

Response ID ANON-URZ4-5FT1-N

Submitted to Fast-track approval applications
Submitted on 2024-05-03 16:06:19

Submitter details

Is this application for section 2a or 2b?

2A

1 Submitter name

Individual or organisation name:
Winstone Aggregates (a Division of Fletcher Concrete & Infrastructure Ltd)

2 Contact person

Contact person name:

s 9(2)(a)

3 What is your job title

Job title:

s 9(2)(a)

4 What is your contact email address?

Email:

s 9(2)(a)

5 What is your phone number?

Phone number:

s 9(2)(a)

6 What is your postal address?

Postal address:

Winstone Aggregates, PO Box 17-195, Greenlane, Auckland 1546

7 Is your address for service different from your postal address?

No

Organisation:

Contact person:

Phone number:

Email address:

Job title:

Please enter your service address:

Section 1: Project location

Site address or location

Add the address or describe the location:

Belmont Quarry is located at 541 Hebden Crescent, Belmont adjacent to Lower Hutt in the Wellington region. The quarry is approximately 20km northeast of Wellington's Central Business District (CBD) and about 7km away from Lower Hutt's CBD. (see attached Location Plan).

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Belmont Location Plan.jpg was uploaded

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Do you have a current copy of the relevant Record(s) of Title?

Yes

upload file:

Appendix B - Titles.pdf was uploaded

Who are the registered legal land owner(s)?

Please write your answer here:

Belmont Quarry is owned by Winstone's parent company Fletcher Concrete and Infrastructure Ltd.

Detail the nature of the applicant's legal interest (if any) in the land on which the project will occur

Please write your answer here:

Belmont Quarry is owned by Winstone's parent company Fletcher Concrete and Infrastructure Ltd.

Section 2: Project details

What is the project name?

Please write your answer here:

Belmont Quarry Development

What is the project summary?

Please write your answer here:

The Belmont Quarry Development proposal, seeking Fast Track approval, aims to unlock s 9(2)(b)(ii). Winstone Aggregates plans to establish a new Overburden Disposal Area in Belmont Regional Park, vital for Wellington's infrastructure and aligned with streamlined government development strategies.

What are the project details?

Please write your answer here:

Summary

Belmont Quarry is a cornerstone in Wellington's construction and infrastructure sectors and, supplies approximately 40% of the region's aggregate needs and over 50% of high-grade aggregates essential for concrete and roading. Its prime location near Wellington's CBD, just 22km to the northeast, highlights its critical importance. This proximity is especially significant as other similar resources have become inaccessible over time due to urban development.

Belmont Quarry faces a critical juncture. s 9(2)(b)(ii), the quarry's operational sustainability is at risk. Overburden – the non-valuable soil and rock overlaying the quarry's valuable greywacke resource – must be efficiently managed to access these materials. This proposal outlines the establishment of a new OBDA through a strategic land exchange with Belmont Regional Park, addressing the urgent need for sustainable overburden management.

The engineering analysis reveals Belmont Quarry holds s 9(2)(b)(ii) aggregate, underscoring its significance to the region's construction industry. However, managing the estimated 2.9 million bulk cubic meters of overburden, considering a 1.2 swell factor, is a challenge that necessitates immediate and innovative solutions.

Purpose

The purpose of the proposed development is to secure additional overburden capacity, thereby allowing the quarry to continue extraction of high-quality rock resource.

Objectives

- To maximise the life of Belmont Quarry by providing sufficient overburden capacity to allow for the extraction of s 9(2)(b)(ii) aggregate
- Ensure a balanced approach to resource extraction and environmental conservation, securing the quarry's role as a vital contributor to the Wellington region's infrastructure and economic development for the foreseeable future.

Project Detail

See Attachment at Section 4.

Describe the staging of the project, including the nature and timing of the staging

Please write your answer here:

Please refer to the Attachment, specifically the engineering drawings in Appendix D.

What are the details of the regime under which approval is being sought?

Please write your answer here:

- Resource Management Act 1991 – Resource Consents
- Reserves Act 1977
- Local Government Act 2002
- Resource Management Act 1991
- Overseas Investment Act 2005
- Heritage New Zealand Pouhere Taonga Act 2014
- Land Transfer Act 2017
- Wildlife Act 1953

If you seeking approval under the Resource Management Act, who are the relevant local authorities?

Please write your answer here:

Greater Wellington Regional Council
Hutt City Council

What applications have you already made for approvals on the same or a similar project?

Please write your answer here:

None to date although the proposed development has been previously tabled – as a high-level concept with Greater Wellington Regional Council and the Department of Conservation in 2016, 2018, 2023 and 2024.

Is approval required for the project by someone other than the applicant?

Yes

Please explain your answer here:

- Minister of Conservation, under s15 of the Reserves Act 1977, to authorise an exchange of reserve land for other land of ecological value within the Belmont quarry footprint.
- The Department of Conservation for works within a Regional Park

If the approval(s) are granted, when do you anticipate construction activities will begin, and be completed?

Please write your answer here:

Please refer to Attached document.

Section 3: Consultation

Who are the persons affected by the project?

Please write your answer here:

Relevant local authorities

- Greater Wellington Regional Council
- Hutt City Council

Relevant iwi authorities

- The Port Nicholson block – (Taranaki Whānui ki te Upoko o Te Ika)
- Ngāti Toa Rangatira
- Te Āti Awa

Protected customary rights groups

N/A

Customary marine title groups

N/A

Applicant groups under the Marine and Coastal (Takutai Moana) Act 2011

N/A

Ngā hapū o Ngāti Porou

N/A

Any person with a registered interest in land that may need to be acquired under the Public Works Act 1981.

N/A

Detail all consultation undertaken with the persons referred to above. Include a statement explaining how engagement has informed the project.

Please write your answer here:

Relevant mana whenua are The Port Nicholson block – (Taranaki Whānui ki te Upoko o Te Ika), Ngāti Toa Rangatira; and Te Āti Awa. Our strategy is centred on deepening these relationships through ongoing dialogue about Belmont Quarry's future. We are dedicated to a respectful and meaningful engagement strategy that transforms existing relationships into genuine partnerships. This involves our senior leadership actively learning from iwi to ensure our business practices not only respect but prioritise iwi perspectives effectively.

Refer to the accompanying application document for more details on the consultation that has been undertaken.

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Describe any processes already undertaken under the Public Works Act 1981 in relation to the land or any part of the land on which the project will occur:

Please write your answer here:

N/A

Section 4: Iwi authorities and Treaty settlements

What treaty settlements apply to the geographical location of the project?

Please write your answer here:

There are two relevant Settlement deeds, The Port Nicholson Block (Taranaki Whānui ki te Upoko o Te Ika) Claims Settlement Act 2009 and Ngati Toa Rangitira Claims Settlement Act 2014.

The Crown has no offer back obligations in respect of the proposed land to be transferred to Winstones. While this land is not subject to any RFR under relevant settlement deeds, even if it was, exchanges of land under s15 Reserves Act 1977 are exempt from offer back obligations under the relevant settlement acts.¹¹ Historical title Investigations undertaken also confirm that there are unlikely to be any Public Works Act 1981 (PWA81) offer-back obligations in respect of the site. PWA81 obligations do not apply to land exchanged under the RA7712.

The Crown has acknowledged the cultural and historic importance of the Hutt River and its tributaries to Ngāti Toa Rangatira and the cultural and historic importance of the Hutt River Taranaki Whānui in the Settlement Deeds. The proposed site contains intermittent streams and headwaters that are within the catchment of the Hutt River. As Belmont Quarry also sits between the proposal site and the Hutt River, Winstone already holds a full suite of discharge consents to manage the impact of its operations on the Hutt River.

Hutt City Council and Greater Wellington Regional Council have Memorandum's of Partnership in place with relevant iwi under the Local Government Act 2002. The Department of Conservation also has a Protocol in place governing interactions with mana whenua providing for an ongoing relationship between the parties as part of Settlement Deeds.

The policy framework under both the RA77, Regional Parks Network Plan and the Hutt City District Plan and Greater Wellington's Natural Resources Plan and Proposed Plans anticipate consultation and consideration of the views of mana whenua as part of the decision-making framework for an exchange under the RA77, resource consent and plan processes. Winstone intends to continue that engagement process with key stakeholders and work with mana whenua as it develops its proposal.

Include a summary of the relevant principles and provisions in those settlements and any statutory acknowledgement areas.

Legal advice has confirmed the proposed overburden disposal site is not identified as offer back land nor is it subject to an existing right of first refusal (RFR) under relevant Treaty of Waitangi Settlement deeds.

Are there any Ngā Rohe Moana o Ngā Hapū o Ngāti Porou Act 2019 principles or provisions that are relevant to the project?

No

If yes, what are they?:

Are there any identified parcels of Māori land within the project area, marae, and identified wāhi tapu?

No

If yes, what are they?:

Is the project proposed on any land returned under a Treaty settlement or any identified Māori land described in the ineligibility criteria?

No

Has the applicant has secured the relevant landowners' consent?

No

Is the project proposed in any customary marine title area, protected customary rights area, or aquaculture settlement area declared under s 12 of the Māori Commercial Aquaculture Claims Settlement Act 2004 or identified within an individual iwi settlement?

No

If yes, what are they?:

Has there been an assessment of any effects of the activity on the exercise of a protected customary right?

No

If yes, please explain:

Upload your assessment if necessary:

No file uploaded

Section 5: Adverse effects

What are the anticipated and known adverse effects of the project on the environment?

Please describe:

Refer to the accompanying application document for more details on the anticipated adverse effects.

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Section 6: National policy statements and national environmental standards

What is the general assessment of the project in relation to any relevant national policy statement (including the New Zealand Coastal Policy Statement) and national environmental standard?

Please write your answer here:

Refer to the accompanying application document for more details on the relevant NPS and NES's.

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Section 7: Eligibility

Will access to the fast-track process enable the project to be processed in a more timely and cost-efficient way than under normal processes?

Yes

Please explain your answer here:

The fast-track process would allow us to have the Belmont Quarry Development project more efficiently and cost-effectively than the usual processes. Right now, the RMA's current framework introduces a lot of uncertainty, delays, and extra costs, which could be streamlined through the fast-track process. The one-stop-shop approach of the Fast Track Approvals Bill would enable us to secure the necessary approvals much faster, which means we'd be able to complete the project sooner and benefit from the economic advantages as well.

What is the impact referring this project will have on the efficient operation of the fast-track process?

Please write your answer here:

Referring the proposed development of Belmont Quarry would support the efficient operation of the fast-track process. The project is regionally significant, shovel-ready and anticipated effects can be adequately addressed.

Has the project been identified as a priority project in a:

Other

Please explain your answer here:

The requirement for aggregate is a known issue in the Wellington area. It has been identified by the Infrastructure Commission and it was on the most recent agenda and minutes for the Wellington Regional Leadership forum. Belmont makes up 40% of the current supply to the market and therefore is part of the solution to any supply issue.

Will the project deliver regionally or nationally significant infrastructure?

National significant infrastructure

Please explain your answer here:

The site will deliver to regional and nationally significant infrastructure. Including to the Governments Crown Investment Programme – Major Transport Projects, such as SH2 Melling Transport Improvements, Petone to Grenada and Cross valley link, Second MT Victoria Tunnel and Basin Reserve and Riverlink.

Will the project:

increase the supply of housing, address housing needs, contribute to a well-functioning urban environment

Please explain your answer here:

Increase the Supply of Housing: New Zealand uses 8-10 tonnes of aggregate annually for each person. To build an average house, about 250 tonnes of aggregate are required. The Belmont Quarry Development will help ensure a steady supply of these crucial materials, which are needed for building homes, infrastructure, and other urban developments.

Address Housing Needs: Aggregate is a key ingredient in concrete, asphalt, mortar, and other building products. By maintaining a reliable local supply, the project directly supports the region's housing needs. This is particularly important as New Zealand is one of the highest consumers of aggregate globally, with each person using about 9 tonnes annually.

Contribute to a Well-Functioning Urban Environment: Quarries need to be located close to where the materials will be used to keep costs down and minimise emissions. The Belmont Quarry Development will help maintain a local supply of aggregate for Wellington's urban environment, contributing to efficient construction practices and reduced transportation emissions, which is vital for creating sustainable and functional cities.

Will the project deliver significant economic benefits?

Yes

Please explain your answer here:

The project will provide direct benefits from the continuation of the employment at the Belmont Quarry, the indirect benefits of other flow on effects, the continuation of an efficient supply change for the supply of aggregate and the certainty that this Fast Track process would provide would mean § 9(2)(b) in upgrades to the current equipment on site.

Please refer to the application document for additional economic benefits.

Will the project support primary industries, including aquaculture?

No

Please explain your answer here:

Will the project support development of natural resources, including minerals and petroleum?

Yes

Please explain your answer here:

The project will support up to 40 years of aggregate supply for the Wellington Region.

Will the project support climate change mitigation, including the reduction or removal of greenhouse gas emissions?

No

Please explain your answer here:

Will the project support adaptation, resilience, and recovery from natural hazards?

No

Please explain your answer here:

Aggregate is a key part of the Wellington region's preparedness for natural hazard events and approach to climate change, whether it is coastal protection or rebuilding as a result of slips, flooding, or building more resilient cycling/transport infrastructure. The importance of aggregate in increasing the region's resilience is high.

Will the project address significant environmental issues?

No

Please explain your answer here:

Is the project consistent with local or regional planning documents, including spatial strategies?

Yes

Please explain your answer here:

Ensuring the Wellington region is supplied with aggregate is crucial to achieving the goals outlined in the local and regional planning documents within the Greater Wellington area. This is especially important when considering the housing supply and infrastructure needs detailed in these documents.

Anything else?

Please write your answer here:

Does the project includes an activity which would make it ineligible?

No

If yes, please explain:

Section 8: Climate change and natural hazards

Will the project be affected by climate change and natural hazards?

No

If yes, please explain:

Section 9: Track record

Please add a summary of all compliance and/or enforcement actions taken against the applicant by any entity with enforcement powers under the Acts referred to in the Bill, and the outcome of those actions.

Please write your answer here:

Winstone Aggregates has been operating in New Zealand for 150 years and has an excellent compliance record across its eleven extractive quarries, two joint venture quarries with our partners, four clean fills, six labs and a fleet of 80 bulk trucks. We are the trusted aggregates solution partner for the concrete, roading, rail, and other infrastructure industries.

Winstone has not, within the last 30 years in which records have been kept, been subject to enforcement actions.

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Declaration

Do you acknowledge your submission will be published on environment.govt.nz if required

Yes

By typing your name in the field below you are electronically signing this application form and certifying the information given in this application is true and correct.

Please write your name here:

s 9(2)(a)

Important notes