



Submission on Proposed Far North District Plan

Form 5 Submission on publically notified proposal for policy statement or plan, change or variation

Clause 6 of Schedule 1, Resource Management Act 1991

To: Far North District Council - District Planning

Date received: 21/10/2022

This is a submission on the following proposed plan (the **proposal**): Proposed Far North District Plan

Address for service:

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Submission on behalf of:

Chorus New Zealand Ltd

I wish to be heard: Yes

I am willing to present a joint case: Yes

Could you gain an advantage in trade competition in making this submission?

- No

Are you directly affected by an effect of the subject matter of the submission that

(a) adversely affects the environment; and

(b) does not relate to trade competition or the effects of trade competition

- N/A

Submission points

Point 64.1 **S278.001**

Section: Subdivision

Sub-section: Standards

Provision:

SUB-S6 Telecommunications and power supply

General Connections shall be provided at the boundary of the site **Matters of discretion are restricted to :**

Residential zone	area of the allotment for:	
	1. telecommunications	
	i. Fibre where it is available or;	a. alternative provision of telecommunication and electricity supply.
Kororāreka Russell Township zone	ii. Copper where fibre is not available	
	2. Electricity supply through the local electricity distribution network.	
Mixed Use zone	Note: This standard does not apply to allotments for a utility, road, reserve or for access purposes.	
Light Industrial zone		
Heavy Industrial zone		
Settlement zone		
Rural Residential zone		
Horticulture Processing Facility zone		

Sentiment: Support in Part

Submission:

Chorus supports the intent of SUB-S6 to require fibre to be provided to newly subdivided allotments where available for the following reasons:

- Having access to world class broadband is critical to the way New Zealanders work, learn, live and play and is consistent with the objectives of the Far North 2100 Strategic Plan and the FNDC "Nothing But Net" strategy in regard to digital connectivity. The fibre network built under the government's Ultra Fast Broadband (UFB) project ensures that 87 percent of New Zealanders will receive access to world-class connectivity, with up to 1 gigabit broadband speeds and includes more than 20 towns and settlements within the Far North District.
- The UFB network is an open access network, which allows a variety of internet service providers (ISP) and resellers to operate off the fibre network infrastructure, ensuring end users have a variety of choice as to the ISP as well as packages, pricing and service levels on offer.
- Fibre is a future-proofed technology that offers a scalable, low-cost pathway to major ongoing performance upgrades.
- Fibre should be provided to the boundary of new allotments at the time of subdivision alongside other essential services.

Not providing fibre at the time of subdivision can result in unnecessary and disruptive effects from retroactively installing fibre optic cables in newly created roads, footpaths and berms as well increased costs to the end user.

- Specifically including the requirement for the provision of fibre in the rule framework of the District Plan enables Council to include conditions on a subdivision resource consent in accordance with s108AA of the Resource Management Act. This will enable Council to meet its objectives of increasing digital connectivity while still providing a consenting pathway for instances where the applicant is able to set out the reasons why an alternative telecommunications technology is more appropriate for a proposed subdivision.

Chorus believes the standard as currently worded could lead to some ambiguity as to the type of connection to be provided, particularly in greenfield developments where no service of any kind is currently provided.

As such, Chorus recommends that SUB-S6 be reworded to require a connection to an open access fibre optic network to all allotments and that the application of SUB-S6 be expanded to also include the Rural Lifestyle Zone.

The requested amendments to SUB-S6 are set out below.

Please note that as Council staff work through submissions, Chorus is willing to engage in further dialogue in relation to developing a rules framework for the Far North Proposed District Plan to enable the delivery of telecommunications infrastructure to serve the Far North District.

Relief sought

Amend SUB-S6 as follows

SUB-S6	Telecommunications and power supply						
General Residential zone	Connections shall be provided at the boundary of the site area of the allotment for:	Matters of discretion are restricted to :					
Kororāreka Russell Township zone	<ol style="list-style-type: none"> 1. <u>Telecommunications through an open access fibre network</u> telecommunications <ol style="list-style-type: none"> i. Fibre where it is available or; ii. Copper where fibre is not available 2. Electricity supply through the local electricity distribution network. 		<ol style="list-style-type: none"> a. alternative provision of telecommunication and electricity supply. 				
Mixed Use zone	Note: This standard does not apply to allotments for a utility, road, reserve or for access purposes.			<ol style="list-style-type: none"> a. alternative provision of telecommunication and electricity supply. 			
Light Industrial zone					<ol style="list-style-type: none"> a. alternative provision of telecommunication and electricity supply. 		
Heavy Industrial zone						<ol style="list-style-type: none"> a. alternative provision of telecommunication and electricity supply. 	
Settlement zone							<ol style="list-style-type: none"> a. alternative provision of telecommunication and electricity supply.

**Rural
Residential
zone**

**Horticulture
Processing
Facility zone**

**Rural
Lifestyle
Zone**

