

PERMITTED TEMPORARY ACCOMMODATION AND PERMITTED TEMPORARY DEPOTS AND STORAGE FACILITIES

Under Clause 7(3)(a) and Clause 8(3)(a) of the Canterbury Earthquake (Resource Management Act Permitted Activities) Order 2011

Despite anything to the contrary in the Christchurch City Plan, the activities listed below are permitted activities in the specified locations if they comply with the prescribed standards:

1. **ACTIVITY:** One Temporary Residential Accommodation Unit
LOCATION: 405 Old West Coast Road Yaldhurst
APPLICANT: C McEwin
REFERENCE NO: RMA92022569
STANDARDS:
 1. The activity must proceed in general accordance with the information submitted to Council on 27 May 2013.
 2. The residential building shall be removed from the site on or before 18 April 2016.
2. **ACTIVITY:** Temporary office
LOCATION: 2 Te Orewai Place, Linwood
APPLICANT: Avonside House Trust
REFERENCE NO: RMA92022899
STANDARDS:
 1. The activity must proceed in general accordance with the information submitted to Council on 03 July 2013.
 2. With the exception of staff parking and the setback from the Eastern boundary, the activity must comply with the relevant Standards for Permitted Temporary Accommodation and Temporary Depots and Storage Facilities under Clause 7(3)(a) of the Canterbury Earthquake (Resource Management Act Permitted Activities) Order 2011, contained in the public notice issued by the Council on 9 April 2011.
3. **ACTIVITY:** Using two units for church congregation meetings / place of worship
LOCATION: 166 Moorhouse Avenue (Addington)
APPLICANT: The Salvation Army
REFERENCE NO: RMA92023017
STANDARDS:
 1. The activity must proceed in general accordance with the information submitted to the Council on 17 July 2013.
 2. The activity shall not create any significant adverse effects (relating, but not limited, to noise, light spill, traffic generation, refuse disposal, and visual amenity) that will, in the opinion of a Council Enforcement or Health Officer, cause nuisance for occupiers of surrounding sites. If any significant adverse effects do arise, then the Council can impose additional requirements or conditions to avoid, remedy or mitigate those adverse effects.
 3. Upon cessation of the temporary use or the expiry of the time limit under the Canterbury Earthquake (Resource Management Act Permitted Activities) Order 2011, the site must be remediated to its original state and be left clean and tidy.
4. **ACTIVITY:** Operation of UCSA building in a new location within a car parking area of the main university campus.
LOCATION: 90 Ilam Road (University of Canterbury Campus)
APPLICANT: University of Canterbury
REFERENCE NO: RMA92023038
STANDARDS:
 1. The activity must proceed in general accordance with the information submitted to the Council on 28 October 2011.
 2. With the exception of the noise standard, parking and vehicle generation standards, the activity must comply with the relevant Standards for Permitted Temporary Accommodation and Temporary Depots and Storage Facilities under Clause 7(3)(a) and Clause 8(3)(a) of the Canterbury Earthquake (Resource Management Act Permitted Activities) Order 2011, contained in the public notice issued by the Council on 9 April 2011.
 3. The hours of operation shall be as follows:
 - Indoor areas: Monday - Sunday 11am - 1am the following day
 - Outdoors (during primary school terms) Monday to Friday 1pm - 12am and Saturday/Sunday 11am - 12am (the same day)
 - Outdoors (outside primary school terms) Monday to Sunday 1pm - 12am (the same day)
 4. Noise from the use of the facility shall not exceed the following levels at any residential site in a Living Zone, when measured at in accordance with NZS 6801:2008 Acoustics – Measurement of environmental sound and assessed using NZS 6802:2008 Acoustics – environmental noise.
 - Daytime (7am - 10pm) 50 dB LAeq (15 min)
 - Nighttime (10pm - 7am) 41 dB LAeq (15min), 65 dB LAFmax
 5. Sound systems shall comply with either of the following clauses:
 - a. PA speakers must be distributed and oriented under the advice of an acoustic consultant with relevant experience and qualifications, so that noise output of any one speaker is limited to 85 dBA at a distance of 1m from the speaker, and does not cause a cumulative noise level of more than 85 dBA at a distance of 1m in conjunction with any other speaker.
 - b. Any PA system used inside the building shall be calibrated to establish the internal noise level at which compliance with the noise limits specified in Condition 4 above is achieved, including an allowance for Special Audible Characteristics and cumulative noise in conjunction with noise from outdoor areas and the carpark. This calibration and commissioning shall be overseen by an acoustic consultant with relevant experience and qualifications, and the outcomes and associated operating conditions documented and made available to the Council on request. The PA system shall not be operated above this level.
[Note – if option 'b' is chosen the levels in option 'a' may be exceeded]
 - c. There shall be no speakers in outdoor areas.
 6. The external building envelope shall incorporate the elements listed on page A3 of Acoustic Engineering Services' letter dated 18 October, except that a 'sound lobby' involving 2 sets of solid or double glazed doors, shall be constructed at the western entry/egress doorway for use after 10pm. In either case, the doors shall be fitted with perimeter and threshold acoustic seals.
 7. The final building design, layout of outdoor areas and mechanical plant selections are to be reviewed by an acoustic engineer.
 8. A 2m high continuous acoustic fence shall be constructed and maintained along the common boundary with Ilam Primary School, constructed of material with minimum surface mass of 8kg/m³. The fence shall be continuous with no gaps or cracks, including at ground level between the fence and the ground.
 9. The indoor and outdoor areas shall be controlled in accordance with the scenarios described on page 4 of Acoustic Engineering Services' letter dated 18 October, except that entry and egress after 10pm shall be via the sound lobby.
 10. After 10pm only the semi-enclosed west outdoor area and north outdoor area may be used. The east outdoor area shall not be used after this time.
 11. Except for one sliding door in the west façade, all doors and windows in the east and west facades shall be kept closed after 10pm. All openable doors and windows shall be fitted with locks.
 12. A Noise and Liquor Management Plan is to be prepared under the advice of an acoustic consultant with relevant experience and qualifications, and complied with at all times, and submitted to the Council's Resource Consents Manager – Environmental Compliance for approval prior to the facility commencing operation. The management plan shall cover, at a minimum:
 - Noise limits and related procedures imposed in these conditions of approval.
 - The full list of measures agreed with the Ilam Primary School Board of Trustees for the control of noise and liquor effects as listed in Mr MacDonald's email to Andrei Martin dated 9 November 2011, including the Host Responsibility Policy.
 - Lines and positions of responsibility for noise and liquor management, to ensure noise limits and management procedures are complied with, and complaints are acted upon.

- Display of contact details for the venue at the site entrances, and by letterbox drop to neighbours.
 - Procedures to ensure new staff are instructed in the Management Plan.
 - Methods to manage patrons when on the premises and when leaving, to avoid unreasonable or excessive noise or behavioural issues, including signage informing patrons of their responsibility to be quiet when leaving.
 - Procedures to ensure "background levels" of all noise are kept at levels which ensure that cumulative noise from all sources will meet any prescribed limits.
 - Procedures to ensure that doors and windows will be kept closed, and outdoor areas are closed to patrons, at prescribed times.
 - Complaints procedure to be followed, including recording and complaint resolution, compliance with any noise abatement instructions by CCC officers, and feedback to complainants.
 - Provision for periodic review and update of the management Plan to address noise issues.
13. Alcohol shall not be sold prior to 1pm on weekdays during school terms
 14. A security bouncer shall be on duty at the entrance/exit to the Events Centre at all times during opening hours (daytime and nighttime).
 15. UC Security's evening patrols shall be extended to include the Ilam School campus on nights that the Events Centre is operating.
 16. UC Security shall monitor Ilam School property and premises during significant UCSA events.
 17. UC Security shall remove any intoxicated persons found or reported to be on the Ilam School Site.
 18. UC Security shall undertake a visual check of the school's premises (particularly the playground and playing field) at first light every morning for debris/vomit etc.
 19. UC Security or cleaning staff shall remove any debris or vomit from Ilam School grounds no later than 8am.
 20. University and UCSA representatives shall meet with Ilam School Board of Trustees every six months.
 21. The UCSA's Host Responsibility Policy shall be implemented at the Events Centre.
 22. The area located between the rear of the building and the Ilam School boundary shall be restricted to access for staff, service, trade and delivery staff only.
 23. The area between the western outdoor seating area, the boundary with Ilam School, the Ilam Road boundary, and the accessway to the carpark is to be densely planted so to screen the outdoor seating area from views from the Ilam Road footpath.
5. **ACTIVITY:** Temporary site office and depot.
LOCATION: 32 & 36 Mervyn Drive, Avondale
APPLICANT: McConnell Dowell Constructors Ltd
REFERENCE NO: RMA92022700
STANDARDS:
 1. The activity must proceed in general accordance with the information submitted to the Council on the 13 June 2013.
 2. The activity must cease on or before 31 December 2014.
 3. The activity must comply with the relevant City Plan noise standards at the site boundary at all times.
 4. Any signage is restricted to a maximum area of 5m².
 5. All car parking demand associated with the temporary activity must be provided on-site.
 6. Upon cessation of the temporary use the site must be grassed and left clean and tidy.
 7. The activity must not create any significant adverse effects (relating, but not limited, to noise, dust, mud, light spill, odour, traffic generation, refuse disposal, animal control and visual amenity) that will, in the opinion of a Council Enforcement or Health Officer, cause nuisance for occupiers of surrounding sites. If any significant adverse effects do arise, then the Council can impose additional requirements or conditions to avoid, remedy or mitigate those adverse effects.

The Standards for Permitted Temporary Accommodation and Temporary Depots and Storage Facilities contained in the public notice issued by the Council on 9 April 2011 can be viewed on the Temporary Accommodation page of the Council's website at www.ccc.govt.nz/temppaccomm.

The above activities are permitted in the specified locations until the expiry of the Canterbury Earthquake (Resource Management Act Permitted Activities) Order 2011. The expiry date is 18 April 2016.

Any temporary activity established under these provisions shall not create or give rise to any existing use right in respect of any land, activity, or structure (refer clause 5/3 Canterbury Earthquake (Resource Management Act Permitted Activities) Order 2011).

If you have any questions or would like more information about the activities listed above please phone 941 8999 and ask to speak to the Duty Planner.

Steve McCarthy
RESOURCE CONSENTS AND BUILDING POLICY MANAGER

AUGUST 2013 MEETINGS

COMMUNITY BOARD COMMITTEES

Date	Time	Committee and Venue
20	7pm	Lyttelton Recreation Ground Reserve Management Committee, Top Club, 23 Dublin Street, Lyttelton

The following meeting is in addition to those previously advertised. This meeting was not notified in accordance with Section 46(6) of the Local Government Official Information and Meetings Act 1987, due to time constraints and will be held as follows:

COUNCIL HEARINGS PANELS

Date	Time	Venue
5	1.30pm	Civic Offices, 53 Hereford Street, Christchurch

C Sullivan
COUNCIL SECRETARY

REQUEST FOR PROPOSALS FOR A LICENCE TO OPERATE A COMMERCIAL RECREATION ACTIVITY ON A DESIGNATED PART OF BEXLEY RESERVE – TENDER NO 13/14-27

The Burwood/Pegasus Community Board has approved the Bexley Reserve Concept Plan for the development of the park following earthquake damage. Within the Plan the council has allocated approximately 15,000m² for the commercial operation of recreational activities.

The subject land is held in the Canterbury Electronic Land Registry under Certificates of Titles 192/211 and 40A/84.

The Council invites 'Requests for Proposals'. To obtain a copy of the 'Requests for Proposals' document please contact:

Tony Hallams
 Leasing Consultant
 Corporate Support Unit
 Christchurch City Council
 Telephone 941-8320 or email tony.hallams@ccc.govt.nz

Any 'Request for Proposal', which must be in writing, must be deposited in the tender box in the Council Civic Offices foyer at 53 Hereford Street no later than 12pm on Friday 9 August 2013, and addressed:

'Requests For Proposals To Operate A Commercial Recreation Activity On A Defined Part Of Bexley Reserve – Tender No 13/14-27'.