

5. PROPOSAL BY CITY WATER AND WASTE TO LAY A 200MM WATER MAIN IN AWATEA BASIN

General Manager responsible:	General Manager City Environment Group
Officer responsible:	Bruce Penny, Acting Greenspace Manager
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PURPOSE OF REPORT

1. The purpose of this report is for the Riccarton/Wigram Community Board to consider a recommendation that it approves a right to convey water easement in gross, over lots 86 and 87 DP 323320, part of the Awatea Basin, in which to lay a 200mm diameter water main into the Awatea Gardens subdivision. City Water and Waste have indicated the application is necessary to provide an effective water supply service to stages 2, 3 and 4 of the Awatea Gardens development. The details of the proposed easement are provided in the attachment.

EXECUTIVE SUMMARY

2. The City Water and Waste Unit requires an easement in the Awatea Basin in which to convey water in gross through a new 200mm water main. This requirement has come about through the requirement of stages 2, 3 and 4 of the Awatea Gardens development.

FINANCIAL AND LEGAL CONSIDERATIONS

3. The Community Board has the delegated authority from Council (8 November 2001) to make the decision on behalf of Council whether to grant the easement or not.
4. Awatea Basin is a recreational reserve subject to the Reserves Act 1977. The Council is seeking an easement over the lot to allow a water main to be installed to provide an adequate water supply for future development in the area. Council officers are of the view that the proposed easement route will have little impact on the reserve.
5. Part 1 of section 48 of the Reserves Act 1977 allows for the granting of rights of way and other easements across reserves. Part 2 of this section requires that before granting the easement that the Council publicly advertises its intention to grant the easement. Part 3 of this section allows these advertising provisions to be dispensed with, if the proposed easement is not likely to 'materially alter or permanently damage the reserve, and the rights of the public are not likely to be permanently affected'. It is considered that both these tests will be satisfied, because no structures will be built above the ground, and therefore the rights of the public will not be affected by the proposal. Public advertising will therefore not be required, although the consent of the Department of Conservation will be required.
6. The City Water and Waste Unit shall pay all costs associated with the establishment of the easement, which will include Council officers' time spent preparing reports, attending Council meetings and preparing legal documentation, together with the fees of outside agencies required to complete the process, which will include the Minister of Conservation's approval fee.
7. Survey plans of the easement shall be provided within three months of granting of the easement, so the easement can be registered as required by the Reserves Act 1977.

BACKGROUND

8. Council has recently issued a resource consent to Eliot Sinclair & Partners Ltd for developing stages 2, 3 and 4 of Awatea Gardens which is part of the old Wigram Aerodrome land.
9. There is an existing 300mm trunk main in Awatea Road to which this development requires a network connection, in order for the water supply to meet the minimum levels of service. The offset of the easement has been approved by Greenspace Staff to allow for sufficient landscaping along the edge of the reserve. The location of the easement does not inhibit the future expansion work that is planned for the Awatea Basin.

OPTIONS

10. A developer-funded connection from Clematis Place through the reserve to the water main in Awatea Road. This would give security of supply to the Awatea Gardens development while providing the Council with the flexibility in the future, should this area be deemed suitable for a new pumping station to service the growth requirements in the Southwest of Christchurch.

11. Upsizing the water main within the Awatea Gardens site. This would only benefit the Awatea Gardens development and would mean that a large portion of it was reliant on one main always being in service. This would breach our design code requirements on security of supply for new developments, and would increase the Council's operational expenditure for having to regularly monitor and service a dead end main.

PREFERRED OPTION

12. The water main would be extended through the reserve from the newly formed Clematis Place to connect to the existing water main in Awatea Road as shown in the attached appendices. Design and construction of the water main shall be the responsibility of the developer, subject to the approval of the City Water and Waste Unit and Greenspace Unit staff.
13. The new water main would be owned and maintained by the Council.
14. The City Water and Waste Unit has indicated this as their preferred option for the proposed development because:
 - (a) This reserve was identified several years ago as being an ideal location for a new water pumping station and well field to cope with the increased development which is expected to occur in the South West part of Christchurch.
 - (b) It provides future flexibility in case a water pumping station is required in this reserve at a later date.
 - (c) The design of the Awatea Gardens development requires a link main to be established at this location.
15. It is important that works are consistent with Council's policies. Before any tenders are let or work commences on site, discussions are to be held with the Parks and Waterways Area

STAFF RECOMMENDATIONS

It is recommended that the Riccarton/Wigram Community Board agree to grant a registered easement to Council, as provided for in Section 48 of the Reserves Act 1977, over approximately 120m² (the easement being approximately 2m wide by 60m long), of lot 72 DP 312984, as shown in the attachment subject to the following conditions.

- (a) That the applicant lodges a survey plan of the proposed easement with Land Information New Zealand within three months of the granting of the easement.
- (b) That the approval of the Minister of Conservation is obtained.

CHAIRPERSON'S RECOMMENDATION

That the staff recommendations be adopted.