

**BEFORE THE WAIMAKARIRI DISTRICT
COUNCIL HEARINGS PANEL**

IN THE MATTER of the Resource Management
Act 1991

AND

IN THE MATTER of a submission by Dalkeith
Holdings Ltd (submissions 242 Proposed District
Plan and 57 Variation 1)

BRIEF OF EVIDENCE OF FRAN HOBKIRK

Date 5 March 2024

QUALIFICATIONS AND EXPERIENCE

1. My name is Fran Hobkirk. I have 7 years' experience as a professional contaminated land practitioner.
2. I am an Environmental Scientist working for Momentum Environmental Ltd. I have worked for Momentum Environmental Ltd for 7 years.
3. My relevant professional experience includes 7 years undertaking similar contamination risk assessment investigations for a range of sites within Canterbury.
4. I confirm that I have prepared this evidence in accordance with the Code of Conduct for Expert Witnesses Code of Conduct for Expert Witnesses contained in Part 9 of the Environment Court Practice Note 2023. The issues addressed in this statement of evidence are within my area of expertise except where I state that I am relying on the evidence or advice of another person. The data, information, facts and assumptions I have considered in forming my opinions are set out in the part of the evidence in which I express my opinions. I have not omitted to consider material facts known to me that might alter or detract from the opinions I have expressed.

EVIDENCE

5. I have prepared the attached report (**Appendix A**) dated 22 February 2024.
6. In summary the report states, confirmed or likely Hazardous Activities and Industries List (HAIL) activities were identified on a small area at the northern end of the subject site and there may be a risk to human health from contaminated soils. The following potential sources of contamination have been identified:
 - Potential historical storage of persistent pesticides within and around former farm sheds (HAIL A10).
 - Potential heavy metal contamination from older buildings likely painted with lead-based paints (HAIL I).
 - Potential heavy metal contamination within a possible burn area and under a burn drum (HAIL I).
 - Potential heavy metal and TPH contamination around and within a farm shed storing oil drums and treated timber (HAIL I).

However, the identified HAIL activities/risks do not preclude eventual residential subdivision of the land and do not require any further investigation for the purposes of rezoning.

7. The report recommends that Detailed Site Investigations (DSI), in terms of the Ministry for the Environment's Contaminated Land Management Guidelines, be undertaken on the identified risk areas prior to development. As each stage of the rezoning area is developed, the need for an updated Preliminary Site Investigation and/or site inspections should be considered, along with Detailed Site Investigations as required.
8. Outside of the risk areas, the remainder of the subject site has had no HAIL activities identified and no further investigation is required.