

Response to LGOIMA from STUFF

26 February 2024

Dear Rachael

Thank you for your email dated 13 February in which you asked for the following:

All council correspondence, including outgoing and incoming emails, texts, Whatsapp messages and reports regarding the East Gore Water Treatment plant from January 10 until now. This includes all correspondence to the council's consultant planners.

The Council's interim Chief Executive, GM Critical Assets, 3 Waters Asset Manager and I have reviewed all our correspondence within the timeframe.

Below are all the relevant emails and reports. There may be some double ups and I suspect you have already received some of the information ie the BECA report.

Please note I haven't included the Schedule 1 Building Exemption as this has already been sent to you.

If you are unsatisfied with the response, you are entitled to lodge a complaint with the Office of the Ombudsmen. You can find more information on its website <http://www.ombudsman.parliament.nz>

Kind regards

A handwritten signature in black ink, appearing to read 'Sonia Gerken'.

Sonia Gerken

GM Communications / Customer Support

From: [Sonia Gerken](#)
To: [Stephen Parry](#); [Jason Domigan](#); [Aaron Green](#); [Matt Bayliss](#)
Subject: WTP media inquiry
Date: Tuesday, 16 January 2024 12:18:40 PM
Attachments: [2024-01-16 East Gore WTP response to STUFF DRAFT.docx](#)

Hi Everyone

Here's the draft response. I look forward to your feedback.
cheers

Response to questions from STUFF about the East Gore Water Treatment Plant

16 January 2023

Hi Rachael

The following is a response from Interim Chief Executive Stephen Parry:

The East Gore Water Treatment Plant was lawfully established and has existing use rights. As such, the Council does not consider the plant to be operating unlawfully.

The 362m² building, which has a building consent, covers less than 1% of the 3.8ha site and has been placed in an inconspicuous location.

The Council sought and has been granted in the Proposed District Plan a designation for the site to secure its future.

Given the Proposed District Plan and submissions to it are being evaluated and will be the subject of hearings before independent planning commissioners later this year, it would be inappropriate to comment further.

From: [Matt Bayliss](#)
To: [Jason Domigan](#); [Stephen Parry](#)
Subject: FW: Media inquiry
Date: Monday, 15 January 2024 3:59:23 PM
Attachments: [FW Gore Water Treatment Plant - Planning Assessment.msg](#)
[RE Gore Water Treatment Plant - Planning Assessment.msg](#)

FYI just thought I would send through the Beca Planning assessment and discussion between Hashem and Keith regarding this from September 2018 – these are the only two documents I can find in the project file regarding resource consents for the East Gore Water Treatment Plant.

Cheers

From: Sonia Gerken <SGerken@goredc.govt.nz>
Sent: Monday, January 15, 2024 2:53 PM
To: Matt Bayliss <MBayliss@goredc.govt.nz>; Aaron Green <agreen@goredc.govt.nz>
Cc: Jason Domigan <jdomigan@goredc.govt.nz>; Stephen Parry <SParry@goredc.govt.nz>; Matt Heale <mheale@propertygroup.co.nz>
Subject: FW: Media inquiry

Good afternoon

Fyi below – to discuss. I assume she means a submission to the Proposed District Plan, not Long Term Plan.

Cheers
Sonia

From: Rachael Kelly <rachael.kelly@stuff.co.nz>
Sent: Monday, 15 January 2024 2:48 PM
To: Sonia Gerken <SGerken@goredc.govt.nz>
Subject: Media inquiry

Hi Sonia

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We have some questions for the council regarding it:

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If you could please get back to us by 12 noon on Thursday, that would be appreciated.

Thanks

Rachael

Rachael Kelly
Senior Journalist
+64 27 641 4281
Level 1, ASB House,
46 Deveron Street,
Invercargill 9810
PO Box 805,
Invercargill 9840



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From: [Sonia Gerken](#)
To: [Ben Bell](#); [Stephen Parry](#); [Jason Domigan](#)
Subject: RE: East Gore WTP
Date: Wednesday, 17 January 2024 11:48:48 AM
Attachments: [2024-01-16 East Gore WTP response to STUFF.pdf](#)

Hi Ben

Here's the response sent to Rachael.

Many thanks

From: Ben Bell <bbell@goredc.govt.nz>
Sent: Wednesday, 17 January 2024 11:46 AM
To: Stephen Parry <SParry@goredc.govt.nz>; Jason Domigan <jdomigan@goredc.govt.nz>
Cc: Sonia Gerken <SGerken@goredc.govt.nz>
Subject: East Gore WTP

Good morning team,

Can I please get an update on the East Gore WTP situation, I need to respond to the planner sooner rather than later.

Can I also get a copy of the response to media so that we are all on the same page and I'm not flying blind if/when I am asked to comment.

Cheers,
Ben

From: [Stephen Parry](#)
To: [Sonia Gerken](#); [Jason Domigan](#); [Aaron Green](#); [Matt Bayliss](#)
Subject: RE: WTP media inquiry
Date: Tuesday, 16 January 2024 12:28:48 PM

Hi Sonia,

Looks fine to me. Thanks,

Steve

From: Sonia Gerken <SGerken@goredc.govt.nz>
Sent: Tuesday, 16 January 2024 12:19 pm
To: Stephen Parry <SParry@goredc.govt.nz>; Jason Domigan <jdomigan@goredc.govt.nz>; Aaron Green <agreen@goredc.govt.nz>; Matt Bayliss <MBayliss@goredc.govt.nz>
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From: [Stephen Parry](#)
To: [Ben Bell](#); [Jason Domigan](#)
Cc: [Sonia Gerken](#)
Subject: RE: East Gore WTP
Date: Wednesday, 17 January 2024 12:41:10 PM

Hi Ben,

Jason or I –or both can brief you on this. I am free from 2pm through to 3pm and after 3.45pm this afternoon. Let me know if those timeslots work for you. Thanks

Steve

From: Ben Bell <bbell@goredc.govt.nz>
Sent: Wednesday, 17 January 2024 11:46 am
To: Stephen Parry <SParry@goredc.govt.nz>; Jason Domigan <jdomigan@goredc.govt.nz>
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Ben

From: [Ben Bell](#)
To: [Stephen Parry](#); [Jason Domigan](#)
Cc: [Sonia Gerken](#)
Subject: Re: East Gore WTP
Date: Wednesday, 17 January 2024 12:53:27 PM

Hi Steve,

2pm would work great, thanks.

BB

From: Stephen Parry <SParry@goredc.govt.nz>
Sent: Wednesday, January 17, 2024 12:41:07 PM
To: Ben Bell <bbell@goredc.govt.nz>; Jason Domigan <jdomigan@goredc.govt.nz>
Cc: Sonia Gerken <SGerken@goredc.govt.nz>
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Ben

From: [Jason Domigan](#)
To: [Stephen Parry](#); [Matt Bayliss](#)
Cc: [Sonia Gerken](#); [Aaron Green](#)
Subject: Approach to regarding WTP consent media enquiry

Opportunity to discuss options about a response to the media enquiry below:

Hi Sonia

We have been sent a copy of a submission to Gore's Long Term Plan which was prepared by Brett Giddons, of Town Planning Group, on behalf of Andrea McMillon and Tony Harpur.

We have some questions for the council regarding it:

Were resource consents and building consents required for the WTP upgrade? Can you please explain why or why not?

If the council applied for consents, can you please supply copies of them?

The council consulted with BECA about the requirement for consents in 2018. Did it consult with anyone else, or receive legal advice in relation to the requirement for consent?

The submission says between 2021 to 2022, the council completed a significant upgrade of the WTP facility, comprising an additional 14.5m x 25m (362.5m²) treatment building, and ancillary operational infrastructure including oxidation tank, chemical tanks, external transformer, and generator. Can you please confirm that information?

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If so, can you please provide it?

Did the council consult with neighbours or the wider community before progressing its WTP upgrade?

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The submission also calls for an amendment to the Proposed District Plan of the definition of "critical infrastructure" to exclude the East Gore Water Treatment Plant given its unlawfulness in establishment and operation. How does the council respond to that?

If you could please get back to us by 12 noon on Thursday, that would be appreciated.

Microsoft Teams meeting

Join on your computer, mobile app or room device

Click here to join the meeting <https://teams.microsoft.com/l/meetup-join/19%3ameeting_ZjJkMmE1YTgtYmRmNS00OTJlTkZDEtYjhmNTE0NTQ5NTc0%40thread.v2/0?context=%7b%22Tid%22%3a%22bc0012a2-78b1-41fb-aece-164b820aaf76%22%2c%22Oid%22%3a%228feb3245-4ac3-4787-a68b-16a67a9ba4a4%22%7d>

Meeting ID: 488 442 643 69

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From: [Ben Bell](#)
To: [Stephen Parry](#); [Jason Domigan](#)
Cc: [Sonia Gerken](#)
Subject: East Gore WTP
Date: Wednesday, 17 January 2024 11:45:41 AM

Good morning team,

Can I please get an update on the East Gore WTP situation, I need to respond to the planner sooner rather than later.

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Cheers,

Ben

contract, and may bind the parties accordingly. This e-mail together with any attachments is confidential, may be subject to legal privilege and may contain proprietary information, including information protected by copyright. If you are not the intended recipient, please do not copy, use or disclose this e-mail; please notify us immediately by return e-mail and then delete this e-mail.

From: [Sonia Gerken](#)
To: [Sonia Gerken](#)
Subject: FW: RE: Media inquiry
Date: Friday, 23 February 2024 8:48:00 AM

From: Sonia Gerken <SGerken@goredc.govt.nz>
Sent: Monday, January 15, 2024 4:46 PM
To: rachael.kelly@stuff.co.nz
Subject: RE: Media inquiry

Hi Rachael

I will forward this to the relevant manager. I assume you mean the Proposed District Plan, not Long Term Plan?

These submissions are not public yet, so it's interesting you have received copy from the submitters.

thanks

From: Rachael Kelly <rachael.kelly@stuff.co.nz>
Sent: Monday, 15 January 2024 2:48 PM
To: Sonia Gerken <SGerken@goredc.govt.nz>
Subject: Media inquiry

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From: [Matt Bayliss](#)
To: [Andrea McMillan](#)
Cc: [Jason Domigan](#)
Subject: RE: Noise assessment re aerator
Date: Tuesday, 9 January 2024 4:36:00 PM
Attachments: [image001.png](#)
[image002.jpg](#)
[image003.png](#)
[image004.png](#)
[image005.png](#)
[image006.jpg](#)

Hi Andrea,

Happy new year, I hope you managed to get a break over the holiday period.

I just wanted to let you know that Marshall's have completed the installation of the Fan cover today, waiting to hear when Marshall Day will be onsite to complete the noise assessment but still expecting this to be late January.

If you think it would be helpful I can try and arrange for you to meet with Marshall Day when they are onsite doing the testing, otherwise as discussed I will send through the report once we have received this.

Regards

[Redacted signature block]

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[Redacted line]

From: [Matt Bayliss](#)
To: [Jason Domigan](#); [Stephen Parry](#)
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Gore Water Treatment Plant - Planning Assessment

1 Background

Water treatment in Gore is currently carried out at two Water Treatment Plants (WTPs), Wentworth St/East Gore WTP and Hilbre Ave/West Gore WTP.

Treated water quality currently does not meet the Drinking Water Standards for New Zealand 2005 (DWSNZ) and under the Health Act, Gore District Council (GDC) is required to upgrade their WTPs to achieve compliance.

In order to rectify the current situation to achieve compliance with the DWSNZ, Beca Ltd (Beca) have been engaged to assess options to upgrade the existing systems. It has been identified that the Hilbre Ave/West Gore WTP will be decommissioned but the reservoir will remain, and that the Wentworth St WTP will be upgraded. The upgrade will result in the water treatment plant processing 6000 m³/d with the design allowing the plant to expand to 8000 m³/d in the future.

2 Purpose

This planning assessment identifies any resource consent requirements under the Southland Regional Plan for the discharge of overflows to the wastewater and stormwater reticulated systems (the relevant matters which might trigger a regional resource consent), and under the Operative Gore District Plan for extension of the existing Wentworth St WTP.

The design information used to undertake this planning assessment is:

- Preliminary Design Report and appended plans prepared by Beca dated 20 August 2018.

3 Summary

3.1 RMA Approvals from Gore District Council

A resource consent under the Operative Gore District Plan for a discretionary activity would be required to extend the WTP. Whether this consent would be notified or not (limited or public), is reliant on an assessment of the actual and potential effects being undertaken along with a determination by the Regulatory side of Gore District Council. However, we note that a WTP is a discretionary activity on this site, and therefore it is not a contemplated activity given the residential zoning, and therefore there is a good chance that an application would be notified unless it could be agreed that any adverse effects are less than minor or minor, and any party who is deemed to be adversely affected has given its written approval.

Given that an extension to the existing WTP is proposed, and that there could be a further reservoir on the site in future, the Council should consider further whether or not to designate the site for WTP purposes, encompassing in that designation application the current and future development. While a designation application is notified (limited or public), it would remove the need in future to obtain further resource consents for future development, which could also be notified. Instead an Outline Plan process (not subject to public input) would be undertaken.

A weighting exercise between the risk of notification (resource consent vs designation) and short and long term costs. Further to the provision of this planning assessment, and once further details are known, we would be happy to provide an analysis that sets out the pros and cons including risks of resource consent versus designation process to assist in Councils decision making.

3.2 RMA Approvals from Southland Regional Council

Gore District Council holds a global resource consent (ref Auth-206303) for the discharge of stormwater to the reticulated system. Southland Regional Council has confirmed that this is valid for the Gore Township including the WTP operation and the proposed stormwater discharge works. Therefore no further resource consent is required for stormwater discharge.

The disposal of wastewater to the reticulated system doesn't require resource consent as long as the discharges to either land or water directly from this system or the WWTP are consented. Additionally, a resource consent would not be required as long as there is capacity in the existing system for this additional wastewater discharge and that any resource consents that Gore District Council currently holds do not have conditions around capacity constraints.

4 Site Context

The site is located on Wentworth St, East Gore and is located within the Residential A zone of the Gore District Plan. The site is not subject to any policy overlays. Figure 1 below illustrates the site location and zoning.

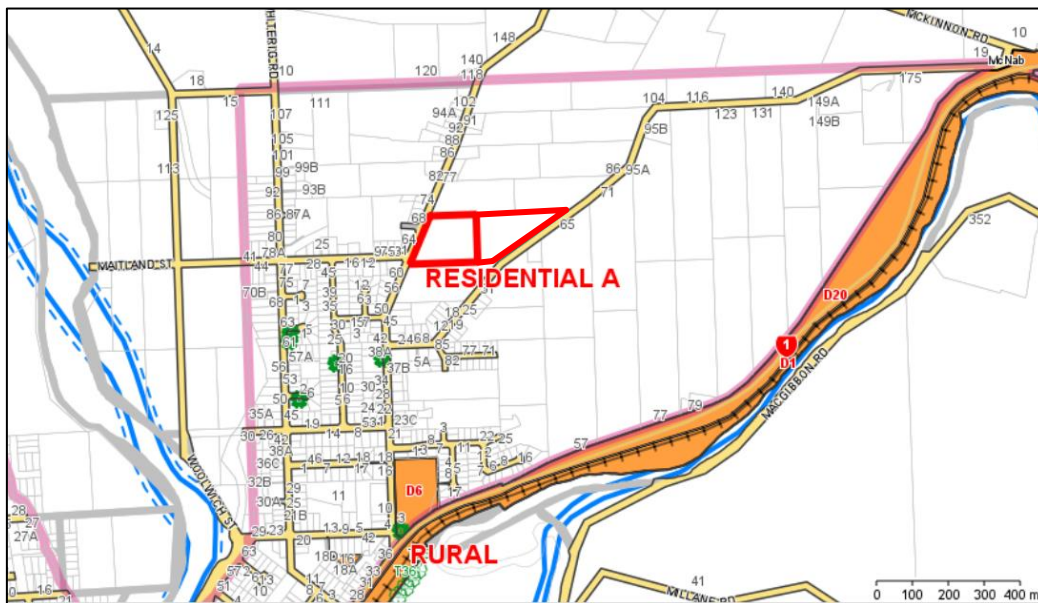


Figure 1: Zone Map and Location

Figure 2 below illustrates the Gore District Council utilities that are within and adjacent to the property.

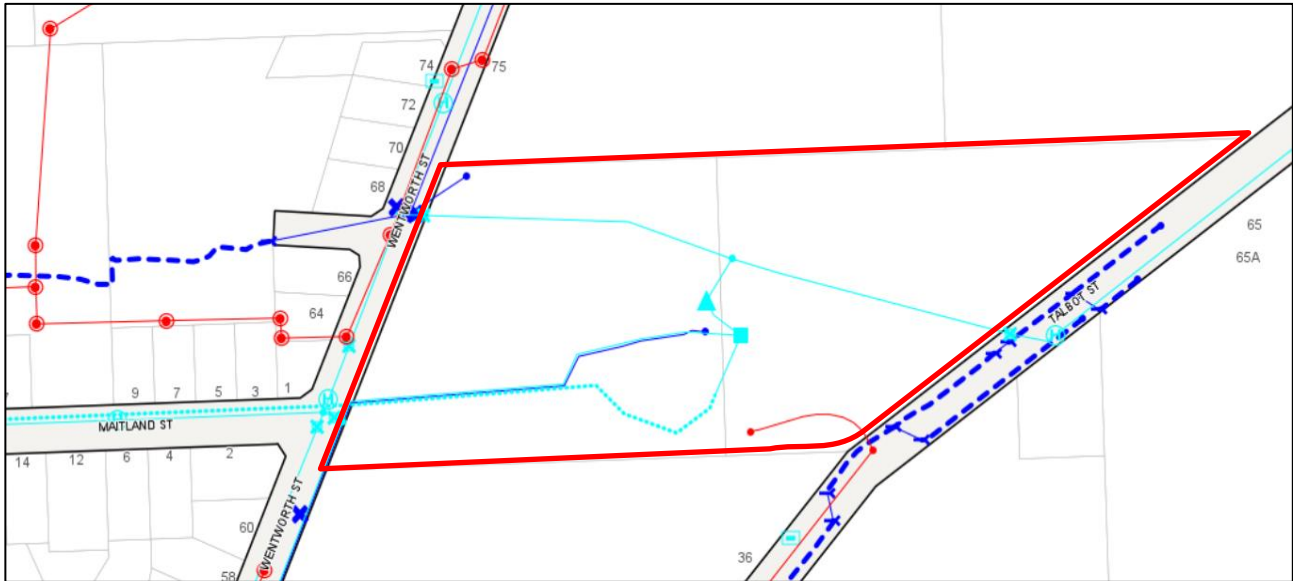
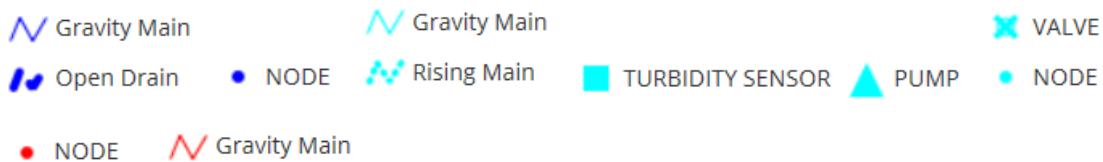


Figure 2: Utilities Plan



5 Resource Consent Requirements

5.1 Southland Regional Council

The water treatment process results in wastewater disposal and overflows from and to the following systems:

- Flocculation tank – to the reticulated sewer;
- Wastewater tank from filter backwash activity – to reticulated sewer (High lever overflow to stormwater);
- Reservoir – treated, chlorinated water to stormwater;
- Coagulant dosing tank – to stormwater; and
- Caustic doing tank – to stormwater

It has been confirmed by Southland Regional Council¹ that a global resource consent (ref Auth-206303) held by Gore District Council for the discharge of stormwater to the reticulated system is valid for the Gore Township including the WTP operation. Therefore the above stormwater matters are covered under this global resource consent.

The disposal of wastewater to the reticulated system doesn't require resource consent as long as the discharges to either land or water directly from this system or the WWTP are consented.

¹ In a telephone conversation between Beca and the consents planner at Southland Regional Council on Thursday 20 September 2018 date.

Additionally, a resource consent would not be required as long as there is capacity in the existing system for this additional wastewater discharge and that any resource consents that Gore District Council currently holds do not have conditions around capacity constraints.

5.2 Gore District Council

5.2.1 Resource Consent Requirements

The site is located within the Residential A zone of the Gore District Plan, and pursuant to Rule 4.2.1 (2), WTP's are not provided for as a Permitted activity in this zone. Rule 4.2.4 states that any activity not provided for as a Permitted, Controlled or Restricted Discretionary, Non-Complying or a Prohibited activity are Discretionary activities. As a WTP is not listed as a Non-Complying or Prohibited activity, it would be a Discretionary activity.

We have not searched Gore District Council records to confirm whether the existing WTP was established by way of a resource consent (post 1991) or a planning approval under the Town and Country Planning Act (pre 1991). If a planning approval does not exist, the WTP may be lawfully established through existing use rights. However, any extension or change to the existing WTP would necessitate a new Discretionary activity resource consent as any existing planning approval would not likely be valid for the changes, and any existing use rights would likely be lost.

This means that a resource consent for a Discretionary activity would be required for the extension of the WTP.

As part of that resource consent application the following built form standards would apply and where possible need to be complied with in order to not trigger additional reasons for consent:

Rule	Provision
<ul style="list-style-type: none"> ■ Rule 4.5 Noise 	<p>Noise limits in rural and residential zones</p> <p>On any day:</p> <p>7.00 a.m. to 10.00 p.m. 55 dBA Leq</p> <p>10.00 p.m. to 7.00 a.m. 40 dBA Leq</p> <p>10.00 p.m. to 7.00 a.m. 75dBA Lmax</p> <p>Measured: Residential zones at any point in any other site.</p>
<ul style="list-style-type: none"> ■ Rule 4.8 Height 	Residential Zones – 8m maximum height
<ul style="list-style-type: none"> ■ Rule 4.9 Site Coverage 	Site Coverage for Residential Zone – 40%
<ul style="list-style-type: none"> ■ Rule 6.1 – Storage of Hazardous Substances 	<p>It is a permitted activity to store or use hazardous substances provided that the quantities in storage or use do not exceed the amounts specified in Table 6.2.</p> <p>Oxidising Substances – Industrial – 2,000 kg</p> <p>Poisonous Substances – Industrial – 1,000kg</p>

The notification status (non-notified, limited or public) of a Discretionary resource consent application cannot be determined until final design has been confirmed, an assessment of the actual and potential effects on the environment undertaken, and a determination made by Council as Regulatory Authority. . However, given a WTP is not a residential activity, and therefore not anticipated on the site, it is possible that the application would be limited or publicly notified unless it could be agreed that any adverse effects are less than minor or minor, and any party who is deemed to be adversely affected has given its written approval.

5.2.2 Designation

A designation is an alternative RMA approval to a resource consent. As a Local Authority the Council has the ability to designate as a Requiring Authority the WTP under the District Plan. We note that currently the site is not designated by the Council for WTP purposes.

A designation is a form of 'spot zoning' over a site in a district plan. The 'spot zoning' authorises the Requiring Authority's work and activity on the site without the need for land use consent under the District Plan. A designation does not negate the need to obtain any resource consents from a regional authority, in this case Southland Regional Council. A designation has a similar effect to a plan change establishing a permitted activity as it:

- identifies the land affected in the district plan
- enables a Requiring Authority to undertake the works within the designated area without the need for a land use consent
- sets the parameters under which the activity can occur.

Different to a resource consent, a designation allows for future development to be included removing the need for future resource consents. A designation is a notified process (limited or public). However, a resource consent for the works as stated above could also likely be a notified process. The Council should consider given potential future development on the site whether designating the WTP would be more advantageous over a resource consent that would only authorise the current works. A weighting exercise between the risk of notification and short and long term costs should be undertaken. Further to the provision of this advice, and once further details were known, we would be happy to provide an analysis that sets out the pros and cons including risks or each option to assist in Councils decision making.

6 Future Reservoir

Should a future reservoir be established at the Wentworth St WTP a Discretionary resource consent will be required under the Gore District Plan pursuant to the rules outlined above. Alternatively, if the site is designated then a resource consent application would not be required but rather an outline plan.



Alisha Robinson

Senior Planner



Fiona Blight

Technical Director – Planning

From: [Matt Bayliss](#)
To: [Andrew Sinclair](#)
Subject: RE: East Gore 225 slide valve
Date: Thursday, 8 February 2024 4:58:00 PM
Attachments: [image001.png](#)
[image002.jpg](#)
[image003.jpg](#)
[image004.jpg](#)

Thanks Andy,

Just confirming we will go ahead with this – I have just ordered the valve and we will need to modify the handle – maybe if we touch base in a couple of weeks and confirm a date to complete the work?

Cheers

From: Andrew Sinclair <andy@smcivil.co.nz>
Sent: Wednesday, February 7, 2024 11:45 AM
To: Matt Bayliss <MBayliss@goredc.govt.nz>
Subject: Re: East Gore 225 slide valve

Hey Matt,

Estimate for the day to complete the work as follows:

Johnny = \$90 x 10hrs = \$900

Andy = \$65 x 10hrs = \$650

Ute and tool trailer = \$200 / day

Trench shield x 2 = \$200 / day

2.5T excavator = \$300 / day

2 x 225mm slip couplers = \$480 (unless you want to supply these). We will also need a short piece of 225mm which hopefully you found some.

Let me know if you need anything else.

Cheers,

Andy

On Fri, Feb 2, 2024 at 4:22 PM Andrew Sinclair <andy@smcivil.co.nz> wrote:

Hey mate,

Yep that's exactly what we will do. And no we don't but I can ask around if you don't have any luck?

Cheers,

On Fri, Feb 2, 2024 at 3:26 PM Matt Bayliss <MBayliss@goredc.govt.nz> wrote:

Hi Andy,

FYI both ends of the slide valve will be female – see below – I assume you could push the valve onto the existing pipe on onside and then use a short section of pipe and slip coupler on the other side?

Do you guys have an off cut off 225 pipe you could use – if not I can see if we have something lying around.

Cheers

Matt Bayliss | 3 Waters Asset Manager
T: 03 209 0330 | **DDI:** 03 209 0382 | **M:** 027 405 8411
E: mbayliss@goredc.govt.nz | **W:** www.goredc.govt.nz
Gore District Council, 29 Bowler Avenue, PO Box 8, Gore, 9740

3 Waters



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From: Jade Macdonald (Humes) <Jade.Macdonald@humes.co.nz>

Sent: Friday, February 2, 2024 3:09 PM

To: Matt Bayliss <MBayliss@goredc.govt.nz>

Subject: RE: 225 slide valve

Hi Matt,

Yes they are female ends both sides – I have gone back to the supplier to ask the question and they have come back with.

'It wouldn't be cost effective to make with male ends as we cut all the pieces in bulk before we manufacture. So my suggestion would be to put short pieces of pipe in if that's what is required.'

Cheers,

Jade Macdonald

Sales/Service Coordinator Invercargill



P: +64 3 214 4115

[Humes | Jade.Macdonald@humes.co.nz](mailto:Jade.Macdonald@humes.co.nz)

From: Matt Bayliss <MBayliss@goredc.govt.nz>

Sent: Friday, 2 February 2024 2:18 pm

To: Jade Macdonald (Humes) <Jade.Macdonald@humes.co.nz>

Subject: RE: 225 slide valve

Hi Jade,

Thanks for this I am assuming the F+F on the quote you provided means female ends of both sides of the valve is that correct – if so are you able to supply the same valve with male ends on both sides?

Thanks

Matt Bayliss | 3 Waters Asset Manager
T: 03 209 0330 | **DDI:** 03 209 0382 | **M:** 027 405 8411
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From: Jade Macdonald (Humes) <Jade.Macdonald@humes.co.nz>

Sent: Friday, February 2, 2024 8:19 AM

To: Matt Bayliss <MBayliss@goredc.govt.nz>

Subject: RE: 225 slide valve

Hi Matt,

Please see attached, hope this is of help

Let me know if you require more or have any questions

Cheers,

Jade Macdonald

Sales/Service Coordinator Invercargill



P: +64 3 214 4115

[Humes | Jade.Macdonald@humes.co.nz](mailto:Jade.Macdonald@humes.co.nz)

From: Matt Bayliss <MBayliss@goredc.govt.nz>

Sent: Thursday, 1 February 2024 8:24 am

To: Jade Macdonald (Humes) <Jade.Macdonald@humes.co.nz>

Subject: FW: 225 slide valve

—

Hi Jade,

With regard to the attached quote that you provided Ian Lowe – can you please provide technical specs/ a product guide for this valve?

Thanks

Matt Bayliss | 3 Waters Asset Manager
T: 03 209 0330 | **DDI:** 03 209 0382 | **M:** 027 405 8411
E: mbayliss@goredc.govt.nz | **W:** www.goredc.govt.nz
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From: Ian Lowe <ILowe@goredc.govt.nz>
Sent: Wednesday, January 31, 2024 10:59 AM
To: Matt Bayliss <MBayliss@goredc.govt.nz>
Subject: FW: 225 slide valve

Matt
Humes quote attached.

Ian

From: Jade Macdonald (Humes) <Jade.Macdonald@humes.co.nz>
Sent: Wednesday, January 31, 2024 9:14 AM
To: Ian Lowe <ILowe@goredc.govt.nz>
Subject: 225 slide valve

Morning Ian,

Please see pricing attached, any questions let me know

Cheers,

Jade Macdonald

Sales/Service Coordinator Invercargill



P: +64 3 214 4115

[Humes](mailto:Jade.Macdonald@humes.co.nz) | Jade.Macdonald@humes.co.nz

--

Andrew Sinclair

Director

Email: andy@smcivil.co.nz

Mobile: 022 619 7445



--

Andrew Sinclair

Director

Email: andy@smcivil.co.nz

Mobile: 022 619 7445



From: [Matt Bayliss](#)
To: [Donovan Harvey](#)
Cc: [Ian Lowe](#); [Tom Marshall](#)
Subject: RE: East Gore Drain Valve
Date: Wednesday, 7 February 2024 8:07:00 AM
Attachments: [image001.png](#)
[image002.png](#)
[image003.jpg](#)
[image004.jpg](#)

Hi Donovan,

Thanks for your response and happy with the proposed 50/50 split for costs. I will get this work completed and let you know the outcome.

Thanks

From: Donovan Harvey <donovan@marshalls.co.nz>
Sent: Monday, February 5, 2024 8:14 AM
To: Matt Bayliss <MBayliss@goredc.govt.nz>
Cc: Ian Lowe <ILowe@goredc.govt.nz>; Tom Marshall <tom@marshalls.co.nz>
Subject: RE: East Gore Drain Valve

Matt,

As stated below our intention was to put in a sluice valve and we were instructed not to do this therefore we don't believe that we should be responsible for the full cost. I have no correspondence on the valve arrangement that you have sent through during the construction of this project.

Should the butterfly valve be ceased then we would come to the part for 50% of the costs and we will not be responsible for any issues arising out of the proposed installation moving forward.

Regards,

Donovan Harvey
Project Delivery Manager

Marshalls-logo



m: +64 21 957 993
e: donovan@marshalls.co.nz
w: www.marshallprojects.co.nz

After hours service & support contact

m: +64 21 466 058
e: service@marshalls.co.nz

From: Matt Bayliss <MBayliss@goredc.govt.nz>
Sent: Friday, February 2, 2024 2:33 PM
To: Donovan Harvey <donovan@marshalls.co.nz>
Cc: Ian Lowe <ILowe@goredc.govt.nz>; Tom Marshall <tom@marshalls.co.nz>
Subject: RE: East Gore Drain Valve

Hi Donovan,

We have put a water blaster up this pipe and have confirmed that it isn't debris blocking the valve.

I believe that we suggested at the time that a slide valve similar to the attached should be used but were assured that a wrapping the butterfly valve in denzo would be sufficient.

We are estimating the cost of changing this valve out to be between \$4,000 and \$5,000.

If we arrange for this to be completed and the butterfly valve is found to be ceased will Marshall's come to the party with the cost of this?

Thanks

Matt Bayliss | 3 Waters Asset Manager
T: 03 209 0330 | **DDI:** 03 209 0382 | **M:** 027 405 8411
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From: Donovan Harvey <donovan@marshalls.co.nz>
Sent: Monday, January 29, 2024 5:18 PM
To: Matt Bayliss <MBayliss@goredc.govt.nz>
Cc: Ian Lowe <ILowe@goredc.govt.nz>; Tom Marshall <tom@marshalls.co.nz>
Subject: RE: East Gore Drain Valve

Matt,

I have discussed with Tom and he recalls this as a requirement via Ixom as they didn't believe their operators would use a multi turn valve and instead wanted a quarter turn valve.

The compromise was a butterfly valve that was denzo wrapped before being buried.

We believe based on inspection in the manhole in the unloading bund that there may be debris that is stopping this from closing we recommend that a high pressure hose is used to try clear it so it can operate correctly again, this maybe an ongoing maintenance item.

Regards,

Donovan Harvey
Project Delivery Manager

Marshalls-logo



m: +64 21 957 993

e: donovan@marshalls.co.nz

w: www.marshallprojects.co.nz

After hours service & support contact

m: +64 21 466 058

e: service@marshalls.co.nz

From: Matt Bayliss <MBayliss@goredc.govt.nz>
Sent: Thursday, January 25, 2024 2:16 PM
To: Donovan Harvey <donovan@marshalls.co.nz>
Cc: Ian Lowe <ILowe@goredc.govt.nz>
Subject: East Gore Drain Valve

Hi Donovan,

It appears the valve on the drain going to the attenuation basin has ceased – I believe concern was raised during construction that the valve that was being installed wasn't appropriate to be buried underground.

When you are onsite doing the noise assessment can we please have a meeting to discuss remediating this issue.

Thanks

Matt Bayliss | 3 Waters Asset Manager
T: 03 209 0330 | **DDI:** 03 209 0382 | **M:** 027 405 8411
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From: [Matt Bayliss](#)
To: [Aaron Green](#); [Ian Lowe](#)
Cc: [Daniel Wright](#)
Subject: RE: Generator Storage
Date: Wednesday, 24 January 2024 3:57:00 PM

Hi Aaron,

Yeah East Gore would be an option – was just trying to think of a site we could store it where we need a generator – i.e. we would set it up so that it automatically started if there was a power outage at that site but then we can still move it away if we needed it at another site.

Cheers

From: Aaron Green <agreen@goredc.govt.nz>
Sent: Wednesday, January 24, 2024 2:44 PM
To: Ian Lowe <ILowe@goredc.govt.nz>; Matt Bayliss <MBayliss@goredc.govt.nz>
Cc: Daniel Wright <DWright@goredc.govt.nz>
Subject: Re: Generator Storage

Once the roller door is installed at East Gore we will be able to store stuff in there as well

From: Ian Lowe <ILowe@goredc.govt.nz>
Sent: Wednesday, January 24, 2024 2:39:45 PM
To: Matt Bayliss <MBayliss@goredc.govt.nz>
Cc: Aaron Green <agreen@goredc.govt.nz>; Daniel Wright <DWright@goredc.govt.nz>
Subject: Generator Storage

Matt

I checked out the space at Hilbre. The shed space is 3900mm and our trailer generator total length is 4050mm so won't fit.

Mataura probably not a good option as the roads could be closed in a flood event. It would fit in our end shed if our old drain cleaner was moved out or sold.

Ian

From: [Matt Bayliss](#)
To: [Andrea McMillan](#)
Cc: "[Brett Giddens](#)"
Subject: RE: Noise assessment re aerator
Date: Monday, 12 February 2024 4:41:00 PM
Attachments: [image001.png](#)
[image002.jpg](#)
[image003.png](#)
[image004.png](#)
[image005.png](#)
[image006.jpg](#)

Hi Andrea,

I just wanted to let you know that Marshall Day completed the re-testing of the noise issue at the Water Treatment Plant on Friday last week.

I am expecting we will get a report regarding the results of this in the next two or three weeks.

Thanks

From: Andrea McMillan <a.mcmillan@xtra.co.nz>
Sent: Sunday, December 10, 2023 2:36 PM
To: Matt Bayliss <MBayliss@goredc.govt.nz>
Cc: 'Brett Giddens' <brett@townplanning.co.nz>
Subject: RE: Noise assessment re aerator

Thanks, sounds good re vibration.

We had people stay in the driveway near the house a few weeks ago (in a caravan) and they commented on it without us saying anything, so guessing they heard noise.

Ok re repeat noise assessment end of January,

Regards

Andrea

From: Matt Bayliss <MBayliss@goredc.govt.nz>
Sent: Wednesday, December 6, 2023 3:58 PM
To: Andrea McMillan <a.mcmillan@xtra.co.nz>
Cc: 'Brett Giddens' <brett@townplanning.co.nz>
Subject: FW: Noise assessment re aerator

Hi Andrea,

FYI I have discussed your enquiry with Brendon at Marshall Day and as there is no noticeable ground vibration next to the aeration tower he believes what you noticed was vibration due to the low frequency air borne sound which the noise mitigation measures will have resolved – if you are still concerned about this can you please provide responses to Brendon questions below.

Yes we will be able to provide copy of the assessment once it has been completed.

From: [Sonia Gerken](#)
To: [Sonia Gerken](#)
Subject: FW: re: East Gore WTP Stuff article
Date: Friday, 23 February 2024 9:27:50 AM

From: Sonia Gerken <SGerken@goredc.govt.nz>
Sent: Thursday, February 1, 2024 8:05 AM
To: Stephen Parry <SParry@goredc.govt.nz>
Subject: re: East Gore WTP Stuff article

Hi Steve

I have looked at Rachael's email, and it contains the following:

Were resource consents and building consents required for the WTP upgrade? Can you please explain why or why not?

If the council applied for consents, can you please supply copies of them?

While we were focused on the resource consent issue, she can argue she asked for the building consent, which we did not provide given the ambiguity of her question. However, we did state in the response the WTP has a building consent.

Cheers

Sonia

Stephen Parry

From: Stephen Parry
Sent: Wednesday, 17 January 2024 4:15 pm
To: Katrina Ellis; Matt Heale
Subject: East Gore WTP: Response to Stuff
Attachments: 2024-01-16 East Gore WTP response to STUFF.pdf

As promised, our response to Southland Times questions.

From: Sonia Gerken <SGerken@goredc.govt.nz>
Sent: Wednesday, 17 January 2024 11:49 am
To: Ben Bell <bbell@goredc.govt.nz>; Stephen Parry <SParry@goredc.govt.nz>; Jason Domigan <jdomigan@goredc.govt.nz>
Subject: RE: East Gore WTP

Hi Ben

Here's the response sent to Rachael.

Many thanks

From: Ben Bell <bbell@goredc.govt.nz>
Sent: Wednesday, 17 January 2024 11:46 AM
To: Stephen Parry <SParry@goredc.govt.nz>; Jason Domigan <jdomigan@goredc.govt.nz>
Cc: Sonia Gerken <SGerken@goredc.govt.nz>
Subject: East Gore WTP

Good morning team,

Can I please get an update on the East Gore WTP situation, I need to respond to the planner sooner rather than later.

Can I also get a copy of the response to media so that we are all on the same page and I'm not flying blind if/when I am asked to comment.

Cheers,
Ben