

**MINUTES OF THE THREE KINGS QUARRY LIAISON MEETING
HELD AT THREE KINGS SCHOOL HALL
MONDAY 18 JUNE 2007 AT 7:00PM**

Present: Winstone Aggregate Attendees

Mike Harris, Chris Edmonds, Bernie Chote, Sari Eru, Richard Compton

Chair:

Deborah Clapshaw (Chairperson / Facilitator)

Minute Taker: Yola Macken

Residents:

Veronica Friedlander, Dawn Taylor, Tim Millard, Justine Selman, Pat Lillis, D Hill, Alison and Michael Brown, Corinne McLaren, Alan Bigelow, Austen Bell, Peter Elliott, Garry Bryant

Regulatory Agency Representatives:

Michael McQuillan (ACC)

Apologies:

Chris Gray, Patsy Simm, Peter McConnell, Paul Tonkin, Ward Buckingham

1. Confirmation of Minutes of the Previous Meeting

Errors and omissions were raised. It was agreed amendments to the minutes of the previous meeting would be circulated with minutes of this meeting. [Attachment A]

2. Matters / Actions Arising from Previous Meeting

Video Camera

Winstone's Quarry Manager, Chris Gray, reviewed the video camera placed at Foodtown. The camera is difficult to get to and is purposely placed to minimise vandalism. The Manager's conclusion is that the video cameras are well placed and operating effectively. Expert advisors and the ARC were involved in the initial placement of the camera. The camera used is an industrial model designed to cope with exposed conditions, it is fitted with a lens shroud to protect the lens from dust, misting up, and sun-strike. Winstone doesn't consider there is an issue with either camera location or performance.

Austen Bell commented he had borrowed a ladder to view the camera and that he considered that dust and sun strike on the camera lens could be a problem in summertime, particularly around midday and 2:00pm. He requested that a further expert investigation be conducted to check out these matters.

Action:

- Bernie Chote agreed to having Winstone review what is done about camera maintenance, and will arrange for downloading of video material recorded in the general timeframes Austen has raised. Bernie also agreed Winstone would seek input from the installers and persons involved in the recommended positioning. Findings will be brought along to next meeting.

Dust Complaint – A Bell

Chris Gray, the Quarry Manager went to Mr Bell's house and made a thorough inspection of the fugitive red dust complained of. His conclusion was there wasn't any noticeable level of red quarry dust in the gutters, but was of the opinion that the deposited material had come from the decramastic roof.

Austen noted that in his view, a particle size comparison indicated that the gutter material was quarry dust, and not decramastic chips. There weren't any chips in the spouting. The matter was left as one of differing opinions although Mr Bell noted he was satisfied that Winstone had been thorough.

Covering Trucks

The request was made to Bernie Chote to review the covering of loaded trucks.

Bernie Chote advised that company policy is that except in wet conditions when dust is not an issue, but there are concerns for driver's Health and Safety, every Winstone truck is covered. A sign at Winstone quarries, including Three Kings, requests all other drivers to cover their loads, but this cannot be made mandatory because it is not enforceable under current legislation. Winstone is the only aggregate company Bernie is aware of, that has a policy of covering loaded trucks.

While Winstone is powerless to effect any change with non Winstone vehicles and personnel, and not in a position to refuse loading, the company considers that instances of fugitive debris are rare.

Website Information – Community Files

Mike Harris advised the updated link to the Three Kings Community files on the Winstone Aggregates website. The link is now www.winstoneaggregates.co.nz/Three_Kings_Quarry.php (and click on Community). The change in the website link is a result of work undertaken in revamping the Winstone website.

Actions relating to letter tabled by Three Kings United Group

Agreed this would be covered later by specific Agenda item.

Hall Access

Arrangements had been made for the school gate chains to be removed for easier access and parking.

3. Site Monitoring Report

Site Monitoring Report, dated June 2007 attached, was presented.

Precise Level Survey Results

The cumulative settlement over the period of dewatering (10 years) was raised.

Winstone was asked to please define differential settlement. Mike Harris explained that it is the relative change in ground level between two points, in this instance survey marks, i.e. the difference between changes in levels of the two marks. It was outlined that the closer the points are spaced, the greater the differential will be for the same change in level between the

points. e.g. a 1m differential over 10m horizontally, is a gradient or average slope of 1 in 10, but the same differential between marks spaced 100m apart is 1 in 100. Mike advised that the focus of the Monitoring and Contingency Plan which requires regular level surveys is on the differentials or changes between points and not the absolute levels. This is because it is differential and not absolute settlement that causes damage to structures and services

To a question from the floor on what was the maximum absolute settlement recorded since dewatering commenced, Mike responded it varied from zero to a maximum of 25mm. Austen Bell stated that he thought the original levels of the area should have been preserved. People bought freehold title for a good life style and protection of their buildings. Because of Winstone's dewatering the land had dropped by 25mm.

A comment from the floor was that a Civil Engineer, resident in Hillsborough Road, had given evidence about slumping of his front lawn at a court hearing. Richard Compton advised that he had managed the Winstone side of the process relating to the statutory review of the dewatering consent, and was able to say that the matter referred to was the subject of a submission to the ARC. Geotechnical experts had visited the property and inspected it with the owner, and it was concluded that recent drainage work had caused the ground to subside.

Members asked for a guarantee that there will be no problems with cosmetic damage 20 years further down the road.

Bernie Chote commented that there is a bond in place and a process, involving an independent panel of experts, through which residents are able to access the bond to redress damage caused by dewatering.

Mr Bigelow thought it would be a good idea if Winstone sent a letter to all those people in the Hillsborough area whose properties were affected by the reported settlement alarm value. Winstone noted that this is not required by the Monitoring and Contingency plan approved by the ARC. This was queried by a resident who commented that Winstone used to notify people and send letters out. Bernie Chote advised that Winstone still uses this approach, but generally only when widespread public notice is sought. In the Three Kings situation, settlement has ceased and the settlement of 25mm is well within the limit of 100mm adopted as a condition of consent after the hearing of evidence by expert independent Commissioners appointed by the ARC to conduct the statutory review. It would seem irresponsible to unnecessarily alarm residents, when the measurements confirm there is no risk of damage. It was stated from the floor that some people had contacted Three Kings United with concerns.

Mike Harris advised that there are three tiers of settlement alarm values. Currently, operations are at the minimum Level 1, which requires corresponding relatively low level observation and reporting. This is laid out in the Monitoring and Contingency Plan. (See section attached as C)

Actions:

- Winstone to provide a review of the differential settlement criteria and reporting requirements to ARC and/or residents, by attaching the relevant section of the Monitoring and Contingency Plan to the minutes. [Attachment C]
- Bernie agreed that at the next meeting Winstone will provide a considered response to the request that residents living in Hillsborough Road, near Mt Albert Road, where the maximum absolute settlement has been recorded be written to.

4. Responses to Questions Raised by Three Kings United about Filling the Quarry

Three Kings United Group (TKUG) had tabled a letter at the last meeting. Bernie Chote advised that a formal response had been mailed and copies were available at this meeting for attendees who were not members of TKUG

On behalf of TKUG Corinne McLaren thanked Winstone for responding in a meaningful way and acknowledged that while all questions had been answered, the group had not yet had time to consider the reply in detail. If they think it necessary, TKUG will respond at a later date.

Bernie continued that he had prepared a power point presentation based on the TKUG questions and would now speak to this summary which should also give residents a broad overview of the company's intentions.

During and after the presentation Bernie and other Winstone representatives addressed questions from the floor.

Bernie confirmed that with his taking on the role of General Manager the company's position on rehabilitating the site rather than continuing quarrying had firmed up, because he and his management team are satisfied that the filling option represents best value for the company, and that he expected the community would also be supportive of an early end to quarrying. He advised Winstone intend going through the consenting process to allow the quarry to be filled.

For now, Winstone will continue to quarry, and assuming the necessary fill consents were granted, would over time transition from quarrying to filling. By referring to the project framework and timeline in the presentation (as attached to the letter of reply to TKUG) it was explained that extraction from the quarry may cease as soon as 2012. Filling the site depended on availability of fill, and based on experience at Puketutu Island, it was estimated that from commencement of fill it would take of the order of ten years. Winstone wants to be as expedient as possible.

It was also explained that, as the timeline shows, some considerable work is required, involving specialist consultants, in particular for ground and surface water considerations, before sufficient detail is available to hold meaningful consultation. This would probably be by way of a Quarry Open Day, notified by way of letter drop and notices in the local newspaper. However, as also shown on the timeline, known interested parties like TKUG, South Epsom Planning Group, and iwi would be contacted directly.

To a concern expressed from the floor that it appeared consultation might coincide with the Christmas holiday period, it was explained that Winstone took the view that consultation was an on-going exercise, and in any event, as the timeline shows, there would be significant time available during the lead up to lodging consent applications, and after that the Resource Management process guaranteed more time would be available to address matters consultatively.

There were several questions relating to the sources and acceptability of fill material. Fill can come from a range of sources, like house and development sites, road and footpath maintenance and construction, as well as large infrastructure projects like SH20 etc. Materials would range from rock and scoria through to sands, clays and other soils. Asphalt and concrete could be expected, although probably in relatively small quantities as these materials are often recycled. Ultimately it was expected that the consents granted by the City and Regional Councils would contain "performance" and "limit" conditions, directing what was acceptable and what management framework would be required to provide assurance that the

environment and community would be affected in a no more than minor way. Winstone emphatically confirmed that household waste or garbage would not be contemplated.

Winstone introduced Richard Compton who will be responsible for managing the company's side of the consenting project and in that role he will communicate with other stakeholders during the process.

In the course of discussion Winstone was asked to confirm ownership of the land the filtration plant is on. It was thought the land may still be owned by Winstone, but Bernie undertook to find out.

Questions relating to either the quarry and/or its filling came from the floor about: consultation with local Maori; end use of the site after filling; and the management of stormwater. Responses were broadly that:

- the company has an Iwi Liaison Officer (Alan Happy), and has allowed for iwi consultation during the consenting process;
- the site is zoned Business 7, but has existing use rights for the quarry and the existing commercial buildings.
- filling requires consent but no change of zone. It is expected that end use will be re-defined by rezoning in the course of Auckland City's District Plan review, which is imminent and a highly visible/transparent public process
- at present water from the quarry dewatering is discharged to the City's stormwater system. During filling and thereafter (whatever the end use) stormwater and surface water run-off will have to be appropriately managed. The filling concept plan shows a pond for detaining and settling sediments, which may then discharge to soakage or to a piped system. In the future this feature may be retained or replaced. This is a technical matter that requires expert assessment and design.

Actions:

- Bernie to confirm ownership of the land the filtration plant is on and report to the next meeting of the group.
- Winstone to target provision of preliminary designs to this group by November.
- Copies of the powerpoint presentation to be included with Minutes of this meeting [Attachment D]
- Bernie agreed to have a summary of Iwi consultation reported back to the next meeting.

5. Quarry Management Plan

Richard Compton advised the meeting that his primary role is to coordinate the work required for Winstone to obtain the necessary consents to fill the site. As well as that process requiring consultation, he expects that consents would be granted subject to a Fill Management Plan (FMP). This would be something like the existing Quarry Management Plan (QMP), which was developed in consultation with the Site Liaison Group, and under which Winstone has given a commitment that the quarry will be operated in accordance with the provisions of the QMP.

Winstone regularly reviews the QMP which also contains a requirement that Winstone consult whenever operational matters are likely to change off site effects. In a sense filling the site could be seen as such a change, so there were two avenues through which Winstone was committed to consultation with the community.

Richard also commented that while it was likely that an FMP would overlap the QMP during a transition period, he had identified that the Air Quality section of the QMP should be updated

and revised anyway. The change is needed because the QMP was drafted in 2001, and since then the regulatory authority for air discharges had changed from Auckland City to Auckland Regional Council. Consequently Bernie had asked him to review and update the QMP, and a start had been made. It was Richard's intention to also capture typos and errors in grammar etc.

In the light of the knowledge that the drafting and consultation undertaken for the QMP was quite time consuming, Richard asked if it was felt the same process was required or whether it might be streamlined by his first marking up a track change document for review, either by the group, a sub-group, or a nominee.

Actions:

- Richard to create a "track" change of QMP as a draft document, and send to Garry Bryant for his review by mid-July
- Richard and Garry to liaise and consider whether the draft should be circulated more widely or put on agenda for discussion at next meeting

6. Weed Control – Chris Edmonds

There is an issue at Three Kings with Pampas grass. While it provides a vegetative cover that is helpful as a contributor to minimising dust, it is company policy to appropriately manage bio-diversity and pampas is an undesirable introduced species. Winstone intends removing it through targetted spraying. Residents may notice brown patches.

Spraying will be carried out by experienced and licenced Ag-Chem contractors.

Questions were also asked about rodent control and land ownership of the reserve land adjoining the quarry's south boundary. (DoC, ACC?)

Actions

- Winstone to confirm what spray contractors are using
 - Winstone to advise about rodent control
 - Winstone to prepare a plan identifying land ownership
- All to be tabled at the next meeting

7. Quarry Complaints

No complaints in the last three months

8. Next Meeting Date September, Monday, 17th September

Attachment A

Amendments to Minutes of the Three Kings Quarry Site Liaison Meeting Wednesday 14 March 2007

P1 Date should be 2007 not 2006 and time should be 7.00pm.

Minute taker's name should be listed under "Chair".

Corinne McLaren's attendance to be recorded with other residents

P2 Para 2

Alan Bigelow said "They should be placed on peoples' roofs up high where they capture the wind."

Para 3 Corinne is to read....provisional view on the **cessation of quarrying**. She offered the information to those at the SLG meeting who were not TKU members.

Para 5 Austen Bell

P3 General Business/Action 4

Bernie Chote/ Winstones requested by Corinne McLaren to reply in writing, i.e. a formal as well as a verbal response.

P4 Para 2

Corinne read from the TKU provisional view, "that the Site Liaison Group meetings are now "tired" and not well attended by the wider community".

Para 2 line 4

Delete "real" replace with "business".

Para 4 Add in line 4 after "opposition", **i.e. resource consents.**

Attachment B

Site Monitoring Report – June 2007

Groundwater Levels

- Groundwater levels in the quarry are currently being held above RL34m.

Precise Level Surveys

- A survey of all precise level benchmarks was completed in April 2007. Precise level surveys are currently being undertaken at annual intervals.
- Differential settlement alarm values were recorded between marks on Hillsborough Road, Budock Road and Mt Albert Road as follows:

Location	Marks	Spacing	Differential	Adjusted Difference	Absolute Difference
Hillsborough Rd	AP110 – AP111	17.7m	1 in 2827	6.27mm	4.33mm
Budock Rd	OCP68 – AP114	23.0m	1 in 3308	6.95mm	0.33mm
Mt Albert Rd	AP92 – AP93	16.7m	1 in 4660	3.58mm	3.00mm

- The action required on receiving these Differential Settlement Alarm Values was to inform the ARC and Three Kings Quarry Manager, and to install marks at 50 metre spacing. The marks are already at less than 50 metre spacing.

Air Quality Monitoring

- Air quality monitoring results over the summer / autumn period (March to May) were all pretty good.
- 64 samples were collected, all but one of which were less than 80mg/m³ per 24hour period.
- The exception was a reading on the northern boundary on 9 March when 130.3 mg/m³ per 24hr period was recorded. The wind on the 9 March was an easterly, which means the dust was coming from the direction of Three Kings Rd rather than from the quarry pit.
- The Mini-Vol TSP sampler located at Garry Bryant's property at the start of the summer monitoring period was removed (at the request of Garry) and located on the northern quarry boundary for the remainder of the summer period (end of April).

Review of TSP Monitoring Plan

- An application was made to the Auckland Regional Council in August 2006 to review the monitoring requirements in the TSP Monitoring Plan. The proposal is to replace a Hi-Vol TSP Sampler and the Mini-Vol TSP Sampler with a Continuous Beta Gauge Monitor.
- The procedure for changing the TSP Monitoring Plan is to engage a TSP Monitoring Advisor who would then undertake a review of the TSP Monitoring Plan and make any recommendations as appropriate.
- An independent TSP monitoring advisor was appointed (Kevin Rolfe) and he reported back in April 2007 with his recommendations.
- The Recommended TSP Monitoring Plan was forwarded on the 30 April to Three Kings United Group and South Epsom Planning for their review which was required to be completed within a month of receiving the report.
- The ARC is required to approve the revised monitoring plan within 1 month of receiving any reviews from Winstone Aggregates, Three Kings United or South Epsom Planning.

Attachment C

Extract from Monitoring and Contingency Plan for Dewatering Three Kings Quarry dated September 2005.

Differential Settlement Alarms

Differential Settlement

Differential settlements between adjacent surface level monitoring points will be calculated following each precise level survey. Differential Settlement Alarm Values are defined as set out in Table 2.

Table 2 Differential Settlement Alarm Values	
Trigger Status	Measured Differential Settlement
Trigger for Installation of Additional Survey Marks	1:5,000
Trigger to Halt Dewatering and Assess Impact of Settlement on Buildings and Services	1:2,000
Trigger to Cease Pumping	1: 1000

Where differential settlements between surface level monitoring points exceed Differential Settlement Alarm Values as a result of the exercise of the consent to dewater Three Kings Quarry, the following will be implemented:

At a differential settlement steeper than 1 in 5,000, in the area affected:

- a) Install additional surface level monitoring points at 50metre centres between existing survey marks.
- b) Report the settlements to the Quarry Manager and the Auckland Regional Council.

At a differential settlement steeper than 1 in 2000, cease lowering the groundwater (as measured in the quarry reference bore) and, in the area affected:

- a) Install additional survey marks at 25 metre centres between existing survey marks.
- b) Report settlements to the Quarry Manager, the Auckland Regional Council, affected property owners and the following Community Groups and Community Boards: South Epsom Planning, Three Kings United,

Attachment C

Epsom Environmental Effects, Mt Roskill Community Board, and Eden-Albert Community Board.

- c) Assess the potential impact of ongoing settlement on buildings and services.
- d) Undertake a review of the groundwater model and settlement predictions.
- e) Report assessment to the Quarry Manager, the Auckland Regional Council and property owners.
- f) The frequency of survey monitoring will be increased to 3-monthly until no further settlements are recorded.

At a differential settlement steeper than 1 in 1,000:

- a) The taking of groundwater authorised by the consent to dewater Three Kings Quarry will cease immediately. Pumping of groundwater will not recommence without the permission of the Auckland Regional Council.
- b) Report settlements to the Quarry Manager, the Auckland Regional Council, property owners in the area affected and the following Community Groups and Community Boards: South Epsom Planning, Three Kings United, Epsom Environmental Effects, Mt Roskill Community Board, and Eden-Albert Community Board.
- c) Assess the potential impact of ongoing settlement on affected structures.
- d) If settlements cause damage in breach of special condition 11 of the consent to dewater Three Kings Quarry, then any damage will be assessed and repaired in accordance with special condition 21B.



Winstone Aggregates Three Kings Quarry Proposed Managed Fill Plan

Response to matters raised by Three Kings United Group

June 2007



Winstone Aggregates' Position

- Open process assured
- Prefer decisions concurrent with ACC Reserve plans but can progress separately
- Will consult widely
- No final plans or decisions made
- Aim to end extraction by end 2012 provided fill consents timely

Resource Consents, Zone Change, Public Meetings

Consents - Yet to consult with Councils – Puketutu Island experience suggests air quality, surface water, sub-surface water and land use consents required

Zone Change – Not required, filling is a discretionary activity – requires consent from ACC

Public Meetings – Dependent on response level to consultation with interest groups and from letter drops etc.

Private Plan Change Procedures

- No Plan change sought or required to fill
- Winstone will take part in pending District Plan review – a public process – in due course
- Private Plan Change process on ACC website

Reserve Land – SLG Status and Consultation

Reserve Land Emphasis

- Emphasis on maximum community benefit
- Access to parts of Reserve currently limited – provides little public benefit
- Makes sense to consider Reserve plans in conjunction with quarry plans to ensure sympathetic development of both
- Appropriate to involve Community Board

SLG Status and Consultation

- District Plan confirms status of SLG
- QMP developed with SLG
- Winstone operates quarry under QMP
- Community consultation process outlined in both Plans
- Winstone committed to full and open consultation with SLG and Community Board and any other interested parties

Maintenance Pumping

- Must continue during both fill and quarrying operations
- Rate of pumping likely to progressively decrease as fill rises
- Pumping not expected to cease until some years after fill is complete
- Groundwater will over time then reestablish to or close to pre-pumping levels

Pumping and Subsidence

Dewatering

- Won't recommence if fill consents obtained in a timely manner
- Pending expert advice pumping will progressively decrease

Subsidence Monitoring

- Will continue as required by conditions of dewatering consent

Lake Feature

- QMP preliminary concept plans only
- Landform proposed is generally consistent with landform shown in QMP Option 5
- Site's lowest level is most practicable pond location
- A pond or "Lake" is required for engineering and managing site surface water and sediment runoff controls
- Location to be finalised after expert assessment. Possibility somewhere else on site recommended.
- Expect would be incorporated in ARC consents

Clean Fill Height

- RL 80m to RL 75m – ramping down to ~ RL 57m at south boundary – site's lowest point
- Determined by existing landform e.g. Mt Eden Rd

Clean Fill Consents

- Not yet determined
- Expect to be broadly similar to Puketutu
 - *land disturbance*
 - *sediment control*
 - *discharge to air*
 - *discharge contaminants, including clean fill, onto and into ground which may reach groundwater*

Clean and Managed Fill

- Clean fill as defined by ARC is permitted
- Most soils (including undisturbed) contain contaminants that are harmful at elevated concentrations
- Therefore clean fill is a misnomer – it is more correctly “managed fill”
- “Managed” means by specified methods (e.g. pre-inspection at source of fill) to meet limit conditions of consent, and controlled through on site sampling and monitoring of fill material and water quality

Types of Materials

- ACC has reserved broad discretion under District Plan provisions
- Anticipated the Councils (ACC & ARC) will liaise to set appropriate conditions of consent defining what fill material is acceptable for incorporation in to a Fill Management Plan (FMP). The FMP would be similar to the QMP, e.g. have limit and performance conditions, and specified monitoring and reporting requirements

Traffic Management Plan

- Effects assessment will determine whether an on-site plan is needed
- Consultants engaged to assess off-site effects on surrounding road network
- If traffic effects on the network are assessed as significant then a traffic management plan may be required as a condition of consent
- A second site access or exit point in SE corner is likely

Department of Conservation Involvement?

- Unlikely as ACC Reserve not included in the proposal to fill
- Will consult if recommended by either ACC or ARC

Current Consents Revoked?

- Quarrying is a permitted activity authorised by District Plan.
- Regional consents are held authorising discharge to air and water takes and dewatering. In general, once exercised, consents can be cancelled by the regulatory authority (e.g. for breach of conditions), expire at the end of their term (if not renewed), or surrendered by the consent holder
- Pumping will continue for either quarrying or filling so water permits will be retained
- The quarry's air permit expires 2012. An air permit will be required for filling. If filling were to start in 2008, then an air discharge consent authorising both quarrying and filling activities would be sensible. In that event the existing air permit would be surrendered on grant of the new combined consent.

When Does Quarrying End?

- Will depend on fill consents
- Current target is to achieve fill consents by end 2008
- Target extraction to cease end 2012





