

District Plan Team
Kaipara District Council
Private Bag 1001
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12 December 2025

Attention: Kaipara District Council PDP planning team

By email: districtplanreview@kaipara.govt.nz

Kaipara District Council Proposed District Plan – Further Submission by New Zealand Heavy Haulage Association Inc

1. This further submission is made on the Kaipara Proposed District Plan (**PDP**) in relation to provisions relating to relocated buildings.
2. The New Zealand Heavy Haulage Association Inc (NZHHA) made a submission to Kaipara District Council dated 27 June 2025 (submission 164).
3. The Association:
 - a) **Opposes in part** the submission of Horizon Surveying & Land Development Ltd (“**Horizon**”, submission number 315.70) **FS79.1**
 - b) **Supports in part** the submission of Cato Bolam Consultants Ltd (“**Cato Bolam**”, submission number 217.109) **FS79.2**
4. The reasons the Association opposes in part the submission of Horizon are:
 - a) Horizon’s submission is more properly a submission to amend the definition of “relocated building” in the definitions chapter to include new relocated dwellings, rather than an amendment to GRZ-R5.
 - b) The Association’s submission dated 27 June 2025 supported the retention of the definition of relocated building in the PDP, which excludes “*a new building built off-site that has not been used and is for the express purpose of being located to the subject site.*”.
 - c) A building inspection report and reinstatement work are not necessary for new buildings. New transportable buildings arrive at the site in “as new” condition and the only work required is new foundations and services work that is subject to the building consent issued. The change sought by Horizon would bring new buildings unnecessarily into the second-hand building regime.

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- d) To the extent that Horizon's submission supports the retention of GRZ-R5 permitting relocated buildings in the General Residential Zone, the Association supports this submission.
5. The reasons the Association supports in part the submission of Cato Bolam are:
- a) The Association supports the retention of GRZ-R5, with amendments to standards as set out in the Association's submission.
6. The Association seeks the submission of Cato Bolam (217.109) be allowed in part as relating to the retention of a permitted activity rule for relocated buildings in the General Residential Zone.
7. The Association does wish to be heard in support of this further submission, and will consider presenting a joint case with other submitters at a hearing.

Yours faithfully



Stuart Ryan
Barrister

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