

13 Residential Chapter

13.9 Residential Rules

[...]

13.9.2 Controlled Activities

The following activities shall be Controlled in the Residential Zone:

- a) Any subdivision complying with the Terms for Subdivision listed in Section 13.11 and Performance Standards listed in Section 13.134 of this Chapter.

[...]

13.9.3 Restricted Discretionary Activities

The following shall be Restricted Discretionary Activities in the Residential Zone:

[...]

- b) Any subdivision complying with the Terms for Subdivision listed in Section 13.12 and Performance Standards listed in Section 13.134 of this Chapter.

[...]

13.9.4 Discretionary Activities

The following shall be Discretionary Activities in the Residential Zone:

- a) Any activity which does not meet any Performance Standard listed in Section 13.10 and 13.134 of this Chapter and is listed as a Discretionary Activity.

Note 1: Applications for Discretionary Activities will be assessed against, but not restricted to, the Assessment Criteria listed in Sections 13.10, 13.12, 13.13 and 13.134 of this Chapter, the Objectives and Policies of this Chapter and Part A of the District Plan.

13.9.5 Non-Complying Activities

[...]

Note 1: Applications for Non-Complying Activities will be assessed against, but not restricted to, the Assessment Criteria listed in Sections 13.10, 13.11, 13.12, 13.13 and 13.134 of this Chapter, the Objectives and Policies of this District Plan and the effects of the activity on the environment.

13.10 Performance Standards Residential Land Use

Rule	Parameter	Residential Permitted Activity Performance Standard	Activity Status if the Activity does not meet the Performance Standard	Assessment Criteria
13.10.1	Excavation and Fill	<p>(1) Residential Zone <u>Natural Subject to the exclusions in (2) below Excavation and fill is a Permitted Activity if:</u> [...] h) Provided the site is not located within an Outstanding Landscape Area <u>or an Outstanding Natural Feature</u>, as identified in Map Series 4₂. [was 13.10.1(g) prior to Decisions Version] [...]</p> <p>(2) Except that the following are Permitted Activities throughout the Residential Zone, including Overlays and are excluded from Rule 13.10.1(1) and Rule 13.10.1(3), (Rule 13.10.1(4) will still apply: [...] b) The site is not located within an Outstanding Landscape Area as identified in Map Series 4.</p> <p>(3) Outstanding Landscape Areas a) The site is located within an Outstanding Landscape Area as identified in Map Series 4₂; b) Any excavation and fill that do not exceed 300m³ in any 12 month period per site; and c) Any excavation and fill that do not involve a cut and/or filled face exceeding 1.5m in height; and d) Any cut or fill areas that will be visible from a viewing point on a public road, public reserve, coastal marine area and the foreshore shall be stabilised using mulch, hydroseeding, or other rapid effective stabilisation technique. All other cut and fill areas will be revegetated as soon as practicable in the spring or autumn immediately following construction</p> <p>(4) Excavation and fill shall not occur within an Outstanding Natural Feature, as identified on Map Series 2. [...]</p>	<p>Restricted Discretionary Activity</p> <p>Activities within Outstanding Landscape Areas will be assessed as a Discretionary Activity.</p>	<p>Where an activity is not permitted by this Rule, Council will have regard to the following matters when considering an application for Resource Consent:</p> <p>[...]</p> <p>xii) Effects on the landscape and heritage-Whether and the extent to which the proposal will affect the values of any Outstanding Landscape Area and/or Outstanding Natural Feature identified in Map Series 2 Map Series 4, or Visual Amenity Landscape-identified in Appendix G; and the extent to which the subdivision, use or development meets the objectives, policies and outcomes of Chapter 18 – Landscapes and the additional assessment criteria contained in Appendix 18B.C, in particular any site identified in the District Plan, Effects on cultural and heritage values, including whether and to what extent consultation has been undertaken with Tangata Whenua as appropriate;</p> <p>[was 13.10.1(ix) prior to Decisions Version]</p> <p>[...]</p> <p><u>Note 3: A description of the landscapes and features is provided in Appendix 18A. The values associated with both Outstanding Landscape Areas and Visual Amenity Landscapes are described in the Kaipara District Landscape Technical Report (2010).</u></p>
13.10.2	Vegetation Clearance	<p><u>Subject to the exceptions provided in (4) below The destruction or clearance or removal of indigenous vegetation outside an overlay area is a Permitted Activity provided that if:</u></p> <p>(1) Residential Zone [...] c) It is not located within an Outstanding Landscape Area <u>or an Outstanding Natural Feature</u>, as identified in Map Series 4₂. [...]</p> <p>(2) East Coast and West Coast and Harbours (Mangawhai and Kaipara) Overlays [...] c) It is not located within an Outstanding Landscape Area <u>or an Outstanding Natural Feature</u>, as identified in Map Series 4₂ [...]</p> <p>(3) Waterways Valued Natural Environments of Mangawhai and Kai iwi Lakes Overlays [...] c) It is not located within an Outstanding Landscape Area <u>or an Outstanding Natural Feature</u>, as identified in Map Series 4₂ [...]</p> <p>(4) Except that the following are Permitted Activities throughout the Rural Residential Zone, including Overlays and are excluded from the Standards of 13.10.2(1),</p>	<p>Restricted Discretionary Activity</p> <p>Activities within Outstanding Landscape Areas will be assessed as a Discretionary Activity.</p>	<p>Where an activity is not permitted by this Rule, Council will have regard to the following matters when considering an application for Resource Consent:</p> <p>vi) Effects on the landscape, ecological and heritage-Whether and the extent to which the proposal will affect the values of any Outstanding Landscape Area and/or Outstanding Natural Feature identified in Map Series 2 Map Series 4, or Visual Amenity Landscape identified in Appendix G; and the extent to which the subdivision, use or development meets the objectives, policies and outcomes of Chapter 18 – Landscapes and the additional assessment criteria contained in Appendix 18B.C, in particular any site identified in the District Plan or an amenity landscape identified in Council's Draft Kaipara District Plan Review Landscape Technical Report (2011/2006).</p> <p>[was 13.10.2(v) prior to Decisions Version]</p> <p>[...]</p> <p><u>Note1: A description of the landscapes and features is provided in Appendix 18A. The values associated with Outstanding Landscape Areas and Visual Amenity Landscapes are described in the Kaipara District Landscape Report (2010).</u></p>

Rule	Parameter	Residential Permitted Activity Performance Standard	Activity Status if the Activity does not meet the Performance Standard	Assessment Criteria
		<p><u>13.10.2(2) and 13.10.2(3) and Rules 13.10.2(5) and 13.10.2(6) will still apply):</u></p> <ul style="list-style-type: none"> a) The removal is in accordance with an existing use right <u>(Note: this would include activities such as vegetation clearance associated with the maintenance of existing drainage channels); or</u> b) The total clearance within a site is no more than 500m² where the clearance is for the express purpose of providing a house site and / or access to a house site, or is to provide access to existing farming or forestry activities; or c) The clearance is for the maintenance of any open or clear space within an area defined by 20m of an existing dwelling or building; or d) The removal is of trees that are a danger to human life or existing structures (including network utilities); or e) The removal is for the formation and maintenance of walking tracks less than 1.25 metres in width; <u>or using manual methods that do not require the removal of any indigenous tree over 300mm girth; or</u> f) The removal is necessary for maintenance of any building, structure, road or track including any telecommunication work or utility service; or The clearance is for maintenance of existing fence lines or for a new fence where the purpose of the new fence is to exclude stock and/or pests from an area which is to be protected for ecological or soil conservation purposes, provided that the clearance does not exceed a width of 3.5m either side of the fence line; using manual methods that do not require the removal of any indigenous tree over 300mm girth; or g) It is part of the operation and maintenance of network utilities, or is necessary to protect electrical lines required to meeting the Electricity (Hazards from Trees) Regulations 2003; h) The clearance is for the creation and maintenance of firebreaks; or i) The vegetation or tree comprises the understorey directly beneath exotic or native plantation forest and the activity is carried out as part of forestry operations; or j) It is carried out in accordance with the terms of a Queen Elizabeth II National Trust or other covenant, or a sustainable management permit or <u>personal use approval, or permanent forest sink plan</u> under the Forests Amendment Act, <u>or the trees have been planted specifically for forestry or cropping purposes, or the removal is limited to naturally dead or wind thrown trees, or the forestry company is a signatory to the New Zealand Forest Accord; or</u> k) <u>The vegetation clearance is on land which has been previously cleared and where the indigenous vegetation to be cleared is less than 10 years old.</u> <p>(5) Outstanding Landscape Areas</p> <p>The destruction or clearance of indigenous vegetation within an Outstanding Landscape Area., as identified in Map Series 2, is a Permitted Activity provided that:</p> <ul style="list-style-type: none"> a) It is not part of a continuous area of predominantly indigenous vegetation, greater than 3m in height, and over 50m² in area, and is not located within 100m of the coastal marine area. <p><u>Unless, with respect to a) above one of the following exceptions are met:</u></p> <ul style="list-style-type: none"> i) The removal is in accordance with an existing use right; or ii) The total clearance within a site is no more than 200m² where the clearance is for the express purpose of providing a house site and / or access to a house site, or is to provide access to existing farming or forestry activities; or iii) The removal is of trees that are a danger to human life or existing structures (including network utilities); or iv) The removal is for the formation and maintenance of walking tracks less than 1.2 metres wide using manual methods that do not require the removal of any indigenous tree over 300mm girth; or v) The removal is necessary for maintenance of any building, structure, road or track including any telecommunication work or utility service; or vi) The removal is for the construction of a fire break by a fire authority; or vii) It is necessary for the purposes of fencing and excluding livestock from an area which is to be protected permanently for ecological and / or soil conservation purposes; or 		

Rule	Parameter	Residential Permitted Activity Performance Standard	Activity Status if the Activity does not meet the Performance Standard	Assessment Criteria
		<p>viii) The vegetation or tree comprises the understory directly beneath exotic or native plantation forest and the activity is carried out as part of forestry operations; or</p> <p>ix) It is carried out in accordance with the terms of a Queen Elizabeth II National Trust or other covenant or a sustainable management permit or plan under the Forests Amendment Act.</p> <p>(6) Outstanding Natural Features</p> <p><u>No vegetation clearance shall occur within an Outstanding Natural Feature, as identified on Map Series 2.</u></p> <p>[...]</p>		
13.10.3	Erection and alterations of buildings dwellings and structures within an Outstanding Landscape Area or Outstanding Natural Feature	<p>The erection and alteration of <u>Buildings and Structures dwellings and structures located in an Outstanding Landscape Area</u> is a permitted activity if:</p> <p>a) It is no more than 8m in height; and</p> <p>b) Does not exceed 50m² gross floor area; and or any alteration / additions to the building or structure do not exceed 40% of the gross floor area of the dwelling or 40% of the volume of the structure (whichever is the smaller); and</p> <p>c) The exterior finish of the <u>dwelling building or structure</u> has a reflectance value of, or less than 35-30% as defined within the BS5252 standard colour palette; and</p> <p>d) It is located within an approved building envelope and complies with design guidelines explicitly approved in a land use or subdivision consent; and</p> <p>e) Any alteration / additions to the dwelling or structure do not exceed 20% of the gross floor area of the dwelling or 20% of the volume of the structure; and</p> <p>d) It is required for maintenance to the interior and exterior of the <u>dwelling building or structure</u>; or</p> <p>e) It is required for renovations to the interior of the dwelling or structure; <u>and</u></p> <p>f) It is not in an Outstanding Natural Feature as identified in Map Series 2.</p> <p>g) It is not visible from a public viewing point on a public road, public reserve, the foreshore or CMA that is within 500m² of that building; and</p> <p>h) Does not include Commercial or Industrial buildings.</p>	Discretionary Activity	<p>Where an activity is not permitted by this Rule, Council will have regard to the following matters when considering an application for resource consent:</p> <p>i) Effects on the landscape and heritage <u>Whether and the extent to which the proposal will affect the values of any Outstanding Landscape Area and/or Outstanding Natural Feature identified in Map Series 2 Map Series 4, or Visual Amenity Landscape identified in Appendix G; and the extent to which the subdivision, use or development meets the objectives, policies and outcomes of Chapter 18 Landscapes and the additional assessment criteria contained in Appendix 18B.</u></p> <p><u>Note 1: A description of the landscapes and features is provided in Appendix 18A. The values associated with Outstanding Landscape Areas and Visual Amenity Landscapes are described in the Kaipara District Landscape Report (2010).</u></p>
13.10.4	Dwellings	<p>Construction of a dwelling is a Permitted Activity if:</p> <p>[...]</p> <p>f) It is not located within an Outstanding Landscape Area identified in Appendix 18B and Map Series 4.</p> <p>[...]</p> <p>Note 4: <u>For dwellings within an Outstanding Landscape Area or Outstanding Natural Feature, Rule 13.10.3 shall also apply. This Rule does not apply within an Outstanding Landscape Area, Rule 13.10.3 applies in this instance.</u></p> <p>[was Note 1 prior to Decisions Version]</p>	Discretionary Activity	<p>Where an activity is not permitted by this Rule, Council will have regard to the following matters when considering an application for Resource Consent:</p> <p>[...]</p> <p>vi) Effects on landscape, ecological and <u>Whether and the extent to which the proposal will affect the values of any Outstanding Landscape Area and/or Outstanding Natural Feature identified in Map Series 2 Map Series 4, or Visual Amenity Landscape identified in Appendix G; and the extent to which the subdivision, use or development meets the objectives, policies and outcomes of Chapter 18 Landscapes and the additional assessment criteria contained in Appendix 18B, in particular any site identified in the District Plan, any site identified in the District Plan or a an amenity landscape identified in Council's Draft Kaipara District Plan Review Landscape Technical Report (20102006);</u></p> <p>[...]</p> <p><u>Note 1: A description of the landscapes and features is provided in Appendix 18A. The values associated with Outstanding Landscape Areas and Visual Amenity Landscapes are described in the Kaipara District Landscape Report (2010).</u></p>
13.10.5	Commercial and Industrial Buildings	<p>(1) For Commercial or Industrial Activities in a Residential Zone</p> <p>Any building is a Permitted Activity if:</p> <p>[...]</p> <p>c) Where a Council reticulated sewerage wastewater system is available the development complies with the requirements of Rule 13.134.6(1)(a)-(d) inclusive;</p>	Restricted Discretionary Activity (assessed on a non-notified basis)	<p>Where an activity is not permitted by this Rule, Council will have regard to the following matters when considering an application for Resource Consent:</p> <p>[...]</p> <p>vi) Effects on the landscape and heritage <u>Whether and the extent to which the proposal will affect the values of any Outstanding Landscape Area and/or Outstanding Natural Feature identified in Map Series 2 Map Series 4, or Visual Amenity Landscape identified in Appendix G; and the extent to</u></p>

Rule	Parameter	Residential Permitted Activity Performance Standard	Activity Status if the Activity does not meet the Performance Standard	Assessment Criteria
		<p>d) Where no Council sewerage wastewater system is available the development shall comply with the requirements of Rule 13.134.6(c)-(d) inclusive;</p> <p>e) Where a Council reticulated stormwater disposal system is available the development shall comply with Rule 13.134.5(1)(a) and 13.134.1(3)(a)-(i) inclusive; and</p> <p>f) Where no Council reticulated stormwater disposal system is available the development shall comply with Rule 13.134.5(2)(a) and Rule 13.134.5(3)(a)-(i) inclusive.</p> <p>g) It is not located within an Outstanding Landscape Area identified in Appendix 18B and Map Series 4.</p> <p>[...]</p> <p>Note 2: For sites within an Outstanding Landscape Areas and Outstanding Natural Features Rule 13.10.3 shall also apply. This Rule does not apply within an Outstanding Landscape Area, Rule 13.10.3 applies in this instance.</p>		<p>which the subdivision, use or development meets the objectives, policies and outcomes of Chapter 18—Landscapes and the additional assessment criteria contained in Appendix 18BC, in particular any site identified in the District Plan, Effects on cultural and heritage values, including whether and to what extent consultation has been undertaken with Tangata Whenua as appropriate;</p> <p>[...]</p> <p>Note 1: A description of the landscapes and features is provided in Appendix 18A. The values associated with Outstanding Landscape Areas and Visual Amenity Landscapes are described in the Kaipara District Landscape Report (2010).</p>
13.10.6	Maximum Height	<p>Any building is a Permitted Activity if:</p> <p>[...]</p> <p>c) It is not within an Outstanding Landscape Area identified in Appendix 18B and Map Series 4.</p> <p>Note 1: This Rule does not apply For sites within an Outstanding Landscape Area or Outstanding Natural Feature, Rule 13.10.3 shall also apply applies in this instance. .</p>	Restricted Discretionary Activity	<p>Where an activity is not permitted by this Rule, Council will have regard to the following matters when considering an application for Resource Consent:</p> <p>[...]</p> <p>vi) Effects on the landscape and heritage-Whether and the extent to which the proposal will affect the values of any Outstanding Landscape Area and/or Outstanding Natural Feature identified in Map Series 2 Map Series 4, or Visual Amenity Landscape-identified in Appendix G; and the extent to which the subdivision, use or development meets the objectives, policies and outcomes of Chapter 18—Landscapes and the additional assessment criteria contained in Appendix 18BC, in particular any site identified in the District Plan, Effects on cultural and heritage values, including whether and to what extent consultation has been undertaken with Tangata Whenua as appropriate;</p> <p>[...]</p> <p>Note 1: A description of the landscapes and features is provided in Appendix 18A. The values associated with Outstanding Landscape Areas and Visual Amenity Landscapes are described in the Kaipara District Landscape Report (2010).</p>
13.10.7	Height in Relation to Boundary		Restricted Discretionary Activity	<p>Where an activity is not permitted by this Rule, Council will have regard to the following matters when considering an application for Resource Consent:</p> <p>[...]</p> <p>vi) Effects on the landscape and heritage-Whether and the extent to which the proposal will affect the values of any Outstanding Landscape Area and/or Outstanding Natural Feature identified in Map Series 2 Map Series 4, or Visual Amenity Landscape-identified in Appendix G; and the extent to which the subdivision, use or development meets the objectives, policies and outcomes of Chapter 18—Landscapes and the additional assessment criteria contained in Appendix 18BC.</p> <p>Note 1: A description of the landscapes and features is provided in Appendix 18A. The values associated with Outstanding Landscape Areas and Visual Amenity Landscapes are described in the Kaipara District Landscape Report (2010).</p>
13.10.8	Setbacks		Restricted Discretionary Activity	<p>Where an activity is not permitted by this Rule, Council will have regard to the following matters when considering an application for Resource Consent:</p> <p>[...]</p> <p>v) Effects on the landscape and heritage-Whether and the extent to which the proposal will affect the values of any Outstanding Landscape Area and/or Outstanding Natural Feature identified in Map Series 2 Map Series 4, or Visual Amenity Landscape-identified in Appendix G; and the extent to which the subdivision, use or development meets the objectives, policies and outcomes of Chapter 18—Landscapes and the additional assessment criteria contained in Appendix 18BC;</p> <p>[...]</p> <p>Note 2: A description of the landscapes and features is provided in Appendix 18A. The values associated with Outstanding Landscape Areas and Visual Amenity Landscapes are described in the Kaipara District Landscape Report (2010).</p>

Rule	Parameter	Residential Permitted Activity Performance Standard	Activity Status if the Activity does not meet the Performance Standard	Assessment Criteria
13.10.9	Separation Distance		Restricted Discretionary Activity	Where an activity is not permitted by this Rule, Council will have regard to the following matters when considering an application for Resource Consent: [...] vii) Effects on landscape, ecological and heritage Whether and the extent to which the proposal will affect the values, in particular of any Outstanding Landscape Area and/or Outstanding Natural Feature identified in Map Series 4-2 or Visual Amenity Landscape identified in Appendix G; and the extent to which the subdivision, use or development meets the objectives, policies and outcomes of Chapter 18 – Landscapes and the additional assessment criteria contained in Appendix 18B. C. [was 13.10.9(viii) prior to Decisions Version]. <u>Note 1: A description of the landscapes and features is provided in Appendix 18A. The values associated with Outstanding Landscape Areas and Visual Amenity Landscapes are described in the Kaipara District Landscape Report (2010).</u>
13.10.11	Relocation of Buildings	Relocated buildings are permitted where the following matters can be satisfied: [...] e) It is not within an Outstanding Landscape Area, as identified in Map Series 1. <u>Note 1: For sites This Rule does not apply within an Outstanding Landscape Area or Outstanding Natural Feature, Rule 13.10.3 shall also apply. applies in this instance.</u>	Restricted Discretionary Activity (assessed on a non-notified basis)	Where an activity is not permitted by this Rule, Council will have regard to the following matters when considering an application for Resource Consent: [...] Effects on the landscape and heritage Whether and the extent to which the proposal will affect the values of any Outstanding Landscape Area and/or Outstanding Natural Feature identified in Map Series 2 Map Series 4 , or Visual Amenity Landscape identified in Appendix G; and the extent to which the subdivision, use or development meets the objectives, policies and outcomes of Chapter 18 – Landscapes and the additional assessment criteria contained in Appendix 18B. C. <u>Note 1: A description of the landscapes and features is provided in Appendix 18A. The values associated with Outstanding Landscape Areas and Visual Amenity Landscapes are described in the Kaipara District Landscape Report (2010).</u>
13.10.12	Private Open Space		Restricted Discretionary Activity	Where an activity is not permitted by this Rule, Council will have regard to the following matters when considering an application for Resource Consent: [...] iii) Effects on the landscape and heritage Whether and the extent to which the proposal will affect the values of any Outstanding Landscape Area and/or Outstanding Natural Feature identified in Map Series 2 Map Series 4 , or Visual Amenity Landscape identified in Appendix G; and the extent to which the subdivision, use or development meets the objectives, policies and outcomes of Chapter 18 – Landscapes and the additional assessment criteria contained in Appendix 18B. C. <u>Note 1: A description of the landscapes and features is provided in Appendix 18A. The values associated with Outstanding Landscape Areas and Visual Amenity Landscapes are described in the Kaipara District Landscape Report (2010).</u>
13.10.13	Permeable Surfaces		Restricted Discretionary Activity (assessed on a non-notified basis)	Where an activity is not permitted by this Rule, Council will have regard to the following matters when considering an application for Resource Consent: [...] vii) Effects on the landscape and heritage values of any Outstanding Landscape Area identified in Map Series 1 or Visual Amenity Landscape identified in Appendix G; and the extent to which the subdivision, use or development meets the objectives, policies and outcomes of Chapter 18 – Landscapes and the additional assessment criteria contained in Appendix 18C. [was 13.10.13(v) prior to Decisions Version]
13.10.14	Building Coverage	Any activity is a Permitted Activity if: [...] <u>Note 1: Building Coverage within an Outstanding Landscape Area or Outstanding Natural</u>	Restricted Discretionary Activity	Where an activity is not permitted by this Rule, Council will have regard to the following matters when considering an application for Resource Consent: [...]

Rule	Parameter	Residential Permitted Activity Performance Standard	Activity Status if the Activity does not meet the Performance Standard	Assessment Criteria
		Feature is controlled by Rule 13.10.3 b) 'Erection and alteration of Dwellings and Structures in Outstanding Landscape Areas'.		<p>v) Effects on the landscape and heritage-Whether and the extent to which the proposal will affect the values of any Outstanding Landscape Area and/or Outstanding Natural Feature identified in Map Series 2 Map Series 4, or Visual Amenity Landscape-identified in Appendix G; and the extent to which the subdivision, use or development meets the objectives, policies and outcomes of Chapter 18—Landscapes and the additional assessment criteria contained in Appendix 18B.</p> <p>Note 1: A description of the landscapes and features is provided in Appendix 18A.The values associated with Outstanding Landscape Areas and Visual Amenity Landscapes are described in the Kaipara District Landscape Report (2010).</p>
13.10.20	Contaminated Land - Change of use		Discretionary Activity	<p>Where an activity is not permitted by this Rule, Council will have regard to the following matters when considering an application for Resource Consent:</p> <p>[...]</p> <p>vii) Effects on the landscape and heritage values of any Outstanding Landscape Area identified in Map Series 1 or Visual Amenity Landscape identified in Appendix G; and the extent to which the subdivision, use or development meets the objectives, policies and outcomes of Chapter 18—Landscapes and the additional assessment criteria contained in Appendix 18C.</p> <p>[...]</p>
13.10.21	Contaminated Land Remediation	–	Discretionary Activity	<p>Where an activity is not permitted by this Rule, Council will have regard to the following matters when considering an application for Resource Consent:</p> <p>[...]</p> <p>x) Effects on the landscape and heritage values of any Outstanding Landscape Area identified in Map Series 1 or Visual Amenity Landscape identified in Appendix G; and the extent to which the subdivision, use or development meets the objectives, policies and outcomes of Chapter 18—Landscapes and the additional assessment criteria contained in Appendix 18C.</p> <p>[...]</p>
13.10.22	Hazardous Substances	d)	Discretionary Activity	<p>Where an activity is not permitted by this Rule, Council will have regard to the following matters when considering an application for Resource Consent:</p> <p>[...]</p> <p>xvi) Effects on the landscape and heritage values of any Outstanding Landscape Area identified in Map Series 1 or Visual Amenity Landscape identified in Appendix G; and the extent to which the subdivision, use or development meets the objectives, policies and outcomes of Chapter 18—Landscapes and the additional assessment criteria contained in Appendix 18C.</p>
13.10.23	Radioactive materials	b)	<p>Controlled Activity if:</p> <p>a) Radioactivity does not exceed 100 terabecquerels.</p> <p>Discretionary Activity if:</p> <p>b) Radioactivity exceeds 100 terabecquerels.</p>	<p>Where an activity is not Permitted by this Rule, Council will have regard to the following matters when considering an application for Resource Consent:</p> <p>[...]</p> <p>xiv) Effects on the landscape and heritage values of any Outstanding Landscape Area identified in Map Series 1 or Visual Amenity Landscape identified in Appendix G; and the extent to which the subdivision, use or development meets the objectives, policies and outcomes of Chapter 18—Landscapes and the additional assessment criteria contained in Appendix 18C.</p>
13.10.24	Plant or animal effluent storage/ disposal	<p>No activity is a Permitted Activity in this Zone regarding the treatment and application of liquid effluent from plants or animals or whey (including disposal onto land by spray irrigation).</p> <p>Note 1: The disposal of contaminants may require Resource Consent under the Regional Water and Soil Plan For Northland.—Applicants should contact the Northland Regional Council to determine whether or not a Resource Consent is required.</p> <p>Note 2: Where parallel Resource Consent is required from the Northland Regional Council, Kaipara District Council will seek to undertake joint processing of both applications, e.g. via</p>	Discretionary Activity	<p>Where an activity is not permitted by this Rule, Council will have regard to the following matters when considering an application for Resource Consent under this Rule:</p> <p>i) The proposed site and layout, with a description of the nature and scale of the proposed facility and associated operations;</p> <p>ii) The extent to which reduction in environmental pollution and land contamination is achieved through better management and disposal of solid waste.</p>

Rule	Parameter	Residential Permitted Activity Performance Standard	Activity Status if the Activity does not meet the Performance Standard	Assessment Criteria
		delegated authority from the Northland Regional Council.		<ul style="list-style-type: none"> iii) The ability to recover resources that will yield economic and social benefits to the community. iv) Development and other activities adopt more environmentally sustainable waste practices. v) The extent to which adverse effects from the effluent disposal on amenity values are minimised. vi) The siting, design and management of waste management activities. vii) Reduction in the volume of solid waste generated. viii) The ability to reduce consumption and the waste of resources. ix) Site drainage and off-site infrastructure (e.g. drainage type and capacity); x) The sensitivity of the surrounding human, natural and physical environment, and proposed measures to protect them (including wildlife habitats and water bodies); xi) Separation distances from water bodies, coastal water, neighbouring activities and people, including consideration of the proximity to people-oriented activities (e.g. childcare, rest homes, hospitals); xii) Proposed contingency measures and emergency plans; and xiii) Proposed monitoring and maintenance schedules; and xiv) Effects on the landscape and heritage values of any Outstanding Landscape Area identified in Map Series 1 or Visual Amenity Landscape identified in Appendix G; and the extent to which the subdivision, use or development meets the objectives, policies and outcomes of Chapter 18 Landscapes and the additional assessment criteria contained in Appendix 18C.
13.10.24 [was 13.10.25 prior to Decisions Version]	Lighting and Glare		Restricted Discretionary Activity	<p>Where an activity is not permitted by this Rule, Council will have regard to the following matters when considering an application for Resource Consent:</p> <p>[...]</p> <ul style="list-style-type: none"> vi) Effects on the landscape and heritage Whether and the extent to which the proposal will affect the values of any Outstanding Landscape Area and/or Outstanding Natural Feature identified in Map Series 2 Map Series 4, or Visual Amenity Landscape identified in Appendix G; and the extent to which the subdivision, use or development meets the objectives, policies and outcomes of Chapter 18 Landscapes and the additional assessment criteria contained in Appendix 18B. <p><u>Note 1: A description of the landscapes and features is provided in Appendix 18A. The values associated with Outstanding Landscape Areas and Visual Amenity Landscapes are described in the Kaipara District Landscape Report (2010).</u></p>
13.10.25 [was 13.10.26 prior to Decisions Version]	Signage (including signs on and adjacent to roads and on buildings)	<p>The following signs are permitted:</p> <ul style="list-style-type: none"> c) Any temporary sign not exceeding 3m² that is not within an Outstanding Landscape Area or Outstanding Natural Feature (identified in Map Series 2), in area advertising or providing information on central or local government elections, cultural, social or sporting events, sites for development, sale or auctions, provided that any such sign may be erected for a period of up to two months and shall be removed within seven days of the election, event, sale or auction taking place; and d) Any sign not within an Outstanding Landscape Area, as identified in Map Series 4. <p>[...]</p>	Restricted Discretionary Activity	<p>Where an activity is not permitted by this Rule, Council will have regard to the following matters when considering an application for Resource Consent under this Rule:</p> <p>[...]</p> <ul style="list-style-type: none"> x) Effects on the landscape and heritage Whether and the extent to which the proposal will affect the values of any Outstanding Landscape Area and/or Outstanding Natural Feature identified in Map Series 2 Map Series 4, or Visual Amenity Landscape identified in Appendix G; and the extent to which the subdivision, use or development meets the objectives, policies and outcomes of Chapter 18 Landscapes and the additional assessment criteria contained in Appendix 18B. <p>[was 13.10.26(xii) prior to Decisions Version]</p> <p><u>Note 1: A description of the landscapes and features is provided in Appendix 18A. The values associated with Outstanding Landscape Areas and Visual Amenity Landscapes are described in the Kaipara District Landscape Report (2010).</u></p>
13.10.26 [was 13.10.27 prior to Decisions Version]	Vehicle Access and Driveways	<p>Any activity is permitted if:</p> <p>[...]</p> <ul style="list-style-type: none"> e) # The site is not within an Outstanding Landscape Area or Outstanding Natural Feature, as identified in Map Series 4 unless the work is necessary for the maintenance of existing accesses or firebreaks. <p>[was 13.10.27(i) prior to Decisions Version]</p>	Restricted Discretionary Activity (assessed on a non-notified basis, unless access is onto the State Highway network, and the approval of the NZ	<p>Where an activity is not permitted by this Rule, Council will have regard to the following matters when considering an application for Resource Consent:</p> <p>[...]</p> <ul style="list-style-type: none"> xiii) Effects on the landscape and heritage Whether and the extent to which the proposal will affect the values of any Outstanding Landscape Area and/or Outstanding Natural Feature identified in Map Series 2 Map Series 4, or Visual Amenity Landscape identified in Appendix G; and the extent to which the subdivision, use or development meets the objectives, policies and outcomes of Chapter

Rule	Parameter	Residential Permitted Activity Performance Standard	Activity Status if the Activity does not meet the Performance Standard	Assessment Criteria
		[...]	Transport Agency is not obtained	<p>18 Landscapes and the additional assessment criteria contained in Appendix 18BC.</p> <p>[was 13.10.27(xii) prior to Decisions Version]</p> <p><u>Note 1: A description of the landscapes and features is provided in Appendix 18A. The values associated with Outstanding Landscape Areas and Visual Amenity Landscapes are described in the Kaipara District Landscape Report (2010).</u></p>
<p>13.10.28</p> <p>[was 13.10.29 prior to Decisions Version]</p>	Parking		Restricted Discretionary Activity	<p>Where an activity is not permitted by this Rule, Council will have regard to the following matters when considering an application for Resource Consent:</p> <p>[...]</p> <p>viii) <u>Whether and the extent to which the proposal will affect the values of any Outstanding Landscape Area and/or Outstanding Natural Feature identified in Map Series 2, or Visual Amenity Landscape identified in Appendix G; and the extent to which the subdivision, use or development meets the additional assessment criteria contained in Appendix 18BC.</u></p> <p>[...]</p> <p><u>Note 2: A description of the landscapes and natural features is provided in Appendix 18A. The values associated with both Outstanding Landscape Areas and Visual Amenity Landscapes are described in the Kaipara District Landscape Technical Report (2010).</u></p>

13.11 Controlled Residential Subdivision

Rule	Type of Subdivision	Terms for Subdivision	Matters of Control
13.11.1	General Residential Subdivision	<p>Subdivision within the Residential zone is a Controlled Activity if it meets the following terms for subdivision:</p> <p>(1) Residential Zone</p> <p>[...]</p> <p>d) <u>The proposed allotment site is not within an Outstanding Landscape Area or Outstanding Natural Feature, as identified in Map Series 42.</u></p> <p>(2) All Overlays</p> <p>[...]</p> <p>d) <u>The site is not within an Outstanding Landscape Area or Outstanding Natural Feature, as identified in Map Series 42.</u></p> <p>[...]</p>	<p>Council will reserve control over the following matters when considering an application for Resource Consent that meets the terms for subdivision under this Rule:</p> <p><u>General</u> Subdivision</p> <p>[...]</p> <p>xx) Effects on the landscape and heritage <u>Whether and the extent to which the proposal will affect the values of any Outstanding Landscape Area and/or Outstanding Natural Feature identified in Map Series 2 Map Series 4, or Visual Amenity Landscape identified in Appendix G; and the extent to which the subdivision, use or development meets the objectives, policies and outcomes of Chapter 18 Landscapes and the additional assessment criteria contained in Appendix 18BC.</u></p> <p>[was 13.11.1(xvii) prior to Decisions Version]</p> <p>[...]</p> <p><u>Note 4: A description of the landscapes and natural features is provided in Appendix 18AB, and 4. The values associated with both Outstanding Landscape Areas and Visual Amenity Landscapes are described in the Kaipara District Landscape Technical Report (2010).</u></p>
OR			
13.11.2	Boundary Adjustment	<p>Subdivision within the Residential zone is a Controlled Activity if it meets the following terms for subdivision:</p> <p>[...]</p> <p>f) <u>The site is not within an Outstanding Landscape Area or Outstanding Natural Feature, as identified in Map Series 42.</u></p>	<p>Council will reserve control over the following matters when considering an application for Resource Consent that meets the terms for subdivision under this Rule:</p> <p><u>General</u> Subdivision</p> <p>[...]</p> <p>iv) Effects on the landscape and heritage <u>Whether and the extent to which the proposal will affect the values of any Outstanding Landscape Area and/or Outstanding Natural Feature identified in Map Series 2 Map Series 4, or Visual Amenity Landscape identified in Appendix G; and the extent to which the subdivision, use or development meets the objectives, policies and outcomes of Chapter 18 Landscapes and the additional assessment criteria contained in Appendix 18BC.</u></p> <p>[was 13.11.2(iii) prior to Decisions Version]</p> <p><u>Note 1: A description of the landscapes and natural features is provided in Appendix 18A, B, and 4. The values associated with both Outstanding Landscape Areas and Visual Amenity Landscapes are described in the Kaipara District Landscape Technical Report (2010).</u></p>

Rule	Type of Subdivision	Terms for Subdivision	Matters of Control
OR			
13.11.3	Preservation of Natural and Cultural Heritage	<p>(1) Residential Zone</p> <p>Subdivision within the Residential zone, where it is not in an overlay area, is a Controlled Activity if it meets the following terms for subdivision:</p> <p>[...]</p> <p>g) The site is not within an Outstanding Landscape Area <u>or Outstanding Natural Feature</u>, as identified in Map Series 42.</p> <p>[...]</p> <p>m)</p>	<p>Council will reserve control over the following matters when considering an application for Resource Consent that meets the terms for subdivision under this Rule:</p> <p><u>General</u> Subdivision</p> <p>[...]</p> <p>ii) Effects on the landscape and heritage Whether and the extent to which the proposal will affect the values of any Outstanding Landscape Area <u>and/or Outstanding Natural Feature</u> identified in <u>Map Series 2</u> Map Series 4, or Visual Amenity Landscape identified in Appendix G; and the extent to which the subdivision, use or development meets the objectives, policies and outcomes of Chapter 18 – Landscapes and the additional assessment criteria contained in Appendix 18BC.</p> <p>[...]</p> <p>Note 2: A description of the landscapes <u>and natural features</u> is provided in Appendix 18A, B, and C. The values associated with both Outstanding Landscape Areas and Visual Amenity Landscapes are described in the Kaipara District Landscape Technical Report (2010).</p>

13.12 Restricted Discretionary Residential Subdivision (Non-Notified)

Rule	Parameter	Terms for Subdivision	Assessment Criteria
13.12.1	Integrated Development	<p>(1) Residential Zone</p> <p>Integrated Development subdivision is a Restricted Discretionary Activity where it complies with the following:</p> <p>[...]</p> <p>d) The site is not within an Outstanding Landscape Area <u>or Outstanding Natural Feature</u>, as identified in Map Series 42.</p> <p>OR</p> <p>(2) All Overlays</p> <p>Integrated development subdivision is a Restricted Discretionary Activity where it complies with the following:</p> <p>[...]</p> <p>d) The site is not within an Outstanding Landscape Area <u>or Outstanding Natural Feature</u>, as identified in Map Series 42.</p> <p>AND</p> <p>(3) For all Integrated Development subdivision the following terms of subdivision must be met:</p> <p>Integrated development subdivision is a Restricted Discretionary Activity where it complies with the following:</p> <p>[...]</p> <p>f) The site is not within an Outstanding Landscape Area <u>or Outstanding Natural Feature</u>, as identified in Map Series 42.</p> <p>[was 13.12.1(f) prior to Decisions Version]</p> <p>[...]</p>	<p>Council will restrict its discretion over the following matters when considering an application for Resource Consent that meets the terms for subdivision under this Rule:</p> <p><u>General</u> Subdivision</p> <p>[...]</p> <p>iv) Effects on the landscape and heritage Whether and the extent to which the proposal will affect the values of any Outstanding Landscape Area <u>and/or Outstanding Natural Feature</u> identified in <u>Map Series 2</u> Map Series 4, or Visual Amenity Landscape identified in Appendix G; and the extent to which the subdivision, use or development meets the objectives, policies and outcomes of Chapter 18 – Landscapes and the additional assessment criteria contained in Appendix 18BC.</p> <p>[...]</p> <p>Note 1: A description of the landscapes <u>and natural features</u> is provided in Appendix 18A, B, and C. The values associated with both Outstanding Landscape Areas and Visual Amenity Landscapes are described in the Kaipara District Landscape Technical Report (2010).</p>

13.13 Discretionary Residential Subdivision

Rule	Parameter	Terms for Subdivision	Assessment Criteria
13.13.1	Subdivision of a site within in an Outstanding Landscape Area or	<p>Subdivision within the Residential Zone <u>for any site containing an Outstanding Landscape Area or Outstanding Natural Feature</u> is a Discretionary Activity if it meets the following terms for subdivision:</p> <p>(1) Outstanding Landscape Areas</p>	<p>Council will exercise its discretion under section 104B of the RMA and may consider but will not be limited to the following matters when considering an application for resource consent that meets the terms for subdivision under this rule:-</p>

Rule	Parameter	Terms for Subdivision	Assessment Criteria
	<u>Outstanding Natural Feature</u>	<p>a) Every proposed allotment has a minimum net site area of 20 hectares; and</p> <p>b) The proposed subdivision complies with the relevant Performance Standards in Section 13.10 and 13.14 of this Chapter; and</p> <p>(2) Where Lots are divided by an Outstanding Landscape Area</p> <p>a) In those parts of a lot that are not covered by an Outstanding Landscape Area, the rules relating to allotment size for the particular zone apply as if the legal boundary of the site was located along the boundary of the landscape or feature;</p> <p>b) Where a lot is divided by the boundary of an Outstanding Landscape Area, subdivision of that part of the lot within the landscape must meet the requirements of Rule 13.14.1(a)-(b) above.</p>	<p>General Subdivision</p> <p>i) The matters for control listed in Rule 13.11.1; and</p> <p>ii) Effects on the landscape and heritage. Whether and the extent to which the proposal will affect the values of any Outstanding Landscape Area and/or Outstanding Natural Feature identified in Map Series 2, Map Series 4, or Visual Amenity Landscape identified in Appendix G; and the extent to which the subdivision, use or development meets the objectives, policies and outcomes of Chapter 18 – Landscapes and the additional assessment criteria contained in Appendix 18B.</p> <p>iii) The extent to which the lot sizes created are consistent with the relevant terms for subdivision in Sections 12.12 – 12.14 of this Chapter.</p> <p>Note 1: A description of the landscapes and natural features is provided in Appendix 18A, B, and the values associated with both Outstanding Landscape Areas and Visual Amenity Landscapes are described in the Kaipara District Landscape Technical Report (2010).</p>

13.14 Performance Standards for All Residential Subdivision

Where activities do not comply with the Performance Standards in Section 13.13 the specific assessment criteria for the Standard infringed, contained within Section 13.13 will need to be considered, in addition to the relevant Assessment Criteria under Rule 13.10, 13.11 or 13.12.

Rule	Parameter	Residential Permitted Activity Performance Standard	Activity Status if the Activity does not meet the Performance Standard	Assessment Criteria
13.14.1	Suitable Building Area		Discretionary Activity	<p>Council will have regard to the following matters when considering an application for Resource Consent under this Rule:</p> <p>[...]</p> <p>vii) Effects on the landscape and heritage values of any Outstanding Landscape Area identified in Map Series 1 or Visual Amenity Landscape identified in Appendix G; and the extent to which the subdivision, use or development meets the objectives, policies and outcomes of Chapter 18 – Landscapes and the additional assessment criteria contained in Appendix 18C.</p> <p>[...]</p> <p>Note 2: A description of the landscapes is provided in Appendix 18B, and the values associated with both Outstanding Landscape Areas and Visual Amenity Landscapes are described in the Kaipara District Landscape Technical Report (2010).</p>
13.14.2	Road, Private Way Formation and Property Access		Discretionary Activity	<p>Council will have regard to the following matters when considering an application for Resource Consent under this Rule:</p> <p>[...]</p> <p>xvi) Effects on the landscape and heritage values of any Outstanding Landscape Area identified in Map Series 1 or Visual Amenity Landscape identified in Appendix G; and the extent to which the subdivision, use or development meets the objectives, policies and outcomes of Chapter 18 – Landscapes and the additional assessment criteria contained in Appendix 18C. [was 13.14.1 (xv) prior to Decisions Version]</p> <p>[...]</p> <p>Note 2: A description of the landscapes is provided in Appendix 18B, and the values associated with both Outstanding Landscape Areas and Visual Amenity Landscapes are described in the Kaipara District Landscape Technical Report (2010).</p>
13.14.3	Provision for the Extension of Services	n)	Discretionary Activity	<p>Council will have regard to the following matters when considering an application for Resource Consent under this Rule:</p> <p>[...]</p> <p>viii) Effects on the landscape and heritage values of any Outstanding Landscape Area identified in Map Series 1 or Visual Amenity Landscape identified in Appendix G; and the extent to which the subdivision, use or development meets the objectives, policies and outcomes of Chapter 18 – Landscapes and the additional assessment criteria contained in Appendix 18C.</p> <p>[...]</p> <p>Note 2: A description of the landscapes is provided in Appendix 18B, and the values associated with both Outstanding Landscape Areas and Visual Amenity Landscapes are described in the Kaipara District</p>

Rule	Parameter	Residential Permitted Activity Performance Standard	Activity Status if the Activity does not meet the Performance Standard	Assessment Criteria
				Landscape Technical Report (2010).
13.14.4	Water Supply		Discretionary Activity	<p>Council will have regard to the following matters when considering an application for Resource Consent under this Rule:</p> <p>[...]</p> <p>x) Effects on the landscape and heritage values of any Outstanding Landscape Area identified in Map Series 1 or Visual Amenity Landscape identified in Appendix G; and the extent to which the subdivision, use or development meets the objectives, policies and outcomes of Chapter 18—Landscapes and the additional assessment criteria contained in Appendix 18C.</p> <p>[...]</p> <p>Note 2: A description of the landscapes is provided in Appendix 18B, and the values associated with both Outstanding Landscape Areas and Visual Amenity Landscapes are described in the Kaipara District Landscape Technical Report (2010).</p>
13.14.5	Stormwater Disposal		Discretionary Activity	<p>Council will have regard to the following matters when considering an application for Resource Consent under this Rule:</p> <p>[...]</p> <p>xiii) Effects on the landscape and heritage values of any Outstanding Landscape Area identified in Map Series 1 or Visual Amenity Landscape identified in Appendix G; and the extent to which the subdivision, use or development meets the objectives, policies and outcomes of Chapter 18—Landscapes and the additional assessment criteria contained in Appendix 18C.</p> <p>[...]</p> <p>Note 2: A description of the landscapes is provided in Appendix 18B, and the values associated with both Outstanding Landscape Areas and Visual Amenity Landscapes are described in the Kaipara District Landscape Technical Report (2010).</p>
13.14.6	Wastewater Disposal		Discretionary Activity	<p>Council will have regard to the following matters when considering an application for Resource Consent under this Rule:</p> <p>[...]</p> <p>xii) Effects on the landscape and heritage values of any Outstanding Landscape Area identified in Map Series 1 or Visual Amenity Landscape identified in Appendix G; and the extent to which the subdivision, use or development meets the objectives, policies and outcomes of Chapter 18—Landscapes and the additional assessment criteria contained in Appendix 18C.</p> <p>[was 13.14.6(xiii) prior to Decisions Version]</p> <p>[...]</p> <p>Note 2: A description of the landscapes is provided in Appendix 18B, and the values associated with both Outstanding Landscape Areas and Visual Amenity Landscapes are described in the Kaipara District Landscape Technical Report (2010).</p>
13.14.7	Energy Supply		Discretionary Activity (assessed on a non-notified basis)	<p>Council will have regard to the following matters when considering an application for Resource Consent under this Rule:</p> <p>[...]</p> <p>vi) Effects on the landscape and heritage values of any Outstanding Landscape Area identified in Map Series 1 or Visual Amenity Landscape identified in Appendix G; and the extent to which the subdivision, use or development meets the objectives, policies and outcomes of Chapter 18—Landscapes and the additional assessment criteria contained in Appendix 18C.</p> <p>[was 13.14.7(vii) prior to Decisions Version]</p> <p>[...]</p> <p>Note 2: A description of the landscapes is provided in Appendix 18B, and the values associated with both Outstanding Landscape Areas and Visual Amenity Landscapes are described in the Kaipara District Landscape Technical Report (2010).</p>
13.14.8	Telecommunications	nn)	Discretionary Activity (assessed on a non-notified basis)	<p>Council will have regard to the following matters when considering an application for Resource Consent under this Rule:</p> <p>[...]</p> <p>iii) Effects on the landscape and heritage values of any Outstanding Landscape Area identified in Map</p>

Rule	Parameter	Residential Permitted Activity Performance Standard	Activity Status if the Activity does not meet the Performance Standard	Assessment Criteria
				<p>Series 1 or Visual Amenity Landscape identified in Appendix G; and the extent to which the subdivision, use or development meets the objectives, policies and outcomes of Chapter 18—Landscapes and the additional assessment criteria contained in Appendix 18C. [was 13.14.8(iv) prior to Decisions Version] [...]</p> <p>Note 3: A description of the landscapes is provided in Appendix 18B, and the values associated with both Outstanding Landscape Areas and Visual Amenity Landscapes are described in the Kaipara District Landscape Technical Report (2010).</p>
13.14.9	Esplanade Management for Lots Less Than 4ha		Discretionary Activity	<p>Council will have regard to the following matters when considering an application for Resource Consent under this Rule to reduce or waive the requirement for an esplanade reserve or strip:</p> <p>[...]</p> <p>xv) Effects on the landscape and heritage values of any Outstanding Landscape Area identified in Map Series 1 or Visual Amenity Landscape identified in Appendix G; and the extent to which the subdivision, use or development meets the objectives, policies and outcomes of Chapter 18—Landscapes and the additional assessment criteria contained in Appendix 18C.</p> <p>Note 1: A description of the landscapes is provided in Appendix 18B, and the values associated with both Outstanding Landscape Areas and Visual Amenity Landscapes are described in the Kaipara District Landscape Technical Report (2010).</p>
13.14.10	Esplanade Management for Lots More Than 4ha	iv)	Discretionary Activity	<p>Council will have regard to the following matters when considering an application for Resource Consent under this Rule to reduce or waive the requirement for an esplanade reserve or strip:</p> <p>[...]</p> <p>xi) Effects on the landscape and heritage values of any Outstanding Landscape Area identified in Map Series 1 or Visual Amenity Landscape identified in Appendix G; and the extent to which the subdivision, use or development meets the objectives, policies and outcomes of Chapter 18—Landscapes and the additional assessment criteria contained in Appendix 18C. [was 13.14.10(xv) prior to Decisions Version] [...]</p> <p>Note 1: A description of the landscapes is provided in Appendix 18B, and the values associated with both Outstanding Landscape Areas and Visual Amenity Landscapes are described in the Kaipara District Landscape Technical Report (2010).</p>
13.14.11	Esplanade Areas on Road Stopping		Discretionary Activity	Any request to Council to consider the provision of an esplanade reserve or strip greater or less than 20m wide when a road is stopped is to be made taking into account the Assessment Criteria in Sections 13.134.9(i)-(xv) inclusive and 13.134.10 (i)-(xv) inclusive.
13.14.12	<u>Special Subdivision Provisions</u>	—		