Proposed Plan Change 44 Network Utilities, Parking, Loading and Vehicle Crossings

Summary of Submissions

Submitter Name: Vector Gas Limited

Submission No: 1.1pc44

Summary:

Support the proposed plan change in relation to the proposed rules for infrastructure signage and the proposed issue, objective, policy and rule for network utilities. The proposed changes are in line with Vector's requirements as a network utility.

Decision Sought:

Retain without modification the following provisions:

- a. Signage: Rule 16.5(e) and Rule 22.5.2(a).
- b. Network Utilities Issue 22.1.2, Objective 22.2.4, Policy 22.3.6 and Rule 22.4.1(b).

Submitter Name: Powerco Limited

Submission No: 2.1pc44

Summary:

Supportive in part towards the definitions of the Plan change, as described below:

- 1. Retain the definition of 'Electricity Lines' as drafted as it includes Powerco's sub transmissions and distribution networks.
- 2. Amend the definition of 'Lines' to clarify that it applies to telecommunication and radiocommunitation lines and is distinct from 'electricity lines'.
- 3. Retain the definition of 'Infrastructure Facilities' as drafted as it includes Powerco's sub transmissions and distribution networks.
- 4. Delete or amend the definition of 'Reverse Sensitivity' as the current definition refers only to when a complaint is made. The concept is well defined through case law and it is not necessary for a definition.

Decision Sought:

- 1. That the definition of 'Electricity Lines' is retained as drafted
- 2. That the definition of 'Lines' is amended to specifically cover telecommunication and radiocommunitation lines.
- 3. That the definition of 'Infrastructure Facilities' is retained as drafted.
- 4. That the definition of 'Reverse Sensitivity' is deleted or amended to refer to effects rather than complaints.

Submitter Name: Powerco Limited

Submission No: 2.2pc44

Summary:

Supportive in part towards the Issues, Objectives and Policies of the Plan change, as described below:

- 1. Retain Issue 22.1.1 as drafted as it identifies the need to manage adverse effects associated with network utilities while also recognising their benefits and constraints.
- 2. Amend Issue 22.1.2 to remove the reference to visual amenity as it is not relevant in the context of considering effects on other activities on network utilities.
- 3. Amend Issue 22.1.3 to recognise the benefits of and encourage the use of renewable energy generation as stated in the introduction to the chapter.
- 4. Retain Objectives 22.2.1, 22.2.3, 22.2.4 and 22.2.5 as drafted as they are supported by Powerco.
- 5. Amend Objective 22.2.2 for grammatical reasons.
- 6. Retain Objective 22.2.6 as drafted as it seeks to avoid inappropriate land use and subdivision in proximity to significant infrastructure.
- 7. Amend Policy 22.3.1 to avoid unnecessary repetition with Policy 22.3.4 and focus on the benefits of network utilities.

- 8. Amend Policy 22.3.2 to fix a typographical error. Powerco supports this policy which gives effect to the One Plan Policy 3-1.
- 9. Retain Policies 22.3.3-22.3.13 as drafted as they are supported by Powerco.

- 1. Retain Issue 22.1.1 as drafted.
- 2. Amend Issue 22.1.2 to remove the reference to visual amenity.
- 3. Amend Issue 22.1.3 to recognise the benefits of and encourage the use of renewable energy generation.
- 4. Retain Objectives 22.2.1, 22.2.3, 22.2.4 and 22.2.5 as drafted.
- 5. Amend Objective 22.2.2's grammar.
- 6. Retain Objective 22.2.6 as drafted.
- 7. Amend Policy 22.3.1 to avoid unnecessary repetition with Policy 22.3.4 and focus on the benefits of network utilities.
- 8. Amend Policy 22.3.2 to fix a typographical error.
- 9. Retain Policies 22.3.3-22.3.13 as drafted.

Submitter Name: Powerco Limited

Submission No: 2.3pc44

Summary:

Supportive in part towards the Rules and Performance Standards in Chapter 22 of the Plan change, as described below:

- 1. Include a new statement under the Rule heading to correctly and clearly explain the relationship between Chapter 22 and the remainder of the Plan; amend the statement under 22.4.1 Permitted Activities and delete the statement under the Performance Standards heading. This will clarify to Plan users how network utility activities are considered.
- 2. Retain Rule 22.4.1(a)(i) as drafted as it specifically provides for above and below ground electricity lines and associated equipment.
- 3. Relocate Rule 22.4.1(ii) (existing electricity substations) to form part of 22.4.1(b) for the clarity of Plan users.
- 4. Retain Rule 22.4.2(a) as drafted as a default of restricted discretionary status for upgrading or replacing existing network utilities activities not otherwise permitted is appropriate.
- 5. Retain Rule 22.4.3 as drafted as a default of discretionary status for network utilities activities not otherwise permitted and new electricity substations is appropriate.
- 6. Amend Performance Standard 22.5.1(a) to recognise that it is not always appropriate to reinstate the ground to its original condition.
- 7. Retain Performance Standard 22.5.1(b) as drafted as it confirms that Chapter 14 (Earthworks) does not apply to network utilities.
- 8. Delete Performance Standard 22.5.2 and instead cross reference Plan users to (Signage Chapter 16) Performance Standard 16.5.1(e) to prevent a parallel consent process for the same issue if the permitted activity status was breached. The Signage Chapter is the more appropriate location in this case as it also references the Signage By-law.
- 9. Retain Performance Standard 22.5.5 as drafted as it specifically provides for electricity lines and support structures.
- 10. Amend Performance Standard 22.5.6 to also recognise that the undergrounding of lines may not be appropriate where there are technical or operational constraints or where existing distribution is overhead.

- 1. Include a new statement under the Rule heading to correctly and clearly explain the relationship between Chapter 22 and the remainder of the Plan; amend the statement under 22.4.1 Permitted Activities and delete the statement under the Performance Standards heading.
- 2. Retain Rule 22.4.1(a)(i) as drafted.
- 3. Relocate Rule 22.4.1(ii) (existing electricity substations) to form part of 22.4.1(b).
- 4. Retain Rule 22.4.2(a) as drafted.
- 5. Retain Rule 22.4.3 as drafted.

- 6. Amend Performance Standard 22.5.1(a) to recognise that it is not always appropriate to reinstate the ground to its original condition.
- 7. Retain Performance Standard 22.5.1(b) as drafted.
- 8. Delete Performance Standard 22.5.2 and instead cross reference Plan users to Chapter 16 Performance Standard 16.5.1(e).
- 9. Retain Performance Standard 22.5.5 as drafted.
- 10. Amend Performance Standard 22.5.6 to also recognise that the undergrounding of lines may not be appropriate where there are technical or operational constraints or where existing distribution is overhead.

Submitter Name: Transpower New Zealand Limited

Submission No: 3.1pc44

Summary:

Supportive in part of Plan change as it relates to definitions, as described below:

- 1. Retain the definitions of 'Infrastructure' and 'Network Utilities' as drafted as they provide clarity that network utilities are infrastructure and that they are defined by section166 of the RMA.
- 2. Requests a new definition for 'National Grid Yard' that refers to the National Policy Statement on Electricity Transmission 2008 as the Plan is currently inconsistent on how it is defined.
- 3. Delete the definition of 'Electricity Transmission Yards and Corridors' and instead reference 'National Grid Corridors and Yards'. Create a definition for 'National Grid Subdivision Corridor'. This will provide clarity for Plan users.

Decision Sought:

- 1. Retain the definitions of 'Infrastructure' and 'Network Utilities' as drafted.
- 2. Requests a new definition for 'National Grid Yard' that refers to the National Policy Statement on Electricity Transmission 2008.
- 3. Delete the definition of 'Electricity Transmission Yards and Corridors'.
- 4. Create a definition for 'National Grid Subdivision Corridor'.

Submitter Name: Transpower New Zealand Limited

Submission No: 3.2pc44

Summary:

Supportive in part of Plan change as it relates to the zoning chapters, as described below:

- 1. Retain the discretionary activity status in the Rural Living and Residential Zones for network utilities that do not comply with Chapter 22 as it is in line with the NPSET.
- 2. Create a new restricted discretionary and non-complying activities for earthworks within the National Grid in the Residential Zone as there is no provision elsewhere in the Chapter.

Decision Sought:

- 1. Retain the discretionary activity status in the Rural Living and Residential Zones for network utilities that do not comply with Chapter 22.
- 2. Create a new restricted discretionary and non-complying activities for earthworks within the National Grid in the Residential Zone.

Submitter Name: Transpower New Zealand Limited

Submission No: 3.3pc44

Summary:

Supportive in part of Plan change as it relates to the Issues, Objectives and Policies of network utilities, as described below:

- 1. Create a new policy in the Residential Zone to manage reverse sensitivity around the National Grid.
- 2. Retain the Introduction to Chapter 22 with minor amendments to better reflect the nature of Transpower's activities without compromising its application to other utilities.

- 3. Replace Issue 22.1.1 which is currently focused on the need to manage effects with one that recognises the benefits of network utilities.
- 4. Amend Issue 22.1.2 to fully give effect to the NPSET. However, Transpower also questions the intent of the visual amenity reference.
- 5. Amend Objective 22.2.2 to capitalize 'National Grid'.
- 6. Amend Policy 22.3.1 to fully give effect to the NPSET without compromising its application to other utilities.
- 7. Amend Policy 22.3.2 to separately identify the National Grid's unique roll and function. The proposed definition of 'National Grid' would be inclusive of Transpower's substations.
- 8. Retain Policy 22.3.3 as drafted as it acknowledges that not adverse effects can be avoided, remedied or mitigated.
- 9. Amend Policy 22.3.4 to fully give effect to the NPSET without compromising its application to other utilities.
- 10. Amend Policy 22.3.5 to recognise that some infrastructure such as the National Grid has requirements which does not enable co-siting at times.
- 11. Amend Policy 22.3.6 to specifically reference the National Grid to fully give effect to the NPSET without compromising its application to other utilities.

- 1. Create a new policy in the Residential Zone to manage reverse sensitivity around the National Grid
- 2. Retain the Introduction to Chapter 22 with minor amendments as shown in the submission.
- 3. Replace Issue 22.1.1 which is currently focused on the need to manage effects with one that recognises the benefits of network utilities.
- 4. Amend Issue 22.1.2 to fully give effect to the NPSET. Explain the intent of the visual amenity reference.
- 5. Amend Objective 22.2.2 to capitalize 'National Grid'.
- 6. Amend Policy 22.3.1 to fully give effect to the NPSET.
- 7. Amend Policy 22.3.2 to separately identify the National Grid's unique roll and function.
- 8. Retain Policy 22.3.3 as drafted.
- 9. Amend Policy 22.3.4 to fully give effect to the NPSET.
- 10. Amend Policy 22.3.5 to recognise that some infrastructure such as the National Grid has requirements which does not enable co-siting at times.
- 11. Amend Policy 22.3.6 to specifically reference the National Grid.

Submitter Name: Transpower New Zealand Limited

Submission No: 3.4pc44

Summary:

Supportive in part of Plan change as it relates to the Rules and Performance Standards of network utilities, as described below:

- 1. Amend Rule 22.4.1 (Permitted Activities) to delete the reference to the zone rules and relevant chapters, reword (a)(i) and introduce a provision (c) to permit trimming or removal of any vegetation that is required to maintain safe separation distances from the electricity line. This is to give effect to the NPSET.
- 2. Amend Rule 22.4.3 (Discretionary Activities) to specifically refer to 'electricity lines' in order to provide clarity to Plan users.
- 3. Amend Performance Standard 22.5.1 (Earthworks) to recognise that it may not always be possible to achieve the same ground level.
- 4. Retain Performance Standards 22.5.2 (Signage) and 22.5.5(a) (Structures) as drafted.
- 5. Clarify Performance Standard 22.5.6 does not relate to 'Electricity Lines' by way of an advice note.

- 1. Amend Rule 22.4.1 (Permitted Activities) to delete the reference to the zone rules and relevant chapters, reword (a)(i) and introduce a provision (c) to permit trimming or removal of any vegetation that is required to maintain safe separation distances from the electricity line.
- 2. Amend Rule 22.4.3 (Discretionary Activities) to specifically refer to 'electricity lines'.

- 3. Amend Performance Standard 22.5.1 (Earthworks) to recognise that it may not always be possible to achieve the same ground level.
- 4. Retain Performance Standards 22.5.2 (Signage) and 22.5.5(a) (Structures) as drafted.
- 5. Clarify Performance Standard 22.5.6 does not relate to 'Electricity Lines' by way of an advice note.

Submitter Name: Chorus New Zealand Limited

Submission No: 4.1pc44

Summary:

Supportive of the intent of Plan change, and recommends the following in regards to the introduction, issues, objectives and policies of Chapter 22 (Network Utilities):

- 1. The third paragraph of the introduction is supported as it recognises the benefits of utilities as well as the constraints, however the first sentence needs to be deleted as it is not a relevant consideration to the provision of utilities under the RMA. The word 'essential' is also requested to be added to strengthen the importance of network utilities.
- 2. That Issue 22.1.1 is retained as it gives specific recognition to the benefits of infrastructure facilities and their requirements and that Issue 22.1.2 is amended to remove reference to visual amenity as it is not normally an issue for network utilities.
- 3. That Objectives 22.2.1, 22.2.3, 22.2.4 and 22.2.6 are retained as they appropriately recognise and provide for radiocommunications and telecommunications and are consistent with the RMA.
- 4. That Policies 22.3.1, 22.3.2, 22.3.3, 22.3.5, 22.3.6, 22.3.10 and 22.3.12 are retained as they appropriately recognise and provide for radiocommunications and telecommunications and are consistent with the RMA.

Decision Sought:

- 1. Modify paragraph 3 of the introduction to Chapter 22 (Network Utilities) in line with submission.
- 2. Retain Issue 22.1.1 and amend Issue 22.1.2 to remove reference to 'visual amenity'.
- 3. Retain Objectives 22.2.1, 22.2.3, 22.2.4 and 22.2.6.
- 4. Retain Policies 22.3.1, 22.3.2, 22.3.3, 22.3.5, 22.3.6, 22.3.10 and 22.3.12.

Submitter Name: Chorus New Zealand Limited

Submission No: 4.2pc44

Summary:

Supportive of the intent of Plan change, and recommends the following in regards to the Rules and Performance Standards of Chapter 22 (Network Utilities):

- 1. There is inconsistency and confusion in the wording around which parts of the plan apply to network utilities. There is the general statement at the start of the rules and more specific references in the performance criteria. It is requested that the first paragraph under Rule 22.4.1 is deleted to remove the confusion.
- 2. That Rule 22.4.1(ix) is retained as drafted as it appropriately provides for standalone masts and associated antennas and building mounted antennas.
- 3. That Performance Standard 22.5.6(a)(I, ii & iv) appropriately provides for new and additional lines and customer connections.
- 4. That Performance Standard 22.5.1(b) appropriately exempts network utilities from compliance with earthworks standards as they typically require minimal earthworks and are often within the road corridor.

- 1. That the first paragraph under Rule 22.4.1 referring to other parts of the Plan is deleted.
- 2. That Rule 22.4.1(ix) is retained.
- 3. That Performance Standard 22.5.6(a)(i-iii) is retained.

4. That Performance Standard 22.5.1(b) is retained.

Submitter Name: Chorus New Zealand Limited

Submission No: 4.3pc44

Summary:

Supportive of the definitions for 'Antenna or Aerial', 'Infrastructure Facilities' and 'Lines'.

Decision Sought:

That the definitions for 'Antenna or Aerial', 'Infrastructure Facilities' and 'Lines' are retained.

Submitter Name: Spark New Zealand Trading Limited

Submission No: 5.1pc44

Summary:

Supportive of the intent of Plan change, and recommends the following in regards to the introduction, issues, objectives and policies of Chapter 22 (Network Utilities):

- 1. The third paragraph of the introduction is supported as it recognises the benefits of utilities as well as the constraints, however the first sentence needs to be deleted as it is not a relevant consideration to the provision of utilities under the RMA. The word 'essential' is also requested to be added to strengthen the importance of network utilities.
- 2. That Issue 22.1.1 is retained as it gives specific recognition to the benefits of infrastructure facilities and their requirements and that Issue 22.1.2 is amended to remove reference to visual amenity as it is not normally an issue for network utilities.
- 3. That Objectives 22.2.1, 22.2.3, 22.2.4 and 22.2.6 are retained as they appropriately recognise and provide for radiocommunications and telecommunications and are consistent with the RMA.
- 4. That Policies 22.3.1, 22.3.2, 22.3.3, 22.3.5, 22.3.6, 22.3.10 and 22.3.12 are retained as they appropriately recognise and provide for radiocommunications and telecommunications and are consistent with the RMA.

Decision Sought:

- 1. Modify paragraph 3 of the introduction to Chapter 22 (Network Utilities) in line with submission.
- 2. Retain Issue 22.1.1 and amend Issue 22.1.2 to remove reference to 'visual amenity'.
- 3. Retain Objectives 22.2.1, 22.2.3, 22.2.4 and 22.2.6.
- 4. Retain Policies 22.3.1, 22.3.2, 22.3.3, 22.3.5, 22.3.6, 22.3.10 and 22.3.12.

Submitter Name: Spark New Zealand Trading Limited

Submission No: 5.2pc44

Summary:

Supportive of the intent of Plan change, and recommends the following in regards to the Rules and Performance Standards of Chapter 22 (Network Utilities):

- 1. There is inconsistency and confusion in the wording around which parts of the plan apply to network utilities. There is the general statement at the start of the rules and more specific references in the performance criteria. It is requested that the first paragraph under Rule 22.4.1 is deleted to remove the confusion.
- 2. That Rule 22.4.1(ix) is retained as drafted as it appropriately provides for standalone masts and associated antennas and building mounted antennas.
- 3. That Performance Standard 22.5.6(a)(I, ii & iv) appropriately provides for new and additional lines and customer connections.
- 4. That Performance Standard 22.5.1(b) appropriately exempts network utilities from compliance with earthworks standards as they typically require minimal earthworks and are often within the road corridor.

- 1. That the first paragraph under Rule 22.4.1 referring to other parts of the Plan is deleted.
- 2. That Rule 22.4.1(ix) is retained.
- 3. That Performance Standard 22.5.6(a)(i-iii) is retained.
- 4. That Performance Standard 22.5.1(b) is retained.

Submitter Name: Spark New Zealand Trading Limited

Submission No: 5.3pc44

Summary:

Supportive of the definitions for 'Antenna or Aerial', 'Infrastructure Facilities' and 'Lines'.

Decision Sought:

That the definitions for 'Antenna or Aerial', 'Infrastructure Facilities' and 'Lines' are retained.

Submitter Name: KiwiRail Holdings Limited

Submission No: 6.1pc44

Summary:

Supportive of Plan change 44 in respect to Chapter 12 (Parking, Loading and Vehicle Access). In particular the following:

- 1. Objective 12.2.2 is supported as it protects the transport network from adverse effects of land use.
- 2. Policy 12.3.3 is supported as it limits the size and location of vehicle crossings in order to achieve a safe and efficient transport network.
- 3. Policy 12.3.5 is supported as the reverse sensitivity direction is supported by KiwiRail.
- 4. The note under Rule 12.4.1 is supported in part as written approval from KiwiRail is required no matter if the work complies with the District Plan. The text should be altered to reflect this.
- 5. Performance Standards 12.5.7 and 12.5.8 are supported.

Decision Sought:

- 1. Retain Objective 12.2.2 as drafted.
- 2. Retain Policy 12.3.3 as drafted.
- 3. Retain Policy 12.3.5 as drafted.
- 4. Amend the note under Rule 12.4.1 as suggested in the submission.
- 5. Retain Performance Standards 12.5.7 and 12.5.8 as drafted.

Submitter Name: KiwiRail Holdings Limited

Submission No: 6.2pc44

Summary:

Supportive of Plan change 44 in respect to Chapter 22 (Network Utilities). In particular the following:

- 1. Issue 22.1.1, Objective 12.2.1 and Policy 22.3.4 are supported as they recognise that sometimes there are technical, locational and operational requirements that influence where infrastructure facilities can occur and this needs to be balanced against the environmental effects.
- 2. Issue 22.1.2, Objective 22.2.4 and Policy 22.3.6 are supported as the reverse sensitivity direction is supported by KiwiRail.
- 3. Policies 22.3.2 and 22.3.3 are supported as they provide for network utilities.

- 4. Rules 22.4.1 and 22.4.2 are supported as they provide for rail activities within the designation as a Permitted Activity and those outside the designation as a Restricted Discretionary Activity.
- 5. Performance Standards 22.5.1 is supported as it clarifies that earthwork provisions do not apply to network utilities.

- 1. Retain Issue 22.1.1, Objective 12.2.1 and Policy 22.3.4 as drafted.
- 2. Retain Issue 22.1.2, Objective 22.2.4 and Policy 22.3.6 as drafted.
- 3. Retain Policies 22.3.2 and 22.3.3 as drafted.
- 4. Retain Rules 22.4.1 and 22.4.2 as drafted.
- 5. Retain Performance Standard 22.5.1 as drafted.

Submitter Name: NZ Transport Agency

Submission No: 7.1pc44

Summary:

Supportive of the proposed Plan change, in particular Issue 12.1.1, Policies 12.3.3 & 12.3.5, Rule 12.4.1 and Performance Standards 12.5.5(b) and 12.5.5(c).

Decision Sought:

Retain as drafted Issue 12.1.1, Policies 12.3.3 & 12.3.5, Rule 12.4.1 and Performance Standards 12.5.5(b) and 12.5.5(c).

Submitter Name: Z Energy Limited, BP Oil NZ Limited and Mobil Oil NZ Limits

(Collectively referred to as the Oil Companies)

Submission No: 8.1pc44

Summary:

Supportive of the intent of the proposed Plan change, but requests that the note under Rule 12.4.1 (Permitted Activities) is amended to only require written approval from the NZ Transport Agency when a breach of the District Plan occurs and the Agency is considered affected under Section 95E of the RMA.

Decision Sought:

That the advice note under Rule 12.4.1 is amended as sought in the submission.

Submitter Name: Horizons Submission No: 9.1pc44

Summary:

Support the proposed Plan change. The proposed provisions for network utilities are in general accordance with the One Plan.

Decision Sought:

- 1. That the policies 22.3.2 and 22.3.9 be retained as drafted.
- 2. That an advice note above rule 22.4.1, outlining the potential for Regional Council consent is added.
- 3. That proposed rules 22.4.2(a) xi and xii be amended to add greater certainty to the rules.
- 4. That a new definition for 'upgrade' be added to the District Plan.

Submitter Name: New Zealand Defence Force

Submission No: 10.1pc44

Summary:

Supportive to the intent of proposed Plan change, but would like to make comment on the following:

- 1. That the definition of 'Infrastructure Facilities' is amended to include 'defence facilities' as they play an important part of the nation's security and provides for the health and wellbeing of people and communities.
- 2. That Objective 3.2.2 (Rural) is retained as it appropriately recognises that some activities have a functional necessity to be located within the rural environment.
- 3. That Policy 22.3.2 is amended to include 'defence facilities' as they play an important part of the nation's security and provides for the health and wellbeing of people and communities.
- 4. That Policy 22.3.6 is retained as it to acknowledges that reverse sensitivity is a significant issue for infrastructure provides and associated activities.

Decision Sought:

- Amend the definition of 'Infrastructure Facilities' to include 'defence facilities'.
- 2. Retain Objective 3.2.2 as drafted.
- 3. Amend Policy 22.3.2 to include 'defence facilities'.
- 4. Retain Policy 22.3.6 as drafted.

Submitter Name: Wanganui Federated Farmers of New Zealand

Submission No: 11.1pc44

Summary:

Supportive of the intent of proposed Plan change, but would like to make comment on the following:

- 1. That Issue 3.1.4 and Objective 3.2.2 are amended to reflect the significance of the adversity that infrastructure can create on Rural Activities.
- 2. That the reference in Performance Standard 12.5.5(b) to 13.5.9 (vehicle crossing widths) is checked as there is no 13.5.9.
- 3. Supportive of the provisions for renewable energy as it will add more resilience to farm operations, particularly in the remote parts of the District.
- 4. The Introduction to Chapter 22 (Network Utilities), paragraph 3 should be amended to recognise the adverse effects on landowners generated by network utilities. The same wording should be used to create a new Objective.
- 5. A new Policy should be created and preceded all policies in Chapter 22 to recognise first and foremost the importance of ensuring that the existing communities are provided for when dealing with network utilities.

Decision Sought:

- 1. That Issue 3.1.4 and Objective 3.2.2 are amended so that Infrastructure does not compromise Rural Activities.
- 2. That the reference in Performance Standard 12.5.5(b) is confirmed as correct.
- 3. Retain provisions relating to renewable energy particularly at a farm scale.
- 4. That the Introduction to Chapter 22 (Network Utilities), paragraph 3 is amended and a new Objective created to recognise the effects on Infrastructure on landowners as stated in the submission.
- 5. That a new Policy shall be introduced and given precedence over existing policies to avoid, remedy or mitigate the adverse effects of network utilities on adjacent land uses.

Submitter Name: Wanganui Federated Farmers of New Zealand

Submission No: 11.2pc44

Summary:

Supportive of the intent of proposed Plan change, but would like to make comment on the activity status of network utilities:

1. That all network utilities currently Permitted Activities be made Discretionary Activities so that landholders will have the ability to be involved in the consultative process and participate in a

- resource consent process. The current Permitted Activity status will not consider the adverse effects on landowners and it is not reliant on any standards of consultation.

 2. That survey infrastructure is added to the list of Permitted Activities for Network Utilities.

- 1. That all proposed Permitted Activities in Chapter 22 (Network Utilities) be re-classified as Discretionary Activities.
- 2. That survey infrastructure is added to the list of Permitted Activities for Network Utilities.