

**SUMMARY STATEMENT OF RUSSELL BRENTS ON BEHALF OF WELHOM
DEVELOPMENTS LIMITED**

CIVIL ENGINEERING EVIDENCE

1. SUMMARY OF KEY CONCLUSIONS

- 1.1 My civil engineering assessment relates to the proposed Private Plan Change ("**Plan Change**") to rezone approximately 14.7ha of land in the northern fringe of the Masterton township ("**Site**"). The development of the Site will require earthworks, stormwater management, wastewater reticulation, water supply and utilities to be formed or extended.
- 1.2 Bulk fill earthworks will be limited to the development formation and achieve a balance between cuts to fill. Any imported materials would be limited to standard construction materials expected with any land development project.
- 1.3 Stormwater management at the Site will collect, treat, and dispose of stormwater runoff to ground to achieve hydrological neutrality. This proposed stormwater solution has been discussed and agreed with Masterton District Council ("**MDC**") as an appropriate method.
- 1.4 The disposal of stormwater runoff from Site will be to ground through soakage devices. Investigations have been undertaken to confirm soakage rates at the Site. These soakage rates and depths are consistent with the findings at the neighbouring Cashmere Oaks subdivision. Whilst, moderate soakage rates were assessed, measures can be specifically designed to achieve disposal of runoff from the site and to provide hydrological neutrality. These measures can be provided through standard, good practice engineering methods, such as the use of soakage basins and pits as detailed further in the Civil Engineering Assessment. Again, a similar approach has been adopted and approved in the neighbouring Cashmere Oaks subdivision.
- 1.5 Wastewater reticulation will be serviced from the new pumpstation currently being constructed within the Cashmere Oaks Stage 2 development. This has been adequately sized to allow for flows from the Site. Furthermore, MDC have confirmed that capacity in the downstream wastewater networks is available to convey the proposed flows.
- 1.6 Water supply will be reticulated from the end of Cashmere Oaks subdivision and MDC have confirmed that there is sufficient volumes available to service the Site. Mr Rose and I are largely in agreement on all civil engineering

matters, but he has concerns about potable water supply pressure to the Site. Water pressure within the public network has been identified as being low and would not achieve adequate supply pressures at the site once passing through Site boundary connections (i.e. backflows/meters). Therefore, if the public system is not proposing to increase pressures at the reservoir through public booster pumps, private pumps will be included within the Site to satisfy pressure requirements. These private pumps would be the responsibility of the Village to operate and maintain.

- 1.7 Electrical and communications services are available from Powerco, and Chorus from the end of the Cashmere Oaks Stage 2 development.
- 1.8 I am confident that the Site can readily accommodate future development in relation to earthworks, stormwater, drinking water and wastewater servicing. Apart from the matters that have already been resolved directly with MDC or covered in my statement of evidence, the remaining matters should be dealt with in further detail at the resource consent stage.

Russell Brents

8 March 2023