
Christchurch City Council

ATTACHMENTS - UNDER SEPARATE COVER

Date:	Wednesday 3 December 2025
Time:	9.30 am
Venue:	Camellia Chambers, Civic Offices, 53 Hereford Street, Christchurch

TABLE OF CONTENTS NGĀ IHIRANGI	PAGE
9. Ōtākaro Avon River Corridor Designation	
A. OARC Regulatory Approvals Strategy	3
11. Draft 2025-2028 schedule of Council and Committee meetings	
A. 2025-2028 Triennial Calendar for approval.....	62

CHRISTCHURCH CITY COUNCIL

Project Number: 1-E0074.00

Ōtākaro Avon River Corridor Regulatory Authorisations Strategy

11 March 2025

FINAL



wsp



Contact Details

Brent Hamilton

WSP
12 Moorhouse Avenue
Christchurch 8011
+64 3 972 5007
+64 21 709 126
brent.hamilton@wsp.com

Document Details:

Date: 11 March 2025
Reference: 1-E0074.00
Status: Revision 0

Prepared by

Brent Hamilton
Principal Environmental Consultant

Reviewed by

Steph Brown
Technical Principal - Planning & Environment

Approved for release by

Yvette Rodrigo
Principal Environmental Consultant



Document History and Status

Revision	Date	Author	Reviewed by	Approved by	Status
A	18 December 2024	Summer Denize Brent Hamilton	Steph Brown	Sri Hall	Draft
0	11 March 2025	Brent Hamilton	Steph Brown	Yvette Rodrigo	Final

Revision Details

Revision	Details
A	Draft for Three Waters and Parks Team Comment
0	Final

Disclaimers and Limitations

This report ('Report') has been prepared by WSP exclusively for Christchurch City Council ('Client') in relation to a OARC Regulatory Authorisations Strategy] ('Purpose') and in accordance with the 3 Waters HDM Consultancy Services PANEL AGREEMENT (PAN082) 20/03/2024 and Statement of Works (SoW) with the Client dated 25 March 2024. The findings in this Report are based on and are subject to the assumptions specified in the Report and SoW. WSP accepts no liability whatsoever for any reliance on or use of this Report, in whole or in part, for any use or purpose other than the Purpose or any use or reliance on the Report by any third party.

In preparing this Report, WSP has relied upon data, surveys, analyses, designs, plans and other information ('Client Data') provided by or on behalf of the Client. Except as otherwise stated in this Report, WSP has not verified the accuracy or completeness of the Client Data. To the extent that the statements, opinions, facts, information, conclusions and/or recommendations in this Report are based in whole or part on the Client Data, those conclusions are contingent upon the accuracy and completeness of the Client Data. WSP will not be liable for any incorrect conclusions or findings in the Report should any Client Data be incorrect or have been concealed, withheld, misrepresented or otherwise not fully disclosed to WSP.



Executive Summary

Overview

The Christchurch City Council (the Council) is implementing the Ōtākaro Avon River Corridor (OARC) Regeneration Plan. This plan, effective from 30 August 2019, outlines a vision and objectives for the 602-hectare area in east Christchurch, aiming to transform it into a resilient river delta with improved stopbanks to mitigate climate change and reduce engineering costs.

The current project-by-project approach has faced regulatory authorisation challenges and associated costs, primarily related to regional consenting, causing hurdles and delays. To address this, a comprehensive strategy is needed to define the resource management and other key authorisation pathways for these projects ensuring efficient implementation of the OARC Regeneration Plan.

Scope of the strategy

The OARC Regulatory Authorisations Strategy scope is limited to the following legislation: the Resource Management Act 1991, the Reserves Act 1977, the Wildlife Act 1953, and the Heritage New Zealand Pouhere Taonga Act 2014, as they relate to the OARC Three Waters and Parks projects.

It also includes areas outside the OARC that are part of the overall OARC stopbank scheme and the potential management of contaminated soils from the OARC at the Bexley landfill.

Development Phases

The Strategy was developed through five phases:

- 1 Overview and Project Status
- 2 Regulatory and Stakeholder Engagement
- 3 Regulatory Authorisations Review
- 4 Options Analysis
- 5 Strategy Completion.

Regeneration Plan Provisions

The OARC Regeneration Plan and associated provisions of the Christchurch District Plan which includes a Development Plan enables the improvement of land and infrastructure in the Regeneration Area by making provision for (among other things):

- Approximately 22 km of stopbanks and 18 pumping stations to mitigate flood hazards
- Stormwater treatment and attenuation basins and wetlands, and other stormwater infrastructure to improve water quality and reduce the flood risk
- Ground improvement, land stabilisation and enhancement
- Large areas of ecological restoration and enhancement
- Multi-modal transport infrastructure
- Areas for community facilities and public open space.

Regulatory Authorisations

There are 75 applicable national environmental standard regulations and regional and district plan rules under the Resource Management Act for the likely OARC activities that were either not permitted activities or covered by Council's existing global consents, therefore requiring authorisation via a resource consent.

Authorisations are also required under the Wildlife Act, Reserves Act and Heritage New Zealand Pouhere Taonga Act.



Pathways for Authorisation

A description of each regulatory process was compiled along with an analysis of the associated risks.

The shortlisted processes for securing the necessary authorisations for the OARC have been grouped into three pathway options:

- 1 Multiple and Phased: Priority projects, quick wins, or design and activity wide consent applications are made in the short term, followed by any remaining projects once 'prohibited' activities are resolved through the ECan plan change process.
- 2 Single: Zone wide applications are made to each regulatory authority, or one comprehensive application for all projects is made under the Fast-track Approvals Legislation.
- 3 Combination: Combines the first two options: applications for priority projects and/or quick wins are made now, while a comprehensive application is made for all remaining projects under the Fast-track Approvals Legislation.

The pros, cons, and summary of the three options were assessed. After considering the framework options, Option 3 stands out as the best overall outcome. This involves applying for quick win or priority projects through the existing standard consenting and authorities' pathways while also submitting a single application for all remaining projects under the Fast-track Approvals Legislation.

Recommended Approach

Option 3 is recommended, combining priority projects (not quick wins) with a comprehensive application under the Fast-track Approvals Legislation.

Other key recommendations for the Fast-track Approvals Option 3 are:

- RMA – use of the Notice of Requirement / Designation pathway for the district functions given the Fast-track process is likely to use a Scheme Design, which is at a concept design level.
- Reserves Act – consider using the revocation of reserve status pathway. Make all or the reserves impacted by the Scheme Design (subject to the Reserves Act) parks under the LGA. Parks are a lot more flexible than reserves in terms of use and development.

Other recommendations are provided with respect to:

- Confirming priority projects and listing these projects.
- Replicating some global resource consents in the Fast-track application exclusively for OARC to reduce administrative complexity and uncertainty.
- Determine the level of scheme design sufficient for the authorisations process and prepare supporting technical work for a Fast-track application.



Contents

1	Introduction	1
1.1	Need for an OARC Regulatory Authorisations Strategy	1
1.2	Purpose and Scope of OARC Regulatory Authorisations Strategy	1
1.3	General Regulatory Authorisations Strategy Aims	2
1.4	OARC Regulatory Authorisations Strategy Development	2
2	The OARC Regeneration Plan	3
2.1	Overview	3
2.2	Progress to Date and Programme	5
2.3	OARC Scheme Technical Investigations and Design	7
3	Description of the Physical and Planning Environment	8
3.1	Planning Overlays and Notations	8
3.2	Reserves	8
3.3	Hydrogeological	9
3.4	Waterways	10
3.5	Ecological	11
3.6	Cultural Landscape and Values	12
3.7	Landscape and Natural Character	13
3.8	Archaeological	15
3.9	Contamination	15
4	Regulatory Authorisations Required	16
4.1	Overview	16
4.2	Resource Management Act 1991 (RMA)	17
4.3	Reserves Act 1977	18
4.4	Wildlife Act 1953	18
4.5	Heritage New Zealand Pouhere Taonga Act 2014 (HNZPTA)	19
5	Key Regulatory Issues to Date	19
6	Options Analysis	20
6.1	Overview	20
6.2	Establishing a Framework	20
6.3	The Framework for Detailed Analysis	22
6.4	Discussion	26
7	Recommendations	27
7.1	Overview	27



7.2	Priority Projects.....	27
7.3	Global Resource Consents.....	28
7.4	Consultation and Community Engagement.....	28
7.5	Level of Scheme Design Detail	29
7.6	Supporting Technical Work and Documents.....	29
7.7	Early Fast-track Approvals Application Work	31

Appendices

Appendix A – Te Ngāi Tūāhuriri Rūnanga Expectations and Involvement
Appendix B – Regional and District Plan Zones and Overlays Descriptions
Appendix C – List of Activities
Appendix D – Global Consents Suitability Analysis
Appendix E – RMA Classification Assessment Summary
Appendix F – List of Technical Information

List of Figures

Figure 1-1 : OARC extent and the additional areas outside the OARC boundary considered	2
Figure 2-1 : OARC Greenprint (source OARC Regeneration Plan)	4
Figure 2-2 : OARC Development Plan (source Christchurch District Plan)	4
Figure 2-3 : OARC Three Waters indicative programme progress (source Council dated 12 November 2024)	6
Figure 2-4 : OARC Parks Sector programme areas and indicative progress (source Council dated 12 November 2024)	6
Figure 2-5 : OARC Integrated Sector Areas Programme that can be achieved with an efficient regulatory approvals process (source Council Fast-track Qualification Application)	7
Figure 3-1 : Reserves in OARC and additional areas being considered	8
Figure 3-2 : Depth to groundwater (22 February 2011) and groundwater direction in OARC	10
Figure 3-3 : Christchurch District Plan waterways and water bodies within or near OARC and additional area extent.....	11
Figure 3-4 : Selected Canterbury Land and Water Regional Plan and Christchurch District Plan ecological based overlays within or near OARC.....	12
Figure 3-5 : Christchurch District Plan areas of Ngāi Tahu Cultural Significance intersecting with the OARC and additional area extent.....	13
Figure 3-6 : Christchurch District Plan areas of Coastal and Natural Character within and near the OARC and additional area extent	14
Figure 3-7 : Archaeological site appraisal of areas with low, medium, and high archaeological potential within the OARC and additional area extent.....	15
Figure 6-1 : Framework for Detailed Analysis chart	24

List of Tables

Table 2-1 : OARC technical investigations and design	7
Table 3-1 : list of reserves impacted by OARC Regeneration Plan	9
Table 6-1 : Pros and Cons of Options.....	25



Acronyms, Terms and Abbreviations

Item	Description
CARP	Canterbury Air Regional Plan (October 2017)
CDP	Christchurch District Plan (online version accessed between August and October 2024)
CMA	Coastal Marine Area
Council	Christchurch City Council
dbgl	depth below ground level
DOC	Department of Conservation
DSI	Detailed Site Investigation
ECan	Environment Canterbury Regional Council
EMP	Council's Environmental Risk Assessment & Management Plan
EPA	Environmental Protection Authority
Fast-track Approval	Fast-track Approvals Legislation 2024
HAIL	The Hazardous Activities and Industries List; Ministry for the Environment, 2011
HNZPT	Heritage New Zealand Pouhere Taonga
HNZPTA	Heritage New Zealand Pouhere Taonga Act 2014
LGA	Local Government Act 2002
LWRP	Canterbury Land and Water Regional Plan (16 August 2023)
MHWS	Mean High Water Springs
NES-CS	National Environmental Standards for Managing Contaminants in Soil to Protect Human Health 2011
NES-F	National Environmental Standards for Freshwater 2020 (February 2023)
NOR	Notice of Requirement
Outline Plan	Outline Plan of Work
OARC	Ōtākaro Avon River Corridor
OARC Regeneration Plan	Ōtākaro Avon River Corridor Regeneration Plan March 2019, gazetted on 23 August 2019 under section 38 of the Greater Christchurch Regeneration Act 2016 (GCR Act).
RCEP	Regional Coastal Environment Plan for Canterbury (reprinted August 2020)
RMA	Resource Management Act 1991
UOA	Underground and Overground Archaeology

Project Number: 1-E0074.00
Ōtākaro Avon River Corridor
Regulatory Authorisations Strategy
Rev 0 - 11 March 2025

1 Introduction

1.1 Need for an OARC Regulatory Authorisations Strategy

The Christchurch City Council (the Council) is implementing the Ōtākaro Avon River Corridor (OARC) Regeneration Plan. This plan, effective from 30 August 2019, outlines a vision and objectives for short, medium, and long-term land uses and opportunities for the 602-hectare area in east Christchurch. Essentially, it aims to transform the river corridor into a river delta, with improved stopbanks on the outer edges of the river margins. This will enhance resilience to climate change and reduce the engineering costs of the stopbanks.

Due to several regulatory authorisation challenges with the current project-by-project approach and associated costs, primarily related to regional consenting, there have been hurdles and delays in delivering OARC projects.

There will be initially a significant construction spend over a 10 year period (\$344M). A simple extrapolation from the current project-by-project statutory costs suggests that the statutory authorisations could cost the Council and ratepayers in the mid tens of millions of dollars.

Therefore, a strategy is needed to define the resource management and other key authorisation pathways for these projects to achieve the OARC Regeneration Plan and their efficient implementation.

1.2 Purpose and Scope of OARC Regulatory Authorisations Strategy

The purpose of this OARC Regulatory Authorisations Strategy is to determine the best planning and authorisation pathway to obtain the necessary regulatory approvals for the OARC floodplain management and stormwater programme, as well as the recreation and ecological programme. These programmes are led by the Council's Three Waters and Parks Teams.

The OARC Regulatory Authorisations Strategy scope is limited to the following legislation: the Resource Management Act 1991, the Reserves Act 1977, the Wildlife Act 1953, and the Heritage New Zealand Pouhere Taonga Act 2014, as they relate to the OARC Three Waters and Parks projects. It explicitly excludes activities such as, housing or recreational activities and facilities not undertaken by the Council in the OARC, road stopping, and any other processes under the Local Government Act 2002 or Public Works Act 1981. The Kerrs Reach Sports Hub activities to be undertaken by Council that are included in the OARC Regulatory Authorisations Strategy are the earthworks and site development at the proposed new sports hub including an access road and pontoon facilities to allow access and launching water craft.

The OARC Regulatory Authorisations Strategy also includes areas outside the OARC that are part of the overall OARC stopbank scheme and the potential management of contaminated soils from the OARC at the Bexley landfill (south of Bexley Park). The OARC extent and the additional areas outside OARC are shown in Figure 1-1.

The OARC Regulatory Authorisations Strategy is not a Stakeholder and Community Engagement Strategy. However, implementing the Regulatory Authorisations Strategy will require the Council to understand the views of other sectors of the community. It is worth noting that a new governance model is being formed to make decisions about the OARC. Initially a new Committee is to be established and is to consist of up to three representatives appointed by Ngāi Tūāhuriri, and up to three Council representatives (including one Councillor who represents local communities).

Project Number: 1-E0074.00
Ōtākaro Avon River Corridor
Regulatory Authorisations Strategy
Rev 0 - 11 March 2025

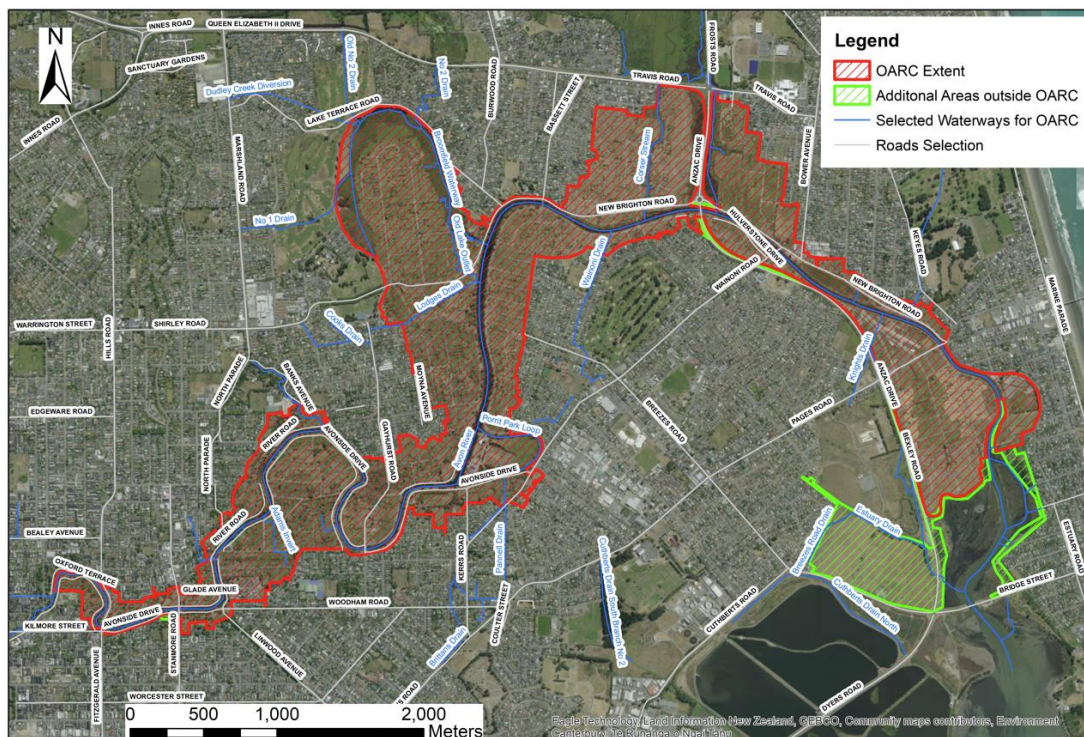


Figure 1-1 : OARC extent and the additional areas outside the OARC boundary considered

1.3 General Regulatory Authorisations Strategy Aims

The OARC Regulatory Authorisations Strategy and its implementation will also seek to:

- Facilitate a robust authorisation process through continued integration between the planning, design and technical science teams to avoid, remedy or mitigate adverse effects on the environment, where practicable.
- Secure regulatory authorisations in a timely manner to enable construction start by the target construction and operational start dates.
- Secure authorisations conditions that avoid, remedy or mitigate potential adverse effects of the work, and are reasonable and practical to implement. These conditions should provide flexibility for innovation in the detailed design phase and the future, and consider whole of life implications.
- Secure durations for operational resource consents (and any other authorisations that have a duration) that are at least 25 years if not the maximum of 35 years.
- Minimise statutory risk.

1.4 OARC Regulatory Authorisations Strategy Development

The OARC Regulatory Authorisations Strategy was developed in five phases, summarised as:

- **Phase 1 - Overview and Project Status.** This phase outlined the OARC programme, and from a consenting and authorisations / permits perspective it reviewed the progress of each project to date and identified key issues encountered. Meetings were held with Council Managers, Project Managers, Ecologists, Reserves personnel, and Consultants providing design, technical, and archaeological expertise.

Project Number: 1-E0074.00
Ōtākaro Avon River Corridor
Regulatory Authorisations Strategy
Rev 0 - 11 March 2025

- **Phase 2 - Regulatory and Stakeholder Engagement.** To understand regulatory and stakeholder concerns and issues with the potential pathways being considered, meetings were held with:
 - Environment Canterbury Regional Council (ECan) – Regulatory and Policy Teams
 - Christchurch City Council – Regulatory and Policy Teams
 - Christchurch City Council – Reserves Team
 - Department of Conservation
 - Heritage New Zealand Pouhere Taonga
- Council engaged Whitiara who is mandated by Ngāi Tūāhuriri Rūnanga to provide strategic, policy and cultural advice on its behalf in regulatory processes. Accordingly, Whitiara has provided advice to inform the development of this Strategy, particularly in relation to the expectations of Ngāi Tūāhuriri Rūnanga as a Treaty partner and the recommended approach for involvement in the development and consenting of the scheme design. That advice is attached as Appendix A.
- **Phase 3 - Regulatory Authorisations Review.** This phase involved reviewing current and future projects, identifying a project items list, determining the associated relevant activities, and the required consents / authorisations and permits, supported by a comprehensive Resource Management Act (RMA) regulation and rules and existing global consent applicability assessment.
- **Phase 4 - Options Analysis.** For projects items and activities not covered by an existing global authorisation, an options analysis was conducted to recommend the best way forward.
- **Phase 5 - Strategy Completion.** Based on the approach agreed upon in Phase 4, this OARC Regulatory Authorisations Strategy report was completed.

2 The OARC Regeneration Plan

2.1 Overview

The OARC Regeneration Plan and associated provisions of the Christchurch District Plan which includes a Development Plan enables the improvement of land and infrastructure in the Regeneration Area by making provision for (among other things):

- Approximately 22 km of stopbanks and 18 pumping stations to mitigate flood hazards
- Stormwater treatment and attenuation basins and wetlands, and other stormwater infrastructure to improve water quality and reduce the flood risk
- Ground improvement, land stabilisation and enhancement
- Large areas of ecological restoration and enhancement
- Multi-modal transport infrastructure
- Areas for community facilities and public open space.

Project Number: 1-E0074.00
Ōtākaro Avon River Corridor
Regulatory Authorisations Strategy
Rev 0 - 11 March 2025

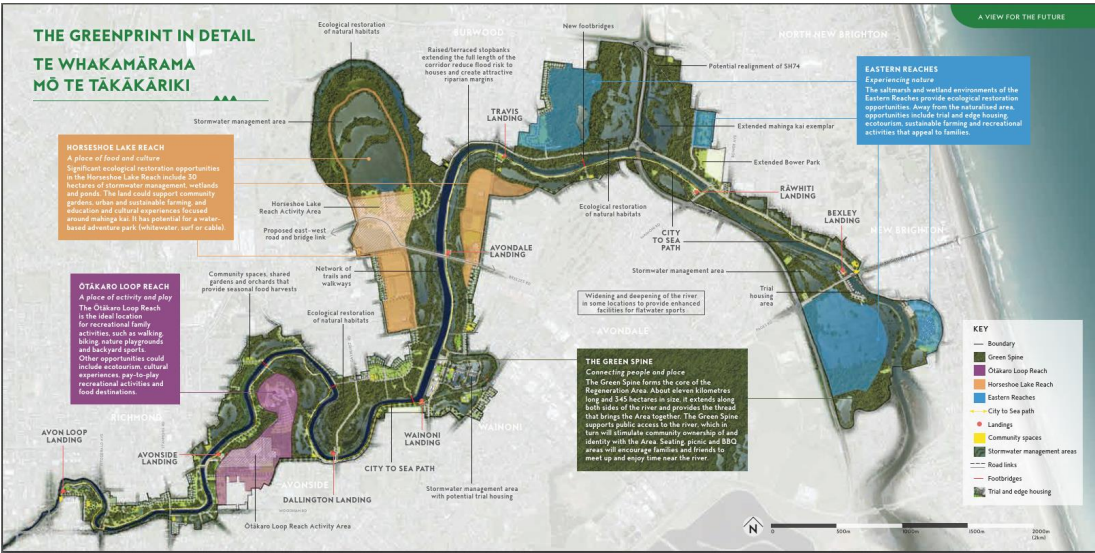


Figure 2-1: OARC Greenprint (source OARC Regeneration Plan)

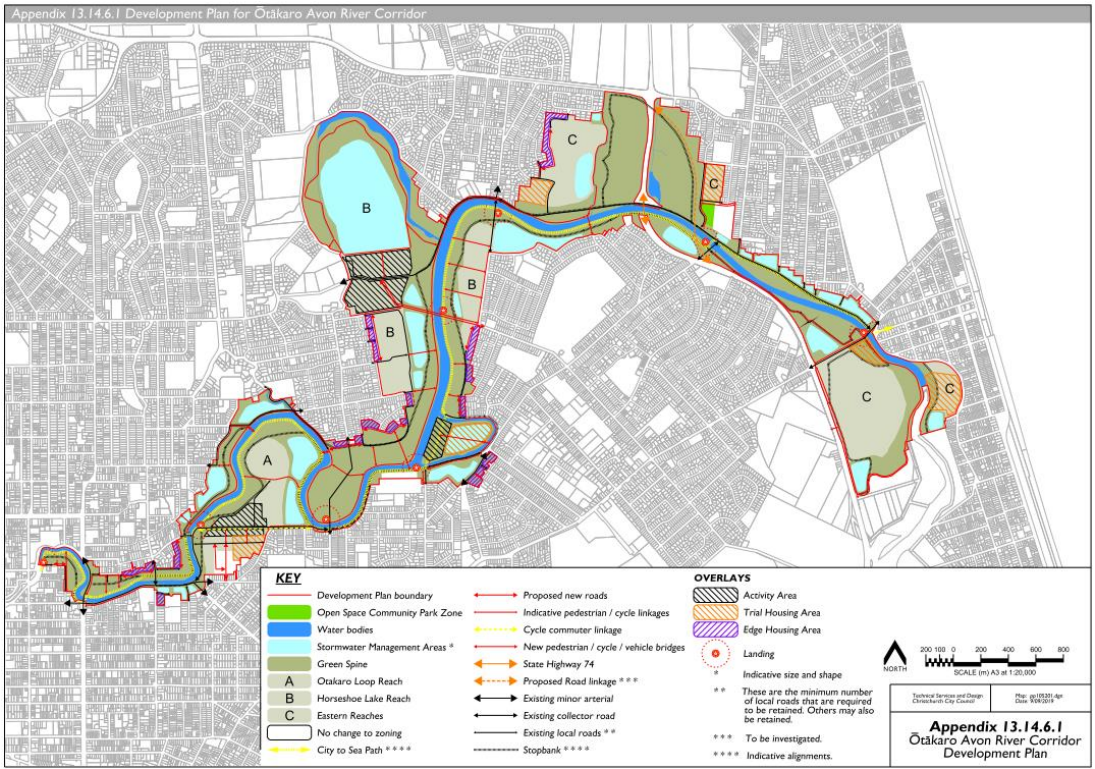


Figure 2-2: OARC Development Plan (source Christchurch District Plan)

Project Number: 1-E0074.00
Ōtākaro Avon River Corridor
Regulatory Authorisations Strategy
Rev 0 - 11 March 2025

As part of the OARC Regulatory Authorisations Strategy, a list of the Three Waters and Parks Project Items was developed. The list is below however, it is not an RMA activities list that would be part of, or ancillary to, a project item e.g. earthworks, indigenous vegetation clearance, contaminated soil disturbance, fencing or tree felling etc.

The Three Waters and Parks project items (23 in total) are:

- Bank erosion protection
- Bioscapes
- Carparking areas (not associated with a facility / building)
- Community gardens
- Ecological enhancements – within margins
- Landfilling (e.g. controlled or managed fill soils)
- Landings
- Pathways (walking and cycling)
- Planting outside margins
- Public amenity buildings - (e.g. new toilet blocks, changing rooms mixed use facilities)
- Public amenity / recreation structures (e.g. playgrounds, furniture, shelters / shading, bike tracks, hardcourts)
- Pump stations
- Underground utilities
- Raingardens
- Removals – roading, pump stations and services
- River amenity / recreation structures (e.g. pontoons, water craft ramps, piers, viewing platforms)
- Roads (access to the Kerrs Reach Sports Hub)
- Stopbanks – earthen
- Stopbanks – flood wall
- Stormwater basins / wetlands
- Wetland – tidal
- Wetland – restoration / creation
- Wetland Amenity Structures

2.2 Progress to Date and Programme

The progress of the Three Waters projects programme and Parks Sector staged development programme undertaken to date is indicatively shown in Figure 2-3 and Figure 2-4.

The integrated delivery programme where significant consenting risk (delays and costs) are not considered is shown in Figure 2-5.

Project Number: 1-E0074.00
Ōtākaro Avon River Corridor
Regulatory Authorisations Strategy
Rev 0 - 11 March 2025

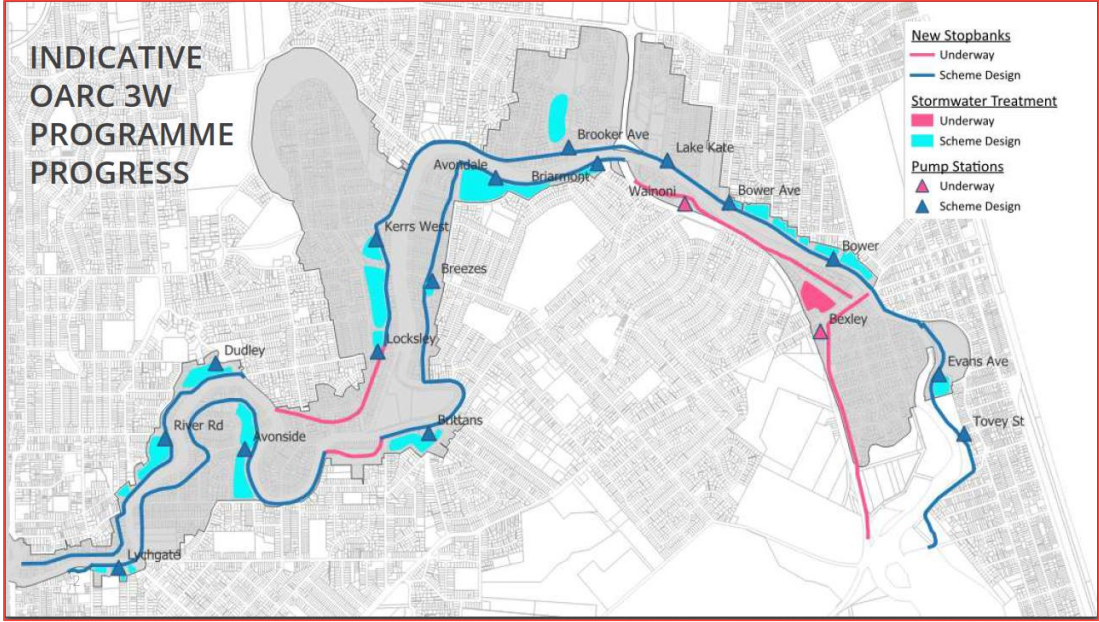


Figure 2-3 : OARC Three Waters indicative programme progress (source Council dated 12 November 2024)

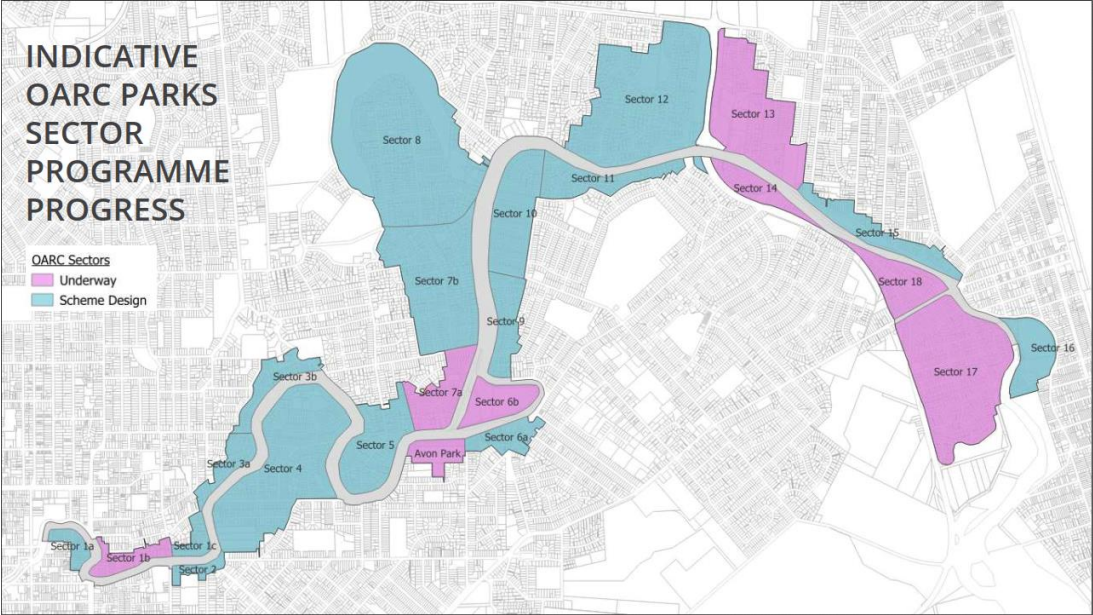


Figure 2-4 : OARC Parks Sector programme areas and indicative progress (source Council dated 12 November 2024)

Project Number: 1-E0074.00
Ōtākaro Avon River Corridor
Regulatory Authorisations Strategy
Rev 0 - 11 March 2025

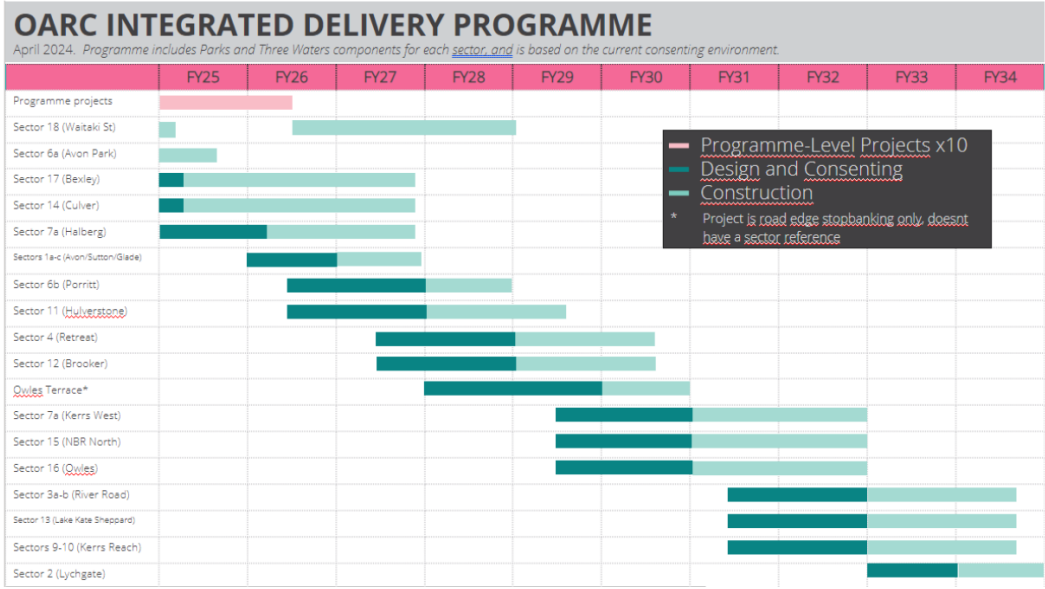


Figure 2-5: OARC Integrated Sector Areas Programme that can be achieved with an efficient regulatory approvals process (source Council Fast-track Qualification Application)

2.3 OARC Scheme Technical Investigations and Design

Completed and under development OARC Regeneration Plan scheme technical assessments and design elements are outlined in Table 2-1. The overall OARC Scheme Design project has yet to be scoped and awarded but is programmed to occur potentially over a 12 month period starting mid July 2025 to June 2026.

Table 2-1: OARC technical investigations and design

Assessment	Consultant	Status
Ecological Values Information Review and Gap Analysis	EOS Ecology	Completed August 2024
Archaeological Appraisal. This appraisal identifies any recorded and potential archaeological sites. Map presents areas with low, medium, and high archaeological potential	Underground and Overground Archaeology	Completed April 2024 (updated Feb 2025)
Multi Hazard - Hydraulic modelling and reporting of the OARC stopbank and pump stations for managing flood risks and resilience to a range of hazards	Jacobs	Late 2024
Stormwater Capacity and Conveyance – preferred hydraulic design of proposed treatment facilities (location, size and general hydraulic arrangement)	Jacobs	Late 2025
Floodplain and Stormwater Management Design Guide	GHD	Late 2025
Services and Utilities – Model build and reporting	Stantec	Mid 2025
Hydrogeology – Producing groundwater elevation profiles	Stantec	Mid 2025
Contaminated Land (and Soils) Management Strategy	PDP	March 2025
Geotechnical Report – Data analysis and modelling of seismic risk, liquefaction and groundwater profiles across 10 zones of the OARC	Stantec	Mid 2025

Project Number: 1-E0074.00
Ōtākaro Avon River Corridor
Regulatory Authorisations Strategy
Rev 0 - 11 March 2025

3 Description of the Physical and Planning Environment

3.1 Planning Overlays and Notations

This description of the physical and planning environment is primarily to inform the regulatory authorisations required and is not a complete understanding of the sensitivity of the environment. Descriptions of the regional and district plans zones and overlays for the OARC and additional areas is provided in Appendix B.

3.2 Reserves

Reserve land parcels subject to the Reserves Act 1977 and their classification (principal or primary purpose) that are within or are intersected by the OARC and additional areas is shown in Figure 3-1. Council owns and manages the reserves.

A review of the initial OARC scheme plans under development was undertaken to determine the 3 Waters and Parks proposed infrastructure that would likely impact on a reserve was undertaken. The outcome of this limited review (not final concept design) is presented in Table 3-1.

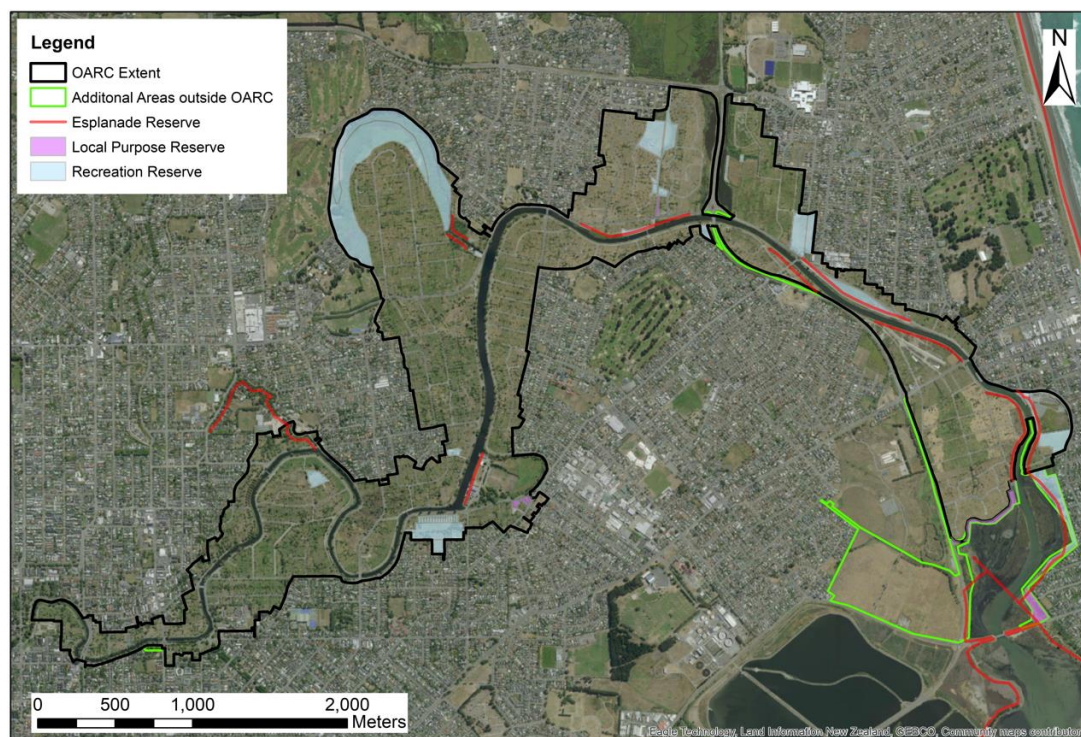


Figure 3-1: Reserves in OARC and additional areas being considered

Project Number: 1-E0074.00
Ōtākaro Avon River Corridor
Regulatory Authorisations Strategy
Rev 0 - 11 March 2025

Table 3-1 : list of reserves impacted by OARC Regeneration Plan

Reserve Type	Infrastructure	Location
Esplanade Reserve	Possibly impacted by Stormwater Basin	Sector 3b - near River Road / Banks Road intersection
Recreation Reserve (name unknown)	C2S Pathway *	Sector 4 Avonside Drive
Recreation Reserve - Halberg	Part to be incorporated into Kerrs Hub access road	Sector 7a - in and around Existing Scout Hall
Local Purpose Reserve (Bickerton Reserve) & Recreation Reserve -	Stormwater Basin & Buttans Pump Station	Sector 6a Avonside Drive / Wainoni Road Intersection
Recreation Reserve - Donnell Sports Park *	Eastern Reach Area (multiple intended activities in Regeneration Plan specified)	Sector 12
Recreational Reserve & Esplanade Reserve	Stopbank	Sector 12 - New Brighton Rd
Recreational Reserve (Cockayne) & Esplanade Reserve	Stopbank	Sector 15 - New Brighton Rd
Recreational Reserve & Esplanade Reserve	Stopbank / Pump Station - Evans Ave	Sector 16 - Admirals Way
Recreational Reserve (Blighs Gardens) & Esplanade Reserve	Stopbank / Pump Station – Tovey St	Estuary - Outside OARC,
Table Note: * These may not be impacted by the scheme design footprint or the infrastructure may be within the reserves purpose		

3.3 Hydrogeological

The land (outside waterways and estuaries) within the OARC and additional areas has a shallow water table (groundwater) present in the silts and sand aquitard from local rainfall recharge and upwards leakage from the below gravel aquifer under confinement. The shallow groundwater depth is shown in Figure 3-2.

Generally, groundwater within the OARC is at a 2-4 m depth below ground level (dbgl) in the west near the Central Business District and 1 to 3 m dbgl in the middle to east of the OARC.

Project Number: 1-E0074.00
Ōtākaro Avon River Corridor
Regulatory Authorisations Strategy
Rev 0 - 11 March 2025

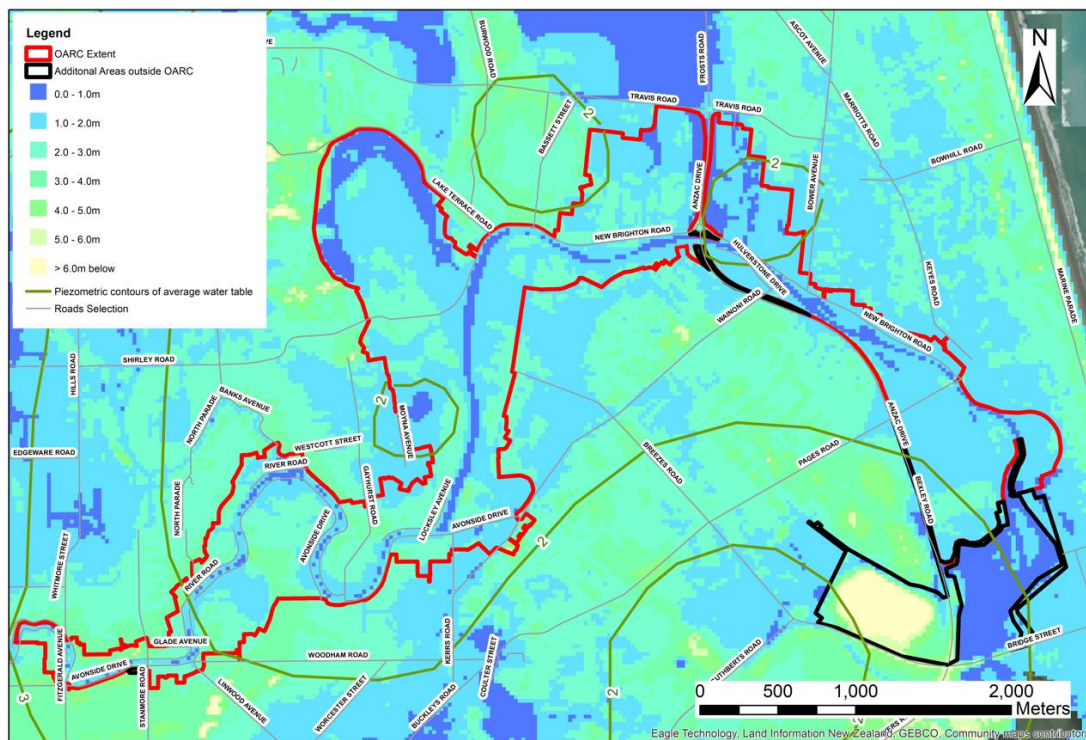


Figure 3-2: Depth to groundwater (22 February 2011) and groundwater direction in OARC

3.4 Waterways

The Christchurch District Plan (CDP) waterway classifications and standing water bodies within and near the OARC and additional areas is shown in Figure 3-3. Works within their setbacks have additional consenting requirements in Chapter 6.6 of the CDP.

Project Number: 1-E0074.00
Ōtākaro Avon River Corridor
Regulatory Authorisations Strategy
Rev 0 - 11 March 2025

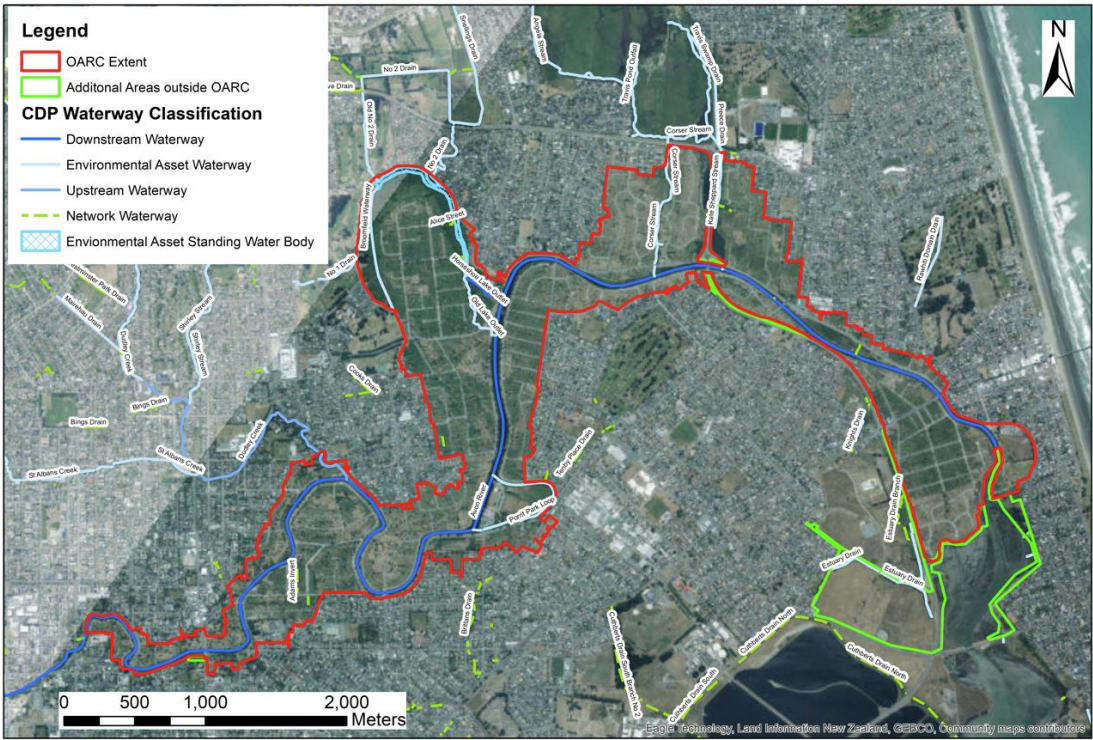


Figure 3-3: Christchurch District Plan waterways and water bodies within or near OARC and additional area extent

3.5 Ecological

A selected number of the Canterbury Land and Water Regional Plan (LWRP) ¹ and Christchurch District Plan (CDP) ² ecological overlays that apply to the OARC and additional areas is shown in Figure 3-4. These overlays are generally significant contributors to trigger requirements to obtain resource consents or a more stringent consent classification of discretionary or non-complying activities.

Mapping of wildlife lizard habitat surveys and risk has not yet been undertaken. The delineation of establishing wetland areas on land within the OARC has not been undertaken comprehensively either.

¹ Sourced from Canterbury Maps Open Sata service. <https://opendata.canterburymaps.govt.nz/>
² Sourced from Christchurch City Council - Spatial Open Data Portal <https://opendata-christchurchcity.hub.arcgis.com/>

Project Number: 1-E0074.00
Ōtākaro Avon River Corridor
Regulatory Authorisations Strategy
Rev 0 - 11 March 2025

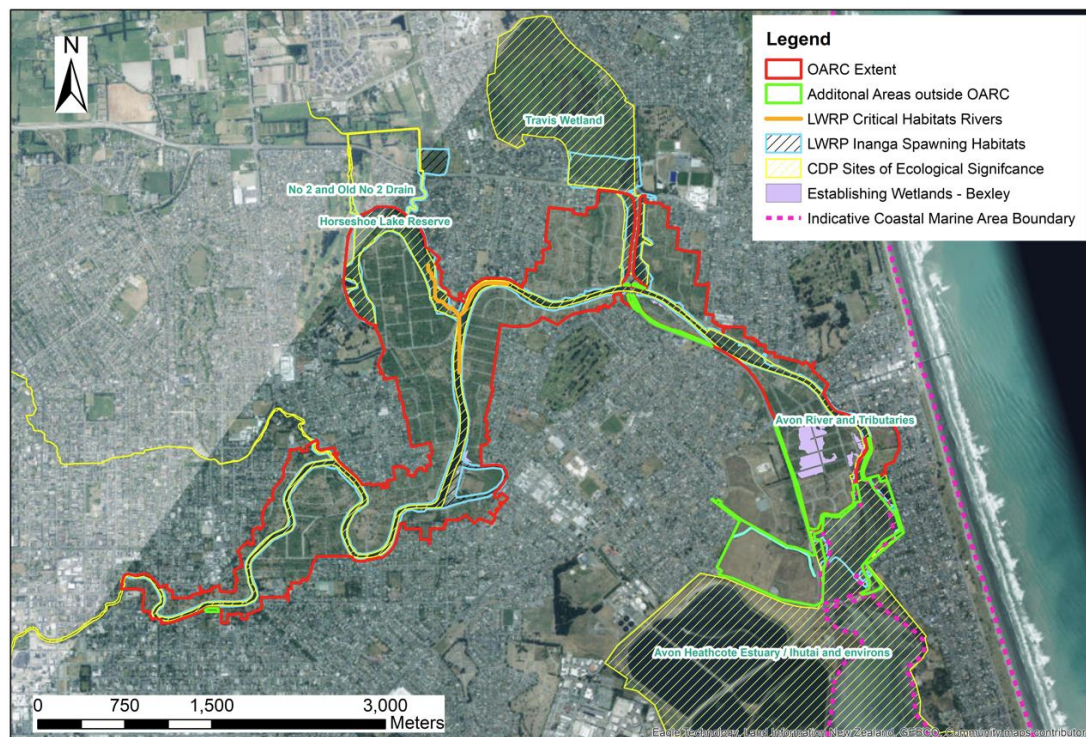


Figure 3-4 : Selected Canterbury Land and Water Regional Plan and Christchurch District Plan ecological based overlays within or near OARC

3.6 Cultural Landscape and Values

The Ōtākaro / Avon River and surrounding area have a long and vibrant cultural history. Ngāi Tahu – and Ngāti Māmoe and Waitaha before them – had permanent and temporary kāinga and pā in the greater Christchurch area. The Ōtākaro / Avon River and Ihutai / Avon Heathcote Estuary are of vital importance to manawhenua, who prized the abundant food and natural resources that could be harvested from the springs, waterways, wetlands, grasslands and lowland podocarp forests that flourished in this area (OARC Regeneration Plan).

The OARC is a natural, dynamic river delta, which was traditionally used as a space for gathering and practicing mahinga kai. Its value as a resource gathering area is reflected in the name of the wider landscape - Ka Whata Kai a Te Rākihōuia (The Food Storehouse of Rākihōuia).

CDP areas of Ngāi Tahu Cultural Significance intersecting with the OARC and additional areas extent are shown in Figure 3-5.

Project Number: 1-E0074.00
Ōtākaro Avon River Corridor
Regulatory Authorisations Strategy
Rev 0 - 11 March 2025

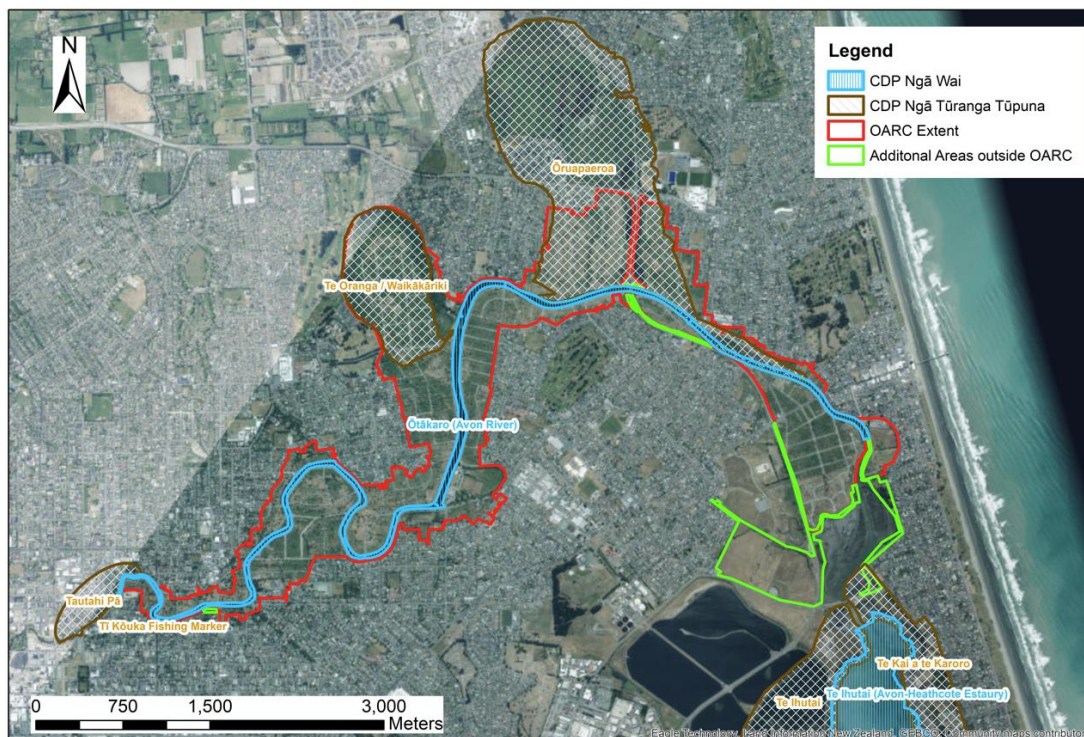


Figure 3-5: Christchurch District Plan areas of Ngāi Tahu Cultural Significance intersecting with the OARC and additional area extent

3.7 Landscape and Natural Character

The CDP identifies two 'Significant features' and one 'Areas of outstanding and high (and very high) natural character in the coastal environment' within the OARC and additional area extent. These are shown in Figure 3-6 and their descriptions from the CPD are below.

CPD Appendix 9.2.9.1.3 Significant features

Horseshoe Lake / Waikākāriki:

- One of the few remaining low-land swamps in the Christchurch District and a unique feature due to its distinctive low and original ox-bow shape, being an older meander of Ōtākaro/Avon River.
- Significant to Ngāi Tahu as a mahinga kai, pā and urupā.
- An area which has a thick undergrowth of indigenous plants and is an important bird habitat.

Ōtākaro /Avon River

- The river provides an important natural contrast with the wider urban environment.
- Ecologically important, including for indigenous fauna and indigenous vegetation.
- Historic heritage associated with both early Māori and European settlement.
- Cultural significance to Ngāi Tahu, particularly relating to mahinga kai and associated pā and kāinga (settlements).
- The river banks have high amenity values and valued for passive recreation activities.

Project Number: 1-E0074.00
Ōtākaro Avon River Corridor
Regulatory Authorisations Strategy
Rev 0 - 11 March 2025

- The Ōtākaro / Avon River is an important natural feature in the city, particularly at Mona Vale, Hagley Park, the Botanic Gardens, and Central City, and contains remnant channels, basins, wetlands and springs reflecting the geomorphological history of the city landscape.

Chapter 9.2.9.2 Landscapes and Natural Character

Avon-Heathcote Estuary/ Te Ihutai:

- Active estuary with shifting channels and dynamic tidal system with high natural character despite significant modifications along its edges.
- The saltmarsh areas and mudflats are important habitats.
- Important bird feeding and breeding site.
- Ngāi Tahu settlements and mahinga kai sites around the edge of the estuary that made use of the extensive food resources, including Te Kai a Te Kāroro, Ohikuparapara, Raekura and Waipātiki and the former Māori fishing reserve called Te Ihutai.

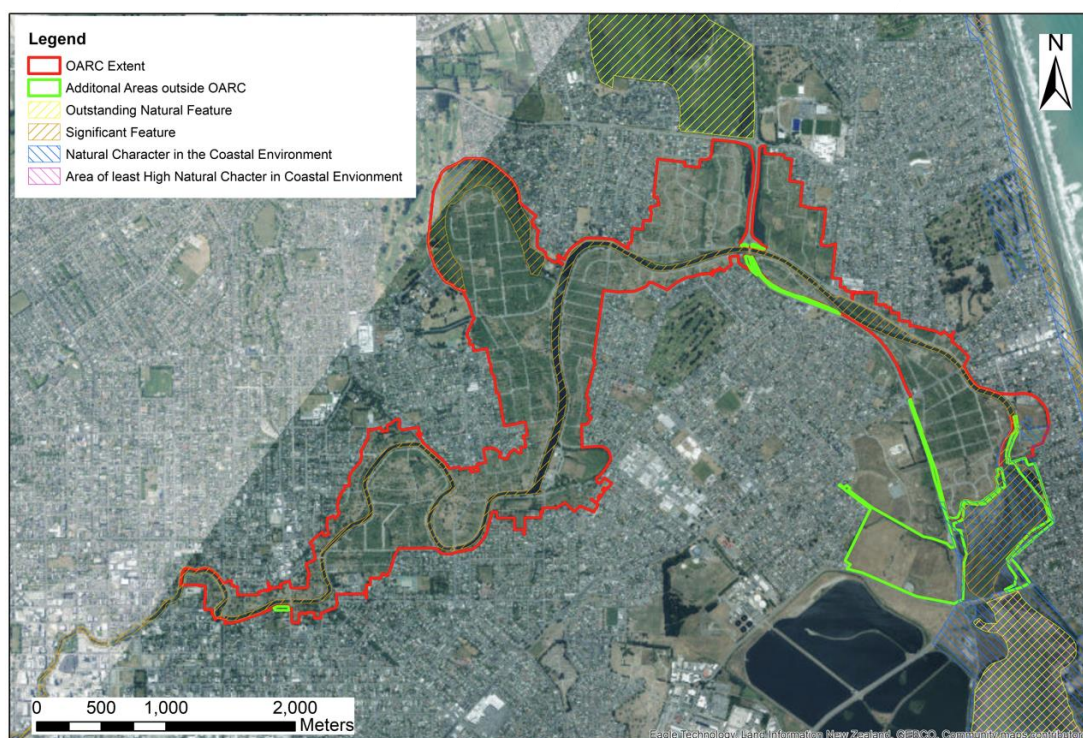


Figure 3-6: Christchurch District Plan areas of Coastal and Natural Character within and near the OARC and additional area extent

Project Number: 1-E0074.00
Ōtākaro Avon River Corridor
Regulatory Authorisations Strategy
Rev 0 - 11 March 2025

3.8 Archaeological

Underground Overground Archaeology Ltd (UOA) was commissioned by the Council to conduct an archaeological site appraisal of the OARC. This appraisal has been prepared to identify any recorded and potential archaeological sites. Summary conclusions from the UOA Report were:

"There is the potential for encountering pre-contact Māori archaeological sites in proximity to previously recorded sites, and potentially in areas of sand dunes and raised river channel deposits along the waterways, though the precise location of sites cannot be predicted with any certainty.

Historical research has indicated that the project area was subdivided throughout the 19th century, and was able to determine which sections had historical evidence for 19th century occupation, and as such, may have pre-1900 archaeological remains."

The areas with low, medium, and high archaeological potential are shown in Figure 3-7.

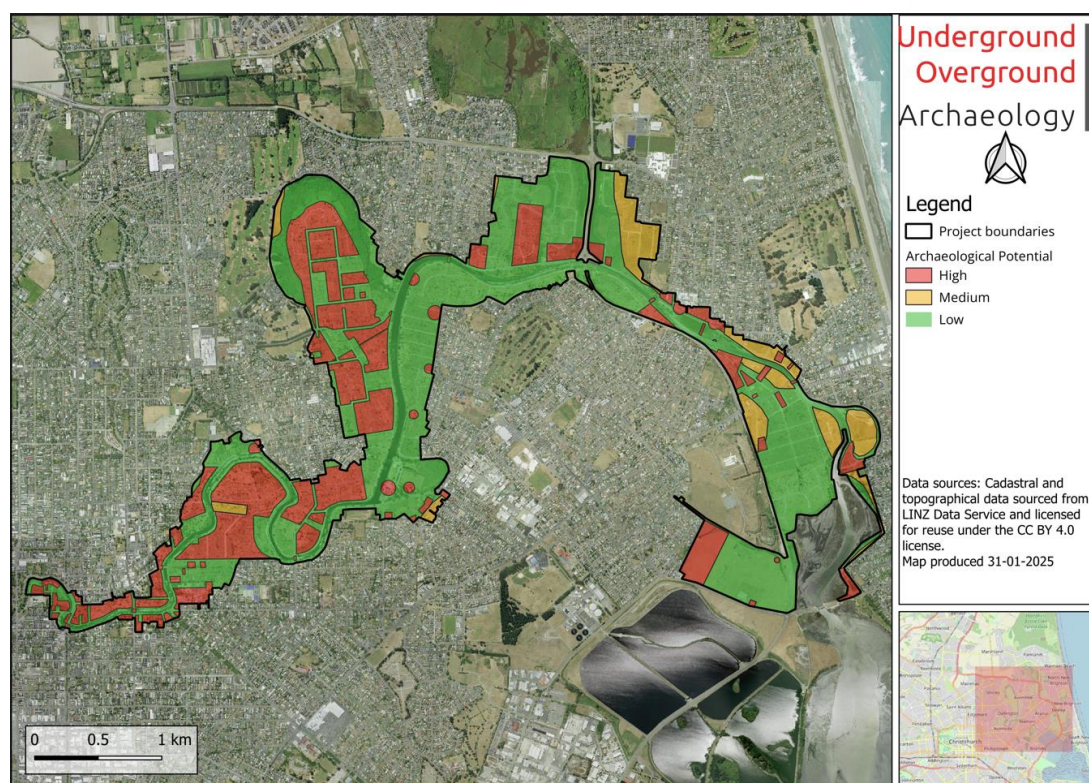


Figure 3-7: Archaeological site appraisal of areas with low, medium, and high archaeological potential within the OARC and additional area extent.

3.9 Contamination

The history of the land (within the OARC), post European colonisation, is one of continuous human impact from activities ranging from farming and market gardening to mostly residential, recreational and a few commercial activities. At some point in time some or all of these activities have taken place somewhere within the boundaries of the land.

Project Number: 1-E0074.00
Ōtākaro Avon River Corridor
Regulatory Authorisations Strategy
Rev 0 - 11 March 2025

The contaminated land strategy for the OARC has examined records of land use both with respect to the statutory activities of the HAIL³ and activities such as housing which are not specifically listed.

Considerable soil and water sampling has already taken place that demonstrates the tested soils from former residential land does not meet the RMA definition as being contaminated⁴ but have higher concentrations of trace elements in the soils than would have been present in pre-European times. Asbestos fibres can also be present in very low quantities.

The contaminated land strategy proposes that these impacted soils with low levels of contaminants are best reused should they be required to be excavated for infrastructure. Their reuse needs some care to ensure that where they are used is suitable for both people and the wider environment and the placement is expected to be in co-ordination with planned restoration of dry land habitat and terrain.

This approach supports the sustainability objectives of the regeneration project, conserves the resource that soils represent and not least offers the opportunity to preserve and enhance the mana and mauri of soils, ngā oneone.

4 Regulatory Authorisations Required

4.1 Overview

The scale and scope of the OARC Regeneration Plan requires many different types of activities to be undertaken. The land contains pre-contact Māori archaeological sites and sections with historical evidence of 19th-century occupation. Parts of existing parks and reserves are to be utilised for stormwater and floodplain management. The land, waterways, and estuary have been subject to ground elevation lowering from earthquakes, are at risk from climate change, and have recently become more naturalised (in terms of values and extent). This means that a broad range of investigations, works, and subsequent statutory authorisations are required.

Attached as Appendix C is a raw list of all the activities for the Three Waters and Parks Projects in relation to the legislation within the scope of this Regulatory Authorisation Strategy. Except for applying some district plan exemptions, the RMA-related activities in Appendix C has not been assessed and reduced in terms of whether each activity is permitted or already consented. A simple list of the existing regional and district council global consents is also provided in Appendix C.

More details of the current global resource consents held by Council that geographically cover the OARC (and most of Christchurch district) is within a table as Appendix D. The table includes a summary of their scope and any significant and relevant limitations to authorising the OARC Regeneration Plan.

³ The Hazardous Activities and Industries List (HAIL; Ministry for the Environment, 2011) is a compilation of activities and industries that are considered likely to cause land contamination resulting from hazardous substance use, storage or disposal. The HAIL is intended to identify most situations in New Zealand where hazardous substances could cause, and in many cases have caused, land contamination.

⁴ contaminated land means land that has a hazardous substance in or on it that—
(a) has significant adverse effects on the environment; or
(b) is reasonably likely to have significant adverse effects on the environment

Project Number: 1-E0074.00
Ōtākaro Avon River Corridor
Regulatory Authorisations Strategy
Rev 0 - 11 March 2025

4.2 Resource Management Act 1991 (RMA)

The RMA classifications assessment is based on the review of the OARC individual project applications to date, regulatory authorities' s42A recommendation reports for decisions ⁵, and WSP's understanding of the applicable RMA planning documents. Additionally, where existing global consents are held by the Council, their scope (refer Appendix D) and compliance with the conditions as far as practicable were also considered. The work in progress Isthmus Group OARC Scheme Design (downloaded 13 September 2024) were also utilised to provide some indication of future activities as far as practicable.

The full RMA classifications assessment, including regulation, rule and resource consent numbers and assumptions used, is contained in the following supporting WSP OARC Regulatory Authorisations Strategy documents:

- RMA National Activity Classification Assessment (Ref: 1-E0074.00-OARC-PLNREG-NAT-Rev1)
- RMA Regional Activity Classification Assessment (Ref: 1-E0074.00-OARC-PLNRULES-REG-Rev1)
- RMA District Activity Classification Assessment (Ref: 1-E0074.00-OARC-PLNRULES-DIS-Rev1)

Considering the likely activities to construct and operate the Three Waters and Parks projects, approximately 160 RMA regulations and rules were identified across the five relevant national (National Environmental Standard-Freshwater (NES-F) and NES-Contaminants in Soil (NES-CS)), regional (LWRP and RCEP) and district (CDP) planning documents.

A summary spreadsheet of the RMA classifications assessment for the OARC Regeneration activities is in Appendix E. An arbitrary cost and complexity rating (low, medium and high) was also applied based on Council and WSP experiences with consenting to date.

A broad high level summary of the RMA classifications assessment is:

- Of the total 160 applicable regulations and rules, there were 75 RMA that were either not permitted activities or covered by Council's existing global consents, therefore requiring authorisation via a resource consent. A reduction of the activities requiring resource consent could occur with more design or investigation information, without this information the most restrictive classification under the regulation or rules was adopted.

Out of the 75 activities requiring resource consent:

- 30 activities requiring resource consent had a cost and complexity rating of "Low", only five of these were under the regional council functions.
- 31 activities requiring resource consent had a cost and complexity rating of "Medium".
- 14 activities requiring resource consent had a cost and complexity rating of "High".
- There were potentially 9 activities classified as non-complying.
- There were 2 potential prohibited activities (not authorised by an existing resource consent):
 - Complete or partial drainage of a natural inland wetland from activities that are not 'specified activities' within a natural inland wetland NES-F) ⁶
 - The take and use of groundwater for drainage controls (LWRP) ⁷

⁵ Avon Park - CRC240728 & RMA20232877, City to Sea West - RMA20232549, Waitaki Stopbank & Tidal Wetland - CRC230232 to CRC230236, CRC213957 & CRC220300, CRC242874, Fourth Bridge - RMA2024497

⁶ It is not clear whether this activity would actually need to occur

⁷ This prohibited status is only based on a recent ECan reinterpretation to the LWRP that has not been legally tested.

Project Number: 1-E0074.00
Ōtākaro Avon River Corridor
Regulatory Authorisations Strategy
Rev 0 - 11 March 2025

- For the stopbanks, this component of the scheme potentially triggers approximately 50 RMA regulations and rules, with approximately 30 of these regulations and rules assessed as being not permitted activities or not currently covered by a global resource consent.
- The rules in the coastal plan (RCEP) only applied to the additional areas being considered.

4.3 Reserves Act 1977

The following are likely activities for the OARC Regeneration under the Reserves Act 1977 that require approvals:

- Change of reserve purpose classification (whole or part) – s24 / s24A when done by a territorial authority
- Revocation as a reserve – s24 (i.e. make a Park)
- Preparation and approval of a new Reserve Management Plan – s41
- Amending an existing Reserves Management Plan – s41 (to better enable some Three Waters infrastructure)
- Grants of rights of way and other easements – s48 (i.e. for Three Waters infrastructure access and maintenance).

Under the Local Government Act 2002 s138 a definition is provided for Parks: “Parks means land acquired or used principally for community, recreational, environmental, cultural, or spiritual purposes.” Parks are a lot more flexible than reserves in terms of use and development.

The following is noted and provides more context:

- The changes of reserves will be mainly from Recreation Reserve or Local Purpose (Esplanade) to Local Purpose (Utility) Reserves i.e. for flood protection or stormwater management purposes.
- Allowing river margin related Recreational Reserves to flood in storm events or high / king tides inside a new stopbank and hence allow for a wetland to form is not considered a change in reserve status. Generally allowing natural ecological changes of land is acceptable in recreation reserves. If you are deliberately building infrastructure to hold, treat or divert water, then this would be contrary to the Recreational Reserve status.
- Reserve creation may occur for large areas of the OARC but this may not happen until the end of all physical works (i.e. several decades).
- Parks that are not held under the Reserves Act are held under the LGA. Note s138 of the LGA has a restriction on disposal of parks and there is a requirement to consult the community.
- Esplanade reserves are held under the Reserves Act as Local Purpose (Esplanade) Reserves but refer to s229 of RMA for purpose of Esplanade reserves and esplanade strips.

4.4 Wildlife Act 1953

The Wildlife Act 1953 applies to activities relating to protected species (refer Schedules 1 to 5 of the Act) being mammals, birds, reptiles and amphibians and their nesting habitat.

The following activities are expected to apply to lizards, and possibly bird removal and management for the OARC Regeneration, thereby requiring a permit under the Wildlife Act 1953 and approval from the Minister of Conservation:

- Catching and handling wildlife for a survey – s53 (1)
- Catching, handling and relocating wildlife at one site – s53(2)(a)
- Disturbing or killing wildlife or their eggs – s53(2) (b).

The following is noted and provides more context:

Project Number: 1-E0074.00
Ōtākaro Avon River Corridor
Regulatory Authorisations Strategy
Rev 0 - 11 March 2025

- Lizards - A lizard survey permit under the Wildlife Act is held personally by a current Council staff member covering the South Island and expires in 2032.
- Birds
 - It is expected that disturbing avian fauna (birds) while nesting can be avoided by not undertaking works in wetlands or other likely habitat areas during bird nesting season. If work extends into nesting season and involves undertaking continuous disturbance (< 4 day no work periods), using lawful passive methods which dissuade birds from choosing the proposed works footprint for nesting may be implemented. Such methods include setting up danger tape (bunting), use of predator decoys or “busying up” to maintain exclusion zones. This assists in avoiding or having to undertake avian nesting surveys and/or stopping works.
 - Native bird / egg relocation (capture / release) does require a Wildlife Permit however no relocation is anticipated in the OARC.
- Frogs - There are no known populations of native frogs in the Ōtākaro / Avon River catchment (or possibly Canterbury).
- Bats - The presence of bats has been recorded in Christchurch for several decades.
- Fish - Freshwater fish are generally not protected under the Wildlife Act. However, the Conservation Act 1987 (administered by DOC) and Freshwater Fisheries Regulations 1983 (administered by MPI) apply.

4.5 Heritage New Zealand Pouhere Taonga Act 2014 (HNZPTA)

The following are the activities that require authorisation under the HNZPTA:

- To undertake an activity that will or may modify or destroy the whole or any part of any archaeological site or sites within a specified area of land – s44(a)
- To undertake an activity that will or may modify or destroy a recorded archaeological site or sites, if the effects of that activity on a site or sites will be no more than minor – s44(b)
- To conduct a scientific investigation of an archaeological site or sites within a specified area of land – s44(c)
- Exploratory investigations (e.g. test pits) of site or locality – s56.

Any works in the ‘Low Archaeological Potential’ mapped areas (refer Figure 3-7) could proceed under an Accidental Discovery Protocol (ADP), further in medium or high mapped areas if excavation can be avoided to be no deeper than 200 mm in these areas this may negate the need for an authority and only the use of an ADP.

5 Key Regulatory Issues to Date

The identified key issues encountered or anticipated by Council and through WSP’s own recent experience with other Council infrastructure regulatory authorisations are described in detail in WSP document – OARC List of Key Regulatory Issues (1-E0074.00-OARC-PLN-ISSUES-Rev2).

The eight key issues are concisely described as:

- 1 Interpretation of the Land and Water Regional Plan (LWRP) by the consent authority
- 2 Activity or development is inconsistent with the CDP OARC Development Plan
- 3 Information requirements and costs
- 4 Timeframes of obtaining consents and other authorisations
- 5 Large scale consents / permits may not be supported
- 6 Changing environment sensitivity
- 7 Betterment of the environment
- 8 Landowner approvals

Project Number: I-E0074.00
Ōtākaro Avon River Corridor
Regulatory Authorisations Strategy
Rev 0 - 11 March 2025

As well as meeting the aims in Section 1.3 the chosen pathway(s) needs to resolve as far as practicable the issues identified.

The list of technical documents or assessments that have been required to support the projects requiring a resource consent application / authority or permit, or to achieve compliance with an existing global resource consent, are described concisely in Appendix F.

6 Options Analysis

6.1 Overview

The following sections outline the methodology used to determine the best available regulatory option to implement the OARC Regeneration.

The description of each regulatory process along with the analysis of the associated risks are contained as in WSP document – OARC Description of Regulatory Processes and Risks (I-E0074.00-OARC-PLN-OPTION- ATT-1-Rev0). The document includes an evaluation of the risks associated with each process, using the following categories:

Risks

- **Timeframe** – regulatory timeframe of processing applications
- **Cost** – regulatory cost of processing applications
- **Efficiency** – any risks to efficiency
- **Complexity** – complexity of each process
- **Consultation** – the stakeholder engagement required for the process
- **Broader outcomes** – risk of unintended negative impacts, i.e. social, environmental and economic
- **Council reputation** – risk to Council reputation, i.e. loss of trust or dissatisfaction due to process

6.2 Establishing a Framework

6.2.1 Long List of Processes

A comprehensive framework was established to use for the detailed analysis. The following available regulatory processes to obtain the necessary authorisations were considered:

Resource Consenting Processes:

- **Project by Project Consenting** – currently the status quo process for OARC projects, involving separate applications to each regulatory authority for each project.
- **Zone Wide Consents** – bundling projects into a single application to each regulatory authority.
- **Design or Activity Wide Consents** – grouping activities such as stopbanks or pathways into single applications to each regulatory authority.

Other RMA Processes:

- **Plan Changes** – application to modify the CDP or the LWRP. These would seek changes to zoning, and Outline Development Plans, and more permissive and enabling rules and policies.
- **Designations** – Notice of Requirement (NOR) application to designate areas of the OARC under the CDP for particular purposes, e.g. flood management and recreational activities.

Project Number: T-E0074.00
Ōtākaro Avon River Corridor
Regulatory Authorisations Strategy
Rev 0 - 11 March 2025

- **Fast-track Approvals Legislation** – All regulatory authorisations (including non-RMA) would be covered under one application.
- **Natural and Built Environment Act Fast-track Consenting** – still a current process however repeal is impending following passing of the Fast-track Approvals Legislation. In addition, this process only covers RMA processes.

Non-RMA Processes ⁸:

- **Heritage NZ Pouhere Taonga Archaeological Authority** – for any modification or destruction of an archaeological site or building.
- **Reserves Act** – changing reserve classification, revoking reserve status and/or amending or creating a Reserve Management Plan. May be required if a proposed activity does not meet the purpose of a reserve.
- **DOC Wildlife Permit** – to catch, hold, release or kill wildlife, i.e. lizards, birds, fish.

As a subset of the Resource Consenting Processes, a consent application may proceed down any of the following council consenting pathways:

- **Non-notified Process**
 - Typical non-notified process
 - Non-notified with independent commissioner
- **Public or Limited Notification Process**
 - Typical notification process
 - Request for public notification
 - Notification with independent commissioner
 - Notification with Environment Court direct referral

6.2.2 Initial Assessment of Risks

The key risk identified is the inability to apply for those activities that are prohibited. There are two potential prohibited activities (not authorised by an existing resource consent).

- Complete or partial drainage of a natural inland wetland from activities that are not 'specified activities' within a natural inland wetland (NES-F) ⁹
- The take and use of groundwater for drainage controls (LWRP) ¹⁰

It is noted that ECan are currently in the process of preparing Plan Change 8 (PC8) to the LWRP to address shallow groundwater interception by infrastructure and constructed stormwater basins and wetlands. The draft PC8 version for stakeholder comment needed some considerable improvements. As of November 2024, ECan have deferred PC8, seeking clarification from the Minister of Environment ¹¹. WSP recommends that Council seek a rule interpretation declaration from the Environment Court.

Other key risks identified were significant uncertainties in cost, timeframes and efficiency.

As a result of the identified risks, some processes were considered not suitable to implement the OARC and have been excluded from further consideration. The processes excluded, and the reasons, are as follows:

- **Public Notification with Environment Court Direct Referral** – likely increased costs and delays due to the lack of a specified decision timeframe.

⁸ All non-RMA processes are inherently considered for the ŌARC, as they are essential for implementing the strategy.

⁹ It is not clear whether this activity would actually need to occur.

¹⁰ This prohibited status is only based on a recent ECan reinterpretation to the LWRP that has not been legally tested.

¹¹ <https://www.ecan.govt.nz/get-involved/news-and-events/2024/canterbury-regional-policy-statement-paused/>

Project Number: 1-E0074.00
Ōtākaro Avon River Corridor
Regulatory Authorisations Strategy
Rev 0 - 11 March 2025

- **Plan Changes** – cost, timeframes, efficiency and uncertainty of achieving outcomes sought. An example of the uncertainty and timeframes is the current PC8 to the LWRP process to date.
- **Natural and Built Environment Act Fast-track Consenting** – limitations to RMA processes and impending repeal and replacement with the Fast-track Approvals Legislation. The NBEA Fast-tracking is limited to 'eligible activities' that does not include the Parks Team projects / activities.

6.2.3 Short list for Detailed Analysis

Following the evaluation of risks, the following shortlist of processes have been considered in detail to implement the OARC:

Resource Consenting Processes:

- Project by Project Consenting
- Zone Wide Consenting
- Design or Activity Wide Consenting

Other RMA and new Fast-track Processes:

- Designations
- Fast-track Approvals Legislation

Non-RMA Processes:

- Heritage NZ Pouhere Taonga Archaeological Authority
- Reserves Act
- DOC Wildlife Permit

The above RMA resource consent processes may include the use of the following sub-processes in part or full:

- **Non-notified Process**
 - Typical non-notified process
 - Non-notified with independent commissioner
- **Public or Limited Notification Process**
 - Typical notification process
 - Request for public notification
 - Notification with independent commissioner

6.3 The Framework for Detailed Analysis

The shortlisted processes for securing the necessary authorisations for the OARC have been grouped into three pathways:

- 1 **Multiple and Phased:** Priority projects, quick wins, or design and activity wide consent applications are made in the short term, followed by any remaining projects once 'prohibited' activities are resolved through the ECan plan change process.
- 2 **Single:** Zone wide applications are made to each regulatory authority, or one comprehensive application for all projects is made under the Fast-track Approvals Legislation.
- 3 **Combination:** Combines the first two options, applications for priority projects and/or quick wins are made now, while a comprehensive application is made for all remaining projects under the Fast-track Approvals Legislation.

Project Number: 1-E0074.00
Ōtākaro Avon River Corridor
Regulatory Authorisations Strategy
Rev 0 - 11 March 2025

These three options are shown as flowcharts in Figure 6-1, along with accompanying notes on how each process would work. For any of these processes, existing global or project specific consents are proposed to be utilised where applicable.

Quick win projects are those of a smaller scale or relatively minor activity where adverse effects are considered to be no more than minor and therefore, unlikely to be notified. Due to the nature of these activities, they will have minimal information requirements or only require a concept level design. Priority projects are those that are planned to be undertaken in the short term, or projects that may need to be brought forward to address an environmental or community need.

Note: A restriction in the current version (Bill 31-3) of the Fast-track Approvals Legislation (Section 25A) is that if an application has been made for an activity to a regulatory authority, it must be withdrawn before lodging an application for the same activity under this fast-track process.

The pros, cons, and summary of the three options are discussed in Table 6-1.

Project Number: 1-E0074.00
Ōtākaro Avon River Corridor
Regulatory Authorisations Strategy
Rev 0 - 11 March 2025

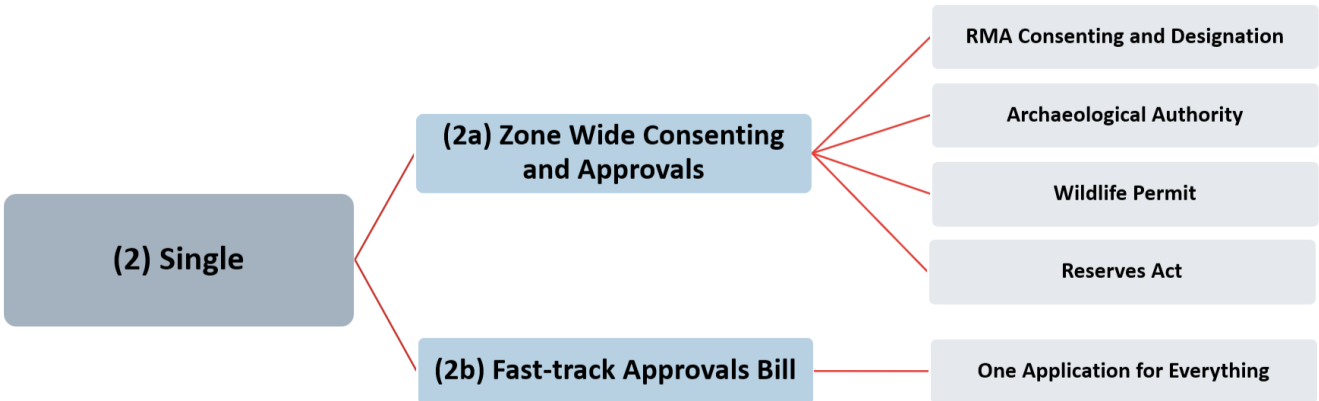
Option 1 : Multiple and Phased



Explanation

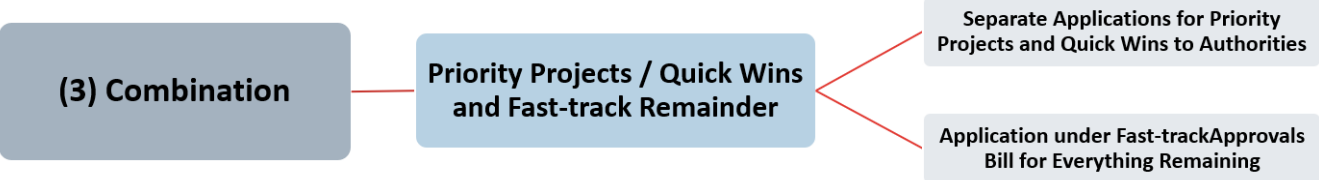
- Priority projects and/or quick win projects and/or design / activity-based consents are sought from each regulatory authority.
- A limitation is that no application can be made for prohibited activities, therefore it requires the delaying of any project or activity that is currently considered prohibited until the issue has been resolved through the ECan plan change process.
- This option allows in some cases for Scheme and Project designs to be developed to sufficient detail to enable district consenting and other approvals (i.e. Archaeological Authorities).

Option 2 : Single



- In this option, all OARC Three Waters and Parks projects are applied together across the entire OARC zone as a single application through either:
 - Option 2a: All projects are bundled, and applications are made to each regulatory authority. This would involve a separate or joint application to the district and regional council, and separate applications to HNZPT and Department of Conservation (DOC) for the required authorisations.
 - Option 2b: All projects are bundled into one complete application under the Fast-track Approvals Legislation, i.e. one application to include RMA approvals, archaeological authorities, wildlife permits.
- A limitation of Option 2a is that no application can be made for prohibited activities, therefore it requires the delaying of any project or activity that is currently considered prohibited until the issue has been resolved through the ECan plan change process.
- Under Option 2b applications can be made under the Fast-track Approvals Legislation for those activities considered prohibited.

Option 3 : Combination



- This option uses a combination of Options 1 and 2. Under this approach, priority projects or quick win projects are consented under the status quo process while all authorisations (i.e. archaeological authorities) for all other remaining projects are bundled into one application under the Fast-track Approvals Legislation.
- The Combination option aims to progress any priority or quick win projects while also progressing all remaining projects under the Fast-track Approvals process.
- Under Option 3 an application can be made under the Fast-track Approvals Legislation for those activities considered prohibited.

Figure 6-1 : Framework for Detailed Analysis chart

Project Number: 1-E0074.00
Ōtākaro Avon River Corridor
Regulatory Authorisations Strategy
Rev 0 - 11 March 2025

Table 6-1: Pros and Cons of Options

Option	Sub-Option	Explanation	Pros	Cons	Summary
(1) Multiple and Phased	Priority - Quick Wins - Design & Activity Now / Prohibited Activities Later	<ul style="list-style-type: none">Priority / quick win projects or design / activity-based applications are made to each regulatory authority.Once prohibited activities are resolved, remainder of projects are applied for.	<ul style="list-style-type: none">Allows priority, quick win projects or design and activity-based projects to be implemented quickly while buying time for prohibited activities to be resolved through the ECan plan change process.	<ul style="list-style-type: none">Prohibited activities (take and use of surface water and groundwater) cannot be applied for, therefore must be delayed.Unknown timeline for prohibited activities to be resolved.While some authorisations may be secured within regulatory timeframes, others may not, meaning that some projects cannot go ahead until all necessary authorisations and permits are secured.Coordination challenges involved in to managing multiple applications to different authorities.Having multiple applications in process with each regulatory authority can lead to inconsistent decision making and increased costs. This can in turn impact reputation if projects cannot be delivered as intended.	Least favourable option given complexity involved in multiple applications to each regulatory authority, and risk of inconsistent decision making and increased costs. There is also the inability to apply for prohibited activities.
	(2a) Zone Wide Consenting and Approvals	<ul style="list-style-type: none">Single zone wide applications are made to each regulatory authority to authorise all projects under OARC.	<ul style="list-style-type: none">By consolidating projects into one application, this approach can streamline the consenting process, reducing the administrative burden of piecemeal projects and potentially accelerating overall approval times.A single comprehensive application is prepared and lodged with each regulatory authority, allowing the OARC to be considered as a whole.	<ul style="list-style-type: none">Prohibited activities (take and use of surface water and groundwater) cannot be applied for, therefore must be delayed.Unknown timeline for prohibited activities to be resolved.Any issues or delays in the approval process for the bundled application with any authority can impact all included projects, potentially leading to significant delays.While some authorisations may be secured within regulatory timeframes, others may not, meaning that some projects cannot go ahead until all necessary authorisations and permits are secured.May not be supported by stakeholders – i.e. single archaeological authority for OARC.Increased risk of being notified (e.g. bundled as non-complying).Not all design aspects will be known at the time of lodgment given the 30-year program and therefore, designations may need to be considered to secure sites for the identified purpose.	More efficient than Option 1 as it bundles projects into a single application to each regulatory authority. However, it is still limited by the inability to apply for prohibited activities, and any delays through the process would delay the entire program.
(2) Single	(2b) Fast-track Approvals Legislation	<ul style="list-style-type: none">All projects in the OARC are bundled and a single application for all authorisations is made under the Fast-track Approvals Legislation.	<ul style="list-style-type: none">By consolidating projects into one application, this approach can streamline the consenting process, reducing the administrative burden of piecemeal projects and potentially accelerating overall approval times.This method allows for a holistic assessment of the cumulative impacts of all projects within the zone, leading to more integrated and effective management strategies.Prohibited activities can be applied for through this process.	<ul style="list-style-type: none">Indications are that a Fast-track Approvals process that is not deemed by the panel as sufficiently large scale, high complex in nature (so any timeframe can be set) the timeframes for processing is in order of 115 working days¹².Bundling all projects will mean that not all design aspects will be known when the application is lodged. Designations would resolve the issue of requiring upfront detailed design.Fast-tracking may not be supported by all stakeholders and therefore, may be a risk to reputation.Any issues or delays in the approval process for the bundled application can impact all included projects, potentially leading to significant delays.Fast-track Approvals Legislation is that if an application has been made for an activity to a regulatory authority, it must be withdrawn before lodging an application for the same activity under this Fast-track process.	Allows the holistic assessment of the entire OARC, and the application of prohibited activities. However, any delays through the process would delay the entire program.
	(3) Combination	<ul style="list-style-type: none">Priority / quick win projects are applied for via the status quo (project by project) process.At the same time, all remaining projects are bundled into a single application for all regulatory authorisations under the Fast-track Approvals Legislation.	<ul style="list-style-type: none">Allows priority / quick win projects to be implemented quickly while also progressing the remainder of the projects under the Fast-track option.Quick wins for non-controversial, likely non-notified activities and therefore, 20 working day process.No need to wait for prohibited activities to be resolved, as they can be included in the Fast-track application.	<ul style="list-style-type: none">Timeframe for processing under Fast-track Approvals, is indicatively 115 working days (if discretion to increase due to scale and nature is not taken)⁸.Bundling projects will mean that not all design aspects will be known when the application is lodged. Designations would resolve the issue of requiring upfront detailed design.Fast-tracking may not be supported by all stakeholders and therefore, may be a risk to reputation.	Most favourable option. Allows progression of some projects now as well as the holistic assessment of all remaining OARC projects for all authorisations. Also allows application to be made for prohibited activities.

¹² Timeframes are specified by the Fast-track Act, sections 46, 47, 49, 51, 53, 54, 55, 67, 70, 72, and 79, noting that some timeframes occur simultaneously. <https://www.legislation.govt.nz/act/public/2024/0056/latest/LMS943195.html>

Project Number: 1-E0074.00
Ōtākaro Avon River Corridor
Regulatory Authorisations Strategy
Rev 0 - 11 March 2025

6.4 Discussion

After considering the framework options, Option 3 stands out as the best overall outcome. This involves applying for quick win or priority projects through the existing standard consenting and authorities' pathways while also submitting a single application for all remaining projects under the Fast-track Approvals Legislation. This approach allows some work to proceed and be implemented as soon as possible, while a comprehensive application reduces the risks associated with submitting separate applications to each authority.

Since the Scheme design will be at a concept design level, it may not be detailed enough to satisfy decision-makers for a fast-track district resource consent application. This would risk generating onerous conditions that require approvals post-decision, potentially hindering the consent use. Therefore, using a designation should be considered for the district components, this ensures sites are secured for their intended purpose, and a staged outline plan process subsequently follows (that does not need detailed design 'approvals'). It is recommended that this designation links back to the OARC Regeneration Plan, possibly through a designation condition or purpose.

The five key reasons for this recommendation are as follows:

- 1 **Efficiency:** This approach enables the immediate execution of priority and quick win projects while simultaneously advancing the remaining projects of the OARC as a comprehensive project under the Fast-track Approvals Legislation.
- 2 **Balanced Approach:** Option 3 combines the strengths of both phased and bundled approaches, ensuring that priority projects can proceed quickly while maintaining a comprehensive strategy for the entire OARC zone.
- 3 **Flexibility and Information Requirements:** Including a NOR in the bundled Fast-track application (instead of CDC consents) allows for a more preliminary design to be provided upfront. Later, outline plans with detailed designs can be submitted to provide the Council with the necessary information. This will better enable Council to maintain its' design programme while securing the area for the purpose of the OARC Regeneration Plan and providing considerably more flexibility in design.

Also of importance will be the inclusion of a comprehensive set of regional resource consent conditions. These conditions will need to provide an appropriate balance between flexibility for design changes, ensuring streamlined works across the OARC, and certainty that adverse effects are mitigated. The conditions will also need to ensure that the level of subsequent regulatory authority approval or certification is sensible and reasonable.

The overall application will require a robust set of technical information and upfront consultation, and methods proposed that secure the positive effects.

- 4 **Risk Mitigation:** By applying for quick win or priority projects separately and not including them in the Fast-track application, it reduces the risk of delays in submitting the Fast-track application, and the processing under the Fast-track process for projects that are programmed to begin or are high priority. Consultation with stakeholders such as Ngāi Tahu and Te Ngāi Tūāhuriri Rūnanga is essential.
- 5 **Regulatory Clarity:** Provides for a streamlined decision.

This comprehensive approach ensures that the OARC Regeneration Plan is implemented efficiently, effectively, and with minimal risk, making Option 3 the most advantageous choice.

Project Number: 1-E0074.00
Ōtākaro Avon River Corridor
Regulatory Authorisations Strategy
Rev 0 - 11 March 2025

7 Recommendations

7.1 Overview

It is recommended that Council proceed with Option 3 and prepare a comprehensive application under the Fast-track Approvals Legislation along with separate standard applications for priority projects to regulatory authorities (that need to be explicitly excluded from the Fast-track approvals sought).

Other recommendations for the Fast-track Approvals Option 3 are:

- RMA – use of the NOR / Designation pathway for the district functions given the Fast-track process is likely to use a Scheme Design at a concept design level.
- Reserves Act – consider using the revocation of reserve status pathway. Make all or the reserves impacted by the Scheme Design (subject to the Reserves Act) parks under the LGA. Parks are a lot more flexible than reserves in terms of use and development.

Whilst some quick win projects (low complexity) were identified during this Strategy, ultimately most were not standalone in nature that if consents were obtained it would result in any progress in implementing any material physical aspect of the Regeneration Plan. So, this aspect does not form part of the Option 3 recommendation.

7.2 Priority Projects

Any current standard applications with regulatory authorities should be kept in process until decisions are issued on them.

We understand from the updated OARC integrated programme provided, that the following two projects have commenced and are programmed to be completed by mid-2026:

- Sector 13 Lake Kate Sheppard
- Sector 1b Sutton (Fitzgerald Stanmore Sector Boundary)
- Sector 14 ANZAC to Waitaki¹³

Advice was obtained through discussions with the Council Project Managers regarding these two projects to gain a better understanding of their scope and progress.

The Sector 13 Lake Kate Sheppard project, which focuses primarily on wetland restoration (including road removal) and wetland creation, is avoiding the “prohibited” groundwater interception issue. The ecological aspects meet definitions of wetland restoration and are permitted activities under the RMA national regulations and regional rules.

The Sector 1b Sutton boundary project focuses on recreational enhancement and is expected to avoid “prohibited” groundwater interception issues with shallower excavations, with the following actual and potential project items:

- Pathways
- Public amenity buildings
- Public amenity / recreation structures,
- Stopbanks – flood wall or earthen (potentially)

¹³ Excluding Sector 14 Cul Place Tidal Wetland -expected to be consented by Fast-Track Approval

Project Number: 1-E0074.00
Ōtākaro Avon River Corridor
Regulatory Authorisations Strategy
Rev 0 - 11 March 2025

The Sector 14 ANZAC to Waitaki includes a flood wall section, earthen stopbank, a pump station, and pathways (Jack Hinton and C2S). Resource consent applications are currently being prepared.

The Sector 17 Pages to Bridge (Bexley) includes a flood wall section, earthen stopbank, a pump station and a Bexley Tidal Wetland. Resource consenting is programmed within the next 12 months.

These four sectors' projects, and any current applications in process that are not significantly blocked, would be the obvious projects to be described as priority projects and excluded from the Fast-track application scope. Consenting scope and progress for these projects should be routinely assessed over the interim to confirm these are still suitable to be excluded.

7.3 Global Resource Consents

The following is recommended actions with respect to the current existing global resource consents held by Council, to seek through the Fast-track Approvals process:

- Obtain a OARC zone-wide land use consent for excavation over aquifers, including within 50 m of a surface water body for Three Waters and Parks projects. The existing global consent CRC173830 is deficient in scope as it does not authorise stopbanks, stormwater basins, wetlands, recreational facilities, and buildings. Using both a global and a separate excavation over aquifer consent in close proximity for different project items would add administrative complexity. For completeness a Fast-track change of conditions to CRC173830 to remove the OARC from this existing consent (reduce the scale) would preferably be undertaken, or alternatively a condition could be proposed that a OARC land use consent cannot be concurrently used with CRC173830 in OARC.
- Obtain a OARC zone-wide groundwater interception water and discharge permit for the OARC Regeneration. As the current solution (CRC243183) is only temporary and the ECan plan change process solution (draft PC8) has long timeframes and is uncertain. The completeness process described in the bullet point above should be undertaken.
- Review the scope and duration of the global dewatering renewal decision and its subsequent objection by Council on some unworkable imposed conditions, and check it still fit for purpose. If the outcome eventuates to be deficient also include in the Fast-track application.

All other resource consent globals are considered adequate in scope, and duration (at least 20 years), for the OARC Regeneration programme.

7.4 Consultation and Community Engagement

The Fast-track Approvals Legislation - Section 29 (Pre-lodgement requirements for listed project) states that before lodging a substantive application for a listed project, the authorised person for the project must consult the person and groups referred to in Section 11. In relation to a OARC Fast-track application these are:

- *The relevant local authorities*
- *Any relevant iwi authorities, hapū, and Treaty settlement entities*
- *The relevant administering agencies.*

The engagement with the Regulatory Sections of Council and ECan for this Regulatory Approvals Strategy would be part of the consultation. More engagement with the Regulatory Sections is discussed in Sections 7.6 and 7.7. Whether there are any other parts of Council and ECan to be consulted should be confirmed.

Project Number: 1-E0074.00
Ōtākaro Avon River Corridor
Regulatory Authorisations Strategy
Rev 0 - 11 March 2025

Ngāi Tūāhuriri Rūnanga through Whitiara expects to participate in the development and consenting of the OARC scheme as a Treaty Partner. It does not expect to be treated or categorised as a stakeholder for engagement purposes. Appendix A identifies the expectations of active involvement and scope of interests for the development and implementation of the OARC Regeneration Plan.

The relevant administering agencies would be the other regulatory authorities DOC and HNZPT.

The OARC has a high public profile given the media coverage of its qualification as a listed project under the Fast-track Approvals legislation. Council should consider if further community engagement is required or if the Regeneration Plan process could be relied upon for the substantive Fast-track Approvals application.

7.5 Level of Scheme Design Detail

A Scheme Design is a design that is similar to a concept design and will generally set the footprint for facilities and include layout drawings. Supporting scoping calculations will need to be undertaken to sufficiently show how facilities would operate and to allow a cost estimate to be produced. In some cases, the Scheme Design is deemed to be sufficient in detail to enable regulatory authorisations to be secured.

Appendix A sets out expectations for input into the scheme design as it is developed, in accordance with Ngāi Tūāhuriri's status as a Treaty partner.

The key question for the OARC Scheme Design (that is similar in scale to a greenfield motorway) is what level of detail is required for the range of Three Waters projects compared to a Parks projects item. Also, overall, the level of design will be determined by the district pathway taken, i.e. is it a single Fast-track NOR (designation) or district resource consent application, to be sought under the Fast-track Approvals legislation. Archaeological Authority applications typically require the depth of excavations to be known (as well as the footprint).

There may be several examples of Scheme Designs approved by other fast-track processes, in particular what has been approved under the COVID-19 Recovery (Fast-track Consenting) Act 2020 that was limited to the RMA. It is recommended research is undertaken for these decisions as a priority to obtain any guidance and to inform the scoping of the Scheme Design project.

7.6 Supporting Technical Work and Documents

With the recommendation above for the Fast-track Approvals Legislation to be utilised, and some assumptions about the likely scope of such an application, this sub-section provides a high-level initial assessment (for discussion and development) of early research, and the technical work and assessments that would be required for the OARC Fast-track application.

Appendix A sets out expectations for input into the technical assessments of interest to Ngāi Tūāhuriri's status as a partner to the delivery of the OARC Regeneration Plan.

Early dialogue with Council's Regulatory Team and ECan is recommended to confirm reports and if any other technical reports should be considered when there is a better understanding of the scope and process of the Fast-track application.

A summary of the physical and planning environment information, or reporting / maps gaps identified by the technical assessments undertaken to date and this Strategy process include:

- An update to the UOA Archaeological Site Appraisal to consider the additional areas outside OARC.
- The delineation of wetland areas on land within the OARC.

Project Number: 1-E0074.00
Ōtākaro Avon River Corridor
Regulatory Authorisations Strategy
Rev 0 - 11 March 2025

- Create a concise report detailing the methods, locations, and findings of the herpetofauna and lizard's habitat surveys undertaken by Council. Shapefiles from this work should also be included in GIS resources ¹⁴.
- Determine accurately the coastal marine area boundary (MHWS elevation and extent) in the lower tidal reaches of Ōtākaro / Avon River and the Ihutai / Avon Heathcote Estuary.

In addition to the Scheme Technical Investigations and Assessment deliverables (Section 2.3) the following assessments should be undertaken at a OARC Scheme scale:

- Lawful baseline for effects assessment – Planning and Legal
- Surface water and groundwater quality baseline information review and gap analysis
- High level aquatic ecology impact assessment (for fish passage through culverts, and construction effects – sediment discharges riparian vegetation removal etc)
- Biodiversity net gain assessment (quantify short adverse and long term positive effects) to support the ecological assessment
- Toxicity assessment (for tidal wetland creation / saturation of soil contamination)
- OARC reuse of excavated soils, sustainable containment design
- OARC reuse of excavated soils, contaminant values appropriate and protective of the placement location.
- OARC reuse of excavated soils, assessment of operational monitoring and maintenance.
- CPTED (Crime Prevention Through Environmental Design) assessment (or a designation condition requiring it is undertaken)
- Landscape design guide
- Landscape and visual assessment (supported by visualisations for key / large above ground project items)
- Pump station acoustic principles report
- Lighting design standard statement
- Tree assessment (for removal of any protected trees)
- Wetlands restoration plan (in accordance with NES-F Schedule 2)
- Archaeological management plan (OARC Landscape)
- Lizard management plan

The following activity / site specific technical work and assessment will be required:

- Bexley landfill WAC (if different to the OARC WAC)
- Bexley landfill preliminary design and staging drawings
- Bexley landfill management plan (including environmental monitoring) - Draft
- Reserves - Impacts assessment of revocations (to a Park)
- Reserves community engagement action plan and reporting

Consideration should be given as to submitting with the Fast-track Approvals application, either:

- The Council's current unpopulated template Environmental Risk Assessment and Management Plan (EMP) for construction activities; or
- A recent approved EMP exemplar example of an actual OARC project (e.g. Waitaki Stopbank and Tidal Wetland); or
- A more developed Council EMP template version for the OARC.

¹⁴ Recommendation from EOS Ecology 2024 ŌARC Regeneration Plan: Ecological Values Information Review & Gaps Analysis.

Project Number: 1-E0074.00
Ōtākaro Avon River Corridor
Regulatory Authorisations Strategy
Rev 0 - 11 March 2025

7.7 Early Fast-track Approvals Application Work

A key consideration for the Fast-track Approvals application is the structure and content of the proposed conditions for all the statutory approvals sought. The conditions will need to be comprehensive in terms of their development and should have a legal review – good conditions will be a key part of Fast-track applications and the process.

The initial approach could be the following:

- Research previous EPA decisions for complex applications for a variety of NOR and resource consent conditions frameworks to see if there are any exemplars. Also, the structure should take into consideration for example ECan's system / database coordination for the consent documents and ease of compliance reporting (for consent holder and authorities), and the efficiency of any change of conditions applications in the future.
- Meetings with regulatory authorities (consents / approvals administration and compliance teams).
- Workshop an approvals decision framework prior to developing conditions of consent.
- Workshop a preferred approach for certification (or lack of certification) of detailed designs / management plans etc by the consent authorities.

The workshops could include regulatory authority representatives. .

Whitiora is to be included in discussions on certification processes to ensure that where cultural outcomes are being evaluated there is the opportunity for inclusion in those processes.

An output for this approach could be a Regulatory Engagement Report to submit with the Fast-track Approvals application. This report would focus on engagement regarding the scope of the approvals, the development of proposed conditions, the regulatory authority's level of involvement, and any residual concerns they may have. The work undertaken for this Strategy would also be included.

Project Number: 1-E0074.00
Ōtākaro Avon River Corridor
Regulatory Authorisations Strategy
Rev 0 - 11 March 2025

Appendix A

Te Ngāi Tūāhuriri Rūnanga Expectations and Involvement

Item 9

Attachment A



OARC Regulatory Authorisations Strategy

Te Ngāi Tūāhuriri Rūnanga Expectations and Involvement

Ngāi Tūāhuriri is a principal hapū of Ngāi Tahu, acknowledged in Te Runanga o Ngāi Tahu Act 1996 and the Ngāi Tahu Claims Settlement Act 1998 (Settlement Act).

The takiwā of the hapū is centred at Tuahiwi, and extends from Hurunui to Hakatere, sharing an interest with Arowhenua Rūnanga northwards to Rakaia, and inland to the Main Divide. Within this area, Ngāi Tūāhuriri have maintained noho tūturu (ahi kā), meaning the tribe's 'fires' have been kept burning and that they actively exercise rangatiratanga.

Ngāi Tūāhuriri Rangatiratanga

For Ngāi Tūāhuriri, rangatiratanga means chiefly sovereignty, authority and autonomy. Rangatiratanga is exercised by leaders (rangatira) of an iwi or hapū and is closely related to and derived from the concept of mana. In exercising rangatiratanga leaders must make decisions that consolidate and enhance the mana of the wider whānau, hapū and iwi.

Pūtaka-mauka defines and expresses Ngāi Tūāhuriri rights, responsibilities and obligations of rangatiratanga. In this context, pūtaka can be translated as 'source' and mauka as 'mountains', who are tipuna of Ngāi Tūāhuriri. Through strict customs of whakapapa, Ngāi Tūāhuriri source their rangatiratanga entitlements in relation to their takiwā.

The contemporary relationship between the Crown and Ngāi Tahu whānui is defined by three core documents; Te Tiriti o Waitangi, the Ngāi Tahu Deed of Settlement 1997 and the Ngāi Tahu Claims Settlement Act 1998. These documents form the legal basis for the relationship between the Crown, its agencies, and Papatipu Rūnanga of Ngāi Tahu, entrenching the principles of Treaty partnership and obligations to work together.

Ngāi Tūāhuriri Rūnanga expects that the Christchurch City Council will fulfil those obligations and respect its rangatiratanga, with understanding that Ngāi Tūāhuriri rangatiratanga does not derive from the Crown or Parliament and is exercised in conjunction to the Crown's exercise of kāwantanga. The Rūnanga considers that a genuine partnership is where we work together in a way that enables Ngāi Tūāhuriri to exercise rangatiratanga alongside those acting as agents of te kāwanatanga.



Role of Whitiora

Ngāi Tūāhuriri Rūnanga has mandated Whitiora to act on its behalf in respect of strategic, policy and cultural matters relating to the OARC Regulatory Authorisations Strategy. This includes development of the Scheme Design that is to be approved and implemented through the Regulatory Authorisations Strategy.

Expectations of the Regulatory Authorisations Strategy

Ngāi Tūāhuriri Rūnanga through Whitiora expects to participate in the development and consenting of the OARC scheme as a Treaty Partner. It does not expect to be treated or categorised as a stakeholder for engagement purposes.

Whitiora expects, on behalf of Ngāi Tūāhuriri, that it will be actively involved throughout the development of the OARC Scheme Design and the related regulatory processes that follow. This includes:

- the early sharing of draft technical advice and options;
- involvement in discussion on options and alternatives for features and activities within the OARC corridor;
- access to technical experts; and
- the ability to provide expert cultural advice in respect of the values, priorities and outcomes of importance to the Rūnanga.

Ngāi Tūāhuriri expect to be offered the opportunity to accompany technical experts on field investigations including:

- ecological surveys (aquatic and terrestrial)
- water sampling and monitoring
- archaeological surveys

Whitiora will provide input into the consenting and regulatory process. This may include through:

- verbal and written advice;
- reports;
- review of Council documents that reference or articulate cultural matters;
- the preparation of a Position Statement that articulates the views of Ngāi Tūāhuriri at the conclusion of the Scheme development process.

Whitiora also refers to the Fast-track Approvals Act 2024 and the requirements (s18) to report on Treaty settlements and other obligations. Whitiora is best placed to assist the Council with the scope and content of this report to accompany any Fast-track application.



Scope of Interests

Ngāi Tūāhuriri Rūnanga supports the proposed Regulatory Authorisations Strategy which seeks to implement the OARC Regeneration Plan as efficiently as possible. This includes proceeding with consents already in progress and applying for a consent under the Fast-track Act, which allows for an integrated approach to environmental management of the Corridor.

Ngāi Tūāhuriri's interests in the OARC are wide-ranging, covering all aspects of development and land and water management. This includes restoration of the river delta system, ecological restoration, earthworks, stormwater, contaminated land and landfill management, wetland development, accessibility (active and passive), including for mahinga kai and cultural purposes, hazard mitigation, climate adaptation, infrastructure requirements, public and private buildings, amenities and facilities.

Accordingly, Whitiara expects to be involved in all aspects of the Scheme Design. This input on behalf of the Treaty Partner, is not a technical matter nor a form of cultural impact assessment. It is advice and input to integrate cultural values within the overall Scheme Design.

Matters of specific interest in relation to consenting will include:

- preserving or enhancing the setbacks that were established through the Replacement District Plan hearings;
- the methods for stormwater management (construction and operation);
- long term management of landfills;
- delivery of mahinga kai outcomes;
- opportunities and methods for climate adaptation and hazard mitigation;
- the scope of conditions of consent;
- the duration of consents (in some cases potentially less than 35 years);
- management of works within areas of high archaeological sensitivity including through the training of contractors and monitoring of works;
- co-authoring of management plans required for implementation of consents/fulfilment of conditions; and
- involvement in establishing and potentially implementing of certification processes.

Project Number: 1-E0074.00
Ōtākaro Avon River Corridor
Regulatory Authorisations Strategy
Rev 0 - 11 March 2025

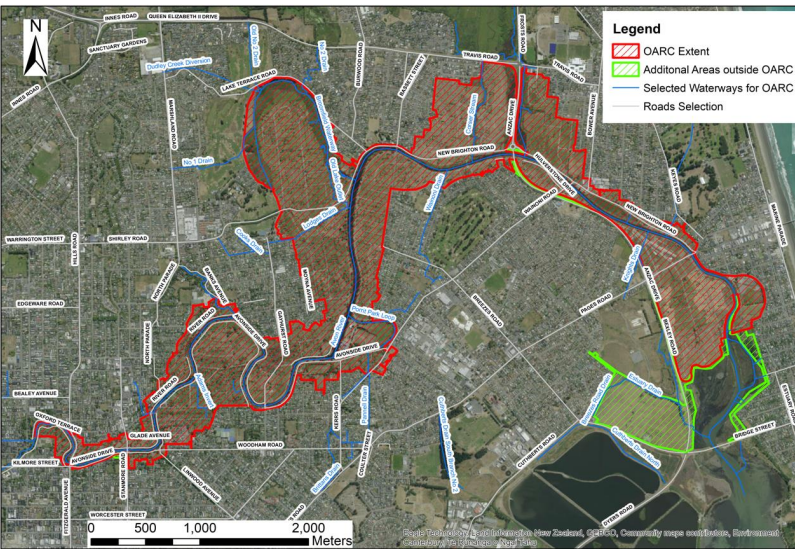
Appendix B

Regional and District Plan Zones and Overlays



OARC + Areas: Regional and District Plan Zones and Overlays

The first figure below is taken from Council's Application for Ōtakaro Avon River Corridor (OARC) projects to be considered under the Fast Track Legislation.



Land and Water Regional Plan

The following overlays apply across the (OARC) plus the additional West and East Areas identified in the figure above:

- Inanga Spawning Habitats
- Critical Habitats – Rivers - Upper Avon River
- Coastal Confined Gravel Aquifer System (CCGAS)
- Water Quality Management Units and Classes
 - Avon River and tributaries - Spring-fed Plains-Urban
- Christchurch/West Melton Groundwater Allocation Zone
- Heathcote Avon River Estuary Surface Water Allocation Zone
- Nutrient Allocation Zone – Water Quality Outcomes Not Met
- Community Drinking Water Protection Zone – Well Nos. M35/2159, M35/18398, BX24/0993, M35/2260, and M35/18732

Regional Coastal Environment Plan

The additional West Area outside the OARC is partially within:

- Area of Significant Natural Value (Estuary of the Heathcote and Avon Rivers/Ihutai)
- Coastal Water Quality Areas (Estuary)
- Prohibited Area for Vehicles (Estuary)
- Coastal Marine Area Landward Boundary

Canterbury Air Regional Plan

The entire OARC and additional areas are within the following:

- Christchurch / Ōtautahi Clean Zone
- Christchurch Airshed Zone A

Christchurch District Plan

OARC Extent

Zones and Designations within OARC:

- Specific Purpose (Otakaro Avon River Corridor) Zone
- Open Space Community Parks Zone – Bower Park and Avon Park
- Designation – Avonside Girls High School and Anzac Drive

Other notations in OARC

- Water Body Setback
- Environmental Asset Standing Water Body

OARC Regulatory Authorisations Strategy
Regional and District Plan Zones and Overlays
Rev 0 – October 2024

- Scheduled Activity
- Category 3: Lower Noise Level Area
- Collector road
- Major Arterial road
- Minor Arterial road
- Waterways
 - Environmental Asset Waterways
 - Porrit Park Loop
 - Broomfield Waterway
 - Horseshoe Lake Outlet
 - Old (Horseshoe) Lake Outlet – remnant
 - No 1 Drain - Horseshoe Lake Road
 - Corser Stream and Kate Sheppard Stream - Anzac Drive
 - Upstream Waterway – Dudley Steam
 - Downstream Waterway – Horseshoe Lake Outlet and Avon River
 - Network Waterways (West to East across corridor)
 - Warwick Street Drain
 - Brittans Drain (confluences Porrit Park Loop)
 - Lodges Drain
 - Alice Street Drain
 - Wainoni Drain
 - Kate Sheppard Stream Branch No. 2
 - Cockayne Reserve Drain
 - Knights Drain
 - Rawhiti Domain Drain

Natural Hazards in corridor:

- Fixed Minimum Floor Level Overlay within Flood Management Area
- Flood Management Area
- High Flood Hazard Management Area
- Residential Unit Overlay within the High Flood Hazard Management Area
- Liquefaction Management Area

Natural and Cultural Heritage in corridor:

- Coastal Environment
- Area of at least High Natural Character in the Coastal Environment
- Natural Character in the Coastal Environment
- Heritage Item - the MED building located at 1 Retreat Road; and the Bangor Street No. 3 pumphouse located on Oxford Terrace.
- Significant Feature
 - (Landscape) SF8.1 - Otakaro / Avon River – East
 - (Landscape) SF7.0 - Horseshoe Lake / Waikākāriki:



- Ngai Tahu Cultural Significance
 - Ngā Tūranga Tūpuna
 - 50 - Ōruapaeroa (Travis Wetlands) [seems to includes former extent of a larger wetland system also encompassing large areas either side of Anzac Drive through to and including Avon River to near Pages Road Bridge]
 - 51 - NZAA sites: Waikākāriki (Horseshoe Lake), between New Brighton Road and Lake Terrace Road, Christchurch East.
 - 54 - Ti Kouka Fishing Marker. Sites fronts Avonside Drive near the Corner of Fitzgerald Avenue, east of Central City Christchurch.
 - Ngā Wai Lakes, Rivers and Streams- Nga Wai 79 - Ōtākaro (Avon River)
- Site of Ecological Significance (Appendix 9.1.6.1 Schedule A)
 - SES/LP/24 - Avon River / Otakaro and Tributaries
 - SES/LP/8 - Horseshoe Lake Reserve
 - SES/LP/3 (part) - No 2 and Old No 2 Drain Between QE2 Drive and Horseshoe Lake Reserve

OARC Development Plan:

- Green Spine
- Landing
- City to Sea Path
- Indicative stopbank alignment

Zones adjacent to OARC:

- Open Space Natural Zone
- Open Space Community Parks Zone
- Residential Suburban Zone
- Transport Zone
- Industrial General Zone
- Commercial Local Zone
- Specific Purpose (Flat Land Recovery) Zone
- Designated land
- Open Space Water and Margins Zone
- Residential Suburban Density Transition Zone
- Avon River Precinct (Te Papa Ōtākaro) Zone
- Residential Medium Density Zone
- Residential Central City Zone
- Residential Guest Accommodation

Overlays adjacent to corridor:

- Central City Building Height 11m Overlay
- Central City Building Height 14m Overlay
- Community Housing Redevelopment Mechanism

Additional Areas - Works Outside OARC:

West Area

Zones within area

- Open Space Community Parks Zone (Beverley Park)

Overlays over area

- Fixed Minimum Floor Level Overlay
- Flood Management Area
- Liquefaction Management Area

Zones adjacent to area

- Specific Purpose (Otakaro Avon River Corridor) Zone
- Residential Suburban Zone
- Transport Zone

Overlays adjacent to area

- Protected Vegetation – Significant Park Tree

East Area

Zones within area

- Transport Zone
- Open Space Community Parks Zone [Bexley Park]
- Open Space Water and Margins (Bexley Landfill)
- Open Space Natural Zone
- Open Space Coastal

Zones adjacent to area

- Specific Purpose (Otakaro Avon River Corridor) Zone
- Residential Suburban Zone
- Transport Zone
- Open Space Community Parks Zone

Overlays over area

- Designation – Anzac Drive and Bexley Road
- Water Body Setback
- Roads – Collector, Major and Minor Arterial
- Fixed Minimum Floor Level Overlay
- Flood Management Area
- High Flood Hazard Management Area
- Liquefaction Management Area
- Ngai Tahu Cultural Significance: Ngā Tūranga Tūpuna : 63 - NZAA sites M35/305, M35/296, M35/295, M35/301, M35/300, M35/325, M35/322, M36/44 and M35/45. Ihutai (Avon-Heathcote Estuary), Christchurch.
- Coastal Environment
- Natural Character in the Coastal Environment
- Site of Ecological Significance (Appendix 9.1.6.1 Schedule A) - SES/LP/14 - Avon Heathcote Estuary / Ihutai and environs
- Significant Feature: (Landscape) SF8.1 - Otakaro / Avon River - East

Network Waterways

- Admirals Way Outfall
- Jervois Street Outlet
- Blighs Drain
- Tovey Street Drain
- Overflow Pump Station 37/1 Drain
- Bridge Street Outfall
- Breezers Road drain
- Estuary Drain Branch (possibly)
- Estuary Drain

Overlays adjacent to area

- Residential Unit Overlay within the High Flood Hazard Management Area

Project Number: 1-E0074.00
Ōtākaro Avon River Corridor
Regulatory Authorisations Strategy
Rev 0 - 11 March 2025

Appendix C

List of Activities

Item 9

Attachment A

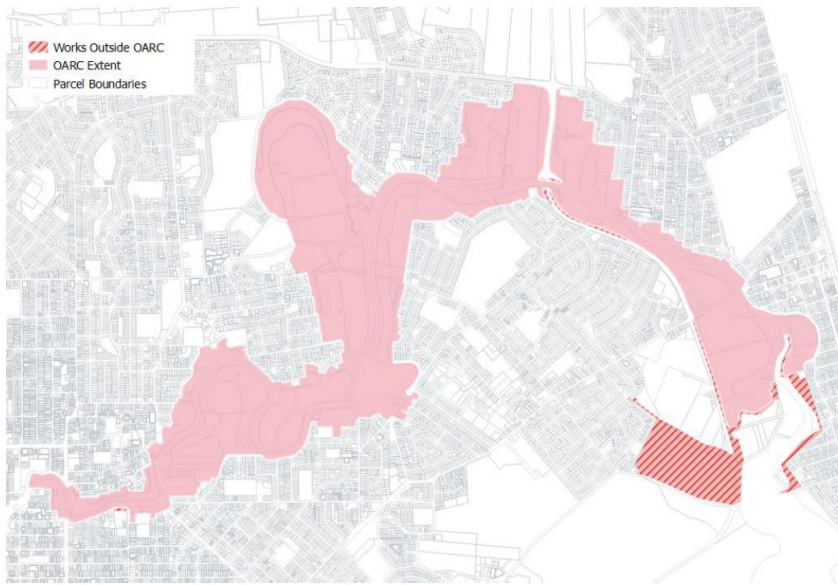


List of Activities

Three Waters and Parks Projects

This is a raw list of all the activities, except for applying some district plan exemptions (refer below). In particular, the list of RMA related activities has not yet been analysed and reduced in terms of whether each activity is permitted or already consented by (and can comply with) Councils global consents, or recent OARC projects (e.g. Avon Park redevelopment). A list of the regional and district council global consents is provided for information only at the end of the section on RMA planning requirements.

The below figure of the OARC Zone with additional areas (outside OARC) to be considered in the Strategy is taken from the Council's application to be considered under the Fast Track Legislation.



National Environmental Standards (NES)

NES – Freshwater

Bullet point items with a # have the following activities and setbacks that apply:

- Vegetation clearance within, or within a 10 m setback from, a natural wetland
- Earthworks or land disturbance within, or within a 10 m setback from, a natural inland wetland

- Earthworks or land disturbance outside a 10 m, but within a 100 m, setback from a natural wetland
- The taking, use, damming, diversion, or discharge of water within, or within a 100 m setback
- # Natural inland wetlands restoration, wetland maintenance, or biosecurity
- # Scientific research in natural inland wetlands
- # Construction of natural inland wetland utility structures
- # Maintenance of natural inland wetland utility structures
- # Construction of specified infrastructure within or near natural inland wetlands
- # Maintenance and operation of specified infrastructure and other infrastructure within or near a natural inland wetland
- # Natural hazard works in and near natural inland wetlands
- Complete or partial drainage of a natural inland wetland from activities not specified outside, but within a 100 m setback from natural inland wetland
- Complete or partial drainage of a natural inland wetland from activities not specified within a natural inland wetland
- # Other activities not specified affecting a natural inland wetland
- Reclamation of existing riverbed
- Installation of culverts in rivers or connected area
- Passive flap gates on the bed of a river or connected area

NES – Contaminants in Soils affecting Human Health

- Removing fuel storage system
- Sampling soil
- Disturbing soil

Note: There is no subdivision or change in land use 'activity' or one that is a more sensitive land use to contaminants in soils.

Regional Plans

Activities with a * are as per ECan's new interpretations (refer Attachment 2) that have yet to undergo a legal interpretation challenge, an alternative activity description or interpretation is provided with an ^.

Canterbury Land and Water Region Plan

- Geotech bores installation & decommissioning
- * Excavations over aquifers (coastal confined gravel aquifer system (CCGAS))
 - ^ The upper most gravel Aquifer 1 in the system is 20 m in depth below ground in the CCGAS area of the OARC
- Deposition of cleanfill materials over aquifers

- The placement, alteration, reconstruction, or removal of pipes, ducts, cables or wires over the bed of a lake or river
- The installation, or removal of pipes, ducts, cables or wires, including the associated drilling, tunnelling, or disturbance in or under the bed of a river
- Use and maintain lawfully established structures on, in or over riverbed
- The installation, maintenance, use and removal of defences against water (stopbanks), and associated deposition of material on the bed of a river, associated diversions and discharges of sediment
- The installation of bridges and culverts and associated works in bed of a river and in the case of culverts, the associated take, discharge or diversion of water
- Temporary works and diversion structures in bed of a river to install bridge abutments
- Temporary discharges to water or to land during bridge abutment installation
- Establishment of an outfall structure and associated diversions and discharges
- Excavate bed and banks or rivers and place materials in the bed for ecological and habitat restoration / enhancement, and any associated diversion and discharge of water.
- The disturbance of the bed and banks of a river to remove fine sediment less than 2 mm in diameter for the sole purpose of habitat restoration, and the consequential damming, take, use and discharge of water
- Works in bed of rivers, and temporary damming and or diversion and discharge of surface water for waterway realignments or alterations to land drainage systems
- Vegetation clearance and earthworks within river margins and any associated discharge of sediment or sediment-laden water
- Vegetation clearance and earthworks within wetland boundary margins and any associated discharge of sediment or sediment-laden water
- Non-consumptive taking and use of water from a lake, river or artificial watercourse (for treatment) and discharge of the same water
- Taking, use, damming or diversion of water and discharge of excess water for enhancing, restoring or creating of a wetland (Including tidal wetlands)
- Reducing the area of a wetland for infrastructure
- Reducing the area of a wetland for non-infrastructure activities
- Decommissioning of a hazardous substance container
- The use of land for a site investigation to assess concentrations of hazardous substances that may be present in the soil
- * The take and use of groundwater for stormwater wetlands and basins



- ^A *The diversion or non-consumptive take/diversion of land drainage water associated with stormwater wetlands and basins and subsoil drains*
- * Discharge of groundwater onto land and into surface water
 - ^A *The discharge of land drainage water from a land drainage system onto land or into an artificial water course or constructed wetland*
 - ^A *The discharge of drainage water from a drainage system into a river, lake or wetland*
- Site dewatering take and associated discharge
- Planting within a riverbed
- Permanent diversion of surface water (including spring sourced flow)
- Decommissioning of a hazardous substance container
- Use of land for a site investigation
- Passive discharge of contaminants from contaminated land
- Operational discharge of stormwater
- Discharge of construction phase stormwater
- The diversion of floodwaters within a property and the discharge of floodwaters from a property to a river, lake or artificial watercourse to alleviate surface flooding
- Discharge of hazardous waste (contaminated soils) to other land (e.g. controlled or managed fill)
- Other Minor Discharges:
 - Discharge surface water from treated timber piles leaching
 - Discharge of sediment laden water from excavations
 - * Discharge contaminants to land from the re-use of clean soil
 - ^A *There is no discharge activity as this does not further the purpose of the RMA*
 - Discharge to land from the temporary process of excavating highly contaminated soils / materials (out of the water table) and temporary stockpiling within the contamination area on site
 - Discharge of water treatment chemicals
 - Stormwater from a pipe and discharge back to pipe or surface water

Regional Coastal Environment Plan

- Erection, reconstruction, placement, alteration, extension, removal, or demolition of structures (stopbanks and outfalls) fixed in, on, under or over any foreshore or seabed.
- Disturbance of any foreshore and removal of sand natural material for clearance of outfall structure

- The disturbance of the foreshore or seabed, or the removal of material for placing a network utility system (pipeline) or reconstructing a network utility structure (stopbank /outfall)
- Deposition of any substance (natural foreshore material) in, on, or under, any foreshore or seabed
- Activities emitting noise in the coastal marine area (Pump Station and stopbank construction)
- Occupation in coastal marine area
- Taking of water for site dewatering, damming or diversion of water Discharge of site dewatering water to coastal water
- Discharge of floodwaters to coastal water
- Discharge of stormwater (including construction phase-stormwater) to coastal water Discharge of sediment in water from erection and placement of a structure

Canterbury Air Regional Plan

- Discharge of construction related dust
- Discharge of construction related odour
- Discharge of emissions to air for standby generators for pump stations
- Discharge to air from waste transfer sites

Christchurch District Plan

Natural Hazards

- Buildings in the Flood Management Area / Fixed Minimum Floor Level Overlay
- Utilities Activities and Earthworks in the Flood Management Area
- Filling or excavation associated with the maintenance of flood protection and bank erosion protection works in the Flood Management Area
- Filling or excavation associated with the construction of flood protection and bank erosion protection works in the Flood Management Area
- Filling or excavation associated with utilities, or the replacement, repair or maintenance of existing utilities in Flood Management Area.
- Filling or excavation for recreational activities and public amenities (that are not pathways) in Flood Management Area
- Replacement and repair of buildings, public amenities and utilities in High Flood Hazard Management Area
- New flood protection structures (stopbanks) in High Flood Hazard Management Area
- Activities in the Liquefaction Management Area (LMA)

General

- Construction activities noise
- Any utility, recreational or conservation activity that generates noise in a zone

- Generator noise for emergency purposes (exceeding 48 hours in duration)
- Temporary ancillary buildings to an approved building, construction, or demolition project

Water Body Setbacks

- Earthworks (test pits or boreholes) within any water body setback
- Water body bank maintenance or enhancement works within the City water body setback
- Earthworks not exempt (i.e. activities that are not pathways, flood or stormwater) or specified (enhancement or maintenance) within the City water body setback
- New structures (Bridges and culverts) on network waterways and inside SPOARC in a City water body setback
- New structures (bridges and culverts) outside SPOARC and not within a network City Water Body Setback
- Public amenity and recreational structures (e.g. viewing platforms, boat ramps) within a City water body setback
- Impervious surfaces within a City water body setback (excludes flood/stormwater infrastructure)
- Fencing in City a water body setback
- Any test pits or boreholes in a Natural Area water body setback
- Removal or demolition of any building or part of a building, including associated earthworks. In a Natural Area water body setback
- New buildings or other structures (stopbanks) in a Natural Area (outside SP-OARC Zone) water body setback
- Culvert crossing in a Natural Area water body setback
- Water body bank maintenance or enhancement works in a Natural Area water body setback

Lighting and Signage

- Outdoor lighting glare and spill
- Signage on utilities or utility structures.
- Signage in association with public walking and cycling tracks or areas of public open space

Transport

- New and additions to transport infrastructure (pathway road crossing in transport Zone)
- Any activity in the Transport Zone permitted in the adjoining zone
- Trip Generation - Mixed use (Community Facilities and Construction)
- Carparking and Access

Earthworks

- Earthworks (not exempt) in zones
- Earthworks (not exempt) in an overlay



- Earthworks (not exempt) within a Site of Ngāi Tahu Cultural Significance
- Filling, excavation and building within 20 m of the coastline (MHWS)¹
- Earthworks within 20m of coastal hazard mitigation works

Natural and Cultural Heritage

- Pruning, maintenance work, remediation, earthworks or gardening within dripline or 5 m of base of significant and other trees. - Inside and outside of the SPOARC zone.
- Felling of any significant tree listed in Appendix 9.4.7.1
- Felling of any 'other' tree, including ancillary earthworks
- Any indigenous vegetation clearance within a Site of Ecological Significance, outside the SPOARC Zone or when within the SPOARC Zone and not undertaken for flood protection/ stormwater / pathway related activities / or where outside a landing overlay
- Planting within a Site of Ecological Significance
- Building structure in a landscape overlay - significant feature
- Building structure [not a utility] in Ngai Tahu Cultural Significance overlay

Utilities

- Construction or extension of any access tracks to utilities
- Maintenance of a utility and the establishment of associated temporary structures, including vegetation trimming or removal
- Utility cabinets as part of any utility
- Utility buildings
- Installation of network utilities and ancillary equipment underground.
- Re-location of utilities during enabling works
- Construction and operation of Three Waters structures - above ground.
- Structures and equipment ancillary to the maintenance and operation of Three waters utilities above ground (built form standards in applicable zone)

Specific Purpose (Ōtākaro Avon River Corridor) Zone

- Recreation activity / facility
- Public amenities
- Conservation activity
- Community gardens
- Car parking within a Landing Overlay.
- Boat ramps, jetties and recreational boat launching facilities located within a Landing Overlay or Activity Area Overlay.
- Earthworks or indigenous vegetation clearance within a Landing Overlay

- Earthworks or indigenous vegetation clearance within a Landing Overlay within or adjoining an inanga spawning site
- Removal of any buildings, fences, paths or other debris
- Boat ramps, jetties and recreational boat launching facilities located within a Landing Overlay or Activity Area Overlay.
- Flood management infrastructure - (e.g. stopbanks and pump stations) and /or bank erosion mitigation / protection and associated works
- Stormwater management infrastructure and associated earthworks and indigenous vegetation clearance
- Flood management infrastructure, including new buildings, structures and stopbanks for the purposes of flood and/or bank erosion mitigation and/or protection including associated earthworks and indigenous vegetation clearance
- Any earthworks or indigenous vegetation clearance for creation of walking and cycling paths
- Any earthworks or indigenous vegetation clearance within a Landing Overlay within or adjoining an inanga spawning site
- Any activity not specified within a Reach or Landing Overlay
- Any activity in a landing overlay not specified

Open Space Zones

- Maintenance and upgrade of existing flood and/or bank erosion mitigation and protection works, in Open Space Community Parks Zone (Bower Park Avon Park, Beverley Park and Bexley Park)
- New flood or bank protection buildings and structures (including stopbanks) in Open Space Community Parks Zone (Bower Park Avon Park)
- Recreational activities / facilities, public amenity and community facilities in Open Space Community Parks Zone
- Park management, conservation activity & public artworks in Open Space Community Parks Zone (Bower Park and Avon Park
- Public amenities (pathways and amenity buildings) in Open Space Natural Zone
- Flood protection structure (stop banks) in Open Space Natural Zone
- Maintenance and upgrade of existing flood and/or bank erosion mitigation and protection works in Open Space Natural Zone
- Planting of exotic vegetation or native plants of non-local origin in Open Space Natural Zone
- Planting of exotic vegetation or native plants of non-local origin in Open Space Natural Zone
- Flood protection structure in Open Space Water and Margins Zone (Bexley Landfill)

- Maintenance and upgrade of existing flood protection works in Open Space Water and Margins Zone (Bexley Landfill)
- Controlled or Managed fill in Open Space Water and Margins Zone (Bexley Landfill)
- Coastal Recreation Activities in Open Space Coastal Zone
- Public Amenities in Open Space Coastal Zone (signs and pathways)
- Flood management infrastructure (stop banks) in Open Space Coastal Zone
- Planting of indigenous or exotic vegetation in Open Space Coastal Zone
- Indigenous vegetation clearance in Open Space Coastal Zone

RMA Global Consents

- CRC173830 – Excavation and deposit of materials over aquifer systems for the purpose of installing new, or replacing or repairing existing wastewater, stormwater, land drainage, water, road, cycleway, and footpath infrastructure.
- .CRC146620 – Works, use and maintenance of structures in, and enhancements to, the beds and margins of waterways (includes realignments and reclamation of redundant rivers). New structures authorised includes culverts
- CRC100748.1 – Water permit to dam and divert water for facilitating works in, and permanent realignments of, rivers
- CRC1000749 – Discharge permit for water to water from damming and/or diversion of water under CRC100748.1.
- CRC190368 and CRC190369 – Water and discharge permit for site dewatering purposes (Note: renewals are in process).
- CRC231955 - A comprehensive stormwater discharge permit for the urban areas of the district which also includes the discharge of construction phase stormwater associated with works less than 5ha
- CRC243183 – To take and use water for community water supply and institutional, industrial, processing, stock water, amenity, irrigation use and firefighting activities;
- RMA20212094 - Soil disturbance (including removal) works undertaken within the Christchurch City Territorial Authority Boundaries on a piece of land (i.e. HAIL site) that is council owned or controlled
- RMA20212059 - For works affecting protected vegetation in urban areas of Christchurch and Akaroa

¹ MHWS - from mean high water springs (the landward boundary of the coastal marine area)



Reserves Act 1977

The following are likely activities for the OARC Regeneration under the Reserves Act 1977 that will require the Minister of Conservation's approval or granting:

- Change of reserve purpose classification (whole or part) – s24 / s24A when done by a territorial authority
- Revocation as a reserve – s24 (i.e. make a LGA Park)
- Preparation and approval of a new Reserve Management Plan – s41
- Amending an existing Reserves Management Plan – s41 (to better enable some 3 waters infrastructure)
- Grants of rights of way and other easements – s48 (i.e. for three-waters infrastructure access and maintenance)

Notes:

- The changes of reserves will be mainly from Recreation Reserve or Local Purpose (Esplanade) to Local Purpose (Utility) Reserves i.e. for flood protection or stormwater management purposes
- Allowing river margin related Recreational Reserves to flood in storm events or high /king tides inside a new stop bank and hence allow for a wetland to form is not considered a change in reserve status. Generally allowing natural ecological changes of land is acceptable in recreation reserves. The purpose only becomes a utility if you are deliberately building infrastructure to hold, treat or divert water.
- Creating a reserve may occur for large areas of the OARC but this may not occur until the end of all physical works (i.e. several decades)
- Parks that are not held under the Reserves Act are held under the LGA. Note s138 of the LGA has a restriction on disposal of parks and there is a requirement to consult the community
- Esplanade reserves are held under the Reserves Act as Local Purpose (Esplanade) Reserves but refer to s229 of RMA for purpose of Esplanade reserves and esplanade strips.

Wildlife Act 1953

The Wildlife Act applies to activities relating to protected species (refer Schedules 1 to 5 of the Act) being mammals, birds, reptiles and amphibians and their nesting habitat.

The following activities are expected to apply to lizards, and possibly bird removal and management for the OARC Regeneration, thereby

requiring a permit under the Wildlife Act 1953 and approval from the Minister of Conservation:

- Catching and handling wildlife for a survey – s53 (1)
- Catching, handling and relocating wildlife at one site - s53(2)(a)
- Disturbing or killing wildlife or their eggs - s53(2) (b)

Notes:

- Lizards
- A lizard survey permit under the Wildlife Act is held personally by a current Council staff member covering the South Island this expires in 2032.
- Birds
- It is expected that disturbing avian fauna (birds) while nesting can be avoided by not undertaking works in wetlands or other likely habitat areas during bird nesting season. If work extends into nesting season and involves undertaking continuous disturbance (< 4 day no work periods, using lawful passive methods which dissuade birds from choosing the proposed works footprint for nesting may be implemented. Such methods include setting up danger tape (bunting), use of predator decoys or “busying up” to maintain exclusion zones. This assists in avoiding or having to undertake avian nesting surveys and/or stopping works.
 - Native bird/egg relocation (capture/release) does require a Wildlife Permit however no relocation is anticipated in the OARC.
- Frogs
- There are no known populations of native frogs in the Avon River catchment (or possibly Canterbury)
- Bats
- No confirmed bats presence has been recorded in Christchurch for several decades
- Fish
- Freshwater fish are generally not protected under the Wildlife Act.
 - However, the Conservation Act 1987 (administer by DoC) and Freshwater Fisheries Regulations 1983 (administered by MPI) apply to:
 - Aquatic survey and transfer/release authorisation (upstream and downstream of site within the same catchment) requires a Special Permit. Most freshwater ecology consultants have their own permits.
 - Aquatic transfer/release (where the species does not already occur) requires a Permit from DoC (r s26ZM(3)(a)Conservation Act 1987) and MPI (r61 Freshwater Fisheries Regulations 1983)

- Council holds an ECan granted resource consent to do work in beds and banks of rivers, but this excludes works occurring in spawning sites during spawning periods for different species of fish.

Heritage New Zealand Pouhere Taonga Act 2014 (HNZPTA)

The following are the activities that require authorisation under the HNZPTA:

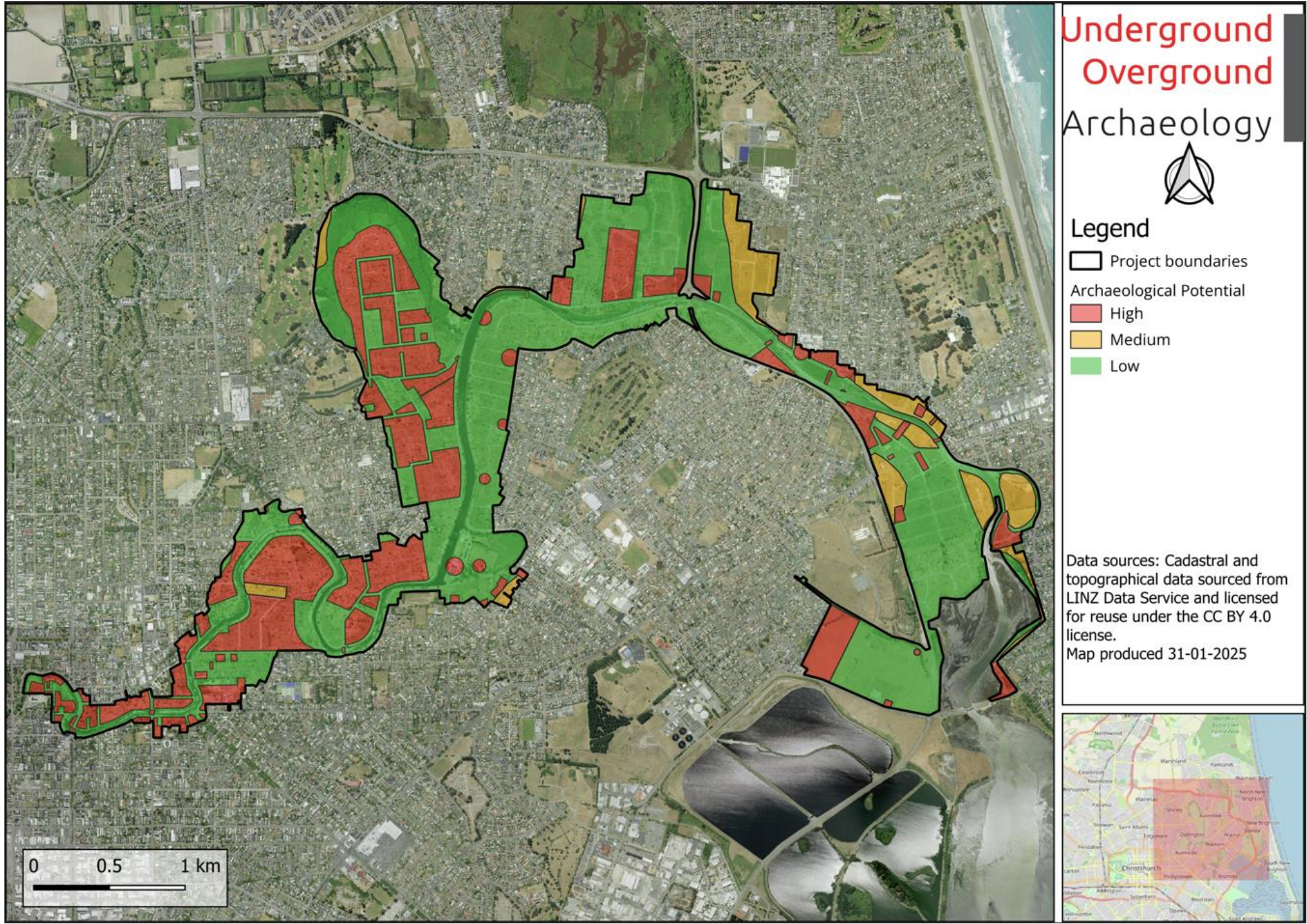
- To undertake an activity that will or may modify or destroy the whole or any part of any archaeological site or sites within a specified area of land – s44(a)
- To undertake an activity that will or may modify or destroy a recorded archaeological site or sites, if the effects of that activity on a site or sites will be no more than minor – s44(b)
- To conduct a scientific investigation of an archaeological site or sites within a specified area of land – s44(c)
- Exploratory investigations (e.g. test pits) of site or locality – s56

Notes:

- Underground Overground Archaeology Ltd (UOA) has been commissioned by the Christchurch City Council to undertake an archaeological site appraisal of the Ōtākaro Avon River Corridor (OARC). This appraisal has been prepared to identify any recorded and potential archaeological sites which may be affected by future works for the development of the property. The areas mapped as low, medium and high archaeological potential are shown in the figure below)

Works in the 'Low Archaeological Potential' mapped areas (refer Figure next page) could proceed under an Accidental Discovery Protocol (ADP), further in medium or high mapped areas if excavation can be avoided to be no deeper than 200 mm in these areas this may negate the need for an authority and only the use of an ADP.

[Figure of OARC Archaeological Appraisal over page]



Project Number: 1-E0074.00
Ōtākaro Avon River Corridor
Regulatory Authorisations Strategy
Rev 0 - 11 March 2025

Appendix D

Global Consents Suitability Analysis

Item 9

Attachment A



Consent Number	Expiry Date	Scope	Significant and Relevant Limitations (if any)
CRC173830	21 Feb 2052	Excavation over coastal confined aquifer for the purpose of installing new, or replacing or repairing existing wastewater, stormwater, land drainage, water, road, cycleway, and footpath infrastructure.	Stormwater management basins (and wetlands), flood protection works (such as stopbanks) and recreational facilities and buildings are NOT authorised
CRC146620	09 Jan 2045	Works, use and maintenance if any of structures in, and enhancements to, the beds and margins of waterways (includes realignments and reclamation of redundant rivers). New structures authorised includes culverts.	Excludes new stormwater outfall structures. General piling and ground improvements not associated with a structure is no longer authorised (was limited to 10 years from the date of granting preceding waterways consent CRC100750.1)
CRC100748.1	06 Jan 2045	Water permit to dam and divert water for facilitating works in, and permanent realignments of, rivers.	
CRC1000749	06 Jan 2045	Discharge permit for water to water from damming and/or diversion of water under CRC100748.1.	
CRC190368 CRC190369	08 Nar 2022	Water and discharge permit for site dewatering purposes (renewals are in process).	To be confirmed if any when renewals are granted shortly
CRC231955	03 Nov 2044	A comprehensive stormwater discharge permit for the urban areas of the district which also includes the discharge of construction phase stormwater associated with works less than 5ha.	Potentially the 5ha allowance may not be sufficient to cover the larger regeneration projects if not staged
CRC243183	03 Sep 2033	To take and use water for community water supply and institutional, industrial, processing, stock water, amenity, irrigation use and firefighting activities;	Not intended to authorise groundwater interception from stormwater basins and wetlands but is being used for this purpose (under institutional and processing use) as a short term measure (until ECan plan change resolves the “prohibited” status) and the allocated water volume is at the detriment of community supply use. Does not authorise a sub-soil drainage pipe take of groundwater not associated with a stormwater basins / wetland (that ECan’s yet to be legally tested interpretation is a prohibited activity)
RMA20212094	Enduring	Soil disturbance (including removal) works undertaken within the Christchurch City Territorial Authority Boundaries on a piece of land (i.e. HAIL site) that is council owned or controlled	
RMA20212059	Enduring	For works affecting protected vegetation in urban areas of Christchurch and Akaroa	Not as comprehensive in the SP-OARC Zone

Project Number: 1-E0074.00
Ōtākaro Avon River Corridor
Regulatory Authorisations Strategy
Rev 0 - 11 March 2025

Appendix E

RMA Classification Assessment Summary

OARC RMA Classification Assessment Summary (and Analysis Tool)						Enter Below				
Revision A						Selected RMA Activity Classification				
Output Sheet Name: Full Table Not Filtered						Select Key Word in RMA Activity Description				
						Use dropdown list e.g. earthworks				
Note: Yellow Cells means requires developed or detailed design or investigations to determine if activity is occurring and the activity classification - So a precautionary approach has adopted the most restrictive classification that applies										
Code		RMA Activity Description (Short)	RMA Activity Classification as per Restriction Sections					What Areas Applies	Consent Required?	Cost & Complexity Rating
			s9	s12	s13	s14	s15			
NESF(1)		Natural inland wetlands restoration, wetland maintenance, or biosecurity	RDA			RDA	RDA	OARC+Areas	Yes	Medium
NESF(2)		Scientific research in natural inland wetlands (test pit, bores and soil sampling)	PA			PA	PA	OARC+Areas	No	N/A
NESF(3)		Construction of natural inland wetland utility structures	RDA			RDA	RDA	OARC+Areas	Yes	Medium
NESF(4)		Maintenance of natural inland wetland utility structures	RDA			RDA	RDA	OARC+Areas	Yes	Low
NESF(5)		Construction of specified infrastructure within or near a natural inland wetland	DA			Consented	Consented	OARC+Areas	Yes	Medium
NESF(6)		Maintenance and operation of specified infrastructure and other infrastructure within or near a natural inland wetland	DA			Consented	Consented	OARC+Areas	Yes	Low
NESF(7)		Natural hazard works in and near natural inland wetlands	PA					OARC+Areas	No	Low
NESF(8)		Complete or partial drainage of a natural inland wetland from activities not specified outside (but within 100m) of a natural inland wetland	NC			NC	NC	OARC+Areas	Yes	High
NESF(9)		Complete or partial drainage of a natural inland wetland from not specified activities within a natural inland wetland	Prohibited			Prohibited	Prohibited	OARC+Areas	N/A	N/A
NESF(10)		Other activities not specified affecting a natural inland wetland	NC			NC	NC	OARC+Areas	Yes	High
NESF(11)		Reclamation of existing riverbed			Consented			OARC+Areas	No	N/A
NESF(12)		Installation of culverts in rivers or connected area			Consented			OARC+Areas	No	N/A
NESF(13)		Passive flap gates on the bed of a river or connected area			NC			OARC+Areas	Yes	Medium
NESCS(1)		Removing or replacing fuel storage system	PA					OARC+Areas	No	N/A
NESCS(2)		Sampling soil (test pit, bores and soil sampling)	PA					OARC+Areas	No	N/A
NESCS(3)		Disturbing soil (earthworks)	Consented					OARC+Areas	No	Medium
NESCS(4)		Subdividing or changing use	N/A					OARC+Areas	No	N/A
LWRP(1)		Geotech bores installation and decommissioning	PA					OARC+Areas	No	N/A
LWRP(2)		Excavations over an aquifer for test pits	PA					OARC+Areas	No	N/A
LWRP(3)		Excavations over Aquifers for Three Waters infrastructure, road, cycleway, and footpath infrastructure	Consented					OARC+Areas	No	N/A
LWRP(4)		Excavations over Aquifers for Flood Protection Structures, Public Amenities, Recreation and Community Facilities and Structures	RDA			RDA	DA	OARC+Areas	Yes	Medium
LWRP(5)		Deposition of cleanfill materials over Aquifers	PA					OARC+Areas	No	N/A
LWRP(6)		The placement, alteration, reconstruction, or removal of pipes, ducts, cables or wires over the bed of a lake or river	PA					OARC+Areas	No	N/A
LWRP(7)		The installation, or removal of pipes, ducts, cables or wires, including the associated drilling, tunnelling, or disturbance in or under the bed of a river						OARC+Areas	No	N/A
LWRP(8)		Use and maintain lawfully established structures on, in or over riverbed			Consented	Consented		OARC+Areas	No	N/A
LWRP(9)		The installation, alteration, extension, or removal of temporary riverbed structures and diversions associated with undertaking structure maintenance activities			Consented	Consented		OARC+Areas	No	N/A
LWRP(10)		The installation, maintenance, use and removal of defences against water (stopbanks), and associated deposition of material on the bed of a river, associated diversions and discharges of sediment			DA	DA	DA	OARC+Areas	Yes	Medium
LWRP(11)		The installation of bridges and culverts and associated works in the bed of a river and in the case of culverts, the associated take, discharge or diversion of water			DA	DA	DA	OARC+Areas	Yes	Medium
LWRP(12)		Temporary works and diversion structures in bed of a river to install bridge abutments and culverts			Consented	Consented		OARC+Areas	No	Low
LWRP(13)		Temporary discharges to water or to land during bridge abutment installation					Consented	OARC+Areas	No	Low
LWRP(14)		Establishment of an outfall structure in the bank and bed of a river and associated diversions and discharges			DA	DA	DA	OARC+Areas	Yes	Low
LWRP(15)		Excavate bed and banks or rivers and place materials in the bed for ecological and habitat restoration / enhancement, and any associated diversion and discharge of water			Consented	Consented	Consented	OARC+Areas	No	N/A
LWRP(16)		Refuelling in riverbeds					Consented	OARC+Areas	No	N/A
LWRP(17)		The disturbance of a river to remove fine sediment < 2 mm in diameter for the sole purpose of habitat restoration, and the consequential damming, take, use and discharge of water			Consented	Consented	Consented	OARC+Areas	No	N/A
LWRP(18)		Works in bed of rivers and temporary damming and or diversion and discharge of surface water for waterway realignments or alterations to land drainage systems			Consented	Consented	Consented	OARC+Areas	No	N/A
LWRP(19)		Vegetation clearance and earthworks within river margins and any associated discharge of sediment or sediment-laden water	Consented			Consented	Consented	OARC+Areas	No	N/A
LWRP(20)		Vegetation clearance and earthworks within wetland boundary margins and any associated discharge of sediment or sediment-laden water	RDA				RDA	OARC+Areas	Yes	Medium
LWRP(21)		Non-consumptive taking and use of water from a lake, river or artificial watercourse (for treatment) and discharge of the same water				NC	NC	OARC+Areas	Yes	Medium
LWRP(22)		Taking, use, damming or diversion of water and discharge of excess water for enhancing, restoring or creating of a wetland (including tidal wetlands)	DA			DA	DA	OARC+Areas	Yes	Medium
LWRP(23)		Reducing the area of a wetland for infrastructure	RDA			RDA	RDA	OARC+Areas	Yes	Medium
LWRP(24)		Reducing the area of a wetland for non-infrastructure activities	NC			NC		OARC+Areas	Yes	High
LWRP(25)		Decommissioning of a hazardous substance container	PA					OARC+Areas	No	N/A
LWRP(26)		The use of land for a site investigation to assess concentrations of hazardous substances that may be present in the soil	PA					OARC+Areas	No	N/A
LWRP(27.1)		^A The take and use of groundwater for stormwater wetlands and basins			Consented			OARC+Areas	No	N/A
LWRP(27.2)		^A The take and use of groundwater for drainage controls			Prohibited			OARC+Areas	N/A	N/A
LWRP(27A)		^A The diversion or non-consumptive take of land drainage water associated with stormwater wetlands and basins and subsoil drains				DA		OARC+Areas	Yes	Medium
LWRP(28)		^A Discharge of groundwater onto land and into surface water					PA	OARC+Areas	No	Low
LWRP(28A)		^A The discharge of drainage water from a drainage system onto land or into an artificial water course or constructed wetland					PA	OARC+Areas	No	N/A
LWRP(28B)		^A The discharge of drainage water from a drainage system into a river, lake or wetland					DA	OARC+Areas	Yes	Medium
LWRP(29)		Site dewatering take and associated discharge			Consented	Consented	Consented	OARC+Areas	No	N/A
LWRP(30)		Planting within a riverbed			Consented			OARC+Areas	No	N/A
LWRP(31)		Permanent diversion of surface water (including spring sourced flow)				Consented		OARC+Areas	No	N/A
LWRP(32)		Passive discharge of contaminants from contaminated land					DA	OARC+Areas	Yes	High
LWRP(33)		Operational discharge of stormwater					Consented	OARC+Areas	No	N/A
LWRP(34)		Discharge of construction phase stormwater [soil quality > ANZO 2018 GV High]					Consented	OARC+Areas	Yes	High
LWRP(34.1)		The diversion of floodwaters within a property and the discharge of floodwaters from a property to a river, lake or artificial watercourse to alleviate surface flooding				PA	PA	OARC	No	N/A
LWRP(35)		Discharge of hazardous waste (contaminated soil) to other land (e.g. controlled fill or managed fill - landfill)					DA	OARC+Areas	Yes	High
LWRP(36)		Discharge to surface water from treated timber piles leaching					DA	OARC+Areas	Yes	Low
LWRP(37)		Discharge of sediment laden water from excavations					PA	OARC+Areas	No	Low
LWRP(38)		Discharge contaminants to land from the re-use of clean soil					N/A	OARC+Areas	No	N/A
LWRP(39)		Discharge to land from the temporary process of excavating highly contaminated soils / materials (in or near water) and temporary stockpiling within the contamination area on site					DA	OARC+Areas	Yes	High
LWRP(40)		Discharge of water treatment chemicals					PA	OARC+Areas	No	N/A
LWRP(41)		Stormwater from a pipe and discharge back to pipe or surface water				N/A	Consented	OARC+Areas	No	N/A
RCEP(1)		Erection, reconstruction, placement, alteration, extension, removal, or demolition of structures (stopbanks and outfalls) fixed in, on, under or over any foreshore or seabed.						Areas	Yes	Medium
RCEP(2)		Disturbance of any foreshore and removal of sand natural material for clearance of outfall structure	PA					Areas	No	N/A
RCEP(3)		The disturbance of the foreshore or seabed, or the removal of material for placing a network utility system (pipeline) or reconstructing a network utility structure (stopbank /outfall)	DA					Areas	Yes	Medium
RCEP(4)		Deposition of any substance (natural foreshore material) in, on, or under, any foreshore or seabed	PA					Areas	N/A	N/A
RCEP(5)		Activities emitting noise in the coastal marine area (Pump Station and stopbank construction)	DA					Areas	Yes	Low
RCEP(6)		Occupation in coastal marine area	PA					Areas	No	N/A
RCEP(7)		Taking of water for site dewatering, damming or diversion of water				PA		Areas	No	N/A
RCEP(8)		Discharge of site dewatering water to coastal water					PA	Areas	No	N/A
RCEP(9)		Discharge of floodwaters to coastal water					PA	Areas	No	N/A
RCEP(10)		Discharge of stormwater (including construction phase-stormwater) to coastal water					Consented	Areas	No	N/A
RCEP(11)		Discharge of sediment in water from erection and placement of a structure					PA	Areas	N/A	N/A
CARP(1)		Discharge of construction related dust					PA	OARC+Areas	No	N/A
CARP(2)		Discharge of construction related odour					PA	OARC+Areas	No	N/A
CARP(3)		Discharge of Emissions to Air for Standby Generators for Pump Stations					DA	OARC+Areas	Yes	Low
CDP(1)		Buildings in the Flood Management Area / Fixed Minimum Floor Level Overlay	PA					OARC+Areas	No	N/A
CDP(2)		Utilities activities and earthworks in the Flood Management Area	PA					OARC+Areas	No	N/A
CDP(3)		Filling or excavation associated with the maintenance of flood protection and bank erosion protection works in the Flood Management Area	PA					OARC+Areas	No	N/A
CDP(4)		Filling or excavation associated with the construction of flood protection and bank erosion protection works in the Flood Management Area	RDA					OARC+Areas	Yes	Low
CDP(5)		Filling or excavation associated with utilities, or the replacement, repair or maintenance of existing utilities in the Flood Management Area	PA					OARC+Areas	No	N/A
CDP(6)		Filling or excavation for recreational activities / facilities and public amenities (that are not pathways) in Flood Management Area	RDA					OARC+Areas	Yes	Low
CDP(7)		Replacement and repair of buildings, public amenities, and utilities in High Flood Hazard Management Area	PA					OARC+Areas	No	N/A
CDP(8)		New flood protection structures (stopbanks) in High Flood Hazard Management Area	NC					OARC+Areas	Yes	High
CDP(9)		Activities in the Liquefaction Management Area (LMA)	RDA					OARC+Areas	No	N/A
CDP(10)		Construction activities noise	PA					OARC+Areas	Yes	Low
CDP(11)		Any utility, recreational or conservation) activity that generates noise in a zone	PA					OARC+Areas	No	N/A
CDP(12)		Generator noise for emergency purposes (>48hrs)	RDA					OARC+Areas	Yes	Low
CDP(13)		Temporary ancillary buildings to an approved building, construction, or demolition project	PA					OARC+Areas	No	N/A
CDP(14)		Earthworks (test pits or boreholes) within any water body setback	PA					OARC+Areas	No	N/A
CDP(15)		Water body bank maintenance or enhancement works within the City water body setback	PA					OARC+Areas	No	N/A
CDP(16)		Earthworks not exempt (i.e. not pathways, flood or stormwater) or specified (enhancement or maintenance) within the City water body setback	DA					OARC+Areas	Yes	Low
CDP(17)		New structures (Bridges and culverts) on network waterways and in side SPOARC in City Water Body Setback	PA					OARC+Areas	No	N/A
CDP(18)		New structures (Bridges and culverts) outside SPOARC and not within a network City Water Body Setback	DA					OARC+Areas	Yes	Low
CDP(19)		Public Amenity / Recreational structures (e.g. viewing platforms and boat ramps) within a City waterbody setback	RDA					OARC+Areas	Yes	Medium
CDP(20)		Impervious surfaces within a City waterbody setback (excludes flood/stormwater infrastructure)	DA					OARC+Areas	Yes	Low
CDP(21)		Fencing in City Water Body Setback	PA					OARC+Areas	No	N/A
CDP(22)		Any test pits or boreholes in a Natural Area water body setback	PA					Areas	No	N/A
CDP(23)		Removal or demolition of any building or part of a building, including associated earthworks in a Natural Area water body setback	DA					Areas	Yes	Low
CDP(24)		New buildings or other structures (stopbanks) in a Natural Area water body setback	DA					Areas	Yes	Medium
CDP(25)		Culvert crossing in a Natural Area water body setback	PA					Areas	No	N/A
CDP(26)		Water body bank maintenance or enhancement works in a Natural Area water body setback	PA					Areas	No	N/A
CDP(27)		Outdoor lighting glare and spill	PA					OARC+Areas	No	N/A
CDP(28)		Signage on utilities or utility structures.	PA					OARC+Areas	No	N/A
CDP(29)		Signage in association with public walking and cycling tracks or areas of public open space	PA					OARC+Areas	No	N/A
CDP(30)		New and additions to transport infrastructure (pathway road crossing in transport Zone)	PA					OARC	No	N/A
CDP(31)		Any activity in the Transport Zone permitted in the adjoining zone	RDA					OARC+Areas	Yes	Low
CDP(32)		Trip generation - mixed use (community facilities) and construction)								

Project Number: 1-E0074.00
Ōtākaro Avon River Corridor
Regulatory Authorisations Strategy
Rev 0 - 11 March 2025

Appendix F

List of Technical Information



List of Technical Information

Three Waters and Parks Projects

The list below includes the technical information or assessments needed for those activities requiring a resource consent application / authority or permit or to achieve compliance with an existing global resource consent.

The technical information or assessments identified below do not include design reports, the Cultural Values Report (to integrate into Landscape Deliverables) or drawing outputs that would normally be expected as part of standard specific project deliverables (e.g. civil, mechanical and landscape design). Although, project specific design deliverables are also expected to support the information requirements for resource consent Assessment of Environmental Effects.

Contaminated Land Management (associated with all projects)

- Preliminary Site Investigation (PSI) and Detailed Site Investigation (DSI)
- Site Management Plans (if any High-Risk areas subject to soil disturbance)
- Site Validation Reports or Site Completion Reports
- Leachate quantity estimation (e.g. HELP Model)
- Controlled or Managed Fill Containment Design
- Water Quality / Aquatic Ecology Effects Assessment for Construction Stormwater Discharges (required if outside the scope of the comprehensive stormwater consent)
- Controlled or Managed Fill Landfill Site(s) Management Plan

Earthworks and Vegetation Clearance

- Lizard Management Plan (where lizards are present)
- High Level Aquatic Ecology Impact Assessment (Construction Effects)
- Terrestrial Ecology Impact Assessment (Indigenous Vegetation Clearance) (District Council)
- Cultural Impact Assessment (Ngai Tahu site of Significance and SES)
- Archaeological Assessment (appraised as high or medium risk)

Stopbanks

- Geotechnical Site Investigations and Assessments
- Landscape Assessment
- Ecological Impact Assessment (where in or adjacent to the coastal marine area)
- Drainage / Flood Risk Impact Assessment (District Council)

Pump Stations

- Dewatering Impact Assessment (e.g. if high risk of land subsidence or nearby spring/wetland/ stream depletion, to comply with regional globals)
- Noise Assessment

Constructed Stormwater Basins and Wetlands

- Groundwater level and quality monitoring (but also a design requirement)
- Hydrogeology Conceptual Model and Water Balance

Geotechnical Site Investigations and Assessments (District Council)Natural Inland Wetland Restoration

- Groundwater level and quality monitoring (but also a design requirement)
- Cultural Values Report (to integrate into Landscape Deliverables)
- Hydrogeology Conceptual Model and Water Balance
- Hydrological Assessment Wetland Restoration Plan (in accordance with NES-Freshwater Schedule 2)
- Ecological Impact Assessment

Creation of Tidal Wetlands

- Potentially most of the above for Natural Wetland Restoration
- Ecotoxicity Assessment

Waterbody Habitat Restoration and Bank Protection

- Aquatic Ecology Impact Assessment (required if outside the scope of the global consents)

OARC Regulatory Authorisations Strategy
List of Technical Information
Rev 2 – December 2024

Pathways

- Arboriculture Impact Assessment (indigenous vegetation clearance)
- High Level Ecology Impact Assessment (if near waterbody)
- Stormwater Assessment (impervious surface) (District Council)

Public Amenities (excluding pathways)

- (Refer CDP Definition).
- CPTED (Crime Prevention Through Environmental Design) Assessment

Conservation and Recreational Activity and Facility

At this stage we are not aware of any conservation or recreational activities facilities undertaken by Council that do not conform to CDP built form standards, for the activity specific overlay.

wsp

wsp.com/nz

DRAFT 2025-2028 Council Triennium schedule of meetings – 25/2398496

January 2026					
Week	Mon	Tue	Wed	Thu	Fri
1	5 Recess Week	6 Recess Week	7 Recess Week	8 Recess Week	9 Recess Week
2	12 Recess Week	13 Recess Week	14 Recess Week	15 Recess Week	16 Recess Week
3	19	20	21 Council	22	23
4	26	27	28 Finance & Performance	29	30

DRAFT 2025-2028 Council Triennium schedule of meetings – 25/2398496

February 2026					
Week	Mon	Tue	Wed	Thu	Fri
1	2 Audit and Risk Management Committee	3	4 Council	5	6 Waitangi Day
2	9	10 Draft Annual Plan adoption	11 Policy & Planning	12 Draft Annual Plan adoption (reconvened if required)	13
3	16	17	18	19	20
4	23	24	25 Finance & Performance	26	27

DRAFT 2025-2028 Council Triennium schedule of meetings – 25/2398496

March 2026						
Week	Mon	Tue	Wed	Thu	Fri	Sat
1	2	3	4 Council	5	6	7
2	9	10	11 Policy & Planning	12	13	14
3	16	17	18	19	20 Health, Safety and Wellbeing Committee	21
4	23	24	25 Finance & Performance	26 Annual Plan Hearing	27 Annual Plan Hearing	28 Annual Plan Hearing

DRAFT 2025-2028 Council Triennium schedule of meetings – 25/2398496

April 2026					
Week	Mon	Tue	Wed	Thu	Fri
1	30 Annual Plan Hearing	31 Annual Plan Hearing	1 Council	2 Annual Plan Hearing	3 Good Friday
2	6 Easter Monday	7	8 Policy & Planning	9	10 Canterbury Waste Joint Committee Canterbury Regional Landfill Joint Committee
3	13	14	15	16	17 Audit and Risk Management Committee
4	20	21	22 Finance & Performance	23	24
5	27 Anzac Day	28	29	30	1

DRAFT 2025-2028 Council Triennium schedule of meetings – 25/2398496

May 2026					
Week	Mon	Tue	Wed	Thu	Fri
1	4	5	6 Council	7	8
2	11	12	13 Policy & Planning	14	15
3	18	19	20	21	22
4	25	26	27 Finance & Performance	28	29

DRAFT 2025-2028 Council Triennium schedule of meetings – 25/2398496

June 2026					
Week	Mon	Tue	Wed	Thu	Fri
1	1 King's Birthday	2	3 Council	4	5
2	8	9	10 Policy & Planning	11	12 Audit and Risk Management Committee
3	15	16	17	18	19 Health, Safety and Wellbeing Committee
4	22	23 Final Annual Plan adoption	24 Finance & Performance	25 Final Annual Plan adoption (reconvened if required)	26

DRAFT 2025-2028 Council Triennium schedule of meetings – 25/2398496

July 2026					
Week	Mon	Tue	Wed	Thu	Fri
1	30	31	1 Council	2	3
2	6 Recess Week	7 Recess Week	8 Recess Week	9 Recess Week	10 Public holiday - Matariki
3	13	14	15 Policy & Planning	16	17
4	20	21	22 Finance & Performance	23	24
5	27	28	29	30	31

DRAFT 2025-2028 Council Triennium schedule of meetings – 25/2398496

August 2026					
Week	Mon	Tue	Wed	Thu	Fri
1	3 Canterbury Waste Joint Committee Canterbury Regional Landfill Joint Committee	4	5 Council	6	7
2	10	11	12 Policy & Planning	13	14
3	17	18	19	20	21 Audit and Risk Management Committee
4	24	25	26 Finance & Performance	27	28

DRAFT 2025-2028 Council Triennium schedule of meetings – 25/2398496

September 2026					
Week	Mon	Tue	Wed	Thu	Fri
1	31	1	2 Council	3	4
2	7	8	9 Policy & Planning	10	11
3	14	15	16	17	18 Health, Safety and Wellbeing Committee
4	21	22	23 Finance & Performance	24	25
5	28	29	30	1	2

DRAFT 2025-2028 Council Triennium schedule of meetings – 25/2398496

October 2026					
Week	Mon	Tue	Wed	Thu	Fri
1	5	6	7 Council	8	9
2	12	13	14 Policy & Planning	15	16 Audit and Risk Management Committee
3	19	20	21	22	23
4	26 Labour day	27	28 Finance & Performance	29 Council (Annual Report)	30

DRAFT 2025-2028 Council Triennium schedule of meetings – 25/2398496

November 2026					
Week	Mon	Tue	Wed	Thu	Fri
1	2	3	4 Council	5	6
2	9	10	11 Policy & Planning	12	13 Canterbury Anniversary
3	16	17	18	19	20
4	23	24	25 Finance & Performance	26	27

DRAFT 2025-2028 Council Triennium schedule of meetings – 25/2398496

December 2026					
Week	Mon	Tue	Wed	Thu	Fri
1	30	1	2 Council	3	4 Audit and Risk Management Committee
2	7	8	9 Policy & Planning	10 Health, Safety and Wellbeing Committee	11
3	14	15	16 Finance & Performance	17	18
4	21 Recess Week	22 Recess Week	23 Recess Week	24 Recess Week	25 Christmas Day
5	28 Boxing Day observed	29 Recess Week	30 Recess Week	31 Recess Week	1 New years day

DRAFT 2025-2028 Council Triennium schedule of meetings – 25/2398496

January 2027					
Week	Mon	Tue	Wed	Thu	Fri
1	4 Day after new years observed	5 Recess Week	6 Recess Week	7 Recess Week	8 Recess Week
2	11 Recess Week	12 Recess Week	13 Recess Week	14 Recess Week	15 Recess Week
3	18	19	20 Council	21	22
4	25	26	27 Finance & Performance	28	29

DRAFT 2025-2028 Council Triennium schedule of meetings – 25/2398496

February 2027					
Week	Mon	Tue	Wed	Thu	Fri
1	1 Audit and Risk Management Committee	2	3 Council	4	5
2	8 Waitangi Day	9	10 Draft Long Term Plan adoption	11 Draft Long Term Plan adoption	12
3	15	16	17 Policy & Planning	18	19
4	22	23	24 Finance & Performance	25	26

DRAFT 2025-2028 Council Triennium schedule of meetings – 25/2398496

March 2027					
Week	Mon	Tue	Wed	Thu	Fri
1	1	2	3 Council	4	5
2	8	9	10 Policy & Planning	11	12
3	15	16	17	18	19 Health, Safety and Wellbeing Committee
4	22	23	24 Finance & Performance	25	26 Good Friday
5	29 Easter Monday	30	31	1	2 Audit and Risk Management Committee

DRAFT 2025-2028 Council Triennium schedule of meetings – 25/2398496

April 2027						
Week	Mon	Tue	Wed	Thu	Fri	Sat
1	5 Canterbury Waste Joint Committee Canterbury Regional Landfill Joint Committee	6	7 Council	8 LTP Hearing	9 LTP Hearing	10 LTP Hearing
2	12 LTP Hearing	13 LTP Hearing	14 LTP Hearing	15 LTP Hearing	16 LTP Hearing	17 LTP Hearing
3	19	20	21 Policy & Planning	22	23	24
4	26 Anzac Day	27	28 Finance & Performance	29	30	1

DRAFT 2025-2028 Council Triennium schedule of meetings – 25/2398496

May 2027					
Week	Mon	Tue	Wed	Thu	Fri
1	3	4	5 Council	6	7
2	10	11	12 Policy & Planning	13	14
3	17	18	19	20	21
4	24	25	26 Finance & Performance	27	28

DRAFT 2025-2028 Council Triennium schedule of meetings – 25/2398496

June 2027					
Week	Mon	Tue	Wed	Thu	Fri
1		1	2 Council	3	4
2	7 King's Birthday	8	9 Policy & Planning	10	11 Audit and Risk Management Committee
3	14	15	16	17	18 Health, Safety and Wellbeing Committee
4	21	22 Final Long Term Plan adoption	23	24 Final Long Term Plan adoption	25 Matariki
5	28	29	30 Finance & Performance	1	2

DRAFT 2025-2028 Council Triennium schedule of meetings – 25/2398496

July 2027					
Week	Mon	Tue	Wed	Thu	Fri
1	5	6	7 Council	8	9
2	12 Recess Week	13 Recess Week	14 Recess Week	15 Recess Week	16 Recess Week
3	19	20	21 Policy & Planning	22	23
4	26	27	28 Finance & Performance	29	30

DRAFT 2025-2028 Council Triennium schedule of meetings – 25/2398496

August 2027					
Week	Mon	Tue	Wed	Thu	Fri
1	2 Canterbury Waste Joint Committee Canterbury Regional Landfill Joint Committee	3	4 Council	5	6
2	9	10	11 Policy & Planning	12	13
3	16	17	18	19	20
4	23	24	25 Finance & Performance	26	27

DRAFT 2025-2028 Council Triennium schedule of meetings – 25/2398496

September 2027					
Week	Mon	Tue	Wed	Thu	Fri
1	30	31	1 Council	2	3
2	6	7	8 Policy & Planning	9	10
3	13	14	15	16	17 Health, Safety and Wellbeing Committee
4	20	21	22 Finance & Performance	23	24
5	27	28	29	30	1

DRAFT 2025-2028 Council Triennium schedule of meetings – 25/2398496

October 2027					
Week	Mon	Tue	Wed	Thu	Fri
1	4	5	6 Council	7	8
2	11	12	13 Policy & Planning	14	15 Audit and Risk Management Committee
3	18	19	20	21	22
4	25 Labour Day	26	27 Finance & Performance	28 Council – Annual Report	29

DRAFT 2025-2028 Council Triennium schedule of meetings – 25/2398496

November 2027					
Week	Mon	Tue	Wed	Thu	Fri
1	1	2	3 Council	4	5
2	8	9	10 Policy & Planning	11	12 Canterbury Anniversary
3	15	16	17	18	19
4	22	23	24 Finance & Performance	25	26

DRAFT 2025-2028 Council Triennium schedule of meetings – 25/2398496

December 2027					
Week	Amazon	Tue	Wed	Thu	Fri
1	29	30	1 Council	2	3 Audit and Risk Management Committee
2	6	7	8 Policy & Planning	9	10 Health, Safety and Wellbeing Committee
3	13	14	15 Finance & Performance	16	17
4	20 Recess Week	21 Recess Week	22 Recess Week	23 Recess Week	24 Recess Week
5	27 Christmas Day observed	28 Boxing Day observed	29 Recess Week	30 Recess Week	31 Recess Week

DRAFT 2025-2028 Council Triennium schedule of meetings – 25/2398496

January 2028					
Week	Mon	Tue	Wed	Thu	Fri
1	3 New Years Day observed	4 Day after New Years observed	5 Recess Week	6 Recess Week	7 Recess Week
2	10 Recess Week	11 Recess Week	12 Recess Week	13 Recess Week	14 Recess Week
3	17	18	19 Council	20	21
4	24	25	26 Finance & Performance	27	28 Audit and Risk Management Committee

DRAFT 2025-2028 Council Triennium schedule of meetings – 25/2398496

February 2028					
Week	Monz	Tue	Wed	Thu	Fri
1	31	1	2 Council	3	4
2	7 Waitangi Day	8	9 Draft Annual Plan adoption	10 Draft Annual Plan adoption (reconvened if required)	11
3	14	15	16 Policy & Planning	17	18
4	21	22	23 Finance & Performance	24	25

DRAFT 2025-2028 Council Triennium schedule of meetings – 25/2398496

March 2028					
Week	Mon	Tue	Wed	Thu	Fri
1	28	29	1 Council	2	3
2	6	7	8 Policy & Planning	9	10
3	13	14	15	16	17 Health, Safety and Wellbeing Committee
4	20	21	22 Finance & Performance	23	24
5	27 Canterbury Waste Joint Committee Canterbury Regional Landfill Joint Committee	28	29	30 Annual Plan Hearing	31 Annual Plan Hearing

DRAFT 2025-2028 Council Triennium schedule of meetings – 25/2398496

April 2028						
Week	Mon	Tue	Wed	Thu	Fri	Sat
1	3 Annual Plan Hearing	4 Annual Plan Hearing	5 Council	6 Annual Plan Hearing	7 Annual Plan Hearing	8 Annual Plan Hearing
2	10 Annual Plan Hearing	11 Annual Plan Hearing	12 Policy & Planning	13 Annual Plan Hearing	14 Good Friday	15
3	17 Easter Monday	18	19	20	21	22
4	24	25 Anzac Day	26 Finance & Performance	27	28 Audit and Risk Management Committee	29

DRAFT 2025-2028 Council Triennium schedule of meetings – 25/2398496

May 2028					
Week	Mon	Tue	Wed	Thu	Fri
1	1	2	3 Council	4	5
2	8	9	10 Policy & Planning	11	12
3	15	16	17	18	19
4	22	23	24 Finance & Performance	25	26
5	29	30	31	1	2

DRAFT 2025-2028 Council Triennium schedule of meetings – 25/2398496

June 2028					
Week	Mon	Tue	Wed	Thu	Fri
1	5 King's Birthday	6	7 Council	8	9
2	12	13	14 Policy & Planning	15	16
3	19 Audit and Risk Management Committee	20	21	22	23 Health, Safety and Wellbeing Committee
4	26	27 Final Annual Plan Adoption	28 Finance & Performance	29 Final Annual Plan Adoption	30

DRAFT 2025-2028 Council Triennium schedule of meetings – 25/2398496

July 2028					
Week	Mon	Tue	Wed	Thu	Fri
1	3	4	5 Council	6	7
2	10 Recess Week	11 Recess Week	12 Recess Week	13 Recess Week	14 Matariki
3	17	18	19 Policy & Planning	20 s	21
4	24	25	26 Finance & Performance	27	28

DRAFT 2025-2028 Council Triennium schedule of meetings – 25/2398496

August 2028					
Week	Mon	Tue	Wed	Thu	Fri
1	31 Canterbury Waste Joint Committee Canterbury Regional Landfill Joint Committee	1	2 Council	3	4
2	7	8	9 Policy & Planning	10	11
3	14	15	16	17	18 Health, Safety and Wellbeing Committee
4	21	22	23 Finance & Performance	24	25
5	28	29	30 Council	31	1

DRAFT 2025-2028 Council Triennium schedule of meetings – 25/2398496

September 2028					
Week	Mon	Tue	Wed	Thu	Fri
1	4	5	6 Council	7	8
2	11	12	13 Council	14	15
3	18	19	20 Council	21	22
4	25	26	27	28	29