

Draft Conditions – Archaeological Authority

JOB NUMBER: 23-1883

Waikato Greenfield Racing Hub
PROJECT

Waikato Thoroughbred Racing Inc
CLIENT

REVISION TYPE – REV 1
17 September 2026

INTRODUCTION

These proposed conditions of consent have been prepared in accordance with Schedule 6 Clause 6 of the Fast-track Approvals Act 2024 ('FTAA').

A full suite of conditions required to deliver each of the individual consent approvals required for each project part are provided in the wider application documents, including, residential lifestyle precinct, retirement village, and the racing precinct.

This appendix sets out the full suite of conditions required as part of the archaeological authority applied for on site.

CONDITIONS OF AUTHORITY

BEFORE WORKS

START WORK NOTIFICATION

1. The Authority Holder must advise Heritage New Zealand Pouhere Taonga (HNZPT), Ngāti Haua and Ngāti Koroki Kahukura of the date when archaeological works will begin at least two working days before archaeological works start.

ARCHAEOLOGICAL MANAGEMENT PLAN

2. All works must be undertaken in accordance with the Archaeological Management Plan prepared by Dr Warren Gumbley titled "Archaeological Management Plan " dated August 2026 (AMP).

   The Authority Holder may update the AMP by submitting the amended AMP in writing to HNZPT for its certification.

ARCHAEOLOGICAL RESEARCH AND MANAGEMENT STRATEGY

3. All works must be undertaken in accordance with the Archaeological Research and Mitigation Strategy prepared by Dr Warren Gumbley titled "Archaeological Research and Mitigation Strategy" dated August 2026 (Strategy).

   The Authority Holder may update the Strategy by submitting the amended Strategy in writing to HNZPT for its certification.

SITE BRIEFING

4. The Authority Holder must ensure that all contractors working on the project are briefed on site by the section 45 approved person (who may appoint a person to carry out the briefing on their behalf) prior to any archaeological works commencing. The briefing must include the possibility of encountering archaeological evidence, how to identify possible archaeological sites, the archaeological work required by the conditions of this authority, and contractors' responsibilities with regard to discovering archaeological evidence.

DURING WORKS

TIKANGA

5. Archaeological work must be undertaken in conformity with any tikanga Māori protocols agreed between the Authority Holder, Ngāti Haua and Ngāti Koroki Kahukura

KOIWI DISCOVERY

6. If any kōiwi (human remains) are encountered, all works must cease within 20 metres of the discovery. HNZPT, New Zealand Police, Ngāti Haua and Ngāti Koroki Kahukura must be advised immediately. Any steps following must be undertaken in accordance with Guidelines for Kōiwi Tangata/Human Remains (AGS8 2014) and no further work in the area may take place until future actions have been agreed by all parties.

MONITORING

7. Any earthworks that may affect an archaeological site must be monitored by the section 45 approved person, who may appoint a person to carry out the monitoring on their behalf in accordance with accepted archaeological practice, the AMP, and the Strategy.

INVESTIGATION

8. Any archaeological evidence encountered during the exercise of this Authority must be investigated, recorded and analysed in accordance with accepted archaeological practice.

9. An archaeological investigation must be carried out in accordance with the Strategy prior to earthworks commencing. The aims of the investigation shall be to investigate, research and analyse archaeological evidence in accordance with accepted archaeological practice to gather information about the historical and cultural heritage of New Zealand.

PROTECTION OF SITES

10. The authority holder shall take the following measures to ensure that sites are protected:
    a) Sites shall be clearly marked by the s45 approved person who may appoint a person to carry out this activity on their behalf prior to works commencing;
    b) No vehicles or machinery shall traverse or be parked on sites.
    c) Sites shall be covered with clean fill to a minimum depth of X and not disturbed during works;
    d) No excavations shall take place within Y meters of [specify sites /areas].

AFTER WORKS

WORK COMPLETION NOTIFICATION

11. The Authority Holder shall advise HNZPT and Ngāti Haua and Ngāti Koroki Kahukura of the completion of archaeological works within five working days of completion.

SITE RECORD UPDATE

12. Within 20 working days of the completion of on-site archaeological work associated with this authority, the Authority Holder shall ensure that site records are updated or submitted to the NZAA Site Recording Scheme.

INTERIM REPORT

13. Within 20 working days of the completion of on-site archaeological work associated with this authority, the Authority Holder shall ensure that an interim report following the Archaeological Report Guideline (AGS12 2023) is submitted to HNZPT for inclusion in the HNZPT Archaeological Reports Digital Library.

ARCHAEOLOGICAL RECORDS

14. Within 12 months of the completion of the on-site archaeological work, the Authority Holder shall ensure that a final report, completed following the Archaeological Report Guideline (AGS12 2023), is emailed to HNZPT for inclusion in HNZPT's Archaeological Reports Digital Library, and to Ngāti Haua and Ngāti Koroki Kahukura.

    A copy must also be provided to the NZAA Central Filekeeper