

A QUICK GUIDE



If you have an activity planned for your SITE...

- 1 Look at the planning maps and note what ENVIRONMENT AREA your SITE is located within and what OVERLAYS apply (Figure 1 shows how the planning maps work).
- 2 Determine what your activity involves:
 - ERECTION, alteration, removal, RELOCATION or destruction of STRUCTURES, including:
 - BUILDINGS.
 - NETWORK UTILITIES.
 - SIGNS.
 - Any other type of STRUCTURE.
 - Earthworks (EXCAVATION and FILLING).
 - Use of HAZARDOUS SUBSTANCES.
 - Keeping of goats within 2km of the Egmont National Park.
 - OUTDOOR STORAGE of materials.
 - Consumption of liquor.
 - Generation of stock truck effluent.
 - Planting, trimming or removing vegetation.
 - Subdivision of land.
- 3 Go to the rules section on page 159, follow the guide and use the relevant checklists to determine what rules (if any) apply to your activity on that SITE.
- 4 If a resource consent is required turn to the implementation section on page 381. This will explain the different types of resource consents, tell you what you need to do to apply for a resource consent, including information requirements, and explain how the consent will be processed.
- 5 Refer to the relevant objectives and policies (there is a cross-reference matrix at the end of each of the rules sections to help you find them) in the management strategy section of the plan. The COUNCIL uses these

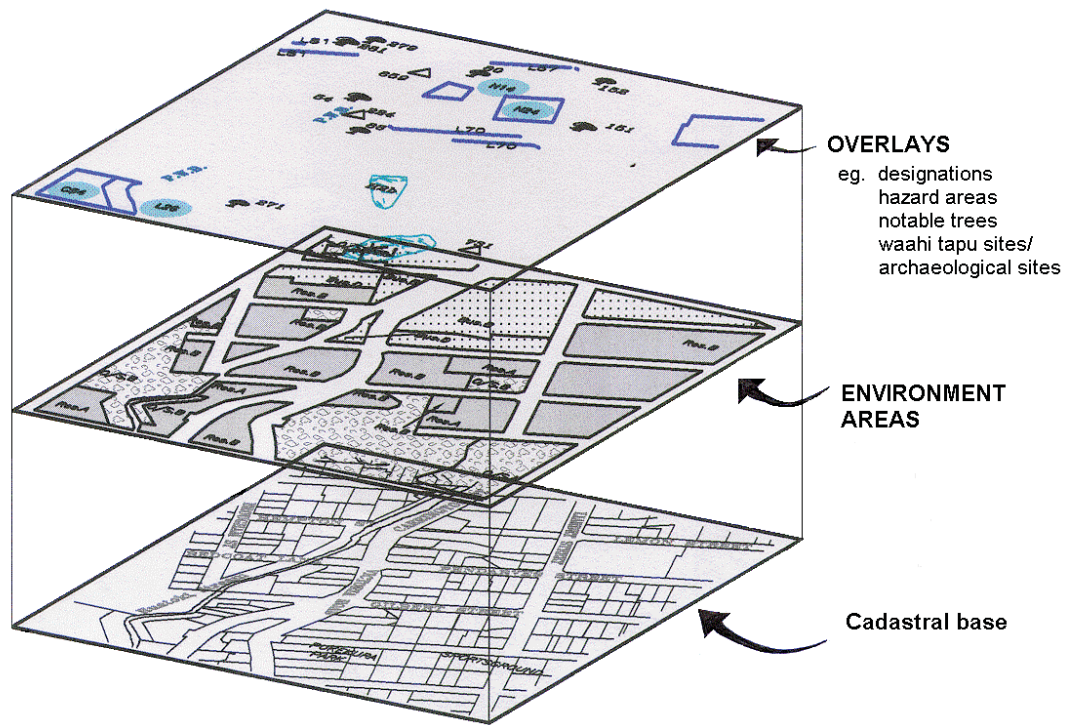
objectives and policies to make a decision on your application for resource consent.

If you have a proposed activity and want to know where you can establish...

- 1 Determine what your activity involves:
 - ERECTION, alteration, removal, RELOCATION or destruction of STRUCTURES, including:
 - BUILDINGS.
 - NETWORK UTILITIES.
 - SIGNS.
 - Any other type of STRUCTURE.
 - Earthworks (EXCAVATION and FILLING).
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 - Planting, trimming or removing vegetation.
 - Subdivision of land.
- 2 Look at the cross-reference matrix on page 163 to see what OVERLAYS may affect your proposal.
- 3 Look at the relevant rules to determine where your activity fits and how it would be treated (refer to the cross-reference matrix on page 164 for a guide but see the rule tables for full details). Determine which ENVIRONMENT AREA(S) would be the most appropriate for your activity to establish within.
- 4 Consult the planning maps to find appropriate SITES.

Note: Words in CAPITALS within the text are defined and can be found in the definitions section of this plan.

Figure 1: How the planning maps work



PLAN CONTENT



VOLUME I

Volume I contains the bulk of the planning information. It is divided into six sections.

Section 1: Introduction

This section provides background information, and defines the area the plan covers.

Want to know what area the plan covers? Check out the District Plan boundaries in this section.

Section 2: Management Strategy

This section contains:

Topics: The management strategy is divided into topics based on the COUNCIL'S functions under the ACT:

- Amenity, Health and Safety.
- HAZARDOUS SUBSTANCES.
- Heritage.
- NATURAL HAZARDS.
- Natural Values.
- Public Access.
- TANGATA WHENUA.
- Traffic and Transport.
- Works and Services.

Issues: The significant resource management issues for New Plymouth District. Based on feedback from the community, 22 issues relevant to the district have been identified.

Objectives: What the community wants to achieve in relation to a particular issue.

Policies: What needs to be done to achieve the objective. The policies guide the COUNCIL in making decisions on resource consent applications.

Methods of Implementation: The methods that will be used to achieve the desired objective. Methods can be regulatory (rules) or non-regulatory (such as incentives, works, information and advocacy).

Reasons: The reasons the objectives, policies and methods of implementation have been adopted.

Anticipated Environmental Results: Practical results the community could expect to see as a result of this plan.

Indicators: The factors used to monitor whether the policies and methods are achieving the desired results.

At the end of the management strategy section there is a cross-reference matrix that relates the policies to their relevant rules.

The management strategy outlines what the community wants to see for its district and how this vision will be achieved. Where a resource consent is required for your activity, this section will guide the COUNCIL'S decision making.

Section 3: Statutory Acknowledgements

This section provides an overview of statutory acknowledgements and their relationship with particular IWI in New Plymouth District. A statutory acknowledgement is a formal recognition by the crown of the particular cultural, spiritual, historic and traditional associations that an IWI has with a statutory area. The association of an IWI with a statutory area is outlined in the schedules to a claims settlement act. The COUNCIL must have regard to statutory acknowledgements and record all statutory acknowledgements on statutory plans.

Section 4: Rules

This section specifies the regulatory framework the COUNCIL is using. It includes:

- A “how to” guide to using the rules tables.
- A cross-reference matrix that shows how activities are affected by OVERLAYS.
- A cross-reference matrix that shows which rules apply in the different ENVIRONMENT AREAS.
- A description of the OVERLAYS and each of the ENVIRONMENT AREAS.
- Checklists for the OVERLAYS and each ENVIRONMENT AREA to guide you to the correct rules.
- The rule content.
- A cross-reference matrix that links the rules to the policies that will guide the decision making process where an application for resource consent is required.

Turn to the rules section to find out whether you are affected by the rules in this plan. The “how to” section will assist.

If you meet the permitted standards for all the relevant parameters, you will not require a resource consent for your activity from the COUNCIL.

Section 5: Implementation

This section is designed to assist APPLICANTS for resource consents. It outlines:

- The different types of resource consents and how they are treated.
- How to apply for a resource consent and the information that is required with an application.
- How consent applications are processed.
- How it is decided whether to publicly notify an application and whether the consent of affected parties will be required.
- A guide to good consultative practice.

- Background information on designations and what information is required for an outline plan.
- What happens if your activity crosses a boundary with another district council.
- Monitoring and review procedures.

The implementation section will assist you if you need to apply for a resource consent.

Section 6: Definitions

All defined words within the text in the plan are shown in CAPITAL LETTERS. This section gives the meaning of these words to aid interpretation.

Need to know what a word means? Look it up in the definitions.

VOLUME II

The appendices provide information for the further interpretation of the management strategy and the rules. Included in the appendices are:

- Standards, conditions or terms for rules, as referred to in the rules tables (noise, financial contributions, HAZARDOUS FACILITIES, traffic and transport).
- Tables that specify requirements to be met (such as design requirements for DRIVEWAYS, or esplanade reserve/strip requirements).
- Diagrams that:
 - Delineate specific areas (such as the extent of the NEW PLYMOUTH AMENITY TREE AREA or New Plymouth heavy haulage routes).
 - Illustrate how to work out where a rule applies (such as working out the daylighting envelope or distance required for clearance of verandahs and SIGNS).
 - Illustrate the correct dimensions for something (such as VEHICLE ACCESS POINTS visibility or location requirements).

- Schedules that list areas of particular interest (e.g. SIGNIFICANT NATURAL AREAS or heritage BUILDINGS and items).
- Criteria that outline the factors that were, or need to be, taken into account in determining an area of special value (such as the criteria for the significance of heritage BUILDINGS and items or to determine the extent of the COASTAL POLICY AREA).

VOLUME III

The planning maps have a cadastral base sourced from Land Information New Zealand (2005). This provides legal boundaries and gives SITES (on the 'rural' maps) their legal description.

All SITES in the district are zoned as a particular ENVIRONMENT AREA. There are five basic ENVIRONMENT AREAS:

- RESIDENTIAL.
- RURAL.
- BUSINESS.
- INDUSTRIAL.
- OPEN SPACE.

Each of these areas has a distinct environmental character, generally based on traditional land uses within them and the existing levels of amenity. With the exception of the RURAL ENVIRONMENT AREA, they may be further differentiated within each ENVIRONMENT AREA:

- RESIDENTIAL A, B and C.
- BUSINESS A, B, C and D.
- INDUSTRIAL A, B, C, D, E and F.
- OPEN SPACE A, B, C and Port Taranaki.

This recognises that while areas may be (for example) predominantly residential in nature, there are differences between different parts of the residential environment based on the elements that make up residential character (e.g. intensity, bulk, HEIGHT, etc).

All public ROADS, including STATE HIGHWAYS, are designated, with the same underlying zoning as adjoining SITES (ROADS have not been shaded

on the planning maps to avoid confusion). Where a ROAD has a different ENVIRONMENT AREA on either side, each side of the ROAD takes on the zoning of the adjacent SITE, with the centre-line of the ROAD forming the boundary between the two. RIVERS are zoned in the same manner.

OVERLAYS

OVERLAYS identify areas or items of value or importance to the community within the district (such as SIGNIFICANT COASTAL AREAS or OUTSTANDING LANDSCAPES) or are identified for information purposes (such as existing pipelines). They relate to the following areas:

- Designations.
- Amenity (URBAN VIEWSHAFTS, DEFINED RETAIL FRONTAGE, New Plymouth entrance corridors, airport noise control boundaries, PORT NOISE control boundaries).
- Health and Safety (gas and PETROLEUM pipelines, high voltage transmission LINES).
- Hazards (COASTAL HAZARD AREA, flood hazard areas, VOLCANIC HAZARD AREA, FAULTLINES).
- Heritage (heritage BUILDINGS and items, WAAHI TAPU SITES and ARCHAEOLOGICAL SITES and NOTABLE TREES).
- Natural Values (COASTAL POLICY AREA, SIGNIFICANT COASTAL AREAS, preferred esplanade reserves and strips, PRIORITY WATERBODIES, SIGNIFICANT NATURAL AREAS, OUTSTANDING and REGIONALLY SIGNIFICANT LANDSCAPES).
- Traffic and Transport (AIRPORT FLIGHT PATH SURFACES, INDICATIVE ROADS, DEFINED RETAIL FRONTAGE).
- Future Urban Development.

A fuller description of each OVERLAY is given in the rules (OVERLAYS) section. Located at the back of the planning maps is detail of the ROAD widening and SERVICE LANE designations and of URBAN VIEWSHAFTS.

The rules relating to the OVERLAYS have precedence over the rules for the underlying ENVIRONMENT AREA.

Use the planning maps to determine which ENVIRONMENT AREA your SITE is in and what OVERLAYS apply.

