

Report for alcohol licensing planning certificate under the Sale and Supply of Alcohol Act 2012 (SSAA)



1. Application description

Application number:	LIQ-66336
Applicant's name:	TRIMIDA Limited
Site address:	6 Wharf Street, Warkworth
Legal description:	Lot 5 DP 27277 (0.0243HA)
Operative plan(s) / PAUP:	Auckland Council District Plan (Rodney Section)
Zoning:	Auckland Council District Plan (Rodney Section): Retail Service Zone PAUP: Town Centre Zone
Nature of business:	Restaurant
Type of licence:	On-licence

2. Assessment

How is activity lawfully established:	Permitted Activity and existing use rights
Previous planning certificate?	Yes 007/ON/2553/2013
RMA consent / certificate?	No
Permitted activity analysis:	The site is zoned Retail Service under the Auckland Council District Plan (Rodney Section). Pursuant to the Activity Table in Rule 9.9.2, restaurants are a permitted activity within the Retail Service Zone. No PAUP rules were considered in this assessment because they did not have legal effect at the time of the assessment.
Existing use rights analysis:	The Auckland Council District Plan (Rodney Section) requires 1 car parking space for every 4 persons the restaurant is designed to accommodate plus 1 for every 1.3 employees on the site. In this case the site does not provide parking and is not required to as the premises have existing use rights.

	The previous planning certificate established that sufficient on-street parking spaces were available to meet the parking demands of the business. It is noted that the previous liquor planning certificate specified opening hours of 7am to 1am Monday to Sunday. However, the provision of a liquor licence to TRIMIDA Limited would not increase the parking demands or put any further pressure on parking in Warkworth as the reduced opening hours do not conflict with existing demands for parking.
Hours of Operation:	9am-1am
Maximum Occupancy:	40

3. Recommendation

For the above reasons, the proposed use of the premises as a restaurant requiring an on-licence under section 14 of the Sale and Supply of Alcohol Act 2012 meets the requirements of the Resource Management Act 1991.

Accordingly I recommend that an alcohol licensing planning certificate can be issued for the use detailed in the application information and drawings.

Sam Morrison

Date

Planner

Resource Consents

4. Determination

Acting under delegated authority, and for the reasons set out in the above assessment, under section 100(f) of the Sale and Supply of Alcohol Act 2012, I am satisfied the use of the subject premises meets the requirements of the Resource Management Act 1991.

Erik Oosthuizen

Date

Team Leader / Manager

Resource Consents