**District Plan rules for reports**

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CHAPTER 14 – MRZ STANDARDS – NEW PC14

*Medium Density Residential zone introduced on 12.12.2024 as part of PC14 decisions on areas around commercial centres (Policy 3 NPS-UD areas).*

*Original residential zones still apply to all other areas, and where applicants have elected to use the original rules ‘Pathway B’.*

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| **Activity status rule** | **Standard not met** | **Reason** | **Matters of control or discretion** | **Notification clause** |
| 14A.5.1.3 RD1 | 14A.5.1.1 P1 c. Residential activity | The proposal will result in more than 3 residential units on the site - + units proposed. | 14A.11.1 - Residential design principles | Must not be limited or publicly notified where compliant with built form standards for:  Landscaped area; Building height and maximum number of storeys; Building coverage; Outdoor living space; Height in relation to boundary; Minimum building setbacks; Outlook space per unit; Windows to street |
| 14A.5.1.3 RD33 | - | More than three residential units are proposed within the 50dB Ldn Air Noise Contour and/or 2023 Remodelled 50 dB Ldn Outer Envelope. | a. The extent to which effects, as a result of the sensitivity of activities to current and future noise generation from aircraft, are proposed to be managed, including avoidance of any effect that may limit the operation, maintenance or upgrade of Christchurch International Airport.  b. The extent to which appropriate indoor noise insulation is provided with regard to Appendix 14A.12.4 and the ventilation requirements of Rule 14A.5.2.19 – Development within the 50 dB Airport Noise Contour. | Must not be publicly notified. |
| 14A.5.1.3 RD22 | 14A.5.2.2 Landscaped area | The 20% minimum landscaped area is not provided - +% proposed. | 14A.11.19 - Landscaping | Must not be limited or publicly notified |
| 14A.5.1.3 RD12 | 14A.5.2.3 Building height - + Overlay | The +m maximum height is exceeded by +m.  The +m maximum height within the Local Centre Intensification Precinct is exceeded by +m. | 14A.11.3 - Impacts on neighbouring property a. and b. | Applications for up to 3 residential units must not be publicly notified |
| 14A.5.1.3 RD14 | 14A.5.2.4 Building coverage | The 50% maximum coverage is exceed by +% (+m2). | 14A.11.2 - Site density and site coverage | Must not be publicly notified |
| 14A.5.1.3 RD16 | 14A.5.2.5 Outdoor living space | The outdoor living space for unit + does not meet the 20m2 minimum total area / 3m minimum dimension for units + - m2 / +m proposed.  The balcony for unit + does not meet the 8m2 minimum area / 1.8m minimum dimension - +m2 / +m proposed.  *Add other parts of rule as relevant* | 14A.11.16 - Outdoor living space | Must not be limited or publicly notified |
| 14A.5.1.3 RD13 | 14A.5.2.6 Height in relation to boundary | The recession plane is exceeded by +m on the + boundary. | 14A.11.4 Height in relation to boundary breaches | Must not be publicly notified |
| 14A.5.1.3 RD15 | 14A.5.2.7 Minimum building setbacks | The 1.5m minimum front / 1m side / 1m rear yard setback is infringed by +m. | 14A.11.3.a. - Impacts on neighbouring property and planned urban built character | Road Must not be limited or publicly notified  Other - Must not be publicly notified |
| 14A.5.1.3 RD10 | 14A.5.2.7 a. v. Minimum setback – rail corridor | The 4m minimum setback along the rail corridor boundary is infringed by +m. | a. Whether the reduced setback from the rail corridor will enable buildings to be maintained without requiring access above, over, or on the rail corridor.  b. Whether the reduced setback will provide for the safe and efficient operation of the rail network. | Must not be publicly notified |
| 14A.5.1.3 RD25 | 14A.5.2.8 Outlook space per unit | The outlook space for Unit + does not meet the  4m minimum dimension for the principal living room - +m proposed.  1m minimum dimension for the + room - +m proposed. | 14A.11.17 Outlook space occupation | Must not be publicly notified |
| 14A.5.1.3 RD17 | 14A.5.2.9 Fencing and screening | The proposed fence along the + boundary exceeds +m in height for more/less than 50% of its width - +m proposed. | 14A.15.11 Residential fencing | Must not be limited or publicly notified |
| 14A.5.1.3 RD21 | 14A.5.2.10 Windows to street | Less than 20% glazing is provided on the street-facing façade - +%. | 14A.11.18 Street-facing glazing | Must not be limited or publicly notified |
| 14A.5.1.3 RD18 | 14A.5.2.11 Minimum unit size | Units + do not meet the +m2 minimum net floor area for + bedroom units - +m2 proposed. | 14A.11.5 - Minimum unit size and unit mix | Must not be limited or publicly notified |
| 14A.5.1.3 RD24 | 14A.5.2.12 Ground floor habitable room | Unit + does not have a ground floor habitable room with an dimension of 3m - +m proposed. Less than 50% of the ground floor area of Unit + will comprise habitable rooms - +% proposed. | 14A.11.1 Residential design principles 2, 5 and 6 | Must not be limited or publicly notified |
| 14A.5.1.3 RD23 | 14A.5.2.13 Service, storage and waste management spaces | The + spaces for Units + do not meet the +m2 area or +m minimum dimension - + proposed, or bin screening requirement … | 14A.11.15 - Service, storage and waste management spaces | Must not be publicly notified |
| 14A.5.1.2 C1 *(communal only)* | 14A.5.2.13 Service, storage and waste management spaces | The communal waste and recycling area does not meet … | 1. Accessibility to the communal area for the required service vehicle size and type, including the extent of sealed areas required for onsite manoeuvring and effects on safety and onsite amenity; 2. Scale of service space and size and number of receptacles to support the number of residential units; 3. Screening of service area and separation from residential units and outdoor living areas; 4. Management of odour and vermin; and 5. Evidence of consultation with the Christchurch City Council Transport and Waste Management Unit about the suitability of the proposed waste management solution. | Must not be publicly notified |
| 14A.5.1.3 RD19 | 14A.5.2.14 Water supply for fire fighting | The proposal does not make sufficient provision for water supply as + | 14A.11.8 – Water supply for fire fighting | Must not be publicly notified |
| 14A.5.1.3 RD24 | 14A.5.2.15 Garaging and carport building location | The garage/carport/parking area is not set back at least 1.2m further than the façade of the residential unit - +m proposed. | 14A.11.1 Residential design principles 2, 5 and 6 | Must not be limited or publicly notified |
| 14A.5.1.3 RD26 | 14A.5.2.6 Location of outdoor mechanical ventilation | Screening of the heat pump/ventilation unit for Unit + is more than 50% transparent / less than 1.2m in height / less than the height of the unit - + proposed. | 14A.11.14 Road boundary building setback, fencing and planting, a. to d. | Must not be limited or publicly notified |
| 14A.5.1.3 RD27 | 14A.5.2.17 Building length | The length of the + elevation exceeds 30m - +m proposed. | 14A.15.1 Residential design principle g. | Must not be publicly notified |
| 14A.5.1.3 RD28 | 14A.5.2.18 Residential units within the Industrial Interface Overlay | The + room windows in Unit + have line of sight to the Industrial + zone without the provision of mechanical ventilation and air conditioning units.  The balcony for Unit + has line of sight to the Industrial + zone. | 14A.11.33 Industrial interface | No clause |
| 14A.5.1.3 RD32 | 14A.5.2.19 a. Development within the 50dB Air Noise Contour | The proposed residential unit is located within the 50dB Ldn Air Noise Contour / 2023 Remodelled 50 dB Ldn Outer Envelope and does not provide complying heating and cooling devices / mechanical ventilation system. | Any alternative methods to provide for heating, cooling and ventilation to mitigate the effects of aircraft noise on the occupants of residential units. | No clause |
| **Area Specific rules (not a complete list re ACF Overlay)** | | | | |
| 14A.5.3.1.3 RD6 | 14A.5.3.2.3 b. ii. Building height - Accommodation and Community Facilities Overlay | The building exceeds the +m maximum height within the overlay - +m proposed.  The building exceeds the +m maximum height within the - +m proposed. | 14A.11.3 Impacts on neighbouring property and planned urban built character | Must not be publicly notified |
| 14A.5.3.1.3 RD12 | 14A.5.3.2.7 a. Site density – Lyttelton Character Area Overlay | The net site area for Unit + is less than 250m2 - +m2 | 14A.11.2 - Site density and site coverage | No clause |
| 14A.5.3.1.3 RD13 | 14A.5.3.2.9 a. Building coverage - Lyttelton Character Area Overlay | The 60% maximum coverage is exceeded by +% (+m2). | 14A.11.2 - Site density and site coverage | No clause |

CHAPTER 14 – HRZ STANDARDS – NEW PC14

*High Density Residential zone introduced on 12.12.2024 as part of PC14 decisions on areas around commercial centres (Policy 3 NPS-UD areas).*

*Original residential zones still apply where applicants have elected to use the original rules ‘Pathway’.*

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| **Activity status rule** | **Standard not met** | **Reason** | **Matters of control or discretion** | **Notification clause** |
| 14A.6.1.3 RD30 | - | More than three residential units are proposed within the 50dB Ldn Air Noise Contour and 2023 Remodelled 50 dB Ldn Outer Envelope. | a. The extent to which effects, as a result of the sensitivity of activities to current and future noise generation from aircraft, are proposed to be managed, including avoidance of any effect that may limit the operation, maintenance or upgrade of Christchurch International Airport.  b. The extent to which appropriate indoor noise insulation is provided with regard to Appendix 14A.12.4 and the ventilation requirements of the activity specific standards of Rule 14A.6.2.21 – Development within the 50 dB Airport Noise Contour. | Must not be publicly notified |
| 14A.6.1.3 RD2 | 14.6.1.1 P1 e. Residential activity | The proposal will result in more than 3 residential units on the site - + units proposed. | 14A.11.1 - Residential design principles | Must not be limited or publicly notified where compliant with the following built form standards: 14A.6.2.1 Building height; 14A.6.2.2 Height in relation to boundary; 14A.6.2.3 Setbacks; 14A.6.2.4 Outlook space; 14A.6.2.7 Landscaped area; 14A.6.2.8 Windows to street; 14A.6.2.10 Outdoor living space; 14A.6.2.12 Building coverage |
| 14A.6.1.3 RD9 | 14A.6.2.1 a. Building height | The building exceeds the +m maximum height for e.g. buildings within the Central City Residential Precinct - +m proposed. | 14A.11.3 - Impacts on neighbouring property and planned urban built character a. and b. | No clause |
| 14A.6.1.3 RD10 | 14A.6.2.1 b. Building height | Part of the building above +m in height are not set back +m from + - +m proposed. | 14A.10.3 - Impacts on neighbouring property and planned urban built character a. and b.vii. A and B | Must not be publicly notified |
| 14A.6.1.3 RD22 | 14A.6.2.1 c. Building height | The 7m minimum height for developments of 3 or more residential units is not met - +m proposed. | 14A.11.31 - Minimum building height in the High Density Residential Zone | Must not be limited or publicly notified |
| 14A.6.1.3 RD11 | 14A.6.2.2 Height in relation to boundary | The recession plane is exceeded by +m on the + boundary. | 14A.11.4 – Height in relation to boundary breaches | Must not be publicly notified |
| 14A.6.1.3 RD12 | 14A.6.2.3 Setbacks | The 1.5m minimum front / 1m side / 1m rear yard setback is infringed by +m. | 14A.11.3 a. - Impacts on neighbouring property and planned urban built character | Road Must not be limited or publicly notified  Other - Must not be publicly notified |
| 14A.6.1.3 RD13 | 14A.6.2.4 Outlook space per unit | The outlook space for Unit + does not meet the  4m minimum dimension for the principal living room - +m proposed.  1m minimum dimension for the + room - +m proposed. | 14A.11.17 – Outlook space occupation | Must not be publicly notified |
| 14A.6.1.3 RD20 | 14A.6.2.5 Building separation | Units + exceed 12m in height and are separated horizontally by less than 10m - +m proposed. | 14A.11.4 – Height in relation to boundary breaches  The impact on any communal spaces, including access ways | Must not be publicly notified |
| 14A.6.1.3 RD14 | 14A.6.2.6 Fencing and screening | The proposed fence along the + boundary exceeds +m in height for more/less than 50% of its width - +m proposed. | 14A.11.11 Residential fencing | Must not be publicly notified |
| 14A.6.1.3 RD15 | 14A.6.2.7 Landscaped area | The 20% minimum landscaped area is not provided - +% proposed. | 14A.11.19 - Landscaping | Must not be limited or publicly notified |
| 14A.6.1.3 RD17 | 14A.6.2.8 Windows to street | Less than 20% glazing is provided on the street-facing façade - +%. | 14A.11.18 Street-facing glazing | Must not be limited or publicly notified |
| 14A.6.1.3 RD2 | 14A.6.2.9 Ground floor habitable room | Unit + does not have a ground floor habitable room with an dimension of 3m - +m proposed. Less than 50% of the ground floor area of Unit + will comprise habitable rooms - +% proposed. | 14A.11.1 Residential design principles 2, 5 and 6 | Must not be limited or publicly notified |
| 14A.6.1.3 RD16 | 14A.6.2.10 Outdoor living space | The outdoor living space for unit + does not meet the 20m2 minimum total area / 3m minimum dimension for units + - m2 / +m proposed.  The balcony for unit + does not meet the 8m2 minimum area / 1.8m minimum dimension - +m2 / +m proposed.  *Add other parts of rule as relevant* | 14A.11.16 - Outdoor living space | Must not be limited or publicly notified |
| 14A.6.1.3 RD18 | 14A.6.2.11 Service, storage and waste management spaces | The + spaces for Units + do not meet the +m2 area or +m minimum dimension - + proposed. | 14A.11.15 - Service, storage and waste management spaces | Must not be publicly notified |
| 14A.6.1.2 C1 *(communal only)* | 14A.6.2.11 Service, storage and waste management spaces | The communal waste and recycling area does not meet … | 1. Accessibility to the communal area for the required service vehicle size and type, including the extent of sealed areas required for onsite manoeuvring and effects on safety and onsite amenity; 2. Scale of service space and size and number of receptacles to support the number of residential units; 3. Screening of service area and separation from residential units and outdoor living areas; 4. Management of odour and vermin; and 5. Evidence of consultation with the Christchurch City Council Transport and Waste Management Unit about the suitability of the proposed waste management solution. | Must not be publicly notified |
| 14A.6.1.3 RD19 | 14A.6.2.12 Building coverage | The 50% maximum coverage is exceed by +% (+m2). | 14A.11.2 - Site density and site coverage | Must not be publicly notified |
| 14A.6.1.3 RD24 | 14A.6.2.13 Water supply for fire fighting | The proposal does not make sufficient provision for water supply as + | 14A.11.8 – Water supply for fire fighting | Must not be publicly notified |
| 14A.6.1.3 RD2 | 14A.6.2.14 Garaging and carpark location | The garage/carport/parking area is not set back at least 1.2m further than the façade of the residential unit - +m proposed. | 14A.11.1 Residential design principles 2, 5 and 6 | Must not be limited or publicly notified |
| 14A.6.1.3 RD21 | 14A.6.2.15 Location of outdoor mechanical ventilation | Screening of the heat pump/ventilation unit for Unit + is more than 50% transparent / less than 1.2m in height / less than the height of the unit - + proposed. | 14A.11.14 Road boundary building setback, fencing and planting, a. to d. | Must not be limited or publicly notified |
| 14A.6.1.3 RD23 | 14A.6.2.16 Minimum unit size | Units + do not meet the +m2 minimum net floor area for + bedroom units - +m2 proposed. | 14A.11.5 - Minimum unit size and unit mix | Must not be limited or publicly notified |
| 14A.6.1.3 RD26 | 14A.5.2.17 Building length | The length of the + elevation exceeds 30m - +m proposed. | 14A.11.1 Residential design principle g. | Must not be publicly notified |
| 14A.6.1.3 RD27 | 14A.5.2.18 Residential units within the Industrial Interface Overlay | The + room windows in Unit + have line of sight to the Industrial + zone without the provision of mechanical ventilation and air conditioning units.  The balcony for Unit + has line of sight to the Industrial + zone. | 14A.11.33 Industrial interface | No clause |
| 14A.6.1.3 RD28 | 14A.6.2.19 Minimum building setback from railway lines | The 4m minimum setback along the rail corridor boundary is infringed by +m. | Whether the reduced setback from the rail corridor will enable buildings to be maintained without requiring access above, over, or on the rail corridor. | Must not be publicly notified |
| 14A.6.1.3 RD29 | 14A.6.2.20 Development within the 50dB Air Noise Contour | The proposed residential unit is located within the 50dB Ldn Air Noise Contour and 2023 Remodelled 50 dB Ldn Outer Envelope and does not include complying heating and cooling devices / mechanical ventilation system.  The proposed residential unit / additions does / do not include acoustic insulation complying with Appendix 14.16.4. | Any alternative methods to provide for heating, cooling and ventilation to mitigate the effects of aircraft noise on the occupants of residential units. | No clause |
| **Area Specific rules** | | | | |
| 14A.6.3.1.3 RD6 | 14A.6.3.2.1 a. Building height - Accommodation and Community Facilities Overlay | The building exceeds the +m maximum height - +m proposed. | 14A.11.4 -Height in relation to boundary | No clause |
| 14A.6.3.1.3 RD4 | 14A.6.3.2.1 b. Building height – Styx River Setback qualifying matter | The building exceeds the +m maximum height - +m proposed. | As relevant to the standard not met:  a. Matters of discretion for the Belfast/Northwood Outline development plan area: 14A.11.35 and 14A.11.36  b. The extent to which development is in general accordance with the outline development plan in Appendix 14A.12.12 | Must not be publicly notified |
| 14A.6.3.1.3 RD7 | 14A.6.3.2.2 Maximum continuous building length - Accommodation and Community Facilities Overlay | The length of the + elevation exceeds the 15m maximum for new buildings - +m proposed.  The length of the + elevation exceeds the 10m maximum for additions - +m proposed. | 1. 14A.11.4 -Height in relation to boundary breaches 2. 14A.11.1 Residential design principle e. | Must not be limited or publicly notified |
| 14A.6.3.1.3 RD8 | 14A.6.3.2.3 Front entrances and facades - Accommodation and Community Facilities Overlay | Less than +% glazing is provided on the + floor road frontage elevation - +% proposed. | 14A.11.1 – Residential design principles | Must not be limited or publicly notified |
| 14A.6.3.1.3 RD9 | 14A.6.3.2.4 Landscaped areas – Accommodation and Community Facilities Overlay | Proposed planting does not meet the requirements for non-residential activities as … | 14A.11.14 - Street scene - road boundary building setback, fencing and planting | Must not be limited or publicly notified |
| 14A.6.3.1.5 NC1 | 14A.6.3.2.6 Building setback and size – Styx River Setback qualifying matter | The +m minimum building setback from + is infringed by +m. | Not applicable | No clause |

CHAPTER 14 – RS & RSDT STANDARDS

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| **Activity status rule** | **Standard not met** | **Reason** | **Matters of control or discretion** | **Notification clause** |
| 14.4.1.3 RD1/RD2  14.4.1.5 NC2/NC3 | 14.4.2.1 Site density | The + is contained within a net site area between 400m2 and 450m2 / 300m2 and 330m2  - +m2 proposed.  The net site area of Lot + is less than 400m2 / 300m2 - +m2 proposed.  The proposed minor residential unit is not a detached building and must therefore be assessed as a residential unit. The net site area is less than 400m2 / 300m2, being +m2. | 14.15.2 - Site density and site coverage *RD only* | No clause |
| 14.4.1.2 C3 | 14.4.2.2 Tree and garden planting | The proposed landscaping does not comply as + | 14.15.17 - Street scene – road boundary setback, fencing and planting | Must not be limited or publicly notified |
| 14.4.1.3 RD8 | - | The proposal is a multi-unit residential complex in the Residential Suburban Transition zone involving more than 4 units - + units proposed. | 14.15.1 Residential design principles | No clause |
| 14.4.1.3 RD19 | 14.4.2.3 Building height | The 8m maximum building height is exceeded by +m. | 14.15.3 - Impacts on neighbouring property | No clause |
| 14.4.1.3 RD21  14.4.1.5 NC4 | 14.4.2.4 Site coverage | The 35% maximum site coverage is exceeded by +% (+m2).  The site coverage exceeds 40% - +% proposed. | 14.15.2 - Site density and site coverage *RD only* | Must not be limited or publicly notified *RD only*  No clause *NC only* |
| 14.4.1.3 RD24 | 14.4.2.5 Outdoor living space | The outdoor living space does not meet the +m minimum dimension or the 90/50m2 minimum area. +m2 with a minimum dimension of +m is proposed. | 14.15.20 - Outdoor living space | Must not be limited or publicly notified |
| 14.4.1.3 RD20 | 14.4.2.6 Daylight recession planes | The recession plane is exceeded by +m on the + boundary. | 14.15.3 - Impacts on neighbouring property | No clause |
| 14.4.1.3 RD22 | 14.4.2.4 a. ii. Site coverage for multi-unit residential complexes, social housing and older persons’ housing units | Site coverage is between 40-45% (calculated over the net site area of the site of the entire complex or group of units) - +% proposed. | 14.15.2 Site density and site coverage | Must not be limited or publicly notified |
| 14.4.1.3 RD26 | 14.4.2.7 Minimum building setbacks from internal boundaries and railway lines | The + is located less than +m from the + boundary - +m setback proposed. | 14.15.3 - Impacts on neighbouring property  14.15.18 - Minimum building, window and balcony setbacks  Whether the reduced setback will enable buildings to be maintained without requiring access via the rail corridor | No clause |
| 14.4.1.3 RD27 | 14.4.2.8 Minimum setback for balconies and living space windows from internal boundaries | The + is located less than 4m from the + boundary - +m setback proposed. | 14.15.3 - Impacts on neighbouring property  14.15.18 - Minimum building, window and balcony setbacks | No clause |
| 14.4.1.3 RD25 | 14.4.2.9 Road boundary building setback | The + is located less than +m from the road boundary / shared access - +m setback proposed. | 14.15.17 - Street scene – road boundary setback, fencing and planting | Must not be limited or publicly notified |
| 14.4.1.2 C1 | 14.4.2.10 Street scene amenity and safety - fences | The proposed fence exceeds the 1.8m maximum height within the road boundary setback by +m. | 14.15.17 - Street scene – road boundary building setback, fencing and planting | Must not be limited or publicly notified |
| 14.4.1.3 RD29 | 14.4.2.11 Water supply for fire fighting | The proposal does not make sufficient provision for water supply as + | 14.15.7 – Water supply for fire fighting | Must not be publicly notified and shall be limited notified only to the New Zealand Fire Service (absent its written approval) |
| 14.4.1.2 C4 | 14.4.2.12 Service, storage and waste management spaces | The + spaces for Units + do not meet the +m2 area or +m minimum dimension - + proposed. | 14.15.19 - Service, storage and waste management spaces | Must not be limited or publicly notified |
| 14.4.1.3 RD34 | 14.4.1.3.a.i. Residential activities within the 50dB Ldn Air Noise Contour which are not provided for as a permitted or controlled activity. | The application site is within the 50 dBA Ldn Air Noise Contour and the proposal is not a permitted or controlled activity.  *(Refer practice note* [*PN 03/2019*](trim://19/1495549?view) *for rule breaches waived by CIAL – still need to include as a non-compliance but no written approval needed – cover in assessment).* | 14.4.1.3 RD34 –  a. The extent to which effects, as a result of the sensitivity of activities to current and future noise generation from aircraft, are proposed to be managed, including avoidance of any effect that may limit the operation, maintenance or upgrade of Christchurch International Airport.  b. The extent to which appropriate indoor noise insulation is provided with regard to Appendix 14.16.4. | Must not be publicly notified and shall be limited notified only to Christchurch International Airport Limited (absent its written approval). |
| 14.4.1.3 RD3 | 14.4.1.1 P2 Detached minor residential units | The proposed minor residential unit does not meet activity specific standard 14.4.1.1 P2  a. as the net site area is site is less than 450m2, being +m2.  b. as the gross floor area is greater than 80m2 - +m2 proposed.  c. as the parking areas for the principal residential unit and minor unit will not be accessed from the same access.  d. as the outdoor living space on the site … | 14.15.22 Minor residential units | No clause |
| 14.4.1.5 NC5 | 14.4.2.4 a. ii. Site coverage for multi-unit residential complexes, social housing and older persons’ housing units | Site coverage exceeds 45% (calculated over the net site area of the site of the entire complex or group of units) - +% proposed. | N/A | No clause |

CHAPTER 14 – RMD STANDARDS

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| **Activity status rule** | **Standard not met** | **Reason** | **Matters of control or discretion** | **Notification clause** |
| 14.5.1.3 RD1 | - | The proposal will result in 3 or more residential units on the site / one or two residential units on a site smaller than 300m2 / one or two residential units with residential floor area greater than 500m2- + proposed. | 14.15.1 - Residential design principles  14.15.4 - Minimum unit size and mix | Must not be limited or publicly notified |
| 14.5.1.2 C2 | 14.5.2.2 Tree and garden planting | The 20% minimum landscaped area is not provided - + proposed. | 14.15.17 - Street scene – road boundary building setback, fencing and planting | Must not be limited or publicly notified |
| 14.5.1.3 RD14  14.5.1.5 NC1 | 14.5.2.3 Building height and maximum number of storeys | The +m maximum height is exceeded by +  The building exceeds + storeys. | 14.15.3 - Impacts on neighbouring property *RD only* | No clause |
| 14.5.1.3 RD16 | 14.5.2.4 Site coverage | The 50% maximum site coverage is exceed by +% (+m2). | 14.15.2 - Site density and site coverage | No clause |
| 14.5.1.3 RD19 | 14.5.2.5 Outdoor living space | The outdoor living space does not meet the 30m2 minimum total area or the 4m minimum dimension for units …. | 14.15.20 - Outdoor living space | Must not be limited or publicly notified |
| 14.5.1.3 RD15 | 14.5.2.6 Daylight recession planes | The recession plane is exceeded by +m on the + boundary. | 14.15.3 - Impacts on neighbouring property | No clause |
| 14.5.1.3 RD12  14.5.1.3 RD17 | 14.5.2.7 Minimum setbacks from internal boundaries and railway lines | The +m minimum setback from + is infringed by +m - +m setback proposed. | 14.15.3 - Impacts on neighbouring property  14.15.18 - Minimum building, window and balcony setbacks  Whether the reduced setback will enable buildings to be maintained without requiring access via the rail corridor | No clause |
| 14.5.1.3 RD18 | 14.5.2.8 Minimum setback for balconies and living space windows from internal boundaries | The + is located less than 4m from the + boundary - +m setback proposed. | 14.15.3 - Impacts on neighbouring property  14.15.18 - Minimum building, window and balcony setbacks | No clause |
| 14.5.1.3 RD20 | 14.5.2.9 Road boundary building setback | The + is located less than +m from the road boundary/shared access - +m setback proposed. | 14.15.17 - Street scene – road boundary building setback, fencing and planting | Must not be limited or publicly notified |
| 14.5.1.3 RD21 | 14.5.2.10 Street scene amenity and safety - fences | The proposed fence exceeds the 1.8m maximum height within the road boundary setback by +m. | 14.15.17 - Street scene – road boundary building setback, fencing and planting | Must not be limited or publicly notified |
| 14.5.1.2 C3 | 14.5.2.11 Building overhangs | The upper floor of Unit + projects more than 800mm beyond the ground level gross floor area - +m overhang proposed. | 14.15.1 d. and e. - Residential design principles | Must not be limited or publicly notified |
| 14.5.1.3 RD22 | 14.5.2.12 Minimum unit size | Units + do not meet the +m2 minimum net floor area for + bedroom units - +m2 proposed. | 14.15.4 - Minimum unit size and mix | Must not be limited or publicly notified |
| 14.5.1.2 C4 | 14.5.2.13 Ground floor habitable space |  | 14.15.1 d. and e. - Residential design principles | Must not be limited or publicly notified |
| 14.5.1.2 C5 | 14.5.2.14 Service, storage and waste management spaces | The + spaces for Units + do not meet the +m2 area or +m minimum dimension - + proposed. | 14.15.19 - Service, storage and waste management spaces | Must not be limited or publicly notified |
| 14.5.1.3 RD23 | 14.5.2.15 Water supply for fire fighting | The proposal does not make sufficient provision for water supply as + | 14.15.7 – Water supply for fire fighting | Must not be publicly notified and shall be limited notified only to the New Zealand Fire Service (absent its written approval) |

CHAPTER 14 – RH STANDARDS

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| **Activity status rule** | **Standard not met** | **Reason** | **Matters of control or discretion** | **Notification clause** |
| 14.7.1.3 RD1  14.7.1.4 D4 | 14.7.2.1 Site density | + is contained within a net site area of less than +m2 - +m2 proposed. | 14.15.2 - Site density and site coverage *RD only* | No clause |
| 14.7.1.3 RD11  14.7.1.5 NC1 | 14.7.2.2 Building height | The 8m maximum height is exceeded by + | 14.15.3 – Impacts on neighbouring property  14.15.1 i. Residential design principles – Hillside and small settlement areas | No clause |
| 14.7.1.3 RD12 | 14.7.2.3 Site coverage | The 35% maximum site coverage is exceeded by 10% or less. +% coverage is proposed (an additional +m2). *NB Max coverage under this rule is 38.5%, i.e. 10% of 35%)* | 14.15.2 - Site density and site coverage | No clause |
| 14.7.1.3 RD13 | 14.7.2.4 Daylight recession planes | The recession plane is exceeded by +m on the + boundary. | 14.15.3 - Impacts on neighbouring property | No clause |
| 14.7.1.3 RD15 | 14.7.2.5 Minimum building setback from internal boundaries | The + is located less than 4m from the + boundary - +m setback proposed. | 14.15.3 - Impacts on neighbouring property  14.15.18 - Minimum building, window and balcony setbacks | No clause |
| 14.7.1.3 RD14 | 14.7.2.6 Minimum building setback from ridgeline - Montgomery Spur | The proposed + is located within the 10m elevation setback from the Montgomery Spur ridgeline. | The extent to which the proposal minimises adverse visual effects arising from the development on the Montgomery Spur ridgeline.  14.15.1 g. Residential design principles - Hillside and small settlement areas | No clause |
| 14.7.1.3 RD16 | 14.7.2.7 Minimum setback for living area windows and balconies facing internal boundaries | The + is located less than 4m from the + boundary - +m setback proposed. | 14.15.3 - Impacts on neighbouring property  14.15.18 - Minimum building, window and balcony setbacks | No clause |
| 14.7.1.3 RD17 | 14.7.2.8 Road boundary building setback | The + is located less than 4m from the road boundary - +m setback proposed. | 14.15.17 - Street scene – road boundary setback, fencing and planting | Must not be limited or publicly notified |
| 14.7.1.2 C1 | 14.7.2.9 Street scene amenity and safety - fences | The proposed fence exceeds the 1.8m maximum height within the road boundary setback by +m. | 14.15.17 - Street scene – road boundary building setback, fencing and planting | Must not be limited or publicly notified |
| 14.7.1.3 RD23 | 14.7.2.10 Building reflectivity | The proposed roof finish exceeds 30% light reflectance value. | 14.15.1 i. Residential design principles – Hillside and small settlement areas | No clause |
| 14.7.1.3 RD18 | 14.7.2.11 Water supply for fire fighting | The proposal does not make sufficient provision for water supply as + | 14.15.7 – Water supply for fire fighting | Must not be publicly notified and shall be limited notified only to the New Zealand Fire Service (absent its written approval) |
| 14.7.1.2 C3 | 14.7.2.12 Service, storage and waste management spaces | The + spaces for Units + do not meet the +m2 area or +m minimum dimension - + proposed. | 14.15.19 - Service, storage and waste management spaces | Must not be limited or publicly notified |

CHAPTER 14 – RNN STANDARDS

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| **Activity status rule** | **Standard not met** | **Reason** | **Matters of control or discretion** | **Notification clause** |
| 14.12.1.3 RD6 | 14.12.2.1 Building height | The +m maximum building height is exceeded by +m. | 14.15.3 - Impacts on neighbouring property | No clause |
| 14.12.1.3 RD8 | 14.12.2.2 Site coverage | The +% maximum site coverage is exceeded by +% (+m2). | 14.15.2 - Site density and site coverage | Must not be publicly notified |
| 14.12.1.3 RD9 | 14.12.2.3 Outdoor living space | The outdoor living space does not meet the +m minimum dimension or the +m minimum total / private area. +m2 with a minimum dimension of +m is proposed. | 14.15.20 - Outdoor living space | Must not be limited or publicly notified |
| 14.12.1.3 RD7 | 14.12.2.4 Daylight recession planes | The recession plane is exceeded by +m on the + boundary. | 14.15.3 - Impacts on neighbouring property | No clause |
| 14.12.1.3 RD12  14.12.1.3 RD13 | 14.12.2.5 Minimum building setbacks from internal boundaries and railway lines | The + is located less than +m from the + boundary - +m setback proposed. | 14.15.3 - Impacts on neighbouring property  14.15.18 - Minimum building, window and balcony setbacks  Whether the reduced setback will enable buildings to be maintained without requiring access via the rail corridor | No clause |
| 14.4.1.3 RD27 | 14.12.2.6 Minimum setback and distance to living area windows and balconies | The + is located less than 3m/4m from the + boundary - +m setback proposed. | 14.15.3 - Impacts on neighbouring property | No clause |
| 14.12.1.2 C5 | 14.12.2.7 Landscaping | The full length of the road frontage is not landscaped to a minimum depth of 2m - +m proposed. | 14.15.17 - Street scene – road boundary building setback, fencing and planting | Must not be limited or publicly notified |
| 14.12.1.2 C5 | 14.12.2.8 Fencing in the road boundary setback | The proposed fence exceeds the 1.2m maximum height within the road boundary setback by +m. | 14.15.17 - Street scene – road boundary building setback, fencing and planting | Must not be limited or publicly notified |
| 14.12.1.3 RD10 | 14.12.2.9 Parking areas | The proposed parking areas are not screened from the adjoining road. | 14.15.17 - Street scene – road boundary building setback, fencing and planting | Must not be limited or publicly notified |
| 14.12.1.3 RD10 | 14.12.2.10 Garages | The proposed garage comprises more than 50% of the ground floor elevation viewed from the road boundary / is more than 6.5m wide / is within 5.5m of the shard access road boundary. | 14.15.17 - Street scene – road boundary building setback, fencing and planting | Must not be limited or publicly notified |
| 14.12.1.3 RD14 | 14.12.2.11 Road boundary building setback | The + is located less than +m from the road boundary - +m setback proposed. | 14.15.17 - Street scene – road boundary setback, fencing and planting | Must not be limited or publicly notified |
| 14.12.1.2 C5 | 14.12.2.12 Ground floor habitable space and overlooking of street | The ground floor of the residential unit does not have a window of at least 2m2 facing the road boundary - a +m2 window is proposed. | 14.15.17 - Street scene – road boundary setback, fencing and planting | Must not be limited or publicly notified |
| 14.12.1.2 C6 | 14.12.2.13 Service, storage and waste management spaces | The + spaces for Units + do not meet the +m2 minimum area or +m minimum dimension - + proposed. | 14.15.19 - Service, storage and waste management spaces | Must not be limited or publicly notified |
| 14.12.1.3 RD11 | 14.12.2.14 Minimum unit size | Units + do not meet the +m2 minimum net floor area for + bedroom units - +m2 proposed. | 14.15.4 - Minimum unit size and mix | Must not be limited or publicly notified |
| 14.12.1.3 RD15 | 14.12.2.15 Water supply for fire fighting | The proposal does not make sufficient provision for water supply as + | 14.15.7 – Water supply for fire fighting | Must not be publicly notified and shall be limited notified only to the New Zealand Fire Service (absent its written approval) |
| 14.12.1.3 RD2 | 14.12.2.16 Outline development plan | The + is not in accordance with the + ODP. | 14.15.35 Outline development plan | No clause |
| 14.12.1.3 RD5 | 14.12.2.17 Comprehensive residential developments – development site area | The area of the development is less than the minimum required area of 6000m2 - +m2 proposed. | 14.15.36 – Comprehensive residential development in the RNN zone | Must not be publicly notified |
| 14.12.1.3 RD26 | 14.12.1.3.a.i. Residential activities within the 50 dBA Ldn Air Noise Contour which are not provided for as a permitted or controlled activity. | The application site is within the 50 dBA Ldn Air Noise Contour and the proposal is not a permitted or controlled activity.  *(Refer practice note* [*PN 03/2019*](trim://19/1495549?view) *for rule breaches waived by CIAL – still need to include as a non-compliance but no written approval needed – cover in assessment).* | The extent to which effects, as a result of the sensitivity of activities to current and future noise generation from aircraft, are proposed to be managed, including avoidance of any effect that may limit the operation, maintenance or upgrade of Christchurch International Airport. | Must not be publicly notified and shall be limited notified only to Christchurch International Airport Limited (absent its written approval). |

CHAPTER 14 – RCC STANDARDS

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| **Activity status rule** | **Standard not met** | **Reason** | **Matters of control or discretion** | **Notification clause** |
| 14.6.1.3 RD2 | - | The proposal will result in 3 or more residential units on the site / one or two residential units on a site smaller than 300m2 - + proposed. | 14.15.33 – Urban design in the RCC Zone | Must not be limited or publicly notified |
| 14.6.1.3 RD1 | 14.6.2.1 Building height | The +m maximum height is exceeded by + | 14.15.27 – Building height in the RCC Zone | No clause |
| 14.6.1.3 RD1 | 14.6.2.2 Daylight recession planes | The recession plane is exceeded by +m on the + boundary. | 14.15.28 – Daylight recession planes in the RCC Zone | No clause |
| 14.6.1.3 RD1 | 14.6.2.3 Road boundary building setback | The + is located less than +m from the road boundary/shared access - +m setback proposed. | 14.15.29 - Street scene and access ways in the RCC Zone | Must not be limited or publicly notified |
| 14.6.1.3 RD1 | 14.6.2.4 Minimum setbacks from internal boundaries | The +m minimum setback from + is infringed by +m - +m setback proposed. | 14.15.30 - Minimum building setbacks from internal boundaries in the RCC Zone | No clause |
| 14.6.1.3 RD1 | 14.6.2.5 Fences and screening | The proposal does not comply as + | 14.15.31 – Fences and screening in the RCC Zone | Must not be limited or publicly notified |
| 14.6.1.3 RD1 | 14.6.2.6 Tree and garden planting | Less than 20% of the site will be landscaped - +% proposed.  Tree planting does not meet the requirement of one tree for every 250m2 of gross site areas - + proposed. | 14.15.32 – Landscaping and tree planting in the RCC Zone | Must not be limited or publicly notified |
| 14.6.1.3 RD1 | 14.6.2.7 Minimum residential unit size | Units + do not meet the +m2 minimum net floor area for + bedroom units - +m2 proposed. | 14.15.4 - Minimum unit size | Must not be limited or publicly notified |
| 14.6.1.3 RD1 | 14.6.2.8 Ground floor habitable space | Unit + does not have a habitable space at ground level.  Less than 30% of units have a habitable space at ground level - +% proposed.  The habitable space for Unit/s + is less than 12m2 and has a minimum dimension of less than 3m - + proposed. | 14.15.25 - Ground floor habitable space in the RCC Zone | Must not be limited or publicly notified |
| 14.6.1.3 RD1 | 14.6.2.9 Outdoor living space | The outdoor living spaces for Units + do not meet the 24m2 minimum total area - +m2 proposed. | 14.15.20 - Outdoor living space in the RCC Zone | Must not be limited or publicly notified |
| 14.6.1.3 RD1 | 14.6.2.10 Service space | The service spaces for Units + do not meet the +m2 area or +m minimum dimension - + proposed. | 14.15.26 – Service space in the RCC Zone | Must not be limited or publicly notified |
| 14.6.1.3 RD1 | 14.6.2.11 Minimum site density from development and redevelopment of units | The minimum residential site density will be less than 1 unit per 200m2 of site area – a density of 1 unit per +m2 is proposed. | 14.15.34 – Minimum site density from development and redevelopment of residential units in the RCC Zone | Must not be limited or publicly notified |
| 14.6.1.3 RD5 | 14.6.2.12 Water supply for fire fighting | The proposal does not make sufficient provision for water supply as + | 14.15.7 – Water supply for fire fighting | Must not be publicly notified and shall be limited notified only to the New Zealand Fire Service (absent its written approval) |

CHAPTER 14 – RBP STANDARDS

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| **Activity status rule** | **Standard not met** | **Reason** | **Matters of control or discretion** | **Notification clause** |
| 14.8.1.3 RD3 | 14.8.2.6 Building setbacks from road boundaries | The + is located less than 3m from the road boundary - +m setback proposed.  The garage has a vehicle entrance way facing the road and is located less than 5m from the road boundary - +m setback proposed. | 14.15.17 - Street scene – road boundary setback, fencing and planting | Must not be limited or publicly notified |
| 14.8.1.3 RD4 | 14.8.2.1 Site density | The residential unit will be contained within a net site area of less than 400m2 - +m2 proposed.  The residential unit will be contained within a net site area less than the minimum 600m2 in the Diamond Harbour Density Overlay - +m2 proposed. | 14.15.2 - Site density and site coverage | No clause |
| 14.8.1.3 RD5 | 14.8.2.3 Site coverage | The 35% maximum site coverage is exceeded - +% coverage is proposed (an additional +m2). | 14.15.2 - Site density and site coverage | No clause |
| 14.8.1.3 RD6 | 14.8.2.2 Building height | The 7m maximum height is exceeded by +m  The 4.5m maximum accessory building height is exceeded by +m | 14.15.3 – Impacts on neighbouring property | No clause |
| 14.8.1.3 RD7 | 14.8.2.5 Daylight recession planes | The recession plane is exceeded by +m on the + boundary. | 14.15.3 - Impacts on neighbouring property | No clause |
| 14.8.1.3 RD8 | 14.8.2.4 Minimum building setbacks from internal boundaries | The + is located less than +m from the + boundary - +m setback proposed. | 14.15.3 - Impacts on neighbouring property  14.15.18 - Minimum building, window and balcony setbacks | No clause |
| 14.8.1.3 RD10 | - | Multi-unit residential complexes (excl. Lyttelton Port Influences Overlay) | 14.15.1 Residential design principles | No clause |
| 14.8.1.3 RD16 | 14.8.2.4 Minimum building setbacks from railway lines | The + is located less than +m from the rail corridor boundary - +m setback proposed. | Whether the reduced setback will enable buildings to be maintained without requiring access via the rail corridor | No clause |
| 14.8.1.3 RD18 | 14.8.2.7 Water supply for fire fighting | The proposal does not make sufficient provision for water supply as + | 14.15.7 – Water supply for fire fighting | Must not be publicly notified and shall be limited notified only to the New Zealand Fire Service (absent its written approval) |
| **Area specific rules** | | | | |
| 14.8.3.1.3 RD1 | - | Extension to an existing / Erection of a new habitable space associated with an existing residential until in the Lyttelton Port Influences Overlay, where the combined gross floor area of the habitable spaces exceeds 40m2 within a 10 year continuous period with a no complaints covenant - +m2 proposed | 14.15.14 Lyttelton Port Influences Overlay | Must not be publicly notified and shall be limited notified only to Lyttelton Port Company (absent its written approval) |
| 14.8.3.1.3 RD1 | - | Replacement of an existing residential until in the Lyttelton Port Influences Overlay, where the combined gross floor area of the habitable spaces exceeds 40m2 within a 10 year continuous period with a no complaints covenant - +m2 proposed | 14.15.14 Lyttelton Port Influences Overlay | Must not be publicly notified and shall be limited notified only to Lyttelton Port Company (absent its written approval) |

CHAPTER 14 & 14A – HOSTED/UNHOSTED VISITOR ACCOMMODATION

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| **Activity status rule** | **Standard not met** | **Reason** | **Matters of control or discretion** | **Notification clause** |
| **Medium Density Residential zone (MRZ)** | | | | |
| 14A.5.1.3 RD29 | 14A.5.1.1 P20 | Hosted visitor accommodation not meeting standards in P20 with no more than 12 guests per site at any one time - x guests proposed | Rule 14A.11.34 Hosted visitor accommodation, visitor accommodation in a heritage item and unhosted visitor accommodation | Shall not be publicly notified but may be limited notified. |
| 14A.5.1.3 RD30 | 14A.5.1.1 P21/22 | Visitor accommodation in a heritage item not meeting standards in P21/22with no more than 20 guests per site at any one time - x guests proposed | Rule 14A.11.34 Hosted visitor accommodation, visitor accommodation in a heritage item and unhosted visitor accommodation | Shall not be publicly notified but may be limited notified. |
| 14A.5.1.3 RD31 | 14A.5.1.1 P23 | Unhosted visitor accommodation not meeting standards in P23 with no more than 12 guests per site at any one time - x guests proposed | Rule 14A.11.34 Hosted visitor accommodation, visitor accommodation in a heritage item and unhosted visitor accommodation | Shall not be publicly notified but may be limited notified. |
| 14A.5.1.4 D7 |  | Hosted visitor accommodation: More than 12 guests per site at any one time - x guests proposed | N/A | Shall not be publicly notified but may be limited notified. |
| 14A.5.1.4 D8 |  | Visitor accommodation in a heritage item with more than 20 guests per site at any one time - x guests proposed | N/A | Shall not be publicly notified but may be limited notified. |
| 14A.5.1.4 D9 |  | Unhosted visitor accommodation: More than 12 guests per site at any one time - x guests proposed | N/A | Shall not be publicly notified but may be limited notified. |
| 14A.5.1.5 NC3 |  | Visitor accommodation that is not hosted or unhosted visitor accommodation in a residential unit or visitor accommodation in a heritage item | N/A | Shall not be publicly notified but may be limited notified. |
| **High Density Residential zone (HRZ)** | | | | |
| 14A.6.1.3 RD6 | 14A.6.1.1 P13 | Hosted visitor accommodation not meeting standards in P13 with no more than 12 guests per site at any one time - x guests proposed | Rule 14A.11.34 Hosted visitor accommodation, visitor accommodation in a heritage item and unhosted visitor accommodation | Shall not be publicly notified but may be limited notified. |
| 14A.6.1.3 RD7 | 14A.6.1.1 P14/15 | Visitor accommodation in a heritage item not meeting standards in P14/15 with no more than 20 guests per site at any one time - x guests proposed | Rule 14A.11.34 Hosted visitor accommodation, visitor accommodation in a heritage item and unhosted visitor accommodation | Shall not be publicly notified but may be limited notified. |
| 14A.6.1.3 RD8 | 14A.6.1.1 P16 | Unhosted visitor accommodation not meeting standards in P16 with no more than 12 guests per site at any one time - x guests proposed | Rule 14A.11.34 Hosted visitor accommodation, visitor accommodation in a heritage item and unhosted visitor accommodation | Shall not be publicly notified but may be limited notified. |
| 14A.6.1.4 D4 |  | Hosted visitor accommodation: More than 12 guests per site at any one time - x guests proposed | N/A | Shall not be publicly notified but may be limited notified. |
| 14A.6.1.4 D5 |  | Visitor accommodation in a heritage item with more than 20 guests per site at any one time - x guests proposed | N/A | Shall not be publicly notified but may be limited notified. |
| 14A.6.1.4 D6 |  | Unhosted visitor accommodation: More than 12 guests per site at any one time - x guests proposed | N/A | Shall not be publicly notified but may be limited notified. |
| 14A.6.1.5 NC8 |  | Visitor accommodation that is not hosted or unhosted visitor accommodation in a residential unit or visitor accommodation in a heritage item | N/A | Shall not be publicly notified but may be limited notified. |
| **Residential Suburban** | | | | |
| 14.4.1.3 RD34 | - | RD34 Unhosted visitor accommodation or Visitor Accommodation in a heritage item in 50 dB Ldn Air Noise Contour | a.The extent to which effects, as a result of the sensitivity of activities to current and future noise generation from aircraft, are proposed to be managed, including avoidance of any effect that may limit the operation, maintenance or upgrade of Christchurch International Airport.  b. The extent to which appropriate indoor noise insulation is provided with regard to Appendix 14.16.4. | Shall not be publicly notified and shall be limited notified only to Christchurch International Airport Limited (absent its written approval). |
| 14.4.1.3 RD35 | 14.4.1.1 P29 | Hosted visitor accommodation not meeting standards in P29 with no more than 12 guests per site at any one time | Rule 14.15.39 | Shall not be publicly but may be limited notified. |
| 14.4.1.3 RD36 | 14.4.1.1 P30/31 | Visitor accommodation in a heritage item not meeting standards in P30/P31 with no more than 20 guests per site at any one time | Rule 14.15.39 | Shall not be publicly but may be limited notified. |
| 14.4.1.3 RD37 | 14.4.1.1 P32 | Unhosted visitor accommodation not meeting standards in P32 with no more than 12 guests per site at any one time | Rule 14.15.39 | Shall not be publicly but may be limited notified. |
| 14.4.1.4 D7 |  | Hosted visitor accommodation: More than 12 guests per site at any one time (x guests proposed) | N/A | Shall not be publicly but may be limited notified. |
| 14.4.1.4 D8 |  | Visitor accommodation in a heritage item with more than 20 guests per site at any one time (x guests proposed) | N/A | Shall not be publicly but may be limited notified. |
| 14.4.1.4 D9 |  | Unhosted visitor accommodation: More than 12 guests per site at any one time (x guests proposed) | N/A | Shall not be publicly but may be limited notified. |
| 14.4.1.5 NC8 |  | Visitor accommodation that is not hosted or unhosted visitor accommodation in a residential unit or visitor accommodation in a heritage item | N/A | Shall not be publicly but may be limited notified. |
| **Residential Medium Density** | | | | |
| 14.5.1.3 RD25 | 14.5.1.2 P22 | Hosted visitor accommodation not meeting standards in P22 with no more than 12 guests per site at any one time | Rule 14.15.39 | Shall not be publicly but may be limited notified. |
| 14.5.1.3 RD26 | 14.5.1.2 P23/P24 | Visitor accommodation in a heritage item not meeting standards in P23/24with no more than 20 guests per site at any one time | Rule 14.15.39 | Shall not be publicly but may be limited notified. |
| 14.5.1.3 RD27 | 14.5.1.2 P25 | Unhosted visitor accommodation not meeting standards in P25 with no more than 12 guests per site at any one time | Rule 14.15.39 | Shall not be publicly but may be limited notified. |
| 14.5.1.4 D7 |  | Hosted visitor accommodation: More than 12 guests per site at any one time (x guests proposed) | N/A | Shall not be publicly but may be limited notified. |
| 14.5.1.4 D8 |  | Visitor accommodation in a heritage item with more than 20 guests per site at any one time (x guests proposed) | N/A | Shall not be publicly but may be limited notified. |
| 14.5.1.4 D9 |  | Unhosted visitor accommodation: More than 12 guests per site at any one time (x guests proposed) | N/A | Shall not be publicly but may be limited notified. |
| 14.5.1.5 NC4 |  | Visitor accommodation that is not hosted or unhosted visitor accommodation in a residential unit or visitor accommodation in a heritage item | N/A | Shall not be publicly but may be limited notified. |
| **Residential Hills** | | | | |
| 14.7.1.3. RD24 | 14.7.1.1 P29 | Hosted visitor accommodation not meeting standards in P29 with no more than 12 guests per site at any one time | Rule 14.15.39 | Shall not be publicly but may be limited notified. |
| 14.7.1.3 RD25 | 14.7.1.1 P30/31 | Visitor accommodation in a heritage item not meeting standards in P30/31 with no more than 20 guests per site at any one time | Rule 14.15.39 | Shall not be publicly but may be limited notified. |
| 14.7.1.3 RD26 | 14.7.1.1 P32 | Unhosted visitor accommodation not meeting standards in P32 with no more than 12 guests per site at any one time | Rule 14.15.39 | Shall not be publicly but may be limited notified. |
| 14.7.1.4 D6 |  | Hosted visitor accommodation: More than 12 guests per site at any one time (x guests proposed) | N/A | Shall not be publicly but may be limited notified. |
| 14.7.1.4 D7 |  | Visitor accommodation in a heritage item with more than 20 guests per site at any one time (x guests proposed) | N/A | Shall not be publicly but may be limited notified. |
| 14.7.1.4 D8 |  | Unhosted visitor accommodation: More than 12 guests per site at any one time (x guests proposed) | N/A | Shall not be publicly but may be limited notified. |
| 14.7.1.5 NC3 |  | Visitor accommodation that is not hosted or unhosted visitor accommodation in a residential unit or visitor accommodation in a heritage item | N/A | Shall not be publicly but may be limited notified. |
| **Residential Banks Peninsula** | | | | |
| 14.8.1.3. RD18 | 14.8.1.1 P22 | Hosted visitor accommodation not meeting standards in P22 with no more than 12 guests per site at any one time | Rule 14.15.39 | Shall not be publicly but may be limited notified. |
| 14.8.1.3 RD19 | 14.8.1.1 P23 | Unhosted visitor accommodation not meeting standards in P23 with no more than 12 guests per site at any one time | Rule 14.15.39 | Shall not be publicly but may be limited notified. |
| 14.8.1.3 RD20 | 14.8.1.1 P24/25 | Visitor accommodation in a heritage item not meeting standards in P24/25 with no more than 20 guests per site at any one time | Rule 14.15.39 | Shall not be publicly but may be limited notified. |
| 14.8.1.4 D9 |  | Hosted visitor accommodation: More than 12 guests per site at any one time (x guests proposed) | N/A | Shall not be publicly but may be limited notified. |
| 14.8.1.4 D10 |  | Unhosted visitor accommodation: More than 12 guests per site at any one time (x guests proposed) | N/A | Shall not be publicly but may be limited notified. |
| 14.8.1.4 D11 |  | Visitor accommodation in a heritage item with more than 20 guests per site at any one time (x guests proposed) | N/A | Shall not be publicly but may be limited notified. |
| 14.8.1.5 NC3 |  | Visitor accommodation that is not hosted or unhosted visitor accommodation in a residential unit or visitor accommodation in a heritage item | N/A | Shall not be publicly but may be limited notified. |
| 14.8.3.1.3 RD8 | 14.8.3.1.1 P3 (b)-(d) | Hosted visitor accommodation not meeting standards (b)-(d) in P3 with no more than 12 guests per site at any one time | Rule 14.15.39 | Shall not be publicly but may be limited notified. |
| 14.8.3.1.3 RD9 | 14.8.3.1.1 P4 (b)-(d) or  P5 (b)-(h) | Visitor accommodation in a heritage item not meeting standards (b)-(d) in P4/(b)-(h) in P5 with no more than 20 guests per site at any one time | Rule 14.15.39 | Shall not be publicly but may be limited notified. |
| 14.8.3.1.3 RD10 | 14.8.3.1.1  P6 (b)-(h) | Unhosted visitor accommodation not meeting standards (b)-(h) in P6 with no more than 12 guests per site at any one time | Rule 14.15.39 | Shall not be publicly but may be limited notified. |
| 14.8.3.1.4 D1 | Rule 14.8.3.1.1 P3 (a) | Hosted visitor accommodation not complying with P3 (a) or more than 12 guests per site at any one time (x guests proposed) | N/A | Shall not be publicly but may be limited notified. |
| 14.8.3.1.4 D2 | Rule 14.8.3.1.1 P4(a) or P5(a) | Visitor accommodation in a heritage item not complying with P4(a) or P5 (a) or with more than 20 guests per site at any one time (x guests proposed) | N/A | Shall not be publicly but may be limited notified. |
| 14.8.3.1.4 D3 | Rule 14.8.3.1.1 P6 (a) | Unhosted visitor accommodation not complying with P6 (a) or More than 12 guests per site at any one time (x guests proposed) | N/A | Shall not be publicly but may be limited notified. |
| 14.8.3.1.5 NC5 |  | New noise sensitive activities in the Lyttelton Port Influences Overlay except for 14.8.3.1.1 P3, P4, P5, P6 14.8.3.1.3 RD8, RD9, RD10 14.8.3.1.4 D1, D2 or D3 |  | Shall not be publicly notified and shall be limited notified only to Lyttelton Port Company (absent its written approval) |
| 14.8.3.1.5 NC6 |  | Visitor accommodation that is not hosted or unhosted visitor accommodation in a residential unit or visitor accommodation in a heritage item | N/A | Shall not be publicly but may be limited notified. |
| **Residential Large Lot** | | | | |
| 14.9.1.3 RD17 | 14.9.1.1 P23 | Hosted visitor accommodation not meeting standards in P23 with no more than 12 guests per site at any one time | Rule 14.15.39 | Shall not be publicly but may be limited notified. |
| 14.9.1.3 RD18 | 14.9.1.1 P24 | Unhosted visitor accommodation not meeting standards in P24 with no more than 12 guests per site at any one time | Rule 14.15.39 | Shall not be publicly but may be limited notified. |
| 14.9.1.3 RD19 | 14.9.1.1 P25/26 | Visitor accommodation in a heritage item not meeting standards in P25/26 with no more than 20 guests per site at any one time | Rule 14.15.39 | Shall not be publicly but may be limited notified. |
| 14.9.1.4 D6 |  | Hosted visitor accommodation: More than 12 guests per site at any one time (x guests proposed) | N/A | Shall not be publicly but may be limited notified. |
| 14.9.1.4 D7 |  | Unhosted visitor accommodation: More than 12 guests per site at any one time (x guests proposed) | N/A | Shall not be publicly but may be limited notified. |
| 14.9.1.4 D8 |  | Visitor accommodation in a heritage item with more than 20 guests per site at any one time (x guests proposed) | N/A | Shall not be publicly but may be limited notified. |
| 14.9.1.5 NC3 |  | Visitor accommodation that is not hosted or unhosted visitor accommodation in a residential unit or visitor accommodation in a heritage item | N/A | Shall not be publicly but may be limited notified. |
| **Residential Small Settlement** | | | | |
| 14.10.1.3 RD17 | 14.10.1.1 P20 | Hosted visitor accommodation not meeting standards in P20 with no more than 12 guests per site at any one time | Rule 14.15.39 | Shall not be publicly but may be limited notified. |
| 14.10.1.3 RD18 | 14.10.1.1 P21 | Unhosted visitor accommodation not meeting standards in P21 with no more than 12 guests per site at any one time | Rule 14.15.39 | Shall not be publicly but may be limited notified. |
| 14.10.1.3 RD19 | 14.10.1.1 P22/23 | Visitor accommodation in a heritage item not meeting standards in P22/23 with no more than 20 guests per site at any one time | Rule 14.15.39 | Shall not be publicly but may be limited notified. |
| 14.10.1.4 D4 |  | Hosted visitor accommodation: More than 12 guests per site at any one time (x guests proposed) | N/A | Shall not be publicly but may be limited notified. |
| 14.10.1.4 D5 |  | Unhosted visitor accommodation: More than 12 guests per site at any one time (x guests proposed) | N/A | Shall not be publicly but may be limited notified. |
| 14.10.1.4 D6 |  | Visitor accommodation in a heritage item with more than 20 guests per site at any one time (x guests proposed) | N/A | Shall not be publicly but may be limited notified. |
| 14.10.1.5 NC3 |  | Visitor accommodation that is not hosted or unhosted visitor accommodation in a residential unit or visitor accommodation in a heritage item | N/A | Shall not be publicly but may be limited notified. |
| **Residential New Neighbourhood** | | | | |
| 14.12.1.3 RD26 |  | Unhosted visitor accommodation within the 50dB Ldn Air Noise Contour | a.The extent to which effects, as a result of the sensitivity of activities to current and future noise generation from aircraft, are proposed to be managed, including avoidance of any effect that may limit the operation, maintenance or upgrade of Christchurch International Airport.  b. The extent to which appropriate indoor noise insulation is provided with regard to Appendix 14.16.4. | Shall not be publicly notified and shall be limited notified only to Christchurch International Airport Limited (absent its written approval). |
| 14.12.1.3 RD29 | 14.12.1.1 P24 | Hosted visitor accommodation not meeting standards in P24 with no more than 12 guests per site at any one time | Rule 14.15.39 | Shall not be publicly but may be limited notified. |
| 14.12.1.3 RD30 | 14.12.1.1 P25/26 | Visitor accommodation in a heritage item not meeting standards in P25/26 with no more than 20 guests per site at any one time | Rule 14.15.39 | Shall not be publicly but may be limited notified. |
| 14.12.1.3 RD31 | 14.12.1.1 P27 | Unhosted visitor accommodation not meeting standards in P27 with no more than 12 guests per site at any one time | Rule 14.15.39 | Shall not be publicly but may be limited notified. |
| 14.12.1.4 D5 |  | Hosted visitor accommodation: More than 12 guests per site at any one time (x guests proposed) | N/A | Shall not be publicly but may be limited notified. |
| 14.12.1.4 D6 |  | Unhosted visitor accommodation: More than 12 guests per site at any one time (x guests proposed) | N/A | Shall not be publicly but may be limited notified. |
| 14.12.1.4 D7 |  | Visitor accommodation in a heritage item with more than 20 guests per site at any one time (x guests proposed) | N/A | Shall not be publicly but may be limited notified. |
| 14.12.1.5 NC5 |  | Visitor accommodation that is not hosted or unhosted visitor accommodation in a residential unit or visitor accommodation in a heritage item | N/A | Shall not be publicly but may be limited notified. |

CHAPTER 5 – NATURAL HAZARDS

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| **Activity status rule** | **Standard not met** | **Reason** | **Matters of control or discretion** | **Notification clause** |
| 5.4.1.5 RD1 | 5.4.1.1 P1 New buildings located within the Fixed Minimum Floor Level Overlay in the Flood Management Area | The proposed minimum floor level of + is lower than the required minimum level of + | Discretion limited to:   * Setting of minimum floor levels * Mitigation of flooding effects   Assessed against the criteria in 5.4.1.5 RD1 b. | Must not be limited or publicly notified |
| 5.4.1.5 RD1 | 5.4.1.1 P2 Additions to existing buildings which increase the ground floor area of the building located within the Fixed Minimum Floor Level Overlay in the Flood Management Area | The proposed minimum floor level of + is lower than the required minimum level of + | Discretion limited to:   * Setting of minimum floor levels * Mitigation of flooding effects   Assessed against the criteria in 5.4.1.5 RD1 b. | Must not be limited or publicly notified |
| 5.4.1.5 RD1 | 5.4.1.1 P3 New buildings located within the Flood Management Area but outside the Fixed Minimum Floor Level Overlay | The proposed minimum floor level of + is lower than the level of + specified in the Minimum Floor Level Certificate for the site. | Discretion limited to:   * Setting of minimum floor levels * Mitigation of flooding effects   Assessed against the criteria in 5.4.1.5 RD1 b. | Must not be limited or publicly notified |
| 5.4.1.5 RD1 | 5.4.1.1 P4 Additions to existing buildings which increase the ground floor area of the building located within the Flood Management Area but outside the Fixed Minimum Floor Level Overlay | The proposed minimum floor level of + is lower than the level of + specified in the Minimum Floor Level Certificate for the site. | Discretion limited to:   * Setting of minimum floor levels * Mitigation of flooding effects   Assessed against the criteria in 5.4.1.5 RD1 b. | Must not be limited or publicly notified |
| 5.4.1.5 RD1 | 5.4.1.1 P5 Additions to existing buildings within the Flood Management Area that do not increase the ground floor area of the building | The proposed additions increase the ground floor area of the + by +m2 | Discretion limited to:   * Setting of minimum floor levels * Mitigation of flooding effects   Assessed against the criteria in 5.4.1.5 RD1 b. | Must not be limited or publicly notified |
| 5.4.1.5 RD1 | 5.4.1.1 P6 Additions within the Flood Management Area, other than garages provided for in P7, which do not increase the ground floor area of an existing building by more than 25m2 within a continuous period of 10 years | The proposed additions have an area of +m2 | Discretion limited to:   * Setting of minimum floor levels * Mitigation of flooding effects   Assessed against the criteria in 5.4.1.5 RD1 b. | Must not be limited or publicly notified |
| 5.4.1.5 RD1 | 5.4.1.1 P7 Garages of 40m2 or less in the Flood Management Area | The proposed garage has an area of +m2 | Discretion limited to:   * Setting of minimum floor levels * Mitigation of flooding effects   Assessed against the criteria in 5.4.1.5 RD1 b. | Must not be limited or publicly notified |
| 5.4.1.5 RD2 | 5.4.1.1 P13 - Filling or excavation within the Flood Management Area in zones other than commercial, industrial and rural | The height of filling above ground level will exceed 0.3m - +m proposed.  The depth of excavation below ground level will exceed 0.6m - +m proposed.  The volume of filling above ground level will exceed 10m3 – +m3 proposed.  The total volume of filling and excavation will exceed 25m3 - +m3 proposed. | Timing, location, scale and nature of earthworks  Earthworks method  Mitigation of effects as they impact flooding and surface drainage  Criteria in 5.4.1.5 RD2 b. | No clause |
| 5.4.1.5 RD2 | 5.4.1.1 P14 - Filling or excavation within the Flood Management Area in commercial and industrial zones | The height of filling above ground level will exceed 0.3m - +m proposed.  The depth of excavation below ground level will exceed 0.6m - +m proposed.  The volume of filling above ground level will exceed 20m3 – +m3 proposed.  The total volume of filling and excavation will exceed 50m3 - +m3 proposed. | Timing, location, scale and nature of earthworks  Earthworks method  Mitigation of effects as they impact flooding and surface drainage  Criteria in 5.4.1.5 RD2 b. | No clause |
| 5.4.1.5 RD2 | 5.4.1.1 P15 - Filling or excavation within the Flood Management Area in rural zones | The height of filling above ground level will exceed 0.2m - +m proposed.  The depth of excavation below ground level will exceed 0.6m - +m proposed.  The volume of filling above ground level will exceed 100m3 – +m3 proposed. | Timing, location, scale and nature of earthworks  Earthworks method  Mitigation of effects as they impact flooding and surface drainage  Criteria in 5.4.1.5 RD2 b. | No clause |
| 5.4.6.3 NC1 | - | Any subdivision which creates a vacant allotment within a High Flood Hazard Management Area is classified as a non-complying activity. | N/A | No clause |
| 5.5.2 C1 | - | Any subdivision which creates a vacant allotment within the Liquefaction Management Area is classified as a controlled activity. | Location, size and design of allotments, structures, roads, access, services or foundations as they relate to the liquefaction hazard;  Timing, location, scale and nature of earthworks as they relate to the liquefaction hazard; and  Liquefaction hazard remediation methods.  Criteria in 5.5.2 C1 b. | Must not be limited or publicly notified |
| 5.6.1.1 RD3 | - | Any subdivision within the “Remainder of the Port Hills and Banks Peninsula” Slope Instability Management Area is classified as a restricted discretionary activity. | 5.6.1.6 - Slope Instability Management Areas | Must not be limited or publicly notified |

CHAPTER 6 – WATER BODY SETBACKS – CITY & SETTLEMENT

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| **Activity status rule** | **Standard not met** | **Reason** | **Matters of control or discretion** | **Notification clause** |
| 6.6.4.3 RD1 | - | The proposal involves approximately +m3 of earthworks within  30m of the bank of a downstream waterway  10m of the bank of an upstream waterway  7m of the bank of an environmental asset waterway  5m of the bank of a network waterway  10m of the centreline of a hill waterway  7m of the bank of an environmental asset standing water body | 6.6.7.1 Natural hazards  6.6.7.2 Natural values  6.6.7.5 Maintenance access  6.6.7.4 Cultural values  6.6.7.3 Amenity and character *all except hill*  6.6.7.6 Public / Recreational access *all except hill & EA*  *If downstream with intervening road or esplanade reserve/strip only 6.6.7.1 Natural hazards applies* | No clause |
| 6.6.4.3 RD2 | - | The proposed + is located within  30m of the bank of a downstream waterway  10m of the bank of an upstream waterway  7m of the bank of an environmental asset waterway  5m of the bank of a network waterway  10m of the centreline of a hill waterway  7m of the bank of an environmental asset standing water body  - +m setback proposed at the closest point. | 6.6.7.1 Natural hazards  6.6.7.2 Natural values  6.6.7.5 Maintenance access  6.6.7.4 Cultural values  6.6.7.3 Amenity and character *all except Hill*  6.6.7.6 Public / Recreational access *all except Hill, EA and BP*  *If Downstream with intervening road or esplanade reserve/strip only 6.6.7.1 Natural hazards applies* | No clause |
| 6.6.4.3 RD2 | 6.6.4.1 P3 Extensions or alterations to existing buildings at least 1.8m above ground level | The proposed extension / alteration increases the floor area of the building by more than 10m2 within the +m water body setback - +m2 proposed.  The proposed extension / alteration includes + within 1.8m of ground level. | 6.6.7.1 Natural hazards  6.6.7.2 Natural values  6.6.7.5 Maintenance access  6.6.7.4 Cultural values  6.6.7.3 Amenity and character *all except Hill*  6.6.7.6 Public / Recreational access *all except Hill, EA and BP*  *If Downstream with intervening road or esplanade reserve/strip only 6.6.7.1 Natural hazards applies* | *Network or hill* Must not be publicly or limited notified *Others*  No clause |
| 6.6.4.3 RD2 | 6.6.4.1 P5 Impervious surfaces | The total area of impervious surfaces within the +m water body setback exceeds 10% - +% proposed. | 6.6.7.1 Natural hazards  6.6.7.2 Natural values  6.6.7.5 Maintenance access  6.6.7.4 Cultural values  6.6.7.3 Amenity and character *all except Hill*  6.6.7.6 Public / Recreational access *all except Hill, EA and BP*  *If Downstream with intervening road or esplanade reserve/strip only 6.6.7.1 Natural hazards applies* | *Network or hill* Must not be publicly or limited notified *Others*  No clause |
| 6.6.4.3 RD2 | 6.6.4.1 P6 Fences | The proposed fence is closer to the water body bank than 3m / +m (being 1/3 of the normal water body setback width) - +m setback proposed.  The proposed fence has a structure that is more than 20% solid - +% proposed. | 6.6.7.1 Natural hazards  6.6.7.2 Natural values  6.6.7.5 Maintenance access  6.6.7.4 Cultural values  6.6.7.3 Amenity and character *all except Hill*  6.6.7.6 Public / Recreational access *all except Hill, EA and BP*  *If Downstream with intervening road or esplanade reserve/strip only 6.6.7.1 Natural hazards applies* | *Network or hill* Must not be publicly or limited notified *Others*  No clause |
| 6.6.4.4 D1 | - | The proposed + is located adjacent to a water body identified as a Site of Ecological Significance listed in Appendix 9.1.6.1, Schedule A - <name of waterbody>. | N/A | No clause |

CHAPTER 6 – WATER BODY SETBACKS - RURAL

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| **Activity status rule** | **Standard not met** | **Reason** | **Matters of control or discretion** | **Notification clause** |
| 6.6.5.3 RD1 | - | The proposal involves approximately +m3 of earthworks within  30m of the bank of a downstream waterway  20m of the bank of an upstream waterway  10m of the bank of an environmental asset waterway  5m of the bank of a network waterway  15m of the centreline of a hill waterway  15m from the bank of a Banks Peninsula waterway  20m of the bank of an environmental asset standing water body | 6.6.7.1 Natural hazards  6.6.7.2 Natural values  6.6.7.5 Maintenance access  6.6.7.4 Cultural values  6.6.7.3 Amenity and character *all except Hill*  6.6.7.6 Public / Recreational access *all except Hill, EA and BP*  *If Downstream with intervening road or esplanade reserve/strip only 6.6.7.1 Natural hazards applies* | No clause |
| 6.6.5.3 RD2 | - | The proposed + is located within  30m of the bank of a downstream waterway  20m of the bank of an upstream waterway  10m of the bank of an environmental asset waterway  5m of the bank of a network waterway  15m of the centreline of a hill waterway  15m from the bank of a Banks Peninsula waterway  20m of the bank of an environmental asset standing water body  - +m setback proposed at the closest point. | 6.6.7.1 Natural hazards  6.6.7.2 Natural values  6.6.7.5 Maintenance access  6.6.7.4 Cultural values  6.6.7.3 Amenity and character *all except Hill*  6.6.7.6 Public / Recreational access *all except Hill, EA and BP*  *If Downstream with intervening road or esplanade reserve/strip only 6.6.7.1 Natural hazards applies* | No clause |
| 6.6.5.3 RD2 | 6.6.5.1 P3 Extensions or alterations to existing buildings at least 1.8m above ground level | The proposed extension / alteration increases the floor area of the building by more than 10m2 within the +m water body setback - +m2 proposed.  The proposed extension / alteration includes + within 1.8m of ground level. | 6.6.7.1 Natural hazards  6.6.7.2 Natural values  6.6.7.5 Maintenance access  6.6.7.4 Cultural values  6.6.7.3 Amenity and character *all except Hill*  6.6.7.6 Public / Recreational access *all except Hill, EA and BP*  *If Downstream with intervening road or esplanade reserve/strip only 6.6.7.1 Natural hazards applies* | *Network or hill* Must not be publicly or limited notified *Others*  No clause |
| 6.6.5.3 RD2 | 6.6.5.1 P5 Impervious surfaces | The total area of impervious surfaces within the +m water body setback exceeds 10% - +% proposed. | 6.6.7.1 Natural hazards  6.6.7.2 Natural values  6.6.7.5 Maintenance access  6.6.7.4 Cultural values  6.6.7.3 Amenity and character *all except Hill*  6.6.7.6 Public / Recreational access *all except Hill, EA and BP*  *If Downstream with intervening road or esplanade reserve/strip only 6.6.7.1 Natural hazards applies* | *Network or hill* Must not be publicly or limited notified *Others*  No clause |
| 6.6.5.3 RD2 | 6.6.5.1 P6 Fences | The proposed fence is closer to the water body bank than 3m or 1/3 of the normal water body setback width - +m setback proposed.  The proposed fence has a structure that is more than 20% solid - +% proposed. | 6.6.7.1 Natural hazards  6.6.7.2 Natural values  6.6.7.5 Maintenance access  6.6.7.4 Cultural values  6.6.7.3 Amenity and character *all except Hill*  6.6.7.6 Public / Recreational access *all except Hill, EA and BP*  *If Downstream with intervening road or esplanade reserve/strip only 6.6.7.1 Natural hazards applies* | *Network or hill* Must not be publicly or limited notified *Others*  No clause |
| 6.6.5.4 D1 | - | The proposed + is located adjacent to a water body identified as a Site of Ecological Significance listed in Appendix 9.1.6.1, Schedule A - <name of waterbody>. | N/A | No clause |

CHAPTER 6 – SIGNAGE - BUILT FORM STANDARDS

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| **Activity status rule** | **Standard not met** | **Reason** | **Matters of control or discretion** | **Notification clause** |
| 6.8.4.1.2 C1  6.8.4.1.3 RD1 | 6.8.4.2.2 Traffic safety | The sign is located in such a way that it obscures or detracts from the interpretation of a traffic sign or control - <detail>. | 6.8.5.1 – All signs and ancillary support structures | RD1Must not be publicly notified and shall be limited notified only to NZTA (if relevant and absent its written approval)  C1 No clause |
| 6.8.4.1.2 C1  6.8.4.1.3 RD1 | 6.8.4.2.3 Integration with building design | The sign obscures a window/door/architectural feature visible from the exterior of the building.  The sign extends over the Transport Zone and the lowest part of the sign is less than 2.6m above ground level - +m proposed. | 6.8.5.1 – All signs and ancillary support structures | RD1Must not be publicly notified and shall be limited notified only to NZTA (if relevant and absent its written approval)  C1 No clause |
| 6.8.4.1.2 C1  6.8.4.1.3 RD1 | 6.8.4.2.4 Signs attached to buildings | The maximum total area of signs on the building will exceed +m2 - +m2 proposed.  The top of the sign exceeds a height of +m above ground level - +m proposed. | 6.8.5.1 – All signs and ancillary support structures | RD1Must not be publicly notified and shall be limited notified only to NZTA (if relevant and absent its written approval)  C1 No clause |
| 6.8.4.1.2 C1  6.8.4.1.3 RD1 | 6.8.4.2.5 Projecting signs and signs attached to or on verandahs | The sign projects into the Transport zone by more than 2.5m - +m proposed.  The lowest part of the sign is less than 2.6m above ground level - +m proposed.  The sign is more than 1.2m above the top surface of the verandah - +m proposed.  The sign is less than 0.5m from the face of the kerb - +m proposed.  The sign has a display height of more than 0.5m - +m proposed.  The sign projects more than +m from the face of the building - +m proposed.  The sign projects forward of the face of the verandah on which it is located, by +m.  The sign does not project at right angles to the building face it is fixed to. | 6.8.5.1 – All signs and ancillary support structures | RD1Must not be publicly notified and shall be limited notified only to NZTA (if relevant and absent its written approval)  C1 No clause |
| 6.8.4.1.2 C1  6.8.4.1.3 RD1 | 6.8.4.2.6 Freestanding signs | The maximum total area of signs on the site will exceed +m2 - +m2 proposed.  The top of the sign exceeds a height of +m above ground level - +m proposed.  The number of signs on the site exceeds + - + proposed.  The sign exceeds a width of +m – +m proposed.  The area of the sign exceeds +m2 - +m2 proposed. | 6.8.5.1 – All signs and ancillary support structures | RD1Must not be publicly notified and shall be limited notified only to NZTA (if relevant and absent its written approval)  C1 No clause |

CHAPTER 6 – SIGNAGE – BILLBOARDS

DRAFT – not quite finished

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| **Activity status rule** | **Standard not met** | **Reason** | **Matters of control or discretion** | **Notification clause** |
| 6.8.4.1.3 RD2 | Off-site signs and signs with changing images/digital signs in a commercial[[1]](#footnote-1), industrial or Special Purpose (Airport) zone, not provided for in P11, P15 or NC1, and which meet relevant built form standards | The billboard will display off-site content and will be digital with changing images. | 6.8.5.1 All signs and ancillary support structures  6.8.5.2 Illuminated, moving, changing, flashing or retro-reflective displays  6.8.5.3 Static and digital billboards | No clause |
| 6.8.4.1.3 RD3 | 6.8.4.1.1 P15 Static and digital display billboards not meeting the activity specific standards | The billboard exceeds the maximum area of 18m2, being +m2.  The billboard exceeds the 9m maximum height, being +m above ground level.  The road frontage of the site is less than 40m, being +m.  The billboard will be located within 50m of the signalised traffic intersection of + and +.  The billboard will be directly visible from sites within a residential zone. | 6.8.5.3 Static and digital billboards | No clause |
| 6.8.4.1.4 D1 | Off-site signs and signs with changing images/digital signs not provided for in P11, P15, RD2, RD3, RD5 or NC1, or any of the exceptions in D1a. | The billboard will display off-site content and be digital with changing images, and does not meet the + built form standard/s. | Unrestricted | No clause |
| 6.8.4.1.4 D2 | Signs listed in RD2 that do not meet the relevant built form standards in 6.8.4.2  6.8.4.2.6 Freestanding signs *(or add other BF standard breached)* | The sign is listed in RD2, being an off-site sign which is digital with changing images.  It does not meet the built form standard relating to freestanding signs *(or other BF standard)* as:  The maximum total area of signs on the site will exceed +m2 - +m2 proposed.  The top of the sign exceeds a height of +m above ground level - +m proposed.  The number of signs on the site exceeds + - + proposed.  The sign exceeds a width of +m – +m proposed.  The area of the sign exceeds +m2 - +m2 proposed.  *(or other BF standard breached)* | Unrestricted | No clause |

CHAPTER 7 - TRANSPORT

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| --- | --- | --- | --- | --- |
| **Activity status rule** | **Standard not met** | **Reason** | **Matters of control or discretion** | **Notification clause** |
| 7.4.2.3 RD1 | 7.4.3.1 a. Minimum and maximum number and dimensions of car parking spaces required (outside the Central City) | + car parking spaces available to the general public do not meet the minimum dimension in Table 7.5.1.3 in Appendix 7.5.1. | 7.4.4.1 - Parking space dimensions | No clause |
| 7.4.2.3 RD1 | 7.4.3.1 a. Minimum and maximum number and dimensions of car parking spaces required (outside the Central City) | Table 7.5.1.2 in Appendix 7.5.1 requires a minimum of + mobility parking spaces to be provided on the site. + spaces are proposed. | 7.4.4.2 – Mobility parking spaces | No clause |
| 7.4.3.1 RD1 | 7.4.3.1 b. Minimum and maximum number and dimensions of car parking spaces required (within the Central City) | Proposed car parking and associated manoeuvre areas exceed 50% of the GLFA of buildings on the site - +% proposed. | 7.4.4.26 – Car parking areas | No clause |
| 7.4.3.1 RD1 | 7.4.3.1 b. Minimum and maximum number and dimensions of car parking spaces required (within the Central City) | + car parking spaces for non-residential activities do not meet the minimum dimension in Table 7.5.1.3 in Appendix 7.5.1. | 7.4.4.1 – Parking space dimensions | No clause |
| 7.4.2.3 RD1 | 7.4.3.1 b. Minimum and maximum number and dimensions of car parking spaces required (within the Central City) | Table 7.5.1.2 in Appendix 7.5.1 requires a minimum of + mobility parking spaces to be provided on the site. + spaces are proposed. | 7.4.4.2 – Mobility parking spaces | No clause |
| 7.4.2.3 RD1 | 7.4.3.2 Minimum number of cycle parking facilities required | Appendix 7.5.2 requires at least + cycle parking spaces to be provided on the site. + spaces are proposed. | 7.4.4.3 - Minimum number of cycle parking facilities | No clause |
| 7.4.2.3 RD1 | 7.4.3.3 Minimum number of loading spaces required | Appendix 7.5.3 requires at least + loading spaces to be provided on the site. + spaces are proposed. | 7.4.4.4 - Minimum number of loading spaces required | No clause |
| 7.4.2.3 RD1 | 7.4.3.4 Manoeuvring for parking areas and loading areas | On-site manoeuvring does not meet the requirements of Appendix 7.5.6 as +  On-site manoeuvring is not provided for + | 7.4.4.5 - Manoeuvring for parking areas and loading areas | Must not be limited or publicly notified |
| 7.4.2.3 RD1 | 7.4.3.5 Gradient of parking areas and loading areas | The gradient exceeds the maximum + | 7.4.4.6 - Gradient of parking areas and loading areas | Must not be limited or publicly notified |
| 7.4.2.3 RD1 | 7.4.3.6 Design of parking areas and loading areas | Lighting of parking areas / loading areas will not be maintained at a minimum level of two lux during the hours of operation.  The surface of the parking areas / loading areas and associated access areas will not be formed, sealed, drained and spaces permanently marked. | 7.4.4.7 - Illumination of parking areas and loading areas  7.4.4.8 - Surface of parking areas and loading areas | Must not be limited or publicly notified |
| 7.4.2.3 RD1 | 7.4.3.7 Access design | Appendix 7.5.7 requires + width.  Appendix 7.5.7 requires clear visibility above 1m within a triangle measured for a width of at least 1.5m either side of the entrance, and for a length of at least 2m measured from the road boundary.  Add anything else …  The proposed vehicle access does not comply as + | 7.4.4.9 - Vehicle access design  7.4.4.10 – Queuing spaces (if 4+ spaces or units on arterial or main distributor)  7.4.4.11 – Visibility splay | Must not be limited or publicly notified |
| 7.4.2.3 RD1 | 7.4.3.8 Vehicle crossings | The proposed vehicle crossing does not comply as + | 7.4.4.12 - Vehicle crossing design  7.4.4.13 - Minimum distance between vehicle crossings  7.4.4.14 - Maximum number of vehicle crossings  7.4.4.15 - Minimum distance between vehicle crossings and intersections  7.4.16 – Sight lines at vehicle crossings | Must not be publicly notified and shall be limited notified only to NZTA where there is direct [access](https://districtplan.ccc.govt.nz/common/user/contentlink.aspx?sid=123481) to a state highway and NZTA has not given its written approval |
| 7.4.2.3 RD1 | 7.4.3.9 Location of buildings and access in relation to road/rail level crossings | The proposed access will be + | 7.4.4.17 - Location of buildings and access in relation to rail/road level crossings | Must not be publicly notified and shall be limited notified only to KiwiRail absent its written approval |
| 7.4.2.2 C1  7.4.2.3 RD1 | 7.4.3.10 High trip generators | The proposed activity is classified as a high trip generator as + | 7.4.4.18 - High trip generators | *Check 7.4.3.10 vii – ix for specific situations* |

CHAPTER 8 - EARTHWORKS

| **Activity status rule** | **Standard not met** | **Reason** | **Matters of control or discretion** | **Notification clause** |
| --- | --- | --- | --- | --- |
| 8.9.2.3 RD1 | 8.9.2.1 P1  a. Volume of earthworks  b. Depth of earthworks  c. Earthworks gradient | The proposed earthworks will exceed the +m3 maximum volume in Table 9 - +m3 proposed.  The proposed filling / excavation will exceed the 0.6m maximum depth - +m proposed.  The proposed earthworks will be carried out on land with a gradient steeper than 1 in 6.  Note: Earthworks within 1.8m of the building footprint will be covered by exemption 8.9.3 a. iv. once a building consent has been issued, and are not included above. | Relevant matters of discretion:  8.9.4.1 - Nuisance  8.9.4.3 - Land stability  8.9.4.6 – Amenity  8.9.4.2 - Resources and assets (versatile soils)  8.9.4.4 - Coastal hazard  8.9.4.7 - Indigenous biodiversity, natural character and landscape features  8.9.4.8 - Historic heritage  8.9.4.9 - Sites of Ngāi Tahu cultural significance  8.9.4.10 - Coastal environment  *Delete those not relevant* | 8.9.1 a. - Must not be publicly notified |
| 8.9.2.3 RD5 | Earthworks within a Site of Ngāi Tahu Cultural Significance identified in Schedule 9.5.6.1 | The proposed earthworks are located within a Site of Ngāi Tahu Cultural Significance - ID+, Wāhi Tapu / Wāhi Taonga Silent file, [Location / Name] | Rule 9.5.5.1 - Wāhi Tapu / Wāhi Taonga, Mahaanui Iwi Management Plan Silent Files and Kaitōrete Spit | Need not be publicly notified but shall be limited notified to the relevant rūnanga, and HNZPT in respect of sites on the HNZ List (absent their written approval) |

CHAPTER 8 - SUBDIVISION

|  |  |  |  |  |
| --- | --- | --- | --- | --- |
| **Activity status rule** | **Standard not met** | **Reason** | **Matters of control or discretion** | **Notification clause** |
| 8.5.1.1 C1 | - | The proposal complies with all of the relevant standards in a.- c. for boundary adjustments . | 8.7.1 - Boundary adjustments | 8.4.1.1 |
| 8.5.1.2 C2 | - | The proposal complies with all of the relevant standards for conversion of tenure. | 8.7.2 - Conversion of tenure, alteration of cross leases, company leases and unit titles | 8.4.1.1 |
| 8.5.1.2 C3 | - | Alteration of a cross lease/ company lease/ unit title is classified as a controlled activity. | 8.7.2 - Conversion of tenure, alteration of cross leases, company leases and unit titles | 8.4.1.1 |
| 8.5.1.2 C4 | - | Subdivision to create allotments for access, utilities, emergency service facilities, roads and reserves is classified as a controlled activity and the minimum net site area requirements do not apply. | 8.7.3 - Allotments for access, utilities, roads and reserves | 8.4.1.1 |
| 8.5.1.3 C5 | - | Subdivision in an area subject to an outline development plan is classified as a controlled activity and the proposal complies with all relevant standards. | 8.7.4 General matters  Add other relevant rules | 8.4.1.1 |
| 8.5.1.2 C6 | - | The proposal is a subdivision providing for residential activity in the + zone and complies with all relevant standards. | 8.7.4 - General matters  Add other relevant rules | 8.4.1.1 |
| 8.5.1.2 C7 | - | The proposed subdivision will create a residential allotment with a net site area between 1h and 4ha, and complies with the relevant standards in C7 a. – f. | 8.7.4 – General matters  8.7.6 – Additional matters – rural zones  8.7.7 – Additional matters – coastal environment and Ngā Wai | 8.4.1.1 |
| 8.5.1.2 C8 | - | The proposal complies with all of the relevant activity standards for subdivision in rules 8.6.1 – 8.6.9 and 8.6.12 and is classified as a controlled activity. | 8.7.4 - General matters  8.7.5 - Additional matters – industrial zones  8.7.6 – Additional matters – rural zones  *Add 8.7.7 – 8.7.11 where relevant* | 8.4.1.1 |
| 8.5.1.3 RD1 | 8.5.1.2 C1 Boundary adjustments | The boundary adjustment does not comply with standard + as + | 8.7.1 - Boundary adjustments  8.8.1 - Boundary adjustments | 8.4.1.1 |
| 8.5.1.3 RD3 | 8.5.1.2 C2 Conversion of tenure for the repair and rebuild of multi-unit residential complexes | The proposed size of the resulting fee simple title is within 10% of the size of the original allotment or leased area, excluding any access - +% is proposed. | 8.7.2 - Conversion of tenure, alteration of cross leases, company leases and unit titles  8.8.10 - Conversion of tenure, alteration of cross leases, company leases and unit titles  8.8.11 - Allotment net site area and dimensions | 8.4.1.1 |
| 8.5.1.3 RD4 | - | Subdivision within a Flood Management Area is classified as a restricted discretionary activity. | 8.7.4 - General matters  8.8.7 - Flood Management Area | 8.4.1.1 |
| 8.5.1.3 RD16 | - | The proposal involves cancellation / variation of a consent notice protecting an identified tree within the site. | 8.7.4.6 (i) - Natural and cultural values  8.8.12 (i) - Natural and cultural heritage | 8.4.1.1 |
| 8.5.1.5 NC4 | - | The net site area of Lot + is less than 4ha - +ha proposed. | N/A | 8.4.1.1 - Must be notified to NZTA where access to a State Highway is proposed (absent written approval) |
| **ACTIVITY STANDARDS** |  |  |  |  |
| 8.5.1.3 RD2  8.5.1.5 NC1 | 8.6.1 Minimum net site area and dimension | The net site area of Lot + is less than +m2 - +m2 proposed. | 8.7.4 - General matters  8.8.11 - Allotment net site area and dimensions | 8.4.1.1 |
| 8.5.1.5 NC1 | 8.6.2 Allotments with existing or proposed buildings | The net site area of Lot + is less than +m2 - +m2 proposed. | N/A | 8.4.1.1 – Must be notified to NZTA where access to a State Highway is proposed (absent written approval) |
| 8.5.1.3 RD2 | 8.6.3 Access | The proposed vehicle access does not comply as + | 8.7.4 - General matters  8.8.2 - Property access  *Add any relevant matters in Chapter 7 if triggered* | 8.4.1.1 |
| 8.5.1.3 RD2 | 8.6.4 Roads | The proposed roads do not comply as + | 8.7.4 - General matters  8.8.3 - Roads | 8.4.1.1 |
| 8.3.1.3 RD2 | 8.6.5 Service lanes, cycle ways and pedestrian access ways | The proposed service lane / cycle way / pedestrian access way has a minimum legal / formed width less than +m - +m proposed. | 8.7.4 - General matters  8.8.4 - Service lanes, cycle ways and pedestrian access ways | 8.4.1.1 |
| 8.5.1.3 RD2 | 8.6.6 Esplanade reserve, strip or additional land | The proposed esplanade reserve / strip does not comply as + | 8.7.4 - General matters  8.8.5 - Esplanade reserves, strips or additional land | 8.4.1.1 |
| 8.5.1.3 RD2 | 8.6.7 Water supply | The proposed water supply does not comply as + | 8.7.4 - General matters  8.8.6 - Servicing | 8.4.1.1 |
| 8.5.1.3 RD2 | 8.6.8 Wastewater disposal | The proposed wastewater disposal does not comply as + | 8.7.4 - General matters  8.8.6 - Servicing | 8.4.1.1 |
| 8.5.1.3 RD2 | 8.6.9 Stormwater disposal | The proposed stormwater disposal does not comply as + | 8.7.4 - General matters  8.8.6 - Servicing | 8.4.1.1 |
| 8.5.1.3 RD2 | 8.6.10 Additional standards for South West Hornby | The proposed subdivision does not comply as + | 8.7.4 General matters  8.8.3 - Roads | 8.4.1.1 |
| 8.5.1.3 RD2 | 8.6.11 Additional standards for the Residential New Neighbourhood Zone | Subdivisions not associated with a comprehensive residential development shall have a minimum site of 4ha. The application site is +m2/ha.  OR  The proposed subdivision does not comply as + | 8.7.4 - General matters  8.8.8 - Compliance with outline development plans and density *only relevant to a. and b.*  8.8.9 - Additional matters - Residential New Neighbourhood Zone | 8.4.1.1 |

CHAPTER 9 - TREES

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| --- | --- | --- | --- | --- |
| **Activity status rule** | **Standard not met** | **Reason** | **Matters of control or discretion** | **Notification clause** |
| 9.4.4.1.3 RD1 | - | The proposal involves pruning of a significant tree listed in Appendix 9.4.7.1 - <tree name and number>. | 9.4.6, matters a - o | No clause |
| 9.4.4.1.3 RD2 | - | The proposal involves felling of a significant tree listed in Appendix 9.4.7.1 - <tree name and number>. | 9.4.6, matters a - o | Must not be limited or publicly notified |
| 9.4.4.1.3 RD3 | 9.4.4.1.1 P5 Pruning of a street tree | The proposed pruning work will not be carried out by the Council. | 9.4.6, matters a - o | Must not be limited or publicly notified |
| 9.4.4.1.3 RD4 | 9.4.4.1.1 P6 Felling of a street tree | The proposal involves felling of a street tree and the work will not be carried out the Council or a network utility operator.  The proposal involves felling a street tree greater than 6m high / within a Character Area Overlay / within a water body setback / of the species +. | 9.4.6, matters a - o | No clause |
| 9.4.4.1.3 RD5 | - | The proposal involves + works within the dripline of a significant tree listed in Appendix 9.4.7.1 - <tree species and number>. | 9.4.6, matters a - o | Must not be limited or publicly notified |
| 9.4.4.1.3 RD8 | 9.4.4.1.1 P12 Earthworks within 5m of a street tree | The proposal involves earthworks up to +m from the base of a street tree which will not be carried by or under supervision of a Council-contracted works arborist.  The proposal involves earthworks up to +m from the base of a street tree greater than 6m high / within a Character Area Overlay / within a water body setback / of the species +. | 8.9.4, matters 1 and 3  9.4.6, matters a-e, g, i-o | No clause |

CHAPTER 15 – MIXED USE ZONE – NEW PC14

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| --- | --- | --- | --- | --- |
| **Activity status rule** | **Standard not met** | **Reason** | **Matters of control or discretion** | **Notification clause** |
| 15.10.1.3 RD1 | 15.10.2.1 Maximum building height | The 15m maximum height is exceeded by + | 15.14.3.1 Maximum building height | Must not be publicly notified |
| 15.10.1.3 RD1 | 15.10.2.2 Minimum setback from road boundaries | The + is located less than 3m from the road boundary - +m setback proposed. | 15.14.3.2 Minimum building setback from road boundaries/ street scene | Must not be limited or publicly notified |
| 15.10.1.3 RD1 | 15.10.2.3 Minimum building setback from residential zones | The building is located less than 3m from the + zone - +m setback proposed. | 15.14.3.3 Minimum separation from the internal boundary with a residential or open space zone | Must not be publicly notified |
| 15.10.1.3 RD1 | 15.10.2.4 Sunlight and outlook at boundary with a residential zone | The recession plane is exceeded by +m on the + boundary with the + zone. | 15.14.3.4 Sunlight and outlook at boundary with a residential zone | Must not be publicly notified |
| 15.10.1.3 RD1 | 15.10.2.5 Screening of outdoor storage areas, service areas / spaces and car parking | The proposed + area does not comply as + | 15.14.3.5 Screening of Outdoor storage areas, service areas / spaces and car parking | Must not be limited or publicly notified |
| 15.10.1.3 RD1 | 15.10.2.6 Landscaping and trees | Landscaping along the road frontage is less than 3m in width - + proposed.  Tree planting does not meet the requirement of + | 15.14.3.6 Landscaping and trees | Must not be limited or publicly notified *(depending which aspect of rule breached – need to check this)* |
| 15.10.1.3 RD1 | 15.10.2.7 Water supply for fire fighting |  | 15.14.3.8 Water supply for fire fighting | Must not be publicly notified and shall be limited notified only to the New Zealand Fire Service (absent its written approval) |
| 15.10.1.3 RD1 | 15.10.2.8 Minimum building setback from railway corridor | The + is located less than 4m from the rail corridor boundary - +m setback proposed. | 15.14.3.10 Minimum building setback from the railway corridor | Must not be publicly notified and shall be limited notified only to KiwiRail (absent its written approval) |

CHAPTER 15 – CITY CENTRE ZONE - NEW

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| --- | --- | --- | --- | --- |
| **Activity status rule** | **Standard not met** | **Reason** | **Matters of control or discretion** | **Notification clause** |
| 15.11.1.2 C1A | - | The proposed building is +m in height, will be visible from a public space, and meets Rules 15.11.2.3 and 15.11.2.12. It has been certified by a Council-approved urban design expert. | The activity is undertaken in accordance with the urban design certification | Must not be limited or publicly notified |
| 15.11.1.2 C1B | - | The proposed building is +m in height, does not meet all of the built form standards, and will be visible from a public space. It has been certified by a Council-approved urban design expert. | The activity is undertaken in accordance with the urban design certification | Must not be limited or publicly notified |
| 15.11.1.3 RD1 | - | The proposed building will be visible from a public space, is +m in height and does not meet all of the built form standards. It does not have urban design certification. | 15.14.2.6 City Centre Zone urban design | Must not be limited or publicly notified |
| 15.11.1.3 RD2 | - | New buildings within the Central City Retail Precinct are a restricted discretionary activity. | 15.14.2.6 City Centre Zone urban design  15.14.2.7 City Centre Zone – Retail Precinct | Must not be limited or publicly notified |
| 15.11.1.3 RD3 | 15.11.1.1 P+ activity | The proposal does not meet the ground floor activity/active frontage standard as + | 15.14.2.8 City Centre Zone - Activity at ground floor level | Must not be limited or publicly notified |
| 15.11.1.3 RD4 | 15.11.1.1 P13 Residential activity | The proposal does not meet the activity specific standards for residential activity as + | 15.14.2.9 Residential activity in the City Centre and Central City Mixed Use Zone | Must not be limited or publicly notified |
| 15.11.1.3 RD5 | 15.11.2.1 Building setback and continuity | The site is within the Core and the proposed building will not be built up to the road boundary across 100% of its width - + proposed.  The site is outside the Core and the proposed building will not be built up to the road boundary across 65% of its width – +proposed. | 15.14.3.15 City Centre Zone - Building setbacks and continuity | Must not be limited or publicly notified |
| 15.11.1.3 RD5 | 15.11.2.2 Verandahs | The site is within the ‘Central City Active Frontage’ area and the proposed building does not provide a continuous verandah or other weather protection. | 15.14.3.16 City Centre Zone and Central City Mixed Use Zones (South Frame) - Verandas | Must not be limited or publicly notified |
| 15.11.1.3 RD5 | 15.11.2.3 Sunlight and outlook for the street | The recession plane is exceeded by +m on the + boundary with the + zone. | 15.14.3.17 City Centre Zone - Sunlight and outlook for the street | Must not be limited or publicly notified |
| 15.11.1.3 RD5 | 15.11.2.4 Minimum number of floors | At least two floors are required to be provided above ground level - + proposed. | 15.14.3.18 City Centre and Central City Mixed Use Zones - Minimum number of floors | Must not be limited or publicly notified |
| 15.11.1.3 RD5 | 15.11.2.5 Flexibility in building design for future uses | The distance between the top of the ground floor surface and the bottom of the first floor slab is less than 3.5m - +m proposed. | 15.14.3.19 City Centre Zone – Flexibility in building design for future uses | Must not be limited or publicly notified |
| 15.11.1.3 RD5 | 15.11.2.6 Location of onsite parking areas | The site is within the Core and the parking area is located + | 15.14.3.20 City Centre Zone - Location of on-site car parking | Must not be limited or publicly notified |
| 15.11.1.3 RD5 | 15.11.2.7 Fences and screening structures | The proposed fence along + does not comply as + | 15.14.3.21 Fences and screening structures in the City Centre and Mixed Use Zones | Must not be limited or publicly notified |
| 15.11.1.3 RD5 | 15.11.2.8 Screening of outdoor storage and service areas or spaces | The proposed + area does not comply as + | 15.14.3.22 Screening of Outdoor storage areas, service areas / spaces | Must not be limited or publicly notified |
| 15.11.1.3 RD5 | 15.11.2.9 Sunlight and outlook at boundary with a residential zone | The recession plane is exceeded by +m on the + boundary with the + zone. | 15.14.3.23 Sunlight and outlook at boundary with a residential zone | Must not be limited or publicly notified |
| 15.11.1.3 RD5 | 15.11.2.10 Minimum setback from boundary with a residential zone or from an internal boundary | The building is located less than 3m from the + boundary - +m proposed.  A 3m wide landscaped area is not provided along the + boundary - +m proposed. | 15.14.3.24 Minimum separation from the boundary with a residential zone | Must not be limited or publicly notified |
| 15.11.1.3 RD5 | 15.11.2.11 Building height | The +m maximum height is exceeded by + | 15.14.3.1 Maximum building height | No clause |
| 15.11.1.3 RD5 | 15.11.2.13 Water supply for fire fighting | The proposal does not provide for sufficient water supply and access via Council’s urban reticulated system in accordance with SNZ PAS: 4509:2008. | 15.14.3.8 Water supply and access for fire fighting | Must not be publicly notified and shall be limited notified only to the Fire and Emergency New Zealand (absent its written approval) |
| 15.11.1.3 RD5 | 15.11.2.14 Building tower internal boundary setbacks | Parts of the building tower above 45m must be set back from the + boundary by at least 6m or the distance equal to 10% of the total height of the building, whichever is the lesser - + setback required, + proposed. | 15.14.3.34 Gross floor area, upper floor setbacks, tower dimension and site coverage | No clause |
| 15.11.1.3 RD5 | 15.11.2.15 Maximum building tower dimension and coverage | The plan dimension of parts of the building above 45m exceeds 40m - +m proposed. | 15.14.3.34 Gross floor area, upper floor setbacks, tower dimension and site coverage | No clause |
| 15.11.1.3 RD5 | 15.11.2.16 Maximum gross floor area | The maximum GFA for each floor above 28m in height is 1,200m2 – floors + are +m2. | 15.14.3.34 Gross floor area, upper floor setbacks, tower dimension and site coverage | No clause |
| 15.11.1.3 RD8 | - | Parking lots / buildings are a restricted discretionary activity in this zone | 15.14.2.6 City Centre Zone urban design | N/A |
| 15.11.1.3 RD10 | 15.11.1.1 P17 Small buildings | The proposed building is defined as a small building and does not meet all of the activity specific standards as + | 15.14.2.6 City Centre Zone urban design | Must not be limited or publicly notified |
| 15.11.1.4 D1 | 15.11.2.12 Maximum road wall height | The +m maximum road wall height is exceeded by +m. | N/A | N/A |

CHAPTER 15 – CENTRAL CITY MIXED USE ZONE - NEW

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| --- | --- | --- | --- | --- |
| **Activity status rule** | **Standard not met** | **Reason** | **Matters of control or discretion** | **Notification clause** |
| 15.12.1.3 RD1 | 15.12.1.1 P16 Residential activity | The proposal does not meet the activity specific standards for residential activity as + | 15.14.2.9 Residential activity in the City Centre and Central City Mixed Use Zone | Must not be limited or publicly notified |
| 15.12.1.3 RD2 | 15.12.2.1 Street scene, landscaping and trees | Landscaping along the road frontage is less than 3m in width - + proposed.  Tree planting does not meet the requirement of +  Less than 10% of the site is proposed to be landscaped - +% proposed. | 15.14.3.25 Central City - Landscaping and trees | Must not be limited or publicly notified |
| 15.12.1.3 RD2 | 15.12.2.2 a. Maximum building height | The 32m maximum height is exceeded by + | 15.14.3.1 Maximum building height (below 32m) a. and b. | Must not be limited or publicly notified |
| 15.12.1.4 D2 | 15.12.2.2 b. Maximum building height | The 17m maximum building base height is exceeded by + | N/A | N/A |
| 15.12.1.3 RD2 | 15.12.2.3 Flexibility in building design for future uses | The ground floor depth fronting the street is less than 10m - +m proposed.  The distance between the top of the ground floor surface and the bottom of the first floor slab is less than 3m - +m proposed. | 15.14.3.26 Central City – Flexibility in building design for future uses | Must not be limited or publicly notified |
| 15.12.1.3 RD2 | 15.12.2.4 Fencing and screening structures | The proposed fence along + does not comply as + | 15.14.3.21 Fences and screening structures in the City Centre and Mixed Use Zones | Must not be limited or publicly notified |
| 15.12.1.3 RD2 | 15.12.2.5 Screening of outdoor storage areas, service areas / spaces and car parking | The proposed + area does not comply as + | 15.14.3.22 Screening of Outdoor storage areas, service areas / spaces | Must not be limited or publicly notified |
| 15.12.1.3 RD2 | 15.12.2.6 Sunlight and outlook at boundary with a residential zone, Open Space Community Parks Zone, Open Space Water and Margins Zone and Avon River Precinct/Te Papa Ōtakaro Zone | The recession plane is exceeded by +m on the + boundary with the + zone. | 15.14.3.23 Sunlight and outlook at boundary with a residential zone, and in the Central City Mixed Use Zone, the boundary with the Open Space Community Parks Zone, Open Space Water and Margins Zone and Avon River Precinct/Te Papa Ōtākaro Zone | Must not be limited or publicly notified |
| 15.12.1.3 RD2 | 15.12.2.7 Minimum setback from boundary with a residential zone or from an internal boundary | The building is located less than 3m from the + zone boundary - +m proposed.  The residential building is located less than 4m from the + internal boundary - +m proposed. | 15.14.3.24 Minimum separation from the boundary with a residential zone or from an internal boundary | Must not be limited or publicly notified |
| 15.12.1.3 RD2 | 15.12.2.8 Water supply for fire fighting | The proposal does not provide for sufficient water supply and access via Council’s urban reticulated system in accordance with SNZ PAS: 4509:2008. | 15.14.3.8 Water supply and access for fire fighting | Must not be publicly notified and shall be limited notified only to the Fire and Emergency New Zealand (absent its written approval) |
| 15.12.1.3 RD2 | 15.12.2.9 Minimum number of floors | At least two floors are required to be provided above ground level - + proposed. | 15.14.3.35 Building height in the Central City Mixed Use Zone | No clause |
| 15.12.1.3 RD2 | 15.12.2.10 Building setbacks | The building includes residential activity on the ground floor facing the street and is located less than 3m from the road boundary - +m proposed.  The required recession plane above a height of 17m is exceeded by +m on the + boundary. | 15.14.3.34 Gross floor area, upper floor setbacks, tower dimension and site coverage in the Central City | No clause |
| 15.12.1.3 RD2 | 15.12.2.11 Building tower coverage | The building tower exceeds 50% of the net site area - +% proposed. | 15.14.3.34 Gross floor area, upper floor setbacks, tower dimension and site coverage in the Central City | No clause |
| 15.12.1.3 RD4 | - | The proposal will result in more than three residential units on the site - + proposed. | 14A.11.1 Residential Design Principles  15.14.2.15 Outdoor living space for residential activity of four units or more | Must not be limited or publicly notified |
| 15.12.1.3 RD5 | - | The proposed building exceeds 17m in height - +m proposed. | 15.14.3.34 Gross floor area, upper floor setbacks, tower dimension and site coverage in the Central City  15.14.3.35 Building height in the Central City Mixed Use Zones | Must not be limited or publicly notified |
| 15.12.1.4 D1 | - | Parking lots / buildings are a discretionary activity in this zone | N/A | N/A |
| 15.12.1.4 D2 | 15.12.2.2 b. Maximum building height | The 17m maximum building base height is exceeded by + | N/A | N/A |

CHAPTER 15 – CENTRAL CITY MIXED USE ZONE (SOUTH FRAME) - NEW

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| **Activity status rule** | **Standard not met** | **Reason** | **Matters of control or discretion** | **Notification clause** |
| 15.13.1.2 C1 | - | The proposed building / addition is +m in height, will be visible from a publicly owned and accessible space, and has been certified by a Council-approved urban design expert as meeting the urban design provisions/ outcomes in Rule 15.14.2.11. | That the new building or addition is built in accordance with the urban design certification | Must not be limited or publicly notified |
| 15.13.1.3 RD1 | - | The proposed building / addition is +m in height and will be visible from a publicly owned and accessible space. It has not been certified by a Council-approved urban design expert. | 15.14.2.11 Urban design in the Central City Mixed Use Zone (South Frame) | Must not be limited or publicly notified |
| 15.13.1.3 RD2 | 15.13.1.1 P1 Retail activity | The proposal does not meet the activity specific standards for retail activity as + | 15.14.2.12 Retail activities in the Innovation Precinct | Must not be limited or publicly notified |
| 15.13.1.3 RD4 | 15.13.1.1 P13 Residential activity | The proposal does not meet the activity specific standards for residential activity as + | 15.14.2.9 Residential activity in the Central City Mixed Use Zone (South Frame) | Must not be limited or publicly notified |
| 15.13.1.3 RD5 | 15.13.2.1 (a)(i)(a) Building height | The 17m maximum height of the building base is exceeded by + | 15.14.3.27 Building height in the Central City Mixed Use Zone (South Frame) | No clause |
| 15.13.1.4 D2 | 15.13.2.1 (a)(i)(b) Building base height | The 17m maximum height of the building base is exceeded by + | 15.14.3.27 Building height in the Central City Mixed Use Zone (South Frame) | N/A |
| 15.13.1.3 RD5 | 15.13.2.2 Flexibility in building design for future uses | The ground floor depth fronting the street is less than 10m - +m proposed.  The distance between the top of the ground floor surface and the bottom of the first floor slab is less than 3.6m - +m proposed. | 15.13.3.38 Central City – Flexibility in building design for future uses | Must not be limited or publicly notified |
| 15.13.1.3 RD5 | 15.13.2.3 Sunlight and outlook | The recession plane is exceeded by +m on the + boundary with the + zone / South Frame Pedestrian Precinct. | 15.14.3.23 Sunlight and outlook for neighbours in the Central City Mixed Use Zone (South Frame) | No clause |
| 15.13.1.3 RD5 | 15.13.2.4 Street scene, landscaping and open space | The building setback from the road boundary is less than 4m - + proposed.  Landscaping along the road frontage is less than 3m in width - + proposed.  Tree planting does not meet the requirement of +  Less than 10% of the site is proposed to be landscaped - +% proposed. | 15.14.3.29 Street scene, landscaping and open space in the Central City Mixed Use Zone (South Frame) | No clause |
| 15.13.1.3 RD5 | 15.13.2.5 Outdoor storage, fencing and screening structures | The proposed fence along + does not comply as +  The proposed + area does not comply as + | 15.14.3.30 Outdoor storage, fencing and screening structures in the Central City Mixed Use Zone (South Frame) | No clause |
| 15.13.1.3 RD5 | 15.13.2.6 Active frontages on Colombo Street and High Street | The use of the ground floor within 10m of the road boundary is not one of the specified activities. | 15.14.3.31 Active frontage on Colombo Street and High Street in the Central City Mixed Use Zone (South Frame) | No clause |
| 15.13.1.3 RD5 | 15.13.2.7 Verandas on Colombo Street and High Street | The building does not provide a veranda or other means of continuous weather protection along + Street. | 15.14.3.16 City Centre and Central City Mixed Use Zones (South Frame) - Verandas | No clause |
| 15.13.1.3 RD5 | 15.13.2.8 Minimum number of floors | At least two floors are required to be provided above ground level - + proposed. | 15.14.3.18 City Centre and Central City Mixed Use Zones - Minimum number of floors | No clause |
| 15.13.1.3 RD5 | 15.13.2.9 Water supply for fire fighting | The proposal does not provide for sufficient water supply and access via Council’s urban reticulated system in accordance with SNZ PAS: 4509:2008. | 15.14.3.8 Water supply and access for fire fighting | Must not be publicly notified and shall be limited notified only to the Fire and Emergency New Zealand (absent its written approval) |
| 15.13.1.3 RD5 | 15.13.2.10 Building tower setbacks | The building tower is set back less than 4m from the + internal boundary - +m proposed. | 15.14.3.34 Gross floor area, upper floor setbacks, tower dimension and site coverage | No clause |
| 15.13.1.3 RD5 | 15.13.2.11 Building tower site coverage | The building tower above 17m in height exceeds 50% of the net site area - +% proposed. | 15.14.3.34 Gross floor area, upper floor setbacks, tower dimension and site coverage | No clause |
| 15.13.1.3 RD7 | 15.13.1.1 P16 Small buildings | The proposal is defined as a ‘small building’ and does not comply with the activity standards as + | 15.14.2.11 Urban design in the Central City Mixed Use Zone (South Frame)  15.14.3.27 Building height in the Central City Mixed Use Zone (South Frame) | Must not be limited or publicly notified |
| 15.13.1.4 D1 | - | Permanent car parking lots / buildings are a discretionary activity in this zone | N/A | N/A |

CHAPTER 17 – HOSTED/UNHOSTED GUEST ACCOMMODATION

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| **Activity status rule** | **Standard not met** | **Reason** | **Matters of control or discretion** | **Notification clause** |
| **Rural Banks Peninsula** | | | | |
| 17.4.1.3 RD10 | 17.4.1.1 P22 | Hosted visitor accommodation not meeting standards in P24 | Rule 17.11.2.19 | Shall not be publicly but may be limited notified. |
| 17.4.1.3 RD11 | 17.4.1.1 P23 | Unhosted visitor accommodation not meeting standards in P23 | Rule 17.11.2.19 | Shall not be publicly but may be limited notified. |
| 17.4.1.4 D1 |  | Visitor accommodation that a. is not hosted or unhosted visitor accommodation or visitor accommodation accessory to farming, a conservation activity or a rural tourism activity; or  b. does not meet activity specific standards in 17.4.1.1 P24-P25 | N/A | Shall not be publicly but may be limited notified. |
| **Rural Urban Fringe** | | | | |
| 17.5.1.3 RD12 | 17.5.1.1 P21 a.-c. | Hosted visitor accommodation not meeting standards in P21 a.-c | 17.11.2.19 | Shall not be publicly but may be limited notified. |
| 17.5.1.3 RD13 | 17.5.1.1 P21 a.-f. | Unhosted visitor accommodation not meeting standards in P22 a.-f. | 17.11.2.19 | Shall not be publicly but may be limited notified. |
| 17.5.1.4 D1 | 17.5.1.1 P23-P24 | Visitor accommodation that does not meet activity specific standards in 17.5.1.1 P23-P24 |  | N/A |
| 17.5.1.5 NC5 |  | Sensitive activities in the 50dB Ldn Air Noise or Engine Testing Contours including non-compliance with 17.5.1.1 P21 (d), P22(g) P23(d), P24(f). |  | N/A |
| **Rural Waimakariri** | | | | |
| 17.6.1.3 RD8 | 17.6.1.1 P18 a.-c. | Hosted visitor accommodation not meeting standards in P18 a.-c | 17.11.2.19 | Shall not be publicly but may be limited notified. |
| 17.6.1.3 RD9 | 17.6.1.1 P19 a.-f. | Unhosted visitor accommodation not meeting standards in P22 a.-f. | 17.11.2.19 | Shall not be publicly but may be limited notified. |
| 17.6.1.4 D1 | 17.6.1.1 P20-P21 | Visitor accommodation that does not meet activity specific standards in 17.6.1.1 P20/21 |  | N/A |
| 17.6.1.5 NC6 |  | Sensitive activities in the 50dB Ldn Air Noise or Engine Testing Contours including non-compliance with 17.6.1.1 P18 (d), P19(g) P20(d), P21(f). |  | N/A |
| **Rural Port Hills** | | | | |
| 17.7.1.3 RD9 | 17.7.1.1 P17. | Hosted visitor accommodation not meeting standards in P17 | 17.11.2.19 | Shall not be publicly but may be limited notified. |
| 17.7.1.3 RD10 | 17.7.1.1 P18 | Unhosted visitor accommodation not meeting standards in P18 | 17.11.2.19 | Shall not be publicly but may be limited notified. |
| 17.7.1.4 D1 | 17.7.1.1 P19-20 | Visitor accommodation that does not meet activity specific standards in 17.7.1.1 P19/20 |  | N/A |

1. Excluding the Commercial Banks Peninsula zone [↑](#footnote-ref-1)