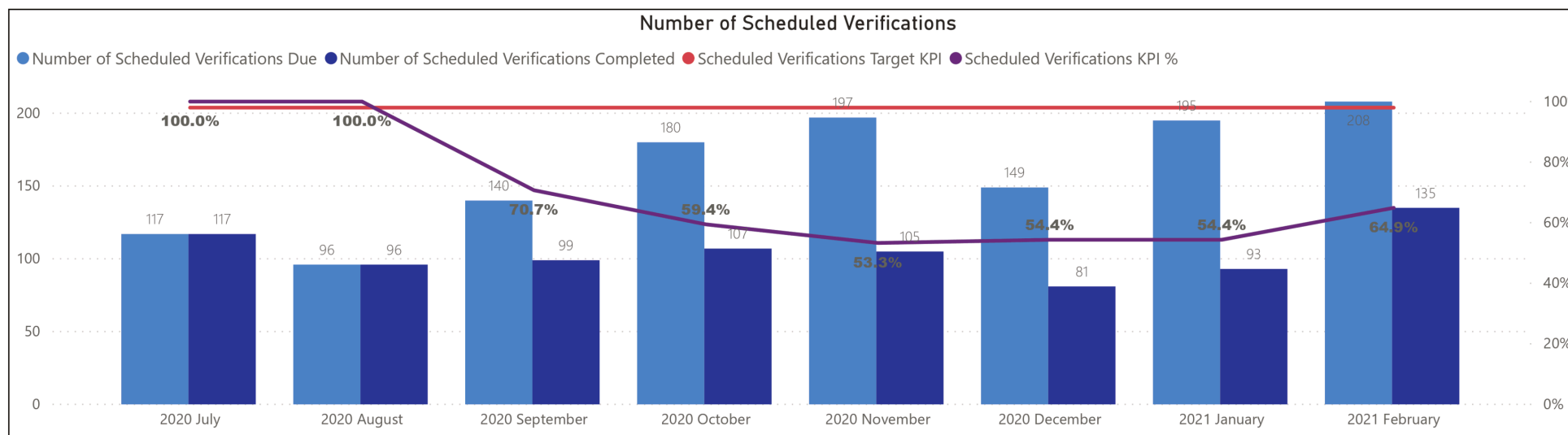
Max of Dog Wise Adult Education %











8. Resource Consents Six Monthly Report September to February 2021

Reference / Te Tohutoro: 21/244525

Report of / Te Pou
Matua:

John Higgins, Head of Resource Consents

General Manager /
Pouwhakarae:

Leonie Rae – General Manager Consenting and Compliance

1. Brief Summary

- 1.1 The purpose of this report is to provide an update to the Regulatory Performance Committee with respect to the delivery of resource consent functions. The report has been written to cover activity for the period of September to February 2021.
- 1.2 **Attachment A** provides graphical information to application numbers and performance. Key aspects of that graphical information are also discussed below.
- 1.3 The author will be present at the Committee meeting to highlight key areas of the report and answer any questions

2. Officer Recommendations / Ngā Tūtohu

That the Regulatory Performance Committee:

1. Receive the information in the Resource Consents Six Monthly Report September to February 2021 report

3. Application Numbers

- 3.1 Applications received over the last six months have fluctuated from month to month. Overall 1640 applications for September – February is higher than 1442 for the same period last year and shows that consents have not slowed down from predicted economic implications from Covid-19.
- 3.2 Workloads remain high overall driven by the continued complexity profile of applications taking more time to process, as well as relatively high application numbers. Use of consultants for processing applications commenced again in December after a nine month break.
- 3.3 In addition, 168 certificates were issued under the District Plan rules for minimum floor level, wastewater capacity, heritage works, quarry site rehabilitation plan and management plans.
- 3.4 Very few temporary accommodation applications are being received for activities displaced by the earthquakes, although this process is still available until 30 June 2021. No approvals were issued within the September - February period, with one issued year to date.

- 3.5 The table below shows the breakdown of application numbers by Ward:

Resource consent applications and NOR issued by ward

Ward	Number	%
Banks Peninsula	78	6.55%
Burwood	59	4.96%
Cashmere	70	5.88%
Central	117	9.83%
Coastal	29	2.44%
Fendalton	121	10.17%
Halswell	160	13.45%
Harewood	67	5.63%
Heathcote	109	9.16%
Hornby	68	5.71%
Innes	101	8.49%
Linwood	45	3.78%
Not specified (global consent)	1	0.08%
Papanui	36	3.03%
Riccarton	69	5.80%
Spreydon	43	3.61%
Waimairi	17	1.43%

4. Performance

- 4.1 99% of non-notified applications were processed within the statutory timeframes between March and August. Notified applications were 100% within timeframe. This meets the set target of 99%.

5. Customer Satisfaction

- 5.1 Included on the decision letter for every resource consent is a link to an electronic survey. This survey provides feedback on the service which is reviewed regularly and feeds into the continuous improvement programme. 89% of respondents year to date were satisfied with the service.
- 5.2 The Council also carry out a survey annually which includes resource consents. Last year 69% of respondents were satisfied with the service. The survey is yet to be conducted for this financial year.

6. Applications of interest

- 6.1 We continue to see high interest in multi-unit complexes and social housing unit complexes. Some other applications are also generating public interest, such as the Department of Corrections facility at Bristol Street. These applications necessitate a lot of staff time meeting with neighbours and responding to queries.

Attachments / Ngā Tāpirihanga

No.	Title	Page
A ↓	Attachment A - Resource Consents Graphical Information	28

In addition to the attached documents, the following background information is available:

Document Name	Location / File Link
Not Applicable	Not Applicable

Confirmation of Statutory Compliance / Te Whakatūturutanga ā-Ture

Compliance with Statutory Decision-making Requirements (ss 76 - 81 Local Government Act 2002).

(a) This report contains:

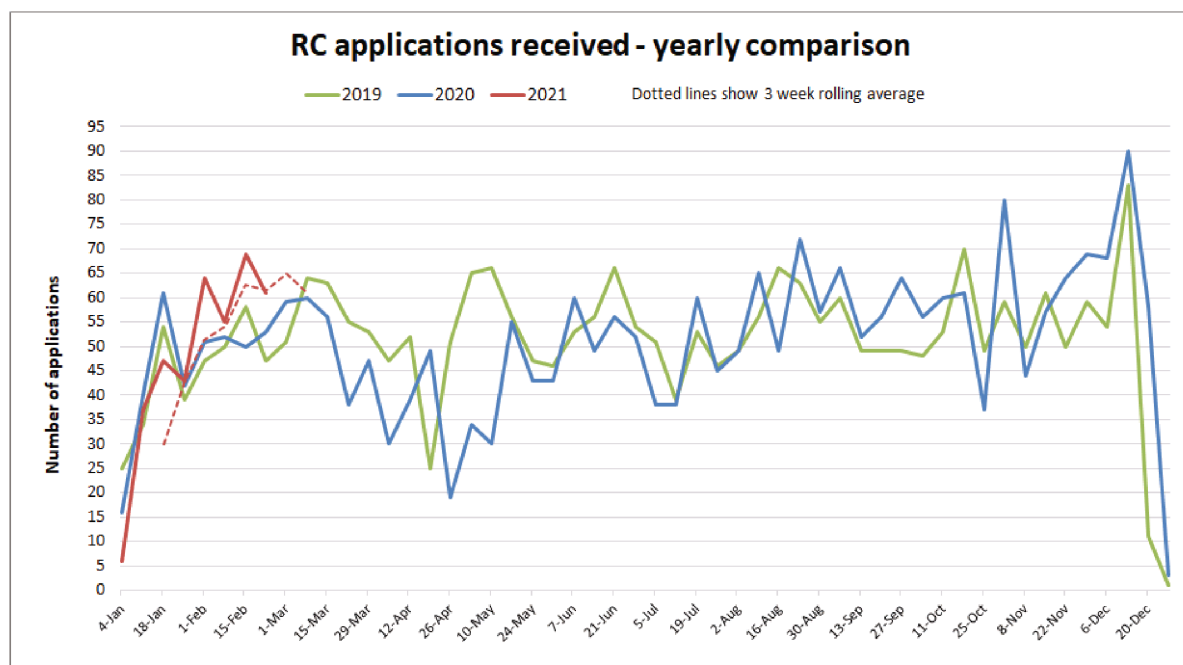
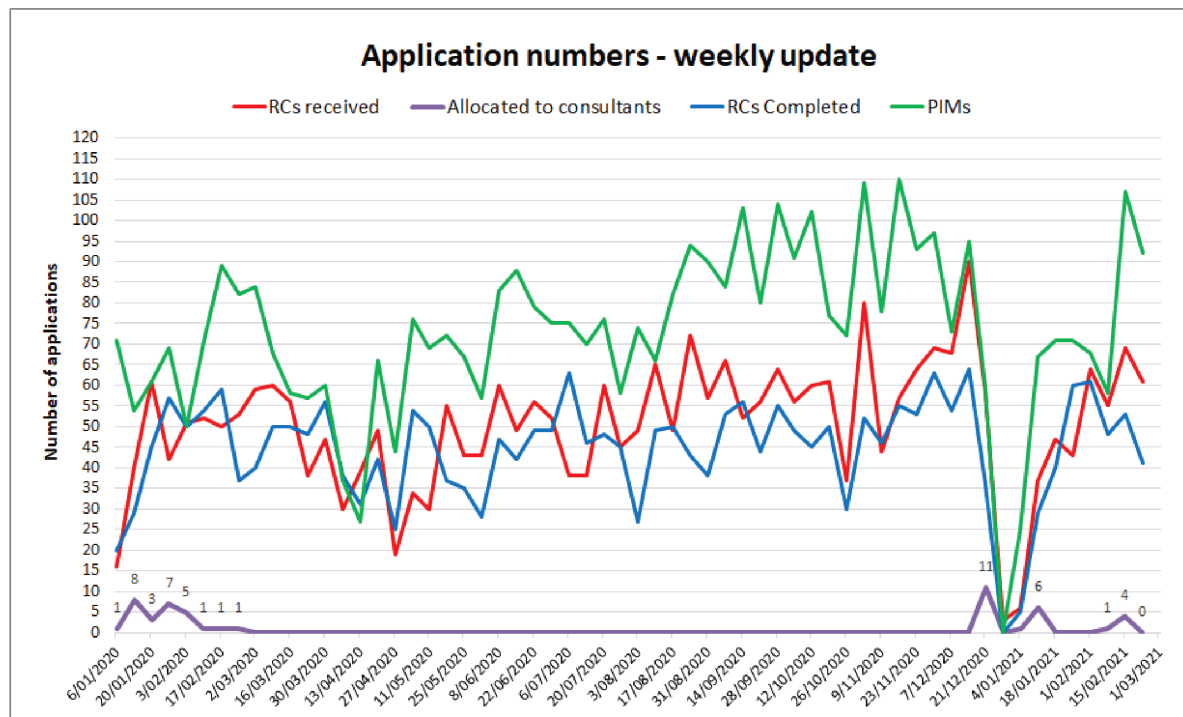
- (i) sufficient information about all reasonably practicable options identified and assessed in terms of their advantages and disadvantages; and
- (ii) adequate consideration of the views and preferences of affected and interested persons bearing in mind any proposed or previous community engagement.

(b) The information reflects the level of significance of the matters covered by the report, as determined in accordance with the Council's significance and engagement policy.

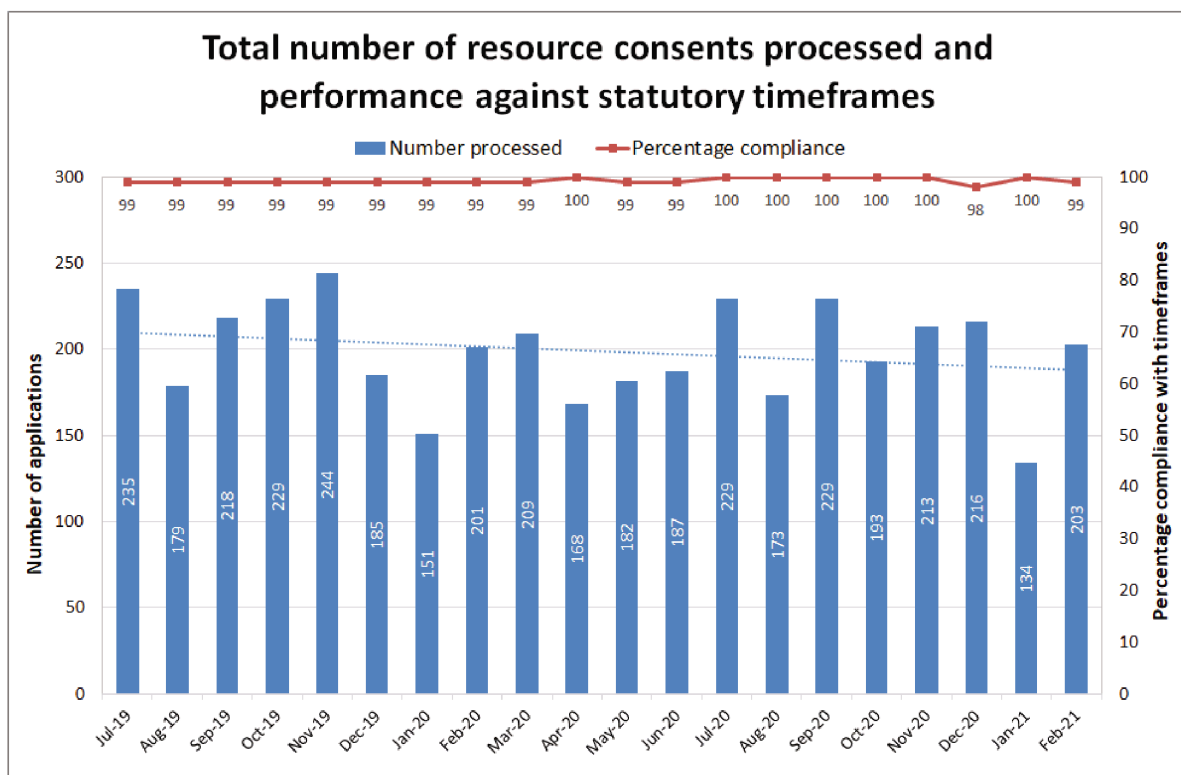
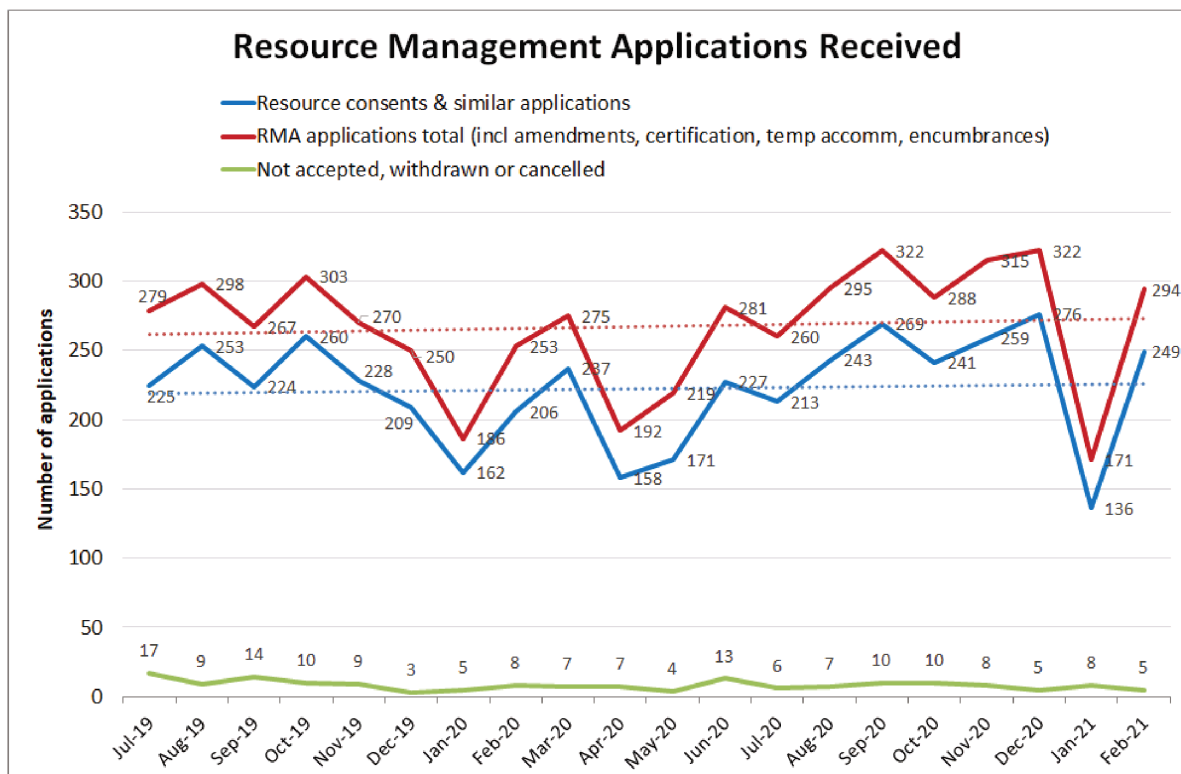
Signatories / Ngā Kaiwaitohu

Author	John Higgins - Head of Resource Consents
Approved By	Leonie Rae - General Manager Consenting & Compliance and Corporate Services Groups

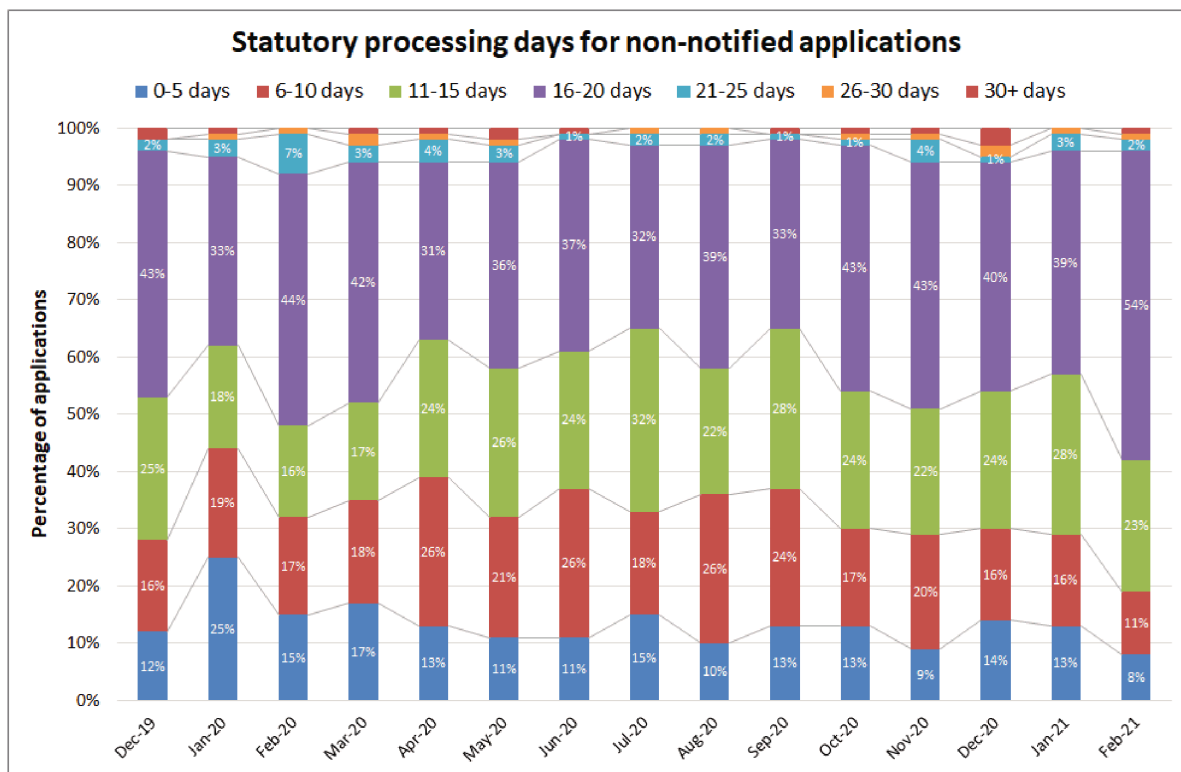
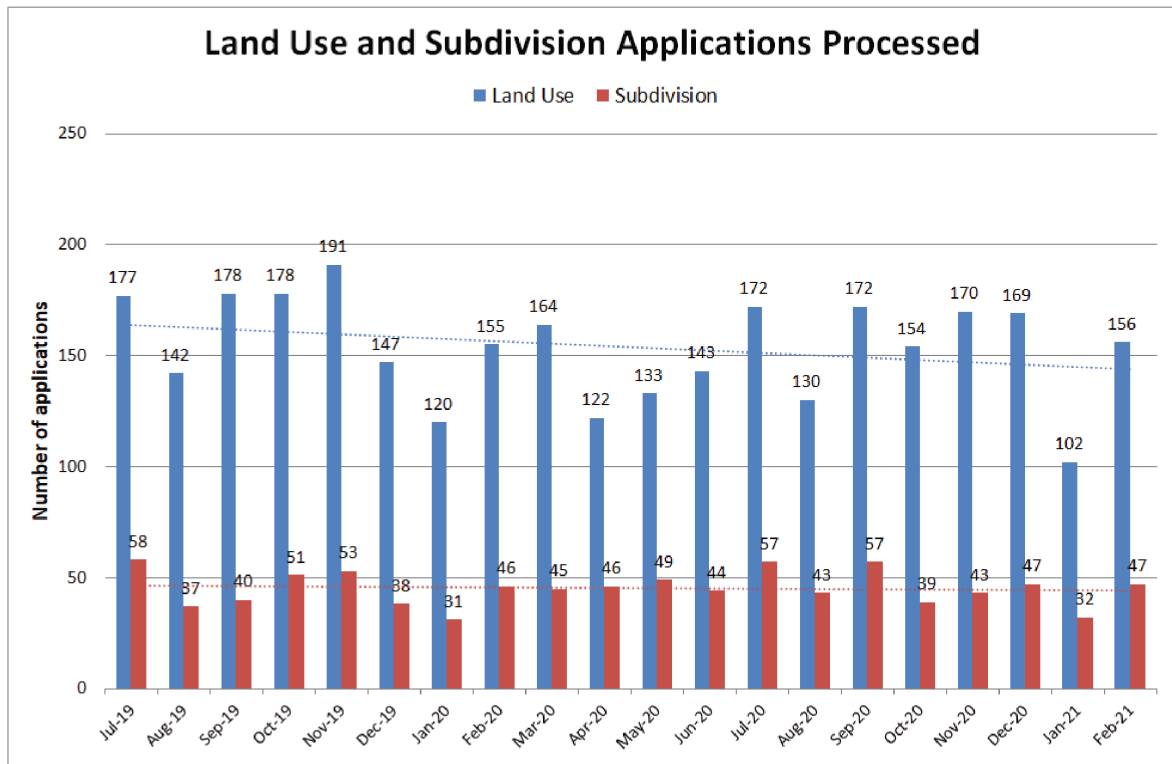
RESOURCE CONSENTS UNIT – **MANAGEMENT REPORTING**



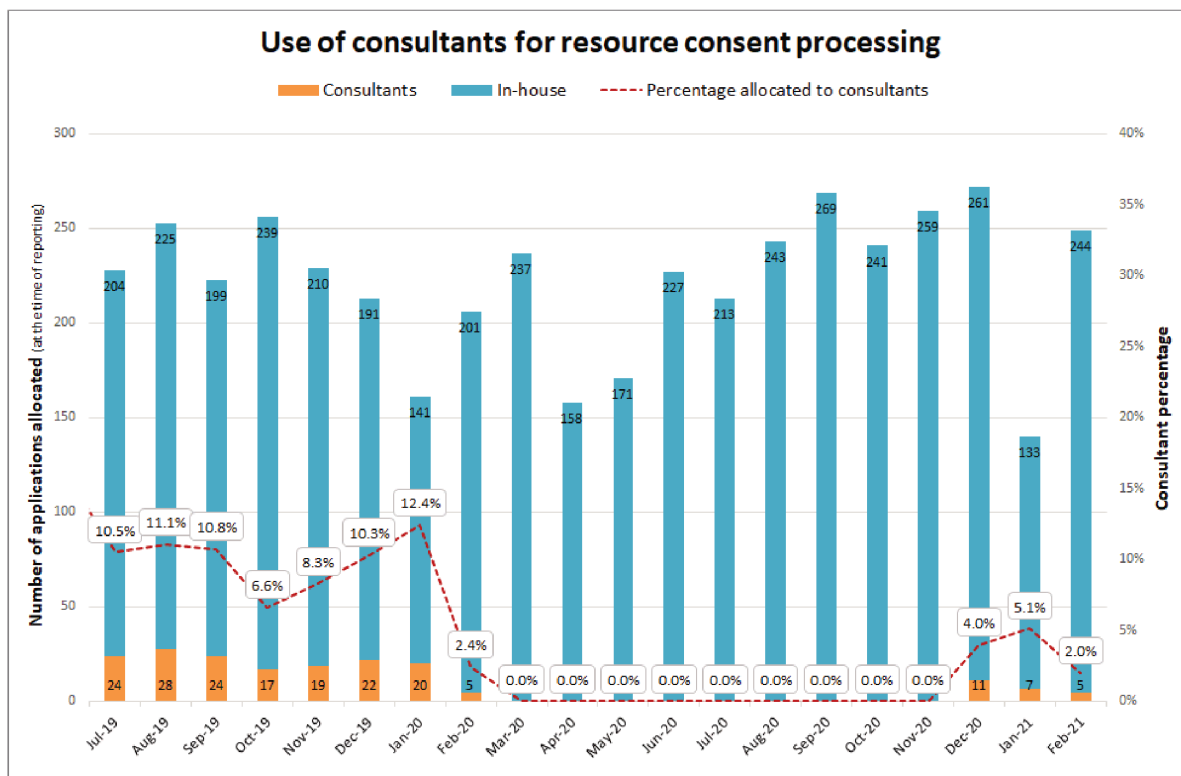
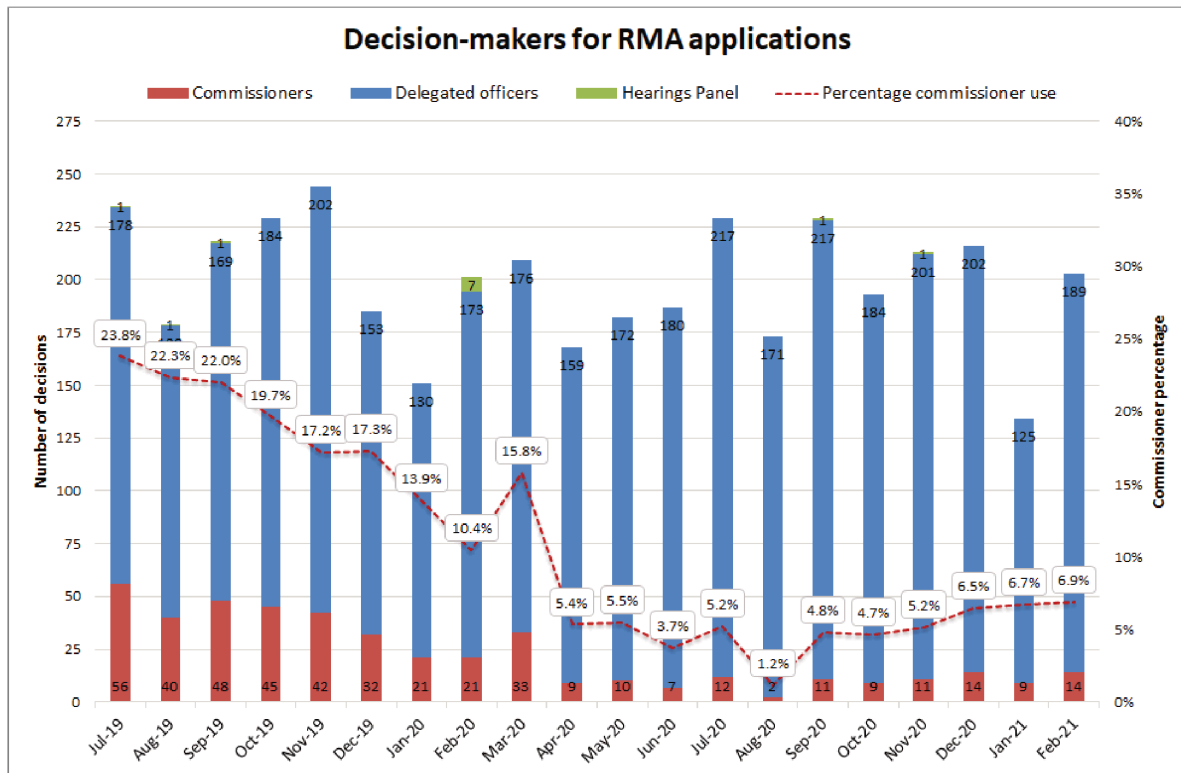
HPRM 13/1137232



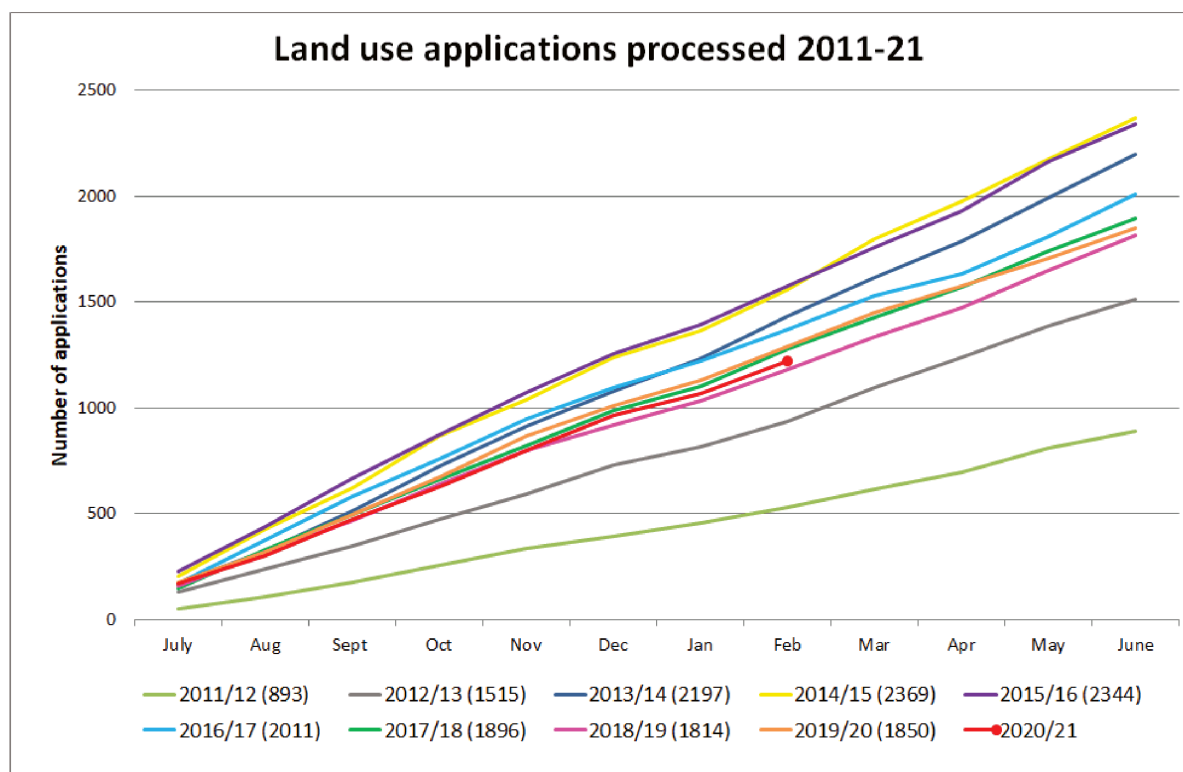
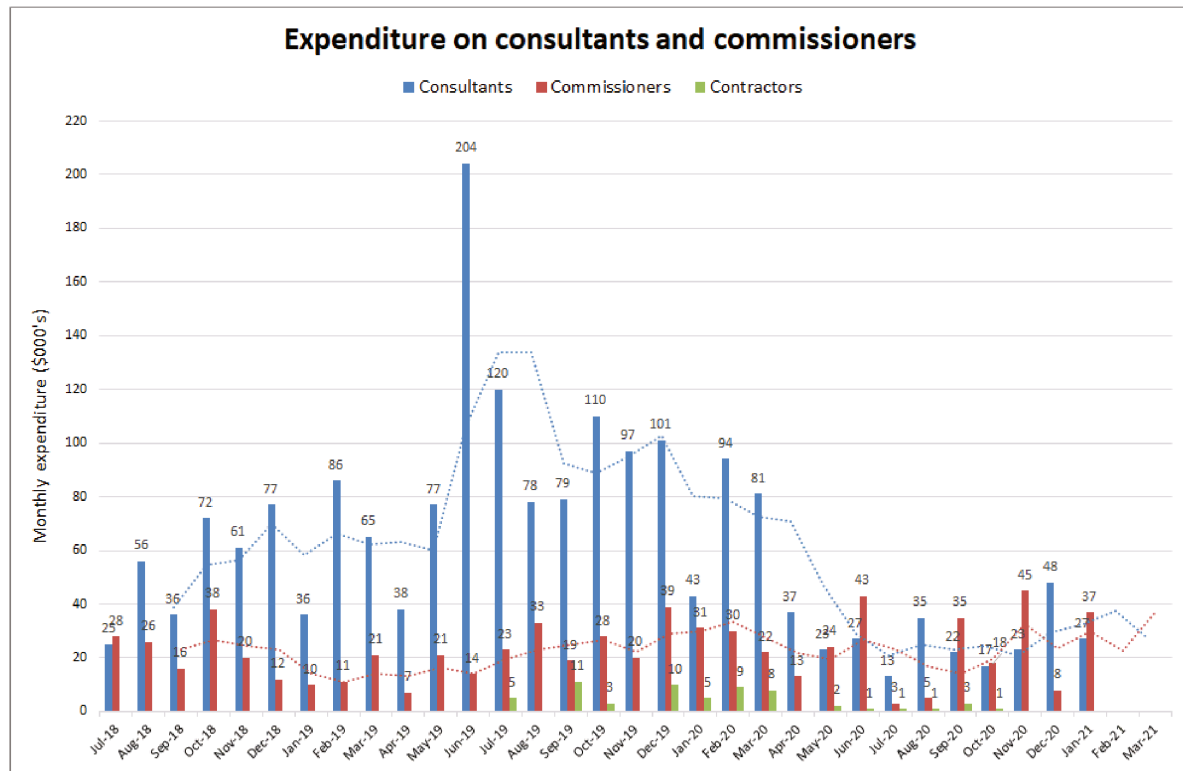
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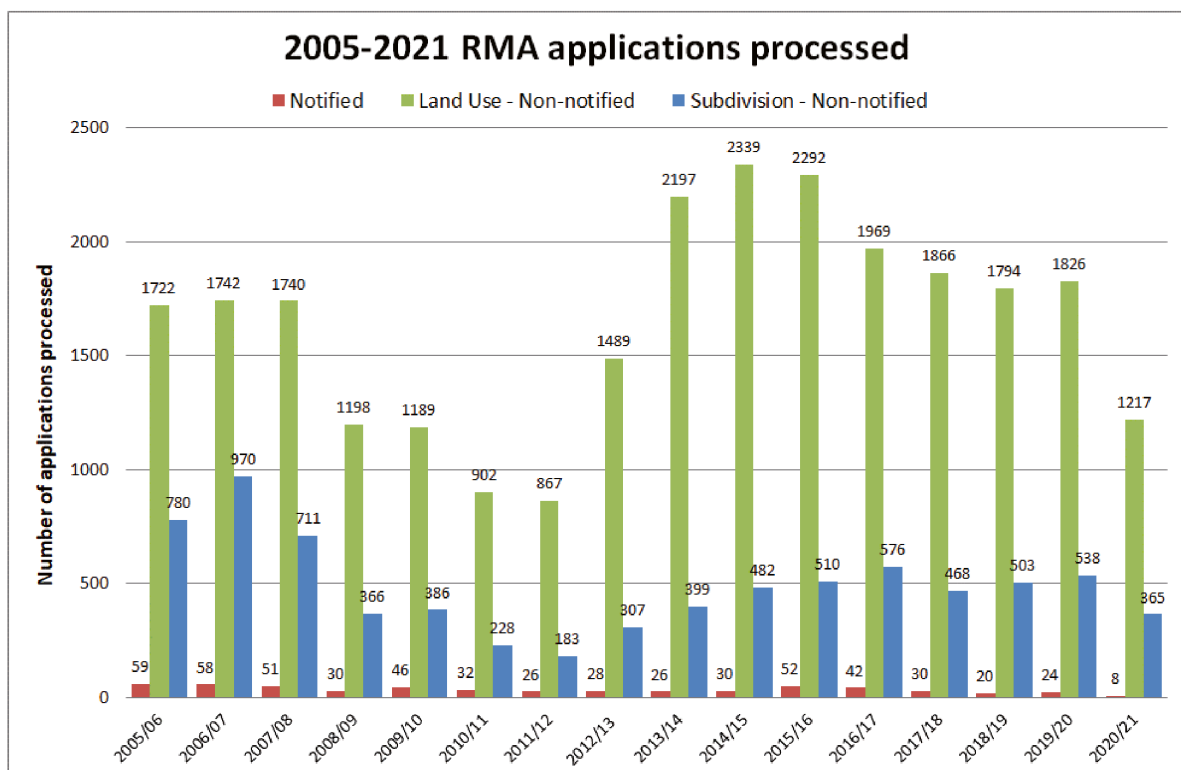
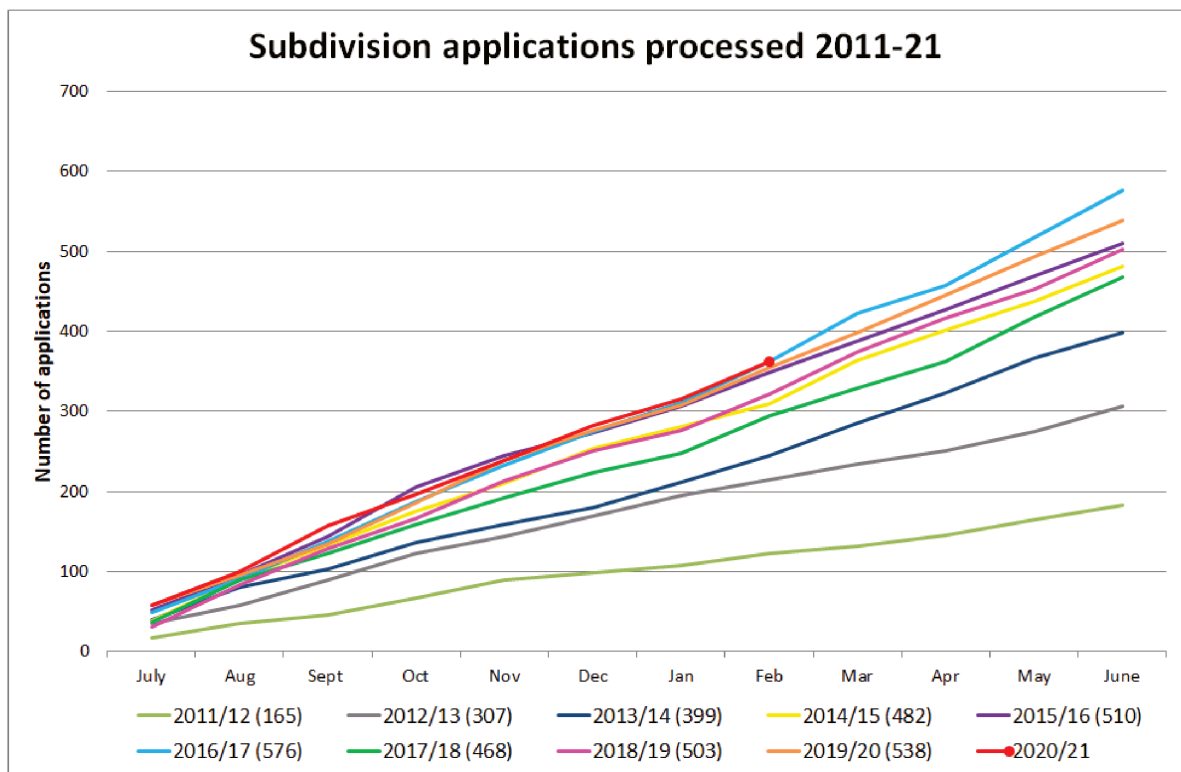
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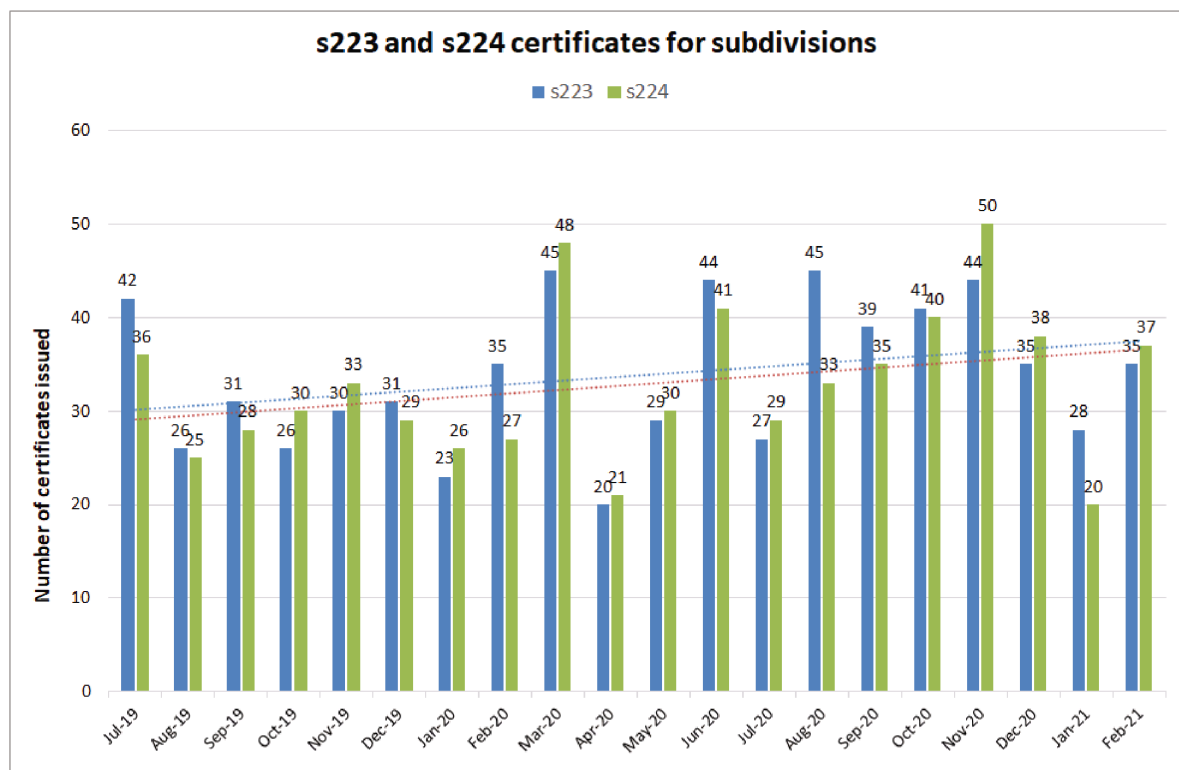
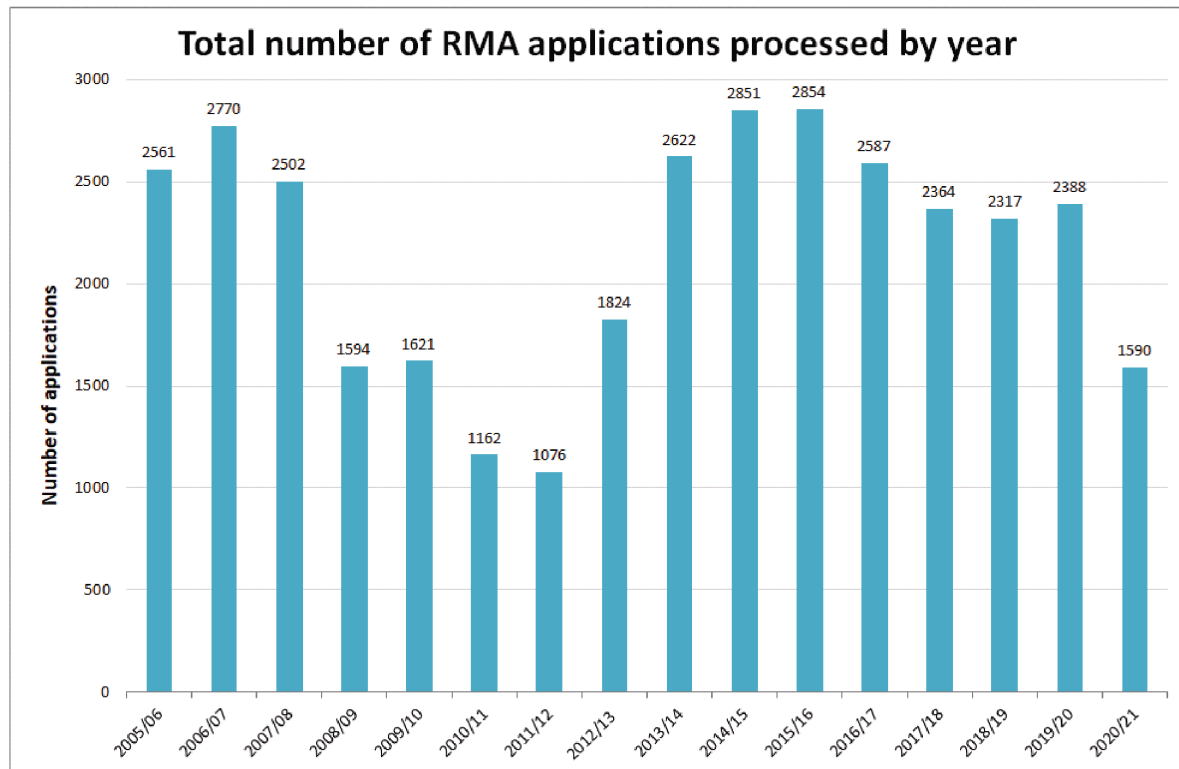
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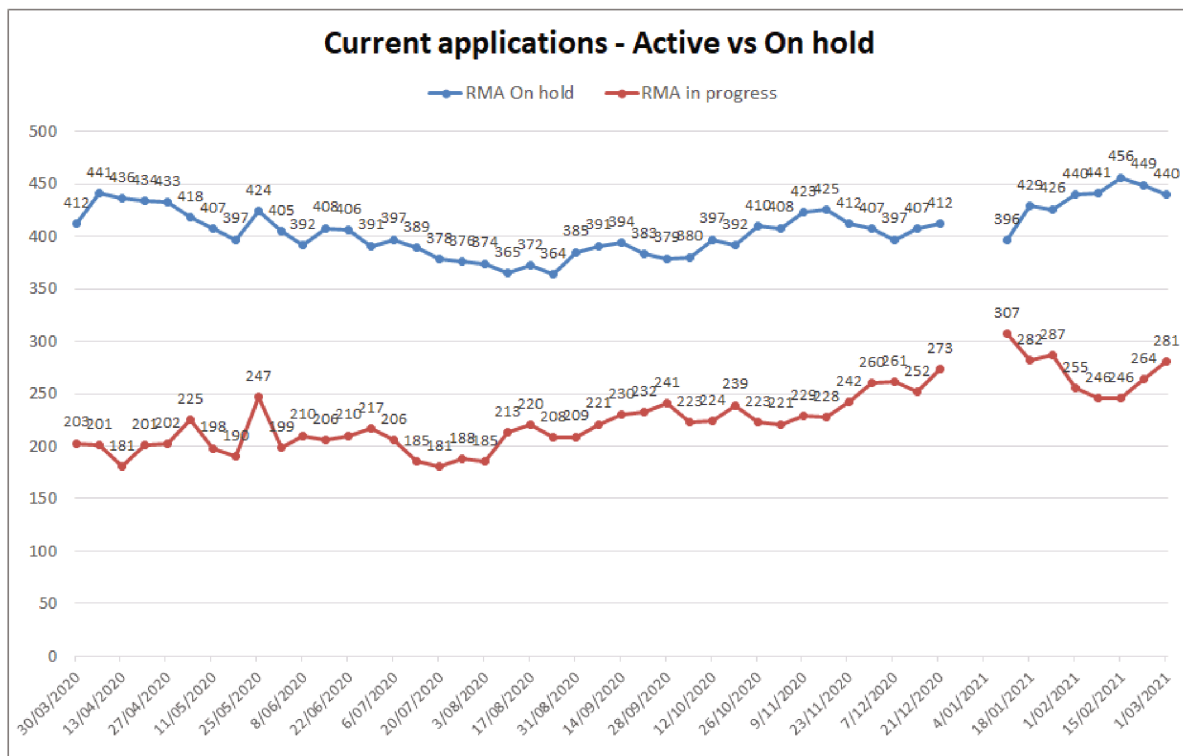
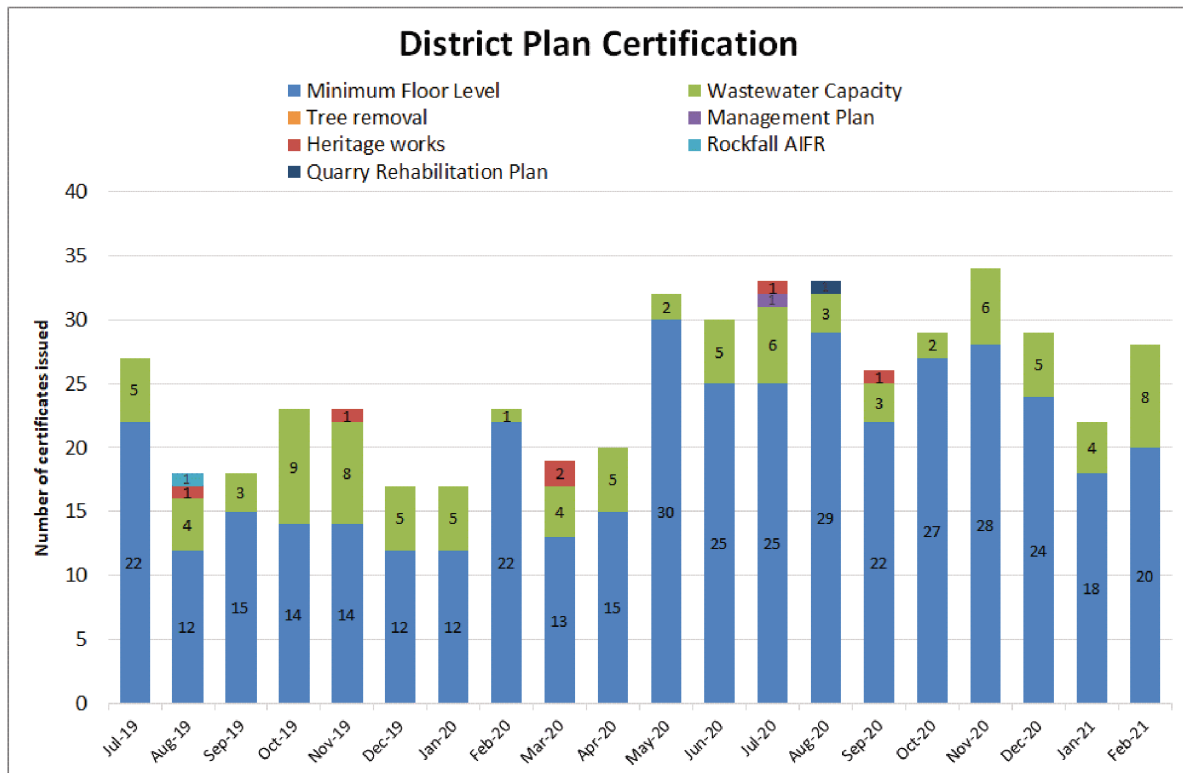
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HPRM 13/1137232



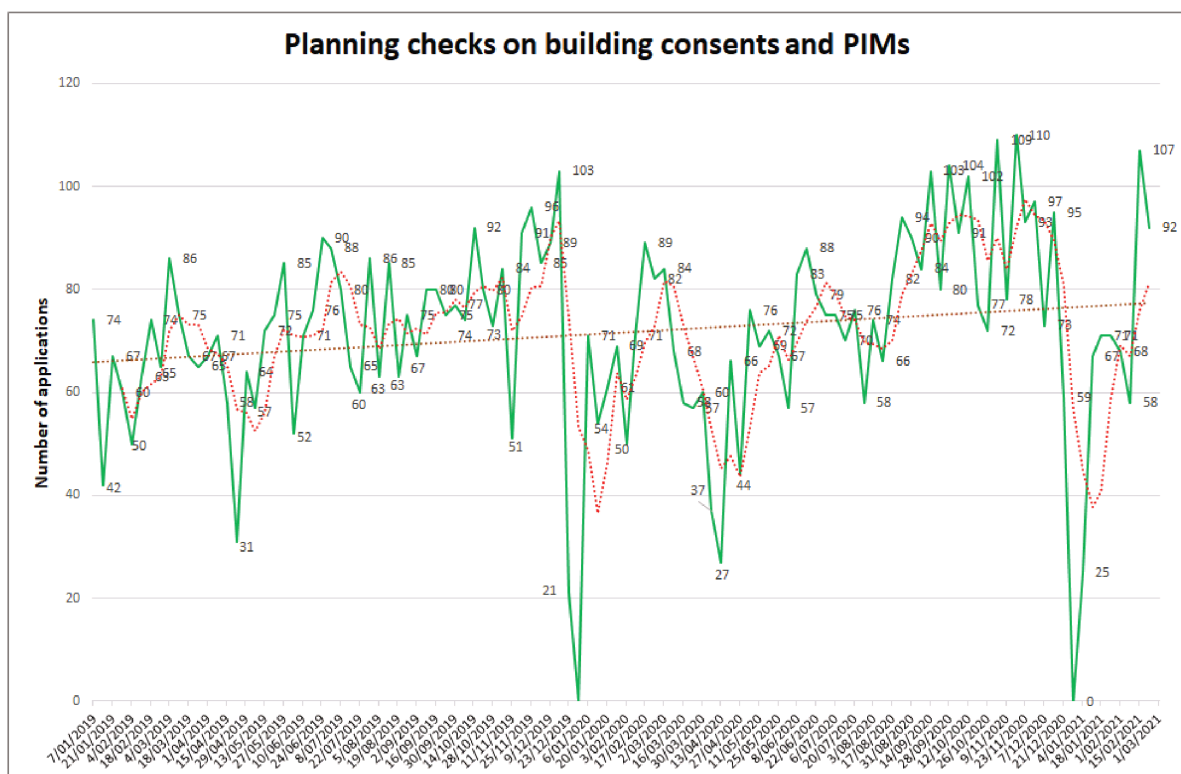
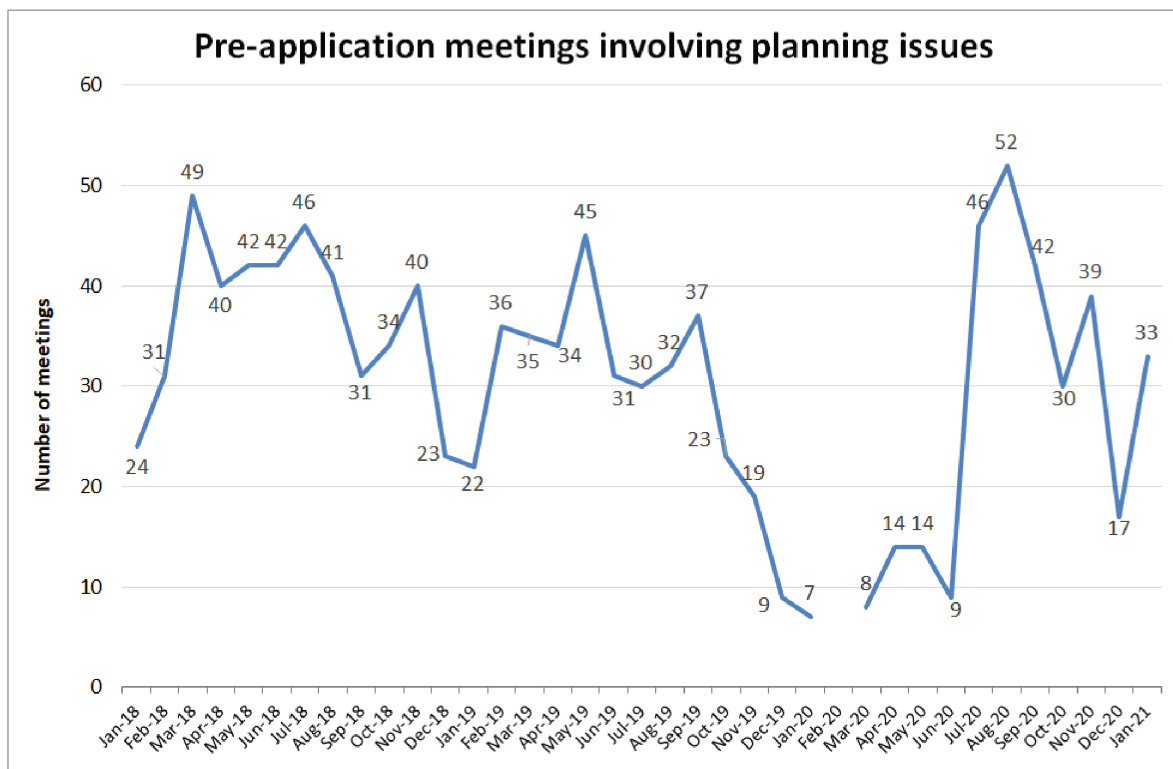
HPRM 13/1137232



HPRM 13/1137232

Item 8

Attachment A



YEARLY TOTALS – APPLICATIONS PROCESSED

2019/20 = 2388

1850 land use applications – 19 exceeded the statutory timeframe
538 subdivision applications – 1 exceeded the statutory timeframe

2018/19 = 2317

1814 land use applications – 28 exceeded the statutory timeframe
503 subdivision applications – 7 exceeded the statutory timeframe

2017/18 = 2364

1896 land use applications - 72 exceeded the statutory timeframe
468 subdivision applications - 1 exceeded the statutory timeframe

2016/17 = 2587

2011 land use applications – 50* exceeded the statutory timeframe
576 subdivision applications – 9 exceeded the statutory timeframe

** 13 of these were associated with the introduction of the Connect system. Specifically, a system “bug” relating to incorrect counting of days when there are overlapping holds, and some user error in putting applications on hold while staff became familiar with the new system.*

2015/16 = 2854

2344 land use applications – 20 exceeded the statutory timeframe
510 subdivision applications – 3 exceeded the statutory timeframe

2014/15 = 2851

2385 land use applications – 19 exceeded the statutory timeframe
462 subdivision applications – 3 exceeded the statutory timeframe

Processed	2013/14	2014/15	2015/16	2016/17	2017/18	2018/19	2019/20
Land Use (incl EUC, NOR, CoC, outline plans)	2223	2369	2344	2011	1896	1814	1850
Subdivision	399	482	510	576	468	503	538
Total resource consents & NOR	2622	2851	2854	2857	2364	2317	2388
Notified applications (incl. in land use above)	26	30	52	48	30	20	24
Temporary Accommodation	137	47	49	9	10	8	7
s223 certificates	187	199	230	450	349	391	368
s224 certificates*	287	339	422	456	368	404	361
Planning checks for PIMs & building consents	-	-	6237	4981	3852	3681	3697
Pre-application meetings – planning input	-	653	465	523	481	407	

** Combined s223/s224 requests were recorded as s224 until July 2016*

HPRM 13/1137232

RMA application information	2018/19	2019/20
Land Use applications processed (incl EUC, NOR, COC, OUP, PBA, etc)	1814	1850
Subdivision applications processed (incl 348, 241, 243, 226)	503	538
Total resource consents & NOR processed	2317	2388
Applications exceeding statutory timeframe	34	20
s37 extensions	124	109
Limited notified applications	20	22
Publicly notified applications	0	2
Permitted boundary activities	84	92
Marginal or temporary non-compliance	1	1
NOR	4	5
128 Review of conditions	-	2
Temporary Accommodation	8	7
Within scope amendments	150	105
s357 objections completed	30 (60 received)	15 (50 received)
s223 certificates	391	368
s224 certificates	404	361
Commissioner decisions (substantive)	241	365 (15.3%)
Delegated officer decisions (substantive)	2066	2013 (84.3%)
Hearings Panel decisions (substantive)	8	10 (0.4%)
Banks Peninsula applications	165	151 (6%)
Declined	9	4
Hearings	8 notified 6 non-notified	13 notified 4 non-notified
Notified without hearing	12	11
Non-notified with written approval	353	393
Non-notified without written approval	1739	1850
Fast-track	6	-
Residential vs non-residential or mixed use	77% / 23%	76%/24%
Processed by consultants	205	194 (8%)
Not accepted under s88	146 (5%)	60 (2%)
Cancelled – unpaid	24	19
Appeals lodged	5	2
Judicial reviews applied for	-	2
Certification under the District Plan	233	267
PIM planning checks	3681	3697
Development contributions		
Assessments	3557 BCN 2434 RMA	3559 BCN 2335 RMA
Estimates	27	15
Reconsiderations	11	3
Objections	0	0

HPRM 13/1137232