

Water and Wastewater Connection Policy

This policy is to provide guidance for the approval of new connections to the water and wastewater networks of the Tasman District Council.

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Background

Tasman has been experiencing unprecedented growth and many of our reticulated services are approaching or beyond their capacity.

When Tasman District Council (Council) has previously built additional capacity into its reticulated services, it was on the basis that only land that was currently zoned appropriately would be requiring servicing.

Council is receiving an increasing number of requests for water and wastewater connections for land that is not currently zoned appropriately. Such connections may push our network beyond capacity, increasing the risk of not meeting levels of service and reducing the capacity needed for zoned land or land expected to be zoned in the future.

This policy is intended to provide guidance when new connections will be permitted.

Where connections are permitted, there are several other Council documents that should be considered in conjunction with this policy:

- The Nelson Tasman Land Development Manual, which outlines the technical specifications for making a new connection to TDC's network.
- Council's Development and Financial Contributions Policy, which specifies any charges you may need to pay to contribute to providing the capacity in Council's network for new connections.
- Council's Schedule of Fees and Charges, which specifies the charges you will need to pay to cover the cost of physically connecting your property to Council's network.
- Council's Water Supply Bylaw, which specifies any controls on connecting to or using water supplied by TDC.
- Council's Wastewater Bylaw, which specifies any controls on connecting or discharging to Council's wastewater network.

Guiding Principles

The guiding principles underpinning this policy are that Council will enable new connections:

- for land that currently has an urban or service zoning if capacity is available, or
- for other land where Council's network has capacity, but only after accounting for capacity needed for other land that Council is committed to servicing and planned network capacity upgrades.

Urban or service zoning includes land that is currently zoned residential, rural residential serviced (for the relevant service), commercial, industrial, light industrial, and mixed business.

Land that Council is committed to servicing is:

- Land expected to be serviced but yet to be connected, such as future development expected in urban or serviced land, deferred zoned land, landed consented for development, or land in Nelson that Tasman has agreed to service with bulk water supplies, or
- Land that is expected to be serviced in the future in the Future Development Strategy.

Further details on the application of these principles to different types of schemes and circumstances is provided below, including any exceptions to the guiding principles.

Rural Water Supply Connections

This only applies to the Dovedale, Redwood Valley and Eighty-Eight Valley rural water supply schemes.

Anyone who has property that crosses, or is adjacent to a rural water supply scheme, can connect to the scheme, subject to:

- The availability of units on that scheme; and
- There being sufficient flow and pressure to provide for the new connection; and
- The new connection not adversely affecting the flow and pressure to existing customers on the scheme.

Only a restricted water supply connection is available for rural schemes, which supplies up to 1m³/day per unit of allocation.

Urban Water Supply Extension Restricted Connections

Urban water supply extension connections are legacy parts of the urban water network where the urban water supply has been extended into non-residential zoned areas to provide restricted water supply connections.

New urban extension connections will be permitted only where:

- The guiding principles for allowing new connections are satisfied; and
- The property is adjacent to an existing 50mm or larger main water supply line; and
- The connection is for domestic use only.

Only a restricted water supply connection is available for Urban water supply extension rural schemes, which supplies up to 1m³/day.

Residential, Industrial and Commercial Water Supply and Wastewater Connections

In **Residential, Rural Residential Serviced, Mixed Business, Commercial, and Industrial** zoned land properties may generally connect to the water supply and wastewater network subject to network capacity. However, supply to wet industries will be subject to capacity of the network and a larger scale building, in particular warehouses, will be subject to the capacity of the network to meet firefighting requirements.

Rural Industrial zoned land will be dealt with on a case-by-case basis, subject to capacity of the water and wastewater networks.

Rural Wastewater Connections

Rural zones may not connect to an urban wastewater network, except where:

- The guiding principles for allowing new connections are satisfied; and
- The connection is for domestic use only; and
- There is an unavoidable public or environmental health issue from a septic tank, or similar sewage disposal option, (e.g. parts of Takaka with iron pan or wetlands)