

A6.11 ROTORUA DISTRICT COUNCIL (RDC)

The designations for Rotorua District Council include reserves, roads and utility services and facilities. These are listed as separate categories according to designation purposes. Where there are general or specific conditions for the designations, these follow each category.

a6.11.1 RDC Reserves

The majority of the reserves to be designated are classified as recreation or local purpose reserves under the Reserves Act 1977. To provide greater distinction between them, the requiring authority has classified each reserve in terms of its specific purpose as follows:

1. Green Space – open space for amenity, walking, cycling, horse riding and passive recreation, with some existing minor reserve buildings and a holiday park.
2. Sport and Recreation – organised sporting activities, social sports and non-organised recreation, including sports clubrooms, indoor recreation, and sports events and tournaments.
3. Public Gardens – gardens of local and regional significance providing a visitor destination such as the Government Gardens, Kirau Park and the Murray Linton Rose Garden.
4. Neighbourhood – local reserves for informal recreation, play and amenity space, with some existing minor reserve buildings for pre-school, scouts or local halls.
5. Destination – passive recreation areas besides lakes or waterbodies drawing visitors from a wide area, including hot pool complexes with commercial facilities.
6. Civic Space – social and community open space for events and casual gatherings.
7. Outdoor Adventure – reserves for active outdoor recreation such as mountain biking, horse riding and walking in ~~Tokerangi Forest Park and~~ Waipa Horse Paddock reserves, with amenities such as toilets, parking and visitor information.
8. Natural and Cultural Heritage – protecting natural and heritage values of lake and river margins and native bush areas, as well as cemeteries.
9. Other – a range of reserves with established use for community halls, pre-schools and associated activities.

Each purpose has its own character and expected current and future activities. On any reserve, development and maintenance of the following activities may occur: planting and removal of trees, soft landscaping, revegetation, drainage works, parking areas, pest management, non-organised recreational activities and associated activities.

Infrastructure associated with the reserve purpose may be developed in accordance with an outline plan, e.g. park structures, signage, public art works, playgrounds, walkways and cycleways, youth facilities (skateboarding, bike trails and pump tracks), minor reserve buildings, boat ramps and jetties, and lease/licence areas.

Conditions relate to all activities and in addition there are specific conditions which arise from specific development plans and existing resource consents granted for individual reserves. The conditions are under section a6.11.1.1.

Each classification has its own expected current and future activities.

Code & Map No.	Description	Legal Description	Purpose	Underlying Zone
	(Gifted Reserve)	Sections 2 & 3 Block XXIV Town of Rotorua SO 33034; section 4 Block XXIV Town of Rotorua SO 52011 CFR SA30A/527 Part Lot 1 DPS 6734 CFR SA36D/147; and Lot 1 DPS 38952		
RDC841 Map 315	Tauī Street Reserve	Lot 2 DPS 11160 CFR SA7D/114 Lot 2 DPS 20815 CFR SA21C/934 Lot 3 DPS 20815 CFR 494419; Parawai 2A1B Block ML 13710 CFR SA2007/35; and sections 1-2 Survey Office Plan 365525 CFR 300727.	Civic Space	Reserve 1, Commercial 1, Residential 1, Water 1
RDC842 Map 351	Horse Paddock	Lot 1 DPS 40417	Outdoor Adventure	Business and Innovation, Water 1
RDC843 Map 337, 338, 345, 346, 347	Tokorangi Forest Park	LOT 2 & 3 DPS 54801	Outdoor Adventure	Rural 1
RDC844 Map 325	Arawa Oak	Lot 4 DPS 63102 CFR SA51C/156	Natural and Cultural Heritage	City Centre 1
RDC845 Map 315	Kauae Cemetery Reserve	Part E Ngati Whakaue Amalgamated ML 20324	Natural and Cultural Heritage	Rural 1
RDC846 Map 514	Mamaku Cemetery	Section 18 Block XIV Rotorua Survey District SO 12552	Natural and Cultural Heritage	Rural 1
RDC847 Map 541	Ngakuru Cemetery	Lot 3 DPS 83251, CFR SA66A/567	Natural and Cultural Heritage	Rural 3
RDC848	Reporoa	Lot 1 DPS 68639	Natural and Cultural	Rural 1

RDC830
 RDC835 to [RDC842](#)
[RDC844 to](#) RDC890

I. General Conditions

- a. Activities and infrastructure on reserves must be in accordance with the Reserve Management plan and the provisions of the Reserves Act 1977.
- b. Where an outline plan is provided, it will include a statement about compliance with the relevant Reserve Management plan.
- c. Works may only be undertaken by other parties with the approval of council as landowner and requiring authority. Such approval may relate to one project or a service network and shall be demonstrated by a written approval, licence, lease or other documentation.

- d. The following conditions shall apply to buildings on reserves unless otherwise authorised:

Maximum height of buildings	7.5m. Utility structures such as floodlights will be in accordance with the provisions of the district plan.
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Daylighting Control	3.0m at the boundary plus 1m for every 1m from the boundary where adjacent to a residential or rural zone.
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All Yards.	5.0m, except that this setback shall not apply to boardwalks and bridges.
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- e. The following conditions shall apply to buildings and activities on reserves unless otherwise authorised:

Noise	Except for noise from any organised and non-organised sporting activities and temporary and permanent events, noise shall not exceed the following limits when measured at the nearest residential boundary:
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Daytime (7am to 10pm any day except public holidays) 50_{LAeq}

Night time and at all other times 45_{LAeq} and 75_{LAeq}

Glare and light	Activities shall be managed so that direct or indirect illumination does not exceed 10 lux at any residential boundary with the reserve.
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Parking	Parking and turning shall be provided for buildings and activities in accordance with the standards in the district plan.
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Signs	Directional, information and interpretation signage relating to the reserve on which it is located.
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Archaeological Discovery	Should koiwi be discovered during works, then work shall stop in the affected area and all relevant parties shall be contacted to enable the appropriate protocol to be observed.
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2. Specific Conditions for RDC758 Government Gardens

The following conditions apply to the Energy Events Centre:

Code & Map No.	Engineers Reference	Description	Legal Description & Gazette Reference	Purpose & Extent	Underlying Zoning
				buildings, wet wells, pumps, telemetry buildings, telemetry equipment, standby generators and associated buildings and access for the continuous operation of storm water utilities.	
RDC402 Maps 329, 537	SW81	Stormwater Pump Station – Pohutukawa Drive. Conditions under section a6.11.7.1 apply	Lot 247 DPS33786	Storm Water Supply Utilities: Pump Stations and Headworks 95m ² For the purpose of maintaining, operating, replacing, upgrading and new construction of buildings, wet wells, pumps, telemetry buildings, telemetry equipment, standby generators and associated buildings and access for the continuous operation of storm water utilities.	Reserve 1

a6.11.7 RDC Waste Water Treatment ~~Plants & Whakarewarewa State Forest Spray Irrigation Scheme~~

Code & Map No.	Description	Legal Description & Gazette Reference	Purpose & Extent	Underlying Zoning

Code & Map No.	Description	Legal Description & Gazette Reference	Purpose & Extent	Underlying Zoning
RDC450 Maps 336, 337, 537	Waste Water Treatment Plant - Te Ngae Road 18200m ² . Conditions under section a6.11.7.1 apply	Pt Sec 3 S025860	Waste Water Treatment Plant. For the purpose of reception, storage, treatment, processing and reprocessing of wastewater liquids, solids and waste products, including organic waste composting and the recovery / generation of energy from waste products and the extraction and use of geothermal fluids for energy generation	Industrial 1, Reserve 1,
RDC451 Maps 309, 512, 533	Biocycle Plant, Central Road 1115m ² . Conditions under section a6.11.7.1 apply	Mangorewa Kaharoa 6E3 No. 2E2B1C, ML 18992.	Waste Water Treatment Plant. For the purpose of reception, storage, treatment, processing and reprocessing of wastewater liquids, solids and waste products, including organic waste composting and the recovery / generation of energy from waste products and the extraction and use of geothermal fluids for energy generation	Rural 1
RDC452 Maps 352, 353, 355, 356	Whakarewarewa State Forest Spray Irrigation Scheme. Conditions under section a6.11.7.2 apply	Section 5 S0 Plan 388233 Tarawera SD (Rotorua District)	Spray irrigation Scheme (430ha), for the purpose of discharging secondary treated effluent via irrigation sprinklers to land within the Whakarewarewa State Forest, including pump stations, ponds, and plant, on land and in or on the	Rural 1

Code & Map No.	Description	Legal Description & Gazette Reference	Purpose & Extent	Underlying Zoning
			bed of the Waipa Stream and associated tributaries.	

Conditions

a6.11.7.1 Conditions of:

- RDC1 to RDC72 (RDC sanitary sewerage utilities : sewage pump stations);
- RDC201 to RDC221 (Water supply utilities: Reservoirs);
- RDC301 to RDC318 (RDC water supply utilities : water pump stations and headworks);
- RDC450 to RDC451 (RDC waste water treatment plants); and
- RDC401 to RDC402 (RDC water supply utilities: stormwater pump stations and headworks)

1. All engineering works shall be carried out in accordance with the Rotorua Civil Engineering Industry standard.

2. Project Management and Liaison

A project manager shall be appointed to liaise with the adjacent landowners regarding the physical works programme. The project manager will be responsible for advising neighbours of the annual programme of physical works, the nature of those works including construction materials and finished colours, and a general timeframe for those works to be completed.

Physical works refers to reservoirs and structures like, or similar to a stand-by generator structure and does not include maintenance, repair and replacement or minor extensions to pipes or the placement of small container heads on the designated site.

This responsibility also extends to those sites for which an outline plan will be required, as set out below.

3. Landscape Plan

a. On all sites situated on reserve land, as classified under the *Reserves Act 1977* and or zoned as such under the *district plan*, a landscape plan shall be prepared by a suitably qualified person to screen these structures from neighbouring land uses.

b. The Landscape plan shall include a:

i. description of the existing planting and proposed planting;

ii. general schedule of species to be planted, suggested planting density, and the mature height of these species in relation to the structures(s) to be screened; and

iii. maintenance programme.

c. The Landscape plan shall be provided to the Group Manager, Economic and Regulatory, for certification that it has provided the information required by (2) above prior to the completion of the physical works on each site.

4. Construction Noise

All noise from construction, maintenance and demolition work shall be managed in accordance with *NZS6803:1999 "The Measurement and Assessment of Noise from Construction, Maintenance, and Demolition Work."*

- d. The planting is intended to provide screening over a 10-year period, of a second reservoir, if constructed on the site, for adjoining property owners.
12. Additional Site Specific Condition – RDC205: Tihi-o-tonga Reservoir No.1 and No.2 Balwyn Avenue.
- Should any additional reservoir be constructed, runoff from the structures shall be contained on site and directed to soakage or stormwater system if available.
13. Expiry period: In accordance with section 184A(2)(c) this designation shall lapse in expiry of 10 years from the date when the proposed district plan becomes operative or the term of the plan, which ever is the longer, unless the designation has been given effect to.

~~a6.11.7.2 Conditions of RDC452 (Whakarewarewa State Forest Spray Irrigation Scheme)~~

- ~~1. All engineering works shall be carried out in accordance with the Rotorua Civil Engineering Industry Standards 2000 (Version 2004).~~
- ~~2. All noise from construction, maintenance and demolition work shall be managed in accordance with NZS6803:1999 "Acoustic from Construction Noise".~~
- ~~3. The performance standards for noise in the underlying zone will apply to day to day activities.~~

a6.11.8 RDC Sanitary Landfill & Dog Pound

Code & Map No.	Description	Legal Description & Gazette Reference	Purpose & Extent	Underlying Zoning
RDC460 Maps 354, 521, 537	Landfill – State Highway 30	Lot 1 DPS12253. Conditions under section a6.11.8.1 apply	Sanitary Landfill: Landfill and dog pound. For the purpose of the disposal of residual waste and management of recycled, reprocessed and hazardous waste and the reprocessing of waste products in accordance with the Landfill Management plan 2006 and its subsequent amendments. The maintenance and operation of a dog pound including the disposal of unwanted animals.	Rural 1