



Proposed Kaipara District Plan: Form 6 - Further Submission Clause 7 of Schedule 1, Resource Management Act 1991

Kaipara District Council is notifying specific submission points from two submissions and two new complete submissions on the Proposed District Plan. This is to provide the public an opportunity to either oppose or support points that were either not included in the original summary of submissions notified by Council on 1 December 2025 or require corrections.

The submissions are:

- **Submission # 366 – NZ Pork**
- **Submission # 367 – Te Uri o Hau**
- **Submission # 144.10 – Pacific Coast Surveyors**
- **Submission # 217.71 – Cato Bolam Consultants Limited**

All other submissions received have already been through the Further Submission process and we will not be accepting any further submissions on any submissions other than those noted above. No new submission points can be made.

A Summary of Submissions for the submissions noted above has been prepared and can be viewed on our website here: www.kaipara.govt.nz/kaipara-district-plan-review/proposed-district-plan-submissions

If you require any assistance with completing this form, please contact the District Planning Team:

Phone: 0800 727 059

or

By Email: districtplanreview@kaipara.govt.nz

Privacy Act Note

All information provided in your further submission is considered public under the Local Government Official Information and Meetings Act 1987 and may be published to progress the process for the private plan change and may be made publicly available.

1. Further Submitter Details *(mandatory information)*

Full Name of individual or organisation making further submission:			
Contact Person <i>(if different from above)</i>			
Email address:			
Preferred method of contact: <i>(select one)</i>	Email:		
	Post		
Submitter contact phone number:			
Do you have an Agent acting on your behalf?	Yes		
	No		
Agent name and email address:			
Who is all correspondence to go to?:	Submitter only	Agent only	Both

2. Request to be heard at hearings

Yes, I wish to be heard at the hearing in support of my further submission	
No, I do not wish to be heard at the hearing in support of my further submission	
If others make a similar submission, I will consider presenting a joint case with them at the hearing	Yes
	No

3. Eligibility to make a further submission
(for further information on this go to [RMA Schedule 1, Clause 8](#))

I am (select ONE of the following options:

A person representing a relevant aspect of public interest.
A person who has an interest in the proposal greater than the interest that the general public has.
The local authority.

4. My reasons for selecting the category ticked above are:

(For example: Any person representing a relevant aspect of the public interest would likely include public interest environmental groups.

OR

Any person that has an interest in the proposed policy statement or plan greater than the interest that the general public has is likely to include owners of land and users of resources directly affected by plan provisions. It is also likely to include iwi and hapu where their interests are directly affected.)

5. Further Submission/s for submission/s being notified on 24 February 2026 on the Proposed Kaipara District Plan:

Submission Point Number:	Submitter Name	Support OR Oppose	Reasons for supporting or opposing
<i>Example</i> 123.45	<i>Example</i> John Smith	<i>Example</i> Support	<i>Example</i> I support this because....

YOU ARE WELCOME TO PROVIDE THE REQUIRED INFORMATION ABOVE OR EXTRA INFORMATION ON A SEPARATE PAGE IF YOU WANT TO

Please return this further submission form and any attachments no later than 5pm on Monday 9 March 2026 by:

Post to: Kaipara District Council, Private Bag 1001, Dargaville 0340

OR

Email: districtplanreview@kaipara.govt.nz

OR

Hand-deliver this further submission to:

Kaipara District Council, 32 Hokianga Road, Dargaville or

Kaipara District Council, 6 Molesworth Drive, Mangawhai

IMPORTANT!

You must serve a copy of your further submission on the original submitter **within five (5) working days after it is served** on Kaipara District Council.

The contact details for the submitters within this particular Further Submission process are as follows:

NZ Pork:

Hannah Ritchie

PO Box 20176, Bishopdale, Christchurch 8543

Email: hannah.ritchie@pork.co.nz

Te Uri o Hau:

Fiona Kemp

Email: fkemp@uriohau.co.nz

Pacific Coast Surveyors:

Ueli Sasagi

94 Stillwater Place, Palmerston North 4412

Email: ueli.sasagi@spdc.co.nz

Cato Bolam Consultants Ltd:

Karen Joubert

1B Molesworth Drive, Mangawhai 0573

Email: kaarenj@catobolam.co.nz

5. Further Submission/s for submission/s being notified on 24 February 2026 on the Proposed Kaipara District Plan:

	Submission Point Number:	Submitter Name	Support OR Oppose	Reasons for supporting or opposing
FS109.1	217.71	Cato Bolam Consultants Limited	Support	<p>The submitter is of the opinion that by allowing 4000m² in the General rural zone through SUB-R5.1.d may result in inappropriate fragmentation of rural land, adversely affect rural lifestyle character, and result in reverse sensitivity at ruralurban interfaces.</p> <p>HortNZ opposes the controlled activity status and recommends the consideration of options (transferable titles) to shift development capacity away from areas of primary production</p>
FS109.2	366.5	NZ Pork Industry Board	Support	<p>The submitter recommends the inclusion of a definition and associated policy and rule structure to cover Ancillary Rural Earthworks.</p> <p>This definition should include the burying of material infected by unwanted organisms as declared by the Ministry for Primary Industries Chief Technical Officer or an emergency declared by the Minister under the Biosecurity Act 1993'</p>
FS109.3	366.10	NZ Pork Industry Board	Support	The submitter seeks a new clause to SUB-O2 objective to avoid or minimises reverse sensitivity at the urban/rural interface
FS109.4	366.12	NZ Pork Industry Board	Support	The submitter seeks a new policy to guide the method response to avoid or minimise reverse sensitivity at the urban/rural interface
FS109.5	366.13	NZ Pork Industry Board	Support	The submitter seeks an amendment to SUB-P7 to require the design of land use development and subdivision must avoid where possible, or otherwise mitigate, reverse sensitivity on primary production activities in the General rural zone.
FS109.6	366.15	NZ Pork Industry Board	Support	The submitter raises a similar concern to HortNZ that the 12ha minimum site area is too small to retain effective productive capacity that enables primary production and prevents reverse sensitivity issues
FS109.7	366.17	NZ Pork Industry Board	Support	The submitter seeks to include provisions for ancillary rural earthworks as a permitted activity within the Earthworks chapter, to allow for an efficient and effective response to dealing with biosecurity incursions by on-site burial, which may otherwise trigger resource consent provisions due to non-compliance with standards.

FS109.8	366.18	NZ Pork Industry Board	Support	The submitter seeks to include provisions for ancillary rural earthworks as a permitted activity within the Earthworks chapter, to allow for an efficient and effective response to dealing with biosecurity incursions by on-site burial, which may otherwise trigger resource consent provisions due to non-compliance with standards.
FS109.9	366.19	NZ Pork Industry Board	Support	The submitter seeks to include provisions for ancillary rural earthworks as a permitted activity within the Earthworks chapter, to allow for an efficient and effective response to dealing with biosecurity incursions by on-site burial, which may otherwise trigger resource consent provisions due to non-compliance with standards.
FS109.10	366.20	NZ Pork Industry Board	Support	The submitter seeks to include provisions for ancillary rural earthworks as a permitted activity within the Earthworks chapter, to allow for an efficient and effective response to dealing with biosecurity incursions by on-site burial, which may otherwise trigger resource consent provisions due to non-compliance with standards.
FS109.11	366.22	NZ Pork Industry Board	Support	A more generous setback should be applied throughout the residential zone where greenfield urban land adjoins the rural zone
FS109.12	366.30	NZ Pork Industry Board	Support	We agree with the submitter that little reliance can be placed on nocomplaints covenants as a method for managing reverse sensitivity complaints.
FS109.13	366.34	NZ Pork Industry Board	Support	HortNZ also opposes the 500m2 limitation. This is unreasonable on rural sites and does not reflect the need for farm buildings nor the significant variation in lot sizes.
FS109.14	366.37	NZ Pork Industry Board	Support	We oppose the 50m max separation requirement between the minor and principal residential unit and 90m2 max GFA. Separation is often required to enable workers to be close to the area of production activity, better spatially located within a production unit, privacy of occupants. A max 90m2 is not large enough to support a permanent orchard worker and family
FS109.15	366.38	NZ Pork Industry Board	Support	In addition to the setbacks prescribed for the identified activities in GRUZ-S4, all buildings used for sensitive activities should be set back at least 30m from the edge of any primary production activity.
FS109.16	366.39	NZ Pork Industry Board	Support	We agree that visitor accommodation is a sensitive activity in rural environments, which could impact the ongoing operation of primary production activities in the zone. The activity is not supported by an objective and policy structure that leads to a

			permitted activity rule as an appropriate resource management response. In addition to the setbacks prescribed for the identified activities in GRUZ-S4, all buildings used for sensitive activities should be set back at least 30m from the edge of any primary production activity.
FS109.17	366.40	NZ Pork Industry Board	Support In addition to the setbacks prescribed for the identified activities in GRUZ-S4, all buildings used for sensitive activities should be set back at least 30m from the edge of any primary production activity.
FS109.18	366.41	NZ Pork Industry Board	Support In addition to the setbacks prescribed for the identified activities in GRUZ-S4, all buildings used for sensitive activities should be set back at least 30m from the edge of any primary production activity.
FS109.19	366.42	NZ Pork Industry Board	Support In addition to the setbacks prescribed for the identified activities in GRUZ-S4, all buildings used for sensitive activities should be set back at least 30m from the edge of any primary production activity.
FS109.20	366.44	NZ Pork Industry Board	Support Communal housing does not have a functional need to be located in the GRUZ.