

APPENDIX 1

Schedule of Appendices

Number	Appendix
1	Noise
2	Vehicle Parking Standards
3	Site Access for Vehicles
4	Oriental Bay Height Area
5	Mitchelltown Density Area
6	North Kelburn/Bolton Street Building Height
7	Roseneath Height and Coverage Area
8	Inner Residential Area Where Rule 5.2.4 Applies
9	Inner Residential Area where special rules apply (in particular 5.1.3, 5.3.10 and 5.3.11), being Thorndon (except the Thorndon Character Area), Mt Victoria [and Aro Valley] ^{PC50} , [Newtown, Berhampore, and Mt Cook] ^{PC38}
[9A	Area where rules 5.1.3.3.1, 5.1.3.4.1 and 5.1.3.5.3 as they relate to Aro Valley, apply] ^{PC50}
10	This Appendix has been deleted
11	This Appendix has been deleted
12	Land off the end of Silverstream Road, Ngaio
13	Lands off the end of Stockden Place and Allanbrooke Place, Karori
14	Land west of Cortina Avenue, Johnsonville
15	Fort Dorset, Seatoun
16	Ridvan Gardens, off Downing Street, Ngaio
17	Land above Patna Street and Huntleigh Park Way, Ngaio
18	Additional Assessment Criteria and Explanation Relating to land at Stebbings Valley
19	This Appendix has been deleted
20	Land off Freeling Street, Island Bay
21	Land off David Crescent, Karori
22	Land on Downing Street and Silverstream Road, Crofton Downs
23	Land on Khouri Avenue and Makara Road, Karori
24	Tapu Te Ranga Land, Island Bay
[25	Noise Insulation Construction Schedule] ^{PC49}
26	Homebush Road, Khandallah
[27	Huntleigh Park, Ngaio] ^{PC61}
[28	Bellevue, Newlands] ^{PC62}
[29	Ohiro Road, Brooklyn] ^{PC30}
[30	43 Spenmoor Street, Newlands] ^{PC67}

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5.1.3 The construction, alteration of, and addition to, residential buildings, accessory buildings, [and residential structures,]^{PC6} is a Permitted Activity (except in residential character areas or on a legal road) provided the new building [or structure]^{PC6} or the new part of the building [or structure]^{PC6} complies with the following conditions:

For Lot 2 DP 71465 off Stockden Place, Karori refer to Appendix 13

5.1.3.1 Number of Household Units

Not more than two household units shall be permitted on any site except that:

- in that part of the Inner Residential Area identified in Appendix 8 no more than 1 household unit shall be permitted on any site
- in Thorndon, Mt Victoria, [Aro Valley,]^{PC7} [Mt Cook, Newtown and Berhampore]^{PC39} (shown in Appendix 9) no more than 1 household unit shall be permitted on any site. [In Mt Cook, Newtown and Berhampore the conversion of an existing building into two household units is permitted, provided the existing building was constructed prior to 27 July 2000 and the development will not result in more than two household units on the site.]^{PC39}
- in the Oriental Bay Height Area (shown in Appendix 4) there shall be no limit to the number of household units. [New buildings, and significant alterations and additions to buildings, will be assessed against the requirements of the Oriental Parade Design Guide under rule 5.3.13.]^{PC18}
- [no more than one household unit shall be permitted on any part of a site that is within the Hazard (Fault Line) Area.]^{PC22}

For Section 105, Ohariu District, west of Johnsonville refer to Appendix 14

For Ridvan Gardens, off Downing Street, Ngaio refer to Appendix 16

For subdivisions above Patna Street and Huntleigh Park Way, Ngaio and David Crescent, Karori refer to Appendix 17 and 21

For residential buildings and subdivision at 43 Spenmoor Street, Newlands (Lots 8-10, 24-30 and 33 DP 403079) refer to Appendix 30

Provided that Rule 5.1.3.1 does not apply where the construction, alteration or addition does not increase the number of household units on the site.

[Permitting the conversion of existing buildings into two household units in Newtown, Berhampore and Mt Cook will encourage the retention and adaptive reuse of existing buildings which contribute to the special streetscape character of these suburbs. Conversion of existing building stock without changes to the building exteriors will not alter existing streetscape character, so are not required to undertake a resource consent assessment against the Multi Unit Design Guide.]^{PC39}

5.1.3.2 Yards

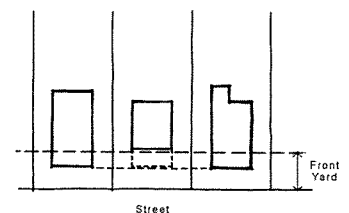
Front Yards

Inner Residential Area –

5.1.3.2.1 A minimum of 1 metre except for the Oriental Bay Height Area (as shown in Appendix 4) where there is no minimum front yard requirement; or

[A minimum of 3 metres in Mt Cook, Newtown and Berhampore (as shown in Appendix 9). On corner sites in Mt Cook, Newtown and Berhampore only one front yard is required; or]^{PC39}

less than 1 metre [(or less than 3 metres in Mt Cook, Newtown and Berhampore)]^{PC39} if the part of the building nearest the street does not project forward of a line from the forward most part of the two adjoining residential buildings (excluding accessory buildings). This provision does not apply to corner or rear sites.



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- 5.2.5 Any subdivision that is not a Permitted Activity and;**
- (a) creates five or less allotments, except those that:**
- Create more than 10 linear metres of legal road; or
 - are on an identified ridgeline or hilltop; or
 - involves a requirement to set aside esplanade land;
 - results in an allotment less than 400m² and cannot contain a circle with a radius of 7m; or
 - is the result of boundary adjustments that increase the degree of non-compliance with the residential permitted activity conditions
 - involves the subdivision of land shown in appendix 29 (off Ohiro Road, Brooklyn) (see rule 5.4.10)^{PC30}
- is a Controlled Activity in respect of:**
- 5.2.5.1 site design, frontage and area**
- 5.2.5.2 standards, construction and location of vehicular access**
- 5.2.5.3 road design and construction**
- 5.2.5.4 has been deleted by Plan Change 70**
- 5.2.5.5 landscaping**
- 5.2.5.6 utility and/or services provision**
- 5.2.5.7 protection of any special amenity feature.**
- (b) is a company lease, cross lease or unit title subdivision is a Controlled Activity in respect of:**
- 5.2.5.8 stormwater, sewerage and water services**
- 5.2.5.9 the allocation of accessory units to principle units and the allocation of covenant areas to leased areas to ensure compliance with rule 5.1.1.2 (vehicle parking) and to ensure practical physical access to every household unit.**

For subdivision of Lot 1 DP 29604 off the end of Silverstream Road, Ngaio refer to Appendix 12

For subdivision of Lot 3 DP 71465 and Lot 33 Dp 1022 off Allanbrooke Place refer to Appendix 13

For subdivision of Lot 1 DP 25046 and Pt Sec 10 Kaiwharawhara District above Patna Street and Huntleigh Park Way, Ngaio refer to Appendix 17

For subdivision of Lot 29, DP 1747 off Freeling Street, Island Bay refer to Appendix 20

For residential buildings and subdivision at 43 Spenmoor Street, Newlands (Lots 8-10, 24-30 and 33 DP 403079) refer to Appendix 30

Non-notification

The written approval of affected persons will not be necessary in respect of items 5.2.5.1 to 5.2.5.9. [Notice of applications need not be served on affected persons]^{PC28} and applications need not be notified.

Standards and Terms

[All activities, buildings and structures (existing and proposed) must meet the conditions for vehicle parking (5.1.1.2), site access (5.1.1.3) and building (5.1.3) in relation to all existing and proposed fee simple allotments **or** meet the terms of any relevant resource consent **or** have existing use rights under section 10 of the Act]^{PC11}, [or in the case of unit title subdivision, concurrently

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the amenity of properties to the rear, the public amenity along Oriental Parade, and views of St Gerard's Monastery and the escarpment below the monastery from along Oriental Parade and further a field. Because permitted building heights in the Oriental Bay Height Area have been assessed and set on a site by site basis, the flexibility provided by discretionary height increases is not required.]^{PC18} [The exception to this is the property at 20A Oriental Terrace, where provision for a discretionary height increase has been provided in recognition of the constraints placed on developing the property by its inclusion in the Oriental Bay Height Area (rather than the Inner Residential Area) combined with the site topography and elevation above the mean sea level.]^{PC19}

[5.3.4 Multi-unit Development and Infill Household Units

5.3.4a The construction, alteration of, and addition to residential buildings, accessory buildings [and residential structures]³, where the result will be three or more household units on any site, except

- **in the area shown in Appendix 9 (Thorndon, Mt Victoria and Aro Valley)**
- **in the Thorndon and Mt Victoria North Character Areas**
- **in the circumstances where Rule 5.4.8 applies in a Hazard (Faultline) Area**
- **inside the airnoise boundary depicted on Map 35;**

or

5.3.4b where the result will be two household units on any site and the proposal does not meet condition 5.1.3.4.3;

the proposal is a Discretionary Activity (Restricted) in respect of:

- 5.3.4.1 design (including building bulk, height and scale), external appearance, and siting**
- 5.3.4.2 site landscaping**
- 5.3.4.3 parking and site access (in particular the proportion of the site devoted to parking, site access and manoeuvring)]^{PC56}**

For residential buildings and subdivision at 43 Spenmoor Street, Newlands (Lots 8-10, 24-30 and 33 DP 403079) refer to Appendix 30

Non-notification

[In respect of rule 5.3.4 applications do not need to be publicly notified and do not need to be served on affected persons, unless:

- for an application under rule 5.3.4a, the height of any proposed building or structure exceeds 4.5 metres, or
- for an application under rule 5.3.4b, the building height of an Infill Household Unit exceeds 4.5 metres, or
- the residential development requires concurrent land use consent for failure to meet the permitted activity conditions required to be met by the standards and terms and a non-notification or non service clause does not apply to the concurrent consent.]^{PC56}

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[5.3.14 Any subdivision that is not a Permitted or Controlled Activity and;**(a) creates five or less allotments, except those that:**

- create more than 10 linear metres of legal road; or
- are on a ridgeline or a hilltop; or
- involves a requirement to set aside esplanade land
- involves the subdivision of land shown in Appendix 29 (off Ohiro Road, Brooklyn) (see Rule 5.4.10)^{PC30}

For residential buildings and subdivision at 43 Spennmoor Street, Newlands (Lots 8-10, 24-30 and 33 DP 403079) refer to Appendix 30

is a Discretionary (Restricted) Activity in respect of:

5.3.14.1 site design, frontage and area

5.3.14.2 lot size

5.3.14.3 standard, construction and location of vehicular access

5.3.14.4 road design and construction

5.3.14.5 landscaping

5.3.14.6 utility and/or services provision

5.3.14.7 protection of any special amenity feature

(b) is a unit title subdivision that does not meet the standards and terms for unit title subdivision in rule 5.2.5b is a Discretionary (Restricted) Activity in respect of:

5.3.14.8 stormwater, sewerage and water services

5.3.14.9 the allocation of accessory units to principal units and the allocation of covenant areas to leased areas to ensure compliance with rule 5.1.1.2 (vehicle parking) and to ensure practical physical access to every household unit.]^{PC56}***Non-notification***

[In respect of rule 5.3.14 applications do not need to be publicly notified and do not need to be served on affected persons, except where the application involves a lot less than 400m² and does not ensure that a household unit will be constructed to the permitted building height provided for in rule 5.1.3.4.3.

Standards and Terms

For all lots containing existing buildings and structures, all activities, buildings and structures must meet the conditions for vehicle parking (5.1.1.2), site access (5.1.1.3) and building (5.1.3) in relation to all existing and proposed fee simple allotments or meet the terms of any relevant resource consent or have existing use rights under section 10 of the Act.

For all other lots the application must show that the proposed development complies with the conditions for permitted activities.]^{PC56}