

**SUBMISSION ON PROPOSED PLAN CHANGE 86 -  
RURAL (URBAN EXPANSION) ENVIRONMENT (RUEE)  
TO THE WHANGAREI DISTRICT PLAN**



**TO:** Whangarei District Council

**SUBMISSION ON:** Proposed Plan Change 86 Rural (Urban Expansion)  
Environment

**NAME:** Horticulture New Zealand

**ADDRESS:** PO Box 10 232  
WELLINGTON

**1. Horticulture New Zealand and Northland Horticultural Forum's submission, and the decisions sought, are detailed in the attached schedules:**

Schedule One: Submissions on Proposed Plan Change 86 Rural (Urban Expansion) Environment.

**2. Horticulture New Zealand wishes to be heard in support of this submission.**

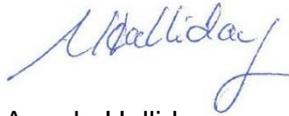
**3. Background to Horticulture New Zealand and its RMA involvement:**

3.1 Horticulture New Zealand was established on 1 December 2005, combining the New Zealand Vegetable and Potato Growers' and New Zealand Fruitgrowers' and New Zealand Berryfruit Growers Federations.

3.2 On behalf of its 5,500 active grower members Horticulture New Zealand takes a detailed involvement in resource management planning processes as part of its National Environmental Policies. Horticulture New Zealand works to raise growers' awareness of the RMA to ensure effective grower involvement under the Act, whether in the planning process or through resource consent applications. The principles that Horticulture New Zealand considers in assessing the implementation of the Resource Management Act 1991 (RMA) include:

- The effects based purpose of the Resource Management Act,
- Non-regulatory methods should be employed by councils;
- Regulation should impact fairly on the whole community, make sense in practice, and be developed in full consultation with those affected by it;
- Early consultation of land users in plan preparation;
- Ensuring that RMA plans work in the growers interests both in an environmental and sustainable economic production sense.

Thank you for the opportunity to submit on Proposed Plan Change 86 Rural (Urban Expansion) Environment.



Angela Halliday  
**Acting Manager – Natural Resources and Environment  
Horticulture New Zealand**

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Address for service:

Angela Halliday  
Acting Manager – Natural Resources and Environment  
Horticulture New Zealand  
PO Box 10-232  
WELLINGTON

Tel: 64 4 472 3795  
DDI: 64 4 470 5664  
Fax: 64 4 471 2861  
Mob: 027 947 3344  
Email: [angela.halliday@hortnz.co.nz](mailto:angela.halliday@hortnz.co.nz)

**SCHEDULE ONE – Submission on Plan Change 86 Rural (Urban Expansion)**  
Environment

- 1.1 Horticulture NZ recognises that there is the need to provide for growth and urban expansion in Whangarei but seek greater recognition be given to rural production and the rural urban interface.
- 1.2 Horticulture is a significant contributor to that economy and needs to be appropriately provided for in the District Plan.
- 1.3 The creation of a Rural Production Environment within the Rural Area enables specific provision for rural production activities and description of the expectations for the zone.
- 1.4 Horticulture NZ seeks that the focus of new growth avoids areas of high value horticultural production and that provisions are included in the plan which adequately manage the rural- urban interface so that rural production activities adjoining the urban areas are able to continue.
- 1.5 RUEE 1.2. Objectives  
Objective RUEE 1.2.2 seeks to ensure that people living in the RUEE don't compromise the ability to operate the surrounding rural land use. This objective is supported.

**Decision sought:**

Retain Objective RUEE.1.2.2

- 1.6 RUEE 1.3. Policies  
Policy RUEE 1.3.11 seeks to manage reverse sensitivity effects by avoiding residential buildings establishing close to the Rural Production Environment. Setbacks are an important component of managing the interface between rural production activities and residential places where people will congregate so in principle the policy is supported. However the policy should focus on the potential for reverse sensitivity effects and 'sensitive activities,' not just habitable buildings, as the rule relates to sensitive activities.

**Decision sought:**

Amend RUEE.1.3.11:

To manage potential reverse sensitivity effects by avoiding the establishment of sensitive activities ~~habitable buildings~~ within .....

- 1.7 RUEE 2.3 Discretionary Activities  
Rule RUEE 2.3.1 makes it a discretionary activity to locate sensitive activities, including a residential unit, within 30m of a Rural Production Environment.

**Decision sought:**

Retain RUEE.2.3.1.

- 1.8 RUEE 3.4 Assessment criteria  
RUEE 3.4 sets out the Assessment Criteria for considering consent applications but it does not include a matter which considers the location of boundaries and buildings to avoid potential conflicts between incompatible land use activities and reverse sensitivity effects.

Given the objective, policy and rule framework the assessment should

consider what methods will be used to achieve the objective and policy.

**Decision sought:**

Add an assessment criteria to RUEE.3.4

Details how the subdivision design takes into account methods to avoid potential reverse sensitivity effects between adjacent incompatible land use activities such as the Rural Production Environment and Production Forests.