



AGENDA RĀRANGITAKE

Regulatory Hearings Committee Komiti Whakariterite Kōrero

Date: Tuesday, 20 October 2026
Time: 9.00am
Venue: Council Chambers, Hauraki House,
1 William Street, Paeroa



Membership

Committee Members

Mayor Toby Adams
Deputy Mayor Paul Milner (Chair)
Cr Austin Rattray (Deputy Chair)
Cr Anne Marie Spicer
Cr Stephen Croymans
Cr Ray Broad

HDC Staff

P A Thom
A de Laborde
E Kroukam
M Dyer
M Matich
A Harris
D Hannah
C Hannah

D A Speirs

Chief Executive | Tumuaki

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Delegations: Regulatory Hearings Committee

Membership	Mayor Toby Adams Deputy Mayor Paul Milner (Chair) Cr Austin Rattray (Deputy Chair) Cr Anne Marie Spicer Cr Stephen Crooymans Cr Ray Broad <i>Note: All members of this Committee must be trained (or undertaking training) in accordance with section 39B the Resource Management Act 1991. This Committee has the power to appoint approved Independent Commissioners as required to a hearings sub-committee.</i>
Meeting frequency	Monthly meeting (if required) on the first or third Tuesday of each month, starting in February 2026, commences at 9:00am.
Quorum	Two members present.
Purpose	This committee is responsible for resource management and regulatory hearings.
Delegation	All delegations made to this Committee are to be exercised within the framework of the Council's adopted regulatory policies, plans, strategies, and bylaws. The Council delegates to the Regulatory Hearings Committee the following powers, duties and responsibilities: ▪ Implementation of the Resource Management Act, the Operative District Plan and other regulatory Acts and Regulations in terms of regulatory responsibilities. ▪ All powers, duties and discretions under the Resource Management Act 1991 to allow the above matters to be undertaken, other than: □ The consideration or hearing of any application where the Council is the applicant. □ The making of a recommendation on a requirement for a Designation or a Heritage Order where the Council is the Requiring Authority. □ Exercising the power of delegation. Provide governance oversight of the Council's regulatory service delivery functions, including: ▪ Powers, duties and discretions vested in the Council by the Crown Minerals Act 1991. ▪ Powers, duties and discretions in respect to the Dog Control Act 1996. ▪ Powers, functions and discretions under Building (Pools) Amendment Act 2016. ▪ Powers, duties and discretions pursuant to section 232 of the Building Act 2004 except for the power to set fees and charges. ▪ Determining any appeals to a determination made by the Chief Executive under the Council's Bylaws. ▪ The Council's Compliance, Monitoring and Enforcement Policy and activity. ▪ Approval of legal action taken by the Council in relation to the Council's Bylaws made under the Local Government Act 2002 or any other legislation. ▪ Reviewing and deciding on objections to development contributions payment requests in relation to the Council's Development Contributions Policy.

	- Determine and grant of Territorial Authority consents under s100 of the Gambling Act 2003 (as it relates to Class 4 Gambling Venues) and s65C of the Racing Act 2003 (as it relates to Board Venues). In accordance with section 34 of the Resource Management Act 1991 and clause 32 of Schedule 7 of the Local Government Act 2002 the Council directs that: - Commissioners appointed to deal with all other matters shall be the Chairman of the Hearings Committee together with not less than one other elected member. - Commissioners, except the Chairperson of the Regulatory Hearings Committee, shall attend to applications as far as practicable on a rotational basis.
Specific Delegations	The Council delegates to the Regulatory Hearings Committee the following powers, duties and responsibilities in respect to the: Resource Management Act: - Pursuant to section 34A, approve applications where delegated staff acting under delegated authority do not consider they can approve an application. - Section 87E: Decision to return, defer, decline or grant a request to transfer an application for resource consent or application for a change or cancellation of consent condition to the Environment Court. - Section 132: Change conditions of resource consent on a review. Cancel a resource consent following a review. - Section 189: Give notice of a requirement for a heritage order. - Where no agreement can be reached with staff, sections 357 & 357D: Authority to consider any objection (pursuant to this section) to an officer's decision when the objection cannot be wholly upheld by staff or agreement is reached with applicant on partial upholding of the objection. Dog Control Act 1996: - Section 22: Hear and determine an objection to classification as a probationary owner. - Section 25: Specify period of disqualification. - Determine whether the circumstances are such that disqualification is not warranted, or the person should instead be classified as a probationary owner. - Section 26: Hear and determine an objection to disqualification. - Section 28: Extend period of disqualification. - Section 31: Hear and determine an objection to classification of any dog as a dangerous dog. - Section 33B: Hear and determine an objection to classification of a dog as a menacing dog. - Section 33D: Hear and determine an objection to classification of a dog as a menacing dog. - Section 55: Consider and determine an objection to a notice to abate a barking dog nuisance. - Section 70: Determine an application for return of a dog – barking. - Section 71: Determine an application for return of a dog – danger. - Section 71A: Determine that a dog shall be sold, destroyed or otherwise disposed of.

	Building Act 2004 to: ▪ Sections 107(3)(b) and (c): Hear and determine appeals on proposed amendment to a compliance schedule. ▪ Section 109: Hear and determine appeals on a recommendation made by a licensed building practitioner under section 108(3)(d) for a compliance schedule to be amended. Food Act 2014: ▪ Section 355(2) & (3): Determine a request for reconsideration of a decision to which section 354(4) applies.
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PROCEDURE FOR HEARINGS

1. Chairman

The Chairman will declare the hearing open and will advise on the procedure to be followed.

2. Council Secretary

The Council Secretary will read the applications (*in the case of matters to be heard under the Resource Management Act*) and determine:

- ☐ If the applicant is in attendance, or represented;
- ☐ If there are any witnesses in support.
- ☐ If there are any submitters in attendance;
- ☐ If there are any witnesses in support.

3. Applicant/Appellant

The applicant/appellant will present the application/appeal and call any witnesses in support and answer any questions from the Councillors.

5. Submissions to be heard

(in the case of matters to be heard under the Resource Management Act)

The submitters may present their submissions, calling any witnesses in support and answering any questions from the Councillors.

5. Planning Officer/Animal Control Staff

The Planning Officer/Animal Control staff will present a report and answer any questions from the Councillors.

6. Right of Reply

The applicant/appellant has the right of reply.

7. Close of Hearing

The Chairman will close the hearing and advise that Council's decision is reserved until it has considered the evidence presented and all relevant matters.





Regulatory Hearings Committee Agenda

Tuesday, 20 October 2026 – 9.00am

Order of Business

Pages

Karakia timatanga | Open of meeting

Procedural | Ā-Tikanga

1. **Apologies | Ngā Matangaro or Te hunga kāore i tae**
The Chair will call the meeting to order and call for apologies.
2. **Declarations of Late Items | Whāki pānga**
Items not on the agenda for the meeting require a resolution under section 46A of the Local Government Official Information and Meetings Act 1987 stating the reasons why the item was not on the agenda and why it cannot be dealt with at a subsequent meeting on the basis of a full agenda item.
3. **Declarations of Interests | Whakapuakitanga Whaipānga**
Members are reminded to declare and stand aside from decision making when a conflict arises between their role as an elected member and any private or other external interest they may have.
4. **Confirmation of Minutes | Te Whakaū i ngā Meneti**
 - 4.1 Regulatory Hearings Committee Minutes – 15-09-2026 (to be circulated prior)
5. **Public Excluded Business | Ngā Hui Kāore anō mō te Hāpori**
 - 5.1 **NOTICE UNDER SECTION (33A) DOG CONTROL ACT (1996) MENACING DOG**

Item 1: Objection to Menacing Classification	10
Item 2: Objection to Menacing Classification	55
 - 5.2 **NOTICE UNDER SECTION (25) DOG CONTROL ACT (1996)
- NOTICE OF CLASSIFICATION AS DISQUALIFIED DOG OWNER**

Item 3: Objection to Disqualification Classification	97
Item 4: Decision for Disqualification Classification	116
 - 5.3 **NOTICE UNDER SECTION 124 OF THE BUILDING ACT –
DANGEROUS BUILDING NOTICE**

Item 5: Decision for non-compliance to an issued Dangerous Building Notice	126
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Karakia whakamutunga | close of meeting

Ngā take kia tū te hui o te Kaunihera anake |
Reasons for Matters to be taken with the Public Excluded

The public be excluded from the following parts of the proceedings of this meeting.

The general subject of each matter to be considered while the public is excluded, the reason for passing this resolution in relation to each matter and the specific grounds under section 48(1) of the Local Government Official Information and Meetings Act 1987 for the passing of this resolution are as follows:

Item No.	General subject of each matter to be considered	Reason for passing this resolution in relation to each matter	Ground(s) Under Section 48(1) for the Passing of this Resolution
1	Objection to Menacing Classification - Kelly Baranyai Ainsley	Section 7(2)(a) – Protect the privacy of natural persons, including that of deceased natural persons.	Section 48(1)(a) That the public conduct of the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information for which good reason for withholding would exist.
2	Objection to Menacing Classification - K Barron	Section 7(2)(a) – Protect the privacy of natural persons, including that of deceased natural persons.	Section 48(1)(a) That the public conduct of the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information for which good reason for withholding would exist.
3	Objection to Disqualification Classification O K Karu	Section 7(2)(a) – Protect the privacy of natural persons, including that of deceased natural persons.	Section 48(1)(a) That the public conduct of the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information for which good reason for withholding would exist.
4	Objection to Disqualification Classification W Te Moananui	Section 7(2)(a) – Protect the privacy of natural persons, including that of deceased natural persons.	Section 48(1)(a) That the public conduct of the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information for which good reason for withholding would exist.
5	Decision for non-compliance with an issued Dangerous Building Notice – Golden Cross Hotel	Section 7(2)(a) – Protect the privacy of natural persons, including that of deceased natural persons.	Section 48(1)(a) That the public conduct of the relevant part of the proceedings of the meeting would be likely to result in the disclosure of information for which good reason for withholding would exist.

Public Excluded Business

confidential ages 10-153 have been removed

