

Appendix B2: Land Use Consent under the Tauranga City Plan

A land use consent under section 9(1) of the Resource Management Act 1991 and rules rule 4I.2 / 4I.3 and 18A.15.4.1 of the Tauranga City Plan to develop and operate cranes exceeding the specified height limits subject to the following conditions:

1. The cranes authorised by this consent must be located:
 - a. at 100 Mirrielees Road, Sulphur Point Wharf;
 - b. as identified on the plans attached to this consent as follows:
 - i. Civil Aviation Authority Crane Height Restrictions Sulphur Point drawing no. 270-118 Rev B;
 - ii. Articulated 78m Crane Sulphur Point, drawing no. 270-118-1 Rev 0;
 - iii. A Frame 110m Crane Sulphur Point, drawing no. 270-118-2 Rev 0; and
 - iv. Current and Proposed Crane Location Plan Sulphur Point, drawing no. 270-118-3 Rev 0.
2. Not less than five (5) working days prior to the installation/erection of the cranes at Sulphur Point Wharf, the consent holder must request, (in writing) a site meeting with representatives of the Bay of Plenty Regional Council and Tauranga City Council. This request must include details of who is to be responsible for on-site management and compliance with consent conditions.
3. The height of any crane authorised by this consent must not exceed the heights of Cranes 9 – 12 as shown in Current and Proposed Crane Location Plan Sulphur Point, drawing no. 270-118-3 Rev 0.
4. Within three (3) months of the completion of the installation of the cranes, the consent holder must provide to the Bay of Plenty Regional Council and Tauranga City Council, a survey report from a suitably qualified surveyor identifying the finished height of the cranes and certifying compliance with conditions 1 and 3.
5. The cranes must be continuously lit at the highest point of each crane and at the end of the boom with an appropriate obstacle light and markers in accordance with (IAW) Civil Aviation Rule Part 77, Appendix B (or any subsequent updates to this Civil Aviation Rule).
6. The consent holder must ensure that the cranes and lighting authorised by this consent are maintained in a safe and structurally sound condition at all times. The consent holder must undertake any maintenance or repair work promptly, or immediately if directed to do so in writing by the Chief Executive of the Tauranga City Council or delegate or the Tauranga Airport. The consent holder must keep records of inspections, faults, maintenance, and repairs and must provide its record to the Tauranga City Council upon request.
7. By 30 June each year, the consent holder must provide to Tauranga City Council an Annual Compliance Report prepared by a suitably qualified and experienced person confirming compliance with conditions 5 and 6. The report must include:
 - a. certification from a suitably qualified and experienced engineer(S) confirming the structural integrity of the cranes.;
 - b. confirmation that the aviation obstacle lighting and markers required by Condition 5 remain installed, operational, and compliant with the requirements of Civil Aviation Rule Part 77, Appendix B (or any subsequent amendment or replacement of that Rule)
 - c. details of inspections, maintenance, repairs, and any faults identified during the

preceding 12-month period;

The Annual Compliance Report must be submitted to Tauranga City Council in electronic format by the specified date and must include all certifications, inspection records, maintenance records, and other supporting information necessary to demonstrate compliance with conditions 5 and 6.

8. This consent shall lapse ten (10) years from the date on which the consent commences.

The resource consent hereby authorised is granted under the Fast-track Approvals Act 2024, and in accordance with that Act has full force and effect for its duration, and according to its terms and conditions, as if it were granted under the Resource Management Act 1991.