

Appendix O

Correspondence -
Waikato District Council (Michelle
Smart)

Tue 9/04/2019 11:07 a.m.

Good Morning Eloise

My apologies for the delay in responding.

I confirm that Council is the administering body of the reserve (being the parcel of land legally described as part Allotment 200A Parish of Mangatawhiri) .

Because of traffic volumes on adjacent SH2, this portion of land is essentially considered to be physically inaccessible and as such (for maintenance purposes) it is being grazed by the adjacent property owner Les Watkin.

Council is agreeable to vegetation being removed in order to increase sight lines.

While the conditions of the grazing arrangement will not prevent the applicant from entering upon the land to undertake the works, it may be more sensible that in the roadside boundary fence be relocated so that the area where the sight lines are to be preserved is on the "road side" of the fence, as opposed to the "grazing" side of the fence.

I will let Mr Watkin know by email, and then it's just a matter of alerting him to the timing of the works, so that stock are kept out of that area when the physical works are occurring.

Happy to discuss, please do let me know if you require any additional information or further clarification.

Kind Regards

Michelle Smart
Senior Property Officer

Waikato District Council
■ P 07 824 8633 ■ F 07 824 8091 ■ Call Free 0800 492 452
Private Bag 544, Ngaruawahia 3742
www.waikatodistrict.govt.nz



Please consider the environment before printing this e-mail

From: Eloise Lonnberg-Shaw [<mailto:eloise@kineticenvironmental.co.nz>]
Sent: Monday, 1 April 2019 3:55 p.m.
To: Michelle Smart
Subject: RE: McPherson Quarry - leasehold query

Hi Michelle

I just wanted to follow up and see whether you received my email on 21 March re the McPherson Quarry (below, for ease of reference)?

I look forward to hearing from you.

Kind regards,

Eloise Lonnberg-Shaw

Senior Planner

027 540 1966

eloise@kineticenvironmental.co.nz



Kinetic Environmental Consulting
Limited

PO Box 9413, Hamilton 3240

kineticenvironmental.co.nz

From: Eloise Lonnberg-Shaw

Sent: Thursday, 21 March 2019 4:55 PM

To: 'Michelle.Smart@waidc.govt.nz' <Michelle.Smart@waidc.govt.nz>

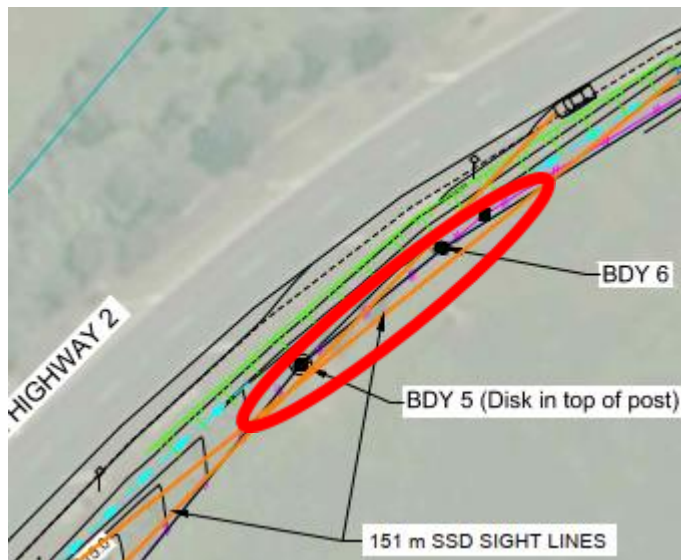
Subject: McPherson Quarry - leasehold query

Hi Michelle

I am writing in relation to one of our clients, McPherson Resources Ltd and their resource consent application LUC0123/19.

McPherson Quarry is accessed off McPherson Road, which comes off SH2. As a result, we have been negotiating with NZTA for a while to establish what conditions they would prefer in relation to the McPherson Road/SH2 intersection.

At this stage, we have agreed to provide a turnoff bay and clear some vegetation along the road corridor to ensure we can achieve a certain site distance. In order to understand the exact area affected by this requirement, we had the area surveyed by WSP Opus, please see **attached** survey plan (key area highlighted below). As you can see from this plan, the vast majority of the vegetation that needs clearing is located in the road corridor, but a very small area of Part Allot 200A PSH of Mangatawhiri which is also affected. This affected area is approx. 41m long and ranges from 0.1m to 1.7m at the widest. All in all, the area is approx. 45m².



In order to show NZTA that we can achieve said sight distance in perpetuity, we need to obtain some form of legal access over this land to clear the vegetation. Given that this is DOC land (but managed by Waikato District Council), the easiest way to achieve this is to enter into a non-exclusive lease agreement with WDC for the relevant area (i.e. the 20m² affected).

I understand that the land is currently leased to one of the neighbouring farmers as grazing land? If so, and assuming that lease is exclusive, I appreciate that any other lease arrangement would have to wait until that lease runs out. However, we would still like to discuss the lease possibility with you now, so that we can get a better understanding of what the requirements would be from WDC's perspective.

In terms of the lease itself, it doesn't have to provide exclusive access and use, as the sole purpose of the lease is to provide legal access so that the vegetation can be cleared and the sight distance be obtained (meaning a grazing lease can be entered into for the same area, should that be the preference).

I look forward to hearing from you.

Kind regards,

Eloise Lonnberg-Shaw
Senior Planner

027 540 1966
eloise@kineticenvironmental.co.nz



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Appendix O

Correspondence - NZTA

19 March 2019

Delivered via email: eloise@kineticenvironmental.co.nz

Dear Eloise,

**Proposed Upgrade of McPherson Rd/SH2 intersection in relation to the operation of McPherson Quarry –
47 McPherson Road, Mangatawhiri**

Thank you for submitting your client's proposal to the NZ Transport Agency (Transport Agency) for comment. As you will appreciate, millions of dollars are invested in the transport network each year and the Transport Agency has an interest in ensuring this investment is not compromised, including by ensuring land use and subdivision do not impact on the safety and efficiency of the transport network.

The Transport Agency understands your client is seeking resource consent to extract a yearly tonnage of 492,000 from McPherson Quarry. This proposal includes modifying the McPherson Road intersection with State Highway 2 to include a right turn bay, short deceleration lane for the left turn into McPherson Road and earthworks to maintain sight distances from the intersection.

The key issue for this proposal is achieving appropriate sight distances for westbound traffic on SH2 to slow-moving vehicles that have already turned right out of McPherson Road. Based on Austroads 2016 Part 3, the stopping sight distance for a car travelling at 90 km/h with a reaction time of 2.5 seconds is 151 m. Following initial consultation with the Transport Agency plans have been provided which demonstrate the required 151 metre sight distance can be met.

State Highway 2 in this location is declared a limited access road under the Government Rounding Powers Act 1989 (GRPA). Section 91 of the GRPA enables the Transport Agency to authorise the use of a crossing place on a limited access road, impose conditions on its usage, specify the location of a crossing place or cancel the right to use any crossing place if legal access is available from another road. In accordance with Section 92 of the GRPA, no person may drive or move any vehicle or animal, or permit any vehicle or animal to be driven or moved, on to or from any limited access road except at any crossing place authorised by the Transport Agency.

Based on the information provided, the Transport Agency requires the following conditions to be met so as to avoid/mitigate effects on the transport network. Subject to these conditions being met, the Transport Agency is **not opposed** to the proposal as detailed in the application prepared by Opus for the continued extraction and processing of a high-quality source of aggregate and the associated intersection upgrade, dated 15 August 2017, and further information received 21 January 2019.

Conditions

1. No works shall be undertaken within State Highway 2 without the prior approval of the NZ Transport Agency pursuant to Section 51 of the GRPA. A Traffic Management Plan and Consent to Work on the Highway shall be submitted to and approved by the Transport Agency at least seven working days prior to the commencement of any works on the state highway.
2. The annual haulage from McPherson Quarry shall be limited to 492,000 tonnes per year.
3. Detailed engineering design plans for the intersection must be submitted to the New Zealand Transport Agency for approval prior to any works associated with its construction commencing. Detailed design should consider, but not be limited to the following:
 - Superelevation and drainage for surface water on the pavement as per Austroads guidelines;
 - Heavy vehicle turning paths;
 - Cross-sectional drawings to indicate batter slopes, drainage lane width and property boundaries;
 - Traffic movement at the intersection for calculation of right turn bay length;
 - Re-alignment of guardrail.
 - An advance warning sign for heavy vehicle crossing as per MOTSAM (sign to be located to the west of the SH2/McPherson Road intersection)
4. An independent safety audit shall be conducted during detailed design of the intersection with State Highway 2 and post construction. Each audit shall be carried out by an appropriately qualified auditor experienced with intersection design and appointed in consultation with the Transport Agency. Any recommendations made by the auditor that require changes to design and construction shall be approved by the Transport Agency.
5. Drawings provided indicate the sightlines are extending into private property. The applicant shall provide evidence that batter slopes and vegetation will not obstruct the required sight lines of 151 metres in perpetuity.

To apply for any necessary approvals or for confirmation that the above conditions have been met, please contact the Transport Agency directly on consentsandapprovals@nzta.govt.nz or call 07 958 7220.

Please be aware that this response is the Transport Agency's current view of the situation. If your application changes or is put on hold for any length of time, the Transport Agency may need to review the application again. Thank you for undertaking consultation with us. Please feel free to contact me if you have any questions or require further information.

Yours sincerely



Emily Hunt

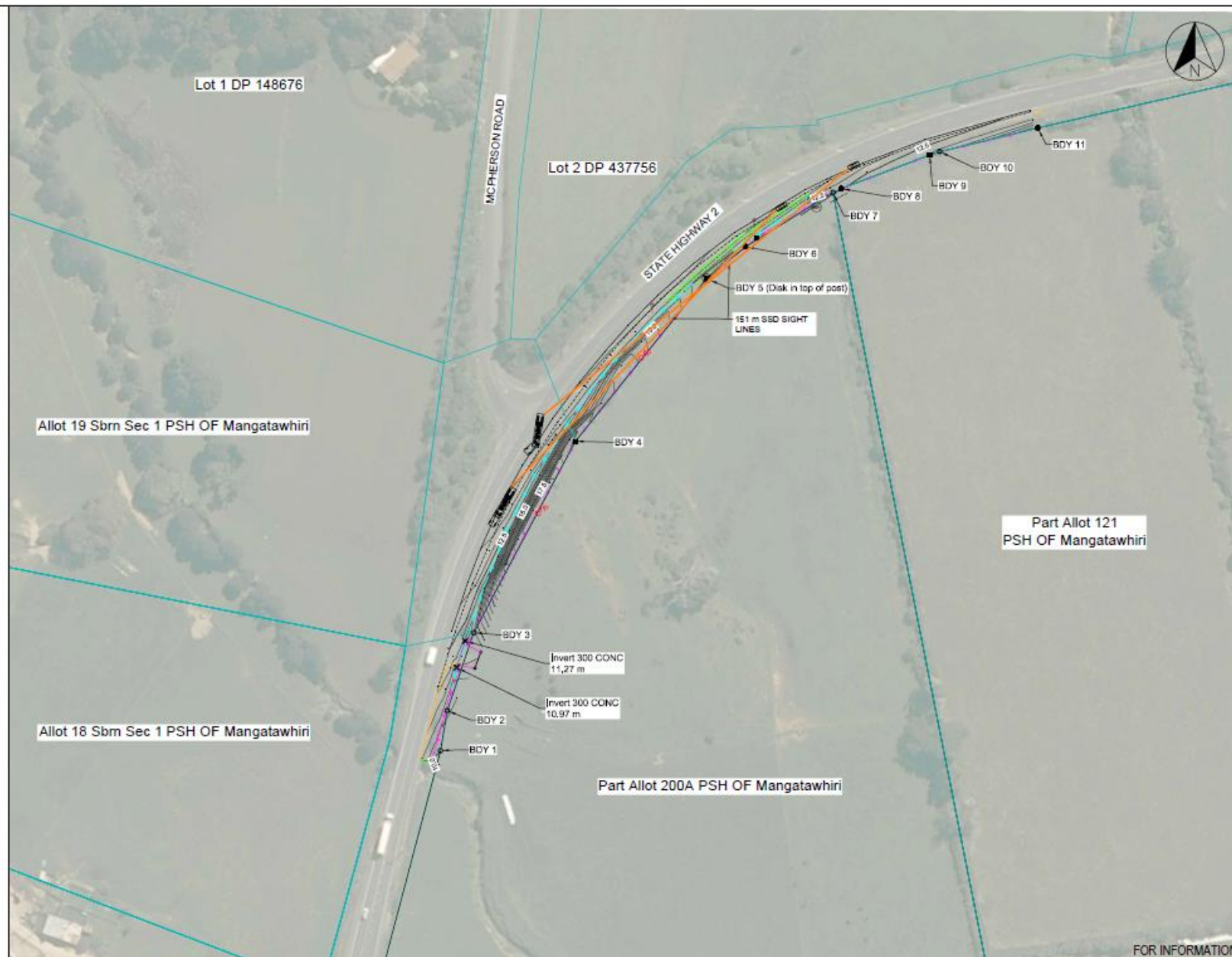
Consultant Planning Advisor

DDI: 07 958 7884

Email: emily.hunt@nzta.govt.nz

SURVEY DETAILS	
SURVEYOR	L. McDONALD
VERIFIED BY	R. WILKINS
SURVEY DATE	11/12/2018
VERIFIED DATE	20/02/2019
EQUIPMENT USED	GNSS VRS - TRIMBLE R10
	GN: 5410456475
CLIENT	MCPHERSON ROAD QUARRY
SPECIFICATION	GNSS TORO
CADASTRAL BOUNDARY ACCURACY	SUBJECT TO CADASTRAL SURVEY
DATUM NOTE	
HORIZONTAL DATUM	MTEDN2000 - MTEDN2000
SCALE FACTOR @ CENTRAL MERIDIAN	0.9999
HORIZONTAL ORIGIN	(T N OF 14876 DLS)
VERTICAL DATUM	NGVD2016
VERTICAL ORIGIN	(T N OF 14876 DLS)
COMMENTS	
THIS WORK INCLUDES DATA WHICH IS LICENSED BY LAND INFORMATION NEW ZEALAND (LINZ) FOR RE-USE UNDER THE CREATIVE COMMONS ATTRIBUTION 4.0 INTERNATIONAL LICENCE.	

LEGEND	
	PROPERTY BOUNDARY
	TOP OF BANK
	BOTTOM OF BANK
	EDGE OF SEAL
	EXISTING FENCE
	DISH CHANNEL
	DRAIN
	WHITE LINE
	GATE
	GUARD RAIL
	CULVERT
	SEW
	OLD BOUNDARY DSK
	OLD POST
	OLD BOUNDARY PEG
	NEW BOUNDARY STAKE
	POWER POLE
	MANHOLE
	PUMP



NOTE

- Aerial imagery sourced from LAND INFORMATION NEW ZEALAND and licensed for re-use under the CREATIVE COMMONS ATTRIBUTION 4.0 INTERNATIONAL.
- CONTOUR INTERVALS ARE 0.5m MINOR AND 2.5m MAJOR.

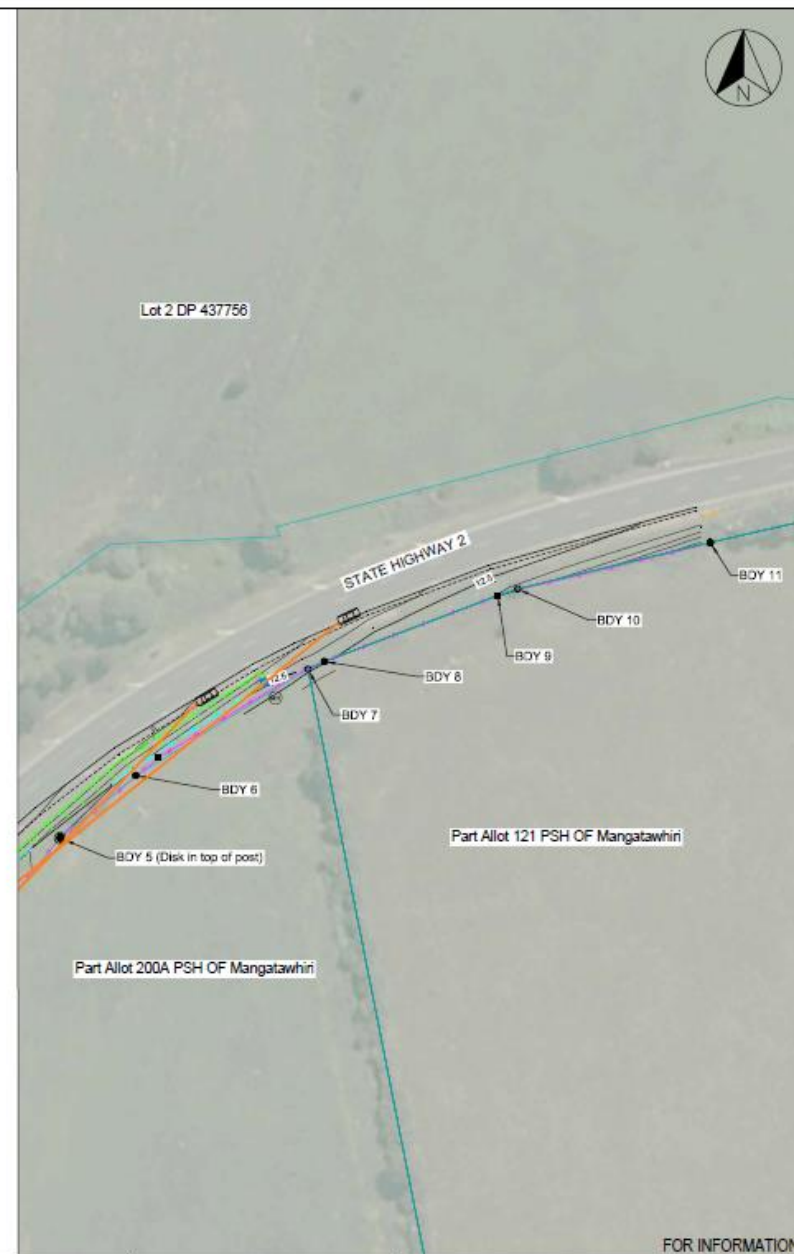
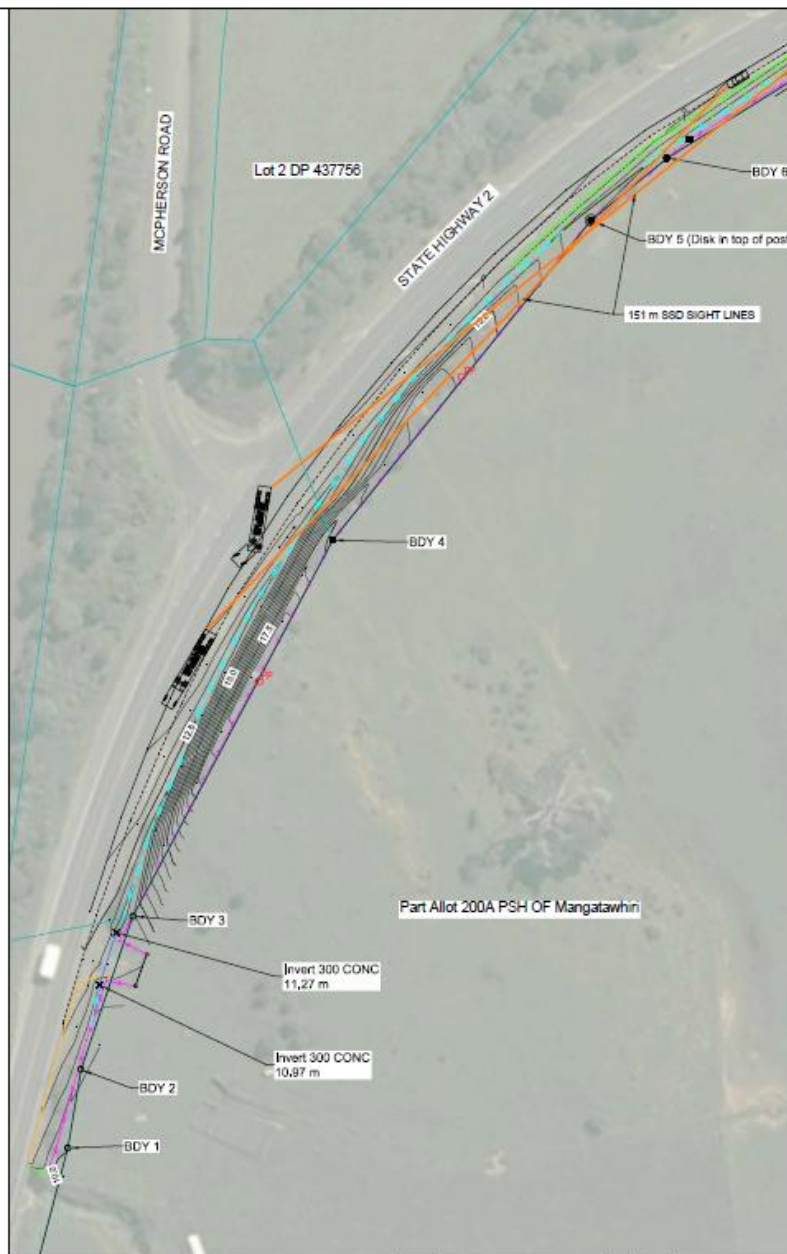
1:750 @ A1
1:1500 @ A3

Revised	Revised	Revised	Revised
A	ISSUED FOR INFORMATION	R.M.	20/12/2018
B	REVISED TO INCLUDE SSD INFORMATION	R.M.	16/01/2019
C	SSD SIGHT LINES REMOVED FOR CLARITY	R.M.	16/01/2019

		OPUS Auckland Office +64 9 335 2600		PO Box 1048 Auckland 1141 New Zealand	
Client	L.M.	Project	R.M.	Revised Date	20/12/2018
Drawn	J.H.	Scale	1:750 @ A1 ; 1:1500 @ A3	Project No.	3-39019.01
Check		Drawn By		Version	V01
				C.	

SURVEY DETAILS	
SURVEYOR	J. McDONALD
VERIFIED BY	R. MEARS
SURVEY DATE	11/12/2018
VERIFIED DATE	20/12/2018
EQUIPMENT USED	GNSS VRS, TRIMBLE R10 DN: 5610456475
CLIENT	MCPHERSON ROAD QUARRY
SPECIFICATION	GNSS TOPO
CADASTRAL BOUNDARY ACCURACY	SUBJECT TO CADASTRAL SURVEY
DATUM NOTE	
HORIZONTAL DATUM	WGS 1984 - MTEEN2000
SCALE FACTOR @ CENTRAL MERIDIAN	0.9999
HORIZONTAL ORIGIN	IT V OF 14075 (E.L.S.)
VERTICAL DATUM	NGVD2016
VERTICAL ORIGIN	IT V OF 14075 (E.L.S.)
COMMENTS	
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	TOP OF BANK
	BOTTOM OF BANK
	EDGE OF SEAL
	EXISTING FENCE
	DISK (OWNED)
	DISK (NOT OWNED)
	WHITE LINE
	WHITE LINE
	SLURD RAIL
	CULVERT
	IRON
	OLD BOUNDARY DISK
	OLD POST
	OLD BOUNDARY POST
	NEW BOUNDARY STAKE
	POWER POLE
	MANHOLE
	SUMP



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1:500 @ A1
1:1000 @ A2

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B	REVISED TO INCLUDE SSD INFORMATION	R.M.	16/01/2019
C	SSD SIGHT LINES REMOVED FOR CLARITY	R.M.	16/01/2019

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Project
MCPHERSON ROAD QUARRY
STATE HIGHWAY 2, MANGATAWHIRI

TOPOGRAPHIC SURVEY AND BOUNDARY FLAGGING

Project No. 3-39019.01
Drawn By: V02
Checked By: C