

Online Further Submission

Further Submitter # 384

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| Further Submitters Name | P S Yates Family Trust |
| Further Submitter Number | FS384 |
| Wish to be heard | Yes |
| FS qualifier | a person who has an interest in the proposal that is greater than the interest the general public has (e.g. land owner, resource user) |
| FS qualifier reason | P S Yates Family Trust is a landowner directly affected by the relief sought in submissions to the Far North District Plan. |
| Joint presentation | Yes |
| Attention: | Peter Hall |
| Contact organisation | Peter Hall Planning Limited |
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| Online further submitter? | Yes |
| Date raw FS lodged | 25/09/2023 1:51pm |

FS384.01-384.06

Further submission points

| Raw FS number | Original submitter | Related Submission Point | Plan section | Provision | OS Decision Requested | SupportOppose | FS Decision requested | Reasons |
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| FS384.1 | Kingheim Limited | S461.002 | Coastal environment | CE-R1 | <p>amend CE-R1</p> <p>PER-1</p> <p>If a new building or structure is located in an urban zone it is:</p> <p>1. no greater than 300m².</p> <p>2. located outside high or outstanding natural character areas.</p> <p>PER-2</p> <p>If a new building or structure is not located within an urban zone it is:</p> <p>1. ancillary to farming activities (excluding a residential unit);</p> <p>2. no greater than 25m².</p> <p>3. located outside outstanding natural character areas</p> | Support | Allow | The further submitter agrees that subject to appropriate standards on materials and colours, buildings, including residential units, can appropriately be located in the coastal environment outside of the outstanding natural character overlay as a permitted activity. |
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| FS384.2 | Bentzen Farm Limited | S167.041 | Natural features and landscapes | Rules | Insert new rule as follows: “New buildings or structures, and extensions or alterations to existing buildings or structures within an approved building platform or buildable area on a site for which a subdivision consent was granted after 1 January 2000” Specify the activity status as controlled activity Insert the following matter of control: 1. Compliance with location, height, design and mitigation conditions which apply to the site or building platform by way of resource consent condition or consent notice. Insert the following clause: Building/s which are a controlled activity under this rule shall be assessed without public or limited notification under sections 95A and 95B | Support | Allow | The further submitter agrees that there are already and will be further subdivisions in the district, including in outstanding natural landscapes, where resource consents and/or titles issued specify controls on the location and size of building platforms, and control these through legally binding instruments. In these circumstances, a non-notified controlled activity status is appropriate. |
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of the Resource Management Act unless special circumstances exist or notification is required under section 95B(2) and (3).

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| FS384.3 | Northland Planning and Development 2020 Limited | S502.083 | Subdivision | SUB-R6 | Amend SUB-R6 | Support | Allow | The reduction in the minimum amounts of vegetation and wetlands to be protected supports sustainable management outcomes and recognises both the varied lot sizes in the District and that the value of such features need not necessarily be a function of size. |
| | | | | | <p>Table 1.</p> <p>Total area of significant indigenous vegetation or significant indigenous habitat to be legally protected on an individual Record of Title -</p> <p>Greater than 4ha 1ha – less than 10 4ha - 1</p> <p>Greater than 10 4ha – less than 20 8ha - 2</p> <p>Greater than 8ha – less than 12ha - 3</p> <p>Greater than 20 12ha - 4</p> <p>Table 2.</p> <p>Total area of natural wetland to be legally protected on an individual Record of Title -</p> <p>Greater than 0.5 2ha (5,2000m²) – less than 1ha - 1</p> | | | |

RDIS-6

All proposed new environmental allotments are to be a minimum size of **12ha** in area and the balance lot must be **20ha or greater than 40ha**.

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| FS384.6 | Northland Planning and Development 2020 Limited | S502.082 | Subdivision | SUB-S1 | Amend SUB-S1 to provide for: Rural Production Controlled activity 20ha, Restricted discretionary activity 8ha and Discretionary activity 4ha Rural lifestyle discretionary activity 1ha | Support | Allow | The relief sought by the submitter recognises that many rural production and rural lifestyle zoned lots are small and/or have no rural production value and should be able to be appropriately subdivided for rural-residential use. |
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