

Proposed District Plan

Recommendations of the Independent Hearings Panel (IHP)

Absolutely Positively
Wellington City Council
Me Heke Ki Pōneke

Briefing for Elected Representatives
Hearing Stream 8 – Natural Environment
15 April 2025

Hearing Stream 8 Topics

Natural Features and Landscapes

- Schedule 10 – Outstanding Natural Features and Landscapes
- Schedule 11 – Special Amenity Landscapes

Coastal Environment (excluding Coastal Hazards)

- Schedule 12 – High Coastal Natural Character Areas
- **Natural Character**
- **Public Access**

Natural Features and Landscapes (NFL)

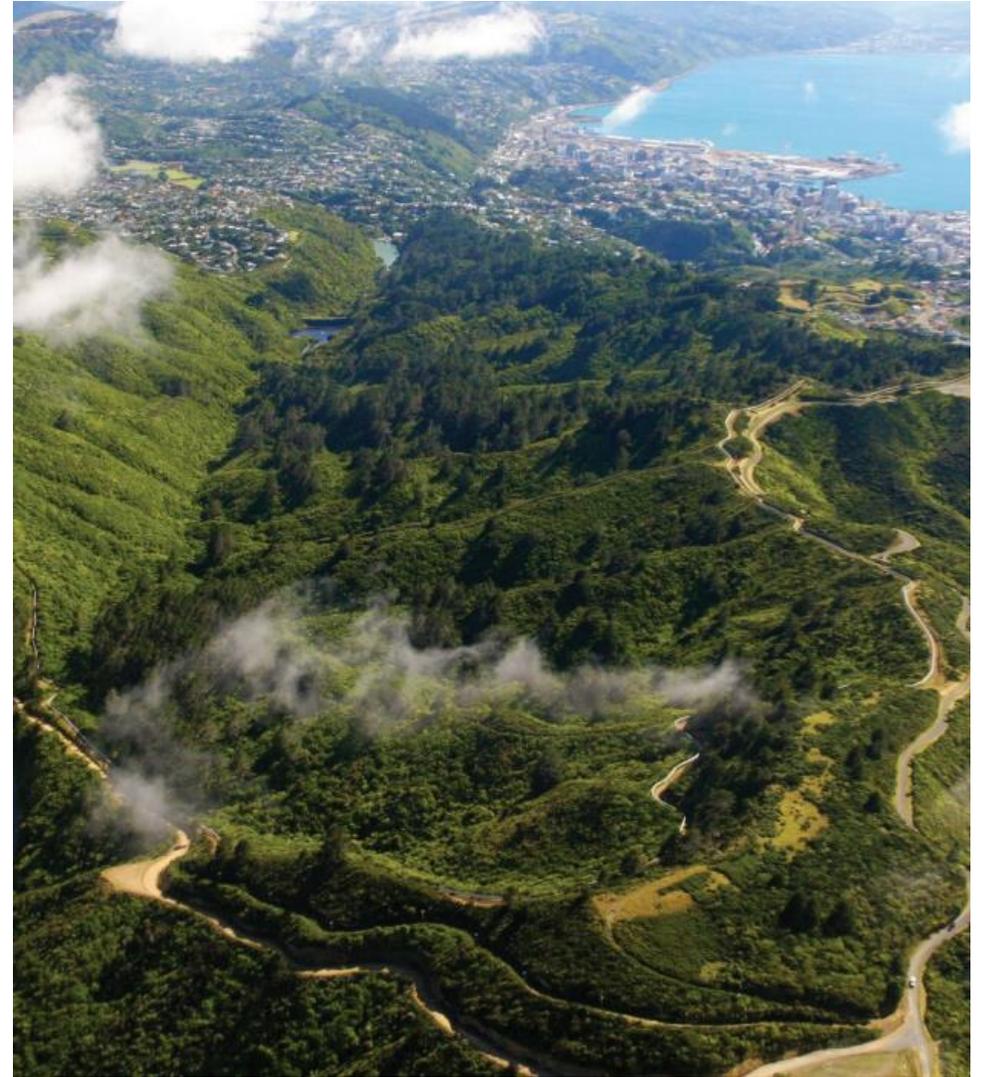
Natural Features & Landscapes

Special Amenity Landscapes (SAL)

Outstanding Natural Features and Landscapes (ONFL)

Ridgelines and Hilltops (R&H)

- Purpose of the chapter is to manage effects of activities in these overlays to protect (ONFL) and maintain/enhance (SAL and R&H) characteristics and values
- 171 submission points and 107 further submission points



Background and higher order direction

Particularly relevant higher order direction	Effect on plan direction
Section 6(b) of the Resource Management Act 1991 ('RMA')	identifies the protection of outstanding natural features and landscapes from inappropriate subdivision, use, and development as a matter of national importance
Section 6(c) of the Resource Management Act 1991 ('RMA')	identifies the protection of areas of significant indigenous vegetation and significant habitats of indigenous fauna as a matter of national importance
Section 7(c) of the Resource Management Act 1991 ('RMA')	identifies the maintenance and enhancement of amenity values as other matters to have particular regard to
RPS	Under the RMA and RPS Council has an obligation to identify and protect ONFL using prescribed criteria. The identification and protection of SAL is optional but also supported by prescribed criteria. No such statutory basis exists for the identification of ridgelines and hilltops.

Panel recommendations

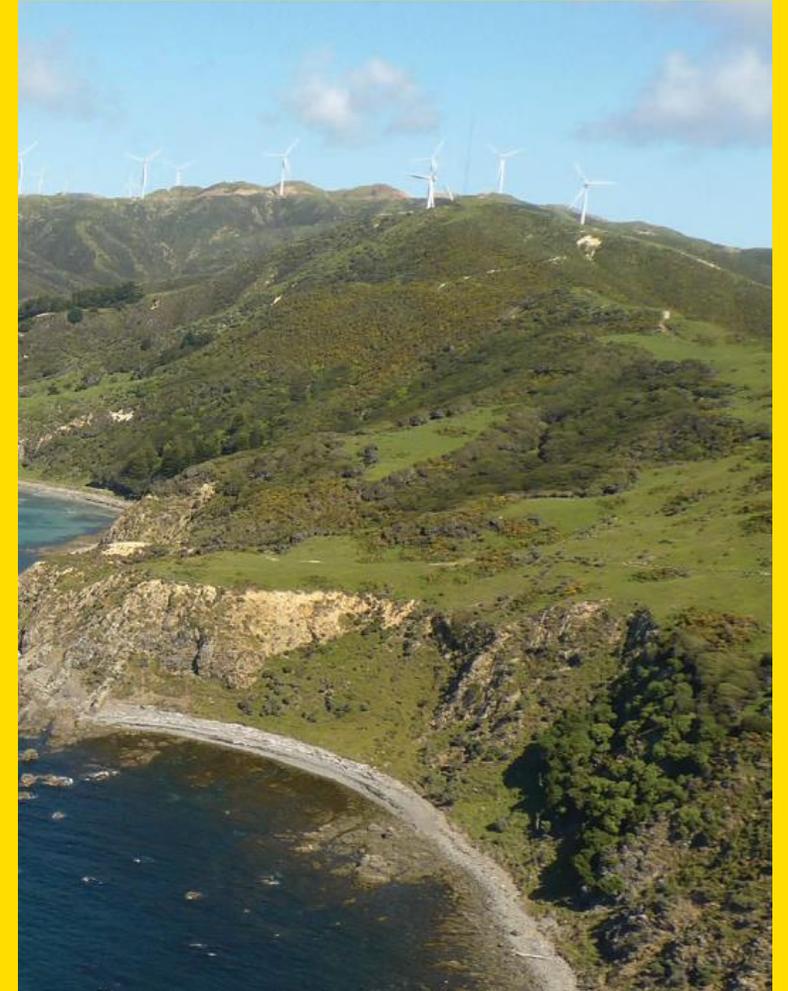
Improved clarity on how the chapter applies

- Amendments to explanatory text and provisions to make it clearer which rules apply where (relationship with Infrastructure chapters in particular)
- Clarify distinction between R&H and Marshalls Ridge (DEV3)
- Significant detail added to SCHED10 and SCHED11 from supporting technical documents

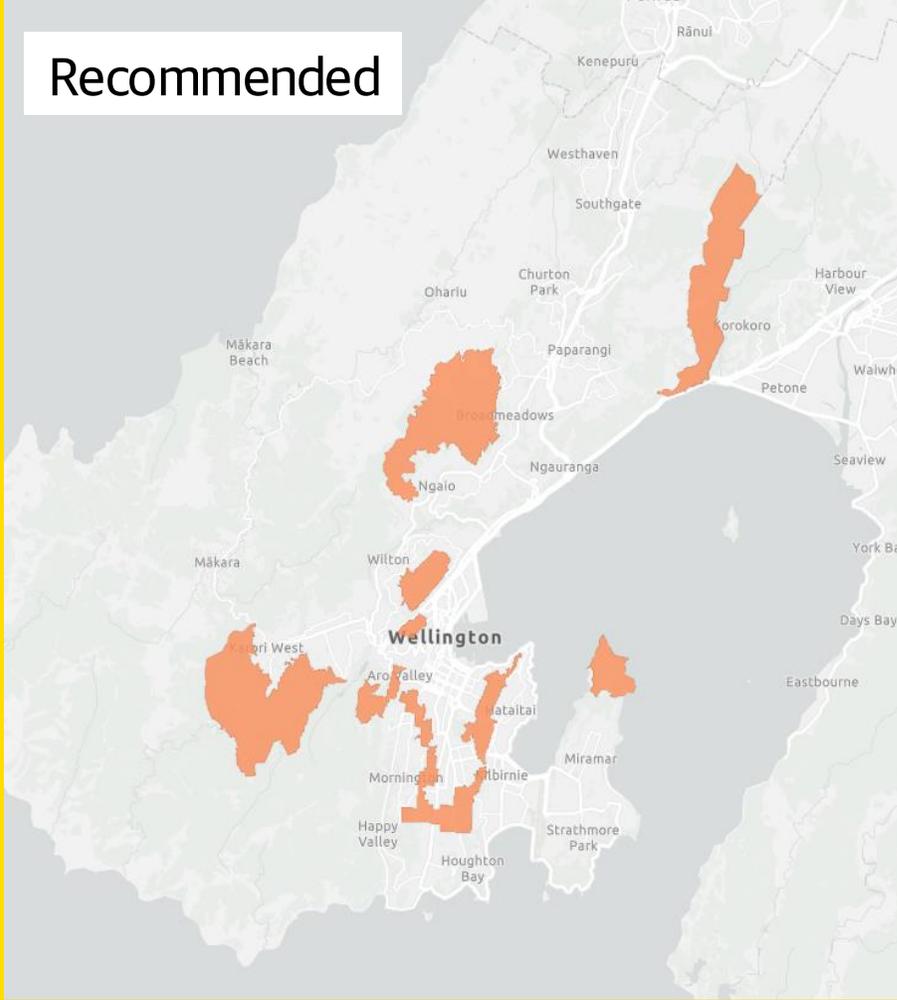
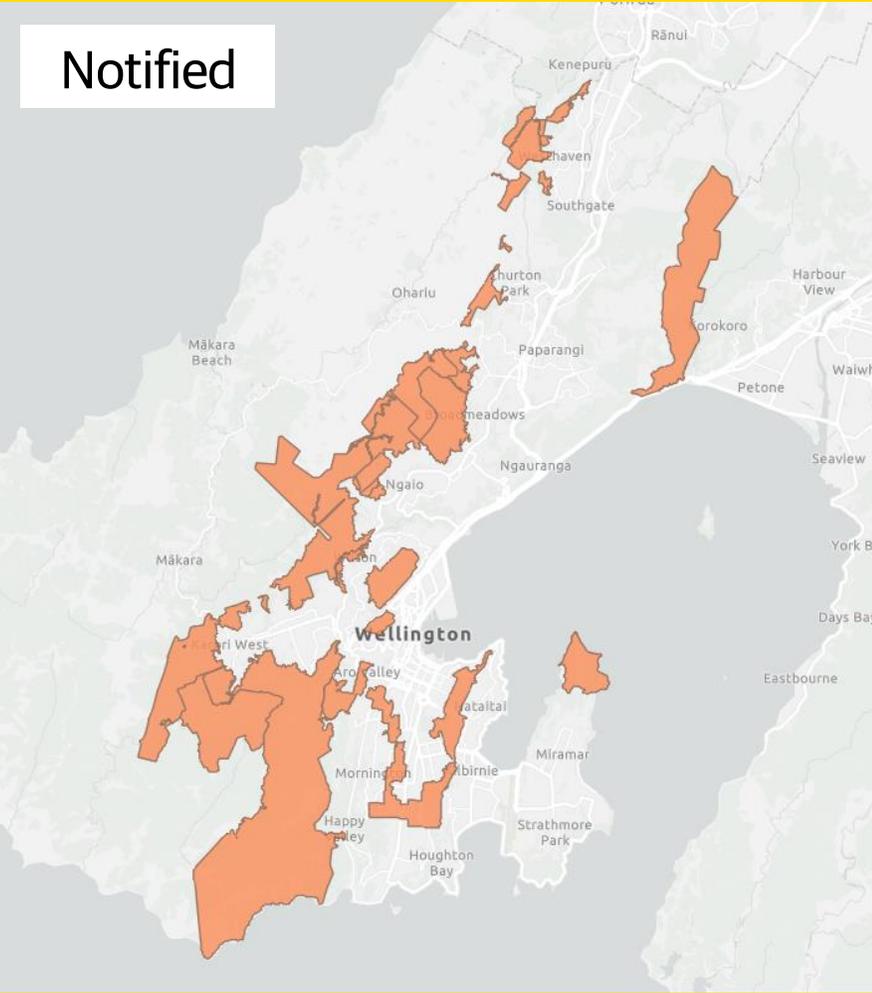


Panel recommendations

- Additional policy directive to enhance SAL and R&H characteristics and values where practicable
- Amended policy directive for SAL from 'provide for' to 'only allow/avoid'
- New Permitted Activity clause to enable Zealandia restoration works
- More restrictive rule framework for buildings/structures within R&H - consideration of visual obtrusiveness, minimising skyline effects
- New 30m² GFA standard for buildings/structures in SAL



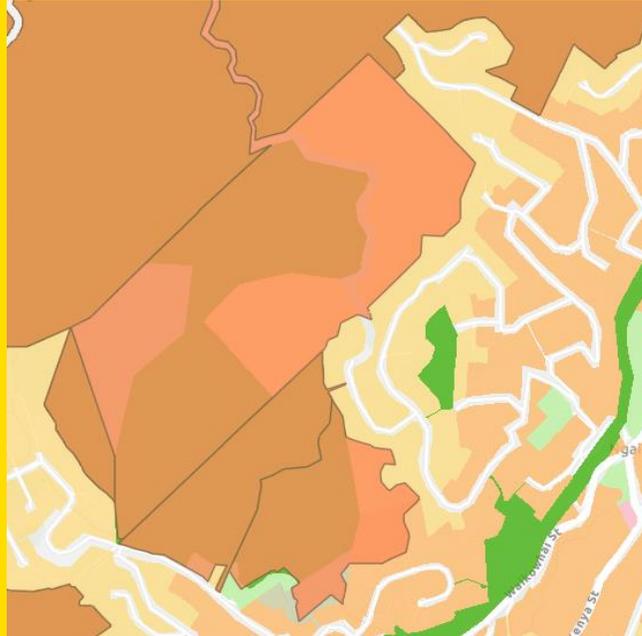
Panel recommendations



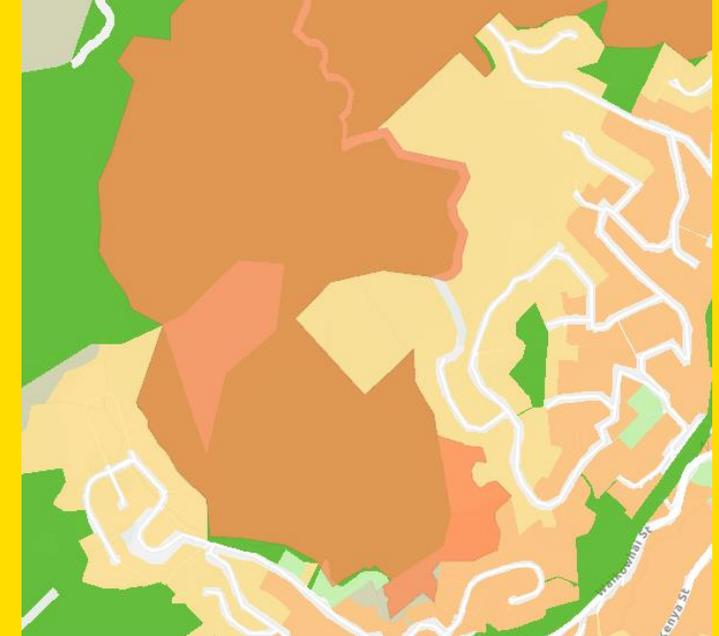
Panel recommendations

- 2 minor R&H amendments (Parkvale + Alexandra Rd)
- Removal of the SAL from the MRZ portion of the Kilmarston site
- Recommendation that Council explores steps to either withdraw and/or undertake a plan change to remove SAL and R&H from residentially zoned sites

Notified



Recommended



Coastal Environment (CE)

Background and higher order direction

Particularly relevant higher order direction	Effect on plan direction
Section 6(a) of the Resource Management Act 1991 ('RMA')	identifies the protection of the natural character of the coastal environment from inappropriate subdivision, use, and development as a matter of national importance.
Section 6(g) of the Resource Management Act 1991 ('RMA')	identifies the protection of customary rights as a matter of national importance.
New Zealand Coastal Policy Statement 2010	requires the identification and protection Outstanding, Very High or High Natural Character in the coastal environment
Regional Policy Statement for the Wellington Region	requires territorial authorities to identify the coastal environment and to protect the natural character of the coastal environment.

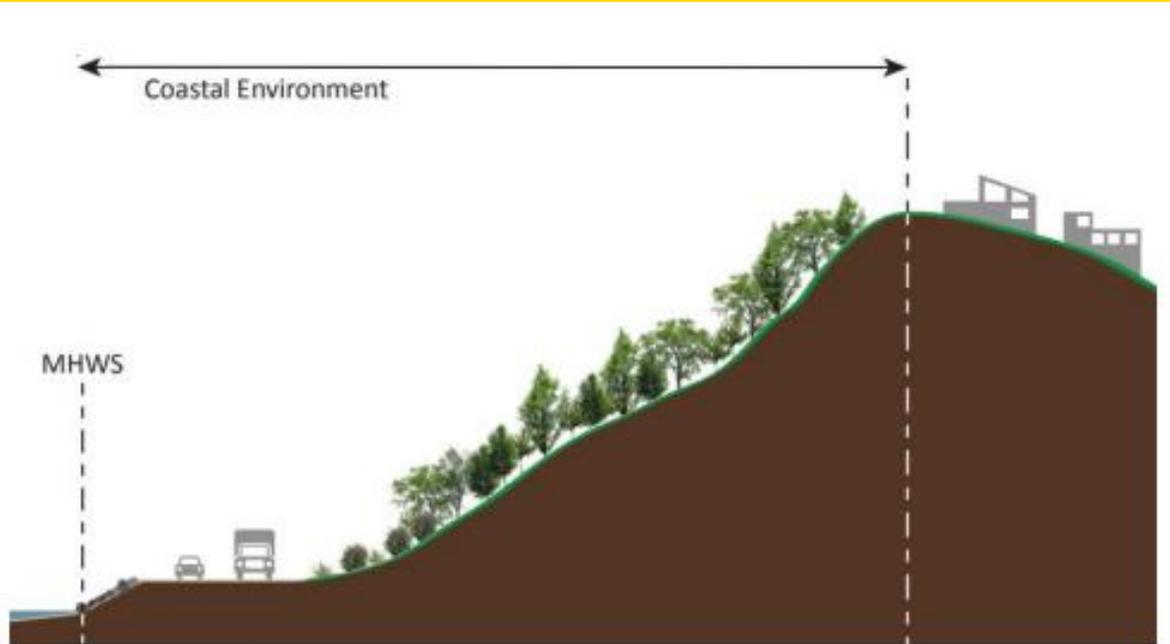
Coastal Environment

The natural character parts of the chapter aim to protect or maintain natural character within:

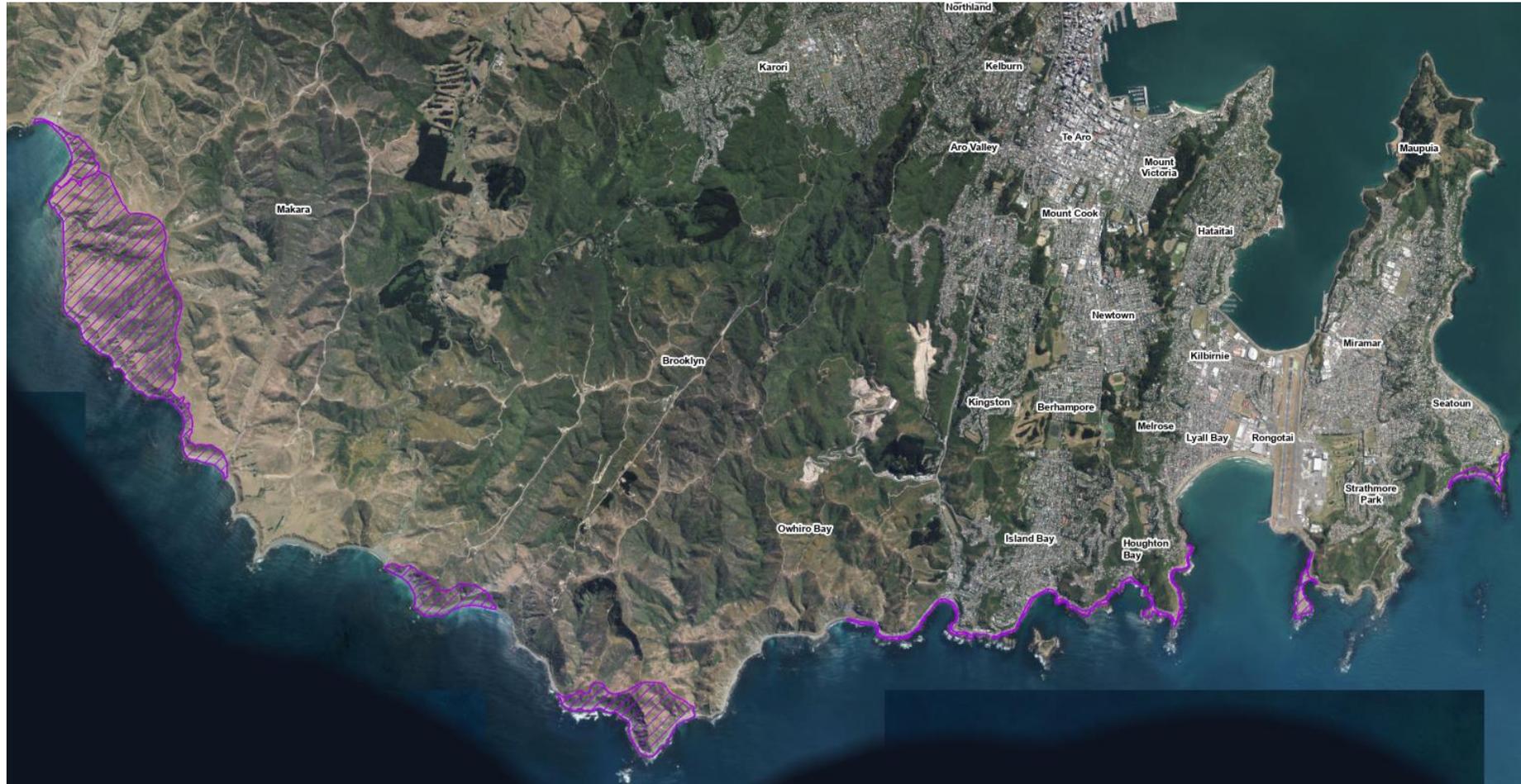
- Identified areas of high natural character within the coastal environment
- Coastal margins and riparian margins within the coastal environment
- The area identified as the Coastal Environment more generally



Extent of Coastal Environment overlay



Example of high coastal natural character areas

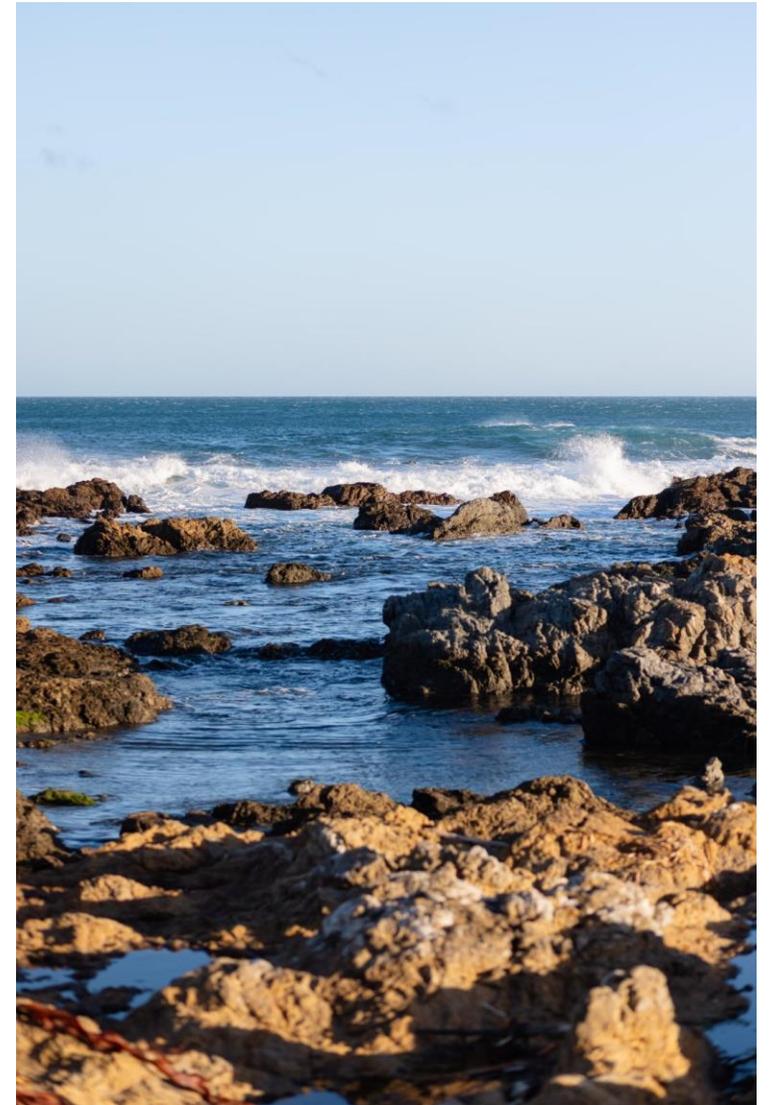


Coastal Environment

- 35 submitters, 328 submission points
- Landscape architects provided expert evidence

Key matters considered

- How natural character areas and the relevant values are identified in the plan
- Extent of the Coastal Environment e.g. Horokiwi Quarry
- The seawalls between Lyll Bay and Moa Point



Panel recommendations

Minor changes to make it clearer what the chapter manages

- Amendments to explanatory text in the chapter introduction
- Clearer on which rules apply where (relationship with Infrastructure chapters in particular)

Improved clarity on assessing impacts on high coastal natural character areas

- New appendix that outlines what needs to be included in a landscape assessment

Greater control on indigenous vegetation removal in coastal margins

Panel recommendations

Coastal Environment Overlay - Horokiwi Quarry

- Coastal Environment overlay amended as sought by the submitter, Horokiwi Quarries Ltd
- Essentially supported by IHP as aligns with first ridgeline, not a historic one
- The majority of worked quarry is now located outside of the Coastal Environment overlay



Panel recommendations

Moa Point Seawall Area

- Recognition as a highly modified area of the coast
- Now treated similar to modified coastal margins in port, airport, stadium, and City Centre zones
- The seawalls themselves are treated as infrastructure as part of the Airport and managed under the infrastructure chapters.



Natural Character (NATC)

Natural Character

Particularly relevant higher order direction	Effect on plan direction
Section 6(a) of the Resource Management Act 1991 ('RMA')	Identifies the protection of the natural character of river margins from inappropriate subdivision, use, and development as a matter of national importance.

Natural Character

- The purpose of the Natural Character chapter is to protect the natural character values of rivers/streams and their margins across the district
- Achieved through rules that apply to a riparian margin of 10m from streams.
- Encourage restoration and discourage modification or buildings
- 53 submissions, main issue was protection and restoration of riparian margins



Panel recommendations

Improved clarity on how the chapter applies

- Amendments to explanatory text in the chapter introductions.
- Makes it clearer on which rules apply where.

Restoration and enhancement

- Added detail on permitted activities.



Public Access (PA)

Public Access

Particularly relevant higher order direction	Effect on plan direction
Section 6(d) of the Resource Management Act 1991 ('RMA')	Identifies the maintenance and enhancement of public access to and along the coastal marine area and rivers as a matter of national importance.
Regional Policy Statement for the Wellington Region	Public access to and along the coastal marine area, lakes and rivers is enhanced.

Public Access

- The purpose of the Public Access chapter is to ensure public access to, adjacent to, and along the coast and rivers is maintained and enhanced.
- The objectives and policies of this chapter are primarily achieved through the Natural Character, Coastal Environment chapters (controls on structures in margins) and Subdivision chapter (esplanade reserve/strip requirements).
- 34 submissions, main issue recognition of infrastructure and public safety



Panel recommendations

Improved clarity on how the chapter applies

- Amendments to explanatory text in the chapter introductions.
- Makes it clearer on which rules apply where.

Greater recognition of infrastructure operation

- Public access has the potential to result in health and safety or operational issues and may not always be appropriate.



Questions?

Absolutely Positively
Wellington City Council
Me Heke Ki Pōneke

Te Ao Māori plan change

Scope

- Papakainga
- Historical narratives – Tangata Whenua Chapter
- Sites of significance to Māori (SASM)

Timing

- Pre-consultation with iwi – ongoing
- Drafting – mid-2025
- Draft Plan change for Council approval – next triennium

Omnibus plan change

Scope and purpose

- Changes to provisions that are causing Plan implementation and consistency issues or that lack clarity and certainty.
- Respond to matters directed by Council (eg Brooklyn Community Centre zoning).
- Fix minor errors that cannot be addressed without following a plan change process
- Incorporate by reference an updated code of practice for land development.

Timing

- **Next month** - Consultation with iwi and specific stakeholders/affected owners
- **7 August 2025** - Committee meeting for approval to notify

Designations and how planning controls work

Next Briefing

Tuesday 29.04.2025

Hearing Stream 9/10 - Infrastructure and Designations

- Infrastructure
- Transport
- Renewable Energy Generation
- Contaminated Land
- Hazardous Substances
- Designations



Ngā mihi
Thank you