

RESOURCE CONSENT INSPECTION



Site Address: 1334 Sandspit Road, Warkworth

Consent Number(s): L41252

Date: 06-Dec-2016

Time on-site: 10:25

Time off-site: 13:00

*emailed to
Jared
7 Dec 16
RW*

Inspector Name: Meinir Wynne

Phone: 09 427-3278

Warrant No: 3430

Email:

meinir.wynne@aucklandcouncil.govt.nz

**Consent
Holder**

Name: Sandspit Holiday Park Ltd

Phone:

Company:

Email:

Inspection Item		Comments	Due Date	Rating
1	Condition 22	Some ponding/wet areas in the disposal field, particularly the area below the filter (near the house). Please have your service provider check the dripper lines for any broken or blocked lines in this area.	19-Dec-2016	2
2	Condition 21	Please submit final effluent sampling analysis to ensure the effluent quality meets the consented standards. Note, your service provider may be taking routine samples as part of your maintenance contract.	19-Dec-2016	2
3	Condition 26	Please submit copies of your maintenance service reports for 2016 from Laser Plumbing.	19-Dec-2016	2
4	Condition 29	Please submit copies of your flow meter readings for 2016.	19-Dec-2016	2

General Comments (if applicable):

Current meter reading 15183 m3. All tanks pumped out in october 2016 and filters cleaned.

Rating Key:	Overall Rating:
1 = fully compliant	2
2 = very minor adverse effect(s) identified or possible (including missing information)	
3 = minor effect(s) identified or potential for major effect(s) or on-going level 2 non-compliance	
4 = major effect(s) identified or on-going level 3 non-compliance	

Next Action:

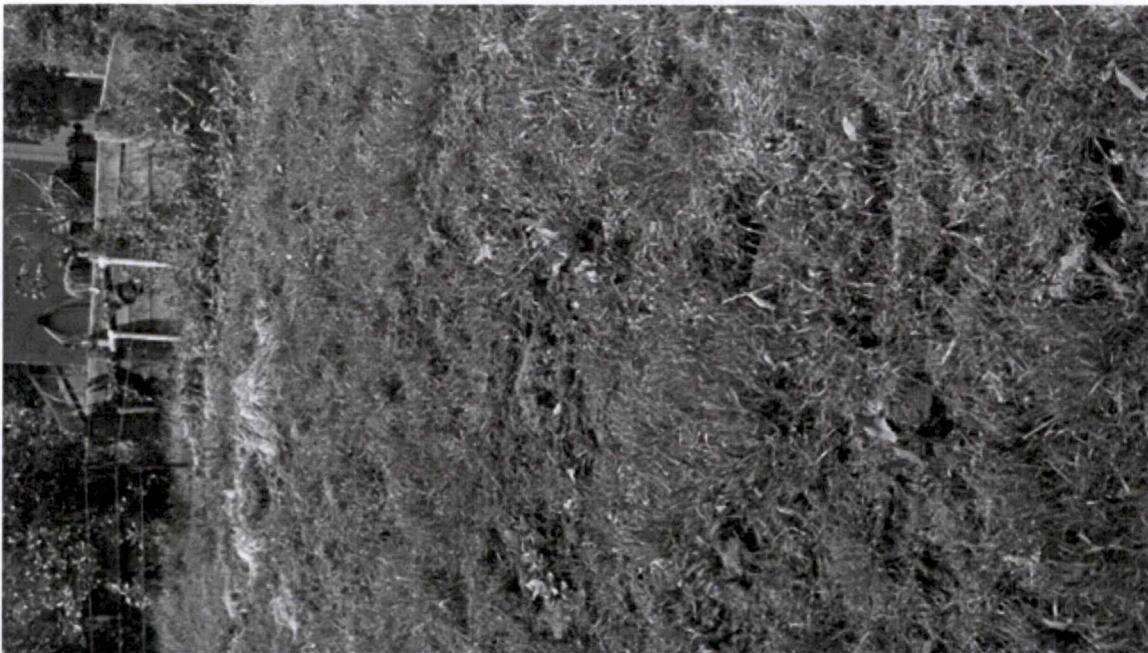
See over for photos if relevant

This inspection was undertaken to determine compliance with the approved resource consent(s), the relevant plans and the Resource Management Act 1991 as authorised by sections 35 and 332 of the RMA.

As a result of this inspection please submit the requested information within the next /by the date noted in the report..

Cost recovery:

Please be aware that Auckland Council is a rate payer funded organisation. For this reason it is our policy to recover costs incurred while dealing with a resource consent from the consent holder. A deposit towards monitoring fees was made at the time of your application, should you exceed this, an invoice will follow, payable by you under section 36 of the RMA and may include officers time for travel, file review, site visit, correspondence, report writing and resolution of any non-compliance.



Notes: Some ponding on upper effluent field.

This inspection was undertaken to determine compliance with the approved resource consent(s), the relevant plans and the Resource Management Act 1991 as authorised by sections 35 and 332 of the RMA.

3 December 2014

Sandspit Holiday Park Limited
6 Brick Bay Drive
RD 2, Warkworth 0982

Attention: Brian Morrison

Dear Brian

RESOURCE CONSENT – COMPLIANCE INSPECTION

Consent Details:

File Ref 7835

Consent Number:	41252
Consent Holder:	Sandspit Holiday Park Limited
Activity Type:	Wastewater Discharge
Location:	1334 Sandspit Road Sandspit Rodney
Expiry Date:	30 June 2028

Thank you for taking the time to meet with me on 03 December 2014. The meeting was held to evaluate the current site conditions and compliance with consent number 41252. Brian, I thought I would send you a copy of the inspection audit for your files since it shows that all conditions are met.

The overall compliance rating is 1. A discussion of the compliance with the consent condition(s), along with individual compliance ratings is detailed in the attached Compliance Audit Report.

If you have any queries regarding your consent, please contact me on (09) 352-2634 and quote the consent number above.

Yours sincerely



Meinir Wynne
Monitoring Inspector
Resource Consents

Encl: Compliance Audit Report dated 03 December 2014

Compliance Audit Report

Database Information Consent Holder: Sandspit Holiday Park Limited Consent Number: 41252 File Reference: 7835 Property Address: 1334 Sandspit Road Sandspit Rodney Purpose: To discharge up to 36m3 per day of secondary treated domestic wastewater from the camping ground facilities at Sandspit Motor Camp, Expiry Date: 30 June 2028 Assessment Date: 03 December 2014 Activity: Wastewater Discharge		Site Visit Information Date: 03 December 2014 Weather: dry Contact: Brian Morrison Samples: Sampled the waterway adjacent to the treatment plant with a ammonia quick test kit – no ammonia reading detected. Complaint Received? None on file.	
Historical Compliance		New Compliance	
Rating:		Rating:	
2A		1	

Inspection Conditions		Previous Compliance with Conditions			Current Compliance with Conditions		
		Date	Rating	Comments	Date	Rating	Comments
1	1. The discharge to land activity shall be carried out in accordance with the plans and all information submitted with the application, detailed below: Application Form, and Assessment of Effects prepared by URS Ltd dated 20 December 2012, reference number 42071508. Additional information. Reference number Rev Title Architect/Author Dated Fig 1 A Wastewater System Investigation URS New Zealand Limited 28 Feb 2012 Plan 1939, Sheet 2 1 Sandspit Motor Camp On Site Wastewater Treatment Plant Colin Ashby Consulting Nov 1998 Other Additional Information Dated Discharge to Land Consent Renewal (s92 response) 11 Feb 2013 Discharge to Land Consent Renewal (s92 response) 18 Feb 2013 Discharge to Land Consent Renewal (s92 response) 1 Mar 2013	12 December 2013	1		03 December 2014	1	

	Discharge to Land Consent Renewal (s92 response) 28 Mar 2013 Minor variations, not affecting performance standards or environmental outcomes shall be presented to and approved by the Manager prior to such works taking place						
4	4. The discharge shall be undertaken in accordance with the plans and information submitted with the application and numbered 41252 by the Auckland Council (as detailed below), subject to such amendments as may be required by the following conditions of this consent.	12 December 2013	1		03 December 2014	1	
5	5. Access to the relevant parts of the property shall be maintained and be available at all reasonable times to enable the servants or agents of the AC to carry out inspections, surveys, investigations, tests, measurements or take samples.	12 December 2013	1		03 December 2014	1	
8	8. The maximum discharge volume from the wastewater system shall not exceed 36m³/day.	12 December 2013	2A	flow meter to be read daily as per consent condition to assess peak discharge volume.	03 December 2014	1	
9	9. The maximum discharge of any consecutive 30 day period shall not exceed 25m³/day.	12 December 2013	1	same as condition 9.	03 December 2014	1	
10	10. The key system components are described below.	12 December	1		03 December	1	no changes to the installed system.

Minor variations are acceptable as long as they produce the same quality discharge, however any such variations must be approved in writing by the Manager. As such, the following dimensions and standards are permitted: a) Wastewater treatment system consisting of: (1x) 22.7m3 septic tank with discharge effluent filter (existing); (1x) 5.1m3 contact tank (existing); (2x) 5.1m3 aeration tanks (existing); (1x) 10.5m3 settling tank (existing); (1x) Bark filter/odour control tower (existing); (1x) Discharge water meter (+/- 5% accuracy); and (1x) High water level audible/visual alarms (existing). b) Wastewater disposal system consisting of (all proposed): (1x) 4,570m2 pressure compensating drip irrigation (PCDI) area consisting of 3,050 lineal metres of irrigation laterals at 1.5m centres where the PCDI lines are to be subsurface within the topsoil horizon. Plus, 2,600m2 of PCDI surface irrigation within existing bush areas, consisting of 860 lineal meters of irrigation at 3m centres. The PCDI lines are to	2013			2014		
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	be subsurface within topsoil horizon or on the surface within existing bush areas. The peak hydraulic loading rate over the total discharge area will be no greater than 5mm/day. (1x) 17% reserve disposal area (1,200m²).						
11	11. That the drip irrigation system shall be inspected, by a suitably qualified person experienced in wastewater drip irrigation, during the first two peak seasons when the discharge volume has exceeded 25 m³. The purpose of the inspection is to assess whether there is sufficient irrigation installed. If there are signs of ponding, channelling or surface breakout in the bush irrigation area, then an additional 860 lineal metres of irrigation at 1.5m centres shall be installed. A report is to be provided to the Manager confirming the inspection has been carried out and a recommendation on whether or not additional irrigation lines are required.	12 December 2013	NE		03 December 2014	1	Laser Plumbing Warkworth.
12	12. That a flow meter shall be installed, and maintained, that is capable of continuously measuring, to an accuracy of plus or minus 5 percent, treated wastewater flows to the land disposal system.	12 December 2013	1		03 December 2014	1	Flow meter reading on day of inspection 12254m

13	13. The installation of the new land disposal system shall be carried out under the supervision of a Chartered Professional Engineer or suitably qualified Consultant, experienced in wastewater treatment and land disposal systems The supervising Engineer/Consultant shall certify in writing to the Manager, within 30 days of work completion, and discharge commencing, that all new components of the system have been designed, inspected and installed in accordance with standard engineering practice, with the approved plans and with the specifications and conditions of this permit. .	12 December 2013	2A	new land disposal field has been installed as per plans. Work supervised by Laser Plumbing. Certification in writing, as required by consent condition will be supplies by Greg @ Laser.	03 December 2014	1	Installation Certification received – copy on file.
15	15. Alarm systems shall be maintained to operate in the event of any pump failure and shall be located in a prominent location near the treatment plant.	12 December 2013	1		03 December 2014	1	
16	16. Emergency storage volume, equivalent to 2 hours peak flow volume (3m3), shall be provided above alarm levels in every pump chamber	12 December 2013	1	Emergency storage is now >2 hours peak flow in new final effluent settling tank (installed in Oct 2013).	03 December 2014	NI	
17	17. The wastewater treatment plants, primary disposal areas and reserve disposal areas shall be positioned a minimum distance of at least 1.5 metres from all property boundaries and 3	12 December 2013	1		03 December 2014	1	

	metres from all habitable buildings.						
18	18. The disposal areas shall be positioned a minimum distance of at least 15 metres from any accessible surface waters, 20 metres from all water supply bores and 0.9 metres from the highest seasonal groundwater level.	12 December 2013	1		03 December 2014	1	Ammonia tested waterway adjacent to the treatment plant (ammonia quick test) – no ammonia reading detected.
19	19. Full water reducing fixtures shall be installed in the facilities serviced by the treatment and land disposal system. Wastewater reduction fixtures shall include but not be limited to the following: i. Dual flush (6/3 litre) water cisterns ii. Aerated faucets on all taps (6L/min) iii. Shower flow restrictors (9L/min) iv. Water conserving washing machine and dishwasher (where applicable)	12 December 2013	1		03 December 2014	1	
20	20. No extra wastewater producing fixtures, such as garbage grinders, and multi-head showers shall be installed.	12 December 2013	1		03 December 2014	1	
21	21. That the quality of the wastewater discharged to the irrigation system shall conform with the following standards: Biochemical Oxygen Demand	12 December 2013	1	sample taken from final effluent tank - analysed for BOD and TSS - results to be forwarded when received.	03 December 2014	1	effluent quality tested Dec 2013 - BOD=20mg/l & TSS= 26mg/l.

	better than 20 mg /l; Suspended Solids better than 30 mg /l; and						
22	22. That discharges of effluent to land shall not result in: i. Surface ponding of effluent within the land disposal area; or ii. Channelling of effluent that results in overland runoff of effluent beyond the land disposal area; or iii. Surface seepage (breakthrough) of effluent beyond the land disposal area. If any of the items above are detected the Consent Holder shall, in consultation with the Manager, install additional irrigation laterals between the existing laterals to create a disposal area with the following specifications: (1x) 4,570m2 pressure compensating subsurface drip irrigation (PCDI) area consisting of 6,100 lineal metres of irrigation laterals at 0.75m centres, and 2,600m2 of surface PCDI consisting of 3440 lineal metres of irrigation laterals at 1.5m centres. The PCDI lines are to be subsurface within topsoil horizon or on the surface within existing bush areas. The peak hydraulic loading rate over the total discharge area will be no	12 December 2013	1	no issues with disposal field.	03 December 2014	1	

	greater than 5mm/day.						
25	25. A daily inspection programme, from 1 December to 31 January each year, designed to verify the correct functioning of the disposal system. This inspection program should be specifically targeted at detecting signs of overloading, ponding or channelling of wastewater within the disposal area (refer Condition 22); and ii. A schedule or checklist of maintenance requirements for the aerated wastewater treatment plant, filters, pumps, and PCDI lines; and iii. A procedure for a review of the schedule of maintenance requirements; and iv. A procedure, including time of day and forms to be filled in, for the collection of flow meter readings including a schedule for forwarding all monitoring records to the Manager; and v. A copy of the names of the appropriate contact people in the event of system malfunction including contact telephone numbers; and vi. A contingency plan of action to be taken in the event metered flows exceed maximum permitted discharge volumes and/or pump or power failure	12 December 2013	NI	a daily inspection programme (as per consent condition) to be added to a new management plan (Greg/Laser Plumbing) will write Management Plan as per condition 24.	03 December 2014	1	Management Plan on file.

	and/or effluent breakout/surface runoff from the treatment and land disposal system. The Consent Holder shall comply with the requirements of the Management Plan once it has been approved.						
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Self Monitoring Conditions		Previous Compliance with Conditions			Current Compliance with Conditions		
		Date	Rating	Comments	Date	Rating	Comments
23	23. Written approval from the Team Leader Wastewater and Rural, NRSI shall be obtained prior to the use of the reserve effluent irrigation area. The request for approval shall include: i. Reason that the reserve irrigation area is needed; and ii. Assessment of the condition of the primary effluent irrigation area and any maintenance or other mitigation measures required to allow its continued use; and iii. An assessment of discharge flow volumes on the site and an assessment of options to manage or reduce flows; and iv. Updated site plan showing the proposed layout of the irrigation lines within the allocated reserve area.				03 December 2014	NE	Reserve area not used.

26	26. The Consent Holder shall enter into, and maintain in force, a written maintenance contract with an experienced wastewater treatment plant operator, or a person trained in the wastewater treatment operation by the system designer, approved in writing by the Manager, for the on-going maintenance of the treatment and land disposal systems. This contract shall include an inspection and maintenance schedule in accordance with the management plan.	12 December 2013	2A	Please submit a copy of a written maintenance contract for the system.	03 December 2014	1	Laser Plumbing, Warkworth
27	27. A signed copy of this contract shall be forwarded to the Manager within 30 days of the issuing of this permit, and the consent holder shall ensure that the Manager is provided with a current copy of such contracts throughout the term of this consent. An operative contract shall be provided to the AC upon request throughout the term of the consent.	12 December 2013	2A	see condition 26.	03 December 2014	1	Copy on file.
28	28. A record of any complaints and system malfunctions regarding the wastewater treatment and land disposal system shall be kept and shall be reported to the Manager within 7 days of the event, receiving the complaint or the system malfunctions occurring. The Consent Holder shall outline a schedule of action taken and further proposals/actions to	12 December 2013	1		03 December 2014	1	

	remedy any such problems.						
29	29. The flow meter shall be read at the same time of each day between 15 December and 15 February, and at the same time and day of each week at all other times, in accordance with the schedule specified in the Management Plan. These readings, including site occupancy numbers, shall be recorded in a logbook and copies of these records shall be forwarded to the Manager, within 10 days of the six monthly period ending 28 February and 31 August each year. In addition the Manager shall be notified within one week of any reading showing the permitted discharge volume has been exceeded. Subject to the written approval of the Manager, following at least 12 months of flow meter readings, the frequency of monitoring may be decreased/ceased. The Manager reserves the right to require flow meter readings to recommence at any stage.	12 December 2013	2A	Please submit daily flow meter readings as per consent condition to: wastewater@aucklandcouncil.govt.nz	03 December 2014	1	photocopies of flow meter readings received on site for Dec 2013 - Nov 2014.

One-off Conditions		Current Compliance with Conditions		
		Date	Rating	Comments
14	14. Final "as-built" plans of the wastewater treatment and land disposal system for the works	03 December 2014	1	As-built plans for disposal field on file.

	covered by this consent that show the location of each key component of the treatment and land disposal system, including the designated reserve disposal area, shall be submitted to the Manager within 30 days of work completion and discharge commencing. The final as-built plans shall be to the satisfaction of the Manager. .			
24	24. A Management Plan shall be submitted to the Manager for written approval within 30 days of work completion. The Management Plan shall be prepared by a suitably qualified person experienced in wastewater engineering for the wastewater treatment and land disposal system and shall be in accordance with the conditions of this consent and should include, but not be limited to: i. A 6 monthly inspection programme designed to verify the correct functioning of all the wastewater treatment and land disposal systems; and	03 December 2014	1	Management Plan by Laser Plumbing January 2014.

NE	The consent condition has not been exercised.	Category 3 - Moderate	The consent has not been complied with by one or both of the following; - potential or adverse effect on the environment - repeat Category 2 non-compliance
NI	The consent condition was not assessed or inspected.		
Category 1	The consent condition has been complied with.		
Category 2 - Minor	The consent condition has not been complied with as per the following categories: 2A - Information Self-monitoring or one-off information is incomplete or outstanding. 2B - Technical - The item has not been constructed, maintained or operated correctly 2C - Combination of 2A and 2B.	Category 4 - Major	The consent has not been complied with by one or both of the following; - potential or significant adverse effects on the environment - repeat Category 3 non-compliance
Disclosure of information			
The Auckland Council (AC) will place a copy of this report on the public files. However, if you consider that any of this information contained in this report should not be placed on the public files, you must write to the AC within twenty working days of receipt of the assessment form indicating which information it concerns and why it should not be released, giving your reasons in full.			

Meinir Wynne

From: Marie Tyler <m.tyler@laserplumbing.co.nz>
Sent: Thursday, 15 May 2014 2:49 p.m.
To: Meinir Wynne
Subject: Sandspit Motor Camp paper work
Attachments: Producer Statement PS3c ABA 1014136 (1).jpg; Producer Statement PS3c ABA 1014136 (2).jpg; Maintenance Contract - Sandsipt Camp.JPG; As Built - Dripper Lines - Three pages (3).zip

Good afternoon Meinir

Please find attached the paper work you are wanting as per the email sent to Greg Jones dated 20th Feb.
Please note that the as built has had to be drawn up over three pages.

Regards

Marie Tyler

Office Manager
Laser Plumbing Warkworth



**Plumbing
Laser**

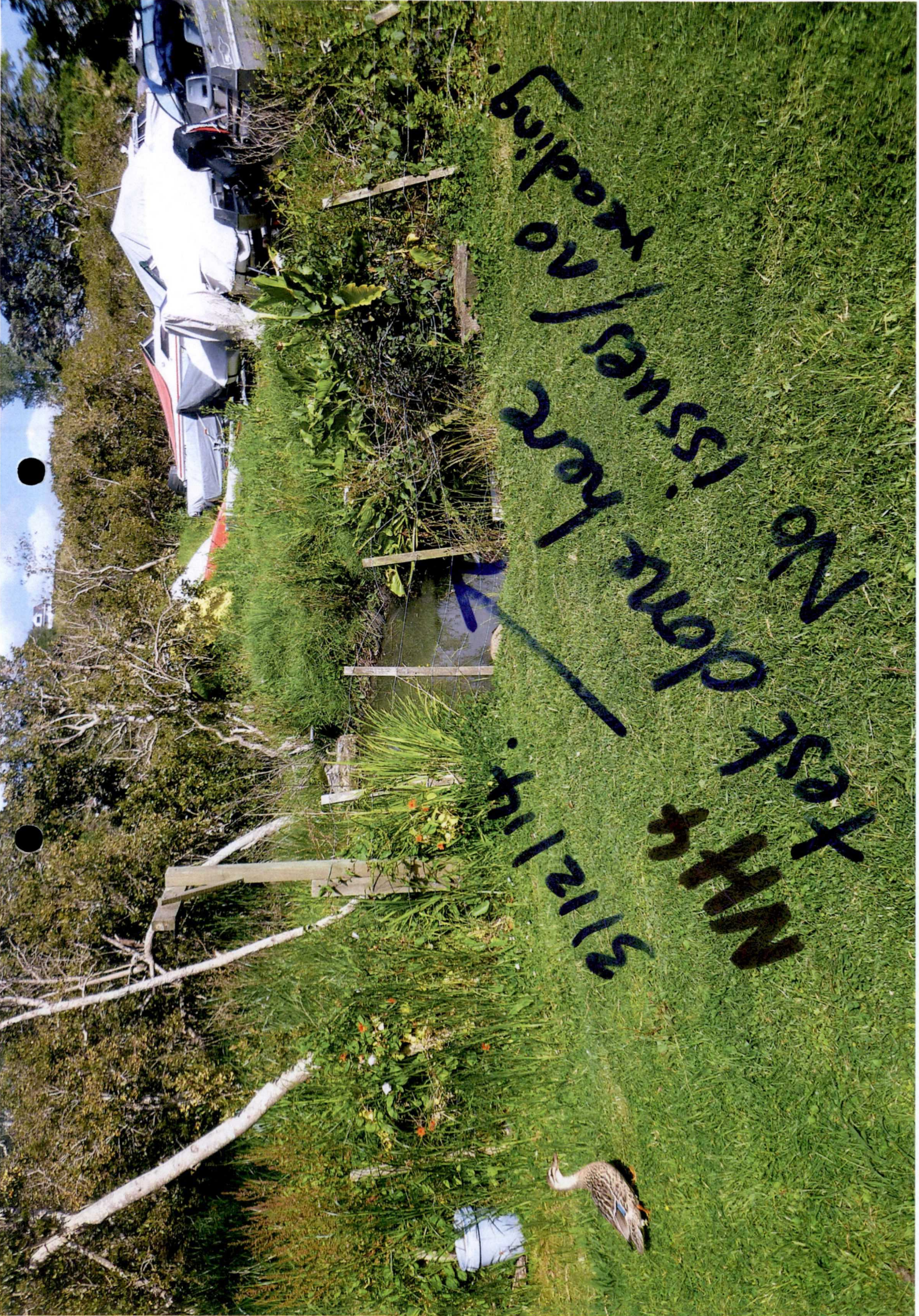
850 Matakana Road, RD5, Warkworth 0985
ph: (09) 422 9051
fax: (09) 422 9058
mob: 021 242 6845
email: m.tyler@laserplumbing.co.nz

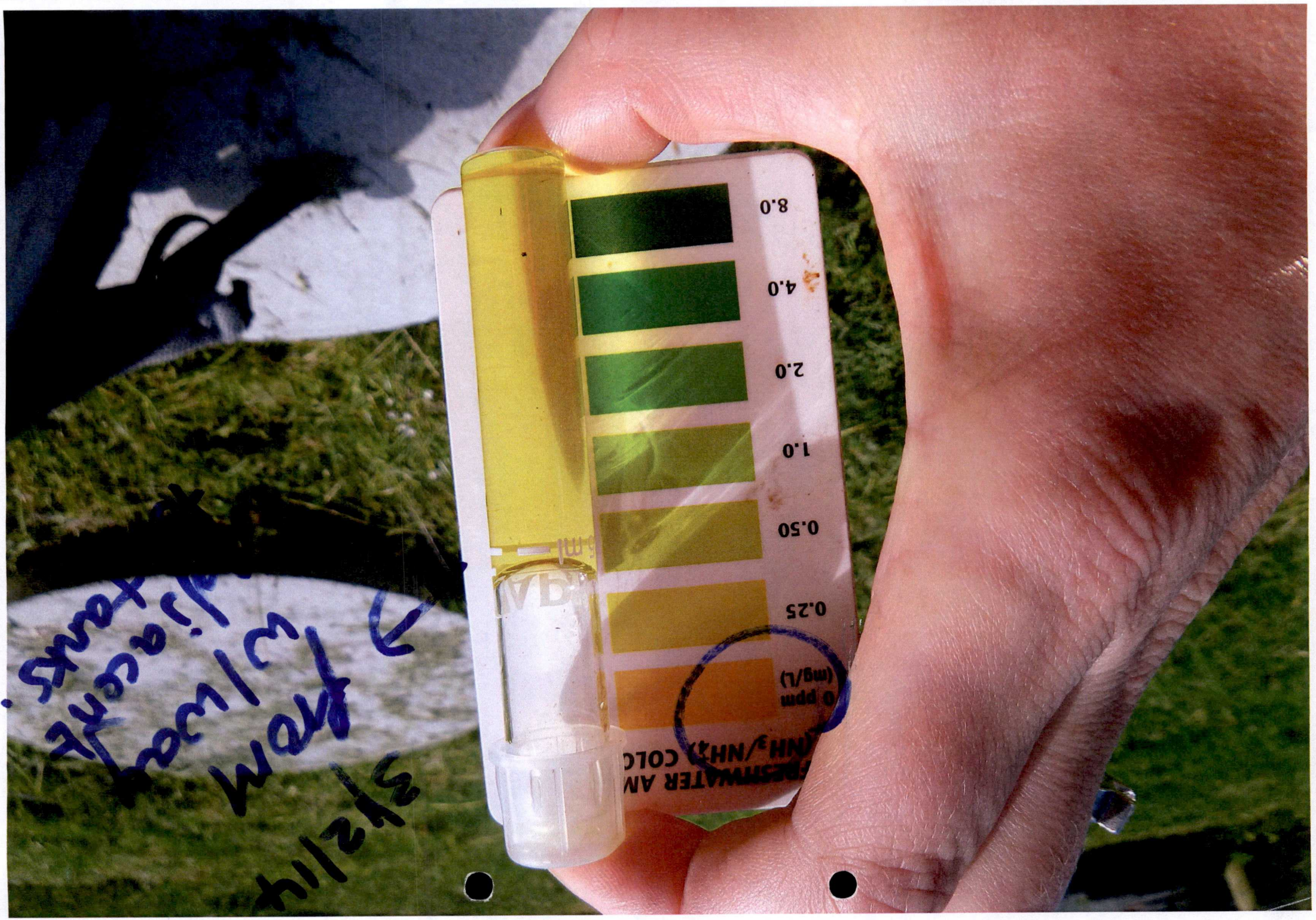
*- Asbuilt Plans saved
on consents file. (large
size).*

(Need flows = check next inspection)

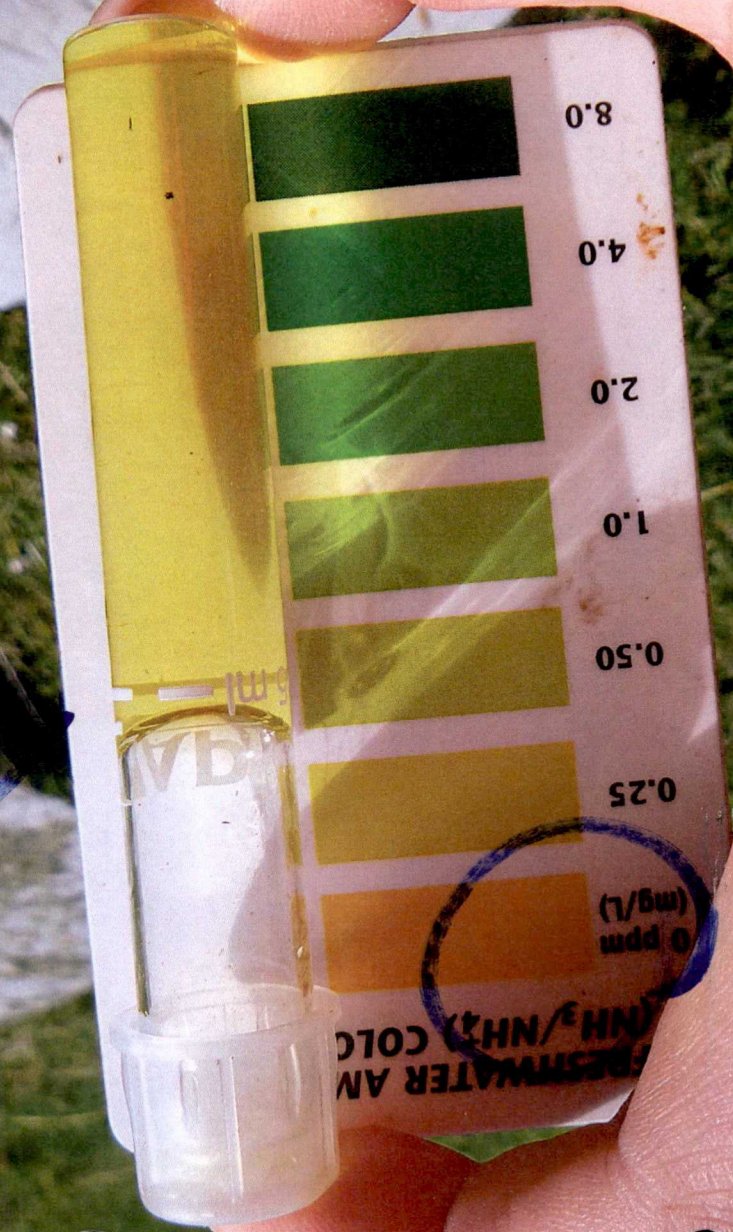
MT

Not for
sale
! Please
No
Bidding.





3/2/14
→ from w/ water
adjacent
tanks



Watercare

Laboratory Services

www.watercarelabs.co.nz

Auckland
52 Aintree Ave,
PO Box 107028,
Auckland Airport,
Auckland, 2150
Tel: (09) 539 7614
Fax: (09) 539 7601

Invercargill
142 Esk Street,
PO Box 747,
Invercargill, 9840
(03) 214 4040
(03) 214 4041

Queenstown
74 Glenda Drive,
PO Box 2614,
Wakatipu,
Queenstown, 9349
(03) 409 0559

clientsupport@water.co.nz

Certificate of Analysis

Laboratory Reference: 131212-132

Attention: Meinir Wynne
Client: Auckland Council
Address: PO Box 92300, Auckland City, 1143
Client Reference: Sandspit Holiday Park
Purchase Order: 3000119561

Final Report: 76275-0
Report Issue Date: 18-Dec-2013
Received Date: 12-Dec-2013
Sampled By: M. Wynne
Quote Reference: 1436

Sample Details

WATERS

Lab Sample ID: 131212-132-1
Client Sample ID:
Sample Date/Time: 12/12/2013
Description: Sandspit Holiday Park Final Effluent

General Testing

CBOD5 (as O2)	mg/L	20
Total Suspended Solids	mg/L	26

Results marked with * are not accredited to International Accreditation New Zealand

Where samples have been supplied by the client they are tested as received. A dash indicates no test performed.

Reference Methods

The sample(s) referred to in this report were analysed by the following method(s)

Analyte	Method Reference	MDL	Samples	Location
General Testing				
CBOD5 (as O2)	APHA (2005) 5210 B	0.5 mg/L	All	Auckland
Total Suspended Solids	APHA (2012) 2540 D, E	1 mg/L	All	Auckland

The method detection limit (MDL) listed is the limit attainable in a relatively clean matrix. If dilutions are required for analysis the detection limit may be higher.
For more information please contact the Operations Manager.

Samples, with suitable preservation and stability of analytes, will be held by the laboratory for a period of two weeks after results have been reported, unless otherwise advised by the submitter.

This report may not be reproduced, except in full, without the written authority of the Operations Manager.



All tests reported
herein have been
performed in accordance
with the laboratory's
scope of accreditation

Report Signatory 18/12/2013

Carol Taylor
KTP Signatory

19 Dec 13: Copy sent to Brian
2 greg@Laser

16 December 2013

Sandspit Holiday Park Limited
6 Brick Bay Drive
RD 2, Warkworth 0982

Attention: Brian Morrison

Dear Brian

COPY

RESOURCE CONSENT – COMPLIANCE INSPECTION

Consent Details:

File Ref 7835

Consent Number:	41252
Consent Holder:	Sandspit Holiday Park Limited
Activity Type:	Wastewater Discharge
Location:	1334 Sandspit Road Sandspit Rodney
Expiry Date:	30 June 2028

The Auckland Council has an ongoing resource consent monitoring programme to check compliance with the conditions of resource consents and, where necessary, to investigate the effects of these activities on the environment. Regular site visits are undertaken along with a review of the information you are required to submit to the Auckland Council.

On 12 Dec 2013, I visited your site to inspect your wastewater system and check its compliance with consent number 41252. The overall compliance rating for your system is 2A. Details of your systems compliance with the consent conditions, along with individual compliance ratings are detailed in the attached Compliance Audit Report.

Please note those items where your system is not in compliance; undertake the requested actions; and respond in writing by 27 January, 2014.

If you have any queries regarding your consent, please contact me on 09 352 2634 and quote the consent number above.

Yours sincerely



Meinir Wynne
Compliance Advisor - Rural and Wastewater
**Natural Resources and Specialist Input
Resource Consents**

Encl: Compliance Audit Report

cc: Greg/Laser Plumbing, Matakana

Compliance Audit Report

Database Information		Site Visit Information	
Consent Holder:	Sandspit Holiday Park Limited	Date:	12 December 2013
Consent Number:	41252	Weather:	dry
File Reference:	7835	Contact:	Brian Morrison
Property Address:	1334 Sandspit Road Sandspit Rodney	Samples:	sample taken of final effluent
Purpose:	To discharge up to 36m3 per day of secondary treated domestic wastewater from the camping ground facilities at Sandspit Motor Camp,	Complaint Received?	none
Expiry Date:	30 June 2028		
Assessment Date:	12 December 2013		
Activity:	Wastewater Discharge		
Historical Compliance Rating:	N/A	New Compliance Rating:	2A

Inspection Conditions		Previous Compliance with Conditions			Current Compliance with Conditions		
		Date	Rating	Comments	Date	Rating	Comments
1	1. The discharge to land activity shall be carried out in accordance with the plans and all information submitted with the application, detailed below: Application Form, and Assessment of Effects prepared by URS Ltd dated 20 December 2012, reference number 42071508. Additional information. Reference number Rev Title Architect/Author Dated Fig 1 A Wastewater System Investigation URS New Zealand Limited 28 Feb 2012 Plan 1939, Sheet 2 1 Sandspit Motor Camp On Site Wastewater Treatment Plant Colin Ashby Consulting Nov 1998 Other Additional Information Dated Discharge to Land Consent Renewal (s92 response) 11 Feb 2013 Discharge to Land Consent Renewal (s92 response) 18 Feb 2013 Discharge to Land Consent Renewal (s92 response) 1 Mar 2013				12 December 2013	1	

	Discharge to Land Consent Renewal (s92 response) 28 Mar 2013 Minor variations, not affecting performance standards or environmental outcomes shall be presented to and approved by the Manager prior to such works taking place						
4	4. The discharge shall be undertaken in accordance with the plans and information submitted with the application and numbered 41252 by the Auckland Council (as detailed below), subject to such amendments as may be required by the following conditions of this consent.				12 December 2013	1	
5	5. Access to the relevant parts of the property shall be maintained and be available at all reasonable times to enable the servants or agents of the AC to carry out inspections, surveys, investigations, tests, measurements or take samples.				12 December 2013	1	
8	8. The maximum discharge volume from the wastewater system shall not exceed 36m³/day.				12 December 2013	2A	flow meter to be read as per consent condition to assess peak discharge volume.
9	9. The maximum discharge of any consecutive 30 day period shall not exceed 25m³/day.				12 December 2013	1	same as condition 9.
10	10. The key system components are described below.				12 December	1	

Minor variations are acceptable as long as they produce the same quality discharge, however any such variations must be approved in writing by the Manager. As such, the following dimensions and standards are permitted: a) Wastewater treatment system consisting of: (1x) 22.7m3 septic tank with discharge effluent filter (existing); (1x) 5.1m3 contact tank (existing); (2x) 5.1m3 aeration tanks (existing); (1x) 10.5m3 settling tank (existing); (1x) Bark filter/odour control tower (existing); (1x) Discharge water meter (+/- 5% accuracy); and (1x) High water level audible/visual alarms (existing). b) Wastewater disposal system consisting of (all proposed): (1x) 4,570m2 pressure compensating drip irrigation (PCDI) area consisting of 3,050 lineal metres of irrigation laterals at 1.5m centres where the PCDI lines are to be subsurface within the topsoil horizon. Plus, 2,600m2 of PCDI surface irrigation within existing bush areas, consisting of 860 lineal meters of irrigation at 3m centres. The PCDI lines are to				2013		
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	be subsurface within topsoil horizon or on the surface within existing bush areas. The peak hydraulic loading rate over the total discharge area will be no greater than 5mm/day. (1x) 17% reserve disposal area (1,200m²).						
11	11. That the drip irrigation system shall be inspected, by a suitably qualified person experienced in wastewater drip irrigation, during the first two peak seasons when the discharge volume has exceeded 25 m³. The purpose of the inspection is to assess whether there is sufficient irrigation installed. If there are signs of ponding, channelling or surface breakout in the bush irrigation area, then an additional 860 lineal metres of irrigation at 1.5m centres shall be installed. A report is to be provided to the Manager confirming the inspection has been carried out and a recommendation on whether or not additional irrigation lines are required.				12 December 2013	NE	
12	12. That a flow meter shall be installed, and maintained, that is capable of continuously measuring, to an accuracy of plus or minus 5 percent, treated wastewater flows to the land disposal system.				12 December 2013	1	

13	13. The installation of the new land disposal system shall be carried out under the supervision of a Chartered Professional Engineer or suitably qualified Consultant, experienced in wastewater treatment and land disposal systems The supervising Engineer/Consultant shall certify in writing to the Manager, within 30 days of work completion, and discharge commencing, that all new components of the system have been designed, inspected and installed in accordance with standard engineering practice, with the approved plans and with the specifications and conditions of this permit. .				12 December 2013	2A	new land disposal field has been installed as per plans. Work supervised by Laser Plumbing. Certification in writing, as required by consent condition, will be supplied by Greg @ Laser.
15	15. Alarm systems shall be maintained to operate in the event of any pump failure and shall be located in a prominent location near the treatment plant.				12 December 2013	1	
16	16. Emergency storage volume, equivalent to 2 hours peak flow volume (3m³), shall be provided above alarm levels in every pump chamber				12 December 2013	1	Emergency storage is now >2 hours peak flow in new final effluent settling tank (installed in Oct 2013).
17	17. The wastewater treatment plants, primary disposal areas and reserve disposal areas shall be positioned a minimum distance of at least 1.5 metres from all property boundaries and 3				12 December 2013	1	

	metres from all habitable buildings.						
18	18. The disposal areas shall be positioned a minimum distance of at least 15 metres from any accessible surface waters, 20 metres from all water supply bores and 0.9 metres from the highest seasonal groundwater level.				12 December 2013	1	
19	19. Full water reducing fixtures shall be installed in the facilities serviced by the treatment and land disposal system. Wastewater reduction fixtures shall include but not be limited to the following: i. Dual flush (6/3 litre) water cisterns ii. Aerated faucets on all taps (6L/min) iii. Shower flow restrictors (9L/min) iv. Water conserving washing machine and dishwasher (where applicable)				12 December 2013	1	
20	20. No extra wastewater producing fixtures, such as garbage grinders, and multi-head showers shall be installed.				12 December 2013	1	
21	21. That the quality of the wastewater discharged to the irrigation system shall conform with the following standards: Biochemical Oxygen Demand				12 December 2013	1	sample taken from final effluent tank - analysed for BOD and TSS - results to be forwarded when received.

	better than 20 mg /l; Suspended Solids better than 30 mg /l; and						
22	22. That discharges of effluent to land shall not result in: i. Surface ponding of effluent within the land disposal area; or ii. Channelling of effluent that results in overland runoff of effluent beyond the land disposal area; or iii. Surface seepage (breakthrough) of effluent beyond the land disposal area. If any of the items above are detected the Consent Holder shall, in consultation with the Manager, install additional irrigation laterals between the existing laterals to create a disposal area with the following specifications: (1x) 4,570m² pressure compensating subsurface drip irrigation (PCDI) area consisting of 6,100 lineal metres of irrigation laterals at 0.75m centres, and 2,600m² of surface PCDI consisting of 3440 lineal metres of irrigation laterals at 1.5m centres. The PCDI lines are to be subsurface within topsoil horizon or on the surface within existing bush areas. The peak hydraulic loading rate over the total discharge area will be no				12 December 2013	1	no issues with disposal field.

	greater than 5mm/day.						
25	25. A daily inspection programme, from 1 December to 31 January each year, designed to verify the correct functioning of the disposal system. This inspection program should be specifically targeted at detecting signs of overloading, ponding or channelling of wastewater within the disposal area (refer Condition 22); and ii. A schedule or checklist of maintenance requirements for the aerated wastewater treatment plant, filters, pumps, and PCDI lines; and iii. A procedure for a review of the schedule of maintenance requirements; and iv. A procedure, including time of day and forms to be filled in, for the collection of flow meter readings including a schedule for forwarding all monitoring records to the Manager; and v. A copy of the names of the appropriate contact people in the event of system malfunction including contact telephone numbers; and vi. A contingency plan of action to be taken in the event metered flows exceed maximum permitted discharge volumes and/or pump or power failure				12 December 2013	NI	a daily inspection programme (as per consent condition) to be added to a new management plan (Greg/Laser Plumbing) will write Management Plan as per condition 24.

	and/or effluent breakout/surface runoff from the treatment and land disposal system. The Consent Holder shall comply with the requirements of the Management Plan once it has been approved.						
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Self Monitoring Conditions		Previous Compliance with Conditions			Current Compliance with Conditions		
		Date	Rating	Comments	Date	Rating	Comments
26	26. The Consent Holder shall enter into, and maintain in force, a written maintenance contract with an experienced wastewater treatment plant operator, or a person trained in the wastewater treatment operation by the system designer, approved in writing by the Manager, for the on-going maintenance of the treatment and land disposal systems. This contract shall include an inspection and maintenance schedule in accordance with the management plan.				12 December 2013	2A ✓	Please submit a copy of a written maintenance contract for the system.
27	27. A signed copy of this contract shall be forwarded to the Manager within 30 days of the issuing of this permit, and the consent holder shall ensure that the Manager is provided with a current copy of such contracts throughout the term of this consent. An operative contract shall be provided to the AC upon				12 December 2013	2A ✓	see condition 26.

	request throughout the term of the consent.						
28	28. A record of any complaints and system malfunctions regarding the wastewater treatment and land disposal system shall be kept and shall be reported to the Manager within 7 days of the event, receiving the complaint or the system malfunctions occurring. The Consent Holder shall outline a schedule of action taken and further proposals/actions to remedy any such problems.				12 December 2013	1	
29	29. The flow meter shall be read at the same time of each day between 15 December and 15 February, and at the same time and day of each week at all other times, in accordance with the schedule specified in the Management Plan. These readings, including site occupancy numbers, shall be recorded in a logbook and copies of these records shall be forwarded to the Manager, within 10 days of the six monthly period ending 28 February and 31 August each year. In addition the Manager shall be notified within one week of any reading showing the permitted discharge volume has been exceeded. Subject to the written approval of the Manager, following at least 12 months of flow meter readings, the frequency of monitoring may be				12 December 2013 —	2A	Please submit daily flow meter readings as per consent condition to: wastewater@aucklandcouncil.govt.nz (submitted in March and September).

	decreased/ceased. The Manager reserves the right to require flow meter readings to recommence at any stage.						
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One-off Conditions		Current Compliance with Conditions		
		Date	Rating	Comments
14	14. Final "as-built" plans of the wastewater treatment and land disposal system for the works covered by this consent that show the location of each key component of the treatment and land disposal system, including the designated reserve disposal area, shall be submitted to the Manager within 30 days of work completion and discharge commencing. The final as-built plans shall be to the satisfaction of the Manager. .	12 December 2013	2A ✓	As-built plans for disposal field to be submitted as discussed on site (by URS).
24	24. A Management Plan shall be submitted to the Manager for written approval within 30 days of work completion. The Management Plan shall be prepared by a suitably qualified person experienced in wastewater engineering for the wastewater treatment and land disposal system and shall be in accordance with the conditions of this consent and should include, but not be limited to: i. A 6 monthly inspection	12 December 2013	2A ✓	Management Plan to be submitted by Laser Plumbing.

	programme designed to verify the correct functioning of all the wastewater treatment and land disposal systems; and			
--	---	--	--	--

Miscellaneous Conditions	Current Compliance with Conditions		
	Date	Rating	Comments

NE	The consent condition has not been exercised.	Category 3 - Moderate	The consent has not been complied with by one or both of the following; - potential or adverse effect on the environment - repeat Category 2 non-compliance
NI	The consent condition was not assessed or inspected.		
Category 1	The consent condition has been complied with.		
Category 2 - Minor	The consent condition has not been complied with as per the following categories: 2A - Information Self-monitoring or one-off information is incomplete or outstanding. 2B - Technical - The item has not been constructed, maintained or operated correctly 2C - Combination of 2A and 2B.	Category 4 - Major	The consent has not been complied with by one or both of the following: - potential or significant adverse effects on the environment - repeat Category 3 non-compliance

Disclosure of information

The Auckland Council (AC) will place a copy of this report on the public files. However, if you consider that any of this information contained in this report should not be placed on the public files, you must write to the AC within twenty working days of receipt of the assessment form indicating which information it concerns and why it should not be released, giving your reasons in full.

FILE COPY

7835



7 November 2013

Sandspit Holiday Park Limited
6 Brick Bay Drive
RD 2, Warkworth 0982

Dear Sir/Madam

WASTEWATER RESOURCE CONSENT MONITORING: INSPECTION ADVICE

File Ref 7835

Consent Number:	41252
Consent Holder:	Sandspit Holiday Park Limited
Activity Type:	Wastewater Discharge
Location:	0 Sandspit Road Sandspit

Auckland Council has a compliance monitoring schedule to visit on-site wastewater systems covered by resource consents in the Auckland Region. The above consent is scheduled to be inspected in the next three months. Auckland Council records have your name as being the Consent Holder.

Inspections are undertaken to assess compliance with the conditions of resource consent and to ensure that the discharge is not causing an environmental problem. Further information can be found in the enclosed Wastewater Compliance Factsheet.

According to our records, the resource consent is currently in your name. You are not required to be present when the inspection is undertaken, however, in some cases you will need to be there and we will organize an appointment with you when we call prior to visiting your property.

Please contact me if there are any hazards (eg dogs on the property) or if access to the site is restricted or controlled.

Please also contact me if your contact details, as listed below, are not correct.

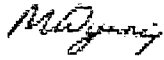
Telephone Number: 09 425 0011
After Hours Number:
Mobile Number:

If you are no longer the site owner, the consent should be transferred to the new site owners. Please contact me to discuss how to transfer the consent.

Please be aware that the Auckland Council is a ratepayer-funded organisation. For this reason it is our policy to recover the costs from the Consent Holder for the consent compliance monitoring. An invoice will follow, payable by you under section 36 of the RMA, and may include officer's time for travel, file review, site visit, correspondence, report writing and resolution of any non-compliance issues.

If you have any questions regarding this matter please contact me on 09-352-2702 or Meinir.Wynne@aucklandcouncil.govt.nz and quote the consent number above.

Yours sincerely



Meinir Wynne
Compliance Advisor – Rural and Wastewater
**Natural Resources and Specialist Input
Resource Consents**

Encl: Wastewater Compliance Factsheet

email results = Meinir. wynne@ AucklandCouncil.govt.nz

AUCKLAND COUNCIL - Pollution Sample Field & Laboratory Sheet

SURVEY OR LOCATION ID: <i>Sandspit Holiday Park</i>	
Date of Sample: <i>12 Dec 2013</i>	Number of Samples: <i>(1)</i> <i>30000119561</i>
Sampled By: <i>M. Wynne</i>	Order #: <i>30000321102</i> (Rural & Wastewater)
Laboratory Name: <i>Watercare</i>	Date Delivered to Laboratory: <i>12 Dec 2013</i>
Laboratory Id/Batch No:	ROUTINE / URGENT / PROSECUTION

FIELD OBSERVATIONS	Weather (at time): <i>dry/sunny</i> (Previous 24 hrs): <i>dry</i>				
SAMPLE NUMBER	<i>MW121313/01</i>				
SAMPLE DESCRIPTION	<i>Final Effluent tank</i>				
Sampling Time	<i>10:30am</i>				
Flow (estimate)	<i>Surface</i>				
Sample Depth	<i>—</i>				
Appearance	<i>light brown</i>				
Odour	<i>—</i>				
pH	<i>~</i>				
Conductivity	<i>~</i>				
Other:					

ANALYSIS REQUIREMENTS:	✓	✓	✓	✓	✓
pH					
Conductivity @ 25°C mS/m					
Non-Filterable Residue mg/L					
Dissolved Oxygen mg/L O					
BOD mg/L O	✓				
COD mg/L O					
Nitrite Nitrogen mg/L N					
Nitrate Nitrogen mg/L N					
Ammonia Nitrogen mg/L N					
Total Phosphorus mg/L P					
Presumptive Coliforms mpn/100ml					
Faecal Coliforms mpn/100ml					
Enterococci cfu/100ml					
ICP Metal Scan mg/l (or mg/kg solids)					
Oil and Grease mg/L					
TPH Fingerprint					
MBAS					
VOC					
<i>Total Suspended Solids</i>	✓				

SITE DIAGRAM

S

Sample location
 Sample identification
 Site location
 Discharge points
 Receiving environment

Notes:

NZMS 260

CHAIN OF CUSTODY RECORD

ORIGIN	
Samples Taken by: <i>M. Wynne</i>	Signature: <i>M. Wynne</i>
Date Samples Taken: <i>12 Dec 2013</i>	Time Samples Taken: <i>1030am</i>
STORAGE	
Stored at: <i>Council Vehicle / Ice & Chilly bin enroute</i>	
Date/Time In: <i>12 Dec 2013 1035am</i>	Date/Time Out: <i>12 Dec 13 1:15pm</i>
TRANSPORTED TO LABORATORY:	
Transported By: <i>M. WYNNE</i>	Signature: <i>M. Wynne</i>
DESTINATION:	
Laboratory: <i>Watercare</i>	
Received By: <i>Sue McGhie</i>	Signature: <i>[Signature]</i>
Date of Receipt: <i>12/12/13</i>	Time of Receipt: <i>1315</i>

Meinir Wynne

From: Tony Bullard
Sent: Friday, 6 December 2013 3:51 p.m.
To: Meinir Wynne
Cc: 'Grant Fleming'
Subject: FW: Concern regarding water quality

Hi Meinir

Note the info below from Grant. Can you check with Grant before you visit the site as to what to look for so that we are reasonably sure the contamination is not from the camp. Suggest you make this a reasonably high priority for next week.

Cheers

Tony

From: Grant Fleming [mailto:gffleming@riley.co.nz]
Sent: Friday, 6 December 2013 3:36 p.m.
To: Tony Bullard
Subject: RE: Concern regarding water quality



Here is the general site layout. The circle is the irrigation area, the cross the treatment plant and the arrow the watercourse heading towards the marina area. If a septic tank was leaking it would not have to travel far to get to

the wetland/watercourse area. But I would have thought that it would be fairly easy to detect immediately adjacent to the treatment plant.

Grant



Grant Fleming BTech (BPE), PGDipSci (GIS)(Dist)
GIS/Environmental Engineer
Riley Consultants Ltd
PO Box 100253, North Shore 0745
4 Fred Thomas Drive, Takapuna 0622
Tel: +649 489 7872
Fax: +64 9 489 7873
Mobile: 021 929594
Email: gflaming@riley.co.nz
Web: www.riley.co.nz



Riley Consultants Ltd would like to wish you a very Merry Christmas and a prosperous New Year

No of attachments: 1

Riley Consultants Limited (RILEY)

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From: Tony Bullard [<mailto:Tony.Bullard@aucklandcouncil.govt.nz>]
Sent: Friday, 6 December 2013 3:29 p.m.
To: Grant Fleming
Subject: RE: Concern regarding water quality

Would it run towards the proposed marina area if it did reach a watercourse?

-----Original Message-----

From: Grant Fleming [<mailto:gflaming@riley.co.nz>]
Sent: Friday, 6 December 2013 3:28 p.m.
To: Tony Bullard
Subject: RE: Concern regarding water quality

The existing and proposed discharge areas were well separated from any watercourses. Although you cannot rule out some failure or leakage at the treatment plant as this significantly closer to the watercourse.

Grant

Grant Fleming BTech (BPE), PGDipSci (GIS)(Dist) GIS/Environmental Engineer Riley Consultants Ltd PO Box 100253, North Shore 0745
4 Fred Thomas Drive, Takapuna 0622
Tel: +649 489 7872
Fax: +64 9 489 7873
Mobile: 021 929594
Email: gflaming@riley.co.nz
Web: www.riley.co.nz

Riley Consultants Ltd would like to wish you a very Merry Christmas and a prosperous New Year No of attachments: 0

Riley Consultants Limited (RILEY)

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From: Tony Bullard [mailto:Tony.Bullard@aucklandcouncil.govt.nz]
Sent: Friday, 6 December 2013 3:21 p.m.
To: Grant Fleming
Subject: FW: Concern regarding water quality
Importance: High

Could the discharge be causing this problem? Or is there no way it could get to this area?

-----Original Message-----

From: Claudia Hellberg
Sent: Thursday, 5 December 2013 8:41 a.m.
To: Tony Bullard
Cc: Dukessa Blackburn-Huettner; Coen Ursem; Matthew Davis; Theresa Pearce
Subject: Concern regarding water quality

Hello Tony,

I am not sure, if you are already aware of the high Coliform and Enterococci levels at Sandspit, as outlined in the attached letter.

It will be brought up at the next Rodney Local Board meeting (9Dec). A stormwater engineer can attend, but it would be probably very useful to have someone from your team in regard to septic tank compliance at the meeting as well. Would that be possible?

Cheers,
Claudia

[Auckland Council]

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Meinir Wynne

From: Tony Bullard
Sent: Friday, 6 December 2013 3:02 p.m.
To: Meinir Wynne
Subject: FW: Concern regarding water quality
Attachments: Local Board - Septics.docx

Hi Meinir

Background to the Sandspit contamination issue attached. Grant said the campground disposal system was failing and that a new one was to go in as part of the consent. Any chance you can schedule an inspection up there in the next week or so. And, asap, call the camp ground to see if the replacement fields have been installed. Call Grant Fleming if you want more info.

Thanks

Tony

-----Original Message-----

From: Claudia Hellberg
Sent: Thursday, 5 December 2013 8:41 a.m.
To: Tony Bullard
Cc: Dukessa Blackburn-Huettner; Coen Ursem; Matthew Davis; Theresa Pearce
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Cheers,
Claudia



Secretary – Kim Scott
26 McCallum Drive, RD2
Sandspit, Warkworth
kimndan@vodafone.co.nz
09 475 9817

SANDSPIT RESIDENTS AND RATEPAYERS ASSOCIATION

11 November 2013

To Rodney Local Board members,

It has come to the attention of the Sandspit Residents and Ratepayers Association that the testing that is being carried out as a requirement of the Marina pre construction consent process is indicating that the river water has very high Coliform and Enterococci levels after rain events. We understand that these high counts are showing up in all the locations sampled by the Marina Society, including the Brick Bay stream. We understand that the Council has received a copy of these readings already.

This is of great concern to us as representatives of our community especially with the swimming and tourist season getting ever closer. Mainly as the samples seem to indicate that at least some of the bacteria are coming from the residential areas.

Whilst we understand that there may not be any "easy fix" we feel strongly that this should be brought to the attention of the appropriate authority for investigation. It would be irresponsible of us to simply ignore this matter and believe that there we could possibly assist the council to put an education program in place to encourage the local residents to check the effectiveness of their septic tanks and have them pumped out if necessary. This would at least minimise the impact and create awareness within the community.

As a starting point we are intending to include a small article our next newsletter due to go out within the next two weeks raising this issue within the community and encouraging people to check their systems and have them pumped if necessary.

Your feedback would be appreciated and we look forward to assisting in any way we can to mitigate the situation and contribute it the best possible outcome.

Kind Regards

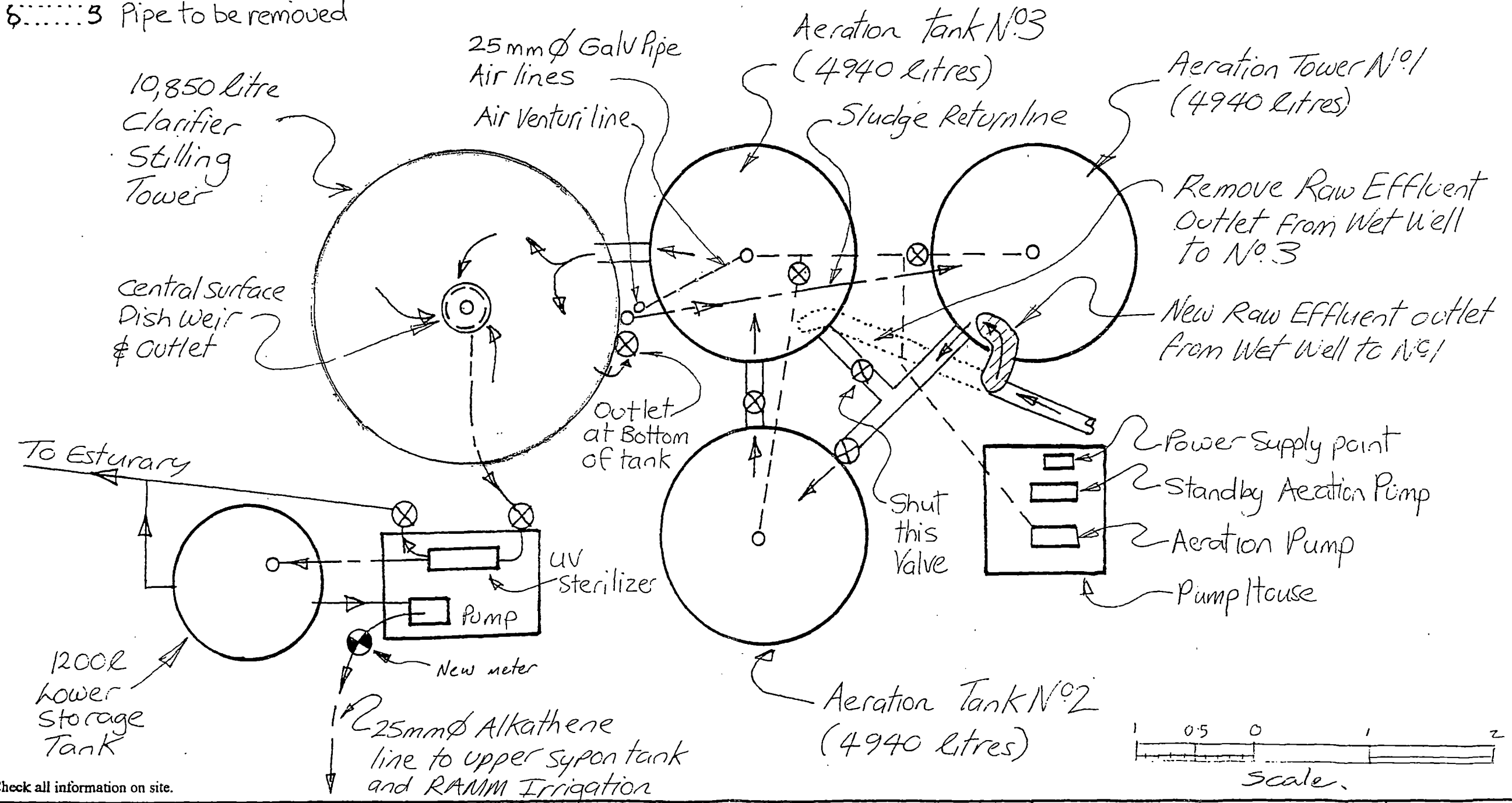
SRRA Committee

Key

----- Air line

----- Effluent Line

⊗⋯⋯⊗ Pipe to be removed



Colin Ashby Consulting.
Structural, Civil, & Geotechnical Engineering
P.O. Box 124 Warkworth,

SANDSPIT MOTOR CAMP ON SITE WASTE WATER TREATMENT PLANT

Plan No. 1939

Scale :

Drawn :

Date : 11/98

Sheet. 2 R1

Series of