

Submitter: The Surveying Company

Submission number: 746

Submission number	Further submitter name	Further submitter oppose/support	Summary of decision requested	Decision	Decision report where this subject matter is addressed
746.1			Retain Policy 5.2.3- Effects of subdivision and development on soils, except for the amendments sought below AND Amend Policy 5.2.3 (b)- Effects of subdivision and development on soils as follows: Subdivision which provides a range of lifestyle options is directed away from high class soils and/or where indigenous biodiversity is being protected, <u>enhanced</u> , and/or restored (with plantings).	Accept in part	Decision Report 22: Rural Zone
<i>FS1268.11</i>	<i>Jennie Hayman</i>	<i>Oppose</i>		<i>Reject</i>	
<i>FS1293.53</i>	<i>Department of Conservation</i>	<i>Support</i>		<i>Accept in part</i>	
<i>FS1387.902</i>	<i>Mercury NZ Limited</i>	<i>Oppose</i>		<i>Reject</i>	
746.2			Amend Objective 5.3.1(a)- Rural Character and amenity as follows: (a) Rural character and amenity are maintained <u>while recognising the localised character of different parts of the District</u> .	Accept in part	Decision Report 22: Rural Zone
<i>FS1268.12</i>	<i>Jennie Hayman</i>	<i>Support</i>		<i>Accept in part</i>	
<i>FS1387.903</i>	<i>Mercury NZ Limited</i>	<i>Oppose</i>		<i>Reject</i>	
746.3			Retain Policy 5.3.8 Effects on rural character and amenity from rural	Accept in part	Decision Report 22: Rural Zone

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			<p>subdivision, except for the amendments sought below AND Amend Policy 5.3.8- Effects on rural character and amenity from rural subdivision as follows: (a)Protect productive rural areas by directing urban forms of subdivision, use, and development to within the boundaries of towns and villages. (b)Ensure development does not compromise the predominant open space, character and amenity of rural areas. (c)Ensure subdivision, use and development minimise the effects of ribbon development. (d) Rural hamlet subdivision and boundary relocations ensure the following: (i)Protection of rural land for productive purposes; (ii) Maintenance of the <u>localised</u> rural character and amenity of the surrounding rural environment; (iii)Minimisation of cumulative effects. (e) Subdivision, use and development opportunities ensure that <u>localised</u> rural character and amenity values are maintained.</p>		
FSI 387.904	Mercury NZ Limited	Oppose		Reject	
746.4			<p>Amend Policy 5.3.13 (a)- Waste management activities as follows: (a) Provide for the rehabilitation of existing quarry sites, including landfill and cleanfill activities, <u>where siting is appropriate, environmental effects are managed</u> and there is environmental gain. AND Amend</p>	Accept in part	Decision Report 22: Rural Zone

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			Policy 5.3.13- Waste management activities to provide for landfills - Classes 1-5 in the Rural Zone, subject to appropriate siting.		
FSI 292.52	McPherson Resources Limited	Oppose		Reject	
FSI 334.52	Fulton Hogan Limited	Oppose		Reject	
FSI 377.245	Havelock Village Limited	Support		Accept in part	
746.5			Amend the definition of "dwelling" in Chapter 13: Definitions to consider the Building Act and Resource Management Act definition AND Amend the definition of "dwelling" in Chapter 13 Definitions to exclude the following: Mobile home Campervan Tent Caravan Cabin Motel Boarding-house Hotel Travellers' accommodation Hostel Special housing developments.	Reject	Decision Report 30: Definitions
FSI 318.1	Viaduct Harbour Nominees Limited	Support		Reject	
FSI 387.905	Mercury NZ Limited	Oppose		Accept	
746.6			Amend the definition of "clean fill" in Chapter 13: Definitions to be consistent with the WasteMINZ definition as follows: Virgin excavated natural materials (VENM) such as clay, soil and rock that are free of: combustible, putrescible, degradable or leachable components; hazardous substances or materials (such as municipal solid waste) likely to create leachate by means	Accept in part	Decision Report 30: Definitions

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			<i>of biological breakdown; products or materials derived from hazardous waste treatment, stabilisation or disposal practices; materials such as medical and veterinary waste, asbestos, or radioactive substances that may present a risk to human health if excavated; contaminated soil and other contaminated materials; and liquid waste. When discharged to the environment, clean fill material will not have a detectable effect relative to the background.</i>		
FSI 374.6	Zeala Limited trading as Aztech Buildings	Support		Accept	
FSI 387.906	Mercury NZ Limited	Oppose		Reject	
746.7			Amend the definition of "farming" in Chapter 13: Definitions to include free-range poultry farming.	Accept in part	Decision Report 22: Rural Zone
FSI 338.6	Combined Poultry Industry on behalf of The Poultry Industry Association of NZ; Inghams Enterprises (NZ) Ltd; Brinks NZ Chicken; The Egg Producers Federation of NZ; and Tegel Foods Ltd	Support		Accept in part	
FSI 265.27	Mainland Poultry Limited	Support		Accept in part	
FSI 387.907	Mercury NZ Limited	Oppose		Reject	

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746.8			Add a new definition of "horticultural activities" to Chapter 13: Definitions and include glasshouses, greenhouses, plant nurseries and orchards therein.	Accept in part	Decision Report 22: Rural Zone
FSI 168.99	Horticulture New Zealand	Support		Accept in part	
FSI 171.118	Phoebe Watson for Barker & Associates on behalf of T&G Global	Support		Accept in part	
FSI 387.908	Mercury NZ Limited	Oppose		Reject	
746.9			Amend the definition of "height control plane" in Chapter 13: Definitions to refer to an angle of 45 degrees. AND Amend the illustration within the definition for "Height Control Plane" in Chapter 13: Definitions to show an angle of 45 degrees.	Accept in part	Decision Report 30: Definitions
FSI 387.909	Mercury NZ Limited	Oppose		Reject	
746.10			Amend the definition of "Waste Management Facility" in Chapter 13: Definitions as follows: <i>Waste management facilities include: disposal of waste to land (excluding cleanfill), commercial composting operations, recovery operations, transfer stations, recycling centres and resource recovery centres.</i>	Accept in part	Decision Report 30: Definitions
FSI 342.207	Federated Farmers	Oppose		Reject	

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746.11			Add a new definition for "Cleanfill Facility" to Chapter 13: Definitions as follows: <u>A facility where clean fill material is accepted for disposal. Excludes: storage and use of cleanfill material within an earthworks site for the purpose of engineering contours for specific activities; placement of cleanfill material associated with road construction and road maintenance activities; and onsite storage and use of overburden or aggregate by-product that is cleanfill material associated with mineral extraction activities.</u>	Reject	Decision Report 30: Definitions
<i>FS1387.910</i>	<i>Mercury NZ Limited</i>	<i>Oppose</i>		<i>Accept</i>	
746.12			Add a new definition for "Free Range Poultry Farming" to Chapter 13: Definitions as per the operative Franklin Section of the Operative District Plan.	Accept in part	Decision Report 22: Rural Zone
<i>FS1387.911</i>	<i>Mercury NZ Limited</i>	<i>Oppose</i>		Reject	
746.13			Add a new definition for "Poultry Hatcheries" to Chapter 13: Definitions as per the Franklin section of the Operative District Plan.	Accept in part	Decision Report 22: Rural Zone
<i>FS1387.912</i>	<i>Mercury NZ Limited</i>	<i>Oppose</i>		<i>Reject</i>	
746.14			Add a new definition for "On Site Primary Produce Manufacturing" to Chapter	Accept in part	Decision Report 22: Rural Zone

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			13:Definitions as per the Operative Franklin Section of the Operative District Plan.		
FSI171.119	Phoebe Watson for Barker & Associates on behalf of T&G Global	Support		Accept in part	
FSI387.913	Mercury NZ Limited	Oppose		Reject	
746.15			Add a new definition for "Farming Visit" to Chapter 13: Definitions as per the Operative Franklin Section of the Operative District Plan.	Accept in part	Decision Report 22: Rural Zone
FSI387.914	Mercury NZ Limited	Oppose		Reject	
746.16			Add a new definition for "Packhouse" in Chapter 13: Definitions as per the Operative Franklin Section of the Operative District Plan.	Reject	Decision Report 22: Rural Zone
FSI387.915	Mercury NZ Limited	Oppose		Accept	
746.17			Add a new definition for "Sleepout" in Chapter 13: Definitions as per the Operative Franklin Section of the Operative District Plan.	Reject	Decision Report 30: Definitions
FSI387.916	Mercury NZ Limited	Oppose		Accept	
746.18			Amend the definition of "intensive farming" in Chapter 13: Definitions as follows: Intensive pig farming undertaken wholly or principally in sheds or other shelters or buildings; (a) Intensive pig farming undertaken wholly or principally in	Accept in part	Decision Report 22: Rural Zone

Submission number	Further submitter name	Further submitter oppose/support	Summary of decision requested	Decision	Decision report where this subject matter is addressed
			sheds or other shelters or buildings; (b) Free range pig farming; (c) Poultry or game bird farming undertaken wholly or principally within sheds or other shelters or buildings; (d) Free range poultry or game bird farming; (e) Mushroom farming; and (f) Intensive goat farming animal feedlots feeding livestock on food other than pasture grasses. It excludes the following, provided the building is used for the purpose for which it was built: ...; and (d) Glass house production or nurseries; (e) Free-range poultry or game bird farming; (f) <u>Free-range pig farming;</u> and (g) <u>Concentrated but temporary wintering of stock as part of normal farming operations, such as using animal feedpads and standoff pads.</u> (h) <u>Poultry Hatcheries</u>		
FSI076.1	New Zealand Pork Industry Board	Support		Accept in part	
FSI076.7	New Zealand Pork Industry Board	Support		Accept in part	
FSI374.7	Zeala Limited trading as Aztech Buildings	Support		Accept in part	
FSI265.39	Mainland Poultry Limited	Support		Accept in part	
FSI316.36	Alstra (2012) Limited	Support		Accept in part	
FSI342.203	Federated Farmers	Support		Accept in part	
746.19			Amend the definition of "Living Court" in Chapter 13" Definitions as follows: <i>Means</i>	Reject	Decision Report 30: Definitions

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			<i>an area of outdoor space directly related to the living area of a household unit, and for the household's exclusive use. It does not include parking, manoeuvring areas and buildings, but does include swimming pools, pergolas and similar open-framed structures <u>including a covered deck.</u></i>		
746.20			Amend the definition of "multi-unit development" in Chapter 13: Definitions as follows: <i>Means multiple residential units <u>being attached or detached</u> which are integrated in a comprehensive manner. It includes: a) an apartment building; b) a duplex.; c)<u>terraced housing.</u></i>	Accept	Decision Report 30: Definitions
746.21			Amend the definition of "Produce stall" in Chapter 13: Definitions to include the sale of farm and garden produce grown or produced on a site owned by the same landholder.	Accept	Decision Report 22: Rural Zone
746.22			Amend the definition of "Significant Natural Area" in Chapter 13: Definitions as follows: <i>Means an area of significant indigenous biodiversity that is identified as a Significant Natural Area on the planning maps or <u>has been assessed as meeting one or more of the Criteria for Determining Significance of Indigenous Biodiversity (Appendix 2) by a suitably qualified Ecologist.</u></i>	Reject	Decision Report 9: Significant Natural Areas
FSI 293.54	Department of Conservation	Support		Reject	
746.23			Amend the definition of "Variable Record of Title" in Chapter 13: Definitions as follows:	Reject	Decision Report 30: Definitions

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			<p><i>Means in the Rural Zone, a Record of Title that contains at least 5000m², is not a road severance, and can accommodate a suitable building platform as a permitted activity under Rule 22.4.9 (subdivision rule for building platform). which satisfies one of the following criteria: - contains at least 5000m², or - is a lot approved or granted consent by a territorial local authority, or - was separately recorded on the valuation roll of the former Franklin County Council as at 22 September 1977, or - had the right to erect one dwelling as a Permitted activity as at 30 May 1994 in terms of the Transitional District Plan of the Franklin District Council.</i></p>																										
746.24			<p>Amend Table 14.12.5.14- Access and road conditions (Residential, Village, Business, Business Town Centre and Industrial Zones) as it applies to the Residential Zone and Village Zone to apply NZS 4404 standards -Table 3.2 Rooding Design Standards. OR Amend Table 14.12.5.14 Access and road conditions as it applies to the Residential Zone and Village Zone to use the standards in the Operative District Plan: Franklin Section as follows:</p> <table border="0" data-bbox="905 1209 1451 1411"> <tr> <td>Users</td> <td>Legal</td> <td></td> <td></td> </tr> <tr> <td>Width</td> <td>Minimum total seal width</td> <td></td> <td></td> </tr> <tr> <td>2-</td> <td></td> <td></td> <td></td> </tr> <tr> <td>4</td> <td></td> <td>3.5m</td> <td></td> </tr> <tr> <td></td> <td>2.7m 5-</td> <td></td> <td></td> </tr> <tr> <td>8</td> <td></td> <td>8m</td> <td>5m</td> </tr> </table>	Users	Legal			Width	Minimum total seal width			2-				4		3.5m			2.7m 5-			8		8m	5m	Reject	Decision Report 13: Infrastructure
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FSI091.43	GD Jones	Support		Reject	Decision Report 13: Infrastructure
FSI387.917	Mercury NZ Limited	Oppose		Accept	Decision Report 13: Infrastructure
746.25			Amend Table 14.12.5.15- Access and road conditions (Rural and Country Living Zones) to apply NZS 4404 Standards - Table 3.2 Rooding Design Standards. OR Amend Table 14.12.5.15- Access and road conditions (Rural and Country Living Zones) to apply the Operative District Plan: Franklin Section Standards as specified in 22B.7.2	Reject	Decision Report 13: Infrastructure
FSI387.918	Mercury NZ Limited	Oppose		Accept in part	Decision Report 13: Infrastructure
746.26			Amend Table 14.2.5.1 - Separation distances to apply the Operative Waikato District Plan Franklin Section 9.5 Location of Vehicle Crossings for arterial and collector roads.	Accept in part	Decision Report 13: Infrastructure
746.27			Delete Table 14.12.5.3- Minimum sight distances AND Add reference to RTS6 Guidelines for Visibility at Driveways to Table 14.12.5.3- Minimum sight distances.	Reject	Decision Report 13: Infrastructure
746.28			Add a new activity to Rule 16.1.2- Permitted Activities to include multi-unit development of up to three dwellings as follows: <u>P13 Multi-unit development of up to three dwellings is a Permitted Activity</u> AND Add similar activity specific standards to the new rule as Rule 16.1.3 RD1 (including the amendments sought)	Accept in part	Decision Report 14: Residential Zone and Decision Report 15: Medium Density Residential Zone

Submission number	Further submitter name	Further submitter oppose/support	Summary of decision requested	Decision	Decision report where this subject matter is addressed
FSI 202.75	New Zealand Transport Agency	Support		Accept in part	Decision Report 14: Residential Zone and Decision Report 15: Medium Density Residential Zone
FSI 387.919	Mercury NZ Limited	Oppose		Accept in part	Decision Report 14: Residential Zone and Decision Report 15: Medium Density Residential Zone
746.29			Amend Rule 16.1.3 RDI (c) Restricted Discretionary Activities for Multi-unit development as follows: The minimum net site area per residential unit is 300m² <u>250m²</u> ; AND Amend Rule 16.1.3 RDI condition (e) Restricted Discretionary Activities (Multi-unit development) as follows: Total Building coverage of the site does not exceed 50% <u>60%</u>	Reject	Decision Report 14: Residential Zone
FSI 1017.2	Gulab Bilimoria	Support		Reject	Decision Report 14: Residential Zone
FSI 1017.7	Gulab Bilimoria	Support		Reject	Decision Report 14: Residential Zone
FSI 387.920	Mercury NZ Limited	Oppose		Accept	Decision Report 14: Residential Zone
746.30		Oppose	Amend Rule 16.1.3 RDI Restricted Discretionary Activities to provide for low rise apartments close to town centres as follows <u>Where multi-unit apartments are proposed apply conditions in 17.1.3 RDI</u>	Reject	Decision Report 14: Residential Zone

Submission number	Further submitter name	Further submitter oppose/support	Summary of decision requested	Decision	Decision report where this subject matter is addressed
746.31			Amend Rule 16.2.4.1- Earthworks-General P1(a)(ii) as follows: (ii) Not exceed a volume of 250m² <u>500m²</u>	Reject	Decision Report 14: Residential Zone
746.32			Retain Rule 16.2.4.1 P2 Earthworks-General as notified.	Accept in part	Decision Report 14: Residential Zone
746.33			Amend Rule 16.2.4.1 P3(a)(i) Earthworks-General as follows: Not exceed a total volume of 20m³ <u>100m³</u> AND Amend Rule 16.2.4.1 P3(a)(ii) Earthworks-General as follows: Not exceed a depth of 4m <u>1.5m</u> .	Reject	Decision Report 14: Residential Zone
746.34			Delete Rule 16.2.4.1 NCI Earthworks General AND Add a new restricted discretionary activity (RD2) to Rule 16.2.4.1 as follows: <u>RD2 Earthworks including the importation of cleanfill to a site.</u>	Reject	Decision Report 14: Residential Zone
746.35			Add a new permitted activity (P2) to Rule 16.3.1- Dwelling for a multi-unit development of up to three dwellings as follows: <u>P2 Multi-unit development of up to three dwellings added as a Permitted Activity</u> AND Add permitted activity conditions to the new Rule 16.3.1 P2 similar to Rule 16.1.3 RDI (including proposed amendments) AND Amend Rule 16.3.1- Dwelling to state that Rule 16.3.1 does not apply to multi-unit development.	Accept in part	Decision Report 14: Residential Zone and Decision Report 15: Medium Density Residential Zone
FS1377.246	Havelock Village Limited	Oppose		Accept in part	Decision Report 14: Residential Zone and

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					<i>Decision Report 15: Medium Density Residential Zone</i>
FS1387.921	Mercury NZ Limited	Oppose		Accept in part	<i>Decision Report 14: Residential Zone and Decision Report 15: Medium Density Residential Zone</i>
746.36			Amend Rule 16.3.2 P1(a)(i)- Minor dwelling as follows: The net site area is 900m² <u>600m²</u> or more.	Accept	Decision Report 14: Residential Zone
FS1387.922	Mercury NZ Limited	Oppose		Reject	<i>Decision Report 14: Residential Zone</i>
746.37			Amend Rule 16.3.3.1 P1-Building Height - General as follows: The maximum height of any building must not exceed 7.5m <u>11m</u> . AND Amend Rule 16.3.5- Daylight admission as a consequential amendment.	Accept in part	Decision Report 14: Residential Zone
746.38			Amend Rule 16.3.5 P1- Daylight admission as follows: <i>Buildings must not protrude through a height control plane rising at an angle of 37 <u>45</u> degrees commencing at an elevation of 2.5m above ground level at every point of the site boundary.</i>	Accept	Decision Report 14: Residential Zone
FS1261.16	Annie Chen	Support		Accept	<i>Decision Report 14: Residential Zone</i>
FS1297.22	CSL Trust & Top End Properties Limited	Support		Accept	<i>Decision Report 14: Residential Zone</i>
746.39			Amend Rule 16.3.6 P1- Building Coverage as follows: <i>The total building coverage must not exceed 40% <u>50%</u>.</i>	Reject	Decision Report 14: Residential Zone

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746.40			<p>Amend Rule 16.3.7 P1 Living Court, as follows: (a) A living court must be provided for each dwelling that meets all of the following conditions: (i) It is for the exclusive use of the occupants of the dwelling; (ii) It is readily accessible from a living area of the dwelling; (iii) When located on the ground floor it has a minimum area of 80m² <u>40m²</u> and a minimum dimension of 4m-3m in any direction. (iv) When located on a balcony of an above ground apartment, it must have a minimum area of 15m² <u>10m²</u> and a minimum dimension of 4m <u>2m</u> in any direction. AND Amend Rule 16.3.7 P2 Living Court, as follows: (a) A living court must be provided for each minor dwelling that meets all of the following conditions: (i) It is for the exclusive use of the occupants of the minor dwelling; (ii) It is readily accessible from a living area of the minor dwelling; (iii) When located on the ground floor it has a minimum area of 40m² <u>10m²</u> and a minimum dimension of 4m-2m in any direction. (iv) When located on a balcony of an above ground apartment, it must have a minimum area of 15m² <u>8m²</u> and a minimum dimension of 2m <u>1.6m</u> in any direction.</p>	Reject	Decision Report 14: Residential Zone
FS1261.20	Annie Chen	Support		Reject	Decision Report 14: Residential Zone
FS1297.26	CSL Trust & Top End Properties Limited	Support		Reject	Decision Report 14: Residential Zone

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746.41			Amend Rule 16.3.8 PI Service Court as follows: (a) A service court must be provided for each dwelling and minor dwelling, each with all the following dimensions: (i) minimum area of 15m 5m ² ; and (ii) contains a circle of at least 3m 2m diameter.	Accept in part	Decision Report 14: Residential Zone
FSI261.23	Annie Chen	Support		Accept in part	Decision Report 14: Residential Zone
FSI297.29	CSL Trust & Top End Properties Limited	Support		Accept in part	Decision Report 14: Residential Zone
FSI377.247	Havelock Village Limited	Support		Accept in part	Decision Report 14: Residential Zone
746.42		Oppose	Amend Rule 16.3.9.1 PI (a)- Building setbacks- All boundaries as follows: (a) A building must be set back a minimum of: ... (iii) 1.5m 1.2m from every boundary other than a road boundary (iv) 1.5m 1.2m from every vehicle access to another site	Reject	Decision Report 14: Residential Zone
FSI261.25	Annie Chen	Support		Reject	Decision Report 14: Residential Zone
FSI297.31	CSL Trust & Top End Properties Limited	Support		Reject	Decision Report 14: Residential Zone
FSI377.248	Havelock Village Limited	Support		Reject	Decision Report 14: Residential Zone
746.43		Oppose	Amend Rule 16.3.9.3 PI (a) (ii)-Building setback - Water bodies to match Rule 24.3.6.3- Building setback- Waterbodies, including the following: (ii) ... <i>from the bank of any <u>named</u> river...</i> AND Add a new permitted activity (P3) to Rule 16.3.9.3 Building setback- Water bodies as follows	Reject	Decision Report 14: Residential Zone

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			<i>P3. A building must be set back a minimum of 10m from the bank of a perennial or intermittent <u>named or unnamed</u> stream.</i>		
FSI387.923	Mercury NZ Limited	Oppose		Accept	Decision Report 14: Residential Zone
746.44		Support	Retain Rule 16.4.1- Subdivision-General as notified, except for amendments sought elsewhere in the submission.	Accept in part	Decision Report 14: Residential Zone
FSI387.924	Mercury NZ Limited	Oppose		Accept in part	Decision Report 14: Residential Zone
746.45			Retain the minimum net site area of 450m ² in Rule 16.4.1 RDI (a)(i) Subdivision - General, for greenfield subdivision. AND Add a new clause to Rule 16.4.1 RDI (a) Subdivision - General requiring a minimum net site area of 350m ² for infill development in accordance with the Operative District Plan: Franklin Section.	Accept in part	Decision Report 14: Residential Zone
FSI387.925	Mercury NZ Limited	Oppose		Accept in part	Decision Report 14: Residential Zone
746.46			Delete Rule 16.4.1 RDI (a)(iii)- Subdivision- General.	Accept	Decision Report 14: Residential Zone
FSI297.34	CSL Trust & Top End Properties Limited	Support		Accept	Decision Report 14: Residential Zone
FSI377.249	Havelock Village Limited	Support		Accept	Decision Report 14: Residential Zone
FSI387.926	Mercury NZ Limited	Oppose		Reject	Decision Report 14: Residential Zone

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746.47			Delete Rule 16.4.2 RDI (a)(iv)- Subdivision- Te Kauwhata Ecological Residential Area.	Accept	Decision Report 14: Residential Zone
FSI387.927	Mercury NZ Limited	Oppose		Reject	Decision Report 14: Residential Zone
746.48		Oppose	Delete Rule 16.4.1 RDI (a)(iv) Subdivision - General (rear lot subdivision control) and make this a matter of discretion; OR Amend Rule 16.4.1 RDI(a) (iv) Subdivision - General (rear lot subdivision control) to increase the percentage of rear lots to no more than 25%.	Accept	Decision Report 14: Residential Zone
FSI387.928	Mercury NZ Limited	Oppose		Reject	Decision Report 14: Residential Zone
746.49			Amend Rule 16.4.3 RDI (a)(v)- Subdivision- Te Kauwhata West Residential Area to increase the percentage of rear lots to no more than 25%.	Reject	Decision Report 14: Residential Zone
FSI387.929	Mercury NZ Limited	Oppose		Accept	Decision Report 14: Residential Zone
746.50			Amend Rule 16.4.3(a) (ii)-Subdivision- Te Kauwhata West Residential Area as follows: (ii) Have a minimum average net site area of 875m² 700m ² .	Reject	Decision Report 14: Residential Zone
FSI387.930	Mercury NZ Limited	Oppose		Accept	Decision Report 14: Residential Zone
746.51			Delete Rule 16.4.13 RDI(a)-Subdivision creating reserves and make this a matter of discretion	Reject	Decision Report 14: Residential Zone

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746.52			Amend Rule 16.4.14 Subdivision of esplanade reserves and esplanade strips to adopt Operative Waikato District Plan - Franklin Section Rule 11.5 - Esplanade Reserves and Strips.	Reject	Decision Report 14: Residential Zone
746.53			Add a new permitted activity (P19) to Rule 17.1.2 Permitted Activities, as follows: <u>P19 Multi-unit development of up to five units complying with the conditions</u> AND Add the conditions from Rule 17.1.3 RD1 to the new rule.	Reject	Decision Report 20: Business Zones
FSI202.79	New Zealand Transport Agency	Support		Reject	
FSI387.931	Mercury NZ Limited	Oppose		Accept	
746.54			Delete Rule 17.1.5 NCI- Non-Complying Activities and amend to discretionary activity as captured by Rule 17.1.4 D3 Discretionary Activities OR Amend Rule 17.1.3 RD1- Restricted Discretionary Activities to allow residential development at the ground floor on sites that adjoin a residential zone.	Accept	Decision Report 20: Business Zones
FSI078.39	Hugh Green Limited	Support		Accept	
FSI387.932	Mercury NZ Limited	Oppose		Reject	
746.55			Delete Rule 17.1.5 NC2-Non-Complying Activities, and amend to a discretionary activity status as set out below AND Add a new discretionary activity (D4) to Rule 17.14 as follows: <u>Residential activity that does</u>	Accept	Decision Report 20: Business Zones

Submission number	Further submitter name	Further submitter oppose/support	Summary of decision requested	Decision	Decision report where this subject matter is addressed
			<i>not comply with an activity specific condition for a permitted activity under Rule 17.1.2 P4.</i>		
FS1387.933	Mercury NZ Limited	Oppose		Reject	
746.56			Amend Rule 17.3.1.1 P1- Height- Building General as follows: <i>The maximum height of any building must not exceed +0m 1.5m.</i>	Reject	Decision Report 20: Business Zones
746.57			Amend Rule 17.3.2 P2 Daylight admission as follows: <i>Buildings must not protrude through a height control plane rising at an angle of 37 45 degrees commencing at an elevation of 2.5m above ground level at every point of the site boundary.</i>	Accept	Decision Report 20: Business Zones
746.58			Add a new permitted activity (P19) to Rule 18.1.2 (Permitted Activities) as follows: <i>P19 Multi-unit development of up to five units complying with the conditions AND Add the conditions in Rule 18.1.3 RD1 as activity specific conditions to the new P19.</i>	Reject	Decision Report 20: Business Zones
FS1387.934	Mercury NZ Limited	Oppose		Accept	
746.59			Delete Rule 18.1.5 NC3- Non-Complying Activities and amend to a discretionary activity as captured by Rule 18.1.4 D2 Discretionary Activities OR Amend Rule 18.1.3 RD1 Restricted Discretionary Activities to allow residential development of the ground floor where the site adjoins a Residential Zone	Accept	Decision Report 20: Business Zones
FS1078.41	Hugh Green Limited	Support		Accept	

Submission number	Further submitter name	Further submitter oppose/support	Summary of decision requested	Decision	Decision report where this subject matter is addressed
FSI387.935	Mercury NZ Limited	Oppose		Reject	
746.60			Retain Rule 18.1.3 RD2 Restricted Discretionary Activities as notified.	Accept in part	Decision Report 20: Business Zones
FSI387.936	Mercury NZ Limited	Oppose		Reject	
746.61		Oppose	Delete Rule 18.1.5 NC2 Non-complying Activities and amend to a discretionary activity as set out below AND Add a new rule to Rule 18.1.4 Discretionary Activities for residential activity on the ground floor.	Accept	Decision Report 20: Business Zones
FSI387.937	Mercury NZ Limited	Oppose		Reject	
746.62		Oppose	Delete Rule 18.1.5 NC3-Non-Complying Activities and amend to be a discretionary activity as outlined below AND Add a new rule to Rule 18.1.4- Discretionary Activities for multi-unit development located on the ground floor.	Accept	Decision Report 20: Business Zones
FSI387.938	Mercury NZ Limited	Oppose		Reject	
746.63		Oppose	Amend 18.3.1.1 P1- Height- Building general as follows: <i>The maximum height of any building must not exceed 10m 15m.</i>	Reject	Decision Report 20: Business Zones
746.64		Oppose	Amend Rule 18.3.2 P1- Daylight admission as follows: <i>Buildings must not protrude through a height control plane rising at an angle of 35 45 degrees commencing at an elevation of 2.5m above ground level at every point of the site boundary.</i>	Accept	Decision Report 20: Business Zones
746.65		Oppose	Add full provisions for transferable rural lot subdivision within the Rural Zone to	Reject	Decision Report 22: Rural Zone

Submission number	Further submitter name	Further submitter oppose/support	Summary of decision requested	Decision	Decision report where this subject matter is addressed
			Chapter 22 Rural Zone; AND Add the Operative Waikato District Plan - Franklin Section Rule 22B.12 - Transferable Rural Lot Right including the provision to transfer "approved lots" to Chapter 22 Rural Zone.		
FSI 1343.2	Bruce Cameron	Support		Reject	
FSI 129.26	Auckland Council	Oppose		Accept	
FSI 138.21	Glenn Michael Soroka and Louise Claire Mered as Trustees of the Pakau Trust	Support		Reject	
FSI 138.23	Glenn Michael Soroka and Louise Claire Mered as Trustees of the Pakau Trust	Support		Reject	
FSI 342.206	Federated Farmers	Support		Reject	
FSI 379.292	Hamilton City Council	Oppose		Accept	
FSI 387.939	Mercury NZ Limited	Oppose		Accept	
746.66			Amend Rule 22.1.2 P2- Permitted Activities to increase event occurrences to 6 times per year.	Accept	Decision Report 22: Rural Zone
FSI 168.66	Horticulture New Zealand	Support	Allow the submission.	Accept	
FSI 306.45	Hynds Foundation	Support	Support.	Accept	
FSI 387.940	Mercury NZ Limited	Oppose		Reject	

Submission number	Further submitter name	Further submitter oppose/support	Summary of decision requested	Decision	Decision report where this subject matter is addressed
746.67			Amend Rule 22.1.2 P4(b)- Permitted Activities to allow for the storage of materials and machinery outside provided that they are fully screened (not visible) from places off site, including roads and highways.	Accept in part	Decision Report 22: Rural Zone
FSI 306.46	Hynds Foundation	Support		Accept in part	
FSI 387.941	Mercury NZ Limited	Oppose		Reject	
746.68			Retain farming as a permitted activity in Rule 22.1.2 P7 Permitted Activities; note that amendments to the definition of "farming" are sought elsewhere in the submission.	Accept in part	Decision Report 22: Rural Zone
FSI 387.942	Mercury NZ Limited	Oppose		Reject	
746.69			Add a new permitted activity (P13) to Rule 22.1.2 Permitted Activities for free-range poultry farming as follows: <u>Free-range poultry farming</u> Activity Specific conditions (a) <u>Coops and associated areas for the treatment and/or disposal of wastes and composting must be set back at least 20m from the nearest site boundary.</u>	Reject	
FSI 265.47	Mainland Poultry Limited	Support		Accept in part	Decision Report 22: Rural Zone
FSI 306.47	Hynds Foundation	Support		Accept in part	
FSI 387.943	Mercury NZ Limited	Oppose		Reject	

Submission number	Further submitter name	Further submitter oppose/support	Summary of decision requested	Decision	Decision report where this subject matter is addressed
746.70			Add five new permitted activities to Rule 22.1.2 Permitted Activities consistent with the Franklin Section of the Operative District Plan as follows: <u>On Site Primary Produce Manufacturing</u> <u>Farming Visit</u> <u>Public Garden</u> <u>Packhouse and coolstore</u> <u>Farmers' market (meeting certain performance standards).</u>	Reject	Decision Report 22: Rural Zone
FSI 306.48	<i>Hynds Foundation</i>	<i>Support</i>		<i>Reject</i>	
746.71		Oppose	Add a new controlled activity (CI) to Section 22.1 Land Use- Activities for poultry hatcheries.	Accept in part	Decision Report 22: Rural Zone
FSI 265.45	<i>Mainland Poultry Limited</i>	<i>Oppose</i>		<i>Reject</i>	
FSI 387.944	<i>Mercury NZ Limited</i>	<i>Oppose</i>		<i>Reject</i>	
746.72			Retain produce stalls as a permitted activity in Rule 22.1.2 P9 Permitted Activities as notified; note that amendments to the definition of "Produce Stall" are sought elsewhere in the submission.	Accept	Decision Report 22: Rural Zone
FSI 387.945	<i>Mercury NZ Limited</i>	<i>Oppose</i>		<i>Reject</i>	
746.73			Delete from Rule 22.1.3- Restricted Discretionary Activities any reference to free range poultry farming and impose more suitable setbacks.	Reject	Decision Report 22: Rural Zone
FSI 338.9	<i>Combined Poultry Industry on behalf of The Poultry Industry Association of NZ;</i>	<i>Support</i>		<i>Reject</i>	

Submission number	Further submitter name	Further submitter oppose/support	Summary of decision requested	Decision	Decision report where this subject matter is addressed
	<i>Inghams Enterprises (NZ) Ltd; Brinks NZ Chicken; The Egg Producers Federation of NZ; and Tegel Foods Ltd</i>				
<i>FSI 265.58</i>	<i>Mainland Poultry Limited</i>	<i>Support</i>	<i>Allow in part with amendments in line with the relief sought as per submission points 833.5 and 833.6.</i>	<i>Reject</i>	
<i>FSI 306.49</i>	<i>Hynds Foundation</i>	<i>Support</i>	<i>Support.</i>	<i>Reject</i>	
<i>FSI 387.946</i>	<i>Mercury NZ Limited</i>	<i>Oppose</i>		<i>Accept</i>	
746.74			Delete from Rule 22.1.3 RD1- Restricted Discretionary Activities any reference to poultry hatcheries OR Amend Rule 22.1.3 RD1- Restricted Discretionary Activities by excluding poultry from the conditions.	Accept in part	Decision Report 22: Rural Zone
<i>FSI 265.59</i>	<i>Mainland Poultry Limited</i>	<i>Support</i>	<i>Allow in part with amendments in line with relief sought as per submission points 822.5 and 833.6.</i>	<i>Accept in part</i>	
<i>FSI 306.50</i>	<i>Hynds Foundation</i>	<i>Support</i>		<i>Accept in part</i>	
<i>FSI 338.10</i>	<i>Combined Poultry Industry on behalf of The Poultry Industry Association of NZ; Inghams Enterprises (NZ) Ltd; Brinks NZ Chicken; The Egg Producers Federation</i>	<i>Support</i>		<i>Accept in part</i>	

Submission number	Further submitter name	Further submitter oppose/support	Summary of decision requested	Decision	Decision report where this subject matter is addressed
	<i>of NZ; and Tegel Foods Ltd</i>				
<i>FSI387.947</i>	<i>Mercury NZ Limited</i>	<i>Oppose</i>		<i>Reject</i>	
<i>746.75</i>			Delete the 300m boundary setback requirement for poultry farming from Rule 22.1.3 RDI- Restricted Discretionary Activities. AND Add a reference to assessment criteria/guidelines and effects of the activity as per the Franklin Section of the Operative District Plan.	Accept in part	Decision Report 22: Rural Zone
<i>FSI374.8</i>	<i>Zeala Limited trading as Aztech Buildings</i>	<i>Support</i>		<i>Accept in part</i>	
<i>FSI265.60</i>	<i>Mainland Poultry Limited</i>	<i>Support</i>		<i>Accept in part</i>	
<i>FSI306.51</i>	<i>Hynds Foundation</i>	<i>Support</i>		<i>Accept in part</i>	
<i>FSI338.11</i>	<i>Combined Poultry Industry on behalf of The Poultry Industry Association of NZ; Inghams Enterprises (NZ) Ltd; Brinks NZ Chicken; The Egg Producers Federation of NZ; and Tegel Foods Ltd</i>	<i>Support</i>		<i>Accept in part</i>	
<i>FSI387.948</i>	<i>Mercury NZ Limited</i>	<i>Oppose</i>		<i>Reject</i>	
<i>746.76</i>			Add new Restricted Discretionary Activities to Rule 22.1.3 Restricted Discretionary Activities for small-scale commercial / retail activities that	Accept in part	Decision Report 22: Rural Zone

Submission number	Further submitter name	Further submitter oppose/support	Summary of decision requested	Decision	Decision report where this subject matter is addressed
			<i>may be ancillary to rural activities occurring on the site e.g. Rural commercial services that support rural production activities; Small scale commercial activities ancillary to a primary rural activity, such as cafes on berry picking farms; Tourism activities and ancillary commercial or food and beverage activities; Small wedding venues; Veterinary Clinics; Boarding Kennels and Catteries; Care Centres (less than 10 people);</i>		
FSI 306.52	Hynds Foundation	Support		Accept in part	
FSI 348.24	Perry International Trading Group Limited	Support		Accept in part	
FSI 379.293	Hamilton City Council	Oppose		Reject	
FSI 387.949	Mercury NZ Limited	Oppose		Reject	
746.77			Add a new restricted discretionary activity (RD3) to Rule 22.1.3 Restricted Discretionary Activities)for clean fill outside of an Outstanding Natural Landscapes, Outstanding Natural Feature, Outstanding Natural Character Area and a High Natural Character Area, with matters of discretion including: Waste acceptance Design and construction Site operation procedures Response to natural hazards Management of non-complying material Landscape	Reject	Decision Report 22: Rural Zone

Submission number	Further submitter name	Further submitter oppose/support	Summary of decision requested	Decision	Decision report where this subject matter is addressed
			Dust Noise Biodiversity Water quality Trraffic effects Monitoring.		
FSI306.53	Hynds Foundation	Support		Reject	
FSI387.950	Mercury NZ Limited	Oppose		Accept	
746.78			Retain Rule 22.2.3.1- Earthworks-General as notified.	Accept in part	Decision Report 22: Rural Zone
FSI387.951	Mercury NZ Limited	Oppose		Reject	
746.79			Amend Section 22.3 Landuse - Building to clarify what buildings are permitted and how this relates to the activities in Rule 22.1- Land Use- Activities. This is to avoid any confusion, particularly in regards to Section 9 of the Resource Management Act.	Accept	Decision Report 22: Rural Zone
FSI387.952	Mercury NZ Limited	Oppose		Reject	
746.80		Oppose	Amend Rule 22.3.1 P1 Number of dwellings within a lot to provide for three dwellings on lots over 100 hectares as a permitted activity.	Accept in part	Decision Report 22: Rural Zone
FSI387.953	Mercury NZ Limited	Oppose		Reject	
746.81		Support	Amend Rule 22.3.2 P1(b)(i)-Minor dwelling as follows: The minor dwelling must belocated within 25m <u>50m</u> of the dwelling.	Accept in part	Decision Report 22: Rural Zone
FSI387.954	Mercury NZ Limited	Oppose		Reject	

Submission number	Further submitter name	Further submitter oppose/support	Summary of decision requested	Decision	Decision report where this subject matter is addressed
746.82			Amend Rule 22.3.5 PI- Daylight admission to allow the rule to be infringed where written consent of the land owners and occupiers of the abutting sites(s) have been obtained.	Accept in part	Decision Report 22: Rural Zone
746.83			Amend Rule 22.3.6 PI-Building Coverage to exclude buildings associated with permitted and controlled farming activities (including free range poultry farming and poultry hatcheries). AND Amend Rule 22.3.6 PI (a) (i)-Building Coverage to increase the 2% building coverage limit. OR Delete Rule 22.3.6 PI Building Coverage	Accept in part	Decision Report 22: Rural Zone
<i>FSI 168.79</i>	<i>Horticulture New Zealand</i>	<i>Support</i>		<i>Accept in part</i>	
<i>FSI 265.64</i>	<i>Mainland Poultry Limited</i>	<i>Support</i>		<i>Accept in part</i>	
<i>FSI 387.955</i>	<i>Mercury NZ Limited</i>	<i>Oppose</i>		<i>Reject</i>	
746.84			Amend Rule 22.3.7.1 Building setbacks - All boundaries to have a 12m setback from the boundary of an adjoining site. AND Amend Rule 22.3.7.1 Building setbacks - All boundaries to allow the setback to be reduced where written neighbours' consent has been obtained.	Reject	Decision Report 22: Rural Zone
<i>FSI 342.204</i>	<i>Federated Farmers</i>	<i>Support</i>	<i>Allow submission point 746.84.</i>	<i>Reject</i>	
746.85			Amend Rule 22.3.7.2 Building Setback - Sensitive land use after further consideration of its effect on applications for poultry farming activities OR Delete	Accept in part	Decision Report 22: Rural Zone

Submission number	Further submitter name	Further submitter oppose/support	Summary of decision requested	Decision	Decision report where this subject matter is addressed
			the setback distances in relation to poultry farming in Rule 22.3.7.2 Building Setback - Sensitive land use		
FSI 265.72	Mainland Poultry Limited	Oppose	Reject and amend rules as per our original submission (833.7).	Reject	
FSI 338.13	Combined Poultry Industry on behalf of The Poultry Industry Association of NZ; Inghams Enterprises (NZ) Ltd; Brinks NZ Chicken; The Egg Producers Federation of NZ; and Tegel Foods Ltd	Support		Accept in part	
FSI 387.956	Mercury NZ Limited	Oppose		Reject	
746.86		Oppose	Amend the activity status for Rule 22.4.1.1 PR1, PR2, PR3 and PR4 -Prohibited subdivision from Prohibited to Non-Complying Activities.	Accept in part	Decision Report 22: Rural Zone
FSI 129.34	Auckland Council	Oppose		Reject	
FSI 131.39	The Village Church Trust	Support		Accept in part	
FSI 387.957	Mercury NZ Limited	Oppose		Reject	
746.87			Amend Rule 22.4.1.1- Prohibited subdivision to change all references of “lot” to “Record of Title”.	Accept in part	Decision Report 22: Rural Zone
FSI 387.958	Mercury NZ Limited	Oppose		Reject	

Submission number	Further submitter name	Further submitter oppose/support	Summary of decision requested	Decision	Decision report where this subject matter is addressed
746.88			Retain Rule 22.4.1.2 (a)(i) – (ii) General Subdivision as notified.	Accept in part	Decision Report 22: Rural Zone
FSI 130.4	James Crisp Holdings & Ryedale Farm Partnership	Support	Accept submission point and retain Rule 22/4.1.2 (a)(i)-(ii) as currently notified.	Accept in part	
FSI 387.959	Mercury NZ Limited	Oppose		Reject	
746.89			Add a new discretionary activity to Rule 22.4.1.2 General Subdivision, as follows: <i>DI (a) General subdivision around an existing dwelling and associated curtilage that does not comply with Rule 22.4.1.2 (iv) RDI. (b) General subdivision around established rural activities that does not comply with Rule 22.4.1.2 (iv) RDI.</i>	Reject	Decision Report 22: Rural Zone
FSI 387.960	Mercury NZ Limited	Oppose		Accept	
746.90			Delete Rule 22.4.1.2(a)(v)-General Subdivision AND Add a new matter of discretion to Rule 22.4.1.2 RDI (b)- General subdivision as follows: <i>(b)(vi) Effects on rural productivity and fragmentation of high class soils.</i>	Accept in part	Decision Report 22: Rural Zone
FSI 387.961	Mercury NZ Limited	Oppose		Reject	
746.91			Retain Objective 4.2.17 Housing types.	Accept in part	Decision Report 14: Residential Zone
FSI 377.250	Havelock Village Limited	Support		Accept in part	Decision Report 14: Residential Zone
FSI 387.962	Mercury NZ Limited	Oppose		Accept in part	Decision Report 14: Residential Zone

Submission number	Further submitter name	Further submitter oppose/support	Summary of decision requested	Decision	Decision report where this subject matter is addressed
746.92			Delete Policy 4.2.18 (b) (v) (D)- Multi-unit development.	Accept	Decision Report 14: Residential Zone
FSI 387.963	Mercury NZ Limited	Oppose		Reject	Decision Report 14: Residential Zone
746.93			Retain Policy 4.7.3- Residential subdivision as notified.	Accept in part	Decision Report 32: Miscellaneous Matters
FSI 108.150	Te Whakakitenga o Waikato Incorporated (Waikato-Tainui)	Oppose		Reject	
FSI 139.135	Turangawaewae Trust Board	Oppose		Reject	
FSI 387.964	Mercury NZ Limited	Oppose		Reject	
746.94			Delete Policy 4.5.11 (a)(ii)- Residential upper floors: Business Town Centre Zone and Business Zone.	Reject	Decision Report 20: Business Zones
FSI 078.43	Hugh Green Limited	Support		Reject	
FSI 078.47	Hugh Green Limited	Support		Reject	
FSI 387.965	Mercury NZ Limited	Oppose		Accept	
746.95			Retain Policy 4.7.2 (a) (i-vi)- Subdivision location and design.	Accept	Decision Report 32: Miscellaneous Matters
FSI 387.966	Mercury NZ Limited	Oppose		Reject	
746.96			Delete Policy 4.7.2 (a) (vii)- Subdivision location and design OR Amend Policy 4.7.2 (a) (vii)- Subdivision location and	Reject	Decision Report 32: Miscellaneous Matters

Submission number	Further submitter name	Further submitter oppose/support	Summary of decision requested	Decision	Decision report where this subject matter is addressed
			design as follows: Promote consistent grid layout <u>while allowing for alternative road designs where a grid layout is not appropriate due to topographical constraints.</u>		
FSI 287.41	Blue Wallace Surveyors Ltd	Support		Reject	
FSI 377.251	Havelock Village Limited	Support		Reject	
FSI 387.967	Mercury NZ Limited	Oppose		Accept	
746.97			Retain Policy 7.4.7 Lot sizes, except for the amendments sought below AND Amend Policy 4.7.4- Lot sizes as follows: <u>(a) Minimum lot size and dimension of lots enables the achievement of the character and density outcomes of each zone; and (b) Smaller lots size and multi-unit development promoted within walking distance to existing Town Centres, public amenities and public transport. (c) Smaller lots size and multi-unit development promoted within new greenfield sites where the land is within walking distance to amenities and reserves. (d) Avoid undersized lots in the Village Zone.</u>	Reject	Decision Report 32: Miscellaneous Matters
FSI 168.42	Horticulture New Zealand	Support		Reject	
FSI 202.57	New Zealand Transport Agency	Support		Reject	
FSI 287.42	Blue Wallace Surveyors Ltd	Support		Reject	
FSI 377.252	Havelock Village Limited	Support		Reject	

Submission number	Further submitter name	Further submitter oppose/support	Summary of decision requested	Decision	Decision report where this subject matter is addressed
FSI387.968	Mercury NZ Limited	Oppose		Accept	
746.98		Neutral/Amend	Amend Policy 4.7.7 so that (a) and (b) do not contradict themselves AND Amend Policy 4.7.7 (b)- Achieving sufficient development density to support the provision of infrastructure services as follows: <i>Recognise that the minimum potential yield may not be achieved where there are proven geotechnical constraints <u>or other topographical constraints.</u></i>	Reject	Decision Report 32: Miscellaneous Matters
FSI369.28	Ngati Tamaoho Trust	Support		Reject	
FSI387.969	Mercury NZ Limited	Oppose		Accept	
746.99			Add a new clause (iv) to Policy 4.7.10 (a)- Recreation and access as follows: <i>(iv) <u>Giving effect to the Parks and Reserves Strategy.</u></i>	Accept	Decision Report 32: Miscellaneous Matters
746.100			Retain Objective 5.1.1- The rural environment as notified.	Accept in part	Decision Report 22: Rural Zone
FSI062.102	Andrew and Christine Gore	Oppose		Reject	
FSI387.970	Mercury NZ Limited	Oppose		Reject	
746.101			Retain Objective 5.2.1- Rural resources, except for the amendments sought below AND Amend Objective 5.2.1 (a) (i)- Rural resources as follows: <i>(a)Maintain or enhance the: (i) <u>Inherent life-supporting capacity, accessibility and versatility of soils, in particular high class soils.</u></i>	Accept in part	Decision Report 22: Rural Zone

Submission number	Further submitter name	Further submitter oppose/support	Summary of decision requested	Decision	Decision report where this subject matter is addressed
FSI387.971	Mercury NZ Limited	Oppose		Reject	
746.102			Retain Policy 5.2.2- High class soils as notified.	Accept in part	Decision Report 22: Rural Zone
746.103			Add a new residential zone to the Proposed District Plan, separating the residential zone into two zones to support intensification and compact growth within existing town centres and future public transport stations. A zone similar to the mixed housing zone used in the Auckland Unitary Plan or the medium density zone as defined in the Draft National Planning Standards would be suitable.	Accept	Decision Report 15: Medium Density Residential Zone
FSI377.253	Havelock Village Limited	Support	<i>Support.</i>	<i>Accept</i>	<i>Decision Report 15: Medium Density Residential Zone</i>
746.104			Retain Objective 3.1.1- Biodiversity and ecosystems as notified.	Accept	Decision Report 9: Significant Natural Areas
746.105			Retain Policy 3.1.2- Policies as notified.	Accept in part	Decision Report 9: Significant Natural Areas
746.106			Retain Policy 3.2.8 Incentivise subdivision, except for the amendments sought below AND Add a new clause (b) to Policy 3.2.8- Incentivise subdivision as follows: <i>(b) Incentivise subdivision in the Rural Zone when there is the enhancement and/or restoration of biodiversity, legal and physical protection of areas that are of a suitable size and meet the</i>	Reject	Decision Report 9: Significant Natural Areas

Submission number	Further submitter name	Further submitter oppose/support	Summary of decision requested	Decision	Decision report where this subject matter is addressed
			<i>Criteria for Determining Significance of Indigenous Biodiversity.</i>		
FS1062.103	Andrew and Christine Gore	Support		Reject	
746.107			Delete Policy 4.2.15 (a) (iv)- Earthworks OR Amend Policy 4.2.15 (a) (iv)- Earthworks to enable land to be developed for residential activities as follows: <i>The importation of cleanfill is avoided in the Residential Zone <u>except where it is required to enable land to be developed for residential purposes.</u></i> OR Amend Policy 4.2.15 (a) (iv)- Earthworks to enable land to be developed for residential activities as follows: <i>The <u>inappropriate</u> importation of clean fill is avoided in the Residential Zone <u>where it is not required to enable greenfield land to be developed.</u></i>	Reject	Decision Report 14: Residential Zone
FS1377.254	Havelock Village Limited	Support		Reject	Decision Report 14: Residential Zone
746.108			Retain Objective 4.2.16 Housing options, except for the amendments sought below AND Add to Objective 4.2.16- Housing options as follows: <i><u>Multi-unit development including low rise apartments is promoted within walking distance to existing Town Centres, public amenities and public transport. Smaller lots size and multi-unit development promoted within new greenfield sites where the land is within walking distance to amenities and reserves.</u></i>	Accept in part	Decision Report 14: Residential Zone and Decision Report 15: Medium Density Residential Zone

Submission number	Further submitter name	Further submitter oppose/support	Summary of decision requested	Decision	Decision report where this subject matter is addressed
FSI 287.40	Blue Wallace Surveyors Ltd	Support		Accept in part	Decision Report 14: Residential Zone and Decision Report 15: Medium Density Residential Zone
FSI 377.255	Havelock Village Limited	Support		Accept in part	Decision Report 14: Residential Zone and Decision Report 15: Medium Density Residential Zone
FSI 387.972	Mercury NZ Limited	Oppose		Accept in part	Decision Report 14: Residential Zone and Decision Report 15: Medium Density Residential Zone
746.109			Amend Rule 22.4.1.4- Boundary relocation as follows: (a) <i>The boundary relocation must: (i) Relocate a common boundary or boundaries between two or more existing Records of Title or consented lots that existed prior to 18 July 2018.</i>	Reject	Decision Report 22: Rural Zone
FSI 379.288	Hamilton City Council	Oppose		Accept	
FSI 387.973	Mercury NZ Limited	Oppose		Accept	
746.110			Amend Rule 22.4.1.5 RD1 (a)-Rural Hamlet Subdivision to allow for the relocation of consented lots to ensure lots can be clustered within a Hamlet and reduce the lot size requirements to ensure from a visual, character and farming perspective that a Rural Hamlet is achieved.	Accept in part	Decision Report 22: Rural Zone

Submission number	Further submitter name	Further submitter oppose/support	Summary of decision requested	Decision	Decision report where this subject matter is addressed
			<p>The amendments sought are as follows: (a) Subdivision to create a Rural Hamlet must comply with all of the following conditions: (i) It results in 3 to 5 proposed lots being clustered together; (ii) All existing Records of Title <u>and/or consented lots form one continuous landholding</u>; (iii) Each proposed lot has a minimum of 85,000m²; (iv) Each proposed lot has a maximum area of 1.60ha; ... AND Amend the matters of discretion in Rule 22.4.1.5 RD1 (b)- Rural Hamlet Subdivision as follows: (b) Council's discretion is restricted to the following matters: (i) subdivision layout and design including dimension, shape and orientation of the proposed lots <u>and specified building areas</u>; ... (vii) <u>effects on rural productivity and fragmentation of high class soils.</u></p>		
FS1379.289	Hamilton City Council	Oppose		Reject	
746.111			<p>Amend Rule 22.4.1.6 RD1-Conservation lot subdivision as follows: (i) The lot must contain: A. a contiguous area of existing Significant Natural Area either as shown on the planning maps, <u>and/ or B. a contiguous area, to be enhanced and/or restored</u>; as determined by an experienced and suitably qualified ecologist in accordance with the table below...: (ii) The area of Significant Natural Area, <u>and/or area to be enhanced and/or restored</u>, is assessed by a suitably qualified person as satisfying at least one criteria in Appendix 2 (Criteria for</p>	Reject	Decision Report 22: Rural Zone

Submission number	Further submitter name	Further submitter oppose/support	Summary of decision requested	Decision	Decision report where this subject matter is addressed
			<p>Determining Significance of Indigenous Biodiversity); (iii) <u>The Significant Natural Area or area to be restored is not already subject to legal protection a conservation covenant pursuant to the Reserves Act 1977 or the Queen Elizabeth II National Trust Act.</u> (iv) The subdivision proposes to legally protect all areas of Significant Natural Area <u>and/or area to be restored by way of a conservation covenant pursuant to the Reserves Act 1977 or the Queen Elizabeth Natural Trust Act.</u> (v) An ecological management plan is prepared to address the ongoing management of the <u>covenant protected area to ensure that the Significant Natural Area area to be protected is a self-sustaining and that plan:</u> A. Addresses fencing requirement for the <u>covenant protected area</u>; B. Addresses ongoing pest plan and animal control; C. Identifies any enhancement <u>and/or restoration or edge planting required within the covenant area to be protected.</u> ... (b) Council's discretion is restricted to the following matters: (i) Subdivision layout and proximity of building platforms to <u>Significant Natural Area the area to be protected</u>; (ii) Matters contained in an ecological management plan for the <u>covenant protected area</u>; (iii) Effects of the subdivision on <u>localised rural character and amenity values</u>; (iv) Extent of earthworks including earthworks for the location of building platform and access ways; (v) <u>Mechanism of legal protection for the area to be protected.</u></p>		

Submission number	Further submitter name	Further submitter oppose/support	Summary of decision requested	Decision	Decision report where this subject matter is addressed
FSI293.55	Department of Conservation	Support		Reject	
FSI062.104	Andrew and Christine Gore	Support		Reject	
746.112			Amend Rule 22.4.1.6 RD1 (iii)- Conservation Lot Subdivision to remove reference to Queen Elizabeth II and the Reserves Act.	Reject	Decision Report 22: Rural Zone
FSI062.105	Andrew and Christine Gore	Support		Reject	
746.113			Retain Rule 22.4.1.7-Subdivision to create a reserve as notified.	Accept in part	Decision Report 22: Rural Zone
FSI062.106	Andrew and Christine Gore	Support	Allow submission point 746.113.	Accept in part	
746.114			Amend Rule 22.4.9 RD1(a)(i) Subdivision - Building Platform as follows: (i) can accommodate a 30m diameter circle has an area of 1,000m ² exclusive of boundary setbacks.	Accept in part	Decision Report 22: Rural Zone
746.115			Add a new rule to Section 22.4-Subdivision as follows: <u>Subdivisions of land containing mapped off-road walkways/trails/cycleways</u> <u>RD1 (a) The subdivision where walkways/trails/cycleways shown on the planning maps are to be provided as part of the subdivision must comply with all of the following conditions: (i)The walkway/trail/cycle way is at least 3 metres wide and is designed and constructed for shared pedestrian and cycle use, as per Rule 14.12.1 P8 (Transportation); (ii)The walkway/trail/cycleway is generally in accordance with the</u>	Reject	Decision Report 22: Rural Zone

Submission number	Further submitter name	Further submitter oppose/support	Summary of decision requested	Decision	Decision report where this subject matter is addressed
			<u>walkway/trail/cycleway route shown on the planning maps; (iii)The walkway/trail/cycleway is shown on the plan of subdivision and vested in the Council. b)Council's discretion shall be restricted to the following matters: (i)Alignment of the walkway/trail/cycleway; (ii)Drainage in relation to the walkway/trail/cycleway; (iii)Standard of design and construction of the walkway/trail/cycleway; (iv)Land stability; (v)Amenity matters including batter slopes; and (vi)Connection to reserves. D1 A subdivision that does not comply with the above Rule.</u>		
FSI307.5	New Zealand Walking Access Commission	Support		Reject	
FSI342.205	Federated Farmers	Oppose		Accept	
FSI387.974	Mercury NZ Limited	Oppose		Accept	
746.116		Neutral/Amend	Amend Rule 23.2.3.1 P2 (a)(i)- Earthworks - General to increase the earthworks volume to 500m ³ .	Accept	Decision Report 18: Country Living Zone
FSI287.43	Blue Wallace Surveyors Ltd	Support		Accept	
746.117			Retain Rule 23.3.2 PI-Minor Dwelling as notified.	Accept in part	Decision Report 18: Country Living Zone
FSI387.975	Mercury NZ Limited	Oppose		Reject	
746.118			Amend Rule 23.3.5 PI-Daylight Admission as follows: A building must not protrude through a height control plane rising at an	Accept	Decision Report 18: Country Living Zone

Submission number	Further submitter name	Further submitter oppose/support	Summary of decision requested	Decision	Decision report where this subject matter is addressed
			<i>angle of 45 37 degrees commencing at an elevation of 2.5m above ground level at every point of the site boundary.</i>		
746.119			Add to Rule 23.3.7.5 P1-Building Setbacks - Waterbodies as follows: <u>a building must be set back a minimum of 10 metres from the bank of a perennial or intermittent stream (named or unnamed).</u>	Accept	Decision Report 18: Country Living Zone
746.120			Amend Rule 23.4.2 RDI (a)(i)-General Subdivision as follows: <i>All proposed lots must have a minimum net site area of 3500m² and an average net site area of at least 5000m²</i>	Reject	Decision Report 18: Country Living Zone
FSI 127.7	Vineyard Road Properties Limited	Support		Reject	
FSI 379.290	Hamilton City Council	Oppose		Accept	
FSI 387.976	Mercury NZ Limited	Oppose		Accept	
746.121			Amend Rule 23.4.7 RDI (a)-Subdivision - Road Frontage. AND Amend Rule 23.4.7-Subdivision-Road Frontage as per Rule 26.6.4-Vehicular Access Requirement of the Operative Waikato District Plan-Franklin Section.	Reject	Decision Report 18: Country Living Zone
746.122			Delete Rule 23.4.9 RDI (a)-Subdivision Creating Reserves and make it a matter of discretion	Reject	Decision Report 18: Country Living Zone
746.123			Retain Chapter 24: Village Zone as notified, except for the amendments sought below.	Accept in part	Decision Report 17: Village Zone
FSI 127.12	Vineyard Road Properties Limited	Support		Accept	

Submission number	Further submitter name	Further submitter oppose/support	Summary of decision requested	Decision	Decision report where this subject matter is addressed
FSI387.977	Mercury NZ Limited	Oppose		Reject	
746.124			Add a new permitted activity to Rule 24.1.1-Permitted activities as follows: <u>A new retirement village or alterations to an existing retirement village.</u>	Reject	Decision Report 17: Village Zone
FSI387.978	Mercury NZ Limited	Oppose		Accept	
746.125			Amend Rule 24.2.4.1 PI (a)(ii)-Earthworks - General to increase the earthworks volume to 500m ³ .	Accept in part	Decision Report 17: Village Zone
746.126			No specific decision is sought, but the submission recognises that the importation of fill to enable residential development is appropriate in Rule 24.2.4.1 Earthworks General, and questions whether this would be a permitted activity (P2) or a non-complying activity (NCI).	Reject	Decision Report 17: Village Zone
746.127			Retain Rule 24.3.2 PI Minor dwelling as notified.	Accept in part	Decision Report 17: Village Zone
FSI387.979	Mercury NZ Limited	Oppose		Reject	
746.128			Amend Rule 24.3.4 PI-Daylight Admission as follows: <i>A building must not protrude through a height control plane rising at an angle of 45 37 degrees commencing at an elevation of 2.5m above ground level at every point of the site boundary.</i>	Accept	Decision Report 17: Village Zone
746.129			Retain Rule 24.3.5 Building Coverage as notified.	Accept in part	Decision Report 17: Village Zone
FSI091.41	GD Jones	Oppose		Reject	

Submission number	Further submitter name	Further submitter oppose/support	Summary of decision requested	Decision	Decision report where this subject matter is addressed
FSI 387.980	Mercury NZ Limited	Oppose		Reject	
746.130			Retain Rule 24.3.6.3 P3 Building setback-Waterbodies except for the amendments sought below AND Amend Rule 24.3.6.3-Building setback - Waterbodies as follows: <i>PI (a)(l)C. <u>Named</u> River bank, ... P3. A building must be set back a minimum of 10m from the bank of a perennial or intermittent <u>named or unnamed stream.</u></i>	Reject	Decision Report 17: Village Zone
FSI 387.981	Mercury NZ Limited	Oppose		Accept	
746.131			Amend Rule 24.4.1 RD1 (a)(i)- Subdivision-General as follows: (i) <i>Proposed lots not connected to public water and wastewater infrastructure must have a minimum net site area of <u>2500m²</u> and an average net site area of <u>3000m²</u>, except where the proposed lot is an access allotment or reserve lot. (ii) <u>Proposed lots connected to public water and wastewater infrastructure must have a minimum net site area of 1,000m² except where the proposed lot is an access allotment or reserve lot.</u></i>	Accept in part	Decision Report 17: Village Zone
FSI 132.6	Z & Z Developments Limited Partnership	Support		Accept	
FSI 091.42	GD Jones	Support		Accept	
FSI 127.17	Vineyard Road Properties Limited	Support		Accept	
FSI 387.982	Mercury NZ Limited	Oppose		Reject	

Submission number	Further submitter name	Further submitter oppose/support	Summary of decision requested	Decision	Decision report where this subject matter is addressed
746.132			Retain Rule 24.4.2 RD2 (a)-Subdivision - Te Kowhai and Tuakau as notified.	Accept in part	Decision Report 17: Village Zone
746.133			Delete Rule 24.4.9 RD1(a)-Subdivision - Road Frontage. AND Amend 24.4.9 RD1 (a)-Subdivision-Road Frontage to adopt the Vehicular Access Requirements of the Operative Waikato District Plan - Franklin Section.	Reject	Decision Report 17: Village Zone
746.134			Delete Rule 24.4.11 RD1(a)-Subdivision Creating Reserves and make it a matter of discretion	Reject	Decision Report 17: Village Zone
746.135			Amend Rule 24.4.12-Subdivision of esplanade reserves and esplanade strips by adopting Operative Waikato District Plan-Franklin Section Rule 11.5 - Esplanade Reserves and Strips.	Accept in part	Decision Report 17: Village Zone
746.136			Amend Appendix 3.4-Multi-unit Development to recognise alternative good design outcomes created by variations in setbacks and boundary treatment.	Reject	Decision Report 32: Miscellaneous Matters
FSI 387.983	Mercury NZ Limited	Oppose		Accept	Decision Report 32: Miscellaneous Matters
746.137			No specific decision sought, but submission supports the direction of the Proposed District Plan as it gives effect to the National Policy Statement on Urban Development Capacity through rezoning of land and allowing for some intensification of existing urban areas.	Accept	Various decisions

Submission number	Further submitter name	Further submitter oppose/support	Summary of decision requested	Decision	Decision report where this subject matter is addressed
746.138			Amend the Proposed District Plan to be consistent with the draft National Planning Standards structure.	Accept in part	Decision Report 32: Miscellaneous Matters
746.139			No specific relief sought, but submission considers that it is important that the Waikato District Plan looks beyond the 10 year life of the Plan and ensures that adequate densities and intensification are encouraged around existing Town Centres, especially where public transport stations are proposed to avoid further encroachment into rural land especially where the land is used for food supply purposes.	Reject	Decision Report 32: Miscellaneous Matters
746.140			Amend Section 5.1: The Rural Environment as necessary to reflect and give effect to the amendments sought throughout the submission.	Accept in part	Decision Report 22: Rural Zone
746.141			Retain Rule 22.4.1.2 (a)(iv) General subdivision where the creation of a lot between 8,000m ² and 1.6ha is a restricted discretionary activity.	Accept in part	Decision Report 22: Rural Zone
FSI 387.984	Mercury NZ Limited	Oppose		Reject	
746.142			Add a new matter of discretion to Rule 22.4.1.4-Boundary relocation as follows: <i>Effects on high class soils, farm management and productivity.</i>	Accept	Decision Report 22: Rural Zone
FSI 387.985	Mercury NZ Limited	Oppose		Reject	
746.143			Add a new discretionary rule to Rule 22.4.1.6- Conservation lot subdivision as	Reject	Decision Report 22: Rural Zone

Submission number	Further submitter name	Further submitter oppose/support	Summary of decision requested	Decision	Decision report where this subject matter is addressed
			<p><i>follows: DI (a) Conservation lot subdivision around an existing dwelling and associated curtilage that does not comply with Rule 22.4.1.6(vi-vii) RDI. (b) Conservation lot subdivision around established rural activities that does not comply with Rule 22.4.1.6(vi-vii) RDI.</i></p>		
746.144			<p>No specific decision sought, but submission supports with amendments Rule 23.2.3.1 P1 Earthworks - General and considers that where subdivision has been approved, there should be no requirements for land owners to apply for additional resource consents for earthworks to undertake permitted activities on the land.</p>	Reject	Decision Report 18: Country Living Zone
746.145			<p>No specific decision sought, but submission supports with amendments Rule 23.2.3.1 P3 Earthworks - General and considers that where subdivision has been approved, there should be no requirements for land owners to apply for additional resource consents for earthworks to undertake permitted activities on the land.</p>	Reject	Decision Report 18: Country Living Zone
746.146			<p>No specific decision sought, but submission supports with amendments Rule 24.2.4.1 P2 Earthworks - General and considers that where subdivision has been approved, there should be no requirements for land owners to apply for additional resource consents for earthworks to undertake permitted activities on the land</p>	Reject	Decision Report 17: Village Zone

Submission number	Further submitter name	Further submitter oppose/support	Summary of decision requested	Decision	Decision report where this subject matter is addressed
746.147			No specific decision sought, but submission supports with amendments Rule 24.2.4.1 P3 Earthworks - General and considers that where subdivision has been approved, there should be no requirements for land owners to apply for additional resource consents for earthworks to undertake permitted activities on the land.	Reject	Decision Report 17: Village Zone
746.148			No specific decision sought, but the submission considers subdivision of larger sites within the existing urban area should be encouraged to ensure that intensification of the existing urban areas can be achieved in accordance with the Future Proof Strategy.	Reject	Decision Report 32: Miscellaneous Matters
<i>FS1385.40</i>	<i>Mercury NZ Limited</i>	<i>Oppose</i>		<i>Accept</i>	
746.149		Not Stated	No specific decision sought, but the submission considers that intensification of land to rural residential (Country Living) in areas that do not contain elite / prime soils and adjoin urban development should be encouraged to ensure land supply requirements are met while preserving the soil resources.	Reject	Decision Report 32: Miscellaneous Matters
<i>FS1385.41</i>	<i>Mercury NZ Limited</i>	<i>Oppose</i>		<i>Accept</i>	
<i>FS1379.291</i>	<i>Hamilton City Council</i>	<i>Oppose</i>		<i>Accept</i>	
746.150			No specific decision sought, but the submission considers that maximizing the land's rural residential (Country Living and	Reject	Decision Report 32: Miscellaneous Matters

Submission number	Further submitter name	Further submitter oppose/support	Summary of decision requested	Decision	Decision report where this subject matter is addressed
			Village) development potential will future proof the capacity of land supply to avoid further encroachment into the rural areas past the lifetime of this Plan.		
<i>FS1385.42</i>	<i>Mercury NZ Limited</i>	<i>Oppose</i>		<i>Accept</i>	
746.151			No specific decision sought, but the submission supports the incentivisation of legally and physically protecting Significant Natural Area and other areas of existing biodiversity which offers positive benefits for the Region.	Reject	Decision Report 9: Significant Natural Areas
746.152			Amend the Proposed District Plan to be enabling of improving both biodiversity and water quality within the Waikato Catchment, including adding provisions for ecological enhancement and/or restoration of appropriate areas into the Conservation Lot Subdivision rules.	Reject	Decision Report 22: Rural Zone