

nelson resource management plan

Volume 3 Appendices



Nelson City Council
te kaunihera o whakatū

RESOURCE MANAGEMENT ACT 1991
NELSON RESOURCE MANAGEMENT PLAN

It is hereby certified that the attached document, the Nelson Resource Management Plan (NRMP), is approved by the Nelson City Council.

The NRMP comprises a combined District Plan, Regional Plan and Regional Coastal Plan for Nelson City.

District and Regional Plan

The Regional and District Plan components were approved by the Nelson City Council on 12 August 2004 pursuant to an Order of the Environment Court dated 29 July 2004.

The Regional and District Plan components became operative on 1 September 2004.

Regional Coastal Plan

The Regional Coastal Plan (being part of the combined NRMP) was approved in part by the Minister of Conservation, the Hon Chris Carter, on 28 January 2006. This approval included all of the provisions of the Regional Coastal Plan except for those relating to the issue of 'Port Noise'.

The Regional Coastal Plan became operative in part on 1 May 2006 (on this date all Regional Coastal Plan provisions became operative except for those relating to the issue of 'Port Noise').

Following the resolution of all appeals relating to the issue of port noise by way of Consent Order dated 17 December 2011, Variation 07/01 (Port Noise) to the Regional Coastal Plan was adopted by Nelson City Council on 23 February 2012.


The Minister of Conservation approved Variation 07/01 (Port Noise) to the Regional Coastal Plan on:

8th November 2012.

Variation 07/01 (Port Noise) to the Regional Coastal Plan became operative on:

19th November 2012.

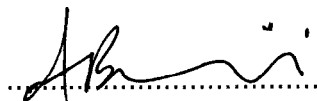
Mayor



9/10/12

Date

Councillor



11/10/12

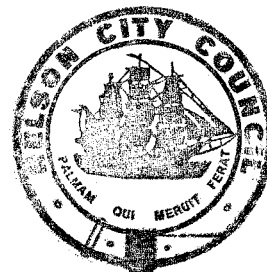
Date

Minster of Conservation



8/11/12

Date



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appendix 1

heritage buildings, places and objects

AP1 overview

AP1.i This appendix describes the evaluation of the heritage value of buildings, places and objects.

The Plan acknowledges those heritage and cultural values assigned to buildings, places, and objects (either individually or collectively) which have notable historic, architectural, scientific, archaeological, spiritual, or other special values. Objectives, policies, and rules in the Plan reflect the importance of heritage items (refer RI13 in Chapter 4 and DO4.1 in Chapter 5). One of the methods of identifying and protecting these items is to list and rank them in terms of their significance and need for protection. This is described in this appendix.

AP1.1 notes for reading Table 1.2

AP1.1.i Table 1.2 below gives more details on the Heritage Buildings, Places and Objects shown on the Planning Maps.

AP1.1.ii A, B, or C in the first column refers to the category the item is in, Group A being the highest.

AP1.1.iii The second column indicates the Historic Places Trust category where relevant. There may be buildings, places or objects that have been registered by the Historic Places Trust that are not included in this Appendix.

AP1.1.iv Protection only applies to the exterior of buildings unless indicated in the Interior/Surrounds column. An (I) indicates protection of the interior, an (S) indicates protection of the surrounds as well as the exterior of the building. (I/S) indicates protection of the building, and its interior and surrounds. Where an ** appears in this column it indicates that while there is no formal protection of the interior of the building, its value is noted and protection is encouraged. Features of particular heritage significance of Group A buildings in the Inner City Zone are also listed.

AP1.1.v The third to last column indicates whether the item is a building, place or object.

AP1.1.vi Items are listed in alphabetical order by street address.

AP1.1.vii Items in heritage precincts are included in the table. All properties in a Heritage Precinct (except Albion Square) are covered by the appropriate Design Guide.

AP1.1.viii Group A buildings, places, and objects are considered to be of major significance to the district, and their protection is considered essential (except in exceptional circumstances), while the protection and retention of Group B items is considered to be important, and Group C whose protection and retention are desirable.

Category I under the Historic Places Trust ranking indicates a place of special or outstanding historical or cultural heritage significance or value, while Category II denotes a place of historical or cultural heritage significance or value.

Note It is important to check the Historic Places Trust register for any new or changed rankings that may have arisen since this Plan was notified.

AP1.1.ix Table 1.1 below summarises the level of protection for each Group depending on the type of activity to be undertaken. The zone rules in each Rule Table should be consulted for details. Note that particular or additional rules may apply to listed buildings within a heritage precinct. Again the Rule Tables should be consulted.

Table 1.1: activity status

Group	Type of Activity		
	Minor repairs and maintenance (defined below)	Alterations	Demolition Removal of Item
A	permitted	discretionary	non-complying
B	permitted	restricted discretionary	discretionary
C	permitted	permitted	permitted (provided 2 months prior notice given)

AP1.1.x Note: Minor repairs and maintenance means redecoration, restoration or insignificant alteration of existing fabric or detailing using materials similar to, or having the same appearance to, those originally used.

AP1.1.xi Items may be added to Table 1.2 through the Plan Change process (see AD2 for details on plan changes and reviews).

AP1.1.xii The criteria used for evaluating heritage value of buildings, places and objects are as follows:

a) Historical and social significance

The heritage item has historical significance or value associated with a notable person, event, time period or activity. The building, place or object presents an important reflection of the social patterns of its time.

b) Cultural and spiritual significance

The heritage item contributes to the distinguishing characteristics of a way of life, religion, philosophy, custom, practice or other belief. A group or community holds the building, place or object in a high esteem. The heritage item has special significance to the tangata whenua.

c) Architectural significance

The heritage building, place or object is a significant example of a particular style or time period.

d) Group and setting significance

The heritage building, place or object has a degree of unity in relationship to its environment or surrounding buildings in terms of scale, space, structure, form, materials, texture and colour.

e) Landmark significance

The heritage building, place or object, monument or artefact, is an important landscape feature of a particular area and in the community consciousness.

f) Archaeological significance

The heritage building, place or object provides or has the potential to reveal important archaeological information and physical evidence of pre-1900 human activities.

g) Technological and scientific significance

The heritage building, place or object has important technological and scientific interest through its rarity and educational value and has the potential to provide further information through research.

Table 1.2 heritage buildings places and objects

Group	HPT Rank	Street No.	Street Address *= Council Owned	Date	Name	Building, Place, or Object	Interior/ Surround	Features of particular heritage significance (Inner City Zone only)
B		14	Aldinga Ave	1845	Former Stead House	Bldg		
C	II	23	Allan Street	1920	House	Bldg		
B		29	Alton Street	1920	House	Bldg		
B		31	Alton Street	1900	House	Bldg		
B		33	Alton Street	1920	House	Bldg		
B		35	Alton Street	1920	House	Bldg		
B		37	Alton Street	1900	House	Bldg		
A		35	Arapiki Road	1942	Bunker	Bldg		
A	I	272	Atawhai Drive*	1890	Garin Catholic Chapel, Nelson (Wakapuaka) Cemetery	Bldg	I	
B		128	Beatson Road	1860	House	Bldg		
C	II	26	Blick Terrace	1860	Former Blick House	Bldg		
C		1	Bridge Street	1865	Former Edwards and Co. Warehouse	Bldg		
B			Bridge Street: N & S side between Trafalgar Street and Collingwood Street*	1865	Boulder Bank kerbstones	Obj		
B		12	Bridge Street	1890	Bruce Rollo Locksmith & Outdoors Centre	Bldg		
A		15	Bridge Street	1900	Nelson Evening Mail	Bldg		Haven Road and Bridge Street facades
A	I	29	Bridge Street	1855	Shop Wills Jewellers	Bldg		Whole exterior excluding east facade
C		44	Bridge Street	1920	Bodywise Shop	Bldg		
B		63	Bridge Street	1920	Dominion TV rentals shop, accommodation over	Bldg		
C		97	Bridge Street	1920	Postie Plus, accommodation over	Bldg		
C		105	Bridge Street	1900	Bridge Street Cycles Ltd, office over	Bldg		
C		105B	Bridge Street	1900	Nelson Arts & Crafts	Bldg		
C		111	Bridge Street	1890	Brough's Greenworld, office over	Bldg		
C		118-120	Bridge Street	1875	Rhythm Records, accommodation over	Bldg		

Group	HPT Rank	Street No.	Street Address * = Council Owned	Date	Name	Building, Place, or Object	Interior/ Surround	Features of particular heritage significance (Inner City Zone only)
B		131	Bridge Street	1910	Metropolitan Hotel	Bldg		
B		145	Bridge Street	1859	Apache Street bar, accommodation over	Bldg		
A		152	Bridge Street	1866	Hotel Royal	Bldg		Collingwood and Bridge Streets facades above verandah, & verandah.
B		152	Bridge Street	1910	Hotel Royal O'Reilly's Irish Bar	Bldg		
A	II	197	Bridge Street	1896	Baptist Church	Bldg	I	
B	II Historic Area	200-206	Bridge Street Albion Square	1861	Magazine	Bldg		
B	I Historic Area	200-206	Bridge Street Albion Square	1876	Survey Chain/ surveyors centenary time capsules	Obj		
A	II	208	Bridge Street	1850	Suter Art Gallery	Bldg		
A	II	210	Bridge Street*	1910	Queens Gardens Gates	Obj		
C	II	210	Bridge Street Queens Gardens*	1850	Mill Race remains	Obj		
C	II	31	Bronte Street	1900	House	Bldg		
A	II	41B	Brook Street	1845	Cob House	Bldg		
A		43A	Brook Street	1859	Cottage	Bldg		
A		Opp 130	Brook Street*	1862	Dunn Mountain Railway Memorial	Obj		
B	I	3	Brookside	1850	Brookside House	Bldg		
A	I	26	Brougham Street*	1879	Melrose House	Bldg	I/S	
B	II	36	Brougham Street	1925	House	Bldg		
B	II	46	Brougham Street	1920	House	Bldg		
A	II	64	Brougham Street	1854	Warwick House (formerly Sunnyside)	Bldg		
A		8	Brunner St	1857	Uplands	Bldg		
A	II	1	Cable Bay Road Hira	1888	St John the Evangelist Anglican Church	Bldg	S**	
A			Cliffs*	1942	Gun Placements/Range finding pill box	Obj		

Group	HPT Rank	Street No.	Street Address * = Council Owned	Date	Name	Building, Place, or Object	Interior/ Surround	Features of particular heritage significance (Inner City Zone only)
B			Collingwood Street: E and W side between Bridge and Hardy Streets*	1865	Boulder Bank kerbstones	Obj		
B		14	Collingwood Street	1880	House	Bldg		
C		16	Collingwood Street	1900	House	Bldg		
B		18	Collingwood Street	1850	House	Bldg		
B	II	29	Collingwood Street	1893	California House	Bldg		
A		83	Collingwood Street	1866	Wakatu Hotel, Cobb & Co.	Bldg		Collingwood and Bridge Streets facades above verandah (old part defined by parapet) and verandah.
C		90	Collingwood Street	1880	House	Bldg		
C		95	Collingwood Street	1920	Reformed Church of Nelson	Bldg		
C		105	Collingwood Street	1900	House	Bldg		
B		112	Collingwood Street	1882	Law Offices, former Panama Hotel	Bldg		
C	II	131	Collingwood Street	1890	Victorian Villa - Nelson Marlborough Institute of Technology 'Fish House'	Bldg		
A	II	133	Collingwood Street	1885	Masonic Temple/ Lodge	Bldg		Whole street facade including north and south facades with parapet.
C		140	Collingwood Street	1930	Dave Jerram Architect	Bldg		
B		144	Collingwood Street	1875	Former vicarage	Bldg		
B	II	151	Collingwood Street	1860	Kandy Corner	Bldg		
B		190	Collingwood Street	1870	House	Bldg		
B		199	Collingwood Street	1930	St Joseph's School Main building (also listed as 18 Manuka St)	Bldg		
A	II	214	Collingwood Street	1865	Clairmont House	Bldg		
B		222	Collingwood Street	1880	House	Bldg		
A		224	Collingwood Street	1870	House	Bldg		
A	I	77	Covent Drive	1853	Woodstock House	Bldg		
A		42	Domett Street	1841	Brick Cottage (also listed as 365 Hardy St)	Bldg		
B		51	Domett Street	1885	House	Bldg		
B	II	15	Dorothy Annie Way	1920	Hon. Henry Atmore's House	Bldg		

Group	HPT Rank	Street No.	Street Address * = Council Owned	Date	Name	Building, Place, or Object	Interior/Surround	Features of particular heritage significance (Inner City Zone only)
B		1	Elliott Street	1936	House	Bldg		
B		2	Elliott Street	1914	House	Bldg		
B		3	Elliott Street	1920	House	Bldg		
B		4	Elliott Street	1914	House	Bldg		
B		6	Elliott Street	1914	House	Bldg		
B		7	Elliott Street	1914	House	Bldg		
B		8	Elliott Street	1914	House	Bldg		
B		9	Elliott Street	1920	House	Bldg		
B		10	Elliott Street	1918	House	Bldg		
B		12	Elliott Street	1918	House	Bldg		
B		14	Elliott Street	1914	House	Bldg		
C		15	Elliott Street	1920	House	Bldg		
B		16	Elliott Street	1914	House	Bldg		
B		17	Elliott Street	1920	House	Bldg		
B		18	Elliott Street	1918	House	Bldg		
B		19	Elliott Street	1920	House	Bldg		
B		20	Elliott Street	1920	House	Bldg		
B		22	Elliott Street	1920	House	Bldg		
C		23	Elliott Street	1980	House	Bldg		
B		24	Elliott Street	1921	House	Bldg		
B		25	Elliott Street	1921	House	Bldg		
B		26	Elliott Street	1921	House	Bldg		
B		27	Elliott Street	1921	House	Bldg		
B		28	Elliott Street	1918	House	Bldg		
B		29	Elliott Street	1920	House	Bldg		
A	II	9	Endeavour Street	1890	Kapanga (dwelling)	Bldg		
B	II	14	Endeavour Street	1875	Ronaki (dwelling)	Bldg		
B	II	15	Fifeshire Crescent	1900	House	Bldg		
B	II	17	Fifeshire Crescent	1900	House	Bldg		
B		10	Fountain Place	1900	House	Bldg		
C		11	Fountain Place	1900	House	Bldg		
C		12	Fountain Place	1915	House	Bldg		
B		13	Fountain Place	1870	House	Bldg		
B	II	14	Fountain Place	1870	House	Bldg		
B		15	Fountain Place	1870	House	Bldg		

Group	HPT Rank	Street No.	Street Address * = Council Owned	Date	Name	Building, Place, or Object	Interior/Surround	Features of particular heritage significance (Inner City Zone only)
B	II	16	Fountain Place	1870	House	Bldg		
C		19	Fountain Place	1930	House	Bldg		
B	II	21	Fountain Place	1880	House	Bldg		
C		23	Fountain Place	1900	House	Bldg		
B	II	24	Grove Street	1900	House	Bldg		
B		87	Grove Street	1890	Bush Inn Tavern	Bldg		
B		5	Halifax Street	1940	Former Fire Station	Bldg		
C	II	82	Halifax Street	1925	House	Bldg		
B		95	Halifax Street	1869	Mary-Anne Cottage	Bldg		
B		80	Hardy Street	1920	Pomeroy's Coffee and Tea Company	Bldg		
B		84	Hardy Street	1920	was Bed Bargain Shop	Bldg		
C		173	Hardy Street	1936	Harte Real Estate (former Norwich Union building)	Bldg		
C	II	191	Hardy Street (Trafalgar St corner)	1940	CML Building	Bldg		
C	II	204	Hardy Street	1956	Fell and Harley Barristers and Solicitors	Bldg		
B	II	221	Hardy Street	1937	Public Trust Office	Bldg		
B	II	222	Hardy Street	1900	Newman's Building/Briscoes	Bldg		
A	II	232-244	Hardy Street	1880	Wilkins & Field (Mitre 10)	Bldg		Whole street facade including verandah
B		244	Hardy Street	1866	Building on western corner of Morrison and Hardy Streets	Bldg		
B	II	254	Hardy Street	1895	Tressons Interior Design	Bldg		
C		257 and 259	Hardy Street	1880	Green Ginger/The Kitchen Dresser	Bldg		
C		258	Hardy Street	1890	Shops, accommodation, offices over	Bldg		
B		264	Hardy Street	1930	Egyptian food, Beggs, offices over	Bldg		
B	II	274-278	Hardy Street	1930	Zippy's cafe, accommodation over	Bldg		
B		280	Hardy Street	1860	Dick Tout's Beer Essentials	Bldg		
B		286	Hardy Street	1883	House of Gifts, accommodation over	Bldg		
A	II	309	Hardy Street	1911	NZ School of Fisheries (former Library)	Bldg		Whole street facade including Hardy, Harley and west facades

Group	HPT Rank	Street No.	Street Address * = Council Owned	Date	Name	Building, Place, or Object	Interior/Surround	Features of particular heritage significance (Inner City Zone only)
A	I Historic Area	319	Hardy Street	1860	Hardy Street Girl's School (Former)	Bldg		
A	II	320	Hardy Street	1890	St John's Methodist Church	Bldg	I/S	
B		320	Hardy Street	1899	Former Methodist Minister's house (now Nelson Marlborough Institute of Technology)	Bldg		
B	II	320	Hardy Street	1911	Church Sunday School Hall (behind St John's Church)	Bldg		
B	I Historic Area		Hardy Street	1864	Pillar Letter Box	Obj		
C		326	Hardy Street	1920	Nelson Marlborough Institute of Technology Building (by St John's Methodist Ministers house)	Bldg		
B	I Historic Area	327	Hardy Street Albion Square	1866	Former Provincial Building's Fire Engine House	Bldg	I	
A	I Historic Area	331	Hardy Street	1867	Trout Hatchery	Bldg	I	
A		333	Hardy Street	1904	NMIT Technical School Building	Bldg		
A		365	Hardy Street	1841	Brick Cottage (also listed as 42 Domett St)	Bldg		
B	II	380	Hardy Street East	1900	House	Bldg		
C		10	Hastings Street	1930	House	Bldg		
B		1/16	Hastings Street	1860	House	Bldg		
B		18	Hastings Street	1860	House	Bldg		
C		20	Hastings Street	1920	House	Bldg		
C		24	Hastings Street	1920	House	Bldg		
B		26	Hastings Street	1920	House	Bldg		
B		28	Hastings Street	1920	House	Bldg		
B		32	Hastings Street	1920	House	Bldg		
C		34	Hastings Street	1920	House	Bldg		
C		36	Hastings Street	1920	House	Bldg		
B		38	Hastings Street	1870	House	Bldg		

Group	HPT Rank	Street No.	Street Address * = Council Owned	Date	Name	Building, Place, or Object	Interior/Surround	Features of particular heritage significance (Inner City Zone only)
B		50	Hastings Street	1860	House	Bldg		
C	II	81	Haven Road	1900	House	Bldg		
B	II	89	Haven Road	1890	Johnston House	Bldg		
A		176	Haven Road	1841	Memorial plaque	Obj		
A		205	Haven Road	1843	Gibson Cottage	Bldg		
C	II	229	Haven Road	1900	House	Bldg		
B	II	233	Haven Road	1860	House	Bldg		
B		235	Haven Road	1870	Old Church	Bldg		
A	II	252	Haven Road	1904	Customhouse Hotel	Bldg		
A		16	Hilliard Street*	1848	Isel Park	PI		
A	II	16	Hilliard Street*	1850	Isel House	Bldg	I/S	
A		17	Hillwood Dr	1864	Hillwood House	Bldg		
C		14	Hope Street	1900	House	Bldg		
C		124	Kawai Street	1920	Community Clinic Building	Bldg		
A	II	523	Main Road Stoke	1864	St Barnabas' Anglican Church, stone chapel only	Bldg	S**	
A			Maitai Valley Rd	1886	Smith Family Grave	Obj		
A		2	Malcolm Place*	1842	Haven Cemetery	PI		
A	II	17	Manuka Street	1861	Renwick House (Newstead)	Bldg		
B		18	Manuka Street	1930	St Joseph's School Main building (also listed as 199 Collingwood St)	Bldg		
A	II	18	Manuka Street	1882	St Mary's Catholic Church	Bldg	S**	
A	II	46	Manuka Street	1860	House	Bldg	S	
A	I	170	Milton Street	1869	Harley House	Bldg	<i>See note on last page of heritage listings</i>	
A	II	193	Milton Street	1876	Fellworth (dwelling)	Bldg		
A	I	276	Nayland Road*	1857	Broadgreen House	Bldg	I/S	
A		276	Nayland Road*	1851	Broadgreen Gardens	PI	S	
A		278	Nayland Road	1860	Gatekeeper's Cottage	Bldg		
A	I		Nelson Haven*	1862	Lighthouse (Boulder Bank)	Bldg	I	
C		21	New Street	1880	Wises picture framers	Bldg		
B	II	16	Ngatitama Street	1900	House	Bldg		
B	II	24	Ngatitama Street	1900	House	Bldg		
A	II	32	Ngatitama Street	1930	Nelson College Rutherford House	Bldg		

Group	HPT Rank	Street No.	Street Address * = Council Owned	Date	Name	Building, Place, or Object	Interior/Surround	Features of particular heritage significance (Inner City Zone only)
A	II	37	Ngatitama Street	1931	Nelson College Barnicoat House	Bldg		
A			Ngawhatu Road		Orphanage Cemetery	Pl		
A		10	Nile Street	1864	South Street Gallery	Bldg		Whole exterior including Nile and South Streets
A		14	Nile Street	1890	Chiropractic Clinic	Bldg		Whole street facade and verandah
C	II	28	Nile Street	1900	House	Bldg		
C	II	41	Nile Street	1923	Marsden House	Bldg		
A	I	43	Nile Street	1844	Bishop's School	Bldg		
A	I	48	Nile Street (Collingwood Street corner)	1901	Nelson School of Music	Bldg		
A	II	64	Nile Street	1891	Presbyterian Church	Bldg	I/S	
B		70	Nile Street	1930	Central School Main Block	Bldg		
B	II	75	Nile Street	1900	Polytechnic Building	Bldg		
B	II	94	Nile Street	1880	House	Bldg		
B		113	Nile Street	1900	Prince Albert Hotel	Bldg		
B		140	Nile Street	1900	House	Bldg		
B		155	Nile Street	1900	Wainui House	Bldg		
B		156	Nile Street	1865	Lamorna (formerly Sunnybank)	Bldg		
C	II	164	Nile Street	1900	House	Bldg		
C	II	176	Nile Street	1900	House	Bldg		
C	II	181	Nile Street	1920	House	Bldg		
B	II	194	Nile Street	1900	House	Bldg		
B	II	198	Nile Street	1900	House	Bldg		
B		9	Rentone St	1880	Cottage	Bldg		
A	II	24	Richardson Street	1880	House	Bldg		
C	II	2	Richmond Ave	1920	House	Bldg		
B	II	4	Richmond Ave	1920	House	Bldg		
B	II	10	Richmond Ave	1920	House	Bldg		
B	II	13	Richmond Ave	1925	House	Bldg		
B	II	19	Richmond Ave Extn	1863	Houlker House	Bldg		
A	I		Rocks Road and Wakefield Quay*	1892	Rocks Road Chain Fence	Obj		
A			Rocks Road*	1841	Wakefield Landing Stone (opposite Richardson Street)	Obj		

Group	HPT Rank	Street No.	Street Address * = Council Owned	Date	Name	Building, Place, or Object	Interior/ Surround	Features of particular heritage significance (Inner City Zone only)
A	II	6	Russell Street	1903	House	Bldg		
A		8	Russell Street	1878	Blackmore Cottage	Bldg		
B		10	Russell Street	1913	House	Bldg		
B		11	Russell Street	1870	House	Bldg		
B		12	Russell Street	1888	House	Bldg		
B	II	14	Russell Street	1890	House	Bldg		
B		15	Russell Street	1908	House	Bldg		
A	II	16	Russell Street	1873	House	Bldg		
B	II	18	Russell Street	1904	House	Bldg		
A	II	20	Russell Street	1904	House	Bldg		
B		20A	Russell Street	1930	House	Bldg		
B		21	Russell Street	1908	House	Bldg		
B		23	Russell Street	1903	House	Bldg		
B		25	Russell Street	1870	House	Bldg		
B	II	27	Russell Street	1880	House	Bldg		
B		28	Russell Street	1900	House	Bldg		
B		29	Russell Street	1870	House	Bldg		
B		30	Russell Street	1915	House	Bldg		
B		31	Russell Street	1870	House	Bldg		
C		33	Russell Street	1925	House	Bldg		
A		37	Russell Street	1880	House	Bldg		
C		1/39A	Russell Street	1870	House	Bldg		
A	II	41	Russell Street	1870	House	Bldg		
B		45	Russell Street	1907	House	Bldg		
B		49	Russell Street	1933	House	Bldg		
C		52	Russell Street	1900	House	Bldg		
C		53	Russell Street	1922	House	Bldg		
C		52	Rutherford Street	1870	The Brown House	Bldg		
A		78	Rutherford Street	1878	Theatre Royal	Bldg	I	Whole interior (auditorium only) and whole street facade

Group	HPT Rank	Street No.	Street Address * = Council Owned	Date	Name	Building, Place, or Object	Interior/Surround	Features of particular heritage significance (Inner City Zone only)
C		109	Rutherford Street	1920	The Cycle Shop	Bldg		
B	II	114	Rutherford Street	1900	Baigent's House	Bldg		
B		Between 134 & 136	Rutherford Street*	1853	Quaker Cemetery	PI		
C		136	Rutherford Street	1930	Pottery House	Bldg		
A	II	216	Rutherford Street	1887	Cottage	Bldg		
A	II	218	Rutherford Street	1887	Cottage	Bldg		
A	II	220	Rutherford Street	1887	Cottage	Bldg		
A	II	222	Rutherford Street	1887	Cottage	Bldg		
A	II	224	Rutherford Street	1887	Cottage	Bldg		
A	II	226	Rutherford Street	1887	Cottage	Bldg		
B	II Historic Area	61-65	Selwyn Place	1884	The Nelson Club	Bldg		
B		13	Seymour Ave	1915	House	Bldg		
B		15	Seymour Ave	1920	House	Bldg		
B		16	Seymour Ave	1920	House	Bldg		
B		17	Seymour Ave	1920	House	Bldg		
B		18	Seymour Ave	1920	House	Bldg		
B		20	Seymour Ave	1930	House	Bldg		
B		21	Seymour Ave	1920	House	Bldg		
B		22	Seymour Ave	1920	House	Bldg		
B		23	Seymour Ave	1920	House	Bldg		
B		25	Seymour Ave	1920	House	Bldg		
C		26	Seymour Ave	1920	House	Bldg		
B		27	Seymour Ave	1920	House	Bldg		
B		29	Seymour Ave	1920	House	Bldg		
B		31	Seymour Ave	1920	House	Bldg		
B		33	Seymour Ave	1920	House	Bldg		
B		35	Seymour Ave	1920	House	Bldg		
B		37	Seymour Ave	1920	House	Bldg		
B		39	Seymour Ave	1920	House	Bldg		

Group	HPT Rank	Street No.	Street Address * = Council Owned	Date	Name	Building, Place, or Object	Interior/Surround	Features of particular heritage significance (Inner City Zone only)
B		41	Seymour Ave	1920	House	Bldg		
B		43	Seymour Ave	1920	House	Bldg		
B		50	Seymour Ave	1930	House	Bldg		
B		52	Seymour Ave	1930	House	Bldg		
C		1/54	Seymour Ave	1930	House	Bldg		
B		55	Seymour Ave	1920	House	Bldg		
C		56	Seymour Ave	1920	House	Bldg		
B		57	Seymour Ave	1920	House	Bldg		
B		58	Seymour Ave	1900	House	Bldg		
B		59	Seymour Ave	1920	House	Bldg		
B		25	Shelbourne Street*	1800	Site of Old Shelbourne Street Jail (site only)	PI		
A		25	Shelbourne Street*	1842	Hallowell Cemetery	PI	S	
A		46	Shelbourne Street	1855	House	Bldg		
A		1	South Street	1863	House	Bldg		
B		3	South Street	1864	House	Bldg		
B		4	South Street	1865	House	Bldg		
B		5	South Street	1910	House	Bldg		
A		6	South Street	1865	House	Bldg		
B		7	South Street	1920	House	Bldg		
A		8	South Street	1865	House	Bldg		
B		9	South Street	1920	House	Bldg		
B		10	South Street	1864	House	Bldg		
A		11	South Street	1863	House	Bldg		
A		12	South Street	1863	House	Bldg		
A		13	South Street	1863	House	Bldg		
A		14	South Street	1864	House	Bldg		
B		15	South Street	1900	House	Bldg		
A		467	Suffolk Road	1841	Oaklands	Bldg		
C	II	1	Synagogue Lane	1850	Craigleen House	Bldg		
B	II	11	Tasman Street	1900	House	Bldg		

Group	HPT Rank	Street No.	Street Address * = Council Owned	Date	Name	Building, Place, or Object	Interior/Surround	Features of particular heritage significance (Inner City Zone only)
A	II	34	Tasman Street	1860	House	Bldg		
A	II	36	Tasman Street	1860	House	Bldg		
B		40	Tasman/Grove Street Corner	1880	The Green Grocer	Bldg		
A	II	135	Tasman Street	1860	House	Bldg		
C	II	151	Tasman Street	1920	House	Bldg		
A	I Historic Area		Trafalgar Square*	1912	Church Steps	PI		
A	Historic Area		Trafalgar Square	1925	Cathedral	Bldg	S**	
B			Trafalgar Square*	1842	Tent Site (opposite Betts Carpark)	PI		
B	II		Trafalgar Square*	1918	Statue World War 1 Anzac Memorial	Obj		
B	II Historic Area	324	Trafalgar Square	1936	Plunket and Rest Rooms	Bldg		
B	II	328	Trafalgar Square	1910	Radio Fifeshire (Harley House)	Bldg		
C		349	Trafalgar Square	1900	House	Bldg		
B			Trafalgar Street: east side between Hardy Street and Selwyn Place around gas light*	1865	Boulder Bank kerbstones	Obj	B	
B		31	Trafalgar Street	1880	Shop/accommodation	Bldg		
B		33	Trafalgar Street	1900	House	Bldg		
B		35	Trafalgar Street	1914	House	Bldg		
C		86-110	Trafalgar Street*	1938	Nelson City Council (former State Advances building)	Bldg		
B	II	89-95	Trafalgar Street	1930	State Chambers film theatre	Bldg		
B		109	Trafalgar Street	1930	Stroud House	Bldg		
B		121	Trafalgar Street	1920	Anstice building	Bldg		
B		157	Trafalgar Street	1920	The Coffee Pot	Bldg		
B		163	Trafalgar Street	1842	Pavlova Backpackers	Bldg		
B	II	191	Trafalgar Street	1920	Trathen's Building	Bldg		Facade above verandah
C	II	194-196	Trafalgar Street	1880	Katies Fashions	Bldg		

Group	HPT Rank	Street No.	Street Address * = Council Owned	Date	Name	Building, Place, or Object	Interior/ Surround	Features of particular heritage significance (Inner City Zone only)
B		207	Trafalgar Street	1910	Nelson City Pharmacy	Bldg		
C		232	Trafalgar Street	1920	Whitcoulls Bookstore	Bldg		
B	II	240	Trafalgar Street	1929	Kitts Shoestore	Bldg		
B	II	241-245	Trafalgar Street	1930	The Ritz - Louis Kerr Ltd Building	Bldg		
A	Historic Area	276	Trafalgar Street	1900	Pomeroy's Cafe Wine Bar	Bldg		Whole street facade and verandah
A	II Historic Area	280	Trafalgar Street	1906	Development House	Bldg		Whole street facade
A	I Historic Area	281	Trafalgar Street	1889	Victorian Rose tavern	Bldg	I	Whole interior (includes walls, ceilings and fireplaces only), whole street facade
B	II Historic Area	284-286	Trafalgar Street	1930	Blackmores Booksellers	Bldg		
A	II Historic Area	296	Trafalgar Street	1900	Chez Eelco/ Nelson Womens Club	Bldg		Facade above verandah and verandah
A	II Historic Area	300	Trafalgar Street	1887	Smythe Building	Bldg		Whole Trafalgar Street and Selwyn Place facades, excluding brick building
A		422	Trafalgar Street*	1850	Old Cemetery (Fairfield Park)	PI	S	
B			Trent Drive	1935	Nelson Aero Club Hangars	Bldg		
B			Trent Drive	1942	Helicopters (NZ) Ltd Hangar	Bldg		
B			Trent Drive	1943	Air Nelson Hangar	Bldg		
A	I	48	Van Dieman Street	1875	Fairfield House	Bldg	S	
A	I	30	Vanguard Street	1868	All Saint's Anglican Church	Bldg	S**	
B	II	98	Waimea Rd	1915	Nelson Public Hospital Central Store (Dalton House - 44 Franklyn St)	Bldg		
A	I Historic Area	223	Waimea Road Bishopdale	1877	Chapel of the Holy Evangelists (Anglican)	Bldg	S**	
B			Wakapuaka Rd SH6	1860	St Andrew's Churchyard Cemetery	PI		

Group	HPT Rank	Street No.	Street Address *= Council Owned	Date	Name	Building, Place, or Object	Interior/ Surround	Features of particular heritage significance (Inner City Zone only)
A	II		Wakefield Quay*		Stone Wall (in front of former Rowing Club and between old Powerhouse and Launch ramp by Rescue Centre)	Pl		
B	II	258	Wakefield Quay	1928	Former Anchor Shipping Company office	Bldg		
B		300	Wakefield Quay*	1923	Power House	Bldg		
A	II	326	Wakefield Quay (opposite 333)	1880	The Boathouse (former Iron Duke Sea Scouts building)	Bldg		
C		335	Wakefield Quay	1930	House	Bldg		
B		337	Wakefield Quay	1870	House	Bldg		
B		339	Wakefield Quay	1862	House	Bldg		
C		345	Wakefield Quay	1930	House	Bldg		
A		350	Wakefield Quay (opposite 341)	1900-1940	Boatshed Cafe	Bldg		
C		355	Wakefield Quay	1930	House	Bldg		
C		357	Wakefield Quay	1940	House	Bldg		
B		367	Wakefield Quay	1870	House	Bldg		
B		369	Wakefield Quay	1870	House	Bldg		
C		375	Wakefield Quay	1900	House	Bldg		
A		383	Wakefield Quay	1900	House	Bldg		
A		385	Wakefield Quay	1900	House	Bldg		
C		387	Wakefield Quay	1930	House	Bldg		
C		391	Wakefield Quay	1930	House	Bldg		
C		411	Wakefield Quay	1900	House	Bldg		
C	II	35	Washington Road	1865	Cobb House	Bldg		
A	II	42	Weka Street	1900	Hostel Paradiso	Bldg		
A	II	5	Whitby Road	1890	Rutherglen	Bldg		

The following house was ranked but is not subject to the provisions of this Plan as it has a more stringent covenant with the Historic Places Trust.

Group	HPT Rank	Street No.	Street Address	Date	Name	Building, Place, or Object	Interior/ Surrounds
A	I	170	Milton Street	1869	Harley House	Bldg	

appendix 2

heritage trees

AP2 **introduction**

AP2.i This appendix specifically acknowledges the importance of heritage trees.

AP2.1 **heritage evaluation**

AP2.1.1 **criteria for evaluating trees**

AP2.1.1.i Criteria

- a) Arboricultural criteria - form, occurrence of the species, vitality, function, age.
- b) Amenity criteria - stature, visibility of the tree, proximity of other trees, role in location, climatic influence.
- c) Outstanding criteria - stature (feature and form), historic (age, association, commemoration, remnant), scientific (rarity, source).

AP2.1.1.ii Guide to Type column in table

S = Single

G = Group

W = Woodland (references to numbered woodlands and map symbology will be progressively updated)

WP = Woodland Park

AP2.1.2 **heritage importance**

AP2.1.2.i Heritage Trees are the best and most significant in the District. Their protection and retention is considered essential. Policies and rules in this Plan reflect the importance of Heritage Trees. Refer to DO4.1.1 (heritage identification and classification) and DO4.1.7 (heritage trees).

AP2.1.2.ii Landscape Trees are important to the District in terms of their contribution to the landscape. Their retention is important, but not considered essential. See DO4.1.1 (heritage identification and classification) and DO4.1.8 (landscape trees).

AP2.1.2.iii Local Trees are of noteworthy interest and are not as significant as either Heritage or Landscape Trees. Retention and protection is encouraged. Refer to DO4.1.1 (heritage identification and classification) and DO4.1.9 (local trees).

Refer also to rules in the relevant zone.

AP2.1.2.iv Items may be added to the table through the Plan Change process. See AD2 (plan changes and review) for details on plan changes and reviews.

AP2.1.2.v Local Trees do not appear on the Planning Maps.

Table 2.1 heritage trees

Category	Street No.	Address	Location	Type	Tree Name (Latin)	Tree name (common)	No. of trees
Heritage		Albion Square		W	Woodland (W12)		
Heritage		Albion Square		W	Quercus suber	Cork oak	1
Heritage		Albion Square		W	Quercus suber	Cork oak	1
Heritage		Albion Square		W	Quercus cerris	Turkey oak	1
Heritage		Albion Square		W	Cupressus sempervirens	Italian cypress	1
Heritage		Albion Square		W	Sequoiadendron giganteum	Wellingtonia	4
Heritage		Albion Square		W	Chamaecyparis lawsoniana	Lawson cypress	1
Heritage		Albion Square		W	Pinus griffithi	Bhutan pine	1
Heritage		Albion Square		W	Cedrus atlantica	Atlantic cedar	3
Heritage		Albion Square		W	Sequoiadendron giganteum	Wellingtonia	1
Landscape		Albion Square		W	Taxus baccata	Common yew	1
Landscape		Albion Square		W	Araucaria heterophylla	Norfolk Island pine	2
Landscape		Albion Square		W	Quercus ilex	Holm oak	1
Landscape		Albion Square		W	Ulmus procera	English elm	1
Landscape		Albion Square		W	Taxus baccata	Common yew	1
Local		Albion Square		W	Chamaecyparis lawsoniana	Lawson cypress	1
Local		Albion Square		W	Chamaecyparis lawsoniana	Lawson cypress	1
Local		Albion Square		W	Cupressus sempervirens	Italian cypress	5
Local		Albion Square		W	Chamaecyparis lawsoniana	Lawson cypress	2
Local		Albion Square		W	Cryptomeria japonica	Japanese cedar	1
Local	14	Aldinga Avenue		G	Juglans regia	Common walnut	1
Landscape	18	Alton Street	NMIT	G	Rhopalostylis sapida	Nikau palm	1
Landscape		Alton Street	Road reserve	S	Sequoia sempervirens	Californian redwood	1
Local	2	Alyson Place	Flat 1	S	Podocarpus totara	Totara	1
Local		Annesbrook Dr/Waimea Rd/Main Rd Stoke	Hays Corner Road Reserve	W	Ginkgo biloba	Maidenhair tree	1
Local		Annesbrook Dr/Waimea Rd/Main Rd Stoke	Hays Corner Road Reserve	W	Quercus palustris	Pin oak	9

Category	Street No.	Address	Location	Type	Tree Name (Latin)	Tree name (common)	No. of trees
Local		Annesbrook Dr/Waimea Rd/Main Rd Stoke	Hays Corner Road Reserve	W	<i>Fagus sylvatica</i>	European beech	1
Local		Annesbrook Dr/Waimea Rd/Main Rd Stoke	Hays Corner Road Reserve	W	<i>Liquidambar styraciflua</i>	Sweet gum	1
Heritage		Anzac Park		W	Woodland (W13)		
Heritage		Anzac Park		G	<i>Phoenix canariensis</i>	Canary Island palm	20
Heritage		Anzac Park		S	<i>Ulmus americana</i>	White elm	1
Heritage	42	Arapiki Rd		S	<i>Quercus robur</i>	English oak	1
Landscape	36	Atawhai Drive		G	<i>Quercus cerris</i>	Turkey oak	1
Heritage	280	Atawhai Drive		S	<i>Quercus robur</i>	English oak	1
Landscape	414	Atawhai Drive		S	<i>Phoenix canariensis</i>	Canary Island palm	1
Landscape	458-460	Atawhai Drive		G	<i>Sequoia sempervirens</i>	Californian redwood	2
Local	758	Atawhai Drive		W	Woodland (W55) native bush		
Local	10	Avon Terrace		S	<i>Fagus sylvatica</i> 'purpurea'	Copper beech	1
Landscape		Basin Reserve		W	Woodland (W56)		
Landscape		Basin Reserve/Rocks Road		S	<i>Phoenix canariensis</i>	Canary Island palm	1
Local		Basin Reserve/Rocks Road		G	<i>Araucaria heterophylla</i>	Norfolk Island pine	5
Local	33	Beach Road		G	<i>Agathis australis</i>	Kauri	2
Local		Beatsons Road reserve		W	Woodland (W33)		
Local		Bishops Park		W	Woodland (W34)		
Heritage		Bisley Avenue	Road reserve	S	<i>Platanus acerifolia</i>	London plane	1
Local	81	Bisley Avenue		S	<i>Agathis australis</i>	Kauri	1
Heritage	25	Black Street		G	<i>Fagus sylvatica</i> 'purpurea'	Copper beech	1
Local	25	Black Street		G	<i>Tilia x europaea</i>	Common lime	1
Landscape	26	Blick Terrace		G	<i>Acer palmatum</i>	Japanese maple	2
Local	26	Blick Terrace		S	<i>Cordyline australis</i>	Cabbage tree	1
Landscape	26	Blick Terrace		S	<i>Tilia x europaea</i>	Common lime	1
Heritage	26	Blick Terrace		S	<i>Nothofagus solandrii</i>	Hard beech	1
Heritage		Botanical Hill		W	Woodland (W14)		
Heritage		Botanics Sportsground		W	Woodland (W15)		
Heritage		Botanics Sportsground		G	<i>Populus nigra</i>	Black poplar	4
Heritage		Botanics Sportsground		G	<i>Cupressus macrocarpa</i>	Monterey cypress	1
Heritage		Botanics Sportsground		S	<i>Ulmus procera</i>	English elm	1
Heritage		Botanics Sportsground		G	<i>Tilia x europaea</i>	Common lime	3
Heritage		Botanics Sportsground		G	<i>Platanus acerifolia</i>	London plane	8

Category	Street No.	Address	Location	Type	Tree Name (Latin)	Tree name (common)	No. of trees
Landscape		Botanics Sportsground		S	<i>Fagus sylvatica</i>	European beech	1
Landscape		Botanics Sportsground		G	<i>Phoenix canariensis</i>	Canary Island palm	3
Landscape		Botanics Sportsground		G	<i>Quercus cerris</i>	Turkey oak	2
Heritage		Branford Park		W	Woodland (W16)		
Heritage		Branford Park		S	<i>Aesculus hippocastanum</i>	Horse chestnut	1
Heritage		Branford Park		S	<i>Juglans regia</i>	Common walnut	1
Landscape		Branford Park		G	<i>Populus deltoides</i>	Southern cottonwood	8
Landscape		Branford Park		G	<i>Populus nigra</i>	Black poplar	3
Local		Bridge St	Suter Art Gallery	G	<i>Araucaria heterophylla</i>	Norfolk Island pine	1
Local		Bridge St	Suter Art Gallery	G	<i>Quercus robur</i>	English oak	2
Landscape	199	Bridge Street		S	<i>Ulmus glabra</i> 'Horizontalis'	Weeping elm	1
Heritage	50	Britannia Heights	Road reserve	S	<i>Sequoiadendron giganteum</i>	Wellingtonia	1
Heritage		Broadgreen Rose Gardens		W	Woodland (W35)		
Heritage		Broadgreen Rose Gardens		S	<i>Cedrus deodara</i>	Deodar	1
Heritage		Broadgreen Rose Gardens		G	<i>Quercus cerris</i>	Turkey oak	5
Heritage		Broadgreen Rose Gardens		S	<i>Sequoiadendron giganteum</i>	Wellingtonia	1
Landscape		Broadgreen Rose Gardens		S	<i>Populus nigra</i>	Black poplar	1
Landscape		Brook Reservoir Motor Camp		W	Woodland (W36)		
Landscape		Brook Reservoir Motor Camp		G	<i>Sequoia sempervirens</i>	Californian redwood	18
Local		Brook Reservoir Motor Camp		S	<i>Cedrus deodara</i>	Deodar	1
Local	1	Brook Street		W	Woodland (W30) (Mixed species)		
Landscape	93B	Brook Street		S	<i>Juglans regia</i>	Common walnut	1
Heritage	192	Brook Street	Reserve	G	<i>Araucaria bidwillii</i>	Bunya bunya pine	1
Heritage	192	Brook Street	Reserve	G	<i>Sequoia sempervirens</i>	Californian redwoods	1
Local	584	Brook Street		S	<i>Prumnopitys taxifolia</i>	Matai	1
Landscape		Brook Street	near Blick Terrace	S	<i>Platanus acerifolia</i>	London plane	1
Heritage	3	Brookside			<i>Quercus ilex</i>	Holm oak	1
Landscape		Brook Valley Playground		W	Woodland (W17)		
Landscape		Brook Valley Playground		G	<i>Platanus acerifolia</i>	London plane	2

Category	Street No.	Address	Location	Type	Tree Name (Latin)	Tree name (common)	No. of trees
Heritage	194	Cable Bay Road	Happy Valley Farm	G	Prumnopitys taxifolia	Matai	1
Landscape	720	Cable Bay Road			Metrosideros excelsa	Pohutukawa	1
Local	35	Cambria Street		G	Rhopalostylis sapida	Nikau palm	1
Local	42	Cambria Street		S	Sophora microphylla	South Island kowhai	1
Landscape	52	Cambria Street		G	Phoenix canariensis	Canary Island palm	2
Landscape	18	Campbell St	Road reserve	S	Quercus robur	English oak	1
Local	60	Chamberlain Street		S	Liquidambar styraciflua	Sweet gum	1
Landscape	77	Champion Road			Sophora microphylla	Kowhai	1
Landscape	77	Champion Road			Liquidamber styraciflua	Sweet gum	1
Landscape	77	Champion Road			Ginko biloba	Maidenhair tree	1
Heritage	93	Champion Road			Quercus robur	English oak	1
Landscape	93	Champion Road			Quercus robur	English oak	1
Heritage		Church Hill		W	Woodland (W18)		
Heritage		Church Hill		G	Eucalyptus pilularis	Blackbutt	1
Heritage		Church Hill		S	Sequoia sempervirens "pendula"	Weeping redwood	1
Heritage		Church Hill		S	Araucaria cunninghamii	Hoop pine	1
Heritage		Church Hill		S	Livistona australis	Australian cabbage palm	1
Heritage		Church Hill		S	Metrosideros excelsa	Pohutukawa	1
Heritage		Church Hill		S	Quercus ilex	Holm pak	1
Heritage		Church Hill		G	Sequoiadendron giganteum	Wellingtonia	4
Heritage		Church Hill		G	Cedrus deodara	Deodar	2
Heritage		Church Hill		S	Quercus robur	English oak	1
Landscape		Church Hill		G	Sequoia sempervirens	Californian redwood	2
Landscape		Church Hill		S	Quercus palustris	Pin oak	1
Landscape	7	City Heights		S	Quercus robur	English oak	1
Heritage	31	Cleveland Terrace		S	Alectryon excelsus	Titoki	1
Heritage	31	Cleveland Terrace		S	Podocarpus totara	Totara	1
Landscape	60	Cleveland Terrace	Road reserve	S	Quercus robur	English oak	1
Heritage	137	Collingwood Street	NMIT	G	Tilia x europaea	Common lime	1
Landscape	137	Collingwood Street	NMIT	G	Rhopalostylis sapida	Nikau palm	1

Category	Street No.	Address	Location	Type	Tree Name (Latin)	Tree name (common)	No. of trees
Local	170	Collingwood Street		S	Jacaranda sp.	Jacaranda species	1
Landscape	174	Collingwood Street		S	Sequoia sempervirens	Californian redwood	1
Local	194	Collingwood Street		S	Magnolia x soulangiana	Magnolia variety	1
Heritage	195	Collingwood Street		G	Sequoiadendron giganteum	Wellingtonia	1
Landscape	195	Collingwood Street		G	Pseudotsuga menziesii	Douglas fir	3
Heritage	213	Collingwood Street		S	Quercus coccinea	Scarlet oak	1
Landscape		Corder Park		G	Salix babylonica	Weeping willow	2
Local	67	Covent Drive	Woodstock	G	Quercus robur	English oak	1
Heritage	67	Covent Drive	Woodstock	G	Cedrus deodara	Deodar	1
Landscape	67	Covent Drive	Woodstock	G	Quercus robur	English oak	1
Local	77	Covent Drive	Woodstock	G	Magnolia grandiflora	Evergreen magnolia	2
Local		Days Track	Toi Toi St/ Princes Drive	W	Woodland (W53)		
Heritage		Devon Street reserve		S	Quercus cerris	Turkey oak	1
Local	64	Dodson Valley		S	Podocarpus totora	Totara	1
Heritage	42	Domett Street		G	Tilia x europaea	Common lime	1
Heritage	42	Domett Street		G	Quercus coccinea	Scarlet oak	1
Landscape	42	Domett Street		G	Metrosideros excelsa	Pohutukawa	1
Landscape	51	Domett Street		G	Quercus ilex	Holly or holm oak	1
Landscape	51	Domett Street		S	Juglans regia	English walnut	1
Local	51	Domett Street		G	Cordyline australis	Cabbage tree	2
Local		Ebenezer Garden	Old Library reserve	W	Woodland (W41)		
Landscape	17	Emano Street		S	Ulmus sp.	Elm species	1
Heritage	14	Endeavour Street		G	Sequoiadendron giganteum	Wellingtonia	1
Heritage	14	Endeavour Street			Metrosideros robusta	Rata	1
Heritage	14	Endeavour Street			Cinnamomum camphora	Camphor tree	1
Landscape	14	Endeavour Street		G	Quercus coccinea ^{05/02}	Scarlet oak	2
Heritage	31	Enner Glynn Road			Metasequoia glyptostroboides	Dawn redwood	1
Heritage	33	Enner Glynn Road			Metasequoia glyptostroboides	Dawn redwood	1

Category	Street No.	Address	Location	Type	Tree Name (Latin)	Tree name (common)	No. of trees
Local		Erin Street reserve		W	Woodland (W19)		
Local		Erin Street reserve	opposite no.7	S	Podocarpus totara	Totara	1
Local		Erin Street reserve	opposite no.9	S	Liriodendron tulipifera	Tulip tree	1
Local	21a	Examiner Street		S	Phoenix canariensis	Canary Island palm	1
Heritage		Fairfield Park/playground		W	Woodland (W4)		
Heritage		Fairfield Park/playground		G	Sequoia sempervirens	Californian redwood	3
Heritage		Fairfield Park/playground		G	Eucalyptus obliqua	Messmate stringybark	1
Heritage		Fairfield Park/playground		G	Quercus palustris	Pin oak	4
Heritage		Fairfield Park/playground		S	Quercus robur	English oak	1
Landscape		Fairfield Park/playground		S	Sequoia sempervirens "pendula"	Weeping redwood	1
Landscape		Fairfield Park/playground		S	Nyssa sylvatica	Tupelo	1
Heritage	57	Fifeshire Crescent		S	Metrosideros robusta	Rata	1
Heritage		Franklyn/Kawai Streets	Corner	S	Eucalyptus obliqua	Messmate stringybark	1
Landscape	6	Gracefield Street	Road reserve	S	Cupressus arizonica	Rough barked Arizona cypress	1
Landscape	78	Green Street		S	Liriodendron tulipifera	Tulip tree	1
Local	8	Greenhill Road		W	Woodland (W37)		
Heritage	8	Greenhill Road	Road reserve	W	Araucaria bidwillii	Bunya bunya pine	1
Heritage	26	Greenhill Road	Road reserve	S	Sequoia sempervirens	Californian redwoods	1
Landscape	2	Grove Street		S	Phoenix canariensis	Canary Island palm	1
Heritage	121	Grove Street		S	Castanea sativa	Sweet chestnut	1
Landscape		Halifax Street	Millers Acre		Magnolia soulangiana	Saucer magnolia	1
Heritage		Hallowell Cemetery		W	Woodland (W20)		
Heritage	277	Hampden St		S	Metrosideros robusta	Rata	1
Landscape		Hanby Park		G	Platanus acerifolia	London plane	1
Local		Hanby Park		W	Woodland (W21)		
Local	319	Hardy Street		G	Cupressus sempervirens	Italian cypress	1
Local	319	Hardy Street		G	Liquidambar styraciflua	Sweet gum	1
Landscape	332	Hardy Street	NMIT	G	Quercus coccinea	Scarlet oak	1

Category	Street No.	Address	Location	Type	Tree Name (Latin)	Tree name (common)	No. of trees
Heritage	400	Hardy Street		S	<i>Fagus sylvatica</i> "Purpurea"	Copper beech	1
Landscape		Harper St		S	<i>Ulmus procera</i>	English elm	1
Heritage	15	Harper Street			<i>Cedrus deodara</i>	Himalayan cedar	1
Heritage	15	Harper Street			<i>Alectryon excelsus</i>	Titoki	1
Local		Hastings Street/Washington Road	Corner Road Reserve	S	<i>Ulmus</i> sp.	Elm species	1
Local		Hastings Street/Washington Road	Traffic island	S	<i>Ulmus</i> sp.	Elm species	1
Heritage		Haulashore Island		WP	Woodland Park (W31)		
Landscape		Haven Rd - Moller Fountain	Road reserve	W	Woodland (W22)		
Landscape		Haven Rd Median	Auckland Point to Russell St Road reserve	W	Woodland (W23)		
Landscape	111	Haven Road	Auckland Point School	G	<i>Rhopalostylis sapida</i>	Nikau palm	1
Heritage	111	Haven Road	Auckland Point School	G	<i>Phoenix canariensis</i>	Canary Island palm	11
Local	6	Hill Street		S	<i>Liriodendron tulipifera</i>	Tulip tree	1
Heritage		Isel Park		W	Woodland (W38)		
Heritage		Isel Park		S	<i>Pinus palustris</i>	Long leaf pine	1
Heritage		Isel Park		G	<i>Pinus canariensis</i>	Canary Island pine	2
Heritage		Isel Park		S	<i>Liriodendron tulipifera</i>	Tulip tree	1
Heritage		Isel Park		G	<i>Sequoiadendron giganteum</i>	Wellingtonia	3
Heritage		Isel Park		S	<i>Pinus pinaster</i>	Maritime pine	1
Heritage		Isel Park		S	<i>Cupressus macrocarpa</i>	Monterey cypress	1
Heritage		Isel Park		S	<i>Populus deltoides</i>	Southern cottonwood	1
Heritage		Isel Park		G	<i>Pinus radiata</i>	Monterey pine	5
Heritage		Isel Park		S	<i>Ilex aquifolium</i>	Common holly	1
Heritage		Isel Park		G	<i>Pseudotsuga menziesii</i>	Douglas fir	4
Heritage		Isel Park		S	<i>Morus nigra</i>	Black mulberry	1
Heritage		Isel Park		G	<i>Fagus sylvatica</i>	European beech	2
Heritage		Isel Park		S	<i>Quercus</i> sp.	Oak species	1
Heritage		Isel Park		S	<i>Araucaria heterophylla</i>	Norfolk Island pine	1
Heritage		Isel Park		S	<i>Magnolia grandiflora</i>	Evergreen magnolia	1
Landscape	180	Kawai Street		S	<i>Magnolia grandiflora</i>	Evergreen magnolia	1
Heritage	180	Kawai Street		G	<i>Quercus robur</i>	English oak	6
Landscape	185	Kawai Street		S	<i>Fraxinus excelsior</i> 'aurea'	Golden European ash	1

Category	Street No.	Address	Location	Type	Tree Name (Latin)	Tree name (common)	No. of trees
Landscape	201A	Kawai Street			Quercus robur	English oak	1
Landscape		Konini Street Walkway		G	Quercus robur	English oak	4
Landscape		Kowhai Avenue/ Stafford Avenue reserve		G	Eucalyptus obliqua	Messmate stringybark	2
Local		Kowhai Avenue/ Stafford Avenue reserve		W	Woodland (W39)		
Local		Kowhai Avenue/ Stafford Avenue reserve		G	Quercus robur	English oak	2
Landscape		Lud Valley Road		G	Podocarpus totara	Totara	1
Local		Lud Valley Road		G	Juglans regia	Common walnut	1
Heritage		Main Road, Stoke	St Barnabas Church	S	Cupressus macrocarpa	Monterey cypress	1
Heritage		Main Road, Stoke	Stoke Fire Station (close to the road)	S	Nothofagus solandrii	Hard beech	1
Heritage	378	Main Road, Stoke			Schinus molle	Californian pepper tree	1
Landscape	382A	Main Road, Stoke			Fraxinus oxycarpa 'Raywoodii'	Claret ash	1
Heritage	601	Main Road, Stoke	Stoke School	S	Araucaria cunninghamii	Hoop pine	1
Local	617	Main Road, Stoke		S	Photinia serrulata	Photinia	1
Landscape	648	Main Road, Stoke		S	Quercus palustris	Pin oak	1
Heritage	724	Main Road, Stoke		S	Cedrus deodara	Deodar	1
Heritage	735	Main Road, Stoke		G	Sequoia sempervirens	Californian redwood	1
Landscape	735	Main Road, Stoke		G	Sequoiadendron giganteum	Wellingtonia	1
Heritage	754	Main Road, Stoke		G	Sequoiadendron giganteum	Wellingtonia	1
Landscape	754	Main Road, Stoke	Road Reserve		Phoenix canariensis	Phoenix palm	1
Heritage		Main Road, RD1 Todds Valley		S	Quercus robur	English oak	1
Landscape		Maitai Motorcamp		G	Sequoia sempervirens	Californian redwood	4
Landscape		Maitai Motorcamp		S	Cupressus macrocarpa	Monterey cypress	1
Landscape		Maitai Valley Reserve	Motor camp	W	Woodland (W25)		
Landscape		Maitai River reserve - Trafalgar Street to Nile Street City side		W	Woodland (W24)		
Local	1 near	Malvern Avenue	Road reserve	S	Metrosideros excelsa	Pohutukawa	1

Category	Street No.	Address	Location	Type	Tree Name (Latin)	Tree name (common)	No. of trees
Landscape		Manuka/Tasman Street	Corner	S	Liquidambar styraciflua	Sweet gum	1
Local		Manuka Street	Willow Walk	S	Salix babylonica	Weeping willow	1
Heritage		Marsden recreation ground		W	Woodland (W10)		
Heritage		Marsden recreation ground		S	Sequoiadendron giganteum	Wellingtonia	1
Heritage		Marsden recreation ground		S	Sequoia sempervirens	Californian redwood	1
Heritage		Marsden recreation ground		G	Platanus acerifolia	London plane	3
Heritage		Marsden recreation ground		S	Cedrus atlantica	Atlantic cedar	1
Heritage		Marsden recreation ground		G	Fagus sylvatica	European beech	1
Landscape		Marsden recreation ground		S	Quercus coccinea	Scarlet oak	1
Landscape		Marsden Valley (road frontage)	Sch.I, Residential Zone	W	Woodland (W1)	Mixed exotic	
Heritage		Marsden Valley	Sch.I Residential Zone	S	Cedrus deodara	Himalayan cedar	1
Landscape		Marsden Valley (on minor ridge NE of, and parallel to Marsden Valley Road)	Sch.I Residential Zone	W	Woodland (W2)	Woodland - Mixed Native Species: predominantly kanuka non-native species are excluded from protection	
Landscape		Marsden Valley	Sch.I Residential Zone	S	Tilia species	Lime	1
Landscape		Marsden Valley	Sch.I Residential Zone	S	Alnus cordata	Italian alder	2
Landscape		Marsden Valley	Sch.I Residential Zone	S	Sequoiadendron giganteum	Californian big tree	1
Landscape		Marsden Valley	Sch.I Residential Zone	S	Picea species	Spruce	1
Landscape		Marsden Valley	Sch.I Residential Zone	S	Zelkova serrata	Keaki	1
Landscape		Marsden Valley	Sch.I Residential Zone	S	Quercus rubra	Red oak	2
Landscape		Marsden Valley	Sch.I Residential Zone	S	Betula nigra	River birch	1
Landscape		Marsden Valley	Sch.I Residential Zone	S	Taxodium distichum	Swamp cypress	1
Landscape		Marsden Valley	Sch.I Residential Zone	S	Metasequoia glyptostroboides	Dawn redwood	1
Landscape		Marsden Valley	Sch.I Residential Zone	S	Betula species	Big leaf birch	1
Landscape		Marsden Valley	Sch.I Residential Zone	S	Betula species	Birch	1
Heritage		Marsden Valley Cemetery		W	Woodland (W8)		
Heritage		Marsden Valley reserve		W	Woodland (W9)		1

Category	Street No.	Address	Location	Type	Tree Name (Latin)	Tree name (common)	No. of trees
Landscape	51	Martin Street		W	<i>Sophora microphylla</i>	Kowhai	1
Heritage	51	Martin Street		W	Woodland (W54)	Woodland of various native species	
Heritage	30	Marybank Road		G	<i>Dacrycarpus dacrydioides</i>	Kahikatea	2
Heritage		Marybank Reserve		W	Woodland (W32)		
Landscape		Marybank Reserve		G	<i>Prumnopitys taxifolia</i>	Matai	2
Landscape		Marybank Reserve		S	<i>Rhopalostylis sapida</i>	Nikau palm	1
Heritage		Melrose Gardens		W	Woodland (W26)		
Heritage		Melrose Gardens		S	<i>Sequoia sempervirens</i>	Californian redwood	1
Heritage		Melrose Gardens		S	<i>Cinnamomum camphora</i>	Camphor tree	1
Landscape		Melrose Gardens		S	<i>Ficus macrophylla</i>	Moreton Bay fig	1
Landscape		Melrose Gardens		S	<i>Chamaecyparis lawsoniana</i>	Lawson cypress	1
Local		Melrose Gardens		S	<i>Podocarpus totara</i>	Totara	1
Local		Melrose Gardens		S	<i>Magnolia grandiflora</i>	Evergreen magnolia	1
Local		Melrose Gardens		S	<i>Tilia x europaea</i>	Common lime	1
Heritage		Millers Acre carpark	Road reserve	S	<i>Quercus palustris</i>	Pin oak	1
Heritage	172	Milton Street	Harley House	G	<i>Araucaria bidwillii</i>	Bunya bunya pine	1
Heritage	172	Milton Street	Harley House	G	<i>Brachychiton acerifolius</i>	Flame tree	1
Heritage	172	Milton Street	Harley House	G	<i>Sequoiadendron giganteum</i>	Wellingtonia	1
Heritage	187	Milton Street		G	<i>Doryphora sassafras</i>	Sassafras	1
Landscape	187	Milton Street		G	<i>Metrosideros excelsa</i>	Pohutukawa	1
Heritage	193	Milton Street	Fellworth House	W	Woodland (W27)		
Heritage	193	Milton Street	Fellworth House	W	<i>Cedrus deodara</i>	Deodar	1
Heritage	193	Milton Street	Fellworth House	W	<i>Thuja plicata</i>	Western red cedar	1
Heritage	193	Milton Street	Fellworth House	W	<i>Pinus griffithi</i>	Bhutan pine	2
Heritage	193	Milton Street	Fellworth House	W	<i>Pseudotsuga menziesii</i>	Douglas fir	3
Landscape		Motueka St	Road reserve	G	<i>Quercus robur</i>	English oak	11
Local	42	Mount Street		S	<i>Eucalyptus ficifolia</i>	Red flowering gum	1
Heritage	74	Mount Street	Road reserve	S	<i>Eucalyptus viminalis</i>	Manna gum	1

Category	Street No.	Address	Location	Type	Tree Name (Latin)	Tree name (common)	No. of trees
Landscape	13	Mt Pleasant Avenue		S	<i>Metrosideros excelsa</i>	Pohutukawa	1
Local	17a	Mt Pleasant Avenue		S	<i>Taxus baccata</i>	Common yew	1
Heritage		Mt Vernon Place	Sequoia reserve	S	<i>Sequoiadendron giganteum</i>	Wellingtonia	1
Local		Nayland Road	Nayland Primary School	S	<i>Acer pseudoplatanus</i>	Sycamore	1
Heritage	381	Nayland Road		S	<i>Butia capitata</i>	Jelly palm	1
Landscape	491	Nayland Road		G	<i>Sequoia sempervirens</i>	Californian redwood	6
Heritage	16	Ngatitama Street		S	<i>Quercus robur</i>	English oak	1
Landscape	27	Ngatitama Street		S	<i>Quercus coccinea</i>	Scarlet oak	1
Heritage		Ngawhātu, Stoke		W	<i>Sequoia sempervirens</i>	Californian redwood	6
Heritage		Ngawhātu, Stoke		W	<i>Sequoiadendron giganteum</i>	Wellingtonia	3
Local		Ngawhātu, Stoke		W	<i>Metrosideros excelsa</i>	Pohutukawa	1
Heritage		Nile Street East	Bett carpark	G	<i>Metrosideros robusta</i>	Rata	1
Local		Nile Street East	Bett carpark	G	<i>Photinia serrulata</i>	Photinia	1
Heritage	45	Nile Street		S	<i>Quercus robur</i>	English oak	1
Heritage	66-82	Nile Street	Central School	G	<i>Tilia x europaea</i>	Common lime	15
Heritage	66-82	Nile Street	Central School	G	Palm sp.	Palm species	1
Landscape	66-82	Nile Street	Central School	G	<i>Araucaria cunninghamii</i>	Hoop pine	1
Landscape	114	Nile Street		G	<i>Eucalyptus sp.</i>	Gum species	2
Landscape	122	Nile Street		S	<i>Ginkgo biloba</i>	Maidenhair tree	1
Heritage	126	Nile Street		S	<i>Sequoia sempervirens</i>	Californian redwoods	1
Landscape	1/138	Nile Street		S	<i>Quercus palustris</i>	Pin oak	1
Local	142	Nile Street		S	<i>Liquidambar styraciflua</i>	Sweet gum	1
Heritage	155	Nile Street		G	<i>Metrosideros robusta</i>	Rata	1
Landscape	155	Nile Street		G	Palm sp.	Palm species	1
Local	155	Nile Street		G	<i>Jacaranda sp.</i>	Jacaranda species	1
Heritage		Oananga Bay		S	<i>Prumnopitys taxifolia</i>	Matai	1
Local	3	Oldham Lane		S	<i>Sophora microphylla</i>	Kowhai	1

Category	Street No.	Address	Location	Type	Tree Name (Latin)	Tree name (common)	No. of trees
Landscape		Orchard Reserve		W	Woodland (W47)		
Landscape		Orchard Reserve		W	Populus nigra	Black poplar	4
Landscape		Orchard Reserve		W	Quercus robur	English oak	1
Heritage	37	Paremata Street		S	Cupressus macrocarpa	Monterey cypress	1
Heritage		Pioneer Park		G	Platanus acerifolia	London plane	8
Local	1	Point Road Monaco		S	Phoenix canariensis	Canary Island palm	1
Landscape	75	Point Road			Alectryon excelsus	Titoki	1
Heritage	29	Polstead Road		S	Quercus robur	English oak	1
Landscape		Polstead Road/ Main Road Stoke	Corner Road reserve	S	Quercus robur	English oak	1
Local		Princes Drive/ Moana Avenue	Road reserve	G	Metrosideros excelsa	Pohutukawa	40
Local		Princes Drive Reserve		W	Woodland (W48)		
Landscape		Princes Drive reserve		W	Sequoia sempervirens	Californian redwood	29
Heritage		Pukatea Reserve		S	Laurelia novae-zelandiae	Pukatea	1
Local	92	Quebec Road		S	Quercus cerris	Turkey oak	1
Heritage		Queens Gardens		W	Woodland (W28)		
Heritage		Queens Gardens		S	Metasequoia glyptostroboides	Dawn redwood	1
Heritage		Queens Gardens		S	Abies spectabilis	East Himalayan fir	1
Heritage		Queens Gardens		G	Cedrus atlantica "Glauca"	Blue Atlas cedar	2
Heritage		Queens Gardens		S	Phillyrea latifolia	Jasmine box	1
Heritage		Queens Gardens		S	Chamaecyparis funebris	Chinese weeping cypress	1
Heritage		Queens Gardens		S	Cinnamomum camphora	Camphor tree	1
Heritage		Queens Gardens		S	Fagus sylvatica "Purpurea"	Copper beech	1
Heritage		Queens Gardens		S	Cupressus torulosa	Bhutan cypress	1
Heritage		Queens Gardens		G	Araucaria heterophylla	Norfolk Island pine	2
Heritage		Queens Gardens		S	Araucaria bidwillii	Bunya bunya pine	1
Heritage		Queens Gardens		S	Sequoiadendron giganteum	Wellingtonia	1
Heritage		Queens Gardens		S	Prunus serrulata "Tibetica"	Black bark cherry	1
Heritage		Queens Gardens		S	Picea abies	Norway spruce	1
Heritage		Queens Gardens		S	Araucaria cunninghamii	Hoop pine	1
Heritage		Queens Gardens		S	Tilia x europaea	Common lime	1

Category	Street No.	Address	Location	Type	Tree Name (Latin)	Tree name (common)	No. of trees
Heritage		Queens Gardens		S	<i>Macadamia integrifolia</i>	Smooth leaved Queensland nut	1
Landscape		Queens Gardens		S	<i>Brachychiton discolor</i>	Scrub bottle tree	1
Landscape		Queens Gardens		S	<i>Jacaranda mimosifolia</i>	Jacaranda	1
Landscape		Queens Gardens		S	<i>Alectryon excelsus</i>	Titoki	1
Local		Queens Gardens		S	<i>Acer palmatum</i>	Japanese maple	1
Local		Queens Gardens		S	<i>Michelia doltsopa</i>	Sweet Magnolia	1
Local		Queens Gardens		S	<i>Cornus capitata</i>	Strawberry tree	1
Landscape		Queens Gardens	Haungshi Chinese Gardens	S	<i>Cycas revoluta</i>	Japanese sago cycad	1
Heritage		Queens Road	Road reserve	G	<i>Eucalyptus globulus</i>	Tasmanian blue gum	6
Heritage	19	Quiet Woman Way	Monaco Village	G	<i>Alectryon excelsus</i>	Titoki	1
Heritage	19	Quiet Woman Way	Monaco Village	G	<i>Quercus robur</i>	English oak	1
Landscape	19	Quiet Woman Way	Monaco Village	G	<i>Corynocarpus laevigatus</i>	Karaka	3
Landscape	5A	Rainier Street		S	<i>Agathis australis</i>	Kauri	1
Landscape		Ranui Road reserve		G	<i>Quercus robur</i>	English oak	2
Heritage	1	Richardson Street	Road reserve	S	<i>Metrosideros excelsa</i>	Pohutukawa	1
Landscape	16	Richmond Avenue		G	<i>Quercus robur</i>	English oak	2
Heritage	19	Richmond Avenue		S	<i>Liquidambar styraciflua</i>	Sweet gum	1
Heritage	16	Riverside		S	<i>Phoenix canariensis</i>	Phoenix palm	1
Landscape		Riverside Pool	Reserve	S	<i>Cedrus deodara</i>	Deodar	1
Local		Riverside Pool	Reserve	S	<i>Chamaecyparis lawsoniana</i>	Lawson Cypress	1
Heritage	595	Rocks Road		G	<i>Araucaria heterophylla</i>	Norfolk Island pine	2
Landscape	595	Rocks Road		G	<i>Metrosideros excelsa</i>	Pohutukawa	2
Landscape		Rocks Road/ Richardson St	Road reserve	W	Woodland (W49)		
Landscape		Rocks Road/ Richardson St	Road reserve	W	<i>Ficus macrophylla</i>	Moreton Bay fig	1
Landscape		Rocks Road/ Richardson St	Road reserve	W	<i>Phoenix canariensis</i>	Canary Island palm	3
Heritage		Rocks Road/ Richardson St	Road reserve	W	<i>Brachychiton populneus</i>	Kurrajong	1
Local		Rocks Road/ Richardson St		W	<i>Metrosideros excelsa</i>	Pohutukawa	1
Landscape	10	Rosebank Terrace		S	<i>Quercus robur</i>	English oak	1
Landscape	1/39A	Russell Street		S	<i>Metrosideros robusta</i>	Northern rata	1
Heritage	52	Russell Street		S	<i>Metrosideros excelsa</i>	Pohutukawa	1

Category	Street No.	Address	Location	Type	Tree Name (Latin)	Tree name (common)	No. of trees
Landscape		Rutherford Park	Op ANZAC Park	S	Quercus palustris	Pin oak	1
Landscape	247	Rutherford Street		S	Acer negundo	Box elder	1
Local	248	Rutherford Street		S	Fagus sylvatica 'purpurea'	Copper beech	1
Local	8	St Johns Drive		S	Celtis australis	Nettle tree	1
Heritage		Seaview Cemetery		W	Woodland (W40)		
Heritage		Seaview Cemetery		S	Cedrus deodara	Deodar	1
Landscape		Seaview Cemetery		W	Pseudotsuga menziesii	Douglas fir	5
Landscape		Seaview Cemetery		W	Quercus palustris	Pin oak	2
Landscape	311	Seaview Rd		S	Ulmus glabra	Pendula elm	1
Landscape	cnr	Selwyn Place/ Trafalgar Square	Road reserve	S	Eucalyptus globulus	Tasmanian blue gum	1
Heritage	4	Seymour Avenue	Road reserve	S	Quercus robur	English oak	1
Local		Shelbourne Street	Road reserve	W	Quercus robur	English oak	1
Local		Shelbourne Street	Road reserve	G	Quercus robur	English oak	11
Landscape	48	Shelbourne Street		S	Morus alba	White mulberry	1
Landscape		Songer Street	Honest Lawyer	S	Phoenix canariensis	Phoenix palm	5
Landscape	78	Songer Street		S	Ulmus glabra 'camperdownii'	Weeping scotch elm	1
Landscape	137a	Songer Street		S	Quercus cerris	Turkey oak	1
Heritage	268	Songer Street		S	Ulmus glabra var. Camperdownii	Camperdown elm	1
Local	290	Songer Street	Ngawhatu Farm (between 12 Tussock Pl and Songer Street)	G	Quercus robur	English oak	5
Heritage	290	Songer Street	Road reserve	G	Sequoiadendron giganteum	Wellingtonia	1
Local	290	Songer Street		G	Fagus sylvatica 'purpurea'	Copper beech	1
Local		Sovereign Street	Guppy Park carpark	W	Metrosideros excelsa	Pohutukawa	1
Landscape	18	Sowman St		S	Magnolia x soulangeana	Saucer magnolia	1
Landscape	166	St Vincent St		S	Quercus robur	English oak	1
Heritage	8	Stafford Avenue	Road reserve	G	Eucalyptus obliqua	Messmate stringybark	2
Landscape	22	Stafford Avenue		S	Quercus robur	English oak	1
Landscape	29	Stanley Crescent		S	Metrosideros excelsa	Pohutukawa	1
Heritage	8	Stansell Avenue		S	Aloe barbarae	Aloe	1
Local	39	Stansell Avenue		S	Nothofagus solandri	Black beech	1

Category	Street No.	Address	Location	Type	Tree Name (Latin)	Tree name (common)	No. of trees
Landscape	9	Strathaven Place		G	Eucalyptus globulus	Tasmanian blue gum	1
Landscape	9	Strathaven Place		G	Sequoia sempervirens	Californian redwood	1
Heritage	389	Suffolk Road		G	Sequoia sempervirens	Californian redwoods	1
Heritage	465	Suffolk Road	Oaklands	W	Woodland (W42)		
Heritage	465	Suffolk Road	Oaklands	W	Quercus robur	English oak	80
Landscape	465	Suffolk Road	Oaklands	W	Quercus palustris	Pin oak	1
Landscape	465	Suffolk Road	Oaklands	W	Quercus cerris	Turkey oak	1
Landscape	465	Suffolk Road	Oaklands	W	Podocarpus totara	Totara	1
Heritage	465	Suffolk Road	Oaklands entry	W	Quercus robur	English oak	2
Landscape		Tahunanui Drive/ Beach Road	Corner	S	Phoenix canariensis	Canary Island palm	1
Local	44	Tahunanui Drive		S	Metrosideros robusta	Rata	1
Landscape		Tahunanui Library Gardens		G	Phoenix canariensis	Canary Island palm	16
Landscape	26	Tasman Street		S	Juglans regia	Common walnut	1
Landscape	44	Tasman Street		S	Juglans regia	Common walnut	1
Landscape	60	Tasman Street		S	Eucalyptus ficifolia	Red flowering gum	1
Heritage	148	Tasman Street		W	Woodland (W50)		
Heritage	148	Tasman Street		W	Metrosideros excelsa	Pohutukawa	2
Heritage	148	Tasman Street		W	Metrosideros robusta	Rata	1
Landscape	151	Tasman Street		S	Fagus sylvatica 'purpurea'	Copper beech	1
Landscape		Teal Valley Road		G	Podocarpus totara	Totara	1
Landscape		Teal Valley Road	Road reserve	G	Podocarpus totara	Totara	1
Heritage	18	The Cliffs	Road reserve	S	Quercus robur	English oak	1
Heritage	28	The Cliffs		S	Quercus robur	English oak	1
Landscape	54	The Cliffs		S	Quercus robur	English oak	1
Heritage	45	The Ridgeway		S	Brachychiton acerifolius	Flame tree	1
Heritage	45	The Ridgeway		S	Brachychiton populneus	Kurrajong	1
Landscape	45	The Ridgeway		S	Erythrina crista-galli	Coral tree	1
Landscape	45	The Ridgeway		S	Castanospermum australe	Australian bean tree	1
Landscape	45	The Ridgeway		S	Metrosideros excelsa	Pohutukawa	1
Heritage		Tipahi Street	Hospital tennis courts	S	Sequoiadendron giganteum	Wellingtonia	1
Landscape		Tipahi Street	Nelson Intermediate School	G	Ulmus glabra	Wych elm	3

Category	Street No.	Address	Location	Type	Tree Name (Latin)	Tree name (common)	No. of trees
Heritage	26	Todd Bush Rd		S	Quercus robur	English oak	1
Heritage	5	Tory Street		S	Gymnocladus dioica	Kentucky coffee tree	1
Local		Tosswill recreation ground		W	Woodland (W51)		
Landscape	19	Tosswill Road		S	Metasequoia glyptostroboides	Dawn redwood	1
Local	335	Trafalgar Square		S	Rhopalostylis sapida	Nikau palm	1
Local	281	Trafalgar Street		S	Prunus sp.	Cherry	1
Landscape	384	Trafalgar Street South	Road reserve	S	Ginkgo biloba	Maidenhair tree	1
Landscape	384	Trafalgar Street South		S	Podocarpus totara	Totara	1
Heritage	400	Trafalgar Street South	Nelson College for Girls	S	Eucalyptus globulus	Tasmanian blue gum	1
Landscape	416	Trafalgar Street South		S	Araucaria cunninghamii	Hoop pine	1
Landscape		Trafalgar Street South	Road frontage between Brougham and Bronte Streets	G	Tracycarpus fortunei	Fan palm	45
Heritage	19	Tresillian Avenue		G	Sequoiadendron giganteum	Wellingtonia	1
Landscape	19	Tresillian Avenue		G	Araucaria heterophylla	Norfolk Island pine	1
Landscape	19	Tresillian Avenue		G	Metrosideros robusta	Rata	2
Landscape	19	Tresillian Avenue		G	Eucalyptus obliqua	Messmate stringybark	1
Local		Tresillian Avenue reserve		W	Woodland (W43)		
Landscape	7	Tui Glen Road		S	Metrosideros excelsa	Pohutukawa	1
Landscape	3	Ulster Street		S	Liriodendron tulipifera 'aureo-marginatum'	Tulip tree variety	1
Landscape	9	Ulster Street		W	Woodland (W44)		
Landscape	9	Ulster Street		W	Dacrycarpus dacrydioides	Kahikatea	1
Local	9	Ulster Street		W	Agathis australis	Kauri	2
Local	9	Ulster Street		W	Woodland (W44) - (native bush)matai miro titoki totara, kanuka and others		
Local	30	Van Diemen Street		S	Nothofagus solandri	Black beech	1
Heritage	48	Van Diemen Street	Fairfield Hse	W	Woodland (W5) - Royal NZ Institute of Horticulture		
Heritage	48	Van Diemen Street	Fairfield Hse	W	Sequoia sempervirens	Californian redwood	7
Heritage	48	Van Diemen Street	Fairfield Hse	W	Chamaecyparis lawsoniana	Lawson cypress	1
Heritage	48	Van Diemen Street	Fairfield Hse	W	Quercus petraea	Sessile oak	2

Category	Street No.	Address	Location	Type	Tree Name (Latin)	Tree name (common)	No. of trees
Heritage	48	Van Diemen Street	Fairfield Hse	W	<i>Eucalyptus obliqua</i>	Messmate stringybark	2
Heritage	48	Van Diemen Street	Fairfield Hse	W	<i>Cedrus atlantica</i>	Atlantic cedar	2
Heritage	48	Van Diemen Street	Fairfield Hse	W	<i>Pseudotsuga menziesii</i>	Douglas fir	1
Heritage	48	Van Diemen Street	Fairfield Hse	W	<i>Liriodendron tulipifera</i>	Tulip tree	1
Landscape	48	Van Diemen Street	Fairfield Hse	W	<i>Magnolia grandiflora</i>	Evergreen magnolia	1
Landscape	30	Vanguard Street		G	<i>Phoenix canariensis</i>	Canary Island palm	1
Local	30	Vanguard Street		G	<i>Photinia serrulata</i>	Photinia	1
Local	30	Vanguard Street		G	<i>Tilia x europaea</i>	Common lime	1
Heritage	2/155	Vanguard Street			<i>Nothofagus solandrii</i>	Black beech	1
Heritage	8	Victoria Road		G	<i>Metrosideros robusta</i>	Rata	2
Landscape	14	Victoria Road		S	<i>Pinus pinea</i>	Stone pine	1
Heritage		Victory Square		W	Woodland (W29)		
Heritage		Victory Square		G	<i>Quercus robur</i>	English oak	2
Heritage		Victory Square		W	<i>Nothofagus solandrii</i>	Black beech	1
Landscape		Victory Square		W	<i>Cupressus goveniana</i>	Gowen cypress	1
Landscape		Waimea Road/ Beatson Road	Corner Road reserve	G	<i>Chamaecyparis lawsoniana</i>	Lawson cypress	5
Heritage		Waimea Road	Braemar	W	Woodland (W7)		
Heritage		Waimea Road	Braemar	W	<i>Araucaria bidwillii</i>	Bunya bunya pine	1
Heritage		Waimea Road	Braemar	S	<i>Araucaria heterophylla</i>	Norfolk island pine	1
Heritage		Waimea Road	Braemar	W	<i>Sequoiadendron giganteum</i>	Wellingtonia	1
Landscape		Waimea Road	Braemar	W	<i>Sequoia sempervirens</i>	Californian redwood	7
Landscape		Waimea Road	Braemar	W	<i>Tilia x europaea</i>	Common lime	4
Landscape		Waimea Road	Braemar	W	<i>Sequoia sempervirens</i>	Californian redwood	1
Local		Waimea Road	Braemar	W	<i>Quercus robur</i>	English oak	2
Local		Waimea Road	Braemar	W	<i>Araucaria heterophylla</i>	Norfolk Island pine	1
Local		Waimea Road	Braemar	W	<i>Metrosideros excelsa</i>	Pohutukawa	1
Heritage	91	Waimea Road	Nelson College	W	Woodland (W6)		
Heritage	91	Waimea Road	Nelson College	W	<i>Populus nigra</i>	Black poplar	1
Landscape	91	Waimea Road	Nelson College	W	<i>Quercus coccinea</i>	Scarlet oak	1
Landscape	91	Waimea Road	Nelson College	W	<i>Metasequoia glyptostroboides</i>	Dawn redwood	1
Landscape	91	Waimea Road	Nelson College	W	<i>Quercus palustris</i>	Pin oak	1
Landscape	91	Waimea Road	Nelson College	W	<i>Quercus coccinea</i>	Scarlet oak	1
Landscape	91	Waimea Road	Nelson College	W	<i>Sequoia sempervirens</i>	Californian redwood	1

Category	Street No.	Address	Location	Type	Tree Name (Latin)	Tree name (common)	No. of trees
Landscape	91	Waimea Road	Nelson College	W	Populus deltoides	Southern cottonwood	1
Landscape	91	Waimea Road	Nelson College	W	Acer saccharinum	Sugar maple	6
Landscape	91	Waimea Road	Nelson College	W	Aesculus hippocastanum	Horse chestnut	1
Landscape	91	Waimea Road	Nelson College	W	Quercus coccinea	Scarlet oak	1
Landscape	91	Waimea Road	Nelson College	W	Ulmus procera	English elm	1
Landscape	91	Waimea Road	Nelson College	W	Quercus robur	English oak	6
Local	91	Waimea Road	Nelson College	W	Cedrus deodara	Deodar	2
Local	91	Waimea Road	Nelson College	W	Liquidambar styraciflua	Sweet gum	1
Local	91	Waimea Road	Nelson College	W	Quercus robur	English oak	2
Local	91	Waimea Road	Nelson College	W	Quercus palustris	Pin oak	1
Local	91	Waimea Road	Nelson College	W	Liquidambar styraciflua	Sweet gum	2
Heritage	223	Waimea Road	Bishopdale	S	Quercus robur	English oak	1
Heritage	225	Waimea Road	Bishopdale	W	Woodland (W45)		
Heritage	225	Waimea Road	Bishopdale	W	Araucaria bidwillii	Bunya bunya pine	1
Heritage	225	Waimea Road	Bishopdale	W	Sequoiadendron giganteum	Wellingtonia	1
Heritage	225	Waimea Road	Bishopdale	W	Quercus robur	English oak	2
Heritage	225	Waimea Road	Bishopdale	W	Quercus robur	English oak	1
Heritage	225	Waimea Road	Bishopdale	W	Eucalyptus tenuiramis	Silver peppermint	1
Landscape	225	Waimea Road	Bishopdale	W	Sequoia sempervirens	Californian redwood	1
Landscape	225	Waimea Road	Bishopdale	W	Cupressus macrocarpa	Monterey cypress	3
Landscape	225	Waimea Road	Bishopdale	W	Sequoia sempervirens	Californian redwood	2
Landscape	225	Waimea Road	Bishopdale	W	Quercus robur	English oak	1
Local	225	Waimea Road	Bishopdale	W	Phyllocladus trichomanoides	Celery pine	1
Landscape	538	Waimea Road		S	Phoenix canariensis	Phoenix palm	1
Heritage	543	Waimea Road		S	Sequoia sempervirens	Californian redwood	1
Heritage		Wakapuaka Cemetery		W	Woodland (W52)		
Landscape		Wakapuaka Cemetery		G	Ficus macrophylla	Moreton Bay fig	3
Landscape		Wakapuaka Cemetery		G	Pinus patula	Weeping pine	1
Local		Wakapuaka Cemetery		G	Calodendrum capense	Cape chestnut	6
Heritage		Wakapuaka SH6	Hillwood	W	Woodland (W3)		
Heritage		Wakapuaka SH6	Hillwood	W	Sequoia sempervirens	Californian redwood	4
Heritage		Wakapuaka SH6	Hillwood	W	Sequoia sempervirens	Californian redwood	1
Heritage		Wakapuaka SH6	Hillwood	W	Quercus robur	English oak	1
Landscape		Wakapuaka SH6	Hillwood	W	Quercus robur	English oak	11
Landscape		Wakapuaka SH6	Hillwood	S	Fraxinus excelsior	Common ash	4
Landscape		Wakapuaka SH6	Hillwood	W	Cedrus deodara	Deodar	1

Category	Street No.	Address	Location	Type	Tree Name (Latin)	Tree name (common)	No. of trees
Landscape	365	Wakefield Quay		S	<i>Metrosideros excelsa</i>	Pohutukawa	1
Heritage	403	Wakefield Quay		S	<i>Cedrus deodara</i>	Deodar	1
Landscape	39	Washington Road		G	<i>Ginkgo biloba</i>	Maidenhair tree	1
Local	39	Washington Road		G	<i>Liquidambar styraciflua</i>	Sweet gum	1
Landscape	6	Waterhouse Street		S	<i>Metasequoia glyptostroboides</i>	Dawn redwood	1
Landscape		Waterhouse Street reserve		W	<i>Pseudotsuga menziesii</i>	Douglas fir	1
Local		Waterhouse Street reserve		W	Woodland (W46)		
Heritage	116 opp.	Westbrook Terrace	Road reserve	S	<i>Quercus robur</i>	English oak	1
Landscape		Whitby Road		G	<i>Sequoia sempervirens</i>	Californian redwood	2
Landscape		Wigzell Park		W	Woodland (W11)		
Landscape		Wigzell Park		W	<i>Quercus coccinea</i>	Scarlet oak	2
Landscape		Wigzell Park		W	<i>Taxodium distichum</i>	Swamp cypress	1
Landscape		Wigzell Park		W	<i>Eucalyptus viminalis</i>	Manna gum	1
Landscape	near 2	Wolfe Street	Road reserve	S	<i>Tilia x europaea</i>	Common lime	1
Heritage		York Valley	Grampians reserve	G	<i>Dacrycarpus dacrydioides</i>	Kahikatea	1

appendix 3

archaeological sites

AP3 overview

AP3.i The table below defines archaeological sites shown on the Planning Maps. All references are in terms of Map Series NZMS 260.

AP3.ii 1. Sites with the notation MS refer to Maori archaeological sites, while those with the notation AS are European archaeological sites.

2. Site numbers relate to the NZAA Site Recording Scheme Upgrade Project.

AP3.iii Heritage and cultural values can be assigned to sites and areas (either individually or collectively) which are notable for their archaeological values. The Plan acknowledges this, and its objectives, policies and rules reflect the importance of archaeological items (refer to R113 in Chapter 4 and DO4.1 in Chapter 5). One of the methods of identifying and protecting these items is to accurately identify their location, as far as possible. This is described in this appendix.

Table 3.1 archaeological sites

Site No.	Description	Easting/ Northing	NZMS Map No.
MS2	Urupa, Delaware Spit	471 050	027
MS3	Midden and ovens, Delaware Spit	484 051	027
MS4	Urupa, Delaware Estuary	475 048	027
MS5	Pa site, south side Delaware Estuary	481 044	027
MS6	Kainga site	476 043	027
MS7	Waahi tapu	475 048	027
MS8	Kainga site, Delaware Bay Road where the road leaves the inlet to go behind the prominent hill	472 041	027
MS9	Pa site and Kainga, occupies most of Bishop Peninsula	465 039	027
MS10	Kainga site, edge of Delaware Estuary south of Bishop Peninsula	465 035	027
MS11	Midden and oven site on sand spit off south east corner of Pepin Island	471 047	027
MS12	Kainga, on shingle bank south end of Pepin Island	466 048	027
MS13	Waahi tapu, small gully on Pepin Island across channel at end of Delaware Spit	468 051	027
MS15	Old canoe landing place, south east tip Pepin Island	456 045	027
MS16	Pa site, in sheep yards on Pepin Island	451 055	027
MS17	Argillite Quarry, on marked track halfway between Maungatapu summit and the road over the Maungatapu Saddle	450 882	027
MS18	Oakleys Quarry. Argillite quarry south side of Collins Valley and west side Blunder Creek. Waahi tapu	552 039	027
MS19	Bennetts Quarry. West of Blunder Creek. Waahi tapu	552 044	027
MS20	Hebbards Quarry. Above old serpentine quarry. Waahi tapu	556 059	027
MS21	Redhill Quarry. West of Red Hill Trig	563 083	027

Site No.	Description	Easting/ Northing	NZMS Map No.
MS23	Saxtons Island. Kainga site	267 888	N27
MS24	Oyster Island. Kainga site	268 895	N27
MS25	Kainga site behind Tahunanui Pharmacy (important early site)	308 918	O27
MS26	Haulashore Island. Kainga site, southern most end	316 931	O27
MS27	Matangi Awhio. Pa site and fishing kainga. Hillside and flat of Auckland Point School	331 934	O27
MS28	Matangi Awhio. Traditional Pa site	331 934	O27
MS29	Southern side Whangamoia Estuary, oven stones and argillite flakes	551 108	O26
MS30	Midden site, southern side of Whangamoia Inlet at edge of fan where creek enters inlet	549 111	O26
MS31	Site on small gravelly spit, fort northern tip Mt Victoria, northern side of Whangamoia Inlet	556 112	O26
MS33	Kainga site, whole sand spit at mouth of Whangamoia River	548 114	O26
MS34	Kainga site, shell midden, Omokau Bay	574 144	O26
MS35	Kainga site, Oananga Bay	588 153	O26
MS36	Midden, Hori Bay	536 113	O26
MS37	South side of mouth of Whangamoia Inlet opp Whangamoia spit	546 113	O26
MS39	Kainga site - whole of sandspit, mouth of Whangamoia River	548 114	O26
MS40	Shell midden. Half way along Boulder Bank	351 972	O27
MS41	4 small shell middens, inside edge Boulder Bank	356 980	O27
MS42	3 pits or ovens, Boulder Bank, half way between The Glen and the sewage ponds	388 016	O27
MS43	Middens, inside edge Boulder Bank	392 016	O27
MS44	Probably kainga area	403 906	O27
MS45	Argillite quarry, above Rocks Hut	392 820	O27
MS46	Occupation site, from 1200 to early 1800s Rotokura-West side Cable Bay, south end of small lake, between Karaka trees and cliff	445 053	O27
MS47	Kainga (Tototari) where Boulder Bank meets hills at The Glen	404 023	O27
MS49	Rushpool Quarry	424 883	O27
MS50	Argillite workings under Maitai Dam	410 902	O27
MS51	Argillite workings junction of the north and south branches of the Maitai River	409 904	O27
MS52	Argillite workings, banks of the Maitai River	408 906	O27
MS53	Pa site	475 050	O27
MS54	Fishing kainga site (Punawai), at base of Richardson St	319 928	O27
MS55	Lookout. Church Hill (Pikimai)	337 923	O27
MS56	Kainga (Koputirana). Maitai River banks, between Trafalgar and Collingwood Streets	339 929	O27
MS57	Lookout and waahi tapu. Kaka Hill	364 942	O27
MS58	Pa. Maitai Recreation Reserve	360 925	O27
MS59	Argillite Quarry, Maungatapu	431 874	O27
MS60	Terraces, Hori Bay	539 114	O26
AS1	Gasworks chimney site, Haven Road	330 932	O27
AS2	Copper smelter	350 831	O27
AS3	United Mine	352 821	O27
AS4	Monster Mine	343 812	O27
AS5	Champion Mine	378 815	O27
AS6	Fort Arthur Redoubt	338 921	O27
AS7	Well/building foundations, Bridge Street	337 926	O26
AS8	Gun Emplacement, The Cliffs	318 927	O26
AS9	Chrome Mine, Bush Hill	599 139	O26

appendix 4

marine ASCV

overlay

AP4 introduction

AP4.i The Nelson Resource Management Plan includes the responsibilities of the Regional Coastal Plan, required by the Resource Management Act. As such, this plan must provide for the preservation of areas within the Coastal Marine Area that have significant conservation value.

AP4.1 coastal marine area

AP4.1.i The Coastal Marine Area includes the foreshore as well as the seabed, coastal water, and the air space above the water. The seaward boundary is the outer limits of the territorial sea (12 miles) from land, and the landward boundary is the line of mean high water springs, except where that line crosses a river. In that case the landward boundary is whichever is the lesser of 1km upstream from the mouth of the river, or the point upstream that is calculated by multiplying the width of the river mouth by 5.

AP4.1.ii The areas contained within this schedule were selected using the Draft New Zealand Coastal Policy Statement Criteria for Areas of Significant Conservation Value. In some cases the area below mean high water springs has significance because of values located on adjacent land areas. This recognises the sequence and linkages from terrestrial to sub-tidal habitats.

Table 4.1 known values within the marine ASCV overlay

Site Name	No.	Status	Summary of Known Values
Back Beach	01	International	Back Beach is a small estuarine area semi-enclosed by the barrier spit which also forms Tahunanui Beach. Sand substrata in this embayment provides habitat for only known population of the carabid ground beetle (<i>Cillenum tillyardi</i>).
Boulder Bank	02	International	The Boulder Bank extends approximately 15 km from The Glen to Fifeshire Rock. The Boulder Bank is considered a landform of international importance and has been formed through a natural process of sediment along-shore movement and deposition. A small number of rare variable oystercatchers nest along the Boulder Bank, while the threatened banded dotterel breed on adjacent saltmarsh areas. Gulls and white fronted tern breed on the Boulder Bank.

Site Name	No.	Status	Summary of Known Values
Waimea Inlet	01	National	Waimea Inlet is the largest barrier enclosed estuarine area in the South Island (approximately 3,455 ha). Despite a high level of human modification around its edges, Waimea Inlet has high biological values. The inlet supports high numbers of wader species as well as various threatened or endangered species including white heron, banded rail, royal spoonbill and Australasian bittern
Nelson Haven	02	National	Nelson Haven is an estuarine area of approximately 1600 ha enclosed by the Nelson Boulder Bank and the hills and alluvial flat of Nelson City. Although the landward margins of the estuary have been extensively modified by human activity, the estuary retains relatively high values. The Haven is an important feeding and roosting area for waders, including bar-tailed godwit and southland pied oystercatcher. The rare variable oystercatcher, threatened banded dotterel and Australasian bittern are also present in the Haven.
The Glen to Cable Bay	03	National	This open rocky coastline extends approximately 6.5 km from The Glen to Cable Bay. This coast represents part of the sequence between exposed marine habitats through to adjacent terrestrial protected areas which also have important ecological values. Ataata Point is an important roost site for approximately 2,000 spotted shags. The subtidal area supports dense populations of the ambush starfish (<i>Stegnaster inflatus</i>) and sponge garden. The area is under investigation as a potential marine reserve by the Royal Forest and Bird Society
Delaware Inlet, Spit and Pepin Island	04	National	Located north of Nelson, this area includes an estuary, barrier spit (tombolo), boulder bank and island. Delaware Inlet is an estuary of approximately 420 ha with a low level of human impact. A large area of salt marsh located at the mouth of the Wakapuaka River supports threatened banded rail. The estuary also supports banded dotterel and variable oystercatcher. The sand dune forest on the spit is a regionally important feature, while Pepin Island is an important roost site for spotted shag.
Whangamoia Estuary	05	National	Whangamoia Estuary is a small estuary of approximately 120 ha enclosed by a small barrier sand spit. The estuary supports threatened banded rail, banded dotterel and rare variable oystercatcher. This estuary represents a relatively unmodified estuarine environment.
Whangamoia River Mouth to Cape Soucis	06	National	An exposed stretch of coast of approximately 8.5 km located between the Whangamoia River mouth and Cape Soucis. This coast represents a combination of sand beaches and rocky shores, reefs and offshore stacks. The ecology of this area is relatively poorly known. The coast is known to support the only known Tasman Bay population of sand dune plant spinifex. The threatened reef heron have also been regularly observed from this control area.

appendix 5 conservation overlay (schedule of sites)

Table 5.1 conservation overlay

Site Name	Site No.	Planning Map (left side)	Grid reference	Vegetation types	Vegetation condition	General description	Ranking
Oananga Bay	1	43	NZMS 260 026 150 585	Alluvial forest	Potential for regeneration	Valley floor: kanuka with emergent matai grading up to beech/podocarp forest on the upper slopes	Regional importance
Whangamoā River mouth	2	44	NZMS 260 027, 561 112	2.25ha coastal wetland	Largely unmodified	Tiny remnants of pingao and spinafex on the sand spit.	Regional importance
Whangamoā River mouth	3	44	NZMS 260 026, 559 108	0.25ha significant freshwater wetland remnant	Periodically grazed		Regional importance
Whangamoā River mouth	4	44	NZMS 260 026, 554 113	0.5ha alluvial forest	Mature, some regeneration	Alluvial forest: podocarps, mainly kahikatea, matai and totara emergent over titoki, black beech, tawa, kowhai, lacebark and other hardwoods.	Regional importance
Whangamoā River (true left bank)	5	44	NZMS 260 026, 557 102	3ha of alluvial forest	Mature, minor regeneration, subject to flooding and some stock grazing		
Whangamoā River mouth	6	44	NZMS 260 026, 548 108	Coastal forest	Mature, regenerating		
Whangamoā River mouth	7	44	NZMS 260 026, 543 109	Coastal forest	Mature, regenerating		
Whangamoā River mouth	8	44	NZMS 260 026, 543 109	Coastal forest			
Pepin Island	9	36 & 46	Information unavailable	Coastal forest		Fenced with pest control undertaken by the owner.	Not ranked

Site Name	Site No.	Planning Map (left side)	Grid reference	Vegetation types	Vegetation condition	General description	Ranking
Delaware Bay	10	37 & 46	NZMS 260 027, 494 041	1ha alluvial forest	Mature, some regeneration	Intact sequences of plants, ranging from subtidal algae through to remnant coastal forest above Wakapuaka salt marsh and on Bishops Peninsula. Remnant of coastal akeake (<i>Dodonea viscosa</i>) on sand spit uncommon. Wakapuaka river has original native vegetation riparian cover along it, near Hira.	Regional importance
Delaware Bay	11	37 & 46	NZMS 260 027, 489 032	5ha alluvial forest	Mature, extensive regeneration on 70% of site (fenced)		Regional importance
Delaware Bay	12	37 & 46					Regional importance
Delaware Bay	13	37	NZMS 260 027, 474 035	2.5ha alluvial forest	Mature, vigorous regeneration		
Delaware Inlet - Bishop peninsula	14	36 & 46	NZMS 260 027, 465 039	6.75ha coastal forest	Ranges from regeneration to mature		
Wakapuaka river mouth	15	36 & 46	NZMS 260 027, 458 035	1ha mature alluvial forest	Mature, little regeneration (flooding prevents fencing)		
Cable Bay	16	36 & 46	NZMS 260 027, 445 045 and 449 038	3 sites of mature coastal forest	Mature		

Site Name	Site No.	Planning Map (left side)	Grid reference	Vegetation types	Vegetation condition	General description	Ranking
Cable Bay	17	36 & 46	NZMS 260 027, 447 050	1ha mature coastal forest	Mature, good regeneration		Regional importance
Cable Bay	18	36 & 46	NZMS 260 027, 442 051	0.6ha coastal forest	High health forest with minimal understory or tree top grazing		
Cable Bay Road	19	40	NZMS 260 027, 433 004	Coastal forest; Mixed broad-leaved forest	High health forest with minimal understory or tree top grazing	This forest is very diverse with many examples of the mature canopy trees associated with this type of forest: titoki, tawa, hinau, nikau, kahikatea & rimu, with an equally diverse understory.	Regional importance
Cable Bay Road	20	38 & 49	NZMS 260 027, 424 005	Coastal forest; Mixed broad-leaved forest			
Between The Glen and Cable Bay	21	36 & 46	NZMS 260 027, 430 036	Coastal forest 139.5ha		<p>Primary and secondary forest mosaic dominated by tawa, black beech, hard beech and kamahi.</p> <p>Two notable species are karaka and nikau. Coastal flax, kanuka, akiraho, mahoe, found at sea level grading to highly mixed forests of titoki, tawa, beech species, kamahi, kanuka, kowhai and broadleaf, with emergent totara, kahikatea and rimu.</p>	Queen Elizabeth II Open Space Covenant
Between The Glen and Cable Bay	22	38 & 46	NZMS 260 027, 427 022	Coastal forest 91.51ha	Approximately 50% mature coastal forest, 50% regenerating scrub	Mainly hard beech, black beech and kamahi with scattered emergents of rimu and miro. Also kahikatea, kanuka and lancewood.	Queen Elizabeth II Open Space Covenant

Site Name	Site No.	Planning Map (left side)	Grid reference	Vegetation types	Vegetation condition	General description	Ranking
The Glen	23	2, 38 & 46	NZMS 260 027, 415 016	Coastal forest		Mixed coastal broadleaved forest - titoki, tawa, southern rata, kamahi, hinau, mahoe, black beech, broadleaf with some karaka and nikau.	National importance Conservation Covenant
The Glen	24	38	NZMS 260 027, 417 012	Coastal forest			
The Glen	25	38	NZMS 260 027, 407 012	Coastal forest			
The Glen	26	2, 38	NZMS 260 027, 407 018	Coastal forest			
Wakapuaka (adjacent to oxidation pond)	27	39	NZMS 260 027, 376 996	Coastal wetland		Raupo swamp	Department of Conservation and Nelson City Council land area for possible regeneration project
Sharlands Creek	28	52	information unavailable			Lowland kanuka forest grading into pockets of black beech forest near Sharlands Creek confluence with the Maitai River.	Regional/local importance Conservation Covenant
Todds Valley	29	48	NZMS 260 027, 396 972	Semi-coastal	Mature, good regeneration	Broadleaf	
Marybank (Atawhai)	30	3 & 4	NZMS 260 027, 370 976	Coastal forest		Kanuka-manuka forest and scrub. Small remnants of coastal mixed broad leaved forest and scrub along the foothills.	Moderate
Marybank Road	31	3 & 4	NZMS 260 027, 370 976	Coastal forest			
Marybank (Atawhai)	32	4	NZMS 260 027, 369 974	Coastal forest	Moderate to poor condition		

Site Name	Site No.	Planning Map (left side)	Grid reference	Vegetation types	Vegetation condition	General description	Ranking
Saxton Island	33	54	information unavailable	Saltmarsh	Moderate colonisation	Estuarine fringes showing a diverse range of estuarine trees, shrubs and herbaceous plants including: <u>Trees and shrubs:</u> Karamu, taupata, karaka, manuka, mingimingi, Melicytus crassifolius (Hymenanthera crassifolia), Muehlenbeckia australis, pohuehue, ngaio, mapau/mapou, wharariki, makaka/runa <u>Ferns:</u> Kowaowao, rahurahu, leather fern <u>Grass-like plants:</u> Sedge, tussock, rush <u>Herbs:</u> Panake, succulent, ngara ngara, glasswort, maakoako, remuremu, sea blite.	
Aniseed Valley	34	57	NZMS 260 027, 310 825	Ultramafic vegetation grading into lowland forest	Mature, good regeneration	Ultramafic vegetation and lowland podocarp, broadleaf, beech forest.	Regional importance
Aniseed Valley	35	57	NZMS 260 027, 306 828	Alluvial forest	Mature, good regeneration		Conservation Covenant
Aniseed Valley	36	57	NZMS 260 027, 306 828	Alluvial forest	Mature, good regeneration		Conservation Covenant
Aniseed Valley	37	57	NZMS 260 027, 311 828	2ha and 8ha areas of alluvial forest	Mature. The 2ha block has high species diversity and several rare or locally notable plants	Remnant of tall alluvial podocarp beech forest dominated by matai and black beech.	Queen Elizabeth II Open Space Covenant

appendix 6

riparian and

coastal margin

overlays

AP6 overview

AP6.i This appendix lists all those riparian and coastal margins identified as having riparian values.

AP6.1 riparian and coastal margins with identified riparian values

AP6.1.i Table 6.1 contains a listing of identified riparian values of the rivers and streams throughout the Nelson City Council area. The purpose of the table is to provide information on relevant riparian values of particular margins, to be taken into account at the time any resource consent or plan change is considered.

AP6.1.ii Riparian values identified in tables 6.1 and 6.2 include conservation, access, hazard mitigation, and recreation. Conservation values are further defined under AP6.1.iii, and the remaining values are further defined as follows:

Access - includes both people and wildlife. Public access in the form of public ownership, walkways, cycle ways and where appropriate residential roading are all values associated with access. Access for wildlife is provided through biodiversity corridors provided by riparian and coastal margins.

Hazard Mitigation - includes flooding, ponding and the low impact management of stormwater.

Recreation - includes water sports as well as recreational walkway, cycleway connections and passive recreation opportunities (e.g. viewing and seating areas).

AP6.1.iii Conservation values are assigned into three categories dependent on the size and nature of the river concerned.

Priority 1 conservation values

These include the main stem of larger rivers. These reaches have a range of values including:

- a) Trout fishing, swimming, walking, passive recreation, kayaking and other boating
- b) Identified wildlife corridors/significant native riparian vegetation
- c) Flood management zones
- d) Water quality being managed for fishery and contact recreation purposes

Priority 2 conservation values

These include smaller rivers and significant tributaries of larger rivers. Management of these areas is primarily to protect habitats of fish and fowl and for water quality purposes. These reaches have a range of values including:

- a) Identified trout spawning streams, whitebait spawning streams, wildlife habitat streams especially for waterfowl, waterbodies with rare species
- b) Permanently flowing streams greater than 3 m bank width as native fish habitat (unless lacking fishery values confirmed by survey)
- c) Spring fed creeks or any having high water clarity
- d) Water quality being managed for aquatic ecosystems or water supply purposes

Priority 3 conservation values

These include small first order streams which may need some protection to maintain water quality. The degree of protection is largely dependent on slope. There is little benefit in protecting stream margins on high slope angles where suitable land use controls are more appropriate.

Where appropriate, conditions may be placed on resource consents to avoid, remedy or mitigate adverse effects on the values identified. Such conditions could include, but would not be restricted to matters such as:

- a) Timing of earthworks.
- b) Revegetation following earthworks.
- c) Control of stormwater and other discharges.
- d) Location of structures.
- e) Protection of significant vegetation.
- f) Protection of instream habitats.
- g) Water Quality.

AP6.1.iv Esplanade reserves or strips not specified in Table 6.2 of Appendix 6 will only be required as a condition of a resource consent or plan change where they are the only practical means of avoiding, remedying or mitigating the adverse effects from an activity to which the consent relates. Examples of situations where this could occur include:

- a) A resource consent or plan change for a hotel or tourism development next to a river reach of high value for access or conservation purposes.
- b) The rezoning of an area from rural to residential or a resource consent, or plan change creating lots of a smaller size than provided for in the area as a controlled activity and adjoining a riparian margin of significant value for conservation, access or hazard mitigation purposes.

Table 6.1 riparian values

River	Reach	Values
Coastal margins	All coastal margins including Waimea Inlet, Nelson Haven, Delaware Inlet, and Whangamoia Inlet but excluding the active Port area comprising the existing Port Commercial Zone	Conservation Access Hazard mitigation For further details regarding coastal margins see Appendix 4 (marine ASCV overlay)
Roding River	City boundary to waterworks reserve caretakers house	Conservation (aquatic habitat) priority 2 Access
	Caretakers house upstream to headwaters including Champion and United Creeks	Conservation (aquatic habitat) priority 1 Access Recreation
Saxton Creek	Coast inland including first tributary to Champion Road and main stream above first tributary to next confluence	Conservation (aquatic habitat) priority 3 Access coast to Champion Road Hazard mitigation flood capacity Recreation
Orphanage Creek	Coast to Saxton Road	Hazard mitigation flood capacity Access through urban development Conservation (aquatic habitat) priority 3
	Saxton Road to Suffolk Road	Hazard mitigation flood capacity Access through urban development Conservation (aquatic habitat) priority 3
	Suffolk Road to headwaters	Hazard mitigation flood capacity Access where/when urban development occurs Conservation (aquatic habitat) priority 3
Orchard Creek	Coast to Nayland Road	Access when urban development occurs Hazard mitigation flood capacity
	Nayland Road to headwaters	Hazard mitigation flood capacity
Poorman Valley Stream	Coast to Marsden Valley Reserve	Conservation (aquatic habitat) priority 3 Access to coast and through urban area Hazard mitigation flood capacity
	Marsden Valley Reserve to headwaters	Conservation (aquatic habitat) priority 3 Access to reserve
Arapiki Stream	Junction with Jenkins Creek to Quarantine Road second crossing upstream	Conservation (enhancing aquatic habitat) Hazard mitigation flood capacity
	Quarantine Road second crossing upstream to the Ridgeway	Hazard mitigation flood capacity
Jenkins Creek	Coast to confluence with Poorman Valley Stream	Access to coast
	Confluence with Poorman Valley Stream to Quarantine Road	Conservation enhancing aquatic habitat Access to coast Hazard mitigation flood capacity
	Quarantine Road to Annesbrook Drive	Conservation enhancing aquatic habitat Access along river Recreation Hazard mitigation flood capacity
	Annesbrook Drive to Gracefield Street	Access along river Hazard mitigation flood capacity
	Gracefield Street to Newman Drive	Hazard mitigation flood capacity
	Newman Drive to Enner Glynn Road head	Access where urban development occurs Hazard mitigation flood capacity
	Tributary to forest remnant	Access along stream

River	Reach	Values
York Stream	St Vincent Street to Waimea Road	Hazard mitigation flood capacity
	York Dam to headwaters	Hazard mitigation flood capacity
Brook Stream	Maitai confluence to above Brook Motor Camp grid 027(346 871)	Conservation (aquatic habitat and water quality) priority 1 and 2 Access where urban development occurs Hazard mitigation flood capacity
	Tantragee Road to Tantragee Saddle	Public access along river Conservation (water quality) priority 3
	Side creeks	Conservation (aquatic habitat) priority 3 Access along river Recreation
Maitai River	The Haven to Pole Ford Bridge	Conservation (aquatic habitat and water quality) priority 1 Access along river Recreation Hazard mitigation flood capacity
	Pole Ford Bridge to headwaters	Conservation (aquatic habitat and water quality) priority 1 Access along river Recreation
	Side creeks including Kaka Hill tributary, Sharlands and Packers Creeks	Conservation (aquatic habitat and water quality) priority 2 and 3 Access along river Recreation Hazard mitigation flood capacity
Oldham Creek	Main channel from Corder Pond to Hodgson Place east boundary	Conservation (water quality) priority 3 Hazard mitigation flood capacity
	Main channel from Hodgson Place east boundary up true left branch to tributary confluence	Conservation (water quality) priority 3 Access through urban development Hazard mitigation flood capacity
	Tributary from Werneth Place to forest remnant	Access along river
	Main channel confluence east of Hodgson Place east boundary up true right tributary	Conservation (water quality) priority 3 Access through urban development Hazard mitigation flood capacity
	Strathaven Place branch from Naumai Street through Strathaven Place (both tributaries)	Conservation (water quality) priority 3 Hazard mitigation flood capacity
Todds Valley Stream	Mouth to SH6	Conservation (aquatic habitat priority 2)
	SH6 main valley including Little Todds Valley	Conservation (aquatic habitat and water quality) priority 2 and 3 Hazard mitigation flood capacity
Wakapuaka flats drains	Haven to Rural Zone boundary	Conservation (water quality) priority 3 Access to wildlife areas and public land
Waihi Creek	Coast to above Cable Bay Walkway	Conservation (water quality) priority 2
Delaware Inlet	Inlet margins	Conservation (see Appendix 4 - marine ASCV overlay) Access along coast Recreation
	Minor creeks draining to Delaware Inlet excluding Wakapuaka Main Stem	Conservation (aquatic habitat) priority 2 and 3
Wakapuaka Main Stem	Delaware Inlet to headwaters including Swift Stream and Slater Creek	Conservation (aquatic habitat and water quality) priority 1 Access along river Recreation Hazard mitigation flood capacity
	Major side streams between Delaware Inlet and Hira township	Conservation (aquatic habitat and water quality) priority 2 and 3

River	Reach	Values
Lud River	SH6 to Lud Valley Road end	Conservation (aquatic habitat and water quality) priority 2 Access where land use intensifies Hazard mitigation flood capacity
	Lud Valley Road end to grid O27 413 940, Sharlands Road	Conservation (aquatic habitat and water quality) priority 3 Access (to Maitai)
	Headwaters, streams	Conservation (aquatic habitat and water quality) priority 3
Teal Valley	SH6 to headwaters including main side streams	Conservation (aquatic habitat and water quality) priority 2 Access where land use intensifies Hazard mitigation flood capacity
	Upper headwaters	Conservation (aquatic habitat and water quality) priority 3
Whangamoia Inlet	Inlet margins	Conservation (see Appendix 4 - marine ASCV overlay) Access to coast and along coast Recreation
	Frenchman's Stream and Toi Toi Stream	Conservation (aquatic habitat and water quality) priority 2
Whangamoia River	Main stream inlet to Graham Stream confluence	Conservation (aquatic habitat) priority 1 Access along river and to coast Recreation
	True right tributaries: Elizabeth Stream, Dencker Creek, Collins River (including Blunder Creek), and Graham Stream	Conservation (aquatic habitat and water quality) priority 2 and 3 Access where land use intensifies
	Mainstream from Graham Stream confluence to grid O27 (472 967)	Conservation (aquatic habitat and water quality) priority 2
	Unnamed tributaries on the true right	Conservation (aquatic habitat and water quality) priority 3
Omokau Bay Stream		Conservation (aquatic habitat and water quality) priority 2
Oananga Bay Stream		Conservation (aquatic habitat and water quality) priority 2

AP 6.2 riparian or coastal areas with priority values

AP6.2.i Table 6.2 identifies riparian and coastal land with priority values. Esplanade reserves will be set aside, or esplanade strips created, in these areas upon subdivision and road stopping. Land uses in esplanade areas are also regulated by zone rules.

AP6.2.ii The esplanade requirements column indicates whether an esplanade reserve or esplanade strip is required and its width from the river bank or mean high water springs in metres (eg. 20 m). One or both banks may be indicated.

AP6.2.iii Where land that is referred to in the Table is in the Coastal Environment Overlay, the requirements for that Overlay prevail over any other requirements in the Table. Where land referred to in the Table is in the Small Holdings Area, the requirements for that Area prevail over any requirements stated for the Rural Zone.

AP6.2.iv Where the taking of an esplanade reserve or creation of an esplanade strip results in an unworkable severance of land (for example a residual narrow strip between the reserve or strip to be created and the property boundary), Council will consider rationalising the esplanade requirements contained within Table 6.2 to take into account an such severance.

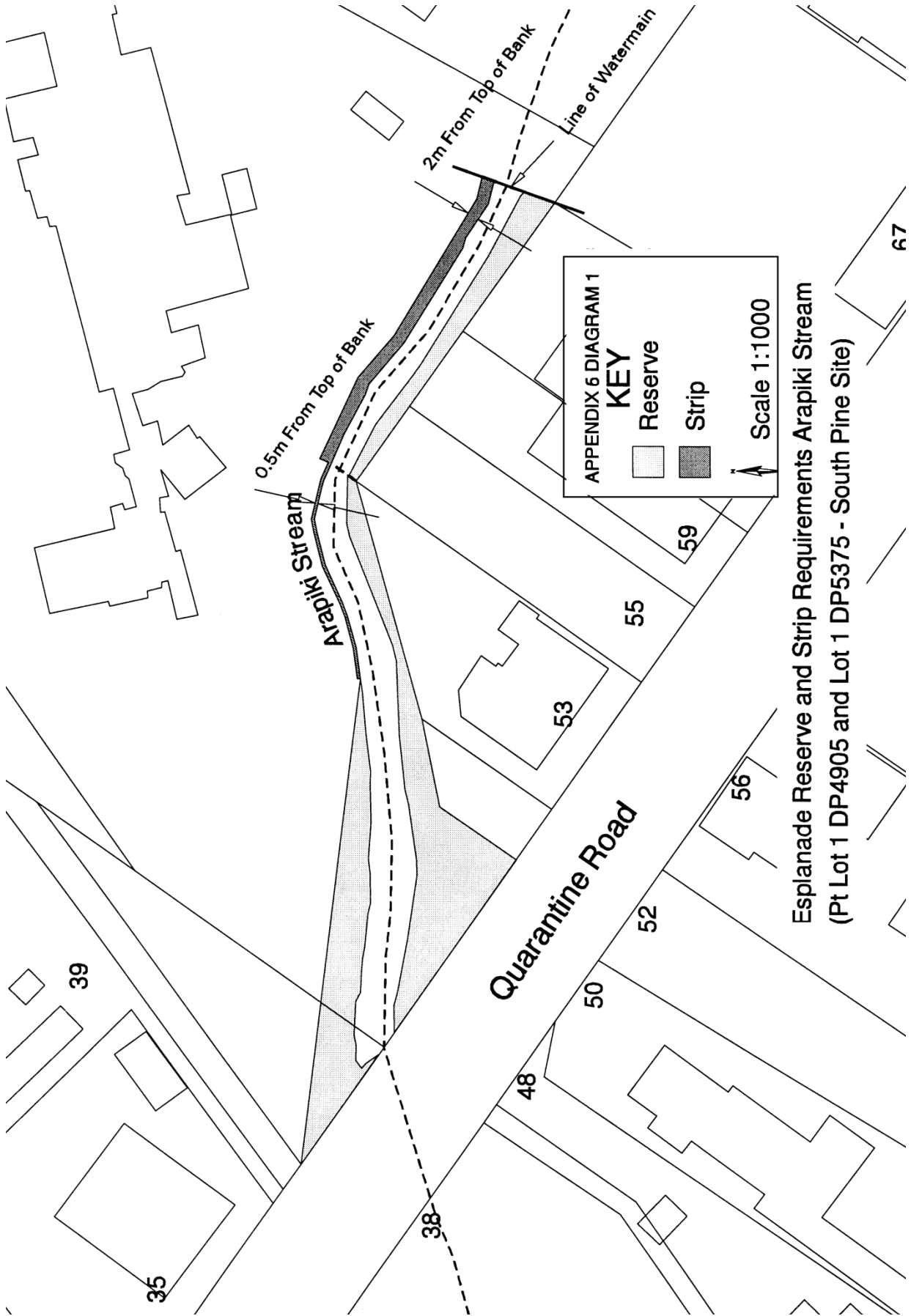
Table 6.2 priority values

River	Reach	Values	Esplanade requirements
Coastal margins	NCC/TDC boundary to Songer St	Conservation Access Hazard Mitigation	All zones and overlays
Roding River	City boundary to Conservation Zone boundary	Conservation Access	Rural Zone Strip 20m - both river banks
Saxton Creek	From south eastern boundary of Saxton Creek Recreation Reserve to Champion Road.	Conservation Access Hazard mitigation Recreation	As shown on the Saxton Creek Survey Plans dated 11 March 2015 included in this appendix except: <ul style="list-style-type: none"> in the case of the property formerly legally described as Lots 120 and 121 DP 429225, which has a subdivision approval (RM065150V3) then as set out in that resource consent and its supporting plans. in the case of the approved subdivision of Lot 2 DP 447598 as shown on the scheme plan for RM125264 (Plan A).
Orphanage Creek	Coast to Main Road Stoke	Hazard mitigation Access	Coastal Environment Overlay Reserve 15m - both river banks Industrial Zone Reserve 15m - both river banks
	Saxton Road to Suffolk Road	Access Conservation Hazard mitigation	Residential Zone Reserve corridor of 25m including the river bed and both river banks
	Suffolk Road to headwaters	Hazard mitigation Access	Residential Zone Reserve corridor of 25m including the river bed and both river banks Small Holdings Overlay Strip 5m both river banks
Orchard Creek	Coast to Nayland Road	Access Hazard mitigation	Coastal Environment Overlay Reserve 25m corridor Residential Zone Reserve - 25m corridor

River	Reach	Values	Esplanade requirements
Poorman Valley Stream	Seaview Road to Christian Academy	Access Conservation Hazard mitigation	Residential Zone Strip 10m - both river banks Suburban Commercial Zone Strip 10m - both river banks
	Christian Academy to Marsden Valley Reserve	Access Conservation Hazard mitigation	Marsden Valley Small Holdings Area Reserve 20m - both river banks Marsden Valley Residential Area Reserve 20m - both river banks Other Small Holdings Area Reserve 5m - both river banks
	Marsden Valley reserve to road head	Access	Rural Zone Strip 5m - both river banks
Arapiki Stream	Jenkins Creek confluence to Quarantine Road second crossing	Conservation Hazard mitigation	Coastal Environment Overlay Reserve 10m both river banks Industrial Zone Reserve 10m both river banks Southpine site (Pt Lot 1 DP4905 and Lot 1 DP5375) requirements as per Appendix 6 Diagram 6.1
	Quarantine Road to Ridgeway	Hazard mitigation	Industrial Zone Strip 5m - both river banks Residential Zone Strip 5m - both river banks
Jenkins Creek	Confluence with Poorman Valley Stream to Quarantine Road	Access Conservation Hazard mitigation	Coastal Environment Overlay Reserve 10m - both river banks Residential Zone Reserve 10m - both river banks Industrial Zone Reserve 10m - both river banks
	Quarantine Road to Annesbrook Drive	Conservation Access	Industrial Zone Reserve 10m - both river banks
	Annesbrook Drive to Gracefield Street	Access Hazard mitigation	Residential Zone Strip 5m - both river banks
	Gracefield Street to Beatson Road	Hazard mitigation	Residential Zone Strip 10m - both river banks
	Beatson Road to Newman Drive	Hazard mitigation	Residential Zone Strip 5 m - both river banks
	Newman Drive to Enner Glynn Road head (grid 027 323885)	Access Conservation Hazard mitigation	Residential Zone Reserve 20m - both river banks Small Holdings Area Strip 5m - both river banks Rural Zone Strip 5m - both river banks
York Stream	St Vincent Street/Totara Street corner to Waimea Road	Hazard mitigation	Residential Zone Strip 5m - both river banks
	York Dam to headwaters	Hazard mitigation	Rural Zone Strip 10m - both river banks
Brook Stream	328 Brook Street to above Brook Motor Camp (grid 027 346871)	Hazard mitigation Conservation Access	Residential Zone Reserve Corridor of 30m including the river bed and both river banks
	Tributary Brook confluence to Tantragee Saddle	Access	Rural Zone Strip 5m - both river banks

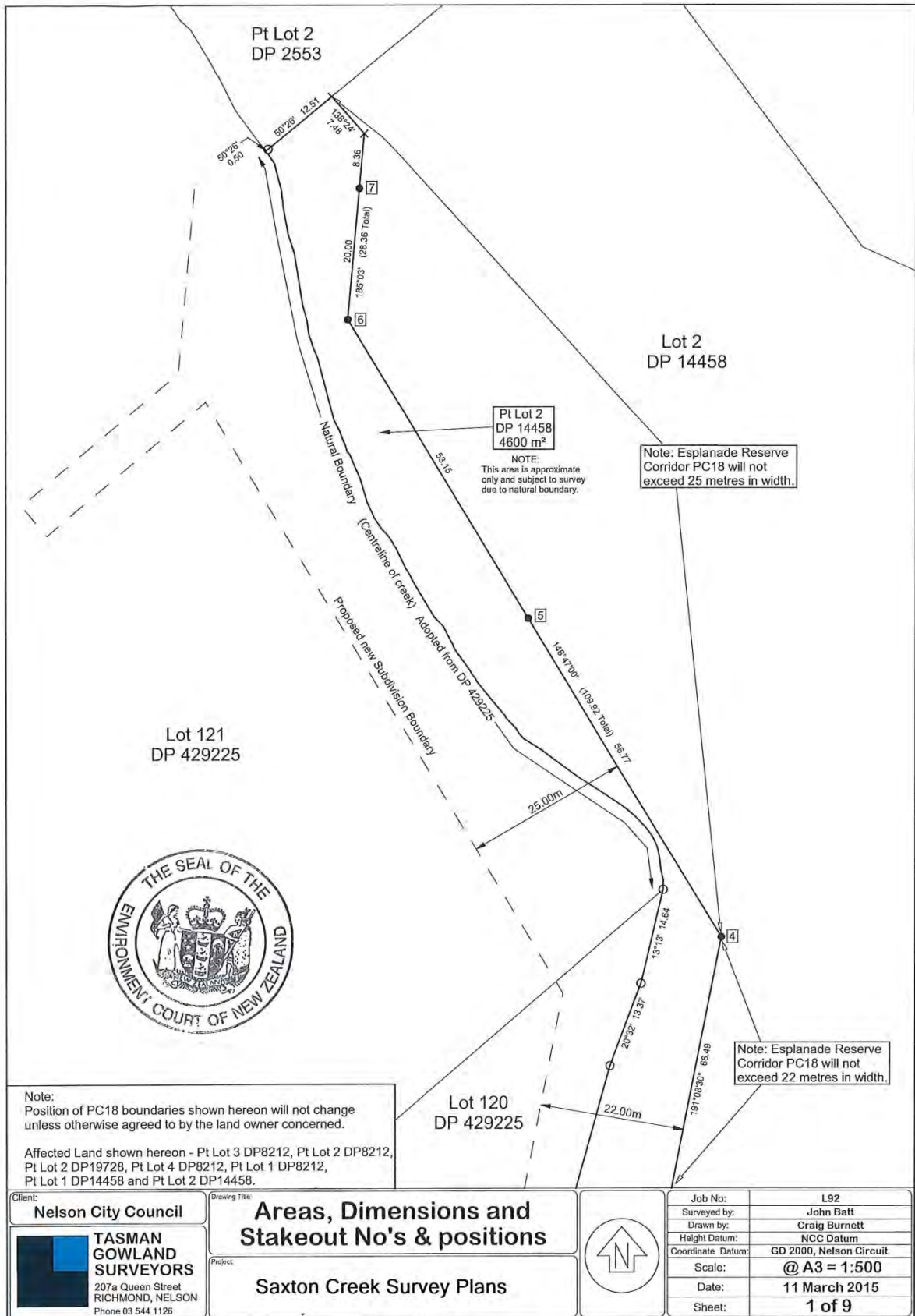
River	Reach	Values	Esplanade requirements
Maitai River	The Haven to Jickells Bridge (with the exception of the true left bank between Paru Paru Road and Trafalgar Street)	Conservation Access Hazard mitigation	All zones and overlays Reserve 10m true left bank Reserve 5m true right bank
	The true left bank between Paru Paru Road and Trafalgar Street	Conservation Access Hazard Mitigation	Inner City Fringe and Inner City Centre Reserve averaging 7.5m with a minimum width of 5m
	Jickells Bridge to Conservation Zone boundary	Conservation Access Hazard mitigation	Small Holdings Area Reserve 20m - both river banks Rural Zone Reserve 20m - both river banks
	Sharlands Creek Maitai confluence to headwaters and lower Kaka Hill tributary	Conservation Access Hazard mitigation	Rural Zone Strip 20m - both river banks
	Groom Creek/Maitai confluence to Tantragee Saddle	Access Conservation	Rural Zone Strip 5m - both river banks
Oldham Creek	Corder Pond to Hodgson Place east boundary	Hazard mitigation Conservation	Coastal Environment Overlay Reserve 5m - both river banks Residential Zone Reserve 5m - both river banks
	Strathhaven Place branch from Naumai Street through Strathhaven Place (both branches)	Hazard mitigation Conservation	Residential Zone Reserve 5m - both river banks
	Werneth Place to forest remnant (grid 027 375965)	Access	Suitable access to be negotiated with the landowners concerned
Todds Valley Stream	SH6 main valley (Todds Bush Road only) through the residential zone to the Small Holdings Area/Rural Zone boundary	Hazard mitigation Conservation	Residential Zone Reserve corridor 20m wide including the stream bed
	Mouth to SH6	Conservation Water quality	Coastal Environment Overlay Reserve 20m - both river banks Conservation Zone/Rural Zone Strip 20m - both river banks
	Lower and Central Reaches	Hazard mitigation access conservation	Adjacent to or in a Residential Zone a reserve 5m wide on the southern side in addition to the stream bed width designed to a Q50 level (50 year return flood event) for access purposes together with 1m wide reserve on the northern side for stream vegetation protection and enhancement purposes the measurement to be taken from a point allowing for a 400mm freeboard for waterway.

River	Reach	Values	Esplanade requirements
Todds Valley Stream	Todd Valley East Reach	Hazard mitigation access conservation	Adjacent to or in a Residential Zone a reserve 5m wide on the southern side in addition to the stream bed width designed to a Q15 level (15 year return flood event) for access purposes together with 1m wide reserve on the northern side for stream vegetation protection and enhancement purposes the measurement to be taken from a point allowing for a 400mm freeboard for waterway.
Wakapuaka Drains	Haven to edge of Rural Zone boundary	Conservation Access	Coastal Environment Overlay Strip 5m - both river banks
Delaware Inlet	Inlet margins	Conservation Access	Coastal Environment Overlay Reserve 20m
	Minor creeks draining to Delaware Inlet excluding Wakapuaka Main Stream	Conservation	Coastal Environment Overlay Strip 10m - both river banks
Wakapuaka Main Stream	Delaware Inlet to Hira township	Conservation Access Hazard mitigation	Coastal Environment Overlay Strip 10m true left, 5m true right Rural Zone Strip 10m true left, 5m true right Small Holdings Area Reserve 20m true left, 5m true right
	Hira township to Ross Road turnoff	Conservation Access	Small Holdings Area Reserve all land between the road reserves of Ross Road and SH6
	Ross Road turnoff to last Whangamoia layby	Conservation Access	Small Holdings Area Reserve 20m true right, 5m true left Rural Zone Strip 10m true right, 5m true left
Teal River	SH6 to Small Holdings Area boundary	Hazard mitigation Access Conservation	Small Holdings Area Strip 5m both river banks
Lud River	SH6 to Small Holdings Area boundary	Conservation Access Hazard mitigation	Small Holdings Area Strip 5m - both river banks
Whangamoia Inlet	Inlet margins	Conservation Access	Coastal Environment Overlay Reserve 20m Rural Zone Reserve 20m
	Frenchman's Stream and Toi Toi Stream	Conservation	Coastal Environment Overlay Strip 20m - both river banks Rural Zone Strip 20m - both river banks
Whangamoia River	Whangamoia Main Stream inlet to Graham Stream confluence	Conservation Access	Coastal Environment Overlay Strip 10m true right, 5m true left Rural Zone Strip 10m true right, 5m true left -
Omokau Bay Stream		Conservation	Coastal Environment Overlay Strip 20m - both river banks Rural Zone Strip 20m - both river banks



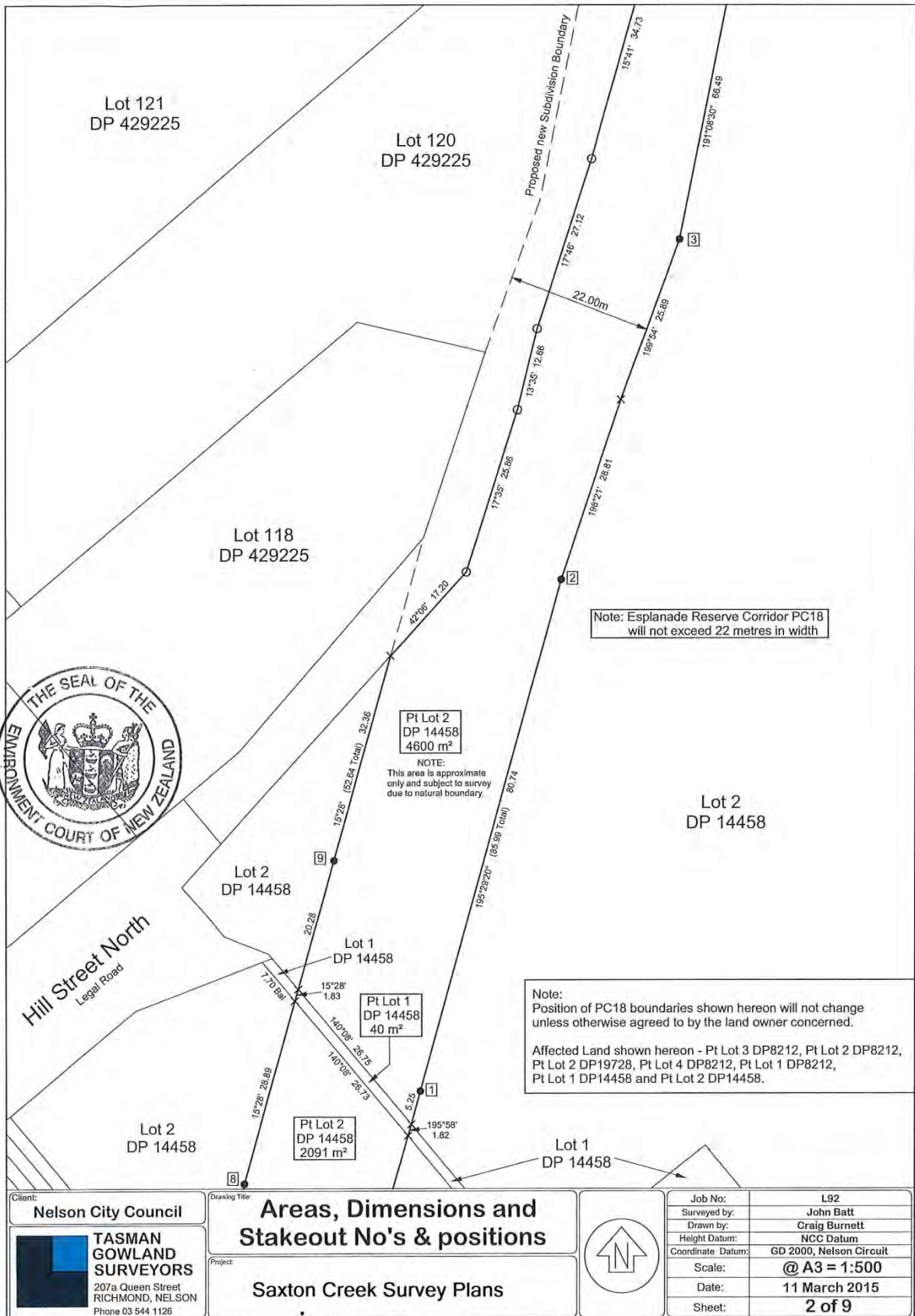
Esplanade Reserve and Strip Requirements Arapiki Stream
(Pt Lot 1 DP4905 and Lot 1 DP5375 - South Pine Site)

Diagram 6.



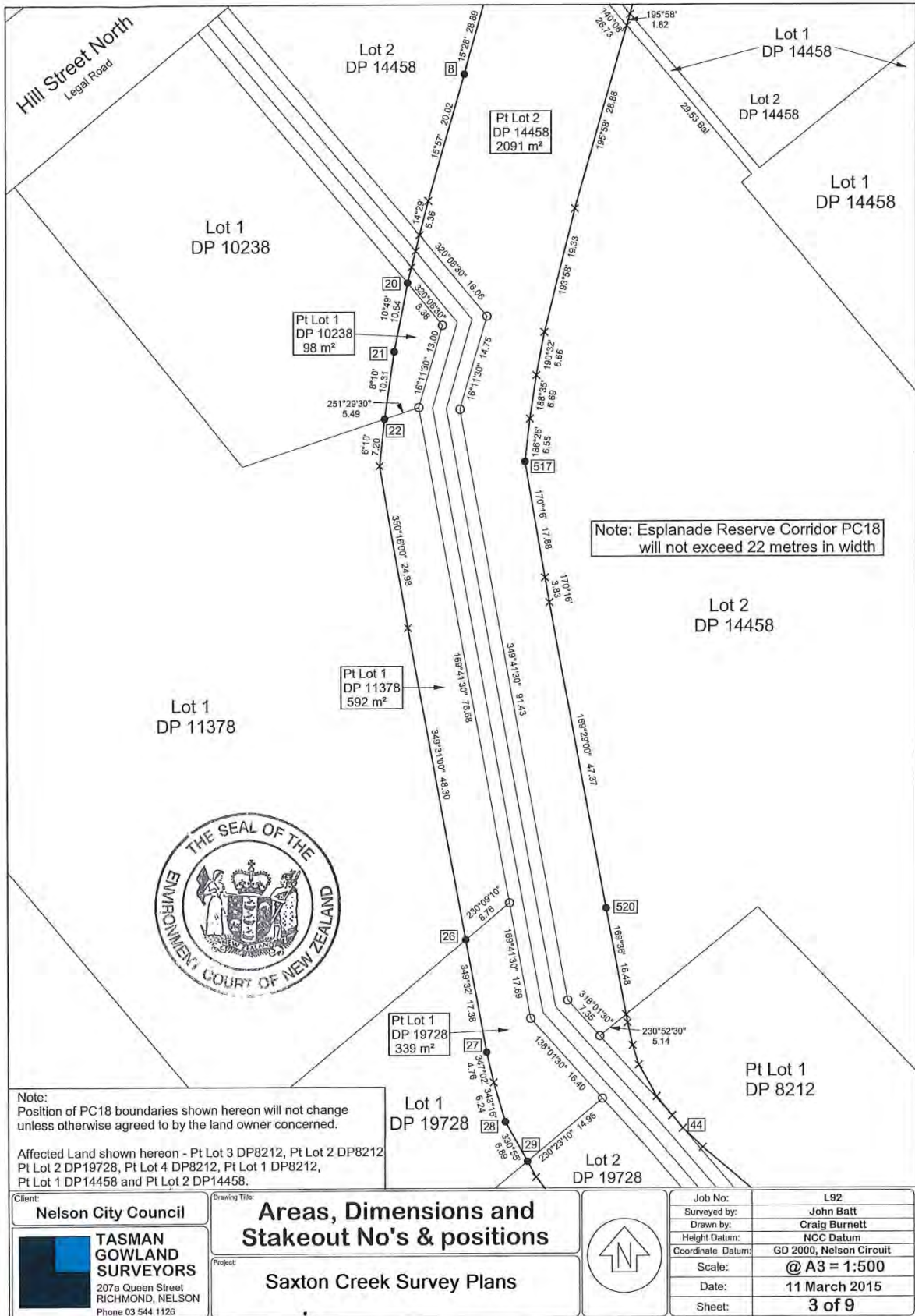
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TASMAN GOWLAND SURVEYORS
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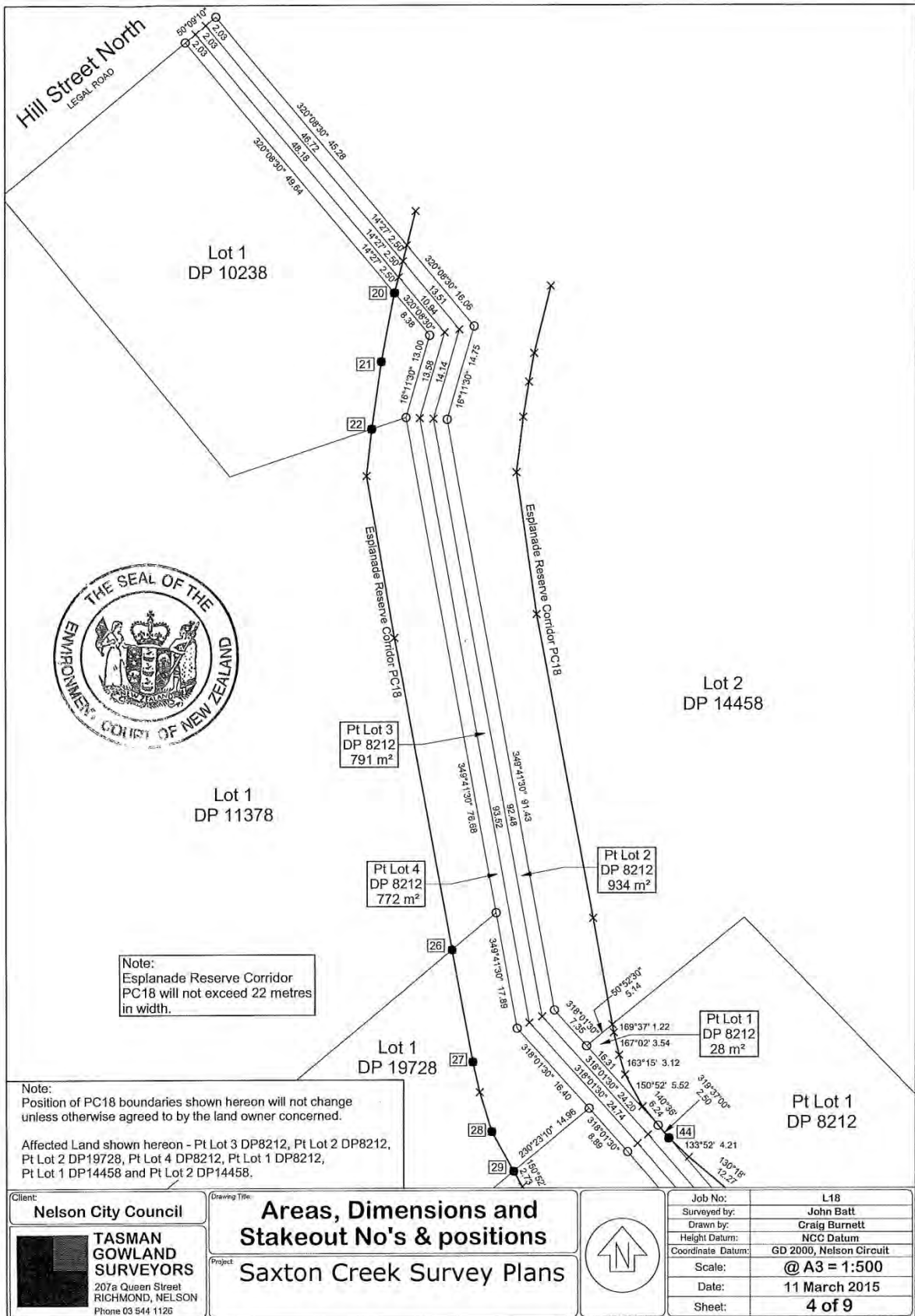
Drawing Title:
Areas, Dimensions and Stakeout No's & positions

Project:
Saxton Creek Survey Plans

Job No:	L92
Surveyed by:	John Batt
Drawn by:	Craig Burnett
Height Datum:	NCC Datum
Coordinate Datum:	GD 2000, Nelson Circuit
Scale:	@ A3 = 1:500
Date:	11 March 2015
Sheet:	3 of 9

P:\L18\1812D\Saxton Creek Setout

Plan Printed: 11 March 2015



Note:
Esplanade Reserve Corridor
PC18 will not exceed 22 metres
in width.

Note:
Position of PC18 boundaries shown hereon will not change
unless otherwise agreed to by the land owner concerned.

Affected Land shown hereon - Pt Lot 3 DP8212, Pt Lot 2 DP8212,
Pt Lot 2 DP19728, Pt Lot 4 DP8212, Pt Lot 1 DP8212,
Pt Lot 1 DP14458 and Pt Lot 2 DP14458.

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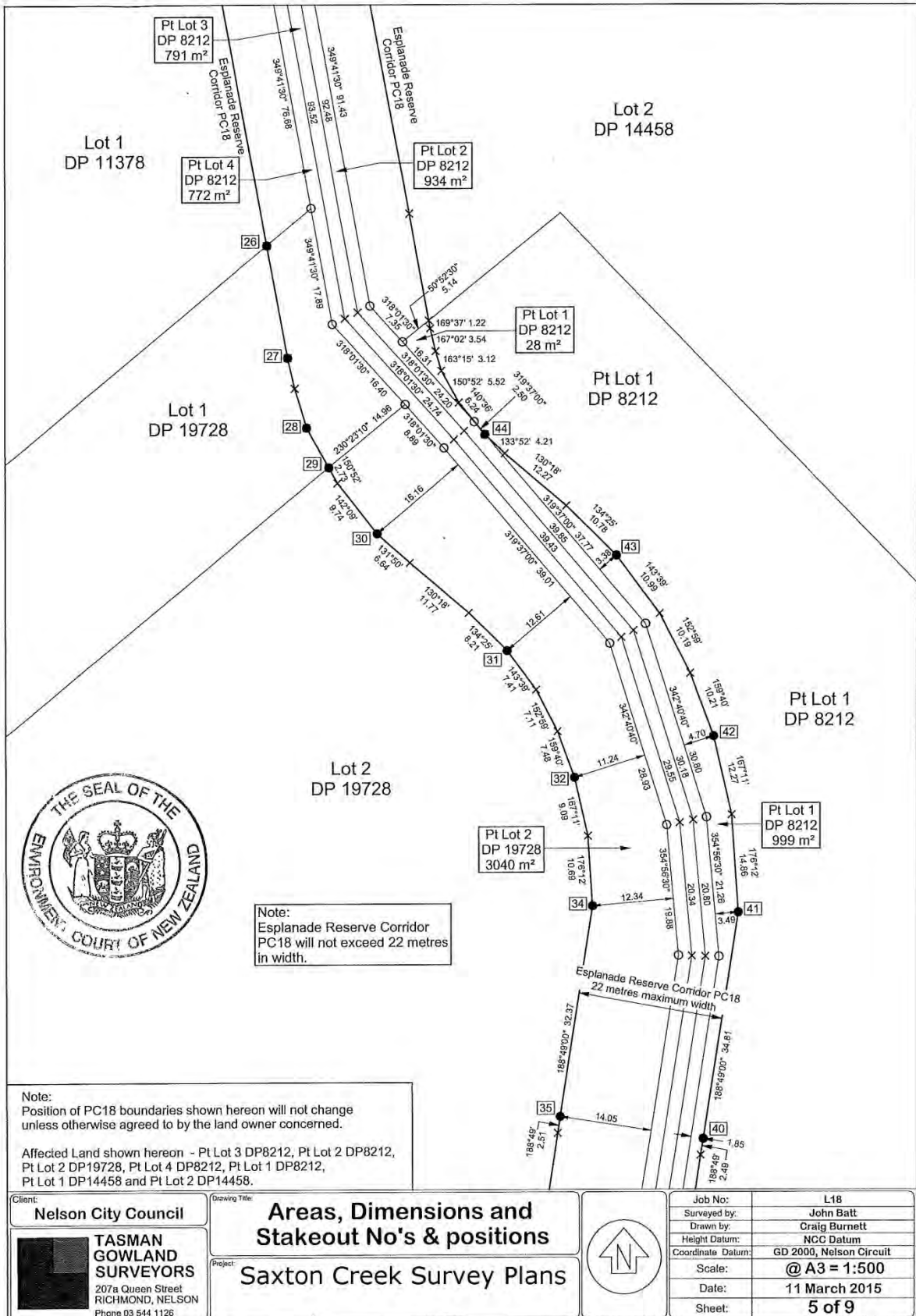
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Areas, Dimensions and Stakeout No's & positions

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Job No:	L18
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Plan Printed: 11 March 2015




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Pt Lot 2 DP19728, Pt Lot 4 DP8212, Pt Lot 1 DP8212,
Pt Lot 1 DP14458 and Pt Lot 2 DP14458.

Client:
Nelson City Council

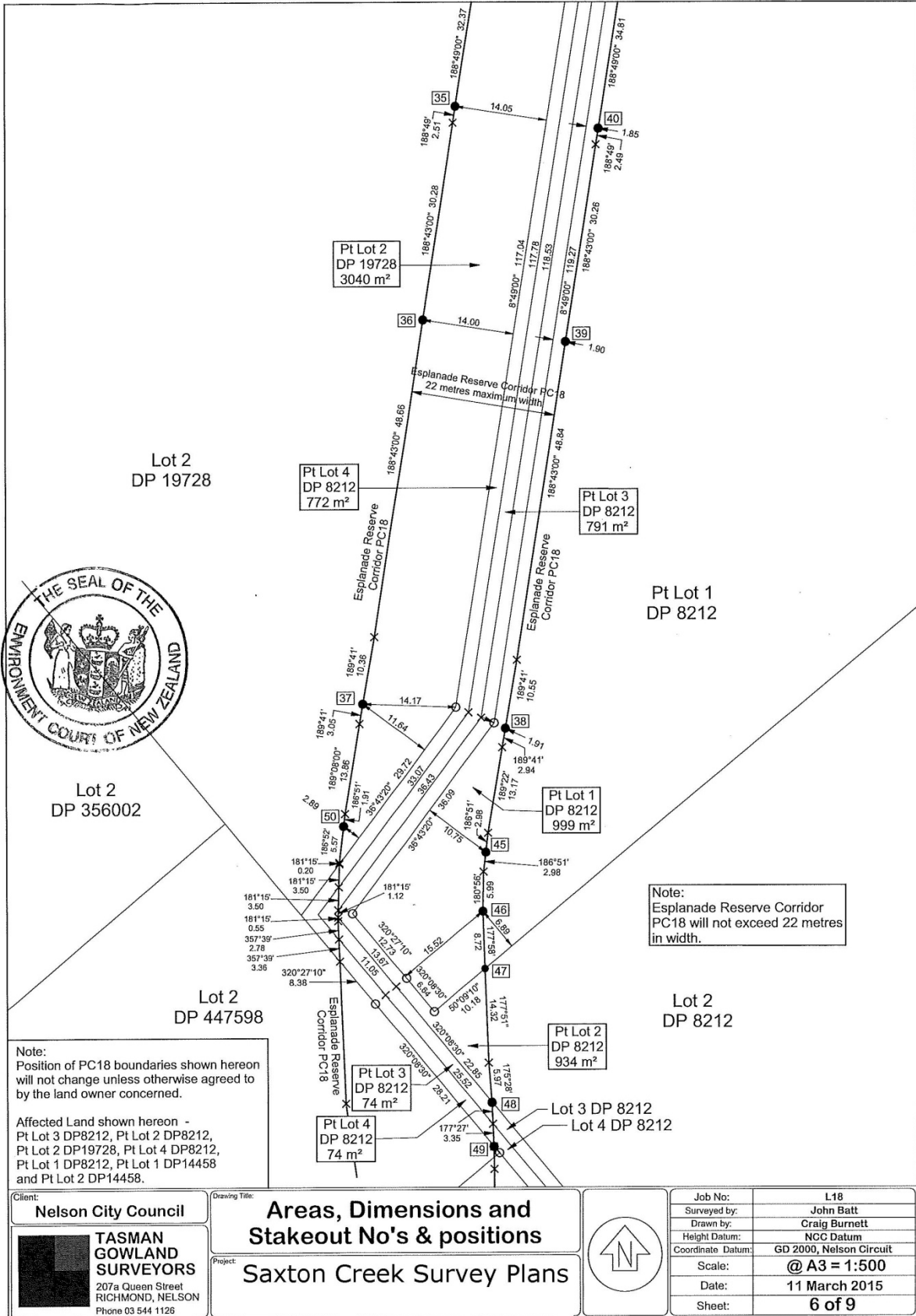


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GOWLAND
SURVEYORS**
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RICHMOND, NELSON
Phone 03 544 1126

Drawing Title:
**Areas, Dimensions and
Stakeout No's & positions**

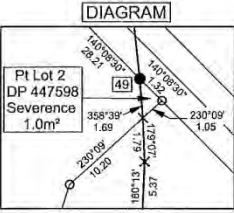
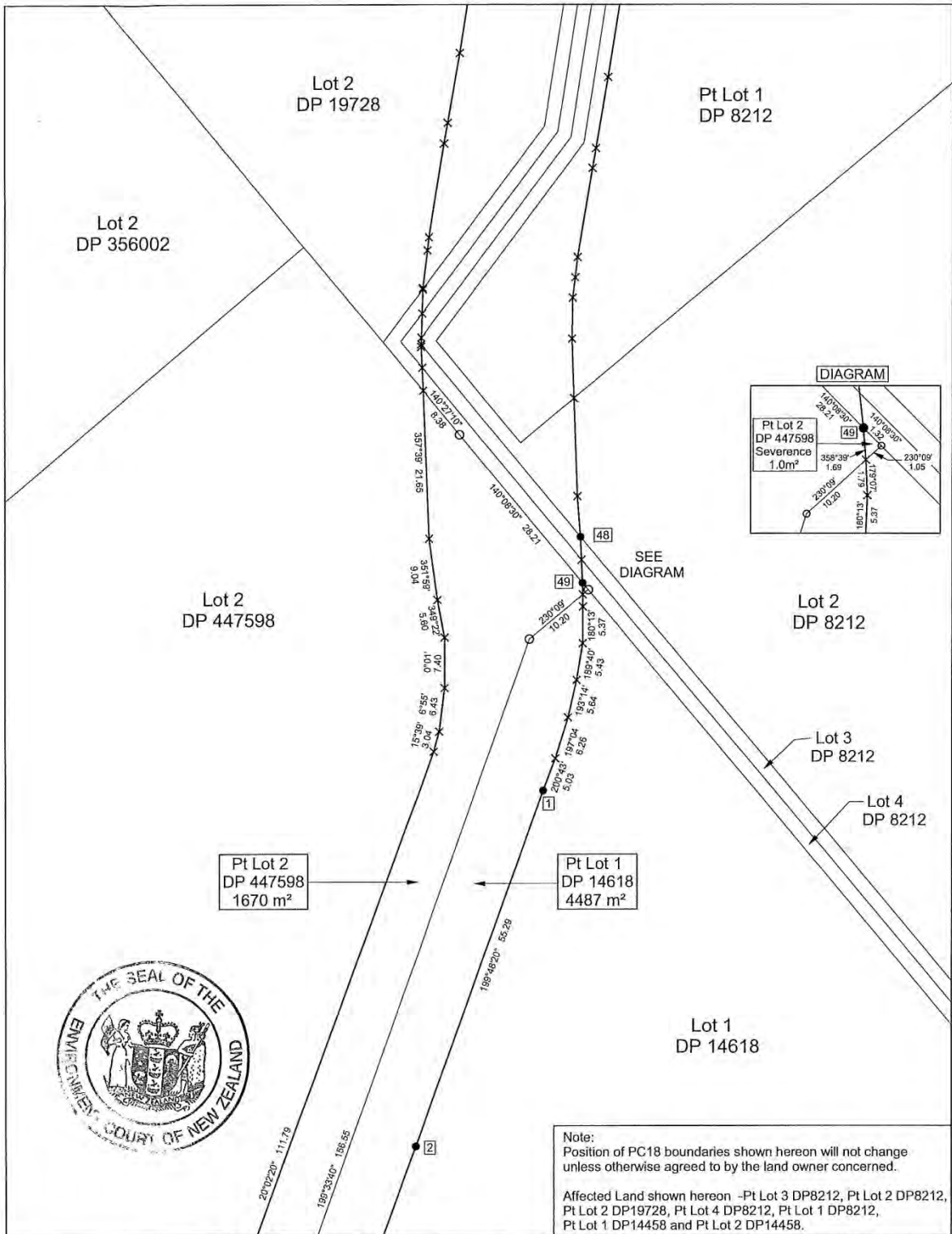
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Saxton Creek Survey Plans

Job No:	L18
Surveyed by:	John Batt
Drawn by:	Craig Burnett
Height Datum:	NCC Datum
Coordinate Datum:	GD 2000, Nelson Circuit
Scale:	@ A3 = 1:500
Date:	11 March 2015
Sheet:	5 of 9



P:\L18\1812D\Saxton Creek Setout

Plan Printed: 11 March 2015



Note:
Position of PC18 boundaries shown hereon will not change unless otherwise agreed to by the land owner concerned.

Affected Land shown hereon -Pt Lot 3 DP8212, Pt Lot 2 DP8212, Pt Lot 2 DP19728, Pt Lot 4 DP8212, Pt Lot 1 DP8212, Pt Lot 1 DP14458 and Pt Lot 2 DP14458.

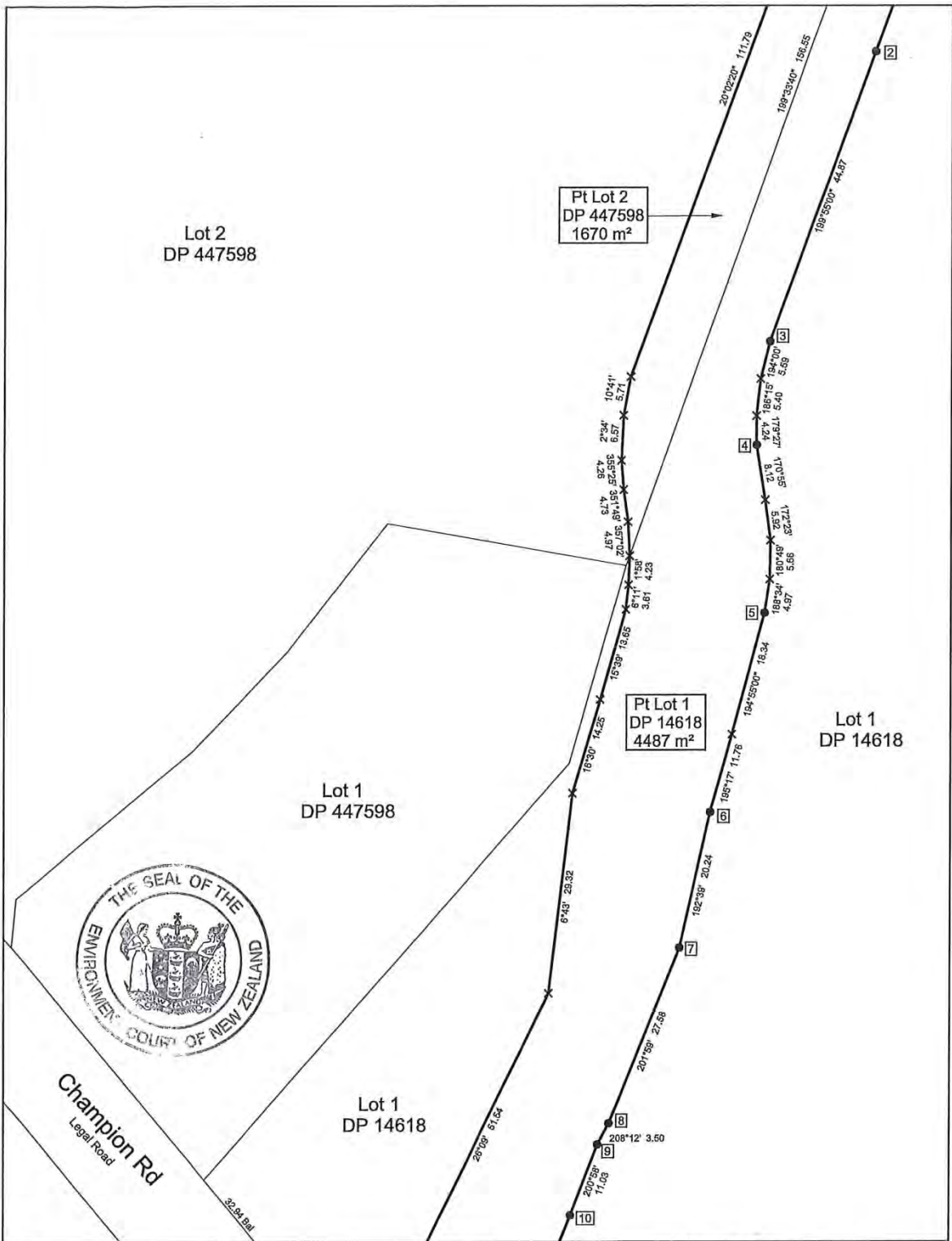
Client:
Nelson City Council

TASMAN GOWLAND SURVEYORS
207a Queen Street
RICHMOND, NELSON
Phone 03 544 1126

Drawing Title:
Areas, Dimensions and Stakeout No's & positions

Project:
Saxton Creek Survey Plans

Job No:	L92
Surveyed by:	John Batt
Drawn by:	Craig Burnett
Height Datum:	NCC Datum
Coordinate Datum:	GD 2000, Nelson Circuit
Scale:	@ A3 = 1:500
Date:	11 March 2015
Sheet:	7 of 9



Client:
Nelson City Council

**TASMAN
GOWLAND
SURVEYORS**
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Drawing Title:
**Areas, Dimensions and
Stakeout No's & positions**

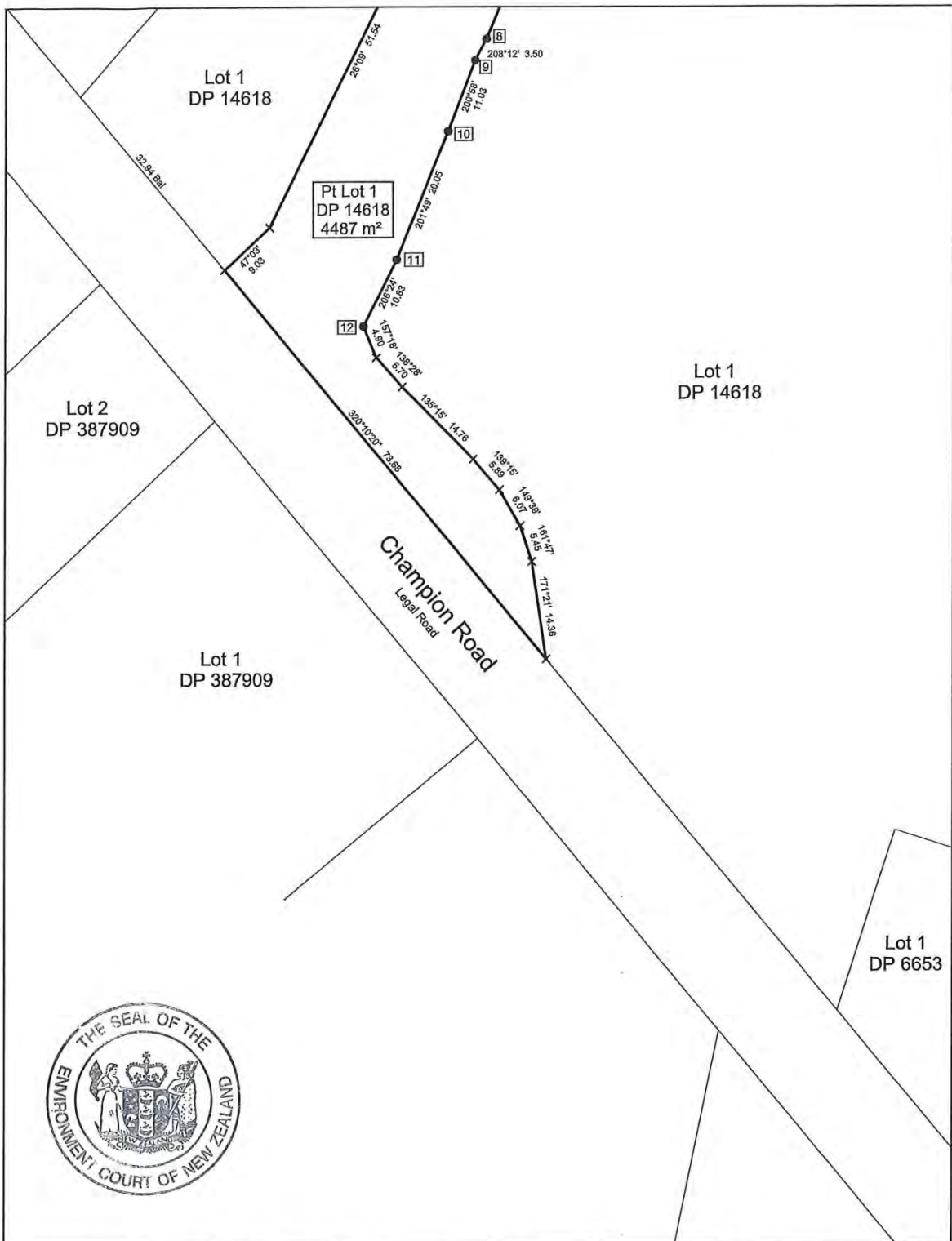
Project:
Saxton Creek Survey Plans



Job No:	L92
Surveyed by:	John Batt
Drawn by:	Craig Burnett
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Coordinate Datum:	GD 2000, Nelson Circuit
Scale:	@ A3 = 1:500
Date:	11 March 2015
Sheet:	8 of 9

P:\L\16(12D)\Saxton Creek Setout

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Plan Printed: 11 March 2015

appendix 7

guide for

subdivision and

structures in the

landscape

overlay

AP7 overview

AP7.i This guide applies to all land shown on the Planning Maps as subject to the Landscape Overlay.

AP7.1 description

AP7.1.i In the Landscape Overlay the approach is to manage the location and form of development in order to mitigate adverse effects on the visual qualities of the areas. The visual characteristics of the landscapes, and views, are defined in Appendix 9 (landscape components and views).

AP7.2 outcomes sought

AP7.2.1 overall outcomes

- a) To retain the visual integrity of Nelson's landscape context.
- b) To avoid dominance of roads, buildings and utilities over landform and vegetation in the city's most visually sensitive areas so as to retain the pleasantness of views towards the hills.
- c) To retain views from major vantage points.

AP7.2.2 specific outcomes

- a) Retention of longer distance views to the hills and sea from roads and public places in the development area.
- b) Structures and roads that are integrated with the landscape.
- c) A pattern of development in which structures are visually nestled into a surrounding of vegetation.
- d) A level of site coverage that avoids visual dominance of structures over the natural landform, and allows space for generous planting.
- e) Vegetation and planting in appropriate locations and of sufficient area, size and scale to soften the built development.
- f) Land contouring or earthworks that are in sympathy with the existing landform.

AP7.3 performance guidelines - residential zone

AP7.3.i Subdivision patterns and subsequent building development should meet the following performance guidelines:

- a) Subdivision should be planned and development carried out so that there is minimum disturbance to existing landform.
- b) Allotment sizes should be adequate to allow generous and large-scale planting around and between houses, in order to soften the impact of buildings. Allotment layout and orientation should seek to maximise building separation and give scope for integrating structures with the landform and for locating structures below the crest of a ridge. On prominent ridgelines and along the coast, side yards should be sufficient to separate buildings and allow views between them from roads and public areas.
- c) Subdivision and subsequent development should retain established trees and existing vegetation of landscape value.
- d) Planting should be incorporated at the planning and development stage to shorten the time required to soften the site through the establishment of vegetation cover. The streets and open spaces should be planned and designed so that they provide a framework of larger scale planting running through the development. Planting should be carried out so that the silhouetting of single specimens on the skyline is avoided. Consideration should be given to developing an integrated vegetation theme where appropriate.
 - e.g. use of local indigenous species.
 - e.g. continuation of existing “themes” such as may be already established in nearby reserves or nearby development.
- e) Buildings and building sites should be located so that houses do not block views from roads and public reserves. Adjacent to roads and public areas, buildings should be located so that there are generous side yards (as noted in (b)) to allow view shafts.
- f) On ridges, building sites should be located below the crest of the ridge to discourage houses from being silhouetted against the skyline. Ideally, the apex of the roofline should be below the crest of the ridge. Where either cannot be avoided, care should be taken to reduce the impact of housing on views towards the area:
 - e.g. by care in the form, colour and finish of the structure
 - e.g. by planting
 - e.g. in particularly sensitive locations, the subdivider might consider:
 - i) covenants on titles to control subsequent building development.
 - ii) “comprehensive design” i.e. from subdivision through to the completion of houses.
 - iii) clustering housing with shared reserve or common space around them.
- g) Roads have a large influence on subdivision design and therefore on the visual impact of residential development that follows e.g. whether the building site will be silhouetted. Roads should follow the natural contour of the land and their alignment should be in sympathy with the lines in the landscape setting.

- h) Carriageway widths may be varied from tables 4-3 & 4-4 in section 4 of the NCC Land Development Manual 2010, to allow the creation of open space or planted areas within legal road, provided it can be demonstrated that traffic movements will not be adversely affected. Compensatory parking bays may need to be provided in suitable areas.
- i) The need for earthworks and recontouring is recognised. However, this should result in landforms which are visually sympathetic with the existing landforms. Areas disturbed by earthworks should be restored to an appropriate shape, married to the existing topography, and revegetated to soften their appearance.
- j) Reserves and walkways should be sited with particular regard to providing public views from the development, especially toward the surrounding hills and towards the sea. Reserves and walkways should be linked with the road pattern to provide an integrated open space framework in the development. In planning subdivisions, sensitive landscapes and landforms should be incorporated within reserves.
- k) Utilities and associated structures should be considered in planning the subdivision. They should be sited, designed and installed in such a way that they do not detract from the visual quality of the development or of distant views to the development.

AP7.4 performance guidelines - rural zone

AP7.4.1 subdivision planning and development

AP7.4.1.i Subdivision planning and development within the Landscape Overlay in the Rural Zone should meet the following performance guidelines:

- a) The subdivision should be planned and designed to reflect, and be in harmony with, the forms, lines, textures, patterns and colours that exist on the site and in the landscape context. Forms and lines come mainly from the landforms and their edges. Textures, patterns and colour are derived mainly from the vegetation cover and land use.
- b) Subdivision should be planned and development carried out so that unnecessary changes to landform or landscape features are avoided.
- c) In planning the subdivision, sensitive landscapes and landforms should be placed in reserves.
- d) The number, shape, size, design and location of lots and building sites are to be appropriate to the setting.
- e) Significant natural and heritage features are to be recognised and protected or enhanced.
- g) Existing vegetation cover of value, both herbaceous and woody, should be retained and protected.
- h) The overall shape of the subdivision and allotment boundaries within it should coincide with existing natural edges in the landscape, such as ridges, valleys and streams.
- i) Allotment shapes should be related to landform shapes, avoiding arbitrary edges across landforms.
- j) Allotments should be large enough to permit groupings of structures with large areas of open unbuilt land of rural character between groups of structures.
- k) Building sites are to be designated on the subdivision plan, and are to be sized, shaped and located so that structures can be built with the apex of their rooflines below the crests of ridges, in order to avoid being silhouetted against the sky.
- l) Building sites should be located so that structures on them do not block views from roads and public reserves.
- m) Building sites are to be located so that road access can be provided to them, in an alignment which is appropriate for the landscape and generally parallel with the contours, with minimum earthworks and retaining structures and without steep zigzags.
 Roading is to be designed with a curving alignment that reflects the dominant lines in the landscape context, and which generally parallels the existing contours. Steep zigzags across the faces of slopes are to be avoided.
 Roading should be planned and designed so that there are minimum cuts and fills and no large retaining structures.

- n) Reserves and walkways should be linked with the road pattern to provide an integrated open space network through the subdivision.
- o) Utilities should be sited, designed and installed in such a way that they do not detract from the visual quality of the rural landscape, and should, wherever possible, be placed underground.
- p) Where utilities are placed above ground, their alignment should follow existing contours and they should not be placed in situations where they will be silhouetted against the sky.
- q) Planning, design and development is to ensure that topography is restored to a contour appropriate to the setting and which marries with adjacent slopes.
- r) Appropriate herbaceous and/or woody vegetation cover is to be re-established on all cuts, fills, backfilled trenches and other disturbed areas as part of the subdivision planning and development.
- s) Blocks of planting should be shaped to reflect existing forms on the site, avoiding the imposition of arbitrary geometric shapes on slopes. Planting should be carried out so that silhouetting of single specimens on the skyline is avoided.

AP7.4.2 structures in the rural zone

AP7.4.2.i These guidelines are for residential and farm structures within the Landscape Overlay in the Rural Zone.

Residential structures are considered to include: dwellings and associated outbuildings such as garages and sheds, and small signs.

AP7.4.2.ii Farm structures are considered to include: barns, sheds, silos, yards, tanks, tracks and small signs.

AP7.4.2.iii Structures are made visible in the landscape by their location and their form and colour. Tracks are made visible by their location, and the line which results from colour contrast with the background. Farm structures are often more noticeable in the landscape because of their reflective surfaces and simple forms.

AP7.4.2.iv As controlled activities, the Council may exercise control over their location, design and appearance.

AP7.4.2.v The purpose of these guidelines is to describe the management of the characteristics of residential and farm structures that should be applied in order to mitigate adverse visual effects in the Landscape Overlay.

- a) Larger residential and farm structures should, as much as possible, be located on the edges of landforms and vegetation patterns.
- b) All residential and farm structures should be sited so that the apex of the roofline does not project above the crest of the ridge and they should have a backdrop of landform or vegetation.
- c) In both residential and farm settings, associated structures should be clustered together, and reflect unity of design in form and colour.
- d) The forms of the structures should reflect background landforms, with moderately-steep gabled and hip roofs, and variation in the line and form of wall surfaces. Large unrelieved expanses of roofs and walls, and flat roofs should be avoided.
- e) Colours of roofs and walls should be based on the background colours in the landscape and be low in reflectivity, avoiding garish, unnatural colours. There can be small areas of accent colour which contrast with the background, such as on doors or window frames.
- f) Signs should be for identification purposes only. They should be few in number and small in size. They should be as low as possible and located so that they have a backdrop of landform or vegetation immediately behind. The message area of the sign should be in a colour derived from the landscape background.
- g) Structures, such as yards, retaining walls and bridges should be of natural materials, such as timber, in forms and lines appropriate for the landscape, and left to weather naturally or finished with low reflectivity colours.
- h) Tracks and access roads should, as much as possible, be located on the edges of landform and vegetation patterns. They should have a curving alignment and should run generally parallel with contours and on flatter areas. There should be minimum cuts and fills. Avoid steep zigzag alignments.

- i) Earthworks for building pads and tracks are to be finished to a natural contour, married to adjacent slopes and revegetated with woody or herbaceous plants as appropriate for the context.

AP7.5 consent applications

AP7.5.1 consents required - residential zone

The Rule Table for the Residential Zone in the Nelson Resource Management Plan should be consulted for the specific details. Below is a general indication of the consents required.

AP7.5.1.i Subdivision

Subdivision within the Landscape Overlay is a restricted discretionary activity (non-notified). Discretion will be restricted to the matters set out in rule REr.109.3 (Landscape Overlay - Subdivision).

AP7.5.1.ii Residential units and accessory buildings

Permitted - if they comply with the normal residential rules, and are contained within the nominated building sites (where specified).

AP7.5.1.iii Network utilities

Underground network utilities - permitted if trench is less than 1.2 m depth and width and if recontoured and revegetated after filling.

Any above ground structure - discretionary activity.

AP7.5.1.iv Earthworks

Earthworks where maximum height of cut or fill exceeds 1.2 m - discretionary activity. Landscape impacts are part of the assessment criteria.

AP7.5.2 consents required - rural zone

The Rule Table for the Rural Zone in the Nelson Resource Management Plan should be consulted for the specific details. Below is a general indication of the consents required.

AP7.5.2.i Subdivision

Subdivision within the Landscape Overlay is a controlled activity (non-notified). In addition to the matters set out in rule RUr.78 (subdivision - general), control will be exercised over the visual impacts of the proposed subdivision, in particular:

- a) retention of existing vegetation and other site features, and
- b) extent and form of earthworks, and
- c) the alignment and location of roads, the width of carriageways and planting of berms, and
- d) size, shape and orientation of allotments, and
- e) the location of building sites, and
- f) location and design of utilities, and
- g) the location and type of planting for amenity and restoration.

The outcomes and guidelines in this appendix will form the assessment criteria for considering the consent application.

AP7.5.2.ii Residential units, accessory buildings, farm structures
Controlled with control reserved over location, design and appearance.

AP7.5.2.iii Network utilities
Underground network utilities - permitted if trench is less than 1.2m depth and width, and recontoured and revegetated after filling.
Above ground structures - discretionary activity

AP7.5.2.iv Earthworks
Earthworks - discretionary activity.

AP7.6 consultation

AP7.6.i Early consultation with the Council staff is encouraged to help resolve design and other issues (such as the location of proposed reserves and roads) prior to lodging a consent application.

AP7.6.1 supporting information required

AP7.6.1.i A resource consent application for a subdivision within the Landscape Overlay shall, in addition to the usual information requirements, include a landscape assessment by an appropriately qualified person. The assessment shall describe and evaluate the existing landscape and the effects of the proposed subdivision on it and shall describe the mitigation measures to be taken in its design and development.

AP7.6.1.ii The landscape assessment shall locate and describe in graphic and text form:

- a) the relationship of the site to the Landscape Overlay and its place in Nelson's landscape context, and
- b) existing topography by contour lines with an analysis of slope gradients and an indication of the drainage pattern, and
- c) existing vegetation and significant natural and cultural features on the site, and
- d) existing visibility and views to and from the site (see Appendix 9 - landscape components and views), and
- e) proposed road and street pattern, and
- f) proposed allotment boundaries and building sites, and
- g) the location of proposed reserves and walkways, and
- h) proposed topography by contour lines, identifying areas of cut and fill and areas for borrow and disposal of soil, and
- i) proposed amenity and restorative planting.

AP7.6.1.iii The landscape assessment must include a report detailing the methods and techniques embodied in the subdivision design and works to be undertaken to achieve the objectives for the Landscape Overlay and to mitigate any adverse effects of the proposal.

AP7.6.1.iv The landscape assessment must be appropriate to the scale and likely effects of the proposed development. For minor subdivisions, a detailed assessment is unlikely to be needed. Consultation with the Council's planning staff is recommended to help define the scope of the assessment.

appendix 8

church hill view

shaft

AP8 overview

AP8.1 This appendix describes the view shaft from the steps in front of Nelson cathedral.

AP8.1 location

AP8.1 view shaft

AP8.1.i The view shaft, as shown on the Planning Maps, originates from the Church Steps at the top end of Trafalgar Street. All co-ordinates are in terms of NZ Map Grid. The points of origin are from two marks placed on or adjacent to the steps, as shown in the figure overleaf.

AP8.1.ii The view is down Trafalgar Street to the Haven and the Boulder Bank, and the controls aim to maintain and enhance these, in particular in the eastern sector.

AP8.1.iii The view shaft has two points of origin giving two gradients, with the gradient from Halifax Street to the sea being the steeper.

AP8.2 scope

AP8.2.i Church Steps to Halifax Street

Point of origin	IS II (Iron Spike), RL 29.66m NCC datum Observation height = 31.21m (which is vertical origin of derived contours as far as south side of Halifax Street)
Downward gradient	-0.56% (1 in 178.57) (marked by parapet on Anstice Building, corner of New and Trafalgar Streets)
Right frame	Western side of building at 295 Trafalgar Street (former Nelson City Council Building, adjacent to 1903 park)
Left frame	Eastern side of Civic House
Point of termination	28.22m contour, south side of Halifax Street

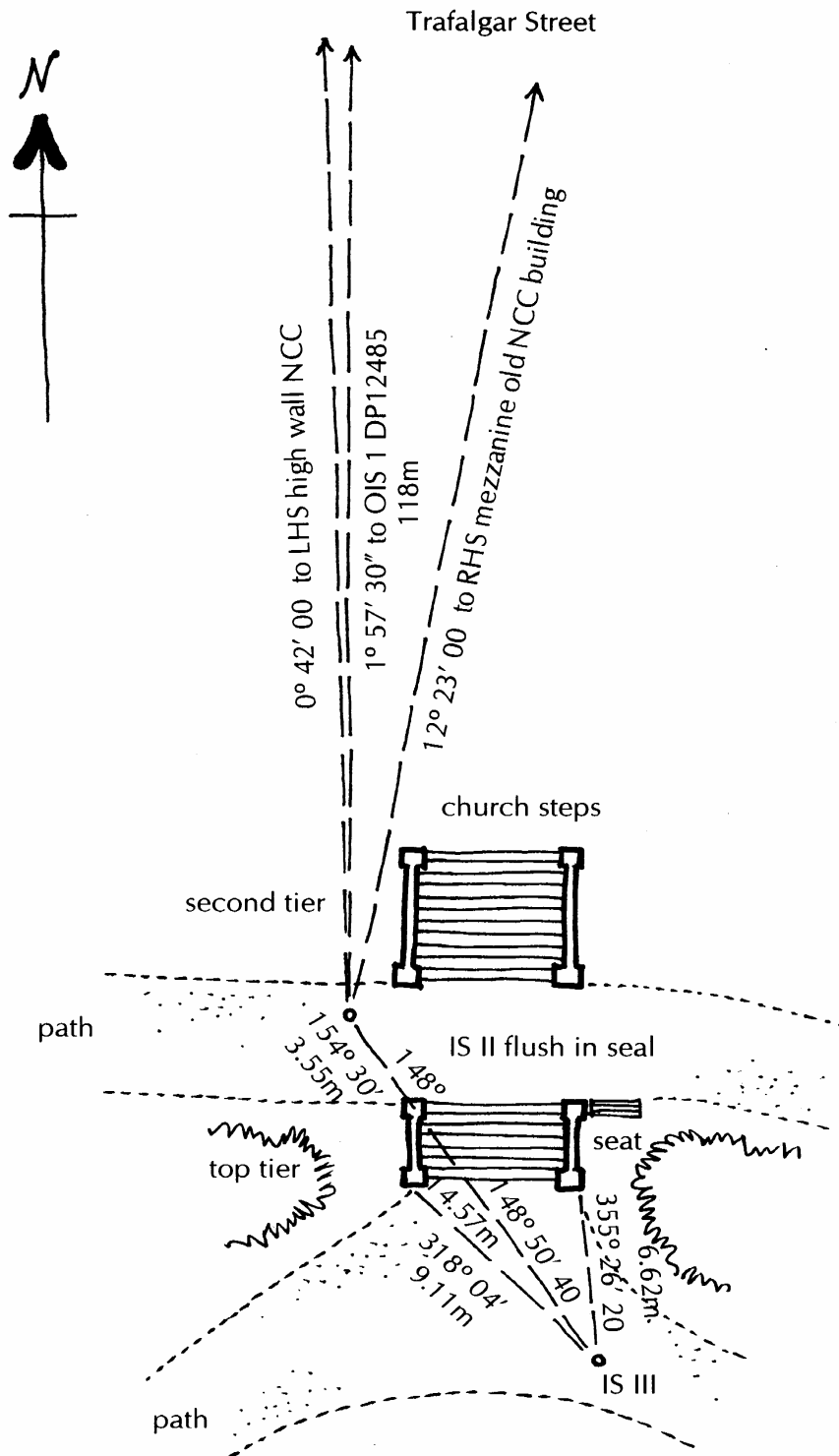
AP8.2.ii Halifax Street to edge of Nelson Haven

Point of origin	IS III (either co-ordinated, or at bearing 148° 51' and 14.5m from IS II). This was used to fix the gradient, which starts at RL 28.22 at the south side of Halifax Street
Downward gradient	-0.93% (1 in 107.53)
Right and left frames	The left and right frames remained as fixed from IS II, above
Point of termination	Edge of Nelson Haven (mean High Water Springs)

AP8.2.iii

The Planning Maps show height contours for the view shaft at 1m intervals in terms of NCC datum. In order to calculate the potential height of a complying structure, ground levels in terms of the NCC datum are needed. Survey and benchmark levels can be obtained from the Technical Services (Engineering) Department of the Council. These survey points and levels change from time to time with road works and other development. Therefore, these levels have not been included in the Plan.

Figure 8.1 Church Hill View Shaft



appendix 9

landscape

components

and views

AP9 **overview - landscape components**

AP9.i The first part of this appendix covers those parts of the Nelson landscape that are included in the Landscape Overlay. They are included in the Overlay because of the contribution they make to the city's identity and sense of place. Other areas of landscape importance, such as the Boulder Bank, have not been identified in this appendix because they are in the Conservation Zone, which provides greater protection than the Landscape Overlay. The Nelson Mineral Belt has been included for information purposes.

AP9.ii The text below gives a general description for each landscape component, identifies its significance to Nelson's landscape setting, and describes its visual sensitivity and the activities that have the potential to adversely affect it.

AP9.1 **rural backdrop to Stoke**

AP9.1.i This component includes the foothills south of Stoke and runs from Nelson's western boundary east to Enner Glynn Road and Jenkins Creek. It includes the foothills above Ngawhatu and Marsden Valleys.

AP9.1.ii It is dominated by a series of strong ridgelines of moderately high elevation and rural land use.

AP9.1.iii The ridges are important as they form the eastern backdrop to Stoke. Their contribution to the city's identity is in providing a rural open and natural backdrop, which complements the urban enclosed, developed nature of Stoke in the foreground.

AP9.1.iv The area is vulnerable to new forms and colours resulting from residential development and other structures, earthworks, and larger scale forestry planting. Any change will be highly apparent in the upper ridgeline areas.

AP9.1.v Where land on the foothills above Ngawhatu and Marsden Hills (Schedule K, Chapter 7) has been zoned for Higher Density Small Holdings, subdivision of land must demonstrate the clustering of development into enclaves separated by open space and reserves so as to preserve the landscape values of those hills as a backdrop to Stoke.

AP9.2 Bishopdale saddle area

AP9.2.i This landscape component runs from Enner Glynn Road/Jenkins Creek northeast to the Market Road area of Bishopdale.

AP9.2.ii It is a series of low ridges, largely in pasture and rural uses, located between the southeastern foothills of Stoke and Nelson on the edge of the urban backdrop to both Stoke and Nelson. It forms an open space between the eastern foothills and the Port Hills ridge.

AP9.2.iii It is important as a visual gateway and transition between Stoke and Nelson and contributes to the visual structure of both places.

AP9.2.iv It is vulnerable to changes that will reduce its open, rural character. These include structures, earthworks and roads. Any development here should not adversely affect the integrity of the landform shape, open space, and visual characteristics of the area.

AP9.3 Port Hills ridge

AP9.3.i This ridge runs northeast from Wakatu and Bishopdale through Observatory Hill to Haven Road.

AP9.3.ii The Port Hills is the primary coastal ridge to the Haven and the Tasman Bay coastline. While there is residential development on most of this area, landform remains the dominant landscape element.

AP9.3.iii The Port Hills ridgeline is important to Nelson's identity because it forms a strong western edge to the old city (ie. the inner city and Nelson South). The eastern slopes are very visible from Waimea Rd and locations in and around the inner city. The western slopes of the Port Hills Ridge, and Greenhill and Wakatu are all highly visible from the southern entrance to the city and from Stoke, and form an eastern edge to these parts of the city.

AP9.4.iv The ridge becomes a skyline for much of the area from which it is viewed, and this part of the landscape is most sensitive to change. Views from vantage points on the ridges are also important. Subdivision and all other development should be carefully sited and developed so as not to adversely affect the natural character and quality of the ridge area.

AP9.4 Grampians

AP9.4.i This component extends from the Market Road area of Bishopdale along the eastern edge of South Nelson and east to The Brook, and it includes Sugarloaf.

AP9.4.ii It is primarily a large conical landform immediately south of the city. The distinctive visual character of the area is due to the combination of the landform and vegetation cover, which provides an imposing background and contrast to the 'built' urban nature of the city.

AP9.4.iii The Grampians is the singularly most visible and recognisable landform from the city. It is a focal point in the landscape and reference point for the city, and contributes significantly to its southern and eastern backdrop.

AP9.4.iv The area is vulnerable to changes that bring new forms, colours, and patterns to the landscape. These include structures, roads, forestry and clearing. The upper slopes and ridges are especially sensitive to change.

AP9.4.v It is important to retain continuous vegetation cover to reflect the continuity of the green belt, with its bush-clad appearance and the amenity value which it affords. Production forestry on slopes visible from the city is inappropriate to the broader landscape context. This is an important backdrop to the city and it requires a consistent long term land cover pattern to enhance the landscape setting of Nelson City.

AP9.5 Sharland Hill

AP9.5.i This component extends north and east from The Brook, and is bounded on the north and east by the Maitai River.

AP9.5.ii This complex series of ridges is presently largely undeveloped. However, landcover is highly modified into coniferous plantation forestry, dispersed with areas of native scrub. Vegetation values have been highly modified and continue to be so.

AP9.5.iii Sharland Hill ridgelines and upper slopes are important as the eastern backdrop to the city and for their contrast with the bush clad Bryant Range backdrop in the distance. Sharland Hill is part of the central city backdrop, and is closely associated visually with the rest of the backdrop i.e. Kaka Hill, Botanical Hill and the Grampians.

AP9.5.iv Because of their high visibility, the slopes facing the city and the ridges are most vulnerable to change. The forms and colours associated with development and pattern and texture changes resulting from changes to the vegetation are most likely to alter the character and quality of this area.

AP9.5.v Protection and enhancement of the western slopes and ridgeline areas with long term native vegetation cover is desirable to improve the long term visual values of the area so it will contribute positively to its broader setting.

AP9.6 Botanical Hill - Malvern Hills

AP9.6.i The southern edge of this component is the Maitai River near Botanical Hill. It runs northeast along the foothills to Dodson Valley.

AP9.6.ii Botanical Hill is a prominent conical landform in the ridgeline of Malvern Hills which runs northeast of the inner city.

AP9.6.iii Botanical Hill is important as a visual focus for part of the inner city. From the summit, there are expansive views across the city and Tasman Bay which are important to the landscape experience of this place.

AP9.6.iv The Malvern Range is important to the context of the city because it provides a visual backdrop to the eastern side of the city, which balances the containment of the Port Hills ridge on the west. The area is also important for its contribution to the city's green belt. Careful management will promote visual and amenity values in the longer term.

AP9.6.v Because of their high visibility, slopes facing the city centre, upper slopes facing inland and facing the sea and also the ridges are most vulnerable to change. The forms and colours associated with development, and the pattern and texture changes from changes in vegetation are most likely to alter the character and quality of this area.

AP9.7 Kaka Hill

AP9.7.i This component runs at a higher level and parallel to the Malvern Hills. It begins in the south at the Maitai River and runs northeast to Wells Hill above Dodson Valley.

AP9.7.ii Kaka Hill is part of a prominent coastal ridgeline located on the north coast of the city, oriented in a north east-south west direction. The upper slopes are currently visible from the city.

AP9.7.iii The area contributes to the city's setting by forming the foreground and entrance to Nelson Province and Nelson City. It is important to the Nelson landscape framework and is strategic as part of the distant city backdrop.

AP9.7.iv The upper slopes and ridgelines are the most visually sensitive parts of this landscape component. They are most vulnerable to the forms and colours associated with structures, earthworks and roads.

AP9.8 Foothills north to Todds Valley, and from Todds to Gentle Annie

AP9.8.i These coastal foothills parallel the shoreline of Nelson Haven and run southwest-northeast from Kaka Hill to Wells Hill and Gentle Annie. They have a range of pastoral, exotic and native bush landcover and there is a broad range of land settlement and farming. Most settlement is limited to the narrow valley floors.

AP9.8.ii The ridges of these foothill landforms are important as the first tier of the larger backdrop to the areas north of the urban area. They are highly visible from State Highway 6 and from the sea and air routes into Nelson.

AP9.8.iii The foothills, in conjunction with the main central ridge and secondary ridges, contribute to the landscape identity and amenity value of the city. They are also highly visible.

AP9.8.iv The upper slopes and ridges are high in visual sensitivity. They are primarily vulnerable to forms and colours associated with new structures, earthworks and roads.

AP9.9 Gentle Annie to Drumduan to Mackay Bluff

AP9.9.i The landscape character of this area is primarily established by the range of striking and prominent landforms: bluffs, ridges, valleys and broken ridge-skylines. It is complemented by broad areas of native vegetation along the coastal landscape and in smaller pockets on the northwest facing foothills.

AP9.9.ii The rural area north of the city is an important gateway to the region and is highly visible from the major transport routes. These ridgelines and skylines contribute greatly to the broad landscape context of the area and the city.

AP9.9.iii The most dominant landforms are along all skyline/land and coastline/land interfaces. These edges are also the most visually sensitive parts of the landscape and require care in development to avoid loss of visual quality.

AP9.10 Coast from Whangamoia to Saxton Creek

AP9.10.i This part of the landscape includes the coast and coastal features of Boulder Bank, Nelson Haven, the islands and rocks west of the Port, Tahunanui Beach, Blind Channel, Waimea Inlet, and the islands contained within it, Wakapuaka and Whangamoia estuaries (see map in this Appendix). These are largely shallow and tidal areas that are close to residential areas, the urban and industrial areas, and transport routes. They are open and exposed, and there is little vegetation cover. Land uses are mainly recreation and transport.

AP9.10.ii The coast is valuable to the Nelson landscape setting because it complements the surrounding hills. It provides the city with a visual foreground, while the hills give it a background. The coast gives openness, visual release, an outward focus, and distant views to the city, while the hills give it containment, an inward focus, and middle distance views.

AP9.10.iii The coast is highly visible from the settled parts of the city and from major transport routes. The coast contributes greatly to Nelson's identity - it is what makes the city unique. And the constant change and movement on the coast - with tides, weather and lighting conditions - contributes a great deal of visual variety to the city's landscape context.

AP9.10.iv The Wakapuaka (Delaware Inlet) and Whangamoia estuaries, while comparatively isolated, are still largely unmodified. They will assume increasing importance over time as the use of these northern areas for recreational and other activities increases.

AP9.10.v The edge between the sea and land is high in visual sensitivity, and the fine texture of the coastal landscape, resulting from the open water and mudflats and general lack of vegetation, gives it a low visual absorption capability. It is therefore vulnerable to most changes but especially to the addition of structures and to earthworks and interruptions on the water surface. It is important that the continuity of the coastal open space remains uninterrupted.

AP9.11 Dun Mountain Mineral Belt

AP9.11.i Note: the Dun Mountain Mineral Belt is not part of the Landscape Overlay and is not shown on the Planning Maps as such. It is included in this Appendix for information purposes and is not subject to rules regulating activities in the Landscape Overlay.

AP9.11.ii The Mineral Belt comprises the Northern, and best developed section of the Dun Mountain Ophiolite Belt. The 'mineral belt' is of both national and international scientific importance. It represents a sequence of mantle rocks, normally existing beneath the earth's crust, some 5km or more below the earth's surface. These rocks include dunite and rodingite whose localities are Dun Mountain and the Upper Roding River. As well as a wide variety of unusual and restricted rock types it includes minerals of economic significance of which chromite and copper were mined in the Dun Mountain area in the 1850-60's and in the Roding River in the 1880's to 1910. A number of nationally important historical features are associated with this mining, including the Dun Mountain Railway (opened 1862) and two copper smelters in the Roding area (United Creek). On the margins of the belt are outcrops of highly altered sedimentary rock which were extensively quarried by the Pre-European Maori at the Rushpool (Maitai Valley) for manufacture into adzes and other implements.

AP9.11.iii The belt is characterised by a low stunted vegetative cover through which rock, weathered a reddish brown, forms numerous craggy outcrops and scree deposits. The Belt contrasts markedly with the dominantly beech covered slopes formed of more common rocks cropping out on either side of it. This unique assemblage of mineralised rock was once a part of an identical assemblage which outcrops in Fiordland today have been horizontally offset some 480km by successive movements on the Alpine Fault during the past 20 million years. In addition, a number of unique plant species are restricted or largely confined to the Mineral Belt.

**Coastal Features Forming Part
Of The Landscape Overlay
(See Ap8.10)**

Scale 1:100,000

KEY
Extent of Coastal Features

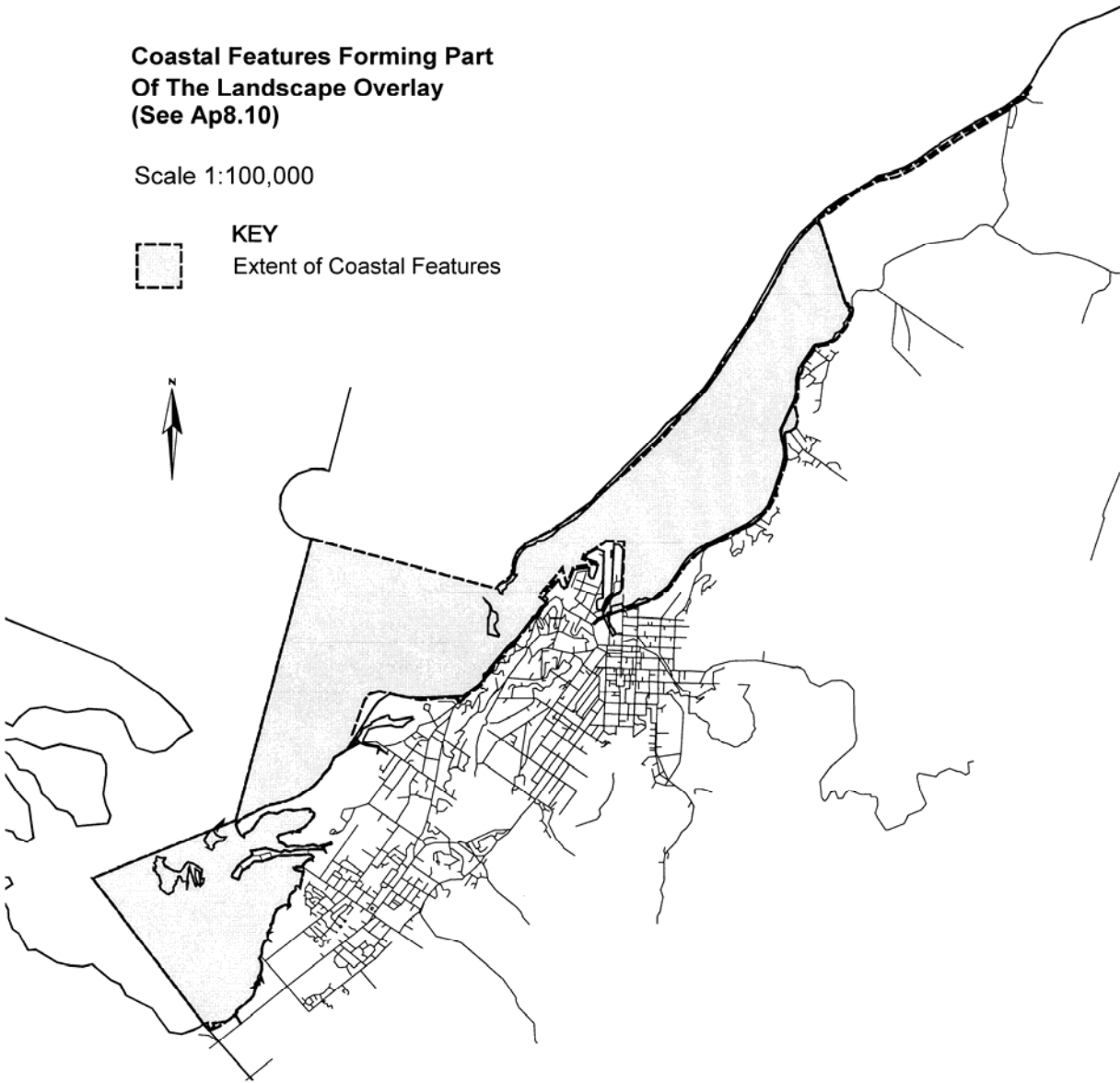


table 9.1 – significant views

Location	View Orientation	Observe Location	Focus	Context	Frame L Margin	Frame R Margin	Comments	Critical Importance ¹	Threats
Nelson central level (top)	North	Top of Church Steps	Trafalgar Street and City Centre	City/sea/Cathedral/ Civic House	Cathedral/vegetation	Cathedral/vegetation	Significant trees frame view. View of Civic House clock, port and Tasman Bay	√	Height of City Centre could block views to port and sea
Nelson central level (mid)	North	Top/mid Church Steps	Trafalgar Street and City Centre	City/Civic House/ Trafalgar Street	Vegetation/City Centre	Vegetation/ City Centre	Significant trees frame view. View of Civic House clock, port and Tasman Bay	√	Height of City Centre could block views to port and sea
Nelson central level (lower)	North	Bottom Church Steps central	Trafalgar Street and City Centre	City buildings	Cathedral/ trees/Kaka Point	Kaka Hill/ Cathedral/trees	Port view to Civic House clock and City Centre only	√	Height of City Centre could block views to port and sea
Nelson central level (street)		Trafalgar Street	Trafalgar Street	City buildings/ Trafalgar Street	Buildings/ Trafalgar Street	Trafalgar Street	Trafalgar Street frontages street features and vegetation	√	Inappropriate redevelopment of central main street could affect visual quality
Nelson central level	South	Trafalgar Street (south)/ Cathedral	Grampians	Landform/vegetation/ housing	Trafalgar Street (east)/vegetation	Trafalgar Street (east)/ vegetation	Grampians, Fairfield House, street vegetation, Grampians and skyline	√	Inappropriate redevelopment of central main street could affect visual quality
Bronte Street	North	Trafalgar Street/ Bronte Street intersection	Cathedral tower	Vegetation/ Nelson Girls College/tree	Gum tree (west)	Trafalgar Street (east)/ vegetation	Central focus to Cathedral and tower. No view of other buildings		
Cathedral to Bryant Street	East	Collingwood Street	Nile Street/ Bryant Range	City street backdrop	Nile Street (north)	Nile Street (south)	Church, School of Music, historical buildings, and small scale houses, skyline broken with vegetation	√	Inappropriate change to character of area could affect visual quality
Nile Street to Cathedral	Look West	Collingwood Street/Nile Street intersection	Cathedral and grounds	Historical buildings	Nile Street (south) and city buildings	Nile Street (north)	Central view to Church Hill plus historical buildings and consent	√	Inappropriate change to character of area could affect visual quality
Nile Street West	East	Nile Street/ Rutherford Street intersection	Cathedral/ Quality Inn	Cathedral and grounds	Quality Inn (north)	Nile Street West (south to intersection)	Quality Inn competes for focus and out of scale especially in this setting adjacent to Cathedral.	√	Inappropriate change to character of area could affect visual quality

¹ The ticks in this column indicate that the view listed is of critical importance.

Location	View Orientation	Observe Location	Focus	Context	Frame L Margin	Frame R Margin	Comments	Critical Importance ²	Threats
Civic House	South	Intersection Civic House/ Halifax/ Trafalgar Streets	Trafalgar Street to Cathedral	City buildings	Trafalgar Street (east)	Trafalgar Street (west)	Principal view shaft to Cathedral defined by built edge of street and Cathedral tower. Street trees important.	√	Inappropriate redevelopment could adversely affect this character area
Hardy Street	East	Hardy/Trafalgar Streets	Doubles/ Bryant/ Botanic and Hill	Landform/ vegetation	Hardy Street (north)	Hardy Street (south)	Retain view to mature trees and hills beyond		Retain views to rural backdrop
Hardy Street	West	Hardy/Trafalgar Streets	City Centre	City buildings and residential scale	Hardy Street (south)/City Centre buildings	Hardy Street (north)/City Centre buildings	Green belt at end of street for relief between City Centre buildings, residential, rural backdrop		
Selwyn Place	East	Selwyn Place/ Trafalgar Street	Bryant Range/ Temple and buildings	Distinctive building and landform between	Selwyn Place (north)	Selwyn Place (south)	Retain central focus of Temple building and landform, skylines, vegetation cover	√	Inappropriate redevelopment could adversely affect this character area
Selwyn Place	West	Selwyn Place/ Trafalgar Street	Villa, Mount Street	City	City Centre buildings	City Centre	Prominent villa on skyline		
Bridge Street	East	Bridge/ Trafalgar Streets	Botanic Hill	Landform/ vegetation/ historical building	Bridge Street (north)	Bridge Street (south)/ Courthouse grounds/ mature vegetation/ Queens Gardens vegetation	View to Botanical Hill, skyline vegetation and open space		
Bridge Street	West	Bridge/ Trafalgar Streets	Residential/ hills and skyline	Landform/ housing	Bridge Street (south)	Bridge Street (north)	Low profile residential views		
Rutherford Street	North	Nelson Girls College/ Rutherford Street	Sea/port/ City Centre	Sea/port area	Rutherford Street (west)	Rutherford Street (east)	Skyline, openness, retain views to sea	√	Heights of buildings in City Centre could restrict views to port
Rutherford Street	South	Nelson Girls College/ Rutherford Street	Grampians	Landform/ landcover	Rutherford Street (east)	Rutherford Street (west)	Skyline, landform, landcover, critical backdrop	√	Grampians backdrop important visual identifier
Collingwood Street	North	Brougham/ Collingwood Streets	Haven and City Centre	Sea boulder bank/ street trees	Street trees/houses	Street trees	Views to Haven and sea. Retain street trees and other significant vegetation		Heights of buildings in City Centre could restrict views to port
Collingwood Street	South	Collingwood/ Hardy Streets	Grampians, large city house	City backdrop	Street trees/houses	Street trees/ buildings	Avenue of street trees give focus to Grampians residential scale and character		Grampians backdrop important visual identifier

² The ticks in this column indicate that the view listed is of critical importance.

Location	View Orientation	Observe Location	Focus	Context	Frame L Margin	Frame R Margin	Comments	Critical Importance ³	Threats
Halifax Street	East	Halifax between Trafalgar and Collingwood Streets	River	River/hills/skyline/vegetation	Halifax Street (north)/residential buildings	Halifax Street/city buildings	Views of landform, skylines, vegetation and residential scale		
Halifax Street	West	Halifax between Trafalgar and Collingwood Streets	Hill/skyline large oak/quarry	Landform/vegetation	Civic House tower	Halifax Street (north)/low buildings	Improvements view shaft to landform and skyline	√	Potential loss of visual quality due to current land use
Montgomery Square	North	Central Square	Shops	Buildings	Central city buildings	Central city buildings	Sunshine/light, open space.	√	
Montgomery Square	South	Central Square	Shops and Grampians	Landform/skyline/vegetation/buildings	Central city buildings	Central city buildings	Sunshine/light to square. Visual orientation to city	√	Potential loss of visual orientation to city and setting
Montgomery Square	East	Central Square	Shops and Bryant/Kaka Hills	Landform/skyline/vegetation/buildings	Central city buildings	Central city buildings	Views to skylines, landform. Visual orientation to city	√	Potential loss of visual orientation to city and setting
Montgomery Square	West	Central Square	Shops and residential hills	Buildings	Central City buildings	Central city buildings	Low profile residential in hills. Sunshine/light and open space		Potential loss of visual orientation to city and setting
Buxton Square	North	Central Square	Shops	Buildings	Central City buildings	Central city buildings	Sunshine/light and open space		Potential loss of visual orientation to city and setting
Buxton Square	South	Central Square	Shops and Grampians	Landform/skyline/vegetation/buildings	Central City buildings	Central city buildings	Sunshine/light to square and open space. Visual orientation to city	√	Potential loss of visual orientation to city and setting
Buxton Square	East	Central Square	Shops Botanical/Bryant/Kaka Hill	Landform/skyline/vegetation/buildings	Central City buildings	Central city buildings	Sunshine/light and open space to square. Visual orientation to city	√	Loss of visual orientation to city and setting
Buxton Square	West	Central Square	Shops	Buildings	Central City buildings	Central city buildings	Sunshine/light and open space to square		Loss of visual orientation to city and setting
Trafalgar Street	South	Trafalgar/ Hardy intersection	Cathedral and Church Steps	Cathedral and vegetation	Central City buildings along Trafalgar Street	Central city buildings along Trafalgar Street	Cathedral plus mature vegetation dominant	√	Inappropriate redevelopment of street frontages and scale
Wakefield Quay	West	Non Specific	Sea/port	Coastal outlook	Haulashore Island	Wharf buildings	Wide range of activities	√	Inappropriate development could adversely affect views
Rocks Road	West	Non Specific	Sea/beach	Coastal outlook and mountains beyond	Tahunanui Beach	Port Nelson	Wide views with mountain backdrop	√	

³ The ticks in this column indicate that the view listed is of critical importance.

appendix 10

standards and

terms for parking

and loading

AP10 **introduction**

AP10.i This appendix deals with all requirements relating to parking and loading.

AP10.1 **application of appendix 10**

AP10.1.i Parking, loading and queuing must be provided and maintained on each site in accordance with this appendix:

- a) Where a building is constructed OR substantially reconstructed altered or added to, or
- b) Where it is proposed to construct, erect or alter one or more buildings or other works in stages and the total proposed construction, erection or alteration would if carried out other than in stages constitute a substantial reconstruction, alteration or addition. Provided that stage works that occurred two calendar years prior to the current proposal need not be counted, or
- c) Where there is a change in the use of any land or building, or
- d) When otherwise required by a rule in this Plan.

AP10.2 **definitions**

All weather surface

means a minimum of a layer of basecourse gravel generally all passing a 40mm sieve and compacted with a mechanical roller to a thickness above the subgrade of 150mm when compacted.

Note: The expression “150mm compacted AP40 basecourse (min)” shall have the same meaning as all weather surface. This expression should be used on plans and specifications for developments requiring an all weather surface under this Plan.

Classified Road

means roads with a hierarchical classification of Arterial, Principal, and Collector. Refer to section 4 ‘Transport’ of the NCC Land Development Manual 2010.

Drive - Through Activities

means an activity, other than a service station, where vehicles queue while awaiting service, or an activity in which the customer obtains, gains access to or orders goods or services from their vehicle and includes activities utilising vehicle control points such as remote ordering points or service booths.

Farming Activities

means an activity for growing crops (including trees) or breeding or rearing live stock animals and includes a hobby farm.

Clarity Note: For the purpose of this Appendix farm housing is classed as a residential activity.

Large Format Retail/Bulk Retail

means a retail store with a minimum gross floor area of 500m², excluding any outdoor display area. Any outdoor display area associated with a retail activity in a building with a minimum gross floor area of 500m² will be included in the parking calculations as per parking table 10.3.1.

This definition excludes Large Format Retailing in Schedule N (Quarantine Road Large Format Retail), which is defined separately in Schedule N (N.3) and has specific parking provisions under Table 10.3.1.

Loading space

means an on-site marked space where vehicles load or unload goods or people.

Parking space

means a useable, on-site, formed, marked space where vehicles can park.

Passive Recreation Areas

means areas for informal recreation activities where the activity is carried out on an individual or ad hoc level and includes non commercial playgrounds.

Permanent Surface

means a drained hard and durable surface of bituminous chip seal, asphalt, concrete, interlocking paving blocks, or other such approved solid and durable paving (see figure 10, Appendix 11 - access standards) and includes a timber deck, where above ground level.

Professional Staff

means medical practitioners, dentists, physiotherapists, practice nurses and any other specialist employed at a health facility whose patients may consult for the provision of medical advice independently. For the purpose of this definition, it includes veterinary surgeons, but excludes medical receptionists and general nursing assistants.

Road

has the same meaning as in section 315 of the Local Government Act 1974 and includes a motorway as defined in section 2 (1) of the Government Roding Powers Act 1989.

Sports Courts

means an open, covered or enclosed area for playing court and greens sports and games.

Supermarket

means an individual retail shop with a gross floor area of not less than 500m² (or an equivalent area, including related back of house unloading, storage, preparation, staff and equipment space, within a larger store) and selling a comprehensive range of:

- a) fresh meat and produce, and
- b) chilled, frozen, packaged, canned and bottled foods and beverages, and
- c) general household and personal goods,

Note: Schedule N, Industrial Zone includes a differing definition of Supermarkets which is only relevant to the Schedule N area.

Queuing Space

means a useable, on-site, formed space, which complies with the relevant standards in Appendix 9 & 10, where vehicles can stand while awaiting goods or services.

Queuing Lane

means an on-site vehicle access lane containing one or more queuing spaces, where vehicles can queue one behind the other, in line, while awaiting goods or services.

Unclassified Road

means roads with a hierarchical classification of Sub-Collector, Local Roads and Residential Lanes. Refer to section 4 'Transport' of the NCC Land Development Manual 2010.

Unit

In the case of Short Term Living Accommodation means:

- a) a room for sleeping guests let for a single tariff (for example, in a studio motel, hotel room, studio apartment, cabin), or a dormitory style room let to multiple parties generally for individual tariffs (for example, some backpacker or hostel accommodation), or
- b) a collection of rooms for sleeping guests which form an entity and which are usually let together for a single tariff (for example, a multi bedroom motel, hotel suite, or apartment).

Vehicle Parking Facilities

means an activity where the service provided is parking for vehicles and includes commercial car and truck parks and also includes parking ancillary to the predominant activity, where the traffic flow or parking is controlled by means of a vehicle control point such as a service booth or automated entry control device.

AP10.3 calculation of parking spaces

AP10.3.i Parking spaces and queuing spaces must be provided as set out in 10.3.1, within the net area of every site at which the activity listed in 10.3.1 takes place.

AP10.3.ii Whenever a building is increased in floor area, or undergoes a partial or total change in activity, carparking or queuing requirements for the existing part of the building (if any) or that part remaining in the existing activity, shall remain unaltered. In this case the requirements relevant when the original activity, or part of it, shall continue to apply. Carparking and queuing requirements for the increased floor area or that area with a new or altered activity shall be calculated in accordance with Table 10.3.1.

AP10.3.iii Where the activity on the site involves more than one category of use listed in 10.3.1, the number of on-site parking spaces required on that site will be the sum of the requirements for each category.

For example, a retail shop, although the principal activity is a "Retail Activity", may comprise selling areas, ancillary storage, a tea-room, workroom and circulation spaces (e.g. corridors). The parking rate required would be:

Part of Building or Site	Activity Category from Table 10.3.1
For the selling/ display area	Retail Activities
Workroom	Industrial Activity
Ancillary Storage	Storage ancillary to the principal activity
Circulation Areas Tea-rooms etc.	Ancillary Activities i.e. Retail Activities

When the assessment of the total number of parking spaces or queuing spaces results in a part space being involved, any fraction under one half will be disregarded. Fractions of one half or more will be counted as one parking space.

However, the minimum amount of parking required for any activity shall be one parking space.

For example, 3.2 parking spaces will be rounded down to 3 required parking spaces but 3.5 parking spaces will be rounded up to 4 required parking spaces and for 0.4 of a parking space, one parking space will be required.

When the parking requirement is stated as the number of parks required per 100m² or similar, the number of parks required is to be calculated on a proportional basis.

For example, at a required parking rate of 4 parks per 100m² gross floor area a 455m² development will require (455/100) x 4 parks, this equals 18.2 parks. Using the rounding provisions explained above the development is required to provide 18 car parks.

Table 10.3.1 - car parking and queuing space requirements (and car parking reductions where bicycle parking is provided)

Activity	Car Parking or Queuing Spaces Required
Activities defined in N.3 of Schedule N	3 spaces per 100m ² GFA across the Site as defined in N1 of Schedule N
Ancillary Areas including circulation areas (e.g. corridors), conveniences, tea-rooms etc.	The rate required for the principal activity
Commercial Garages and Service Stations	1 space/40m ² of gross floor area or 2 spaces per site whichever is the greater, plus 4 spaces per workshop bay, 2 spaces per 3 employees on the site, 3 spaces per car wash, and 1 space per air hose
Cool Stores including controlled atmosphere storage	1 space/2000m ² of gross floor area
Drive-through Activities also see AP10.2	<p>a) on-sites gaining drive-through access off a road or roads classed as a SH, Arterial, Principal or a Proposed SH, Proposed Arterial or Proposed Principal road in Council's Road Hierarchy: 8 queuing spaces/site</p> <p>b) on all sites other than those sites gaining drive-through access off a road or roads classed as a SH 6, Arterial, Principal or a Proposed SH6, Proposed Arterial or Proposed Principal road in Council's Road Hierarchy: 4 queuing spaces/site shall be provided.</p> <p>Where a site gains drive-through access off more than one road and such roads fall in the Road Hierarchy category covered in both a) & b) above then 6 queuing spaces shall be provided on-site.</p>
Education Facilities (Pre-school and Primary)	1 space per staff member +1 space/12 students
Education Facilities (Secondary)	1 space/staff member + 1 space/50 students + 1 space/12 full time students over 15 years of age

Activity	Car Parking or Queuing Spaces Required
Tertiary Education Facilities a) Nelson Marlborough Institute of Technology b) Other tertiary education facilities	a) 350 parking spaces; or 1 space per 7 EFTS (Equivalent Full Time Staff and Students) whichever is the greater (reducible by up to 10% as a restricted discretionary activity subject to a travel management plan in accordance with Rule ICr.76.3). Note: for the avoidance of doubt the above provision for a maximum 10% reduction takes precedence over the provisions of rule ICr.76. b) 1 space per 5 EFTS
Farming Activity	Nil
Health Facilities (excluding hospitals), and Veterinary Clinics	2 spaces/practitioner providing the service + 1 space/assistant.
Home Occupations	The residential standard will apply. In addition: a) where the home occupation is an activity involving tuition to, instruction of or counselling of clients, in which case 2 spaces/principal providing the service + 1 space/assistant will also apply. b) where the home occupation is a Health Facility or Veterinary Clinic, in which case the standards for Health Facilities will also apply. c) where an additional person (or the equivalent of a full time person) who does not live on the site is involved in the activity, an additional space is required
Hospitals, and Homes for the Aged	1 space/5 beds + 1 space/2 staff members (calculated from the staff numbers on the largest shift)
Industrial Activity	2 spaces/50m ² of gross floor area for the first 50m ² , and 1 space/50m ² of gross floor area thereafter.
Large Format Retail / Bulk Retail (other than within Schedule N - Quarantine Road)	3.5 spaces per 100m ² gross floor area + 1 space per 100m ² for outdoor display areas (For Schedule N, - see 'Activities defined in N.3 for Schedule N' above)
Offices	1 space/30m ² of gross floor area.
Outdoor Storage Yards	1 space/500m ² of site area used
Port Operational Area	1 space per 30m ² of gross floor area used for administrative offices plus 1 space per 2000m ² of site area used thereafter.
Places of Entertainment, Buildings For Private Or Public Assembly, Buildings For Community Use, Clubs and Places of Worship (includes funeral chapels, and Crematoriums.)	1 space per 20m ² of gross floor area or 1 space/10 seats provided whichever is greater.
Recreation Areas a) Passive Recreation Areas b) Cemeteries (also see Crematoriums under "Places of Worship") c) Sports Courts d) Sports Fields e) Swimming Pools f) Golf Courses	a) nil b) 10 parking spaces + 2 carparks for staff parking c) 1 space/ 50m ² of court area + 1 space/ 200m ² court area for staff -parking. d) 15 spaces /ha of pitch area + 1 space for staff parking. e) 1 space/10m ² pool area + 1 space/ 200m ² pool area for staff parking f) 4 spaces per 100m ² of gross floor area clubrooms

Activity	Car Parking or Queuing Spaces Required
Reduction in carparking where bicycle parking is provided	<p>The total required carparking for an activity is reduced where on-site bicycle stands are provided, the reduction being:</p> <ul style="list-style-type: none"> a) 1 car parking space for every 5 bicycle spaces provided. <ul style="list-style-type: none"> i) For employee parking, where the bicycle stand(s) is secure and well-lit, and shower facilities for staff are provided, the above dispensation rate can be doubled (i.e. 2 spaces per 5 bicycle spaces provided). ii) The maximum reduction in car parking spaces under these provisions is 10% of the number of car parking spaces otherwise required (the rounding provisions in AP10.3 apply), or 10 spaces, whichever is the lesser.
Restaurants, Cafes and Taverns	4 spaces per 100m ² of gross floor area including all outdoor areas, garden bars (covered or uncovered), kitchen and toilet areas, but excluding storage rooms
Residential Activity	<p>For residential units, the following applies (per residential unit):</p> <ul style="list-style-type: none"> a) 1 space for residential units with 1 bedroom. b) 2 spaces for residential units with 2 or more bedrooms. <p>For residential units contained within a Comprehensive Housing Development considered under rule REr.22 the following standards apply:</p> <ul style="list-style-type: none"> a) 1 space for 1 or 2 bedrooms. b) 2 spaces for 3 or more bedrooms. c) 1 visitor space for every 5 units for developments with 5 or more units (rounding applied as per AP10.3). <p>Provided only the first 2 parking spaces per residential unit shall be counted in the building coverage - refer Meaning of Words - Building Coverage.</p>
Residential Activity (Heritage Precincts)	<p>for residential units in heritage precincts:</p> <ul style="list-style-type: none"> a) no spaces are required for the Dear Cottages in Rutherford Street b) all other precincts must provide 1 space per residential unit
Retail Activities, and Retail Services (other than supermarkets and large format retail / bulk retail) (for illustrative purposes, retail services includes personal or household services such as hairdressers, dry cleaners, servicing or repair of appliances or equipment. Retail activity includes things such as vehicle sales).	4 spaces per 100m ² gross floor area + 1 space per 100m ² for outdoor display areas

Activity	Car Parking or Queuing Spaces Required	
Short Term Living Accommodation (see Meaning of Words) (see definition of 'unit' in this appendix)	Permitted Activity: 1 space per unit, except where the unit can accommodate more than 6 guests, 2 spaces must be provided. 1 space for a one bedroom manager's residence or 2 spaces where there are two or more bedrooms A loading zone for coaches if there are more than 30 units. (A double, queen or king bed counts as 2 guests)	
Small Unmanned Network Utility Buildings (see Meaning of Words)	nil	
Service Stations (see Meaning of Words)	Queuing requirements: a) On-sites where drive through access to the pump islands are gained off a road or roads classed as a SH6, Arterial, Principal or a Proposed SH6, Proposed Arterial or Proposed Principal road in Councils Road Hierarchy: 2 queuing spaces/ entrance into the site b) On-sites where drive through access to the pump islands are gained off a road or roads other than roads classed as a SH 6, Arterial, Principal or a Proposed SH6, Proposed Arterial or Proposed Principal road in Council's Road Hierarchy: 1 queuing spaces/ entrance into the site c) 3 queuing spaces / car wash or drive-through vehicle service or inspection facility	
Storage ancillary to the principal activity	1 space/100m ² of gross floor area for the first 200m ² and 1 space/200m ² thereafter	
Supermarket	5 spaces per 100m ² gross floor area	
Vehicle Parking Facilities also see AP10.2	Number of Parking Spaces provided at Facility	Number of Queuing Spaces Required
	less than 20	nil
	21 - 49	1
	49 - 99	2
	100 - 199	4
	greater than 199	4 spaces for the first 199 parking spaces plus 1 space/25 parking spaces thereafter Provided where there is more than 1 vehicle access entry on which service to customers is to be provided, queuing spaces must be provided at every such vehicle entry. The amount of queuing spaces at every such vehicle entry shall be the total amount of required queuing spaces divided by the number of such vehicle entries, with a minimum of 1 queuing space for any facility with 20 or more parking spaces.

Activity	Car Parking or Queuing Spaces Required
Warehouses including storage as the principal activity	1 space/100m ² of gross floor area for the first 200m ² and 1 space/200m ² thereafter
Activities other than listed above	Indoor areas: 1/50m ² Outdoor Areas: 1/500m ² of site used in the activity
	Note: parking for residential units in the City Centre Zone may be provided but is not required. Parking for residents will not be provided by the Council

AP10.4 parking spaces for people with disabilities

AP10.4.i The Building Act 2004 includes requirements for the provision of parking for people with disabilities. The Building Act 2004 provisions must be complied with. In effect, some of the parking spaces required by this appendix may have to be designed in such a way that they are suitable for disabled parking as required in the Building Act 2004.

AP10.4.ii These requirements apply when parking spaces are provided voluntarily for an activity in accordance with ICr.31 or SCr.31.

AP10.5 dimensions - parking spaces and set down areas

AP10.5.i Every parking space must be of a useable shape and condition and must meet the following requirements:

- a) An individual parking space must have the minimum dimensions of 3m wide and 5m long which provides sufficient space for the doors of a 85 percentile design car to be opened to allow a person to enter or exit the design car, and
- b) For two or more parking spaces (side by side) carparking spaces and access thereto must comply with one of the two methods described below. Applicants must state which of the two methods below has been used to achieve compliance:
 - i) Table 10.5.1 Method: Compliance with the parking layout provisions of Table 10.5.1 below, or
 - ii) 85 Percentile Car Method: Compliance with the 85 percentile car tracking curve detailed in Appendix 12 (tracking curves). Provided these minimum parking space dimensions must apply:

Side by Side Carparks: 5m long and 2.5m wide each, or
Parallel Carparks: 6m long and 2m wide each, and

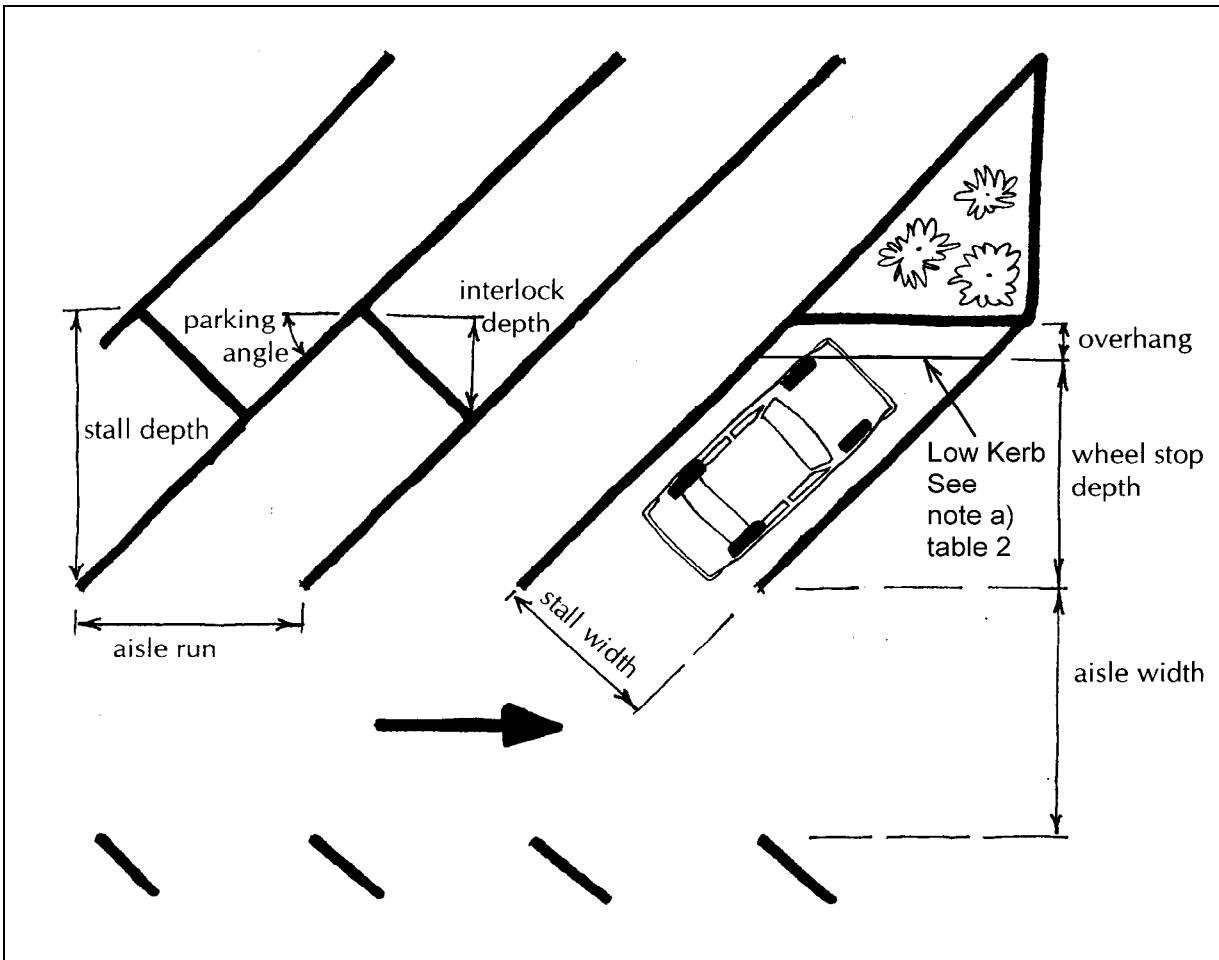
- c) The internal minimum height for any private parking space and access thereto shall be at least 1.85m from the finished floor level and 2.3m from the finished floor level for all other parking spaces available to the public.

Table 10.5.1 - parking layout (see figure below for example of use)

Parking Angle		Stall Width (m)	Aisle Width (m)	Aisle Run (m)	Stall Depth (m) (See Note a)	Overhang (m)	Wheel stop Depth (m)	Interlock Depth (m)	Stall Depth (Interlock only) (m)
90°	Class of User 1	2.4	7.0	-	-	-	-	-	-
		2.5	6.6	-	5.0	0.8	4.2	-	-
		2.6	6.2	-	5.0	0.8	4.2	-	-
	Class of User 2	2.5	8.0	-	5.0	0.8	4.2	-	-
		2.6	7.0	-	5.0	0.8	4.2	-	-
		2.7	6.6	-	5.0	0.8	4.2	-	-
People with disabilities		3.6	8.0	-	5.0	0.8	4.2	-	-
60°		2.5	4.5	2.9	-	-	-	1.2	5.5
		2.7	4.0	3.1	-	-	-	1.3	5.6
		2.9	3.5	3.4	5.4	0.8	4.6	1.4	5.7
		3.0	3.5	3.5	-	-	-	1.5	5.8
45°		2.5	3.8	3.5	-	-	-	1.8	5.3
		2.7	3.5	3.8	-	-	-	1.9	5.4
		2.9	3.5	4.2	5.0	0.7	4.3	2.0	5.5
		3.0	3.5	4.2	-	-	-	2.1	5.6
30°		2.5	3.5	5.0	-	-	-	2.1	4.6
		2.7	3.5	5.4	-	-	-	2.3	4.8
		2.9	3.5	5.8	4.4	0.6	3.8	2.5	5.0
		3.0	3.5	6.0	-	-	-	2.6	5.1
Parallel parking (except on St)			Stall length = 6.0		Stall width = 2.0		Aisle Width = 3.7		

AP10.5.ii Notes

- a) Stall Depth: this is the distance to an obstruction or potential obstruction including a wall, a fence, required landscaping, another vehicle or a place where a vehicle could stand, but does not include a low kerb over which an 85 percentile design car could overhang without contact to the design car.
- b) Class of User 1: long term parking, including tenant and employee parking (but not visitor parking) where regular use gives the motorist a familiarity with the building or parking area.
- c) Class of User 2: short to medium term parking, including visitor parking, parking associated with travellers accommodation and general town centre parking, and where goods can be expected to be loaded into vehicles.
- d) Intermediate values may be interpolated from the values listed in the table above.
- e) Two way flow is permitted with 90° parking.
- f) Aisle run distances are approximate only.
- g) Stall widths shall be increased 300mm where they abut obstructions such as walls or columns.
- h) Minimum One way Aisle width 3.7m (this requirement does not apply to residential activities).
- i) Minimum Two way Aisle width 5.5m (this requirement does not apply to residential activities).



AP10.6 loading spaces

AP10.6.i Except as exempted below, loading spaces must be provided within the net area of every site in accordance with Table 10.6.1. Whenever a building is increased in floor area, or undergoes a partial or total change in activity, loading requirements for the existing part of the building or that part remaining in the existing activity, shall remain unaltered. In this case the requirements relevant when the original activity, or part of it, was obtained shall continue to apply. Loading requirements for the increased floor area or that area with a new or altered activity shall be calculated in accordance with Table 10.6.1.

AP10.6.ii Loading spaces need not be provided for any of the following activities, unless otherwise required by a resource consent:

- a) Residential Activities (including Home Occupations);
- b) Farming Activities;
- c) Activities in the Coastal Marine Area or Conservation Zone
- d) Small Unstaffed Network Utility Buildings (see meaning of words)

Loading spaces need not be provided in any of these localities:-

- i) On any scheduled frontage shown on Planning Map 1,
- ii) On-sites with frontage to any public carpark at the Stoke Centre (see Meaning of Words)
- iii) On-sites with frontage to any roads, other than Main Road Stoke, at the Stoke Centre (see Meaning of Words)

Advisory Note - Council may control loading on roads and in public carparks by bylaws.

AP10.6.iii Where loading is voluntarily provided, or required by a resource consent, it must comply with the standards in this Plan.

Table 10.6.1 - loading space, size, and design vehicle specification

Gross Floor Area of Activity	No. of Loading Spaces Required	Minimum Loading Space Size	Design vehicle
Commercial, Educational, Health Facilities and other similar non goods handling activities:			
Activities with gross floor area of 30m ² up to 200m ²	1	6m length 3m wide 2.6m high Provided this loading space may be positioned behind an existing parking space on-site as long as it does not obstruct any other required parking or loading space or required vehicle access or manoeuvring	85 percentile car tracking curve
Activities with gross floor area over 200m ² up to 2500m ²	1	6m length 3m wide 2.6m high	85 percentile car tracking curve
Activities with gross floor area > 2500m ²	1	8m length 3.5m wide 4.4m high	85 percentile 2 axle truck tracking curve

Retail, Retail Services, Industrial and similar goods handling Activities:

Activities with gross floor area of 10m ² up to 100m ²	1	6m length 3m wide 2.6m high	85 percentile car tracking curve
Activities with a gross floor area 100m ² to 2500m ²	1	8m length 3.5m wide 4.4m high	85 percentile 2 axle truck tracking curve
Activities with a gross floor area >2500m ²	1	20m length 3.5m wide 4.4m high	Semi Trailer tracking curve

Freight Depots, Carrier Depots, Land Transport Terminals, Bulk Stores, Warehouses, and similar activities

Activities with gross floor area up to 200m ²	1	8m length 3.5m wide 4.4m high	85 percentile 2 axle truck tracking curve
Activities with a gross floor area >200m ² to 2500m ²	1	20m length 3.5m wide 4.4m high	Semi Trailer tracking curve
Activities with a gross floor area > 2500m ²	1/2500m ² (1 space min)	20m length 3.5m wide 4.4m high	Semi Trailer tracking curve

AP10.6.iv Notes:

- a) For the purpose of Table 10.6.1, where the principal activity does not take place within a building the term 'gross floor area' includes the ground area directly involved in that activity;
- b) Where an activity involves more than one of the above categories, the loading requirement must be determined on the principal activity of the site. Where the principal activity cannot be determined the higher loading requirement will apply;
- c) When the assessment of the number of loading spaces results in a part space being involved, any fraction under one half will be disregarded. Fractions of one half or more will be counted as one parking space.

Notwithstanding the above:

- i) where articulated trucks are used in connection with any site, sufficient space not less than 20m in length and not less than 4.4m high shall be provided.
- ii) each loading space required by the Plan shall have unobstructed vehicular access to a road or service lane.
- iii) parking spaces and loading spaces may be served in whole or in part by a common manoeuvre area which shall remain unobstructed.
- iv) where a coach parking space is required sufficient space not less than 14m in length, 3.5m in width and 4.4m high shall be provided.

AP10.7 loading spaces - special provisions for sites with more than one activity or tenant

AP10.7.i Where more than one tenancy or separate use is contained on a site then each individual tenancy or activity shall be provided with direct access to the loading space on that site. When it is necessary to provide such access within a building such access shall be a useable passageway not less than 1.2m wide (including any doorways measured between the door jambs).

AP10.8 surfacing of parking and loading spaces

AP10.8.i In Inner City, Suburban Commercial, Industrial, and Open Space and Recreation Zones the whole of the parking and loading spaces, vehicular entrances, access drives and aisles required by these rules must be formed, surfaced and maintained to a permanent surface (see Figure 10, Appendix 11 - tracking curves).

AP10.8.ii In the Residential Zone the following areas shall be permanently surfaced. See definitions in Appendix 10 (standards and terms for parking and loading) and Figure 10 in Appendix 11.

- a) all vehicular access from a public road from the sealed carriageway of the road to a point at least 5m into the site measured from the road boundary, and (Note: The purpose of this clause is to ensure that material such as mud, stone chips or gravel is not carried onto any footpath, road or service lane.)
- b) all vehicular access which serves more than one household unit or site, and
- c) all vehicular access with a gradient steeper than 1 in 5.

For the purpose of this clause the grade of a curve shall be measured around the inside edge. The minimum inside radius of curves shall be 4m.

Except as provided above, all vehicular access in the Residential Zone shall be formed to an all weather surface (see definition in Appendix 10 - standards and terms for parking and loading).

AP10.8.iii In the Rural Zone all vehicular access from a public road shall:

- a) be permanently surfaced (see definition in Appendix 10 and Figure 10 in Appendix 11) from the sealed carriageway of the road to a point at least 5m into the site measured from the road boundary, and
- b) comply with the requirements contained in Appendix 11.

AP10.8.iv In general:

- a) sites sloping towards the street will require storm water to be controlled on-site by a sump or other mechanism.
- b) the site must comply with these standards before the activity commences and be maintained to this standard for as long as the activity continues.
- c) compliance with the access standards in sections 4.3.7d)1) to 7), 4.3.7e) to i), 4.3.7d), 4.3.8.2a) to c), 4.3.8.5a), 4.3.12.7a) to c), 4.3.15d), 4.3.15.1a) to f), 4.3.15.2b) to d), 4.3.15.3b) to c), 4.3.15.3a) and Tables 4-6, 4-7, and 4-164 and Figures 4-M, 4-N, 4-O and 4-P of the NCC Land Development Manual 2010 is required.

AP10.9 location of parking and loading areas

AP10.9.i All parking and loading spaces required by these rules must be located on the site of the activity they are intended to serve.

AP10.9.ii Any activity involving the sale, hire, servicing, or repair of vehicles shall be carried out entirely within the site to which the activity relates. No road, or part of a road, shall be used for carrying out any activity associated with the business, including the storage, repair, grooming or washing of vehicles, or parking of vehicles other than for the purposes of delivery, relocation, drop-off, or pick-up.

AP10.9.iii No part of any required parking or loading space or associated manoeuvring area may be located between a road widening designation as shown on the Planning Maps, and defined in Appendix 24 (designations), and the road boundary.

AP10.10 availability of parking and loading areas

AP10.10.i All required parking and loading spaces, manoeuvring areas, access drives and aisles must be kept clear at all times for the purpose of motor vehicle use and may not be used for any other purpose.

AP10.10.ii Except as exempted below a motor vehicle occupying any required parking or loading space must have ready access to a road at all times without the necessity of moving any other vehicle occupying a required parking or loading space.

- a) In the Residential Zone, Residential Activities (excluding Home Occupations) may have no more than 2 parking spaces located one behind the other, and may include spaces within a building.
- b) On-sites in the Inner City, Suburban Commercial and Industrial Zones which are less than 1000m² net site area, activities may have no more than 2 staff parking spaces located one behind the other provided:
 - Such parking spaces are not shared with another site, tenancy or enterprise, and
 - Such parking spaces are clearly marked in an approved manner as 'staff parking', and
 - Such parking spaces do not include accessible car parking spaces (for use by people with disabilities), and
 - As otherwise permitted under Table 10.6.1.

AP10.11 manoeuvring/non-reversing streets

AP10.11.i Every off street parking, loading and queuing space must be provided with such access drives and aisles as are necessary for the access of vehicles to and from the vehicular entrance to the road and for any required manoeuvring of vehicles within the site.

AP10.11.ii The design of all required parking spaces and loading spaces must be such that manoeuvring is provided for the design vehicle of the vehicles in Appendix 12 (tracking curves).

AP10.11.iii No reverse manoeuvring onto or off a road is permitted where:

- a) the site has vehicular access to a Classified Road, or
- b) where any vehicle entrance serves more than 3 required car parking and/or loading spaces, or
- c) a rear site has access provided by a mutual right of way, or
- d) vehicular access to the site is from a road with a legal speed greater than 50kmh.

AP10.11.1 tracking curves for carparking:

AP10.11.1.i Carpark manoeuvring must comply with the 85-percentile car tracking curve shown in AP12.1. Compliance with Table 10.5.1 (parking layout) of this appendix, will be deemed to be compliance with the 85 percentile car tracking curve. Where a Coach parking space is required manoeuvring must comply with the Tour Coach tracking curve (See AP12.6 - 85 percentile tour coach tracking curve).

AP10.11.2 tracking curves for loading:

AP10.11.2.i Where loading spaces are required or voluntarily provided they must comply with the particular tracking curve identified in Ap10.8 (surfacing of parking and loading spaces), Table 10.6.1 (loading space, size, and design vehicle specification) and that tracking curve specification in Appendix 12 (tracking curves).

AP10.11.2.ii Where a Coach parking space is required manoeuvring must comply with the tracking curve for the Tour Coach (See Ap12.6 - 85 percentile tour coach tracking curve).

AP10.11.2.iii Activities or sites covered by a) - d) above must provide on-site turning complying with the appropriate tracking curve (85 percentile design car, minimum)

AP10.12 gradient of parking spaces

AP10.12.i Parking spaces must have a gradient of no more than 1 in 16 in any one direction except in the Residential Zone where the maximum gradient is 1 in 8.

AP10.13 access design

AP10.13.i Refer to Appendix 11 (access standards) for access design, location, gradients, and break over angles.

AP10.14 queuing

AP10.14.1 application

AP10.14.1.i Provision for queuing facilities on-site is required for 3 classes of activities: Drive-Through Activities, Service Stations and Vehicle Parking Facilities with 20 or more parking spaces.

AP10.14.1.ii The number of queuing spaces provided must be in accordance with Table 10.3.1 provided the number of queuing spaces may be reduced to 1 space, for service stations or drive-through facilities, if

- a) There is an adjacent vehicle moving lane which:
 - i) is served by an adjacent vehicle control point, and
 - ii) allows vehicles to move in the same direction as in the main queuing lane, and
 - iii) has a minimum width of 2.6m, and
 - iv) complies with manoeuvring, access, formation and marking standards for a queuing lane, or
- b) The amount of required parking that is provided is increased by 10%.

AP10.14.2 queuing space and queuing lane on-site layout

AP10.14.2.i Every queuing space must be of a useable shape and condition, be wholly contained on the site it is intended to serve, within a queuing lane and comply with the following requirements:

- a) A queuing space must be not less than 6m long and 2.6m wide, and
- b) All queuing spaces must be located in a nose to tail fashion in the queuing lane between the vehicle entrance on the site boundary and the nearest vehicle control point and but shall not obstruct parking, required loading or other required queuing areas and access thereto, and
- c) All queuing spaces and the queuing lane must be formed and maintained to a permanent surface, and
- d) The queuing lane is to comply with the 85 percentile car tracking curve (see AP12.1 - clearances additional to tracking curves) or any larger tracking curve which may be required under clause h) below, and
- e) The traffic direction in the queuing lane is to be one way only provided this shall not apply to fuel dispensers in service stations. However, no reverse manoeuvre on or off any road is permitted, and

- f) Traffic conflicts which may impede traffic flow to or from the vehicle control point along the queuing lane are not permitted i.e. many access lanes to one vehicle control point is not permitted (e.g. a merging lane) but one access branching to many vehicle control points will be permitted (eg: multi island fuel dispensers), and
- g) With the exception of queuing lanes associated with fuel dispensers in service stations, the queuing lane is to be permanently marked on the pavement surface together with such traffic control direction as will contribute to its safe use, and
- h) Where the drive-through activity or vehicle parking facility is intended predominantly for vehicles larger than cars then the queuing space, manoeuvring area, formation and marking must be adequate to suit the predominant vehicle to be used. In such cases the minimum standard is the 85 percentile 2 axle truck shown in Appendix 12 (tracking curves).

Figure 1: queuing lane & queuing space showing required on-site arrangement

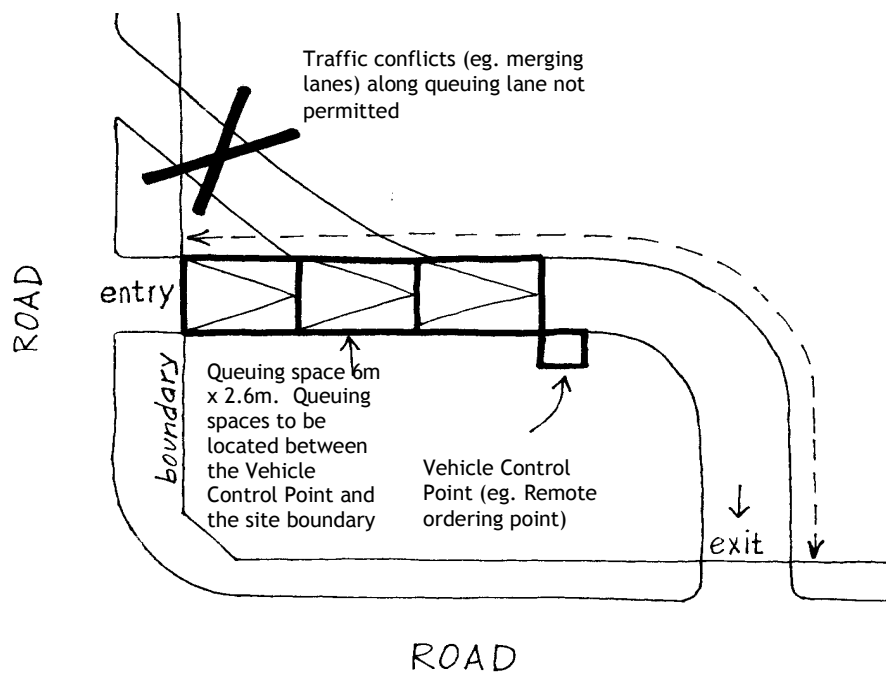


Figure 2 - One to Many Type Queuing Lane of the Type Permitted under App10.14 (6).

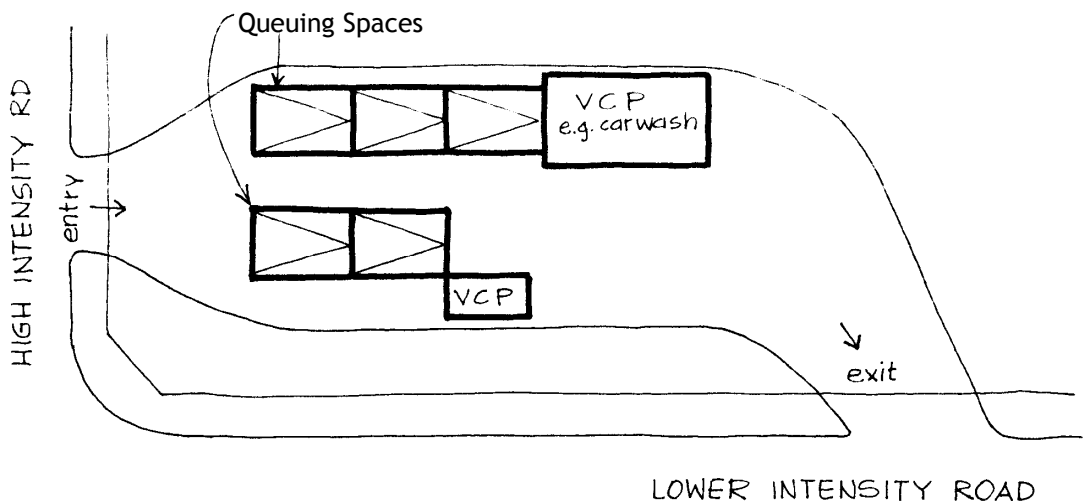
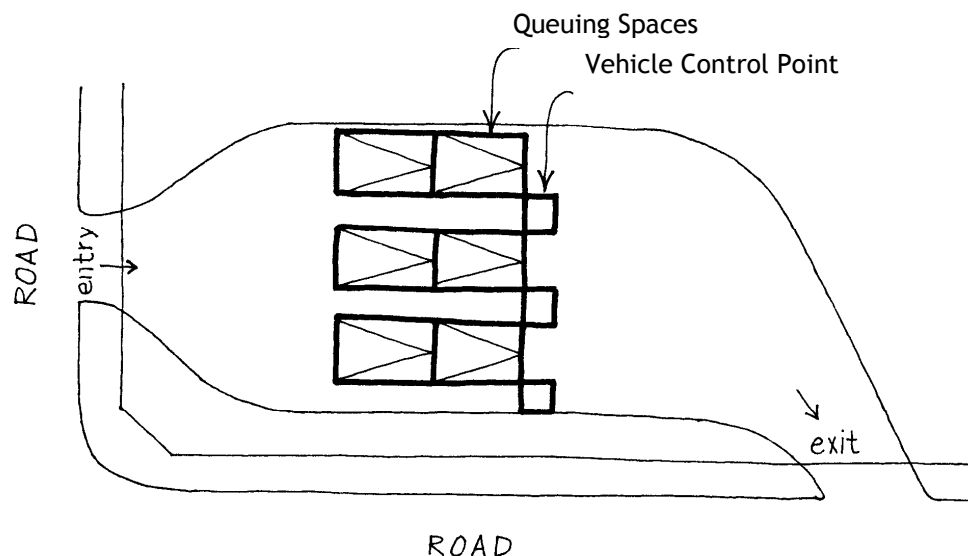


Figure 3: Example of Queuing Layout for a Service Station Activity



AP10.15 assessment criteria for resource consents

AP10.15.1 general

AP10.15.1.i In considering resource consents for land use activities, in addition to the applicable provisions of the Act, the Council shall apply the relevant Assessment Criteria set out below.

AP10.15.2 assessment criteria

AP10.15.2.i In considering whether or not to grant consent or impose conditions, the Council shall have regard to but not be limited by the following specific assessment criteria.

a) Parking, queuing and loading provision

- i) Whether it is physically practicable to provide the required parking, manoeuvring, queuing or loading spaces on the site in terms of the existing location of buildings, access to the road, topography and utility location
- ii) Whether there is an adequate alternative supply of parking or loading spaces in the vicinity which:
 - a) is sited within easy walking distance of the development;
 - b) does not require people to cross heavily trafficked roads to access the development thus jeopardising pedestrian safety and road function;
 - c) is clearly associated with the development through signs or other means;
 - d) has a legal agreement bonding the parking or loading to the development;
 - e) is surrounded by appropriate land use activities with which the parking or loading is compatible.

Note: Other than in the Residential Zone on lightly trafficked streets with adequate on street parking, in general, on-street parking, queuing and/or loading spaces is not considered an alternative.

- iii) Whether there is another site in the immediate vicinity that has available parking or loading spaces which are not required at the same time as the proposed activity. In such a situation the Council will require the associated parking or loading spaces to be secured in some manner.
- iv) Whether a demonstrably less than normal incidence of parking, queuing or loading will be generated by the proposal, such as due to specific business practice, type of customer, the particular characteristics of the intended residential occupants, vehicles servicing the site or vehicles servicing the occupants of the site, bus transportation

- v) Whether the Council is anticipating providing public parking that would serve the vicinity of the activity, and whether a cash payment towards such public parking can be made in lieu of part or all of the parking requirement (refer to Chapter 6 Financial Contributions)
 - vi) Whether a significant adverse effect on the character and amenity of the surrounding area will occur as a result of not providing the required amount of parking, manoeuvring, queuing or loading space.
 - vii) The extent to which the safety of pedestrians, particularly children, will be affected by the reduction or non provision of parking, queuing or loading spaces or by being set down on-street.
 - viii) The extent to which the safety and efficiency of the surrounding roading network would be adversely affected by parked, queued and manoeuvring vehicles on the roads.
 - ix) Any cumulative effect of the lack of on-site parking, queuing and loading spaces in conjunction with other activities in the vicinity not providing the required number of parking, queuing or loading spaces or by reducing the required manoeuvring space
 - x) The extent to which there is a reduction in the availability of on-street parking.
 - xi) The extent to which activities proposed will generate more or less parking, queuing and/or loading demand than is required by this Plan and the adequacy of the proposed facilities to meet the demand.
 - xii) Whether parking and/or loading can be provided and maintained in a jointly used parking area where the number of parking and/or loading spaces provided is equivalent to the sum of requirements for each activity.
 - xiii) Where the development is located in a Residential Zone or an Open Space and Recreation Zone, the effect the provision of parking, queuing and/or loading has on the purposes of these zones and on their environmental results anticipated.
 - xiv) The extent to which the reduction in the amount of parking, queuing and/or loading spaces will affect the ability of future activities on-site to meet the parking, queuing and/or loading spaces requirements.
 - xv) The extent to which the reduction in the amount of parking, queuing and/or loading spaces will affect the ability of people with disabilities to gain convenient access to the activity or development.
 - xvi) Whether any reduction in the amount or parking would help support or achieve urban design, streetscape or heritage objectives, or objectives in relation to walking, cycling or public transport.
 - xvii) Whether parking demand is so infrequent that it is impractical and an inefficient use of land to provide for all the demand on-site.
- b) Parking, queuing and loading area and entranceway design**
- i) Any adverse effects on the safety and security of people and vehicles using the facility.
 - ii) The extent to which the safety of pedestrians, both on and off the site will be affected.
 - iii) Any adverse effects on the amenity and character of surrounding properties and public areas.
 - iv) The extent to which there could be any adverse effect on the safety and efficiency of the frontage road.
 - v) The extent to which any reduction in the design characteristics could result in the parking, queuing and loading area and/or access and manoeuvring areas being impractical, inconvenient or unsafe to be used by vehicles or pedestrians.
 - vi) Any cumulative effect of the reduction in the design characteristics in conjunction with the effects generated by other activities on the frontage road.

c) Particular Assessment Criteria relating to Short Term Living Accommodation

In considering a controlled or restricted discretionary activity and whether or not to impose conditions, the Council shall, in addition to the above, have regard to but not be limited by the following specific assessment criteria.

- i) The type of person catered for at the accommodation and the type of transport they use and the frequency of use.
- ii) The type, size and frequency of vehicles (including buses, taxis, service and staff vehicles) used to service the accommodation.
- iii) The extent to which safe loading and unloading of coach passengers is capable of being provided whether coach parking is provided on or off site.
- iv) The extent to which there is adequate and safe parking for coaches without adversely affecting traffic and pedestrian function and/or safety (including adequate sight distance to or from the site) of the surrounding road network.
- v) The extent to which the traffic and pedestrian function and/or safety of the surrounding road network will be adversely affected by extra parked and manoeuvring vehicles and coaches.

d) Parking and loading spaces - location, method and appearance

Conditions may be imposed to ensure that the parking and loading spaces are:

- i) Sited within easy walking distance of the development;
- ii) Suitable for the character, intensity and scale of development;
- iii) Clearly associated with the development through signage or other means.
- iv) Bonded to the development by a legal agreement.
- v) Surrounded by appropriate land use activities with which the parking or loading is compatible.
- vi) Landscaped to an appropriate standard.
- vii) Bonded to the user by a covenant or some other legal protection where parking or loading spaces are to be off-site to ensure continued availability.
- viii) Less likely to detrimentally affect the safety of the roading network or pedestrian safety;
- ix) Available at times when the parking or loading demand for the activity occurs.

e) Queuing spaces and queuing lanes - location, method and appearance

Conditions may be imposed to ensure that any queuing spaces and queuing lanes are:

- i) Suitable for the character, intensity and scale of development;
- ii) Less likely to detrimentally affect the safety of the roading network or pedestrian safety;
- iii) Bonded to the user or development by a covenant or some other legal protection where parking or loading spaces are to be off-site to ensure continued availability;
- iv) Available at times when the demand for the activity occurs.

AP10.16 reasons for rules

AP10.16.1 parking and loading space requirements

AP10.16.1.i The provision of off-street parking and loading for each activity minimises the adverse effects on the safety and efficiency of the road from on-street parking, loading and manoeuvring vehicles. It also enables the retention of on-street parking for short-term visitors to an area, particularly in residential areas where on-street parking is needed for the convenience of visitors to residential properties. Provision of off-street parking also improves the visual amenity of streets by reducing the level of long term on-street vehicle parking.

AP10.16.1.ii The parking requirements have been categorised under broad activity headings each of which generate different parking requirements. Surveys of the parking generation of different activities provide a basis for the standards for calculating the number of parking spaces required. The parking standards for most activities have been

set at a level which provides for the off-street parking requirements for all but the very busiest times.

AP10.16.1.iii It is not always appropriate to require the full provision of off-street parking needed to satisfy demand. Cultural, conservation and educational facilities often provide large areas of open space and high amenity values which would be lost if large areas were turned into formed parking spaces. Also, some parking demand may be so occasional that it is not efficient or practical to meet all of the parking demand on-site. This can be particularly relevant to public entertainment activities, for example at Trafalgar Park or theatres. There may also be heritage, streetscape, amenity or other factors that come into play.

AP10.16.2 parking and loading area design

AP10.16.2.i The design of the parking and loading areas are based on 85-percentile design vehicles. The dimension of these vehicles and their associated turning circle requirements are such that the majority of vehicles in New Zealand comply with their requirements. Critical manoeuvre areas have been calculated to allow 99% of vehicles to use them. These areas are bounded by immovable objects such as walls and columns and it is therefore important to provide the space to allow vehicles to manoeuvre easily.

AP10.16.2.ii Controls over the surfacing of parking and loading areas have been included to protect the amenity of surrounding properties and public places from noise and dust nuisance. The controls are also intended to avoid deterioration of road and footpath surfaces or vehicle and pedestrian safety through loose surfacing material being carried onto footpaths, roads or service lanes.

AP10.16.2.iii Controls on the gradient of parking areas have been included so that it is safe and easy for people to get into and out of their vehicles.

AP10.16.3 reverse manoeuvring

AP10.16.3.i On site manoeuvring is required for all sites on Classified Roads, shared accesses, and where a large number of vehicle movements onto and off a site are expected. This helps to protect the efficiency and safety of roads that are desirable through routes by minimising the number of vehicles required to reverse onto or off a site. It is not permitted to reverse manoeuvre onto Classified Roads as their main function is as a through route accommodating a variety of mode and trip lengths with access to adjacent land having less importance than Unclassified Roads.

AP10.16.4 queuing spaces

AP10.16.4.i Queuing spaces and queuing lanes are required at the entrance to vehicle based service areas for Drive-Through Activities, Service Stations and Vehicle Parking Facilities to provide an area off the street for vehicles to queue while waiting for goods or services, or for a parking space. This protects the safety and efficiency of the frontage road from the effects of vehicles requiring to queue on the street, blocking traffic lanes, or causing pedestrians to leave the footpath in order to move across queued traffic.

appendix 11

access standards

AP11 overview - application of Appendix 11

AP11.i Accessways and vehicle crossings must be provided, (except for Small unstaffed network utility buildings) and formed and maintained on each site in accordance with this appendix:

- a) Where a building is constructed OR substantially reconstructed altered or added to; or
- b) Where it is proposed to construct, erect or alter one or more buildings or other works in stages and the total proposed construction, erection or alteration would, if carried out other than in stages, constitute a substantial reconstruction, alteration or addition. Provided that stage works that occurred two calendar years prior to the current proposal need not be counted; or
- c) Where there is a change in the use of any land or building; or
- d) When otherwise required by a rule in this Plan.
- e) Any access or accessway must comply with the relevant design and construction standards specified in section 4 'Transport' of the NCC Land Development Manual 2010.

AP11.ii For subdivisions creating sites that are steeper than 1 in 8 for residential and 1 in 16 for non residential, the subdivision consent application plans shall show indicative access to a parking space within each lot and the extent of works (including cut/fill batters and retaining) that would be needed. Any retaining structures must be located on private land and not legal road. Final details of the access construction will be required to be shown on engineering plans submitted in accordance with the NCC Land Development Manual 2010.

AP11.1 minimum distance of vehicle crossing from intersections

AP11.1.i No part of a vehicle crossing shall be closer to a road intersection than the distances permitted in Table 11.1.1 below.

EXEMPTION

Where the boundaries of the site do not allow the provision of any vehicle crossing in conformity with the above distances, a single vehicle crossing may be constructed provided it is located adjoining an internal boundary of the site in the position which most nearly complies with the provisions of Table 11.1.1.

Table 11.1.1 minimum distance of vehicle crossing from intersections

Frontage Road	Intersecting Road Type (in metres)		
	State Highway/ Arterial	Principal/ Collector	Sub Collector/ Local
T1.1 Speed limit-up to 50 km/hr			
State Highway/ Arterial	60	50	35
Principal/ Collector	50	35	20
Sub Collector/ Local	30	25	10
T1.2 Speed limit-80km/hr			
State Highway/ Arterial	110	90	60
Principal/ Collector	85	70	50
Sub Collector/ Local	60	50	40
T1.3 Speed limit-greater than or equal to 100 km/hr			
State Highway/ Arterial	170	130	90
Principal/ Collector	125	100	75
Sub Collector/ Local	80	70	60
T1.4 Calculation of Distance Values between Tabled Speeds (see Ap11.1.i Note a))			
Formulae:	$[(D2-D1) / (Tabled\ Speed2 - Tabled\ Speed1)] \times (actual\ speed\ limit - Tabled\ Speed1) + D1$		
Where :			
D2 is the distance in the higher tabled speed limit			
D1 is the distance in the lower tabled speed limit for the same road type			

AP11.1.ii Notes

- a) For roads with gazetted speed limits that fall between speed values shown in Table 11.1.1 above, the distance measurements must be proportioned using the method in Table 11.1.1 T1.4 above.
- b) Access ways and vehicle crossings should always be on the road of the lowest order where the intersection is between two streets of different categories.
- c) Distances shall be measured along the boundary parallel to the centreline of the road from the kerb or formed edge of the intersecting road.
- d) Road types (State Highway, Arterial, Principal, Collector, Sub-Collector, and Local) are identified on Planning Maps A2.1 Urban Road Hierarchy Map and A2.2 District Road Hierarchy Map.

AP11.2 maximum number and minimum spacing of vehicle crossings

The maximum number of vehicle crossings permitted for each site shall be in accordance with Table 11.2.1 below.

Zone	Frontage length (m)	Frontage Road Hierarchy		
		Unclassified	Collector / Principal	State Highway / Arterial
Residential	-	1	1	1
Other Zones	< 60	2	1	1
	60 - 100	2	2	1
	> 100	3	2	2

AP11.2.i Notes

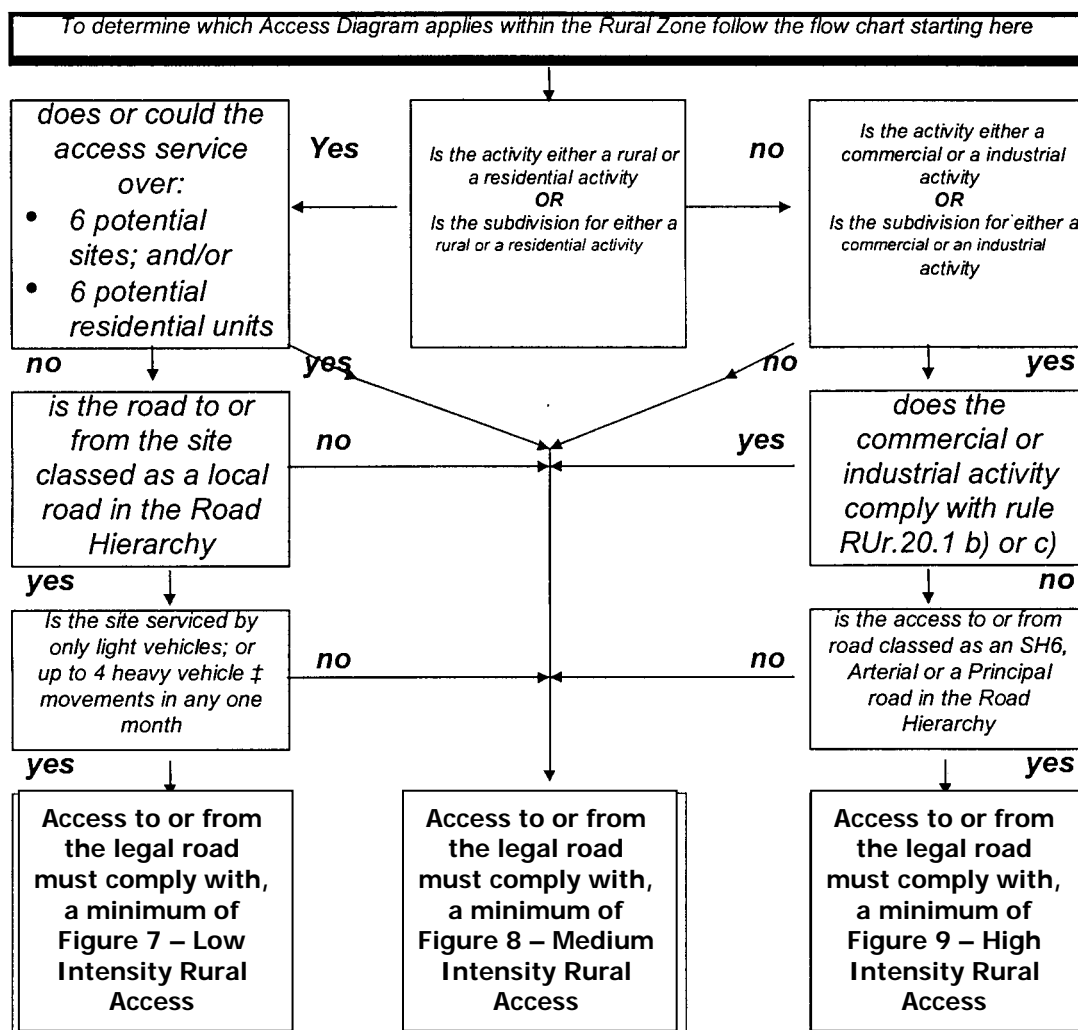
- a) For sites with frontage to a Classified Road where the speed limit is 80km/h or higher, the minimum spacing between successive vehicle crossings shall be 200 metres. For all other roads, the minimum distance between vehicle crossings shall be 7.5m. The spacing of accesses applies within both sites and between adjacent sites.
- b) The maximum number of crossing must be rounded to the nearest whole number. For example: 2.6 crossings will be rounded up to 3 crossings but 2.4 crossings will be rounded down to 2 crossings.

AP11.3 design of vehicle access

AP11.3.1 Any access must comply with the relevant design and construction standards specified in Section 4 Transport of the Land Development Manual 2010.

AP11.3.2 Access to Rural Zone sites must comply with the layout shown in figures 7, 8 or 9. Figure 2 and its accompanying notes must be used to determine the applicable figure.

Figure 2 - Application of Access Diagrams within the Rural Zone



AP11.3.3

Application Notes for Figure 2

- a) Definitions
 - i) Light Vehicle means a motor vehicle up to 3500kg gross laden weight.
 - ii) Heavy Vehicle is defined in Chapter 2 Meanings of Words - i.e. 'a motor vehicle exceeding 3500kg gross laden weight (Refer Heavy Motor Vehicle Regulations 1974)'
 - iii) Road Hierarchy means the road classification set out on Planning Map A2.1 and A2.2. For the purpose of Figure 2, a 'proposed' classification is deemed to be the same as the main classification. i.e. 'Proposed SH6' has same meaning as 'SH6'.
- b) Advisory Note: Consent may be required by the road controlling authority for any work adjacent to or over the legal road or state highway. Persons intending to undertake such works should consult the appropriate road controlling authority prior to commencement of work.
- c) Application of Figure 2 to Subdivision:
 - i) For the purpose of Figure 2, if the activity to which the subdivision relates is not known then the activity is deemed to be a rural activity.
 - ii) In relation to a controlled activity subdivision the standards of access shown in Figures 2, 3 and 4 are the minimum required. Under RUr.78.2 viii control is reserved over the development of the subdivision and sites having regard to appropriate vehicle access.

- d) Where any legal road is not shown on the Road Hierarchy it shall be deemed to be classed as local road under the Road Hierarchy.
- e) Interpretation Of Movement In Relation To Heavy Vehicles
 - i) The same or different heavy vehicles arriving once and departing once, or vice versa, from the access, shall be counted as 2 vehicle movements.
- f) One Off Activities In Relation To Heavy Vehicle Movements
 - i) There will be no limit on heavy vehicle movements in relation to the clause marked ‡ in Figure 2, in which case figure 2 will apply, if the activity is a one off activity, such as an on-site private building project, and
 - a. the prior written consent of the adjoining road controlling authority is obtained for the one off activity, in relation to the effects on the adjoining road; and
 - b. any damage which, in the opinion of the road controlling authority, has been done to the road in the course of the activity or work shall be reinstated by the user or at their cost, to the satisfaction of that authority.
 - ii) Any application in which this part of the Plan is to be used, must include the prior written consent required under 'f) i) a)' and also provide a statement signed by the person with financial or controlling authority for the activity or work agreeing to reinstate any such damage in accordance with 'f) i) b)' above.

AP11.3.4 In addition to AP11.3.4 vehicular access to any site zoned Open Space and Recreation and which:

- a) Is surrounded by land zoned Rural; or
- b) Any vehicular access for the site adjoins or is directly opposite to a rurally zoned site must comply with the layout shown in figure 2.(Low Intensity Rural Access)

AP11.3.5 For sites which adjoin or are capable of gaining vehicle access from publicly owned and operated carpark, no vehicle entrance may be provided to any site from any road, if access is obtainable from publicly owned and operated carparks or from any Right of Way or proposed or existing service lane. If no such access is available the vehicle entrance must be on the road of the lowest order as shown on the Road Hierarchy Maps A2.1 and A2.2.

AP11.4 vehicle oriented commercial activities

AP11.4.1 Vehicle oriented commercial activities include service stations, truck stops, supermarkets, shopping centres and drive-in or drive-through retail outlets.

AP11.4.2 Notwithstanding the above rules, all vehicle oriented commercial activities must comply with the following rules:

- a) Any canopy must be set back 2m from the road boundary.
- b) Vehicle crossings into vehicle oriented commercial activities must comply with the minimum distance of vehicle crossing from intersections contained in Table 11.2.1.
- c) Vehicle crossings into vehicle oriented commercial activities must comply with the following minimum separation distances from other access ways.
 - i) Between vehicle crossings for residential activities - 7m.
 - ii) Between vehicle crossings for other activities - 15m.
- d) The width of any driveway into a vehicle oriented commercial activity shall comply with the following:
 - i) One way - 4.5m min and 6m max.
 - ii) Two way - 6m min and 9m max.
 - iii) Any driveway with a width greater than 9m will be discretionary
 - iv) Any one way entrance or exit must be signposted as such and may also have road marking on-site.
- e) The site layout shall be such that all vehicles can enter and leave the site in a forward direction without any need for additional on-site manoeuvring or manoeuvring on the frontage road.
- f) For all driveways from State highways, arterial or principal roads to be used by heavy vehicles, the first 20m of the driveway shall be generally at the same level as the frontage road itself. All accesses on to limited access roads are to comply with NZ Transport Agency standards and will require NZ Transport Agency approval.
- g) For queuing provisions refer to Appendix 10 (standards and terms for parking and loading).
- h) Site size shall be sufficient to ensure that no vehicles being serviced, entering a carpark, awaiting service, or servicing the establishment require to be parked on the road or in such a location that impedes entry, exit, and visibility to or from the entranceway.
- i) On-site car parking and vehicle manoeuvring shall be designed and constructed in accordance with the requirements of the activity but should not impact on the adjacent road network.
- j) The road boundary of the site shall be bordered by a nib wall or other device to control traffic flows and to clearly define entrance and exit points.
- k) The design of the vehicle access and the minimum sight distances from accesses shall be provided in compliance with the rules and figure 1 in this Appendix.
- l) Adequate on-site provision shall be made for service vehicles and for goods loading and unloading in accordance with standards set out in Appendix 10 (standards and terms for parking and loading) and 11 (access standards). The areas set aside shall be sufficiently dimensioned for the largest expected vehicles, plus manoeuvring space about those vehicles and the numbers of those vehicles expected to be at the site at any one time.
- m) The design and site layout of vehicle oriented commercial activities shall make provision for the safe movement of pedestrians about the site, at the vehicle crossings associated with the site and for their safe movement across roads in the vicinity of the site without an adverse effect on the operation of the frontage road.

AP11.5 gates

AP11.5.1 Gates, garage doors and other like openings must be hung so that they swing into the site and not over any road or adjoining site. Tilting garage doors and similar openings must not, at any time, overhang any road or adjoining site.

AP11.5.2 Building doors or windows when opened must not overhang any required vehicle access.

AP11.6 assessment criteria for resource consents

AP11.6.1 access

- a) Whether adequate sight lines are available from alternative access points.
- b) The extent to which the safety and efficiency of the adjoining road would be compromised by an access point located closer to an intersection or with lesser unobstructed sight distances, than is permitted by the Plan.
- c) The extent to which conflicts between vehicles would be created by vehicles queuing across the vehicle crossing. Confusion between vehicles could be created by vehicles queuing across the vehicle crossing, or between vehicles turning at the crossing or the intersection, or by an inadequate rate of driver assimilation of data, thereby adversely affecting the safety of the road.
- d) Whether the hours of operation of activities on the site coincide with the peak flows and vehicle queues on the road.
- e) Whether the speed and volume of vehicles on the road could increase the adverse effects of the access on the safety of road users. Whether the geometry of the road could mitigate the adverse effects of the access.
- f) The ability to provide access to allotments without the need for extensive retaining walls, and in particular, without the need for any retaining walls located on legal road.
- g) The ability of the proposed vehicle crossing(s) to minimise conflict points with people walking and cycling on shared paths/footpaths and to maximise the berm and on street parking area so as to contribute to a high amenity road environment.
- h) The extent of compliance with the Nelson Residential Street Frontage Guideline.

AP11.6.2 vehicle orientated commercial activities

- a) The design and layout of accesses, manoeuvring aisles, car parking and loading areas and the potential effect of these on the safety and efficiency of the frontage road.
- b) Provision for the safe movement of pedestrians about the site and on the adjacent frontage road.
- c) The safety and efficiency of the access taking into account the regulating speed limit on the frontage road, available visibility, road geometry, and vehicle volumes on the frontage road.
- d) The relative proximity of other accesses or road intersections and the potential for cumulative adverse effects on the safety and efficiency of the frontage road.
- e) Any proposed design or works, on-road or on-site to mitigate any potential adverse effect of the access on the safe and efficient functioning of the frontage road.
- f) The degree to which the location of the site in combination with the position of any proposed and existing access points will affect the safe and efficient movement of traffic onto and off the site and along the adjoining roadway taking into account the following matters:
 - i) the types of manoeuvres anticipated to be undertaken at the intersection
 - ii) the forms of control at adjacent intersections
 - iii) the functions of the frontage road and any intersecting roads
 - iv) the speed and volumes of through traffic
 - v) the physical features of the roadway, i.e. number of lanes, visibility
 - vi) whether the driveway will be on an upstream or downstream side of the intersection.

- g) The ability for vehicles to queue and be serviced on-site without affecting the safe movement of vehicles or pedestrians along the adjoining road or footpath or the movement of vehicles and pedestrians using the facilities on the site. The design and appearance of any building, its visual impact from the road, and its proximity to residential areas. The degree to which any heavy commercial vehicles and other service vehicles may enter and exit the site without excessive manoeuvring or disruption to vehicles being serviced on the site or serving the activity or the safe movement of vehicles along the adjoining road.

AP11.7 reasons for rules

AP11.7.1 distances of vehicle crossings from intersections

AP11.7.1.i In order to simplify the driving task by reducing potential conflict points and areas of distraction, there is a requirement to locate entrances at varying distances from intersections depending on the function of the road. Arterial roads typically carry the highest traffic volumes at higher operating speeds. Distances therefore need to be greater on these roads to allow for driver reaction times and also for longer queuing distances at intersections. It also reduces confusion for drivers who may not otherwise be able to tell whether an indicating vehicle is intending to turn at the driveway or the intersection. Similarly, principal and collector roads carry higher traffic volumes at higher operating speeds than local roads and distances of vehicle crossings from intersections are accordingly required to be greater on these roads.

AP11.7.2 maximum number, spacing and width of vehicle crossings

AP11.7.2.i In order to simplify the driving task the number, spacing and width of vehicle crossings has been regulated. Arterial roads generally operate at higher speeds and volumes and drivers have an expectation that there will be less activity from adjoining land. Controls on the number of access per property aims to reduce conflict points between vehicles and pedestrians and cyclists on shared paths and footpaths. The controls also maximise the amount of berm for landscaping and maximise the area available for on street parking thereby improving the amenity of the road environment. The control on the width of crossings provides adequate width for the vehicles likely to be using them while defining the point where vehicles are likely to enter and exit the site.

AP11.7.3 design of vehicle access

AP11.7.3.i The controls on the design of accesses onto State Highways and arterial roads recognise that the safety and efficiency of these routes should be maintained. The controls on the angle of the road access positions the driver such that they are able to see approaching vehicles in either direction. In addition, drivers have to slow to enter the access which provides an obvious signal to following drivers and improves on-site safety.

AP11.7.3.ii The seal widening provided for on State Highways and arterial roads where the speed limit is over 50 km/hr provides an additional sealed area. This ranges from a design where drivers can slow down out of the traffic, or move around vehicles making a turn with less effect on through traffic, to a design which provides for the manoeuvring of trucks such as milk tankers. In the latter case it provides for a vehicle to make its manoeuvre on a sealed surface without the need to cross into the opposing traffic lane when making a left turn into an access.

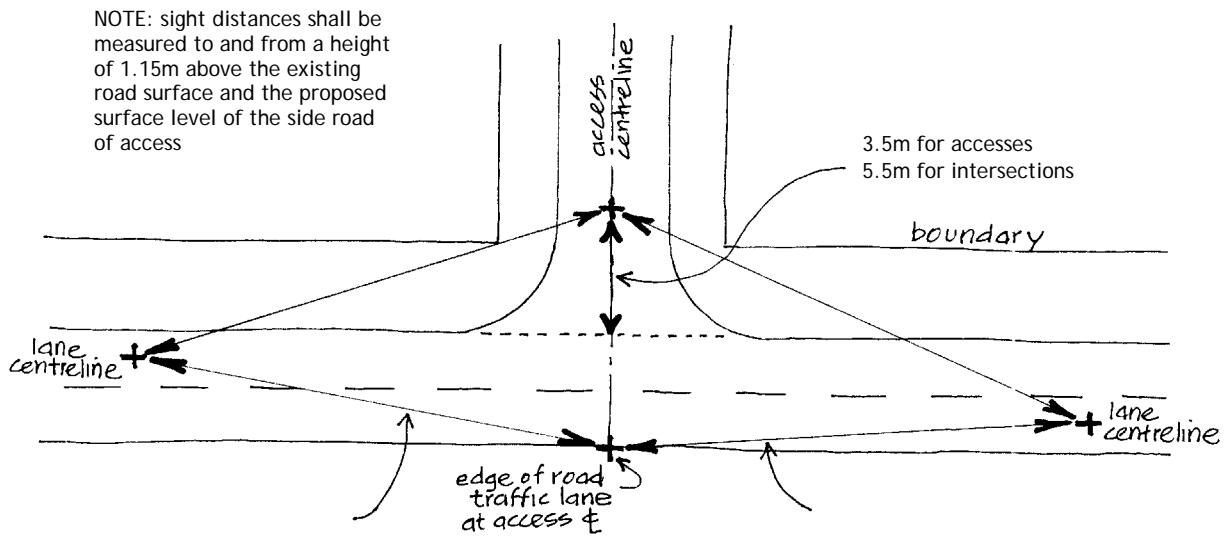
AP11.7.3.iii The minimum visibility distances are required to maintain the safety of the roading network. The distances are related to the 85th percentile speed of approaching vehicles as stopping distances are related to traffic speed. The distances are less for residential uses which have lower traffic numbers and more regular users than other activities. The maximum gradient and restrictions on breakover angles is to provide for ease of access.

AP11.7.3.iv Design plans for access to individual lots are required at subdivision consent and engineering design approval stages to ensure that Council and future owners can be satisfied that practical access is able to be constructed.

AP11.7.4 vehicle orientated commercial activities

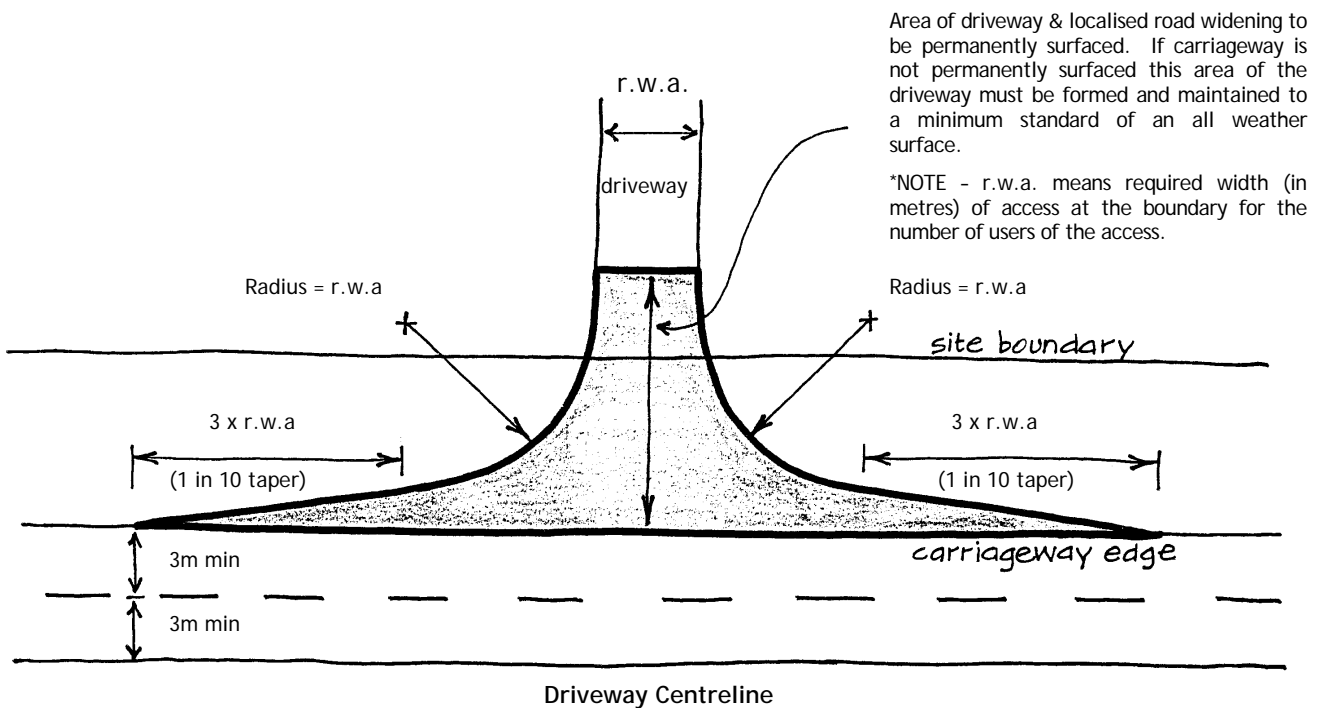
AP11.7.4.i It is necessary that vehicles entering and exiting these activities can do so without adversely affecting the safety and efficiency of traffic along the adjoining roadway. Crossings must therefore have sufficient width to allow the safe movement of vehicles but at the same time not be so wide that vehicles are poorly channelled into the site. The vehicle manoeuvring areas should be designed such that there is sufficient space for the queuing of all vehicles wishing to access the activity for whatever reason.

Figure 6 required sight distance



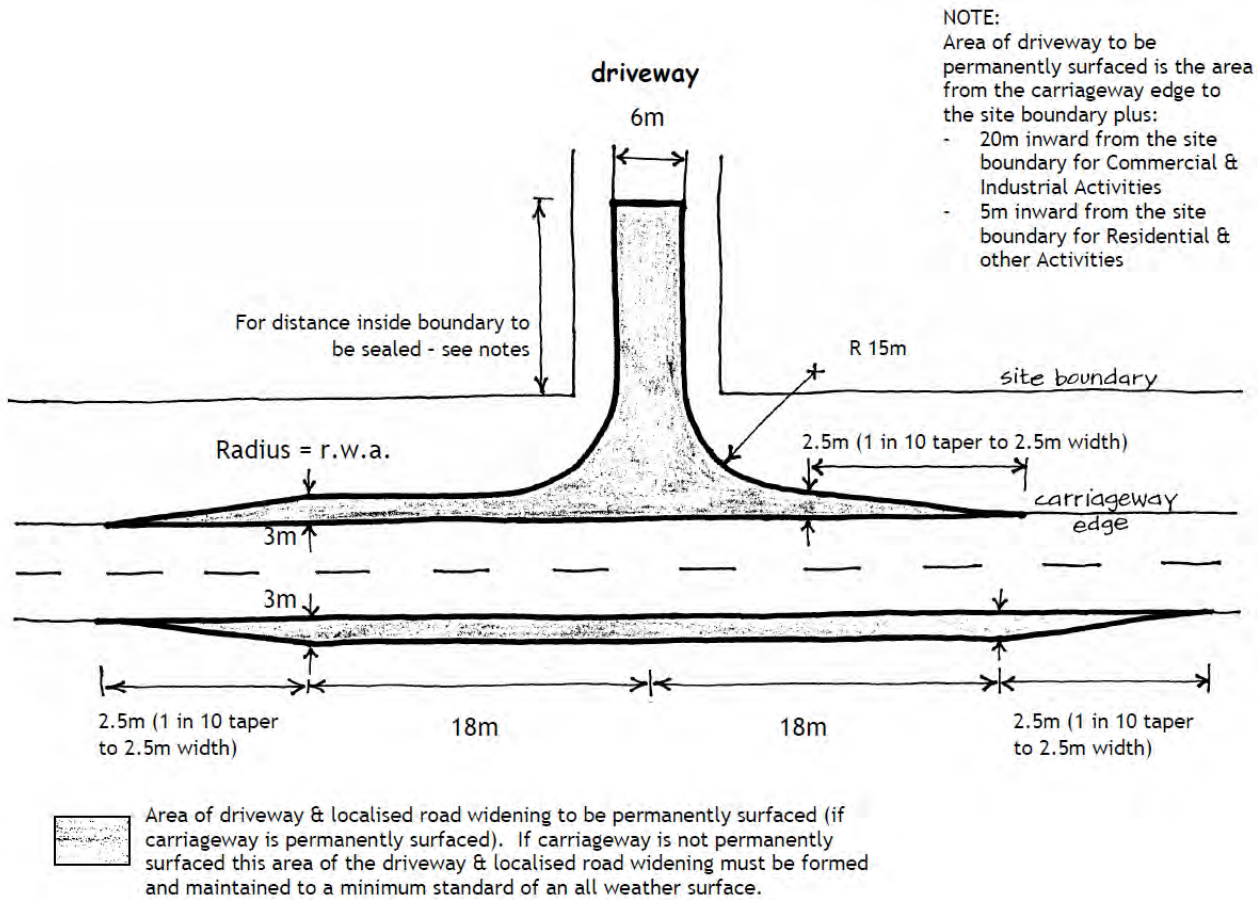
Required sight distance (see Appendix 11.3)

Figure 7 low intensity rural access



NOTE: For details of required access taper and surfacing refer Rule Ap11.3.2. For non-rural areas see Ap11.7.3.iii.

Figure 8 medium intensity rural access



NOTE: For details of required access taper and surfacing refer Rule Ap11.3.2. For non-rural areas see Ap11.7.3.iii.

Figure 9 high intensity rural access: details of required access taper, access surfacing, and localised road widening.

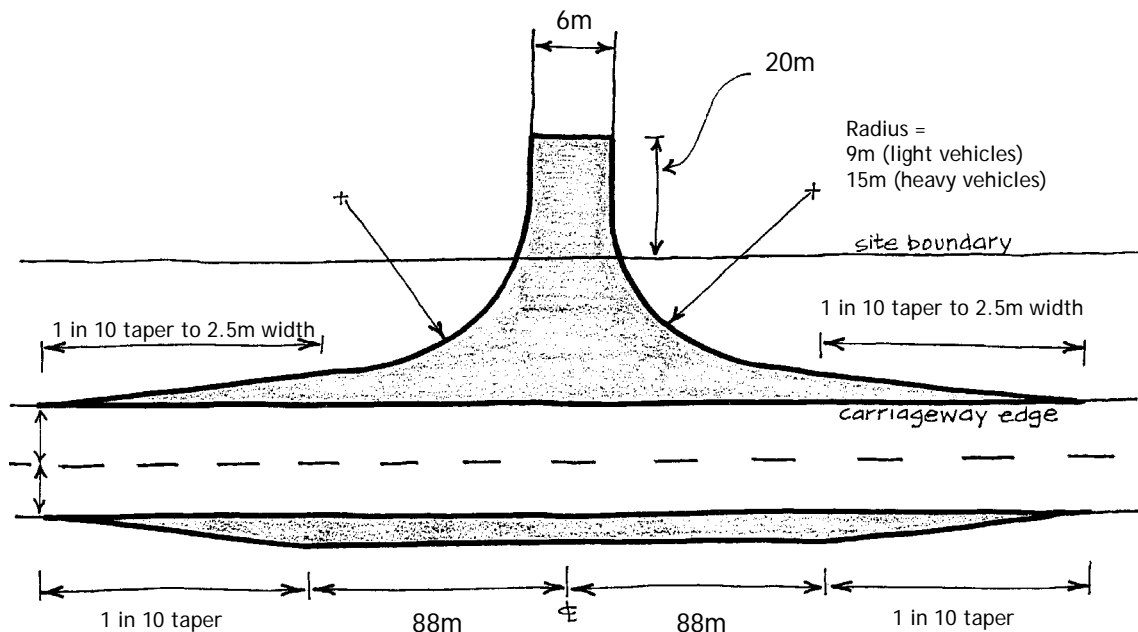
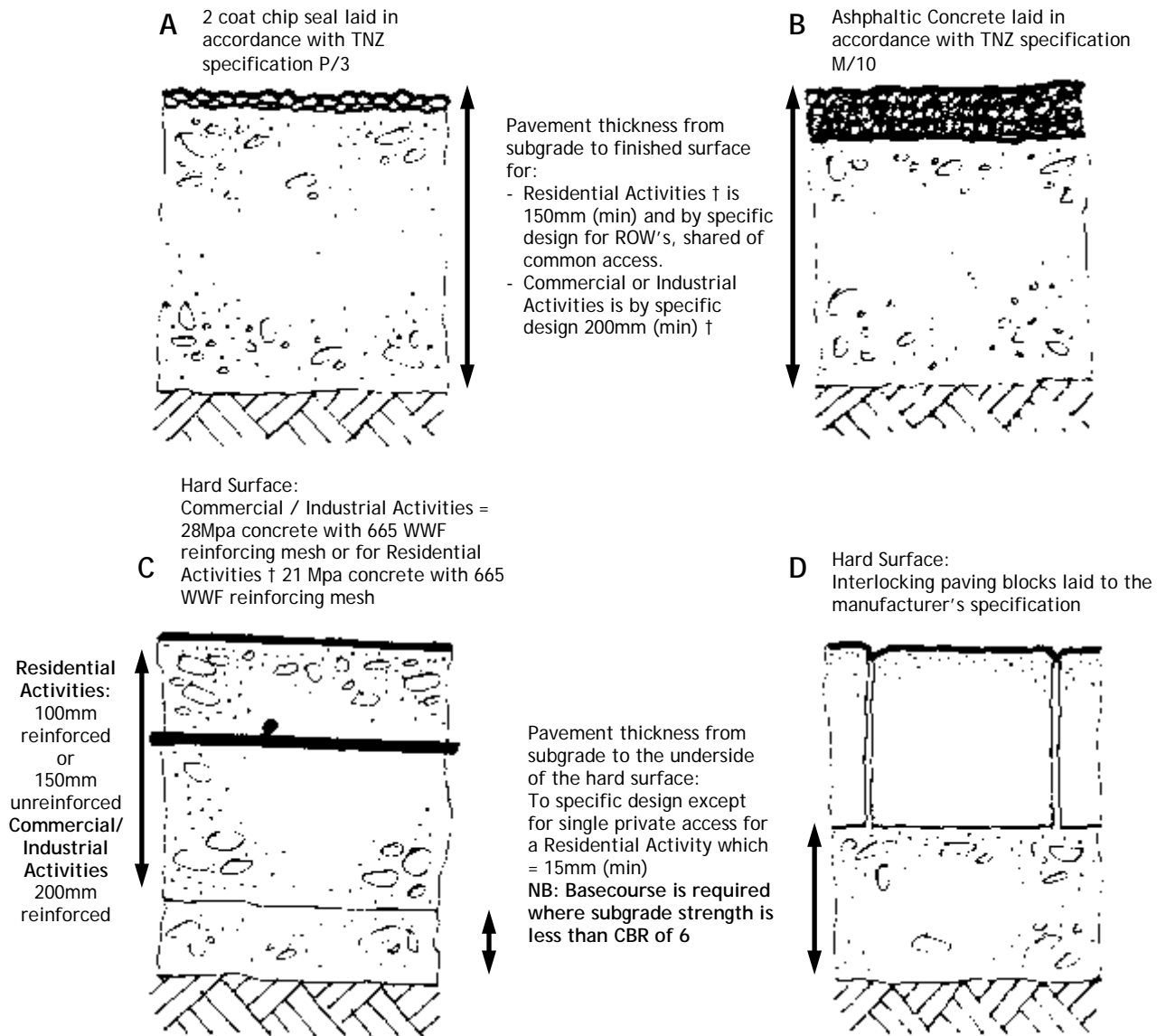


Figure 10 – typical examples of complying permanent surface.

Refer definition of Permanent Surface in APP 10.



Notes to Figure 10:

- Residential Activities †:** For the purpose of this figure Residential Activities excludes any non residential activity. The excluded activities are deemed to be Commercial Activities for the purpose of this figure.
- Rural Access:** For the purpose of this figure the Residential Activity standards of this figure shall apply to any Low Intensity Rural Access and the Commercial or Industrial standards of this figure shall apply to any Medium or High Intensity Rural Access (see APP11 Figures 7, 8, 9)
- Pavement Thickness:** means the layers of material between the subgrade and the finished surface. The minimum standard of pavement is an all weather surface (see definition in APP 10)
- Specific Design:** means the pavement shall be designed in accordance with recognised techniques which include, but are not limited to those listed below.
 - CBR Method. (Information reference: CBR design curves are given on NCC Standard Drawing SD405 or TNZ State Highway Pavement Design and Rehabilitation Manual)
 - Scala / Dynamic Cone Penetrometer. (Information reference: design curves are given on NCC Standard Drawing SD406)
 - Design method based on Benkleman beam deflections. (Information reference: design curves are given on NCC Standard Drawing SD404)

The designer must state the method used and supply any information necessary to support the design method for any application under this part of the Plan.

appendix 12

tracking curves

AP12 introduction

AP12.i This appendix specifies all requirements relating to tracking curves.

AP12.1 clearances additional to tracking curves

AP12.1.i A clearance factor is to be added onto the 85 percentile tracking curves as an allowance for driver unfamiliarity, vehicle steering variation, manoeuvring past obstacles and variations in approach manoeuvring in accordance with the standards below.

AP12.1.ii For residential activities a minimum clearance of 300mm must be applied to both sides of the 85 percentile car tracking curve of this design vehicle for any part of the vehicle manoeuvre except:

- a) any manoeuvre within a parking space, or
- b) any manoeuvre through an opening to a parking space (such as garage doors), or
- c) any part of a manoeuvre not involving horizontal turns or changes in direction.

AP12.1.iii For other than residential activities using the 85 percentile car tracking curve a minimum clearance of 600mm must be applied to both sides of the 85 percentile tracking curve of this design vehicle for any part of the vehicle manoeuvre except:

- a) any manoeuvre within a parking space, or
- b) any manoeuvre through an opening to an outdoor parking space, or
- c) any part of a manoeuvre not involving horizontal turns or changes in direction.

For the avoidance of doubt, the 600mm clearance factor is required for any part of a manoeuvre through an entrance or exit of a building or enclosed area.

AP12.1.iv For other than residential activities using the tracking curves other than the 85 percentile car tracking curve a minimum clearance of 600mm must be applied to both sides of the 85 percentile tracking curve of the particular design vehicle for any part of the vehicle manoeuvre except:

- a) any manoeuvre within a parking space, or
- b) any manoeuvre through an opening to an outdoor parking space

For the avoidance of doubt, the 600mm clearance factor is required for any part of a manoeuvre through an entrance or exit of a building or enclosed area.

AP12.1.v Obstructions to tracking curve clearances:

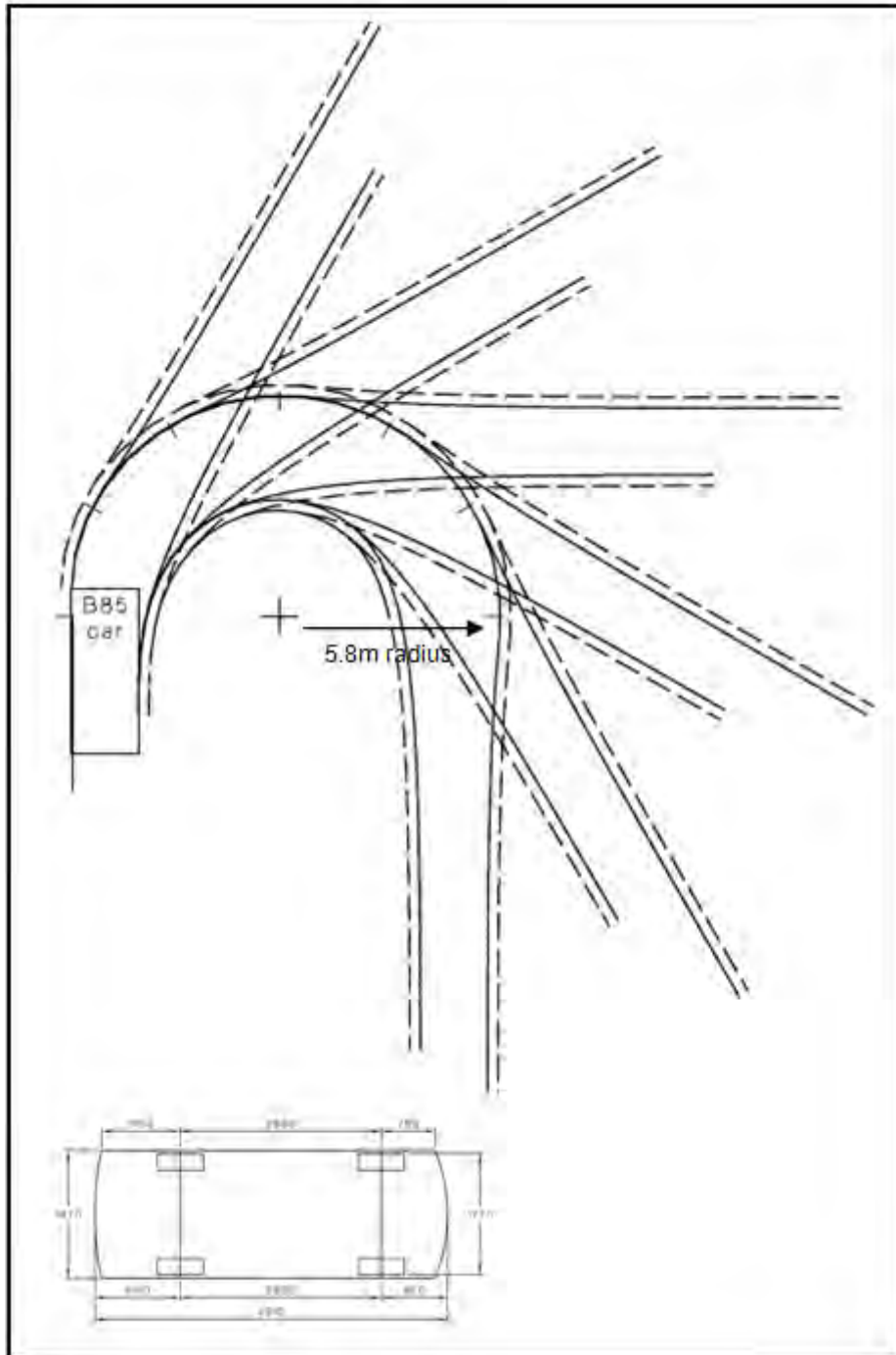
no structure, object, building or part of a building shall obstruct the minimum clearance from the ground level or finished floor level if within a building, up to a height of:

- a) 2.3m in the case of a 85 percentile car tracking manoeuvre, or
- b) 4.4m (minimum) in the case of any other vehicle manoeuvre.

AP12.2 85 percentile car - tracking curves

AP12.2.i Minimum required clearance, refer to rules under AP12.1 (clearances additional to tracking curves).

Figure 1: car tracking curves for 85 percentile

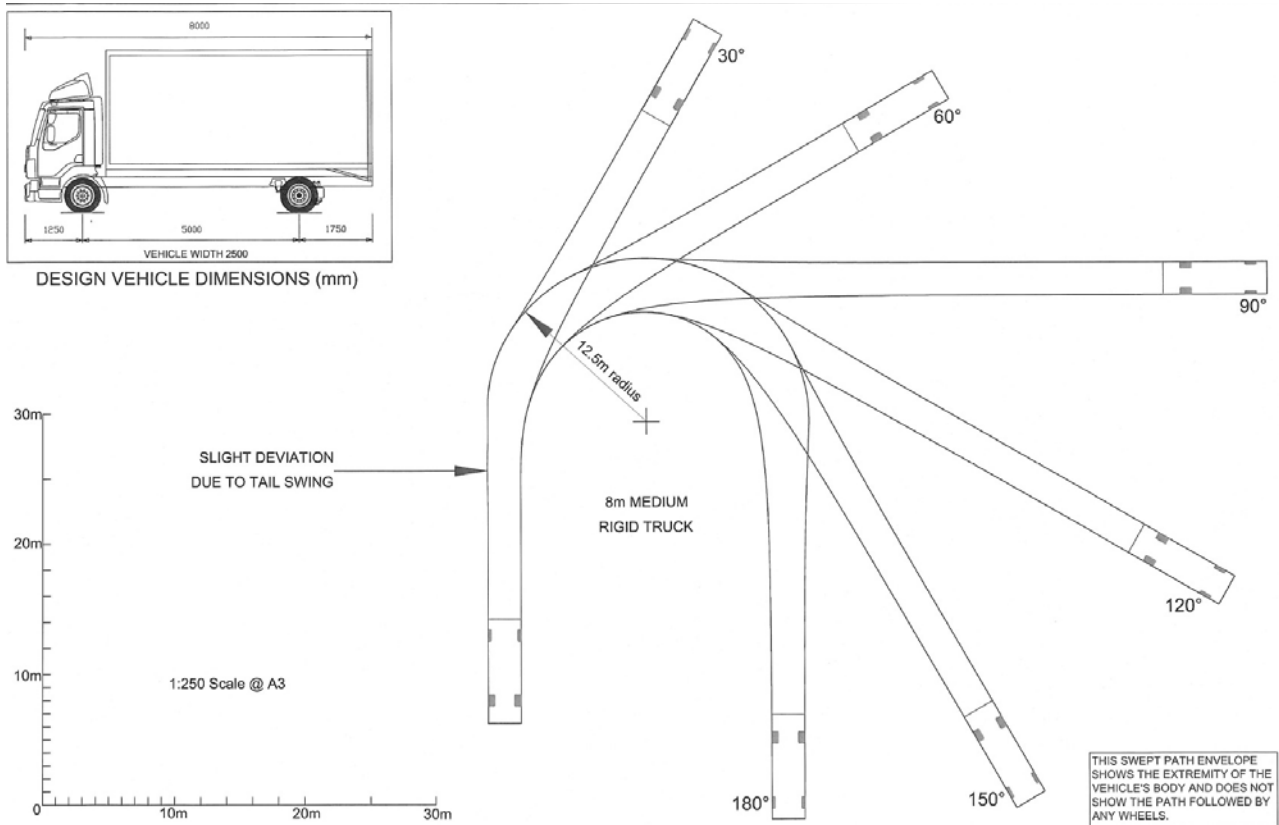


Note: Not to scale.
Car dimensions and turning curves are as per AS/NZS 2890.1:2004 Parking Facilities

AP12.3 85 percentile two axle truck - tracking curves

AP12.3.i Minimum required clearance, refer to rules under AP12.1.

Figure 2: two axle truck tracking curves

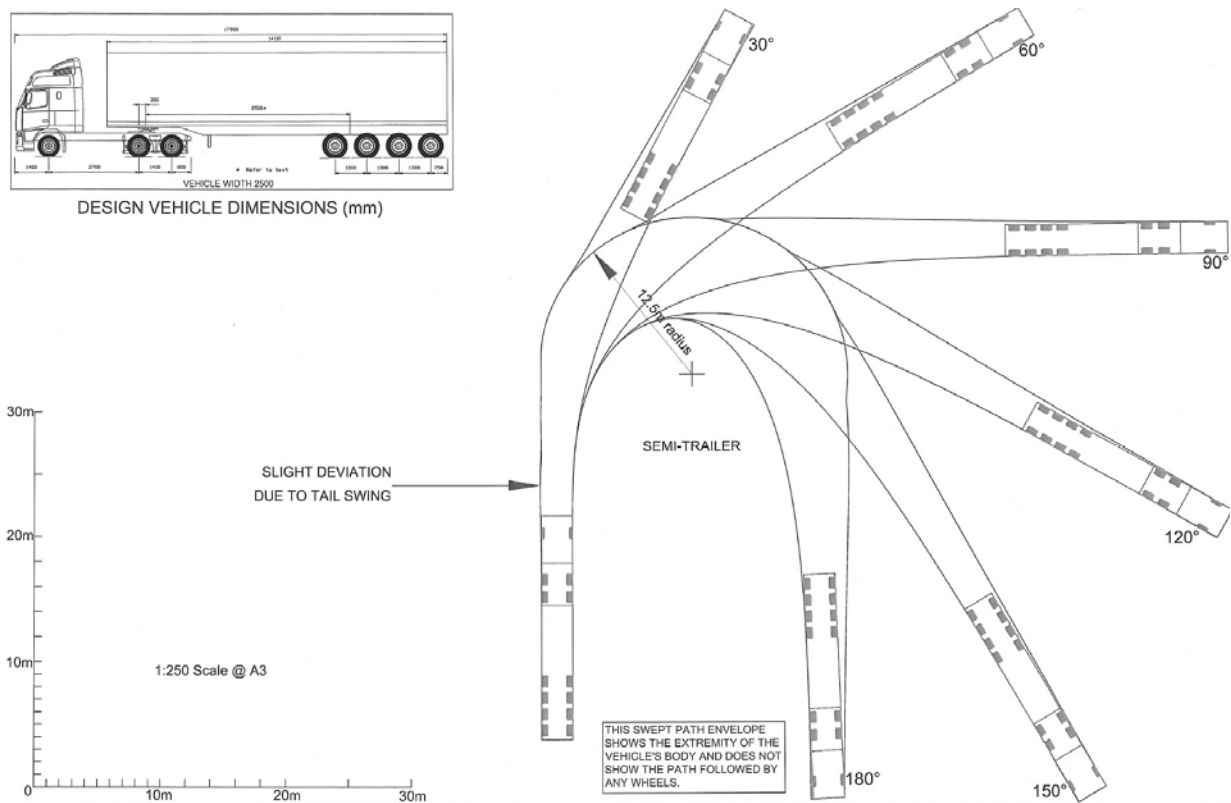


Reference: NZ Transport Agency RTS18

AP12.4 85 percentile semi-trailer - tracking curves

AP12.4.i Minimum required clearance refer to rules under AP12.1

Figure 3: semi-trailer - tracking curves

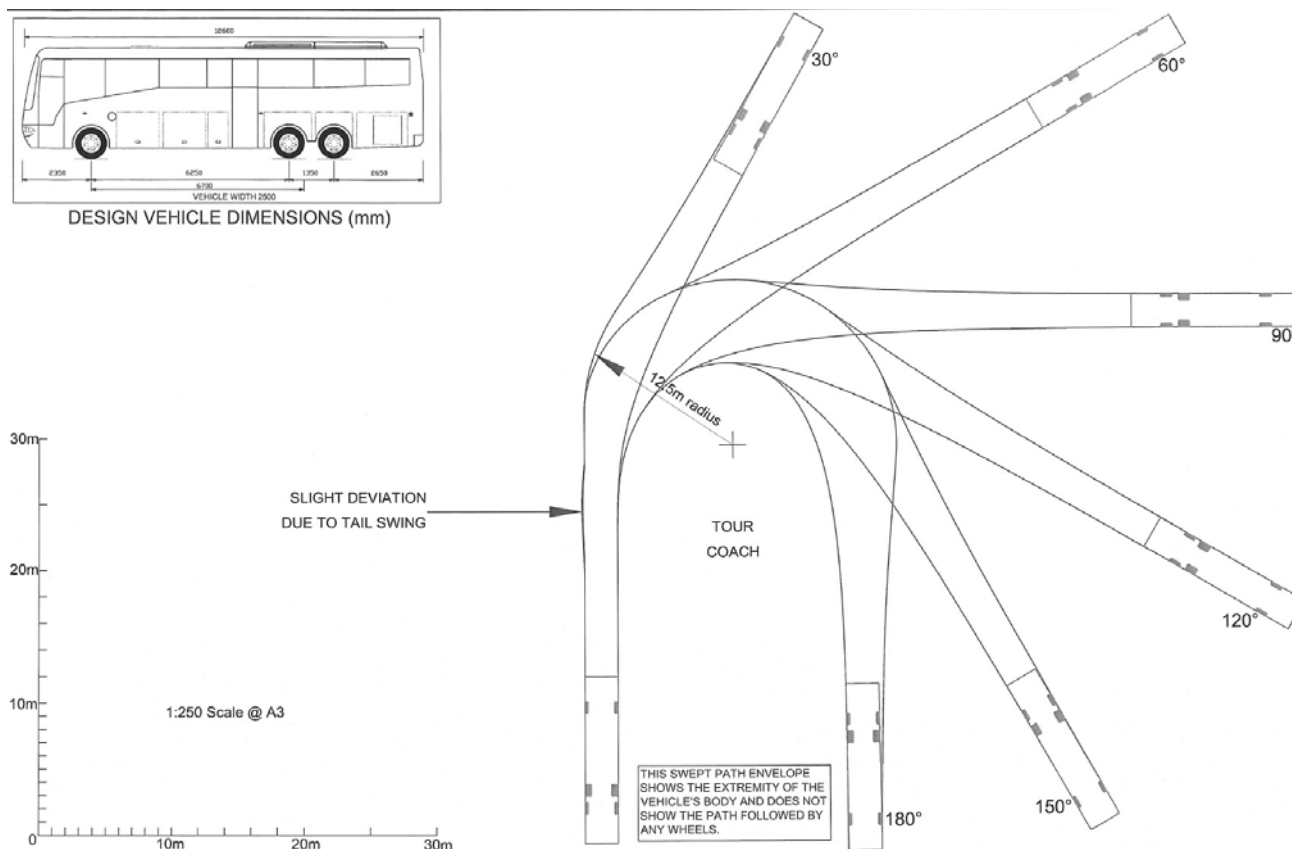


Reference: NZ Transport Agency RTS18

AP12.5 85 percentile tour coach tracking curve

AP12.5.i Minimum required clearance refer to rules under AP12.1

Figure 4: tour coach tracking curve



Reference: NZ Transport Agency RTS18

AP12.6 Assessment criteria for resource consents

AP12.6.i General

In considering resource consents for land use activities, in addition to the applicable provisions of the Act, the Council shall apply the relevant assessment criteria listed in Appendix 10 (standards and terms for parking and loading).

appendix 13

Inner City Zone:

Noise

Management

Plans and

assessment of

unreasonable

and excessive

noise

AP13 Overview

Relating to rule ICr.42A this appendix prescribes the matters that shall be included in the Noise Management Plans for new and extended Noise Generating Activities. The overall intent of a Noise Management Plan is that the best practicable option is undertaken to ensure that the emission of noise from a site does not exceed a reasonable level.

This appendix also sets out aspects which may help form an opinion for assessment of unreasonable and excessive noise in terms of the Resource Management Act 1991. This can be applicable to all zones but in particular this will be the approach undertaken within the Inner City Zone (City Centre and City Fringe, including the Intense Development Area).

AP13.1 Noise Generating Activities

AP13.1.1 Minimum Noise Management Plan Provisions

AP13.1.1.i The Noise Management Plan required under Rule ICr.42A shall be prepared by a professional acoustic engineer and shall, at a minimum, contain the following:

- a) The intended outcomes of the Noise Management Plan, including the design sound level to be received outside of the building and site.
- b) A description of the premises including details of walls, roof, cladding, door openings and windows, ventilation, site layout, outdoor areas and any acoustic insulation or noise barriers that have been, or will be, installed, and a description of how these assist to reduce noise and meet the design sound level specified above.
- c) A description of the surrounding land uses and in particular residential or short term living accommodation units, including a description of the existing sound environment in the area.
- d) A description of all noise generating activities carried out in the premises or on the site.
- e) A floor plan of the premises, including outdoor areas, with the noise sources marked on it.
- f) The hours of operation of the noise generating activities.
- g) The specifications of the sound systems and any mechanisms to govern the maximum noise output.
- h) Details of any noise data that has been recorded, and any noise modelling; noise monitoring; auditing and reporting procedures, including methods used.
- i) Any methods proposed to manage noise produced by patrons, including either leaving the venue or queuing for entry.
- j) The name and contact details of the manager responsible for noise generating activities in the premises.
- k) Complaint handling and recording procedures, and
- l) Procedures for achieving noise reduction through operational procedures and staff training.

AP13.1.2 Minimum Monitoring and Reporting Requirements

AP13.2.i The minimum monitoring and reporting requirements on any approved consent and associated Noise Management Plan are as follows:

- a) A inventory shall be kept of all noise sources at the premises, and
- b) Copies of the Noise Management Plan and the inventory required above are to be held at the premises and made available to Council staff as, and when, requested.

AP13.1.3 Measurement and Assessment of Noise

AP13.1.3.i The measurement of noise is to be in accordance with NZS 6801:2008 and assessed in accordance with NZS6802:2008

AP13.2 Assessment of unreasonable and excessive noise

AP13.2.1 Noise assessment criteria

AP13.2.1.i Nelson City Council's Enforcement Officers, for the purposes of assessing compliance with permitted activity conditions, relevant resource consent conditions, and sections 16(1) (which requires consideration whether the best practicable option is being undertaken to ensure noise does not exceed a reasonable level), or in forming an opinion under section 327(1) of the Resource Management Act, Excessive Noise Direction, will generally take into account the following matters when determining whether or not noise is unreasonable or excessive:

- i.) the **frequency** (number of events) of noise emission, and
- ii.) the **intensity** of the noise, as indicated by volume, tone, and audio frequency and the degree of disturbance, and
- iii.) the **duration** of each noise event, and
- iv.) the **nature** of the noise, and
- v.) the **location and timing** of the noise, having regard to the time of day or night and the sensitivity (including reverse sensitivity) of the receiving environment.

AP13.2.1.ii Assessment may also consider the following matters.

- a) Other noise complaints or events relating to emissions from the same location which have been found to be unreasonable or excessive, including what remedial action has previously been undertaken.
- b) Where possible and relevant, sound level measurements from a calibrated sound level meter.
- c) Information regarding the effectiveness of any noise management plan, or on site noise management.

AP13.2.2 Construction Noise

AP13.2.2.i Construction activity by necessity can produce higher levels of noise than would be expected, or be deemed reasonable, from other activities. In recognition of this Standards New Zealand have produced NZS 6803:1999 Acoustics - Construction Noise. In assessing construction noise produced in the Inner City Zone, Nelson City Council will use this standard, in addition to the points outlined in AP13.2.1.i and AP13.2.1.ii, as a guide to the reasonableness of the construction noise produced.

AP13.2.2.ii Separately to this appendix, rule ICr.43 provides that the provisions of NZS 6803:1999 Acoustics - Construction Noise apply to construction noise received in the Residential Zone.

appendix 14

residential

subdivision

design &

information

requirements

AP14 **introduction**

AP14.i Appendix 14 sets out the information requirements that must accompany restricted discretionary subdivision activities under Rule REr.107. It also lists a number of indicators that can be used to assess how a design responds to the district wide Urban Design Objectives and Policies contained in Chapter 5 DO13A and the appropriate Zone Objectives and Policies in the NRMP.

AP14.ii It is intended that Appendix 14 will apply, and can be adapted to, a range of development types and scenarios including small scale infill, comprehensive housing and large scale greenfield subdivision.

AP14.1 **general**

AP14.1.i Appendix 14 and the restricted discretionary activity subdivision provisions under Rule REr.107 are provided because the Council recognises that in pursuing better urban design it is difficult to achieve such a goal by imposing prescriptive rules and minimum standards. This will be particularly relevant for hillside greenfield subdivision and intensification within the existing residential area.

In recognition of this barrier, the restricted discretionary category provides an avenue for those designs that may not comply in full with the minimum standards set out in the NCC Land Development Manual 2010. Such developments may in fact still represent quality urban design for the particular site and therefore warrant a restricted discretionary activity status and non-notified consent process.

AP14.1.ii In order for the Council to provide the level of certainty associated and expected of a restricted discretionary activity, high quality information must be provided with applications. Applications need to illustrate clearly why particular design approaches are proposed, and how the whole design contributes towards the goal of better urban design within the context of the sites local environment.

AP14.1.iii Chapter 5 DO13A Objectives and Policies set the framework for the type of subdivision and development that is sought and the type of design process to be pursued. Appendix 14 does not describe in detail what quality urban design is considered to be for Nelson. Quality design outcomes rely on the subdivision designer and/or design team possessing a good knowledge of urban design approaches and techniques. In other words, this section does not tell applicants what to do, but rather what to show to demonstrate how the design meets the desired outcomes sought for residential neighbourhoods and the community as a whole. This process recognises that there may be many different solutions that are acceptable beyond what can be simply prescribed for with minimum standards.

AP14.1.iv It is expected that the Appendix 14 requirements will result in better quality urban design outcomes, better informed decision making, and more certainty for everyone. They should:

- a) make applicants think carefully about the quality of the resource consent application (this should improve the general quality of applications).
- b) give applicants the opportunity to explain and justify their proposal to Council officers, decision makers and the people they consult with.
- c) ensure that the urban design objectives and policies in the Plan are considered at the outset of the design process to guide the development of site responsive solutions.
- d) help with pre-application consultation and the understanding and negotiation of changes to designs, as they can set out ideas for discussion.
- e) provide consistent application standards for restricted discretionary subdivision activities that will enable consistent and efficient consent processing.
- f) control the way subdivision and development is constructed, and the way public spaces are used and managed.

AP14.2 information requirements

AP14.2.i For an application to be considered in compliance with Appendix 14 the following information is required:

a) site and context analysis:

- Context analysis
 - Conditions in the surrounding neighbourhood and landscape, beyond the legal boundaries of the site.
- Site analysis
 - Conditions within the legal boundaries of the site and at the boundary.
 - Identification of opportunities and constraints.

b) design description:

- Subdivision and development plan
 - Description of the intentions for the site, including street and open space networks, and lot boundaries.
- Design statement
 - Rationale for the design decisions
 - How this relates to the policies, objectives and assessment criteria
- Preliminary infrastructure plans
 - May be required for works not included in the design and construction requirements of the Land Development Manual 2010. Refer to section 2.3.1 of the NCC Land Development Manual 2010.

AP14.2.ii This information must be provided at the time of application for subdivision or land use consent. All resource consents (subdivision, earthworks, discharge etc) required to give effect to the development must be sought at the same time. *The amount of detail required is relative to the nature and scale of the proposed development.*

AP14.2.iii Depending upon the nature and scale of the development proposed, the application may need to be accompanied by each of the following requirements illustrated on separate plans, before being combined into one overall summary analysis plan. For small scale developments it may be possible to illustrate all relevant information requirements on the one plan. However, because the 'context analysis' plan may extend considerably beyond the boundaries of the site, it will usually be at a different scale from the 'site analysis', and 'subdivision and development' plans.

AP14.2.iv Applicants are encouraged to engage in a process of pre-application consultation with the Major Projects Team or delegated Officers. The Major Projects Team is a group of Council Officers representing different departments within Council available for pre-application consultation on subdivision and development projects. The aim of pre-application consultation before finalising the required site and context analysis and design description is to ensure that the acceptability of non minimum standard designs are afforded an efficient assessment process, and so that any construction, ownership, maintenance and monitoring issues are considered at the outset.

AP14.2.1 Context and Site Analysis

AP14.2.1.i In preparing the site and context analysis designers shall have regard to, but not be limited by, the following matters. No two sites are the same, and as a result every site and context analysis will differ.

context analysis

reference objectives **DO13A.1: Recognising the local context**
 DO5.1.2: Linkages and Corridors

AP14.2.1.ii A thorough appreciation of the overall site context is the starting point for quality urban design. Context is the character and setting of the area within which a subdivision and development will need to fit. It includes natural as well as human/built features and history, the people living within and nearby, and the routes that pass through or connect to the site. The context analysis is a means of assessing the value of existing development patterns in the area and determining the appropriate degree to which they should be incorporated into subdivision design.

AP14.2.1.iii This means consideration of the conditions in the surrounding neighbourhood and landscape beyond the legal boundaries of the site. Context analysis should typically extend a distance of up to 1km from all boundaries of the site. The scope of context analysis required depends on development size and local conditions, and it may be reduced depending on these variables.

The context analysis plan(s) must show:

- a) the surrounding road, cycle and pedestrian networks. This includes all possible vehicle access points and any indicative future roading, cycle and pedestrian connections adjoining the site, including that of consented but undeveloped subdivisions on adjoining sites.
- b) the surrounding infrastructure network (water, wastewater, stormwater) and capacity information.
- c) adjoining activities/land uses.
- d) location and footprint of significant existing neighbouring buildings.
- e) location of all local commercial, services and recreational facilities up to 1km of the site.
- f) existing biodiversity corridors in the area and identification of the areas they connect to.
- g) rivers, streams, ephemeral water courses, overland flow paths and stormwater catchments beyond and through the site.
- h) existing major landscape features including view shafts and points, ridgelines, vegetation, and cultural features.
- i) the location of any site of significant indigenous vegetation or significant habitats for indigenous fauna.

site analysis

reference objectives **DO13A.1: Recognising the local context**
DO5.1.2 Linkages and Corridors

AP14.2.1.iv The site analysis plan(s) describes and analyses the conditions within the legal boundaries of the site. Overall, this analysis will bring together the character and features of the site and its setting, and identify opportunities and constraints for the subdivision or development.

AP14.2.1.v The site analysis plan(s) will include:

- a) contours including identification of prominent ridgelines and valleys.
- b) soils/geotechnical constraints/contamination, fault hazard lines.
- c) rivers, streams, ephemeral water courses, overland flow paths and stormwater catchments.
- d) existing vegetation and biodiversity corridors.
- e) identification of:
 - i) landscape assets to preserve (significant features).
 - ii) landscape features to re use or enhance (less significant features which can be used to achieve multiple goals as part of a subdivision such as restoration of ephemeral gullies and wetlands which can incorporate low impact stormwater approaches and adjoining walkway/cycleway networks).
- f) existing services: wastewater, water, and stormwater networks including capacity information, and transmission lines.
- g) any overlays as shown in the NRMP Planning Maps (Landscape, Hazard, Land Management, Riparian, Heritage Trees etc). These are available digitally from Council.
- h) existing buildings and structures.
- i) natural, cultural or archaeological features identified from consultation with NZ Historic Places Trust, Archaeological File Keeper at Department of Conservation or local iwi.
- j) summary of opportunities and constraints - areas identified as suitable for development, areas requiring preservation and enhancement, and areas suitable for incorporation in movement networks, low impact stormwater servicing, and open space networks. Depending upon the scale of the development, the summary of opportunities and constraints may need to be provided on a separate overlay.

AP14.2.1.vi Based on the above information, a summary of the opportunities and constraints present should be prepared. This should identify areas suitable for development, areas requiring preservation and enhancement, and areas suitable for incorporation in movement networks, low impact stormwater servicing, and open space networks. Depending upon the scale of the development, the summary of opportunities and constraints may need to be provided on a separate overlay.

AP14.2.2 Design Description: Subdivision and Development Plan

AP14.2.2.i The subdivision and development plan must describe the following elements:

movement network

reference objectives DO13A.2 Improving connections
DO13A.6 Sustainable places and communities
DO10.1 Land transport system
DO14.1 City layout and design
DO14.3 Services

AP14.2.2.ii The movement network includes:

- a) existing and proposed pedestrian and cycle links and their network connections.
- b) future roads and connections to adjoining land with development potential.
- c) the street types (functions and volumes) that are proposed.
- d) the location of car parking spaces.
- e) in addition:
 - i) traffic assessment of speed environment designs will be required to accompany the application.
 - ii) preliminary infrastructure design for areas departing from the minimum standard in the NCC Land Development Manual 2010. Cross sections may be necessary to illustrate site specific design responses.
 - iii) large scale and greenfield subdivision must show public transport connections and future route extensions, including provision for bus stops. Applicants should consult with Council's Transport Officers to ascertain requirements.
 - iv) a 'ped-shed' walkability analysis may also be necessary for large scale subdivisions with mixed densities and zoning.

open space network

reference objectives DO13A.1 Recognising the local context
DO13A.2 Improving connections
DO5.1.2 Linkages and Corridors
RE3 Streetscape, landscape and natural features

AP14.2.2.iii The open space network includes:

- a) the location and type of open space including local parks and reserves, wetlands and riparian areas, greenways, biodiversity corridors, stormwater ponds or other devices intended to be located in reserves.
- b) connections between proposed open space networks and reserves within the development with those in the adjoining area.

streetscape and open space design

reference objectives DO13A.3 Creating quality public spaces
DO13A.5 Inspiring places
RE3 Streetscape, landscape and natural features

AP14.2.2.iv The streetscape and open space design includes:

- a) the design of carriageways, berms, footpaths, car parking areas and low impact stormwater and access designs and locations for the different types and functions of streets. This may require the provision of cross sections.
- b) street and open space lighting types, sizes and locations.
- c) proposed signage locations.
- d) design description for proposed reserves.
- e) planting densities and types for areas of revegetation, riparian areas, reserves and streets.

stormwater management

reference objectives DO13A.6 Sustainable places and communities
DO14.3 Services
DO19.1 Highest practicable water quality

AP14.2.2.v Stormwater management includes:

- a) the proposed stormwater reticulation system and how it integrates downstream and upstream of the development site.
- b) specific design details of any low impact devices, including preliminary engineering design.
- c) the extent of land use in a Q15 event where devices are located in reserves.

allotment layout

reference objectives DO13A.4 Providing for diversity
DO13A.6 Sustainable places for communities
RE2 Residential character
DO14 Subdivision and development
DO10.1 Land transport system

AP14.2.2.vi Allotment layout includes:

- a) show all lot sizes and dimensions including the location of comprehensive housing sites and their dimensions.
- b) lots within the Landscape Overlay must show proposed building sites.
- c) illustrate how the lot layout will enable positive relationships between private development and public spaces, including the ability to maintain passive surveillance of streets and reserves and related principles of Crime Prevention through Environmental Design (CPTED).

reticulated services

reference objectives DO13A.7 Urban design process
DO14.3 Services

AP14.2.2.vii The preliminary infrastructure plan(s) must show existing and proposed reticulated wastewater, water and stormwater networks to service the development, as well as existing and proposed power and telecommunications networks. Proposed easements will also need to be shown.

AP14.2.3 design statement

AP14.2.3.i A design statement shall be included with all applications made under the REr.107 restricted discretionary subdivision activity and as a requirement of Appendix 14. The length and level of detail of the design statement needs to be relative to the nature and scale of the subdivision and development being proposed.

AP14.2.3.ii Applications under Appendix 14 need to be able to demonstrate how they have taken into account the need for quality urban design and the outcomes sought by the relevant objectives and policies referenced in the subdivision and development proposal. Applicants should refer to the parameters of good subdivision design identified in this appendix, which indicate means of response to the objectives and policies. The provision of design statements with applications under Appendix 14 will help to ensure urban design is considered at the early design stages of a project and assist with explanation of the approach taken.

content requirements

AP14.2.3.iii Design statements should:

- explain the design principles and concepts that have informed the subdivision or development design, and
- explain how the relevant urban design and sustainability objectives have been achieved.

AP14.2.3.iv Statements should explain the design direction and justify the design thinking behind the subdivision and development plan. Sometimes photos, maps and drawings may be needed to illustrate the points made, and notes on drawings may be useful to help explain design intentions and rationale. It is important that statements are written specifically for the application they accompany. They need not be very long, and the amount of detail they contain should reflect the complexity of the application.

AP14.3 Indicators of Quality Design

AP14.3.i The following section of the Appendix provides information that will assist applicants and the Council in consideration of subdivision and development applications under REr.107.

AP14.3.ii A thorough context and site analysis will identify opportunities and constraints of the site and the context, and assist preparation of a well-designed subdivision. A thorough illustration or 'story' of the design process and considerations will assist the understanding of the design by others, particularly in regard to any non-compliance with controlled activity minimum standards.

AP14.3.iii The information and requirements discussed under AP14.3 are not to be treated as a checklist for design with every 'box requiring ticking'. In fact, in some situations some indicators of quality design may contradict others, and others will not be relevant. Any design should be assessed holistically against the body of ideas or urban design goals, and the design should respond accordingly. Where a concept contradicts the individual indicators of quality design then the applicant should outline the reasons for doing so and demonstrate how the Plan's urban design objectives are satisfied by alternative means.

AP14.3.iv The extent to which the following indicators of quality subdivision design apply will vary from site to site. These indicators help to explain the assessment criteria accompanying the rule REr.107 of the Plan, and are related to the urban design objectives and policies.

AP14.3.1 movement network

AP14.3.i Section 4 of the NCC Land Development Manual 2010 provides advice on the road standards relative to function and speed environments, use of and standards for cul de sacs, residential lanes and rights of way. Council's Transport Officers can provide advice regarding existing traffic movements, intended connections and any upgrading plans or requirements.

AP14.3.ii Quality subdivision will:

1. Connect to its wider context both physically and visually.
 - a. Provide connections and convenient access to services and facilities in the surrounding neighbourhood.
 - b. Connect to existing roading networks at several points to provide convenient access and choice of routes.
 - c. Anticipate and provide for connections to existing and possible future development on adjoining sites.
2. Provide an interconnected network of streets that provides convenient access for all road users including pedestrians and cyclists.
 - a. Provide multiple choice of routes to any destination.
 - b. Where the topography requires long cul-de-sacs and precludes street interconnection, provide for regular interconnection with safe, attractive walkways.
3. Create a street structure which is clear and legible.
4. Minimise earthworks on steep sites with roads that follow original land contours

AP14.3.2 open space network

AP14.3.2.i The NCC Land Development Manual 2010 contains a chapter on reserves and landscaping which details the different types of Council owned reserves and their design requirements. Council staff can provide advice in respect of the need or not of particular reserves in particular locations, and should be consulted prior to proposing the selection of any site for an intended public reserve. Where significant landscapes and ecological and natural features exist on site they should be assessed for their suitability for incorporation into the subdivision design. Subdivision design has the potential to incrementally enhance biodiversity corridors in Nelson and is an important component of quality urban design and the suitability of wildlife.

AP14.3.2.ii Quality subdivision will:

1. Identify and maintain any recognised view connections across the site.
2. Celebrate views from streets and other public spaces to landmarks and other important features that are beyond the site boundaries.
3. Extend broader neighbourhood patterns of open space with landscape features that strengthen the identity and structure of the landscape such as street trees, landscape links with adjoining neighbourhoods, and open space and reserve networks.
 - a. Enhance and incrementally extend existing biodiversity corridors.
 - b. Retain native vegetation, mature trees and significant ecological features and use these as features within public open space.
4. Locate local parks where they:
 - a. Are of most benefit to the local community.
 - b. Will be overlooked from the street and dwelling frontages to ensure informal surveillance.
 - c. Are not more than 400 metres walking distance from most dwellings.

AP14.3.3 landscape

AP14.3.3.i Quality subdivision will:

1. Maintain important landscape patterns
 - a. Preserve significant landscape and landform features.
 - b. Restore and extend riparian restoration treatments and biodiversity corridors
2. Use landscape features to enhance the amenity, character and recreational potential of the development.
3. Retain areas of native vegetation, mature trees or significant ecological features, and locate these in public areas where possible.
4. Provide both visual and physical access to the main landscape elements and features.

AP14.3.4 streetscape and open space design

AP14.3.4.i Streetscape applies to more than just the legal road, it stretches from one building on one side of the road to the front of the building on the opposite side.

AP14.3.4.ii Quality subdivision will:

1. Consider the visual amenity, safety and comfort of the users of public space.
 - a. Include safe and comfortable facilities for pedestrians and access for cyclists.
 - b. Ensure there are good sightlines along any connecting lanes or walkways.
 - c. Include street landscaping that creates a high level of visual amenity while maintaining openness at eye level.
2. Achieve visual coherence in design, with individual spaces and elements relating to a wider neighbourhood framework and patterns and, where appropriate, developing local identity.
3. Integrate local parks that provide a flat, grassed area open area suitable for informal kick-about and trees.
4. Include streets that gain identity and amenity from intensive street tree planting.
5. Integrate multiple functions including recreation, access, biodiversity and stormwater control into streets and other open spaces.

AP14.3.5 stormwater management

AP14.3.5.i Stormwater management and low impact design should be considered early in the site planning process as these will usually influence the design of the subdivision and roads. The NCC Land Development Manual 2010 provides design objectives and standards for reticulated and low impact stormwater management in the stormwater section, and the reserves section provides guidance on when a stormwater device is acceptable within a public reserve, and the level of reserves contribution offset provided. Given Nelson's hilly topography and soils it will be difficult for a design to rely solely on low impact approaches and these will likely need to be combined with a reticulated system.

AP14.3.5.ii Quality subdivision will:

1. Maintain streams and watercourses and enhance their natural character by minimising any changes to the hydrological factors by affecting flows.
2. Utilise low-impact stormwater management devices wherever possible for flood mitigation, maintenance of base flows in natural watercourses, irrigation and to create visual amenity.

3. Provide stormwater capacity to allow for upstream flows from land with development potential as well as the ability for the downstream network to accommodate off site flows.
4. Locate low impact stormwater management devices within public roads and reserves.

AP14.3.6 allotment layout

AP14.3.6.i Lots are encouraged to be laid out in such a manner that future dwellings will be orientated to the adjoining public space, be it road or reserve.

AP14.3.6.ii Quality subdivision will:

1. Provide for local facilities and services at, or accessible from, the centre of the development.
2. Provide a range of lot sizes and types which will allow for diversity of living options.
3. Cluster smaller lots to:
 - a. maximise proximity to facilities.
 - b. avoid subdivision over outstanding natural features and to provide high quality public open spaces and reserves.
4. Ensure lots are shaped and dimensioned to allow a sunny outdoor living space and provide a useable private back yard.
5. Locate lots so that they overlook and front road and open spaces and back onto other lots.
6. Intensify development on sunny, north sloping lots, and reduce intensity on south facing lots.
7. Complement and not compromise both existing and likely future uses on adjacent sites.

AP14.3.7 reticulated services

AP14.3.7.i The NCC Land Development Manual 2010 provides minimum standards and information requirements necessary to accompany an application, including requirements for street lighting.

AP14.3.7.ii Quality subdivision will:

1. Take an integrated multi-disciplinary approach to the provision and siting of services to achieve servicing efficiency at the same time as maximising amenity benefits.
2. Locate underground services where they are properly accessible for servicing and also allow for street tree planting.

appendix 15

daylight

admission

(residential)

AP15 overview

AP15.i Daylight controls have been included in this Plan to ensure adequate minimum daylight standards for neighbouring residential properties.

AP15.1 introduction

AP15.1.i The controls are to ensure equitable access to daylight on all properties, and to ensure that minimum building separation, open space and amenity are maintained within residential areas. The daylight controls define angles within which a complying building must fit in order to allow adequate daylight onto adjoining sites.

AP15.1.ii The provisions in this Appendix apply to buildings as defined in Chapter 2.

AP15.2 where they apply

AP15.2.i The daylight controls apply to all properties within or adjoining the Residential Zone. This means that all residential properties must comply, as well as properties zoned Inner City, Suburban Commercial, Industrial, Rural, Open Space and Recreation which adjoin a site in the Residential Zone.

For those properties which are in other zones which adjoin a Residential Zone, the relevant rules still apply. However, where the Daylight Around method is implemented on a site adjoining a Residential Zone, a maximum or average building height of 7.5m applies (see AP15.9). The intent of this rule is that the daylight admission on the common boundary is the same as if the non-residentially zoned neighbouring site was within a Residential Zone.

AP15.3 where to take measurements from

AP15.3.1 in the residential zone

- a) Boundaries, other than road boundaries, including nominated boundaries in the case of multiple residential units where no subdivision is occurring. Note: Party (common) walls are exempt from the daylight provisions, as are boundaries other than road boundaries that adjoin any other zone (with the exception of the Open Space and Recreation Zone). In other words, a residentially zoned site does not have to provide daylight amenity to an adjoining industrial site, for example.
- b) Road boundaries where a building is located within 4m of the road boundary, in which case a recession plane inclined into the residential site of 45⁰ applies in all instances only to that part of the building that intrudes into the 4m setback (except in the Wakefield Quay Precinct where Rule AP23.4.2 applies). The recession plane is measured from 2.5m vertically above the road boundary. Where a road widening designation is shown on the Planning Maps and defined in Appendix 24 (designations) this is considered the road boundary. The daylight over method must be utilised in relation to road boundaries. The daylight around method does not apply. This rule ensures the public amenity of the street environment is protected.
- c) Where a boundary has a common boundary with a private access or right of way which serves no more than four actual or potential residential units, the measurement may be taken from the centre line of that private access or right of way. If the measurement is taken from the centre line the daylight-over method must be used. This approach can be taken regardless of whether or not the property has rights over the access or right of way.

AP15.3.2 in other zones

- a) The zone boundary. Where a road runs along the boundary between two zones, the zone boundary is the centre of the road. (See AP15.2, which requires that any site adjoining a Residential Zone complies with the daylight controls. "Adjoining" includes across the road from a residential site, since the centreline of the road is the zone boundary.)

NB: That in respect of the 5 metre strip which forms part of the Railway Reserve and is contained in part Lot 34 DP349352 and Lot 34 DP362586, measurements shall be taken from the eastern boundary of the said strip (Refer to Rule INr.27.1 c)).

AP15.4 what to show on building plans

- a) An accurate true north point.
- b) The applicable daylight over or around angle applying to the structure.
- c) Accurate original ground levels at the boundary and at the building, and finished floor levels at the points being tested (refer to Chapter 2 Meanings of Words for definition of Ground Level).
- d) Accurate original (natural) ground levels at the boundary and at the building.

AP15.5 additions to buildings

- a) Additions to buildings must comply with the daylight controls in this Plan.

AP15.6 types of controls

AP15.6.i There are two types of daylight controls to choose from. Both are related to actual sun angles in Nelson at midday in midwinter, and are designed to ensure that daylight and/or sunlight will reach all properties at the coldest time of year.

AP15.6.ii Daylight over

Allows daylight over the top of low buildings. It requires taller buildings to be well set back from the boundary, as the maximum allowable height of a building decreases as it nears the boundary.

AP15.6.iii Daylight around

Enables daylight to be received around the sides of taller buildings. This allows for taller, narrower buildings, and is useful on steeply sloping sites.

AP15.6.iv You may choose the control that is most advantageous to you depending on the type of development you are planning. You may apply either method to a site boundary. Both methods may be used on a site, but only one may be applied to any one boundary. All parts of a building must comply with the particular permitted standards of the daylight method used on each boundary.

If any future development on site cannot comply with the daylight angles of the daylight control method used previously on that boundary, or is not an exemption listed under Ap15.9.iii, resource consent will be required.

(Note: the arms of the daylight around angle must not pass over any other site)

AP15.7 how to use daylight over

- At any site boundary a building is allowed to be a maximum of 2.5 m high.
- Within the site the building is allowed to reach 2.5 m plus the additional height indicated by the relevant angle on the elevation indicator in Figure 1 measured at any point along the boundary (eg. 2.5 m plus 35° measured from the boundary).
- To find this angle, orient the building plan towards North, and place the elevation indicator on the plan so that it is touching the inside of the site boundary concerned.

AP15.7.i Make sure the central control arrow is pointing due North as shown in Figure 2. The angle where the indicator touches the boundary is the angle to be applied 2.5 m above ground level at the boundary. This is illustrated in Figure 3 and Figure 6.

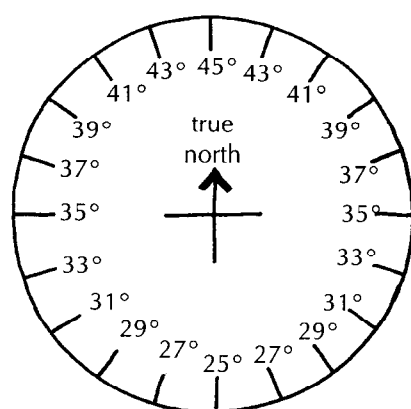


figure 1

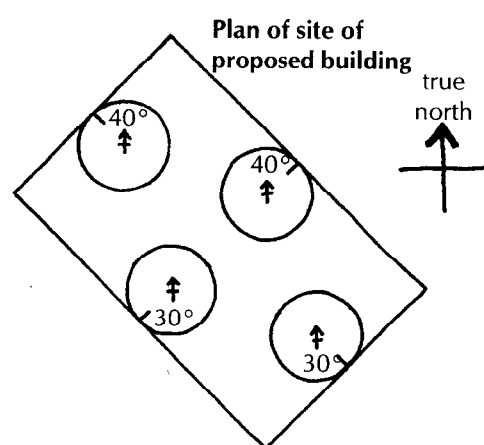


figure 2

Note: The daylight over provisions may have an additional benefit of protecting to some degree the privacy of neighbouring properties, as well as to avoid shading.

AP15.8 calculating allowable height

AP15.8.i To calculate the allowable building height from the angle on the elevation indicator, use the following formula:

Allowable height =

Tan of the angle (refer to Table 15.8.1) x distance from the boundary + 2.5m

E.g. Allowable height 2.2m from boundary, with 35° angle
 = (0.7002 x 2.2m) + 2.5m
 = 4.04m

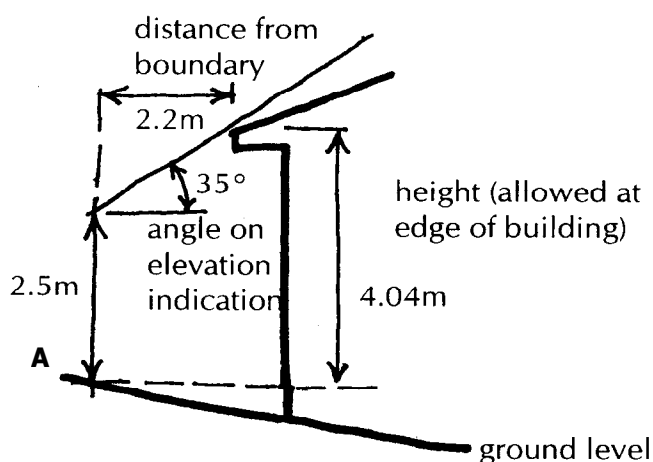


Figure 3. Calculating allowable height

AP15.8.ii This equation only works for flat sites. For sloping sites the difference between the ground level at point A and ground level at the point being measured must be added or subtracted, as shown in Figure 3.

table 15.8.1 tan of the angle

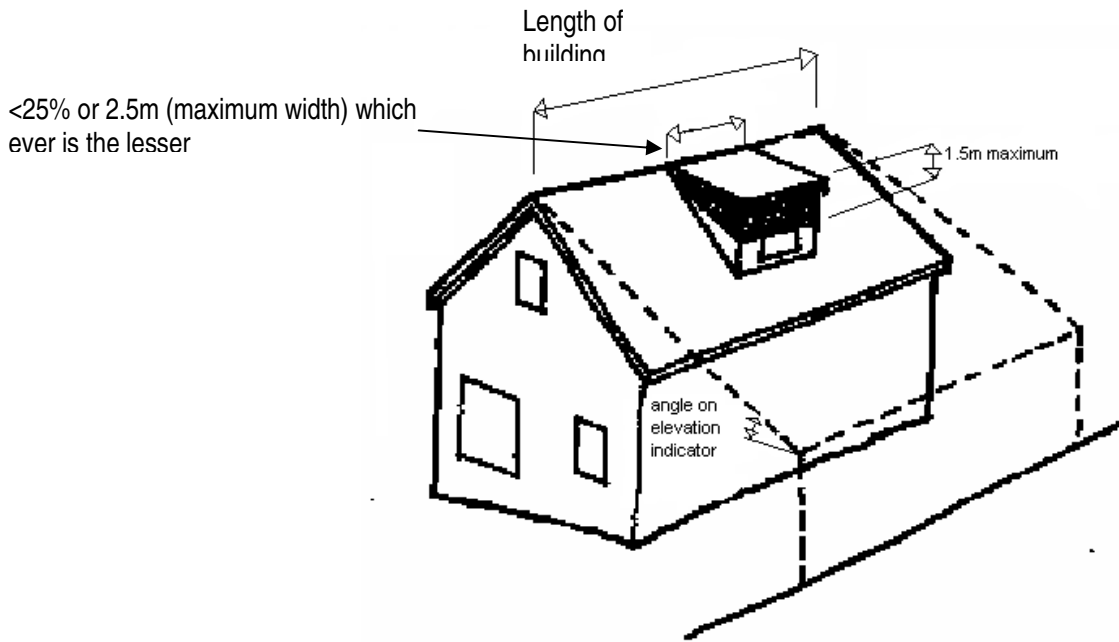
Deg	25	26	27	28	29	30	31	32	33	34	35	36	37	38	39	40	41	42	43	44	45
Tan	4663	4887	5095	5317	5543	5774	6009	6249	6494	6745	7002	7265	7536	7813	8098	8391	8693	9004	9325	9657	1.0

AP15.8.iii Exceptions to the daylight over provisions

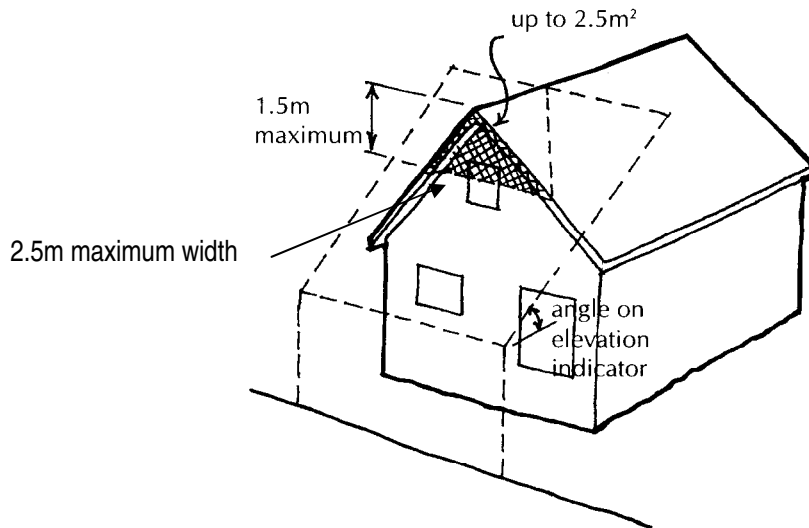
As well as those items mentioned in the definition of buildings in Chapter 2 (such as fences less than 2m high, scaffolding, masts and poles), the following are permitted intrusions into the daylight angle:

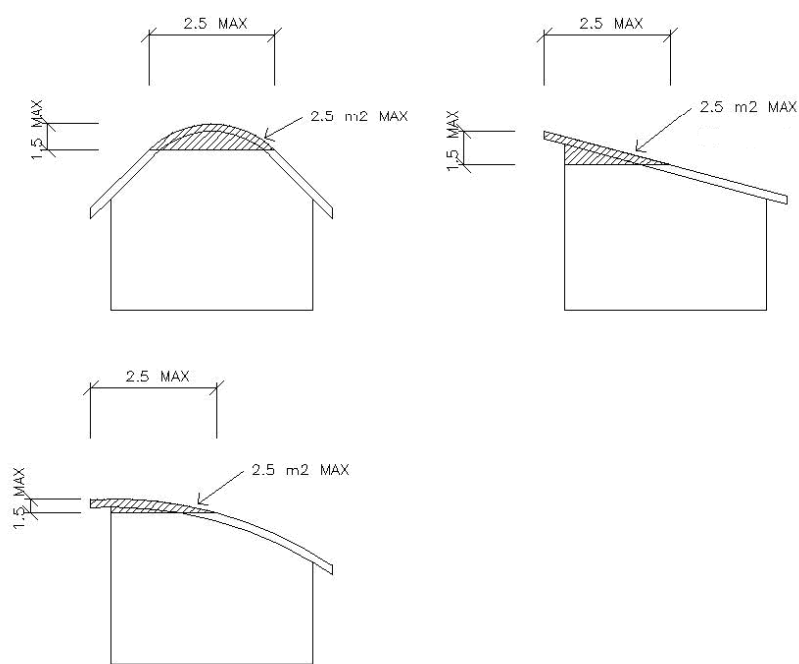
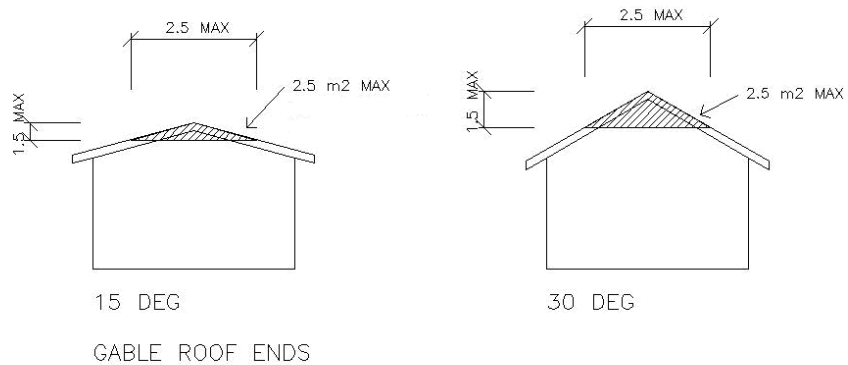
- Solar panels up to a total of 7m² in size may intrude into the daylight plane on the northern site boundary (defined for the purpose of this rule as being in a quadrant of 45 degrees east and west of north).
- Aerials except dish antennas greater than 1m in diameter (refer to aerials rules in each zone).

- c) Dormer windows provided they are not more than 1.5m higher than the height permitted by the elevation indicator, and make up not more than 25% of the length of the building (measured parallel to the boundary) or a maximum length of 2.5m, whichever is the lesser.



- d) Gable and other roof ends where the roof ridge is generally at right angles to the site boundary. The end of the ridge may be up to 1.5m above the indicator height, and the end area when viewed in elevation is allowed to be up to 2.5m^2 in area and up to 2.5m in width. Up to one intrusion is permitted per boundary. The rule provides for gable roof ends, and other alternative roof forms as shown on the diagrams attached (see Chapter 2, Meaning of Words, for definition of 'gable').





ALTERNANT GABLE END ROOF FORMS ALLOWED

For all diagrams - Permitted Intrusions:

- Maximum 1.5m high; and
- Maximum width of 2.5m; and
- Maximum area of 2.5m²

AP15.9 how to use daylight around

AP15.9.i Place a 110° angle 35° from the boundary (as shown in Figure 4). A complying building will fit within the arms of this angle and may be up to or average 7.5m high (see Chapter 2 Meanings of Words for definition of height measurement). Only one angle may be used on any one boundary.

AP15.9.ii 'Ground level', 'height' and 'height measurement' are determined by their definitions in Chapter 2 (Meanings of Words).

Notes: Any portion of a building or accessory building not contained within the arms of the angle must comply with AP15.9.iii.

If daylight around is the method by which compliance with the permitted standard is shown for a site boundary, then the daylight over method cannot be used for that site boundary in any future developments to establish compliance with the permitted standards. If any future development on site cannot be located within the established daylight around angle, or is not an exemption listed under Ap15.9.iii, resource consent will be required.

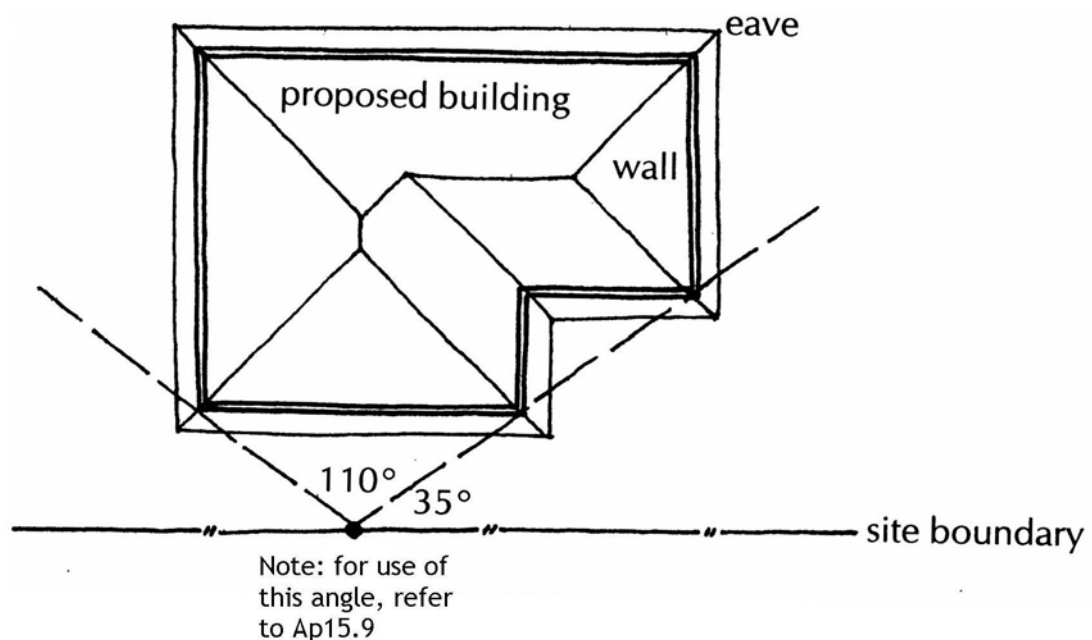


Figure 4: how to use daylight around

AP15.9.iii exceptions to the daylight around provisions

The following are permitted intrusions into the daylight around angle:

- a) Eaves (not more than 600mm), and
- b) Buildings complying with the special height limiting line outside the angle.

Parts of the building or detached outbuildings may be outside the angle but only up to a certain height. To find out how high a building outside the arms may be, use the following steps:

- i) Apply the daylight around angle (Figure 5) as outlined in Ap15.9.i. To find out how high intrusions may be start at 2m above ground level at the boundary immediately adjacent to the point of consideration of the building. The maximum height then increases 0.5m for each 2m distance from the boundary. This is a recession plane of 14° inclined into the site, measured from a point 2m above ground level at all points along the relevant boundary.

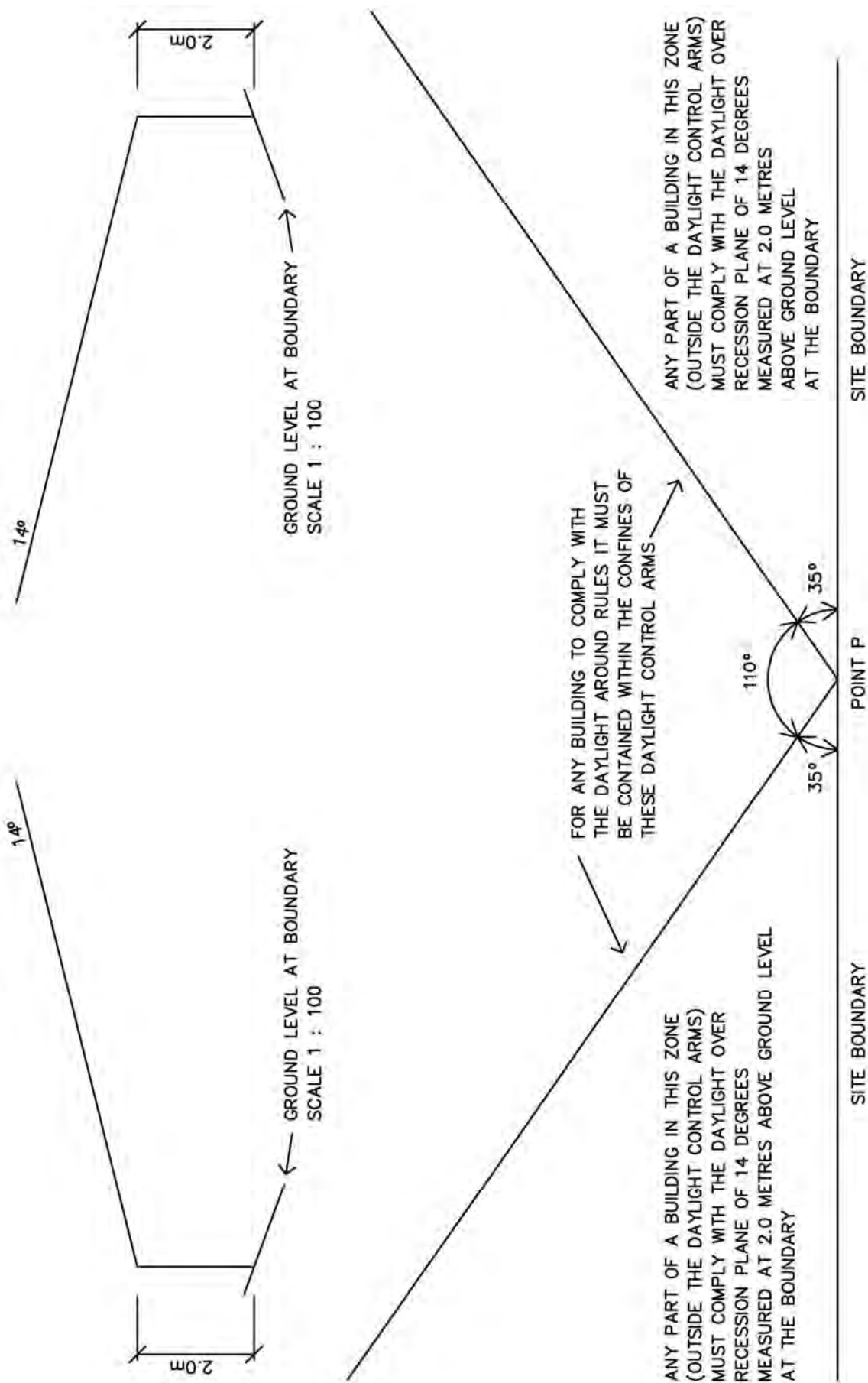


FIGURE 5 DAYLIGHT AROUND DIAGRAM

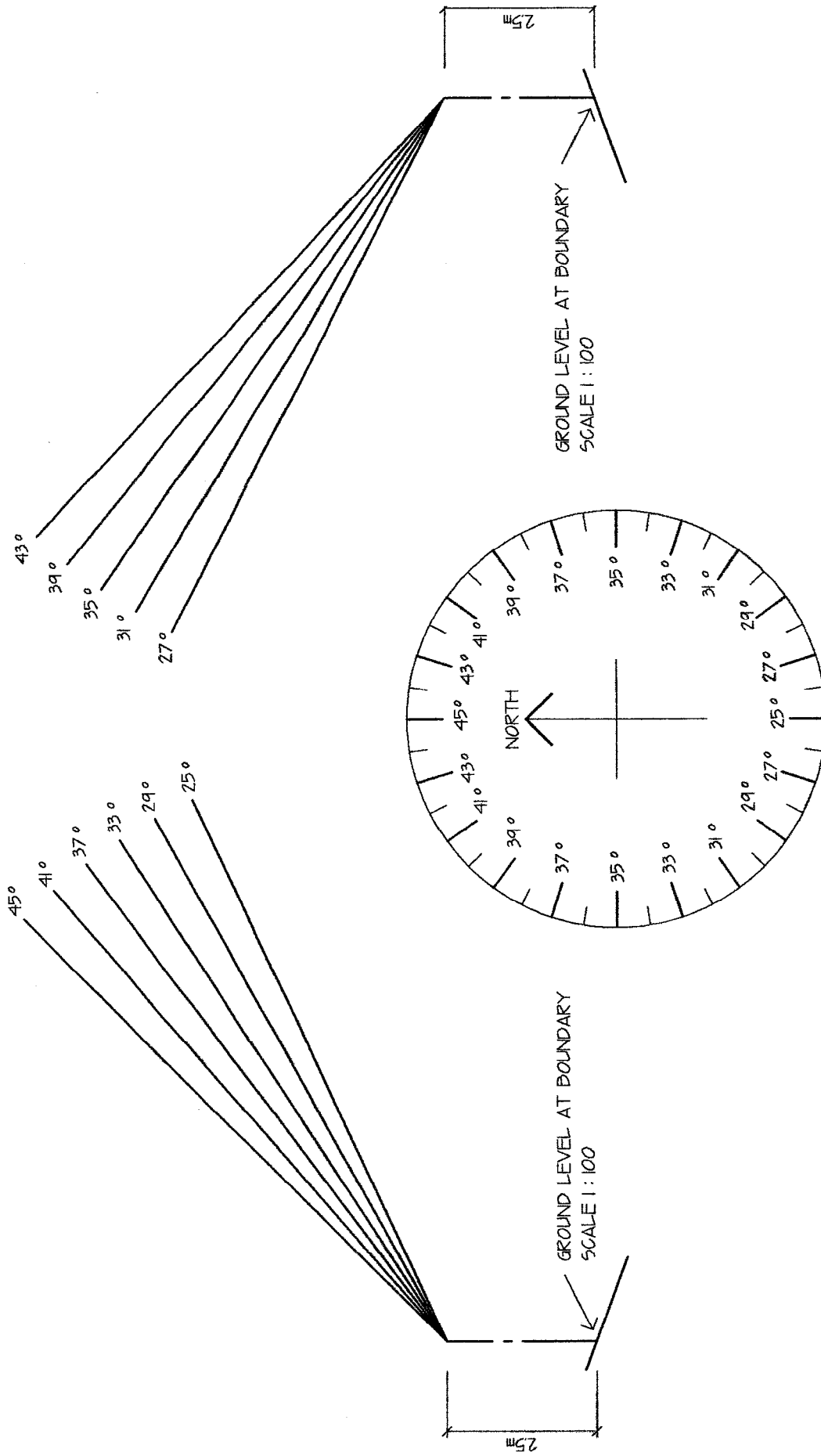


FIGURE 6 DAYLIGHT OVER DIAGRAM

appendix 16

daylight admission (small holding areas – rural zone)

AP16 **overview**

AP16.i This appendix aims to provide a reasonable standard of daylight and sunlight amenity on sites within the Small Holdings Areas.

Ap16.1 **introduction**

AP16.1.i. This recognises that sites within the Areas are smaller than elsewhere within the Rural Zone. Therefore the effect of shading from plantation forests or shelter belts on adjoining sites can be more significant. The effects include shading of neighbouring crops or pasture, and of houses and living areas. The sites that cause the shading can be other sites within the Small Holdings Areas, or rurally zoned sites with a boundary adjoining a site within the Small Holdings Areas.

AP16.1.ii The control consists of a recession plane inclined into the site on which the trees are growing. The control applies only to boundaries on the southern side of a site as described below. This is because it is trees close to such a boundary on the northern side that will more severely limit the amount of sunlight and daylight reaching an adjoining property to the south.

AP16.2 how the controls apply

- a) The recession control applies on any southern boundary (other than a road boundary) of:
- a site within the Small Holdings Areas, or
 - a site within the Rural Zone where the boundary is shared with a site within the Small Holdings Areas,

where a notional line drawn perpendicular and inwards from that boundary falls within 45° either side of true North (see Figures 2 and 3).

Note, however, that a site within the Small Holdings Areas does not have to provide daylight amenity to an adjoining rurally zoned site.

- b) Trees within plantation forests and shelter belts must not penetrate a recession plane originating 2.5m above ground level at a site boundary (other than a road boundary) and inclined into the site and upwards at an angle 45° (see Figure 1).

Figure 1

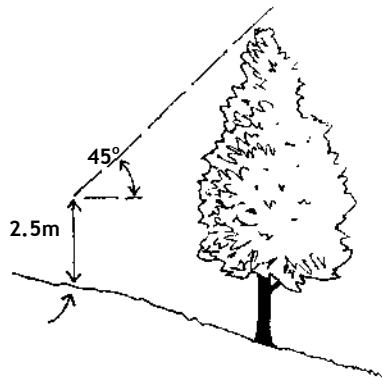


Figure 2

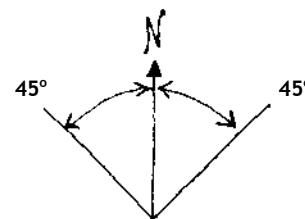
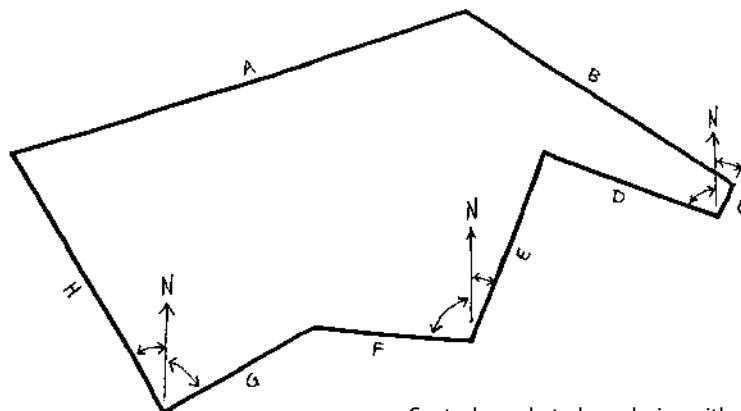


Figure 3



Controls apply to boundaries with an angle of $45^\circ - 90^\circ$ to true north. In this example controls apply to boundaries D, F & G only.

appendix 17

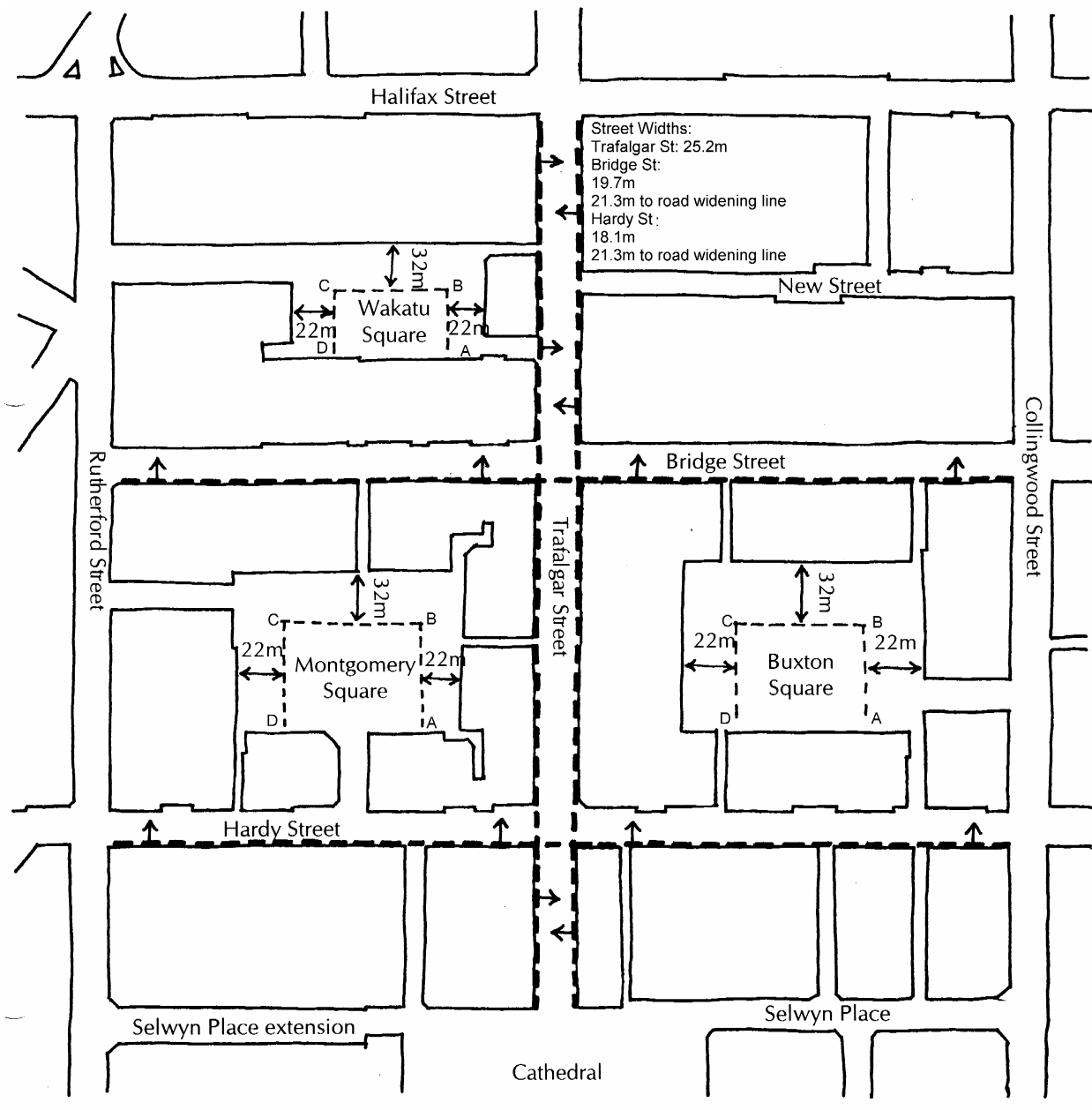
daylight admission

(city centre)

AP17 Location

AP17.i The figure shows:

- a) originating lines and direction of recession plane
- b) extent of permitted shading - Buxton and Montgomery Squares



appendix 18

verandahs

AP18 **Description**

AP18.i Any verandah over the road reserve, public car parking square or other public space, in the Inner City or Suburban Commercial Zone must:

- a) extend along the entire scheduled frontage or frontages where the Planning Maps define a 'scheduled frontage', and
- b) as far as practicable provide continuity of fascias and of weather protection with neighbouring verandahs, and
- c) at the lowest point (excluding verandah posts), be no lower than 2.9m and no higher than 3.4m above the kerb, and
- d) have a maximum fascia height of 0.6m (including any sign), and
- e) project 3.2m from the front of the building, or to a point 0.45m from the face of the kerb (or the proposed new kerb where any land is designated for road widening), whichever dimension is the least, and
- f) be entirely supported from within the site. Verandah posts may be incorporated but these shall be non-load bearing, and shall not be located closer to the kerb line than the front of the verandah.

appendix 19

acoustic

insulation

requirements

AP19.1 Airport Effects Control Overlay

Ap19.1.i The provisions in Tables 1 and 2 are the minimum measures which are an approved method of complying with the acoustic insulation rules applying within the Airport Effects Control Overlay. The rules apply in the Residential Zone, the Industrial Zone, the Suburban Commercial Zone, and are a matter to be taken into account in any development in the Open Space and Recreation Zone and the Conservation Zone.

The tables apply within areas exposed to noise levels of Ldn 60 to 62 (34.6 to 54.8 Pasques), and Ldn 62 (54.8 Pasques) and above in the Airport Effects Control Overlay. The precise location of these areas is shown on the map in this Appendix. The application of these provisions shall be determined in accordance with the location of these lines.

table 1 - acoustic insulation of living areas and bedrooms within inner part of airport effects control overlay (Ldn 62 (54.8 Pasques) and above)

Building Element	Required Construction
Walls	Exterior: 20mm timber plus 12mm ply or particle board or 2 x 6mm fibre cement or 1 x 9mm compressed fibre cement Frame: 100mm with acoustic blanket Interior: 2 x 12.5mm gypsum plasterboard on resilient channel
Windows	Up to 20% of wall area 10mm glazing or 7mm laminated (2 x 3mm with interlayer) Up to 50% of wall area 6/50/6mm double glazing or 7mm hushglass Aluminium framing with compression seals
Pitched Roof	Cladding: 0.5mm profiled steel or tiles or 6mm corrugated fibre cement Frame: Timber truss with acoustic blanket Ceiling: 2 x 12.5mm gypsum plasterboard
Skillion Roof	Cladding: 0.5mm profiled steel or Butynol Sarking: 2 x 12mm particle board or plywood Frame: 100mm gap with acoustic blanket Ceiling: 2 x 12.5mm gypsum plasterboard
External Door	Solid core door of at least 24kg/m ² with airtight seals (or if glazed, otherwise as per window requirements).
Ventilation	The indoor design sound level shall be achieved with windows and doors shut.

Notes:

Acoustic Blanket: 75mm of acoustically absorbent material with minimum density of 580g/m², such as fibreglass, rockwool, polyester or wool. Thermal insulation such R1.2 is also suitable.

Plasterboard: Gypsum plasterboard of minimum density 680kg/m³.

Fibre Cement: Sheets or planks of fibre cement board of minimum density 1,500kg/m³ (compressed sheet minimum 2,000kg/m³).

table 2 - acoustic insulation of living areas and bedrooms within the outer part of the airport effects control overlay (Ldn 60 to 62 (34.6 to 54.8 Pasques))

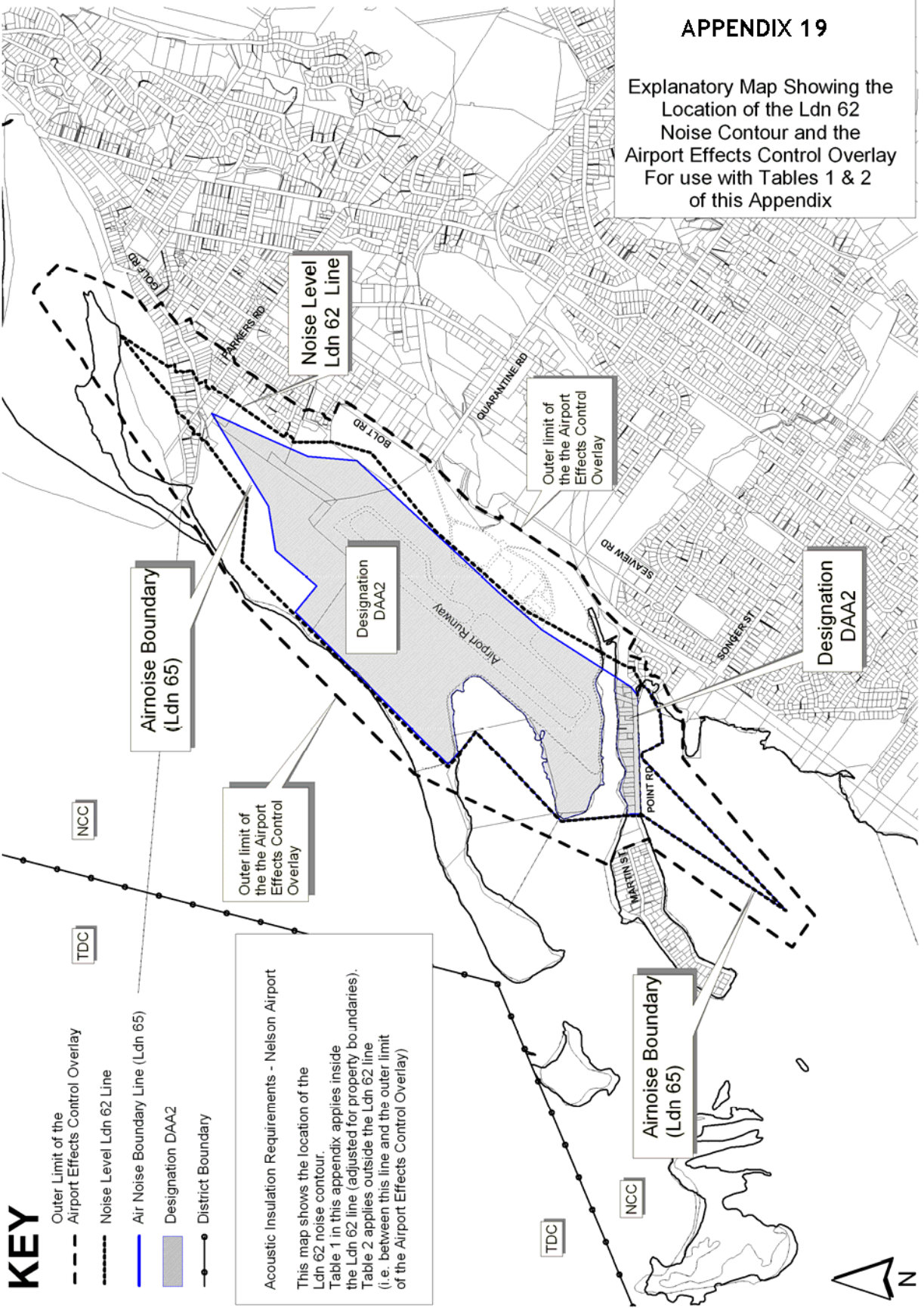
Building Element	Required Construction
Walls	Exterior: 20mm timber or 6mm fibre cement Frame: 100mm with acoustic blanket Interior: 12.5mm gypsum plasterboard
Windows	Up to 40% of wall area: 4mm glazing Up to 60% of wall area: 6mm glazing Aluminium framing with compression seals
Pitched Roof	Cladding: 0.5mm profiled steel or tiles or 6mm corrugated fibre cement Frame: Timber truss with acoustic blanket Ceiling: 12.5mm gypsum plasterboard
Skillion Roof	Cladding: 0.5mm profiled steel or Butynol Sarking: 12mm particle board or plywood Frame: 100mm gap with acoustic blanket Ceiling: 12.5mm gypsum plasterboard
External Door	Solid core door of at least 24kg/m ² although no special seals are necessary (if glazed, otherwise as per window requirements).
Ventilation	The indoor design sound level shall be achieved with windows and doors shut.

Notes:

Houses with brick veneer wall require 9.5mm gypsum plasterboard on the internal walls and ceilings. For windows up to 60% of the wall area, only 4mm glazing is required.

APPENDIX 19

Explanatory Map Showing the Location of the Ldn 62 Noise Contour and the Airport Effects Control Overlay For use with Tables 1 & 2 of this Appendix



AP19.2 Port Effects Control Overlay

AP19.2.i Acoustic insulation requirements for the Port Effects Control Overlay area included in the rules for the respective zones. However, no minimum construction requirements for habitable spaces are specified for the Port Effects Control Overlay. Instead, the rules require certification from an acoustic engineer that the building design will achieve the required design sound level for that zone and certification on completion of the works.

AP19.2.ii In addition, where the indoor design level cannot be achieved with ventilating windows open, the minimum ventilation requirements for habitable spaces require either:

- a) A mechanical system or mechanical ventilation system capable of:
- providing at least 15 air changes of outdoor air per hour in the principal living room of each building and give 5 air changes of outdoor air per hour in the other habitable spaces of each building, in each case with all external doors and windows of the building closed with the exception of such windows in non-habitable spaces that need to be ajar to provide air relief paths;
 - enabling the rate of airflow to be controlled across the range, from the maximum airflow capacity down to 0.5 air changes (plus or minus 0.1) of outdoor air per hour in all habitable spaces;
 - limiting internal air pressure to not more than 30 Pascals above ambient air pressure;
 - being individually switched on and off by the building occupants, in the case of each system; and
 - creating no more than 40 dB $L_{Aeq(15\ min)}$ in the principal living room, no more than 30 dB $L_{Aeq(15\ min)}$ in the other habitable spaces, and no more than 50 dB $L_{Aeq(15\ min)}$ any hallway, in each building. Sound levels from the mechanical system(s) shall be measured at least one meter away from any diffuser.

Note: This is the ventilation option provided for by the Port Noise Mitigation Plan. In the event that qualifying residents opt for the following (more expensive) air conditioning option (option b), those residents shall be required to pay the difference.

or:

- b) Air conditioning plus mechanical outdoor air ventilation capable of:
- providing internal temperatures in habitable spaces not greater than 25 degrees Celsius at 5% ambient design conditions as published by the National Institute of Water & Atmosphere Research (NIWA) (NIWA, Design Temperatures for Air Conditioning (degrees Celsius), Data Period 1991-2000), with all external doors and windows of the habitable spaces closed;
 - providing 0.5 air changes (plus or minus 0.1) of outdoor air per hour in all habitable spaces;
 - each of the air conditioning and mechanical ventilation systems shall be capable of being individually switched on and off by the building occupants; and
 - creating no more than 40 dB $L_{Aeq(15\ min)}$ in the principal living room, no more than 30 dB $L_{Aeq(15\ min)}$ in the other habitable spaces, and no more than 40 dB $L_{Aeq(15\ min)}$ in any hallway, in each building. Sound levels from the mechanical systems(s) shall be measured at least one metre away from any diffuser.
- and:
- c) a mechanical kitchen extractor fan ducted directly to the outside to serve any cooking hob, if such an extractor fan is not already installed and in sound working order.

AP19.2.iii A single Residential Unit may contain a combination of the ventilation options a) and b) set out above to achieve the most practicable and cost effective approach. As an example it may be best for the principal living room to comply with option b) whilst the other habitable spaces may comply with option a).

AP19.3 Inner City Zone

AP19.3.i Acoustic insulation requirements for the Inner City Zone are included in the rule ICr.43A 'Acoustic Insulation of Buildings'. Under this rule a choice can be made between minimum construction requirements or having the acoustic insulation specifically designed for the proposed development. When designing acoustic insulation the rule requires certification from an acoustic engineer that the building design will achieve the required design sound level.

AP19.3.ii This appendix sets out the minimum ventilation requirements for new Bedrooms in the Inner City Zone where the indoor design level cannot be achieved with ventilating windows open. These require either:

- a) A mechanical system or mechanical ventilation system capable of:
- 5 air changes of outdoor air per hour in new bedrooms. In each case with all external doors and windows of the building closed with the exception of such windows in non-habitable spaces that need to be ajar to provide air relief paths;
 - enabling the rate of airflow to be controlled across the range, from the maximum airflow capacity down to 0.5 air changes (plus or minus 0.1) of outdoor air per hour in all new bedrooms;
 - limiting internal air pressure to not more than 30 Pascals above ambient air pressure;
 - being individually switched on and off by the building occupants, in the case of each system; and
 - creating no more than 30 dB $L_{Aeq(15\ min)}$ in new bedrooms. Sound levels from the mechanical system(s) shall be measured at least one metre away from any diffuser.

or:

- a) Air conditioning plus mechanical outdoor air ventilation capable of:
- providing internal temperatures in new bedrooms not greater than 25 degrees Celsius at 5% ambient design conditions as published by the National Institute of Water & Atmosphere Research (NIWA) (NIWA, Design Temperatures for Air Conditioning (degrees Celsius), Data Period 1991-2000), with all external doors and windows of the new bedrooms closed;
 - providing 0.5 air changes (plus or minus 0.1) of outdoor air per hour in all new bedrooms;
 - each of the air conditioning and mechanical ventilation systems shall be capable of being individually switched on and off by the building occupants; and
 - creating no more than 30 dB $L_{Aeq(15\ min)}$ in new bedrooms. Sound levels from the mechanical system(s) shall be measured at least one metre away from any diffuser.

AP19.3.iii Individual rooms in a single Residential Unit may contain a combination of the ventilation options a) and b) set out above to achieve the most practicable and cost effective approach.

AP19.3.iv The minimum measures identified in Table 3 below are one of two ways of demonstrating permitted activity status for acoustic insulation of new Bedrooms in the Inner City Zone. See rule ICr.43A 'Acoustic Insulation of Buildings'.

table 3 - acoustic insulation of new Bedrooms in the Inner City Zone

Building Element	Required Construction
Walls	<p>Exterior: 20mm timber weatherboards or 2 x 6mm fibre cement or 1 x 9mm compressed fibre cement</p> <p>Frame: nominal 100mm with acoustic blanket</p> <p>Interior: 3 x 13mm high density gypsum plasterboard for top floor Bedrooms 2 x 13mm high density gypsum plasterboard for mid-level Bedrooms</p> <p>Or: 190 series concrete blocks (minimum every 4th core filled)</p> <p>Or: 100mm thick pre cast concrete slabs</p> <p>Or: Solid clay brick veneer (minimum 70mm thick) with standard internal framing and plasterboard lining.</p>
Windows	<p>Minimum 17mm thick laminated glass for top floor Bedrooms</p> <p>Minimum 13mm thick laminated glass for mid-level Bedrooms</p> <p>Or: Double glazed unit with 10mm and 6mm panes, separated by a minimum 50mm air gap.</p>
Roof	<p>Top floor only, not needed for mid-level Bedrooms</p> <p>Cladding: 0.5mm profiled steel or tiles or 6mm corrugated fibre cement</p> <p>Frame: Timber truss with acoustic blanket</p> <p>Ceiling: 3 x 13mm high density gypsum plasterboard</p>
External Door	Hinged solid core door of at least 40kg/m ² with airtight seals (or if glazed, as per window requirements). Sliding doors are not suitable.
Internal Door	Internal doors to new bedrooms shall be hinged solid core of at least 16kg/m ²
Ventilation	The indoor design sound level shall be achieved with windows and doors shut. This requires the use of minimum ventilation requirements as set out in Appendix 19.3 Inner City Zone.

Notes:

Acoustic Blanket: 75mm of acoustically absorbent material with minimum area density of 580g/m², such as fibreglass, rockwool, polyester or wool. Thermal insulation such as R1.8 is also suitable.

High Density Plasterboard: Gypsum Plasterboard of minimum density of 960kg/m³.

appendix 20

signs and

outdoor

advertising

AP20 overview

AP20.i This appendix deals with requirements for all signage and outdoor advertising.

AP20.1 definitions

Aerial display

means any display of advertising material on or attached to a balloon, blimp or similar device that is tethered to the ground but otherwise free to move, and includes searchlights and laser light displays.

Freestanding sign

means a sign which is freestanding, self supporting and not attached to, on or within any other building or structure but excludes small portable footpath signs, including sandwich board signs. For the purpose of this definition 'self supporting' means the sign shall not be braced by guy wires or the like.

Moving display

means a display in which any parts of the sign or its message involves movement or apparent movement aimed at drawing attention to the sign.

Skysign

means a sign erected

- a) above the parapet line of a building, or
- b) above the eave line of a building, or
- c) on any part of the roof of a building, or
- d) on any part of the roof of a verandah or on the fascia of a verandah which extends above the parapet line or eave line of the verandah.

Sign

means anything visible from a public place and having the purpose of disseminating a message, providing directions or attracting the attention of passers-by to a site, building, forthcoming event, or available goods and services. It includes the disseminating device, frame, advertising background, support structure, anchorage and associated illumination of any sign. The sign may be manufactured, painted, written, drawn, projected or disseminated, inflated or carved, in an aerial display, free-standing, or projecting from or attached to a building or other structure or object. A sign may include advertising by sound so as to be discernible from a public place.

This definition of sign excludes:

- a) road marking and traffic control and enforcement signs erected on roads by or on behalf of road controlling authorities including signs authorised under any applicable bylaw, the Traffic Regulations 1976, Transit NZ Manual of Traffic Signs and Markings Pt1 - Traffic Signs and Pt2 - Markings, or Transit NZ Specification C2 1991 Temporary Traffic Control, or
- b) temporary signs painted on shop windows that relate to the activity on the premises, or
- c) the use of corporate colours painted on buildings as a means of identifying a premises except where subject to a design guide, or
- d) signs required to be erected under the Resource Management Act and Regulations for the purpose of public notification, or
- e) signs erected by the appropriate authority warning the public of health or safety concerns in the immediate vicinity, or
- f) any text or pictorial display advertising on or attached to any vehicle with a current registration and warrant of fitness, providing that it is not parked for the primary purpose of directing attention to any site, premises, commercial activity or vehicle sale.
- g) any directional sign or information sign or panel erected on roads or public land by or on behalf of the Nelson City Council.

Sign area

in relation to a multiple-sided sign, sign area is the area when viewed from any one direction, providing that the total area of all faces of a sign do not exceed twice that permitted in the following rules.

Sign height

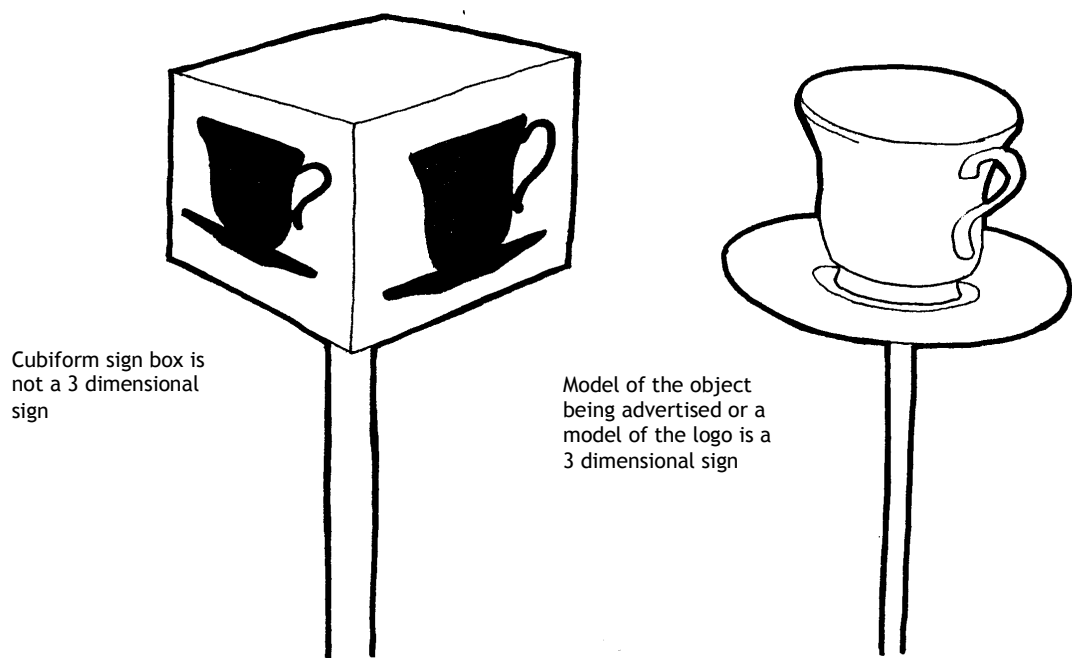
means that measurement from the ground level at any point to the topmost part of the sign immediately above that point.

Three dimensional sign

means a sign having length, breadth and depth, or appearing to have length, breadth and depth by displaying the image as embossed in relief or similar, and includes a model of the logo, or the thing being advertised, as a sign, but does not include a cubiform shaped sign, such as sign box for an internally illuminated sign. See Illustration of this definition in Figure 1 below.

Figure 1: illustration of three dimensional sign definition.

Note: This figure is not to scale and does not illustrate all requirements in the rules.



AP20.2 rules - table of standards

AP20.2.i The table of standards works the same way as every other Rule Table throughout the document, except that long rules and assessment criteria and explanations have been listed below the table and cross references added for ease of use. An explanation can be found at the beginning of each Rule Table in Chapters 7 to 14.

AP20.3 reading the rule table

AP20.3.i Each row of the Rule Table presents rules that regulate or allow one activity, or type of activity, or effect. Read along the row from left to right to determine whether a proposed activity is permitted, controlled, discretionary or non-complying. This progression across the Rule Table is called a “cascade.” (See flow chart below.)

AP20.3.ii If an activity satisfies the conditions stated in the permitted activity column, then it is permitted. If not, look to the next column (controlled). If it satisfies the standards and terms in the controlled column, it is a controlled activity. If not, then look at the next column (discretionary) to see if it fits the standards and terms stated there. If the activity satisfies the standards and terms in the discretionary column it is discretionary. Otherwise it is a non-complying activity.

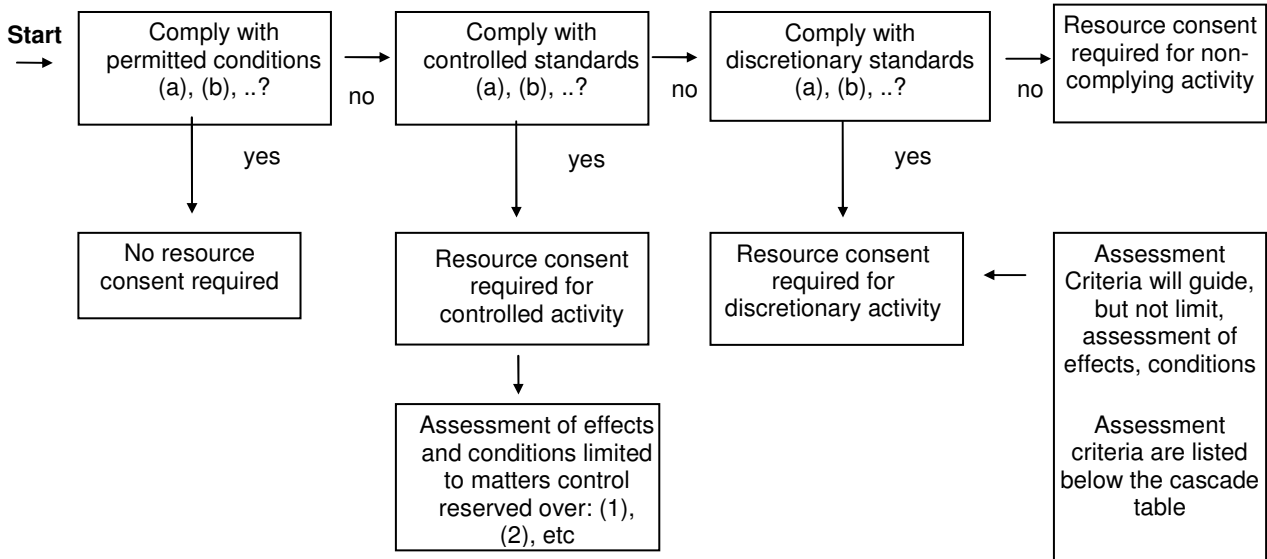
In some instances where a rule is too long for a column or contains illustrations and tables these have been split from the Rule Table and listed below. In these cases cross references to the rule are made in the column and the link shown prominently in the text below the Rule Table.

AP20.3.iii Further explanation of the Rule Table and cascade is contained in Chapter 3 (administration).

AP20.3.iv The following flow chart illustrates the cascade across the Rule Table.

AP20.3.v

The General Assessment Criteria and The General Traffic Assessment Criteria are to be read in addition to any other assessment criteria, whether or not there is a listed cross reference to them.



Contents of rule table: appendix 20

All Zones

AP20r.1	Signs other than those included in the following rules
AP20r.2	General
AP20r.3	Election signs (off site signs)
AP20r.4	Signs on heritage items, or listed trees
AP20r.5	Property sale and development signs
AP20r.6	Signs associated with reserves and community facilities

Rural Zone

AP20r.7	Signs in Rural Zone
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Residential Zone

AP20r.8	Property name signs
AP20r.9	Home occupation signs
AP20r.10	Signs for non residential activities including places of public assembly, community use and places of worship

Inner City, Suburban Commercial, and Industrial Zones

AP20r.11	Free-standing advertising signs within a site
AP20r.12	Free-standing advertising signs for vehicle oriented commercial activities (excluding supermarkets and shopping malls) – see Chapter 2 (Meaning of Words)
AP20r.13	Projecting signs attached to buildings
AP20r.14	Signs attached to the underside of a verandah
AP20r.15	Signs painted on or attached parallel to buildings (including verandah fascia signs)

Coastal Marine Area and Conservation Zone

AP20r.16	Signs in the Coastal Marine Area and Conservation Zone
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Open Space and Recreation Zone

AP20r.17	Free standing traffic directional signs
AP20r.18	Advertising signs

AP20r.1 – AP20r.6 rules applying to all zones

AP20r.1 signs other than those included in the following rules

Item	Permitted	Controlled	Discretionary
AP20r.1 Signs other than those included in the following rules	AP20r.1.1 not applicable	AP20r.1.2 not applicable	AP20r.1.3 Any other sign type, dimension, situation, or sign operating method not otherwise provided for in the following rules of this appendix is a discretionary activity

AP20r.1.4 assessment criteria

AP20r.1.4.i General assessment criteria include but are not limited to:

- a) The degree of compliance with any applicable design guide.
- b) The degree to which the sign is in conformity with the principles and values contained in any overlay shown in respect of the site on the Planning Maps.
- c) The degree to which the sign is visually appropriate to the character and amenity of the existing area or the character and amenity of the area proposed under this Plan.
- d) Any positive effects on the visual vitality or environment of the area.
- e) The number of signs that are necessary to support the activity while maintaining Nelson's 'low sign' environment.
- f) The degree to which the sign is necessary to support the overall pattern of permitted development under this Plan.
- g) The quality of the sign design especially in relation to its maintenance (and therefore its accessibility).
- h) Any cumulative effects in relation to the above.

AP20r.1.4.ii General traffic assessment criteria include but are not limited to:

- a) The degree to which the sign may adversely affect traffic and pedestrian safety and visual amenity, especially in relation to:-
 - i) the type of traffic or pedestrians in the area.
 - ii) the degree to which adequate sight lines are maintained, especially where there are traffic or pedestrian conflicts.
 - iii) distraction of traffic or pedestrians at vehicle control points and traffic conflict points.
 - iv) distraction to users while on the road network.
 - v) the degree to which a sign may be confused with a traffic or pedestrian control or advisory sign (either during the day or nighttime or in adverse conditions).
 - vi) the extent to which any sign may obstruct traffic or pedestrian flow paths.
 - vii) the extent to which adequate overhead clearance is retained for the passage of the usual vehicles or pedestrians in the area.
 - viii) the intensity of activity on the road or pedestrian ways especially in relation to peak flows.
 - ix) the classification of the road in the road hierarchy.
 - x) any special considerations for children or the disabled.
 - xi) the driving environment.
- b) Any effects on aircraft or shipping navigation & safety.

AP20r.1.5 explanation

By their very nature signs depend on their effectiveness at capturing attention. To do this they use bright colours or forms which stand out from the background, and other strong visual signals. Sign types and methods are extremely varied and new developments in this type of advertising are on the increase.

Because under a predominantly effects based plan there is a much wider variety of activities that are possible, it is unlikely that ‘activities list’ based rules, such as these sign rules could cater for all possible activity types. These rules seek to address issues related to the major activities or the character of an area and give certainty wherever possible. However, sign types, dimensions, situations, or sign operating methods other than listed in these rules may still have adverse effects on the environment and these should be judged on those effects and on their merits. This rule is to ensure that this assessment takes place.

AP20r.2 location

Item	Permitted	Controlled	Discretionary
AP20r.2 General All signs are subject to these rules and assessment criteria	AP20r.2.1 Signs must: Comply with the permitted conditions listed below for:- i) Location ii) Design iii) external lighting iv) audible signs	AP20r.2.2 not applicable	AP20r.2.3 a) Activities that contravene a permitted condition are discretionary. b) Non compliance with AP20r.2.1.ii (l) (Design -Signs be maintained to a tidy and legible standard) will not require a resource consent. Condition i) is to be used for enforcement purposes. If condition i) is not complied with enforcement of the condition may be actioned.

AP20r.2.1 permitted conditions

AP20r.2.1.i Location

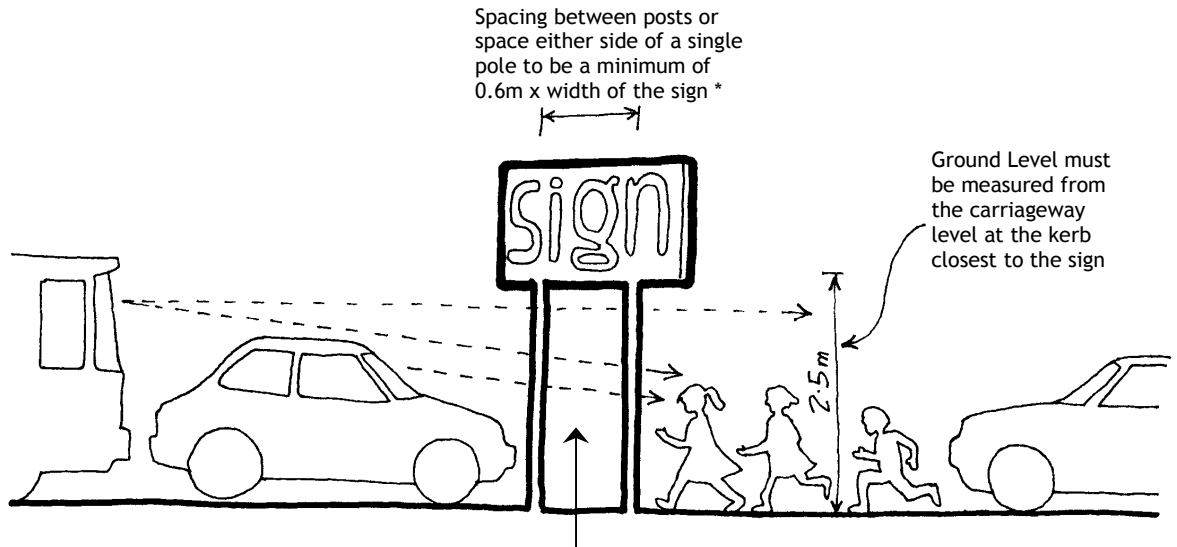
Signs must:

- a) be situated on the property at which the goods or services they advertise are available **except** for election signs (see Rule AP20r.3), signs permitted under AP20r.16.1 and signs under Controlled Activities in AP20r.7.2, and
- b) in the case of a freestanding sign, be located more than 10 m from any road intersection (except where attached to a building). Provided freestanding signs may be located within this area where such signs are clear and unobstructed (except for up to 2 posts necessary to structurally support the sign) up to 2.5m (minimum) in height* and also complies with Figure 2 (see over page), and
- c) except in relation to under verandah signs, where they are within 10m of any property access, be set back 1.5m from the front boundary of the site, or be less than 1m in height, and provided a sign may be located closer than 1.5m from the front boundary of the site if such signs:
 - i) are permitted in these rules to exceed or be placed at a height* greater than 2.5m, and
 - ii) are clear and unobstructed (except for up to 2 posts necessary to structurally support the sign) from 1m up to 2.5m (minimum) in height*, and
 - iii) for a free-standing sign, otherwise comply with Figure 2, and
- d) Not be a skysign (see definition), and

- e) not be erected on or overhanging road reserve or any public place, except in the Inner City, Suburban Commercial, and Industrial Zones, where a minimum clearance, between the bottom of the sign and the ground level or finished floor level, must be 4.4 m in areas used by vehicles, and 2.5m for areas used by pedestrians

Note Height must be measured from the carriageway level at the kerb closest to the sign.

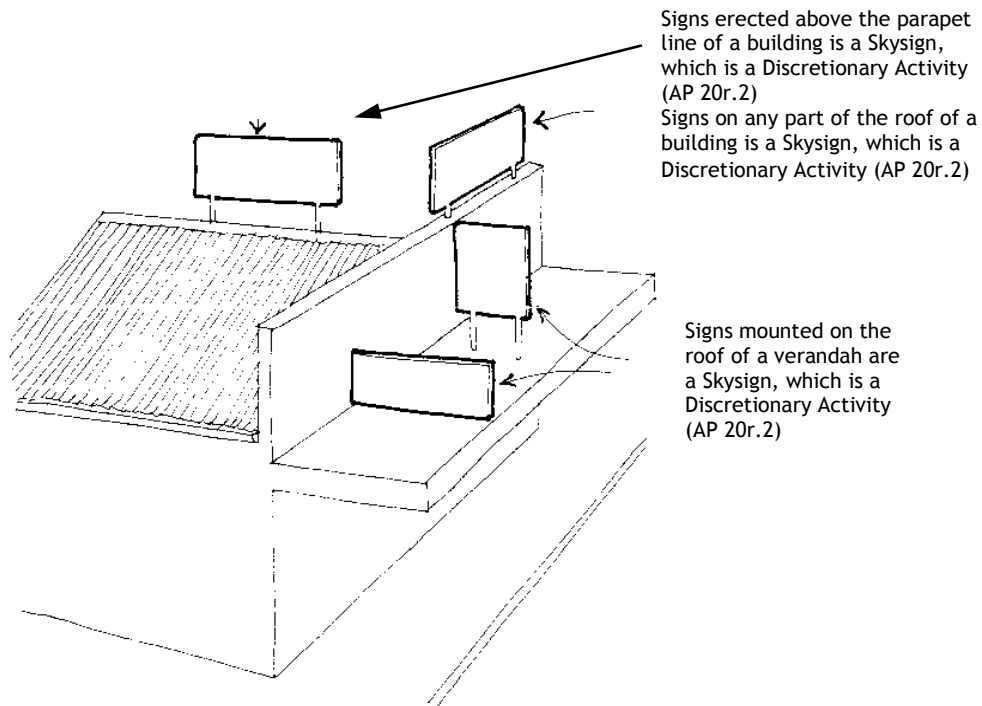
Figure 2 illustration of rule AP20r.1.1.i b) – free standing sign to be located more than 10m from an intersection – conditions for location in this area



To allow visibility under the sign to approaching traffic, pedestrians and other objects, 2.5m above ground level must be kept clear and unobstructed. This allows drivers of vehicles including cars, buses and trucks to see under the sign to approaching traffic and pedestrians

*Refer Figure 7.11, Section 7 Guide Sign Mounting: Transit NZ- Manual of Traffic Signs and Marking-Part I-Traffic Signs-July 1994

Figure 3 illustrative figure of skysigns as defined in AP20.1



AP20r.2.1 permitted conditions continued

AP20r.2.1.ii Design

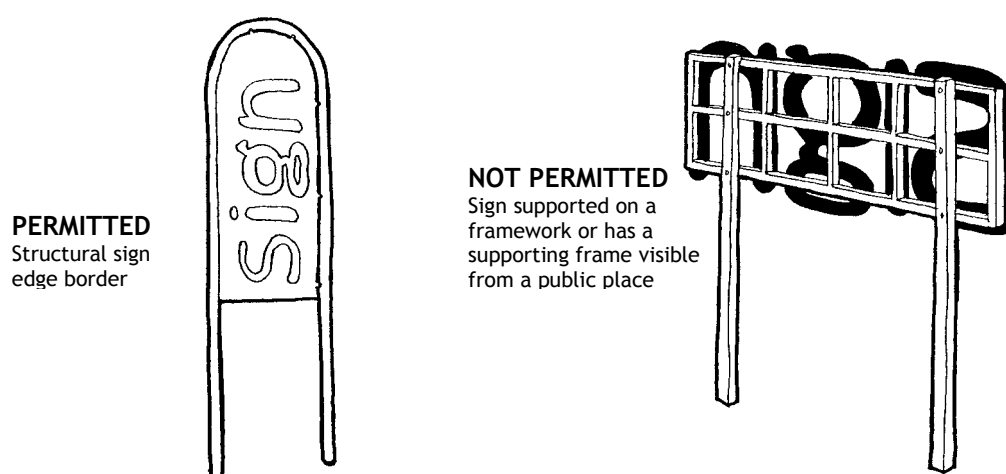
Signs must:

- a) not be 3 dimensional (see definition AP20.1 and Figure 1) or incorporate reflective materials, flashing illumination, aerial or moving display, and
- b) not mimic or conflict with the design, shape and, colour combinations of traffic control signs or signals, and
- c) where any sign, other than an under verandah sign, is within 20m of the nearest edge of a carriageway of a legal road and the sign message will be visible from that road:
 - i) be located to avoid reflecting headlights back into the motorists' vision by being positioned at off angle of 5 degrees from right angle to road frontage (provided this rule will take precedence over any other rule in the Appendix requiring a different sign orientation), and
 - ii) on roads classified in the Road Hierarchy (on Planning Map A2.1 and 2.2) as Principal, Arterial or State Highway (or proposed such roads),
 - a) have a maximum of five words or a combination of six words and symbols, and
 - b) have a letter height shown in Table AP20r.2.1 below, and
 - c) be sited at the distances shown in Table AP20r.2.1 below from regulatory traffic control signs including traffic lights, advance direction signs and guide signs
 - d) at all times be maintained to a tidy and legible standard that does not otherwise detract from the visual amenities of the area, and
 - e) be removed when no longer required, and
 - f) with the exception of its main support structure, not have the framework (See Figure 4) supporting the face of the sign visible when viewed from any road or public place.

Table AP20r.2.1 minimum letter height

Regulatory Speed Limit (km/h)	Main Message Upper case (mm)	Main Message Lowercase or Secondary Message Upper case (mm)	Secondary Message Lower Case (mm)	Minimum Vertical Space between words or symbols (mm)	Spacing between subject sign and any other regulatory traffic control sign (m)
50	150	75	37	110	50
70	200	100	50	150	55
80	250	125	62	185	70
100	300	150	75	225	80

Figure 4: illustration of 'framework' in rule AP20r.2.1.ii k) or f)



AP20r.2.1 permitted conditions continued

AP20r.2.1.iii External Lighting

Signs must:

- a) have any external lighting permanently fixed and directed solely at the sign, so it does not cause a distraction to pedestrians at traffic control points (such as pedestrian crossings), or drivers, or glare on other sites.

See Also: light spill rules: REr.46, ICr.45, SCr.35, INr.41, OSr.38 & CMr.54

AP20r.2.1.iv Audible Signs

Signs must:

- a) be designed to advertise only visually - see definition of 'Sign' at the beginning of this appendix. (Signs that advertise by means of sound are not a permitted activity).

AP20r.2.4 assessment criteria

This includes:

General Assessment Criteria AP20r.1.4.i , and: General Traffic Assessment Criteria AP20r.1.4.ii apply in addition to the assessment criteria below.

AP20r.2.4.i Location (refer AP20r.2.1.i (location))

- a) The degree to which the sign relates to activities in the nearby area.
- b) Any positive effects on traffic or pedestrian safety by directing traffic to the goods or services being advertised or by allowing traffic sufficient time to safely turn into a site.
- c) The extent of wider public benefit that would result from the sign being displayed.
- d) The number of signs already in the area in which the sign is proposed.
- e) The degree to which the location or design of the sign affects visual clutter in the area.
- f) The degree of the sign's visual incongruity in relation to the:
 - i) context of the area (context relates to the form of the sign in relation to its surroundings).
 - ii) The content of the sign in relation to nearby activities (for instance an advertisement for a gaming activity outside a church may be considered incongruous in that area but not in an area devoted to tourism or an highly commercial activity in a residential area).
- g) Any cumulative effects relating to any of the above.

Location of skysigns (refer Ap20r.2.i d)

- a) The extent to which the skysign and its supporting structure will disrupt or dominate the:
 - i) architectural integrity of a building or structure,
 - ii) architectural features of the street façade,
 - iii) foreground or background of the townscape, streetscape, skyline and/ or landscape (at any time: day or night),
 - iv) the existing scale of the area or the scale of the area intended under this Plan.
- b) The degree to which the skysign would seem to unduly enclose the area.
- c) The degree to which the skysign is contained within the silhouette of the building.
- d) The degree to which the skysign will prevent advertising of existing signs.
- e) The degree to which the skysign may prevent potential advertising in complying positions.
- f) The degree to which the skysign will have the same or similar effects to a complying sign.
- g) Any cumulative effects relating to any of the above.

AP20r.2.4.ii Assessment criteria for design - 3 dimensional signs

- a) The degree to which the 3 dimensional sign will have the same or similar effects to a complying sign
- b) The extent to which the 3 dimensional sign and its supporting structure will disrupt or dominate the:
 - i) architectural integrity of a building or structure,
 - ii) architectural features of the street façade,
 - iii) foreground or background of the townscape, streetscape and/ or landscape (at any time: day or night).
- c) Any positive or adverse effects from a 3 dimensional sign not having a background structure.
- d) Any cumulative effects relating to any of the above.

AP20r.2.4.iii Assessment Criteria for External Lighting

- a) The type of light and its effects including its intensity, light spread, colour, flash rate and times of operation.
- b) The effect on traffic safety especially the degree to which the lighting may dazzle drivers or pedestrians.
- c) The effect on aircraft or shipping navigation & safety.
- d) The degree to which the lighting may adversely affect the occupation or enjoyment of, or operations or activities on, any nearby site.
- e) Any cumulative effects relating to any of the above.
- f) Any design features of the light which may mitigate any of the adverse effects (e.g. light shielding).

AP20r.2.4.iv Assessment Criteria for Audible Signs

- a) The nature and type of sign and its effects on the occupation or enjoyment of, or operations or activities on, any nearby site or service network.
- b) The nature and location of nearby activities and the effects they may experience
- c) Whether the sign or sign method will or is likely to detract from the general environmental quality.
- d) Any cumulative effects relating to any of the above. Also see AP20r.1.4 (general assessment criteria and general traffic assessment criteria).

AP20r.2.5 explanation

AP20r.2.5.i Location

AP20r.2.1.i

In order to maintain the City's 'low sign' environment, avoid a proliferation of signs throughout the district and achieve a fair system of allocating space to signs, it is essential that signs only locate on the properties to which they relate. In general only where there is wider public benefit have off site signs been permitted.

Note - Cross reference: See ICr.56 (view shaft overlay).

Exceptions to AP20r.2.1.i a)

Signs must be situated on the property at which the goods or services they advertise are available. Exception is election signs (see AP20r.3) Cross reference in relation to AP20r.2.1.i b) Sign setbacks from intersections: See also REr.29 (corner sites) and ICr.34 (building setback - corner sites).

Note - Cross reference: In relation to AP20r.2.1.i c): Sign Setbacks for accessways: see also REr.30 (buildings and fences near vehicle accesses).

Location of skysigns (refer AP20r.2.1 d)

Skysigns have the potential, because of their position, to significantly alter the form of a building and, cumulatively, an area. Skysigns may have particularly pronounced effects on sensitive views, landscapes and the skyline. Building and sign designers need to take particular care to retain or minimise the effects on such values. Generally skysigns are less intrusive when they fall within the silhouette of a building or structure or extend the inherent form of the structure or its background.

Notes relating to skysign assessment criteria:

Scale - is not only size but the inherent claim to size that the structure makes to the eye.

Enclosure - relates to the effect a sign will have on the human scale of a place. The place should ideally be, or have predominant elements, at human scale. Consequently, if there is an existing sense of enclosure a person should continue to feel comfortable within it. Conversely, if the area is more open, then that openness should be retained. Cumulative effects are particularly important.

Signs for the Department of Conservation - Section 4 Resource Management Act 1991

Section 4 (3) of the Act provides that Section 9 (1) does not apply to any work or activity of the Crown within the boundaries of any area of land held or managed under the Conservation Act 1987 that is consistent with a conservation management strategy, conservation management plan established under the Conservation Act 1987 or other specified act and does not have a significant adverse effect beyond the boundary of the area of the land.

Plan users considering such signs should refer to Section 4(3) of the Act and may also refer to the Department of Conservation, Outdoor Signs Manual (ISBN: 0-478-01512-7)

AP20r.2.5.ii Design

3 dimensional signs may tend to dominate an area more than a sign board due to their depth perception. However, sometimes such signs can have less visual impact on an area where there is no backing board or structure to the lettering or shape.

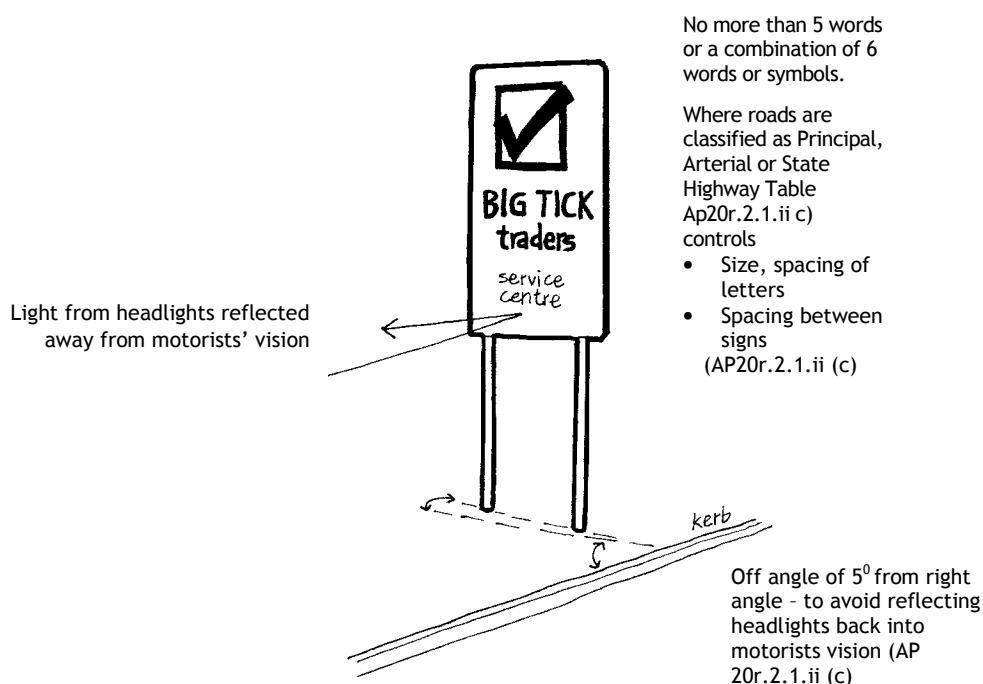
3 dimensional signs which present a similar perception of size as a complying sign board in a similar situation will generally be acceptable.

Signs must at all times be maintained to a tidy and legible standard.

Signs have the potential to cause visual pollution if not maintained to a standard in keeping with the quality and context of an area. Enforcement action may be taken if signs are not maintained to the quality and context of the area, both in their advertisement area or structure, or if they become illegible.

Figure 5: Explanatory Figure: some of the requirements for a sign, other than an under verandah sign, which is within 20m of the nearest edge of a carriageway of a legal road and the sign will be visible from that road (AP20r.2.1.ii c)

Note: This figure is not to scale and does not illustrate all requirements in the rules



AP20r.2.5 explanation

AP20r.2.5.iii External Lighting

This rule is to prevent light spill hazards to road users and pedestrians and to avoid nuisance light spill onto neighbouring properties. Motorcyclists are particularly prone to dazzle due to the acrylic lenses on goggles and crash helmet visors.

In Residential areas light spill can interfere with people's sleep and their enjoyment of their property. Dazzle and light spill can also be a hazard or nuisance for people at their workplaces.

AP20r.2.5.iv Audible Signs

There is a growing trend for public outdoor advertising by other than visual means. For example broadcasting recorded messages from commercial premises.

This rule aims to acknowledge this trend while avoiding any potential to create individual or cumulative nuisance effects or jeopardise the safety of essential networks.

Each case needs to be considered on its merits as a discretionary activity.

AP20r.3 election signs

Item	Permitted	Controlled	Discretionary
AP20r.3 Election signs (off site signs)	AP20r.3.1 Signs for electioneering purposes in all zones, are permitted subject to compliance with Ap20r.3.1 (permitted conditions).	AP20r.3.2 not applicable	AP20r.3.3 Activities that contravene a permitted condition are discretionary.

AP20r.3.1 permitted conditions

- a) maximum number: a total of 10 signs throughout the District (all zones) per candidate, and
- b) maximum area: 0.75m² per sign, and
- c) maximum height: 2m, and
- d) letter size:
 - i) on legal roads shown in the Road Hierarchy as a local road, sub - collector or collector road the minimum vertical height of lettering must be 150mm, with a 100mm vertical gap between lines, or
 - ii) on legal roads shown in the Road Hierarchy as a Principal, Arterial or SH6, the minimum vertical height of lettering must be 200mm, with a 100mm vertical gap between lines (where a legal road does not appear on the Road Hierarchy it shall be deemed to be a local road), and
- e) duration - such signs may be erected no more than 2 months before the election, and removed prior to the day of the election being held, and
- f) where electioneering signs are to be positioned along the State Highway, written consent must first be obtained from the NZ Transport Agency or, within the 50km/hr zone, Nelson City Council. (This consent must be lodged with the Divisional Manager of Planning & Consents prior to signs being erected.) and
- g) except as provided for in f) above, no sign may be placed on or over the legal road reserve, and
- h) no sign may be erected or dismantled between the hours of 7pm and 7am.

AP20r.3.4 assessment criteria

- a) The degree to which the sign/s will obscure other nearby election signs and other signs.

Also see general assessment criteria (AP20r.1.4.i) and general traffic assessment criteria (AP20r.1.4.ii).

AP20r.3.5 explanation

Note - The content and removal of electioneering signs may otherwise be dictated by legislation.

Any detracting from amenities caused by election signs is limited and temporary, and is outweighed by the community interest in receiving information about candidates or parties for elections.

Consent to erect signs under this Plan does not override the rights of the owner of land or the controlling authority of a road on which signs are erected, to allow their placement or order their removal.

AP20r.4 signs on heritage items

Item	Permitted	Controlled	Discretionary
AP20r.4 Signs on heritage items, or listed trees	<p>AP20r.4.1 Signs on Group A or B heritage items listed in Appendix 1, or Heritage or Landscape Trees listed in Appendix 2, are not permitted except for:</p> <ul style="list-style-type: none">a) plaques or signs not exceeding 0.2 m² which identify the item, orb) signs on Group A or B Heritage Buildings listed in Appendix 1 are permitted if:<ul style="list-style-type: none">i) the sign complies with the rules set out in this Appendix, andii) the sign is not above verandah level, or where there is no verandah, is not above 4 m from ground level, andiii) the sign does not obscure any window, or architectural or decorative feature on the building.	<p>AP20r.4.2 Signs on Group A or B Heritage Buildings listed in Appendix 1 which contravene either permitted condition (b) i or ii are controlled, if:</p> <ul style="list-style-type: none">a) the sign does not obscure any window, or architectural or decorative feature on the building. <p>Control reserved over:</p> <ul style="list-style-type: none">i) the size and location of the sign.ii) the design and appearance of the sign.	<p>AP20r.4.3 Signs that contravene a permitted condition or controlled standard or term are discretionary.</p>

AP20r.4.4 assessment criteria

- a) Whether the sign will detract from or add to the heritage item and its surrounds.
- b) The purpose of the sign.
- c) The level of compliance with any guidelines in heritage precincts.

AP20r.4.5 explanation

Small signs, which identify the item, are permitted on Heritage and Landscape Trees, and on Heritage Places and Objects.

Signs on Heritage Buildings are controlled when they are above verandah height only, as below verandah level heritage buildings are often quite modified especially when they are used for commercial purposes. Signs above verandah level can be more intrusive, and can detract from, or obscure, heritage features.

Signs on verandah fascias can also detract from heritage values, but these have not been regulated. However, care in the size and design and appearance of such signs is encouraged, so that they fit with the heritage values of the building.

AP20r.5 property sale and development signs

Item	Permitted	Controlled	Discretionary
AP20r.5 Property sale and development signs	AP20r.5.1 Property sale signs Signs must comply with the provisions listed in AP20r.5 (property sale signs) subject to the provisions listed in AP20r.5.1 (permitted conditions). Site redevelopment Signs must comply with the provisions listed in AP20r.5.1.ii (permitted conditions).	AP20r.5.2 not applicable	AP20r.5.3 Activities that contravene a permitted condition are discretionary and any other property, development or temporary sign not otherwise provided for in the rules of this Appendix is a discretionary activity.

AP20r.5.1 permitted conditions

AP20r.5.1.i Property sale signs

- a) not exceed 2m in height, and
- b) in zones **other than** Inner City-Fringe, Inner City-Centre, Suburban Commercial or Industrial, not exceed 1m², and
- c) in zones Inner City-Fringe, Inner City-Centre, Suburban Commercial or Industrial not exceed 3m² and have a maximum dimension of 1.2m by 2.5m, and
- d) be displayed only while the property is on the market, and must be removed as soon as the sale is completed, and
- e) be erected within the site advertised on the sign.

AP20r.5.1.ii Site redevelopment

- a) not exceed 2m in height, and
- b) not exceed 2m², and
- c) be erected no sooner than 2 months prior to construction works commencing, and be removed within 5 days of construction being completed, and
- d) be erected within the site advertised on the sign.

AP20r.5.4 assessment criteria

- a) The relationship of the sign to the site.
- b) The size of the sign and information to be displayed.
- c) The length of time the sign will be on the site.
- d) The purpose of the sign.
- e) The impact of signage on the streetscape and general amenity of the area.
- f) The effects on traffic safety.

AP20r.5.5 explanation

Signs on the road reserve must not compromise vehicle safety and driver visibility.

AP20r.6 signs associated with reserves and community facilities

Item	Permitted	Controlled	Discretionary
AP20r.6 Signs associated with reserves and community facilities	AP20r.6.1 Signs must: a) not exceed 2 m in height, and b) not exceed 1.5 m ² , and c) be limited to one sign per road frontage.	AP20r.6.2 not applicable	AP20r.6.3 Activities that contravene a permitted condition are discretionary.

AP20r.6.4 assessment criteria

- a) Sign standards in the adjacent zone.
- b) The impact on the streetscape of the area.
- c) The effects on traffic safety.
- d) The need for additional or oversized signs.

AP20r.6.5 explanation

Some signage may be required on public and community facilities, particularly to advertise the availability/locality of any particular facility, venue, or sporting complex or code. Excessive signage may however detract from the surrounding area or the facility itself.

AP20r.7 – AP20r.18 rules applying only within the relevant zone

AP20r.7 rule applying to the rural zone

AP20r.7 signs in rural zones

Item	Permitted	Controlled	Discretionary
AP20r.7 Signs in the Rural Zone	AP20r.7.1 Signs must comply with AP20r.7.1 (permitted conditions).	AP20r.7.2 More than one sign per property is a controlled activity if they comply with AP20r.7.2 (controlled standards and terms). Signs associated with an approved activity under a Department of Conservation: Conservation Management Strategy or Conservation Management Plan are a controlled activity if they comply with AP20r.7.2 (controlled standards and terms). Control is reserved over: <ol style="list-style-type: none"> the number of signs on the property, for signs on legal road, the number of signs that are visible in the locality, the design of the sign, the location on the site, the clarity and visibility of the sign for approaching traffic and the safety of the road network. The size of the sign in relation to rural character and amenity. 	AP20r.7.3 A Freestanding sign associated with a Vehicle Oriented Commercial Activity (excluding a supermarket or shopping mall) permitted under rule RUr.20.1 b),c),d) e) is a restricted discretionary activity if there is no more than one sign per property and complies with AP20r.7.3 (discretionary standards). Discretion is restricted to: <ol style="list-style-type: none"> the design of the sign, the location on the site, the clarity and visibility of the sign for approaching traffic and the safety of the road network, the size of the sign in relation to rural character and amenity Activities that contravene a <ol style="list-style-type: none"> permitted condition, or controlled standard or term, or restricted discretionary standard or term, are discretionary activities.

AP20r.7.1 permitted conditions

One sign per property which must:

- display no more than a total of 6 words and symbols, and
- be located no closer than 70m from any other sign, and
- be a minimum of 3m back from the road boundary, and
- not be a sign associated with any Vehicle Oriented Commercial Activity permitted under rules RUr.20.1 b),c) d) or e) of greater area than permitted in f), g) or h) below, and
- not be in or within 200m of a Landscape Overlay, and

- f) signs within 50m of any formed legal road with a regulatory speed limit of 50km/hr or less or signs greater than 50m from any formed legal road must:
 - i) not exceed 2m in height, and
 - ii) not exceed 1m² plus a detachable “open/closed” panel of not more than 0.2m², and
- g) signs within 50m of any formed legal road with a regulatory speed limit of over 50km/hr and up to 80km/hr, must:
 - i) not exceed a height of 2m, and
 - ii) not exceed 2m² plus a detachable “open/closed” panel of not more than 0.2m², and
 - iii) have a minimum lettering height for the main message of 250mm and 125mm for a secondary message. and
- h) signs within 50m of any formed legal road with a regulatory speed limit of over 80km/hr, must:
 - i) not exceed a height of 2.5m, and
 - ii) not exceed 3m², and
 - iii) have a minimum lettering height for the main message of 250mm and 160mm for a secondary message
- i) the minimum height of lettering in rules f), g) and h), above, shall take precedence over the equivalent rule & vertical space between words or symbols rule, shown in Table 20r.12 of this Appendix.

AP20r.7.2 controlled standards and terms

AP20r.7.2.i More than one sign per property is a controlled activity if:

- a) the sign is for the purpose of advising the public of safety conditions, hazards, or public amenity areas, and
- b) the sign does not advertise goods, services, trade names or marks, and
- c) otherwise meets the permitted conditions of AP20r.7.1

AP20r.7.2.ii Signs associated with an approved activity under a Department of Conservation, Conservation Management Strategy or Conservation Management Plan are a controlled activity if

- a) such signs located on the legal road have the prior written approval of the road controlling authority, and
- b) such signs located on the legal road are ‘information signs’ as defined in the Department of Conservation Outdoor Sign Manual: Edition number 1, September 1994 (ISBN:0-478-01512-7), and
- c) such signs are not located in or within 200m of a Landscape Overlay, and
- d) such signs are otherwise in accordance with the Department of Conservation Outdoor Sign Manual: Edition number 1, September 1994 (ISBN:0-478-01512-7)

AP20r.7.3 discretionary standards

- a) not be in or within 200m of a Landscape Overlay, and
- b) not exceed 7.5m in height, and
- c) not exceed 7m², and
- d) the sign is located completely within the site to which that sign relates, and
- e) be on a property which does not adjoin a Residential Zone, and
- f) be located no closer than 70m from any other advertising sign on an adjoining site, and
- g) any sign adjoining the state highway has the prior written consent of the state highway road controlling authority.

AP20r.7.4 assessment criteria

- a) The location of the sign with respect to the carriageway of the road.
- b) The scale, content and purpose of the sign.
- c) Effects on the appearance of the area, and any potential impacts on traffic safety.
- d) Other signage on site, cumulative effects, and any opportunity to co-locate signs.
- e) The readability of the sign to passing traffic.
- f) The location of the sign in relation to pull-off areas and deceleration lanes on busy roads.
- g) The impact of signage on traffic flows, particularly close to intersections.
- h) The distance to the site of the activity being promoted (the need for repeat signs for distant signs should generally be avoided).
- i) Whether any signs exist at present on the site or intersection, and the cumulative effect of those signs on the visual environment.
- j) The height and display area of the sign, and the information to be presented on the sign, and its readability to passing traffic.
- k) Necessity of the sign for achieving AP20r.7.2 a) above (advising the public of safety conditions, hazards, or public amenity areas).

Landscape Overlay:

- l) The extent of compliance with the guidelines in Appendix 7 (guide for subdivision and structures in the landscape overlay) relating to structures
- m) The impact of the sign on the view and landscape as described in Appendix 9 (landscape components and views)
- n) Mitigation measures proposed to minimise impacts on the area within the Landscape Overlay

AP20r.7.5 explanation

The limitation on distance between signs on adjacent properties is to avoid excessive distraction and cumulative effects of a proliferation of signs in the vicinity.

The size provided for acknowledges that traffic is often travelling at speed in rural areas and larger signs may be required to transmit information quickly without undue distraction.

This rule provides for signs to direct visitors to tourist or public facilities and sites located away from but within reasonable proximity to main thoroughfares.

Limitation on the number and size of such signs seeks to avoid a proliferation of directional signs and to ensure that those that are erected do not function purely as advertising. Commercial operators in such locations will otherwise be encouraged to advertise through alternative means such as public information kiosks, newspapers or electronic media.

The controlled activity rules recognise that there is a need for public information signs such as warnings for fire danger and the location of picnic and rest areas.

Signs for the Department of Conservation - Section 4 Resource Management Act 1991

Section 4 (3) of the Act provides that Section 9(1) does not apply to any work or activity of the Crown within the boundaries of any area of land held or managed under the Conservation Act 1987 that is consistent with a conservation management strategy, conservation management plan established under the Conservation Act 1987 or other specified act and does not have a significant adverse effect beyond the boundary of the area of the land.

Plan users considering such signs should refer to Section 4(3) of the Act and may also refer to the Department of Conservation, Outdoor Signs Manual (ISBN: 0-478-01512-7)

AP20r.8 – APr.20r.10 rules applying to the residential zone

AP20r.8 property name signs

Item	Permitted	Controlled	Discretionary
AP20r.8 Property name signs	AP20r.8.1 One sign per property which must: a) not exceed 2m in height, and b) not exceed 0.25m ² .	AP20r.8.2 not applicable	AP20r.8.3 Activities that contravene a permitted condition but which do not exceed 1m ² in area are discretionary.

AP20r.8.4 assessment criteria

- The location of the sign with respect to the carriageway of the road.
- The scale, content and purpose of the sign.
- Effects on the appearance of the area, and any potential impacts on traffic safety.
- Other signage on site, cumulative effects, and any opportunity to co-locate signs.

AP20r.8.5 explanation

Property name signs can be helpful to identify a particular site or premises. Such signs only need to be large enough to indicate the location, and are not intended to be used as advertising.

APr.20.9 home occupation signs

Item	Permitted	Controlled	Discretionary
AP20r.9 Home occupation signs	AP20r.9.1 One sign per property which must: not exceed 2m in height, and not exceed 0.5m ² .	AP20r.9.2 not applicable	AP20r.9.3 Activities that contravene a permitted condition but which do not exceed 1m ² in area are discretionary.

AP20r.9.4 assessment criteria

- The location of the sign with respect to the carriageway of the road.
- The scale, content and purpose of the sign.
- Effects on the appearance of the area, and any potential impacts on traffic safety.
- Other signage on site, cumulative effects, and any opportunity to co-locate signs.

AP20r.9.5 explanation

Home Occupation signs can be helpful to identify a particular site, business activity or premises. Such signs only need to be large enough to indicate the location, and balance the need to advertise the business location with the need to maintain the residential character and amenity in the residential area.

Ap20r.10 signs for non-residential activities

Item	Permitted	Controlled	Discretionary
AP20r.10 Signs for Non Residential Activities (including places of public assembly, community use and places of worship)	AP20r.10.1 One sign per property which must: a) not exceed 2m in height, and b) not exceed 1m ² .	AP20r.10.2 not applicable	AP20r.10.3 Activities that contravene a permitted condition are discretionary

AP20r.10.4 assessment criteria

The degree to which the sign is consistent with the relevant assessment criteria of REr20.4 (non residential activities).

Also see general assessment criteria (AP20r.1.4.i) and general traffic assessment criteria (AP20r.1.4.ii).

AP20r.10.5 explanation

Signs have the potential to significantly affect the form and character of an area. As such applications for signs for non residential activities should, where practicable, be assessed at the same time and on the same basis as the activities themselves.

Figure 6: Explanatory Figure: some of the requirements of signs in the Residential Zone

Note: This figure is not to scale and does not illustrate all requirements in the rules.

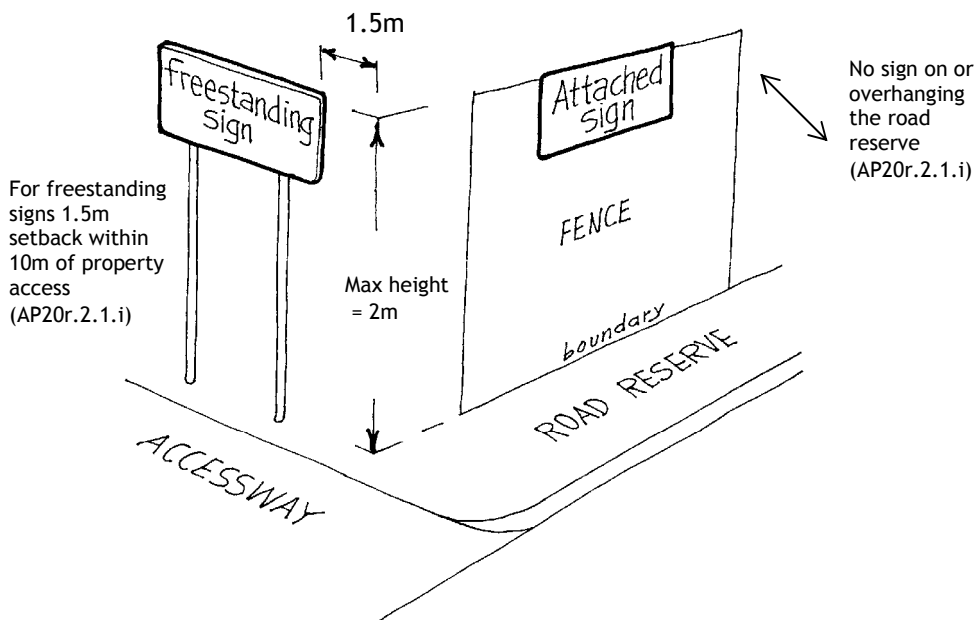


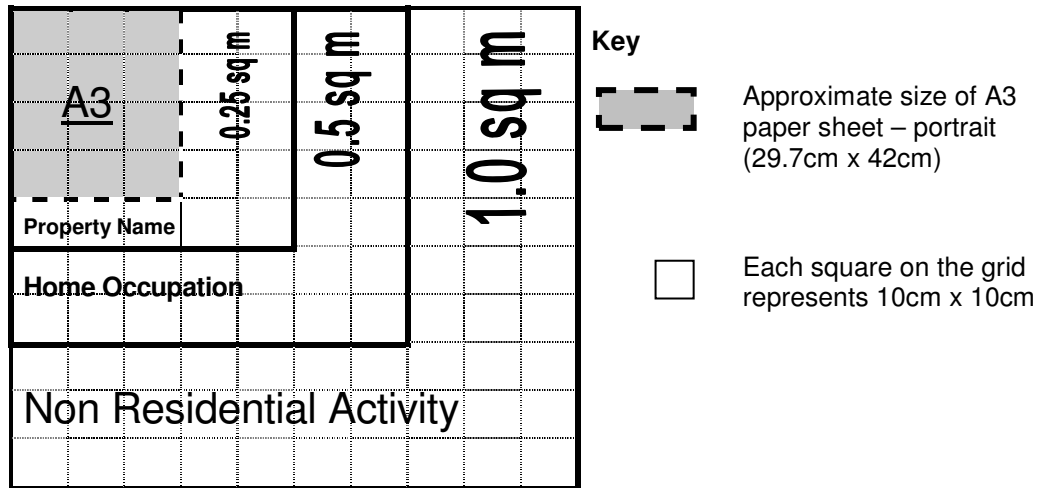
Figure 7: Residential Zone – Sign Area Comparisons

Note: This figure is not to scale and does not illustrate all requirements in the rules. This figure is intended as an aid to plan users to gauge the permitted size of signs in the Residential Zone.

Comparative Permitted Condition Sign Areas and Rule References

- Permitted area of property name sign (0.25m²) - AP20r.8.1
- Permitted area of home occupation signs (0.5m²) - AP20r.9.1
- Permitted area of non residential activities signs (1m²) - AP20r.10.1

Note: Different dimensions than those shown below are permitted under the rules.



AP20r.11 – Apr.20r.15 rules applying to the inner city, suburban commercial and industrial zones

AP20r.11 free standing advertising signs within a site

Item	Permitted	Controlled	Discretionary
AP20r.11 Free-standing advertising signs within a site	AP20r.11.1 Free standing signs are permitted if they comply with AP20r.11.1.i (permitted conditions).	AP20r.11.2 not applicable	AP20r.11.3 Activities that contravene a permitted condition are discretionary if: a) signs do not exceed 8m ² . Signs greater than 8 m ² are non-complying.

AP20r.11.1 permitted conditions

- a) there is not more than one sign per road frontage (including freestanding vehicle oriented commercial activity signs - see AP20r.12), and
- b) the sign does not exceed 6m in height, and
- c) the sign does not exceed 4.5m², and
- d) the sign is located completely within the site that the sign relates to, and

Where freestanding signs are for the purpose of directing traffic within a site they must:

- e) not exceed 1m in height, and
- f) not exceed more than 0.5m², and
- g) be limited to directional arrows and “entry” or “exit” or equivalent terminology, and
- h) be placed completely within the site.

Note AP20r.11.2 and AP20r.11.3 are found within the rule table AP20r.11

AP20r.11.4 assessment criteria

- a) The location of the sign with respect to the carriageway of the road.
- b) The scale, content and purpose of the sign.
- c) Effects on the appearance of the area, and any potential impacts on traffic safety.
- d) Other signage on site, cumulative effects, and any opportunity to co-locate signs.
- e) Traffic safety benefits of having larger, taller or additional signage.
- f) Amenity effects on the surrounding area.

AP20r.11.5 explanation

Within these zones the Council accepts the need for locational advertising signs. It is important however that these signs be kept within limits to avoid unnecessary impacts on the appearance of the street.

The need for signage to direct vehicles to car parks or in a particular direction is accepted. These signs should generally be no larger than they need to be, and care needs to be taken with the surrounding environment to ensure that too much or confusing advertising does not eventuate, which is a distraction to passing traffic.

Figure 8: Freestanding Signs Rules in Inner City, Suburban Commercial and Industrial Zones

Note: This figure is not to scale and does not illustrate all requirements in the rules. For rules for Freestanding Signs for Vehicle Oriented Commercial Activities see AP20r.12

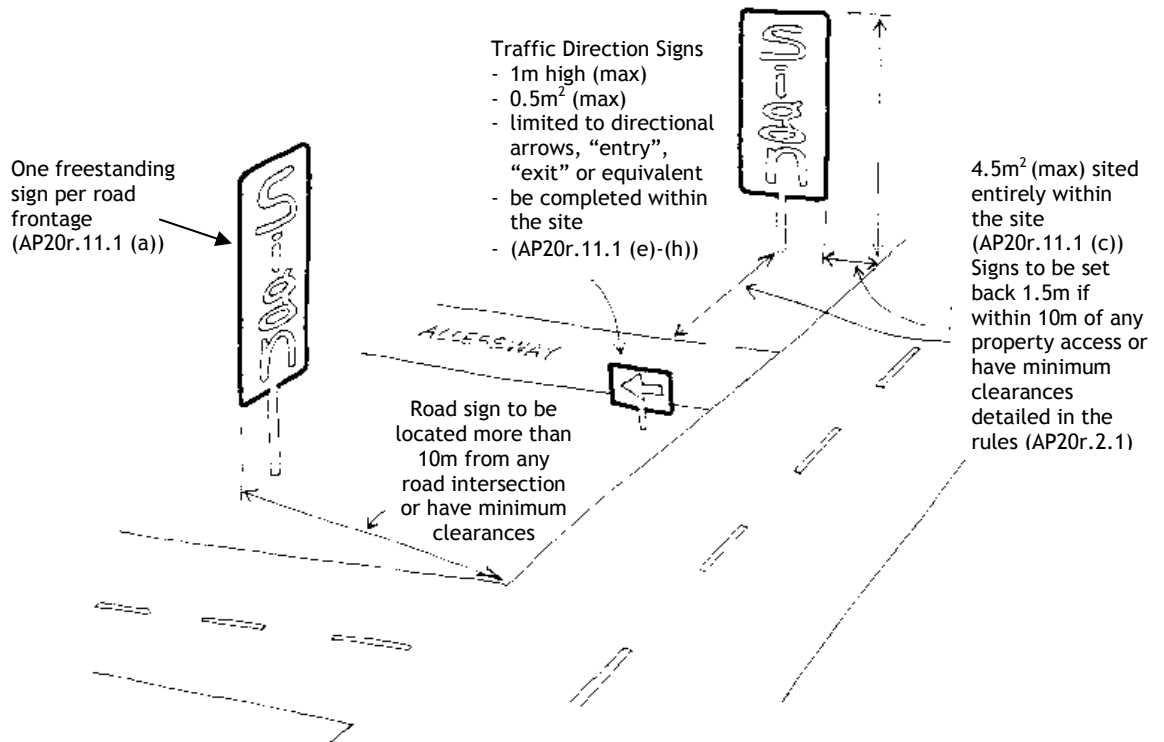


Table AP20r.12	Permitted	Controlled	Discretionary
AP20r.12 Free-standing advertising signs for vehicle oriented commercial activities (excluding supermarkets and shopping malls) – see Meaning of Words	AP20r.12.1 Free-standing Advertising signs for Vehicle Oriented Commercial Activities (excluding supermarkets and shopping malls) are a permitted activity if they comply with AP20r.12.1 (permitted conditions).	AP20r.12.2 Not applicable	AP20r.12.3 Activities that contravene a permitted condition are a Restricted Discretionary Activity if: they comply with AP20r.12.3 (restricted discretionary standards and terms). Discretion is restricted to: a) the design of the sign, and b) the total number of signs on the site, and c) the location on the site, and d) the clarity, and readability of the sign for approaching vehicular traffic. Resource consent applications for a restricted discretionary activity will be considered without notification or obtaining the written approval of persons, under Section 94 of the Act. Activities that contravene a restricted discretionary activity are a discretionary activity.

AP20r.12.1 permitted conditions

- a) there is not more than one such sign (including freestanding signs) per road frontage. (Provided traffic directional signs in accordance with AP20r.11.1 shall not be counted in this limitation), and
- b) the sign does not exceed 7.5m in height, and
- c) the sign does not exceed 12m², and
- d) the sign is located completely within the site to which that sign relates, and
- e) the site to which the sign relates does not adjoin the Residential Zone, and
- f) the site to which the sign relates is located on a road which is a principal, arterial or SH6 (or proposed principal or proposed SH6) shown on the road hierarchy maps A2.1 or A2.2, and
- g) the sign message must be limited to a maximum of five words or a combination of words and symbols to be not more than six, and
- h) the lettering of any such words be in a plain, easily read lettering style, and
- i) the height of the lettering conform with the conditions shown in Table AP20r.12.2 below.

(Note: a 'word' includes a group of figures and that make up a price e.g.:\$0.49/l equal one word).

Table AP20r.12.2 minimum letter height in mm

Regulatory Speed Limit (km/h)	Main Message Upper case	Main Message Lowercase or Secondary Message Upper case	Secondary Message Lower Case	Minimum Vertical Space between words or symbols (mm)
50	150	75	37	110
70	200	100	50	150
80	250	125	62	185
100	300	150	75	225

AP20r.12.3 restricted discretionary standards and terms

- a) the sign is a freestanding sign for a vehicle oriented commercial activity (excluding supermarkets and shopping malls), and
- b) the sign does not exceed 14m², and
- c) the sign does not exceed 9m in height, and
- d) there are no more than two such signs (including freestanding signs) per road frontage. (Provided traffic directional signs in accordance with AP20r.11.1 shall not be counted in this limitation), and
- e) the site to which the sign relates does not adjoin the Residential Zone, and
- f) on any site adjoining a state highway the prior written consent of the state highways road controlling authority is obtained

AP20r.12.4 assessment criteria**Restricted discretionary activities**

- a) The degree to which the design of the sign contributes to the readability of the sign for approaching traffic.
- b) The degree to which the design of the sign contributes to the pleasantness of the area.
- c) The location of the sign with respect to the carriage way of the road and the degree to which the sign is related to the main vehicle access to the site.
- d) Other signage on site, cumulative effects, and any opportunity to co-locate signs.

Discretionary activities

- e) The location of the sign with respect to the carriageway of the road.
- f) The scale, content and purpose of the sign.
- g) Effects on the appearance of the area, and any potential impacts on traffic safety.
- h) Other signage on site, cumulative effects, and any opportunity to co-locate signs.
- i) Traffic safety benefits of having larger, taller or additional signage.

AP20r.12.5 explanation

Within these zones the Council accepts the need for location advertising signs for activities which have a high degree of association with motor vehicles. It is important however that these signs be kept within limits to avoid unnecessary impacts on the appearance of the street and neighbourhood and the safety of the road network.

These signs should generally be no larger than they need to be, and care needs to be taken with the surrounding environment to ensure that too much or confusing advertising does not eventuate, which is a distraction to passing traffic.

These signs, at the maximum, are over three times the area of standard freestanding signs. This presents opportunity for co location of signs onto one well designed prime sign.

Care is needed when these larger freestanding signs locate next to lower intensity development, especially residential areas, in order to retain residential character, scale and amenity.

Information Notes

Useful references for advertising designs and road safety include:-

- a) LTSA & Transit NZ (1993) Road & Traffic Standards (RTS) no 7 - Advertising Signs and Road Safety: Design & Location Guidelines
- b) Land Transport Transit NZ (1994 Interim) - Manual of Traffic Signs and Marking
- c) Transit NZ (1994) Planning for a safe and Efficient Highway Network Under the Resource Management Act 1991
- d) LTSA (1996) Road Safety Guidelines for Service Stations)-RTS13
- e) Examples of fonts with good legibility (from RTS No 7 part 11.4 pg. 44) Helvetica, Universe, Paddington, Frankfurter, Tabasco, Optima

AP20r.13 projecting signs attached to buildings

Item	Permitted	Controlled	Discretionary
AP20r.13 Projecting signs attached to buildings	AP20r.13.1 Projecting signs are permitted if they comply with AP20r.13.1.i (permitted conditions).	AP20r.13.2 not applicable	AP20r.13.3 Activities that contravene a permitted condition are discretionary.

AP20r.13.1.i permitted conditions

- a) there is only one sign per occupancy on the road frontage, and
- b) it does not exceed 2.5m² per sign, and
- c) it does not project more than 1.2m from the face of the building to which it is attached, and
- d) it is at right angles to the building to which it is attached, and
- e) it does not project from a verandah, and
- f) it has a clearance of at least 3m, above ground level or the footpath, measured from the bottom of the sign, and
- g) it is set back at least 600mm from the carriageway.

AP20r.13.4 assessment criteria

- a) Any potential (including cumulative) effects of additional signage on the amenity of the area.
- b) The visibility of the sign and its effectiveness.
- c) Any danger to pedestrians or motorists and other road users of signs which project over the road.
- d) The impact on the appearance of the building.

AP20r.13.5 explanation

Within these zones a higher than usual level of signage is accepted. The rule provides for this situation to continue, but in a manner which will preserve pedestrian and visual amenity.

In order to enhance the visual amenity in the area, the sign should be self-contained. That is the sign framework should be enclosed in the sign body. Refer AP20r.2.1.ii - design.

AP20r.14 signs attached to the underside of a verandah

Item	Permitted	Controlled	Discretionary
AP20r.14 Signs attached to the underside of a verandah	AP20r.14.1 Signs attached to the underside of the verandah are permitted if they comply with AP20r.14.1.i (permitted conditions)	AP20r.14.2 not applicable	AP20r.14.3 Activities that contravene a permitted condition are discretionary.

AP20r.14.1 permitted conditions

- there is only one sign per occupier or tenancy on the site, and
- it does not project beyond the outer face of the verandah, and
- there is a clearance from the bottom of the sign of at least 2.5m above ground level or the footpath, and
- it is positioned at right angles to the kerb line, and
- it is located not less than 500mm from the end of the verandah erected in respect of any site

AP20r.14.4 assessment criteria

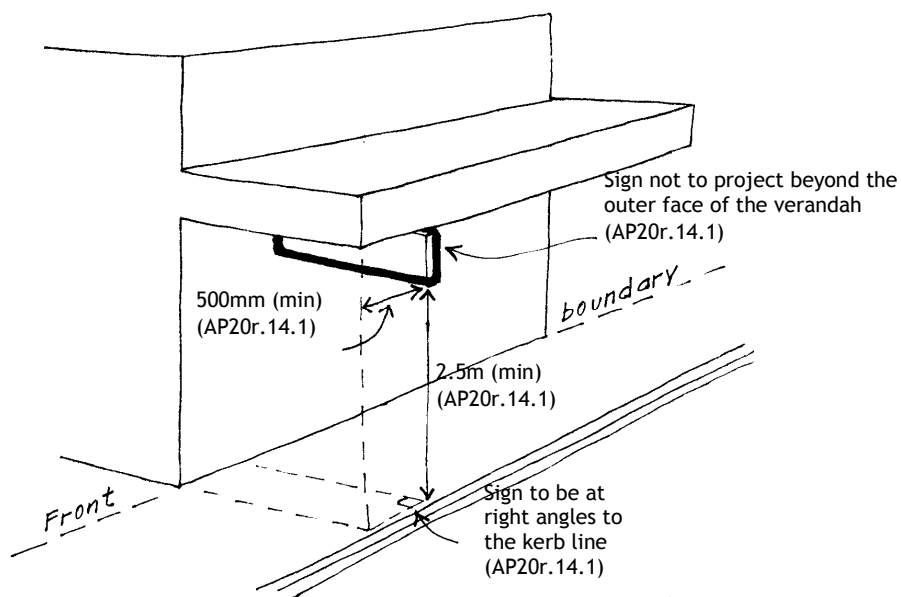
- Any potential (including cumulative) effects of additional signage on the amenity of the area.
- The visibility of the sign and its effectiveness.
- Any hazard to road or footpath users.
- The impact on the appearance of the building.

AP20r.14.5 explanation

The rule provides for one under-verandah sign per occupier or tenancy on the site. This generally provides each tenant or lease holder an opportunity to have individual signage.

Figure 9: Explanatory Figure - Signs Attached to the Underside of a Verandah

Note: This figure is not to scale and does not illustrate all the requirements in the rules



AP20r.15 signs painted on or attached parallel to buildings

Item	Permitted	Controlled	Discretionary
AP20r.15 Signs painted on or attached parallel to buildings (including verandah fascia signs)	AP20r.15.1 Signs must comply with AP20r.15.1.i (permitted conditions).	AP20r.15.2 not applicable	AP20r.15.3 Activities that contravene a permitted condition are discretionary.

AP20r.15.1 permitted conditions

- not exceed 30% of the total wall space as viewed from any public place, and
- not project more than 50mm from the wall, or fascia to which it is attached.

AP20r.15.4 assessment criteria

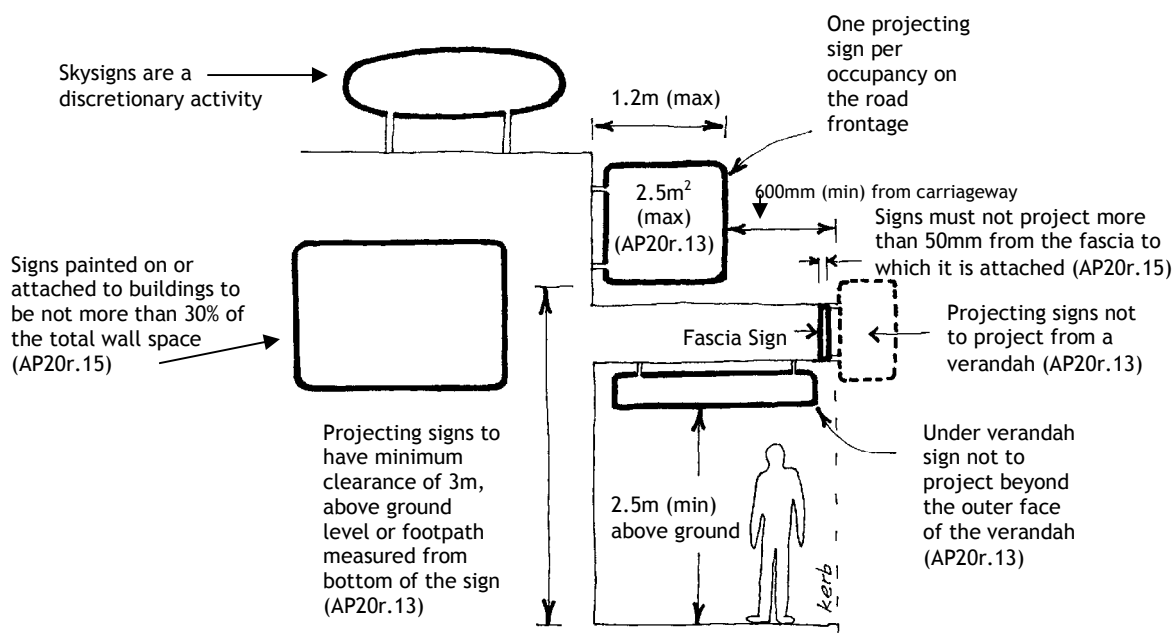
- Any potential (including cumulative) effects of additional signage on the amenity of the area.
- The visibility of the sign and its effectiveness.
- Any hazard to road or footpath users.
- The impact on the appearance of the building.

AP20r.15.5 explanation

Within these zones a higher than usual level of signage is accepted, but it needs to be in a manner which will preserve pedestrian and visual amenity.

Figure 10: Explanatory Figure: Projecting Signs Attached to Buildings Signs Attached to the Underside of a Verandah Signs Painted on or Attached to Buildings

Note: This figure is not to scale and does not illustrate all the requirements in the rules



AP20r.16 rule applying to the coastal marine area and conservation zone

AP20r.16 signs in the coastal marine area and conservation zone

Item	Permitted	Controlled	Discretionary
AP20r.16 Signs in the coastal marine area and conservation zone	AP20r.16.1 Signs are a permitted activity if they comply with AP20r.16.1.i (permitted conditions).	AP20r.16.2 not applicable	AP20r.16.3 Activities that contravene a permitted activity are discretionary

AP20r.16.1 permitted conditions

- a) Signs are associated with an activity approved under a Department of Conservation: Conservation Management Strategy or Conservation Management Plan, and
- b) The signs comply with the Department of Conservation Outdoor Sign Manual: Edition number 1, September 1994 (ISBN:0-478-01512-7), and
- c) If the sign is located on or adjacent to a legal road it must:
 - i) have the prior written consent of the road controlling authority, and
 - ii) be an information sign as defined in the Department of Conservation Outdoor Sign Manual: Edition number 1, September 1994 (ISBN:0-478-01512-7), and
- d) If the sign is located within or less than 200m from any landscape overlay it must:
 - i) not exceed 1m in height, and
 - ii) not exceed 1.5m².

AP20r.16.4 assessment criteria

- a) Any potential impact of the sign on the amenity and special character of the area.
- b) Impact on views.
- c) The need for the sign in the particular location and its relationship to the location.
- d) Any possible alternative locations or methods.
- e) Whether the impacts of the activity can be remedied or mitigated sufficiently for it to be accommodated within the landscape.
- f) Matters contained in Appendix 9 (landscape components and views).

Also see general assessment criteria (AP20r.1.4.i) and general traffic assessment criteria (AP20r.1.4.ii).

AP20r.16.5 explanation

Signs in accordance with an approved Conservation Management Strategy or Conservation Management Plan are considered generally suitable in this zone. Refer also to Section 4(3) of the Resource Management Act for details of exemptions to land use consents.

Signs within or adjacent to any landscape overlay are discretionary activities to ensure that sufficient care is taken with signs in these areas of higher visual sensitivity.

Signs on or adjacent to a legal road are discretionary activities to ensure that any adverse effects on the safety and efficiency of the road network are addressed.

AP20r.17 – AP20r.18 rules applying to the Open Space and Recreation Zone

APr.20.17 free standing directional signs

Item	Permitted	Controlled	Discretionary
AP20r.17 Free standing traffic directional signs	AP20r.17.1 Signs must: a) not exceed 1m in height, and b) not exceed more than 0.5m ² , and c) be limited to directional arrows and “entry” or “exit” or equivalent terminology, and d) be placed completely within the site.	AP20r.17.2 not applicable	AP20r.17.3 Activities that contravene a permitted condition are discretionary.

AP20r.17.4 assessment criteria

- Traffic safety benefits of having larger, taller or additional signage.
- Amenity effects on the surrounding area.
- Other signage on site, and cumulative effects.

AP20r.17.5 explanation

The need for signage to direct vehicles to car parks or in a particular direction is accepted. These signs should generally be no larger than they need to be, and care needs to be taken with the surrounding environment to ensure that too much or confusing advertising does not eventuate.

APr.20.18 advertising signs

Item	Permitted	Controlled	Discretionary
AP20r.18 Advertising signs	AP20r.18.1 Advertising signs are permitted if: there is only one sign per road frontage advertising the facilities or coming events, and it does not exceed 2m in height, and it does not exceed 1.5m ² .	AP20r.18.2 not applicable	AP20r.18.3 Activities that contravene a permitted condition are discretionary.

AP20r.18.4 assessment criteria

- Traffic safety benefits of having larger, taller or additional signage.
- Amenity effects on the surrounding area.
- Other signage on site, and cumulative effects.
- The rules relating to signs in the adjoining zone.

AP20r.18.5 explanation

The need for some signage on public reserves, particularly if they are sporting venues, is accepted. Such signs must be related to the facilities available or to specific activities, and not general advertising or billboards which may detract from the open space appearance of the area.

appendix 21

hazardous

substances

AP21 Introduction

AP21.i This chapter deals with all issues relating to hazardous substances.

AP21.1 Meaning of words

AP21.1.i In this Appendix, unless the context otherwise requires:

Adjusted threshold

Means the amount (mass in tonnes or m³, at 101.3 kPa and 20°C, for compressed gases) of a substance that has been assessed as generating no significant off-site effects in a heavy industrial area after considering site and substance-specific conditions.

Adjustment factor

Means the product of the individual factors for each effects group (ie. fire/explosion, human health and environment) that increase or decrease the likelihood and consequences of the release of a hazardous or environmentally damaging substance.

Base threshold

Means the amount (mass in tonnes or m³, at 101.3 kPa and 20°C, for compressed gases) of a substance that has been assessed as generating no significant off-site effects in a heavy industrial area before considering site and substance-specific conditions.

Bioaccumulation

Means the accumulation of a substance within the tissues of living organisms.

Carcinogen

Means a carcinogenic substance that causes a statistically significant increase in the incident of tumours.

Effects group

Means one of 3 groups of effects generated when a hazardous or environmentally damaging substance is released:

- a) fire/explosion effects group
- b) human health effects group
- c) environmental effects group

Effects ratio

A dimensionless number representing the intrinsic hazard of a substance (Base Threshold) adjusted for the proposed quantity of a substance or to be used or stored, and the site specific factors (adjustment factors) that contribute to the overall effects of using or storing a hazardous substance. The Total Effects Ratio is the sum of all effects ratios for substances in each effects group.

Environmentally damaging substance

Means any substance which, by effects other than toxicity, is able to damage an aquatic ecosystem (for example, milk or oil).

Ecotoxicity

Means the adverse toxic effects on ecosystems or ecological communities, ecosystem, and living organisms.

Hazard

Means any intrinsic property of a substance which makes it capable of causing adverse effects to people, the environment or property.

Hazardous substance

Means any substance with:

- a) one or more of the following intrinsic properties:
 - i) explosiveness
 - ii) flammability
 - iii) a capacity to oxidise
 - iv) corrosiveness
 - v) toxicity (both acute and chronic)
 - vi) ecotoxicity, with or without bioaccumulation, or
- b) which on contact with air or water (other than air or water where the temperature or pressure has been artificially increased or decreased) generates a substance with any one or more of the properties specified in paragraph a) of this definition, and
- c) includes environmentally damaging substances.

Pesticide

Means any substance used for the prevention or control of any pest including herbicides, fungicides, defoliants and desiccants, but not including any fertiliser or animal remedies.

Risk

Means the likelihood of occurrence of an adverse effect from a substance combined with the magnitude of the consequences of that adverse effect.

Separation distance

Means the distance from the edge of the area where hazardous substances are used, stored or handled to the edge of the area exposed to adverse effects.

Storage

Means the containment of a substance or mixture of substances, either above ground or underground, and includes the filling and emptying of the container. Storage does not include substances in use, or those used as a cooling or heating medium.

Use

Means the manufacturing, processing or handling of a substance or mixture of substances for a particular activity without necessarily changing the physical state or chemical structure of the substance. Use includes mixing, blending and packaging operations, but does not include the filling or drawing of substances from bulk storage tanks unless the processing is permanently connected to the bulk storage, and does not include loading out and dispensing of petroleum products (including diesel, CNG, and LPG).

AP21.2 use or storage of hazardous substances

AP21.2.1 permitted activities

AP21.2.1.i The use or storage of hazardous substances is a permitted activity if either:

- a) the activity is listed as an exception or exemption in rule AP21.3 below, or
- b) the activity:
 - i) complies with the design standards in AP21.4 below, and
 - ii) the total effects ratio for any effects group, calculated in accord with this Appendix, does not exceed the level stated in the permitted activity column of Table AP21.2.4, or any lesser level applicable in terms of rule AP21.2.5 (zone boundaries).

AP21.2.2 controlled activities

AP21.2.2.i The use or storage of hazardous substances is a controlled activity if the activity:

- a) complies with the design standards in AP21.4 below, and
- b) the total effects ratio for any effects group, calculated in accord with this Appendix, is within the range stated in the controlled activity column of Table AP21.2.4, or any lesser level applicable in terms of rule AP21.2.5 (zone boundaries).

AP21.2.2.ii Control is reserved over:

- a) on-site hazards and potential exposure pathways, and
- b) effects and risks to neighbouring land uses and activities, and
- c) effects and risks on the natural environment, and
- d) effects on the local transport network, and
- e) cumulative risks arising together with neighbouring activities, and
- f) evaluation of development alternatives, and
- g) assessment of possible development alternatives, and
- h) fire safety and fire water management, and
- i) emergency procedures and plans, and
- j) site management system.

AP21.2.3 discretionary activities

AP21.2.3.i The use or storage of hazardous substances is a discretionary activity if the activity:

- a) complies with the design standards in AP21.4 below, and
- b) the total effects ratios for any effects group, calculated in accord with this Appendix, exceed the figure stated in the discretionary activity column of Table AP21.2.4, or any lesser level applicable in terms of rule AP21.5.

AP21.2.3.ii Assessment criteria:

- a) on-site hazards and potential exposure pathways
- b) effects and risks to neighbouring land uses and activities
- c) effects and risks on the natural environment
- d) effects on the local transport network
- e) cumulative risks arising together with neighbouring activities
- f) evaluation of development alternatives
- g) assessment of possible development alternatives
- h) fire safety and fire water management
- i) emergency procedures and plans
- j) site management system

AP21.2.4 total effects ratios in zones and areas

AP21.2.4.i The total effects ratio levels for permitted, controlled and discretionary activities in the various Zones and Areas are stated in Table 21.2.4. The levels are the same for all three effects groups.

Table AP21.2.4 total effects ratios

Zone or area of site	Total effects ratios - each effects group		
	Permitted activity	Controlled Activity	Discretionary activity
Industrial Zone: Port, Tahunanui, Airport, Nayland Road South Area, Saxtons Areas Rural Zone (excluding the Small Holdings Area)	<0.75	0.75 - 1.5	>1.5
Industrial Zone: Vanguard Street Area Rural Zone: Small Holdings Area	<0.2	0.2 - 0.4	>0.4
Inner City Zone: Inner Fringe Area Open Space and Recreation Zone Coastal Marine Area	<0.1	0.1 - 0.2	>0.2
Inner City Zone City Centre Area Suburban Commercial Zone	<0.075	0.075 - 0.15	>0.15
Conservation Zone	<0.05	0.05 - 0.1	>0.1
Residential Zone	≤0.02	-	>0.02

AP21.2.5 zone boundaries

AP21.2.5.i This rule applies where:

- hazardous substances are used or stored in the Industrial Zone or Rural Zone adjacent to the zone boundary, and
- the effects ratio levels given in Table AP21.2.4 of the neighbouring zone are lower than for the zone or area in which the activity takes place.

AP21.2.5.ii Where this rule applies, the effects ratio levels given in Table AP21.2.4 for the neighbouring zone apply to the activity for the distances stated in Table AP21.2.5.

Table AP21.2.5 buffer spaces

Site - zone or area	Distance adjoining effects ratio levels apply from zone boundary into industrial or rural zone.
Industrial Zone: Port Area, Tahunanui Area, Airport Area Rural Zone	30m
Industrial Zone: Nayland Rd South Area	20m

AP21.3 exceptions and exemptions

AP21.3.i These are the exceptions and exemptions referred to in rule AP21.2.

AP21.3.1 exceptions

AP21.3.1.i Trade waste sewers.

AP21.3.1.ii Storage and use of hazardous consumer products for private domestic purposes.

AP21.3.1.iii Retail outlets for the domestic-scale usage of hazardous substances (retail outlets include supermarkets, hardware shops, and pharmacies, but not wholesale outlets or outlets for the supply of trade).

AP21.3.1.iv Facilities using genetically modified organisms.

AP21.3.1.v Substances that give rise only to a dust explosion risk.

AP21.3.1.vi Gas or oil pipelines.

AP21.3.1.vii Fuel in motor vehicles, boats and small engines such as lawnmowers, chainsaws and the like, and storage in individual containers relating to the domestic equipment not exceeding 20 litres.

AP21.3.1.viii The use and/or storage of any hazardous substances in association with any temporary military training activity subject to compliance with the New Zealand Defence Force "Code of Practice for the Management of Hazardous Substances in association with Military Training Facilities".

AP21.3.1.ix Storage of substances in use and used as a cooling or heating medium.

AP21.3.1.x The use and storage of hazardous substances in classroom situations within Schools and Tertiary Educational Institutions subject to compliance with "Safety and Science: A Guidance Manual for New Zealand Schools" published by the Ministry of Education 1997, or a means of compliance approved by the Council.

AP21.3.2 exemptions

AP21.3.2.i Storage of up to 100,000 litres of petrol and up to 50,000 litres of diesel in underground storage tanks, provided it can be demonstrated that the "Code of Practice for the Design, Installation and Operation of Underground Petroleum Systems" published by the Department of Labour (Occupational Safety and Health) is adhered to.

AP21.3.2.ii Storage of LPG in cylinders, provided it can be demonstrated that "AS/NZS 1596:2008 The Storage and Handling of LP Gas" is adhered to.

AP21.3.2.iii Storage of up to 6 tonnes (single vessel storage) of LPG in a receptacle of a liquid capacity greater than 250l, provided it can be demonstrated that "AS/NZS 1596:2008 The Storage and Handling of LP Gas" is adhered to.

Note - The Nelson Marlborough Health Services Ltd facilities in Waimea Road are covered by Schedule C to the Residential Zone.

AP21.4 design standards

AP21.4.i These are the design standards referred to in rule AP21.2.

AP21.4.1 storage

AP21.4.1.i Hazardous substances (or waste containing hazardous substances) shall be stored in a manner that prevents:

- a) exposure to ignition sources, and
- b) corrosion, embrittlement, or other alteration of the containers used for the storage of the hazardous substances, and
- c) unintentional release of the hazardous substances, and
- d) pressure changes likely to materially increase the risks associated with the storage of the substance.

AP21.4.2 site design

AP21.4.2.i Any part of a site where hazardous substances are used shall be designed, constructed and managed in a manner that prevents:

- a) any effects of the intended use from occurring outside of the intended area, and
- b) the entry or discharge of the hazardous substance into the stormwater drainage or a municipal sewerage system unless accepted by the network utility operator.

AP21.4.2.ii A site where hazardous substances are used or stored shall be designed, constructed and managed in a manner that prevents:

- a) the contamination of any land or water (including groundwater and potable water supplies) in the event of a spill or other unintentional release of hazardous substances, and
- b) the entry or discharge of the hazardous substance into the stormwater drainage or a municipal sewerage system in the event of a spill or other unintentional release.

AP21.4.2.iii A site where hazardous substances are used or stored shall be designed, constructed and managed in a manner that any stormwater originating on or collected on the site:

- a) does not transport any hazardous substances that have the potential to contaminate any land or water unless permitted by a resource consent or Plan provision, and
- b) does not enter or discharge into the stormwater drainage or a municipal sewerage system unless accepted by the network utility operator.

AP21.4.2.iv Hazardous substances shall not be stored on any land within a Flood Path Overlay or Flood Overlay.

AP21.4.2.v In the Residential Zone, where the effects ratios of hazardous substances used or stored on a site are within permitted levels, and substances are stored in the manufacturer's packaging, no special site design or construction is required.

AP21.4.2.vi The storage and use of hazardous substances within the Inundation Overlay shall be designed to ensure:

- a) any buildings or structures are above the minimum floor level determined for the site, and
- b) the substances are stored in an elevated tank or structure, or
- c) underground storage of hazardous substances shall be designed to take into account the possibility of inundation, and in accordance with "Code of Practice for the Design, Installation and Operation of Underground Petroleum Systems" published by the Department of Labour (Occupational Safety and Health).

AP21.4.3 underground storage areas

AP21.4.3.i Underground tanks for the storage of petroleum products shall be designed, constructed and managed to prevent leakage and spills. Adherence to the Code of Practice for “Design, Installation and Operation of Underground Petroleum Systems” (Department of Labour - Occupational Safety and Health) will be accepted as one method of complying with this condition.

AP21.4.4 signs

AP21.4.4.i Any hazardous facility shall be adequately signposted to indicate the nature of the substances stored, used or otherwise handled. Signs are not required for substances used or stored as a permitted activity in the Residential Zone. Adherence to the Code of Practice for “Warning Signs for Premises Storing Hazardous Substances” of the New Zealand Chemical Industry Council, or any other Code of Practice approved by the New Zealand Fire Service will be accepted as one method of complying with this condition.

AP21.4.5 waste management

AP21.4.5.i Any hazardous facility generating waste containing hazardous substances shall dispose of these wastes to appropriately permitted facilities, or be serviced by a reputable waste disposal contractor.

AP21.4.6 records

AP21.4.6.i All sites which use or store hazardous substances shall at all times maintain a record of all types and quantities of hazardous substances and hazardous wastes on the site. These records shall be maintained so that it is possible to track all consignments or products until they leave the site and their intended destination when leaving. These records shall include the name of the supplier, Material Safety Data Sheets, and names of the persons or organisations who remove any hazardous substances or wastes from the site. The records shall be kept up to date and be available for inspection at any time by an officer of the Council. Records are not required for substances used or stored as a permitted activity in the Residential Zone.

AP21.4.7 emergency and contingency plans

AP21.4.7.i All sites which produce, use, store or dispose of hazardous substances shall prepare an emergency and contingency plan which sets out how any spillages or leaks will be contained, cleaned up and disposed of. The plan must identify the elements required to respond to an emergency and define responsibilities and specific tasks in an emergency. A list of people to be contacted in the event of an emergency, the name of the person with primary management responsibility for any substances used or stored on site and any other relevant emergency procedures shall be provided to the Council and emergency services. Plans are not required for substances used or stored as a permitted activity in the Residential Zone.

AP21.4.8 information to be supplied with applications

AP21.4.8.i The following information is to be supplied with applications for resource consent in relation to use or storage of hazardous substances, in addition to any other information required under this Plan or the Act:

- a) the proposed operation and site lay-out
- b) the surrounding natural, human, and physical environment
- c) drainage for stormwater and sewage (layout and capacity)
- d) separation distances to boundaries and activities on the site and adjoining sites
- e) method and route of transportation of hazardous substances to site

AP21.4.9 reasons for rules

AP21.4.9.i Reasons and explanations are given throughout this Appendix. The rules regulate the use or storage of hazardous substances according to the risks posed, having regard to the tolerances acceptable in different zones. The technical and scientific basis for the risk analysis and procedures adopted is provided in the document “Land Use Planning for Hazardous Facilities” by the Hazardous Facility Screening Procedure Review Group (Auckland Regional Council, 1995). A copy may be viewed at the Nelson City Council. This document describes the Hazardous Facilities Screening Procedure (HFSP) adopted in many districts.

AP21.4.9.ii The site standards ensure protective measures are implemented to avoid the possibility of substances escaping into the environment. The Residential Zone permitted levels do not require these site standards because the quantities of substances allowed are very small, where substances are kept in the manufacturer’s packaging, which provides adequate safeguards.

AP21.4.9.iii The exceptions and exemptions relate to use or storage of hazardous substances that are regulated by other legislation (eg. the Hazardous Substances and New Organisms Act 1996) or by the general zoning effect of separating incompatible activities, or (in the case of motor fuels) the existence of industry standards that mitigate the risks.

AP21.4.10 residential zone effects ratio

AP21.4.10.i The effects ratio for the Residential Zone is 0.02. This effects ratio is very low and reflects the need to provide maximum protection for local residents and facilities such as retirement homes, kindergartens, schools and halls, where people spend a major part of the day and night. It will permit the use of small hazardous substance quantities in residential areas, as is the case with home occupations.

AP21.4.11 rural zone

AP21.4.11.i The effects ratio is 0.75 in the Rural Zone. This reflects the fact that farming operations can be major users of hazardous substances - particularly very hazardous substances such as pesticides. The need for such an effects ratio in New Zealand farming areas has been verified by two farm surveys undertaken by the Environment and Business Group Ltd in different parts of New Zealand. The proposed effects ratio will enable most farm related activities to proceed as a permitted activity, unless higher than normal quantities of hazardous substances are used or stored. Reductions in rural risk might be achieved with a co-operative education programme for farming businesses, together with reliable services to remove and dispose safely of unused or waste agricultural chemicals.

AP21.4.11.ii In the Small Holdings Area the effects ratio is lower, recognising the greater living density and community activities, and the need to use minor to moderate quantities of hazardous substances for farming/horticultural purposes.

AP21.4.12 conservation zone

AP21.4.12.i Conservation Zone effects ratio is 0.05. This will allow only small quantities of hazardous substances to be used or stored for occasional maintenance and pest control purposes. The proposed level equates to approximately 1,500 litres of diesel, 500 litres of petrol, and 6 litres of concentrated biocide.

AP21.4.13 inner city zone

AP21.4.13.i Effects ratios for the City Centre and the Inner Fringe Areas are 0.075 and 0.1, respectively. These areas encompass the major commercial areas in the District, and reflect the need for the minor to moderate use of hazardous substances by these activities. This effects ratio accounts for the fact that people in commercial areas accept a somewhat higher risk compared to residential areas, as they usually only spend between 2 - 8 hours there. It is appropriate to set the level for the City Centre somewhat lower due to the increased focus on community and tourism related activities.

AP21.4.14 suburban commercial

AP21.4.14.i This zone covers the suburban commercial areas of the District and has the same rating (0.075) as the City Centre, given the community focus, the somewhat smaller desirable scale of commercial businesses in these areas, and also the vicinity of residential activities.

AP21.4.15 open space and recreation zone

AP21.4.15.i The Open Space and Recreation Zone has an effects ratio of 0.1. This is higher than residential areas because people spend proportionately less time there, i.e. in the order of 2 - 4 hours in open space areas. Open space is often used as a buffer between residential and industrial areas, or for activities involving hazardous substances such as swimming pools.

AP21.4.16 industrial zone

AP21.4.16.i None of the existing industrial areas in the Nelson District fulfils the requirements of a heavy industrial area, or is suitable for the location of major noxious industry. Ideally, a heavy industrial zone is well removed from residential and environmentally sensitive areas. However, a significant portion of the Industrial Zone is adjacent or close to sensitive marine resources or residential areas. It is therefore considered appropriate that hazardous facilities will be called in at an earlier stage for an assessment of environmental effects and risks. This is consistent with the HFSP, which assigns an effects ratio of 1 to a heavy industrial area.

AP21.4.16.ii The Industrial Zone at the Port, Tahunanui, Nayland Road South and the Airport have an effects ratio 0.75. This permits storage of 22,500 litres of diesel, 7,500 litres of petrol, or 750 litres of an environmentally highly toxic substance. The Vanguard St area has a rating of 0.2. The Vanguard St area is in the vicinity of Residential and Inner City Zones, and it is desirable to minimise hazardous substances use in this area as much as possible.

AP21.4.17 major institutions

AP21.4.17.i Technical institutes, hospitals, and scientific laboratories are regulated in the same way as the rest of the zone they are in. Generally, an effects ratio between 0.1 and 0.2 would be expected at such institutions. If the zones within which these institutions are located in have lower effects ratio, then they will have to rely on their existing use rights or apply for a resource consent to use or store hazardous substances above the permitted levels. The quarries and the landfill are located in the Rural Zone, which, at a proposed effects ratio of 0.75, caters appropriately for these facilities

AP21.4.18 utility services

AP21.4.18.i Utility services - such as electricity or telephone lines - are generally provided by a network utility operator under designations which have been identified through Requiring Authorities (approved network operators). Where the use or storage of hazardous substances is not covered by a designation, the effects ratio of the zone applies.

AP21.5 hazardous facility screening procedure - overview

AP21.5.1 overview

AP21.5.1.i The system of regulation of hazardous substance use and storage in this Appendix follows the Hazardous Facility Screening Procedure (HFSP) developed by a working group from the Auckland Regional Council, Environment Waikato, Accident Compensation Corporation and consultants. The technical background to the HFSP is provided in the Document "Land Use Planning for Hazardous Facilities" by the Hazardous Facility Screening Procedure Review Group (Auckland Regional Council, 1995). A copy may be viewed at Nelson City Council.

AP21.5.1.ii To plan for facilities using or storing hazardous substances, the Hazardous Facility Screening Procedure focuses on assessing three groups of potential adverse effects:

- a) effects caused by fire or explosion
- b) effects on human health
- c) environmental effects

AP21.5.1.iii Possible adverse effects of hazardous substances can be predicted by the hazard of the substance and the anticipated consequences of its release to the environment. Adverse effects include:

- a) contamination of water, soil and air
- b) short and long term damage to ecosystems
- c) accumulation of persistent substances in the bodies of humans and animals, resulting in chronic and/or long term damage to their health
- d) acute damage to human health through exposure to substances affecting skin, mucous membranes, respiratory and digestive systems
- e) damage to the environment, human health and property through fire and explosion events

AP21.5.1.iv It is important to distinguish between the hazard of a substance and the risk it poses:

- a) hazard is principally defined by the intrinsic properties of the substance, such as its flammability or toxicity
- b) the risk presented by a substance is defined by the probability of its release, combined with the potential effects of that release

AP21.5.1.v The Hazardous Facility Screening Procedure focuses on the potential effects of a hazardous substances release, and thus brings the essential dimension of risk into council evaluations of hazardous substance proposals. It works by assessing the quantities and hazard posed by substances on a proposed site in relation to the levels of acceptable risk in different localities, as stated in an "effects ratio."

AP21.5.1.vi Generally, each substance to be used or stored on the site should be assessed for its effects in each of the three groups. For each substance and in each Effects Group, the HFSP has assigned the following:

- a) a Base Threshold (B) which is mainly dependent on the substance's intrinsic hazardous properties. The Base Threshold is the amount of a substance that has been assessed as generating no significant off-site effects in a heavy industrial area before site and substance specific considerations have been taken into account. It is expressed as the weight, or volume for compressed gases, of classes of substances.
- b) Adjustment Factors (FF, FH, FE) which have been developed specifically for use with the HFSP. These adjust the Base Thresholds of substances on the site to reflect the risk posed by factors which increase or decrease the likelihood and consequences of release, such as the physical state of the substance, the type of storage and activity, site separation distances and the environmental sensitivity of the location.

AP21.5.1.vii Users of the HFSP then calculate the following:

- a) an Adjusted Threshold, by multiplying the Base Thresholds by the Adjustment Factors. This generates an Adjusted Threshold for each substance in each of the Effects Groups, so as to more realistically reflect the potential effects of the substances on the site.
- b) the Effects Ratio for each substance in each effects group, by dividing the proposed quantity of the substance to be used or stored with the Adjusted Threshold quantity. Where multiple substances are used or stored, the Effects Ratios for each Effects Group are added up, to indicate the cumulative potential effects of the proposed facility.

AP21.5.1.viii The Total Effects Ratio (i.e. the sum of all effects ratios of individual substances within an effects group) is used to determine whether or not the activity needs a resource consent. Table AP21.2.4 indicates the Total Effects Ratio values at which an activity or facility is permitted, controlled or discretionary in different zones and areas. The effects ratio figure is the same for each effects group in Table AP21.2.4.

AP21.5.1.ix If the HFSP indicates that a proposed facility is controlled or discretionary, a more detailed, merit-based assessment of risks will be needed. This risk assessment should take account of:

- a) the probability and effects of potential hazardous substances accidents
- b) the proposed measures to mitigate and manage that risk, and
- c) location and characteristics of the proposed site

AP21.5.1.x The granting of a resource consent would then be considered in terms of whether the off-site risks presented by a hazardous facility are adequately contained and managed. The HFSP does not determine the outcome of the resource consent application.

AP21.5.1.xi A conceptual overview of the HFSP is shown in Figure AP21E.1

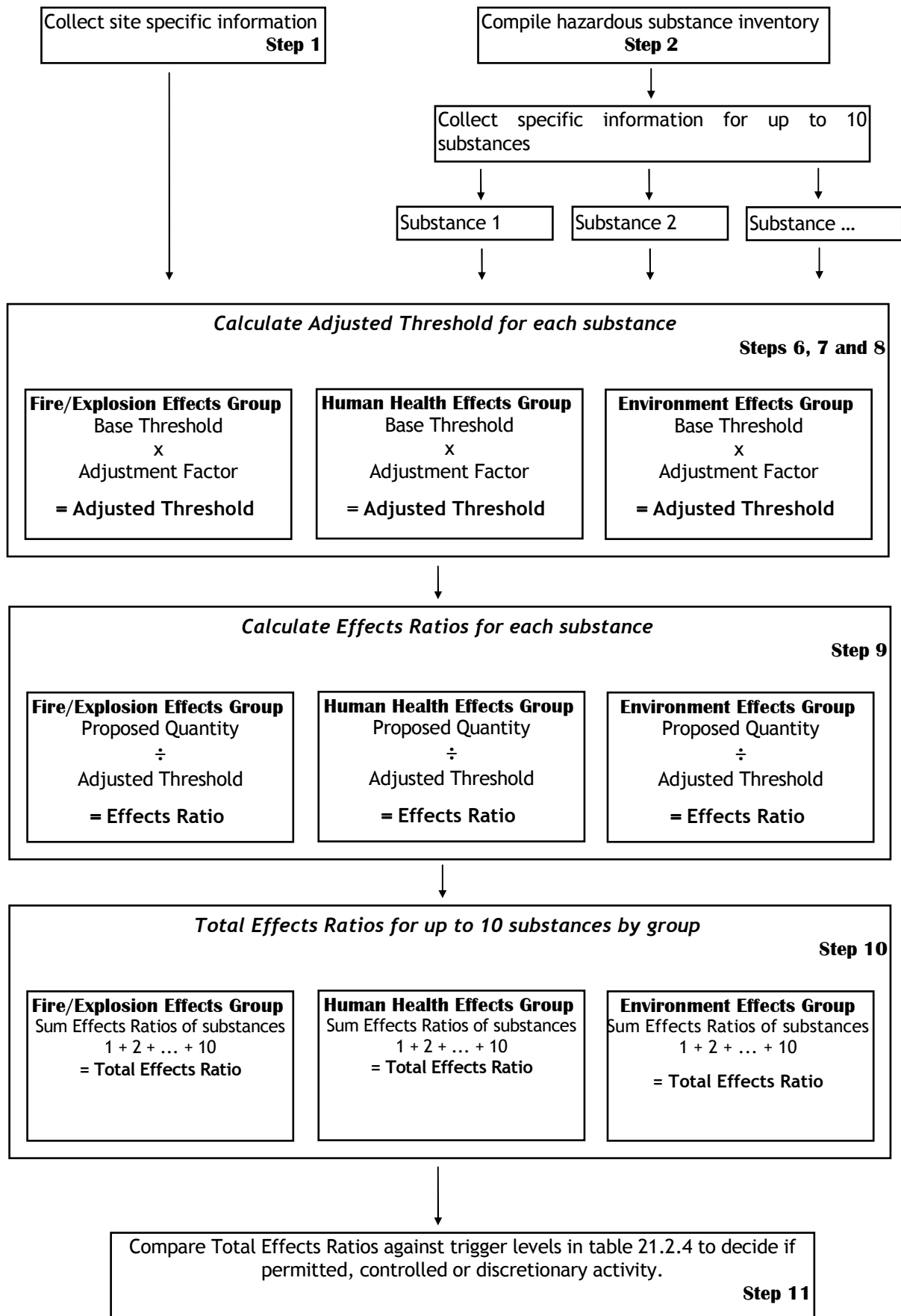
AP21.5.2 where the HFSP fits into the range of controls on hazardous facilities

AP21.5.2.i Because the Hazardous Facility Screening Procedure is simply a tool for determining whether or not an activity needs a resource consent, it forms only one component of a management strategy containing other essential and complementary elements.

AP21.5.2.ii The tools available to regulatory bodies for controlling hazardous facilities are as follows:

- a) location controls such as zoning determine generally where they may locate
- b) management and design controls such as performance standards or rules control how they go about their activities
- c) land use controls imposed by way of a land use resource consent may also be required when the Hazardous Facility Screening Procedure and Table AP21.2.4 screen out facilities which require more specific controls

Figure AP21E.1 Hazardous facility screening procedure overview



AP21.6 hazardous facility screening procedure - steps for calculating total effects ratios

AP21.6.i This section is a step-by-step guide on how to calculate the Total Effects Ratios, for comparison with the numbers in Table AP21.2.4. The worksheets referred at each step are in Attachment 21A to this Appendix. The Council will make available packages of Working Materials, and advise on the procedures, but people using or storing hazardous substances must make their own calculations.

AP21.6.1 step 1 - assemble site-specific information

AP21.6.1.i Site specific information is an essential component of the Adjustment Factors required at Step 7. Any sensitive land uses or environmental features on or near the site, that are relevant to the adjustment factors in Table AP21.6.2, need to be noted. Use Attachment 21A, Worksheet 1.

AP21.6.2 step 2 - compile hazardous substances inventory

AP21.6.2.i Create a full inventory of hazardous substances held on a site, including substances that are only stored or used temporarily such as waste hazardous substances. A form to assist with this task is provided in Attachment 21A, Worksheet 2. The inventory should list:

- a) the names (including proprietary names and suppliers where necessary)
- b) UN classifications of all the hazardous substances on the site
- c) quantities

AP21.6.2.ii The United Nations Recommendations on the Transport of Dangerous Goods (UNRTDG), 8th edition (1993) is the primary source of information on UN classifications. See further comment at Steps 4 and 5 about sources of information. The general characteristics of each class are stated in Attachment 21B to this Appendix.

AP21.6.2.iii Use the standard units of tonnes (for solids, liquids and liquefied gases) and m³ (for compressed gases). It is necessary to express all substance quantities to these units. In the case of liquids, it is necessary to apply the specific gravity (or density) to convert litres to kilograms, or m³ to tonnes.

AP21.6.2.iv Conversions of quantities are also necessary where a substance is diluted, or mixed with another substance. Only the percentage of the pure substance in the dilution or mixture is accounted for. For example, if it is proposed to store 10 tonnes of a substance that has a concentration of 30%, the proposed quantity on Worksheet 2 should be 3 tonnes.

AP21.6.2.v An exception to this are corrosives (UN Class 8) and oxidising substances (UN Class 5), where the UN Class is sometimes directly applied to specific commercially available concentrations. In these instances, conversions are only applied when these commercially supplied concentrations are further diluted for specific purposes. Pesticides are also substances which are commonly available as diluted commercial products. UNRTDG lists a range of pesticides and their dilutions, and their related Packaging Groups in Class 6.1 in terms of a human poison rating.

AP21.6.2.vi If a substance is in a mixed form, proposed quantities for the percentage of pure substance in the mixture should be listed. In cases where synergistic effects result in a mixture that is more hazardous than its components, the mixture may need to be subjected to appropriate testing procedures to obtain the necessary information, unless relevant information is readily available.

AP21.6.2.vii Small packages are treated the same as bulk quantities. While small packages or containers reduce the risk of a major spill, they may still react like bulk quantities in some emergencies.

AP21.6.3 step 3 - select "priority status" substances

AP21.6.3.i If there are less than 10 hazardous substances used or stored on a site, all are included in the total effects ratio calculation. Where there are more than 10 substances on a site, the 10 substances with the highest individual effects ratios within each effects group make up the total effects ratio. In order to save calculating effects ratios for all substances to identify the 10 highest, a "common sense" approach is recommended, whereby the calculation is first carried out on those substances which:

- a) are highly or extremely dangerous, or
- b) are held in quantities exceeding 10% of the total stock of hazardous substances listed in the inventory (Attachment 21A, Worksheet 2).

AP21.6.3.ii It is suggested that all of the steps in this section should be completed in respect of just these substances, before considering any other substances. The effects ratios of these substances by themselves may dictate that a resource consent is required.

AP21.6.4 step 4 - collate substance specific information

AP21.6.4.i Assign a hazard level for each effects group to the hazardous substances held on the site. This requires the collection of a range of information about the substances, including UN classifications. This information can be extracted from the UN Recommendations on the Transport of Dangerous Goods (UNRTDG) 8th edition, Material Safety Data Sheets, national and international databases, text and reference books. The Council has available a list of other reference sources, if required, and relevant information for some commonly used hazardous substances.

AP21.6.4.ii Attachment 21A, Worksheet 3 has been designed to help with the task of recording the information required to classify substances into effects groups and hazard levels. Where data on hazardous substances can only be found in units other than those required on Worksheet 3, appropriate conversions need to be carried out

AP21.6.4.iii Where the necessary information to carry out this step is not readily available from public information sources, a precautionary approach should be taken, and the substance should be assigned a medium hazard level for the fire/explosion and human health effects groups, and a high hazard level for the environmental effects group.

AP21.6.4.iv These default hazard levels are adopted because:

- a) in general, assessment of hazardous substances focuses on health effects and explosive or flammable properties. If a substance rates highly in these categories, this information is usually readily available. Therefore, it is considered reasonable to assign a medium hazard level in the fire/explosion and human health effects groups for those substances where this information is not readily available
- b) in contrast, information on environmental effects is often lacking. The precautionary approach therefore dictates that a high hazard level should be chosen where no information is available

AP21.6.5 step 5 - identify effects groups and hazard levels

AP21.6.5.i The effects of substances are categorised into three groups:

- a) fire/explosion effects - concerned with damage to property, the built environment and safety of people
- b) human health effects - concerned with the well-being, health and safety of people
- c) environmental effects - concerned with damage to ecosystems and natural resources

AP21.6.5.ii Each effects group is divided into four hazard levels:

- a) extreme
- b) high
- c) medium
- d) low

AP21.6.5.iii The division into low, medium, high and extreme hazard levels in each of the effects groups (fire/explosion, human health and environmental) is predominantly based on the United Nations classification system for hazardous substances as outlined in the United Nations Recommendations on the Transport of Dangerous Goods (UNRTDG), 8th edition, and the classification proposed by the Organisation for Economic Cooperation and Development (OECD) for health and environmental effects. (United Nations, 1993. Recommendations on the Transport of Dangerous Goods, Eighth Revised Edition. New York, United Nations. European Community, 1993. Official Journal of the European Community, No. L 110A/68.)

AP21.6.5.iv The following points should be noted:

- a) the above classification systems are inadequate for assigning effects group hazard levels to certain hazardous substances in the human health and environment effects groups, particularly toxic substances (Class 6.1), toxic gases (Class 2.3) and environmentally toxic substances (Ecotoxic Class)
- b) the classification of these substances in Classes 6.1, 2.3, and Ecotoxic has been refined to account for extremely hazardous substances. This has been done by creating an additional “extreme” hazard level, which is not part of the UN Classification system, see Attachment 21B and Table AP21.6.1
- c) environmentally damaging substances have been placed into the “Ecotoxic” class. (See Attachment 21B) Foodstuffs such as milk are an example of an environmentally damaging substance
- d) hazardous substances listed based on the UN Classification System often only list the primary hazard of a substance and sometimes one subsidiary hazard, although a substance may have different effects in each of the Effects Groups. For example, a single substance may present:
 - i) a medium explosion effect
 - ii) an extreme human health effect, and
 - iii) a high environmental effect

AP21.6.5.v Hazardous substances (including raw materials, product and wastes) can be classified into effects groups and assigned a hazard level for each effects group with the help of Attachment 21B, which lists UN Classes, Packaging Groups and other relevant information.

AP21.6.5.vi It should be noted that the HFSP also accounts for combustible liquids such as cooking oils that are not usually assigned a UN Class rating.

AP21.6.5.vii The classification of substances or assignment of hazard levels is, in the first instance, carried out according to their UN classification. For example, a UN Class 8, Packaging Group II substance is always assigned a medium human health effects group hazard level and a high environmental effects group hazard level. Only when the UN classification does not account for an effects group, or the substance does not have a UN rating, should other information be used to classify the substance.

AP21.6.5.viii The effects groups and corresponding hazard levels are then recorded in the column marked “Step 4” on the “Summary Sheet for Manual HFSP Calculations” in Attachment 21A, Worksheet 4.

AP21.6.6 step 6 - find base threshold quantities

AP21.6.6.i The Base Threshold (B) is a pre-calibrated quantity. It is the amount of a substance that has been assessed as generating no significant off-site effects in a heavy industrial area (before site- and substance-specific considerations have been taken into account in Step 7 below). Base Thresholds (B) corresponding to the hazard levels in each effects group are listed in Table AP21.6.1. There are only 18 possible values of B, as given in Table AP21.6.1.

AP21.6.6.ii For example, in the fire/explosion effects group, sub-category flammables, non-significant off-site effects in a heavy industrial area would be represented by base thresholds of:

- a) 100 tonnes of a combustible liquid, which has a low hazard level in the fire/explosion effects group
- b) 30 tonnes of a Class 3, Packaging Group III substance, which are flammable liquids with a medium hazard level in the fire/explosion effects group

AP21.6.6.iii The base thresholds for each substance used or stored on the site are found in Table AP21.6.1 and recorded in the column marked “Step 6” on the “Summary Sheet for Manual HFSP Calculations” in Attachment 21A, Worksheet 4.

AP21.6.7 step 7 - find adjustment factors

AP21.6.7.i Table AP21.6.2 lists the pre-calibrated adjustment factors to be used for each effects group. Pre-calibrated adjustment factors (FF, FH and FE) are used to adjust the Base Threshold quantities in order to take account of the substance properties and specific circumstances on each site which will influence the severity of any potential effect. Adjustment factors differ for each of the effects groups, and take into account the following considerations:

- a) the physical state of the substance
- b) the pressure and temperature required for storage and usage
- c) the type of storage
- d) the type of activity or use
- e) separation distances to the site boundary
- f) the environmental sensitivity of the site location

AP21.6.7.ii For each effects group, different types of adjustment factors are relevant. For example, for the fire/explosion effects group, the temperature is relevant, while for the human health effects group, proximity to a potable water resource is important.

AP21.6.7.iii All adjustment factors within each effects group are applied to all substances. The adjustment factors are multiplied to generate one combined adjustment factor (FF, FH or FE) for each effects group, which is used in Step 8. The adjustment factors for each substance are recorded in the column marked “Step 7” on the “Summary Sheet for Manual HFSP Calculations” in Attachment 21A, Worksheet 4.

AP21.6.8 step 8 - calculate adjusted threshold quantities

AP21.6.8.i The Adjusted Threshold (T) is calculated for each effects group by multiplying the base threshold (B) by the relevant adjustment factor (FF, FH, FE), as follows:

- a) $T = B \times FF$ provides the adjusted threshold for a substance in the fire/explosion effects group
- b) $T = B \times FH$ provides the adjusted threshold for a substance in the human health effects group
- c) $T = B \times FE$ provides the adjusted threshold for a substance in the environmental effects group

AP21.6.8.ii The adjusted thresholds (T) for each substance should be recorded in the column marked “Step 8” on the “Summary sheet for manual HFSP calculations” in Attachment 21A, Worksheet 4.

AP21.6.9 step 9 - calculate effects ratios for each substance

AP21.6.9.i The effects ratio (R) is a dimensionless number. It is calculated for each substance as follows:

$$R = \frac{Q}{T}$$

AP21.6.9.ii Where:

- a) R is the effects ratio for one substance in one effects group
- b) Q is the proposed quantity of the substance to be used or stored on the site
- c) T is the adjusted threshold for the relevant effects group calculated at Step 8.

AP21.6.9.iii The effects ratio (R) for each substance and effects group is recorded in the column marked “Step 9” on the “Summary Sheet for Manual HFSP Calculations” in Attachment 21A, Worksheet 4.

AP21.6.10 step 10 - sum the effects ratios to find the total effects ratio for each effects group

AP21.6.10.i Add the effects ratios (R) for each substance (up to 10 substances) within each Effects Group together, to produce the Total Effects Ratio for each effects group for all hazardous substances on a site. Use Attachment 21A, Worksheet 5.

AP21.6.10.ii The Total Effects Ratio represents the aggregate effects presented by multiple substances held on the same site. It makes it possible to assess the cumulative potential effects of several substances present on the same site within each effects group.

AP21.6.11 step 11 - determine consent status against Table AP21.2.4

AP21.6.11.i The total effects ratio within each effects group (from Step 10) determines whether or not resource consent is required for the proposed activity. The figure from Step 10 is compared with the total effects ratios in Table AP21.2.4.

AP21.6.11.ii The Effects ratio figures stated in Table AP21.2.4 apply to all effects groups; that is, the maximum level is the same for all effects groups. The highest total effects ratio in any of the three effects groups determines whether the activity is permitted, controlled or discretionary.

AP21.6.11.iii For example, in the Residential Zone, the level for a permitted activity is 0.02. Everything above that level is a discretionary activity, there being no controlled activity provided for in that zone. Assume a particular activity produced the following total effects ratio figures at Step 10:

- a) fire/explosion effects group - 0.01
- b) human health effects group - 0.01
- c) environmental effects group - 0.5

AP21.6.11.iv In this example, a resource consent application would be required for a discretionary activity, because the effects ratio for the environmental effects group is exceeded.

Table AP21.6.1 base thresholds (B) for all effects groups and hazard levels

Fire/Explosion Effects Group					
		Hazard Levels			
UN Class	Hazard	Low	Medium	High	Extreme
Sub-Category: Flammables					
	LPG		LPG		
2	Gases			2.1 (exclude LPG)	
3	Flammable Liquids	3C / Combustible Liquids	3 PGIII	3 PGI 3 PGII	
4	Flammable Solids			4.1	4.2 4.3
5	Oxidizers			5.1	5.2
B	(tonnes)	100	30	10	1
B	(m ³)*			10,000	
Sub-Category: Explosives					
1	Explosives		1.3	1.2	1.1
B	(tonnes)		3	1	0.1
Human Health Effects Group					
		Hazard Levels			
UN Class	Hazard	Low	Medium	High	Extreme
2.3	Toxic Gases			2.3 (b)-(d)	2.3 (a)
6	Poisons	6.1 PGIII	6.1 PGII	6.1 PGI (b)	6.1 PGI (a)
	Carcinogen			Carcinogen	
8	Corrosives		8 PGI 8 PGII		
B	(tonnes)	30	10	1	0.1
B	(m ³)*			500	50
Environmental Effects Group					
		Hazard Levels			
UN Class	Hazard	Low	Medium	High	Extreme
3	Flammable Liquids		3 C / Combustible Liquids		
8	Corrosives			8 PGI 8 PGII 8 PGIII	
	Ecotoxic**	Group 1(d) Group 2(d)	Group 1(c) Group 2(c)	Group 1(b)	Group 1(a)
	Pesticides				Pesticides
B	(tonnes)	100	30	3	0.3

* Base Threshold in m³ at 101.3 kPa and 20 °C for permanent or compressed gases.

** Ecotoxic “groups” are further described in **Attachment 21B.

Table AP21.6.2 adjustment factors for each effects group

Adjustment Factors for Fire/Explosion Effects Group	Adjustment Factors for Human Health Effects Group	Adjustment Factors for Environmental Effects Group
F1: Substance form	F1: Substance form	F1: Substance form
Solid = 1	Solid = 3	Solid = 3
Liquid, Powder = 1	Liquid, Powder = 1	Liquid, Powder = 1
Gas (at 101.3 kPa and 20 ^o C) = 0.1	Gas (at 101.3 kPa and 20 ^o C) = 0.1	
F2: Handling/storage conditions	F2: Separation distance from site boundary (gases only)	F2: Environmental sensitivity
Temperature < flash point = 1	< 30m = 1	Normal = 1
Temperature > flash point < boiling point = 0.3	> 30m = 3	Adjacent to a waterbody or coastal water ¹ = 0.3
Temperature > boiling point = 0.1		
F3: Separation distance from site boundary	F3: Proximity to potable water resource	F3: Type of activity
< 30m = 1	Normal = 1	Use = 0.3
> 30m = 3	Proximity to potable water resource ² = 0.3	Above ground storage = 1
		Underground storage ³ = 3
F4: Type of activity	F4: Type of activity	
Use = 0.3	Use = 0.3	
Above ground storage = 1	Above ground storage = 1	
Underground storage ³ = 10	Underground storage ³ = 10	
F1 x F2 x F3 x F4 = FF	F1 x F2 x F3 x F4 = FH	F1 x F2 x F3 = FE

¹ Within 50m of a waterbody. This includes streams, springs, lakes, wetlands, seas and estuaries, but does not include aquifers and entry points to the stormwater drainage network.

² Potable water resource as defined by the regional council.

³ Applicable to UN Class 3 substances (Flammable Liquids) and Combustible Liquids only.

attachments

21A - Worksheets

**21B - Classification of
hazardous substances**

Worksheet 1
Site information sheet

Facility name	
Address	
Map reference	
Description of activity	
Nature of adjoining land use	
Proximity to potable water resource ¹	
Within 20 m of a waterbody ² or coastal water	

Sketch map of site (show adjoining land uses and location of waterbodies)

- ¹ Groundwater reservoir/aquifer as identified by the regional council.
² "Waterbody" includes streams, springs, lakes, wetlands, sea and estuaries, but does not include aquifers and entry points to the stormwater drainage network.

Worksheet 2 - Hazardous substances inventory sheet

Facility name: _____

Address: _____

Date: _____

Substance Name	Substance Form	Conc. ¹ (%)	Specific Gravity	Proposed Quantity (in known units)	Proposed Quantity (converted to tonnes or m ³) ²	UN No.	UN Class	Storage or Use	Type and Number of Storage Containers ³	Location of Storage Containers	Distance from Site Boundary (m)

¹ Concentration.

² Convert to tonnes for solids, liquids and powders, and to m³ for gases.

³ Identify type of container (eg drums, bulk storage), typical size (eg 209 litre drum) and number of containers.

Worksheet 3

Hazardous substance worksheet

1 SUBSTANCE DESCRIPTION						
Substance Name						
Proprietary Name and Supplier						
Substance Form [Gas, liquid, solid, powder]						
2 AVAILABLE INFORMATION [Extract from packaging material, MSDS, UNRTDG]						
UN Number						
UN Primary Class						
UN Subsidiary Class						
Packaging Group(s)						
3 ADDITIONAL INFORMATION REQUIREMENTS					DATA SOURCE	
Physical	Initial boiling point (°C)					
Parameters	Flash point (°C)					
	Specific gravity @ 20°C					
	Molecular weight					
	Vapour pressure (mm Hg at 20°C)					
Toxicity Data ¹	Oral toxicity LD ₅₀ (mg/kg)					
	Dermal Toxicity LD ₅₀ (mg/kg)					
	Inhalation Toxicity LC ₅₀ (ppm)					
	Carcinogen ² [yes/no]					
Ecotoxicity Data ³	LC ₅₀ (Salmonid fish) (mg/l)					
	EC ₅₀ (Daphnia) (mg/l)					
	EC ₅₀ (Algae) (mg/l)					
	BOD ₅ (mg/kg)					
	Pesticide [yes/no]					
Other						
4 ASSESSMENT [Extract from information in categories 2 and 3 above and Attachment 21B]						
Hazard	UN Class	Division/ Packaging Group	Does hazardous property apply? [yes/no]	Effects Groups and Hazard Level ⁴		
				Fire/Explosion	Human Health	Environmental
Explosive	1.1-1.3					
Flammable Gas	2.1					
Flammable Liquid	3					
Flammable Solid	4.1-4.3					
Oxidiser	5.1-5.2					
Toxic Gas	2.3					
Toxic Material	6.1					
Corrosive	8					
Ecotoxic						

¹ List lowest level available for human or mammalian species, type of species, test duration and data source.

² See Appendix B.

³ For LC₅₀ and EC₅₀ list lowest levels for indicated or other aquatic species, type of species and data source.

⁴ Use E for extreme hazard level, H for high, M for medium, L for low and OSL if hazard is outside specified levels.

Worksheet 4 - Summary sheet for manual HFSP calculation

Substance	Step 4		Step 6	Step 7				Step 8	Proposed Quantity	Step 9
	Effects Group	Hazard Level	Base Threshold	Adjustment Factors				Product Adjustment Factors of Adjusted Threshold		Effects Ratio $R = \frac{Q}{T}$
			B (t/m ³)	F1	F2	F3	F4	FF, FH, FE	T (t/m ³)	Q (t/m ³)
1	Fire/Explosion									
	Human Health									
	Environment									
2	Fire/Explosion									
	Human Health									
	Environment									
3	Fire/Explosion									
	Human Health									
	Environment									
4	Fire/Explosion									
	Human Health									
	Environment									
5	Fire/Explosion									
	Human Health									
	Environment									
6	Fire/Explosion									
	Human Health									
	Environment									
7	Fire/Explosion									
	Human Health									
	Environment									
8	Fire/Explosion									
	Human Health									
	Environment									
9	Fire/Explosion									
	Human Health									
	Environment									
10	Fire/Explosion									
	Human Health									
	Environment									

Worksheet 5

Total effects ratios manual calculation sheet

Substance	Fire/Explosion Effects Ratio	Human Health Effects Ratio	Environmental Effects Ratio
1			
2			
3			
4			
5			
6			
7			
8			
9			
10			
Total Effects Ratios			

Note: Only fill out those sections applicable to the substance being assessed: for example, non-flammables need not be assessed in the fire/explosion effects group.

Attachment 21B: Classification of hazardous substances

UN Class	Hazard	Division	Description	Effects Group	Hazard Level
1	Explosives	1.1	Articles and substances having a mass explosion hazard.	Fire/Explosion	Extreme
		1.2	Articles and substances having a projection hazard, but not a mass explosion hazard.	Fire/Explosion	High
		1.3	Articles and substances having a fire hazard and either a minor blast hazard or a minor projection hazard or both, but not a mass explosion hazard. This division comprises articles and substances that: give rise to considerable radiant heat, or burn one after another, producing minor blast and/or projection effects.	Fire/Explosion	Medium
		1.4, 1.5, 1.6	Not applicable.		

UN Class	Hazard	Division	Description	Effects Group	Hazard Level
2	Flammable gas	LPG	LPG	Fire/Explosion	Medium
		2.1	Flammable gases: gases which at 20°C and a standard pressure of 101.3 kPa: are ignitable when in a mixture of 13% or less by volume with air, or have a flammable range with air of at least 12% regardless of the lower flammability limit. This class includes aerosols containing flammable propellants.	Fire/Explosion	High
	Non-flammable, non-toxic gas	2.2	Not applicable.		
	Toxic gas	2.3	<p>Toxic gases: gases which are known to be toxic or corrosive to humans and pose a hazard to health. This division is divided into the following categories:</p> <p>a) Inhalation toxicity vapours $LC_{50} < 200 \text{ ppm} (= \text{ml}/\text{m}^3)$</p>	Human Health	Extreme
			b) Inhalation toxicity vapours $LC_{50} \geq 200 \text{ ppm} - 5,000 \text{ ppm} (= \text{ml}/\text{m}^3)$	Human Health	High

UN Class	Hazard	Division	Description	Effects Group	Hazard Level
3	Flammable Liquids		Flammable liquids comprising liquids, mixtures of liquids, or liquids containing solids in suspension which give off a flammable vapour at specific temperatures. This class is divided into three packaging groups (PG).		
		3 PGI	Flash point: < 23°C Initial boiling point: ≤ 35°C	Fire/Explosion	High
		3 PGII	Flash point: < 23°C Initial boiling point: > 35°C	Fire/Explosion	High
		3 PGIII	Flash point: ≥ 23°C - ≤ 61°C Initial boiling point: > 35°C	Fire/Explosion	Medium
	Combustible Liquids	3C	Flash point: > 61°C - <200°C°	Fire/Explosion Environment	Low Medium

UN Class	Hazard	Division	Description	Effects Group	Hazard Level
4	Flammable Solids	4.1	Flammable solids that are readily combustible or may cause fire easily through an ignition source or friction. Self-reacting substances that are thermally unstable and are liable to undergo a strongly exothermic decomposition even without the participation of oxygen. Desensitised explosives: substances which are wetted with water or alcohol or diluted with other substances to suppress their explosive properties.	Fire/Explosion	High
		4.2	Substances liable to spontaneous combustion: pyrophoric substances: liquid or solid substances which, even in small quantities, ignite within 5 minutes of coming in contact with air self-heating substances: solid substances which generate heat when in contact with air without additional energy supply.	Fire/Explosion	Extreme
		4.3	Substances, which in contact with water, become spontaneously flammable, or emit flammable gases.	Fire/Explosion	Extreme

UN Class	Hazard	Division	Description	Effects Group	Hazard Level
5	Oxidising Agents	5.1	Oxidising agents: substances which, in themselves are not necessarily combustible may cause or contribute to the combustion of other materials by yielding oxygen.	Fire/Explosion	High
	Organic peroxides	5.2	Organic peroxides: organic substances that are thermally unstable and may undergo exothermic decomposition at normal or elevated temperatures. The decomposition can be initiated by heat, contact with impurities (e.g. acids, heavy metal compounds, amines), friction or impact. The rate of decomposition increases with temperature and varies with the organic peroxide formulation. Decomposition may result in the evolution of harmful or flammable gases or vapours, In addition, they may have one of the following properties: be liable to explosive decomposition, burn rapidly, be sensitive to impact or friction, react dangerously with other substances cause damage to the eyes.	Fire/Explosion	Extreme

UN Class	Hazard	Division	Description	Effects Group	Hazard Level
6	Poisonous (toxic) substances	6.1	Poisonous substances: substances which are liable to cause death or injury, or to harm human health if swallowed, inhaled, or contacted by the skin. This division is divided into three packaging groups (PG).		
		6.1 PGI	a) Oral toxicity LD ₅₀ (mg/kg): Dermal toxicity LD ₅₀ (mg/kg): Inhalation toxicity dust/mist LC ₅₀ (mg/l): Inhalation toxicity vapours LC ₅₀ :	≤ 1 ≤ 10 ≤ 0.5 200 ppm (=ml/m ³) and V ⁽¹⁾ 10 x LC ₅₀	Human Health Extreme
			b) Oral toxicity LD ₅₀ (mg/kg): Dermal toxicity LD ₅₀ (mg/kg): Inhalation toxicity dust/mist LC ₅₀ (mg/l): Inhalation toxicity vapours LC ₅₀ :	> 1 - 5 > 10 - 40 ≤ 0.5 1000 ppm (=ml/m ³) and V ⁽¹⁾ 10 x LC ₅₀	Human Health High

UN Class	Hazard	Division	Description	Effects Group	Hazard Level	
		6.1 PGII	Oral toxicity LD ₅₀ (mg/kg): Dermal toxicity LD ₅₀ (mg/kg): Inhalation toxicity dust/mist LC ₅₀ (mg/l): Inhalation toxicity vapours LC ₅₀ :	> 5 - 50 > 40 - 200 > 0.5 - 2 3000 ppm (=ml/m ³) and V ⁽¹⁾ LC ₅₀	Human Health	Medium
		6.1 PGIII	Oral toxicity LD ₅₀ (mg/kg): Dermal toxicity LD ₅₀ (mg/kg): Inhalation toxicity dust/mist LC ₅₀ (mg/l): Inhalation toxicity vapours LC ₅₀ :	> 50 - 500 (liquids), > 50 - 200 (solids) > 200 - 1,000 > 2 - 10 5000 ppm (=ml/m ³) and V ⁽¹⁾ 1/5 LC ₅₀	Human Health	Low
			Carcinogen		Human Health	High
	Infectious substances	6.2	Not applicable			
	Radioactive substances	7	Not applicable			

UN Class	Hazard	Division	Description	Effects Group	Hazard Level
8	Corrosives		Substances which, by chemical action, can cause severe damage when in contact with living tissue or, in the case of leakage, will materially damage or destroy other materials. Corrosives are divided into three packaging groups (PG).		

(1) $V = (p/P \times 10^6 \text{ ppm or ml/m}^3)$, where P = 760 mm Hg and p = Vapour Pressure at 20°C

KEY: EC₅₀ means the effective toxicant concentration resulting in a 50% response of a given parameter (for example, reproduction rate, mobility) in a given period.
LC₅₀ means the lethal concentration of a substance at which 50% of the test organisms die in a given period.
LD₅₀ means the lethal dose of a substance at which 50% of the test organisms die in a given period.

UN Class	Hazard	Division	Description	Effects Group	Hazard Level
		8 PGI	Very dangerous substances and preparations. Substances that cause full thickness destruction of intact skin tissue within an observation period up to 60 minutes starting after the exposure time of three minutes or less.	Human Health	Medium
				Environment	High
		8 PGII	Substances and preparations presenting medium hazard. Substances that cause full thickness destruction of intact skin tissue within an observation period up to 14 days starting after the exposure time of more than three minutes but not more than 60 minutes.	Human Health	Medium
				Environment	High
		8 PGIII	Substances and preparations presenting minor hazard. (a) Substances that cause full thickness destruction of intact skin tissue within an observation period up to 14 days starting after the exposure time of more than 60 minutes but not more than 4 hours; or (b) Substances which are judged not to cause full thickness destruction of intact skin tissue but which exhibit a corrosion rate on steel or aluminium surfaces exceeding 6.25mm a year at a test temperature of 55°C.	Environment	High

UN Class	Hazard	Division	Description	Effects Group	Hazard Level
	Ecotoxic	Group 1	Ecotoxic substances: any substance exhibiting a toxic effect on the ecosystem, based on the toxicity to aquatic life. This division is divided into four categories.		
			a) 96 hr LC ₅₀ salmonid fish (mg/l): 48 hr EC ₅₀ daphnia (mg/l): 72 hr EC ₅₀ algae (mg/l):	<0.1 <0.1 <0.1	Environment Extreme
			b) 96 hr LC ₅₀ salmonid fish (mg/l): 48 hr EC ₅₀ daphnia (mg/l): 72 hr EC ₅₀ algae (mg/l):	≥0.1 - 1.0 ≥0.1 - 1.0 ≥0.1 - 1.0	Environment High
			c) 96 hr LC ₅₀ salmonid fish (mg/l): 48 hr EC ₅₀ daphnia (mg/l): 72 hr EC ₅₀ algae (mg/l):	≥1.0 - 10.0 ≥1.0 - 10.0 ≥1.0 - 10.0	Environment Medium
			d) 96 hr LC ₅₀ salmonid fish (mg/l): 48 hr EC ₅₀ daphnia (mg/l): 72 hr EC ₅₀ algae (mg/l):	≥10.0 - 100.0 ≥10.0 - 100.0 ≥10.0 - 100.0	Environment Low

UN Class	Hazard	Division	Description	Effects Group	Hazard Level
		Group 2	Environmentally damaging or persistent substances: any substance exhibiting a damaging (other than toxic) effect on the ecosystem. This division is divided into two categories.		
			a) BOD ₅ (mg/l): >10,000	Environment	Medium
			b) BOD ₅ (mg/l): >1,000	Environment	Low
		Pesticides	Pesticides are deemed to have an extreme hazard level unless data can be provided to demonstrate lesser toxicity.	Environment	Extreme
		Corrosives	All corrosives (Class 8, PG I - III) have a high Environmental Effects hazard level.	Environment	High

appendix 22

comprehensive

housing

development

AP22

overview

AP.22.i This appendix provides a general guide to the type of considerations to be carried out in the design and construction of Comprehensive Housing Developments. It is not intended to be the sole list of items to assess a development against or to be a 'check list' which is simply 'ticked off'. There are many ways to design a Comprehensive Housing Development which provides for a high standard of living on a smaller site, and approaches that lead to high quality results are encouraged. Council expects to see applicants demonstrate a thoughtful response to issues and techniques raised in this Appendix and those representing quality urban design generally.

AP22.ii Comprehensive Housing provisions allow for developments to be a restricted discretionary activity (and non-notified) provided the site is located in the Residential Zone - Higher Density Area. This only applies in relation to rules REr.23 'Minimum Site Area', REr.24 'Site Coverage' and the associated subdivision under rule REr.107. All other Residential Zone rules are applicable (other than some rules where they apply to internal boundaries) and require assessment as part of the application and package of consents sought. As an example, triggering rule REr.35 'Daylight' to an adjoining site will result in the activity status of that rule applying and there being consideration of notification or affected party approval being required for that issue. Rules which are triggered on boundaries internal to the development (e.g. daylight compliance between two dwellings within that proposal) do not affect this activity and notification status. They form part of the assessment of on-site amenity and design under Appendix 22.

AP22.1 definitions

Comprehensive housing development

means three or more residential units, designed and planned in an integrated manner, where all required resource and subdivision consents are submitted together, along with sketch plans of the proposed development. The land on which the proposed residential units are to be sited must form a separate, contiguous area.

(Explanation not forming part of the definition: In other words, in a Comprehensive Housing Development the houses and any subdivision are designed as one. The development will generally require a resource consent because it exceeds the building coverage requirements or is below the minimum site size requirements for the zone. It may also depart from both standards, as well as other standards such as parking or height. The intention of the Comprehensive Housing provisions is to provide for more intensive housing developments if they are designed with additional features which enhance the quality of the living conditions both inside and outside the units. Shared open space may be an important factor in enabling a higher density. While a clear site is preferable, an existing house could be part of a Comprehensive Housing Development, but ONLY IF it meets all the design criteria and there are enough new units to meet the definition above).

Apartment building

means a single building, over 7.5m high, containing four or more residential units. Apartments are a special form of Comprehensive Housing Development requiring separate consideration. Special guidelines for apartment buildings are included at the end of this appendix.

Other terms

are defined in Chapter 2 (meanings of words).

Any reference to a rule in this Appendix

means reference to a rule in the Residential Zone.

AP22.2 use of this appendix

AP22.2.i When assessing a Comprehensive Housing Development, the Council will have regard to the extent to which it achieves the outcomes set out below. This appendix is intended to provide direction to the applicant as to the type of measures that can help achieve these outcomes.

AP22.2.ii Of specific relevance to Comprehensive Housing Developments are objectives and policies DO13A to DO13A.7 addressing urban design matters and RE1.2A 'Comprehensive Housing'. Other objectives and policies of the Plan may be relevant depending on the individual circumstances of an application. Rules with specific provisions relating to Comprehensive Housing Developments are REr.22 'Comprehensive Housing', REr.25 'Front Yards', REr.26 'Other Yards', REr.27 'Outdoor Living Court - sites less than 350m²', REr.28 'Pedestrian access to rear of sites', REr.35 'Daylight Admission', REr.36 'Decks, terraces, verandahs and balconies', REr.38 'Parking', and Appendix 10 'Standards and Terms for Parking and Loading', and Rule REr.107 'Subdivision - General'.

AP22.2.iii The majority of Comprehensive Housing Development also involves a subdivision consent under Rule REr.107 'Subdivision - General'. The requirements of rules REr.22 and REr.107 shall be addressed in both preparation and assessment of a Comprehensive Housing Development which involves subdivision.

AP22.3 overall outcome

AP22.3.i The overall aim of this appendix and Rule REr.22 ‘Comprehensive Housing Development’ is to ensure that Comprehensive Housing Developments provide a high standard of amenity, both on-site for the occupants, and off-site in terms of the wider neighbourhood. This high standard of amenity is expected to be achieved through the use of carefully considered design techniques and features which respond to the site’s context and setting, and which have no significant adverse effects on the surrounding neighbourhood.

AP22.3.ii Developments should address the fundamental aim in the first sentence of AP22.3.i. Comprehensive Housing Development is not a case of simply squeezing more conventional residential units onto a parcel of land. To be granted consent, Comprehensive Housing Developments are expected to be purpose designed for the site and the neighbourhood in accordance with the principles of this appendix. The design is to be executed to a high standard at the construction stage.

AP22.3.iii A Comprehensive Housing Development may also be based on meeting the demonstrable needs of the intended occupants as well as that of the wider community e.g. groups with special needs.

AP22.3.iv Specific guidelines for apartment buildings are at the end of this appendix.

AP22.4 on-site amenity outcomes

AP22.4.i Development should create a high standard of amenity and privacy for residents while promoting sustainability. The following techniques should be considered as methods to achieve this desired outcome. Note that this is not a complete list; there are many design techniques which can be employed through carefully considered design. Matters to be considered include, but are not limited to, the following:

Coherence and Integration

- a) existence of a design concept, or theme which is appropriate to the site and location and which integrates the various separate requirements into a coherent whole.
- b) coherence in form, composition, materials and details balanced with the complexity necessary to give visual interest.

Site Planning

- c) siting and orientation of buildings, occupied spaces and openings to ensure passive solar gain is optimised.
- d) retention of existing vegetation and landform where feasible and consider inclusion of existing features into public areas. For example, using existing trees or a stream as a focal point for a communal area.
- e) landscaping to create quality outdoor environments on site, and use of walls and fencing to establish private areas while retaining a positive relationship with the adjacent street or public area.
- f) building to the boundary to use the site more efficiently and to avoid awkward leftover space.
- g) joining residential units to make efficient use of the site and create high quality private open spaces, provided regard is had to acoustically separating buildings and to modulation of building form.
- h) visual interest through off-setting or articulating building form.
- i) placement and design of sunny, sheltered private outdoor living courts to act as an extension of the living spaces of the house.
- j) articulation of form and/or definition of individual accessways and doors to give a sense of address for each residential unit.
- k) visual interest and avoidance of visual dominance of vehicle manoeuvring areas including the alignment, design and landscaping of accessways.
- l) extent to which building entrances and frontages address the street.

Internal Amenity

- m) careful placement of windows, decks, terraces, verandahs and balconies to maintain visual privacy for the main living spaces and associated outdoor courts of the dwellings within a development.
- n) location and orientation of main living rooms for good sunlight penetration.
- o) provision of reasonable outlook from all dwellings.
- p) provision for the reasonable expected indoor storage needs of occupants.
- q) reducing noise by means such as:
 - i) use of appropriate wall, ceiling and floor materials and construction details.
 - ii) separately locating and containing plumbing for each residential unit, or design shared services which are positioned and designed to ensure acoustic attenuation.
 - iii) particular consideration of noise reduction techniques if living areas or garages of one residential unit abut bedrooms of another.
 - iv) keeping driveways and car parking areas away from bedroom windows of adjacent residential units, or having them acoustically screened.

Energy and Resource Efficiency

- r) energy and thermal-efficient design which incorporates active and passive energy-efficient features and appliances.
- s) the use of water conservation design features and fittings.
- t) on-site provision of specific areas for recycling, rubbish facilities and secure bicycle storage.

AP22.5 off-site amenity outcomes

AP22.5.i The development should be designed to visually integrate with neighbouring sites, the streetscape, and the character of the area. Matters to be considered include, but are not limited to, the following:

- a) setback from the street, including placement or off-setting of buildings to maintain or complement the character of the street.
- b) providing for compatible height relationships with the surrounding neighbourhood, taking into account both present development and what could be developed to a permitted standard on the development site and adjoining sites.
- c) detailing and modulating large building facades to read as several buildings as appropriate to the character of the area.
- d) design and siting of garages, carports and parking areas to ensure they do not dominate the street or accessway frontage.
- e) compatibility in building materials, scale and proportion of elements, details and roof pitch.
- f) density as an aspect of amenity or character of the neighbourhood while recognising that good design principles can mitigate the effect of a development's increased density on the wider neighbourhood.
- g) compatibility of landscaping, walls and boundary fencing.
- h) the use of landscaping techniques and design to ensure the development improves, or is not detrimental to, the character of the surrounding neighbourhood.

AP22.5.ii The development should be designed to maintain a reasonable standard of amenity for the residents of neighbouring properties, having regard to, but not being limited to the following:

- a) visual privacy of the main internal and associated external living areas of neighbouring dwellings.
- b) access of sunlight and daylight to neighbouring sites (using Rule REr.35 'Daylight Admission' and the provisions of Appendix 15 - daylight admission (residential)).
- c) maintenance of reasonable levels of outlook for neighbours outside of the subject site.
- d) minimisation of the opportunities for crime by application of Crime Prevention Through Environmental Design (CPTED) principles, including passive surveillance of streets and other public places.
- e) acoustic privacy .

AP22.6 access, parking and services

AP22.6.i Comprehensive Housing Developments should provide for safe movement of pedestrians and vehicles.

e.g. well lit parking areas and pedestrian links; defined footpaths in larger developments.

e.g. minimising number of vehicle accesses to roads, traffic calming in larger developments, dust control.

AP22.6.ii Careful consideration should be given to:

- a) access for emergency services, including to outdoor space.
- b) positioning of services to allow for their repair and maintenance.

AP22.6.iii Parking, access and services should be in accordance with Appendices 10 (standards and terms for parking and loading) and 11 (access standards), and the minimum standards in section 4 of the NCC Land Development Manual 2010. The development may make provision for reduced car parking provision where it can be demonstrated that actual parking demand will be less than the parking requirements in Appendix 10 (Standards and Terms for Parking and Loading). For example, this may be because of proximity to local shops or public transport, high numbers of cycle connections and/or reduced vehicle based travel dependence for other reasons. Any assessment for a reduction in car parking numbers will be carried out through the resource consent process.

AP22.7 consent applications

AP22.7.1 consultation

AP22.7.1.i Early consultation with Council's Major Projects Team and/or Urban Design Panel is strongly encouraged to help resolve design and other issues prior to lodging consent applications.

AP22.7.2 supporting information required

The following information and assessment is required to be provided as part of an application for Comprehensive Housing under Rule REr.22. The amount of detail required is relative to the nature and scale of the development.

AP22.7.2.i Sketch Plans

Applications for any Comprehensive Housing Development shall include “sketch plans or photo montages or visual simulations” to an appropriate scale which show the total design, not necessarily with construction details. The plans/photos/simulations must include:

- a) elevations. The street elevation(s) of the buildings shall be extended to show the buildings on either side (as a less favoured alternative, photographs of adjoining buildings may substitute for the adjoining elevations, if a clear scale is indicated).
- b) floor plans (which must show and name rooms and areas of storage, and show location of windows and doors, and the outline of eaves or overhanging areas in relation to foundation plans).
- c) site plans showing:
 - i) nominated legal boundaries or any proposed lease or other title arrangements
 - ii) the area of outdoor space, and the dimension and placement of living courts
 - iii) location of roads, parking and services
 - iv) location of buildings on adjoining properties (including windows facing the development)
 - v) a 3-dimensional view of the development showing a “true perspective”
 - vi) site contours (graduations as appropriate to the scale of the development and the topography of the site).
- d) any information required by Council or the Resource Management Act as part of a standard application for resource consent.
- e) information on how the subdivision is to be effected (freehold allotment, unit title, company lease). Where a Body Corporate is proposed, a description of how it will operate.
- f) a landscape plan, including location and height of any fences, which demonstrates how landscaping is used to enhance the on-site and off-site amenity of the development, and integrating roads, allotments and the streetscape. (The retention of existing vegetation is encouraged as this can help integrate a Comprehensive Housing Development into the existing streetscape, and therefore make it more acceptable. The plan should show existing vegetation, noting any mature trees or significant specimens, and should indicate which vegetation will be retained and which will be removed). The landscape plan shall be implemented before section 224 approval is granted. (Where the development does not involve a subdivision, the resource consent will include a condition on satisfactory implementation of the landscape plan).
- g) a site context plan which shows the features of the area relevant to considering the suitability of a particular location for a comprehensive housing development, or which have had a bearing on the proposed design of the development. For example, a development adjacent to a bus stop and a cycle way may be able to justify a reduced demand for car parking. The site context plan should focus on features within a 400m radius of the site but can include items further away if relevant. A list of features to specifically identify are:
 - i) open space (parks, rivers/streams, school playing fields, beach etc),
 - ii) transport routes (main roads, walkways, cycle ways, bus routes),
 - iii) shops, commercial areas, schools (including pre-school),
 - iv) all possible vehicle access points,
 - v) opportunities for street links to neighbouring sites with development potential,
 - vi) orientation of neighbouring buildings or developments (do they face toward or away from the subject site),
 - vii) stormwater flow paths.

This list is not exhaustive and there are likely to be other features and facilities in the area which can also be identified. The Comprehensive Housing Development site context plan can be shown in conjunction with the requirements of Appendix 14 (Residential Subdivision Design and Information Requirements) as required by a subdivision consent.

- h) a design statement, including diagrams, of the manner in which the proposed development responds to the relevant sections of this appendix and the objectives and policies of the Plan, and how the design has taken into account the relevant features identified in the site context plan. The design statement shall also demonstrate in what ways the proposal differentiates itself from conventional residential units. Appendix 14 contains information on the purpose and scale of design statements required.
- i) an evaluation of the network utility servicing requirements of the proposed development and how they will be met.

AP22.7.3 staged implementation of an approved development

AP22.7.3.i A Comprehensive Housing Development application may seek that the development (both subdivision and building) be implemented in stages, if:

- a) the overall development plan for all proposed units has been lodged as a staged development and approval includes specified stages
- b) the landscape plan is progressively implemented at each stage
- c) the first stage includes at least one residential unit
- d) a licensed cadastral surveyor certifies, prior to a section 224 certificate, that the staged units are located in accordance with the overall development plan.
- e) all common areas and facilities relevant to each stage are constructed as part of that stage and attached to the new titles via easement or common tenure
- f) a consent notice is imposed on the balance certificate of title stating that 'no building shall be constructed, or placed, on site unless it has been expressly approved as part of a resource consent granted for comprehensive housing development (insert relevant consent number) or an approved variation of this resource consent'.

Note: Staged development applies only where a Comprehensive Housing Development involves a subdivision.

AP22.8 relationship of this guide to other guidelines and density controls

AP22.8.i In the Wakefield Quay Precinct, the Wakefield Quay Design Guideline applies in conjunction with this Appendix. Where there is a conflict between provisions or requirements, AP23 Design Guide and Rules for Wakefield Quay, shall take precedence.

AP22.8.ii In the Residential Zone - Lower Density Area, this guide applies, but the density and character of comprehensive housing should reflect the overall outcomes sought for the area.

AP22.8.iii In the Airport and Port Effects Control Overlays additional site area and acoustic insulation requirements apply.

AP22.9 special considerations for apartment buildings

AP22.9.i Proposals for apartment buildings should pay attention to all relevant provisions in this appendix.

AP22.9.ii Apartment developments have particular impacts which need special consideration, such as:

- a) visual impacts on the neighbourhood (because of the bulk and height of buildings)
- b) impacts on views from adjacent sites and public places
- c) effects on privacy (proximity of other balconies within the apartment overlooking adjacent properties).

AP22.9.iii It is anticipated that the majority of sites in the Residential Zone would be **unsuitable** for apartment developments. Apartments may be acceptable in situations where:

- a) the size and location of the site permits adequate separation from existing developments. Note: compliance with the daylight admission controls in Appendix 15 is not necessarily sufficient to achieve this separation. This is because of the bulk of apartment buildings and the way the “daylight around” provisions operate. Greater separation may be necessary to achieve privacy, avoid overshadowing and to maintain the overall density of the neighbourhood, or
- b) the topography of the site (e.g. where it allows layering-back into a hill, or neighbouring dwellings are otherwise located above) or existing vegetation will diminish the impact of the development, or
- c) development on adjacent sites is similar in size and scale, or
- d) the development will enhance the amenity of the neighbourhood.

AP22.9.1 articulation and detailing

AP22.9.1.i Consideration should be given to articulation and detailing to help break up the façade of large buildings so that it looks like several buildings, as appropriate to the character of the area. Modulation between floors is also important, having regard to patterns in neighbouring buildings.

appendix 23

design guide

and rules for

Wakefield Quay

AP23 overview

AP23.i Wakefield Quay is recognised as an area of special amenity value, and the Council therefore considers that any changes to the existing environment should continue these amenities

AP23.1 introduction

AP23.1.1 guideline purpose

AP23.1.1.i The purpose of this guide is to define the characteristics of the area, establish appropriate controls, and require that new projects comply.

AP23.1.2 subject area

AP23.1.2.i The area subject to these guidelines and referred to as a “Precinct” is the area defined on Planning Maps 9 and 10 of the Nelson Resource Management Plan (the Plan), reproduced here as Figure 1. It is generally described as follows:

That area comprising those sections fronting Wakefield Quay, commencing at No. 1 on the east side of Poynters Crescent, continuing to No. 395 on the east side of Richardson Street, inclusive of the sea edge and adjacent water.

AP23.1.2.ii The area immediately behind and above the subject area is not considered to be under pressure for change.

AP23.1.3 reason for guidelines and rules

AP23.1.3.i Wakefield Quay and the Port Hills have been occupied over time by low density private houses. This rate and scale of development, together with the climate and geographical features of the area, have combined to create an enviable environment and lifestyle for residents and visitors.

AP23.1.3.ii The trend of development of Wakefield Quay has changed to include multi unit residential projects. It is also considered that:

- a) the resident and transient population will continue to increase.
- b) the desirability of Wakefield Quay is such that the pressure for change to higher density occupation will continue and increase.
- c) the attractiveness of the area near the Marine Rescue Centre will fuel interest in the subject area, and pedestrian use of the sea edge will increase as a result.
- d) the attractiveness of Wakefield Quay is such that any detraction caused by vehicle traffic density will not dampen the demand for change, or the desire to reside in and use the area.
- e) the higher density residential occupation will increase demand for vehicle access and off street parking with a resulting impact upon road vehicle and cycle movements.

AP23.1.3.iii In the absence of design guidance and rules it cannot be assumed that the amenity value of the area will be retained.

AP23.1.3.iv These design guidelines together with appropriate rules intend to allow for developments which will be compatible with this area and reflect its existing characteristics.

AP23.2 aims

AP23.2.i To maintain those established features of the area which contribute to its amenity value, such as residential building scale, intimacy, architecture, vegetation, outlook, and pedestrian use, while allowing for future higher density residential development together with any compatible uses.

AP23.2.ii To accommodate uses which will not impact adversely on residential occupancy of the precinct, while recognising that the occupancy of the subject area is residential, and to ensure that change does not create significant adverse impact on privacy and daylight amenity or otherwise compromise existing residential use.

AP23.2.iii To maintain and enhance the largely unobstructed and special relationship with the sea edge and harbour and develop or enhance interaction between the houses, road, and sea shore.

AP23.2.iv To discourage development which will materially reduce amenity value, dominate the precinct, significantly alter the residential scale and character of the existing built environment, or depreciate the enjoyment and availability of the sea edge and harbour environment.

AP23.2.v To recognise that continuance and enhancement of those characteristics that are contributing to the established amenity value of the area, is important not only to residents' enjoyment of the precinct, but also to that of all who visit, pass through, utilise or view it.

AP23.2.vi To maintain and enhance the existing pattern of terracing and layering of structures on elevated sites, surrounded and separated by vegetation.

AP23.2.vii To ensure that replacement or additional vegetation is of such extent, density, scale and richness, that it will maintain and enhance the existing environment, and ensure that the permanency and extent of vegetation along the upper part of the cliff is not materially reduced.

AP23.2.viii To enhance and maintain all aspects of human participation in, and use of, the area.

AP23.2.ix To maintain and enhance the visual amenity and character of the area as seen from the Harbour or by pedestrians on Wakefield Quay.

AP23.2.x To recognise the significant traffic volume on Wakefield Quay and limited availability of on street parking, and to ensure that any developments adequately address any adverse effects of extra traffic and parking generated by the development.

AP23.3 area assessment

AP23.3.i This assessment aims to identify the principal values, features, and uses which characterise this area, and which have been considered in the formation of these Design Guidelines and Rules.

AP23.3.1 location and landform

AP23.3.1.i The position of residential occupancy on the sea edge, the elevated land, outstanding views, the north-westerly aspect, the compactness and shelter of the harbour defined by the Boulder Bank, and the narrowness of Wakefield Quay road, combine to make this area singularly attractive, intimate and relatively unique.

AP23.3.2 topography

AP23.3.2.i The fore front sea cliffs and hills are of modest height, varying in natural angle from gentle to steep, and rising almost immediately from their Wakefield Quay road boundaries.

AP23.3.3 landscape

AP23.3.3.i Existing vegetation is generous, varying from individual trees to massed areas of green. The plant types generally have dense and dark green foliage, scaled from significant shrubbery to large tree forms. Viewed from road level, the scene is one of dense vegetation, often obscuring part or whole buildings.

AP23.3.3.ii The landform is indented, so that land-sea bays are created and the whole is not seen from any one point, other than from the sea.

AP23.3.3.iii The sea edge is clearly defined by the chain railing and the sea wall dropping vertically to high and low tides. From the Boathouse to Richardson Street, the sea edge is visually unobstructed, with the exception of the Boatshed Cafe.

AP23.3.4 climate

AP23.3.4.i Wakefield Quay generally enjoys a north-westerly aspect, and is sheltered from easterly and southerly weather. The Boulder Bank and Haulashore Island provide further protection from the open sea. Because of orientation and topography sites lose early morning sun, but generally the Quay enjoys a warm microclimate within the already mild Nelson climate.

AP23.3.5 views

AP23.3.5.i Because of the natural land contours, almost every site has seaward views of the harbour and Tasman Bay beyond. Intimacy is created by the small scale harbour and Boulder Bank, and the encircling Mount Arthur Range.

AP23.3.6 built environment

AP23.3.6.i Existing buildings are predominantly single and double storey dwellings, and their dimensions are such that their scale and bulk are of modest proportions. Photographs dating back to c1870 confirm that there has been no significant change to this environment other than the increase in the number of sites built upon. The seaward side of this sector of Wakefield Quay Road has not changed significantly with the exception of the Seafood Research Building (former Power House c1920) and the Yacht Club.

AP23.3.6.ii Occupancy is predominantly single owner-occupied dwellings.

AP23.3.6.iii The Quay level houses are often two storied, many with garages underneath, and these houses sit comfortably against sharply rising land immediately behind them. Some of the houses have vertical proportions, resulting from their narrow section width and small building platforms.

AP23.3.6.iv Dominant elements of the houses are sloping roofs, verandahs, gables, attractive proportioning of fenestration to solid wall, and light colours. It is noted that although glazing has been commonly increased to enclose verandahs and encompass views, there is an absence of “all glass” facades and black reflective glass.

AP23.3.6.v House details - eaves, verandahs, fascias, window joinery, and sun shades - are predominantly of wood, thus providing reveals and mouldings creating light and shade which in turn provides sculptural form. There is a general absence of flat featureless facades.

AP23.3.6.vi The foregoing elements are major contributors to the overall attractiveness of the architecture.

AP23.3.6.vii The old maritime buildings such as the Boat Shed Cafe, and the Boathouse, reflect the simple and traditional New Zealand waterfront building forms. The Yacht Club continues this style. These buildings are important to the sea front character of the area.

AP23.3.7 built heritage

AP23.3.7.i The housing stock is mainly of the period c1870-1930 and the built development has, until now, been gradual. Some of the houses were built or occupied by maritime personalities and therefore have an historical association with the Port activity. The majority of houses at Quay level have been modified. Although the houses generally retain their original shape and scale, the changes have in some cases obliterated the original design. Significant changes include weatherboard to stucco sheathing, window alterations, and extensions at ground and roof levels. There are two impressive villas, Nos. 383 and 385, on the Quay Road and others behind and above. The buildings at Quay level are diverse in styles and vary from c1870s cottages, to c1900s villas, and bungalows and contemporary dwellings.

AP23.3.7.ii The houses at road level make a significant contribution to the seafront character, and retention of some of these houses is encouraged.

AP23.3.7.iii It is considered that because this is an area in transition, heritage values will be a changing element and that Design Guidelines should reflect the features and qualities of this heritage together with planting and landform elements.

AP23.3.7.iv Group A listed heritage buildings in the area are: Boat Shed Cafe, Boat House and two villas, numbers 383 and 385, together with several Group B buildings. The chain fence is a Group A listed heritage object.

AP23.3.8 tangata whenua

AP23.3.8.i It is known that Maori settlement occurred along Wakefield Quay, but that there is no evidence of significant heritage issues to be considered. Matters or objects of historical importance arising from European occupation such as the Rocks Road Chain Fence, are protected in the Nelson Resource Management Plan.

AP23.3.9 area activities and uses

AP23.3.9.i Existing uses and predominant activities appear to have changed little over time and are listed as:

- a) Single residential occupancy
- b) Maritime - shipping
- c) Recreational - sail and power boat, pedestrian promenading

AP23.3.9.ii In recent times, guesthouse and cafe use has increased.

AP23.3.9.iii The greatest change to occur is the increase in vehicle traffic volume, using the Quay State Highway as a principal access to the Port and City Centre, to levels which are in conflict with the residential and pedestrian activities.

AP23.3.10 amenity values

AP23.3.10.i The built architecture, land form, sea edge, and harbour maritime activity, have combined to create a place of outstanding amenity value together with an enviable lifestyle for the residents. The purpose of Appendix 23 (design guide and rules for Wakefield Quay) is to influence the direction of design for new development in a manner which has regard to the continuance and enhancement of those features which contribute to the existing character of the precinct, by the use of design guidance together with rules.

AP23.4 rules

Note - in addition to complying with rules A-G below, in order to be considered as a restricted discretionary activity, a development must also comply with the Residential rules set out in rule REr.84 (Wakefield Quay Precinct) See section AP23.6.1 (application of Nelson Resource Management Plan) of this guideline.

AP23.4.1 rule A building height

AP23.4.1.i No part of a building may penetrate the building height line in Figure 2, except for:

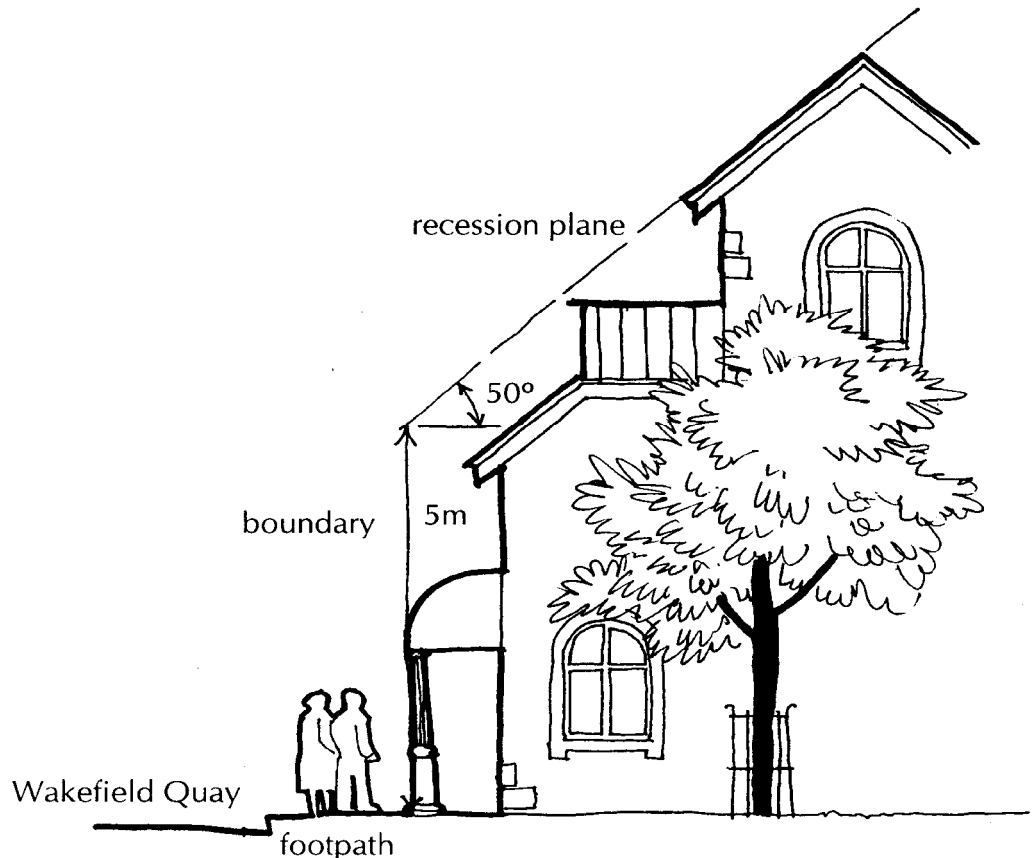
- a) aerals (which must comply with REr.49), and
- b) gable roof ends, where the roof ridge is generally at right angles to Wakefield Quay, which may penetrate the building height line by up to 1.5m. The end area of the penetration when viewed in elevation must not exceed 2.5m².

(The maximum building height for each site has been determined by considering:

- i) the height of cliff at that point.
- ii) possible obstruction of views of Haulashore Island and the Bay for the neighbours immediately above.
- iii) proportion and scale of the proposed building in relation to the Precinct).

AP23.4.2 rule B - recession plane

AP23.4.2.i To ensure buildings are terraced and do not dominate the existing streetscape or neighbours, new buildings must fit within a recession plane originating from the Wakefield Quay road boundary at footpath level, taken vertically 5m and then at 50°.



AP23.4 .3 rule C - daylight admission

AP23.4.3.i Buildings must comply with the daylight admission provisions of Appendix 15 (daylight admission) of the Nelson Resource Management Plan.

Note: on the road boundary the recession plane in AP23.4.2 (Rule B - recession plane) applies in the Wakefield Quay precinct. The recession plane in Appendix 15 (AP15.3.ib) does not apply in the precinct.

AP23.4.4 rule D – plot ratio

AP23.4.4 .i Buildings shall not exceed a plot ratio of 0.8.

AP23.4.4.ii Plot ratio is the sum of all floor areas contained within all the buildings (including accessory buildings) which have been or are intended to be erected on the site, divided by the net area of the site on which they stand or are proposed to be erected.

AP23.4.4.iii Floor area is the gross floor area of each level of the building but excludes:

- a) garages, car parking, common entry foyer and common service areas such as plant rooms, lift shafts, stairs or storage space with a floor level 1m or less above the crown of the road. Any of these areas which are above that level are to be included in the floor area.
- b) decks or balconies so long as
 - i) If the deck or balcony is roofed over in whole or in part, it is by a roof or another open deck or balcony, and
 - ii) The deck or balcony is not enclosed

Where two or more sites are amalgamated the combined net area of the sites shall be used.

Explanation and Reasons

AP23.5.4.iv The purpose of Rule D is to limit the “visual bulk” of any building to a degree commensurate with the aims of Appendix 22, in the context of the Wakefield Quay Precinct.

The exclusion of roofed over balconies and decks from the plot ratio calculation is to encourage the inclusion of a building element which could add to the detailing of the building. However, the covering can only be another open deck or balcony on an upper level, or a separate roof. The deck or balcony cannot be covered by an overhang of the building proper, as that would work against the terracing sought in AP23.4.2, and the detailing in AP23.5.8.

AP23.4.5 rule E - vegetation

AP23.4.5.i The green band of vegetation behind the existing houses from the building height line up to the eastern boundary of the precinct shall be maintained.

AP23.4.6 rule F - parking and access

AP23.4.6.i Parking requirements are as for the Residential Zone [See the Nelson Resource Management Plan, Appendix 10 (standards terms for parking and loading) and Appendix 11 (access standards)] except:

- a) where there are three or more residential units in a development, the following matters will be considered as a restricted discretionary activity - the number, location, and width of vehicle crossings, and the direction of access and egress to and from the crossing(s). Applications will be considered without notification, or obtaining the written consent of affected persons, under s94 of the Act); and
- b) parking for visitors (including service vehicles) shall be provided on the basis of one space per 4 residential units, rounded up to the next whole number. A single residential unit on a site is excluded from this requirement for visitor parking. The visitor parking shall be accessible at all times and cannot be locked off or made inaccessible.

AP23.4.6.ii On-site turning shall be provided.

AP22.4.6.iii Garaging in the front yard shall be discreet, and colour and design shall match the building. No more than one level of parking is permitted to be visible from street frontage.

Note: On-street parking is limited and access is difficult. Developers shall provide all their parking demands on site and particular attention shall be paid to safe access and egress from the site. This will include checking sight lines for drivers. See REr.30 (buildings and fences near vehicle accesses) and Appendix 11 (access standards).

AP23.4.7 rule G - front yard

AP23.4.7.i Building coverage of the area within 4m of the road boundary shall not exceed 50%.

AP22.4.7.ii A minimum of 50% of the front yard area not built on shall be landscaped. This area shall not include required sight lines for exiting vehicles.

AP23.5 design guidelines

AP23.5.1 activities

AP23.5.1.i Note that in accordance with the Plan any activity which is not a residential activity (except a home occupation) is a discretionary activity, and requires a resource consent application.

AP23.5.1.ii These guidelines acknowledge the variety of activity in the Precinct. Activities which complement the existing environment and enhance the residential quality of the Precinct such as small cafes and guesthouses will add to the general streetscape if designed appropriately.

AP23.5.1.iii Activities unrelated to the Precinct attracting high car counts or which significantly encourage pedestrians to cross the busy road shall be discouraged e.g. fast food, general retail shops.

AP23.5.2 heritage buildings

AP23.5.2.i The listed Heritage Buildings are important elements in the Precinct. Any work on Group A and B buildings must comply with the requirements of the Plan (see Residential Rule Table).

AP23.5.2.ii New buildings which are to be located beside “Group A” buildings should be developed in a scale and context related to the heritage building and should enhance rather than embarrass it. This does not mean a new building should replicate the heritage building.

AP23.5.3 the sea edge

AP23.5.3.i No new structures will be allowed on the sea edge side of Wakefield Quay or adjacent water except as covered in AP23.5.3.iii, AP23.5.3.iv and AP23.5.3.vi.

AP23.5.3.ii The existing Boat Shed Cafe and Boat House have great heritage value (Group A buildings) and shall be retained.

AP23.5.3.iii Additions to existing buildings shall not be permitted, unless they are minor (See REr.85 - heritage buildings, places and objects: alterations to Group A and B items) and do not obstruct the view from the road or from the houses along Wakefield Quay. They shall be designed to be sympathetic to the existing building.

AP23.5.3.iv Replacement of an existing building because of fire or natural disaster will be allowed, but the new structure shall be within the existing building envelope and be designed to complement the existing architecture.

AP23.5.3.v The existing chain fence and sea wall have significant visual and historical value and shall be retained.

AP23.5.3.vi Development of seating and steps down to the water, landscaping and general development of “people spaces” is to be encouraged. However, the design shall be sympathetic to the sea wall and chain fence with matching materials. The general line of the sea wall must not be interrupted, particularly when viewed from the sea. The view from the road or from houses along Wakefield Quay shall not be obstructed.

AP23.5.4 vegetation and landscape

AP23.5.4.i Vegetation at street level or near the front of the site is important to link in with the existing planting and to soften walls and garaging. The use of evergreen trees is encouraged.

AP23.5.4.ii Permanent planting on terrace areas is encouraged to break up and soften walls and garaging.

AP23.5.5 scale and pattern

AP23.5.5.i New development must be sympathetic to the scale and pattern of existing buildings in the area as described under “Area Assessment”. The horizontal banding that commonly arises from repetitive storeys, is an element not reflective of the houses that are dominant in the character of the existing precinct. Breaking up of the facades of larger structures, the use of visible roof planes, the proportioning of solid wall to glass, and permanent planting, are elements which should be introduced to reflect the existing scale and pattern, to subdue repetitive horizontal banding of facades, and to achieve an effect of a variety of buildings linked together.

AP23.5.5.ii New building facades must be interrupted, varied or modulated in the horizontal plane (i.e. front elevation) at not more than 10m centres, to prevent single horizontal building forms. New facades shall relate to the scale and variety of the existing architecture, which comprises single dwellings on individual land titles with frontages of narrow to moderate widths.

AP23.5.6 roof line

AP23.5.6.i Pitched roofs, both gable and hipped, are a highly visible and predominant characteristic of the precinct, and designers of new developments are encouraged to relate new roof forms to the existing.

AP23.5.7 windows

AP23.5.7.i The high proportion of solid wall to window openings and the separation of windows, are important features of the existing buildings, and new designs should have regard for this characteristic.

AP23.5.7.ii Large expanses of glass, black bands or dark tinted or reflective glass, or glass walls are not appropriate. Designers shall break up large areas of window with mullions, doors and similar features. Terrace balustrades may also serve to give solidness to the elevation.

AP23.5.7.iii Detailing around windows is an important element when linking new buildings into the existing streetscape. Windows shall be recessed to provide a shadow line and avoid flat facades.

AP23.5.7.iv Care shall be taken with the location and orientation of windows to avoid significant impact on the privacy of neighbours.

AP23.5.8 detailing

AP23.5.8.i The buildings shall introduce a level of detailing to the elevations to provide interest to pedestrians and complement the existing buildings.

AP23.5.9 outdoor living

AP23.5.9.i Every new dwelling or apartment should have an outdoor living court adjacent to living rooms in the form of a terrace, balcony or landscaped area of a minimum 12m². The minimum dimension for the outdoor area should be 2.4m. (The object of this guideline is to continue the residential activity and character of the precinct, presently manifested in verandahs and outdoor living terraces. The minimum dimensions allow space for a group of people to sit around a table).

AP23.5.9.ii Care shall be taken with the location and orientation of outdoor living areas to avoid significant impact on the privacy of neighbours. Screens shall be used where appropriate to ensure a reasonable level of privacy.

AP23.6 consent applications

AP23.6.1 application of Nelson Resource Management Plan

a) *Non-residential activities*

Under the Nelson Resource Management Plan, any non-residential activity establishing in the Wakefield Quay Precinct requires an application for a resource consent as a *discretionary activity* (see Nelson Resource Management Plan, Chapter 7, Rule REr.20 - non-residential activities). Chapter 2 of the Plan should be consulted for a definition of residential activity.

b) *Buildings and structures*

Within the Wakefield Quay Precinct:

- i) all new buildings, or
- ii) any alteration to the external appearance of an existing building or structure other than “redecorating, restoration or insignificant alteration carried out with materials similar to, or having the same appearance to those originally used”.

is a *restricted discretionary activity* under Chapter 7 of the Plan (Rule REr.84 (Wakefield Quay Precinct)) if the activity complies with rules A, B, C, D, E, F and G in this Guide, and the standards set out in Rule REr.84 (Wakefield Quay Precinct). Rule REr.84 also sets out the matter over which discretion is restricted.

- c) Comprehensive Housing Developments will be assessed in accordance with AP23 ‘Design Guide for Wakefield Quay’ as well as AP22 Comprehensive Housing Development’. Where there is a conflict between provisions or requirements, AP23 shall take precedence.

AP23.6.1.i If the activity does not comply with Rules A to G, or any of the standards set out in Rule REr.84, it is a *discretionary activity*.

AP23.6.1.ii The Council’s assessment of any application for a resource consent will be based on compliance with this Design Guide. In the case of discretionary activity applications, regard will also be had to the assessment criteria for the relevant rule that is contravened (see Residential Rule Table).

AP23.6.2 consultation

AP23.6.2.i Early consultation with the Nelson City Council Planning Department is encouraged to resolve design issues prior to lodging a planning application.

AP23.6.3 demolition or removal of buildings

AP23.6.3.i The Nelson Resource Management Plan should be consulted if demolition or removal of any listed Heritage Building in the Precinct is contemplated.

AP23.6.3.ii There are several buildings which have a Group A or B heritage listing. These are shown on the Planning Maps, and in Appendix 1 (heritage buildings, places and objects) of the Plan. Any application for consent to demolish or remove these buildings must satisfy the criteria in the Plan. In addition any demolition or removal application shall be accompanied by a resource consent application for the intended replacement building.

AP23.6.4 supporting information required

AP23.6.4.i The planning application for any building development must include:

- a) the street elevation of the building, extended to show several of the buildings on either side to illustrate the relationship of the design to, and its context within, Wakefield Quay, together with the top of the cliff behind and the building height line.
- b) a written analysis of the manner in which the proposed development responds to the design guide and how it relates and responds to the Precinct.

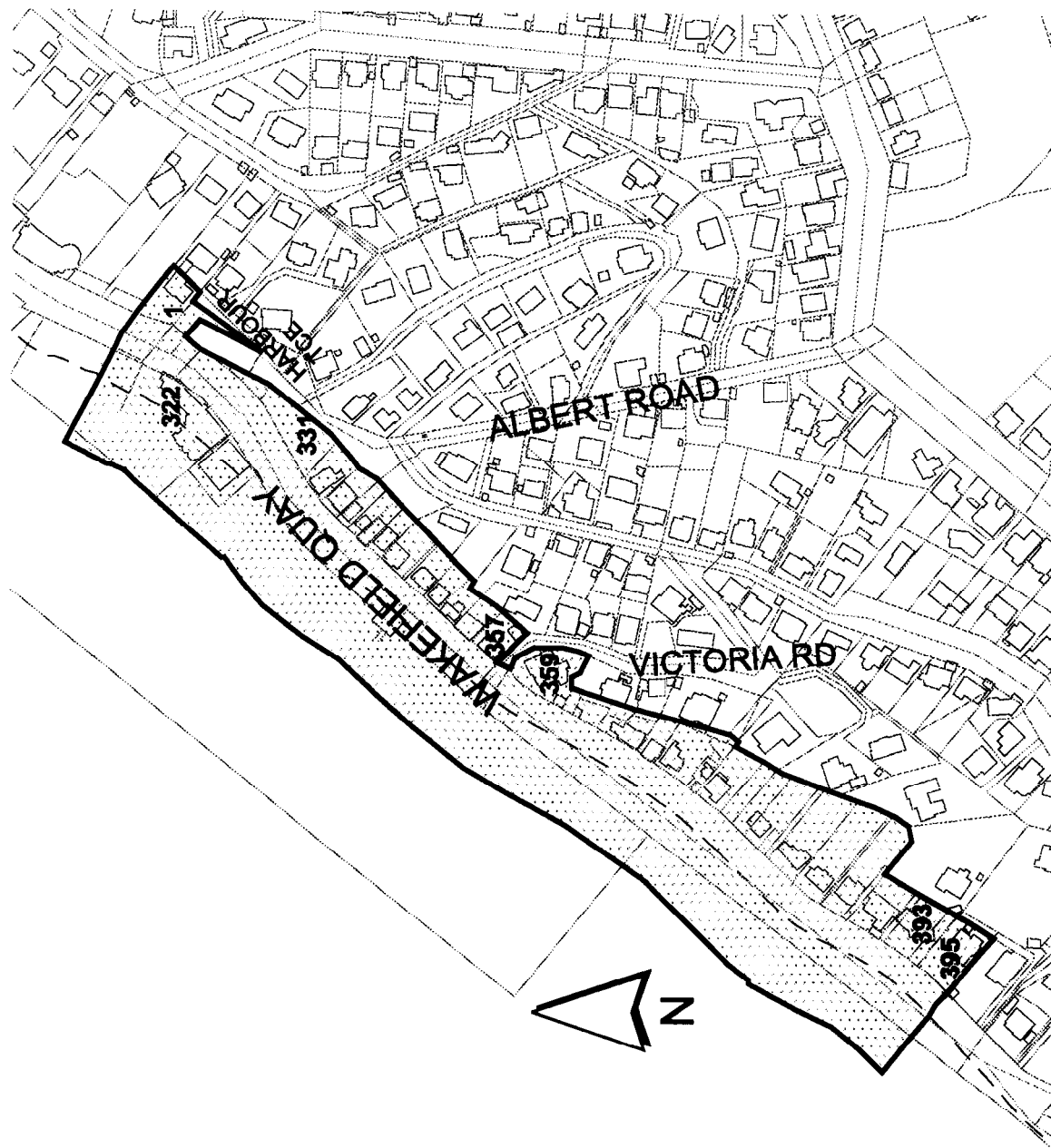
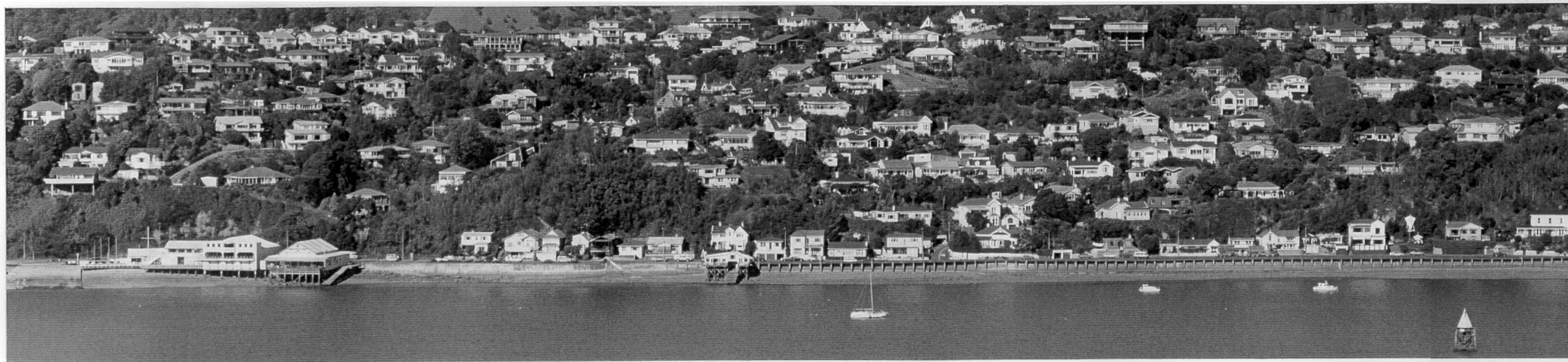
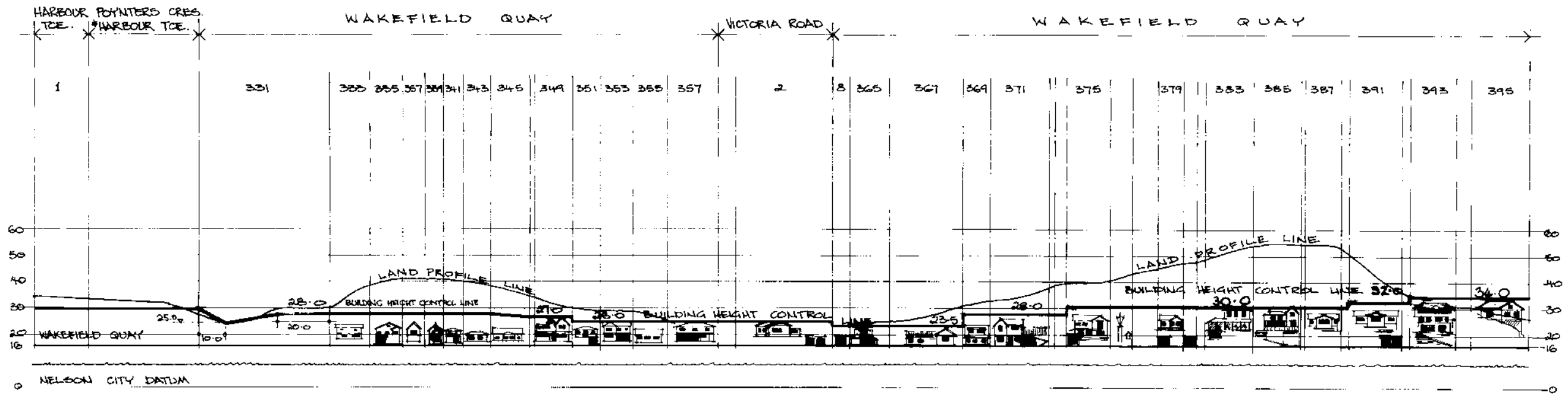


Figure 1
Design guidelines for Wakefield Quay
 Subject Area Plan
 Area subject to guidelines shown shaded.



**NELSON CITY COUNCIL
DESIGN GUIDELINES FOR WAKEFIELD QUAY
FIGURE 3**



**ELEVATION OF WAKEFIELD QUAY
SHOWING BUILDING HEIGHT CONTROL LINE
RELATED TO NELSON CITY DATUM**

- THE LAND PROFILE LINE IS THE APPROXIMATE LEVEL OF THE IMMEDIATE CLIFFS VIEWED FROM THE HARBOUR SIDE OF WAKEFIELD QUAY ROAD.
- SECTION NUMBERS ARE STREET NUMBERS
- ELEVATIONS OF HOUSES ARE APPROX. HEIGHT ONLY

**NELSON CITY COUNCIL
DESIGN GUIDELINES FOR WAKEFIELD QUAY**

FIGURE 2

Amended by Council Decision - 6 August 1998

appendix 24

designations

AP24 overview

AP24.i This appendix describes all designations contained within this resource management plan.

AP24.1 introduction

AP24.1.i A Minister of the Crown, a local authority with financial responsibility for a public work, or a network utility operator approved as a requiring authority under section 167 of the Act may require land to be designated within the Plan. The designations are indicated on the planning maps.

AP24.1.ii The effect of a designation is that the requiring authority responsible for the designation may do anything that is in accordance with the designation, irrespective of the ordinary district plan rules in the Plan that might otherwise control the activity and sec 9(1) of the Act. Other people may not, without the prior written consent of the requiring authority, do anything in relation to the designated land that would prevent or hinder the project or work to which the designation relates. The zone rules regulate activities that are not covered by the designation. Section 176A of the Act applies to all new works on a designated site.

AP24.1.iii Requiring authorities, like everyone else, are bound by the Act to avoid, remedy, or mitigate adverse effects on the environment in relation to their activities.

AP24.1.iv Most of the designations incorporated in the Plan have been 'rolled over' from earlier plans with minor modifications under Clause 4 of the First Schedule to the Act. Most of these works have been given effect to. Designations that did not appear in previous plans are listed as "new" in the Schedules.

AP24.1.v Designations are subject to sections 9(3), and 11 to 15 of the Resource Management Act (refer section 176 of the Act). This plan contains regional rules relating to earthworks, soil disturbance and other matters covered under section 30 and the Second Schedule to the Resource Management Act. Requiring authorities, before exercising their designation must ensure that aspects subject to sections 9(3), and 11 to 15 of the Act, comply with this plan and other relevant legal requirements.

AP24.1.vi Designations for works that have not been given effect to lapse after five years, unless a longer period has been specifically identified in the Schedules or the designated work is given effect to in the specified time period.

AP24.1.vii The following organisations are requiring authorities which have designations in this Plan.

Table (Code)	Requiring Authority and designation	Page	Planning Map
DA	Airways Corporation of New Zealand Ltd	4	
DA1	Nelson Airport Approach Lights	4	17
DAA	Nelson Airport Ltd	6	
DAA1	Aerodrome (Nelson Airport)	7	17, 21, 22
DAA2	Airnoise boundary controls	8	A4.1
DAA3	Airport height restrictions	11	A3.1, A3.2
DC	Minister for Courts	13	
DC1	Nelson Courthouse	13	10, 14
DD	Minister of Defence	14	
DD1	Army Drill Hall	14	1, 14
DE	Minister of Education	16	
DE1	Nelson Marlborough Institute of Technology	19	1, 14
DE2	Nayland College	19	22, 27
DE3	Nelson College	20	19
DE4	Nelson College for Girls	20	14
DE5	Auckland Point School	21	10
DE6	Birchwood Primary School and Birchwood Kindergarten	22	26, 27
DE7	Broadgreen Intermediate and Nayland Free Kindergarten	22	27
DE8	Enner Glynn School	23	23, 28
DE9	Clifton Terrace School	24	3
DE10	Nelson Central School	24	14, 15
DE11	Hampden Street School	25	18
DE12	Maitai IHC School	25	14
DE13	Nayland Primary School	26	27
DE14	Nelson Intermediate School and Early Childhood Education Facility	26	19
DE15	Stoke School and Stoke Playcentre	27	30
DE16	Tahunanui Primary School	28	18
DE17	Victory School and Early Childhood Centre	28	14, 19
DE18	Nelson College playing fields	29	19
DE19	Nelson College for Girls (Bronte Street)	30	14
DE20	Nelson College for Girls playing fields (Waimea Road)	30	14
DE21	Hira Primary School	31	40
DE22	Victory Square Kindergarten	31	14
DE23	Garin College	32	32
DF	Minister of Fisheries	33	
DF1	Store, laboratory and office	33	6
DM	Meteorological Service of New Zealand Ltd	34	
DM1	Nelson Automatic Weather Station	34	21
DN	Nelson City Council	35	
DN1	York Valley Landfill	36	24, 55
DN2	Refuse Transfer Station and Recycling Depot	40	17, 22
DN3	<i>Conservation Zone</i> - Water Supply purposes <i>Rural Zone</i> - Water supply purposes and works	42	52, 53, 55, 56, 57, 58
DN4	The Ridgeway/Songer Street reservoir	43	30
DN5	Walters Bluff reservoir	43	7, 11
DN6	Observatory Hill reservoir	44	18
DN7	Sewage treatment - Boulder Bank Drive	45	39

Table (Code)	Requiring Authority and designation	Page	Planning Map
DN8	Stream control works - Orphanage Creek	45	29, 30, 32
DN9	Railway Reserve	48	27, 29, 30
DN10	NCC Nursery	49	7
DN11	Carpark - NW and SE corner Montgomery Square	50	1
DN12	Carpark and access - Stoke firestation	51	27
DN13	Service lane - SE corner Montgomery Square	53	1
DN14	Service lane - NE corner Montgomery Square	55	1
DN15	Recreation reserve - The Glen	56	2, 38
DN16	Saxton Park extension	58	32
DN17	Isel Park extension	59	27
DN18	Blackhorse Quarry	60	39
DP	Minister of Police	61	
DP1	Stoke Community Policing Centre	61	27
DP2	Nelson Police Station	62	1, 14
DR	Radio New Zealand Limited	63	
DR1	Main Road Stoke	63	32
DRN	The Radio Network Limited	64	
DRN1	314 Trafalgar Square	64	1, 14
DRN2	Main Road Stoke	65	32
DTA	Network Tasman Ltd	664	
DTA1	188 Songer Street	66	25
DTA2	106 - 302 Annesbrook Drive	67	17, 22, 23
DTA3	SH6 Atawhai Drive	67	3
DTA4	Marsden Road	68	31
DTA5	769 Hira Road	68	40
DTDC	Tasman District Council	69	
DTDC1	Saxton Park extension	69	32
DTE	Telecom New Zealand Ltd	71	
DTE1	Atawhai Exchange	72	4
DTE2	Grampian Microwave Station	73	24
DTE3	Halifax Street and Achilles Avenue - Nelson exchange	74	1
DTE4	380 Main Road - Stoke exchange	75	22, 27
DTE5	47 Tahunanui Drive - Tahunanui exchange	76	13, 18
DTE6	Fringed Hill Landmobile Site	77	55
DTE7	Grampians VHF Landmobile Site	79	24
DTE8	Maungatapu Microwave Station	80	56
DTP	Trans Power NZ Ltd	82	
DTP1	Stoke Electricity Substation	82	27, 30
DTR	NZ Transport Agency	83	
DTR1	643 Rocks Road and off Bisley Walk and Tahunanui Drive	83	13
DTR2	Queen Elizabeth II Drive	84	10
DTR3	Adjacent to Rocks Road and north of Magazine Point	85	13
DTR4	All parts of State Highway 6	85	Various
DTR5	Whakatu Drive (Stoke Bypass), between Waimea Road and Annesbrook Drive	86	17, 22, 23
DTR6	Whakatu Drive (Stoke Bypass), between Annesbrook Drive and Saxton Road	87	22, 26, 27, 29
DTR7	Whakatu Drive (Stoke Bypass), between Saxton Road and Richmond Deviation	88	23, 24, 32

Table (DA) - Airways Corporation of New Zealand Ltd

Details of each designation follow this table.

ID	Site name/ Location of site	Purpose of designation	Legal description/valuation no.	Area
DA1	Nelson Airport approach lights, NE of Runway 20 on bearing N40° 51'50"	Navigational aid (airport approach lights)	Pt Sec 85 CT 14/119	2250m ²

DA1 designation DA1

DA1.i Navigational Aid (Airport Approach Lights).

DA1.1 designating authority

DA1.1.i Airways Corporation of New Zealand Ltd.

DA1.2 reason for designation

DA1.2.i The reason for this requirement is that the approach lights are currently established and have for many years provided visual guidance to aircraft pilots approaching the airport from the north.

DA1.3 nature of the works

DA1.3.i The approach lights are an integral part of the operation of Nelson Airport. The lights allow pilots to identify the location of the runway from the north and 'line up' the aircraft into the approach flight path. The approach lights therefore provide for the safe and efficient approach of aircraft into Nelson airport.

DA1.4 environmental effects/mitigation measures

DA1.4.i The environmental effects of retaining and operating the approach lights will be minor. The principal effects relate to the continued maintenance and servicing of these facilities and they are unlikely to change significantly in the future in terms of character, scale or intensity.

DA1.4.ii The approach lights will not have any significant visual adverse effects on the golf course or surrounding landscape. This consideration is based on the approach light structures being between a low height range of 30cm - 347cm. Therefore the lights will most likely not be seen from beyond the immediate area of the site.

DA1.4.iii Airways will carry out all responsibilities of an authorised requiring authority and will give proper regard to the interests of those affected and to the environment by complying with all duties and obligations of the Resource Management Act and all other legal requirements in terms of any new works proposed for the approach lights.

DA1.5 explanatory statement

DA1.5.i Airways is responsible for providing and servicing telecommunication and navigational aids throughout New Zealand. This service provides for the safe and efficient movement of aircraft in New Zealand air space. The Nelson Airport northern approach lights therefore have a strategic and operational importance to Airways.

DA1.5.ii There are six approach lights which extend out to the northeast (bearing N40° 51' 50") from the end of Runway 20 and align with the centre line of the runway. The lights are spaced approximately 76m apart and a red light is fixed to the top of each pole structure. The height of each structure varies subject to the contour of the ground, however, the height of the approach light structures varies between 30cm - 347cm.

DA1.5.iii The approach lights are located on land labelled 'Nelson Golf Links' which has an underlying zone of Open Space and Recreation Zone in the City Plan.

DA1.5.iv In view of the operational importance of the approach lights, Airways wishes to designate a 450m long x 5m wide rectangular area of land that in effect, will cover all six approach lights. Airways considers designation to be the most appropriate means of ensuring its interests in this navigational aid is protected.

DA1.5.v No consultation has been undertaken because the approach lights are presently administered by Airways and the activities are already established. Notwithstanding this, Airways has a commitment on all Resource Management issues to consult with affected parties, tangata whenua and local authorities as appropriate. This policy will be implemented in respect of any relevant new works on the approach lights.

Table (DAA) - Nelson Airport Ltd

Details of each designation follow this table.

ID	Site name/ location of site	Purpose of designation	Legal description/valuation no.	Area
DAA1	Nelson Airport, area presently occupied by Nelson Regional Airport and includes part of the Airport peninsula and land along Bolt Road. It also includes sections along Point Road owned by NRAA.	Aerodrome (Nelson Airport)	Lot 1 DP18320, Lot 1 DP18321, Lot 1 DP19886, Lot 10 DP18321, Lot 2 DP18320, Lot 2 DP18321, Lot 3 DP18320, Lot 3 DP18321, Lot 4 DP18320, Lot 4 DP18321, Lot 5 DP18320, Lot 5 DP18321, Lot 6 DP18321, Lot 7 DP18321, Lot 8 DP18321, Lot 9 DP18321, Sec 123 Sub Sth SO 9301, Pt Sec 85 SO14214, Sec 114 Sub Sth SO10100, Sub Sth SO 10127, Pt Sec 111 SO 14214.	145ha
DAA2	Nelson Airport, Airport land, residential properties at the southwestern end of main runway, part of the golf course, and part of Point and Grace Roads.	Airnoise boundary controls	Land owned by NRAA and described as: Lot 1 DP17638, Lot 1 DP18320, Lot 1 DP18321, Lot 10 DP18321, Lot 2 DP18320, Lot 2 DP18321, Lot 3 DP18320, Lot 3 DP18321, Lot 4 DP18320, Lot 4 DP18321, Lot 5 DP18321, Lot 6 DP18321, Lot 7 DP18321, Lot 8 DP18321, Lot 9 DP18321, Pt Sec 85 SO 14214, Sec 114 Sub Sth SO 10100, Pt Sec 111 SO 14214 Residential properties at the southwestern end of main runway 02/20 and described as: Pt Sec IV DP3140, Lot 2 DP4561, Lot 7 DP4561, Lot 8 DP4561, Lot 9 DP4561, Lot 2 DP7586, Lot 1 DP7850, Lot 2 DP7850, Lot 1 DP18628, Lot 1 DP7586, Lot 3 DP4561, Lot 1 DP362535, Lot 2 DP362535 Land in other ownership: (Golf course: Lot 1 DP18323, Lot 2 DP17638, Pt Sec 85 Sub Sth SP 9198, Pt Sec 111 SO 9526) Part of Point Road and part of Grace Street. Also Lot 1 DP10689, Pt Sec IV DP1288, and Pt Sec IV Sub Sth DP 599	
DAA3	Nelson Airport	Airport height restrictions		

DAA1 designation DAA1

DAA1.i Aerodrome (Nelson Airport).

DAA1.1 designating authority

DAA1.1.i Nelson Airport Ltd.

DAA1.2 reason for designation

DAA1.2.i The Aerodrome designation is defined to protect the operational capability of the existing airport and provide for associated airport development for a minimum planning period to year 2020.

DAA1.3 nature of the works

DAA1.3.i Existing and future aerodrome development includes aircraft operations: domestic and occasional international jet aircraft traffic, rotary wing aircraft operations, aircraft servicing and maintenance, fuel storage and general aviation, together with associated activities, buildings and infrastructure, navigational aids and lighting. Secondary uses are aviation related industries and businesses necessary to meet the functional needs of the airport or businesses for freight distribution purposes or passenger transit. Ancillary uses of the buildings are for airport associated recreation, conference and function purposes or storage. The grassed areas are managed and maintained to avoid aggregation of birds and to satisfy airport operational requirements. Erosion, silting and flood management systems are provided for within the designation.

DAA1.3.ii Future aerodrome development involves provision for improvements, upgrading and expansion of the following elements:

- a) landside facilities in the form of terminal, hangar, cargo and handling areas, access and parking areas, fuel storage, aircraft servicing and maintenance facilities and consolidation of airport and helicopter operations
- b) airside facilities in the form of apron requirements and parallel taxiway improvements, together with required separation distances.

DAA1.3.iii The nature and layout of activities shall be in general accordance with Aerodrome Designation - General Development Plan Figure I which forms part of this designation.

DAA1.4 environmental effects/mitigation measures

DAA1.4.i The area now occupied by the aerodrome is designated as a public work in terms of the Transitional District Plan. It is part of the existing environment. This designation covers a greater land area through the inclusion of 15 Point Road properties which are affected by airport operations. It is modified in its terminology to reflect the functions of the requiring authority.

DAA1.4.ii The Nelson Airport Environmental Management Plan has confirmed that the aerodrome will exist at its present location at least until the year 2020. The future development strategy is based on sustaining the function of the aerodrome as a regional strategic resource. Sustainability will be based on mitigation of the effects of natural hazards on the aerodrome site and avoiding or mitigating adverse effects of aerodrome operations on the community, in particular noise, and maintaining sufficient runway length to meet the requirements of a range of aircraft capable of principally domestic operations.

DAA1.4.iii Consideration of alternative sites, routes and methods is included in the Nelson Airport Environmental Management Plan (October 1996). Cost of relocation has been identified as the single most significant factor supporting continued use of the existing airport site. The Nelson Airport Environmental Management Plan sets out mitigation measures which can reduce the risk of natural hazards impacting significantly on the resource and also measures which can mitigate against environmental effects of airport operations.

DAA1.5 explanatory statement

DAA1.5.i The extent of the Aerodrome designation is shown on the Planning Maps.

DAA1.5.ii This designation is for a period up to and including year 2020 pursuant to Section 184(i) (c) of the Act, to the extent not given effect to before the end of that period.

DAA1.5.iii Civil Aviation Authority and Airways Corporation of New Zealand have been consulted on a continuing basis. Consultation has been undertaken with Air New Zealand Link, Helicopters NZ Ltd, Ansett NZ and adjoining landowners. Consultation with iwi, Department of Conservation and Nelson City Council has occurred as part of the Nelson Airport Environmental Management Plan.

DAA2 designation DAA2

DAA2.i Airnoise boundary controls

DAA2.1 designating authority

DAA2.1.i Nelson Airport Ltd

DAA2.2 reason for designation

DAA2.2.i An airnoise boundary has been defined around Nelson Airport to protect the operational capability of the airport, while at the same time minimising adverse environmental effects from aircraft noise on the community.

DAA2.2.ii The purpose of the airnoise boundary is to identify the area of aerodrome operations where noise sensitive activities are prohibited.

DAA2.3 nature of the works

DAA2.3.i Noise from aircraft operations at Nelson Airport will be managed so that the rolling three month average 24 hour night-weighted sound exposure does not exceed 65 Ldn (109 Pasques) at or outside the airnoise boundary. This approach is in accordance with NZS 6805:1992 Airport Noise Management and Land Use Planning, which will apply to airport operations.

DAA2.3.ii Ldn is the primary measurement adopted to conform with the methods of sound measurement to be adopted for an indicative monitoring system to ensure ongoing compliance. The equivalent Pasques measurements are also cited for transparency and ease of alternative calculation. Monitoring and reporting shall be in accordance with an Airport Noise Monitoring Plan.

DAA2.3.iii Airport Noise Monitoring Plan means a plan developed by the Airport Authority in consultation with the Nelson Airport Noise Environment Advisory Committee for the measurement of aircraft noise levels for the purposes of assessing compliance with noise limits. The plan shall be lodged with the Council, and shall be reviewed and updated as necessary. Principally, the plan shall contain information on:

- a) Noise measurement procedures and Standards
- b) Procedures for calculating and assessing compliance for rules DAA2.3.i and DAA2.6.ii
- c) Reporting of compliance assessment to Nelson Airport Noise Environment Advisory Committee and Council
- d) Timeframes for implementation and review of the monitoring plan

DAA2.3.iv Aircraft operations which involve:

- a) aircraft landing in an emergency or the operation of emergency flights required to rescue persons from life threatening situations or to transport patients, human vital organs or medical personnel in a medical emergency
- b) aircraft using the airport due to unforeseen circumstances as an essential alternative to landing at a scheduled airport
- c) flights required to meet the needs of a national or civil defence emergency declared under the Civil Defence Act 1983
- d) flights certified by the Minister of Defence as necessary for reasons of National Security in accordance with section 4 of the Act.

shall be excluded from the calculation of the three month average.

DAA2.4 restrictions

DAA2.4.i Any new activity, other than an airport related activity or golf course, shall not be permitted inside the Ldn 65 (109 Pasques) airnoise boundary.

DAA2.4.ii New or relocated residential, school, hospital and other noise sensitive activities are prohibited inside the Air Noise Boundary.

DAA2.4.iii No alterations or additions to existing residential unit shall be permitted inside the Air Noise Boundary without appropriate acoustic insulation to ensure a satisfactory internal noise environment. Such insulation shall be certified by a suitably qualified and experienced acoustic engineer.

DAA2.5 environmental effects/mitigation measures

DAA2.5.i The imposition of an airnoise boundary at Nelson Airport is intended to protect the operational capability of the aerodrome and to manage the noise environment to maintain and, where possible, enhance community health and welfare. The airnoise boundary is a mitigation measure to protect noise sensitive activities from the adverse effects of aircraft noise. A detailed Assessment of Environmental Effects (AEE) is incorporated in a separate document entitled Nelson Regional Airport Environmental Management Plan (October 1996) which evaluates all the resource management issues and assesses environmental effects for airport activities.

DAA2.5.ii An alternative to designation of the Airnoise boundary is its inclusion as part of an airport protection zone in the Planning Maps and incorporation of appropriate planning controls as part of this Plan. This procedure has been proposed as part of the District Plan process in other districts where the airport is in a rural locality or where the airport authority owns all the land inside the Airnoise Boundary. However, where there are existing residential properties inside the Ldn 65 (109 Pasques) contour, as in this case, it is considered that the designation procedures afford private property owners maximum protection in terms of buy out rights and compensation in relation to existing properties under the flight path at the western end of the runway. Furthermore, designation retains

the area affected by airport operations in the control of the Airport Authority whose function is to manage airport operations in a safe and efficient manner. Alternative time frames for the designation were evaluated and a period up to and including Year 2020 is deemed reasonable in view of existing and projected growth figures, the long term unsuitability of residential use at Grace Street and the amount of existing zoned residential land which has been identified as being noise affected by the year 2020.

DAA2.6 night aircraft movements noise restrictions

DAA2.6.i Noise restrictions for night aircraft movements are to apply at Nelson airport. For the purposes of these restrictions "night movements" are defined as a flight to or from the airport occurring between the hours of 12:00 midnight and 6:00 am and not comprising aircraft operations permitted under DAA2.3.iv. All other flights shall be included in calculation of aircraft noise in accordance with DAA2.3.i.

DAA2.6.ii Aircraft taking off or landing at the Airport between the hours of 12 midnight and 6am shall not exceed SEL 95 dBA in any residential zone outside of the Airnoise Boundary. Compliance with this rule shall be assessed in accordance with the procedures set out in the Airport Noise Monitoring Plan.

DAA2.6.iii Exemptions for individual flights from the requirements of DAA2.6.ii may be given by the Nelson Airport Noise Environment Advisory Committee to be constituted and maintained under the Nelson Regional Airport Environmental Management Plan (October 1996). Such exemptions are intended to be granted for special events requiring additional air services to accommodate members of the public attending. Requirements for grant of exemptions are:

- a) An application in writing to the Committee, detailing the event and additional air service proposed.
- b) Such application is to be publicly notified by the Committee which shall take into account any submissions or representations made in writing in relation to the application in determining whether it shall be granted and any terms that shall apply.
- c) Exemption may be granted for a maximum of 24 movements (12 landings and 12 takeoffs) in any 12 month period.

DAA2.7 independent air noise compliance audit

DAA2.7.i There shall be an independent compliance audit of aircraft noise management by the Nelson Airport Ltd at Nelson airport to be conducted at five yearly intervals during the continuance of this designation. The audit will review compliance with the terms of this air noise designation and the adoption and implementation of ongoing best management practices to minimise air noise in the environs of the airport and its surrounding area and to review the methods and procedures set out in the Airport Noise Monitoring Plan.

DAA2.7.ii The audit shall be conducted by such party or parties as the Noise Environment Advisory Committee may unanimously nominate, but failing such a nomination then by such party as may be nominated by the Director of Civil Aviation.

DAA2.7.iii The audit shall be publicly notified and opportunity shall be given to all interested parties to make submissions or representations to the party conducting the audit for consideration as part of such audit process. Nelson Airport Ltd will facilitate and fully co-operate with the audit process and meet all reasonable audit costs incurred.

DAA2.7.iv The audit findings and recommendations shall be publicly notified and Nelson Airport Ltd will use its best endeavours to observe and implement any findings or recommendations that may be made by the auditor.

DAA2.8 explanatory statement

DAA2.8.i The extent of the airnoise (65 Ldn) (109 Pasques) boundary is shown on Planning Map A4 of the Nelson Resource Management Plan, comprising land owned by Nelson Airport Ltd and residential properties at the southwestern end of main runway 02/20.

DAA2.8.ii This designation is for the period up to and including Year 2020 pursuant to Section 184(i)(c) of the Act to the extent not given effect to before the end of that period.

DAA2.8.iii Consultation occurs on a continuing basis with Nelson City Council, Civil Aviation Authority, Airways Corporation of New Zealand, and airline operators.

DAA3 designation DAA3

DAA3.i Airport height restrictions

DAA3.1 designating authority

DAA3.1.i Nelson Airport Ltd

DAA3.2 reason for designation

DAA3.2 The designation is needed to protect aircraft approach and takeoff paths and horizontal and conical surfaces to ICAO standards. If obstacles pierce the required approach and takeoff paths and horizontal and conical surfaces then Civil Aviation approval for the use of the runway for some services may be withdrawn. The Airport Height Restriction Designation is in line with CAA and ICAO requirements.

DAA3.3 nature of the works

DAA3.3.i An airspace protection envelope which covers an area of land and airspace where obstacles (trees, buildings, waterborne craft, or structures) are restricted in height.

DAA3.4 environmental effects/mitigation measures

DAA3.4.i The imposition of the Airport Height Restrictions are intended to protect the operational capability of the aerodrome and provide for the safety of aircraft approaching or taking off from the aerodrome. Detailed assessment of environmental effects is incorporated into a separate document called Nelson Airport Environmental Management Plan which evaluates all resource management issues and assesses environmental effects of airport activities. The document is available from the Nelson City Council.

DAA3.5 explanatory statement

DAA3.5.i Proposed restrictions:

- a) no structure, building, object or vegetation nor any part of a waterborne craft, shall be permitted to protrude into the airspace above an airspace protection envelope formed by connecting the Air Height Contours shown on Planning Map A3.1 or A3.2.
- b) where terrain penetrates the envelope, fences and structures in the form of residential and farm buildings up to 14 m high and production forestry up to 30m high will be permitted.
- c) where terrain penetrates the envelope aeriels, masts and other structures will be permitted to be erected only with the prior written consent of Nelson Airport Ltd.

DAA3.5.ii Alternate methods available are severely restricted by Civil Aviation Authority Advisory Circular 139-06A which details the obstacle limitation surfaces that are required to be adopted by an airport authority.

DAA3.5.iii Consultation occurs on a continuing basis with Nelson City Council, Civil Aviation Authority, Airways Corporation of New Zealand, and airline operators.

DAA3.5.iv This designation is intended to apply and continue, when incorporated in the District Plan, for a specified period up to and including Year 2020, pursuant to section 184(1)(c) of the Act, to the extent not given effect to before the end of that period.

Table (DC) – Minister for Courts

Details of each designation follow this table.

ID	Site name/ location of site	Purpose of designation	Legal description/valuation no.	Area
DC1	Bridge Street	Nelson Courthouse	Secs 201 and 203 City of Nelson	

DC1 designation DC1

DC1.i Nelson Courthouse (Bridge Street).

DC1.1 designating authority

DC1.1.i Minister for Courts.

DC1.2 reason for designation

DC1.2.i To clearly show the part of the Bridge Street site (Nelson Courthouse) for which the Minister for Courts retains responsibility and to provide for the continued operation of that facility.

DC1.3 nature of the works

DC1.3.i Criminal and civil trials are considered and adjudicated at Nelson Courthouse. Associated administrative activities.

DC1.4 environmental effects/mitigation measures

DC1.4.i The environmental effects of operating a Courthouse are minor and are principally related to the flow of people to and from the site. This flow of people takes place during the hours of operation which are typical of many activities carried out in this zone.

DC1.5 explanatory statement

DC1.5.i Consultation has not been undertaken as this requirement relates only to existing activities and land which has already been designated. The modifications required concern the purpose of the designation as to be notated in the Proposed Nelson City District Plan and are to clarify the requiring authority responsible for the works and clearly identify the land concerned.

Table (DD) - Minister of Defence

Details of each designation follow this table.

ID	Site name/ location of site	Purpose of designation	Legal description/valuation no.	Area
DD1	Army Drill Hall, 55 Hardy Street	Defence purposes	Pt Sec 153, 1208, Sec 1130A, Sec 1130, Pt Sec 1208, Pt Sec 669, Pt Lot 4 DP1460, being Pt Sec 152 C of N and Lot 2 DP566 being Pt Sec 153 C of N.	2663m ²

DD1 designation DD1

DD1.i Defence purposes.

DD1.1 designating authority

DD1.1.i Minister of Defence.

DD1.2 reason for designation

DD1.2.i Continuation of existing uses of the site.

DD1.3 nature of the works

DD1.3.i The New Zealand Defence Force currently uses the Nelson Army Hall for administrative support for Regular and Territorial Force units in the area, search and rescue functions, the storage of military vehicles and equipment, as a repair and maintenance facility, and for military, weapon and physical training. The facility provides storage capacity, an armoury, lecture rooms, temporary accommodation and ablutions. Logistical support for Civil Defence activities occurs from this site. Use by Cadet Force units also occurs. The command of military operations, sea, air and land, may be conducted from this site.

DD1.4 explanatory statement

DD1.4.i The designation applies to a Defence Area. The Defence Area is administered by the New Zealand Defence Force and is currently occupied by the New Zealand Army. The area is a Defence Work and may be utilised for any or every purpose required by section 5 of the Defence Act 1990, which are as follows:

- a) the defence of New Zealand, and of any area for the defence of which New Zealand is responsible under any act
- b) the protection of the interests of New Zealand, whether in New Zealand or elsewhere
- c) the contribution of forces under collective security treaties, agreements or arrangements
- d) the contribution of forces to, or for any of the purposes of, the United Nations, or in association with other organisations or states and in accordance with the principles of the charter of the United Nations
- e) the provision of assistance to the civil power either in New Zealand or elsewhere in time of emergency
- f) the provision of any public service

DD1.4.ii This designation applies to a Defence Area, and its function is to provide for the following functions of the New Zealand Defence Force (including visiting forces and third parties contracted to the New Zealand Defence Force):

- a) Defence Force command of land operations, sea operations, air operations, training, logistic support, construction, repair, maintenance, munitions handling and storage, administration, and communication, and for the acquisition and improvement of the skills necessary for such functions
- b) resources, accommodation and facilities for these functions
- c) accommodation for members of the New Zealand Defence Force and any visiting force, training, and recreational, welfare and medical facilities for them
- d) facilities for the storage of material, food and fuel, and the conservation and display of historic material
- e) facilities for the construction, repair and maintenance of vehicles and other equipment, including vehicles and equipment of forces of other nations
- f) to provide for the rapid and efficient deployment of the New Zealand Defence Force

DD1.4.iii Consultation has not occurred as this requirement relates only to existing activities and land which has already been designated.

Table (DE) - Minister of Education

Details of each designation follow this table.

ID	Site name/ Location of site	Purpose of designation	Legal description/valuation no.	Area
DE1	Nelson Marlborough Institute of Technology, 312 Hardy Street and others	Polytechnic	Part Section 427 SO 12092 (Part CT 10B/248), Lots 1 and 2 DP 949, Part Section 427 A197, Lot 3 DP 15517 (Part CT 10B/248), Part Section 426 (CT 57/72), Part Section 426 (CT 57/73), Part Section 426 (CT 18/1173), Part Lot 2 DP 5485, Part Section 426 (Bal CT 74/151), Part Section 426 A479, Part Section 426 (CT 9C/793), Part Sections 1 and 3 DP 185 (Gazettes 1989 p1865 and 1978 p2589), Lot 2 DP 15517, SO 11049 (Gazette 1972 p11), Lots 1 and 2 DP 1134 (Gazette 1986 p 1662), Lot 1 DP 15517, Part Section 434 (Part CT 9C/791), Part Section 434 (CT 57/43), Part Section 434 (Part CT 9C/791), Lot 1 DP 8334, Part Section 435 (CT 9C/792), Part Sec 435 (CT 9C/794), Part Section 178 DP 9616 (CT 5A/999), Part Sections 202 SO 9938 (CT 10B/172). Lot 1 DP 5485, Lot 2 DP 185, Part Lots 1 and 3 DP 185 (CT 169/93), Part Section 426 SO 12140, Pt Sec 431 SO 13318	
DE2	Nayland College, Nayland Road	Secondary school	Pt Sec 78 DP1866	1.815ha
DE3	Nelson College, Waimea Road	Secondary school	Part Section 1022, Sections 1024, 1026, 1028, 1030, 1032, 1034, 1036, (CT 6D/849), Section 1161 GN 285896.1, Section 1037, 1035, 1033 (CT 163/2 LTD), Part Section 1078, 1077 DP 1768 (CT 7B/876), Lot 2 DP 6020 (CT 90/155), Section 13 DP1623, Part Section 1064A DP1623 (CT 63/9), Section 1217 (CT 119/91), Section 1074, 1073, 1072, 1075, 1076, (CT 54/132 LTD), Lot 1 DP 10123 (CT 5D/105), Part Section 1071 Res DI 2/405, Section 1196 (CT 67/116), Section 1023, 1025, 1027, 1029, 1031 (CT 6D/849), stopped portion of Ngatiawa Street (SO 15422)	12.418ha

ID	Site name/ Location of site	Purpose of designation	Legal description/valuation no.	Area
DE4	Nelson College for Girls, Trafalgar Street	Secondary school	Part Section 472 (CT22/28), Part Sections 472, 466, Sections 470, 468 (CT 163/1 Ltd), Part Section 464 (CT 19/298), Part Section 464 (CT 56/257 Ltd), Lots 6-9 DP 59, Part Lot 5 GN 219903.2 DP 59, Part Lot 5 GN 141156 DP 59, Lots 1 and 2 DP 3303, Lots 1 and 2 DP2238, Part Lot 4, Lots 5-7 (DP1683), Lots 2 and 3 DP92	5.23ha
DE5	Auckland Point School, kindergarten and teenage parent unit, Haven Road	Primary School, kindergarten, and teenage parent unit.	Part Section 60 City of Nelson (NL8A/11 & NL8B/993), Part Section 61 City of Nelson (NL46/211 & NL54/62), Part Section 62-65MR City of Nelson (NL51/18), Lot 1 DP 2931, Lot 1-6 DP1441 (NL86/153, 277699), Part Section 1192 City of Nelson (NL51/221)	1.77ha
DE6	Birchwood Primary School and Birchwood Kindergarten, Seaview Road	Primary school and preschool facilities	Pt Lot 2 DP7222	2.53ha
DE7	Broadgreen Intermediate and Nayland Free Kindergarten, Nayland Road	Intermediate school and preschool facilities	Pt Lot 2 DP2073	4.9ha
DE8	Enner Glynn School, The Ridgeway	Primary school	Lot 16 DP3438, Lot 1 DP5662, Pt Sec 42 DP4269, Pt Sec42 SO10329.	2.28ha
DE9	Clifton Terrace School, Atawhai Drive (SH6)	Primary school	Lots 1 - 3 DP1839, Lot 1 DP7667	2.13ha
DE10	Nelson Central School, Nile Street	Primary school	Secs 504 and 506 (CT 57/33) Secs 1201,505,503 and Pt Sec 499 SO9107.	1.84ha
DE11	Hampden Street School, corner Hampden and Ngatiawa Streets, and 37 Waimea Road	Primary school	Part Section 643 (CT 1C/542), Part Section 1044 SO 8558, Part Section 1042 A 282, Part Section 1040 (CT 16/103), Part Section 1040 A 163, Pt 1038 (CT 54/104), Part Section 1040 A 433, Pt Sec 1042 (CT 9/298), and Part Section 1042 A 698, Pt Sec 1042 (CT 1D/788)	1.52ha
DE12	Maitai IHC School, Tasman Street	Special school	Pt Sec 205 SO 12848, Sec 1281	0.43ha
DE13	Nayland Primary School, Nayland Road	Primary school	Pt Lot 3 DP2073	2.38ha

ID	Site name/ Location of site	Purpose of designation	Legal description/valuation no.	Area
DE14	Nelson Intermediate School and Early Childhood Education Facility, Tipahi Street	Intermediate school and Early Childhood Education Facility	Section 873 SO 11084, Part Sections 874, 876 DP 3534, Part Section 874 SO 10126, Section 872 SO 112, Part Lot 1 DP 2845, Lot 2 DP 1937	4.49ha
DE15	Stoke School and Stoke Playcentre, Main Road Stoke	Primary school and Early Childhood Education	Lot 38 DP2905 (NL86/49), Part Lot 2 DP 2905 (NL94/165), Part Section 53 District of Suburban South (NL59/258), Part Section 53 Suburban South (NL48/181), Part Section 53 District of Suburban South (NL33/147), Part Lot 2 DP 2641 (NL80/169), Lot 15 DP5252	2.68ha
DE16	Tahunanui Primary School, 65 Muritai Street	Primary school	Part Lots 1 and 2 DP 3112, Lot 3 DP 1566, Lots 3, 9 and 10 Part Lots 2 and 9 DP 3692, Lot 1 DP 979, Lot 47-52 DP 144	2.07ha
DE17	Victory School, Vanguard Street	Primary school	Lot 1 DP 3805, Lot 2 DP 3461, Part Lot 1 DP 2753, Part Section 846 (CT 52/214), Part Sections 846, 847 (CT 52/207), Part Section 847 (CT 52/213), Part Sections 847, 848 (CT 52/210), Lot 2 DP 3805, Part Section 849, Part Section 9 of Blk E (CT 52/204), Lot 2 DP 2753, Part Section 848 (CT 52/209)	2.1107ha
DE18	Nelson College, Franklyn/Tipahi/Vanguard Streets	Secondary school playing field	Sections 883, 885, 887, 889, 891 DP 1230 (CT 49/169), Section 892, 890 and Part Section 888 City of Nelson (CT 6B/1176), Part Section 888 City of Nelson, Section 886 DP 1485 (CT 53/155), Section 884 DP 1390 (CT 51/167)	1.2141ha
DE19	Nelson College for Girls, (Bronte Street)	Secondary school	Lot 1 DP 2196, Part Section 617 (CT 33/276), Part Section 617 DP 843, Lot 2 DP 2675, Lots 1 and 2 DP 2313, Lots 1 and 2 DP 2429, Lot 1 DP 2675, Pt sec 615 City of Nelson A437, Lot 2 DP2196	0.9705ha
DE20	Nelson College for Girls, Waimea Road	Secondary school playing field	Part Section 654 (CT 18/248), Part Section 654 (CT 20/159), Part Section 653 (CT 52/258 Ltd), Section 655 (CT 6/139), Part Section 653 (CT 52/260 Ltd)	0.3138ha
DE21	Hira Primary School, Wakapuaka Road (SH6) Hira	Primary school	Various Secs 113-115 SO 13731, Sec 27A DP2709, Sec 27A (Ct 62/189), Lot 1 DP6009.	0.98ha
DE22	Victory Square Kindergarten, 166 St Vincent Street	Preschool	Lot 5 DP4432	0.1504ha
DE23	Garin College 35 Champion Road	Secondary School	Part Lot 1 DP7514 (CT 3A/1277)	Approx 5.37ha

DE1 designation DE1

DE1.i Nelson Marlborough Institute of Technology

DE1.1 designating authority

DE1.1.i Minister of Education.

DE1.2 reason for existing designation

DE1.2.i Existing designation - this public work has been given effect to. Retaining the designation will provide for the ongoing operation of the education facility in terms of the Resource Management Act. Designation is considered to be the most effective means of ensuring that the Ministry of Education's interest in the site is protected.

DE1.3 nature of the works - Nelson Marlborough Institute of Technology

DE1.3.i The structures/works associated with the Nelson Marlborough Institute of Technology include teaching facilities, staff and student facilities, administration facilities, recreation facilities, support facilities including retailing and supply of food and beverages, and vehicle and cycle parking.

DE1.4 conditions for the Nelson Marlborough Institute of Technology

DE1.4.i Provisions of the Resource Management Plan in relation to parking (Appendix 10) will be complied with.

DE1.5 environmental effects/mitigation measures

DE1.5.i There will be no proposed changes to the use of the site that will change the present state of the environment, on or in the vicinity of the site.

DE1.6 explanatory statement

DE1.6.i As the proposed modifications will not result in any significant change to the existing activity on the site, no consultation has been undertaken.

DE2 designation DE2

DE2.i Nayland College, Nayland Road

DE2.1 designating authority

DE2.1.i Minister of Education.

DE2.2 reason for existing designations

DE2.2.i The public work has been given effect to. Retaining the designation will provide for the ongoing operation of the education facility in terms of the Resource Management Act. Designation is considered to be the most effective means of ensuring that the Ministry of Education's interest in the site is protected.

DE2.3 nature of the works

DE2.3.i The structures/works associated with a secondary school may include buildings such as classrooms, a staff room and administration block, a hall, ablution blocks, caretakers room, a boiler room, storage sheds and other ancillary buildings; recreation facilities such as playing grounds and fields, a swimming pool; and vehicle parking.

DE2.4 environmental effects/mitigation measures

DE2.4.i There will be no proposed changes to the use of the site that will change the present state of the environment, on or in the vicinity of the site.

DE2.5 explanatory statement

DE2.5.i As the proposed modifications will not result in any significant change to the existing activity on the site, no consultation has been undertaken.

DE3 designation DE3

DE3.i Nelson College, Waimea Road

DE3.1 designating authority

DE3.1.i Minister of Education.

DE3.2 reason for existing designations

DE3.2.i Existing designation - this public work has been given effect to. Retaining the designation will provide for the ongoing operation of the education facility in terms of the Resource Management Act. Designation is considered to be the most effective means of ensuring that the Ministry of Education's interest in the site is protected.

DE3.3 nature of the works

DE3.3.i The structures/works associated with a secondary school may include buildings such as classrooms, a staff room and administration block, a hall, ablution blocks, caretakers room, a boiler room, storage sheds and other ancillary buildings; recreation facilities such as playing grounds and fields, a swimming pool; and vehicle parking.

DE3.4 environmental effects/mitigation measures

DE3.4.i There will be no proposed changes to the use of the site that will change the present state of the environment, on or in the vicinity of the site.

DE3.5 explanatory statement

DE3.5.i As the proposed modifications will not result in any significant change to the existing activity on the site, no consultation has been undertaken.

DE4 designation DE4

DE4.i Nelson College for Girls, Trafalgar Street

DE4.1 designating authority

DE4.1.i Minister of Education.

DE4.2 reason for existing designations

DE4.2.i Existing designation - this public work have been given effect to. Retaining the designation will provide for the ongoing operation of the education facility in terms of the Resource Management Act. Designation is considered to be the most effective means of ensuring that the Ministry of Education's interest in the site is protected.

DE4.3 nature of the works

DE4.3.i The structures/works associated with a secondary school may include buildings such as classrooms, a staff room and administration block, a hall, ablution blocks, caretakers room, a boiler room, storage sheds and other ancillary buildings; recreation facilities such as playing grounds and fields, a swimming pool; and vehicle parking.

DE4.4 environmental effects/mitigation measures

DE4.4.i There will be no proposed changes to the use of the site that will change the present state of the environment, on or in the vicinity of the site.

DE4.5 explanatory statement

DE4.5.i As the proposed modifications will not result in any significant change to the existing activity on the site, no consultation has been undertaken.

DE5 designation DE5

DE5.i Auckland Point School, kindergarten, and teenage parent unit, Haven Road.

DE5.1 designating authority

DE5.1.i Minister of Education.

DE5.2 reason for existing and alteration to designations

DE5.2.i Existing designation (Auckland Point School) - this public work, being a primary school, has been given effect to. This designation was altered on 14 March 2013 to allow for the establishment and operation of a teenage parent unit and operation of an already established kindergarten. The designation provides for ongoing operation of education facilities in terms of the Resource Management Act. Designation is considered to be the most effective means of ensuring that the Ministry of Education's interest in the site is protected.

DE5.3 nature of the works

DE5.3.i The structures/works associated with a primary school may include buildings such as classrooms, a staff room and administration block, a hall, ablution blocks, caretakers room, a boiler room, storage sheds and other ancillary buildings; recreation facilities such as playing grounds and fields, a swimming pool; and vehicle parking.

DE5.3.ii The structures/works associated with a kindergarten may include one main building for education and care of pre-schoolers, kitchen and toilet facilities, a staff room; ancillary buildings such as storage sheds; an outdoor play area; parking and access, and site fencing.

DE5.3.iii The structures/works associated with a teenage parent unit may include one main building containing two classrooms for education of teenage students, kitchen and toilet facilities, a staff room; ancillary buildings such as storage sheds; an outdoor area; and vehicle parking.

DE5.4 environmental effects/mitigation measures

DE5.4.i There will be no proposed changes to the use of the site that will change the present state of the environment, on or in the vicinity of the site.

DE5.4.ii Designation DE5 was altered on 14 March 2013 to allow for the establishment and operation of a teenage parent unit and operation of an existing kindergarten within the designation and these will result in result in no more than minor changes to the effects on the environment compared with the operation of the Auckland Point School.

DE5.5 restrictions

DE5.5.i A teenage parent unit and/or a kindergarten may be established and operated without lodgement of an outline plan under section 176A of the Resource Management Act 1991 provided:

- i) The number of children attending the kindergarten at any one time does not exceed 50 (being 40 children in the main kindergarten building and 10 children in the kindergarten room adjacent to the Teenage Parent Unit).
- ii) The number of staff at the kindergarten at any one time does not exceed eleven (being eight staff members located at the main kindergarten building and three staff members in the kindergarten room adjacent to the Teenage Parent Unit).
- iii) The hours of operation for children attending the kindergarten do not extend outside the period 7:30 am to 5:30 pm, Monday to Friday (inclusive).
- iv) The number of students attending the teenage parent unit at any one time does not exceed 20.
- v) The number of staff at the teenage parent unit at any one time does not exceed two.
- vi) The hours of operation for students attending the teenage parent unit do not extend beyond the period 9:30 am to 3:30 pm, Monday to Friday (inclusive).
- vii) No changes are made to the external building envelopes or layout and traffic arrangements on the site from those existing as at 14 March 2013.

DE5.6 explanatory statement

DE5.6.i As the proposed modifications will not result in any significant change to the existing activity on the site (no physical works are proposed, both the kindergarten and teenage parent unit will operate from existing facilities), consultation has been limited to land owners only.

DE6 designation DE6

DE6.i Birchwood Primary School and Birchwood Kindergarten, Seaview Road

DE6.1 designating authority

DE6.1.i Minister of Education.

DE6.2 reason for existing designations

DE6.2.i Existing designation - this public work has been given effect to. Retaining the designation will provide for the ongoing operation of the education facility in terms of the Resource Management Act. Designation is considered to be the most effective means of ensuring that the Ministry of Education's interest in the site is protected.

DE6.3 nature of the works

DE6.3.i The structures/works associated with a primary school may include buildings such as classrooms, a staff room and administration block, a hall, ablution blocks, caretakers room, a boiler room, storage sheds and other ancillary buildings; recreation facilities such as playing grounds and fields, a swimming pool; and vehicle parking.

DE6.3.ii The structures and works associated with a preschool facility usually involve one main building for the education and care of preschoolers, kitchen and toilet facilities, a staff area; ancillary buildings such as storage sheds and an outdoor play area. The site is fenced.

DE6.4 environmental effects/mitigation measures

DE6.4.i There will be no proposed changes to the use of the site that will change the present state of the environment, on or in the vicinity of the site.

DE6.5 explanatory statement

DE6.5.i As the proposed modifications will not result in any significant change to the existing activity on the site, no consultation has been undertaken.

DE7 designation DE7

DE7.i Broadgreen Intermediate and Nayland Free Kindergarten, Nayland Road

DE7.1 designating authority

DE7.1.i Minister of Education.

DE7.2 reason for existing designations

DE7.2.i Existing designation - this public work has been given effect to. Retaining the designation will provide for the ongoing operation of the education facility in terms of the Resource Management Act. Designation is considered to be the most effective means of ensuring that the Ministry of Education's interest in the site is protected.

DE7.3 nature of the works

DE7.3.i The structures/works associated with an intermediate school may include buildings such as classrooms, a staff room and administration block, a hall, ablution blocks, caretakers room, a boiler room, storage sheds and other ancillary buildings; recreation facilities such as playing grounds and fields, a swimming pool; and vehicle parking.

DE7.3.ii The structures and works associated with a preschool facility usually involve one main building for the education and care of preschoolers, kitchen and toilet facilities, a staff area; ancillary buildings such as storage sheds and an outdoor play area. The site is fenced.

DE7.4 environmental effects/mitigation measures

DE7.4.i There will be no proposed changes to the use of the site that will change the present state of the environment, on or in the vicinity of the site.

DE7.5 explanatory statement

DE7.5.i As the proposed modifications will not result in any significant change to the existing activity on the site, no consultation has been undertaken.

DE8 designation DE8

DE8.i Enner Glynn School, The Ridgeway

DE8.1 designating authority

DE8.1.i Minister of Education.

DE8.2 reason for existing designations

DE8.2.i Existing designation - this public work has been given effect to. Retaining the designation will provide for the ongoing operation of the education facility in terms of the Resource Management Act. Designation is considered to be the most effective means of ensuring that the Ministry of Education's interest in the site is protected.

DE8.3 nature of the works - primary schools

DE8.3.i The structures/works associated with a primary school may include buildings such as classrooms, a staff room and administration block, a hall, ablution blocks, caretakers room, a boiler room, storage sheds and other ancillary buildings; recreation facilities such as playing grounds and fields, a swimming pool; and vehicle parking.

DE8.4 environmental effects/mitigation measures

DE8.4.i There will be no proposed changes to the use of the site that will change the present state of the environment, on or in the vicinity of the site.

DE8.5 explanatory statement

DE8.5.i As the proposed modifications will not result in any significant change to the existing activity on the site, no consultation has been undertaken.

DE9 designation DE9

DE9.i Clifton Terrace School, Atawhai Drive

DE9.1 designating authority

DE9.1.i Minister of Education.

DE9.2 reason for existing designations

DE9.2.i Existing designation - this public work has been given effect to. Retaining the designation will provide for the ongoing operation of the education facility in terms of the Resource Management Act. Designation is considered to be the most effective means of ensuring that the Ministry of Education's interest in the site is protected.

DE9.3 nature of the works

DE9.3.i The structures/works associated with a primary school may include buildings such as classrooms, a staff room and administration block, a hall, ablution blocks, caretakers room, a boiler room, storage sheds and other ancillary buildings; recreation facilities such as playing grounds and fields, a swimming pool; and vehicle parking.

DE9.4 environmental effects/mitigation measures

DE9.4.i There will be no proposed changes to the use of the site that will change the present state of the environment, on or in the vicinity of the site.

DE9.5 explanatory statement

DE9.5.i As the proposed modifications will not result in any significant change to the existing activity on the site, no consultation has been undertaken.

DE10 designation DE10

DE10.i Nelson Central School, Nile Street

DE10.1 designating authority

DE10.1.i Minister of Education.

DE10.2 reason for existing designations

DE10.2.i Existing designation - this public work has been given effect to. Retaining the designation will provide for the ongoing operation of the education facility in terms of the Resource Management Act. Designation is considered to be the

most effective means of ensuring that the Ministry of Education's interest in the site is protected.

DE10.3 nature of the works

DE10.3.i The structures/works associated with a primary school may include buildings such as classrooms, a staff room and administration block, a hall, ablution blocks, caretakers room, a boiler room, storage sheds and other ancillary buildings; recreation facilities such as playing grounds and fields, a swimming pool; and vehicle parking.

DE10.4 environmental effects/mitigation measures

DE10.4.i There will be no proposed changes to the use of the site that will change the present state of the environment, on or in the vicinity of the site.

DE10.5 explanatory statement

DE10.5.i As the proposed modifications will not result in any significant change to the existing activity on the site, no consultation has been undertaken.

DE11 designation DE11

DE11.i Hampden Street School, corner Hampden and Ngatiawa Streets

DE11.1 designating authority

DE11.1.i Minister of Education.

DE11.2 reason for existing designations

DE11.2.i Existing designation - this public work has been given effect to. Retaining the designation will provide for the ongoing operation of the education facility in terms of the Resource Management Act. Designation is considered to be the most effective means of ensuring that the Ministry of Education's interest in the site is protected.

DE11.3 nature of the works

DE11.3.i The structures/works associated with a primary school may include buildings such as classrooms, a staff room and administration block, a hall, ablution blocks, caretakers room, a boiler room, storage sheds and other ancillary buildings; recreation facilities such as playing grounds and fields, a swimming pool; and vehicle parking.

DE11.4 environmental effects/mitigation measures

DE11.4.i There will be no proposed changes to the use of the site that will change the present state of the environment, on or in the vicinity of the site.

DE11.5 explanatory statement

DE11.5.i As the proposed modifications will not result in any significant change to the existing activity on the site, no consultation has been undertaken.

DE12 designation DE12

DE12.i Maitai IHC School, Tasman Street

DE12.1 designating authority

DE12.1.i Minister of Education.

DE12.2 reason for existing designations

DE12.2.i Existing designation - this public work has been given effect to. Retaining the designation will provide for the ongoing operation of the education facility in terms of the Resource Management Act. Designation is considered to be the most effective means of ensuring that the Ministry of Education's interest in the site is protected.

DE12.3 nature of the works

DE12.3.i The structures/works associated with a primary school may include buildings such as classrooms, a staff room and administration block, a hall, ablution blocks, caretakers room, a boiler room, storage sheds and other ancillary buildings; recreation facilities such as playing grounds and fields, a swimming pool; and vehicle parking.

DE12.4 environmental effects/mitigation measures

DE12.4.i There will be no proposed changes to the use of the site that will change the present state of the environment, on or in the vicinity of the site.

DE12.5 explanatory statement

DE12.5.i As the proposed modifications will not result in any significant change to the existing activity on the site, no consultation has been undertaken.

DE13 Designation DE13

DE13.i Nayland Primary School, Nayland Road

DE13.1 Designating authority

DE13.1.i Minister of Education.

DE13.2 Reason for existing designations

DE13.2.i Existing designation - this public work has been given effect to. Retaining the designation will provide for the ongoing operation of the education facility in terms of the Resource Management Act. Designation is considered to be the most effective means of ensuring that the Ministry of Education's interest in the site is protected.

DE13.3 Nature of the works

DE13.3.i The structures/works associated with a primary school may include buildings such as classrooms, a staff room and administration block, a hall, ablution blocks, caretakers room, a boiler room, storage sheds and other ancillary buildings; recreation facilities such as playing grounds and fields, a swimming pool; and vehicle parking.

DE13.4 Environmental effects/mitigation measures

DE13.4.i There will be no proposed changes to the use of the site that will change the present state of the environment, on or in the vicinity of the site.

DE13.5 Explanatory statement

DE13.5.i As the proposed modifications will not result in any significant change to the existing activity on the site, no consultation has been undertaken.

DE14 designation DE14

DE14.i Nelson Intermediate School and Early Childhood Education Facility, Tipahi Street

DE14.1 designating authority

DE14.1.i Minister of Education.

DE14.2 reason for existing designations

DE14.2.i Existing designation - this public work has been given effect to. Retaining the designation will provide for the ongoing operation of the education facility in terms of the Resource Management Act. Designation is considered to be the most effective means of ensuring that the Ministry of Education's interest in the site is protected.

DE14.3 nature of the works

DE14.3.i The structures/works associated with an intermediate school and early childhood education facility may include buildings such as classrooms, a staff room and administration block, a hall, ablution blocks, caretakers room, a boiler room, storage sheds and other ancillary buildings; recreation facilities such as playing grounds and fields, a swimming pool; and vehicle parking.

DE14.4 environmental effects/mitigation measures

DE14.4.i There will be no proposed changes to the use of the site that will change the present state of the environment, on or in the vicinity of the site.

DE14.5 explanatory statement

DE14.5.i As the proposed modifications will not result in any significant change to the existing activity on the site, no consultation has been undertaken.

DE15 designation DE15

DE15.i Stoke School and Stoke Playcentre, Main Road Stoke

DE15.1 designating authority

DE15.1.i Minister of Education.

DE15.2 reason for existing designations

DE15.2.i Existing designation - the designation will provide for the ongoing operation of the education facility in terms of the Resource Management Act. Designation is considered to be the most effective means of ensuring that the Ministry of Education's interest in the site is protected.

DE15.3 nature of the works

DE15.3.i The structures/works associated with a primary school may include buildings such as classrooms, a staff room and administration block, a hall, ablution blocks, caretakers room, a boiler room, storage sheds and other ancillary buildings; recreation facilities such as playing grounds and fields, a swimming pool; and vehicle parking.

DE15.3.ii The structures/works associated with a Playcentre include one main building for education and care of preschoolers, kitchen and toilet facilities, a staff room; ancillary buildings such as storage sheds; an outdoor play area; parking and access, and site fencing.

DE15.4 environmental effects/mitigation measures

DE15.4.i There will be no proposed changes to the use of the site that will change the present state of the environment, on or in the vicinity of the site.

DE15.4.ii The proposed alteration involves no more than a minor change to the effects on the environment associated with the use or proposed use of the land concerned.

DE15.5 explanatory statement

DE15.5.i As the proposed modifications will not result in any significant change to the existing activity on the site, no consultation has been undertaken.

DE16 designation DE16

DE16.i Tahunanui Primary School, 65 Muritai Street

DE16.1 designating authority

DE16.1.i Minister of Education.

DE16.2 reason for existing designations

DE16.2.i Existing designation - this public work has been given effect to. Retaining the designation will provide for the ongoing operation of the education facility in terms of the Resource Management Act. Designation is considered to be the most effective means of ensuring that the Ministry of Education's interest in the site is protected.

DE16.3 nature of the works

DE16.3.i The structures/works associated with a primary school may include buildings such as classrooms, a staff room and administration block, a hall, ablution blocks, caretakers room, a boiler room, storage sheds and other ancillary buildings; recreation facilities such as playing grounds and fields, a swimming pool; and vehicle parking.

DE16.4 environmental effects/mitigation measures

DE16.4.i There will be no proposed changes to the use of the site that will change the present state of the environment, on or in the vicinity of the site.

DE16.5 explanatory statement

DE16.5.i As the proposed modifications will not result in any significant change to the existing activity on the site, no consultation has been undertaken.

DE17 designation DE17

DE17.i Victory School, Vanguard Street

DE17.1 designating authority

DE17.1.i Minister of Education.

DE17.2 reason for existing designations

DE17.2.i Existing designation - this public work has been given effect to. Retaining the designation will provide for the ongoing operation of the education

facility in terms of the Resource Management Act. Designation is considered to be the most effective means of ensuring that the Ministry of Education's interest in the site is protected.

DE17.3 nature of the works - primary school and early childhood centre

DE17.3.i The structures/works associated with a primary school may include buildings such as classrooms, a staff room and administration block, a hall, ablution blocks, caretakers room, a boiler room, storage sheds and other ancillary buildings; recreation facilities such as playing grounds and fields, a swimming pool; and vehicle parking.

DE17.3.ii The structures and works associated with an early childhood centre usually involve one main building for the education and care of preschoolers, kitchen and toilet facilities; a staff area; ancillary buildings such as storage sheds and an outdoor play area.

DE17.4 environmental effects/mitigation measures

DE17.4.i There will be no proposed changes to the use of the site that will change the present state of the environment, on or in the vicinity of the site.

DE17.5 explanatory statement

DE17.5.i As the proposed modifications will not result in any significant change to the existing activity on the site, no consultation has been undertaken.

DE18 designation DE18

DE18.i Nelson College playing fields, Franklyn/Tipahi/Vanguard Streets

DE18.1 designating authority

DE18.1.i Minister of Education.

DE18.2 reason for existing designations

DE18.2.i Existing designations - this public work has been given effect to. Retaining the designation will provide for the ongoing operation of the education facility in terms of the Resource Management Act. Designation is considered to be the most effective means of ensuring that the Ministry of Education's interest in the site is protected.

DE18.3 nature of the works

DE18.3.i The structures/works include recreation facilities such as playing grounds and fields, and vehicle parking.

DE18.4 environmental effects/mitigation measures

DE18.4.i There will be no proposed changes to the use of the site that will change the present state of the environment, on or in the vicinity of the site.

DE18.5 explanatory statement

DE18.5.i Consultation has not been undertaken as this requirement relates only to existing activities and land which has already been designated. The modifications required concern the purpose of the designation as to be notated in this Plan and are to clarify the requiring authority responsible for the works and clearly identify the land concerned.

DE19 designation DE19

DE19.i Nelson College for Girls, (Bronte Street)

DE19.1 designating authority

DE19.1.i Minister of Education.

DE19.2 reason for existing designations

DE19.2.i Existing designation - this public work has been given effect to. Retaining the designation will provide for the ongoing operation of the education facility in terms of the Resource Management Act. Designation is considered to be the most effective means of ensuring that the Ministry of Education's interest in the site is protected.

DE19.3 nature of the works

DE19.3.i The nature of the works at this site include sealed, multi-use sports courts and a gymnasium, a caretakers residence, a teachers residence, sheds and gardens, and open grassed areas.

DE19.4 environmental effects/mitigation measures

DE19.4.i There will be no proposed changes to the use of the site that will change the present state of the environment, on or in the vicinity of the site.

DE19.5 explanatory statement

DE19.5.i As the proposed modifications will not result in any significant change to the existing activity on the site, no consultation has been undertaken.

DE20 designation DE20

DE20.i Nelson College for Girls playing fields, Waimea Road

DE20.1 designating authority

DE20.1.i Minister of Education.

DE20.2 reason for existing designations

DE20.2.i Existing designation - this public work has been given effect to. Retaining the designation will provide for the ongoing operation of the education facility in terms of the Resource Management Act. Designation is considered to be the most effective means of ensuring that the Ministry of Education's interest in the site is protected.

DE20.3 nature of the works

DE20.3.i The nature of the works at this site is a grassed sports field.

DE20.4 environmental effects/mitigation measures

DE20.4.i There will be no proposed changes to the use of the site that will change the present state of the environment, on or in the vicinity of the site.

DE20.5 explanatory statement

DE20.5.i As the proposed modifications will not result in any significant change to the existing activity on the site, no consultation has been undertaken.

DE21 designation DE21

DE21.i Hira Primary School, Wakapuaka Road

DE21.1 designating authority

DE21.1.i Minister of Education.

DE21.2 reason for existing designations

DE21.2.i Existing designation - this public work has been given effect to. Retaining the designation will provide for the ongoing operation of the education facility in terms of the Resource Management Act. Designation is considered to be the most effective means of ensuring that the Ministry of Education's interest in the site is protected.

DE21.3 nature of the works

DE21.3.i The structures/works associated with a primary school may include buildings such as classrooms, a staff room and administration block, a hall, ablution blocks, caretakers room, a boiler room, storage sheds and other ancillary buildings; recreation facilities such as playing grounds and fields, a swimming pool; and vehicle parking.

DE21.4 environmental effects/mitigation measures

DE21.4.i There will be no proposed changes to the use of the site that will change the present state of the environment, on or in the vicinity of the site.

DE21.5 explanatory statement

DE21.5.i As the proposed modifications will not result in any significant change to the existing activity on the site, no consultation has been undertaken.

DE22 designation DE22

DE22.i Victory Square Kindergarten, 166 St Vincent Street

DE22.1 designating authority

DE22.1.i Minister of Education.

DE22.2 reason for designation

DE22.2.i Although the Victory Square Kindergarten site has been used for educational purposes for a number of years, it has never been designated. Designating the Victory Square Kindergarten site is the most effective means of ensuring that the Ministry of Education's interests in the site are protected.

DE22.3 nature of the works

DE22.3.i Victory Square Kindergarten was established and built in 1987 and has continued to operate since. The only facilities are the kindergarten building. There are no proposals to modify or alter the existing site or operation.

DE22.3.ii The structures and works associated with a preschool facility usually involve one main building for the education and care of preschoolers, kitchen and toilet facilities, a staff area; ancillary buildings such as storage sheds and an outdoor play area. The site is fenced.

DE22.4 environmental effects/mitigation measures

DE22.4.i There will be no proposed changes to the use of the site that will change the present state of the environment, on or in the vicinity of the site.

DE22.5 explanatory statement

DE22.5.i Consultation has not been undertaken as this requirement relates only to an existing activity.

DE23 designation DE23

DE23.i Garin College, 35 Champion Road.

DE23.1 designating authority

DE23.1.i Minister of Education.

DE23.2 reasons for existing designations

DE23.2.i The public work has been given effect to. Retaining the designation will provide for the ongoing operation of the education facility in terms of the Resource Management Act. Designation is considered to be the most effective means of ensuring that the Ministry of Education's interest in the site is protected.

DE23.3 nature of the works

DE23.3.i The structures/works associated with a secondary school may include buildings such as classrooms, a staff room and administration block, a hall, ablution blocks, caretaker's room, a boiler room, storage sheds and other ancillary buildings; recreation facilities such as playing grounds and fields, a swimming pool; and vehicle parking.

DE23.4 environmental effects/mitigation measures

DE23.4.i There will be no proposed changes to the use of the site that will change the present state of the environment, on or in the vicinity of the site.

DE23.5 explanatory statement

DE23.5.i As the proposed modifications will not result in any significant change to the existing activity on the site, no consultation has been undertaken.

Table (DF) - Minister of Fisheries

Details of each designation follow this table.

	Site name/ location of site	Purpose of designation	Legal description/valuation no.	Area
DF1	Port Nelson	Store, laboratory and office	Lot 3 DP 11882	

DF1 designation DF1

DF1.i Minister of Fisheries - Port Nelson Store, Laboratory and Office.

DF1.1 designating authority

DF1.1.i Ministry of Fisheries.

DF1.2 reason for designation

DF1.2.i The designation is existing and has been given effect to. The designation is needed to authorise, operate and maintain the Ministry of Fisheries Port Nelson Base.

DF1.3 nature of the works

DF1.3.i The Ministry of Fisheries buildings consist of: offices, a laboratory, general and gear stores, ancillary facilities and a wharf and wharfing area. Site works include - sealed car parks, vehicle manoeuvring areas, site landscaping and perimeter walls and gates.

DF1.4 environmental effects/mitigation measures

DF1.4.i The existing designation has been given effect to. Operation and maintenance of the facilities will not adversely affect the present state of the environment.

DF1.5 explanatory statement

DF1.5.i Consultation was undertaken at the time of the original designation. As the designation is in existence and has been given effect to, no further consultation was undertaken.

Table (DM) - Meteorological Service of New Zealand Ltd

Details of each designation follow this table.

	Site name/ location of site	Purpose of designation	Legal description/valuation no.	Area
DM1	Nelson Automatic Weather Station, Nelson Airport	Meteorological activities	Sec 1114 Dist Sub Sth CT 4D/323	

DM1 designation DM1

DM1.i Meteorological activities (Nelson Automatic Weather Station, Nelson Airport).

DM1.1 designating authority

DM1.1.i Meteorological Service of New Zealand Ltd.

DM1.2 reason for designation

DM1.2.i The responsibility for meteorological activities has been transferred from the Crown to Met Service so the designation has been modified to appropriately reflect Met Service's activities. It is also to ensure that the purpose of the designation more specifically describes the activities concerned, clearly defines the land, and identifies any likely effects.

DM1.3 nature of the works

DM1.3.i The nature of the works concerned is meteorological installations and ancillary activities for the purpose of observing, collecting and communicating weather information. Such an installation has the following physical and activity nature:

- a) small equipment buildings
- b) masts up to 10 m, poles up to 6m, aerials, antennas
- c) cable and line connections, radio and satellite links
- d) security fencing
- e) continuous automated observation of weather conditions and transmission of information

DM1.4 environmental effects/mitigation measures

DM1.4.i Environmental effects - visual impact of utilitarian buildings, masts and poles.

DM1.4.ii Mitigation measures - any environmental impacts should be offset by importance of maintaining an essential component of the network

DM1.5 explanatory statement

DM1.5.i Consultation has not been undertaken as this requirement relates only to existing activities and land which has already been designated. The modifications required concern the purpose of the designation as to be notated in this Plan and are to clarify the requiring authority responsible for the works and clearly identify the land concerned.

Table (DN) - Nelson City Council

Details of each designation follow this table.

ID	Site name/ location of site	Purpose of designation	Legal description/valuation no.	Area
DN1	York Valley Landfill	Refuse disposal	Part Section 7 District of Suburban South (part CT3D/421) and parts of Lots 34 and 37 DP210 (CT166/76), Lot 1 DP 13488, Lot 1 DP 14284	65ha
DN2	54 - 68 Pascoe Street	Refuse Transfer Station and Recycling Depot	Lot 2 DP12881, Lot 3 DP12881 and Lot 7 DP17113	1.24ha
DN3	Various, as per Planning Maps	<i>Conservation Zone:</i> Water supply purposes <i>Rural Zone:</i> Water supply purposes and works		
DN4	The Ridgeway/ Songer Street reservoir	Water supply/storage	Part of Section 6 SO14979	
DN5	Walters Bluff reservoir, Pearce Way	Water supply/storage	Lot 76 DP 17700	7541m ²
DN6	Observatory Hill reservoir, Princes Drive	Water supply/storage	Lot 26 DP 14687	0.43ha
DN7	Boulder Bank Drive	Sewage treatment	Lot 3 DP 7530, Lot 1 DP 7276, Lot 1 DP 13614	81.043 8ha
DN8	15 m from top of Westward bank of Orphanage Creek	Stream control works	Pt 55 and 56 Surb Sth, Pt 55 DP1003, Lot 4 DP 1574, Pt 3 DP 1574	
DN9	Railway reserve, Quarantine Road to Saxton Road	Walkway and cycleway	Sec 146, 147, 148, 149, 150 Surb Sth SO 12047, Sec 139 Surb Sth SO 111969, Sec 1 and 2 SO 14813, Sec 1 and 2 SO 14814, Sec 1,2,3,4,5, and 6 SO 14878.	
DN10	NCC Nursery	Plant production nursery and community facility	Pt Lot 2 DP 3202, Pt Lot 3 DP 3202, Pt Lot 1 DP 3583	
DN11	Land at the north western and south eastern corners of Montgomery Square	Car park	North western: Lot 2 DP 15736 and Lot 1 DP 8251 South eastern: Lots 1, 2 and 3 DP 1539	
DN12	Stoke firestation public car park, northern side of Putatai Street and on the western most side of Main Road Stoke	Car park and car park access	Pt Lot 11 DP 5048 SO 14677 and Part of: Lot 1 DP 8109, Lot 7 DP 5048, Lot 8 DP 5048, Lot 9 DP 5048 and Lot 10 DP 5408	
DN13	Lane at south eastern corner of Montgomery Square	Service lane	Lot 4 DP 8456, Lot 2 DP 12749, Lot 1 DP 12468, Lot 1 DP 7299, Pt Sec 164 City of Nelson SO 112	

ID	Site name/ location of site	Purpose of designation	Legal description/valuation no.	Area (ha)
DN14	Lane at north eastern corner of Montgomery Square	Service lane	Pt Lot 2 DP 1504, Pt Lot 1 DP 1504, Pt Sec 163 City of Nelson DP 4255	
DN15	Seafield Terrace, The Glen	Recreation reserve	Part Sec 1 DP960 CT45/129	
DN16	Saxton Park extension	Recreation reserve	Pt Lot 1 DP 3173, Pt Lot 2 DP 2553	
DN17	Isel Park extension	Recreation reserve		
DN18	Black Horse Quarry, Wakapuaka Road (SH6)	Quarry	Pt Sec 57A Sub. North District	2ha

DN1 designation DN1

DN1.i Refuse disposal - York Valley Landfill.

DN1.1 designating authority

DN1.1.i Nelson City Council.

DN1.2 reason for designation

DN1.2.i The continued designation of the refuse disposal site is to ensure that this important existing installation is suitably protected by the Plan, and that its future operation, maintenance and upgrading is appropriately provided for.

DN1.3 nature of the works

DN1.3.i Refuse - includes waste materials from residential, commercial and industrial properties, of a putrescible, organic, chemical, or mineral nature, and also soil and hardfill.

DN1.3.ii Sanitary landfill - means the excavation and reshaping of the area, backfilling with refuse and covering with soily material in a controlled manner to enable the stabilisation, reshaping and rehabilitation of the area, including protection planting of trees, shrubs and grasses. The operation may include the sorting including resource recovery and composting of materials.

DN1.4 environmental effects/mitigation measures

DN1.4.i The landfill will be controlled to appropriate standards so as to ensure avoidance of any tendency to erosion, the control of stormwater run off and any significant leachates, the prevention of vermin and any other nuisances.

DN1.4.ii Once a stage of landfill is completed the area shall be resown in grass or planted with trees to enable a continuance of use permitted in the underlying Rural Zone.

DN1.5 explanatory statement

DN1.5.i Some of the extra designated land (Lot 1 DP 14284) is not currently being used for landfill. The property has been purchased and the former property owners were aware what the land would be used for. They have use of the land, rent free, for the next 50 years. Nelson City Council will only be using a corner of the new land for landfill purposes, so adjoining land owners will not be affected.

DN1.6 conditions

DN1.6.i An outline plan exists for Stage I (Pt Sec 7 Suburban South S01210, parts of Lots 34 and 37 DP210), currently being filled.

DN1.6.ii Before any filling commences in other areas of the designation, an outline plan for excavation and works in conformity with the conditions that follow shall be submitted to the Council for its consideration:

DN1.6.iii The plan for landfill and rehabilitation will include the following sequence of activities:

- a) screen planting as part of the overall landscape plan, especially along the northwest boundary adjacent to the retention dam and the face of the landfill
- b) the clearing and preparation of the base in such a manner that it is free from any seepage and drained to a suitable outlet for the collection of any water-borne leachate
- c) the containing embankments across the end of the landfill will be constructed so that the height is above the current landfill, at the completion of each layer of landfill
- d) the planting programme and resowing of completed surfaces of previous landfill areas will be completed concurrently with the establishment of new areas
- e) suitable boundary and temporary fencing and gates
- f) location and form of permanent signs
- g) all necessary resource consents for effluents and diversion of stormwater shall be maintained

DN1.6.iv Refuse, other than hardfill, shall not be placed in such a manner that it would lie in contact with the water table or in permanent contact with any ponded water. Suitable provision shall be made for stormwater and for the control of effluents arising during storm conditions.

DN1.6.v At the base of the valley a suitable area shall be prepared to act as a settling pond so that all stormwater which has come in contact with exposed soil surfaces, excavations and filling will pass through this ponding area before entering the York Stream system.

DN1.6.vi The plan to be prepared for the consideration of the Council will include provision for the phasing of the landfill and indicate staging that could be anticipated from time to time. It will also include a suitable landscape plan and planting programme.

DN1.6.vii The exposed area of landfill shall be kept to a minimum at all times and refuse placed in the landfill will be compacted using suitable compactor equipment and shall be covered as soon as practicable by clay bound fill materials. Nelson City Council will ensure that there is no wind-blown refuse or objectionable elements from the presence of birds, vermin or smell. Refuse shall not be left uncovered following each day's closure of the landfill.

DN1.6.viii As a safeguard against possible accumulation of gases within the landfill, suitable gravel filters will be brought up through the landfill to enable the free escape of any such gases.

DN1.6.ix The management of the area may include sorting and stockpiling of sand, soil, gravel, compostable material (if necessary covered to contain decomposition and any smells), all for the purpose of regular covering of deposited refuse and improvements in the quality of the cover of the finished levels so as to sustain further growth of trees, shrubs and grasses.

DN1.6.x The finished landfill shall be shaped and graded with soil or similar materials of no less than 300mm in thickness so that in the storm periods excess rainwater shall be shed to the side of the landfill and into the valley side stormwater system.

DN1.6.xi A suitable water supply shall be available at all times, both for the operation of the landfill and also adequate to assist with any fire fighting at the landfill or within the adjacent locality.

DN1.6.xii Suitable fences and screens shall be placed around the working areas to prevent windblown materials from leaving the immediate locality. Collection of materials that might be blown beyond the immediate workings will be undertaken.

DN1.6.xiii The site layout plan includes wheel wash facilities on the exit driveway.

DN1.6.xiv Nelson City Council will conscientiously enforce all Acts, Regulations, Bylaws and Conditions relating to litter control. It will make such inspections of the roads in the locality as are necessary to ensure the speedy discovery of any litter or refuse which may have fallen from vehicles and shall attend promptly to reasonable complaints. Where any litter or refuse is discovered on the roads in the locality or arising from the use of such roads by vehicles carrying refuse or litter, such litter or refuse shall be removed as soon as possible and the area left tidy.

DN1.6.xv The landfill shall be operated to avoid needless attraction of birds and vermin and, if necessary, extermination programmes shall be carried out as required.

DN1.6.xvi The following substances will only be permitted where approval has first been given by Nelson City Council and suitable arrangements made for its proper placing and immediate covering in the landfill:

- a) loads of fish and animal wastes
- b) any scheduled poisons or other hazardous chemicals
- c) any dangerous goods or other hazardous materials
- d) any liquid waste

DN1.6.xvii Approval for the disposal of these substances will only be granted where there is not a satisfactory alternative method available to the industries concerned and in the case of substances referred to in DN1.6.xvi (b) and DN1.6.xvi (c) only in an approved area of the landfill.

DN1.6.xviii The burning of refuse in the landfill area will not be permitted and should any fire be accidentally started, it will be extinguished immediately.

DN1.6.xix Periodic testing of the stream waters leaving the area for contaminants and leachates shall be arranged in conformity with the conditions of the Water Right or resource consent. In the event that stream waters leaving the landfill site become contaminated by contact with refuse, waste or other deleterious material as a result of the operation of the landfill, Nelson City Council shall undertake immediate remedial measures to effectively remove the contamination.

DN1.6.xx The hours for operation of the landfill will fall within 7am and 5.30pm on week days and Saturdays, 1pm to 5.30pm Sundays and public holidays. Refuse will not be accepted for disposal at the landfill earlier than 8am weekdays and Saturdays and later than 4.30pm on any day on which the landfill is operating. The above will apply save in the case of emergency. Nelson City Council may determine to close the facility on some days, or reduce the hours from time to time as appropriate.

DN1.6.xxi Access to the landfill site will not be permitted for cars, cars and trailers, or other vehicles carrying refuse except as set out below.

Access will be permitted for:

- a) vehicles carrying solid refuse or other material not considered by Nelson City Council to be acceptable at transfer stations
- b) heavy commercial vehicles approved by Nelson City Council carrying substantial loads where a direct destination to the landfill site gives greatest economy of vehicle operation
- c) local authority vehicles carrying compacted or other refuse or covered materials
- d) vehicles carrying wastes approved under DN1.6.xvi above

DN1.6.xxii General public access to the landfill site will be permitted during times of emergency when due to breakdown or destruction transfer facilities are unable to operate.

DN1.6.xxiii All refuse shall be transported either in a suitable container or covered or secured so that there is no possibility of material falling on any public roads, or the approach road and this requirement is to be pre-requisite of permission to enter the site.

DN1.6.xxiv

a) Noise levels, when measured at or within any site in a Residential Zone must not exceed:

Day time

55 dBA (L10)

Other times

45 dBA (L10)

75 dBA (Lmax)

Day time means 7am - 10pm Monday to Friday, and 9am - 10pm Saturdays, Sundays and Public Holidays

b) Noise levels measured at or within the notional boundary of any rural dwelling must not exceed:

Day time

55 dBA (L10)

Other times

45 dBA (L10)

75 dBA (Lmax)

Day time means 6am - 10pm Monday to Sunday

c) All measurements and assessment in accordance with NZS6801:1991 and NZS6802:1991

DN1.6.xxv No equipment or processes shall be employed on the site that give rise to annoying vertical or horizontal vibration at the nearest residentially zoned property boundary.

DN1.6.xxvi As the landfill is an existing activity consultation was not necessary in order to include this designation. Regarding the extra land, the landowner was aware at the time of purchase what the land would be used for. As only a small portion of the land will be used for landfill purposes, neighbouring properties will not be affected by the use, so no consultation was necessary.

DN2 designation DN2

DN2.i Refuse Transfer Station and Recycling Depot

DN2.1 designating authority

DN2.1.i Nelson City Council.

DN2.2 reason for designation

DN2.2.i The purpose of the designation is to provide authorisation for the Council to use the sites referred to for the purpose of establishing, operating and managing refuse transfer and recycling.

DN2.3 nature of the works

DN2.3.i The Refuse Transfer Station is equipped with buildings and equipment to receive refuse from commercial, industrial and domestic site.

DN2.3.ii The Recycling Centre is a depot for the collection and short term storage of paper, cardboard, metals, glass, plastic and other materials salvaged from municipal refuse. The depot includes storage buildings and a sale outlet.

DN2.4 environmental effects/mitigation measures

DN2.4.i The environmental effects of the refuse transfer station and recycling centre are mitigated by the conditions outlined in the explanatory statement below.

DN2.5 explanatory statement

DN2.5.i Transfer Station/Refuse Transfer Facility - a facility for the management of refuse - collection, processing, treatment and transfer.

DN2.5.ii Modification - the area of the designation has been increased to include the recycling centre which has a resource consent and the site to the north which is being held on bare land rental for future expansion of the transfer station.

DN2.5.iii The following conditions apply to Lot 2 DP 12881. These conditions are additional to and shall not be substituted for relevant performance standards in this Plan applicable to the site.

DN2.6 litter

DN2.6.i Suitable fences and screens shall be erected to prevent wind blown materials from leaving the site. Daily inspection and where necessary, collection of materials that are on the site and blown beyond the immediate vicinity of the transfer station building shall be undertaken.

DN2.6.ii Nelson City Council shall police all available traffic and litter legislation controlling litter, and shall make regular inspections of roads in the locality to collect any litter or refuse which has fallen from vehicles.

DN2.6.iii Refuse shall be transported from the transfer station to the landfill in suitable containers covered or secured so that no material falls onto public roads.

DN2.7

health

DN2.7.i The site shall be operated at all times in a clean and tidy manner so that no nuisance is caused by dust, odour, flies, rodents, birds and noise, beyond the boundaries of the site.

DN2.7.ii The normal hours for a vehicle access to the site will fall within 8am to 4.30pm each day, and 6pm to 8pm on Tuesday nights during daylight savings months, save in exceptional circumstances. Nelson City Council may determine to close the facility on some days or vary the hours from time to time as appropriate.

DN2.7.iii Toxic, chemical or liquid wastes shall be separated and stored in safe, secure containers until suitable disposal can be arranged.

DN2.7.iv No refuse shall remain in the dumping area overnight. Any refuse remaining on the site at the end of the working day shall be stored in sealed containers pending its transfer to the landfill site.

DN2.7.v The dumping area and surround shall be thoroughly cleaned down at the cessation of each day's operation.

DN2.7.vi Inspections of the site shall be made for any indications of rodent activity and rodent-baiting programme shall be instituted if and when necessary.

DN2.7.vii Insecticide sprays, having residual power, shall if necessary be used to ensure fly and other insect activity is eliminated as far as practicable.

DN2.7.viii The refuse compartment of every transfer vehicle shall be thoroughly cleaned of all refuse remains after emptying refuse at the landfill site and before returning to the transfer station.

DN2.8

recycling

(The following conditions of operation of the Recycling Centre apply to Lot 7 DP17113):

DN2.8.i All materials accepted on site for recycling shall basically be uncontaminated, nuisance free materials containing or composing no noxious chemical, liquid or other wastes which could cause a nuisance.

DN2.8.ii No materials accepted for recycling shall be stacked outside the recycling building and compound area nor allowed to accumulate in an unsightly manner.

DN2.8.iii All surfaces on which materials are to be deposited or stored shall be sealed, and the seal maintained so as to prevent the escape of leachate to soils and ground water. Any materials which may cause contamination of stormwater runoff if exposed to the weather shall be stored under cover of permanent roofing. Any liquids collected for recycling shall be sorted within a bunded area to prevent spillage entering the stormwater system.

DN2.8.iv The boundary fence adjoining the property of Printpac-UEB Ltd shall be reconstructed in a form and to a height sufficient to prevent windblown materials from leaving the site and prevent public access to the Printpac-UEB Ltd site.

DN2.8.v The site shall be managed in such a way as to cause no discernible odour at the boundary of the site.

DN2.8.vi It shall be ensured that the site does not create a rodent nuisance, and any rodent nuisance shall be immediately reported to the owners of adjoining properties, together with advice as to the control programme implemented.

DN2.8.vii No material shall be stored in a position where it will come into contact with the boundary fence or wall of any adjoining property.

DN2.8.viii The conditions forming part of this designation shall be binding on and shall form part of any agreement to assign the management of the site to an agent or contractor.

DN2.8.ix Landscaping in the form of screen planting is to be provided, in the manner shown on the site works plan No. 08015501.

DN2.8.x That an oil separator be installed at an appropriate place to avoid any washdown liquids containing oil based products or similar entering the stormwater system.

DN3 designation DN3

DN3.i Water supply purposes, Water supply purposes and works (Nelson's water supply is sourced from surface water runoff from significant areas of the Conservation and Rural Zones).

DN3.1 designating authority

DN3.1.i Nelson City Council

DN3.2 reason for designation

DN3.2.i The designation for Water supply purposes / Water supply purposes and works is to ensure that important water supply catchments are suitably protected by this designation and that the construction, operation, maintenance and upgrading of existing and future water supply installations is provided for.

DN3.3 nature of the works and restrictions

DN3.3.i Water Supply Purposes - Nelson City's water supply is abstracted from the surface run off from these areas. No activities will be permitted that are not compatible with this purpose. The level of water treatment provided could eventually allow some flexibility but at present the only treatments provided is coarse screening (1.5mm mesh) followed by chlorination.

DN3.3.ii Water Supply Purposes and Works - this land is held for water supply related purposes. This includes the construction, operation, maintenance and upgrading of pump stations, treatment plants, dams, reservoirs, storage tanks, intakes, pipework, roads, tracks and other similar or related structures or facilities necessary to abstract, treat, store, supply or convey water for the City Supply.

DN3.4 environmental Effects/Mitigation Measures

DN3.4.i The water supply catchments have high conservation values because of the long term protection provided by Nelson City Council and to maximise water quality.

DN3.4.ii Catchment Management Plans are being prepared to ensure this mutual benefit continues while still recognising that the main purpose of the land is for water supply.

DN3.5 explanatory Statement

DN3.5.i Consultation has not been undertaken as this requirement relates only to land already owned by Nelson City Council and generally used for the purposes described.

DN3.5.ii Extensive consultation is being carried out in conjunction with the preparation of Catchment Management Plans.

DN4 designation DN4

DN4.i Water supply/storage - The Ridgeway/Songer St

DN4.1 designating authority

DN4.1.i Nelson City Council.

DN4.2 reason for designation

DN4.2.i The continued designation of The Ridgeway/Songer Street reservoir is to ensure that this important existing installation is suitably protected by the Plan and that its future operation, maintenance and upgrading is appropriately provided for.

DN4.3 nature of the works

DN4.3.i The Council constructed a 2500m³ reservoir on this site in 1997. It is proposed to construct a second similar sized reservoir on the site.

DN4.3.ii Apart from construction work, on-site activities include regular inspections, water quality monitoring and periodic maintenance and upgrading of equipment and facilities.

DN4.3.iii Water supply reservoirs generally consist of one or more concrete reservoirs ranging in size up to 33m diameter and 2.4m height to 33m diameter and 7m height, together with associated remote monitoring and control equipment.

DN4.4 environmental effects/mitigation measures

DN4.4.i In some cases the visual aspect is improved by on site landscaping.

DN4.4.ii Traffic to and from the sites is infrequent but may be at any time of the day or night.

DN4.5 explanatory statement

DN4.5.i The Ridgeway/Songer Street reservoir is an essential element of the public water supply system as it helps to cope with peaks in demand and provide security of supply in the event of a major pipe failure.

DN5 designation DN5

DN5.i Water supply/storage - Pearce Way

DN5.1 designating authority

DN5.1.i Nelson City Council.

DN5.2 reason for designation

DN5.2.i The continued designation of Walters Bluff reservoir at Pearce Drive is to ensure that this important existing installation is suitably protected by the Plan and that its future operation, maintenance and upgrading is appropriately provided for.

DN5.3 nature of the works

DN5.3.i The Council constructed a 2500m³ reservoir on this site in 2001/2002.

DN5.3.ii Apart from construction work, on-site activities include regular inspections, water quality monitoring and periodic maintenance and upgrading of equipment and facilities.

DN5.3.iii Water supply reservoirs generally consist of one or more concrete reservoirs ranging in size up to 33m diameter and 2.4m height to 33m diameter and 7m height, together with associated remote monitoring and control equipment.

DN5.3.iv The designation is subject to the conditions of resource consent number 005348 granted by an appointed Commissioner on 15 July 2001.

DN5.4 environmental effects/mitigation measures

DN5.4.i In some cases the visual aspect is improved by on site landscaping.

DN5.4.ii Traffic to and from the sites is infrequent but may be at any time of the day or night.

DN5.5 explanatory statement

DN5.5.i Reservoirs are an essential element of the public water supply system as they help cope with peaks in demand and provide security of supply in the event of a major pipe failure.

DN6 designation - DN6

DN6.i Water supply/storage - Princes Drive

DN6.1 designating authority

DN6.1.i Nelson City Council.

DN6.2 reason for designation

DN6.2.i The continued designation of Observatory Hill reservoir on Princes Drive is to ensure that this important existing installation is suitably protected by the Plan and that its future operation, maintenance and upgrading is appropriately provided for.

DN6.3 nature of the works

DN6.3.i There is an existing 330m³ reservoir on the site. It is expected that a second similar sized reservoir will be required.

DN6.3.ii Apart from construction work, on-site activities include regular inspections, water quality monitoring and periodic maintenance and upgrading of equipment and facilities.

DN6.3.iii Water supply reservoirs generally consist of one or more concrete reservoirs ranging in size up to 33m diameter and 2.4m height to 33m diameter and 7m height, together with associated remote monitoring and control equipment.

DN6.4 environmental effects/mitigation measures

DN6.4.i Traffic to and from the sites is infrequent but may be at any time of the day or night.

DN6.5 explanatory statement

DN6.5.i Reservoirs are an essential element of the public water supply system.

DN7 designation DN7

DN7.i Sewage treatment (Boulder Bank Drive).

DN7.1 designating authority

DN7.1.i Nelson City Council.

DN7.2 reason for designation

DN7.2.i The continued designation of the sewerage works site listed in Schedule (DN) is to ensure that these important existing installations are suitably protected by the Plan and that their future operation, maintenance and upgrading is appropriately provided for.

DN7.3 nature of the work

DN7.3.i Sewage Treatment Sites includes oxidation ponds, aeration basins, treatment plants, wetland treatment sites, effluent irrigation/disposal sites, pipework and other similar or related structures or facilities necessary to treat or dispose of sewage.

DN7.4 environmental effects/mitigation measures

DN7.4.i The site is located away from public view to minimise the visual impact and possible noise and smell problems. The visual impact of any additional facilities would be minimised by on site landscaping and painting any structures in colours which blend in with the surrounding environment. Because of the importance of wind to oxidation pond operation screen planting may not be an option.

DN7.5 explanatory statement

DN7.5.i The site has been in use for many years and forms an essential element of the public sewage disposal system.

DN7.5.ii The additional piece of land was purchased from the Harbour Board in 1987 to provide for an additional oxidation pond. The location was chosen because it is beside the Council's existing pond and the sewer pumping main runs alongside the site.

DN7.5.iii No consultation was undertaken as the use of the area is already established as predominantly sewage treatment.

DN8 designation DN8

DN8.i Stream control works (Orphanage Creek).

DN8.1 designating authority

DN8.1.i Nelson City Council.

DN8.2 reason for designation

DN8.2.i The designation is needed to authorise, subject to section 176 of the Act, the construction, establishment and maintenance of the remainder of the Orphanage Creek stream protection works on the westernmost bank of Orphanage Creek. The designation will also prevent activities, subdivision or works covered under section 176(1)(b) of the Act, from intruding into the line of the flood protection works.

DN8.2.ii The existing designation is modified by the exclusion of that part of the existing designation over which the stream protection works have been constructed and made operational.

DN8.3 nature of the works

DN8.3.i Construction of a flood channel, formation of the access lane and planting strip on the westernmost bank of Orphanage Creek. Part of the work is subject to a special design, carried forward from the existing designation, and is attached as a diagram to this designation.

DN8.4 environmental effects/mitigation measures

DN8.4.i The modification, reduction in the amount of land designated, will not adversely affect the present state of the environment.

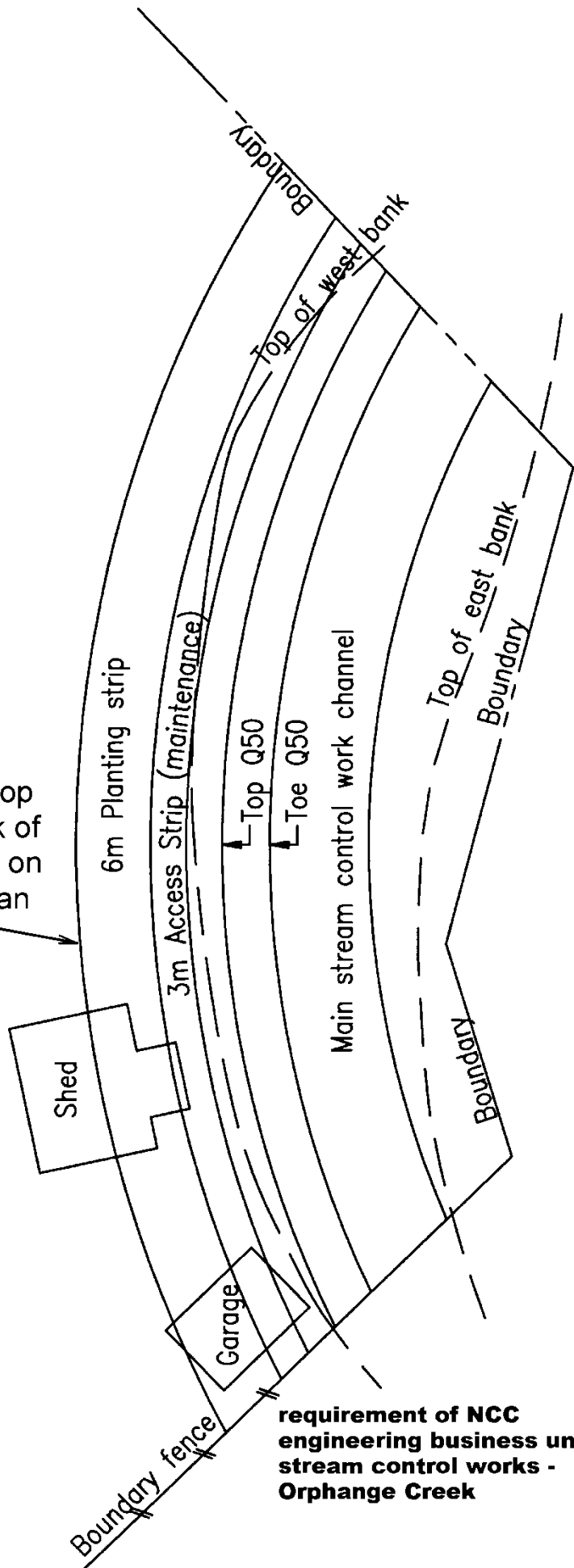
DN8.5 explanatory statement

DN8.5.i The proposed work is a continuation of an existing work, which is designed to work as one system. This reduces possible alternatives that could be employed at this stage.

DN8.5.ii Consultation was undertaken at the time of the original designation and resulted in a specific design for part of the channel which is carried forward to this designation. As the proposed modification will not result in any significant change to the proposed work, no further consultation was undertaken.

DN8.5.iii The work will be subject to section 176 of the Act, and some resource use consents may be required, under section 9 and 13 of the Act.

Extent of Stream Control Works designation from top of Westward Bank of Orphanage Creek on Pt Sec 56 Suburban District BLK VII Waimea SD



**requirement of NCC
engineering business unit
stream control works -
Orphanage Creek**

DN9 designation DN9

DN9.i Walkway and Cycleway (Railway Reserve from Quarantine Road to Saxtons Road West).

DN9.1 requiring authority

DN9.1.i Nelson City Council.

DN9.2 reason for designation

DN9.2.i The designation is existing. The designation is needed to secure, authorise, operate and maintain the walkway and cycleway and to:

- a) ensure Nelson City residents and visitors continue to have walkway and cycleway access across the designated land
- b) to provide a corridor for essential services (subject to restrictions listed in this designation)
- c) to establish landscaping form to the surrounding residential area

DN9.3 nature of works

DN9.3.i Passive recreation on the land including accessibility by the public for walking, pedestrian exercise, cycling, horse riding and dog walking.

DN9.3.ii The physical works of this designation are:

- a) maintenance work including:
 - i) track and road formation and maintenance including links to external parks and roads
 - ii) landscape maintenance, planting and mowing
 - iii) maintenance of services and waterways
 - iv) repair of buildings, structures, fences, barricades etc.
- b) formation work including:
 - i) track and road formation including links to external parks and roads
 - ii) landscaping and planting including land recontouring
 - iii) establishment of services and waterways
 - iv) erection of buildings, structures, fences, seats, barricades, etc.

DN9.4 environmental effects/mitigation measures

DN9.4.i Positive effects - the railway reserve enhances the recreational opportunities of Nelson residents. The designation is in existence, and operation and maintenance of the facilities will not adversely affect the present state of the environment.

DN9.4.ii Adverse effects - planting programmes have the potential to conflict with essential services. This conflict is mitigated by the proposed restriction to keep new or relocated essential services underground and on the opposite side of the park to the majority of landscaping.

DN9.5 explanatory statement

DN9.5.i Restrictions - public use and access - where existing legal easements permit neighbours to take vehicles on to this land they may continue to do so. Apart from this, except with the prior written consent of the requiring authority, no part of the designated area shall be accessible by motor vehicles, except reserve maintenance and emergency services vehicles.

DN9.5.ii Restrictions - buildings - playgrounds and service buildings (including changing rooms, ablutions, toilets and storage buildings for maintenance and other reserve equipment) are permitted if:

- a) they do not exceed 50m²
- b) they are less than 3m in height from the ground level, as defined in this Plan
- c) they comply with the daylight restrictions set out in Appendix 15 (daylight admission - residential) of this Plan.

DN9.5.iii Restrictions - essential services - no new essential service may be routed through the designated land except with the prior written consent of the requiring authority. Essential services include water, electricity, telecommunications, sewers and storm water drains. (It is preferable that any new or replaced essential service be underground and, wherever possible, located on the eastern side of the designated land. The reason for this is that landscaping will be chiefly established on the western side so avoiding service/landscaping conflicts.)

DN9.5.iv Consultation was undertaken at the time of the original designation. As the designation is in existence, no further consultation was undertaken.

DN10 designation DN10

DN10.i Plant production nursery and community facility.

DN10.1 designating authority

DN10.1.i Nelson City Council.

DN10.2 reason for designation

DN10.2.i The reason for the designation is to ensure the Council continues to have the right to use the land as a plant production nursery and community facility.

DN10.3 nature of the works

DN10.3.i Propagation of plants.

DN10.3.ii The nursery facility is also used by community groups such as the tree planters group, and Keep Nelson Beautiful Society, as well as being available for school visits and planting projects.

DN10.4 environmental effects/mitigation measures

DN10.4.i Positive effects - the community benefits from the training the facility offers in plant propagation.

DN10.5 explanatory statement

DN10.5.i Consultation has not been undertaken as this requirement relates only to existing activities and land which has already been designated.

DN11 designation DN11

DN11.i Car parking - Montgomery Square

DN11.1 designating authority

DN11.1.i Nelson City Council, Engineering Business Unit - Roading.

DN11.2 reason for designation

DN11.2.i The designation is needed to provide for authorisation to secure, maintain and operate the Montgomery Square public car park over land not in Nelson City Council ownership. The modification to the existing car park designation is a reduction in the area of the designation to the land listed. The land concerned is not owned, but leased, by Nelson City Council and is formed as public car park as part of Montgomery Square.

DN11.3 nature of the works

DN11.3.i Proposed works

- a) maintenance and construction of vehicular parking and access and pedestrian access and facilities, and
- b) erection and operation of service buildings within Montgomery Square subject to the rules contained in this Plan (Inner City Zone) relating to "Buildings in Montgomery Square"

DN11.3.ii Operational works

- a) access by vehicles and pedestrians to and from Montgomery Square, loading and unloading of goods to and from adjoining properties and service lanes, and
- b) flea market and from time to time festivals, displays, bazaars, fairs, galas, exhibitions, ceremonies and outdoor performances

DN11.4 environmental effects/mitigation measures

DN11.4.i Positive effects - the operation and maintenance of the Montgomery Square Public Car Park contributes to the safe operation of the inner city road network by allowing goods loading and unloading off the road network, avoidance of traffic congestion and enhancement of the operation of business activity in the City Centre.

DN11.4.ii Adverse effects - temporary noise and dust effects during car park and ancillary works, construction, reconstruction or maintenance.

DN11.4.iii Mitigation - no mitigation is necessary because the identified adverse effects will be temporary being limited to normal construction work at the time of construction or reconstruction and from time to time for maintenance.

DN11.4.iv No alternative sites have been considered as the requirement relates only to part of an existing designation carried forward from the Transitional District Plan and the car park is formed over the affected land.

DN11.5 explanatory statement

DN11.5.i Consultation has not been undertaken as the car park is in existence and operation and the requirement relates to existing activities on the affected land.

DN12 designation DN12

DN12.i Car park and car park access (Stoke Fire Station Public Car Park).

DN12.1 designating authority

DN12.1.i Nelson City Council.

DN12.2 reason for designation

DN12.2.i The designation is needed to provide for authorisation to secure, maintain and operate the Stoke Fire Station public car park over land not in Nelson City Council ownership.

DN12.3 nature of the works

DN12.3.i Proposed works

- a) maintenance and construction of vehicular parking and access and pedestrian access and facilities
- b) erection and operation of service buildings on the land subject to the rules contained in the Suburban Commercial Zone of the Nelson Resource Management Plan relating to "Structures in the Road Reserve"

DN12.3.ii Operational works

- a) access by vehicles and pedestrians to and from Strawbridge Square, loading and unloading of goods to and from adjoining properties and service lanes, and
- b) from time to time festivals, displays, bazaars, fairs, galas, exhibitions, ceremonies and outdoor performances

DN12.4 environmental effects/mitigation measures

DN12.4.i Positive effects - the operation and maintenance of the Stoke Fire Station Public Car Park contributes to the safe operation of the Stoke road network by allowing goods loading and unloading off the road network, avoidance of traffic congestion and enhancement of the operation of business activity in the Stoke Shopping Centre.

DN12.4.ii Adverse effects - temporary noise and dust effects during car park and ancillary works, construction, reconstruction or maintenance.

DN12.4.iii Mitigation - no mitigation is necessary because the identified adverse effects will be temporary being limited to normal construction work at the time of construction or reconstruction and from time to time for maintenance.

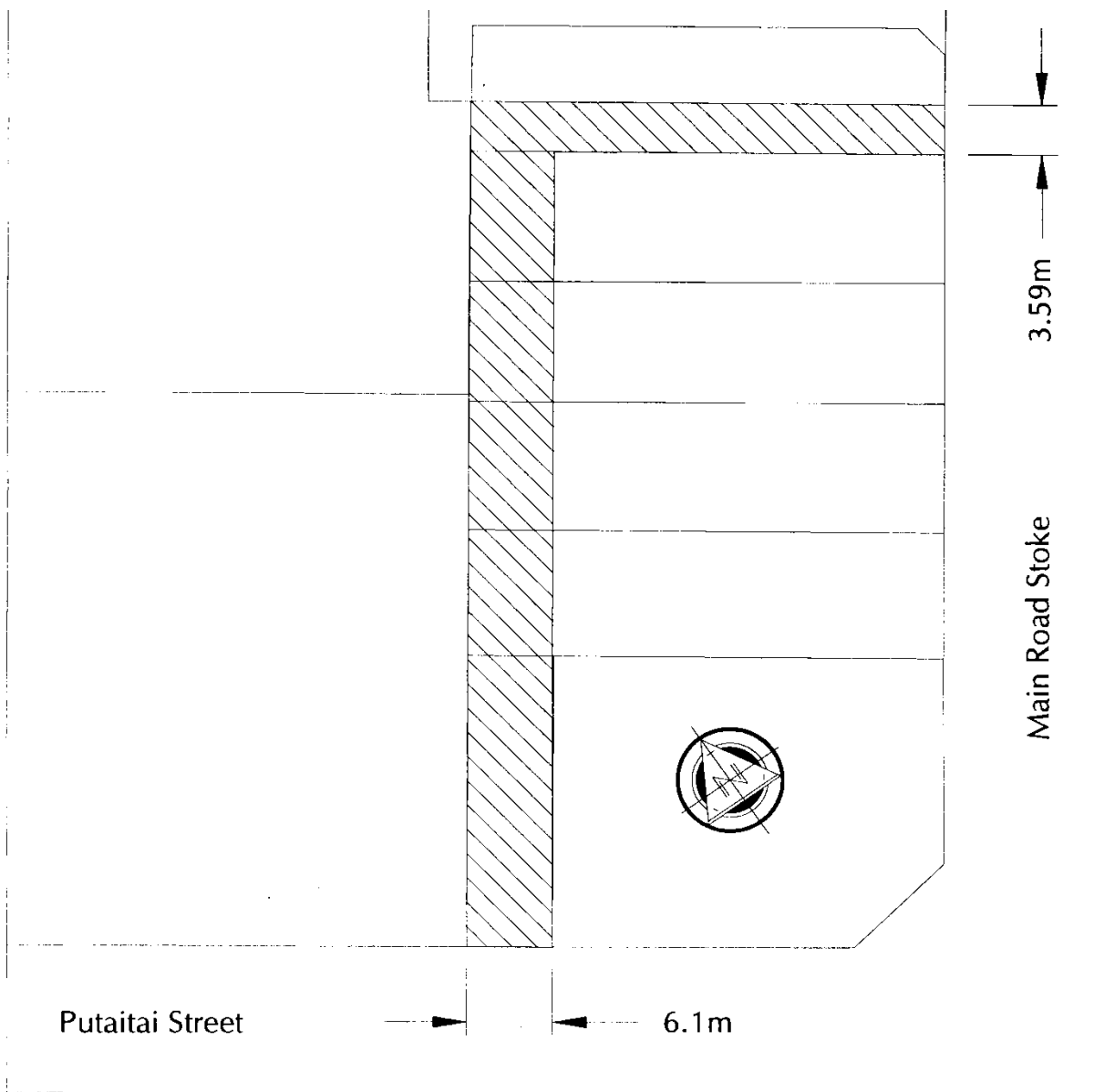
DN12.5 explanatory statement

DN12.5.i No further consultation has been undertaken as the designation is carried forward from the Transitional District Plan.

DN12.5.ii The modifications to the existing Proposed Car Park designation are:

- a) change in the description of the designation to reflect that the primary activity of the subject land will be access to and from the Stoke Fire Station public car park, and
- b) a reduction in the area of the existing designation to the land. The land concerned is not owned by Nelson City Council but is formed as, and used as, car park and car park access.

Map of Designation DN12



DN13 designations DN13

DN13.i Service lane - Montgomery Car Park (south eastern corner)

DN13.1 designating authority

DN13.1.i Nelson City Council.

DN13.2 reason for designation

DN13.2.i To provide for authorisation to secure, construct, maintain and operate the service lane for loading and unloading of goods.

DN13.2.ii The service lane will provide goods loading and unloading to sites without direct frontage to Montgomery Car Park (south eastern corner).

DN13.3 nature of the works

DN13.3.i Montgomery Square (south eastern corner) service lane - proposed works:

- a) construction and reconstruction of a permanently surfaced carriageway and any necessary pedestrian access
- b) maintenance of the access from time to time

DN13.3.ii Operational works: Access by vehicles and pedestrians to and from Montgomery Square, loading and unloading of goods from the service lane to adjoining properties.

DN13.4 environmental effects/mitigation measures

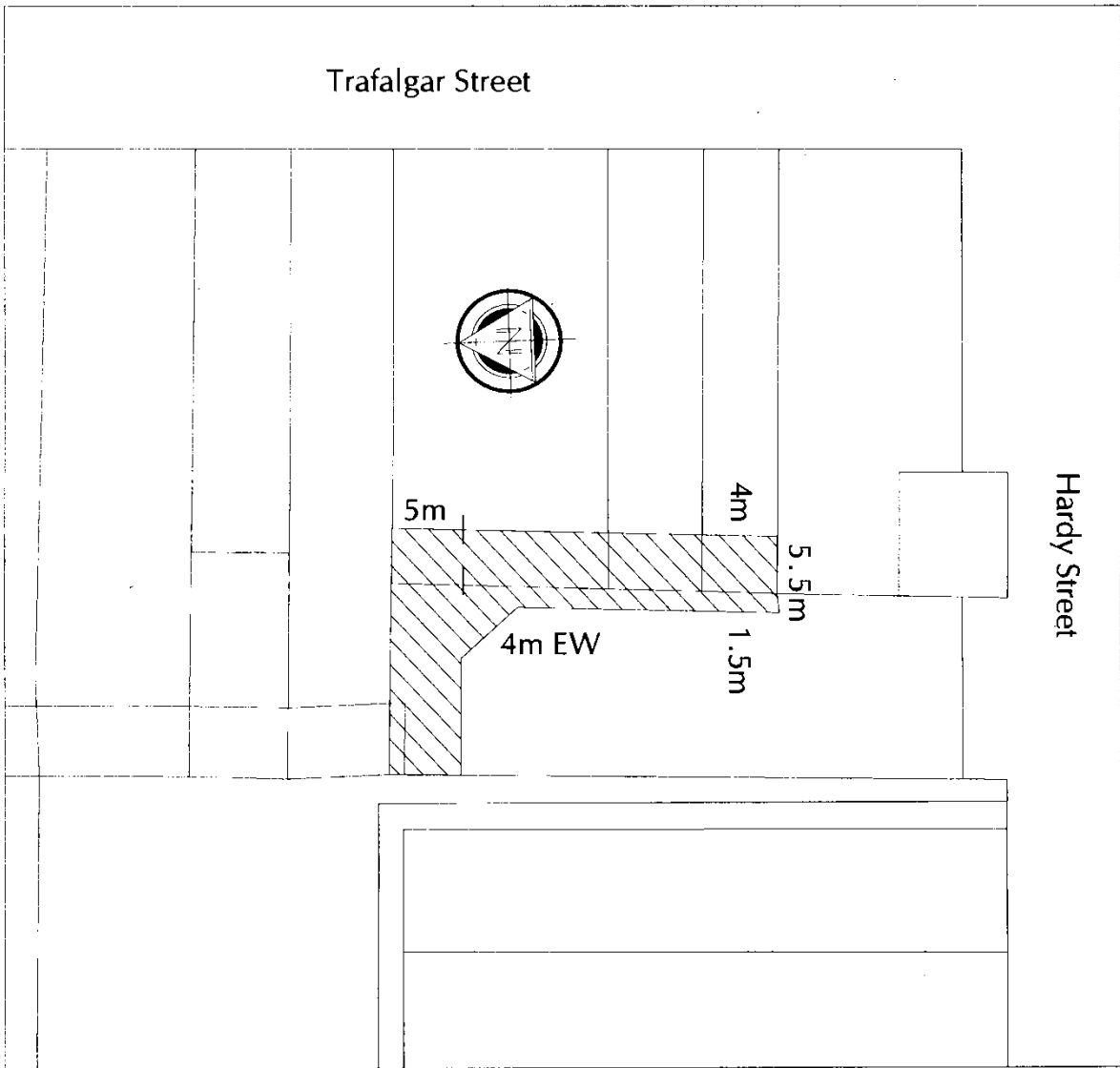
DN13.4.i Montgomery Square (south eastern corner) service lane - positive effects - the construction and operation of the service lane is expected to contribute to the safe operation of the inner city road network by allowing goods loading and unloading off the road network. The only alternate goods loading would otherwise be from Trafalgar Street or Hardy Street.

DN13.4.ii Adverse effects - temporary noise and dust effects during service lane construction, reconstruction or maintenance.

DN13.4.iii Mitigation - no mitigation is necessary because the identified adverse effects will be temporary, being limited to normal permanent access construction work at the time of formation, and from time to time for maintenance.

DN13.5 explanatory statement

DN13.5.i Consultation regarding the Montgomery Square (south eastern corner) service lane has not been undertaken as this requirement relates only to existing activities.



Map of Designation DN13

DN14 designation DN14

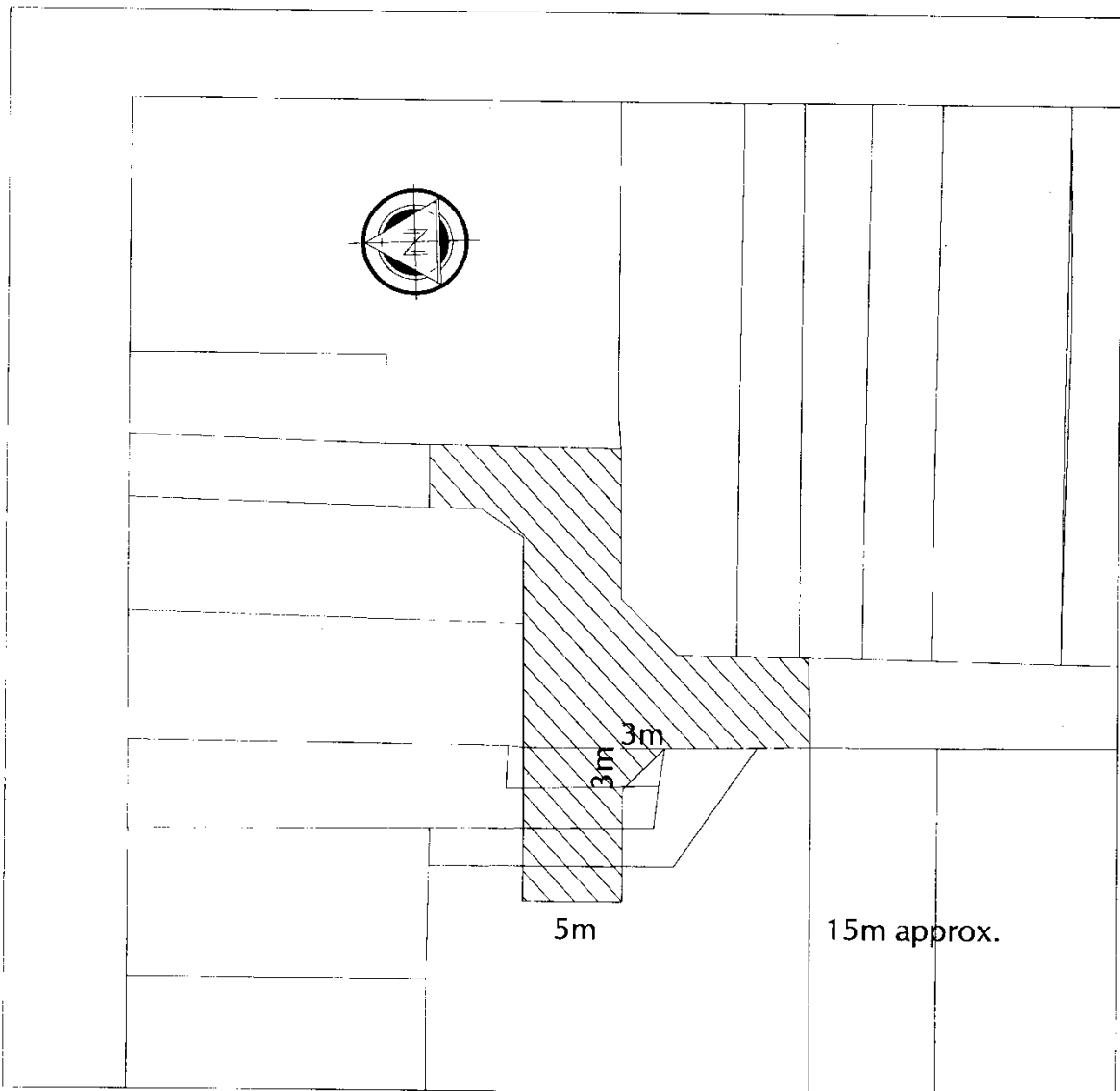
DN14.i Service lane - Montgomery Car Park (north eastern corner)

DN14.1 designating authority

DN14.1.i Nelson City Council.

DN14.2 reason for designation

DN14.2.i The service lane will provide goods loading and unloading to sites without direct frontage to Montgomery Car Park (north eastern corner).



Map of Designation DN14

DN14.3 nature of the works

DN14.3.i Montgomery Square (north eastern corner) service lane proposed works:
a) construction and reconstruction of a permanently surfaced carriageway and any necessary pedestrian access of part of the Service Lane not already in existence
b) maintenance of the access from time to time

DN14.3.ii Operational works - access by vehicles and pedestrians to and from Montgomery Square, loading and unloading of goods from the service lane to adjoining properties.

DN14.4 environmental effects/mitigation measures

DN14.4.i Montgomery Square (north eastern corner) service lane - positive effects - the construction and operation of the service lane is expected to contribute to the safe operation of the inner city road network by allowing goods loading and unloading off the road network. The only alternate goods loading would otherwise be from Trafalgar Street or Bridge Street.

DN14.4.ii Adverse effects - temporary noise and dust effects during service lane construction, reconstruction or maintenance.

DN14.4.iii Mitigation - no mitigation is necessary because the identified adverse effects will be temporary, being limited to normal permanent access construction work at the time of formation and from time to time for maintenance.

DN14.5 explanatory statement

DN14.5.i Consultation regarding the Montgomery Square (north eastern corner) service lane has not been undertaken as this requirement relates only to existing activities and land which has already been designation. In relation to the additional area, the modification is in line with requests from adjoining owners.

DN15 designation DN15

DN15.i Recreation reserve - Seafield Terrace, The Glen.

DN15.1 requiring authority

DN15.1.i Nelson City Council.

DN15.2 reason for designation

DN15.2.i The purpose of designating new reserve areas is to ensure Nelson City residents and visitors continue to have access to public land for passive and active recreation.

DN15.3 nature of the works

DN15.3.i The proposed park at Seafield Terrace, The Glen is to cater for:
a) passive recreation including erection and use of play equipment
b) organised playing of sports and recreational activities
c) community focus recreation including festivals, displays, bazaars, fairs, galas, exhibitions, ceremonies and performances

DN15.3.ii Maintenance work will include:

- a) track and road formation and maintenance including links to external parks and roads
- b) landscape maintenance, planting and mowing
- c) maintenance of services and waterways
- d) repair of buildings, structures, fences, barricades and the like

DN15.3.iii Formation and establishment work will include:

- a) track and road formation including external links
- b) formation of carparking and access
- c) landscaping and planting including land recontouring
- d) establishment of services and waterways
- e) erection of buildings, structures, fences, seats, barricades and the like

DN15.4 environmental effects/mitigation measures

DN15.4.i Seafield Terrace environmental effects - noise and visual effects during construction and from time to time for maintenance.

DN15.4.ii Mitigation measures - these impacts are temporary and are offset by the benefit of recreational areas to the nearby community, residents and visitors of the City. Moreover, the land is in a rural area, and visual effects of construction and maintenance are not likely to be out of keeping with the normality of a working rural area. To reduce the impact of construction or maintenance noise to nearby properties, such works will, where practicable, only be carried out during daylight hours.

DN15.4.iii Environmental effect - visual effect of a community building.

DN15.4.iv Mitigation measures - it is envisaged that a community centre will be built and operated on site. The building will change the rural and natural view of some residents of The Glen area. However, there is a farm building already on this site and the visual impact of the community centre is likely to be no less than that of the existing farm building. It is envisaged that the community centre should have no more impact than a normal residential building. Proposed restrictions reflect this wish. Landscaping will also help to soften the site and merge the works into the landscape.

DN15.4.v Cultural effects - the site is in an area known to be rich in archaeological sites and which may be of importance to tangata whenua.

DN15.4.vi Mitigation measures - to avoid possible damage to any actual or potential archaeological site the proposed restrictions for this designation restrict ground disturbance without consultation with iwi.

DN15.5 explanatory statement

DN15.5.i Proposed restrictions - Seafield Terrace

- a) construction or alteration of any building or other structure involving any soil disturbance, or any earthworks, requires the prior written consent of the requiring authority. Before granting such consent, the requiring authority will require the applicant to obtain written advice from the relevant iwi that the proposed activity will not adversely affect the cultural values of the site. This restriction shall also apply to works undertaken by or on behalf of the requiring authority.
- b) in addition to (a) above, in the case of accidental discovery of an archaeological or cultural site, the relevant iwi should be contacted immediately so that they can decide what action should be taken. In addition, the Historic Places Trust and the requiring authority should be notified.
- c) the proposed community centre building shall be limited to 200m² (ground floor area) and be limited to a height of no more than 7.5m.
- d) service buildings are limited to 50m² (ground floor area) and a height of no more than 4.5m.
- e) playground structures are limited to 3m in height.

DN15.5.ii For clauses (c) to (e) measurement of height will be done in accordance with this Plan.

DN15.6 consultation

DN15.6.i Consultation has been carried out with landowners where additional reserve land has been purchased.

DN16 designation DN16

DN16.i Recreation greenbelt and open space - Saxton Park extension (between Saxton Field and Saxton Creek).

DN16.1 requiring authority

DN16.1.i Nelson City Council.

DN16.2 reason for designation

DN16.2.i To provide for future recreation needs of Tasman and Nelson District and to further provide open 'green' space between the urban areas of Stoke and Richmond.

DN16.3 nature of the works

DN16.3.i Establishment and maintenance of:

- a) contouring and terracing of land and drainage to provide sports fields, stadiums, parks and open space
- b) provision of ponds for wildlife and recreation
- c) provision for roads, car parks, cycleways, paths and trails
- d) provision of large scale amenity plantings of trees and shrubs and large areas of mown grass
- e) provision for recreation, and utility buildings as and where required
- f) services and waterways
- g) flood and park lighting

DN16.4 environmental effects/mitigation measures

DN16.4.i Noise and visual effects during construction and from time to time for maintenance.

DN16.4.ii Mitigation measures - these impacts are temporary and are off set by the benefit of recreational areas to the residents and visitors of the City. To reduce the impact of construction or maintenance noise to nearby properties, such works will, where practicable, only be carried out during daylight hours.

DN16.5 environmental effects/mitigation measures

DN16.5.i Positive effects

Enhancing the aesthetic and recreational environment for citizens and providing for wildlife habitat and corridors, especially along streams.

DN16.5.ii Adverse effects

- a) construction effects
- b) possible light spill, from flood and park lighting, to the residential neighbourhood and roadway
- c) Cross boundary and reverse sensitivity effects rising from the use or potential use of the land zoned industrial to the north-west of the Main Road Stoke and across the road from the Park.

DN16.5.iii Mitigation

- a) keep construction disturbance where possible to daylight hours
- b) flood lighting focus and damping units where practicable, and landscape screening
- c) The Nelson City Council (and any subsequent owner or occupier) will, on the strip of land being part of CT 90/4 and CT 90/5 fronting the Main Road, Stoke to a depth of 10 meters ("strip of land") establish and thereafter maintain a buffer strip of land. For the purposes of the clause "buffer strip" shall mean appropriate landscape features established for the express purpose of limiting the visibility from Saxton Field of industrial type activities being undertaken on the land across the Main Road, Stoke. Such landscape features may comprise earth mounds, tree and shrub plantings. No buildings will be erected on the strip of land except where the building drainage of storm water and sewage, electricity, telecommunications and radio communication provided that such utility building does not require permanent manning for operational purposes.

DN16.6 explanatory statement

DN16.6.i Proposed restrictions - Saxton Park extension

- a) living quarters for a custodian will meet the normal performance requirements for residential sites in this Plan
- b) service buildings (excluding stadiums) will not, as far as practicable, exceed 50m² each, in area and exceed 18m in height
- c) playground structures will not, as far as practicable, exceed 3m in height

DN16.6.ii For (a) to (c) above height will be measured in accordance with this Plan.

DN16.6.iii Some utilities cross over the area to be designated. Further installations and relocations would require the prior written consent of the controlling authority.

DN16.6.iv The land to be designated is considered to be vital for strategic recreation planning for future urban growth in both Nelson City and Tasman District. As it is an addition to an existing regional park, alternative sites are limited.

DN16.6.v Consultation is underway with landowners. Alliance Group Limited have been consulted.

DN17 designation DN17

DN17.i Recreation reserve - Isel Park extension

DN17.1 requiring authority

DN17.1.i Nelson City Council.

DN17.2 reason for designation

DN17.2.i The purpose of designating new reserve areas is to ensure Nelson City residents and visitors continue to have access to public land for passive and active recreation.

DN17.3 nature of the works

DN17.3.i Nelson City Council has first option to buy a residential property adjacent to the Park for the purpose of an extension to Isel Park. When this land is owned by the Council it will be used for informal recreation activities, festivals, displays, bazaars, fairs, galas, exhibitions, ceremonies and outdoor performances.

DN17.4 environmental effects/mitigation measures

DN17.4.i Environmental effects (Saxton Park extension, IseI Park extension) - noise and visual effects during construction and from time to time for maintenance.

DN17.4.ii Mitigation measures - these impacts are temporary and are offset by the benefit of recreational areas to the residents and visitors of the City. To reduce the impact of construction or maintenance noise to nearby properties, such works will, where practicable, only be carried out during daylight hours.

DN17.5 explanatory statement

DN17.5.i IseI Park Extension - no specific restrictions.

DN17.6 consultation

DN17.6.i Consultation has been carried out with landowners where additional reserve land has been purchased.

DN18 designation DN18

DN18.i Quarry (Black Horse Quarry, Wakapuaka Rd, SH6).

DN18.1 designating authority

DN18.1.i Nelson City Council.

DN18.2 reason for designation

DN18.2.i The reason for the designation is to ensure the Council continues to have the right to take gravel from the quarry.

DN18.3 nature of the works

DN18.3.i Gravel is sometimes extracted from the rock quarry for roadwork purposes and general Council works.

DN18.4 environmental effects/mitigation measures

DN18.4.i The work will have the same or similar effects on the environment to the effects which the existing quarry currently has. These effects are minimal.

DN18.5 explanatory statement

DN18.5.i Consultation has not been undertaken as this requirement relates only to existing activities and land which has already been designated.

Table (DP) - Minister of Police

Details of each designation follow this table.

ID	Site name/ location of site	Purpose of designation	Legal description/valuation no.	Area
DP1	3 Bail Street	Stoke Community Policing Centre	Lot 2 and Part Lot 3 DP 3129 CT 9B/58	1152m ²
DP2	317 Hardy Street	Police Station	Pt Secs 178 and 180 C of N. Included in CTs 10B/663, 94/185, 9B/424, 9B/425, 17/244, 25/289, 13/90, 13/191 and proc.	2987m ²

DP1 designation DP1

DP1.i Stoke Community Policing Centre

DP1.1 designating authority

DP1.1.i Minister of Police.

DP1.2 reason for designation

DP1.2.i Designation of New Zealand Police's properties is a mechanism used nationally to ensure that interests in current assets are adequately protected.

DP1.3 nature of the works

DP1.3.i Stoke Community Policing Centre

a) Community Policing Centres comprise office space, a watch house, a public counter, kitchen, toilet and storeroom, and on site car parking.

DP1.4 environmental effects/mitigation measures

DP1.4.i The Community Policing Centre provides significant benefits to the community of enhanced safety and security, through the education and neighbourhood watch programmes it runs, and through its presence in the community.

DP1.5 explanatory statement

DP1.5.i Stoke Community Policing Centre - conditions placed on the Stoke Community Policing Centre are:

- a) any future work shall comply with a parking provision of one car park per 50m² of gross floor area, and
- b) any telecommunications or other aerials shall comply with the standards required in this Plan

DP1.5.ii Consultation has not been undertaken as this requirement relates only to existing activities and land which has already been designated. The modifications required concern the purpose of the designation as to be notated in this Plan and are to clarify the requiring authority responsible for the works and clearly identify the land concerned.

DP2 designation DP2

DP2.i Nelson Police Station

DP2.1 designating authority

DP2.1.i Minister of Police.

DP2.2 reason for designation

DP2.2.i Designation of New Zealand Police's properties is a mechanism used nationally to ensure that interest in current assets are adequately protected.

DP2.3 nature of the works

DP2.3.i Nelson Police Station

- a) the main building consists of a cell block (18-20 cells), public inquiries counter, social room/bar, community relations section, CIB offices, operational room, watch house, two admin offices and two kitchens.
- b) ancillary buildings include a garage, store rooms, handyman's room, armed defenders squad storage room, found property room, gym, engineering services room (includes PABX) and a carport.

DP2.4 environmental effects/mitigation measures

DP2.4.i The Police Station provides significant benefits to the community of enhanced safety and security, through the education and neighbourhood watch programmes it runs and through its presence in the community.

DP2.5 explanatory statement

DP2.5.i Nelson Police Station - operation of the Nelson Police Station involves general policing work including incident and offence response, CIB, found property, community policing, general inquiries and some administrative work.

DP2.5.ii The areas of the Government Administration Centre which are used for Police Purposes are now designated specifically because the broad categorisation of 'government activities' did not adequately define the nature and scope of the activities undertaken on site by all users.

DP2.5.iii Consultation has not been undertaken as this requirement relates only to existing activities and land which has already been designated. The modifications required concern the purpose of the designation as to be notated in this Plan and are to clarify the requiring authority responsible for the works and clearly identify the land concerned.

Table (DR) - Radio New Zealand Limited

Details of the designation follow this table.

	Site name/ location of site	Purpose of designation	Legal description/valuation no.	Area
DR1	Main Road Stoke SH6	Radiocommunication telecommunication and ancillary purposes	Pt DP3154 and Pt Sec 75 and 76 Dist Waimea East CT 1A/883	7.1452ha

DR1 designation DR1

DR1.i Radiocommunication, telecommunication and ancillary purposes (Main Road Stoke).

DR1.1 designating authority

DR1.1.i Radio New Zealand Limited

DR1.2 reason for designation

DR1.2.i Radio New Zealand Ltd's existing radiocommunication and telecommunication facilities and operations on the Main Road Stoke site is an integral and important part of Radio New Zealand's communications network. Radio New Zealand wishes to ensure that continued operation, maintenance and improvement of its network is able to be undertaken.

DR1.3 explanatory statement

DR1.3.i Consultation with neighbouring land owners regarding the designation has not occurred because radiocommunication and telecommunication facilities and operations already exist on the site.

DR1.4 nature of the works

DR1.4.i The installation, operation, maintenance, replacement and removal of radiocommunication and telecommunication equipment and works and activities ancillary to such installation, operation, maintenance, replacement and removal.

DR1.5 environmental effects/mitigation measures

DR1.5.i The work will have the same or similar effects on the environment to the effects which the existing facilities currently have. These effects are minimal.

Table (DRN) - The Radio Network Limited

Details of each designation follow this table.

	Site name/ location of site	Purpose of designation	Legal description/valuation no.	Area
DRN1	314 Trafalgar Square	Radiocommunication telecommunication and ancillary purposes	Part Section 445 (City of Nelson) Part Section 446 (City of Nelson)	1118m ²
DRN2	Main Road Stoke SH6	Radiocommunication telecommunication and ancillary purposes	Pt DP3154 and Pt Sec 75 and 76 Dist Waimea East CT 1A/883	7.1452ha

DRN1 designation DRN1

DRN1.i Radiocommunication, telecommunication and ancillary purposes (314 Trafalgar Square).

DRN1.1 designating authority

DRN1.1.i The Radio Network Limited

DRN1.2 reason for designation

DRN1.2.i The Radio Network Limited's existing radiocommunication and telecommunication facilities and operations on the 314 Trafalgar Square site is an integral and important part of The Radio Network Limited's communications network. The Radio Network Limited wishes to ensure that continued operation, maintenance and improvement of its network is able to be undertaken.

DRN1.3 explanatory statement

DRN1.3.i Consultation with neighbouring land owners regarding the designation has not occurred because radiocommunication and telecommunication facilities and operations already exist on the site.

DRN1.4 nature of the works

DRN1.4.i The installation, operation, maintenance, replacement and removal of radiocommunication and telecommunication equipment and works and activities ancillary to such installation, operation, maintenance, replacement and removal.

DRN1.5 environmental effects/mitigation measures

DRN1.5.i The work will have the same or similar effects on the environment to the effects which the existing facilities currently have. These effects are minimal.

DRN2 designation DRN2

DRN2.i Radiocommunication, telecommunication and ancillary purposes (Main Road Stoke).

DRN2.1 designating authority

DRN2.1.i The Radio Network Limited

DRN2.2 reason for designation

DRN2.2.i The Radio Network Limited's existing radiocommunication and telecommunication facilities and operations on the Main Road Stoke site is an integral and important part of The Radio Network Limited's communications network. The Radio Network Limited wishes to ensure that continued operation, maintenance and improvement of its network is able to be undertaken.

DRN2.3 explanatory statement

DRN2.3.i Consultation with neighbouring land owners regarding the designation has not occurred because radiocommunication and telecommunication facilities and operations already exist on the site.

DRN2.4 nature of the works

DRN2.4.i The installation, operation, maintenance, replacement and removal of radiocommunication and telecommunication equipment and works and activities ancillary to such installation, operation, maintenance, replacement and removal.

DRN2.5 environmental effects/mitigation measures

DRN2.5.i The work will have the same or similar effects on the environment to the effects which the existing facilities currently have. These effects are minimal.

Table (DTA) - Network Tasman Limited

Details of each designation follow this table.

	Site name/ location of site	Purpose of designation	Legal description/valuation no.	Area
DTA1	188 Songer Street	Network Tasman network utility operation	Sec 141 R/W Sec 139 Sub Sth Dist.	
DTA2	106 - 302 Annesbrook Drive	Network Tasman network utility operation - (substations)	Quarantine Road: DP 4031, Lot 11 Pt 10 DP 2824, Pt Sec 82. Crown Land abutting Pt DP 2099 and DP 2824	
DTA3	SH6 Atawhai Drive	Network Tasman network utility operation (switching and regulator)	Lot 1 DP 10000	2703m ²
DTA4	Marsden Road	Network Tasman network utility operation (ripple transmitter)	Lot 1 DP 13647	146m ²
DTA5	769 Hira Road	Network Tasman network utility operation - (substation)	Lot 2 DP445122	4499m ²

DTA1 designation DTA1

DTA1.i Network Tasman Network Utility Operation - substation (188 Songer Street)

DTA1.1 designating authority

DTA1.1.i Network Tasman Ltd

DTA1.2 reason for designation

DTA1.2.i To accurately identify the title of the requiring authority and the purposes served by the designation.

DTA1.3 nature of the works

DTA1.3.i A 33/11KV substation including a fenced compound and concrete block building.

DTA1.4 environmental effects/mitigation measures

DTA1.4.i The environmental effects of this activity are minimal. Any noise is mitigated by the planting of trees.

DTA1.5 explanatory statement

DTA1.5.i The site is used to facilitate the distribution of electricity to the community. It is an existing activity therefore no resource consents are required and no consultation has taken place as none is needed.

DTA2 designation DTA2

DTA2.i Network Tasman Network Utility Operation- substation (106 - 302 Annesbrook Drive)

DTA2.1 designating authority

DTA2.1.i Network Tasman Ltd

DTA2.2 reason for designation

DTA2.2.i To accurately identify the title of the requiring authority and the purposes served by the designation.

DTA2.3 nature of the works

DTA2.3.i A 33/11KV substation including a fenced compound and concrete block building.

DTA2.4 environmental effects/mitigation measures

DTA2.4.i The environmental effects of this activity are minimal. Any noise is mitigated by the planting of trees.

DTA2.5 explanatory statement

DTA2.5.i The site is used to facilitate the distribution of electricity to the community. It is an existing activity therefore no resource consents are required and no consultation has taken place as none is needed.

DTA3 designation DTA3

DTA3.i Network Tasman Network Utility Operation - switching and regulator site (State Highway 6 Atawhai Drive).

DTA3.1 designating authority

DTA3.1.i Network Tasman Ltd

DTA3.2 reason for designation

DTA3.2.i To accurately identify the title of the requiring authority and the purposes served by the designation.

DTA3.3 nature of the works

DTA3.3.i A switching and regulator site

DTA3.4 environmental effects/mitigation measures

DTA3.4.i The environmental effects of this activity are minimal. The site is bounded by the State Highway and the mudflats with a residence at the southern boundary.

DTA3.5 explanatory statement

DTA3.5.i The site is used to facilitate the distribution of electricity to the community. As the activity is existing, no consultation has occurred.

DTA4 designation DTA4

DTA4.i Network Tasman Network Utility Operation - ripple transmitter (Marsden Rd).

DTA4.1 designating authority

DTA4.1.i Network Tasman Ltd.

DTA4.2 reason for designations

DTA4.2.i To accurately identify the title of the requiring authority and the purposes served by the designation.

DTA4.3 nature of the works

DTA4.3.i A concrete block building containing a ripple transmitter.

DTA4.4 environmental effects/mitigation measures

DTA4.4.i The environmental effects of this activity are minimal. There are no residences close by and any noise is contained within the building.

DTA4.5 explanatory statement

DTA4.5.i The site is used to facilitate the distribution of electricity to the community. As the activity is existing, no consultation has occurred.

DTA5 designation DTA5

DTA5.i Network Tasman Network Utility Operation - substation (769 Hira Road)

DTA5.1 designating authority

DTA5.1.i Network Tasman Ltd.

DTA5.2 reason for designation

DTA5.2.i To enable the requiring authority to meet its obligations under the Electricity Act and to provide a secure supply of electricity to North Nelson.

DTA5.3 nature of works

DTA5.3.i A 33kV/11kV substation. The substation will receive a 33kV feed and by way of transformers will step this voltage down to 11kV for local reticulation. The substation will be located within a building that will have the appearance of a residential dwelling. All equipment will be contained entirely within the building and cabling for incoming and outgoing electricity will be underground. The designation shall lapse in 15 years on 13 May 2024 unless it is given effect to before the end of that period.

DTA5.4 environmental effects/ mitigation measures

DTA5.4i Positive Effects

Provision of a secure supply of electricity to North Nelson.

DTA5.4.ii Adverse Effects

- a) Effects on visual amenity
- b) Noise effects (construction noise, noise associated with cooling fans and noise emitted by transformers)
- c) Traffic effects (traffic generation from construction and for inspection purposes)
- d) Effects on Health and Safety (effects from electromagnetic radiation and contaminants)
- e) Earthquake Risk (associated with locating a structure in a Fault Hazard Zone)

DTA5.5.iii Mitigation

- a) The visual effects are mitigated by housing the substation in a building with residential appearance.
- b) Prior to the substation being constructed, the consent holder shall provide a noise management plan to the Council's Manager Resource Consents that addresses the steps to be taken to mitigate noise emissions from the activity on the site. This plan shall include, but not be limited to, specific measures relating to construction-related noise, noise monitoring once the transformers are commissioned and measures to be implemented to comply with the noise performance standards of the Plan.
- c) Keep construction disturbance where possible to daylight hours.
- d) The application site shall be fully fenced.
- e)
 - i) The proposed substation and associated cabling shall be located fully outside of the recommended building exclusion zone as shown on Plan A, dated 1 May 2009.
 - ii) Site development shall be carried out under the supervision of a chartered professional engineer practising in civil engineering and experienced in foundation design.
 - iii) All excavations for building foundations and trenches for buried utilities shall be inspected by a qualified engineering geologist or geotechnical engineer, recognised as such by Nelson City Council. The engineering geologist or geotechnical engineer shall forward to Council's Manager Resource Consents a report summarising the ground conditions exposed and confirming that ground conditions are as anticipated in the report provided by Geo-logic Ltd.
 - iv) The inferred position of the Waimea Fault as per the Geo-Logic Ltd. report provided shall be re-examined within the 6 months prior to applying for a Building Consent to incorporate any more definite location information on the position of the Waimea Fault. A report summarising the results of this re-examination shall be included with the building consent application.

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Table (DTDC) – Tasman District Council

ID	Site name/ location of site	Purpose of designation	Legal description/valuation no.	Area (ha)
DTDC1	Saxton Park extension	Recreation reserve	Lot 1 DP 20000. Lot 1 DP8366, CT NL4C/239. Lot 2 DP8366, CT NL 4C/240. Lot 1 DP326169. Pt Lot 1 DP3173. Part of Lot 4 DP8366, CT NL 108/898	

DTDC1 designation DTDC1

DTDC1.i Recreation greenbelt and open space - Saxton Park extension (between Saxton Creek and Champion Road).

DTDC1.1 requiring authority

DTDC1.1.i Tasman District Council.

DTDC1.2 reason for designation

DTDC1.2.i To provide for future recreation needs of Tasman and Nelson District and to further provide open 'green' space between the urban areas of Stoke and Richmond.

DTDC1.3 nature of the works

DTDC1.3.i Establishment and maintenance of:

- a) contouring and terracing of land and drainage to provide sports fields, stadiums, parks and open space
- b) provision of ponds for wildlife and recreation
- c) provision for roads, car parks, cycleways, paths and trails
- d) provision of large scale amenity plantings of trees and shrubs and large areas of mown grass
- e) provision for recreation, and utility buildings as and where required
- f) services and waterways
- g) flood and park lighting

DTDC1.4 environmental effects/mitigation measures

DTDC1.4.i Noise and visual effects during construction and from time to time for maintenance.

DTDC1.4.ii Mitigation measures - these impacts are temporary and are off set by the benefit of recreational areas to the residents and visitors of the City. To reduce the impact of construction or maintenance noise to nearby properties, such works will, where practicable, only be carried out during daylight hours.

DTDC1.5 environmental effects/mitigation measures

DTDC1.5.i Positive effects

Enhancing the aesthetic and recreational environment for citizens and providing for wildlife habitat and corridors, especially along streams.

DTDC1.5.ii Adverse effects

- a) construction effects
- b) possible light spill, from flood and park lighting, to the residential neighbourhood and roadway

- c) Cross boundary and reverse sensitivity effects rising from the use or potential use of the land zoned industrial to the north-west of the Main Road Stoke and across the road from the Park.

DTDC1.5.iii Mitigation

- a) keep construction disturbance where possible to daylight hours
- b) flood lighting focus and damping units where practicable, and landscape screening
- c) The Tasman District Council (and any subsequent owner or occupier) will, on the strip of land being Pt Lot 1 DP3173 and Lot 2 DP8360 fronting the Main Road, Stoke to a depth of 10 meters ("strip of land") establish and thereafter maintain a buffer strip of land. For the purposes of the clause "buffer strip" shall mean appropriate landscape features established for the express purpose of limiting the visibility from Saxton Field of industrial type activities being undertaken on the land across the Main Road, Stoke. Such landscape features may comprise earth mounds, tree and shrub plantings. No buildings will be erected on the strip of land except where the building drainage of storm water and sewage, electricity, telecommunications and radio communication provided that such utility building does not require permanent manning for operational purposes.

DTDC1.6 explanatory statement

DTDC1.6.i Proposed restrictions - Saxton Park extension

- a) living quarters for a custodian will meet the normal performance requirements for residential sites in this Plan
- b) service buildings (excluding stadiums) will not, as far as practicable, exceed 50 m² each, in area and exceed 18 m in height
- c) playground structures will not, as far as practicable, exceed 3 m in height

DTDC1.6.ii For (a) to (c) above height will be measured in accordance with this Plan.

DTDC1.6.iii Some utilities cross over the area to be designated. Further installations and relocations would require the prior written consent of the controlling authority.

DTDC1.6.iv The land to be designated is considered to be vital for strategic recreation planning for future urban growth in both Nelson City and Tasman District. As it is an addition to an existing regional park, alternative sites are limited.

DTDC1.6.v Consultation is underway with landowners. Alliance Group Limited have been consulted.

Table (DTE) - Telecom New Zealand Ltd

Details of each designation follow this table.

	Site name/ location of site	Purpose of designation	Legal description/valuation no.	Area
DTE1	Atawhai Exchange, 633 Atawhai Drive	Telecommunication and radiocommunication and ancillary purposes		1093m ²
DTE2	Grampian microwave station, Motueka Road	Telecommunication and radiocommunication and ancillary purposes	Sec 30.31 & Pt 19 Block D Wakatu. Road Reserve CT 3C/218. 3C/332, 3C/881, 13 1/10/	5627m ²
DTE3	Halifax Street and Achilles Avenue	Telecommunication and radiocommunication and ancillary purposes	Lot 1 DP14732 CT 9B/326	1360m ²
DTE4	380 Main Road Stoke	Telecommunication and radiocommunication and ancillary purposes	Pt Sec 46 Sub Sth Block IV Waimea SD CT 9A/673	1045m ²
DTE5	47 Tahunanui Drive	Telecommunication and radiocommunication and ancillary purposes	Pt Lot 1 DP 1039. Pt Sec 2&5 Sub Sth Cof N. CT 141/54	1224m ²
DTE6	Fringed Hill Landmobile site	Telecommunication and radiocommunication and ancillary purposes	Lot 1 DP 5884 CT 3B/955 and CT 9D/58	5200m ² (approx)
DTE7	Grampians VHF Landmobile site, Motueka Road	Telecommunication and radiocommunication and ancillary purposes	Sec 18 DP 1637 Block D Wakatu SD CT 3C/218	5m ²
DTE8	Maungatapu Microwave Station	Telecommunication and radiocommunication and ancillary purposes	Pt Mt Richmond Forest Park Block III Maungatapu SD.CT 74/230	3000m ²

DTE1 designation DTE1

DTE1.i Telecommunication and Radiocommunication and Ancillary Purposes - Atawhai Exchange

DTE1.1 designating authority

DTE1.1.i Telecom New Zealand Ltd.

DTE1.2 reason for designation

DTE1.2.i The site currently and for many years has contained a variety of telecommunication and radiocommunication facilities which are of strategic and functional importance to Telecom.

DTE1.2.ii The site was previously the subject of Ministerial Requirements which provided a statutory and lawful basis for the activities undertaken by Telecom New Zealand Ltd and the former New Zealand Post Office on this site.

DTE1.2.iii In terms of maintaining a nationwide telecommunication network, there is a need to be able to protect areas of land occupied by telecommunication/radiocommunication facilities. Continuing this designation is the most appropriate means of ensuring Telecom's interest in this property is protected.

DTE1.3 nature of the works

DTE1.3.i The nature of the existing and future works on the site represents the continued operation of existing telecommunication and radiocommunication projects and works. The existing site and associated works will continue to operate in a similar manner to that currently in place.

DTE1.3.ii This site is an integral part of a wide network of communication activities and services including: subscriber telephone, cellular telephone, data communications, and computer and video linking. The network is used for a wide range of purposes including personal and commercial communications, linking financial institutions to convey critical financial transaction data, fire and burglary monitoring and control facilities and communications and other emergency communications. The safe, reliable and efficient functioning of a national and international telecommunication and radiocommunication system is in the public interest.

DTE1.3.iii The structures/works associated with these activities include buildings (of a range of sizes and shapes) for housing equipment and plant and undertaking operations; transmitting and receiving devices such as lines, aerials, antenna and dishes; and support structures for these, such as towers, masts and poles, as well as other ancillary structures.

DTE1.4 environmental effects/mitigation measures

DTE1.4.i The environmental effects of retaining and operating existing telecommunication and radiocommunication facilities will be minor. The principal effects relate to the continued maintenance and servicing of these facilities and they are unlikely to change significantly in the future in terms of character, scale or intensity.

DTE1.4.ii Telecom will carry out all responsibilities of an authorised Requiring authority and will give proper regard to the interests of those affected and to the environment by complying with all duties and obligations of the Resource Management Act and all other legal requirements in terms of any new works proposed for these sites.

DTE1.5 explanatory statement

DTE1.5.i No consultation has been undertaken since the site is presently administered by Telecom and the activities are already established on the site. Notwithstanding this, Telecom has a commitment on all Resource Management issues to consult with affected parties, tangata whenua and local authorities as appropriate. This policy will be implemented in respect of any relevant new works on this site.

DTE2 designation DTE2

DTE2.i Telecommunication and Radiocommunication and Ancillary Purposes - Grampians Microwave Station

DTE2.1 designating authority

DTE2.1.i Telecom New Zealand Ltd.

DTE2.2 reason for designation

DTE2.2.i The site currently and for many years has contained a variety of telecommunication and radiocommunication facilities which are of strategic and functional importance to Telecom.

DTE2.2.ii The site was previously the subject of Ministerial Requirements which provided a statutory and lawful basis for the activities undertaken by Telecom New Zealand Ltd and the former New Zealand Post Office on this site.

DTE2.2.iii In terms of maintaining a nationwide telecommunication network, there is a need to be able to protect areas of land occupied by telecommunication/radiocommunication facilities. Continuing this designation is the most appropriate means of ensuring Telecom's interest in this property is protected.

DTE2.3 nature of the works

DTE2.3.i The nature of the existing and future works on the site represents the continued operation of existing telecommunication and radiocommunication projects and works. This existing site and associated works will continue to operate in a similar manner to that currently in place.

DTE2.3.ii This site is an integral part of a wide network of communication activities and services including: subscriber telephone, cellular telephone, data communications, and computer and video linking. The network is used for a wide range of purposes including personal and commercial communications, linking financial institutions to convey critical financial transaction data, fire and burglary monitoring and control facilities and communications and other emergency communications. The safe, reliable and efficient functioning of a national and international telecommunication and radiocommunication system is in the public interest.

DTE2.3.iii The structures/works associated with these activities include buildings (of a range of sizes and shapes) for housing equipment and plant and undertaking operations; transmitting and receiving devices such as lines, aerials, antenna and dishes; and support structures for these, such as towers, masts and poles, as well as other ancillary structures.

DTE2.4 environmental effects/mitigation measures

DTE2.4.i The environmental effects of retaining and operating existing telecommunication and radiocommunication facilities will be minor. The principal effects relate to the continued maintenance and servicing of these facilities and they are unlikely to change significantly in the future in terms of character, scale or intensity.

DTE2.4.ii Telecom will carry out all responsibilities of an authorised Requiring Authority and will give proper regard to the interests of those affected and to the environment by complying with all duties and obligations of the Resource Management Act and all other legal requirements in terms of any new works proposed for these sites.

DTE2.5 explanatory statement

DTE2.5.i No consultation has been undertaken since the site is presently administered by Telecom and the activities are already established on the site. Notwithstanding this, Telecom has a commitment on all Resource Management issues to consult with affected parties, tangata whenua and local authorities as appropriate. This policy will be implemented in respect of any relevant new works on this site.

DTE3 designation DTE3

DTE3.i Telecommunication and Radiocommunication and Ancillary Purposes - Nelson Exchange

DTE3.1 designating authority

DTE3.1.i Telecom New Zealand Ltd.

DTE3.2 reason for designation

DTE3.2.i The site currently and for many years has contained a variety of telecommunication and radiocommunication facilities which are of strategic and functional importance to Telecom.

DTE3.2.ii The site was previously the subject of Ministerial Requirements which provided a statutory and lawful basis for the activities undertaken by Telecom New Zealand Ltd and the former New Zealand Post Office on this site.

DTE3.2.iii In terms of maintaining a nationwide telecommunication network, there is a need to be able to protect areas of land occupied by telecommunication/radiocommunication facilities. Continuing this designation is the most appropriate means of ensuring Telecom's interest in this property is protected.

DTE3.3 nature of the works

DTE3.3.i The nature of the existing and future works on the site represents the continued operation of existing telecommunication and radiocommunication projects and works. The existing site and associated works will continue to operate in a similar manner to that currently in place.

DTE3.3.ii This site is an integral part of a wide network of communication activities and services including: subscriber telephone, cellular telephone, data communications, and computer and video linking. The network is used for a wide range of purposes including personal and commercial communications, linking financial institutions to convey critical financial transaction data, fire and burglary monitoring and control facilities and communications and other emergency communications.

The safe, reliable and efficient functioning of a national and international telecommunication and radiocommunication system is in the public interest.

DTE3.3.iii The structures/works associated with these activities include buildings (of a range of sizes and shapes) for housing equipment and plant and undertaking operations; transmitting and receiving devices such as lines, aerials, antenna and dishes; and support structures for these, such as towers, masts and poles, as well as other ancillary structures.

DTE3.4 environmental effects/mitigation measures

DTE3.4.i The environmental effects of retaining and operating existing telecommunication and radiocommunication facilities will be minor. The principal effects relate to the continued maintenance and servicing of these facilities and they are unlikely to change significantly in the future in terms of character, scale or intensity.

DTE3.4.ii Telecom will carry out all responsibilities of an authorised requiring authority and will give proper regard to the interests of those affected and to the environment by complying with all duties and obligations of the Resource Management Act and all other legal requirements in terms of any new works proposed for these sites.

DTE3.5 explanatory statement

DTE3.5.i No consultation has been undertaken since the site is presently administered by Telecom and the activities are already established on the site. Notwithstanding this, Telecom has a commitment on all Resource Management issues to consult with affected parties, tangata whenua and local authorities as appropriate. This policy will be implemented in respect of any relevant new works on this site.

DTE4 designation DTE4

DTE4.i Telecommunication and Radiocommunication and Ancillary Purposes - Stoke Exchange

DTE4.1 designating authority

DTE4.1.i Telecom New Zealand Ltd.

DTE4.2 reason for designation

DTE4.2.i The site currently and for many years has contained a variety of telecommunication and radiocommunication facilities which are of strategic and functional importance to Telecom.

DTE5.2.ii The site was previously the subject of Ministerial Requirements which provided a statutory and lawful basis for the activities undertaken by Telecom New Zealand Ltd and the former New Zealand Post Office on this site.

DTE5.2.iii In terms of maintaining a nationwide telecommunication network, there is a need to be able to protect areas of land occupied by telecommunication/radiocommunication facilities. Continuing this designation is the most appropriate means of ensuring Telecom's interest in this property is protected.

DTE4.3 nature of the works

DTE4.3.i The nature of the existing and future works on the site represents the continued operation of existing telecommunication and radiocommunication projects and works. The existing site and associated works will continue to operate in a similar manner to that currently in place.

DTE4.3.ii This site is an integral part of a wide network of communication activities and services including: subscriber telephone, cellular telephone, data communications, and computer and video linking. The network is used for a wide range of purposes including personal and commercial communications, linking financial institutions to convey critical financial transaction data, fire and burglary monitoring and control facilities and communications and other emergency communications. The safe, reliable and efficient functioning of a national and international telecommunication and radiocommunication system is in the public interest.

DTE4.3.iii The structures/works associated with these activities include buildings (of a range of sizes and shapes) for housing equipment and plant and undertaking operations; transmitting and receiving devices such as lines, aerials, antenna and dishes; and support structures for these, such as towers, masts and poles, as well as other ancillary structures.

DTE4.4 environmental effects/mitigation measures

DTE4.4.i The environmental effects of retaining and operating existing telecommunication and radiocommunication facilities will be minor. The principal effects relate to the continued maintenance and servicing of these facilities and they are unlikely to change significantly in the future in terms of character, scale or intensity.

DTE4.4.ii Telecom will carry out all responsibilities of an authorised Requiring Authority and will give proper regard to the interests of those affected and to the environment by complying with all duties and obligations of the Resource Management Act and all other legal requirements in terms of any new works proposed for these sites.

DTE4.5 explanatory statement

DTE4.5.i No consultation has been undertaken since the site is presently administered by Telecom and the activities are already established on the site. Notwithstanding this, Telecom has a commitment on all Resource Management issues to consult with affected parties, tangata whenua and local authorities as appropriate. This policy will be implemented in respect of any relevant new works on this site.

DTE5 designation DTE5

DTE5.i Telecommunication and Radiocommunication and Ancillary Purposes - Tahunanui Exchange

DTE5.1 designating authority

DTE5.1.i Telecom New Zealand Ltd.

DTE5.2 reason for designation

DTE5.2.i The site currently and for many years has contained a variety of telecommunication and radiocommunication facilities which are of strategic and functional importance to Telecom.

DTE5.2.ii The site was previously the subject of Ministerial Requirements which provided a statutory and lawful basis for the activities undertaken by Telecom New Zealand Ltd and the former New Zealand Post Office on this site.

DTE5.2.iii In terms of maintaining a nationwide telecommunication network, there is a need to be able to protect areas of land occupied by telecommunication/radiocommunication facilities. Continuing this designation is the most appropriate means of ensuring Telecom's interest in this property is protected.

DTE5.3 nature of the works

DTE5.3.i The nature of the existing and future works on the site represents the continued operation of existing telecommunication and radiocommunication projects and works. The existing site and associated works will continue to operate in a similar manner to that currently in place.

DTE5.3.ii This site is an integral part of a wide network of communication activities and services including: subscriber telephone, cellular telephone, data communications, and computer and video linking. The network is used for a wide range of purposes including personal and commercial communications, linking financial institutions to convey critical financial transaction data, fire and burglary monitoring and control facilities and communications and other emergency communications. The safe, reliable and efficient functioning of a national and international telecommunication and radiocommunication system is in the public interest.

DTE5.3.iii The structures/works associated with these activities include buildings (of a range of sizes and shapes) for housing equipment and plant and undertaking operations; transmitting and receiving devices such as lines, aerials, antenna and dishes; and support structures for these, such as towers, masts and poles, as well as other ancillary structures.

DTE5.4 environmental effects/mitigation measures

DTE5.4.i The environmental effects of retaining and operating existing telecommunication and radiocommunication facilities will be minor. The principal effects relate to the continued maintenance and servicing of these facilities and they are unlikely to change significantly in the future in terms of character, scale or intensity.

DTE5.4.ii Telecom will carry out all responsibilities of an authorised Requiring Authority and will give proper regard to the interests of those affected and to the environment by complying with all duties and obligations of the Resource Management Act and all other legal requirements in terms of any new works proposed for these sites.

DTE5.5 explanatory statement

DTE5.5.i No consultation has been undertaken since the site is presently administered by Telecom and the activities are already established on the site. Notwithstanding this, Telecom has a commitment on all Resource Management issues to consult with affected parties, tangata whenua and local authorities as appropriate. This policy will be implemented in respect of any relevant new works on this site.

DTE6 designation DTE6

DTE6.i Telecommunication and Radiocommunication and Ancillary Purposes - The Fringed Hill Landmobile Station

DTE6.1 designating authority

DTE6.1.i Telecom New Zealand Ltd.

DTE6.2 reason for designation

DTE6.2.i The site currently and for many years has contained a variety of telecommunication and radiocommunication facilities which are of strategic and functional importance to Telecom.

DTE6.3 nature of the works

DTE6.3.i The Fringed Hill Landmobile Station consists of two wooden huts and three slim line steel poles. Two of the poles are 21.3m high and one pole is 15.25m high. All poles have omni antenna fixed at the top of the pole. One wooden building is located approximately 8m to the east of the Fringed Hill trig and is approximately 6m x 8m x 3.5m high. The other building is located approximately 60m to the northeast of the Fringed Hill Trig and is approximately 5m x 8m x 6m high. Both buildings house necessary telecommunication and radiocommunication equipment. The site was established as a telecommunication radiocommunication site in 1976.

DTE6.3.ii The nature of the existing and future works on the site represents the continued operation of existing telecommunication and radiocommunication projects and works. The existing site and associated works will continue to operate in a similar manner to that currently in place.

DTE6.3.iii The site is an integral part of a wide network of communication activities and services including: subscriber telephone, cellular telephone, data communications, and computer and video linking. The network is used for a wide range of purposes including personal and commercial communications, linking financial institutions to convey critical financial transaction data, fire and burglary monitoring and control facilities and communications and other emergency communications. The safe, reliable and efficient functioning of a national and international telecommunication and radiocommunication system is in the public interest.

DTE6.3.iv The structures/works associated with these activities include buildings (of a range of sizes and shapes) for housing equipment and plant and undertaking operations; transmitting and receiving devices such as lines, aerials, antenna and dishes; and support structures for these, such as towers, masts and poles, as well as other ancillary structures.

DTE6.4 environmental effects/mitigation measures

DTE6.4.i The environmental effects of retaining and operating existing telecommunication and radiocommunication facilities will be minor. The principal effects relate to the continued maintenance and servicing of these facilities and they are unlikely to change significantly in the future in terms of character, scale or intensity.

DTE6.4.ii Telecom will carry out all responsibilities of an authorised requiring authority and will give proper regard to the interests of those affected and to the environment by complying with all duties and obligations of the Resource Management Act and all other legal requirements in terms of any new works proposed for these sites.

DTE6.5 explanatory statement

DTE6.5.i No consultation has been undertaken since the site is presently administered by Telecom and the activities are already established on the site. Notwithstanding this, Telecom has a commitment on all resource management issues to consult with affected parties, tangata whenua and local authorities as appropriate. This policy will be implemented in respect of any relevant new works on the site.

DTE7 designation DTE7

DTE7.i Telecommunication and Radiocommunication and Ancillary Purposes - The Grampians VHF Landmobile Station

DTE7.1 designating authority

DTE7.1.i Telecom New Zealand Ltd.

DTE7.2 reason for designation

DTE7.2.i The site currently and for many years has contained a variety of telecommunication and radiocommunication facilities which are of strategic and functional importance to Telecom.

DTE7.3 nature of the works

DTE7.3.i The Grampians VHF Landmobile Station consists of a wooden hut (approximately 2m x 2m x 2.5m high) and a wooden telephone pole. Approximately 2.5m up the pole is a VHF antenna.

DTE7.3.ii The nature of the existing and future works on the site represents the continued operation of existing telecommunication and radiocommunication projects and works. The existing site and associated works will continue to operate in a similar manner to that currently in place.

DTE7.3.iii The site is an integral part of a wide network of communication activities and services including: subscriber telephone, cellular telephone, data communications, and computer and video linking. The network is used for a wide range of purposes including personal and commercial communications, linking financial institutions to convey critical financial transaction data, fire and burglary monitoring and control facilities and communications and other emergency communications. The safe, reliable and efficient functioning of a national and international telecommunication and radiocommunication system is in the public interest.

DTE7.3.iv The structures/works associated with these activities include buildings (of a range of sizes and shapes) for housing equipment and plant and undertaking operations; transmitting and receiving devices such as lines, aerials, antenna and dishes; and support structures for these, such as towers, masts and poles, as well as other ancillary structures.

DTE7.4 environmental effects/mitigation measures

DTE7.4.i The environmental effects of retaining and operating existing telecommunication and radiocommunication facilities will be minor. The principal effects relate to the continued maintenance and servicing of these facilities and they are unlikely to change significantly in the future in terms of character, scale or intensity.

DTE7.4.ii Telecom will carry out all responsibilities of an authorised requiring authority and will give proper regard to the interests of those affected and to the environment by complying with all duties and obligations of the Resource Management Act and all other legal requirements in terms of any new works proposed for these sites.

DTE7.5 explanatory statement

DTE7.5.i No consultation has been undertaken since the site is presently administered by Telecom and the activities are already established on the site. Notwithstanding this, Telecom has a commitment on all resource management issues to consult with affected parties, tangata whenua and local authorities as appropriate. This policy will be implemented in respect of any relevant new works on the site.

DTE8 designation DTE8

DTE8.i Telecommunication and Radiocommunication and Ancillary Purposes - The Maungatapu Microwave Station

DTE8.1 designating authority

DTE8.1.i Telecom New Zealand Ltd.

DTE8.2 reason for designation

DTE8.2.i The three sites currently and for many years have contained a variety of telecommunication and radiocommunication facilities which are of strategic and functional importance to Telecom.

DTE8.3 nature of the works

DTE8.3.i The Maungatapu Microwave Station consists of a lattice tower approximately 25m high and a building approximately 7m x 12m x 3.5m high, which houses telecommunication and radiocommunication equipment. The site is used by several operators, namely Broadcasting Communications Ltd, television stations etc. There are a variety of antenna fixed to the tower, i.e. gridpak and solid dish antenna, yagi and omni antenna and several types of aerial. The site is owned by Nelson City Council.

DTE8.3.ii The nature of the existing and future works on each site represents the continued operation of existing telecommunication and radiocommunication projects and works. These existing sites and their associated works will continue to operate in a similar manner to that currently in place.

DTE8.3.iii These sites are an integral part of a wide network of communication activities and services including: subscriber telephone, cellular telephone, data communications, and computer and video linking. The network is used for a wide range of purposes including personal and commercial communications, linking financial institutions to convey critical financial transaction data, fire and burglary monitoring and control facilities and communications and other emergency communications. The safe, reliable and efficient functioning of a national and international telecommunication and radiocommunication system is in the public interest.

DTE8.3.iv The structures/works associated with these activities include buildings (of a range of sizes and shapes) for housing equipment and plant and undertaking operations; transmitting and receiving devices such as lines, aerials, antenna and dishes; and support structures for these, such as towers, masts and poles, as well as other ancillary structures.

DTE8.4 environmental effects/mitigation measures

DTE8.4.i The environmental effects of retaining and operating existing telecommunication and radiocommunication facilities will be minor. The principal effects relate to the continued maintenance and servicing of these facilities and they are unlikely to change significantly in the future in terms of character, scale or intensity.

DTE8.4.ii Telecom will carry out all responsibilities of an authorised requiring authority and will give proper regard to the interests of those affected and to the environment by complying with all duties and obligations of the Resource Management Act and all other legal requirements in terms of any new works proposed for these sites.

DTE8.5 **explanatory statement**

DTE8.5.i No consultation has been undertaken since the sites are presently administered by Telecom and the activities are already established on the site. Notwithstanding this, Telecom has a commitment on all resource management issues to consult with affected parties, tangata whenua and local authorities as appropriate. This policy will be implemented in respect of any relevant new works on these sites.

Table (DTP) - Trans Power NZ Ltd

Details of this designation follow this table.

D	Site name/ location of site	Purpose of designation	Legal description/valuation no.	Area
DTP1	Stoke Electricity Substation, The Ridgeway and Marsden Valley Road	Electricity substation	Sec 1 and Sec 2 SO14979	5.748ha

DTP1 designation DTP1

DTP1.i Electricity substation (Stoke Substation, The Ridgeway and Marsden Valley Road).

DTP1.1 designating authority

DTP1.1.i Trans Power NZ Ltd.

DTP1.2 reason for designation

DTP1.2.i When ownership of the substation was transferred from the Crown to Trans Power, those assets required for the immediate or foreseeable future development, operation and maintenance of the National Grid were allocated to the company, and this transfer of ownership makes Trans Power the responsible authority in respect of this designation. The amendment to the designation schedule gives an exact reference to the area over which Trans Power wishes its designation to apply.

DTP1.3 nature of the works

DTP1.3.i Transforming electricity from 220KV and 110KV transmission towers down to local distribution voltages which are then sent out by smaller distribution lines (up to 11KV).

DTP1.3.ii The substation receives electricity from high voltage transmission lines and reduces the voltage to a point where the electricity can be distributed to consumers by the local power company, via its own distribution lines. A telecommunication system is required to co-ordinate and control the operations and structures of the substation. The telecommunications system is monitored from the South Island Control Centre which is located in Christchurch.

DTP1.3.iii The ancillary structures within the designated area which are necessary to maintain and operate the facility are control buildings, storage sheds and yards, a depot, garages, water tanks, security fencing, landscaping/screening and access ways. These structures have existed within the designated area for several years and no changes to any of the structures associated with this designation are proposed as part of the notice to carry over the designation in the City Plan.

DTP1.4 environmental effects/mitigation measures

DTP1.4.i There will be no proposed changes to the use of the sites that will change the present state of the environment, on or in the vicinity of the site.

TP1.5 explanatory statement

DTP1.5.i Consultation has not been undertaken as this requirement relates only to existing activities and land which has already been designated. The modifications required concern the purpose of the designation as to be notated in this Plan and are to clarify the requiring authority responsible for the works and clearly identify the land concerned.

Table (DTR) – NZ Transport Agency

Details of each designation follow this table.

ID	Site name/ location of site	Purpose of designation	Legal description/valuation no.	Area (ha)
DTR1	643 Rocks Road and off Bisley Walk and Tahunanui Drive	State Highway purposes	Lot 1 DP 7075 CT2B/1147 and SO 11010	
DTR2	Queen Elizabeth II Drive	State Highway purposes	various	
DTR3	Adjacent to Rocks Road and north of Magazine Point	State Highway purposes	Pt Lot 1 DP 10723 Block IV	1301m ²
DTR4	All those parts of State Highway 6 identified on the location map in the Planning Maps	State Highway purposes		
DTR5	Proposed Whakatu Drive, between Waimea Road and Annesbrook Drive	Proposed Limited Access Road - Arterial Purposes		
DTR6	Proposed Whakatu Drive, between Annesbrook Drive and Saxtons Road	Proposed Limited Access Road - State Highway Purposes		
DTR7	Whakatu Drive, between Saxtons Road and the Richmond Deviation	Limited Access Road		

DTR1 designation DTR1

DTR1.i State Highway purposes - 643 Rocks Road and off Bisley Walk and Tahunanui Drive

DTR1.1 designating authority

DTR1.1.i NZ Transport Agency.

DTR1.2 reason for designation

DTR1.2.i The existing State Highway No 6 network through Nelson City is the responsibility of the NZ Transport Agency.

DTR1.2.ii The designation provides for the NZ Transport Agency, either itself, or through its agents, to control, manage, and improve the State Highway network, including planning, design, research, construction and maintenance relating to all land within the designation. Such activities may also involve, but not necessarily be limited to realigning the road, altering its physical configuration, culverts, bridges and associated protection works.

DTR1.2.iii Designation of State Highways is the most appropriate mechanism nationally of protecting the NZ Transport Agency's interests, with regard to the safe and efficient functioning of these works.

DTR1.3 nature of the works

DTR1.3.i 643 Rocks Road and off Bisley Walk and Tahunanui Drive,

DTR1.4 environmental effects/mitigation measures

DTR1.4.i There will be no change to the effects on the environment resulting from the modification to the notations or the new requirement. These modifications will allow this Plan to show the status of the existing highways in a clear and consistent manner.

DTR1.5 explanatory statement

DTR1.5.i As the requirement relates to carrying forward the existing State Highway designation into this Plan, consultation is not considered necessary.

DTR2 designation DTR2

DTR2.i State Highway purposes - Queen Elizabeth II Drive

DTR2.1 designating authority

DTR2.1.i NZ Transport Agency.

DTR2.2 reason for designation

DTR2.2.i The existing State Highway No 6 network through Nelson City is the responsibility of the NZ Transport Agency.

DTR2.2.ii The designation provides for the NZ Transport Agency, either itself, or through its agents, to control, manage, and improve the State Highway network, including planning, design, research, construction and maintenance relating to all land within the designation. Such activities may also involve, but not necessarily be limited to realigning the road, altering its physical configuration, culverts, bridges and associated protection works.

DTR2.2.iii Designation of State Highways is the most appropriate mechanism nationally of protecting the NZ Transport Agency's interests, with regard to the safe and efficient functioning of these works.

DTR2.3 nature of the works

DTR2.3.i Queen Elizabeth II Drive

DTR2.4 environmental effects/mitigation measures

DTR2.4.i There will be no change to the effects on the environment resulting from the modification to the notations or the new requirement. These modifications will allow this Plan to show the status of the existing highways in a clear and consistent manner.

DTR2.5 explanatory statement

DTR2.5.i As the requirement relates to carrying forward the existing State Highway designation into this Plan, consultation is not considered necessary.

DTR3 designation DTR3

DTR3.i State Highway purposes (adjacent to Rocks Road north of Magazine Point).

DTR3.1 designating authority

DTR3.1.i NZ Transport Agency.

DTR3.2 reason for designation

DTR3.2.i The existing State Highway No 6 network through Nelson City is the responsibility of the NZ Transport Agency.

DTR3.2.ii The designation provides for the NZ Transport Agency, either itself, or through its agents, to control, manage, and improve the State Highway network, including planning, design, research, construction and maintenance relating to all land within the designation. Such activities may also involve, but not necessarily be limited to realigning the road, altering its physical configuration, culverts, bridges and associated protection works.

DTR3.2.iii Designation of State Highways is the most appropriate mechanism nationally of protecting the NZ Transport Agency's interests, with regard to the safe and efficient functioning of these works.

DTR3.3 nature of the works

DTR3.3.i Stabilising an unstable steep hill slope adjacent to Rocks Road to ensure that it does not slip onto State Highway 6.

DTR3.4 environmental effects/mitigation measures

DTR3.4.i There will be no change to the effects on the environment resulting from the modification to the notations or the new requirement. These modifications will allow this Plan to show the status of the existing highways in a clear and consistent manner.

DTR3.5 explanatory statement

DTR3.5.i As the requirement relates to carrying forward the existing State Highway designation into this Plan, consultation is not considered necessary.

DTR4 designation DTR4

DTR4.i State Highway purposes - All those parts of State Highway 6 identified on the location map in the Planning Maps

DTR4.1 designating authority

DTR4.1.i NZ Transport Agency.

DTR4.2 reason for designation

DTR4.2.i The existing State Highway No 6 network through Nelson City is the responsibility of the NZ Transport Agency.

DTR4.2.ii The designation provides for the NZ Transport Agency, either itself, or through its agents, to control, manage, and improve the State Highway network, including planning, design, research, construction and maintenance relating to all land within the designation. Such activities may also involve, but not necessarily be limited to realigning the road, altering its physical configuration, culverts, bridges and associated protection works.

DTR4.2.iii Designation of State Highways is the most appropriate mechanism nationally of protecting the NZ Transport Agency's interests, with regard to the safe and efficient functioning of these works.

DTR4.2.iv Alteration to the Whakatu Drive designation is required to provide for the full extent of the proposed road design, drainage works and landscaping. It is also required to satisfy the requirements of previous designations with respect to landscaping and noise amelioration.

DTR4.3 nature of the works

DTR4.3.i The Whakatu Drive, 643 Rocks Road and off Bisley Walk and Tahunanui Drive, Queen Elizabeth II Drive and the Whangamoia Deviation.

The designation shall lapse in 5 years on 1 September 2014 unless it is given effect to before the end of that period.

DTR4.4 environmental effects/mitigation measures

DTR4.4.i There will be no change to the effects on the environment resulting from the modification to the notations or the new requirement. These modifications will allow this Plan to show the status of the existing highways in a clear and consistent manner.

DTR4.5 explanatory statement

DTR4.5.i As the requirement relates to carrying forward the existing State Highway designation into this Plan, consultation is not considered necessary.

DTR4.6 restrictions/conditions

DTR4.6.i The Rai Saddle realignment and associated activities as proposed in NCC application RM145080 may be undertaken without lodgement of an outline plan under section 176A of the Resource Management Act 1991 provided:

- i) The conditions of RM145214, RM145214A, RM145214B and RM145214C, or any subsequent variations of these consents, are complied with.

DTR5 designation DTR5

DTR5.i State Highway purposes - Whakatu Drive, between Waimea Road and Annesbrook Drive

DTR5.1 designating authority

DTR5.1.i NZ Transport Agency.

DTR5.2 reason for designation

DTR5.2.i The existing State Highway No 6 network through Nelson City is the responsibility of the NZ Transport Agency.

DTR5.2.ii The designation provides for the NZ Transport Agency, either itself, or through its agents, to control, manage, and improve the State Highway network, including planning, design, research, construction and maintenance relating to all land within the designation. Such activities may also involve, but not necessarily be limited to realigning the road, altering its physical configuration, culverts, bridges and associated protection works.

DTR5.2.iii Designation of State Highways is the most appropriate mechanism nationally of protecting the NZ Transport Agency's interests, with regard to the safe and efficient functioning of these works.

DTR5.2.iv Alteration to the Whakatu Drive designation is required to provide for the full extent of the proposed road design, drainage works and landscaping. It is also required to satisfy the requirements of previous designations with respect to landscaping and noise amelioration.

DTR5.3 nature of the works

DTR5.3.i Whakatu Drive

DTR5.3.ii The general location of the areas affected by the alteration to the Whakatu Drive designation are:

- a) around the intersection of Annesbrook Drive, extending along the Bypass designation to approximately 100m west of Nayland Road. There is also a small area of additional land (NZ Transport Agency owned) required on the northern side of the existing railway reserve behind Cawthron Crescent

DTR5.4 environmental effects/mitigation measures

DTR5.4.i There will be no change to the effects on the environment resulting from the modification to the notations or the new requirement. These modifications will allow this Plan to show the status of the existing highways in a clear and consistent manner.

DTR5.5 explanatory statement

DTR5.5.i As the requirement relates to carrying forward the existing State Highway designation into this Plan, consultation is not considered necessary.

DTR6 designation DTR6

DTR6.i State Highway purposes - Whakatu Drive, between Annesbrook Drive and Saxtons Road

DTR6.1 designating authority

DTR6.1.i NZ Transport Agency.

DTR6.2 reason for designation

DTR6.2.i The existing State Highway No 6 network through Nelson City is the responsibility of the NZ Transport Agency.

DTR6.2.ii The designation provides for NZ Transport Agency, either itself, or through its agents, to control, manage, and improve the State Highway network, including planning, design, research, construction and maintenance relating to all land within the designation. Such activities may also involve, but not necessarily be limited to realigning the road, altering its physical configuration, culverts, bridges and associated protection works.

DTR6.2.iii Designation of State Highways is the most appropriate mechanism nationally of protecting the NZ Transport Agency's interests, with regard to the safe and efficient functioning of these works.

DTR6.2.iv Alteration to the Whakatu Drive designation is required to provide for the full extent of the proposed road design, drainage works and landscaping. It is also required to satisfy the requirements of previous designations with respect to landscaping and noise amelioration.

DTR6.3 nature of the works

DTR6.3.i Whakatu Drive

DTR6.3.ii The general location of the areas affected by the alteration to the Whakatu Drive designation are:

- a) around the intersection of Annesbrook Drive, extending along the Bypass designation to approximately 100m west of Nayland Road. There is also a small area of additional land (NZ Transport Agency owned) required on the northern side of the existing railway reserve behind Cawthron Crescent
- b) around the intersection of Songer Street with the existing Whakatu Drive designation
- c) in the vicinity of the intersection of Saxton Road with the existing Whakatu Drive designation

DTR6.4 environmental effects/mitigation measures

DTR6.4.i There will be no change to the effects on the environment resulting from the modification to the notations or the new requirement. These modifications will allow this Plan to show the status of the existing highways in a clear and consistent manner.

DTR6.5 explanatory statement

DTR6.5.i As the requirement relates to carrying forward the existing State Highway designation into this Plan, consultation is not considered necessary.

DTR7 designation DTR7

DTR7.i For the purposes of a road and proposed limited access - Whakatu Drive, between Saxtons Road and the Richmond Deviation

DTR7.1 designating authority

DTR7.1.i NZ Transport Agency.

DTR7.2 reason for designation

DTR7.2.i The existing State Highway No 6 network through Nelson City is the responsibility of the NZ Transport Agency.

DTR7.2.ii The designation provides for the NZ Transport Agency, either itself, or through its agents, to control, manage, and improve the State Highway network, including planning, design, research, construction and maintenance relating to all land within the designation. Such activities may also involve, but not necessarily be limited to realigning the road, altering its physical configuration, culverts, bridges and associated protection works.

DTR7.2.iii Designation of State Highways is the most appropriate mechanism nationally of protecting the NZ Transport Agency's interests, with regard to the safe and efficient functioning of these works.

DTR7.2.iv Alteration to the Whakatu Drive designation is required to provide for the full extent of the proposed road design, drainage works and landscaping. It is also required to satisfy the requirements of previous designations with respect to landscaping and noise amelioration.

DTR7.3 nature of the works

DTR7.3.i Whakatu Drive

DTR7.3.ii The general location of the areas affected by the alteration to the Whakatu Drive designation are:

- a) around the intersection of Songer Street with the existing Whakatu Drive designation
- b) in the vicinity of the intersection of Saxton Road with the existing Whakatu Drive designation

DTR7.4 environmental effects/mitigation measures

DTR7.4.i There will be no change to the effects on the environment resulting from the modification to the notations or the new requirement. These modifications will allow this Plan to show the status of the existing highways in a clear and consistent manner.

DTR7.5 explanatory statement

DTR7.5.i As the requirement relates to carrying forward the existing State Highway designation into this Plan, consultation is not considered necessary.

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appendix 25 river mouths & landward boundary of coastal marine area

AP25 **overview**

AP25.i This appendix contains an imaged copy of the agreement under Section 2 of the Resource Management Act 1991 between the Nelson City Council and the Minister of Conservation regarding the definition of river mouths and the landward boundary of the coastal marine area.

AP25.ii The aerial photographs contained within this appendix are extracts from the A3 photographs that form part of the agreement.

AGREEMENT FOR DEFINITION OF RIVER MOUTHS & LANDWARD BOUNDARY OF COASTAL MARINE AREA

THIS AGREEMENT is made the 5th day of October 1996 pursuant to Section 2 of the Resource Management Act 1991

BETWEEN SIMON UPTON Minister of Conservation (hereinafter called the "Minister") of the first part

AND NELSON CITY COUNCIL (hereinafter called the "Council")

WHEREAS

- A. Section 2 of the Resource Management Act 1991 ("the Act") provides that 'mouth' for the purpose of defining the landward boundary of the coastal marine area means either:
- i) the mouth of the river as agreed and set between the Minister, the Council and the Territorial Authority in the period between consultation on and notification of the proposed regional coastal plan
 - or
 - ii) the mouth of the river as declared by the Planning Tribunal upon application made by the Minister, the Council or the Territorial Authority prior to the plan becoming operative.
- B. Any river mouth once so agreed and set shall not be changed in accordance with the First Schedule of the Act or otherwise varied, altered, questioned or reviewed in any way until the next review of the regional coastal plan unless the Minister, the Council and the Territorial Authority agree.
- C. Section 2 of the Act provides that the landward boundary of the coastal marine area where the MHWS line crosses any river shall be the lesser of:
- i) 1 kilometre upstream from the mouth of the river; or
 - ii) the point upstream that is calculated by multiplying the width of the river mouth by 5.
- D. The Minister and the Council have agreed upon what shall be the mouth of rivers within the Council's district for the purpose of Section 2.



PURSUANT to Section 2 of the Resource Management Act 1991 the Minister and the Council AGREE AND SET the "mouth" of each river within the Council boundaries as follows:

- "a. For each river identified in Schedule 1, the 'mouth' shall be a straight line drawn from bank to bank through the grid reference relating to that river at right angles to the river flow at the grid reference. The grid reference for each river is the point taken in the middle of the main river channel and is shown on the air photos in Schedule 3."
- "b. For rivers not identified in Schedule 1, the 'mouth' shall be a straight line representing a continuation of the mean high water springs on each side of the river in accordance with the diagram in Schedule 2."

"Note: 1. The coastal marine area landward boundary ("CMA landward boundary") referred to in Schedule 1 and shown on the air photos in Schedule 3 is included for reference purposes only and does not form part of this agreement.


IN WITNESS WHEREOF the parties have executed this agreement of the date first mentioned.

SIGNED by DEPUTY DIRECTOR GENERAL)
OF CONSERVATION ACTING for and on)
behalf of the MINISTER OF CONSERVATION)
pursuant to S.54 and S.58 of the Conservation Act)
in the presence of:)



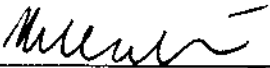



L. D. TEVH



Solicitor, Wellington

The Common Seal of the NELSON CITY)
COUNCIL was affixed in the presence of:)





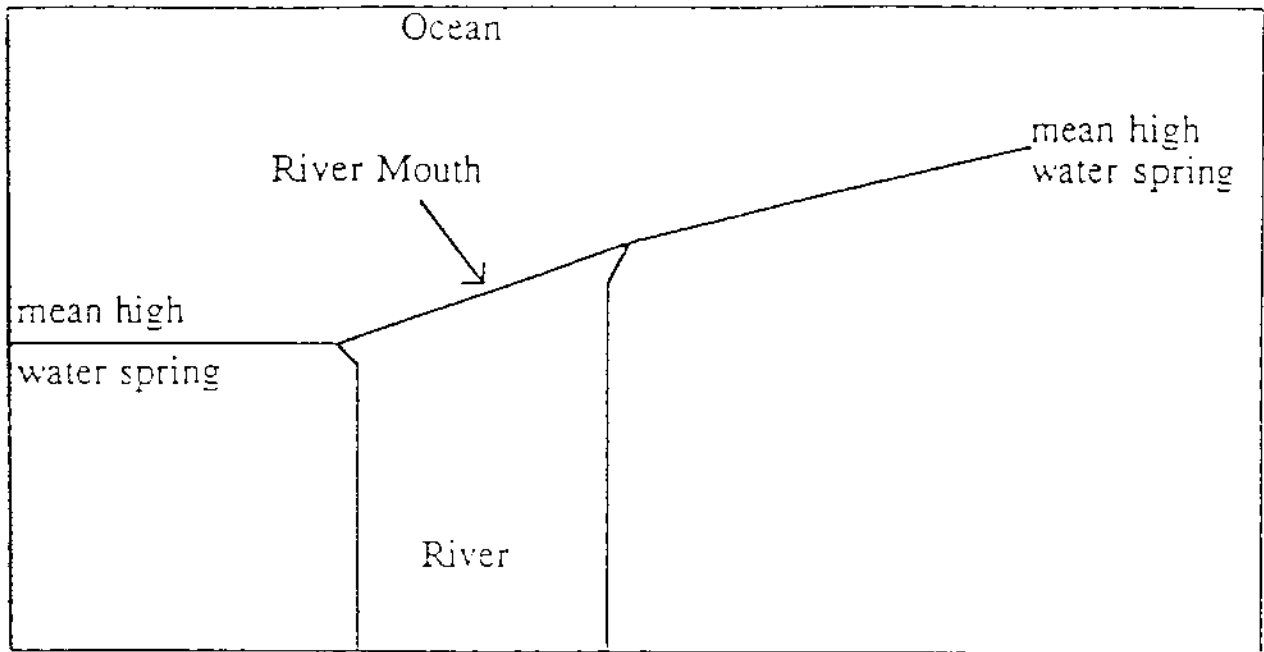


SCHEDULE 1

NAME OF RIVER	MAP GRID REFERENCE RIVER MOUTH	MAP GRID REFERENCE CMA LANDWARD BOUNDARY
Whangamoia River	NZMS 260 026 105558 105555	103558 103555
Wakapuaka River	NZMS 260 027 035457	034457
Oldhams Creek	NZMS 260 027 967367	967367
Maitai River Saltwater Creek	NZMS 260 027 933335 933335	931336 933333
Jenkins Creek	NZMS 260 N27 893287	893288
Arapiki Stream	NZMS 260 N27 893287	893288
Poormans Valley Stream	NZMS 260 N27 892287	892287
Orchard Creek	NZMS 260 N27 892281	882281
Orphanage Creek	NZMS 260 N27 869276	869276
Saxton Creek	NZMS 260 N27 863272	863272

SCHEDULE 2

The following diagram illustrates how to apply the formula for determining the position of a river mouth for rivers not outlined in Schedule 1.



SCHEDULE 3
AERIAL PHOTOGRAPHS
DISPLAYING RIVER MOUTH
AND COASTAL MARINE AREA BOUNDARIES
FOR NELSON CITY

31/51
SHT 1 OF 7 SHTS

COASTAL
MARINE
AREA
BOUNDARY

COASTAL
MARINE
AREA
BOUNDARY

RIVER
MOUTH

RIVER
MOUTH

WHANGAMOAO RIVER
SCALE 1 : 10,000 - FLOWN 28 OCTOBER 1994

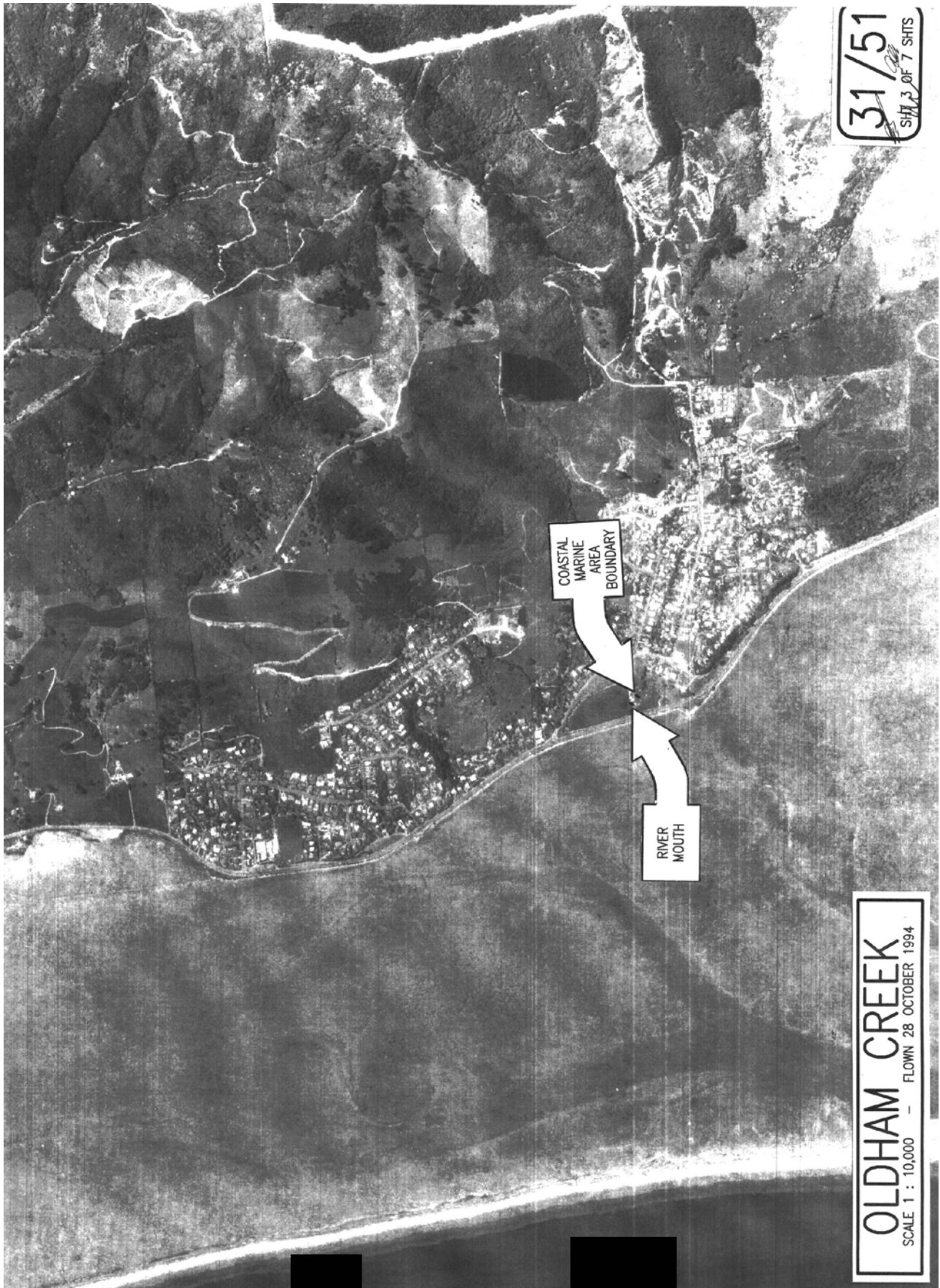
31/51
SEP 2 OF 7 SHITS

RIVER MOUTH

COASTAL MARINE AREA BOUNDARY

WAKAPUAKA RIVER
SCALE 1 : 10,000 - FLOWN 28 OCTOBER 1994

31/51
SHEET 3 OF 7 SHITS



OLDHAM CREEK
SCALE 1 : 10,000 - FLOWN 28 OCTOBER 1994

31/51
Sheet 14 of 7 SHIS

MAITAI RIVER
SCALE 1 : 10,000 - FLOWN 28 OCTOBER 1994

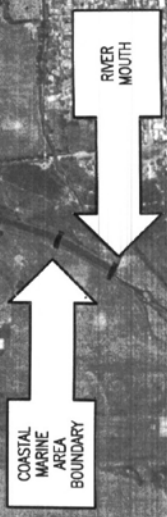


SALTWATER CREEK
SCALE 1 : 10,000 - FLOWN 28 OCTOBER 1994

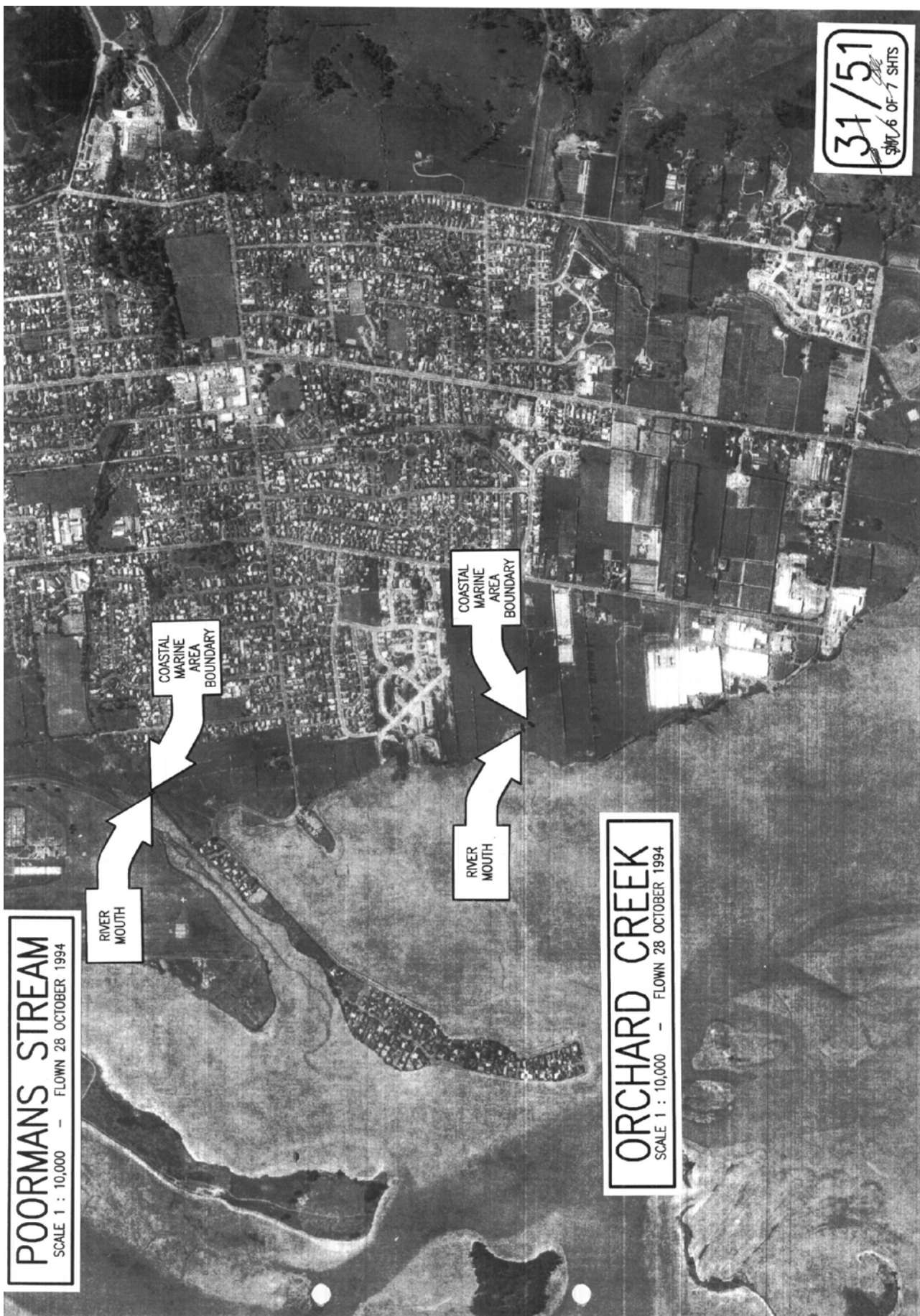
31/51
SHT/5 OF 7 SHTS

JENKIN'S STREAM
SCALE 1 : 10,000 - FLOWN 28 OCTOBER 1994

ARAPIKI STREAM
SCALE 1 : 10,000 - FLOWN 28 OCTOBER 1994



31/51
SHEET 6 OF 7 SHOTS



POORMANS STREAM
SCALE 1 : 10,000 - FLOWN 28 OCTOBER 1994

RIVER MOUTH

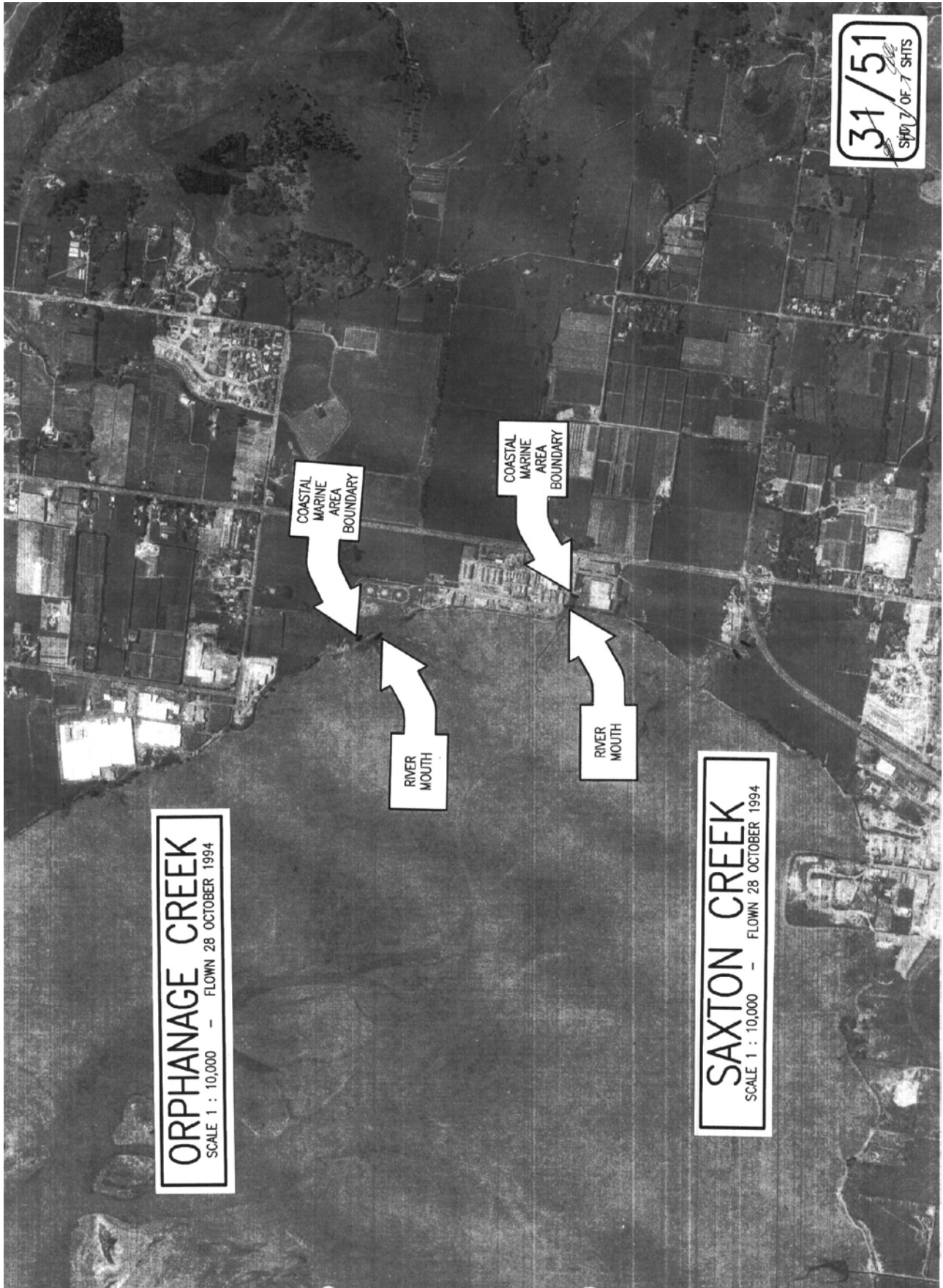
COASTAL MARINE AREA BOUNDARY

RIVER MOUTH

COASTAL MARINE AREA BOUNDARY

ORCHARD CREEK
SCALE 1 : 10,000 - FLOWN 28 OCTOBER 1994

31/51
SHEET 7 OF 7 SHTS



ORPHANAGE CREEK
SCALE 1 : 10,000 - FLOWN 28 OCTOBER 1994

SAXTON CREEK
SCALE 1 : 10,000 - FLOWN 28 OCTOBER 1994

appendix 26

access road to

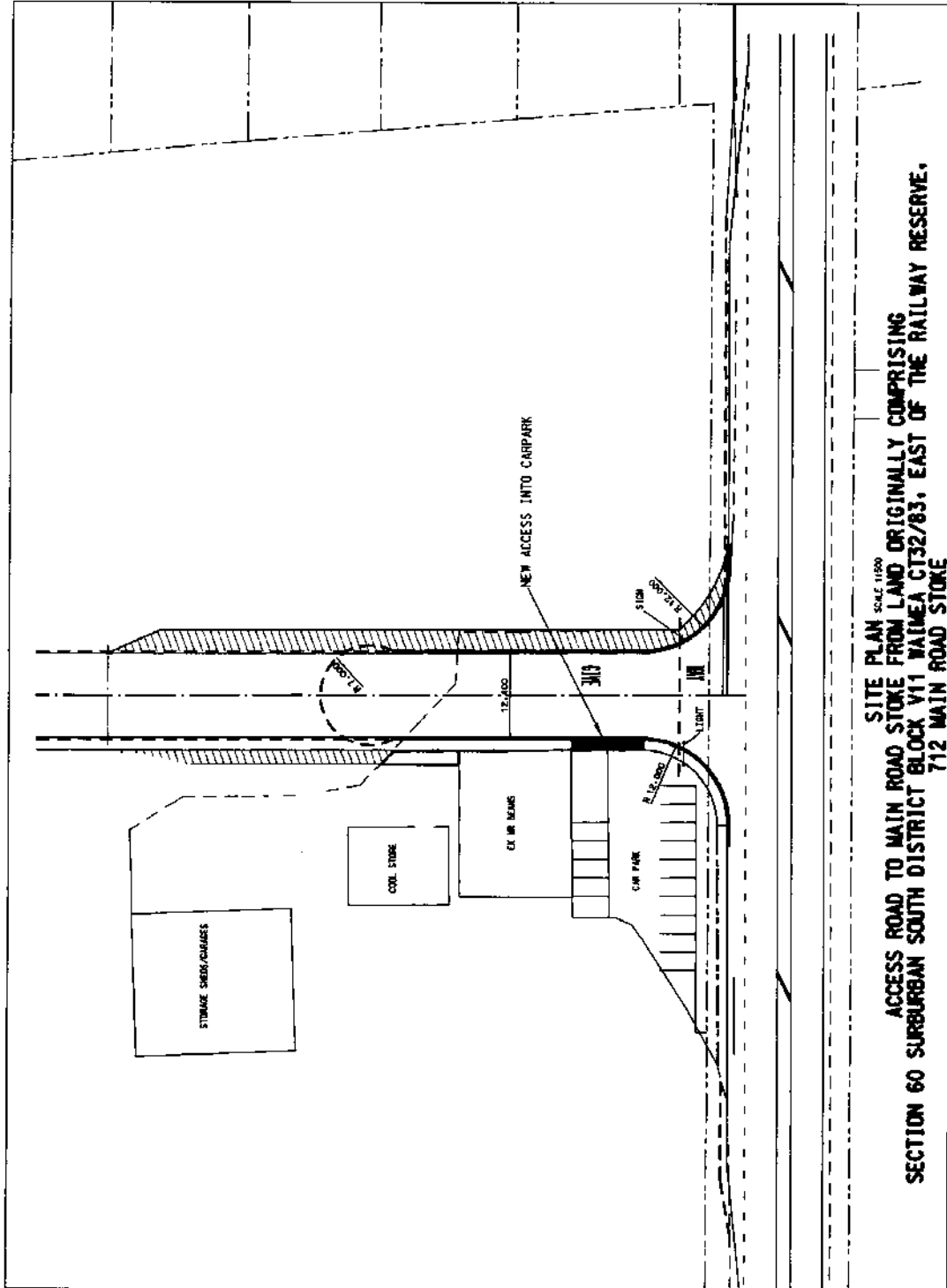
Main Road

Stoke

AP26 **overview**

AP26.i A single access road to Main Road Stoke is to be constructed according to the site plan in this appendix.

Note: Rules SCr.33 (access - Main Road Stoke) and REr.40 (access) apply.



SITE PLAN SCALE 1:1000
ACCESS ROAD TO MAIN ROAD STOKES FROM LAND ORIGINALLY COMPRISING SECTION 60 SUBURBAN SOUTH DISTRICT BLOCK V11 WAIMEA CT32/83, EAST OF THE RAILWAY RESERVE, 712 MAIN ROAD STOKES

appendix 27

acoustic fence specifications, Nayland South industrial area

AP27.1 **general**

AP27.1.i All fencing to be carried out by skilled tradespeople in accordance with the best trade practice and to the requirements of all local bylaws and the New Zealand Building Code.

Note: any fence over 2m high requires a building consent.

AP27.1.ii The fence shall be no less than 3m full height along its length, continuous with no gaps, and have the lower edge of cladding material covered by a minimum of 50mm of earth to ensure no gaps.

AP27.2 **timber - general**

AP27.2.i All timber is to comply with NZS3631: 1988 and NZS3602: 2003. Use all new timber. All timber shall be strongly nailed using galvanized nails.

AP27.3 **posts**

AP27.3.i H4 treated timber (to NZTPA specification), size and in-ground depth to be specified.

AP27.4 **rails and intermediate members**

AP27.4.i H3.2 treated timber (to NZTPA specification), 100 x 50mm.

AP27.5 **capping rail**

AP27.5.i H4, 150 x 50mm with all joints mitred.

AP27.6 cladding

AP27.6.i New, flat and unblemished sheets of minimum 9mm compressed fibre cement. Cladding weight to be not less than 15kg/m² (9mm = 17kg/m²).

AP27.6.ii Hardipanel cladding to be placed on the side facing the Industrial Zone.

AP27.6.iii Attach using 40mm galvanized flat head nails, at no greater than 200mm spacing. All joins to be over posts, or intermediate members i.e. No gaps. Use silicon based all weather sealant to plug air gaps where gaps appear.

AP27.7 footing

AP27.i Footing depth to be certified by registered engineer. Concrete to be finished by hand 50mm above local ground level around posts, except on the side with cladding face. This side to be finished 55mm below ground level allowing for the cladding to be mounted 50mm below local ground level.

appendix 28

freshwater

AP28.1 NCC aggregate extraction sites for the purpose of maintaining flood capacity

River	Location	Activity
Maitai River	Concrete ford by golf club (access to golf course, between car park and course) for a distance 20m upstream and 20m downstream of ford	Up to 300m ³ after each high flood event. Note: excavation is below river level and required excavator in river bed.
	Almond Tree flats ford for a distance of 75m above and 50m below the ford.	Up to 800m ³ after each high flood event. Note: a) 100m ³ of extracted aggregate redeposited on downstream side of ford each year. b) excavation is below river level and requires excavator in river bed.
	Black Hole for a distance of 100m downstream.	Up to 600m ³ after each high flood event. Note: excavation is at river level and requires excavator in river bed.
Brook Stream	By OK Corral for a distance of 50m upstream	Up to 500m ³ after each high flood event. Note: excavation is to river level and requires excavator and trucks in river bed.
	Behind reserve at 26 Brook St for a distance of 50m also a grit chamber at end of concrete channel.	Up to 500m ³ after each high flood event. Note: excavation is below river level and requires excavator and trucks in river bed
	Manuka Street ford for a distance of 20m above ford and 50m below the ford.	Up to 100m ³ after each high flood event. Note: excavation is below river level and requires excavator in river bed, downstream only
	Downstream of Nile St culvert there is a grit chamber plus a distance of 20m downstream	Up to 600m ³ after each high flood event. Note: excavation is below river level and requires excavator and trucks in river bed

River	Location	Activity
	At Brook Street / Maitai river confluence for a distance of 100m upstream of Dommet St bridge	Up to 500m ³ after each high flood event. Note: excavation is at river level and requires excavator in river bed
Wakapuaka River	Maori Pa Road bridge For a distance of 60m above bridge	As per Resource Consent 985158 and associated Environment Court ruling, up to 600m ³ after each high flood event. Note: excavation is below river level and requires excavator in river bed.
Poorman Stream	Open channel Up to 75m upstream of SH6 culvert and 20m downstream of SH6.	Up to 500m ³ after each high flood event. Note excavation is to river level and requires excavator in river bed.
Orphanage Creek	Detention pond above Main Rd Stoke culvert and for a distance of 100m above pond.	Up to 800m ³ every 2 years. Note: excavation is below river level and requires excavator in river bed.
Jenkins Stream	Two grit traps. (1) by SH6 at end of concrete culvert and (2) below the bridge over SH6	Catch pit structures, up to 400m ³ after each high flood event. Note: excavation is below river level and requires excavator in river bed.
	Upstream of Annesbrook Drive for a distance of 100m	Up to 200m ³ after each high flood event. Note: excavation is to river level.
Arapiki Stream	In ditch upstream of SH6 culvert for a distance of 50m	Up to 60m ³ after each high flood event. Note: excavation is to river level
All intake structures	Council stormwater reticulation system intake structures	Volumes and situations vary as required.

AP28.2 Flow regime for specific rivers

River	Reason for minimum flow	Minimum flow basis	Trigger flow basis	Allocation limit
Whangamoia River and tributaries Measured at: Upper reaches (Hippolite site): 027: 4966-0091 Lower reaches (Kokoroa): 027: 554-085	Very good water quality with high ecological values. Management objective: ecological values	Mean annual low flow	Mean annual low flow	10% of 1 in 5 year (7 day) mean low flow
Wakapuaka River - headwaters above Teal Confluence	Relatively good water quality. Some abstraction occurring with potential for future abstraction. Management objectives: - ecological values - downstream water supply	Mean annual low flow	Mean annual low flow	10% of 1 in 5 year (7 day) mean low flow
Wakapuaka River - main stem Measured at: Upper reaches (Hira): 027:431991 Lower reaches (Maori Pa Road): 027: 4539-0202	Relatively good water quality. Some abstraction occurring with potential for future abstraction. Management objectives: - enhancement (for ecological, public access and recreation values) - abstraction for irrigation	1 in 5 year (7 day) mean low flow	Mean annual low flow	20% of 1 in 5 year (7 day) mean low flow
Teal Measured at: Upper reaches (road end): 027: 435960 Lower reaches (Teal Lud intake): 027: 433971	Relatively high abstraction rates with potential for future abstraction. Good water quality with high ecological values. Management objectives: - ecological values - abstraction	1 in 5 year (7 day) mean low flow	Mean annual low flow	33% of 1 in 5 year (7 day) mean low flow
Lud Measured at: Upper reaches (Murdochs): 027: 420951 Lower reaches (Omahanui): 027: 4315-9869	Some existing abstraction with potential for future abstraction. Management objectives: - enhancement (for ecological and recreation values) - abstraction for irrigation	1 in 5 year (7 day) mean low flow	Mean annual low flow	33% of 1 in 5 year (7 day) mean low flow

River	Reason for minimum flow	Minimum flow basis	Trigger flow basis	Allocation limit
<p>Todds</p> <p>Measured at: Upper reaches: 027:386980 Lower reaches (SH6): 027:3780-9928</p>	<p>High level of existing abstraction and limited capacity for future abstraction.</p> <p>Management objectives:</p> <ul style="list-style-type: none"> - flood control - riparian enhancement (through ecologically sensitive channel works, fencing upstream in the side valleys of Little Todds and the Biggsburn Way area) - rationalisation of the abstraction permits 	<p>1 in 5 year (7 day) mean low flow</p>	<p>Mean annual low flow</p>	<p>33% of 1 in 5 year (7 day) mean low flow</p>
<p>Maitai - main stem</p> <p>Measured at: Upper reaches (Forks): 027: 407907 Lower reaches (Riverside): 027:3441-9264</p>	<p>Important freshwater resource which provides for a wide range of competing uses and values including ecological values, Tangata Whenua values, recreational values and domestic water supply for Nelson City.</p> <p>Management objectives:</p> <ul style="list-style-type: none"> - public water supply - enhancement (for ecological values) - recreational use 	<p>Upper reaches (Forks) minimum flow: From 1 November to 30 April (summer): 175 litres per second From 1 May to 31 October (winter):</p> <ul style="list-style-type: none"> i) when the South Branch instantaneous flow exceeds 140 litres per second, the minimum instantaneous flow at the Forks shall be 300 litres per second, and ii) when the South Branch instantaneous flow is less than or equal to 140 litres per second, the minimum flow at the Forks shall be 225 litres per second. This minimum flow shall remain effective until the south branch mean daily flow exceeds 140 litres per second and the water level in the Maitai reservoir exceeds the level shown in figure 1 of the resource consent (RM025151), and iii) when the South Branch instantaneous flow is less than or equal to 130 litres per second, the minimum instantaneous flow at the forks shall be 190 litres per second. <p>Minimum flow (lower reaches): 10% of mean annual low flow as measured at Riverside.</p> <p>Trigger flow There is no trigger flow for the Maitai.</p> <p>Allocation limit: No additional water permits will be approved to take water from the Maitai River.</p>		

River	Reason for minimum flow	Minimum flow basis	Trigger flow basis	Allocation limit
Hillwood - upper catchment Measured at: Unique Creek: 027: 409987	Some abstraction with potential for future abstraction. Management objectives: - water supply (domestic and irrigation for horticulture) - ecological values - enhancement of mid-stretch (of upper catchment) through revegetation	1 in 5 year (7 day) mean low flow	Mean annual low flow	33% of 1 in 5 year (7 day) mean low flow
Hillwood - lower catchment Measured at: Water supply intake: 027: 409987	Some abstraction with potential for future abstraction. Management objectives: - flood control - riparian enhancement - potential ecological values (with change in land use and wetland enhancement) - potential for irrigation if change in land use from dairy to cropping	1 in 5 year (7 day) mean low flow	Mean annual low flow	33% of 1 in 5 year (7 day) mean low flow
Poormans Valley Stream Measured at: Upper reaches (Barnicoat): 027: 3202-8644 Lower reaches (Seaview Road): N27:2940-8887	Some abstraction with potential for future abstraction. Relatively good water quality and in-stream values. Management objectives: - irrigation - ecological values, including threatened native fish species (giant kokopu) - recreational and amenity values - stock drinking water	For all of the stream above Seaview Road: Mean annual low flow Stream below Seaview Road: 1 in 5 year (7 day) mean low flow	Mean annual low flow	Upper reaches (Barnicoat): 10% of 1 in 5 year (7 day) mean low flow Lower reaches (Seaview Road): 33% of 1 in 5 year (7 day) mean low flow

River	Reason for minimum flow	Minimum flow basis	Trigger flow basis	Allocation limit
Saxton Creek Measured at: N27:273862	Some abstraction with potential for future abstraction. Management objectives: - irrigation - future amenity/recreation value - enhancement of ecological values(new freezing works, change of land use from horticulture to extension of Saxton Field)	1 in 5 year (7 day) mean low flow	Mean annual low flow	33% of 1 in 5 year (7 day) mean low flow
Oldham Creek Measured at: Upper reaches: 027: 372960 Lower reaches (Corder): 027: 3668-9668	Some abstraction with potential for future abstraction. Management objectives: - flood control - domestic water supply - amenity values - enhancement of ecological values	1 in 5 year (7 day) mean low flow	Mean annual low flow	33% of 1 in 5 year (7 day) mean low flow
Roding - main stem Measured at: Opposite caretakers house: 027: 318833	Important freshwater resource which provides for a wide range of competing uses and values including ecological values, Tangata Whenua values, recreational values and domestic water supply for Nelson City. Management objectives: - public water supply - enhancement (for ecological, amenity and recreation values)	Minimum flow: From 1 October 2001: 51 litres per second From 1 July 2008: 100 litres per second Trigger flow: There is no trigger flow for the Roding. Allocation limit: No additional water permits will be approved to take water from the Roding River.		
Default for unspecified rivers		Allocation limit: 10% of 1 in 5 year (7 day) mean low flow.		

In all cases, an advisory flow level will be set at 10% above the trigger flow to give ample warning to abstractors of upcoming restrictions.

AP28.3 Water allocation rules

AP28.3.i Water allocation - general rules

a) Water intake structures

The water intake structures of water takes in the Rural Zone shall be designed and constructed in a way that prevents fish entering the structures. Methods to achieve this include:

- i. a maximum water velocity into the structure that is no greater than 0.5l/s, and
- ii. screening the intake with mesh spacing that is no larger than 1.5mm in one dimension, and
- iii. locating the intake screen at least 0.5m into the water column.

b) Water meters

Water meters shall be installed and maintained on the outlet of the pump for all consented water abstractions in any zone.

Explanation:

All water takes which require resource consent will be metered. Water metering provides the only feasible and practical method of monitoring total abstraction from rivers. Without metering there is no practical way Council can accurately monitor abstraction from rivers and groundwater, or know how much water remains in the river or aquifer for either in-stream uses or for other abstraction. Metering may also provide useful information on hydraulic linkages between rivers, aquifers, wetlands and springs during droughts and high rainfall events.

c) Monitoring fee

A monitoring fee, as established through the annual fees and charges process managed by the Planning & Consents Division, shall be paid to the Council by all water permit holders for the purposes of monitoring water flows, levels and abstractions.

AP28.3.ii Basis and methods for water rationing

Water abstraction during periods of low flow will be restricted using the following criteria:

- a) all water takes must cease where any trigger flows in Appendix 28.2 are reached and where:
 - i) the take is not for domestic, stock water, or fire fighting purposes, and
 - ii) a water conservation plan has not been approved by the Council, and
- b) all water takes must cease, except for fire fighting purposes, when the minimum flow is reached, and
- c) water shortage directions will be issued as a last resort.

Rationing for all take, use, or abstraction of water which is not a permitted activity will be implemented on a catchment by catchment basis, as follows:

Flow	Basis for rationing/requirement	Methods of monitoring/advising affected parties	Methods of rationing
Trigger flow and above	No rationing	Website	N/a
Between minimum flow and trigger flow	<p>a) For permit holders with a Water Conservation Plan approved by the Council: surplus flow above the minimum flow, apportioned amongst users based on a % equal to the % of cumulative permitted allocation. e.g. if an abstractor holds 25% of the cumulatively allocated water, they may abstract 25% of the available flow above the minimum flow OR as set out in the Water Conservation Plan.</p> <p>b) For permit holders without an approved Water Conservation plan abstraction must cease.</p> <p>c) For domestic water abstractions, no watering of lawns or amenity plantings.</p>	<ul style="list-style-type: none"> - Notice in paper - Website 	<ul style="list-style-type: none"> - Flow restricters on pump outlets - Pumping roster - Water meter monitoring - Water user groups - Water shortage directions
Minimum flow and below	All takes other than for fire fighting purposes and stock drinking water must cease.	<ul style="list-style-type: none"> - Phone calls to affected persons - Website 	<ul style="list-style-type: none"> -Water shortage directions - Abstraction ceases
No minimum flow specified	% of residual flow being abstracted.		<ul style="list-style-type: none"> - Consent conditions - Flow restricters on pump outlets - Pumping roster - Water meter monitoring - Water user groups - Water shortage directions

AP28.3.iii Expiry and duration of water permits

a) In most cases, new water permits granted after 9 October 2004, and existing water permits without expiry dates, will expire as follows:

Catchment	Permit Expiry	Permit Duration
Whangamoia	30 June 2013	10 yrs
Wakapuaka	30 June 2013	10 yrs
Glenduan and Atawhai from Gentle Annie to Atawhai Drive	30 June 2014	10 yrs
Maitai	30 June 2017	20 yrs
Stoke Fan and York Stream	30 June 2014	10 yrs
Roding River	30 June 2017	20 yrs
Groundwater	30 June 2013	10 yrs

Exceptions to this rule will occur where a shorter term is necessary to monitor effects, or where a longer term is considered by the Council to be justified. The following assessment criteria will apply: efficiency of water use, use of good industry practice by the applicant, and the level of investment associated with the use of water.

b) Permits granted within 2 years of an expiry date shall expire on the second common expiry date after the permit is granted (e.g. where the expiry dates are 2010 and 2020, and an application is granted in 2009, the expiry date will be 2020), and the conditions of these existing consents will be reviewed to bring them into line with new consents issued in the same catchment.

Explanation:

A longer permit duration has been set for the Maitai and Roding catchments. This reflects the importance of the water permit for urban water supply, the extensive infrastructure involved, and the need for a greater level of certainty when planning for provision of a water supply for the City.

AP28.4 Classification of Nelson water bodies

River	Reach	Riparian margin management values (from Appendix 6)	Associated land uses and values	Water quality classification (2007)*	Priority for improvement
Roding River	City boundary to Conservation Zone boundary	Conservation Access	<ul style="list-style-type: none"> • urban water supply • native fisheries • swimming • amenity and recreation values • iwi values 	B	Third
Saxton Creek	all	Conservation (aquatic habitat priority 3) Access Hazard mitigation	<ul style="list-style-type: none"> • water storage dam (private) • irrigation • stock water • stormwater drainage • sensitivity of Waimea Inlet receiving environment 	E	Second
Orphanage Creek	Coast to Main Road Stoke	Hazard mitigation Access	<ul style="list-style-type: none"> • future industrial use in the lower catchment (Nayland South) • stormwater drainage • lwi values • native fisheries • high value for amenity and recreation (Saxton Field and nearby residential area) • sensitivity of Waimea Inlet receiving environment 	D	Second
	Saxton Road to Suffolk Road	Access Conservation Hazard mitigation			
	Suffolk Road to headwaters	Hazard mitigation Access			
Orchard Creek	Coast to Nayland Road	Access Hazard mitigation	<ul style="list-style-type: none"> • stormwater drainage • lwi values • sensitivity of Waimea Inlet receiving environment • high amenity and recreation values in residential area 	E	First
	Nayland Road to headwaters	Hazard mitigation Flood capacity			
Poorman Valley Stream	Seaview Road to Christian Academy	Access Conservation Hazard mitigation	<ul style="list-style-type: none"> • Residential Zone • stormwater drainage • lwi values • native fisheries • high amenity and recreation values • sensitivity of Waimea Inlet receiving environment 	E	First

* Where a water body is not listed in Appendix 28.4, its water quality classification should be determined by assessing a range of physical, chemical and biotic parameters as described in Cawthron Report No. 774 (October 2002). The revised classifications and the reasons for them are shown in Cawthron Report No. 1349 (September 2007).

River	Reach	Riparian margin management values (from Appendix 6)	Associated land uses and values	Water quality classification (2007)*	Priority for improvement
	Christian Academy to Marsden Valley Reserve	Access Conservation Hazard mitigation	<ul style="list-style-type: none"> rural/ unmodified stormwater drainage fords and structures native fisheries - koura, eels, banded kokopu domestic abstractions watercress trout fisheries lwi values amenity and recreation values sensitivity of Waimea Inlet receiving environment 	C	Second (Maintain C quality or upgrade to B where practicable)
	Marsden Valley reserve to road head	Access			
Arapiki Stream	Jenkins Creek confluence to Quarantine Road second crossing	Conservation Hazard mitigation	lower reaches - industrial areas <ul style="list-style-type: none"> stormwater drainage native fisheries amenity and recreation values sensitivity of Waimea Inlet receiving environment 	E	First
	Quarantine Road to Ridgeway	Hazard mitigation			

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River	Reach	Riparian margin management values (from Appendix 6)	Associated land uses and values	Water quality classification (2007)*	Priority for improvement
Jenkins Creek	Confluence with Poorman Valley Stream to Quarantine Road	Access Conservation Hazard mitigation	lower reaches - industrial areas <ul style="list-style-type: none"> stormwater drainage native fisheries amenity and recreation values 	D	Second
	Quarantine Road to Annesbrook Drive	Conservation Access			
	Annesbrook Drive to Gracefield Street	Access Hazard mitigation	upper reaches - rural/unmodified <ul style="list-style-type: none"> stormwater drainage fords and structures native fisheries domestic abstractions amenity and recreation values 	D	
	Gracefield Street to Beatson Road	Hazard mitigation			
	Beatson Road to Newman Drive	Hazard mitigation			
	Newman Drive to Enner Glynn Road head (grid 027 323885)	Access Conservation Hazard mitigation			
York Stream	St Vincent Street/Totara Street corner to Waimea Road	Hazard mitigation	<ul style="list-style-type: none"> intractable upper catchment issues: quarry and two landfills (one private, one public) mid reaches - residential/commercial areas lower reaches - industrial (but these are culverted) <ul style="list-style-type: none"> stormwater drainage native fisheries 	D	Second
	York Dam to headwaters	Hazard mitigation			

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River	Reach	Riparian margin management values (from Appendix 6)	Associated land uses and values	Water quality classification (2007)*	Priority for improvement
Brook Stream	Maitai confluence to 328 Brook Street		Lower (measured at Manuka St ford) <ul style="list-style-type: none"> • stormwater drainage • recreation and aesthetics • lwi values • native fisheries 	D	First
			Mid (measured at Blick Tce) <ul style="list-style-type: none"> • swimming • stock water • trout spawning • limited trout fishing • watercress gathering • native fishery • stormwater discharges • lwi values • high recreation and amenity values 	C	
	328 Brook St to above Brook Motor Camp	Hazard mitigation Conservation Access	<ul style="list-style-type: none"> • native fishery • old reservoir • lwi values • high recreation and amenity values 	A	Second Maintain

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River	Reach	Riparian margin management values (from Appendix 6)	Associated land uses and values	Water quality classification (2007)*	Priority for improvement
Maitai River	The Haven to Jickells Bridge	Conservation Access Hazard mitigation	Lower (Riverside to seaward boundary) <ul style="list-style-type: none"> stormwater drainage swimming (health issue) trout, whitebait and eel fishing dog swimming kayaking whitebait spawning lwi values high amenity and recreational value walkway 	D	First
			Mid (from Riverside to Almond Tree Ford) <ul style="list-style-type: none"> stormwater drainage swimming (health issue) dog-swimming trout and eel fishing lwi values native fisheries high amenity and recreational value walkway 	C	First
	Jickells Bridge to Conservation Zone boundary	Conservation Access Hazard mitigation	Mid-Upper (from Almond Tree ford to Motor camp) <ul style="list-style-type: none"> swimming trout and eel fishing dog-swimming native fisheries trout fisheries walkway lwi values 	C	Third Maintain Upgrade to B where practicable

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River	Reach	Riparian margin management values (from Appendix 6)	Associated land uses and values	Water quality classification (2007)*	Priority for improvement	
Maitai River	Sharlands Creek/Maitai confluence to headwaters	Conservation Access Hazard mitigation	Upper (from Maitai camp and upstream - South branch) <ul style="list-style-type: none"> • native fisheries • urban water supply • trout and eel fishery • trout spawning • lwi values 	A (South Branch only)	Preserve	
	Groom Creek/Maitai confluence to Tantragee Saddle	Access Conservation		B (other reaches)		
Groom Creek			<ul style="list-style-type: none"> • native fisheries • lwi values • affects Maitai River quality for swimming (health issue) 	B	Second	
Sharlands Creek			<ul style="list-style-type: none"> • trout spawning and rearing • native fisheries • lwi values 	C	First Upgrade to B where practicable	
Oldham Creek	Corder Pond to Hodgson Place east boundary	Hazard mitigation Conservation	Lower <ul style="list-style-type: none"> • amenity and recreation value • lwi values • native fisheries • discharges into Nelson Haven (sensitive environment) 	D	Second	
	Strathaven Place branch from Naumai Street through Strathaven Place (both branches)	Hazard mitigation Conservation		Upper <ul style="list-style-type: none"> • amenity and recreation value • lwi values • native fisheries • discharges into Nelson Haven (sensitive environment) 		D
	Werneth Place to forest remnant (grid 027 375965)	Access				

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River	Reach	Riparian margin management values (from Appendix 6)	Associated land uses and values	Water quality classification (2007)*	Priority for improvement
Todds Valley Stream	Lower and Central Reaches	Hazard mitigation access conservation	Lower <ul style="list-style-type: none"> • irrigation abstraction • reservoir storage • stock water • channel upgrade and major in-stream works planned • native fisheries • lwi values • discharge into Wakapuaka wetland (sensitive receiving environment) 	D	First
	Upper reaches	Hazard mitigation Conservation	Upper <ul style="list-style-type: none"> • irrigation abstraction • reservoir storage • stock water • channel upgrade and major in-stream works planned • native fisheries • lwi values 	C	Second
Hillwood Valley Stream			<ul style="list-style-type: none"> • stock water • native fisheries • lwi values • discharge into Wakapuaka wetland (sensitive receiving environment) 	D	Second
Waihi Creek			Lower reaches (north from Cable Bay walkway entrance) <ul style="list-style-type: none"> • significant native fisheries • domestic and stock abstraction • lwi values 	D	Second

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River	Reach	Riparian margin management values (from Appendix 6)	Associated land uses and values	Water quality classification (2007)*	Priority for improvement
Wakapuaka River	Delaware Inlet to Hira township	Conservation Access Hazard mitigation	<ul style="list-style-type: none"> domestic supply stock water fishing - trout and whitebait (fisheries and spawning) native fisheries swimming irrigation gravel extraction (Maori Pa Road) lwi values - particularly Delaware Inlet high amenity and recreation value 	C	Second
	Hira township to Ross Road turnoff	Conservation Access	<ul style="list-style-type: none"> domestic abstraction swimming trout spawning and rearing native fisheries lwi values 	A	Second Maintain
	Ross Road turnoff to last Whangamoa layby	Conservation Access	<ul style="list-style-type: none"> domestic abstraction swimming trout spawning and rearing native fisheries lwi values 	A	Third Maintain
Teal River	SH6 to Small Holdings Area boundary	Hazard mitigation Access Conservation	Lower <ul style="list-style-type: none"> domestic abstraction swimming (health issue) trout spawning and rearing native fisheries lwi values 	C	Second
			Upper <ul style="list-style-type: none"> domestic abstraction swimming trout spawning and rearing native fisheries 	B	Third Maintain

* Where a water body is not listed in Appendix 28.4, its water quality classification should be determined by assessing a range of physical, chemical and biotic parameters as described in Cawthron Report No. 774 (October 2002). The revised classifications and the reasons for them are shown in Cawthron Report No. 1349 (September 2007).

River	Reach	Riparian margin management values (from Appendix 6)	Associated land uses and values	Water quality classification (2007)*	Priority for improvement
Lud River	SH6 to Small Holdings Area boundary	Conservation Access Hazard mitigation	Lower <ul style="list-style-type: none"> domestic abstraction swimming trout spawning and rearing native fisheries lwi values 	C	First
			Upper <ul style="list-style-type: none"> domestic abstraction swimming trout spawning and rearing native fisheries lwi values 	C	First
Pitcher's Stream			<ul style="list-style-type: none"> native fishery lwi values 	A	Third Maintain
Whangamoia River	Whangamoia Main Stem inlet to Graham Stream confluence	Conservation Access	Lower <ul style="list-style-type: none"> native fisheries trout fishing drinking water vehicles crossings lwi values sensitive coastal receiving environment 	A	Third Maintain
			Mid <ul style="list-style-type: none"> native fisheries trout fishing drinking water vehicle crossings lwi values 	C	Third Upgrade to Class B where practicable
	Whangamoia Main Stem above Graham Stream		Upper <ul style="list-style-type: none"> native fisheries trout spawning drinking water vehicle crossings lwi values 	A	Third Maintain

* Where a water body is not listed in Appendix 28.4, its water quality classification should be determined by assessing a range of physical, chemical and biotic parameters as described in Cawthron Report No. 774 (October 2002). The revised classifications and the reasons for them are shown in Cawthron Report No. 1349 (September 2007).

River	Reach	Riparian margin management values (from Appendix 6)	Associated land uses and values	Water quality classification (2007)*	Priority for improvement
Graham Stream	-	-	<ul style="list-style-type: none"> • native fisheries (unknown values) • trout spawning and fishing • drinking water • vehicle crossings • lwi values • sensitive coastal receiving environment 	A	Third Maintain
Collins River	-	-	<ul style="list-style-type: none"> • native fisheries • trout spawning and fishing • lwi values 	B	Third Maintain
Dencker Creek			<ul style="list-style-type: none"> • native fisheries • drinking water • vehicle crossings • lwi values 	A	Third Maintain

* Where a water body is not listed in Appendix 28.4, its water quality classification should be determined by assessing a range of physical, chemical and biotic parameters as described in Cawthron Report No. 774 (October 2002). The revised classifications and the reasons for them are shown in Cawthron Report No. 1349 (September 2007).

AP28.5 Water quality standards - freshwater

Class A Excellent (high conservation / ecological value)	
General Characteristic	Water quality of this class markedly and uniformly exceeds the requirement for all or substantially all uses
Characteristic uses	Characteristic uses include but are not limited to the following: Spiritual and cultural Water supply (untreated domestic, industrial, irrigation, livestock). Human consumption of aquatic biota. Aquaculture Aquatic ecosystem (including migration) Wildlife habitat Recreation and Aesthetics (primary and secondary contact recreation, visual use, fishing, boating, aesthetic enjoyment)
Water Quality Criteria	
Waterborne Disease Risk	Faecal coliforms: at least 98% of samples contain no faecal coliforms or E. coli in 100ml. Viruses: no enteric viruses are detectable in 100l of sample. Protozoa (pathogenic e.g. Giardia and Cryptosporidium): not detectable in 100l of sample. Helminths (pathogenic): not detectable in 100l of sample
Toxic Algae	No toxic algae detectable in 100l of sample.
Dissolved Oxygen	Rivers and streams: median or mean dissolved oxygen measured under low flow conditions in daytime is within the range of 99 - 103% saturation. Lakes and reservoirs: dissolved oxygen is in the range of 90-110% saturation.
Turbidity	Turbidity (mean or median) in rivers and streams does not exceed 1.0 NTU.
Clarity	Clarity (median) - Rivers and streams (black disc) is not less than 6.0m. Lakes and reservoirs (secchi disc) is not less than 7m.
Colour	Colour - hue does not change by more than 5 points on the Munsell scale.
Temperature	Temperature in rivers and streams does not exceed a daily mean of 18°C or a daily maximum of 20°C due to human activities.
pH	pH is within the range of 7.2 and 9.0.
Periphyton (rivers and streams)	Maximum cover of diatoms and cyanobacteria: more than 0.3cm thick in gravel/cobble bed streams does not exceed 60% and filamentous algae more than 2cm long does not exceed 30% unless there have been no significant freshes (> 6x baseflow) for a period longer than 50 days.
Nutrients	Phosphorus and nitrogen. Rivers and streams: mean monthly concentrations of soluble inorganic phosphorus (SIP) and soluble inorganic nitrogen (SIN) measured under low flow conditions are less than 5 and 80ug/l respectively. Lakes and reservoirs: mean monthly concentrations of total phosphorus (TP) and total nitrogen (TN) are less than 5 and 80ug/l respectively.
Toxicants	Toxic, radioactive or deleterious material concentrations are below those which have the potential either singularly or cumulatively to adversely affect characteristic water uses, cause acute or chronic conditions to the most sensitive biota dependent upon these waters and bed sediments, or adversely affect public health, as determined by the 99% level of protection for toxicants in water (AP28.6.i in Appendix 28) and the ISQG-Low Trigger Value for toxicants in sediments (AP28.6.ii in Appendix 28.6)
Objectionable material	Waters are free from: floating debris, oil, grease and other objectionable material, excluding those of natural origin.
Aesthetic	Aesthetic values are not impaired by the presence of materials or their effects, excluding those of natural origin, which offend the senses of sight, smell, taste or touch.

Macroinvertebrates (rivers and streams)	Species richness of the predominant invertebrate assemblages in gravel/cobble bed rivers and streams, as measured by the macroinvertebrate community index (MCI), are not less than 120, and/or the semi-quantitative MCI (SQMCI) is not less than 6.00.
Aquatic habitat	Aquatic habitat, including riparian habitat, is not impaired by the activities of humans, either directly or indirectly.
Class B Very Good	
General Characteristic	Water quality of this class markedly and uniformly exceeds the requirement for all or substantially all uses
Characteristic uses	Characteristic uses include but are not limited to the following: Spiritual and cultural Water supply (treated domestic, industrial, irrigation, livestock). Human consumption of aquatic biota. Aquaculture Aquatic ecosystem (including migration) Wildlife habitat Recreation and Aesthetics (primary and secondary contact recreation, visual use, fishing, boating, aesthetic enjoyment)
Water Quality Criteria	
Waterborne Pathogens	E.coli.: running median (estimated monthly) of E.coli. is less than 126/100ml. Single sample is not more than 410 E. coli per 100ml. Faecal coliforms:(estimated monthly) no greater than 20% of samples will exceed 400/100ml. Median value does not exceed 100 FC/100ml
Toxic algae	No criteria.
Dissolved oxygen	Rivers and streams: median or mean dissolved oxygen measured under low flow conditions in daytime is within the range of 98 - 105% saturation. Lakes and reservoirs: dissolved oxygen is in the range of 90-110% saturation.
Turbidity	Turbidity (mean or median) in rivers and streams does not exceed 2.0 NTU
Clarity	Clarity (median) in rivers and streams (black disc) shall not be less than 4m. In lakes and reservoirs (secchi disc) clarity shall not be less than 5m.
Colour	Colour: hue does not change by more than 5 points on the Munsell scale.
Temperature	Temperature in rivers and streams: does not exceed a daily mean of 20 degrees C or a daily maximum of 24 degrees C due to human activities.
pH	pH is within the range of 7.2 and 9.0.
Periphyton (rivers and streams)	Maximum cover of diatoms and cyanobacteria: more than 0.3cm thick in gravel/cobble bed streams does not exceed 60%, and for filamentous algae more than 2cm long, cover does not exceed 30% unless there have been no significant freshes (more than 6x baseflow) for a period longer than 30 days.
Nutrients	Phosphorus and nitrogen. Rivers and streams: mean monthly concentrations of soluble inorganic phosphorus (SIP) and soluble inorganic nitrogen (SIN) measured under low flow conditions are less than 9 and 120ug/l respectively. Lakes and reservoirs: mean monthly concentrations of total phosphorus (TP) and total nitrogen (TN) are less than 9.0 and 160ug/l respectively.
Toxicants	Toxicants - toxic, radioactive or deleterious material concentrations shall be below those which have the potential either singularly or cumulatively to adversely affect characteristic water uses, cause acute or chronic conditions to the most sensitive biota dependent upon these waters and bed sediments, or adversely affect public health, as determined by the 95% level of protection for toxicants in water (AP28.6.i in Appendix 28) and the ISQG-Low Trigger Value for toxicants in sediments (AP28.6.ii in Appendix 28).
Objectionable material	Waters are free from: floating debris, oil, grease and other objectionable material, excluding those of natural origin.
Aesthetic	Aesthetic values are not impaired by the presence of materials or their effects, excluding those of natural origin, which offend the senses of sight, smell, taste or touch.
Macroinvertebrates (rivers and streams)	Species richness of the predominant invertebrate assemblages in gravel/cobble bed rivers and streams, as measured by the macroinvertebrate community index (MCI), are not less than 100, and/or the semi-quantitative MCI (SQMCI) is not less than 5.00.

Aquatic habitat	Aquatic habitat, including riparian habitat, is not impaired by human activities, either directly or indirectly.
Class C Moderate	
General Characteristic	Water quality of this class markedly and uniformly exceeds the requirement for most uses
Characteristic uses	Characteristic uses include but are not limited to the following: Water supply (industrial). Human consumption of aquatic biota. Aquaculture Aquatic ecosystem (including migration) Wildlife habitat Recreation and Aesthetics (secondary contact recreation, visual use, fishing, boating, aesthetic enjoyment)
Water Quality Criteria	
Waterborne Pathogens	E.coli. running median (estimated monthly): less than 500/100ml. Faecal coliforms (estimated monthly): no greater than 20% of samples exceed 400/100ml.
Toxic algae	No criteria.
Dissolved oxygen	Rivers and streams: minimum dissolved oxygen measured under low flow conditions over 24 consecutive hours is not less than 90% saturation. Lakes and reservoirs: dissolved oxygen is in the range of 90-110% saturation..
Turbidity	Turbidity (mean or median) in rivers and streams does not exceed 3.0 NTU.
Clarity	Clarity - Natural visual clarity not reduced by more than 33%. Or Clarity (median) - rivers and streams (black disc) shall not be less than 2.5m. Lakes and reservoirs (secchi disc) shall not be less than 4m.
Colour	Colour - hue is not changed by more than 10 points on the Munsell scale.
Temperature	Temperature in rivers and streams, does not exceed a daily mean of 22 ^o C or a daily maximum of 27 ^o C due to human activities.
pH	pH is within the range of 6.5 and 8.5.
Periphyton (rivers and streams)	Maximum cover of diatoms and cyanobacteria: more than 0.3cm thick in gravel/cobble bed streams does not exceed 60% cover and filamentous algae more 2cm long does not exceed 30% cover unless there have been no significant freshes (more than 6x baseflow) for a period longer than 20 days.
Nutrients	Phosphorus and nitrogen. Rivers and streams: mean monthly concentrations of soluble inorganic phosphorus (SIP) and soluble inorganic nitrogen (SIN) measured under low flow conditions are less than 26 and 295ug/l respectively. Lakes and reservoirs: mean monthly concentrations of total phosphorus (TP) and total nitrogen (TN) are less than 20 and 250ug/l respectively.
Toxicants	Toxicants - toxic, radioactive or deleterious material concentrations are below those which have the potential either singularly or cumulatively to adversely affect characteristic water uses, cause acute or chronic conditions to the most sensitive biota dependent upon these waters and bed sediments, or adversely affect public health, as determined by the 95% level of protection for toxicants in water (AP28.6.i in Appendix 28) and the ISQG-Low Trigger Value for toxicants in sediments (AP28.6.ii in Appendix 28).
Objectionable material	Waters are free from: floating debris, oil, grease and other objectionable material, excluding those of natural origin.
Aesthetic	Aesthetic values are not reduced by dissolved, suspended, floating, or submerged matter not attributed to natural causes, so as to affect water use or taint the flesh of edible species.
Macroinvertebrates (rivers and streams)	Species richness of the predominant invertebrate assemblages in gravel/cobble bed rivers and streams, as measured by the macroinvertebrate community index (MCI), are not less than 80, and/or the semi-quantitative MCI (SQMCI) is not less than 4.00.
Aquatic habitat	No criteria.

Class D Degraded	
General Characteristic	Water quality of this class meets or exceeds the requirements of selected and essential uses.
Characteristic uses	Characteristic uses includes but are not limited to the following: Water supply (industrial). Human consumption of aquatic biota Aquaculture Aquatic ecosystem (including migration) Wildlife habitat Recreation and Aesthetics (secondary contact recreation, visual use, fishing, boating, aesthetic enjoyment) Commerce
Water Quality Criteria	
Waterborne Pathogens	No criteria
Toxic algae	No criteria.
Dissolved oxygen	Rivers and streams: minimum dissolved oxygen measured under low flow conditions over 24 consecutive hours is not less than 80% saturation. Lakes and reservoirs; no measurable decrease from natural conditions.
Turbidity	Turbidity (mean or median) in rivers and streams does not exceed 5.0 NTU.
Clarity	Clarity: natural visual clarity is not reduced by more than 33%. Alternatively, clarity (median) of rivers and streams (black disc) is not less than 0.6m. Lakes and reservoirs (secchi disc) is not less than 3m.
Colour	Colour: hue is not changed by more than 10 points on the Munsell scale.
Temperature	Temperature in rivers and streams does not exceed a daily mean of 25°C or a daily maximum of 30°C due to human activities.
pH	pH is within the range of 6.5 and 9.0.
Periphyton	No criteria.
Nutrients	Phosphorus and nitrogen. Rivers and streams; mean monthly concentrations of soluble inorganic phosphorus (SIP) and soluble inorganic nitrogen (SIN) measured under low flow conditions should be less than 30 and 350ug/l respectively. Lakes and reservoirs: mean monthly concentrations of total phosphorus (TP) and total nitrogen (TN) are less than 20 and 337ug/l respectively.
Toxicants	Toxicants - toxic, radioactive or deleterious material concentrations are below those which have the potential either singularly or cumulatively to adversely affect characteristic water uses, cause acute or chronic conditions to the most sensitive biota dependent upon these waters and bed sediments, or adversely affect public health, as determined by the 90% level of protection for toxicants in water (AP28.6.i in Appendix 28) and the ISQG-Low Trigger Value for toxicants in sediments (AP28.6.ii in Appendix 28).
Objectionable material	Not applicable.
Aesthetic	Aesthetic values are not interfered with by the presence of obnoxious wastes, slimes, aquatic growths, or materials which taint the flesh of edible species.
Macroinvertebrates (rivers and streams)	No criteria.
Aquatic habitat	No criteria.

Class E Very Degraded	
General Characteristic	Water quality of this class meets or exceeds the requirements of selected and essential uses.
Characteristic uses	Characteristic uses include but are not limited to the following: Treated water supply (industrial).
Water Quality Criteria	
Waterborne Pathogens	No criteria.
Toxic algae	No criteria.
Dissolved oxygen	No criteria.
Colour	No criteria.
Temperature	No criteria.
pH	No criteria.
Periphyton	No criteria.
Nutrients	No criteria.
Toxicants	No criteria.
Objectionable material	No criteria.
Aesthetic	No criteria.
Aquatic habitat	No criteria.

AP28.6 Surface water and sediment quality standards for toxicants - freshwater

AP28.6.i Surface Water Quality Criteria for Toxicants: Recommended trigger values for toxicants for different classes of water bodies (derived from ANZECC 2000). These are chronic or long term toxicity criteria (>4 days exposure) which are designed to be met at the edge of a mixing zone.

Chemical	Trigger values for surface freshwater ($\mu\text{g/L-1}$)			
	Level of protection			
	Class A	Class B	Class C	Class D
METALS & METALLOIDS				
Aluminium pH >6.5	27	55	80	150
Arsenic (As III)	1	24	94 C	360 C
Arsenic (AsV)	0.8	13	42	140 C
Boron	90	370 C	680 C	1300 C
Cadmium H	0.06	0.2	0.4	0.8 C
Chromium (CrVI)	0.01	1.0 C	6.0 A	40 A
Copper H	1	1.4	1.8 C	2.5 C
Lead H	1	3.4	5.6	9.4 C
Manganese	1200	1900C	2500C	3600C
Mercury (inorganic) B	0.06	0.6	1.9 C	5.4 A
Nickel H	8	11	13	17 C
Selenium (Total) B	5	11	18	34
Silver	0.02	0.05	0.1	0.2 C
Zinc H	2.4	8.0 C	15 C	31 C
NON-METALLIC INORGANICS				
Ammonia D	320	900 C	1430 C	2300 A
Chlorine E	0.4	3	6.0 A	13 A
Cyanide F	4	7	11	18
Nitrate J	17	700	3400 C	17000 A
Hydrogen sulfide G	0.5	1	1.5	2.6
ORGANIC ALCOHOLS				
Ethanol	400	1400	2400 C	4000 C
CHLORINATED ALKANES				
Chloroethanes				
1,1,2-trichloroethane	5400	6500	7300	8400
Hexachloroethane B	290	360	420	500
ANILINES				
Aniline	8	250 A	1100 A	4800 A
2,4-dichloroaniline	0.6	7	20	60 C
3,4-dichloroaniline	1.3	3	6 C	13 C
AROMATIC HYDROCARBONS				
Benzene	600	950	1300	2000
o-xylene	200	350	470	640
p-xylene	140	200	250	340
Polycyclic Aromatic Hydrocarbons				
Naphthalene	2.5	16	37	85
Nitrobenzenes				
Nitrobenzene	230	550	820	1300
Nitrotoluenes				
2,4-dinitrotoluene	16	65 C	130 C	250 C
2,4,6-trinitrotoluene	100	140	160	210
Chlorobenzenes and Chloronaphthalenes				
1,2-dichlorobenzene	120	160	200	270
1,3-dichlorobenzene	60	260	350	520C

Chemical	Class A	Class B	Class C	Class C
1,4-dichlorobenzene	40	60	75	100
1,2,3-trichlorobenzene B	3	10	16	30 C
1,2,4-trichlorobenzene B	85	170C	220C	300C
Polychlorinated Biphenyls (PCBs) & Dioxins				
Aroclor 1242 B	0.3	0.6	1	1.7
Aroclor 1254 B	0.01	0.03	0.07	0.2
PHENOLS and XYLENOLS				
Phenol	85	320	600	1200 C
2-chlorophenol T	340 C	490 C	630 C	870 C
4-chlorophenol T	160	220	280 C	360 C
2,4-dichlorophenol T	120	160 C	200 C	270 C
2,4,6-trichlorophenol T,B	3	20	40	95
2,3,4,6- tetrachlorophenol T,B	10	20	25	30
Pentachlorophenol T,B	3.6	10	17	27 A
Nitrophenols				
2,4-dinitrophenol	13	45	80	140
PHTHALATES				
Dimethylphthalate	3000	3700	4300	5100
Diethylphthalate	900	1000	1100	1300
Dibutylphthalate B	9.9	26	40.2	64.6
MISCELLANEOUS INDUSTRIAL CHEMICALS				
Poly(acrylonitrile-co-butadiene-costyrene)	200	530	800 C	1200 C
ORGANOCHLORINE PESTICIDES				
Chlordane B	0.03	0.08	0.14	0.27 C
DDT B	0.006	0.01	0.02	0.04
Endosulfan B	0.03	0.2 A	0.6 A	1.8 A
Endrin B	0.01	0.02	0.04 C	0.06 A
Heptachlor B	0.01	0.09	0.25	0.7 A
Lindane	0.07	0.2	0.4	1.0 A
Toxaphene B	0.1	0.2	0.3	0.5
ORGANOPHOSPHORUS PESTICIDES				
Azinphos methyl	0.01	0.02	0.05	0.11 A
Chlorpyrifos B	0.00004	0.01	0.11 A	1.2 A
Diazinon	0.00003	0.01	0.2 A	2.0 A
Dimethoate	0.1	0.15	0.2	0.3
Fenitrothion	0.1	0.2	0.3	0.4
Malathion	0.002	0.05	0.2	1.1 A
Parathion	0.0007	0.004 C	0.01 C	0.04 A
CARBAMATE & OTHER PESTICIDES				
Carbofuran	0.06	1.2 A	4.0 A	15 A
Methomyl	0.5	3.5	9.5	23
PYRETHROIDS				
Esfenvalerate	ID	0.001*	ID	ID
HERBICIDES & FUNGICIDES				
Bypyridilium herbicides				
Diquat	0.01	1.4	10	80 A
Phenoxyacetic acid herbicides				
2,4-D	140	280	450	830
2,4,5-T	3	36	100	290 A
Thiocarbamate herbicides				
Molinate	0.1	3.4	14	57
Thiobencarb	1	2.8	4.6	8 C
Thiram	0.01	0.2	0.8 C	3.0 A
Triazine herbicides				
Atrazine	0.7	13	45 C	150 C
Simazine	0.2	3.2	11	35

Chemical	Class A	Class B	Class C	Class D
Urea herbicides				
Tebuthiuron	0.02	2.2	20	160 C
Miscellaneous herbicides				
Glyphosate	370	1200	2000	3600 A
Trifluralin B	2.6	4.4	6	9.0 A
GENERIC GROUPS OF CHEMICALS				
Surfactants				
Linear alkylbenzene sulfonates (LAS)	65	280	520 C	1000 C
Alcohol ethoxylated sulfate (AES)	340	650	850 C	1100 C
Alcohol ethoxylated surfactants (AE)	50	140	220	360 C

Notes: Refer to Table 3.4.1 in ANZECC (2000) and sections referred to below for guidance on application of these criteria.

* High reliability figure for esfenvalerate derived from mesocosm NOEC data (no alternative protection levels available).

A = Figure may not protect key test species from acute toxicity (and chronic) – check Section 8.3.7 for spread of data and its significance. 'A' indicates that trigger value > acute toxicity figure; note that trigger value should be <1/3 of acute figure (Section 8.3.4.4).

B = Chemicals for which possible bioaccumulation and secondary poisoning effects should be considered (see Sections 8.3.3.4 and 8.3.5.7).

C = Figure may not protect key test species from chronic toxicity (this refers to experimental chronic figures or geometric mean for species) – check Section 8.3.7 for spread of data and its significance. Where grey shading and 'C' coincide, refer to text in Section 8.3.7.

D = Ammonia as TOTAL ammonia as [NH₃-N] at pH 8. For changes in trigger value with pH refer to Section 8.3.7.2.

E = Chlorine as total chlorine, as [Cl]; see Section 8.3.7.2.

F = Cyanide as un-ionised HCN, measured as [CN]; see Section 8.3.7.2.

G = Sulfide as un-ionised H₂S, measured as [S]; see Section 8.3.7.2.

H = Chemicals for which algorithms have been provided in table 3.4.3 to account for the effects of hardness. The values have been calculated using a hardness of 30 mg/L CaCO₃. These should be adjusted to the site-specific hardness (see Section 3.4.3).

J = Figures protect against toxicity and do not relate to eutrophication issues. Refer to Section 3.3 if eutrophication is the issue of concern.

ID = Insufficient data to derive a reliable trigger value. Users advised to check if a low reliability value or an ECL is given in Section 8.3.7.

T = Tainting or flavour impairment of fish flesh may possibly occur at concentrations below the trigger value. See Sections 4.4.5.3/3 and 8.3.7.

AP28.6.ii

Sediment quality criteria^a (for all waterbody classes)

Contaminant	ISQG Low (Trigger value)	(ISQG-High)
METALS (mg/kg dry wt)		
Antimony	2	25
Cadmium	1.5	10
Chromium	80	370
Copper	65	270
Lead	50	220
Mercury	0.15	1
Nickel	21	52
Silver	1	3.7
Zinc	200	410
METALLOIDS (mg/kg dry wt)		
Arsenic	20	70
ORGANOMETALLICS		
Tributyltin (ug Sn/kg dry wt.)	5	70
ORGANICS (ug/kg dry wt)^b		
Acenaphthene	16	500
Acenaphthalene	44	640
Anthracene	85	1100
Fluorene	19	540
Naphthalene	160	2100
Phenanthrene	240	1500
Low Molecular Weight PAHs ^c	552	3160
Benzo(a)anthracene	261	1600
Benzo(a)pyrene	430	1600
Dibenzo(a,h)anthracene	63	260
Chrysene	384	2800
Fluoranthene	600	5100
Pyrene	665	2600
High Molecular Weight PAHs ^c	1700	9600
Total PAHs	4000	45000
Total DDT	1.6	46
p,p'-DDE	2.2	27
o,p'- + p,p'-DDD	2	20
Chlordane	0.5	6
Dieldrin	0.02	8
Endrin	0.02	8
Lindane	0.32	1
Total PCBs	23	-

a Primarily adapted from Long et al. (1995);

b Normalised to 1% organic carbon;

c Low molecular weight PAHs are the sum of concentrations of acenaphthene, acenaphthalene, anthracene, fluorene, 2-methylnaphthalene, naphthalene and phenanthrene; high molecular weight PAHs are the sum of concentrations of benzo(a)anthracene, benzo(a)pyrene, chrysene, dibenzo(a,h)anthracene, fluoranthene and pyrene.

AP28.7 Reasonable mixing zone

AP28.7.i The following apply for permitted, controlled and discretionary activities:

For all discharges excluding stormwater, in determining the size of the zone of reasonable mixing, the following conditions will apply:

- a) the maximum size of the mixing zone, singularly or cumulatively in combination with other mixing zones, shall be the most restrictive combination of the following:
 - the mixing zone does not extend in a downstream direction from the discharge point(s) for a distance greater than 100m plus the depth of water at the discharge point(s), or extend upstream for a distance of more than 30m, or
 - the mixing zone does not utilise more than 25% of the flow, or
 - the mixing zone does not occupy more than 25% of the width of the water body.
- b) all known, available and reasonable methods of prevention, control and treatment have been applied, and
- c) water quality standards as set out in Appendix 28.5 are not exceeded outside of the boundary of the proposed mixing zone as a result of the discharge, and
- d) the size of a mixing zone and the concentrations of pollutants present are minimised, and
- e) there is no lethal toxicity to biota exposed to the diluted effluent within the mixing zone for periods less than or equal to 1 hour (i.e. they are unlikely to die if moving through the mixing zone).

AP28.7.ii For all stormwater discharges to a watercourse, or sedimentation associated with bed disturbance, the point of reasonable mixing will be considered to be that point which is 30 times the receiving water channel's width at the point of discharge downstream of the discharge.

AP28.8 Obsolete structures - rules

AP28.8.i Removal of obsolete structures in the beds of rivers and lakes:

Rule

Obsolete structures must be removed unless:

- a) they are identified as having heritage or cultural values by a suitably qualified and experienced person approved by the Council, and
- b) retaining the structure meets the following criteria:
 - i. fish passage is not obstructed or is provided for, and
 - ii. gravel movement is not restricted, and
 - iii. flood capacity is not compromised, and
 - iv. there are no significant adverse effects on aquatic life.

Retention of obsolete instream structures that contravene the above conditions is non-complying.

Explanation

Obsolete structures are any structures which are not required for their original use, or which have not been used as intended for a continuous period of two years or more, and for which no future use is anticipated. Liability for removal of the structure lies with the last known person, agency, or entity with legal responsibility for the maintenance or upkeep of the structure.

The following district wide policies are relevant to this rule:

DO17.1.8 (obsolete structures in the beds of rivers and lakes)

DO17.2.1 (activities and structures in the beds of rivers and lakes which affect network utility operations)

The following rule is also relevant: FWr.7 (removal of obsolete structures in the beds of rivers and lakes).

AP28.9 Freshwater Rules for All Zones (except Coastal Marine Area)

Contents of freshwater rule table

Freshwater rules	
FWr.1	Disturbance of river and lake beds, and wetlands
FWr.2	Vehicle crossings in the beds of rivers and lakes, and wetlands
FWr.3	Planting in riverbeds and margins, and in wetlands
FWr.4	Maintenance, replacement, upgrade and removal of structures in the beds of rivers and lakes and their margins (excluding dams)
FWr.5	Bridges, culverts and fords
FWr.6	Instream dams
FWr.7	Removal of obsolete structures in the beds of rivers and lakes
FWr.8	Aggregate extraction in the beds of rivers and lakes
FWr.9	Deposition of material in the beds and banks of rivers and lakes, and in wetlands
FWr.10	Realignment and reclamation of beds of rivers and lakes, and wetlands
FWr.11	Activities on the surface of water bodies
FWr.12	Take, use, and diversion of surface water
FWr.13	Temporary diversion of surface water
FWr.14	Take, use, and diversion of groundwater
FWr.15	Take, use, or abstraction of water from ponds, reservoirs or dams
FWr.16	Transfer of water permits
FWr.17	Drilling of a bore or well
FWr.18	Investigative drill holes
FWr.19	Abandonment or decommissioning of a bore or well
FWr.20	Point source discharges to freshwater bodies (other than stormwater)
FWr.21	Discharges from the public sewerage system to freshwater bodies
FWr.22	Point source stormwater discharges to water
FWr.23	Discharge of agrichemicals in and near waterbodies
FWr.24	Fertiliser discharges to land where it may enter water
FWr.25	General discharges to land where it may enter water
FWr.26	Stock fences
FWr.27	Stock access and crossings
FWr.28	Discharges of stock effluent onto or into land
FWr.29	Establishment of, and discharges to, effluent disposal fields

freshwater rules

Item	Permitted	Controlled	Discretionary/Non-complying
<p>FWr.1 Disturbance of river and lake beds, and wetlands</p> <p>[note that this rule is a regional rule]</p>	<p>FWr1.1</p> <p>a) The disturbance of beds associated with:</p> <p>i) the removal of vegetation and flood debris which has been deposited into or on the bed, including trees, or</p> <p>ii) the removal of pest plants and litter is permitted.</p> <p>b) The disturbance of the beds of rivers and lakes, and wetlands, for the purpose of:</p> <ul style="list-style-type: none"> - restoration or enhancement of natural in-stream or out-of-stream values, including fish passage, or - cleaning of discharge outlets and energy dissipaters, or - the use of vehicles in river beds (does not apply to vehicle crossings – see rule FWr.2) associated with lawfully established activities <p>is permitted if the following general conditions are met.</p> <p>General conditions</p> <p>i) the activity:</p> <ul style="list-style-type: none"> - shall not affect sediment levels or vegetation in all lower tidal reaches of waterbodies during the main spawning period of inanga (15 March to 31 May), and - shall not be carried out between 1 April and 15 August in all water bodies upstream of the tidal reach (which extends for a length 5 times the width of the river mouth) for the protection of koaro and kokopu species spawning habitat, unless ambient levels of sediment are returned within 48 hours of construction commencing within the waterbody, and - shall not be carried out during the trout spawning period (1 May to 30 September) in the Maitai, Brook, Whangamoa, Wakapuaka, Lud and Teal rivers and Poorman Stream, and <p>ii) there shall be no storage, mixing or refuelling of fuel, oil, paints, agrichemicals or other similar substances within the bed or within 5m of the banks of any flowing river, or any wetland, and</p> <p>iii) any activity associated with bed disturbance shall not, after reasonable mixing, give rise to any of the following effects in the receiving waters:</p> <ul style="list-style-type: none"> - the production of any conspicuous oil or grease films, scums or foams, or floatable or suspended materials, or - any conspicuous change of colour or visual clarity, or - any emission of objectionable odour, or - any significant adverse effects on aquatic life, and <p>iv) the use of vehicles and machinery in the wetted bed shall be avoided where possible, and</p> <p>v) fish passage shall be maintained, both during construction and afterwards, and</p> <p>vi) any riparian areas which are disturbed are rehabilitated to the same state or better than that which existed prior to the disturbance, except for the direct approaches to the crossing, and</p> <p>vii) the bed disturbance activity shall not impede legal right to foot access to and along the waterbody, where it exists, unless public notice has been given in accordance with a health and safety plan.</p>	<p>FWr.1.2</p> <p>1. The disturbance of the bed of a river for the purpose of maintaining:</p> <p>a) peak flow capacity, or</p> <p>b) surrounding land stability, or</p> <p>c) public safety</p> <p>is a controlled activity if:</p> <p>i) the general conditions in Rule FWr.1.1 are met, and</p> <p>ii) any plantings are of native species or exotic species suitable to the conditions, and</p> <p>iii) any rocks used look similar to those naturally occurring in the area, and</p> <p>iv) the work is undertaken in such a way that habitats are maintained in the beds and margins of rivers and lakes.</p> <p>2. Control is reserved over the following matters:</p> <p>i) disturbance to riverbanks, and</p> <p>ii) the timing and duration of the activity, and</p> <p>iii) the method of undertaking the activity, and</p> <p>iv) the avoidance, remedying, or mitigation of adverse effects and any alternative options which would result in less adverse effects, and</p> <p>v) maintenance of existing structures including bridges within streams and roads adjacent to water bodies (margins).</p> <p>The application need not be notified, the written approval of affected parties will not be necessary and notice of applications need not be served on any person.</p>	<p>FWr.1.3</p> <p>Discretionary</p> <p>Activities that are not specified as permitted or controlled (including pipes and cables for network utilities), or which contravene the conditions for permitted or controlled activities, are discretionary.</p> <p>Non-complying</p> <p>Activities that disturb the bed of any wetland, other than as provided for as a permitted activity, are non-complying.</p>

Assessment Criteria	Explanation
<p>FWr.1.4</p> <p>a) effects on existing natural character.</p> <p>b) degree to which natural character is retained or enhanced.</p> <p>c) the degree to which the activity affects the existing classification and values of the waterbody (refer to Appendix 28.4 and Appendix 6). Where insufficient information is available, and for unspecified rivers, an Assessment of Environmental Effects, containing sufficient information to allow an adequate evaluation of the effects of the activity will have to be supplied when an application is made for a discretionary activity.</p> <p>d) the potential to avoid, remedy or mitigate any effects through planting/landscaping.</p> <p>e) any cumulative effects.</p> <p>f) any effects of the activity on network utilities.</p> <p>g) in the case of wetlands, whether it is naturally occurring or artificially created. If it was artificially created, the purpose for which it was created (eg stormwater management or wastewater treatment).</p> <p>h) any taonga in the waterbody, as advised by Iwi.</p>	<p>FWr.1.5</p> <p>Activities and vehicles which disturb river and lake beds and wetlands have direct adverse effects on the area in which they are undertaken, which may be important invertebrate habitat or spawning grounds for native fish or trout. In addition, they can have adverse effects downstream, such as loss of water quality, sedimentation, and potential for contamination through oil and fuel spills. For these reasons, activities which disturb river and lake beds should be avoided, including driving vehicles along them.</p> <p>However there will be occasions when activities do need to occur within the bed, such as routine maintenance of structures, or where there are no alternative crossing places for vehicles. It is appropriate to make some allowance for these situations, subject to certain conditions being met to avoid and mitigate adverse effects.</p> <p>Note: Iwi, Department of Conservation, and Fish & Game Council have an interest in bed disturbance and consultation with these parties at an early stage of the consent process is good practice. However, this is at the discretion of the applicant and the Council because section 36A of the Resource Management Act clarifies that neither an applicant nor a consent authority has a duty to consult any person in respect of applications for resource consent.</p> <p>The following policies are relevant to this rule:</p> <p>DO17.1.1 (disturbance of river and lake beds, and wetlands)</p> <p>DO17.1.2 (protection of natural character)</p> <p>DO17.2.1 (activities and structures in the beds of rivers and lakes which affect network utility operations)</p> <p>Activities adjoining a Riparian Overlay are also regulated by the 'Riparian Overlay – activities on land identified with riparian values' rule in each zone.</p>

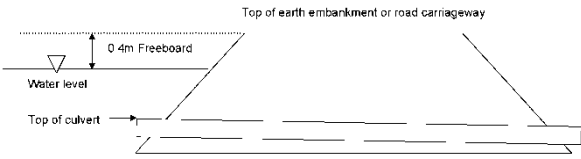
Item	Permitted	Controlled	Discretionary/Non-complying
<p>FWr.2</p> <p>Vehicle crossings in the beds of rivers and lakes, and wetlands [note that this rule is a regional rule]</p>	<p>FWr.2.1</p> <p>Direct vehicle access to a river bed for the purpose of crossing a river is permitted if</p> <p>a) the activity does not, after reasonable mixing (as defined in Ap28.7.ii), give rise to any of the following effects in the receiving waters:</p> <p>i) any conspicuous change of colour or visual clarity (more than 30%), measured above and below the crossing, or</p> <p>ii) the production of any conspicuous oil or grease films, scums or foams, or floatable or suspended materials, or</p> <p>iii) any significant adverse effects on aquatic life, and</p> <p>b) the activity does not result in a worse water quality classification than that listed in Appendix 28.4.</p>	<p>FWr.2.2</p> <p>not applicable</p>	<p>FWr.2.3</p> <p>a) Vehicles driving along the beds of rivers and lakes, and in wetlands, and</p> <p>b) all other vehicle crossings which do not comply with the permitted activity rule, are discretionary.</p> <p>The application may be considered without the need to:</p> <p>i) be notified, or</p> <p>ii) gain written approval of affected parties, but notice of applications may be served on any person.</p>
<p>FWr.3</p> <p>Planting in river beds and margins, and in wetlands [note that this rule is a regional rule]</p> <p>Advisory Note: Notwithstanding any other rules in this plan, all plantation forestry activities must comply with the National Environmental Standards for Plantation Forestry Regulations 2018.</p>	<p>FWr.3.1</p> <p>a) The planting or replacement of indigenous and exotic plants, (excluding pest plants), is permitted if:</p> <p>i) <i>Salix fragilis</i> (Crack Willow), <i>Salix cinera</i> (Grey Willow) and <i>Salix viminalis</i> (Osier willow) is not planted within 5m of a waterbody, and</p> <p>ii) there are no adverse effects on existing network utilities, and</p> <p>iii) no vegetation is established that is likely to give rise to debris entering the river or lake in a way that may result in:</p> <ul style="list-style-type: none"> - diversion or damming, or - bed or bank erosion, or - adverse effects on ecosystems that are more than minor. <p>b) The planting of suitable indigenous vegetation in wetlands, and the planting of exotic plants in constructed wetlands, is permitted.</p>	<p>FWr.3.2</p> <p>not applicable</p>	<p>FWr.3.3</p> <p>Discretionary activities</p> <p>a) The planting in, on or under the bed of any river or lake, and</p> <p>b) the planting of vegetation that contravenes the permitted activity standards and which is not specified as non-complying or prohibited, is discretionary.</p> <p>Non-complying activities</p> <p>The planting of exotic plants in natural wetlands is non-complying.</p> <p>Prohibited</p> <p>a) The planting of <i>Salix fragilis</i> (Crack Willow), <i>Salix cinera</i> (Grey Willow) and <i>Salix viminalis</i> (Osier Willow) within 5m of a waterbody, and</p> <p>b) the introduction or planting of any of the total control, progressive control, boundary control and regional surveillance pests identified in the operative Tasman-Nelson Regional Pest Management Strategy is prohibited.</p>

Assessment Criteria	Explanation
<p>FWr.2.4</p> <ul style="list-style-type: none"> a) frequency of crossings. b) number of vehicles. c) duration of the activity. d) timing of the activity. e) type of vehicle. f) location and layout of the crossing point. g) cumulative effects of the number of crossing points over a river. h) purpose for the crossing. i) the degree to which the activity affects the classification and values of the waterbody (see Appendix 28.4 and Appendix 6). Where insufficient information is available, and for unspecified rivers, a site assessment will have to be supplied when an application is made for a discretionary activity. 	<p>FWr.2.5</p> <p>Vehicles can have adverse effects on the area where the crossing occurs. Crossing can also have adverse effects downstream, such as loss of water quality, sedimentation, and potential for contamination through oil and fuel spills.</p> <p>Recreational driving along the length of river beds is not a permitted activity because of the impacts on invertebrate habitat and fish spawning grounds.</p> <p>The following policy is relevant to this rule: DO17.1.1 (disturbance of river and lake beds, and wetlands)</p>
<p>FWr.3.4</p> <p>For planting in margins</p> <ul style="list-style-type: none"> a) the degree to which the activity affects the classification and values of the waterbody (see Appendix 28.4 and Appendix 6). b) any effects of the activity on network utilities. <p>For planting in riverbeds/wetlands</p> <ul style="list-style-type: none"> a) whether it will provide spawning habitat. b) invasive properties of the plants. c) potential to interfere with flow capacity. d) in the case of wetlands, whether it is naturally occurring or artificially created. If it was artificially created, the purpose for which it was created (eg stormwater management or wastewater treatment). <p>Advisory Note: Notwithstanding any other rules in this plan, all plantation forestry activities must comply with the National Environmental Standards for Plantation Forestry Regulations 2018.</p>	<p>FWr.3.5</p> <p>Planting in riparian margins is to be encouraged because planted waterway margins protect water quality by: filtering surface run off, taking up nutrients (through plant roots), removing nitrogen (through bacteria in wet riparian soils), and preventing stock access when they are fenced.</p> <p>The shade created by plants is important for reducing water temperature and reducing the growth of nuisance plants in waterways. Plants also provide shelter, food and spawning areas. In most cases the planting of native species is preferred in order to enrich Nelson's natural ecosystems of plants and animals.</p> <p>Planting in the beds of rivers should be avoided in most cases because introducing plants into river beds has the potential to reduce the flood carrying capacity and natural functioning of the water body, by impeding water flow. However, plantings at river mouths can enhance whitebait spawning habitat, and plants naturally occur in, and enhance, wetlands.</p> <p>The following district wide policies are relevant to this rule: DO17.1.4 (planting in the beds of rivers and lakes) DO17.1.5 (planting in riparian margins) DO17.2.1 (activities and structures in the beds of rivers and lakes which affect network utility operations)</p>

Item	Permitted	Controlled	Discretionary/Non-complying
<p>FWr.4 Maintenance, replacement, upgrade and removal of structures in the beds of rivers and lakes and their margins (excluding dams)</p> <p>[note that this rule is a regional rule]</p>	<p>FWr.4.1</p> <p>a) Maintenance or replacement of any lawfully established structure (and associated deposition and armouring) on, under, over or in the bed of a river or lake, and</p> <p>b) removal, demolition, or decommissioning of a structure or any part of a structure on, under, over or in the bed, of a river or lake, and</p> <p>c) the upgrade of any network utility higher than 5m over or above the bed of a river or lake</p> <p>is permitted if:</p> <p>i) the general conditions in Rule FWr. 1.1 are met, and</p> <p>ii) the site is rehabilitated, and</p> <p>iii) any plantings are of native species, or exotic species suitable to the conditions, and</p> <p>iv) and rocks look similar to those naturally occurring in the area, and</p> <p>v) the work is undertaken in such a way that habitats are maintained in the beds and margins of rivers and lakes.</p>	<p>FWr.4.2</p> <p>The extension or upgrade of a utility service line or a utility structure on, under, in, or within 5m horizontally or vertically of the bed of a river or lake is controlled.</p> <p>Control is reserved over the following matters:</p> <p>i) damage to indigenous vegetation and habitats, and</p> <p>ii) discharge of contaminants, and</p> <p>iii) disturbance of riverbanks or river beds, and</p> <p>iv) timing of the works (to avoid fish spawning and migration periods), and</p> <p>v) the size of the structures required for extension work, and</p> <p>vi) maintenance of access, and</p> <p>vii) remedial measures.</p>	<p>FWr.4.3</p> <p>a) Maintenance, replacement, upgrade and removal of structures on, under, over or in the bed of a river or lake which is not specified as permitted or controlled, or</p> <p>b) which cannot meet the conditions for a permitted activity, is discretionary.</p>

Assessment Criteria	Explanation
<p>FWr.4.4</p> <ul style="list-style-type: none"> a) effects on water quality. b) effects on aquatic ecosystems. c) the degree to which the activity affects the existing classification and values of the waterbody (refer to Appendix 28.4 and Appendix 6). Where insufficient information is available, and for unspecified rivers, a site assessment will have to be supplied when an application is made for a discretionary activity. d) disturbance of the bed. e) the method and timing of works f) duration of consent. g) monitoring and reporting requirements. h) review of consent conditions and the timing and purpose of the review. i) any effects of the activity on network utilities. j) flood capacity. k) any effects on historic heritage including an archaeological site or a site where archaeological or cultural material is discovered. 	<p>FWr.4.5</p> <p>Structures located in and under the beds of rivers and lakes can cause adverse effects. These range from visual intrusion on natural character and amenity values, to permanent effects on ecology and biota by restricting fish passage upstream of the structure or affecting water flow and the natural functioning of a river.</p> <p>For these reasons, instream structures should generally not be a permitted activity so the Council has the opportunity to assess potential effects, and to require appropriate measures to be undertaken to avoid or reduce adverse effects. Where the effects are significant and cannot be adequately avoided or reduced, the structure should not be erected.</p> <p>The following district wide policies are relevant to this rule:</p> <p>DO17.1.3 (flood damage)</p> <p>DO17.1.6 (structures in and under the beds of rivers, lakes and wetlands)</p> <p>DO17.2.1 (activities and structures in the beds of rivers and lakes which affect network utility operations)</p> <p>Activities adjoining a Riparian Overlay are also regulated by the 'Riparian Overlay – activities on land identified with riparian values' rule in each zone.</p>

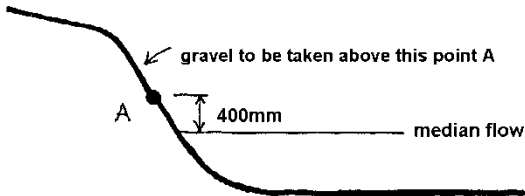
Item	Permitted	Controlled	Discretionary/Non-complying
<p>FWr.5 Bridges, culverts and fords</p> <p>[note that this rule is a regional rule]</p>	<p>FWr.5.1</p> <p>a) The placement or erection of a bridge over the bed of a river or lake is a permitted activity if:</p> <p>i) any abutments are stabilised and protected against erosion, and</p> <p>ii) the approaches to the bridge are constructed and maintained to minimise the discharge or runoff, and</p> <p>iii) the bridge and its associated design structures is designed to convey a 1:50 year flood event (and 0.4m freeboard) in the following rivers: Reservoir Creek, Saxton Creek, Orphanage Creek, Orchard Creek, Poormans Valley Stream, Arapiki Stream, Jenkins Creek, York Stream, Maitai River, The Brook Stream, Oldham Creek, Todds Valley Stream, Wakapuaka River and its named tributaries and Whangamo River and its named tributaries, and in any other rivers, the bridge and its associated design structures is designed to convey a 1:15 year flood event (with 0.4m freeboard).</p> <p>b) An existing culvert or ford which was lawfully established prior to the freshwater plan change being made operative is a permitted activity if the structure does not adversely affect:</p> <p>i) fish passage, or</p> <p>ii) water quality, or</p> <p>iii) flood capacity.</p> <p>c) Placement or erection of a new culvert is a permitted activity [in the rural zone] if:</p> <p>i) the catchment area above the culvert does not exceed 50ha in a forested catchment or 10ha in other rural catchments, and</p> <p>ii) the culvert is not associated with a residential development, and</p> <p>iii) the downstream floor of the culvert is set below the river bed level, and</p> <p>iv) the culvert is no greater than 20m in length and</p> <p>v) the general conditions in FWr.1.1 are met, and</p> <p>vi) detail of the site and culvert dimensions is forwarded to the Council within one month of construction, and</p> <p>vii) the culvert and its associated design structures is designed to convey a 1:50 year flood event (with 0.4m freeboard) in the following rivers: Reservoir Creek, Saxton Creek, Orphanage Creel, Orchard Creek, Poormans Valley Creek, Arapiki Stream, Jenkins Creek, York Stream, Maitai River, The Brook Stream, Oldham Creek, Todds Valley Stream, Wakapuaka River and its named tributaries and Whangamo River and its named tributaries, and in any other rivers, the bridge and its associated design structures is designed to convey a 1:15 year flood event (with 0.4m freeboard).</p>	<p>FWr.5.2</p> <p>a) The placement or erection of a new culvert, and associated armouring, is controlled if:</p> <p>i) the general conditions in Rule FWr.1.1 (excluding controls on aggregate extraction) are met, and</p> <p>ii) the culvert is positioned so that the gradient and alignment are the same as the river, and</p> <p>iii) the downstream floor of the culvert is set below the river bed level, and</p> <p>iv) erosion immediately below the culvert is avoided by use of armouring materials such as rocks, and</p> <p>v) the culvert is maintained so it does not become blocked by debris, and</p> <p>vi) the culvert and its associated design structures is designed to convey a 1:50 year flood event (and 0.4m freeboard) in the following rivers: Reservoir Creek, Saxton Creek, Orphanage Creek, Orchard Creek, Poormans Valley Stream, Arapiki Stream, Jenkins Creek, York Stream, Maitai River, The Brook Stream, Oldham Creek, Todds Valley Stream, Wakapuaka River and its named tributaries and Whangamo River and its named tributaries, and in any other rivers, the culvert and its associated design structures is designed to convey a 1:15 year flood event (with 0.4m freeboard).</p> <p>b) Installation of a new ford is controlled if:</p> <p>i) the general conditions in Rule FWr.1.1 are met, and</p> <p>ii) the ford will raise the level of the bed by no more than 300mm, and</p> <p>iii) the ford does not impede fish passage.</p> <p>Control is reserved over the following matters:</p> <p>i) damage to indigenous vegetation and habitats, and</p> <p>ii) disturbance of river banks and river beds, and</p> <p>iii) adverse effects on fish passage, and</p> <p>iv) flood capacity.</p> <p>In this rule applications for controlled activities may be considered without notification and without the need to obtain written approval of affected persons, under section 94 of the Act.</p>	<p>FWr.5.3</p> <p>Discretionary</p> <p>a) A bridge, culvert or ford which cannot meet the conditions for a permitted activity, and</p> <p>b) a culvert or ford which cannot meet the conditions for a controlled activity</p> <p>is a discretionary activity.</p> <p>In this rule applications for discretionary activities may be considered without notification and without the need to obtain written approval of affected persons, under section 94 of the Act.</p>

Assessment Criteria	Explanation
<p>FWR.5.4</p> <ul style="list-style-type: none"> a) effects on water quality. b) effects on aquatic ecosystems. c) the degree to which the activity affects the existing classification and values of the waterbody (refer to Appendix 28.4 and Appendix 6). Where insufficient information is available, and for unspecified rivers, a site assessment will be required as part of the Assessment of Environmental Effects for discretionary activities. d) disturbance of the bed. e) the method and timing of works. f) duration of consent. g) monitoring and reporting requirements. h) review of consent conditions and the timing and purpose of the review. i) any effects of the activity on network utilities. j) flood capacity. k) payment of a monitoring charge to allow for an inspection of the structure. l) agreement that any required maintenance is carried out by the owner of the structure. m) commitment to remove the structure if it becomes obsolete or if the consent for it expires and is not renewed. n) legal access issues 	<p>FWR.5.5</p> <p>When structures such as bridges and culverts are well designed they can mitigate environmental effects on a river by avoiding vehicle and stock disturbance of the river bed, and providing shade. However, it is important that in the case of the Wakapuaka and Whangamoa rivers and their tributaries, that a 1 in 50 year flood can pass through them, and in the case of other rural streams and drains that structures are designed to allow a 1 in 15 year high flow to pass through them, and that a natural river bed remains.</p> <p>The advantage of bridges over culverts is that bridges, unlike culverts, do not have an artificial base which tends to change flow dynamics and impede fish passage. Generally, fords and culverts result in the discharge of sediment, change streambed gradients, are not conducive to fish passage, and require a higher level of maintenance than bridges.</p> <p>The following district wide policies are relevant to this rule: DO17.1.3 (flood damage) DO17.1.6 (structures in and under the beds of rivers, lakes and wetlands) DO17.2.1 (activities and structures in the beds of rivers and lakes which affect network utility operations)</p> <p>As outlined in the figure below, in relation to culvert installations "freeboard" refers to the distance between the top of earth embankment or road carriageway (at the lowest point where water will overtop the structure) and the water surface at the design flow (Q15 or Q50) measured immediately upstream of the embankment. For clarity, the water surface may in fact be above the top of the culvert (pipe soffit) at the design flow.</p> <p>Figure FWR.5.5</p>
	

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<p>FWr.6 Instream dams</p> <p>[note that this rule is a regional rule]</p>	<p>FWr.6.1 Not applicable.</p>	<p>FWr.6.2 Not applicable</p>	<p>FWr.6.3</p> <p>Discretionary</p> <p>a) An instream dam (of any height) on the Roding River or Maitai rivers, for the purpose of reticulated urban water supply, is a discretionary activity.</p> <p>b) An instream dam is discretionary if:</p> <p>i) it is 2m or less in height (measured from base to crest), and</p> <p>ii) it is not located on the Whangamoā, Wakapuaka or Teal Rivers</p> <p>Non-complying</p> <p>An instream dam is non-complying if:</p> <p>i) it exceeds 2m in height (measured from base to crest), or</p> <p>ii) it is located on the Whangamoā, Wakapuaka or Teal rivers, or</p> <p>iii) it is located on the Roding, or Maitai rivers and is not for the purpose of a reticulated urban water supply.</p>
<p>FWr.7 Removal of obsolete structures in the beds of rivers and lakes</p> <p>[note that this rule is a regional rule]</p>	<p>FWr.7.1 Removal of instream obsolete structures is permitted if the general conditions for bed disturbance in Rule FWr.1.1 are met.</p>	<p>FWr.7.2 The removal of instream structures is a controlled activity if it does not comply with the general conditions for bed disturbance in Rule FWr.1.1 Control is reserved over the following matters:</p> <p>i) rehabilitation of the site, and</p> <p>ii) disturbance to riverbanks, and</p> <p>iii) the timing and duration of the activity, and</p> <p>iv) the method of undertaking the activity, and</p> <p>v) the avoidance, remedying, or mitigation of adverse effects</p>	<p>FWr.7.3 Not applicable.</p>

Assessment Criteria	Explanation
<p>FWR.6.4</p> <ul style="list-style-type: none"> a) safety considerations b) the size and scale of the structure c) effects on water quality and water flow regimes d) effects on aquatic ecosystems, including fish passage and residual flow. e) mitigation measures, such as riparian planting and refuge areas during low flow. f) the degree to which the activity affects the existing classification and values of the waterbody (refer to Appendix 28.4 and Appendix 6). Where insufficient information is available, and for unspecified rivers, an Assessment of Effects, containing sufficient information to allow an adequate evaluation of the effects of the activity, will have to be supplied when an application is made for a discretionary activity. g) disturbance of the bed. h) the method and timing of works. i) duration of consent. j) monitoring and reporting requirements. k) review of consent conditions and the timing and purpose of the review. l) any effects of the activity on network utilities. m) flood capacity. n) commitment to remove the structure if it becomes obsolete or the consent for it expires and is not renewed. 	<p>FWR.6.5</p> <p>A dam on the Roding River is listed as discretionary rather than as a non-complying activity to acknowledge that there is an existing designation on the land adjacent to the Roding River for water supply purposes in the Conservation Zone and water supply purposes and works in the Rural Zone.</p> <p>The reason for dams on some rivers being listed as a non-complying activity is that a more rigorous consent process is considered necessary for construction of dams where rivers have high ecological values.</p> <p>Dams less than two metres are generally less likely to have adverse effects than larger dams.</p> <p>The effects of dams depend on what fish are in a river, but generally out-of-bed dams are more acceptable than those in river beds.</p> <p>While dams and reservoirs have the potential to improve the efficient use of water (through water harvesting), as physical structures they also have the potential to: affect fish passage, disturb water quality (during construction), affect water chemistry (such as oxygen levels), trap sediment and starve the downstream reaches of sediment, and cause a safety hazard if not engineered to specific standards.</p>
<p>FWR.7.4</p> <ul style="list-style-type: none"> a) the nature of any fill or rock material used. b) the time of year the work is proposed c) recreational, stock, drinking water, and fisheries or instream values of the water body d) effects on water quality. e) effects on aquatic ecosystems. f) the degree to which the activity affects the existing classification and values of the waterbody (see Appendix 28.4 and Appendix 6). Where insufficient information is available, and for unspecified rivers, a site assessment will have to be supplied when an application is made for a discretionary activity. g) disturbance of the bed. h) the method and timing of works. i) notification of affected parties. j) any effects of the activity on network utilities 	<p>FWR.7.5</p> <p>Obsolete structures are any structures which are not required for their original use, or which have not been used as intended for a continuous period of two years or more, and for which no future use is anticipated. Liability for removal of the structure lies with the last known person, agency, or entity with legal responsibility for the maintenance or upkeep of the structure.</p> <p>The following district wide policies are relevant to this rule:</p> <p>DO17.1.8 (obsolete structures in the beds of rivers and lakes)</p> <p>DO17.2.1 (activities and structures in the beds of rivers and lakes which affect network utility operations)</p> <p>The following appendix is relevant to this rule:</p> <p>Appendix 28.8.i (Obsolete structures – rules)</p>

Item	Permitted	Controlled	Discretionary/Non-complying
<p>FWr.8 Aggregate extraction</p> <p>[note that this rule is a regional rule]</p>	<p>FWr.8.1</p> <p>Extraction of aggregate by Nelson City Council from the sites listed in Appendix 28.1 for the purposes of maintaining the flood carrying capacity of the listed rivers is permitted if:</p> <p>a) the general conditions in Rule FWr.1.1 are met, and</p> <p>b) the schedule of the next year's planned aggregate extraction out of Nelson rivers is not inconsistent with the schedule in Appendix 28.1, and</p> <p>c) the Consents Manager, Department of Conservation, Fish & Game Council and Iwi are advised of the amount and the area from which the aggregate is taken at least 5 working days prior to the work being carried out, and</p> <p>d) associated river bed disturbance is avoided where possible, and</p> <p>e) there is no increase in bed sediment downstream, and</p> <p>f) the activity does not exceed the quantities specified in Appendix 28.1.</p>	<p>FWr.8.2</p> <p>not applicable</p>	<p>FWr.8.3</p> <p>Restricted discretionary</p> <p>Extraction of aggregate from river beds is a restricted discretionary activity if:</p> <p>a) the general conditions in Rule FWr.1.1 are met, and</p> <p>b) the total volume of excavation or extraction does not exceed 20m³ in any 12 month period, and</p> <p>c) no aggregate is taken from below a point 400mm above the median water level of the river (see diagram in FWr.8.5), and</p> <p>d) no machinery is operated within the wetted bed.</p> <p>Discretion is restricted to:</p> <p>i) the volume of aggregate that can be taken, and</p> <p>ii) the location at which extraction is to occur, and</p> <p>iii) the duration of the extraction, and</p> <p>iv) the timing of the extraction, and</p> <p>v) the method of extraction, and</p> <p>vi) the avoidance, remediation or mitigation of any adverse effects.</p> <p>In this rule applications for restricted discretionary activities need not be notified in terms of section 93(1) of the RMA.</p> <p>Discretionary</p> <p>Extraction of aggregate which cannot:</p> <p>i) meet the conditions for a permitted activity, or</p> <p>ii) meet the conditions a), b) and d) for a restricted discretionary activity</p> <p>is a discretionary activity.</p> <p>Non-complying</p> <p>Extraction of aggregate which does not meet condition c) for a restricted discretionary activity is a non-complying activity.</p>

Assessment Criteria	Explanation
<p>FWr.8.4</p> <ul style="list-style-type: none"> a) disturbance of the bed. b) the location and volume of the extraction. c) effects on river morphology and dynamics (including erosion and deposition), aquatic ecosystems and habitat. d) the method and timing of the extraction. e) the cumulative volume that has been extracted from the river and cumulative effects. f) any effects of the activity on network utilities. g) potential effects on downstream flooding. 	<p>FWr.8.5</p> <p>Over-extraction can destabilise the river channel and banks, or affect the functioning of the river. The extraction process can also affect aquatic habitat if undertaken at the wrong time or in the wrong place, or in a way which damages the bed and margins.</p> <p>However, aggregate extraction is necessary on a regular basis to avoid the risk of flooding in the urban area. These areas in urban streams where extraction is regularly required have been scheduled and accorded permitted status provided the general conditions regarding timing and bed disturbance are strictly complied with.</p> <p>Note: clearance of gravel around structures is a permitted activity. Refer to rule FWr.4 and the definition of maintenance in Chapter 2 for more detail.</p> <p>The following diagram clarifies condition c) of the restricted discretionary category:</p>  <p>The following district wide policies are relevant to this rule:</p> <p>DO17.1.9 (extraction of aggregate from the beds of rivers)</p> <p>DO17.2.1 (activities and structures in the beds of rivers and lakes which affect network utility operations)</p>

Item	Permitted	Controlled	Discretionary/Non-complying
<p>FWr.9 Deposition of material in the beds and on the banks of rivers and lakes, and in wetlands</p> <p>[note that this rule is a regional rule]</p>	<p>FWr.9.1</p> <p>a) The placement or deposition of rock and associated geotextile fabric or other suitable material in, or directly above or below an out of stream structure, for the purpose of protecting that structure, is permitted if:</p> <ul style="list-style-type: none"> i) the general conditions in Rule FWr.1.1 are met, and ii) any rocks used look similar to those naturally occurring in the area, and iii) the rocks are clean and free of contaminants including sediment, and iv) whenever possible work is undertaken in such a way that habitats are maintained (in both the margin and river bed), and v) there is no increase in bed sediment downstream of any crossing or protection works, and iv) no more than 30 lineal metres per 100 metre stretch of waterway is rock lined. <p>b) The deposition of material in the beds and banks of rivers, lakes and wetlands for the purpose of habitat enhancement is permitted if:</p> <ul style="list-style-type: none"> i) the general conditions in Rule FWr.1.1 are met, and ii) any rocks used look similar to those naturally occurring in the area, and i) the rocks are clean and free of contaminants including sediment. <p>a) Deposition of forestry slash is a permitted activity if best practicable option is taken to avoid slash entering a river, and any slash deposited in the bed of a river does not:</p> <ul style="list-style-type: none"> - cause flooding or blockages of any downstream structure, or - adversely affect water quality, or - adversely affect aquatic habitats 	<p>FWr.9.2 not applicable</p>	<p>FWr.9.3</p> <p>Restricted discretionary</p> <p>The placement or deposition of rock and associated geotextile fabric or other suitable material for the purposes of erosion protection, flood control or river enhancement is restricted discretionary activity if:</p> <ul style="list-style-type: none"> i) the general conditions in rule FWr.1.1 are met, and ii) rocks look similar to those naturally occurring in the area, and iii) rocks are clean and free of contaminants including sediment, and iv) wherever possible work is undertaken in such a way that habitats are maintained (in both the margin and river bed), and v) associated river bed disturbance is avoided where possible, and vi) there is no increase in bed sediment downstream of any crossing or protection works, and vii) there is no reduction in the ability of the river to accommodate flood flows, or in a lake or wetland to store flood volumes. <p>Non-complying</p> <p>The placement or deposition of any other material is non-complying if:</p> <ul style="list-style-type: none"> i) it is not specified as a discretionary or prohibited activity, or ii) the activity is specified as discretionary and it contravenes a specified condition. <p>Prohibited</p> <p>The placement or deposition of any waste or toxic or radioactive material.</p>

Assessment Criteria	Explanation
<p>FWr.9.4</p> <p>a) effects on water quality.</p> <p>b) effects on aquatic ecosystems.</p> <p>c) the degree to which the activity affects the existing classification and values of the waterbody (refer to Appendix 28.4 and Appendix 6). Where insufficient information is available, and for unspecified rivers, a site assessment will have to be supplied when an application is made for a discretionary activity.</p> <p>d) visual effects</p> <p>e) any effects of the activity on network utilities.</p> <p>f) in the case of wetlands, whether it is naturally occurring or artificially created. If it was artificially created, the purpose for which it was created (eg stormwater management or wastewater treatment).</p>	<p>FWr.9.5</p> <p>Materials or substances deposited in the bed of a river change the biological or chemical condition of the river or stream bed or, more commonly, its physical condition. Adverse effects can include: visual and amenity effects, changes to the water channel, bank and bed de-stabilisation, loss of riparian margin or bank habitat, and cumulative effects in the receiving environment. However, rocks can also be placed in a way that enhances fish habitat by providing areas to rest and hide.</p> <p>Flooding and bank erosion are only an issue when assets are threatened. With only a few exceptions, buildings in rural Nelson have been set far enough back from the rivers not to be threatened within the life time of the buildings. By far the most effective method of mitigating bank erosion is to keep high value assets a sufficient distance back from the river bank.</p> <p>In contrast, structures and private property boundaries in Nelson's urban area have been built close to rivers. For this reason, it is necessary to provide for a higher level of erosion control.</p> <p>The following district wide policies are relevant to this rule:</p> <p>DO17.1.10 (deposition of material in the beds and on the banks of rivers and lakes)</p> <p>DO17.2.1 (activities and structures in the beds of rivers and lakes which affect network utility operations)</p>

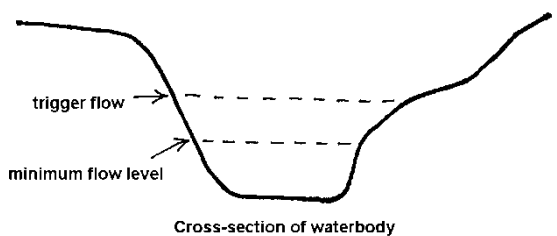
Item	Permitted	Controlled	Discretionary/Non-complying
<p>FWr.10 Realignment and piping of beds of rivers and lakes, and wetlands</p> <p>[note that this rule is a regional rule]</p>	<p>FWr.10.1</p> <p>The realignment or piping of the bed of a river which does not have a continuous base flow is permitted if:</p> <ul style="list-style-type: none"> i) it is necessary to avoid flooding risk to downstream properties, and ii) there are no practicable alternative flood control methods available, and iii) it is not undertaken as part of any subdivision or land use consent approved after 9 October 2004, and iv) it is carried out when there is no water in the bed, and v) the flood capacity requirements in table 5-2, section 5 of the NCC Land Development Manual 2010, and vi) the channel is stabilised prior to allowing water back into a realigned channel, and vii) natural character is maintained where practicable. 	<p>FWr.10.2</p> <p>Not applicable</p>	<p>FWr.10.3</p> <p>Discretionary</p> <ul style="list-style-type: none"> a) The realignment or piping of the bed of a river is discretionary if: <ul style="list-style-type: none"> i) the river does not have a continuous base flow and the activity does not comply with the conditions in FWr.10.1, or ii) the river has a continuous base flow. b) The realignment or piping of the bed of a lake, or a wetland, is discretionary if it does not comply with the conditions in FWr.10.1 and the general conditions in FWr.1.1 are met.

Assessment Criteria	Explanation
<p>FWr.10.4</p> <p>a) the scale, extent and design (curved rather than straight) of the realignment or piping.</p> <p>b) effects on the natural functioning of aquatic ecosystems</p> <p>c) effects on natural character</p> <p>d) effects on fish passage</p> <p>e) the degree to which the activity affects the existing classification and values of the waterbody (refer to Appendix 28.4 and Appendix 6). Where insufficient information is available, and for unspecified rivers, a site assessment will have to be supplied when an application is made for a discretionary activity.</p> <p>f) visual effects</p> <p>g) effects on water quality</p> <p>h) the potential to avoid, remedy or mitigate any effects through planting/landscaping and rehabilitation.</p> <p>i) the method and timing of works</p> <p>j) any effects of the activity on network utilities</p> <p>k) flood capacity and cumulative effects on downstream flow velocity and catchment hydrology</p> <p>l) in the case of wetlands, whether it is naturally occurring or artificially created. If it was artificially created, the purpose for which it was created (eg stormwater management or wastewater treatment).</p>	<p>FWr.10.5</p> <p>Realignment and piping of the beds of rivers and lakes, and wetlands, should be discouraged wherever possible as it has significant adverse effects on the natural and human use values of rivers, lakes, and wetlands, and can exacerbate flooding hazards.</p> <p>Retaining streams in their natural condition and place is the best option. Realigned streams may be a better option than piped streams. Careful management of the re-installation of the stream after subdivision and/or earthworks is necessary.</p> <p>In most cases it is more desirable to realign than to pipe a river, but in some situations piping may result in better outcomes. For example, in built up areas, piping of intermittently flowing streams, with few ecological values, is sometimes preferable in order to avoid damage to downstream properties.</p> <p>The following district wide policies are relevant to this rule:</p> <p>DO17.1.2 (protection of natural character)</p> <p>DO17.1.3 (flood damage)</p> <p>DO17.1.11 (realignment and piping)</p> <p>DO19.1.10 (new development)</p>

Item	Permitted	Controlled	Discretionary/Non-complying
<p>FWr.11 Activities on the surface of water bodies</p> <p>[note that this rule is a regional rule]</p>	<p>FWr.11.1</p> <p>a) Maintenance activities on the surface of sewer ponds, water reservoirs, and other ponds is permitted.</p> <p>b) Any activity on the surface of a water body which is not listed as controlled or discretionary is permitted.</p>	<p>FWr.11.2</p> <p>Non-motorised commercial activities on the surface of a water body is controlled.</p> <p>Control is reserved over the following matters:</p> <p>a) number of craft or structures, and</p> <p>b) scale of activity, and</p> <p>c) time and location of activity, and</p> <p>d) effects on visual amenity, and</p> <p>e) effects on the ecology and habitat of species.</p>	<p>FWr.11.3</p> <p>The use of motorised water craft on the surface of any river or lake on the landward side of the coastal marine area is discretionary.</p>

Assessment Criteria	Explanation
FWr.11.4 a) the scale of the activity. b) any visual or noise effects. c) safety considerations. d) the effect of the proposal on non-commercial recreational activities.	FWr.11.5 While personal recreation activities such as kayaking have no adverse effects, commercial and motorised activities could adversely affect the amenity and natural values of surface waters.

Item	Permitted	Controlled	Discretionary/Non-complying
<p>FWr.12 Take, use, or diversion of surface water</p> <p>[note that this rule is a regional rule]</p>	<p>FWr.12.1</p> <p>a) The take, use, or diversion of surface water for reasonable domestic use is permitted if:</p> <p>i) the relevant conditions in Appendix 28.3 are met, and</p> <p>ii) the volume of the take does not exceed 1m³ per residential unit per day (plus 300 litres per bedroom for short term living accommodation) and there are no adverse effects on the water source, and</p> <p>iii) the rate of take does not exceed 0.5 litres per second, and</p> <p>iv) there is no take below any minimum flow specified in Appendix 28.2, and</p> <p>v) the Council's reticulated water supply is not available to the site.</p> <p>b) The take or use of surface water for stock drinking water is permitted if the rate of take does not exceed 0.5 litres per second.</p> <p>c) The take or use of surface water for fire fighting or the filling of fire ponds is permitted.</p>	<p>FWr.12.2</p> <p>not applicable</p>	<p>FWr.12.3</p> <p>Restricted Discretionary Activity</p> <p>Any take, use or diversion of surface water that contravenes a permitted condition is a restricted discretionary activity if:</p> <p>i) the relevant conditions in Appendix 28.3 are met, and</p> <p>ii) the take or use does not exceed, individually or cumulatively, the allocation limits specified in Appendix 28.2, and</p> <p>iii) the diversion does not cause any river to drop below the minimum flow specified in Appendix 28.2, and</p> <p>iv) the distance between intake and return of the water does not exceed 500 metres, and</p> <p>v) the diversion of water is not from one waterbody to another.</p> <p>Discretion restricted to:</p> <p>i) the design and location of the intake structure, and</p> <p>ii) access to pipework for maintenance, and</p> <p>iii) the volume and rate of take</p> <p>iv) reliability of supply</p> <p>v) effects on water source and values (as identified in Appendix 28.4), and</p> <p>vi) effects on other lawfully established abstractions, and</p> <p>vii) the quality of the water returned to a river by a diversion.</p> <p>In this rule applications for restricted discretionary activities will be considered without notification, the written approval of affected persons will not be necessary, and notice of the application need not be served on any person, provided it can be shown that the building can be located in such a way as to ensure that access to the drain or pipe for maintenance or replacement purposes, can be achieved without causing adverse financial or physical effect on neighbouring properties or persons who are served by the same pipe or drain.</p> <p>Discretionary</p> <p>a) The take or use of surface water, for uses other than those listed as permitted, and</p> <p>b) any activity specified as restricted discretionary which contravenes the restricted discretionary conditions,</p> <p>is discretionary.</p> <p>Non-complying</p> <p>a) A take or use of surface water which exceeds the allocation limits specified in Appendix 28.2, and</p> <p>b) a take or use below any specified minimum flow regime, except for permitted uses, and</p> <p>c) a take, use, or diversion of water from wetlands or drainage of naturally occurring wetlands,</p> <p>is non-complying.</p> <p>Prohibited</p> <p>All takes downstream from the NCC urban water supply intakes in the Maitai River and in the downstream reach of the Roding River within the NCC boundary, which did not exist prior to 9 October 2004 are prohibited.</p>

Assessment Criteria	Explanation
<p>FW12.4</p> <p>a) the volume of the water take</p> <p>b) measures to minimise the rate of take, and the practicality of the take being uniformly distributed over 24 hours.</p> <p>c) the effect on river flows and the consequential effects on those values identified in Appendix 28.4 and Appendix 6 (riparian and coastal margin overlays).</p> <p>d) the effect of the take on other water users.</p> <p>e) the appropriateness of the water measuring device to be used</p> <p>f) Appendix 28.3</p> <p>g) alternative water sources</p> <p>h) physical resources relating to a previous water permit provided water is needed and is being used efficiently.</p> <p>i) the distance between the intake and the outlet of any diversion, and the intermediate flow of the water body.</p> <p>j) the effect of the term of the permit.</p> <p>k) the extent to which the change would adversely affect safeguarding the life-supporting capacity of fresh water and of any associated ecosystem.</p> <p>l) the extent to which it is feasible and dependable that any adverse effect on the life supporting capacity of fresh water and of any associated ecosystem resulting from the change would be avoided.</p>	<p>FWr.12.5</p> <p>As water is scarce and there are existing or potential competing demands for its use, it is necessary to impose a limit on permitted domestic abstractions in order to avoid over-abstraction. One cubic metre per household per day is considered a realistic and easily monitored limit to apply to each household. Failure to comply with the permitted activity conditions may result in the Council requiring the installation of meters and enforcement of the 1m³ allocation limit.</p> <p>Abstractions need to be balanced against the ecological bottom line and providing for other values. Efficient water use is particularly important in Nelson, where the small size of the rivers and streams means that a water take has the potential for a proportionally more significant effect on the overall river or stream values.</p> <p>Minimum flows, trigger flows and allocation limits have been set for specific rivers.</p> <p>Minimum flows, below which no further water should be taken, have been set in order to leave enough water in the rivers and streams to protect instream values.</p> <p>Trigger flows are set at 10% above minimum flow. When flow levels drop to this level, all non-essential water takes from that river will be suspended, except where an approved water conservation plan exists.</p>  <p style="text-align: center;">Cross-section of waterbody</p> <p>Note: This diagram is for illustrative purposes only. Trigger flow and minimum flow are defined in Chapter 2, and the specific levels for each water body are listed in Appendix 28.2.</p> <p>i) For all flows greater than trigger flow no restrictions will apply</p> <p>ii) For all flows less than the trigger flow and greater than the minimum flow restrictions will apply to both domestic takes and consented takes.</p> <p>iii) For all flows equal to or less than the minimum flows, all abstractions must cease except for fire fighting purposes.</p> <p>The following policies set out the process to be followed for water abstraction from surface water:</p> <p>DO18.1.1 and DO18.1.2 (flow regimes)</p> <p>DO18.3.1 (water permits)</p> <p>DO18.3.2 (monitoring water abstraction)</p> <p>DO18.3.3 (expiry and duration of water permits)</p> <p>DO18.3.5 – DO18.3.8 (allocation limits)</p> <p>DO18.3.9 (water restrictions)</p> <p>DO18.3.10 (permitted abstractions)</p> <p>DO18.3.12 (monitoring fee)</p> <p>DO18.4.1 (diversion of water)</p> <p>Note: Assessment criteria FW12.4 k) and l) have been inserted from Policy B7 - National Policy Statement for Freshwater Management 2014 (under section 55 RMA)</p>

Item	Permitted	Controlled	Discretionary/Non-complying
<p>FWr.13 Temporary diversion of surface water</p> <p>[note that this rule is a regional rule]</p>	<p>FWr.13.1</p> <p>Temporary diversion of water during works carried out in a stream is a permitted activity if:</p> <ul style="list-style-type: none"> i) the quality of the diverted water returned to the water body is at least as high as the water when it was abstracted, and ii) the flow, and fish passage, is maintained at all times, and iii) the diversion does not continue for more than one month, and iv) the length of the diversion is no longer than 50m, and v) the diversion: <ul style="list-style-type: none"> - does not affect sediment levels or vegetation in the lower tidal reaches of water bodies during the main spawning period of inanga (15 March to 31 May), and - is not carried out between 1 April and 15 August in all water bodies upstream of the tidal reach (which extends for a length 5 times the width of the river mouth) for the protection of kokaro and kokopu species spawning habitat, and - is not carried out during the trout spawning period (1 May to 30 September) in the Maitai, Brook, Whangamoia, Lud, Teal rivers and Poorman Stream. 	<p>FWr.13.2</p> <p>not applicable</p>	<p>FWr.13.3</p> <p>Temporary diversion of water that contravenes a permitted condition is discretionary.</p>

Assessment Criteria	Explanation
<p data-bbox="161 197 245 224">FWr.13.4</p> <ul style="list-style-type: none"> <li data-bbox="161 226 786 300">a) the effect on river flows and the consequential effects on those values identified in Appendix 28.4 and Appendix 6 (riparian and coastal margin overlays). <li data-bbox="161 302 786 353">b) the distance between the intake and the outlet of any diversion, and the intermediate flow of the water body. <li data-bbox="161 356 544 383">c) any effects of the diversion on water users. 	<p data-bbox="842 197 927 224">FWr.13.5</p> <p data-bbox="842 226 1442 300">Temporary diversions of water are a method to avoid sedimentation of downstream water during works that involve disturbance of the river bed.</p>

Item	Permitted	Controlled	Discretionary/Non-complying
<p>FWr.14 Take, use, or diversion of groundwater</p> <p>[note that this rule is a regional rule]</p>	<p>FWr.14.1</p> <p>The take, use, or diversion of groundwater for:</p> <p>a) reasonable domestic use, or</p> <p>b) stock drinking water, or</p> <p>c) pump testing limited to a duration cumulatively no longer than 48 hours for any one bore, is permitted if:</p> <p>i) the relevant conditions of Ap28.3 are met, and</p> <p>ii) the volume of the water take does not exceed 1 m³ per residential unit per day (plus 300L per bedroom for visitor accommodation), and</p> <p>iii) the rate of the water take does not exceed 0.5 l/s, and</p> <p>iv) the bore or well is not located closer than 50m to any coastal marine area or any adjacent bore, and</p> <p>v) the bore or well is not located closer than 25m to any surface waterbody, and</p> <p>vi) the bore or well is not located closer than 50m of any effluent treatment pond, septic tank, sewage treatment or disposal area, or silage stack or pit, and</p> <p>vii) the Council's reticulated water supply is not available to the site.</p> <p>d) The take of groundwater for dewatering a site during construction or earthworks is permitted if:</p> <p>i) the take does not lower groundwater to more than 8 m below the ground level of the site, and</p> <p>ii) the take does not create a significant risk of subsidence.</p> <p>e) The take or use of groundwater for fire fighting is permitted.</p>	<p>FWr.14.2</p> <p>not applicable</p>	<p>FWr.14.3</p> <p>a) The take or use of underground water, for uses other than those listed as permitted, and</p> <p>b) Any activity specified as permitted which contravenes any of the permitted conditions is discretionary</p> <p>Prohibited</p> <p>Any take from groundwater in the Maitai catchment which is downstream from the NCC urban water supply intake in the Maitai River, or within the reach of the Roding River that is within the NCC boundary, and which did not exist prior to 9 October 2004, is prohibited.</p>

Assessment Criteria	Explanation
<p>FWr.14.4</p> <ul style="list-style-type: none"> a) the volume of the water take. b) the likely depletion effect on nearby streams, springs and wetlands. c) the effect of the take on existing water users. d) measures to minimise the rate of take, and the feasibility of the take being uniformly distributed over 24 hours. e) the risk of contamination due to water takes, uses or diversion. f) the distance between the intake and the outlet of any diversion, and the intermediate flow of the water body. g) the appropriateness of the water measuring device to be used. h) Appendix 28.3 i) alternative water sources. 	<p>FWr.14.5</p> <p>The lack of information on groundwater resources means that it is important for the potential effects of groundwater abstractions to be carefully assessed. The link between groundwater and surface flows should be given particular consideration. Where the outcome of a proposed groundwater take is unknown or there is insufficient information to enable a reasonable assessment, the take should be avoided.</p> <p>Unless there is information to the contrary, groundwater takes adjacent to or near potentially affected rivers listed in Appendix 28.4 should be assumed to have a one to one effect on river flows, for the purposes of water allocation and implementing water restrictions.</p> <p>Failure to comply with the permitted activity conditions may result in the Council requiring the installation of meters and enforcement of the 1m³ allocation limit.</p> <p>The following policies set out the process to be followed for water abstraction from groundwater:</p> <ul style="list-style-type: none"> DO18.2.1 (managing underground abstractions) DO18.3.2 (monitoring water abstraction) DO18.3.3 (expiry and duration of water permits) DO18.3.5 – DO18.3.8 (allocation limits) DO18.3.9 (water restrictions) DO18.4.10 (permitted abstractions) DO18.4.12 (monitoring fee) DO18.4.1 (diversion of water)

Item	Permitted	Controlled	Discretionary/Non-complying
<p>FWr.15 Take or use of water from ponds, reservoirs or dams</p> <p>[note that this rule is a regional rule]</p>	<p>FWr.15.1 The take or use of water from an out-of-stream lawfully constructed pond, reservoir, or dam is permitted if the take or use from those sources does not reduce the flow in any natural water body.</p>	<p>FWr.15.2 Not applicable.</p>	<p>FWr.15.3 The take or use of water from an out-of-stream lawfully constructed pond, reservoir, or dam that contravenes the permitted condition is discretionary.</p>
<p>FWr.16 Transfer of water permits for any water take</p> <p>[note that this rule is a regional rule]</p>	<p>FWr.16.1 Not applicable.</p>	<p>FWr.16.2 Not applicable.</p>	<p>FWr.16.3 Restricted discretionary The transfer of water permits for any water take from one site to another site within the same catchment is a restricted discretionary activity.</p> <p>Discretion is restricted to:</p> <ul style="list-style-type: none"> i) the effects of the water take at the new site, and ii) efficiency of water use, and iii) reasonable need for water, and iv) water metering requirements, and v) the volume of water allocated. <p>In this rule, applications for restricted discretionary activities will be notified, the written approval of affected persons will be necessary, and notice of the application will be served on affected persons.</p> <p>Non-complying The transfer of water permits for any water take from one catchment to another is a non-complying activity.</p>

Assessment Criteria	Explanation
<p>FWr.15.4 Conditions for water intake structures in Appendix 28.3</p>	<p>FWr.15.5 Rainwater storage and use, or out of stream dams, is encouraged.</p> <p>The benefits of rain water usage are:</p> <ul style="list-style-type: none"> • reduced demand for mains water and corresponding reduction in usage, storage and treatment costs, and • reduced peak stormwater flows by roof water detention, thereby reducing the risks of property damage caused by flooding, and • reduced ground infiltration intensity to streets without stormwater and therefore reduced likelihood of sewer overflows, and • hydrologically neutral developments which maintain the natural water balance as much as possible.
<p>FWr.16.4</p> <ol style="list-style-type: none"> a) the rate and volume of the water take. b) the effect on river flows and the consequential effects on the existing classification and values identified in Appendix 28.4 and Appendix 6. c) the effect of the take on other water users. d) the appropriateness of the water measuring device to be used. e) Appendix 28.3. 	<p>FWr.16.5</p> <p>Monitoring of Nelson's water permits has highlighted that there may be a demand for the transfer of these types of water permits. Restricting discretion in the resource consent process (and therefore simplifying the process) for transfers may provide an incentive for self-management of water allocation and improved efficiency.</p> <p>Note that section 136(1) of the Act provides for a holder of a water permit for damming or diverting water to transfer the whole of the permit to any owner or occupier of the site in respect of which the permit is granted, but may not transfer the permit to any other person, or from site to site.</p> <p>The following district wide policy is relevant to this rule: DO18.3.4 (transfer of water permits).</p>

Item	Permitted	Controlled	Discretionary/Non-complying
<p>FWr.17 Drilling of a bore or well</p> <p>[note that this rule is a regional rule]</p>	<p>FWr.17.1 Not applicable</p>	<p>FWr.17.2 The drilling or construction of any bore or well is controlled if:</p> <ul style="list-style-type: none"> a) the bore or well is not located closer than 50m to any coastal marine area or any adjacent bore or well, and b) the bore or well is not located closer than 25m to any surface water body, and c) the bore or well is not located closer than 50m to any effluent treatment pond, septic tank, sewage treatment or disposal area, or silage stack or pit, and d) the head works of the bore or well incorporates a backflow prevention device to prevent contaminants entering the structure, and e) the drilling or construction of the bore complies with NZS 4411:2001 (Environmental Standard for Drilling of Soil and Rock), and f) the driller and/or supervising engineer or geologist forwards a drilling log to the Council which includes all the information required by the Standard NZS 4411: 2001 within one month of construction. <p>Control is reserved over:</p> <ul style="list-style-type: none"> i) method of drilling, and ii) casing material, and iii) method of backflow prevention. <p>In this rule, applications for controlled activities will not be notified, the written approval of affected persons will not be necessary, and notice of the application need not be served on any persons.</p>	<p>FWr.17.3 Drilling of any bore or well which does not comply with any of the standards specified for the controlled activity is discretionary.</p>

Assessment Criteria	Explanation
<p>FWr.17.4</p> <ul style="list-style-type: none"> a) the risk of contamination of groundwater. b) distance from the sea. c) distance from other bores. d) effects on other users. e) effects on ecosystems, including surface flows and wetlands 	<p>FWr.17.5</p> <p>The reason for making the drilling of a bore a controlled activity, with required separation distances, is to avoid water contamination and to avoid contaminated water being drawn from the bore in future.</p> <p>Bores should be a certain distance away from the sea to avoid saltwater intrusion. They should be a sufficient distance from other bores to avoid interference with that bore, and away from surface water bodies to avoid a reduction of water levels in adjacent surface waters.</p> <p>Sinking bores can create pathways for contaminants to migrate from the land surface into aquifers, or create a pathway for contaminants in shallower aquifers to be drawn down into deeper aquifers. Sinking a bore can also reduce the upward pressure gradient in confined aquifers, adversely affecting existing groundwater supplies. For these reasons, it is necessary for Council to monitor the effects of the activity.</p> <p>The New Zealand Environmental Standard for Drilling of Soil and Rock (NZS 4411:2001) sets out the minimum national environmental performance requirements for drilling of soil and rock, the design, construction, testing and maintenance of bores, the decommissioning of holes and bores, and record keeping. The Standard was developed in order to be referenced in contracts and in resource consents and plans developed pursuant to the Resource Management Act 1991. Copies of the Standard are available from the Council, on request.</p> <p>The following district wide policy is relevant to this rule: DO18.2.1 (managing underground abstractions).</p> <p>The following rule is relevant: FWr.19 (abandonment or decommissioning of a bore or well).</p>

Item	Permitted	Controlled	Discretionary/Non-complying
<p>FWr.18 Investigative drill holes [note that this rule is a regional rule]</p>	<p>FWr.18.1 The construction of any exploratory drill hole for monitoring purposes or to obtain geotechnical information, is permitted, if:</p> <ul style="list-style-type: none"> a) the activity is carried out in accordance with Environmental Standard for Drilling Soil and Rock (NZS 4411:2001) b) the drill hole is secured and backflow prevention measures are provided to ensure that no foreign material is allowed to enter the ground and in particular any aquifer, or the drill hole is backfilled with material of similar composition and properties to the surrounding land, and c) the driller and/or supervising engineer or geologist forwards a drilling log to the Council which includes all the information required by the Environmental Standard NZS 4411:2001 within one month of construction, and d) decommissioning and sealing of the drill hole is carried out within six months so that: <ul style="list-style-type: none"> i) the bore or well is backfilled and sealed at the surface, and ii) the bore or well is sealed to prevent vertical movement of groundwater and to confine the groundwater to the specific zone in which it originally occurred, and iii) decommissioning complies with NZS 4411:2001 (Environmental Standard for Drilling of Soil and Rock), and iv) materials used for backfill are of similar composition and properties to the surrounding land and no less than two metres of the drill hole near the surface is sealed with a cement grout. 	<p>FWr.18.2 Not applicable.</p>	<p>FWr.18.3 The construction of any exploratory drill hole for monitoring purposes or to obtain geotechnical information, that contravenes a permitted condition, is discretionary.</p>

Assessment Criteria	Explanation
<p data-bbox="161 197 245 224">FWr.18.4</p> <p data-bbox="161 226 528 253">a) the risk of contamination of groundwater.</p>	<p data-bbox="842 197 927 224">FWr.18.5</p> <p data-bbox="842 226 1444 371">Investigative drill holes, for purposes other than abstraction of groundwater, include activities such as testing levels of contamination, groundwater pressure gradients, and geotechnical investigations, are a permitted activity because they do not have the same potential to cause adverse effects as permanent bores, used for groundwater abstraction.</p> <p data-bbox="842 374 1444 573">The New Zealand Environmental Standard for Drilling of Soil and Rock (NZS 4411:2001) sets out the minimum national environmental performance requirements for drilling of soil and rock, the design, construction, testing and maintenance of bores, the decommissioning of holes and bores, and record keeping. The Standard was developed in order to be referenced in contracts and in resource consents and plans developed pursuant to the Resource Management Act 1991. Copies of the Standard are available from the Council, on request.</p> <p data-bbox="842 607 1321 658">The following district wide policy is relevant to this rule: DO19.2.1 (effects of land use activities on groundwater).</p>

Item	Permitted	Controlled	Discretionary/Non-complying
<p>FWr.19 Abandonment or decommissioning of a bore or well</p> <p>[note that this rule is a regional rule]</p>	<p>FWr.19.1 Not applicable</p>	<p>FWr.19.2 Abandonment or decommissioning of a bore or well is controlled if:</p> <ul style="list-style-type: none"> a) the bore or well is backfilled and sealed at the surface, and b) the bore or well is sealed to prevent vertical movement of groundwater and to confine the groundwater to the specific zone in which it originally occurred, and c) decommissioning complies with NZS 4411:2001 (Environmental Standard for Drilling of Soil and Rock). <p>Control is reserved over:</p> <ul style="list-style-type: none"> i) materials used for sealing, and ii) method of sealing, and iii) materials used for backfilling. 	<p>FWr.19.3 Abandonment or decommissioning of any bore or well which does not comply with any of the standards specified for the controlled activity is discretionary.</p>

Assessment Criteria	Explanation
FWr.19.4 a) the risk of future contamination of groundwater. b) potential for leakage from the surface.	FWr.19.5 When a bore is abandoned or decommissioned it is important to avoid ongoing issues with contamination of groundwater. For this reason, it is necessary for Council to monitor the effects of the activity. The following district wide policy is relevant to this rule: DO18.2.1 (managing underground abstractions).

Item	Permitted	Controlled	Discretionary/Non-complying
<p>FWr.20 Point source discharges to freshwater bodies (other than stormwater)</p> <p>[note that this rule is a regional rule]</p>	<p>FWr.20.1</p> <p>Any discharge to water is permitted if:</p> <p>a) after reasonable mixing it meets Appendix 28.7 and Class A water quality standards (see Appendices 28.5 to 28.7), or</p> <p>b) it is a discharge of dye or tracer material for investigative purposes, or</p> <p>c) it is a discharge of water from the testing or emptying of pipelines, tanks or bunds if no welding residues or other contaminants contained within the pipeline will be discharged to the receiving water body, or</p> <p>d) it is a discharge of overflow bore water to surface water bodies, if the rate of discharge is no more than five litres per second and the discharge has not been contaminated prior to discharge, or</p> <p>e) it is a discharge from a swimming pool (excluding swimming pool filter backwash water) which is free of chemicals, algae, leaves, dirt or other debris. (Any discharge with these contaminants must be discharged to the sewerage system) Swimming pool water is considered free of chemical contaminants when it has been left open to sunlight for 14 days, the level of chlorine does not register on any home testing kit, and no smell of chlorine remains.</p>	<p>FWr.20.2</p> <p>a) Any discharge which, after reasonable mixing, meets Class B water quality standards (see Appendices 28.5 to 28.7), and</p> <p>b) any discharge of wastewater or wash water into water bodies arising from the maintenance and repair of buildings and structures, is controlled if:</p> <p>i) the discharge does not, after reasonable mixing, cause:</p> <ul style="list-style-type: none"> - the production of conspicuous oil or grease, film, scum, or foam, or floatable or suspended material, or - any conspicuous change in colour or visual clarity, or - any objectionable odour, or - any significant adverse effects on aquatic life, and <p>ii) all practicable measures (eg oil separation, screening, filtering or settlement devices, or diversion to the sewerage system or a combination of these options), are taken at source to ensure that the contamination of stormwater is avoided.</p> <p>Control reserved over:</p> <p>i) the volume and level of contamination, and</p> <p>ii) the method of discharge and effects arising from the method chosen, and</p> <p>iii) the provision and adequacy of equipment for the collection, treatment and disposal of any discharge.</p>	<p>FWr.20.3</p> <p>Restricted discretionary</p> <p>Any discharge which, after reasonable mixing, meets Class C water quality standards (Appendices 28.5 to 28.7) is a restricted discretionary activity if it is not a discharge into Class A or B water bodies (see Appendix 28.4).</p> <p>Discretion restricted to:</p> <p>i) classification of the water body (see Appendix 28.4), and</p> <p>ii) a reasonable mixing zone.</p> <p>Discretionary</p> <p>Any discharge that contravenes the conditions for permitted or standards for controlled or restricted discretionary activities, is discretionary.</p> <p>Non-complying</p> <p>Any discharge not specified as permitted, controlled, discretionary or prohibited is non-complying</p> <p>Note: see rule FWr.21 for the rule on raw sewerage discharges from the public sewerage system.</p> <p>Prohibited</p> <p>Any discharge of:</p> <p>a) untreated sewage to a water body (other than as an emergency work pursuant to section 330 of the Act), and</p> <p>b) untreated stock effluent to a water body, and</p> <p>c) liquid wastes or hazardous substances directly into groundwater, and</p> <p>d) hazardous substances into surface water, and</p> <p>e) solid waste into surface water is prohibited.</p>

Assessment Criteria	Explanation
<p>FWr:20.4</p> <p>Assessment matters (for controlled, restricted discretionary and discretionary activities):</p> <ul style="list-style-type: none"> a) whether the discharge has a reasonable potential to result in a loss of sensitive or important habitat, substantially interfere with the existing or characteristic uses of the water body, result in damage to the ecosystem, or adversely affect public health. b) whether the discharge will create a barrier to the migration or movement of native species and trout to a degree that has the potential to cause damage to the ecosystem. c) the classification of the water body and the priority for its enhancement (see Appendix 28.4). d) the sensitivity of the receiving environment. e) in the case of wetlands, whether it is naturally occurring or artificially created. If it was artificially created, the purpose for which it was created (eg stormwater management or wastewater treatment). f) provision for review of consent conditions if the discharge has unforeseen effects on water quality g) whether the discharge will contribute to a waterbody continuing to have a Class D or E water quality standard. <p>Assessment criteria for non-complying activities</p> <ul style="list-style-type: none"> a) methods of prevention, control and treatment appropriate to the discharge b) siting, technological, and management options c) loss of sensitive or important habitat d) interference with the existing or characteristic uses of the water body e) any damage to the ecosystem, or adverse effects on public health f) whether the discharge existed prior to notification g) whether the volume of water in the effluent is providing a greater benefit to the existing or characteristic uses of the water body due to flow augmentation h) whether the exceedance is necessary to accommodate important economic or social development. 	<p>FWr:20.5</p> <p>The water quality of Nelson's rivers has been assessed and classified into five categories from Class A (excellent) to Class E (very degraded).</p> <p>Detail of the qualities and values of these classes is in Appendix 28.5. The 2002 classification of Nelson waterways is in Appendix 28.4. Where a water body is not listed in Appendix 28.4, its water quality classification should be determined by assessing a range of physical, chemical and biotic parameters as described in Cawthron Report No.774 (October 2002).</p> <p>In order to set clear management objectives for each water body it is necessary to establish the current water quality of Nelson's rivers and streams and then set minimum standards for maintaining that level of water quality. Classification standards provide a "baseline" below which water quality should not be degraded.</p> <p>Control of discharges is necessary to work towards Policy DO19.1.5, which is that no water bodies should be of a quality less than Class C and Policy 19.1.12, and meets the National Objective Framework of the National Policy Statement – Freshwater Management.</p> <p>Note: swimming pool water is considered free of chemicals when a pool has been left open to sunlight for 14 days, the level of chlorine does not register on any home testing kit, and no smell of chlorine remains.</p> <p>The following district wide policies are relevant to this rule: DO19.1.1 – DO19.1.5 (policies for classes A to E) DO19.1.11 (new and existing discharges to water)</p>

Item	Permitted	Controlled	Discretionary/Non-complying
<p>FWr.21 Discharges from the public sewerage system to freshwater bodies</p> <p>[note that this rule is a regional rule]</p>	<p>FWr.21.1 Not applicable.</p>	<p>FWr.21.2 Not applicable.</p>	<p>FWr.21.3</p> <p>Discretionary</p> <p>1) Any reasonably foreseeable discharge from the sewerage system to freshwater (via the stormwater system, discharged to land or directly to freshwater) as outlined in the NCC Wastewater Asset Management Plan is a discretionary activity if there are:</p> <ul style="list-style-type: none"> a) no more than 10 discharges in any 12 month period, and b) no more than five individual discharges in any single event, and c) the medical officer of health, the Divisional Manager Planning and Consents and the public are formally notified of the discharge, including its location, within four hours of the emergency response officer first being notified of the discharge. <p>2) The following information must be provided in the discharge application:</p> <ul style="list-style-type: none"> a) identification of the source of contamination, and b) the frequency of occurrence of discharges, and c) identification of the known and potential effects of the discharge, including: <ul style="list-style-type: none"> i) public health risks, and ii) aesthetic and odour adverse effects, and iii) receiving environment water quality degradation (both freshwater and coastal), and iv) adverse effects on freshwater and coastal ecology, and d) the proposed methods to avoid, remedy or mitigate the actual and potential effects, and e) the effective measures designed to prevent effluent discharging to surface water or onto land where it may enter surface water, from the network in the event of a system failure or overloading the system beyond its design capacity. Together with the contingency planning and system design to provide temporary storage, and back up systems for pumps and power supplies in the event of maintenance, system failure, or a natural event, and f) how the emergency response to blocked sewers will be managed, and g) an integrated catchment management plan and a wastewater network environmental management plan which must propose methods to reduce risk, and h) the prioritised programme for implementation of the methods, and i) the monitoring and reporting to be carried out. <p>In accordance with s330 of the RMA, the Divisional Manager Planning and Consents must also be notified of individual discharges within seven working days of each event.</p> <p>Non-complying</p> <p>Any discharge from the sewerage system to freshwater (via the stormwater system, discharge to land or directly to freshwater) which contravenes the conditions for a discretionary activity is non-complying.</p>

Assessment Criteria	Explanation
<p>FWr:21.4</p> <ul style="list-style-type: none"> a) risk to public health and the environment b) the sensitivity of the receiving environment c) effects on existing uses of any waterbody affected by the discharge d) practicable methods to decrease the potential for discharges 	<p>FWr:21.5</p> <p>Sewage discharges to freshwater can occur from a sewage system overflow from a stormwater system, a discharge to land, or directly to freshwater. This rule applies to <u>all</u> of these overflow discharges.</p> <p>Discharge of raw sewerage to waterbodies is unacceptable for public health, cultural and environmental reasons. However, overflows sometimes occur during heavy rain events due to inflow or infiltration of stormwater into the sewerage system, and when sewers block.</p> <p>In this rule wastewater network discharges are a discretionary activity in recognition of the fact that they do happen, that it is an expensive problem to avoid, to provide certainty of conditions and the ability to prioritise works.</p> <p>The following district wide objective and policy are relevant to this rule: Objective: DO19.1 (highest practicable water quality) Policy: DO19.1.5 (minimum quality)</p>

Item	Permitted	Controlled	Discretionary/Non-complying
<p>FWr.22 Point source stormwater discharges to water</p> <p>[note that this rule is a regional rule]</p>	<p>FWr.22.1</p> <p>Point source stormwater discharges directly to a river are permitted if:</p> <p>a) the discharge is from the roof of a residential property, and</p> <p>b) the discharge does not</p> <p>i) contain any chemicals, paint, oil, grease, pesticides, fertiliser, tannins, detergent, grass clippings, rubbish, litter, or heavy metals that are, or are likely to be, toxic to the aquatic ecosystem, or</p> <p>ii) cause the production of conspicuous oil or grease films, scums or foams, or floatable material, or</p> <p>iii) cause a conspicuous change of colour or visual clarity, or</p> <p>iv) cause an emission of objectionable odour, or</p> <p>v) cause adverse effects on aquatic life, or</p> <p>vi) contain suspended solid concentrations in excess of 100g/litre, or</p> <p>vii) contain any hazardous substances, waste water or trade wastes.</p>	<p>FWr.22.2</p> <p>1) Nelson City Council's point source stormwater discharges to water are a controlled activity if a reticulated stormwater quality improvement plan is provided in the discharge application which outlines how best practicable options will be used to control discharges to Council's stormwater infrastructure.</p> <p>2) Point source stormwater discharges directly to a river which are not from the Council's stormwater infrastructure, and are not a permitted activity, are controlled if</p> <p>a) they do not:</p> <p>i) contain any chemicals, paint, oil, grease, pesticides, fertilizer, tannins, detergent, grass clippings, rubbish, litter, or heavy metals that are, or are likely to be, toxic to the aquatic ecosystem, or</p> <p>ii) cause the production of conspicuous oil or grease films, scums or foams, or floatable material, or</p> <p>iii) cause a conspicuous change of colour of visual clarity, or</p> <p>iv) cause an emission of objectionable odour, or</p> <p>v) cause adverse effects on aquatic life, or</p> <p>vi) contain suspended solid concentrations in excess of 100mg/litre, or</p> <p>vii) contain any hazardous substances, waste water or trade wastes, or</p> <p>b) the best practicable option (eg oil separation, screening, filtering or settlement devices, or diversion to the sewerage system or a combination of these options) is taken at source to ensure that contamination of stormwater is minimised.</p> <p>Compliance with the NCC Stormwater Bylaw 2006 will be deemed to be complying with condition b) of this rule, with the exception that the bylaw will be administered as a guide, and approval will be through the Consents process rather than through authorisation by the Manager Infrastructural Assets.</p> <p>Control reserved over:</p> <p>i) the volume and level of contamination, and</p> <p>ii) the method of discharge and effects arising from the method chosen, and</p> <p>iii) the provision and adequacy of equipment for the collection, treatment and disposal of any discharge.</p>	<p>FWr.22.3</p> <p>A point source stormwater discharge directly to a river that contravenes a permitted or controlled condition is discretionary.</p>

Assessment Criteria	Explanation
<p>FWr.22.4</p> <p>a) the degree to which any discharge of stormwater to a river does not comply with the NCC Stormwater Bylaw or section 9.3 in the NCC Land Development Manual 2010. A site assessment will have to be supplied when an application is made for a discretionary activity to discharge stormwater to a river. This assessment must include:</p> <p>i) detail of how and why the stormwater discharge contravenes the permitted or controlled conditions, and</p> <p>ii) a plan showing the site layout that identifies all actual and potential sources of stormwater pollution, and</p> <p>iii) identification of best practicable options to ensure that actual and potential contamination of stormwater is minimised at source.</p> <p>b) whether the best practicable option has been used. This means the best method for preventing or minimising the adverse effects on the environment having regard, among other things, to:</p> <p>i) the nature of the discharge and the sensitivity of the receiving environment to adverse effects (see Appendix 28.4), and</p> <p>ii) the financial implications, and the effects on the environment, of the option when compared with other options, and</p> <p>iii) the current state of technical knowledge and the likelihood that the option can be successfully applied.</p> <p>c) whether the discharge has a reasonable potential to result in a loss of sensitive or important habitats, substantially interfere with the existing or characteristic uses of the water body, result in damage to the ecosystem, or adversely affect public health.</p> <p>d) whether the discharge will create a barrier to the migration or movement of native species and trout to a degree that has the potential to cause damage to the ecosystem.</p> <p>e) the classification and sensitivity of the receiving water body and the priority for its enhancement (see Appendix 28.4)</p> <p>f) application of technical publications on stormwater treatment devices and low impact design.</p> <p>g) in the case of discharges from the Council's stormwater system, level of implementation of the Council's Reticulated Stormwater Quality Improvement Plan.</p> <p>h) provision for review of consent conditions if the discharge has unforeseen effects on water quality.</p>	<p>FWr.22.5</p> <p>Scope of this rule: This rule covers all point source stormwater discharges directly entering waterways.</p> <p>Stormwater discharges into the Council's stormwater pipes are not covered by this rule but are permitted in terms of FWr.25 (discharge to land) if they comply with the NCC Stormwater Bylaw 2006.</p> <p>Diffuse stormwater discharges are not covered by this rule. They are controlled through section 9.3 in the NCC Land Development Manual 2010 and through the Plan rule controlling discharges to land (FWr.25).</p> <p>Specific water quality standards have not been set for stormwater discharges in recognition of the complexity of diffuse and wide-ranging sources of stormwater contamination.</p> <p>The development of a reticulated stormwater quality improvement plan (RSQIP) is a condition of a Council consent for its own stormwater discharges. The RSQIP is a strategic plan which sets out the framework for the following programmes:</p> <p>i) the stormwater bylaw, which will control the quality of discharges to the Council's stormwater infrastructure. It also provides guidelines for 'best practicable option' for discharges to natural water</p> <p>ii) installation of interceptors (or equivalent low impact design methods) on Council's stormwater discharges from identified 'hot spots' on Council land, such as car parks, to comply with the stormwater bylaw</p> <p>iii) an education programme with the aim of preventing contaminants entering residential stormwater.</p> <p>The following district wide policies are relevant to this rule:</p> <p>DO19.1.8 (stormwater discharges)</p> <p>DO19.1.9 (improvements to stormwater discharges)</p> <p>DO19.1.10 (new development)</p> <p>In residential areas, stormwater drains frequently receive soapy water from washing cars, residues from cleaning paint brushes and oil split during oil changes. Process wastes or industrial chemicals may be illegally discharged into stormwater drains servicing industrial or trade premises. These waterbodies are often small streams where the impacts can be greater than if greater mixing capacity was available.</p>

Item	Permitted	Controlled	Discretionary/Non-complying
<p>FWr.23 Discharge of agrichemicals in and near waterbodies</p> <p>[note that this rule is a regional rule]</p>	<p>FWr.23.1</p> <p>Discharge of agrichemical to air or land near water is permitted if:</p> <p>a) it is not discharged directly into a water body, and</p> <p>b) it complies with the mandatory requirements of NZS8409:2004 Management of Agrichemicals, and</p> <p>c) it complies with the requirements of Rule AQR.56 and Appendix AQ7 in the Nelson Air Quality Plan.</p>	<p>FWr.23.2</p> <p>1) A direct discharge of an agrichemical into a water body for the purposes of pest plant or fish control is controlled if:</p> <p>i) the discharge does not exceed the quantity, concentration or rate required for that purpose, and</p> <p>ii) the agrichemical, and any associated additive, is authorised for aquatic use in New Zealand, and is used in accordance with the authorisation, and</p> <p>iii) the discharge is carried out in accordance with any manufacturer's directions and is carried out by a person who is a registered chemical applicator, and</p> <p>iv) no lawful take of water will be adversely affected as a result of the discharge, and</p> <p>v) the discharger notifies every household taking water for domestic supply, and every holder of a water permit within 1 km downstream of the proposed discharge, at least one week before commencing the discharge.</p> <p>2) Control is reserved over the following matters:</p> <p>i) location and area of discharge</p> <p>ii) timing of discharge</p> <p>iii) signage requirements</p> <p>iv) adverse effects on non-pest or non-target freshwater organisms.</p>	<p>FWr.23.3</p> <p>Any discharge of agrichemicals in and near waterbodies that contravenes a permitted condition or a controlled standard is discretionary.</p>

Assessment Criteria	Explanation
<p>FWr.23.4</p> <p>a) whether the discharge can be done effectively without risk to human health or the environment.</p> <p>b) the experience and track record of the discharger.</p> <p>c) compliance with NZS8409:1999 Management of Agrichemicals.</p>	<p>FWr.23.5</p> <p>Agrichemicals can be toxic to aquatic animals and indigenous plants, and are a risk to humans and stock if they enter drinking water supplies. Agrichemicals also have the potential to degrade groundwater.</p> <p>The following district wide policy is relevant to this rule: DO19.1.7 (effect of land use activities on surface water bodies)</p> <p>The following district wide method is relevant to this rule: DO19.1.7.vi (advice on fertiliser and agrichemical use)</p> <p>Note: In all cases for the application of agrichemicals Rule AQr.56 in the Nelson Air Quality Plan must also be complied with.</p>

Item	Permitted	Controlled	Discretionary/Non-complying
<p>FWr.24 Fertiliser discharges to land and air where it may enter water</p> <p>[note that this rule is a regional rule]</p>	<p>FWr.24.1 Discharge of fertiliser onto land is permitted if:</p> <ul style="list-style-type: none"> a) the fertiliser is registered in New Zealand at the time of application under the Agricultural Compounds and Veterinary Medicines Act 1997, and b) all practicable steps are taken to ensure that fertilizer applied by ground-based methods does not enter any river or lake, or the bed of any river or lake, either directly or via overland runoff, and c) the application complies with the Code of Practice for Fertiliser Use (2002) 	<p>FWr.24.2 Not applicable.</p>	<p>FWr.24.3 Restricted discretionary Any discharge of fertiliser onto land that contravenes a permitted condition is a restricted discretionary activity.</p> <p>Discretion restricted to:</p> <ul style="list-style-type: none"> a) type and volume of fertiliser, and b) nature and sensitivity of receiving environment, and c) cumulative effects of fertiliser use.

Assessment Criteria	Explanation
<p>FWr:24.4</p> <p>a) type and volume of fertilizer.</p> <p>b) nature and sensitivity of receiving environment</p> <p>c) current levels of phosphate and nitrate in the receiving water body as recorded in the Council's water monitoring programme.</p>	<p>FWr:24.5</p> <p>Fertiliser entering waterways, either directly or through runoff, can increase growth of algae and decrease oxygen levels in water. At high levels, fertiliser can be toxic to all freshwater organisms.</p> <p>The following district wide policy is relevant to this rule: DO19.1.7 (effect of land use activities on surface water bodies)</p> <p>The following district wide method is relevant to this rule: DO19.1.7.vi (advice on fertiliser and agrichemical use)</p> <p>Note: In all cases for the application of agrichemicals (including fertiliser) Rule AQR:56 in the Nelson Air Quality Plan must also be complied with.</p>

Item	Permitted	Controlled	Discretionary/Non-complying
<p>FWr.25 General discharges to land where it may enter water</p> <p>[note that this rule is a regional rule]</p>	<p>FWr.25.1</p> <p>a) Discharge of water from swimming pools, and</p> <p>b) discharge of swimming pool filter backwash water where discharge to the sewerage system is not practicable, and</p> <p>c) discharge of dead animals, offal and household organic waste to offal pits in the Rural Zone, and</p> <p>d) discharge of grey water or sediment-laden water to land is permitted if:</p> <p>i) the discharge does not result in surface ponding or runoff of any contaminant into a surface water body, and</p> <p>ii) there is no direct discharge of any contaminant into any surface water body, and</p> <p>iii) the discharge is not within 25m of a surface water body or within any Flood Overlay, and</p> <p>iv) the discharge is not within 50m of any bore, well, or spring used for water supply, and</p> <p>v) the discharge is not noxious, dangerous, offensive or objectionable to such an extent that it has or is likely to have a significant adverse effect on the environment, and</p> <p>vi) the water is contained on the site so that there are no adverse effects on adjoining properties.</p> <p>e) The discharge of water from a sediment treatment pond or impoundment area onto land where it may enter a surface water body is permitted if:</p> <p>i) there is no point source discharge of any contaminant into any water body, and</p> <p>ii) the water is not discharged onto adjoining properties</p> <p>f) Discharge of point source stormwater to land is permitted if:</p> <p>i) the discharge is not within 25m of a surface water body, and</p> <p>ii) the discharge is not within 50m of any bore, well or spring used for water supply, and</p> <p>iii) the discharge is not noxious, dangerous, offensive or objectionable to such an extent that it has, or is likely to have, an adverse effect on the environment, and</p> <p>iv) the water is not discharged onto adjoining properties.</p> <p>g) Discharges into the Council's stormwater infrastructure are permitted if they comply with:</p> <p>i) the conditions in the NCC Stormwater Bylaw 2006, and</p> <p>ii) section 9.3 of the NCC Land Development Manual 2010, and</p> <p>iii) all other stormwater management requirements in the Plan.</p>	<p>FWr.25.2</p> <p>Not applicable.</p>	<p>FWr.25.3</p> <p>Discretionary</p> <p>Any discharge that contravenes a permitted activity, and is not listed as a non-complying or prohibited activity, is discretionary.</p> <p>Non-complying</p> <p>Discharge of dead stock, offal and inorganic household waste within:</p> <p>i) any zone other than the Rural Zone, or</p> <p>ii) 25m of a river or lake in the Rural Zone is non-complying.</p> <p>Prohibited</p> <p>Discharge of untreated sewage is prohibited unless it is a discharge from the public sewerage system (see rule FWr.21)</p>

Assessment Criteria	Explanation
<p>FWr:25.4</p> <ul style="list-style-type: none"> a) location and area of discharge. b) risk of contamination of surface or groundwater. c) the degree to which any discharge of stormwater to Council stormwater infrastructure does not comply with the NCC Stormwater Bylaw or section 9.3 of the NCC Land Development Manual 2010. A site assessment will have to be supplied when an application is made for a discretionary activity to discharge stormwater into the Council's stormwater infrastructure. <p>This assessment must include:</p> <ul style="list-style-type: none"> i) detail of how and why the stormwater discharge contravenes the permitted conditions, and ii) a plan of the site layout that identifies all actual and potential sources of stormwater pollution, and iii) identification of best practicable options to ensure that actual and potential contamination of stormwater is minimised at source. 	<p>FWr:25.5</p> <p>This rule aims to minimise and, as far as possible, avoid the potential for contamination of surface water bodies and groundwater from leaching liquid contaminants. It is important to maintain existing water quality to provide for the existing and potential uses of that water.</p> <p>In other areas of New Zealand discharges to a stormwater pipe have been regarded as a discharge to land, and regulated under section 15(1)(b) of the RMA. Nelson City Council intends to primarily use bylaws under the Local Government Act to control the quality of discharges to stormwater infrastructure. However, it is necessary to include discharges to stormwater infrastructure in this rule, as a permitted activity, in order to clearly signal how the bylaw and the Nelson Resource Management Plan will work together to manage stormwater discharges and avoid duplication of process.</p> <p>The following district wide policy is relevant to this rule: DO19.1.7 (effect of land use activities on surface water bodies).</p>

Item	Permitted	Controlled	Discretionary/Non-complying
FWr.26 Stock fences [note that this rule is a regional rule]	FWr.26.1 The erection, maintenance, placement or replacement of any stock fence over or within the bed or margin of any river, lake or wetland is permitted if: a) the fence does not impede the legal right to any foot access for public use, or lawfully established vehicle access, along a water body, and b) the fence does not cause any flood waters to be diverted outside the river channel or banks, and c) associated river bed disturbance is avoided where possible, and d) the activity does not, after reasonable mixing, give rise to any of the following effects in the receiving waters: i) the production of any conspicuous oil or grease films, scums, foams or floatable or suspended materials, or ii) any conspicuous change of colour or visual clarity, or iii) any emission of objectionable odour, or iv) any adverse effects on aquatic life.	FWr.26.2 Not applicable.	FWr.26.3 Any stock fence that contravenes a permitted condition is discretionary. The application need not be notified, the written approval of affected parties will not be necessary and notice of applications need not be served on any person.

Assessment Criteria	Explanation
FWr.26.4 a) legal foot access. b) flood issues. c) disturbance of the river bed. d) effects on the values of the water body.	FWr.26.5 A stock fence across a river may be necessary to control stock movements. It is important that this fence does not contribute to flood damage during periods of high flow by trapping debris and logs. The following district wide policy is relevant to this rule: DO17.1.6 (structures in and under the beds of rivers and lakes)

Item	Permitted	Controlled	Discretionary/Non-complying
<p>FWr.27 Stock access and crossings</p> <p>[note that this rule is a regional rule]</p>	<p>FWr.27.1</p> <p>Stock entering or crossing part of the bed or bank of a river, and any associated discharge of suspended solids, is permitted if:</p> <p>i) the activity does not, after reasonable mixing (as defined in Ap28.7.ii), cause a reduction in visual clarity of more than 30%, measured above and below the site of the activity, and</p> <p>ii) any erosion occurring, that leads to a breach of condition i) of this rule, as a result of stock entering or crossing the beds or banks of a river or lake is remedied as soon as practicable, and</p> <p>iii) the amount of time stock spend crossing water bodies is minimised by providing crossing sites, and</p> <p>iv) any stock crossing used by cattle is used no more than four times per week, and</p> <p>v) the activity does not result in a worse water quality classification than that listed in Appendix 28.4.</p>	<p>FWr.27.2</p> <p>Not applicable.</p>	<p>FWr.27.3</p> <p>Discretionary</p> <p>a) any stock access or crossing which contravenes a permitted condition, and</p> <p>b) any stock access or crossing which is not specified as permitted, non-complying or prohibited</p> <p>is discretionary.</p> <p>Non-complying</p> <p>Stock access to a lake or wetland is non-complying.</p> <p>Prohibited</p> <p>The use of beds of rivers, lakes or wetlands for supplementary feeding, or stock standing areas, is prohibited.</p>

Assessment Criteria	Explanation
<p>FWr.27.4</p> <p>a) effects on water quality</p> <p>b) effects on aquatic ecosystems</p> <p>c) the degree to which the activity affects the existing classification and values of the water body (see Appendix 28.4 and Appendix 6)</p>	<p>FWr.27.5</p> <p>Stock with unrestricted access to water bodies will ultimately contribute to water quality degradation.</p> <p>Research has found that:</p> <ul style="list-style-type: none"> - faecal bacteria reside in the stream sediment rather than the water column, and - disturbance of the sediment (by swimming, flooding, wading, recreational use and earthworks) can remobilise the sediment and recontaminate the water column, and - excluding stock from stream channels is likely to provide major water quality benefits, in addition to improved stock health. <p>Practical means of compliance with this rule include, but are not limited to:</p> <ul style="list-style-type: none"> a) the use of bridges and culverts b) fencing of riparian areas c) the use of gates in conjunction with fencing d) provision of troughs for livestock watering in adjacent fenced pasture areas e) construction of crossings to be as direct a route across the bed of a river as is practicable f) construction of hard entry and exit points at livestock crossings. <p>Where long term monitoring of a waterbody reveals a worse water quality classification than that listed in Appendix 28.4, Council will investigate the cause of the contamination and work with the landowners to remedy the problem.</p> <p>The following district wide policy is relevant to this rule: DO17.1.12 (stock access and crossings)</p>

Item	Permitted	Controlled	Discretionary/Non-complying
<p>FWr.28 Discharge of stock effluent onto or into land</p> <p>[note that this rule is a regional rule]</p>	<p>FWr.28.1 Discharge of stock effluent onto or into land is permitted if:</p> <ul style="list-style-type: none"> a) the best practicable option is adopted to prevent or minimise any adverse effect of the discharge or discharges on the environment, and b) the discharge does not: <ul style="list-style-type: none"> i) result in any contaminant entering surface water, and ii) occur within 50m of any bore, well, or spring used for water supply purposes, and iii) occur within 50m of a wetland, and iv) occur within 50m of a river or the coastal marine area, and v) occur within 50m of any dwelling on an adjoining property, and vii) exceed a nitrogen loading rate of 200kg of nitrogen per hectare per year by itself or in combination with any other applied fertiliser, and applications of effluent shall not exceed 100kg of nitrogen per hectare per year within any three month period. (Note: factory supply cows produce 6.5kg of nitrogen each year), and c) contingency measures are in place to avoid discharges to water in the event of a power or system failure, and d) any effluent storage facilities are lined so as to prevent any contamination of groundwater by seepage, and e) discharge of effluent is only onto land with a vegetative cover over 90 percent of the ground surface or immediately prior to sowing a crop, and f) the application of effluent is not at a rate which results in ponding on the land surface, and g) the Council is provided with the following information in order to monitor that the above conditions are being met: <ul style="list-style-type: none"> i) volume of effluent to be discharged on an annual basis from the number and type of stock, and ii) number of hectares and location over which the stock effluent is to be discharged, and iii) a back up plan if the pumps and irrigation system fail so that the discharge of effluent to any natural waterways is avoided as far as practicable. 	<p>FWr.28.2 Not applicable.</p>	<p>FWr.28.3 Discretionary Discharges of farm effluent to land which do not meet the conditions for permitted activities are discretionary.</p>

Assessment Criteria	Explanation
<p>FWr.28.4</p> <ul style="list-style-type: none"> a) location and area of disposal, including distance from any bore, well, or spring, and any rivers, lakes and wetlands. b) design, construction, location, operation and maintenance of effluent storage, treatment or disposal system. c) effluent quality and volume. d) risk of contamination of surface or groundwater. e) potential for health risk. f) potential for effects on aquatic ecosystems. 	<p>FWr.28.5</p> <p>Disposal of dairy waste onto land is encouraged, and promoted as a more sustainable option than discharge to water.</p> <p>The following district wide policy is relevant to this rule: DO19.1.7 (effect of land use activities on surface water bodies).</p>

Item	Permitted	Controlled	Discretionary/Non-complying
<p>FWr.29 Establishment of, and discharges to, effluent disposal fields</p> <p>[note that this rule is a regional rule]</p>	<p>FWr.29.1</p> <p>1) Discharges to existing on-site effluent disposal fields, which were lawfully established prior to the freshwater plan change being made operative, are permitted providing that:</p> <p>i) the on-site wastewater management system is maintained in an efficient operating condition at all times in accordance with manufacturer's specifications, and</p> <p>ii) the discharge does not adversely affect surface water, coastal water, or groundwater quality, or adjacent properties.</p> <p>2) Discharges to new effluent disposal fields for single residential units on lot sizes 15ha or greater if:</p> <p>a) the effluent fields are located no closer than</p> <p>i) 20m from the bank of any permanently flowing watercourse, or from any lake, wetland, or coastal water, and</p> <p>ii) 20m from a boundary other than a road boundary, and</p> <p>iii) 10m from a road boundary, and</p> <p>iv) 50m from any bore or domestic water supply if an evapotranspiration system is being used or 300m from any bore or domestic water supply if any other type of system is being used, and</p> <p>b) the volume of effluent discharged is not more than a weekly averaged flow of 2000 litres per day, and</p> <p>c) there is no discharge run-off of effluent into surface water, and</p> <p>d) there is a minimum of 600mm vertical separation distance above groundwater, and</p> <p>e) there is no discharge of effluent from the disposal field to the ground surface, and</p> <p>f) the septic tank is regularly desludged so that the liquid volume (excluding sludge and scum) is maintained at not less than one-third the tank volume, and</p> <p>g) the discharge does not create an offensive or objectionable odour discernable beyond the property boundary, and</p> <p>h) the discharge meets the requirements of the Australian/New Zealand standard for On-site Domestic Wastewater Management (AS/NXS 1547:2000), and</p> <p>i) the discharge does not adversely affect the stability of the lot or any buildings.</p>	<p>FWr.29.2</p> <p>Discharges to new community effluent disposal fields associated with multi-lot subdivisions of 10 or more lots are controlled.</p> <p>Control is reserved over the following matters:</p> <p>i) the location of the effluent field</p> <p>ii) the volume and quality of the effluent</p> <p>iii) the method of discharge and the effects arising from the proposed method</p> <p>iv) the maintenance plan for both the infrastructure and the quality assurance of the discharge</p> <p>v) the potential effect of the effluent disposal field on water quality in any river, lake, wetland, or coastal water.</p>	<p>FWr.29.3</p> <p>Discretionary</p> <p>In the rural zone:</p> <p>a) Discharges to new on-site effluent disposal fields for single residential units on lot sizes smaller than 15ha are a discretionary activity.</p> <p>b) New on-site wastewater discharges associated with commercial or industrial activities, are a discretionary activity.</p> <p>The application may be considered without the need to:</p> <p>i) be notified, or</p> <p>ii) gain written approval of affected parties, or</p> <p>iii) serve notice of applications on any person.</p> <p>Any establishment or extension of, or discharge to, effluent disposal fields that does not meet the conditions for permitted activities is a discretionary activity.</p> <p>In all zones except the Rural Zone:</p> <p>Discharges to new on-site effluent disposal fields for residential, commercial or industrial activities of less than 10 lots are a discretionary activity.</p> <p>Non-complying</p> <p>Discharges to new individual effluent disposal fields associated with multi-lot subdivisions of 10 or more lots are non-complying.</p>

Assessment Criteria	Explanation
<p>FWr.29.4</p> <ul style="list-style-type: none"> a) the proximity of the discharge to any adjacent properties, surface water, groundwater or coastal water and any actual or potential adverse effects of the discharge on water quality. b) the proximity of the discharge to other discharges of domestic wastewater and the potential for cumulative effects. c) the potential for the discharge to initiate instability or make existing instability worse. d) the extent to which the proposed on-site wastewater management system complies with the Australian/New Zealand for On-site Domestic Wastewater Management (AS/NZS 1547:2000). e) the soil characteristics of the site and surrounding area, including hydraulic capacity and ability to treat contaminants present within the domestic wastewater. f) the capacity of the treatment unit and the level of treatment. g) the rate and method of discharge. h) the size of the land application area and alternative locations for the land application area. i) the necessity for monitoring the performance of the on-site wastewater management system. j) the management and maintenance of the on-site wastewater management system, including the ability to access the system for maintenance purposes. k) cumulative effects relating to the proximity and number of other effluent fields in the area. l) size constraints including geology, topography, slope, lot size and shape, climate, and existing structures. m) the need for a reserve field. n) the way in which stormwater is managed on site and the potential for stormwater to impair the performance of the on-site wastewater management system. o) any odour. 	<p>FWr.29.5</p> <p>The rule requires measures such as a buffer to contain and trap any possible contaminants from effluent disposal fields.</p> <p>Compliance with the NZ standards for on-site domestic wastewater management will help ensure compliance with the above standards. NZ standards for on-site domestic wastewater management do not recommend the use of rubbish grinders with septic tank treatment units, nor account for their use in the design of on-site wastewater disposal systems. Therefore, Council may require evidence that the design of the effluent treatment disposal system takes into account the effects of a rubbish grinder, where one is proposed to be installed in any new building.</p> <p>Multi-lot subdivisions of 10 or more lots should install and manage a community effluent treatment system to avoid cumulative effects of numerous systems. It is also necessary that lots smaller than the minimum lot size prove they can absorb the effluent on-site or connect to a reticulated effluent treatment system.</p> <p>The following district wide policy is relevant to this rule: DO19.1.7 (effect of land use activities on surface water bodies).</p>

appendix 29

Port Noise

Management

and Mitigation

Plans and Port

Noise Liaison

Committee

AP29 Overview

This appendix prescribes the matters that the Port Operator shall include in the Port Noise Management Plan and Port Noise Mitigation Plan and the composition of, and other matter relating to, the Port Noise Liaison Committee required by Rule INr.40.

AP29.A Port Noise Management Plan

AP29.A.1 Minimum Port Noise Management Plan Provisions

AP29.A.1.i The Port Noise Management Plan required under Rule INr.40.1 a) shall contain the following:

- a) Port Noise Management Plan objectives.
- b) Detailed procedures for the implementation of Rule INr.40 including the Port Noise Mitigation Plan outlined in AP29.B and the establishment and maintenance of a Port Noise Liaison Committee outlined in AP29.C.
- c) A list of Port Noise Liaison Committee functions.
- d) Procedures for recommendations of the Port Noise Liaison Committee to be considered and determined by the Port Operator. The Port Operator shall respond in writing to the Port Noise Liaison Committee within 30 days, unless the parties agree a different timeframe, to explain its decision with respect to any recommendation of the Port Noise Liaison Committee, and how it proposes to implement any recommendations including timeframes.
- e) Noise modelling; noise monitoring; auditing and reporting procedures.
- f) Complaint handling procedures.
- g) Procedures for achieving noise reduction through Port operational procedures and staff and contractor training.
- h) Procedures for alterations to the Port Noise Management Plan, which shall be by resolution of a majority of the Port Noise Liaison Committee and be ratified by the elected Council.
- i) A Port noise contour map (see AP29.A.2.i(d) below).

AP29.A.2 Minimum Monitoring and Reporting Requirements

AP29.A.2.i The minimum monitoring and reporting requirements are as follows:

- a) The Port Operator shall maintain at its expense sound level monitoring equipment and shall arrange for a suitably qualified person to perform continuous monitoring of noise emanating from port activities. The monitoring equipment shall as a minimum record noise level statistics in 15-minute periods so that the L_{eq} , L_{max} and L_{90} can be determined for each 15-minute period. In addition, the monitoring equipment shall be capable of recording the actual sound when a pre-set threshold or set of thresholds is exceeded, so that the sound can be listened to at a later time. Recordings shall be kept for a minimum of six months.

- b) The Port Operator shall provide the results of the sound level monitoring to the Nelson City Council and Port Noise Liaison Committee on a monthly basis. The results shall be in summary form showing L_{eq} , L_{max} and calculated L_{dn} levels within two weeks of the end of each month. Significant port noise emissions shall be highlighted and correlated with port activity, wind speed and wind direction.
- c) When sound level monitoring indicates that port noise may be exceeding 65 dBA L_{dn} or 65 dBA $L_{eq(15 \text{ min}, 10\text{pm}-7\text{am})}$ at noise-affected properties that are not shown on the Port Noise Contour Map as eligible for mitigation under Section AP29.B.1 of Appendix 29.B, the results of monitoring shall be recorded, investigated and reported to the Port Noise Liaison Committee. The investigation shall identify as far as possible those noise-affected properties receiving port noise at or above such levels.
- c1) Significant noise event: When sound level monitoring indicates that Port Noise may be exceeding 85dBAL_{max} between 2200 hrs and 0700 hrs (modelled at the 65dBAL_{dn} contour line on the Port Noise Contour Map) the results of monitoring shall be recorded, investigated and reported to the Port Noise Liaison Committee. The investigation shall identify as far as possible the source, and the action that could help prevent recurrence of such significant noise event.
- d) The Port Operator shall produce and include in the Port Noise Management Plan a port noise contour map based on the energy average of the daily L_{dn} for 5 consecutive busy days. The contour map shall be updated on an annual basis for the first five years, and every two years thereafter. Port noise contours shall be modelled at 1 dB intervals between 55 dBA L_{dn} and 70 dBA L_{dn} .
- d1) For the purposes of determining acoustic treatment in accordance with AP29.B the noise shall be measured or predicted at 1.8 metres above the floor height of the relevant room to be treated.
- e) To ensure the accuracy of the port noise contour map prepared in accordance with paragraph (d), the Port Operator shall arrange for a suitably qualified person to perform field verification of calculated sound exposure levels and assessed $L_{eq(15 \text{ min})}$ levels of port noise at monitoring points identified in the Port Noise Management Plan. These monitoring points shall be as decided by agreement between the Port Operator's acoustic consultant and the Nelson City Council and, if they cannot agree, then at the points determined by the Nelson City Council.
- f) Those noise-affected properties eligible for mitigation under Section AP29.B.1 of Appendix 29.B shall be identified on the port noise contour map.
- g) The Port Operator shall maintain an Acoustic Certificate Register. A copy of the register and Acoustic Certificates for noise-affected properties shall be supplied to the Nelson City Council. Copies of the register and acoustic certificates shall also be held at the offices of the Port Operator and the Nelson City Council and made available to members of the public on request.
- h) When a noise complaint is received the Port Operator will immediately advise the Nelson City Council if the complaint is not received through the Nelson City Council.

- i) The Port Operator shall maintain a register of noise complaints and report the details of complaints and action taken to investigate and resolve complaints to the Port Noise Liaison Committee at the earliest opportunity.
- j) Copies of the Port Noise Management Plan, and all reports, minutes, and recommendations considered or made by the Committee and the Port Operator, are to be held at the offices of the Port Operator and the Nelson City Council and made available to members of the public on request.
- k) An annual update of noise modelling information is to be made available to property owners whose properties are shown on the current Port Noise contour map for the first five years and every two years thereafter.

AP29.A.3 Procedure for measuring Port noise

AP29.A.3.i Port noise shall be measured as follows:

- a) in accordance with NZS 6801:1999 Acoustics - Measurement of Sound, and assessment shall be in accordance with NZS 6809:1999 Acoustics - Port Noise Management and Land Use Planning, provided that:
 - i) subject to sub-clause (b) i) of this clause, the Rating Level described in clause 7.3 of NZS 6809:1999 shall be determined for the sole purpose of defining any $L_{eq(15\ min)}$ sound level, required for the purposes of Appendices 29.A and 29B; and
 - ii) adjustments for any special audible characteristic to any $L_{eq(15\ min)}$ made in accordance with clause 7.3 and A6 of NZS 6809:1999 shall, except for audible warning devices, not apply to noise from log and container handling activities. The above exception for log and container handling activities shall also apply to audible warning devices on ships where there is no practical alternative for safety reasons.
- b) For the purpose of comparison with noise criteria specified in Appendix 29.B the following will apply:
 - In assessing any $L_{eq(15\ min)}$ sound level between 10pm and 7am the following day, one ship visit of up to five days duration shall be deemed to be one occasion.

AP29.B Port Noise Mitigation Plan

AP29.B.1 Mitigation for noise-affected properties 65 dBA L_{dn} and above

AP29.B.1.i The Port Operator shall offer to purchase or provide Acoustic treatment for Noise affected properties which:

- are shown on the current Port noise contour map as being 65 dBA L_{dn} and above; or
- receive a measured 65 dBA $L_{eq(15\ min, 10pm-7am)}$ or greater on more than three occasions (more than 24 hours apart) during any rolling 12 month period.

The following conditions and standards shall apply to the offer to purchase or provide Acoustic treatment:

- a) The owner of each property shall have the right to elect whether to accept either the offer of purchase or the offer of acoustic treatment and there is no time limit on the owner's acceptance of the offer.

- b) If an owner elects to choose the offer of purchase, the purchase price shall be the fair market value of the property which shall be determined as if the property was not affected by noise from the Port Industrial Area.
- c) Acoustic treatment of properties shall be carried out by the Port Operator in accordance with procedures specified in the Port Noise Mitigation Plan. The Port Operator shall not be required to spend on Acoustic treatment more than 50% of the value of the property after deducting the land value for the property.
- d) Where the assessed cost of Acoustic treatment exceeds 50% of the value of the house (excluding land value) the Port Operator shall advise the property owner of the cost of Acoustic treatment and offer the property owner the option of making up the difference in the cost of Acoustic treatment to enable the Port Operator to obtain an Acoustic Certificate, or having the Port Operator purchase the property. If the property owner elects purchase of the property the provisions of (a) and (b) above and AP29.B.5 shall apply.
- e) If port noise received by a property which has received Acoustic treatment pursuant to this Appendix 29B exceeds the Certified level of Port noise for that property, then the Port Operator shall offer to either purchase the affected property or to undertake further acoustic treatment, despite the previous election of Acoustic treatment.
- e1) Where as a result of updating the Port Noise Contour Map a property that has previously received Acoustic Treatment under the provisions of AP29.B.2 or AP29.B.3 comes within the provisions of AP29.B.1, that property owner shall be entitled to reimbursement of the amount of the property owner's contribution under AP29.B.2 or AP29.B.3, as the case may be.
- f) The provisions of clauses (a) and (b) above and Ap29.B.5 (i) shall apply to the offer made pursuant to clause (e).
- g) Properties purchased by the Port Operator pursuant to this Appendix 29B may not be used for residential purposes unless they receive Acoustic treatment and have obtained the appropriate Acoustic Certificate.
- h) The Port Noise Mitigation Plan shall provide for the time frame and staging of any work required to be implemented by the Port Operator in accordance with Section AP29.B.4 below.

AP29.B.2 Mitigation for noise-affected properties 60 dBA L_{dn} and above and less than 65 dBA L_{dn}

AP29.B.2.i The Port Operator shall contribute towards the costs of Acoustic treatment for Noise affected properties which:

- are shown on the current Port noise contour map as being 60 dBA L_{dn} and above and less than 65 dBA L_{dn} .

The requirement to provide Acoustic treatment shall apply as follows:

- a) The Port Operator shall contribute 50% of the cost of Acoustic treatment but shall not be obliged to contribute more than that sum. If the property owner does not decide to contribute the difference, the Port Operator shall not be obliged to provide the Acoustic treatment.

- b) Acoustic treatment of properties shall be carried out in accordance with procedures specified in the Port Noise Mitigation Plan. The Port Noise Mitigation Plan shall provide for the staging of this work in accordance with Section AP29.B.4 below. The Port Operator shall not be required to spend on acoustic treatment more than 50% of the value of the property after deducting the land value for the property.

AP29.B.3 Mitigation for noise-affected properties 55 dBA L_{dn} and above and less than 60 dBA L_{dn}

AP29.B.3.i The Port Noise Liaison Committee will provide technical advice to the owners of properties. On request by the owner, the Port Operator may offer, on the recommendation of the Port Noise Liaison Committee, to contribute up to 50% of the costs of acoustic treatment for properties which are shown on the current port noise contour map as being 55 dBA L_{dn} and above and less than 60 dBA L_{dn} . The following conditions shall apply to the provision of technical advice or an offer to provide acoustic treatment:

- a) Acoustic Treatment of noise-affected properties shall be carried out in accordance with procedures specified in the Port Noise Mitigation Plan.
- b) The Port Noise Mitigation Plan shall provide for the staging of this work in accordance with Section AP29.B.4 below.

AP29.B.4 Staging of mitigation for noise-affected properties

AP29.B.4.i The Port Noise Mitigation Plan shall provide a time frame and procedure for the carrying out of Acoustic treatment and property purchase which shall include:

i) Stage 1

The offer required to be made by the Port Operator pursuant to AP29.B.1 shall be made within one year of the notification of Variation 07/01 and shall provide for settlement of the purchase or completion of Acoustic treatment, whichever the case may be, within six months of either the fair market value of a property being determined, or the property owner's acceptance of the offer, whichever is the later. In the case of an offer made pursuant to AP29.B.1.i (e) it shall be made within two months of it being established that the Certified level of Port noise is being exceeded, but otherwise the provisions in this clause for settlement shall apply.

ii) Stage 2

The Port Operator shall make offers to contribute towards the cost of Acoustic treatment in accordance with AP29.B.2 progressively over a five year period from notification of Variation 07/01 proceeding in one decibel intervals from the most affected property to the least affected.

iii) Stage 3

All requests from property owners in accordance with AP29.B.3.i shall be considered by the Port Noise Liaison Committee on a case by case basis and a recommendation made to the Port Operator. Not more than three years after the notification of Variation 07/01, the Port Operator shall notify owners of all noise-affected properties receiving 55 dBA L_{dn} and above and less than 60 dBA L_{dn} of their eligibility to request technical advice and to be considered for financial assistance for mitigation works.

AP29.B.5 Procedure for assessing value of properties

AP29.B.5.i The Port Noise Mitigation Plan shall provide that the fair market value of a property shall be determined as follows:

- a) by agreement between two valuers, one acting for the Port Operator and one acting for the property owner;
- b) if the two valuers are unable to agree, then the fair market value shall be determined by a valuer agreed upon by the two valuers or, if they are unable to agree on a valuer, then by a valuer appointed by the President of the Nelson Branch of the New Zealand Law Society.
- c) For the purposes of determining the value of the house under clauses AP29.B.1.i (c) and (d) the provisions of (a) above shall apply.

AP29.C Port Noise Liaison Committee

AP29.C.1 Port Noise Liaison Committee composition

AP29.C.1.i The Port Noise Liaison Committee required under Rule INr40 c) shall comprise:

- an independent chairperson,
- three members appointed by the Port Operator, and
- three members appointed by residents living in the Port Hills residential area.

The Port Noise Liaison Committee shall be constituted as a separate committee from the Port Nelson Environmental Consultative committee, irrespective of whether the two committees have a common or similar membership.

The Committee shall appoint its own Chairperson in conjunction with the Port Operator. The Port Operator shall be responsible for the Chairperson's remuneration and expenses which will be set by the Committee after taking advice from an independent firm of chartered accountants with expertise in setting director's remuneration.

AP29.C.2 General Duty to Committee

AP29.C.2.i Subject to anything to the contrary in this Appendix 29 the Port Operator shall implement such recommendations of the Port Noise Liaison Committee as can be implemented within budget and without compromising the efficiency, safety and competitiveness of port operations.

AP29.C.3 Role of the Port Noise Liaison Committee

AP29.C.3.i The Port Noise Liaison Committee shall consider all noise issues arising from the port operation and carry out the functions identified in the Port Noise Management Plan and any functions identified in Appendix 29.B.

AP29.C.4 Port Noise Liaison Committee Resourcing

AP29.C.4.i The Port Operator shall provide for the establishment and support of the Port Noise Liaison Committee as follows:

- a) The Port Operator will provide secretarial and logistic support for the Committee.
- b) The Port Operator shall arrange for the Committee to meet on not less than four occasions each year and shall identify procedures in the Port Noise Management Plan for calling a special meeting of the Committee.
- c) The port operator shall provide a budget that makes adequate provision for the committee to undertake its functions including the investigation and recommendation of noise reduction measures within the Port Operational Area.
- d) An annual summary of the activities of the Port Noise Liaison Committee taken from the minutes of the Committee meetings is to be provided to owners of Noise-affected properties. The summary shall be provided to any member of the public upon request.