

PROPOSED AUCKLAND REGIONAL PLAN: AIR, LAND & WATER
(OCTOBER 2004)

SEWAGE TREATMENT AND DISPOSAL RULES

Permitted Activities

- 5.5.20** The discharge of *domestic wastewater* from one dwelling to land within a lot via a treatment and land application disposal system, from the date that this Rule becomes operative is a Permitted Activity, subject to the following conditions:
- (a) The design flow is not greater than 2m³ per day;
 - (b) The proportion of gross lot area to discharge volume is equal to or greater than 1.5m² per litre per day;
 - (c) All aspects of on-site *wastewater* treatment and land application disposal system, design, installation, and operation shall be in accordance with ARC Technical Publication No. 58 "On-site Wastewater Systems: Design and Management Manual", August 2004, (TP58), and in particular the following:
 - i The site assessment practices required to determine system suitability;
 - ii The flow allowances used to establish system design flow in (a) above, without any decrease below 120 litres per person per day for water reduction fixtures or greywater reuse; *and*
 - iii The septic tank with outlet filter; unless the equivalent level of treatment is provided within the aerobic treatment system;
 - iv The secondary treatment system design criteria and parameter ranges; *and*
 - v The pressure compensating drip irrigation land application disposal system;
 - vi The discharge quality standards to be achieved by the system; and
 - vii The minimum reserve disposal area allocation.
 - (d) There is no significant adverse effects to any underground water at a point of extraction, any *surface water*, *stormwater* drain, neighbouring property or threat to public health;
 - (e) The treatment and land application disposal system are approved by the territorial local authority under the Building Act;
 - (f) The lot is not contained or described in a title issued under the Unit Titles Act 1972 or a cross-lease form of title;
 - (g) There is a programmed *maintenance* contract in accordance with the supplier's specifications or the requirements of TP58 whichever is the more stringent; and records of each *maintenance* action are retained and made available on the site for inspection by Council officers or their agents;
 - (h) The activity shall not disturb any *waahi tapu* or other *archaeological site* including those identified in any regional or district plan, in the NZ Archaeological Association's Site Recording Scheme, or by the Historic Places Trust except where the Historic Places Trust approval has been obtained; and
 - (i) In the event that an *archaeological site* or *waahi tapu* is discovered while undertaking the activity, the activity shall cease immediately and the ARC shall be notified as soon as practicable. The activity shall not be recommenced without the approval of the ARC.

Explanation

It is important to note that the relevant components of AS/NZS 1547:2000 have been included within TP58 and that systems complying with TP58 requirements will also meet the requirements of AS/NZS 1547:2000.

It is recognised that new technologies will develop over time and that TP58 will therefore require amendments over the longer term. Where a design detail is outside the recommended specifications in TP58 the appropriate mechanism for approval is via the resource consent process. Once the particular new design specifications have been proven to meet the objectives of TP58 for effective and sustainable on-site treatment and disposal to the reasonable satisfaction of ARC, then it will be incorporated into TP58 via addendum as appropriate, following a Notified Variation to the Plan.

- 5.5.21** The discharge of **domestic wastewater** to land via a treatment and land application disposal system lawfully in existence at the date this Rule becomes Operative is a Permitted Activity, subject to the following conditions:
- (a) The nature of the discharge is the same as that existing at the date the Plan becomes operative; and
 - (b) The discharge does not exceed 2 m³ per day and the design flow is no greater than that existing at the date the plan becomes operative; and
 - (c) The discharge does not result in actual or potential contamination of ground water at a point of extraction, any **surface water**, **stormwater** drain, neighbouring property, or any public health threat.

Note: refer also to Chapter 8 Financial Contributions Rule 8.6

- 5.5.22 The discharge of *domestic wastewater* from one dwelling without permanent power supply to land within a lot via a treatment and land application disposal system, from the date that this Rule becomes operative is a Permitted Activity, subject to the following conditions:
- (a) The design flow is not greater than 2m³ per day;
 - (b) The proportion of gross lot area to discharge volume is equal to or greater than 1.5m² per litre per day;
 - (c) All aspects of on-site *wastewater* treatment and land application disposal system, design, installation, and operation shall be in accordance with ARC Technical Publication No. 58 "On-site Wastewater Systems: Design and Management Manual", August 2004, (TP58), and in particular the following:
 - i The site assessment practices required to determine system suitability;
 - ii The flow allowances used to establish system design flow in (a) above, without any decrease below 100 litres per person per day for water reduction fixtures or grey water reuse;
 - iii The septic tank with outlet filter;
 - iv The disposal system comprising of either pressure compensating drip irrigation or the low pressure *effluent* distribution disposal system (LPED) or trenches or beds;
 - v The discharge quality standards to be achieved by the system; and
 - vi The minimum reserve disposal area allocation.
 - (d) There is no significant adverse effects to any underground water at a point of extraction, any *surface water*, *stormwater* drain, neighbouring property or threat to public health;
 - (e) The treatment and land application disposal system are approved by the territorial local authority under the Building Act;
 - (f) The lot is not contained or described in a title issued under the Unit Titles Act 1972 or a cross-lease form of title;
 - (g) There is a programmed *maintenance* contract in accordance with the supplier's specifications or the requirements of TP58 whichever is the more stringent; and records of each *maintenance* action are retained and made available on the site for inspection by Council officers or their agents;]
 - (h) The activity shall not disturb any *waahi tapu* or other *archaeological site* including those identified in any regional or district plan, in the NZ Archaeological Association's Site Recording Scheme, or by the Historic Places Trust except where the Historic Places Trust approval has been obtained; and
 - (i) In the event that an *archaeological site* or *waahi tapu* is discovered while undertaking the activity, the activity shall cease immediately and the ARC shall be notified as soon as practicable. The activity shall not be recommenced without the approval of the ARC.

- 5.5.23 The discharge of *domestic wastewater* to land via treatment and land application disposal systems from up to 3 dwellings within a lot, in circumstances where the dwellings are sufficiently remote from each other that the *wastewater* systems cannot be feasibly combined is a Permitted Activity, subject to the following conditions:
- (a) The design flow for each system is not greater than 2m³ per day;
 - (b) The proportion of gross lot area to discharge volume is equal to or greater than 3m² per litre per day per dwelling;
 - (c) All aspects of on-site *wastewater* treatment and land application disposal system, design, installation, and operation shall be in accordance with ARC Technical Publication No. 58 "On-site Wastewater Systems: Design and Management Manual", August 2004, (TP58), and in particular the following:
 - i The site assessment practices required to determine system suitability;
 - ii The flow allowances used to establish system design flow in (a) above, without any decrease below 160 litres per person per day for water reduction fixtures or grey water reuse;
 - iii The septic tank with outlet filter; unless the equivalent level of treatment is provided within an aerobic treatment system;
 - iv The disposal system comprising of either pressure compensating drip irrigation or low pressure *effluent* distribution systems (LPED) or trenches or beds; and
 - v The discharge quality standards to be achieved by the system;
 - (d) No less than 100 percent reserve disposal area per system;
 - (e) There is no significant adverse effects to any underground water at a point of extraction, any *surface water*, *stormwater* drain, neighboring property, or threat to public health;
 - (f) The disposal area shall be fenced to prevent heavy vehicle or stock access;
 - (g) The treatment and land application disposal systems are approved by the *territorial authority* under the Building Act;
 - (h) There is a programmed *maintenance* contract in accordance with the suppliers specifications or the requirements of TP58, whichever is the more stringent; and records of each *maintenance* action are retained and made available on the site for inspection by Council officers or their agents;
 - (i) The activity shall not disturb any *waahi tapu* or other *archaeological site* including those identified in any regional or district plan, in the NZ Archaeological Association's Site Recording Scheme, or by the Historic Places Trust except where the Historic Places Trust approval has been obtained; and
 - (j) In the event that an *archaeological site* or *waahi tapu* is discovered while undertaking the activity, the activity shall cease immediately and the ARC shall be notified as soon as practicable. The activity shall not be recommenced without the approval of the ARC.

Controlled Activities

- 5.5.24 The discharge of **domestic wastewater**, or **domestic type wastewater**, from a **wastewater** treatment and land application disposal system which is not permitted by Rules 5.5.20, 5.5.21, 5.5.22, or 5.5.23, is a Controlled Activity, subject to the following standards and terms:
- (a) The design flow does not exceed 6m³ /day;
 - (b) It is maintained in a programmed manner approved by and reported to the ARC; and
 - (c) Design and installation details are in accordance with the principles, procedures, and parameter ranges in ARC Technical Publication No. 58 'On-site Wastewater Systems: Design and Management Manual', August 2004.
- 5.5.25 The ARC shall exercise its control over the following matters under Rule 5.5.24:
- (a) The design of the treatment system, volume of **wastewater**, and the level of contamination;
 - (b) The design of the disposal system, disposal method, rate of land application, reserve application area and the effects arising from the method chosen;
 - (c) Effects on **archaeological sites**, **waahi tapu**, and the matters listed in Policy 2.3.4.4.
 - (d) The duration of the consent; and
 - (e) The monitoring of the discharge including reporting in an approved format.

Applications for Controlled Activities will be considered without notification or the need to obtain the written approval of affected parties in accordance with Section 94(1)(b) of the RMA unless, in the opinion of the ARC, there are special circumstances justifying notification in accordance with Section 94(5) of the RMA.

Discretionary Activities

- 5.5.26 The discharge of **domestic wastewater** by existing deep **bore** systems that do not comply with Permitted Activity Rule 5.5.21 and that require replacement **bores** where there is no viable alternative land disposal option is a Discretionary Activity.
- 5.5.27 The discharge of **domestic wastewater**, **domestic type wastewater** and/or **trade wastes** that are not provided for by any other Rule in this section is a Discretionary Activity.
(For Rules 5.5.26 – 5.5.27 see also Policies 5.4.1, 5.4.2, 5.4.19 to 5.4.24)

Prohibited Activities

- 5.5.28 The discharge of **domestic wastewater** or **domestic type wastewater** by new "**deep bore**" **disposal** systems is a Prohibited Activity.