



# Resource Consent Submission Form 13

## Proposal Information

**Notified Consent Number** RM240001

**Applicant Name** Tahua Properties Limited

**Proposal Location** 69A Main Road (SH1), Tirau, being Lot 1 DP 306234. The site is located on the north-eastern side of Main Road (SH1) and is located between the Tirau Primary School and the Tirau Community Church properties.

**Proposal Summary** To establish and operate a Starbucks coffeehouse and Burger King restaurant with dual drive-through facilities at 69A Main Road, Tirau. A full copy of the application including plans is provided on Councils website. Resource consent is required as the application is unable to comply with the relevant District Plan rules and performance standards, including:

To establish and operate 'retail activities' with 'drive through restaurant'.

To construct a building within the 1.5m side yard setback (Starbucks canopy over drive-through window 1).

To exceed the maximum number and size of signage within the Tirau Residential Zone.

To construct and use a new vehicle crossing from State Highway 1.

To undertake an activity which will generate 285 vehicle movements during the AM peak and 167 vehicle movements during the PM peak.

To infringe the car parking space width and manoeuvring space requirements.

To exceed the Tirau Residential Zone nighttime noise limits (from northern and southern adjacent properties) by 2dB from cars during peak nighttime hours.

The subject land is zoned Tirau Residential and the proposed activity is provided overall as a Discretionary activity within the District Plan.

**Agent and Application** Agent: SLR Consulting New Zealand Limited

**Address for Service**  
**Service Address:**  
SLR Consulting New Zealand Limited  
201 Victoria Street West  
AUCKLAND 1010  
Attention: Samantha Redward

[samantha.redward@slrconsulting.com](mailto:samantha.redward@slrconsulting.com)

## Submitter Details

<b>Full name of the Submitter</b>	Tracey Soutar
<b>Contact person for this submission</b>	
<b>Contact phone number</b>	0278443426
<b>Email address</b>	swtazholdens@xtra.co.nz
<b>Postal address</b>	1 Oxford Street, Tirau 3410

**Tracey Soutar (the person or persons who are making this submission), have ticked the box to confirm that they have served a copy of this submission on the Applicant, as required by Section 96(6)(b) of the Resource Management Act 1991)**

## Hearing Information

**Hearing Option Selected**

I/we will NOT BE SPEAKING in support of my/our submission at a hearing

# Submission

**Online Reference Number**

SUB240664630

**Date/Time Submitted**

Wed 26 June 2024 09:07:a.m.

**Position on this application**

I/we SUPPORT this application

## **The part(s) of the application this submission is related to**

Starbucks and burger king.

## **Reason for this submission**

Good for the town and employment opportunities.

## **Seeking the following decision from South Waikato District Council**

N/A

## **Uploaded Files**

*Note: to access any file links below, you will need to have an activated account (login) on <https://my.southwaikato.govt.nz>*

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201 Victoria Street West  
AUCKLAND 1010  
Attention: Samantha Redward

[samantha.redward@slrconsulting.com](mailto:samantha.redward@slrconsulting.com)

## Submitter Details

<b>Full name of the Submitter</b>	Chelsea Bullo
<b>Contact person for this submission</b>	
<b>Contact phone number</b>	0272741199
<b>Email address</b>	chelsmcqueen@gmail.com
<b>Postal address</b>	13 Fairview street, Tirau, Tirau 3410

**Chelsea Bullock (the person or persons who are making this submission), have ticked the box to confirm that they have served a copy of this submission on the Applicant, as required by Section 96(6)(b) of the Resource Management Act 1991)**

## Hearing Information

**Hearing Option Selected**

If others make a similar submission, I/we will consider presenting a JOINT CASE with them at a hearing

# Submission

**Online Reference Number**

SUB240666035

**Date/Time Submitted**

Wed 26 June 2024 13:12:p.m.

**Position on this application**

I/we OPPOSE this application

## **The part(s) of the application this submission is related to**

Opposing consent

## **Reason for this submission**

To oppose a Burger King and Starbucks in tirau. They do not fit the community and my main concern is having it next to a primary school when there's a child obesity epidemic

## **Seeking the following decision from South Waikato District Council**

Consider Putaruru including making offers to current building owners as there are many that would consider sale upon offer

## **Uploaded Files**

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<https://my.southwaikato.govt.nz>

SUB 013 - S Kensington

South Waikato District Council  
3-5 Torphin Crescent, Tokoroa  
Private Bag 7, Tokoroa 3444  
New Zealand

Telephone 00 64 7 885 0340  
Fax 00 64 7 885 0718  
Email [info@southwaikato.govt.nz](mailto:info@southwaikato.govt.nz)  
Website [www.southwaikato.govt.nz](http://www.southwaikato.govt.nz)



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**Address for Service** **Service Address:**  
SLR Consulting New Zealand Limited  
201 Victoria Street West  
AUCKLAND 1010  
Attention: Samantha Redward

[samantha.redward@slrconsulting.com](mailto:samantha.redward@slrconsulting.com)

## Submitter Details

**Full name of the Submitter** Stewart Kensington

**Contact person for this submission**

**Contact phone number** 0211086853

**Email address** [stewartfordxr6@icloud.com](mailto:stewartfordxr6@icloud.com)

**Postal address** 13 Prospect Avenue, Tirau 3410

**Stewart Kensington (the person or persons who are making this submission), have ticked the box to confirm that they have served a copy of this submission on the Applicant, as required by Section 96(6)(b) of the Resource Management Act 1991)**

## Hearing Information

**Hearing Option Selected**

I/we will NOT BE SPEAKING in support of my/our submission at a hearing



# Submission

**Online Reference Number**

SUB240665914

**Date/Time Submitted**

Wed 26 June 2024 12:49:p.m.

**Position on this application**

I/we SUPPORT this application

## **The part(s) of the application this submission is related to**

I want BK and Starbucks to go ahead

## **Reason for this submission**

None of the shops in Town are open after 3pm  
So there's nowhere to go and get food.  
Which sucks when you're on a nightshift at the factory.

## **Seeking the following decision from South Waikato District Council**

To just go ahead and do it.

## Uploaded Files

*Note: to access any file links below, you will need to have an activated account (login) on <https://my.southwaikato.govt.nz>*

SUB 014 - C Merrin

South Waikato District Council  
3-5 Torphin Crescent, Tokoroa  
Private Bag 7, Tokoroa 3444  
New Zealand

Telephone 00 64 7 885 0340  
Fax 00 64 7 885 0718  
Email [info@southwaikato.govt.nz](mailto:info@southwaikato.govt.nz)  
Website [www.southwaikato.govt.nz](http://www.southwaikato.govt.nz)



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**Agent and Application** Agent: SLR Consulting New Zealand Limited

**Address for Service**  
**Service Address:**  
SLR Consulting New Zealand Limited  
201 Victoria Street West  
AUCKLAND 1010  
Attention: Samantha Redward

[samantha.redward@slrconsulting.com](mailto:samantha.redward@slrconsulting.com)

## Submitter Details

<b>Full name of the Submitter</b>	Casey Merrin
<b>Contact person for this submission</b>	
<b>Contact phone number</b>	027 615 8002
<b>Email address</b>	<a href="mailto:cp.tgmerrin@gmail.com">cp.tgmerrin@gmail.com</a>
<b>Postal address</b>	14 Okoroire Street, Tirau 3410

Casey Merrin (the person or persons who are making this submission), have ticked the box to confirm that they have served a copy of this submission on the Applicant, as required by Section 96(6)(b) of the Resource Management Act 1991)

## Hearing Information

Hearing Option Selected

I/we will NOT BE SPEAKING in support of my/our submission at a hearing

# Submission

**Online Reference Number**

SUB240665217

**Date/Time Submitted**

Wed 26 June 2024 10:51:a.m.

**Position on this application**

I/we SUPPORT this application

## **The part(s) of the application this submission is related to**

Burger King and starbucks

## **Reason for this submission**

Great opportunity for our younger generation for part time work

## **Seeking the following decision from South Waikato District Council**

N/A

## **Uploaded Files**

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**Address for Service** **Service Address:**  
SLR Consulting New Zealand Limited  
201 Victoria Street West  
AUCKLAND 1010  
Attention: Samantha Redward

[samantha.redward@slrconsulting.com](mailto:samantha.redward@slrconsulting.com)

## Submitter Details

<b>Full name of the Submitter</b>	Chaman Singh
<b>Contact person for this submission</b>	
<b>Contact phone number</b>	0210662506
<b>Email address</b>	<a href="mailto:K.chaman24@gmail.com">K.chaman24@gmail.com</a>
<b>Postal address</b>	6 Okoroire Street, Tirau 3410

**Chaman Singh (the person or persons who are making this submission), have ticked the box to confirm that they have served a copy of this submission on the Applicant, as required by Section 96(6)(b) of the Resource Management Act 1991)**

## Hearing Information

**Hearing Option Selected**

If others make a similar submission, I/we will consider presenting a JOINT CASE with them at a hearing

# Submission

Online Reference Number

SUB240672461

Date/Time Submitted

Thu 27 June 2024 22:41:p.m.

Position on this application

I/we OPPOSE this application

## The part(s) of the application this submission is related to

Oposal of the burger king and Starbucks restaurants from operating in tirau.

## Reason for this submission

We are just off the main road and the construction will be disruptive on our day to day lives as well as the traffic likely to accumulate via drive through etc. We do not believe it is appropriate to have these fast food joints next to school, we should be promoting healthy living. The smell from Burger King is also not ideal when next to the school. Direct competition for our local cafes, this will hurt our local family run businesses and the boutique look of our community. Already too much traffic and will create further congestion.

## Seeking the following decision from South Waikato District Council

Rejection of the Burger King and Starbucks establishment

## Uploaded Files

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**Agent and Application** Agent: SLR Consulting New Zealand Limited

**Address for Service**  
**Service Address:**  
SLR Consulting New Zealand Limited  
201 Victoria Street West  
AUCKLAND 1010  
Attention: Samantha Redward

[samantha.redward@slrconsulting.com](mailto:samantha.redward@slrconsulting.com)

## Submitter Details

<b>Full name of the Submitter</b>	Camille Guzzwell
<b>Contact person for this submission</b>	Camille Guzzwell
<b>Contact phone number</b>	21754998
<b>Email address</b>	<a href="mailto:camilleguzzwell@gmail.com">camilleguzzwell@gmail.com</a>
<b>Postal address</b>	13 Lilac Close, Cambridge 3434



**Camille Guzzwell (the person or persons who are making this submission), have ticked the box to confirm that they have served a copy of this submission on the Applicant, as required by Section 96(6)(b) of the Resource Management Act 1991)**

## Hearing Information

**Hearing Option Selected**

I/we will NOT BE SPEAKING in support of my/our submission at a hearing

# Submission

**Online Reference Number**

SUB240702931

**Date/Time Submitted**

Tue 02 July 2024 09:31:a.m.

**Position on this application**

I/we OPPOSE this application

## **The part(s) of the application this submission is related to**

I am OPPOSED to the building of the Burger King and Starbucks.

## **Reason for this submission**

I think there is NO place for a Burger King and a Starbucks that close to the school and also in the small town of Tirau. The building of this would lead to smaller local businesses closing and losing custom.

## **Seeking the following decision from South Waikato District Council**

Please say NO to this resource consent.

## **Uploaded Files**

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**Address for Service** **Service Address:**  
SLR Consulting New Zealand Limited  
201 Victoria Street West  
AUCKLAND 1010  
Attention: Samantha Redward

[samantha.redward@slrconsulting.com](mailto:samantha.redward@slrconsulting.com)

## Submitter Details

<b>Full name of the Submitter</b>	Talia Merrin
<b>Contact person for this submission</b>	
<b>Contact phone number</b>	0273870661
<b>Email address</b>	<a href="mailto:cp.tgmerrin@gmail.com">cp.tgmerrin@gmail.com</a>
<b>Postal address</b>	14 Okoroire Street, Tirau 3410

Talia Merrin (the person or persons who are making this submission), have ticked the box to confirm that they have served a copy of this submission on the Applicant, as required by Section 96(6)(b) of the Resource Management Act 1991)

## Hearing Information

Hearing Option Selected

I/we will NOT BE SPEAKING in support of my/our submission at a hearing

# Submission

**Online Reference Number**

SUB240667561

**Date/Time Submitted**

Wed 26 June 2024 19:11:p.m.

**Position on this application**

I/we SUPPORT this application

## **The part(s) of the application this submission is related to**

Starbucks coffeehouse and burger king

## **Reason for this submission**

I think having these 2 franchises here in our town will open up job opportunities for our younger generation

## **Seeking the following decision from South Waikato District Council**

N/A

## **Uploaded Files**

*Note: to access any file links below, you will need to have an activated account (login) on <https://my.southwaikato.govt.nz>*

SUB 018 - W Crocker

South Waikato District Council  
3-5 Torphin Crescent, Tokoroa  
Private Bag 7, Tokoroa 3444  
New Zealand

Telephone 00 64 7 885 0340  
Fax 00 64 7 885 0718  
Email [info@southwaikato.govt.nz](mailto:info@southwaikato.govt.nz)  
Website [www.southwaikato.govt.nz](http://www.southwaikato.govt.nz)



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201 Victoria Street West  
AUCKLAND 1010  
Attention: Samantha Redward

[samantha.redward@slrconsulting.com](mailto:samantha.redward@slrconsulting.com)

## Submitter Details

<b>Full name of the Submitter</b>	Welmoet Crocker
<b>Contact person for this submission</b>	
<b>Contact phone number</b>	0220242598
<b>Email address</b>	<a href="mailto:Welmoet.crocker@hotmail.com">Welmoet.crocker@hotmail.com</a>
<b>Postal address</b>	20 Oxford Street, Tirau 3410

**Welmoet Crocker (the person or persons who are making this submission), have ticked the box to confirm that they have served a copy of this submission on the Applicant, as required by Section 96(6)(b) of the Resource Management Act 1991)**

## Hearing Information

**Hearing Option Selected**

If others make a similar submission, I/we will consider presenting a JOINT CASE with them at a hearing

# Submission

**Online Reference Number**

SUB240673691

**Date/Time Submitted**

Fri 28 June 2024 16:35:p.m.

**Position on this application**

I/we OPPOSE this application

## **The part(s) of the application this submission is related to**

The reason I am making this opposable submission is because this will not be helping local businesses or the community. We should be supporting local people owning local businesses. These are both chain companies that will never put money back into our community. It all goes back to the USA

## **Reason for this submission**

The reason I am making this opposable submission is because this will not be helping local businesses or the community. We should be supporting local people owning local businesses. These are both chain companies that will never put money back into our community. It all goes back to the USA

## **Seeking the following decision from South Waikato District Council**

More housing in the area. This is currently zoned as residential, so why not out some new homes there. People need homes not more places to eat. If granted, then the businesses need to support local community with projects to help us. Help fund upgrade for pools, or a new playground.

## **Uploaded Files**

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AUCKLAND 1010  
Attention: Samantha Redward

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## Submitter Details

<b>Full name of the Submitter</b>	Tina Hitchens
<b>Contact person for this submission</b>	
<b>Contact phone number</b>	0220668929
<b>Email address</b>	tina_hitchens@hotmail.com
<b>Postal address</b>	3 Bexhill Terrace, Tirau 3410

**Tina Hitchens (the person or persons who are making this submission), have ticked the box to confirm that they have served a copy of this submission on the Applicant, as required by Section 96(6)(b) of the Resource Management Act 1991)**

## Hearing Information

**Hearing Option Selected**

# Submission

**Online Reference Number**

SUB240667382

**Date/Time Submitted**

Wed 26 June 2024 17:50:p.m.

**Position on this application**

I/we SUPPORT this application

**The part(s) of the application this submission is related to**

Na

**Reason for this submission**

Look forward to a new business in Tirau with options for parents outside of cafez

**Seeking the following decision from South Waikato District Council**

Please approve this will bring more jobs to a small town with options for on the go people other than bp

**Uploaded Files**

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<https://my.southwaikato.govt.nz>

SUB 020 - M Upton

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# Resource Consent Submission Form 13

## Proposal Information

**Notified Consent Number** RM240001

**Applicant Name** Tahua Properties Limited

**Proposal Location** 69A Main Road (SH1), Tirau, being Lot 1 DP 306234. The site is located on the north-eastern side of Main Road (SH1) and is located between the Tirau Primary School and the Tirau Community Church properties.

**Proposal Summary** To establish and operate a Starbucks coffeehouse and Burger King restaurant with dual drive-through facilities at 69A Main Road, Tirau. A full copy of the application including plans is provided on Councils website. Resource consent is required as the application is unable to comply with the relevant District Plan rules and performance standards, including:

To establish and operate 'retail activities' with 'drive through restaurant'.

To construct a building within the 1.5m side yard setback (Starbucks canopy over drive-through window 1).

To exceed the maximum number and size of signage within the Tirau Residential Zone.

To construct and use a new vehicle crossing from State Highway 1.

To undertake an activity which will generate 285 vehicle movements during the AM peak and 167 vehicle movements during the PM peak.

To infringe the car parking space width and manoeuvring space requirements.

The exceed the Tirau Residential Zone nighttime noise limits (from northern and southern adjacent properties) by 2dB from cars during peak nighttime hours.

The subject land is zoned Tirau Residential and the proposed activity is provided overall as a Discretionary activity within the District Plan.

**Agent and Application** Agent: SLR Consulting New Zealand Limited

**Address for Service** **Service Address:**  
SLR Consulting New Zealand Limited  
201 Victoria Street West  
AUCKLAND 1010  
Attention: Samantha Redward

[samantha.redward@slrconsulting.com](mailto:samantha.redward@slrconsulting.com)

## Submitter Details

<b>Full name of the Submitter</b>	Megan upton
<b>Contact person for this submission</b>	
<b>Contact phone number</b>	0277415807
<b>Email address</b>	Meganmaree230@gmail.com
<b>Postal address</b>	2 Batham Drive, Matamata 3400

**Megan upton (the person or persons who are making this submission), have ticked the box to confirm that they have served a copy of this submission on the Applicant, as required by Section 96(6)(b) of the Resource Management Act 1991)**

## Hearing Information

**Hearing Option Selected**

I/we will NOT BE SPEAKING in support of my/our submission at a hearing

# Submission

**Online Reference Number**

SUB240672767

**Date/Time Submitted**

Fri 28 June 2024 09:15:a.m.

**Position on this application**

I/we SUPPORT this application

## **The part(s) of the application this submission is related to**

Reason why I'm for it

## **Reason for this submission**

I think it's a fantastic idea that offers opening hours for after hours traffic /trucks. Brings more employment jobs to town. Draws families in more which will in turn support other businesses. I work local and would be a regular customer to both .

## **Seeking the following decision from South Waikato District Council**

No Would love to see this granted and happening

## **Uploaded Files**

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