

B1. Ngā take matua ā-rohe – Issues of regional significance

B1.1. Statutory framework

The statutory framework for the Auckland regional policy statement is in sections 59 to 62 of the Resource Management Act 1991.

The purpose of the regional policy statement is to achieve the purpose of the Resource Management Act 1991 by providing:

- (1) an overview of the resource management issues of the region; and
- (2) policies and methods to achieve integrated management of the natural and physical resources of the whole region.

The regional policy statement must be prepared in accordance with:

- (1) the Auckland Council's functions as a regional council and as a territorial authority under sections 30 and 31 of the Resource Management Act 1991;
- (2) the provisions of Part 2 of the Resource Management Act 1991; and
- (3) the requirement to complete an evaluation report in accordance with section 32 of the Resource Management Act 1991.

As well, the Council must:

- (1) have regard to other relevant statutory planning documents and regulations as set out in section 61(2) and (2A) of the Resource Management Act 1991; and
- (2) not have regard to trade competition or the effects of trade competition.

B1.2. Relationship with other statutory documents

The Auckland Plan, being the spatial plan required to be prepared and adopted under sections 79 and 80 of the Local Government (Auckland Council) Act 2009 as a comprehensive and effective long-term (20- to 30-year) strategy for Auckland's growth and development, is a relevant statutory planning document for the preparation of the regional policy statement.

The regional policy statement must give effect to any national policy statement and to the New Zealand coastal policy statement. It must not be inconsistent with any water conservation order. It must not conflict with sections 7 and 8 of the Hauraki Gulf Marine Park Act 2000 and treat those provisions as a New Zealand coastal policy statement. It must give effect to the purpose of the Waitakere Ranges Heritage Area Act 2008 and the objectives of the heritage area.

The other provisions of the Unitary Plan (the regional (including coastal) and district objectives, policies and rules) must give effect to the regional policy statement. They must also not conflict with sections 7 and 8 of the Hauraki Gulf Marine Park Act 2000 and treat those provisions as a New Zealand coastal policy statement. They must also give effect to the purpose of the Waitākere Ranges Heritage Area Act 2008 and the objectives of the heritage area.

'Give effect' means 'implement'. It is a strong directive. The hierarchy of policy statements and plans under the Resource Management Act 1991 makes it important that objectives and policies at a higher level are given effect at every lower level. This enables the Council to establish, implement and review the objectives, policies, and methods in the Unitary Plan to achieve integrated management of natural and physical resources and of the effects of the use, development, or protection of land.

It is therefore important that the provisions of the regional policy statement are read as a whole, so that all relevant provisions are considered together and in context.

B1.3. Content of the regional policy statement

The regional policy statement must state:

- (1) the significant resource management issues for the Auckland region;
- (2) the resource management issues of significance to iwi authorities in the Auckland region;
- (3) the objectives sought to be achieved;
- (4) the policies for those issues and objectives and an explanation of those policies;
- (5) the methods (excluding rules) to be used to implement the policies;
- (6) the principal reasons for adopting the objectives, policies, and methods of implementation;
- (7) the environmental results anticipated from implementation of those policies and methods;
- (8) the processes to be used to deal with issues that cross local authority boundaries and issues between regions;
- (9) the procedures used to monitor the efficiency and effectiveness of the policies and methods; and
- (10) any other information required for the purpose of the Council's functions, powers, and duties under the Resource Management Act 1991.

B1.4. Issues of regional significance

The significant resource management issues for the Auckland region relate to:

- (1) urban growth and form;
- (2) infrastructure, transport and energy;
- (3) built heritage and character;
- (4) natural heritage (landscapes, natural features, volcanic viewshafts and trees);
- (5) issues of significance to Mana Whenua;

- (6) natural resources;
- (7) the coastal environment;
- (8) the rural environment; and
- (9) environmental risk.

The regional policy statement sets out the issues for each of these topics in separate sections.

B1.5. Objectives and policies

The objectives and policies are set out in the sections of the regional policy statement following the issues to which they relate.

The regional policy statement must be read as a whole. If an issue relates to more than one section, then the relevant objectives and policies in each section must be read together. For example, issues concerning urban growth in the coastal environment will involve consideration of sections B.2 Urban Growth and B.8 Coastal environment.

B1.6. Methods

The Unitary Plan uses a range of regulatory and non-regulatory methods to implement the objectives and policies in the regional policy statement. Table 1 below provides a summary of those methods. In addition, each section within the regional policy statement identifies specific methods within the categories below.

Table B6.1.1 Summary of methods to implement the regional policy statement

Regulatory	
Unitary Plan (Refer to Chapter A – Introduction for details)	Overlay objectives, policies and rules
	Auckland-wide objectives, policies and rules
	Zone objectives, policies and rules
	Precinct objectives, policies and rules
	Structure plan guidelines – Appendix 1
	Rural Urban Boundary
	Schedules for overlays
	Appendices
	Unitary Plan planning maps for overlays, Auckland-wide controls, zones controls and precincts
	Designations
Bylaws	Refer to Auckland Council and Auckland Transport websites for details of bylaws

<p>Statutory controls under other legislation</p>	<ul style="list-style-type: none"> • Reserve management plans under the Reserves Act 1977 • The Local Government (Auckland Regional Parks) Order 2008 • National Code of Practice for Utility Operators' Access to Transport Corridors under the Utilities Access Act 2010 • New Zealand Code of Practice for Electrical Safe Distances 2001 under the Electricity Act 1992
<p>Non-regulatory</p>	
<p>Statutory plans and strategies</p>	<ul style="list-style-type: none"> • Auckland Plan under the Local Government (Auckland Council) Act 2009 • Long-term Plan under the Local Government Act 2002 • Regional Land Transport Plan under the Land Transport Management Act 2003
<p>Non-regulatory plans and strategies</p>	<p>Strategies, policies and plans which guide use and development in Auckland such as:</p> <ul style="list-style-type: none"> • planning documents recognised by iwi authorities of Mana Whenua • Housing Action Plan • local area plans • local board plans • Auckland Conservation Management Strategy and conservation management plans • City Centre Master Plan • parks and open spaces policies and plans • Historic Heritage Plan • Indigenous Biodiversity Strategy • centres plans and strategies on infrastructure • transport programmes, plans and strategies by Auckland Transport • memoranda of understanding and interagency agreements including with infrastructure providers and Mana Whenua • marine spatial planning documents • regional pest management plan • quarry management plans • civil defence and emergency management plans • catchment management plans • waste minimisation strategy

<p>Advocacy and education</p>	<p>Programmes and toolkits that provide people and communities with information to increase their understanding on a particular subject such as:</p> <ul style="list-style-type: none"> • sustainability • urban and building design – Auckland Design Manual • pest animals and weeds and biosecurity • resource consent processing guidance • environmental education • Mana Whenua values and engagement and consultation with Mana Whenua • undergrounding of transmission lines in the urban area • liaison with road controlling authorities and infrastructure providers • cultural heritage inventory • GIS-based alert layers for heritage resources and values • education on the benefits of urban trees and vegetation and design guidelines for their retention in development • education on risk issues associated with natural hazards, hazardous substances and hazardous facilities
<p>Monitoring and information gathering</p>	<p>Ongoing gathering of information to ensure policy is based on robust research such as:</p> <ul style="list-style-type: none"> • state of the environment monitoring • growth projections and capacity studies • development capacity and land supply • resource consent monitoring including consented planning applications by Mana Whenua kaitiaki • heritage identification, evaluation and registry • natural hazards register • terrestrial biodiversity monitoring programme • active management of council-owned contaminated land • collection of information about contaminated land • water quality and stormwater monitoring • modelling effects of climate changes on areas susceptible to natural hazards
<p>Funding and assistance</p>	<p>Financial or other mechanisms to implement and support policies such as:</p> <ul style="list-style-type: none"> • grants • reducing or waiving resource consent application fees • development contributions • targeted rates • rates relief

	<ul style="list-style-type: none"> • heritage incentives and assistance • heritage acquisition fund • funding for restoration programmes/planting • funding for tree retention programmes
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B1.7. Explanation and principal reasons for adoption

The explanation of the policies and the principal reasons for adopting the objectives, policies, and methods of implementation are set out in the relevant sections of the regional policy statement.

B1.8. Environmental results anticipated

The Resource Management Act 1991 requires the regional policy statement to state the environmental results anticipated from the implementation of the policies and methods. Environmental results anticipated identify the outcomes expected as a result of implementing the policies and methods and provide the basis for monitoring of the Plan. Environmental results anticipated therefore need to be measureable and provide the indicator that will be used when assessing progress in achieving the objectives in the regional policy statement. Refer to B1.10 and B11 for further details.

B1.9. Inter-regional and cross-boundary issues

Neighbouring local authorities are Northland Regional Council and Kaipara District Council to the north and Waikato Regional Council and Waikato and Hauraki District Councils in the south. The Resource Management Act 1991 requires the regional policy statement to state the process that will be used to resolve or manage cross-boundary issues. Issues which affect Auckland and its neighbouring councils are stated below.

- (1) Population growth. The alignment of regional and local growth management strategies within the upper North Island, in particular between Auckland, Northland and Waikato, to provide an integrated approach to accommodating future population growth among the cities, towns and settlements in these areas.
- (2) Transport linkages. The alignment of transport planning across the upper North Island. This includes recognising and facilitating the different transport linkages between Auckland, Northland and Waikato. This is in terms of people and freight movement, the use and expansion of the roading and passenger transport network and maintaining accessibility to Auckland International Airport and Ports of Auckland as multi-regional transport nodes.
- (3) Economic development. Supporting economic development in both urban and rural parts of the three regions and facilitating the movement of goods, services and employees across Auckland's administrative boundaries. This includes the role of the Waikato region's infrastructure and its mineral/aggregate industry in supporting the growth of Auckland.
- (4) Natural environment. The natural environment does not recognise local government administrative boundaries. Consistent cross-boundary approaches

are important for the management of natural resources such as the coastal environment, particularly the Kaipara Harbour and the Hauraki Gulf, indigenous biodiversity, weed and pest control and management of water takes from aquifers and streams that flow between regions.

The Council will use a number of processes to manage or resolve cross-boundary issues. Many of these processes operate outside the statutory framework of the Resource Management Act 1991, but provide opportunities for both political and technical discussion of important issues and the development of agreed outcomes, which can be subsequently reflected in Resource Management Act 1991 documents. These processes also reflect that there are a broad range of stakeholders that will need to be involved in resolving cross-boundary issues.

Processes include:

- (1) strategies, policies and processes set out in the Auckland Plan;
- (2) participation in the following bodies to address the management of cross-boundary issues:
 - (a) Hauraki Gulf Forum;
 - (b) integrated Kaipara Harbour Management Group;
 - (c) joint Kaipara Harbour Political Working Party;
 - (d) Upper North Island Strategic Alliance Agreement; and
 - (e) regional planners' forum;
- (3) consultation requirements of Schedule 1 to the Resource Management Act 1991, relating to the preparation and change of policy statements and plans by local authorities;
- (4) participation in joint policy and research projects e.g. Marine Spatial Plans for Hauraki Gulf and Kaipara Harbour;
- (5) technical co-operation on research and monitoring projects and the development of environmental indicators; and
- (6) cross-boundary notification of significant resource consent applications and participation in joint hearing processes.

B1.10. Monitoring the policies and methods

Section 35 of the Resource Management Act 1991 requires the Council to monitor:

- (1) the state of the environment;
- (2) the efficiency and effectiveness of policies, rules and other methods contained within the Unitary Plan; and
- (3) the exercise of resource consents.

Monitoring of the efficiency and effectiveness of the Unitary Plan will be integrated with the state of the environment monitoring and will include:

- (1) regular monitoring of resource conditions such as water quality and soil;
- (2) identification and understanding of pressures exerted on resources at selected sites across Auckland;
- (3) targeted investigations;
- (4) information on resource consents, such as resource use, location, and extent of use; and
- (5) implementation of resource consents.

The Council has a monitoring programme which has been developed to promote integrated management of natural and physical resources and track indicators of progress and change across Auckland. Monitoring takes place across Auckland of the built environment, economic performance, transport, natural environment, heritage, and hazards. This data provides information on trends, opportunities and constraints within Auckland. It is used to help develop strategies, policies and plans and support decision-making. Findings from monitoring are reported in annual state of the environment report cards.

The Council collects evidence-based material such as technical reports, publications, and technical papers on a wide variety of subjects. The Council also gathers information on the natural and physical environment, economics, land use and built environment, and social and cultural and demographic statistics. The Council recognises the value of using cultural indicators for monitoring, such as the Cultural Health Index for Streams and Waterways developed by the Ministry for the Environment, where appropriate.

B1.11. Plan review

The Council may change the Unitary Plan when:

- (1) monitoring shows the need to improve achievement of anticipated environmental results; or
- (2) major changes to the resource management regime arise, such as significant amendments to the Resource Management Act 1991, or the approval of national policy statements, or the making of regulations prescribing national environmental standards that affect the contents of the Unitary Plan; or
- (3) advances in science allow plan provisions to be made more certain; or
- (4) there is a need to address new or changing needs or issues of importance to Auckland.

Changes to the regional policy statement provisions in the Unitary Plan can only be initiated by a Minister of the Crown or the Council.

Changes to the regional or district plan provisions in the Unitary Plan may be requested by any person. The process used to review and change the Unitary Plan is set out in Schedule 1 to the Resource Management Act 1991.

B2. Tāhuhu whakaruruhau ā-taone - Urban growth and form

Tāhuhu whakaruruhau ā-taone

The sheltering ridge pole

B2.1. Issues

Auckland's growing population increases demand for housing, employment, business, infrastructure, social facilities and services.

Growth needs to be provided for in a way that does all of the following:

- (1) enhances the quality of life for individuals and communities;
- (2) supports integrated planning of land use, infrastructure and development;
- (3) optimises the efficient use of the existing urban area;
- (4) encourages the efficient use of existing social facilities and provides for new social facilities;
- (5) enables provision and use of infrastructure in a way that is efficient, effective and timely;
- (6) maintains and enhances the quality of the environment, both natural and built;
- (7) maintains opportunities for rural production; and
- (8) enables Mana Whenua to participate and their culture and values to be recognised and provided for.

B2.2. Urban growth and form

B2.2.1. Objectives

- (1) A quality compact urban form that enables all of the following:
 - (a) a higher-quality urban environment;
 - (b) greater productivity and economic growth;
 - (c) better use of existing infrastructure and efficient provision of new infrastructure;
 - (d) improved and more effective public transport;
 - (e) greater social and cultural vitality;
 - (f) better maintenance of rural character and rural productivity; and
 - (g) reduced adverse environmental effects.

[ENV-2016-AKL-000214: Todd Property Group]

[ENV-2016-AKL-000243: K Vernon]

(2) Urban growth is primarily focused within the metropolitan area 2010 (as identified in Appendix 1A).

(3) Sufficient development capacity and land supply is provided to accommodate residential, commercial, industrial growth and social facilities to support growth.

(4) Urbanisation is contained within the Rural Urban Boundary, towns, and rural and coastal towns and villages.

(5) The development of land within the Rural Urban Boundary, towns, and rural and coastal towns and villages is integrated with the provision of appropriate infrastructure.

B2.2.2. Policies

Development capacity and supply of land for urban development

(1) Include sufficient land within the Rural Urban Boundary that is appropriately zoned to accommodate at any one time a minimum of seven years' projected growth in terms of residential, commercial and industrial demand and corresponding requirements for social facilities, after allowing for any constraints on subdivision, use and development of land.

[ENV-2016-AKL-000214: Todd Property Group]

[ENV-2016-AKL-000243: K Vernon]

(2) Ensure the location or any relocation of the Rural Urban Boundary achieves a quality compact urban form and identifies land suitable for urbanisation in locations that:

(a) enable the efficient supply of land for residential, commercial and industrial activities and social facilities;

[ENV-2016-AKL-000214: Todd Property Group]

(b) integrate land use and transport supporting a range of transport modes;

[ENV-2016-AKL-000243: K Vernon]

(c) support the efficient provision of infrastructure;

(d) provide choices that meet the needs of people and communities for a range of housing types and working environments; and

[ENV-2016-AKL-000214: Todd Property Group]

(e) follow the structure plan guidelines as set out in Appendix 1;

[ENV-2016-AKL-000243: K Vernon]

while:

(f) protecting natural and physical resources that have been scheduled in the Unitary Plan in relation to natural heritage, Mana Whenua, natural resources, coastal environment, historic heritage and special character;

(g) protecting the Waitākere Ranges Heritage Area and its heritage features;

(h) ensuring that significant adverse effects from urban development on receiving waters in relation to natural resource and Mana Whenua values are avoided, remedied or mitigated;

- (i) avoiding elite soils and avoiding where practicable prime soils which are significant for their ability to sustain food production;
- (j) avoiding mineral resources that are commercially viable;
- (k) avoiding areas with significant natural hazard risks and where practicable avoiding areas prone to natural hazards including coastal hazards and flooding; and
- (l) aligning the Rural Urban Boundary with:
 - (i) strong natural boundaries such as the coastal edge, rivers, natural catchments or watersheds, and prominent ridgelines; or
 - (ii) where strong natural boundaries are not present, then other natural elements such as streams, wetlands, identified outstanding natural landscapes or features or significant ecological areas, or human elements such as property boundaries, open space, road or rail boundaries, electricity transmission corridors or airport flight paths.
- (3) Enable rezoning of future urban zoned land for urbanisation following structure planning and plan change processes in accordance with Appendix 1 Structure plan guidelines.

Quality compact urban form

[ENV-2016-AKL-000214: Todd Property Group]

[ENV-2016-AKL-000243: K Vernon]

- (4) Concentrate urban growth and activities within the metropolitan area 2010 (as identified in Appendix 1A), enable urban growth and activities within the Rural Urban Boundary, towns, and rural and coastal towns and villages, and avoid urbanisation outside these areas.
- (5) Enable higher residential intensification:
 - (a) in and around centres;
 - (b) along identified corridors; and
 - (c) close to public transport, social facilities (including open space) and employment opportunities.
- (6) Identify a hierarchy of centres that supports a quality compact urban form:
 - (a) at a regional level through the city centre, metropolitan centres and town centres which function as commercial, cultural and social focal points for the region or sub-regions; and
 - (b) at a local level through local and neighbourhood centres that provide for a range of activities to support and serve as focal points for their local communities.

- (7) Enable rezoning of land within the Rural Urban Boundary or other land zoned future urban to accommodate urban growth in ways that do all of the following:
 - (a) support a quality compact urban form;
 - (b) provide for a range of housing types and employment choices for the area;
 - (c) integrate with the provision of infrastructure; and
 - (d) follow the structure plan guidelines as set out in Appendix 1.
- (8) Enable the use of land zoned future urban within the Rural Urban Boundary or other land zoned future urban for rural activities until urban zonings are applied, provided that the subdivision, use and development does not hinder or prevent the future urban use of the land.

B2.3. A quality built environment

B2.3.1. Objectives

- (1) A quality built environment where subdivision, use and development do all of the following:
 - (a) respond to the intrinsic qualities and physical characteristics of the site and area, including its setting;
 - (b) reinforce the hierarchy of centres and corridors;
 - (c) contribute to a diverse mix of choice and opportunity for people and communities;
 - (d) maximise resource and infrastructure efficiency;
 - (e) are capable of adapting to changing needs; and
 - (f) respond and adapt to the effects of climate change.
- (2) Innovative design to address environmental effects is encouraged.
- (3) The health and safety of people and communities are promoted.

B2.3.2. Policies

- (1) Manage the form and design of subdivision, use and development so that it does all of the following:
 - (a) supports the planned future environment, including its shape, landform, outlook, location and relationship to its surroundings, including landscape and heritage;
 - (b) contributes to the safety of the site, street and neighbourhood;

- (c) develops street networks and block patterns that provide good access and enable a range of travel options;
 - (d) achieves a high level of amenity and safety for pedestrians and cyclists;
 - (e) meets the functional, and operational needs of the intended use; and
 - (f) allows for change and enables innovative design and adaptive re-use.
- (2) Encourage subdivision, use and development to be designed to promote the health, safety and well-being of people and communities by all of the following:
- (a) providing access for people of all ages and abilities;
 - (b) enabling walking, cycling and public transport and minimising vehicle movements; and
 - (c) minimising the adverse effects of discharges of contaminants from land use activities (including transport effects) and subdivision.
- (3) Enable a range of built forms to support choice and meet the needs of Auckland's diverse population.
- (4) Balance the main functions of streets as places for people and as routes for the movement of vehicles.
- (5) Mitigate the adverse environmental effects of subdivision, use and development through appropriate design including energy and water efficiency and waste minimisation.

B2.4. Residential growth

B2.4.1. Objectives

- (1) Residential intensification supports a quality compact urban form.
- (2) Residential areas are attractive, healthy and safe with quality development that is in keeping with the planned built character of the area.
- (3) Land within and adjacent to centres and corridors or in close proximity to public transport and social facilities (including open space) or employment opportunities is the primary focus for residential intensification.
- (4) An increase in housing capacity and the range of housing choice which meets the varied needs and lifestyles of Auckland's diverse and growing population.
- (5) Non-residential activities are provided in residential areas to support the needs of people and communities.

B2.4.2. Policies

Residential intensification

- (1) Provide a range of residential zones that enable different housing types and intensity that are appropriate to the residential character of the area.
- (2) Enable higher residential intensities in areas closest to centres, the public transport network, large social facilities, education facilities, tertiary education facilities, healthcare facilities and existing or proposed open space.
- (3) Provide for medium residential intensities in area that are within moderate walking distance to centres, public transport, social facilities and open space.
- (4) Provide for lower residential intensity in areas:
 - (a) that are not close to centres and public transport;
 - (b) that are subject to high environmental constraints;
 - (c) where there are natural and physical resources that have been scheduled in the Unitary Plan in relation to natural heritage, Mana Whenua, natural resources, coastal environment, historic heritage and special character; and
 - (d) where there is a suburban area with an existing neighbourhood character.
- (5) Avoid intensification in areas:
 - (a) where there are natural and physical resources that have been scheduled in the Unitary Plan in relation to natural heritage, Mana Whenua, natural resources, coastal environment, historic heritage or special character; or
 - (b) that are subject to significant natural hazard risks;where such intensification is inconsistent with the protection of the scheduled natural or physical resources or with the avoidance or mitigation of the natural hazard risks.
- (6) Ensure development is adequately serviced by existing infrastructure or is provided with infrastructure prior to or at the same time as residential intensification.
- (7) Manage adverse reverse sensitivity effects from urban intensification on land with existing incompatible activities.

Residential neighbourhood and character

- (8) Recognise and provide for existing and planned neighbourhood character through the use of place-based planning tools.
- (9) Manage built form, design and development to achieve an attractive, healthy and safe environment that is in keeping with the descriptions set out in placed-based plan provisions.
- (10) Require non-residential activities to be of a scale and form that are in keeping with the existing and planned built character of the area.

Affordable housing

- (11) Enable a sufficient supply and diverse range of dwelling types and sizes that meet the housing needs of people and communities, including:
- (a) households on low to moderate incomes; and
 - (b) people with special housing requirements.

B2.5. Commercial and industrial growth

[ENV-2016-AKL-000202: SFH Consultants Limited]

B2.5.1. Objectives

- (1) Employment and commercial and industrial opportunities meet current and future demands.
- (2) Commercial growth and activities are focussed within a hierarchy of centres and identified growth corridors that supports a compact urban form.
- (3) Industrial growth and activities are enabled in a manner that does all of the following:
 - (a) promotes economic development;
 - (b) promotes the efficient use of buildings, land and infrastructure in industrial zones;
 - (c) manages conflicts between incompatible activities;
 - (d) recognises the particular locational requirements of some industries; and
 - (e) enables the development and use of Mana Whenua's resources for their economic well-being.

B2.5.2. Policies

[ENV-2016-AKL-000243: K Vernon]

- (1) Encourage commercial growth and development in the city centre, metropolitan and town centres, and enable retail activities on identified growth corridors, to provide the primary focus for Auckland's commercial growth.
- (2) Support the function, role and amenity of centres by encouraging commercial and residential activities, and ensuring development locates within centres in a manner that contributes to all of the following:
 - (a) an attractive and efficient urban environment with a distinctive sense of place and quality public places;
 - (b) a diverse range of activities, with the greatest mix and concentration of activities in the city centre;
 - (c) a distribution of centres that provide for the needs of people and communities;
 - (d) employment and commercial opportunities;

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- (e) a character and form that supports the role of centres as focal points for communities and compact mixed-use environments;
 - (f) the efficient use of land, buildings and infrastructure;
 - (g) high-quality street environments including pedestrian and cycle networks and facilities; and
 - (h) development does not compromise the ability for mixed use developments, or commercial activities to locate and expand within centres.
- (3) Enable the expansion of metropolitan and town centres having regard to whether it will do all of the following:
- (a) improve access to a range of facilities, goods and services in a convenient and efficient manner;
 - (b) maintain or enhance a compact mixed-use environment in the centre;
 - (c) retain or enhance the existing centre's function, role and amenity;
 - (d) support the existing network of centres and achieve a sustainable distribution of centres that is supported by sufficient population growth;
 - (e) manage adverse effects on the function, role and amenity of the city centre, and other metropolitan and town centres, beyond those effects ordinarily associated with trade effects on trade competitors;
 - (f) avoid, remedy or mitigate the effects of commercial activity on adjoining land uses;
 - (g) support medium to high intensity residential development; and
 - (h) support a safe and efficient transport system which is integrated with the centre.
- (4) Enable new metropolitan, town and local centres following a structure planning process and plan change process in accordance with Appendix 1 Structure plan guidelines, having regard to all of the following:
- (a) the proximity of the new centre to existing or planned medium to high intensity residential development;
 - (b) the existing network of centres and whether there will be sufficient population growth to achieve a sustainable distribution of centres;
 - (c) whether the new centre will avoid or minimise adverse effects on the function, role and amenity of the city centre, metropolitan and town centres, beyond those effects ordinarily associated with trade effects on trade competitors;

- (d) the form and role of the proposed centre;
 - (e) any significant adverse effects on existing and planned infrastructure;
 - (f) a safe and efficient transport system which is integrated with the centre; and
 - (g) any significant adverse effects on the environment or on natural and physical resources that have been scheduled in the Unitary Plan in relation to natural heritage, Mana Whenua, natural resources, coastal environment, historic heritage or special character.
- (5) Enable retail activities, where appropriate, on identified growth corridors in business zones, having regard to all of the following:
- (a) adverse effects on the function, role and amenity of the city centre, metropolitan and town centres, beyond those effects ordinarily associated with trade effects on trade competitors;
 - (b) adverse effects on the quality compact urban form including the existing and planned location of activities, facilities, infrastructure and public investment;
 - (c) effects on community social and economic wellbeing and accessibility;
 - (d) the efficient use and integration of land and infrastructure;
 - (e) effects on the safe and efficient operation of the transport network;
 - (f) effects of the development on the efficient use of any industrial land, in particular opportunities for land extensive industrial activities and heavy industry;
 - (g) avoiding conflicts between incompatible activities; and
 - (h) the effects on residential activity.
- (6) Enable commercial activities, where appropriate, in business zones in locations other than the city centre, metropolitan and town centres and identified growth corridors (in particular, in neighbourhood and local centres and on those major transport corridors not identified as identified growth corridors), having regard to all of the following:
- (a) the matters listed in Policy B2.5.2(5)(a) to Policy B2.5.2(5)(h) above;
 - (b) the extent to which activities would compromise the achievement of policies B2.5.2(1) and B.2.5.2(2); and
 - (c) the extent to which activities would compromise the hierarchy of locations identified in policies B2.5.2(1) to B.2.5.2(5).
- (7) Enable the supply of land for industrial activities, in particular for land-extensive industrial activities and for heavy industry in areas where the character, scale and intensity of the effects from those activities can be appropriately managed.

- (8) Enable the supply of industrial land which is relatively flat, has efficient access to freight routes, rail or freight hubs, ports and airports, and can be efficiently served by infrastructure.
- (9) Enable the efficient use of industrial land for industrial activities and avoid incompatible activities by all of the following:
 - (a) limiting the scale and type of non-industrial activities on land zoned for light industry;
 - (b) preventing non-industrial activities (other than accessory activities) from establishing on land zoned for heavy industry; and
 - (c) promoting co-location of industrial activities to manage adverse effects and to benefit from agglomeration.
- (10) Manage reverse sensitivity effects on the efficient operation, use and development of existing industrial activities, including by preventing inappropriate sensitive activities locating or intensifying in or adjacent to heavy industrial zones.

B2.6. Rural and coastal towns and villages

B2.6.1. Objectives

- (1) Growth and development of existing or new rural and coastal towns and villages is enabled in ways that:
 - (a) avoid natural and physical resources that have been scheduled in the Unitary Plan in relation to natural heritage, Mana Whenua, natural resources, coastal environment, historic heritage or special character unless growth and development protects or enhances such values; and
 - (b) avoid elite soils and avoid where practicable prime soils which are significant for their ability to sustain food production; and
 - (c) avoid areas with significant natural hazard risks;
 - (d) are consistent with the local character of the town or village and the surrounding area; and
 - (e) enables the development and use of Mana Whenua's resources for their economic well-being.
- (2) Rural and coastal towns and villages have adequate infrastructure.

B2.6.2. Policies

- (1) Require the establishment of new or expansion of existing rural and coastal towns and villages to be undertaken in a manner that does all of the following:
 - (a) maintains or enhances the character of any existing town or village;
 - (b) incorporates adequate provision for infrastructure;

- (c) avoids locations with significant natural hazard risks where those risks cannot be adequately remedied or mitigated;
 - (d) avoids elite soils and avoids where practicable prime soils which are significant for their ability to sustain food production;
 - (e) maintains adequate separation between incompatible land uses;
 - (f) is compatible with natural and physical characteristics, including those of the coastal environment; and
 - (g) provides access to the town or village through a range of transport options including walking and cycling.
- (2) Avoid locating new or expanding existing rural and coastal towns and villages in or adjacent to areas that contain significant natural and physical resources that have been scheduled in the Unitary Plan in relation to natural heritage, Mana Whenua, natural resources, coastal environment, historic heritage or special character, unless the growth and development protects or enhances such resources including by any of the following measures:
- (a) the creation of reserves;
 - (b) increased public access;
 - (c) restoration of degraded environments;
 - (d) creation of significant new areas of biodiversity; or
 - (e) enablement of papakāinga, customary use, cultural activities and appropriate commercial activities.
- (3) Enable the establishment of new or significant expansions of existing rural and coastal towns and villages through the structure planning and plan change processes in accordance with Appendix 1 Structure plan guidelines.
- (4) Enable small-scale growth of and development in rural and coastal towns and villages without the need for structure planning, in a manner consistent with policies B2.6.2(1) and (2).
- (5) Enable papakāinga, marae, customary use, cultural activities and appropriate commercial activities on Māori land and on other land where Mana Whenua have collective ownership.

B2.7. Open space and recreation facilities

B2.7.1. Objectives

- (1) Recreational needs of people and communities are met through the provision of a range of quality open spaces and recreation facilities.
- (2) Public access to and along Auckland's coastline, coastal marine area, lakes, rivers, streams and wetlands is maintained and enhanced.

- (3) Reverse sensitivity effects between open spaces and recreation facilities and neighbouring land uses are avoided, remedied or mitigated.

B2.7.2. Policies

- (1) Enable the development and use of a wide range of open spaces and recreation facilities to provide a variety of activities, experiences and functions.
- (2) Promote the physical connection of open spaces to enable people and wildlife to move around efficiently and safely.
- (3) Provide a range of open spaces and recreation facilities in locations that are accessible to people and communities.
- (4) Provide open spaces and recreation facilities in areas where there is an existing or anticipated deficiency.
- (5) Enable the development and use of existing and new major recreation facilities.
- (6) Encourage major recreation facilities in locations that are convenient and accessible to people and communities by a range of transportation modes.
- (7) Avoid, remedy or mitigate significant adverse effects of land use or development on open spaces and recreation facilities.
- (8) Avoid, remedy or mitigate significant adverse effects from the use of open spaces and recreational facilities on nearby residents and communities.
- (9) Enable public access to lakes, rivers, streams, wetlands and the coastal marine area by enabling public facilities and by seeking agreements with private landowners where appropriate.
- (10) Limit public access to and along the coastal marine area, lakes, rivers, streams and wetlands by esplanade reserves, esplanade strips or other legal mechanisms where necessary for health, safety or security reasons or to protect significant natural or physical resources.

B2.8. Social facilities

B2.8.1. Objectives

- (1) Social facilities that meet the needs of people and communities, including enabling them to provide for their social, economic and cultural well-being and their health and safety.
- (2) Social facilities located where they are accessible by an appropriate range of transport modes.
- (3) Reverse sensitivity effects between social facilities and neighbouring land uses are avoided, remedied or mitigated.

B2.8.2. Policies

- (1) Enable social facilities that are accessible to people of all ages and abilities to establish in appropriate locations as follows:

- (a) small-scale social facilities are located within or close to their local communities;
 - (b) medium-scale social facilities are located with easy access to city, metropolitan and town centres and on corridors;
 - (c) large-scale social facilities are located where the transport network (including public transport and walking and cycling routes) has sufficient existing or proposed capacity.
- (2) Enable the provision of social facilities to meet the diverse demographic and cultural needs of people and communities.
 - (3) Enable intensive use and development of existing and new social facility sites.
 - (4) In growth and intensification areas identify as part of the structure plan process where social facilities will be required and enable their establishment in appropriate locations.
 - (5) Enable the efficient and flexible use of social facilities by providing on the same site for:
 - (a) activities accessory to the primary function of the site; and
 - (b) in appropriate locations, co-location of complementary residential and commercial activities.
 - (6) Manage the transport effects of high trip-generating social facilities in an integrated manner.

B2.9. Explanation and principal reasons for adoption

A broad strategy is needed to address the resource management issues arising from the scale of urban growth in Auckland. The objective of a quality compact urban form is supported by a primary policy approach of focussing residential intensification in and around commercial centres and transport nodes and along major transport corridors.

A compact urban form is one with clear boundaries where the residential and commercial areas are relatively close together. In Auckland, most urban growth is expected to be inside the Rural Urban Boundary:

- to promote efficient and timely provision of infrastructure;
- to protect natural and physical resources that have been scheduled for particular identified values; and
- to avoid urbanisation without appropriate structure planning.

A compact urban form can deliver a range of benefits by:

- enabling a range of housing choices in size, typology and price within neighbourhoods;
- protecting sites and areas with identified high environmental values;
- providing access to open space and social facilities;

- fostering productivity, creativity and social vitality by enabling social and business networks based on spatial proximity;
- promoting an integrated approach to land use and transport; and
- providing investment certainty about use and development strategies.

A quality built environment is one which enhances opportunities for people's well-being by ensuring that new buildings respond to the existing built and natural environment in ways that promote the plan's objectives and maintain and enhance the amenity values of an area. In most areas this is regulated by permitted standards and by assessment where those standards are exceeded. In centres and where higher intensity development is enabled, the design and appearance of buildings is generally assessed on a restricted discretionary basis.

In addressing the effects of growth, a key factor is enabling sufficient development capacity in the urban area and sufficient land for new housing and businesses over the next 30 years. The objectives and policies guide the location of urban growth areas. They identify how greenfield land which is suitable for urbanisation will be managed until it is re-zoned for urban development. They encourage provision for Mana Whenua to develop and use their resources. They also set out the process to be followed to ensure that urban development is supported by infrastructure on a timely and efficient basis. They should be considered in conjunction with the Council's other principal strategic plans such as the Auckland Plan, the Long-term plan and the Regional Land Transport Plan. The strategies and asset management plans of infrastructure providers will also be highly relevant.

Housing affordability is a significant issue in Auckland. These objectives and policies, as one component of the many things that need to be done to address this issue, seek to enable urban growth, improve development capacity and encourage a variety of housing types and sizes as resource management methods to improve housing affordability.

Urban growth in rural and coastal towns and villages is also anticipated and provided for, but at a much lesser scale than in the main urban areas. Extensions to towns and villages, and proposals for new towns or villages, must be considered against factors including ensuring compatibility with existing local character, the protection of areas with identified values (including areas of land containing elite soils) and the avoidance of areas with significant natural hazards. Changes of zoning to accommodate such growth will be the subject of structure planning processes, as for other plan changes.

Auckland has a large number of open spaces that covers a wide variety of environments. Open spaces and recreation facilities may be privately or publicly owned and operated. Auckland's streets, including shared spaces and street berms, are also an important component of the open space network. The coastal marine area is a significant public open space and recreational resource. For additional policy direction on the coastal environment see section B8 Coastal environment.

Collectively these open spaces perform a wide range of functions including:

- providing opportunities for active and passive recreational activities, locally or Auckland-wide;

- enabling public access to the coastline, islands and beaches;
- maintaining and enhancing the amenity values and the quality of the environment around them;
- protecting and enhancing our natural and cultural heritage, landscapes and ecological values; and
- providing locations for social facilities used for sports, recreation and leisure and community activities.

With growth, new open spaces and social facilities will be required and the existing open space and social facilities will need to be expanded and upgraded to meet the needs of new residents and the increased level of use.

Social facilities include public and private facilities which provide for services such as education, health, justice, corrections, community and cultural facilities. They also contribute to the economy of Auckland and New Zealand in a variety of ways, both supporting other activities and by contributing to a high-value knowledge economy. This is particularly important for a growing city, as increasing numbers of people rely on these facilities to meet their needs and provide for their social, economic and cultural well-being.

The objectives and policies in this section of the regional policy statement must be read together with other relevant sections which set out the direction for the sustainable management of natural and physical resources in more specific contexts.

B3. Ngā pūnaha hanganga, kawekawe me ngā pūngao - Infrastructure, transport and energy

Te whakatupu oranga mō te pāpori whānui

Growing well-being for all of society

B3.1. Issues

The quality of the environment and the well-being of people and communities, including Auckland's crucial role in New Zealand's economy, are affected by choices about the management of and investment in infrastructure.

Realising Auckland's full economic potential while maintaining the quality of life for its inhabitants will need to address:

- (1) efficiency in developing, operating, maintaining and upgrading infrastructure;
- (2) integrating the provision of infrastructure with urban growth;
- (3) potential effects of incompatible land uses close to infrastructure;
- (4) traffic management;
- (5) security of energy supply; and
- (6) resilience of infrastructure, including fuel and electricity supplies, to natural hazards.

B3.2. Infrastructure

B3.2.1. Objectives

- (1) Infrastructure is resilient, efficient and effective.
- (2) The benefits of infrastructure are recognised, including:
 - (a) providing essential services for the functioning of communities, businesses and industries within and beyond Auckland;
 - (b) enabling economic growth;
 - (c) contributing to the economy of Auckland and New Zealand;
 - (d) providing for public health, safety and the well-being of people and communities;
 - (e) protecting the quality of the natural environment; and
 - (f) enabling interaction and communication, including national and international links for trade and tourism.
- (3) Development, operation, maintenance, and upgrading of infrastructure is enabled, while managing adverse effects on:

- (a) the quality of the environment and, in particular, natural and physical resources that have been scheduled in the Unitary Plan in relation to natural heritage, Mana Whenua, natural resources, coastal environment, historic heritage and special character;
 - (b) the health and safety of communities and amenity values.
- (4) The functional and operational needs of infrastructure are recognised.
 - (5) Infrastructure planning and land use planning are integrated to service growth efficiently.
 - (6) Infrastructure is protected from reverse sensitivity effects caused by incompatible subdivision, use and development.
 - (7) The national significance of the National Grid is recognised and provided for and its effective development, operation, maintenance and upgrading are enabled.
 - (8) The adverse effects of infrastructure are avoided, remedied or mitigated.

B3.2.2. Policies

Provision of infrastructure

- (1) Enable the efficient development, operation, maintenance and upgrading of infrastructure.
- (2) Recognise the value of investment in existing infrastructure.
- (3) Provide for the locational requirements of infrastructure by recognising that it can have a functional or operational need to be located in areas with natural and physical resources that have been scheduled in the Unitary Plan in relation to natural heritage, Mana Whenua, natural resources, coastal environment, historic heritage and special character.

Reverse sensitivity

- (4) Avoid where practicable, or otherwise remedy or mitigate, adverse effects of subdivision, use and development on infrastructure.
- (5) Ensure subdivision, use and development do not occur in a location or form that constrains the development, operation, maintenance and upgrading of existing and planned infrastructure.

Managing adverse effects

- (6) Enable the development, operation, maintenance and upgrading of infrastructure in areas with natural and physical resources that have been scheduled in the Unitary Plan in relation to natural heritage, Mana Whenua, natural resources, coastal environment, historic heritage and special character while ensuring that the adverse effects on the values of such areas are avoided where practicable or otherwise remedied or mitigated.

- (7) Encourage the co-location of infrastructure and the shared use of existing infrastructure corridors where this is safe and satisfies operational and technical requirements.
- (8) Avoid, remedy or mitigate the adverse effects from the construction, operation, maintenance or repair of infrastructure.

Natural hazards

- (9) Ensure where there is a functional or operational need for infrastructure to locate in areas subject to natural hazards:
 - (a) that buildings accommodating people are located and/or designed to minimise risk from natural hazards; and
 - (b) that risk that cannot be avoided by location or design should be mitigated to the extent practicable.

B3.3. Transport

B3.3.1. Objectives

- (1) Effective, efficient and safe transport that:
 - (a) supports the movement of people, goods and services;
 - (b) integrates with and supports a quality compact urban form;
 - (c) enables growth;
 - (d) avoids, remedies or mitigates adverse effects on the quality of the environment and amenity values and the health and safety of people and communities; and
 - (e) facilitates transport choices, recognises different trip characteristics and enables accessibility and mobility for all sectors of the community.

B3.3.2. Policies

Managing transport infrastructure

- (1) Enable the effective, efficient and safe development, operation, maintenance and upgrading of all modes of an integrated transport system.
- (2) Enable the movement of people, goods and services and ensure accessibility to sites.
- (3) Identify and protect existing and future areas and routes for developing Auckland's transport infrastructure.
- (4) Ensure that transport infrastructure is designed, located and managed to:
 - (a) integrate with adjacent land uses, taking into account their current and planned use, intensity, scale, character and amenity; and
 - (b) provide effective pedestrian and cycle connections.

Integration of subdivision, use and development with transport

- (5) Improve the integration of land use and transport by:
- (a) ensuring transport infrastructure is planned, funded and staged to integrate with urban growth;
 - (b) encouraging land use development and patterns that reduce the rate of growth in demand for private vehicle trips, especially during peak periods;
 - (c) locating high trip-generating activities so that they can be efficiently served by key public transport services and routes and complement surrounding activities by supporting accessibility to a range of transport modes;
 - (d) requiring proposals for high trip-generating activities which are not located in centres or on corridors or at public transport nodes to avoid, remedy or mitigate adverse effects on the transport network;
 - (e) enabling the supply of parking and associated activities to reflect the demand while taking into account any adverse effects on the transport system; and
 - (f) requiring activities adjacent to transport infrastructure to avoid, remedy or mitigate effects which may compromise the efficient and safe operation of such infrastructure.

Managing effects related to transport infrastructure

- (6) Require activities sensitive to adverse effects from the operation of transport infrastructure to be located or designed to avoid, remedy or mitigate those potential adverse effects.
- (7) Avoid, remedy or mitigate the adverse effects associated with the construction or operation of transport infrastructure on the environment and on community health and safety.

B3.4. Energy

B3.4.1. Objectives

- (1) Existing and new renewable electricity generation is provided for.
- (2) Energy efficiency and conservation is promoted.

B3.4.2. Policies

- (1) Recognise the national, regional and local benefits to be derived from maintaining or increasing the level of electricity generated from renewable energy sources.
- (2) Provide for renewable electricity generation activities to occur at different scales and from different sources to reduce reliance on non-renewable energy sources.

- (3) Recognise the locational constraints in the development of large-scale renewable electricity generation activities.
- (4) Provide for the development, operation and maintenance of small-scale renewable electricity generation, provided that adverse effects on the environment are avoided, remedied or mitigated.

B3.5. Explanation and principal reasons for adoption

Infrastructure is an essential foundation for almost all other activities. While not normally undertaken as activities for their own sake, network infrastructure services and facilities are critical to enable people and communities to undertake the activities that provide for their economic and social well-being, contribute to economic growth and ensure their health and safety. Without the connections enabled by transport networks (land, sea and air), piped networks (water, wastewater and stormwater reticulation), energy generation, transmission and distribution networks (electricity, gas and liquid fuels), and telecommunication networks (wired and wireless), few other forms of activity and development could occur. This means that development, especially that associated with growth in greenfield areas, must be integrated and co-ordinated with the provision of infrastructure and the extension of networks. As well, the resilience of infrastructure to natural hazards is an important aspect of planning for it.

Infrastructure can have adverse effects on the environment, including on sites and areas specifically identified for their high values as well as on neighbouring activities. Sometimes infrastructure must be located in sensitive areas because of the location of development and to achieve appropriate degrees of efficiency. Managing the reciprocal effects of infrastructure on more sensitive areas and uses, and of more sensitive areas and uses on the operation and capacity of infrastructure (reverse sensitivity effects), is required as Auckland grows and intensifies. Conflicts or incompatibilities between adjoining land uses need to be avoided as far as practicable or mitigated where avoidance is not practicable, in order to protect valued parts of the environment while ensuring that the operation of infrastructure is not unreasonably compromised.

Infrastructure must keep pace with the activities and development it serves. These objectives and policies recognise that development, operation, maintenance and upgrading of infrastructure are all essential phases in the provision of resilient, efficient and effective infrastructure.

The road network, both as a transport system and as the location of many other infrastructure networks, raises particular issues that are the subject of specific objectives and policies. Also relevant is the Regional Land Transport Plan made under the Land Transport Management Act 2003.

As well, transport infrastructure is much broader than just motor vehicles on the road network: it involves a number of stakeholder providers operating other land, water and air transport systems within a complex statutory regime. This complexity is amplified by the needs and behaviours of users of transport in a range of modes, across multiple networks and at several scales (local, regional, national and international). The Unitary Plan needs to provide a framework within which these diverse and potentially conflicting networks can be integrated and co-ordinated with the subdivision, use and development

of natural and physical resources in Auckland. A focus on integrating land use and transport to achieve a compact urban form focused on centres and transport nodes can also help promote energy efficiency and reduce dependence on non-renewable energy sources.

National policy statements, such as those for electricity transmission and renewable electricity generation also assist in balancing competing national benefits and local costs to promote energy efficiency and conservation. Some of the adverse effects from network utilities are also addressed by other documents, such as national environmental standards, New Zealand standards and codes of practice.

B4. Te tiaki taonga tuku iho - Natural heritage

Tuia I runga, tuia i raro, tuia ki te waonui a Tiriwa

Bind the life forces of heaven and earth to the great realm of Tiriwa

B4.1. Issues

Auckland's distinctive natural heritage is made up of its natural landscape, natural features including the Auckland volcanic field, the Waitākere Ranges, and notable indigenous and exotic trees. Together they create the natural character and environmental quality of Auckland. They are also important for economic, social, and cultural well-being through their contribution to the amenity values of the region.

Most of Auckland's landscapes experience ongoing change through:

- (1) changes in types and methods of primary production;
- (2) more intensive use of rural areas for a range of non-production activities, particularly countryside living;
- (3) transformation from rural to urban uses at the urban edge;
- (4) redevelopment and intensification within urban areas;
- (5) development along the coastline and around wetlands and lakes and along rivers; and
- (6) building, operating, maintaining or upgrading infrastructure.

Protecting outstanding natural features and landscapes and the natural character of the coastal environment, wetlands, lakes and rivers from inappropriate subdivision, use and development, and maintaining the contribution of landscape values to high amenity values, all need active stewardship if these qualities are to survive to meet the needs of future generations.

The maunga of the Auckland volcanic field are a significant part of Auckland's natural identity and character. The relationship of Mana Whenua to the maunga is very important to their culture and traditions. Significant views to and between the maunga of Auckland from a range of publicly accessible locations are accordingly of great value to Auckland's identity and the quality of the environment and should be protected.

The long-protected view from the Auckland War Memorial Museum on Pukekawa towards the harbour is an example of a regionally significant public view that should also be protected. Views from public places to the coastal environment, ridgelines and other landscapes also contribute to a sense of identity and are valued by local communities. A selection of these views are also worthy of protection from inappropriate subdivision, use and development.

The Waitākere Ranges form an important natural backdrop to metropolitan Auckland and are outstanding for their terrestrial and aquatic ecosystems. The landscape has

significance to Mana Whenua and has highly regarded cultural and spiritual values. Development is generally sparse, does not dominate the natural environment and should continue to reflect the heritage features of the Waitākere Ranges. Resource management issues in the Waitākere Ranges Heritage Area include:

- (1) managing the pressure to accommodate further development in the Waitākere Ranges and their foothills;
- (2) managing the cumulative effects of development on the landscape and the desired future character and amenity values of the Waitākere Ranges Heritage Area and its natural environment;
- (3) enabling the social and economic well-being of local communities in the area, including infrastructure necessary to service those communities.

Individually and collectively, trees represent a significant element of Auckland's natural character and biodiversity. Those located in streets and public open space are publicly owned. Others are located on private land. Measures are required to identify and protect particular notable individual trees and groups of trees from damage or destruction by inappropriate subdivision, use or development or through inappropriate construction methods.

Issues of significance to iwi authorities in the region are specifically addressed in Section B.6 Mana Whenua.

Matters relating to biodiversity are specifically addressed in Section B7 Natural Resources.

Matters relating to the coastal environment are specifically addressed in Section B.8 Coastal environment.

B4.2. Outstanding natural features and landscapes

B4.2.1. Objectives

- (1) Outstanding natural features and landscapes are identified and protected from inappropriate subdivision, use and development.
- (2) The ancestral relationships of Mana Whenua and their culture and traditions with the landscapes and natural features of Auckland are recognised and provided for.
- (3) The visual and physical integrity and the historic, archaeological and cultural values of Auckland's volcanic features that are of local, regional, national and/or international significance are protected and, where practicable, enhanced.

B4.2.2. Policies

Identify, evaluate and protect outstanding natural landscape

- (1) Identify and evaluate a place as an outstanding natural landscape considering the following factors:

- (a) natural science factors: geology, topography, hydrology, vegetation cover, ecology and natural processes;
 - (b) expressiveness/legibility: including the degree to which the landscape reveals its formative processes;
 - (c) aesthetic values and memorability: including landmarks and significant views;
 - (d) perceptions of naturalness: related to human influences, the presence of buildings and structures or landform modification;
 - (e) transient landscape values: including those related to natural processes, such as seasonal change and the presence of wildlife;
 - (f) shared and recognised values: including the public profile and recognition of particular landscapes;
 - (g) Mana Whenua: the value of the landscape to Mana Whenua;
 - (h) historical: the landscape's known historical associations.
- (2) Include a place identified as an outstanding natural landscape in Schedule 7 Outstanding Natural Landscapes Overlay Schedule.
- (3) Protect the physical and visual integrity of Auckland's outstanding natural landscapes from inappropriate subdivision, use and development.

Identify, evaluate and protect outstanding natural features

- (4) Identify and evaluate a place as an outstanding natural feature considering the following factors:
- (a) the extent to which the landform, feature or geological site contributes to the understanding of the geology or evolution of the biota in the region, New Zealand or the earth, including type localities of rock formations, minerals and fossils;
 - (b) the rarity or unusual nature of the site or feature;
 - (c) the extent to which the feature is an outstanding representative example of the diversity of Auckland's natural landforms and geological features;
 - (d) the extent to which the landform, geological feature or site is part of a recognisable group of features;
 - (e) the extent to which the landform, geological feature or site contributes to the value of the wider landscape;
 - (f) the extent of community association with, or public appreciation of, the values of the feature or site;
 - (g) the potential value of the feature or site for public education;

- (h) the potential value of the feature or site to provide additional understanding of the geological or biotic history;
 - (i) the state of preservation of the feature or site;
 - (j) the extent to which a feature or site is associated with an historically important natural event, geologically related industry, or individual involved in earth science research;
 - (k) the importance of the feature or site to Mana Whenua.
- (5) Include a place identified as an outstanding natural feature in Schedule 6 Outstanding Natural Features Overlay Schedule.
 - (6) Protect the physical and visual integrity of Auckland's outstanding natural features from inappropriate subdivision, use and development.
 - (7) Protect the historic, archaeological and cultural integrity of regionally significant volcanic features and their surrounds.

Management of outstanding natural landscapes and outstanding natural features

- (8) Manage outstanding natural landscapes and outstanding natural features in an integrated manner to protect and, where practicable and appropriate, enhance their values.

B4.3. Viewshafts

B4.3.1. Objectives

- (1) Significant public views to and between Auckland's maunga are protected from inappropriate subdivision, use and development.
- (2) Significant views from public places to the coastal environment, ridgelines and other landscapes are protected from inappropriate subdivision, use and development.

B4.3.2. Policies

- (1) Identify and evaluate a view to or between maunga for its regional or local significance considering the following factors:
 - (a) the viewpoint conveys the view to an audience from a public viewpoint that is regionally or locally significant;
 - (b) the view conveys an intact view of the maunga within a wider context which is of high or good quality;
 - (c) the view will contribute to or reinforce an overall appreciation of the region's maunga;
 - (d) the view recognises the importance of the maunga to Mana Whenua;
 - (e) the extent to which there are other public views of and between the maunga; and

- (f) taking into account the extent to which the viewshaft will affect future development otherwise enabled by this Plan.
- (2) Include a view in Schedule 9 Volcanic Viewshafts Schedule if it is regionally or locally significant.
- (3) Protect significant views to and between maunga by:
 - (a) avoiding subdivision, use and development that would:
 - (i) result in significant modification or destruction of view; or
 - (ii) significantly detract from the values of the view; and
 - (b) avoiding where practicable, and otherwise remedying or mitigating, adverse effects of subdivision, use and development that would:
 - (i) result in the modification of the view; or
 - (ii) detract from the values of the view.
- (4) Protect the visual character, identity and form of maunga by:
 - (a) identifying height sensitive areas around the base of maunga; and
 - (b) establishing height limits in such areas which control future development that could encroach into views and erode their significance.
- (5) Identify and evaluate a view from a public place to the coastal environment, ridgelines and other landscapes for its regional or local significance considering the following factors:
 - (a) the viewpoint conveys the view to an audience from a public viewpoint that is regionally or locally significant;
 - (b) the view conveys an intact view within a wider context which is of high or good quality;
 - (c) the view will contribute to or reinforce an overall appreciation of the region's natural landscape;
 - (d) the view recognises the importance of the landscape to Mana Whenua; and
 - (e) the extent to which there are other similar public views; and
 - (f) taking into account the extent to which the viewshaft will affect future development otherwise enabled by this Plan.
- (6) Include a view in Schedule 11 Local Public View Schedule if it is locally significant.

B4.4. Waitākere Ranges Heritage Area

B4.4.1. Objectives

- (1) The natural and historic resources, including the significant environmental values and heritage features of the Waitākere Ranges, are protected, restored and enhanced for the benefit, use and enjoyment of the community.
- (2) Resources that are of significance to Mana Whenua are protected and maintained including:
 - (a) the spiritual dimension and the mauri of natural and physical resources and of people;
 - (b) the kaitiaki of these resources and significant sites and wāhi tapu; and
 - (c) those institutions that are integral to the relationship of Mana Whenua with their environment in a way that promotes the expression and practice of kaitiakitanga.
- (3) Development in settlements recognises and is sympathetic to the qualities, character and natural features of the Waitākere Ranges and the complex mixed landscapes of the foothills.
- (4) Cumulative effects of activities on the environment, including amenity values and heritage features, are recognised and avoided.
- (5) The character, scale and intensity of subdivision, use or development do not adversely affect the heritage features or contribute to urban growth outside the Rural Urban Boundary.
- (6) The quality and diversity of landscapes are maintained by all of the following:
 - (a) protecting landscapes of local, regional, or national significance;
 - (b) restoring and enhancing degraded landscapes; and
 - (c) managing change within a landscape in an integrated way, including retaining rural character.
- (7) Enable social, economic, environmental, and cultural well-being of people that live and work in the area.
- (8) The water supply catchments and their related supply functions are protected.
- (9) The natural and historic resources of the Waitākere Ranges Regional Park are protected in perpetuity for their intrinsic worth and for the benefit, use, and enjoyment of the people and communities of Auckland and New Zealand.

B4.4.2. Policies

- (1) Design and locate structures and impermeable surfaces and undertake activities in a way that does not impede or adversely affect the potential for the regeneration of native vegetation or reduce the extent and range of areas of native vegetation and linkages between them.

- (2) Prevent activities from releasing pest species likely to harm native plants and animals and their habitats.
- (3) Where clearing vegetation for infrastructure is necessary, it should be undertaken only where the vegetation is of lower value and there is no practicable alternative option.
- (4) Manage activities to minimise their adverse effects on water quality, soil, native vegetation and fauna habitats, mauri of the waterway, taiāpure and mahinga mātaītai.
- (5) Require the type and density of settlements to avoid degrading the character of natural landscape features.
- (6) Avoid non-residential activities:
 - (a) that are unrelated to the productive use of rural land;
 - (b) that require substantial earthworks or vegetation removal; or
 - (c) that are industrial and unrelated to rural activities.
- (7) Adopt a cautious approach when considering proposals that threaten serious or irreversible damage to a heritage feature.

B4.5. Notable trees

B4.5.1. Objectives

- (1) Notable trees and groups of trees with significant historical, botanical or amenity values are protected and retained.

B4.5.2. Policies

- (1) Identify and evaluate a tree or group of trees as notable considering the following factors:
 - (a) heritage or historical association: the trees are associated with or commemorate a historic event, have a historic association with a well-known historic or notable figure, have a strong public association, or are strongly associated with a local historic feature and now form a significant part of that feature;
 - (b) scientific importance or rarity: the trees are the largest or only example of a species in Auckland, a significant example of a species rare in the Auckland region, a native species that is nationally or regionally threatened, or have outstanding value because of their scientific significance;
 - (c) ecosystem service or environmental function: the trees provide a critical habitat for a threatened species population;
 - (d) cultural association and accessibility: the trees demonstrate a custom, way of life or process once common but now rare or in danger of being

lost or have been lost; have an important role in defining the community identity and distinctiveness of the community though having special symbolic, spiritual, commemorative, traditional or other cultural value; or represent important aspects of collective memory, identity or remembrance, the meanings of which should not be forgotten; and

- (e) intrinsic value: the trees are intrinsically notable because of a combination of factors including size, age, vigour and vitality, stature and form or visual contribution.
- (2) Evaluation of the factors in policy B4.5.2(1) above is to take into account the effects of the tree or group of trees on all of the following:
- (a) human health;
 - (b) public safety;
 - (c) property;
 - (d) amenity values; and
 - (e) biosecurity.
- (3) Include a notable tree or group of trees in Schedule 10 Notable Trees Schedule.
- (4) Avoid development that would destroy or significantly adversely affect the identified values of a notable tree or group of trees unless those effects are otherwise appropriately remedied or mitigated.

B4.6. Explanation and principal reasons for adoption

Auckland has a diversity of landscapes and landforms. Its urban, rural, coastal, and island landscapes provide an important reference point and sense of identity for communities in Auckland. The maunga of the Auckland volcanic field have been the region's iconic landmarks for centuries. They contribute to the quality of life for people and communities and provide the context in which the environment is used and enjoyed. The Unitary Plan sets a framework for the identification and evaluation of landscapes and landforms to support the scheduling of those with outstanding values.

Where there are outstanding natural landscape values, new development should be undertaken in ways that are sensitive to these values so that they are recognised and protected. Some of these landscapes are within working environments (and in some cases a working environment can contribute to the outstanding values) and the Unitary Plan sets out a management response enabling the productive use of these areas to continue and change in a way that supports the landscape values.

The maunga and other geological and landform features are identified in the Unitary Plan as outstanding natural features. The schedules document the unique geological history of Auckland, the development of its landforms, and the evolution of its flora and fauna. These features make an important contribution to not only landscape but also historic, cultural and natural heritage values. These features are vulnerable to damage from new

development, and the Unitary Plan promotes the recognition and protection of their physical and visual integrity, and the integrated management of their multiple values.

As part of providing for growth and greenfield development, the Unitary Plan recognises the pressures associated with changes in primary production, more intensive use of rural areas (including countryside living) transformation from rural to urban uses at the urban edge and re-development and intensification in urban areas. It also recognises that these outstanding natural landscapes and features are finite resources – once they are destroyed they are lost forever, and restoration options are limited. The focus is therefore on protection of values and the avoidance of adverse effects and guiding development to other locations where more intensive development may be appropriate.

Protecting views to and between the maunga recognises their outstanding values, maintains their visual integrity and provides visual access to landmarks across Auckland. Protection is also appropriate for views of the coastal environment, ridgelines and landscapes where those are regionally or locally significant.

The Waitākere Ranges Heritage Area Act 2008 describes the local, regional and national significance of the Waitākere Ranges and directs Auckland Council to prevent cumulative adverse effects from degrading their features and finite resources. The Ranges form an important backdrop to metropolitan Auckland and are outstanding for their ecosystems. Recreational use of the Ranges, including beaches, is a key activity. They also act as a major water catchment, contributing to Auckland's water supply. The Unitary Plan provides zones and precincts that recognise the unique ways in which settlement, subdivision, use and development has occurred.

Trees have multiple values, including cultural heritage, intrinsic and scientific values. They also make an important contribution to amenity values. The objectives and policies recognise the importance of identifying notable trees and groups of trees that contribute to Auckland's quality and character. Trees that meet the specified criteria are identified in Schedule 10 Notable Trees Schedule.

B5. Ngā rawa hanganga tuku iho me te āhua - Built heritage and character

Ka haere te kawē rimurimu i te ara ka mako pare

Designs by man have links with nature

B5.1. Issues

- (1) Auckland's distinctive historic heritage is integral to the region's identity and important for economic, social, and cultural well-being.
- (2) Historic heritage needs active stewardship to protect it from inappropriate subdivision, use and development.
- (3) Areas with special character should be identified so their particular values can be maintained and enhanced.

B5.2. Historic heritage

B5.2.1. Objectives

- (1) Significant historic heritage places are identified and protected from inappropriate subdivision, use and development.
- (2) Significant historic heritage places are used appropriately and their protection, management and conservation are encouraged, including retention, maintenance and adaptation.

B5.2.2. Policies

Identification and evaluation of historic heritage places

- (1) Identify and evaluate a place with historic heritage value considering the following factors:
 - (a) historical: the place reflects important or representative aspects of national, regional or local history, or is associated with an important event, person, group of people, or with an idea or early period of settlement within New Zealand, the region or locality;
 - (b) social: the place has a strong or special association with, or is held in high esteem by, a particular community or cultural group for its symbolic, spiritual, commemorative, traditional or other cultural value;
 - (c) Mana Whenua: the place has a strong or special association with, or is held in high esteem by, Mana Whenua for its symbolic, spiritual, commemorative, traditional or other cultural value;
 - (d) knowledge: the place has potential to provide knowledge through archaeological or other scientific or scholarly study, or to contribute to an understanding of the cultural or natural history of New Zealand, the region, or locality;

- (e) technology: the place demonstrates technical accomplishment, innovation or achievement in its structure, construction, components or use of materials;
 - (f) physical attributes: the place is a notable or representative example of:
 - (i) a type, design or style;
 - (ii) a method of construction, craftsmanship or use of materials; or
 - (iii) the work of a notable architect, designer, engineer or builder;
 - (g) aesthetic: the place is notable or distinctive for its aesthetic, visual, or landmark qualities;
 - (h) context: the place contributes to or is associated with a wider historical or cultural context, streetscape, townscape, landscape or setting.
- (2) Define the location and physical extent of a significant historic heritage place, having considered the factors in Policy B5.2.2 (1) to identify:
- (a) the area that contains the historic heritage values of the place; and
 - (b) where appropriate, any area that is relevant to an understanding of the function, meaning and relationships of the historic heritage values.
- (3) Include a place with historic heritage value in Schedule 14.1 Schedule of Historic Heritage if:
- (a) the place has considerable or outstanding value in relation to one or more of the evaluation factors criteria in Policy B5.2.2 (1); and
 - (b) the place has considerable or outstanding overall significance to the locality or greater geographic area.
- (4) Classify significant historic heritage places in Schedule 14.1 Schedule of Historic Heritage in one of the following categories:
- (a) Category A: historic heritage places that are of outstanding significance well beyond their immediate environs;
 - (b) Category A*: historic heritage places identified in previous district plans which are yet to be evaluated and assessed for their significance;
 - (c) Category B: historic heritage places that are of considerable significance to a locality or beyond;
 - (d) Historic heritage areas: groupings of interrelated but not necessarily contiguous historic heritage places or features that collectively meet the criteria for inclusion in Schedule 14.1 Schedule of Historic Heritage in Category A or B and may include both contributing and non-contributing places or features, places individually scheduled as Category A or B, and notable trees.

- (5) Identify the known heritage values, the primary feature or features of historic heritage value and the exclusions from protection of each historic heritage place in Categories A and A* in the Schedule 14.1 Schedule of Historic Heritage.

Protection of scheduled significant historic heritage places

- (6) Avoid significant adverse effects on the primary features of significant historic heritage places which have outstanding significance well beyond their immediate environs including:
 - (a) the total or substantial demolition or destruction of any of the primary features of such places;
 - (b) the relocation or removal of any of the primary features of such places away from their original site and context.
- (7) Avoid where practicable significant adverse effects on significant historic heritage places. Where significant adverse effects cannot be avoided, they should be remedied or mitigated so that they no longer constitute a significant adverse effect.
- (8) Encourage new development to have regard to the protection and conservation of the historic heritage values of any adjacent significant historic heritage places.

Use of significant historic heritage places

- (9) Provide for the occupation, use, seismic strengthening, development, restoration and adaptation of significant historic heritage places, where this will support the retention of, and will not detract from, the historic heritage values of the place.

B5.3. Special character

B5.3.1. Objectives

[ENV-2016-AKL-000243: K Vernon]

[ENV-2016-AKL-000238: Housing New Zealand Corporation]

- (1) Historic heritage values of identified special character areas are protected from inappropriate subdivision, use and development.
- (2) The character and amenity values of identified special character areas are maintained and enhanced.

B5.3.2. Policies

[ENV-2016-AKL-000243: K Vernon]

- (1) Identify special character areas to maintain and enhance places that reflect patterns of settlement, development, building style and/or streetscape quality over time.
- (2) Identify and evaluate special character areas considering the following factors:
 - (a) physical and visual qualities: groups of buildings, or the area, collectively reflect important or representative aspects of architecture or design

(historical building types or styles), and/or landscape or streetscape and urban patterns, or are distinctive for their aesthetic quality; and

(b) historical: the area collectively reflects an important aspect, or is representative, of a significant period and pattern of community development within the region or locality.

(3) Include an area with special character in Schedule 15 Special Character Schedule, Statements and Maps.

[ENV-2016-AKL-000243: K Vernon]

(4) Manage identified special character areas by all of the following:

(a) requiring new buildings and additions and modifications to existing buildings to maintain and enhance the special character of the area;

(b) restricting the demolition of buildings and destruction of features that define, add to or support the special character of the area;

(c) maintaining and enhancing the relationship between the built form, streetscape, vegetation, landscape and open space that define, add to or support the character of the area; and

(d) avoiding, remedying or mitigating the cumulative effect of the loss or degradation of identified special character values.

B5.4. Explanation and principal reasons for adoption

Historic heritage helps people to understand and appreciate their history, culture and identity. Historic heritage places contribute to Auckland's distinctiveness as a visitor destination and to its economic vitality. The recognition, protection, conservation and appropriate management of historic heritage places will help future generations appreciate what these places mean to the development of the region. Historic heritage places are a finite resource that cannot be duplicated or replaced.

There are two key components in managing historic heritage places and areas:

- the recognition of their significance, which may include multiple values, and protection of items with significant values through restrictions on demolition and modification;
- the protection of their values through appropriate use of them (including adaptive re-use) and appropriate management of their context, including other activities which may affect them.

These objectives and policies are based on a process of identification, evaluation and scheduling. The process is an on-going one and it is anticipated that the list of scheduled items will increase over time.

Special character areas include older established areas and places which may be whole settlements or parts of suburbs or a particular rural, institutional, maritime, commercial or industrial area. They are areas and places of special architectural or other built character value, exemplifying a collective and cohesive importance, relevance and interest to a

locality or to the region. The identified character of these special character areas should be maintained and enhanced by controls on demolition, design and appearance of new buildings and additions and alterations to existing buildings. It will also be important that the authorities responsible for the operation and maintenance of streets have proper regard for the appearance and quality of streets in special character areas, including in particular the presence of trees and other vegetation.

There are two key components in managing special character areas:

- identification and evaluation of areas with special character values and the protection of the overall special character of an area from significant change by demolition, modification of existing building or development of new buildings which would be inappropriate in the context of the area; and
- supporting appropriate ongoing use and adaptive re-use to enable effective functioning and vitality of the areas.

Character area statements for special character areas are contained in Schedule 15 Special Character Schedule, Statements and Maps. These statements provide descriptions of the nature of the special character for each area and are an important reference in assessing any application for resource consent in that area.

B6. Mana Whenua

Ngā take matua a ngā ahikā-roa mai i tawhiti

The original inhabitants from afar

B6.1. Issues

The development of Māori Land and Treaty Settlement Land needs to be enabled to ensure that these lands and associated resources contribute to lifting Māori social, cultural and economic well-being significantly.

Development and expansion of Auckland has negatively affected Mana Whenua taonga and the customary rights and practices of Mana Whenua within their ancestral rohe. Mana Whenua participation in resource management decision-making and the integration of mātauranga Māori and tikanga into resource management are of paramount importance to ensure a sustainable future for Mana Whenua and for Auckland as a whole.

Issues of significance to Māori and to iwi authorities in the region include:

- (1) recognising the Treaty of Waitangi/Te Tiriti o Waitangi and enabling the outcomes that Treaty settlement redress is intended to achieve;
- (2) protecting Mana Whenua culture, landscapes and historic heritage;
- (3) enabling Mana Whenua economic, social and cultural development on Māori Land and Treaty Settlement Land;
- (4) recognising the interests, values and customary rights of Mana Whenua in the sustainable management of natural and physical resources, including integration of mātauranga and tikanga in resource management processes;
- (5) increasing opportunities for Mana Whenua to play a role in environmental decision-making, governance and partnerships; and
- (6) enhancing the relationship between Mana Whenua and Auckland's natural environment, including customary uses.

B6.2. Recognition of Treaty of Waitangi/Te Tiriti o Waitangi partnerships and participation

B6.2.1. Objectives

- (1) The principles of the Treaty of Waitangi/Te Tiriti o Waitangi are recognised and provided for in the sustainable management of natural and physical resources including ancestral lands, water, air, coastal sites, wāhi tapu and other taonga.
- (2) The principles of the Treaty of Waitangi/Te Tiriti o Waitangi are recognised through Mana Whenua participation in resource management processes.
- (3) The relationship of Mana Whenua with Treaty Settlement Land is provided for, recognising all of the following:

- (a) Treaty settlements provide redress for the grievances arising from the breaches of the principles of Te Tiriti o Waitangi by the Crown;
 - (b) the historical circumstances associated with the loss of land by Mana Whenua and resulting inability to provide for Mana Whenua well-being;
 - (c) the importance of cultural redress lands and interests to Mana Whenua identity, integrity, and rangatiratanga; and
 - (d) the limited extent of commercial redress land available to provide for the economic well-being of Mana Whenua.
- (4) The development and use of Treaty Settlement Land is enabled in ways that give effect to the outcomes of Treaty settlements recognising that:
- (e) cultural redress is intended to meet the cultural interests of Mana Whenua; and
 - (f) commercial redress is intended to contribute to the social and economic development of Mana Whenua.

B6.2.2. Policies

- (1) Provide opportunities for Mana Whenua to actively participate in the sustainable management of natural and physical resources including ancestral lands, water, sites, wāhi tapu and other taonga in a way that does all of the following:
- (a) recognises the role of Mana Whenua as kaitiaki and provides for the practical expression of kaitiakitanga;
 - (b) builds and maintains partnerships and relationships with iwi authorities;
 - (c) provides for timely, effective and meaningful engagement with Mana Whenua at appropriate stages in the resource management process, including development of resource management policies and plans;
 - (d) recognises the role of kaumātua and pūkenga;
 - (e) recognises Mana Whenua as specialists in the tikanga of their hapū or iwi and as being best placed to convey their relationship with their ancestral lands, water, sites, wāhi tapu and other taonga;
 - (f) acknowledges historical circumstances and impacts on resource needs;
 - (g) recognises and provides for mātauranga and tikanga; and
 - (h) recognises the role and rights of whānau and hapū to speak and act on matters that affect them.

- (2) Recognise and provide for all of the following matters in resource management processes, where a proposal affects land or resources subject to Treaty settlement legislation:
 - (a) the historical association of the claimant group with the area, and any historical, cultural or spiritual values associated with the site or area;
 - (b) any relevant memorandum of understanding between the Council and the claimant group;
 - (c) any joint management and co-governance arrangements established under Treaty settlement legislation; and
 - (d) any other specific requirements of Treaty settlement legislation.
- (3) Where Mana Whenua propose an activity on Treaty Settlement Land, the benefits for the wider community and environment provided by any property-specific protection mechanism, such as a covenant, shall be taken into account when considering the effects of the proposal.
- (4) Enable the subdivision, use and development of land acquired as commercial redress for social and economic development.
- (5) Enable Mana Whenua to access, manage, use and develop cultural redress lands and interests for cultural activities and accessory activities.

B6.3. Recognising Mana Whenua values

B6.3.1. Objectives

- (1) Mana Whenua values, mātauranga and tikanga are properly reflected and accorded sufficient weight in resource management decision-making.
- (2) The mauri of, and the relationship of Mana Whenua with, natural and physical resources including freshwater, geothermal resources, land, air and coastal resources are enhanced overall.
- (3) The relationship of Mana Whenua and their customs and traditions with natural and physical resources that have been scheduled in the Unitary Plan in relation to natural heritage, natural resources or historic heritage values is recognised and provided for.

B6.3.2. Policies

[CIV-2016-404-2216: Independent Maori Statutory Board] – Addition sought

- (1) Enable Mana Whenua to identify their values associated with all of the following:
 - (a) ancestral lands, water, air, sites, wāhi tapu, and other taonga;
 - (b) freshwater, including rivers, streams, aquifers, lakes, wetlands, and associated values;
 - (c) biodiversity;

- (d) historic heritage places and areas; and
 - (e) air, geothermal and coastal resources.
- (2) Integrate Mana Whenua values, mātauranga and tikanga:
- (a) in the management of natural and physical resources within the ancestral rohe of Mana Whenua, including:
 - (i) ancestral lands, water, sites, wāhi tapu and other taonga;
 - (ii) biodiversity; and
 - (iii) historic heritage places and areas.
 - (b) in the management of freshwater and coastal resources, such as the use of rāhui to enhance ecosystem health;
 - (c) in the development of innovative solutions to remedy the long-term adverse effects on historical, cultural and spiritual values from discharges to freshwater and coastal water; and
 - (d) in resource management processes and decisions relating to freshwater, geothermal, land, air and coastal resources.
- (3) Ensure that any assessment of environmental effects for an activity that may affect Mana Whenua values includes an appropriate assessment of adverse effects on those values.
- (4) Provide opportunities for Mana Whenua to be involved in the integrated management of natural and physical resources in ways that do all of the following:
- (a) recognise the holistic nature of the Mana Whenua world view;
 - (b) recognise any protected customary right in accordance with the Marine and Coastal Area (Takutai Moana) Act 2011; and
 - (c) restore or enhance the mauri of freshwater and coastal ecosystems.
- (5) Integrate Mana Whenua values, mātauranga and tikanga when giving effect to the National Policy Statement on Freshwater Management 2014 in establishing all of the following:
- (a) water quality limits for freshwater, including groundwater;
 - (b) the allocation and use of freshwater resources, including groundwater; and
 - (c) integrated management of the effects of the use and development of land and freshwater on coastal water and the coastal environment.
- (6) Require resource management decisions to have particular regard to potential impacts on all of the following:

- (a) the holistic nature of the Mana Whenua world view;
- (b) the exercise of kaitiakitanga;
- (c) mauri, particularly in relation to freshwater and coastal resources;
- (d) customary activities, including mahinga kai;
- (e) sites and areas with significant spiritual or cultural heritage value to Mana Whenua; and
- (f) any protected customary right in accordance with the Marine and Coastal Area (Takutai Moana) Act 2011.

B6.4. Māori economic, social and cultural development

B6.4.1. Objectives

- (1) Māori economic, social and cultural well-being is supported.
- (2) Mana Whenua occupy, develop and use their land within their ancestral rohe.

B6.4.2. Policies

- (1) Provide for papakāinga, marae, Māori customary activities and commercial activities across urban and rural Auckland to support Māori economic, social and cultural well-being.
- (2) Enable the integration of mātauranga and tikanga Māori in design and development.
- (3) Enable the occupation, development and use of Māori land for the benefit of its owners, their whānau and their hapū.
- (4) Enable Mana Whenua to occupy, develop and use Māori Land (including for papakāinga, marae and associated developments) with natural and physical resources that have been scheduled in the Unitary Plan in relation to natural heritage, natural resources, coastal environment, historic heritage and special character, provided that adverse effects on those resources are avoided, remedied or mitigated.

B6.5. Protection of Mana Whenua cultural heritage

B6.5.1. Objectives

- (1) The tangible and intangible values of Mana Whenua cultural heritage are identified, protected and enhanced.
- (2) The relationship of Mana Whenua with their cultural heritage is provided for.
- (3) The association of Mana Whenua cultural, spiritual and historical values with local history and whakapapa is recognised, protected and enhanced.
- (4) The knowledge base of Mana Whenua cultural heritage in Auckland continues to be developed, primarily through partnerships between Mana Whenua and

the Auckland Council, giving priority to areas where there is a higher level of threat to the loss or degradation of Mana Whenua cultural heritage.

- (5) Mana Whenua cultural heritage and related sensitive information and resource management approaches are recognised and provided for in resource management processes.

B6.5.2. Policies

- (1) Protect Mana Whenua cultural and historic heritage sites and areas which are of significance to Mana Whenua.
- (2) Identify and evaluate Mana Whenua cultural and historic heritage sites, places and areas considering the following factors:
 - (a) Mauri: ko te mauri me te mana o te wāhi, te taonga rānei, e ngākaunuitia ana e te Mana Whenua. The mauri (life force and life-supporting capacity) and mana (integrity) of the place or resource holds special significance to Mana Whenua;
 - (b) Wāhi tapu: ko tērā wāhi, taonga rānei he wāhi tapu, arā, he tino whakahirahira ki ngā tikanga, ki ngā puri mahara, o ngā wairua a te Mana Whenua. The place or resource is a wāhi tapu of special, cultural, historic, metaphysical and or spiritual importance to Mana Whenua;
 - (c) Kōrero Tūturu/historical: ko tērā wāhi e ngākaunuitia ana e te Mana Whenua ki roto i ōna kōrero tūturu. The place has special historical and cultural significance to Mana Whenua;
 - (d) Rawa Tūturu/customary resources: he wāhi tērā e kawea ai ngā rawa tūturu a te Mana Whenua. The place provides important customary resources for Mana Whenua;
 - (e) Hiahiatanga Tūturu/customary needs: he wāhi tērā e eke ai ngā hiahia hinengaro tūturu a te Mana Whenua. The place or resource is a repository for Mana Whenua cultural and spiritual values; and
 - (f) Whakaaronui o te Wa/contemporary esteem: he wāhi rongonui tērā ki ngā Mana Whenua, arā, he whakaahuru, he whakawaihanga, me te tuku mātauranga. The place has special amenity, architectural or educational significance to Mana Whenua.
- (3) Include cultural and historic heritage places and areas identified as significant to Mana Whenua in Schedule 12 Sites and Places of Significance to Mana Whenua Schedule.
- (4) Protect the places and areas listed in Schedule 12 Sites and Places of Significance to Mana Whenua Schedule from adverse effects of subdivision, use and development by avoiding all of the following:
 - (a) the destruction in whole or in part of the site or place and its extent;

- (b) adverse cumulative effects on the site or place;
 - (c) adverse effects on the location and context of the site or place; and
 - (d) significant adverse effects on the values and associations Mana Whenua have with the site or place;
- taking into account in such circumstances whether or not any structures, buildings or infrastructure are present and the adverse effects are temporary.
- (5) Protect places and areas in the Schedule 12 Sites and Places of Significance to Mana Whenua Schedule from the adverse effects of subdivision, use and development by all of the following:
- (a) avoiding where practicable, or otherwise remedying or mitigating adverse effects on the values and associations of Mana Whenua with the site, place or area;
 - (b) requiring a protocol to be followed in the event of accidental discovery of kōiwi, archaeology or artefacts of Māori origin; and
 - (c) undertaking appropriate actions in accordance with mātauranga and tikanga Māori.
- (6) Protect Mana Whenua cultural heritage that is uncovered during subdivision, use and development by all of the following:
- (a) requiring a protocol to be followed in the event of accidental discovery of kōiwi, archaeology or artefacts of Māori origin;
 - (b) undertaking appropriate actions in accordance with mātauranga and tikanga Māori; and
 - (c) requiring appropriate measures to avoid, remedy or mitigate further adverse effects.
- (7) Include a Māori cultural assessment in structure planning and plan change process to do all of the following:
- (a) identify Mana Whenua values associated with the landscape;
 - (b) identify sites, places and areas that are appropriate for inclusion in the Schedule 12 Sites and Places of Significance to Mana Whenua Schedule for their Mana Whenua cultural heritage values as part of a future plan change; and
 - (c) reflect Mana Whenua values.
- (8) Encourage appropriate design, materials and techniques for infrastructure in areas of known historic settlement and occupation by the tūpuna of Mana Whenua.

- (9) Protect sensitive information about the values and associations of Mana Whenua in relation to their cultural heritage where disclosure of such information may put a site, place or area at risk of destruction or degradation.

B6.6. Explanation and principal reasons for adoption

In the Plan, tangata whenua are called Mana Whenua to be consistent with the particular meaning of 'mana whenua group' as defined in the Local Government (Auckland Council) Act 2009.

In making and implementing the Plan, the Council must, as a matter of national importance, recognise and provide for the relationship of Mana Whenua and their culture and traditions with their ancestral lands, water, sites, wāhi tapu and other taonga. The Council must also:

- have particular regard to kaitiakitanga;
- take into account the principles of Treaty of Waitangi/Te Tiriti o Waitangi; and
- recognise the historic, traditional, cultural, and spiritual relationship of Mana Whenua with the Hauraki Gulf/Te Moana Nui o Toi/Tīkapa Moana.

In the policies relating to partnerships, the Council acknowledges the importance of the Treaty and Treaty settlements to Mana Whenua and recognises the aspirations of Mana Whenua. These policies promote meaningful relationships and interactions between Mana Whenua and decision-makers as part of recognising the principles of the Treaty, including greater Mana Whenua participation in resource management through the establishment of joint management arrangements and the transfer of powers over particular resources to Mana Whenua. These policies identify how Treaty settlements should be taken into account in resource management processes, and outline a process for the Council to work with Mana Whenua as claims under the Treaty are settled, to determine appropriate planning outcomes for Treaty Settlement Land.

In the policies relating to Mana Whenua values, the Unitary Plan seeks to ensure that resource management processes in Auckland are informed by Mana Whenua perspectives, including their values, mātauranga and tikanga. Mana Whenua perspectives need to be considered early within resource management processes, accorded status in decision-making and have an opportunity to influence outcomes.

A number of iwi and hapū in Auckland have developed iwi planning documents (also known as Iwi Management Plans, Hapū Environmental Management Plans, or by similar names) which articulate their specific resource management issues, objectives, policies, and methods. Iwi planning documents are a valuable source of information for integrating mātauranga and tikanga into resource management in Auckland.

These policies also seek to give certainty to, and enhance, the involvement of Mana Whenua in resource management processes. Significant adverse effects on ancestral tāonga occur largely as a result of uninformed actions. Before making decisions which may affect customary rights, an understanding of the nature of the tāonga to Mana

Whenua is required. This understanding can only be gained from those who have an ancestral relationship with the taonga.

These policies give guidance on how Mana Whenua values, mātauranga and tikanga should be considered in the management of, and decision-making around, Auckland's natural and physical environments, including freshwater and freshwater ecosystems in accordance with the National Policy Statement on Freshwater Management 2014.

The policies in relation to economic, social and cultural development acknowledge that Māori have identified a wide range of activities they would like to undertake to support social, cultural and economic development. These activities include:

- establishing and extending papakāinga and marae and associated services;
- developing commercial activities, sports and recreation facilities and community gardens;
- cultural activities and iwi/hapū revitalisation activities such as historic heritage and environmental management.

Economic activities are necessary to support the ability of Mana Whenua to use and live on Māori land. Some economic activities may be based on promoting Māori culture, or utilising customary rights such as aquaculture. These policies recognise there is little Māori land remaining in Auckland and that it is also necessary to provide for Mana Whenua and mataawaka to support their aspirations through development on land held in general title.

The integration of mātauranga and tikanga in design and development may be expressed in development that, for example, is based around communal facilities and spaces, provides a range of housing sizes and layouts, or responds to the values of Mana Whenua associated with the site or landscape.

Mataawaka represent a significant proportion of the Māori population of Auckland and have the desire to connect to their culture and traditions in an urban setting. The interests of mataawaka are addressed in the Unitary Plan through providing for Māori cultural institutions and through a special purpose zone. These tools recognise rangatiratanga and the right of all Māori to express their Māoritanga, as affirmed by articles 2 and 3 of the Treaty.

The policy approach to Mana Whenua cultural heritage addresses the multiple levels of Mana Whenua cultural heritage. Sites and places where a value of significance has been identified are protected through the D21 Sites and Places of Significance to Mana Whenua Overlay. Assessments of effects on the environment which pay particular attention to potential cultural effects based on history and tikanga are expected for areas subject to structure planning to identify additional sites that warrant protection. Similar assessments are required for resource consent applications where Mana Whenua values are affected.

For reasons such as limited investment, cultural sensitivities and mismanagement of information in the past, very little Mana Whenua cultural heritage has been scheduled despite the large number of Mana Whenua groups with strong associations to Auckland. The Council has a statutory responsibility to protect Mana Whenua cultural heritage from

inappropriate subdivision, use and development. This will involve a collaborative approach with Mana Whenua, working in accordance with tikanga to identify, assess, protect and manage Mana Whenua cultural heritage, including the context for individual sites and places which are the footprint/tapu wae of Mana Whenua.

The knowledge base of information about Mana Whenua cultural heritage is continually developing and tools that provide a form of protection and inform subdivision, use and development while respecting Mana Whenua values are increasingly valuable. An improved knowledge base helps reduce the risk of damage, enables development that properly reflects the values associated with the context of an area, informs land owners and applicants of the characteristics of their site, and helps to avoid major time and cost implications to applicants when development is halted by accidental discovery of protected items.

B7. Toitū te whenua, toitū te taiao – Natural resources

Ngā ariki o te rangi, ngā ariki o te whenua, ngā ariki o te moana, ngā ariki o te taiao

The chiefly deities of the sky, of the earth, of the sea, the spiritual caretakers of the environment

B7.1. Issues

The combination of urban growth and past land, coastal and freshwater management practices have:

- (1) placed increasing pressure on land and water resources including habitats and biodiversity;
- (2) reduced air quality; and
- (3) increased demand for mineral resources.

The pressures on natural resources need to be managed not only for environmental well-being but also for social, economic and cultural well-being.

B7.2. Indigenous biodiversity

B7.2.1. Objectives

- (1) Areas of significant indigenous biodiversity value in terrestrial, freshwater, and coastal marine areas are protected from the adverse effects of subdivision use and development.
- (2) Indigenous biodiversity is maintained through protection, restoration and enhancement in areas where ecological values are degraded, or where development is occurring.

B7.2.2. Policies

- (1) Identify and evaluate areas of indigenous vegetation and the habitats of indigenous fauna in terrestrial and freshwater environments considering the following factors in terms of the descriptors contained in Schedule 3 Significant Ecological Areas – Terrestrial Schedule:
 - (a) representativeness;
 - (b) stepping stones, migration pathways and buffers;
 - (c) threat status and rarity;
 - (d) uniqueness or distinctiveness; and
 - (e) diversity.
- (2) Include an area of indigenous vegetation or a habitat of indigenous fauna in terrestrial or freshwater environments in the Schedule 3 of Significant Ecological Areas – Terrestrial Schedule if the area or habitat is significant.

- (3) Identify and evaluate areas of significant indigenous vegetation, and the significant habitats of indigenous fauna, in coastal environments considering the following factors in terms of the descriptors contained in Schedule 4 Significant Ecological Areas – Marine Schedule:
 - (a) recognised international or national significance;
 - (b) threat status and rarity;
 - (c) uniqueness or distinctiveness;
 - (d) diversity;
 - (e) stepping stones, buffers and migration pathways; and
 - (f) representativeness.
- (4) Include an area of indigenous vegetation or a habitat of indigenous fauna in the coastal environment in the Schedule 4 Significant Ecological Areas – Marine Schedule if the area or habitat is significant.
- (5) Avoid adverse effects on areas listed in the Schedule 3 of Significant Ecological Areas – Terrestrial Schedule and Schedule 4 Significant Ecological Areas – Marine Schedule.

B7.3. Freshwater systems

B7.3.1. Objectives

- (1) Degraded freshwater systems are enhanced.
- (2) Loss of freshwater systems is minimised.
- (3) The adverse effects of changes in land use on freshwater are avoided, remedied or mitigated.

B7.3.2. Policies

Integrated management of land use and freshwater systems

- (1) Integrate the management of subdivision, use and development and freshwater systems by undertaking all of the following:
 - (a) ensuring water supply, stormwater and wastewater infrastructure is adequately provided for in areas of new growth or intensification;
 - (b) ensuring catchment management plans form part of the structure planning process;
 - (c) controlling the use of land and discharges to minimise the adverse effects of runoff on freshwater systems and progressively reduce existing adverse effects where those systems or water are degraded; and

- (d) avoiding development where it will significantly increase adverse effects on freshwater systems, unless these adverse effects can be adequately mitigated.

Management of freshwater systems

- (2) Identify degraded freshwater systems.
- (3) Promote the enhancement of freshwater systems identified as being degraded to progressively reduce adverse effects.
- (4) Avoid the permanent loss and significant modification or diversion of lakes, rivers, streams (excluding ephemeral streams), and wetlands and their margins, unless all of the following apply:
 - (a) it is necessary to provide for:
 - (i) the health and safety of communities; or
 - (ii) the enhancement and restoration of freshwater systems and values; or
 - (iii) the sustainable use of land and resources to provide for growth and development; or
 - (iv) infrastructure;
 - (b) no practicable alternative exists;
 - (c) mitigation measures are implemented to address the adverse effects arising from the loss in freshwater system functions and values; and
 - (d) where adverse effects cannot be adequately mitigated, environmental benefits including on-site or off-site works are provided.
- (5) Manage subdivision, use, development, including discharges and activities in the beds of lakes, rivers streams, and in wetlands, to do all of the following:
 - (a) protect identified Natural Lake Management Areas, Natural Stream Management Areas, and Wetland Management Areas;
 - (b) minimise erosion and modification of beds and banks of lakes, rivers, streams and wetlands;
 - (c) limit the establishment of structures within the beds of lakes, rivers and streams and in wetlands to those that have a functional need or operational requirement to be located there; and
 - (d) maintain or where appropriate enhance:
 - (i) freshwater systems not protected under Policy B7.3.2(5)(a);
 - (ii) navigation along rivers and public access to and along lakes, rivers and streams;

(iii) existing riparian vegetation located on the margins of lakes, rivers, streams and wetlands; and

(iv) areas of significant indigenous biodiversity.

(6) Restore and enhance freshwater systems where practicable when development, change of land use, and subdivision occur.

B7.4. Coastal water, freshwater and geothermal water

B7.4.1. Objectives

- (1) Coastal water, freshwater and geothermal water are used within identified limits while safeguarding the life-supporting capacity and the natural, social and cultural values of the waters.
- (2) The quality of freshwater and coastal water is maintained where it is excellent or good and progressively improved over time where it is degraded.
- (3) Freshwater and geothermal water is allocated efficiently to provide for social, economic and cultural purposes.
- (4) The adverse effects of point and non-point discharges, in particular stormwater runoff and wastewater discharges, on coastal waters, freshwater and geothermal water are minimised and existing adverse effects are progressively reduced.
- (5) The adverse effects from changes in or intensification of land use on coastal water and freshwater quality are avoided, remedied or mitigated.
- (6) Mana Whenua values, mātauranga and tikanga associated with coastal water, freshwater and geothermal water are recognised and provided for, including their traditional and cultural uses and values.

B7.4.2. Policies

Integrated management

- (1) Integrate the management of subdivision, use, development and coastal water and freshwater, by:
 - (a) ensuring water supply, stormwater and wastewater infrastructure is adequately provided for in areas of growth; and
 - (b) requiring catchment management planning as part of structure planning;
 - (c) controlling the use of land and discharges to minimise the adverse effects of runoff on water and progressively reduce existing adverse effects where those water are degraded; and
 - (d) avoiding development where it will significantly increase adverse effects on water, unless these adverse effects can be adequately mitigated.

National Policy Statement for Freshwater Management

- (2) Give effect to the National Policy Statement for Freshwater Management 2014 by establishing all of the following:
 - (a) freshwater objectives;
 - (b) freshwater management units and, for each unit:
 - (i) values;
 - (ii) water quality limits;
 - (iii) environmental flows and/or levels; and
 - (c) targets and implementation methods where freshwater units do not meet freshwater objectives.
- (3) Integrate Mana Whenua values, mātauranga and tikanga when giving effect to the National Policy Statement for Freshwater Management 2014 in establishing all of the following:
 - (a) water quality limits for freshwater, including groundwater;
 - (b) the allocation and use of freshwater resources, including groundwater; and
 - (c) measures to improve the integrated management of the effects of the use and development of land and freshwater on coastal water and the coastal environment.

Water quality

- (4) Identify areas of coastal water and freshwater bodies that have been degraded by human activities.
- (5) Engage with Mana Whenua to:
 - (a) identify areas of degraded coastal water where they have a particular interest; and
 - (b) remedy or, where remediation is not practicable, mitigate adverse effects on these degraded areas and values.
- (6) Progressively improve water quality in areas identified as having degraded water quality through managing subdivision, use, development and discharges.
- (7) Manage the discharges of contaminants into water from subdivision, use and development to avoid where practicable, and otherwise minimise, all of the following:
 - (a) significant bacterial contamination of freshwater and coastal water;
 - (b) adverse effects on the quality of freshwater and coastal water;

- (c) adverse effects from contaminants, including nutrients generated on or applied to land, and the potential for these to enter freshwater and coastal water from both point and non-point sources;
- (d) adverse effects on Mana Whenua values associated with coastal water, freshwater and geothermal water, including wāhi tapu, wāhi taonga and mahinga kai; and
- (e) adverse effects on the water quality of catchments and aquifers that provide water for domestic and municipal supply.

Sediment runoff

- (8) Minimise the loss of sediment from subdivision, use and development, and manage the discharge of sediment into freshwater and coastal water, by:
 - (a) promoting the use of soil conservation and management measures to retain soil and sediment on land; and
 - (b) requiring land disturbing activities to use industry best practice and standards appropriate to the nature and scale of the land disturbing activity and the sensitivity of the receiving environment.

Stormwater management

- (9) Manage stormwater by all of the following:
 - (a) requiring subdivision, use and development to:
 - (i) minimise the generation and discharge of contaminants; and
 - (ii) minimise adverse effects on freshwater and coastal water and the capacity of the stormwater network;
 - (b) adopting the best practicable option for every stormwater diversion and discharge; and
 - (c) controlling the diversion and discharge of stormwater outside of areas serviced by a public stormwater network.

Wastewater

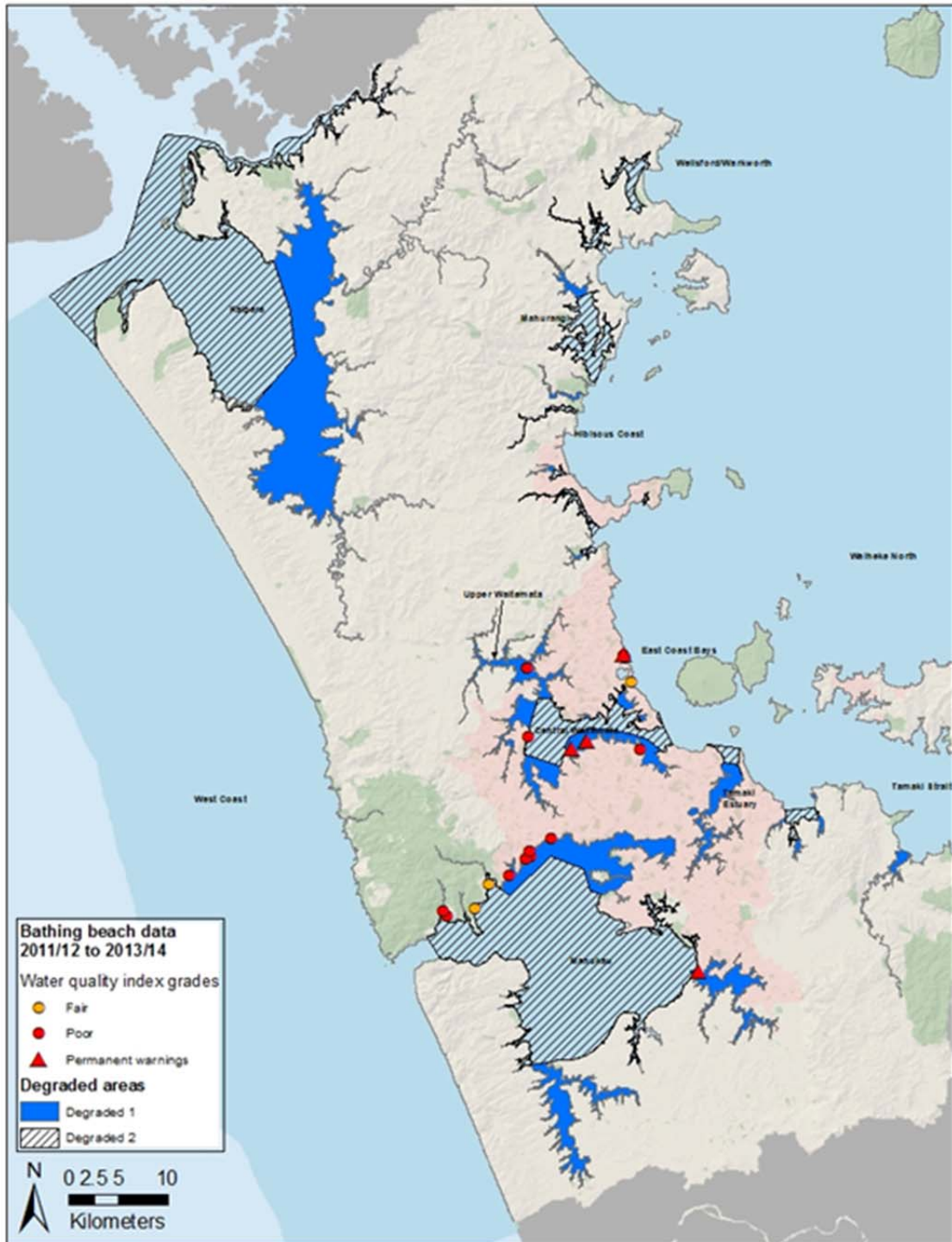
- (10) Manage the adverse effects of wastewater discharges to freshwater and coastal water by all of the following:
 - (a) ensuring that new development is supported by wastewater infrastructure with sufficient capacity to serve the development;
 - (b) progressively reducing existing network overflows and associated adverse effects by all of the following:
 - (i) making receiving environments that are sensitive to the adverse effects of wastewater discharges a priority;

- (ii) adopting the best practicable option for preventing or minimising the adverse effects of discharges from wastewater networks including works to reduce overflow frequencies and volumes;
 - (iii) ensuring plans are in place for the effective operation and maintenance of the wastewater network and to minimise dry weather overflow discharges;
 - (iv) ensuring processes are in place to mitigate the adverse effects of overflows on public health and safety and the environment where the overflows occur;
- (c) adopting the best practicable option for minimising the adverse effects of discharges from wastewater treatment plants; and
- (d) ensuring on-site wastewater systems avoid significant adverse effects on freshwater and coastal water.

Freshwater and geothermal water quantity, allocation and use

- (11) Promote the efficient allocation of freshwater and geothermal water by all of the following:
- (a) establishing clear limits for water allocation;
 - (b) avoiding over-allocation of water, including phasing out any existing over-allocation;
 - (c) safeguarding spring flows, surface waterbody base flows, ecosystem processes, life-supporting capacity, the recharge of adjacent aquifers, and geothermal temperature and amenity; and
 - (d) providing for the reasonable requirements of domestic and municipal water supplies.
- (12) Promote the efficient use of freshwater and geothermal water.
- (13) Promote the taking of groundwater rather than the taking of water from rivers and streams in areas where groundwater is available for allocation.
- (14) Enable the harvesting and storage of freshwater and rainwater to meet increasing demand for water and to manage water scarcity conditions, including those made worse by climate change.

Figure B7.4.2.1: Areas of coastal water that have been degraded by human activities



B7.5. Air

B7.5.1. Objectives

- (1) The discharge of contaminants to air from use and development is managed to improve region-wide air quality, enhance amenity values in urban areas and to maintain air quality at appropriate levels in rural and coastal areas.
- (2) Industry and infrastructure are enabled by providing for reduced ambient air quality amenity in appropriate locations.
- (3) Adverse effects on human health, property and the environment from use and development that discharge contaminants into air are avoided, remedied or mitigated.

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[ENV-2016-AKL-000228: Pact Group (NZ) Limited]

[ENV-2016-AKL-000233: New Zealand Steel Limited]

- (4) The Auckland Ambient Air Quality Standards are met and priority is given to meeting the annual average standards for fine particles (PM₁₀ and PM_{2.5}) and nitrogen dioxide.

B7.5.2. Policies

Manage discharge of contaminants to air from use and development to:

- (1) avoid significant adverse effects on human health and reduce exposure to adverse air discharges;
- (2) control activities that use or discharge noxious or dangerous substances;
- (3) minimise reverse sensitivity effects by avoiding or mitigating potential land use conflict between activities that discharge to air and activities that are sensitive to air discharges;
- (4) protect activities that are sensitive to the adverse effects of air discharges;
- (5) protect flora and fauna from the adverse effects of air discharges;
- (6) enable the operation and development of infrastructure, industrial activities and rural production activities that discharge contaminants into air, by providing for low air quality amenity in appropriate locations;

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- (7) meet Auckland Ambient Air Quality Standards by giving priority to reducing PM₁₀ and PM_{2.5} discharges from combustion sources, such as domestic fires and motor vehicle emissions and industrial discharges to air.

B7.6. Minerals

B7.6.1. Objectives

- (1) Auckland's mineral resources are effectively and efficiently utilised.

B7.6.2. Policies

- (1) Provide for mineral extraction activities within appropriate areas to ensure a secure supply of extractable minerals for Auckland's continuing development.
- (2) Encourage the use of recycled mineral material, construction waste and demolition waste to supplement mineral supply.
- (3) Identify extractable mineral deposits for future use and safeguard the areas containing regionally significant extractable deposits from inappropriate land use and development.
- (4) Require mineral extraction activities to be established and operated in ways which avoid, remedy or mitigate significant adverse effects on the environment.
- (5) Avoid locating sensitive activities adjacent to regionally significant mineral resources unless they can avoid compromising existing and future mineral extraction.
- (6) Enable industries that use the products of mineral extraction activities to locate on sites adjoining quarry zones.

B7.7. Explanation and principal reasons for adoption

Indigenous biodiversity

Natural ecosystems and indigenous biological diversity are important constituents of the life-supporting capacity of the natural resources of the entire Auckland region. Healthy and functioning ecosystems contribute to improved water quality, soil conservation and the capacity to assimilate greenhouse gases, as well as contributing to the character and identity of Auckland.

Development has adversely affected Auckland's natural heritage resulting in loss of habitats and a reduction of indigenous biodiversity. Also the introduction of animal and plant pests has threatened the viability of some indigenous ecosystems and species. Coastal and marine ecosystems are also subject to change, damage or destruction from inappropriate subdivision, use and development, as well as natural processes.

Areas containing threatened ecosystems and species require effective management to protect them, and enhance their resilience which is important for the long-term viability of indigenous biodiversity and to help respond to the potential effects of climate change. Effectively addressing these issues requires a combination of regulatory and voluntary efforts.

Areas of high ecological value have been identified as significant ecological areas using significance factors set out in the schedules of the Unitary Plan. (See Schedule 3 Significant Ecological Areas – Terrestrial Schedule and Schedule 4 Significant Ecological Areas – Marine Schedule.) The coastal marine area has not yet been comprehensively surveyed for the purpose of identifying marine significant ecological areas. Those that have been identified may under-represent the extent of significant marine communities and habitats present in the sub-tidal areas of the region.

The objectives and policies seek to promote the protection of significant vegetation and fauna and the maintenance of indigenous biodiversity by:

- evidence-based factors to identify areas of significant indigenous biodiversity;
- identifying areas of ecological significance;
- promoting restoration efforts to improve the quality, functioning and extent of these areas;
- providing for Mana Whenua's role as owners of land with a high proportion of significant indigenous biodiversity and as kaitiaki of their rohe;
- establishing a management approach which seeks to avoid adverse effects on or degradation of significant indigenous biodiversity and requires that, where adverse effects do arise from activities, they are remedied, mitigated or offset;
- providing for reasonable use by landowners;
- recognising the particular pressure the coastal environment is under from use and development; and
- recognising that there are some uncertainties in the management of indigenous biodiversity for which a precautionary response is appropriate.

Freshwater and geothermal water

Auckland is characterised by relatively small and shallow natural lakes, remnant wetlands, a few larger rivers and a network of small, shallow and short streams. Groundwater aquifers underlie both urban and rural areas. There are also geothermal water resources in parts of Auckland. The sources of municipal water supply for Auckland include a number of water supply lakes created by dams, rivers and groundwater aquifers. Maintaining the quality of freshwater, managing its use and making more efficient use of available supply are key policy approaches.

Freshwater systems are made up of lakes, rivers, streams and wetlands (including their headwaters, margins and associated flood plains) and aquifers. They are valued for:

- their ecological and biodiversity values;
- their natural character, landscape, amenity and recreational values;
- their use for navigation and access; and
- municipal, domestic and stock water supply.

Freshwater systems also provide an essential link between the land and the sea, including natural processes to regulate runoff during storms, receive and filter contaminants, and allow aquatic fauna to reach spawning areas and upstream habitats. Rivers and streams have an essential role as a natural component of an urban stormwater collection and management system.

The loss of freshwater systems and degradation of their values, particularly small streams, is a significant issue facing Auckland. Loss occurs through the piping and infilling of streams, including headwater reaches. Degradation can result from many

causes, including sediment runoff from land development and the runoff of contaminants from urban and rural land uses. Increased impervious surfaces in urban areas can change the amount and intensity of surface water runoff which can create or worsen flooding events and exacerbate the erosion of rivers and streams. In rural areas lakes, rivers and streams are affected by stock access to stream beds, loss of riparian vegetation, and reduced water quality from the runoff of fertiliser, sediment and other contaminants from primary production activities. Infrastructure establishment and upgrading may also affect all types of freshwater resources. Runoff into freshwater systems can also lead to undesirable impacts on coastal water quality and use and enjoyment of the coastal marine area.

Development needs be managed to facilitate the drainage function of freshwater systems while retaining the natural, recreational and amenity values of the system. Appropriate provisions need to be put in place to ensure that, as far as practicable, sediment is retained on the land and contaminants are caught and kept out of rivers, streams and coastal waters. The adverse effects of stormwater discharges cannot solely or effectively be managed 'at the end of the pipe'.

Stormwater management must also encompass the land use activities that contribute contaminants to the drainage network. Integrated land and water management is an important focus of this approach. In many situations development can be designed so as to provide for adequate drainage while retaining natural water systems and enhancing them where they are degraded. Intensification and redevelopment can also offer opportunities to restore and enhance degraded freshwater systems.

In urban areas particular attention is given to the management of the quantity and quality of discharges from stormwater network systems and of overflow discharges from the public wastewater network. These discharges have the greatest adverse effects on the physical form and quality of urban streams, and are also a major source of degradation of coastal water quality and ecosystem values.

Some freshwater bodies outside urban areas have high biodiversity and/or water quality. These are included as management areas, with a protection-oriented management approach.

Surface water bodies and groundwater aquifers cannot supply all of Auckland's future water needs without more efficient management approaches to the allocation and use of available freshwater. The principal consumptive use of freshwater in Auckland is for municipal water supply.

Mana Whenua are responsible for the kaitiakitanga of water, its spiritual essence to cleanse, and its importance to the ongoing well-being of people. Land-based activities can compromise the ways in which Mana Whenua value water in rivers and streams. The mixing of different types of water through discharges, or by the diversion of these water bodies is contrary to Mana Whenua views on how water should be managed.

All of these matters need to be addressed in an integrated manner to minimise adverse effects on freshwater systems during subdivision, use and development. The National Policy Statement for Freshwater Management 2014 and the New Zealand Coastal Policy

Statement 2010 provide both short-term and long-term directions that the Unitary Plan has to implement.

Areas of degraded water quality

Water quality is fundamental to a range of use and values, to the ecosystem function and the life-supporting capacity of the coast. The coast is the receiving environment for discharges, both from historic and present activities that are undertaken in the coastal marine area and from land. The objectives and policies seek to avoid on-going decline in water quality, to improve water quality over time through a range of mechanisms and so to give effect to Policy 21 of the New Zealand Coastal Policy Statement 2010. They also recognise the significance and value of the coastal marine area for Mana Whenua.

Auckland's coastal receiving environments are under continued pressure from both coastal and land-based (rural and urban) activities. Inner harbour and estuarine areas where sediments and contaminants accumulate are usually the most adversely affected areas. This is particularly the case in the Waitematā and Manukau Harbours, especially the Tāmaki Estuary and the Mangere Inlet and around marinas and ports. The best water quality is found at locations that are more exposed to open ocean water currents and have less development in their catchments, or have received upgrades to the network infrastructure.

Degradation of coastal receiving environments can have significant adverse effects on recreational, amenity, Mana Whenua and economic values.

Degraded areas have been identified based on assessments of water quality, sediment contamination and benthic health. While two classes of degraded areas have been identified, the distinction does not imply a ranking or any priority for action. It is important that both areas be considered together because of the dynamic and interconnected nature of coastal environments and because the classes may change over time as more knowledge is gained and as pressures on receiving environments change. There is evidence that even moderate levels of degradation can result in ecosystem level changes, and it is not yet known how reversible these changes might be.

Identifying an area as degraded does not imply that it has no value. Degraded areas may contain valuable habitats, support important species, or form critical connections with other systems and many are identified as significant ecological areas.

Air

Motor vehicles, domestic fires and, to a lesser extent, industry are the main sources of air pollution in urban areas of Auckland. Emissions in urban areas cause air quality to exceed national and international standards and guidelines from time to time, in both localised areas and across greater Auckland. In rural and especially coastal areas, air quality is usually very good. Rural air pollution is normally more localised and comes from outdoor fires, use of agricultural chemicals and odour from agricultural activities.

Vehicle emissions and domestic fires, which are the major sources of air pollutants in Auckland, are not directly regulated under the Unitary Plan but by other controls. Some air quality effects may be indirectly addressed by the objectives and policies for a compact urban form and a centres-based urban development strategy.

Industrial emissions can have localised adverse effects on amenity and some industrial emissions can contain noxious or dangerous substances that are hazardous to human health. Industry emissions therefore need to be managed by the reduction, containment and treatment of the discharge at its source to avoid or reduce these effects. When new sensitive activities are put in close proximity to activities with air discharges, reverse sensitivity effects may occur, challenging the long-term operation of the existing activity.

Industry and rural production is vital to our economic prosperity. Accordingly a balance needs to be struck between enabling this activity and achieving acceptable levels of air quality.

National environmental standards for air quality establish health-related ambient air quality standards. These focus mainly on the control of PM particulate matter, but also set maximum acceptable air concentrations for other contaminants such as nitrogen dioxide.

Minerals

Minerals in the context of Auckland include:

- aggregates, such as stone, rock, sand and gravel, for industry, construction and infrastructure;
- limestone deposits for manufacturing fertilisers, roading basecourse and cement;
- silica sand, shells and shingle for construction materials, glass production and beach replenishment purposes;
- iron sand for production of steel; and
- clay for brick, ceramics and pottery products.

Minerals are essential for Auckland's development. In the past, Auckland's quarries have produced nearly 10 million tonnes of aggregates per year. Currently a number of mineral extraction sites still operate in Auckland. Minerals are also imported from other parts of the country, particularly from the northern Waikato area.

The demand for minerals, particularly aggregates, is expected to increase to 15 million tonnes per annum by 2041. This will support growth and development, and renew and maintain buildings, roads and infrastructure.

Given the anticipated increases in demand for and Auckland's dependence on minerals, an accessible supply of minerals is a matter of regional importance. This means that the use of aggregate resources needs to be used as efficiently and effectively as possible

Mineral extraction activities are encouraged to adopt best practice management of their sites to minimise adverse effects on both the natural environment and on the amenity values and quality of life of neighbouring land uses. Greater focus is also given to avoiding reverse sensitivity conflicts between mineral extraction sites and surrounding land uses and giving greater protection to the ongoing supply of minerals for Auckland.

B8. Toitū te taiwhenua - Coastal environment

Te tere i uta

Te tere i tai

The shoals from the shallows and the shoals from the deep

B8.1. Issues

Auckland's coastal environment is a fundamental part of the region's identity. It has high natural, social and cultural values, and economic uses. It is one of the most desirable places in New Zealand for living and recreation.

Subdivision, use and development within the coastal environment need to be in an appropriate location and of an appropriate form.

Some forms of subdivision, use and development are dependent for their operation on the natural and physical resources of the coastal environment or on their location in the coastal environment, and provision needs to be made for these in appropriate locations.

B8.2. Natural character

B8.2.1. Objectives

- (1) Areas of the coastal environment with outstanding and high natural character are preserved and protected from inappropriate subdivision, use and development.
- (2) Subdivision, use and development in the coastal environment are designed, located and managed to preserve the characteristics and qualities that contribute to the natural character of the coastal environment.
- (3) Where practicable, in the coastal environment areas with degraded natural character are restored or rehabilitated and areas of high and outstanding natural character are enhanced.

B8.2.2. Policies

- (1) Identify and evaluate areas of outstanding natural character or high natural character considering the following factors:
 - (a) natural elements, processes and patterns;
 - (b) biophysical, ecological, geological and geomorphological aspects;
 - (c) natural landforms such as headlands, peninsulas, cliffs, dunes, wetlands, reefs, freshwater springs and surf breaks;
 - (d) the natural movement of water and sediment;
 - (e) the natural darkness of the night sky;
 - (f) places or areas that are wild or scenic; and
 - (g) experiential attributes, including the sounds and smell of the sea, and their context or setting.

- (2) Include an area in the coastal environment with outstanding or high natural character in Schedule 8 Outstanding Natural Character and High Natural Character Overlay Schedule.
- (3) Preserve and protect areas of outstanding natural character and high natural character from inappropriate subdivision, use and development by:
 - (a) avoiding adverse effects of activities on natural character in areas of the coastal environment scheduled as outstanding natural character; and
 - (b) avoiding significant adverse effects and avoid, remedy or mitigate other adverse effects of activities on natural character in all other areas of the coastal environment.
- (4) Avoid significant adverse effects and avoid, remedy or mitigate other adverse effects on natural character of the coastal environment not identified as outstanding natural character and high natural character from inappropriate subdivision, use and development.
- (5) Enable land use practices and restoration projects that will restore, rehabilitate or enhance natural character in outstanding natural character and high natural character areas in the coastal environment.
- (6) Provide for the use of transferable development rights to avoid inappropriate subdivision, use and development in or on land adjoining to areas of outstanding natural character and high natural character.

B8.3. Subdivision, use and development

B8.3.1. Objectives

- (1) Subdivision, use and development in the coastal environment are located in appropriate places and are of an appropriate form and within appropriate limits, taking into account the range of uses and values of the coastal environment.
- (2) The adverse effects of subdivision, use and development on the values of the coastal environment are avoided, remedied or mitigated.
- (3) The natural and physical resources of the coastal environment are used efficiently and activities that depend on the use of the natural and physical resources of the coastal environment are provided for in appropriate locations.
- (4) Rights to occupy parts of the coastal marine area are generally limited to activities that have a functional need to locate in the coastal marine area, or an operational need making the occupation of the coastal marine area more appropriate than land outside of the coastal marine area.
- (5) Uses and developments that have a need to locate on land above and below the mean high water springs are provided for in an integrated manner.
- (6) Conflicts between activities including reverse sensitivity effects are avoided, remedied or mitigated.

- (7) In areas potentially affected by coastal hazards, subdivision, use and development avoid increasing the risk of social, environmental and economic harm.

B8.3.2. Policies

Use and development

- (1) Recognise the contribution that use and development of the coastal environment make to the social, economic and cultural well-being of people and communities.
- (2) Avoid or mitigate sprawling or sporadic patterns of subdivision, use and development in the coastal environment by all of the following:
 - (a) concentrating subdivision, use and development within areas already characterised by development and where natural character values are already compromised;
 - (b) avoiding urban activities in areas with natural and physical resources that have been scheduled in the Unitary Plan in relation to natural heritage, Mana Whenua, natural resources, coastal, historic heritage and special character; and
 - (c) ensuring that subdivision, use or development involving land above and below the mean high water springs can provide for any associated facilities or infrastructure in an integrated manner.
- (3) Provide for use and development in the coastal marine area that:
 - (a) have a functional need which requires the use of the natural and physical resources of the coastal marine area;
 - (b) are for the public benefit or public recreation that cannot practicably be located outside the coastal marine area;
 - (c) have an operational need making a location in the coastal marine area appropriate and that cannot practicably be located outside the coastal marine area; or
 - (d) enable the use of the coastal marine area by Mana Whenua for Māori cultural activities and customary uses.
- (4) Require subdivision, use and development in the coastal environment to avoid, remedy or mitigate the adverse effects of activities above and below the mean high water springs, including the effects on existing uses and on the coastal receiving environment.
- (5) Adopt a precautionary approach towards proposed activities whose effects on the coastal environment are uncertain, unknown or little understood, but could be significantly adverse.

- (6) Consider the purposes for which land or water in the coastal environment is held or managed under any enactment for conservation or protection purposes and:
- (a) avoid adverse effects that are significant in relation to those purposes; and
 - (b) avoid, remedy or mitigate other adverse effects in relation to those purposes.
- (7) Set back development from the coastal marine area, where practicable, to protect the natural character and amenity values of the coastal environment.

Ports

- (8) Recognise the national and regional significance of the Auckland ports and the need for them to be located within the coastal environment by all of the following:
- (a) enabling the efficient and safe operation of the ports and their connection with other transport modes;
 - (b) enabling the safe navigation and berthing of vessels, including by dredging; and
 - (c) avoiding or mitigating the adverse effects of activities that may compromise efficient and safe port operations.

Reclamation

- (9) Avoid reclamation of land in the coastal marine area unless all of the following apply:
- (a) land outside the coastal marine area is not available for the proposed activity;
 - (b) the activity which requires reclamation can only occur in or adjacent to the coastal marine area;
 - (c) there are no practicable alternative methods of providing for the activity; and
 - (d) the reclamation will provide significant regional or national benefit.

Aquaculture

- (10) Provide for aquaculture activities in appropriate places and forms and within appropriate limits in the coastal environment, taking into account all of the following:
- (a) the quality of water required for the aquaculture activity;
 - (b) land-based facilities and infrastructure required to support the operation of aquaculture activities; and

(c) the potential social, economic and cultural benefits associated with the operation and development of aquaculture activities.

(11) Recognise that the extraction of minerals and renewable marine energy generation can have social and economic benefits and can be appropriate activities in the coastal environment.

B8.4. Public access and open space

B8.4.1. Objectives

- (1) Public access to and along the coastal marine area is maintained and enhanced, except where it is appropriate to restrict that access, in a manner that is sensitive to the use and values of an area.
- (2) Public access is restricted only where necessary to ensure health or safety, for security reasons, for the efficient and safe operation of activities, or to protect the value of areas that are sensitive to disturbance.
- (3) The open space, recreation and amenity values of the coastal environment are maintained or enhanced, including through the provision of public facilities in appropriate locations.

B8.4.2. Policies

- (1) Subdivision, use and development in the coastal environment must, where practicable, do all of the following:
 - (a) maintain and where possible enhance public access to and along the coastal marine area, including through the provision of esplanade reserves and strips;
 - (b) be designed and located to minimise impacts on public use of and access to and along the coastal marine area;
 - (c) be set back from the coastal marine area to protect public open space values and access; and
 - (d) take into account the likely impact of coastal processes and climate change, and be set back sufficiently to not compromise the ability of future generations to have access to and along the coast.
- (2) Provide for a range of open space and recreational use of the coastal environment by doing all of the following:
 - (a) identifying areas for recreational use, including land-based facilities for those uses, where this ensures the efficient use of the coastal environment;
 - (b) enabling the provision of facilities in appropriate locations that enhance public access and amenity values;
 - (c) enabling Māori cultural activities and customary use; and

- (d) managing uses to avoid conflicts and mitigate risks.
- (3) Restrict public access to and along the coastal marine area, particularly walking access, only where it is necessary to do any of the following:
 - (a) protect public health and safety;
 - (b) provide for defence, port or airport purposes;
 - (c) protect areas with natural and physical resources that have been scheduled in the Unitary Plan in relation to natural heritage, Mana Whenua, natural resources, coastal, historic heritage and special character;
 - (d) protect threatened indigenous species;
 - (e) protect dunes, estuaries and other sensitive natural areas or habitats;
 - (f) have a level of security necessary to carry out an activity or function that has been established or provided for;
 - (g) provide for exclusive use of an area to carry out an activity granted an occupation consent under section 12 of the Resource Management Act 1991;
 - (h) enable a temporary activity or special event; or
 - (i) in other exceptional circumstances sufficient to justify the restriction.

B8.5. Managing the Hauraki Gulf/Te Moana Nui o Toi/Tikapa Moana

B8.5.1. Objectives

- (1) The management of the Hauraki Gulf gives effect to sections 7 and 8 of the Hauraki Gulf Marine Park Act 2000.
- (2) Use and development supports the social and economic well-being of the resident communities of Waiheke and Great Barrier islands, while maintaining or, where appropriate, enhancing the natural and physical resources of the islands.
- (3) Economic well-being is enabled from the use of the Hauraki Gulf's natural and physical resources without resulting in further degradation of environmental quality or adversely affecting the life-supporting capacity of marine ecosystems.

B8.5.2. Policies

Integrated management

- (1) Encourage and support the restoration and enhancement of the Hauraki Gulf's ecosystems, its islands and catchments.

- (2) Require the integrated management of use and development in the catchments, islands, and waters of the Hauraki Gulf to ensure that the ecological values and life-supporting capacity of the Hauraki Gulf are protected, and where appropriate enhanced.
- (3) Require applications for use and development to be assessed in terms of the cumulative effect on the ecological and amenity values of the Hauraki Gulf, rather than on an area-specific or case-by-case basis.
- (4) Maintain and enhance the values of the islands in the Hauraki Gulf.
- (5) Avoid use and development that will compromise the natural character, landscape, conservation and biodiversity values of the islands, particularly in areas with natural and physical resources that have been scheduled in the Unitary Plan in relation to natural heritage, Mana Whenua, natural resources, coastal, historic heritage and special character.
- (6) Promote the restoration and rehabilitation of natural character values of the islands of the Hauraki Gulf.
- (7) Ensure that use and development of the area adjoining conservation islands, regional parks or Department of Conservation land, does not adversely affect their scientific, natural or recreational values.
- (8) Enhance opportunities for educational and recreational activities on the islands of the Hauraki Gulf if they are consistent with protecting natural and physical resources, particularly in areas where natural and physical resources have been scheduled in the Unitary Plan in relation to natural heritage, Mana Whenua, natural resources, coastal, historic heritage and special character.
- (9) Identify and protect areas or habitats, particularly those unique to the Hauraki Gulf, that are:
 - (a) significant to the ecological and biodiversity values of the Hauraki Gulf;
and
 - (b) vulnerable to modification.
- (10) Work with agencies and stakeholders to establish an ecological bottom line, or agreed target, for managing the Hauraki Gulf's natural and physical resources which will do all of the following:
 - (a) provide greater certainty in sustaining the Hauraki Gulf's ongoing life-supporting capacity and ecosystem services;
 - (b) assist in avoiding incremental and ongoing degradation;
 - (c) co-ordinate cross-jurisdictional integrated management and effort to achieve agreed outcomes;
 - (d) better measure the success of protection and enhancement initiatives;
 - (e) assist in establishing a baseline for monitoring changes;

- (f) enable better evaluation of the social and economic cost-benefits of management; and
- (g) provide an expanded green-blue network linking restored island and mainland sanctuaries with protected, regenerating marine areas where the ecological health and productivity of the marine area will be enhanced.

Providing for the relationship of Mana Whenua with the Hauraki Gulf

- (11) Work in partnership with Mana Whenua to protect and enhance culturally important environmental resources and values of the Hauraki Gulf that are important to their traditional, cultural and spiritual relationship with the Hauraki Gulf.
- (12) Incorporate mātauranga Māori with western knowledge in establishing management objectives for the Hauraki Gulf.
- (13) Require management and decision-making to take into account the historical, cultural and spiritual relationship of Mana Whenua with the Hauraki Gulf, and the ongoing capacity to sustain these relationships.

Maintaining and enhancing social, cultural and recreation values

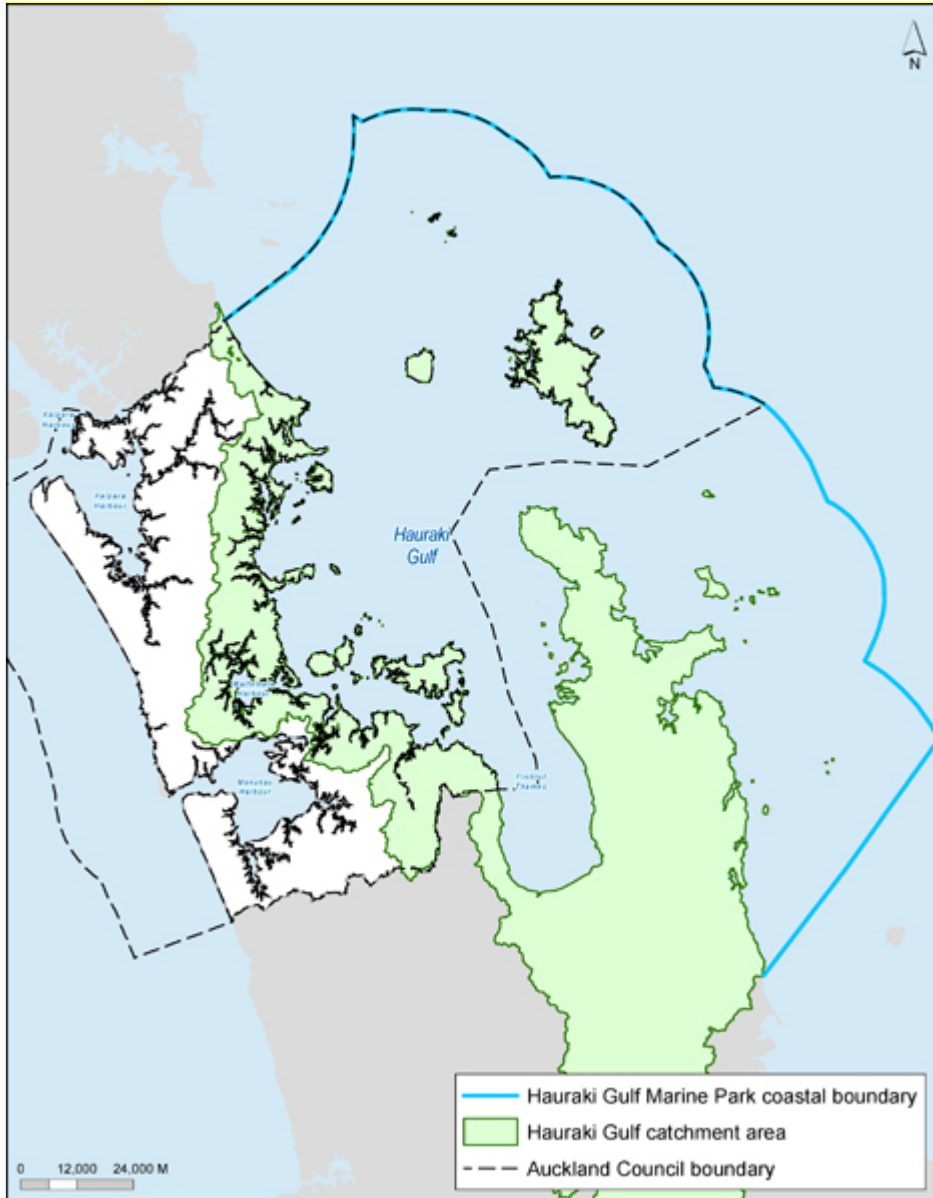
- (14) Identify and protect the natural and physical resources that have important cultural and historic associations for people and communities in and around the Hauraki Gulf.
- (15) Identify, maintain, and where appropriate enhance, areas of high recreational use within the Hauraki Gulf by managing water quality, development and potentially conflicting uses so as not to compromise the particular values or qualities of these areas that add to their recreational value.
- (16) Encourage the strategic provision of infrastructure and facilities to enhance public access and recreational use and enjoyment of the Hauraki Gulf.

Providing for the use of natural and physical resources, and for economic activities

- (17) Provide for commercial activities in the Hauraki Gulf and its catchments while ensuring that the impacts of use, and any future expansion of use and development, do not result in further degradation or net loss of sensitive marine ecosystems.
- (18) Encourage the strategic provision of infrastructure and facilities that support economic opportunities for the resident communities of Waiheke and Great Barrier islands.
- (19) Promote economic development opportunities that complement the unique values of the islands and the Hauraki Gulf.
- (20) Promote the national significance of the Hauraki Gulf Marine Park by:
 - (a) supporting the development of Auckland's waterfront as the gateway to the Hauraki Gulf; and

(b) promoting the Hauraki Gulf as a visitor destination.

Figure 8.5.3.1: Hauraki Gulf Marine Park



B8.6. Explanation and principal reasons for adoption

The coastal environment includes the coastal marine area, islands within the coastal marine area and the area landward of the line of mean high water springs determined by the natural and physical elements, features and processes associated with the coast, including vegetation, landscape, landforms, coastal processes and the other matters included in Policy 1(2) of the New Zealand Coastal Policy Statement 2010. (Refer Figure 1).

Coastal areas all have their own distinct qualities, values and uses and share a rich history of Māori and European settlement. The coast is one of the earliest places of human settlement in New Zealand and continues to play a fundamental role in the character and identity of Auckland. The coastal environment and the resources of the coastal marine area comprise some of the most important taonga to Mana Whenua, who have a traditional and on-going cultural relationship with the coast.

Auckland's richly varied coastal environment is a finite resource with high environmental, social, economic and cultural values. Its coasts and harbours are among its most highly valued natural features. It is the location of New Zealand's largest commercial port and international airport. The marine industry, transport and aquaculture activities all contribute to social and economic well-being. The coastal environment also contains potentially significant renewable energy resources. It is a highly desirable location for often competing residential, commercial, industrial and recreational uses of both land and water. These demands will increase as Auckland grows.

The coastal marine area also provides a range of ecosystem services, including providing food, assimilating discharges from land into coastal waters and enabling a range of coastal uses that support the economic well-being of people and communities. Land-based activities have a significant effect on the health of the marine environment. Sediment, contaminants and litter that are carried by waterways or pipes into the sea affect water quality and the ecological health of the coast, and are major environmental issues.

The many uses made of the coast have to be managed to ensure that they do not threaten the life-supporting capacity of the marine environment, as a healthy marine environment is fundamental to many of the activities and values of the coast. There is a need to ensure integrated management of activities on both the land and sea to ensure the ecosystem services and values of the coastal environment are maintained.

The importance of the coastal environment is reflected in the statutory resource management framework, particularly as identified in sections 6 and 7 of the Resource Management Act 1991 and as set out in the New Zealand Coastal Policy Statement 2010. The outstanding quality and diversity of the natural resources of the Hauraki Gulf and its islands has been recognised through their inclusion in the Hauraki Gulf Marine Park. In addition, section 10 of the Hauraki Gulf Marine Park Act 2000 requires that the national significance and management directives in section 7 and 8 of that Act be treated as a New Zealand coastal policy statement for the Hauraki Gulf and elevates the inter-relationship between the Hauraki Gulf, its islands, and catchments, and the ability of the

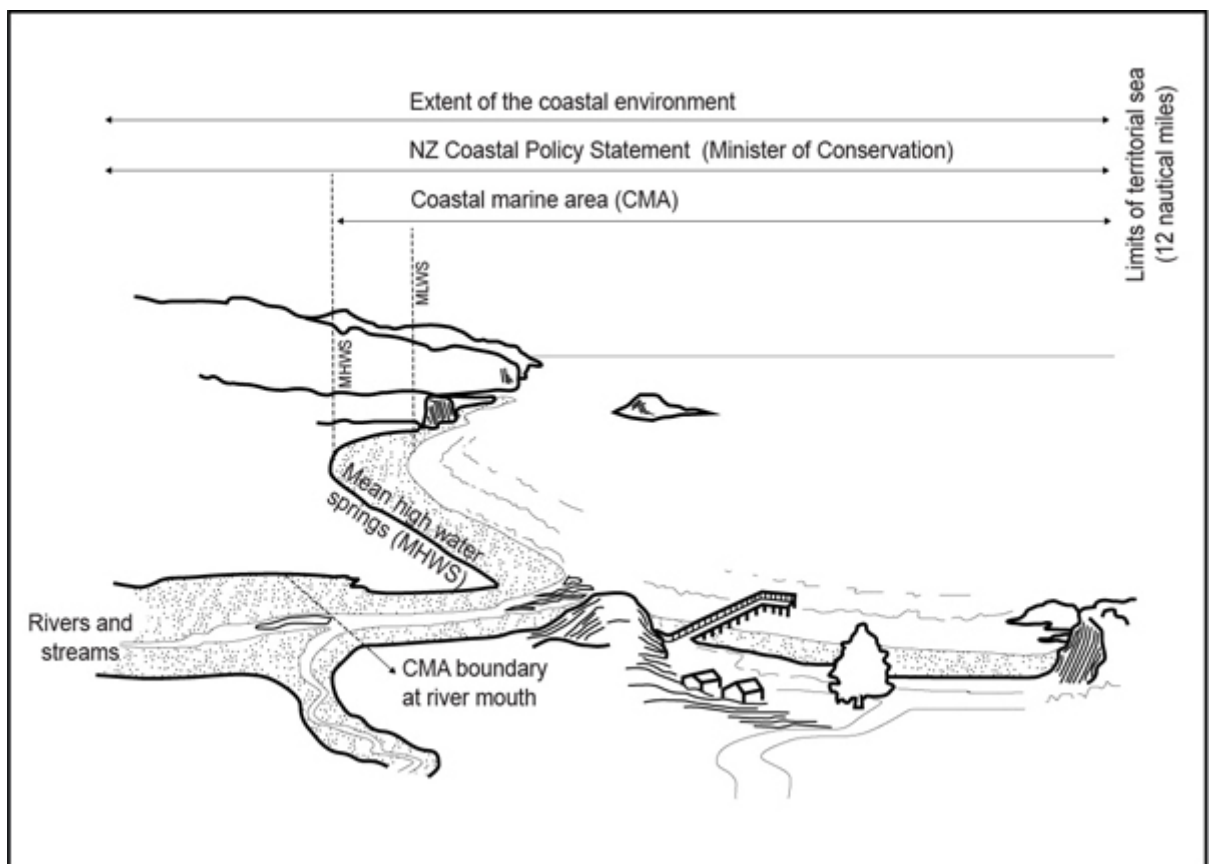
Gulf to sustain the life-supporting capacity of the environment of the Hauraki Gulf and its islands, to matters of national significance.

Auckland's coastal environment is used for a range of recreation activities and valued as an open space resource. There is a public expectation of rights of use and access to and along the coast as recognised and provided for in the Resource Management Act 1991 and the New Zealand Coastal Policy Statement 2010 and under the Marine and Coastal Area (Takutai Moana) Act 2011. However there can be needs to restrict public access in certain circumstances, including for safety, security and biosecurity reasons, or to enable the carrying out of activities, such as port or marine industry.

In addition to the objectives and policies in this section, the values of the coastal environment are recognised and provided for in the objectives and policies of the regional policy statement relating to:

- natural heritage (section B4)
- built heritage and character (section B5)
- natural resources (section B7)
- Mana Whenua (section B6)

Figure 1: Extent of the coastal environment



Natural character

Outstanding natural character areas are the iconic, scenic and wilderness areas where the sights, features, and sounds are those of nature and where human-made influences are absent or minor and subservient in the context of the natural environment. These areas provide an important touchstone with nature for an increasingly urbanised population. Areas of high natural character often include rural land used for primary production. Although these areas may lack the same wilderness value as outstanding areas, there is still a significant predominance of naturalness.

Areas of outstanding or high natural character are an increasingly scarce and valuable resource. Auckland's growing population, together with the desire to live near the coast, means that land in the coastal environment is highly valued. It is important that future use and development of largely unmodified freshwater areas is managed to ensure their values are retained for the enjoyment of future generations.

Section 6(a) of the Resource Management Act 1991 requires the Unitary Plan to recognise and provide for the preservation of the natural character of the coastal environment and the protection of it from inappropriate subdivision, use and development. To do that, policy 13 of the New Zealand Coastal Policy Statement 2010 directs that areas with high and outstanding natural character value be identified, that the adverse effects of activities on the natural character of these areas be avoided and that in all other areas significant adverse effects of activities on natural character be avoided.

Land within the coastal environment, including some areas identified as having high natural character, is often used for primary production purposes. The ongoing use of this land for such activities is enabled. Changes that would affect the values of these areas need to be managed to ensure these values are retained in the long-term.

Highly modified areas of the coastal environment still contain elements or features that contribute to their natural character. This may be vegetation, a significant landform, or in areas such as the waterfront, tidal movement and sights and sounds of the sea. Use and development in such areas should avoid significant adverse effects and avoid, remedy or mitigate other effects on the elements or features that contribute to the natural character value of that area.

Subdivision, use and development

The objectives and policies recognise that the coastal environment is a finite resource with a range of values that need to be provided for. As Auckland grows the coastal environment is under increasing pressure for use and development and its natural and physical resources must be used efficiently to ensure it is able to sustain the needs of future generations.

The objectives and policies provide guidance to ensure that subdivision, use and development in the coastal environment is appropriate by:

- ensuring it is located in appropriate areas, taking into account the values identified and the strategic direction for managing subdivision, use and

development in the coastal environment, in addition to the values of the coastal environment that need to be considered in other parts of the plan;

- recognising that some forms of use and development rely on the use of the natural and physical resources of the coastal environment, for example renewable energy generation, and that this should be provided for in appropriate locations;
- recognising that the coastal marine area is a limited and highly valued public resource, and that use, development in the coastal marine area should be for activities that have a functional need to be undertaken below mean high water springs and cannot be undertaken on land such as wharves, jetties, aquaculture and moorings;
- providing for activities associated with the on-going operation of infrastructure and existing activities in the coastal marine area, including Auckland's largest commercial port and airport recognising the social and economic benefit they provide, subject to managing the adverse effects;
- requiring the impacts of land use activities on the coastal marine area be taken into account, including impacts on water quality, and that the effects on established coastal marine area activities like aquaculture, port activities, and recreational use; and
- requiring that both the landward and seaward aspects of use and development be considered in an integrated manner, for example the parking and access on land that may be required as part of providing for an activity in the coastal marine area.

Subdivision, use and development, including redevelopment, needs to take into account the risk of being affected by coastal hazards, including the effects of climate change, and avoid increasing the future risk of social, environmental and economic harm.

Public access and open space

Both the Resource Management Act 1991 (section 6(d)) and the New Zealand Coastal Policy Statement 2010 (Policies 18 and 19) recognise the national significance of maintaining and providing public access, particularly walking access, to and along the coast, and to recognise the significant open space values of the coast.

The coast is one of Auckland's most highly used and valued open space areas. It is used for a range of recreational activities and will be subject to increasing pressure as Auckland grows. To meet these growing needs it will be necessary to work towards linking walking access around the coast and to provide facilities such as boardwalks and boat ramps in appropriate locations. In parts of the coast it may be appropriate to identify areas for a particular recreational activity, in order to make the most efficient use of coastal space and to avoid conflicts between activities.

Public access needs to be restricted in some circumstances to ensure public health and safety, enable the safe use and operation of activities provided for in the coastal marine

area, and to protect sensitive areas. This is consistent with Policy 19 (3) of the New Zealand Coastal Policy Statement 2010.

The objectives and policies recognise that:

- subdivision, use and development can have a significant impact on public open space and access. They may enhance access through the provision of esplanade reserves and open space areas, or the design and form of development can limit or detract from open space value and public access;
- the likely future impact of coastal erosion and sea level change needs to be taken into account in considering the appropriate width of reserves and setbacks from the coastal edge, particularly for new greenfield development. There is otherwise a risk that coastal reserves will erode and access will be lost, or that foreshore protection works will be required, if they are to be retained in the long term;
- the provision of facilities, including boardwalks, boat ramps and pontoons can considerably enhance public access and amenity values. Facilities should be enabled in locations where there is high recreational use and it would enhance public access and use of the coast;
- as Auckland grows and there is greater intensification and less private open space it will be important to ensure that there continue to be areas that people can still 'escape' the city and experience wilderness values. These areas need to be managed to ensure changes to access, including car-parking, or changing nature of access (e.g. low-impact walking tracks to formed accessways or vehicle access) do not result in losing the wilderness experience these areas are valued for; and
- restrictions on public access to or along the coastal marine area may need to be limited where it is necessary to protect public health and safety or the values of areas sensitive to disturbance. Restrictions may also be necessary to enable the efficient operation of activities undertaken in the coastal environment, including port, airport and marine industry activities, including access restrictions necessary for customs, security and biosecurity requirements. Some activities in the coastal marine area are granted rights of occupation under section 12 (2) of the Resource Management Act 1991, for example aquaculture or moorings, which require public access to be restricted or limited in parts of the coastal marine area.

Managing the Hauraki Gulf/Te Moana Nui o Toi/Tīkapa Moana

The provisions of section 55 of the Resource Management Act 1991 apply as though sections 7 and 8 of the Hauraki Gulf Marine Park Act 2000 were a national policy statement and a regional council or a territorial authority must take action in accordance with that section.

The objectives and policies provide guidance on giving effect to the Hauraki Gulf Marine Park Act 2000 by:

- recognising the need to integrate the management of the natural, historic, and physical resources of the Hauraki Gulf, its islands, and catchments;
- promoting restoration efforts on islands and maintaining the values of conservation islands;
- supporting protection of areas of significant ecological value, including linkages between land and sea;
- promoting use and development that provides for social and economic opportunities while avoiding further degradation of the marine environment of the Gulf;
- recognising the significance of the open space, recreation and heritage values of the Gulf;
- working with Mana Whenua in managing the Gulf; and
- recognising the need for collaboration in achieving the outcome sought for the Gulf as management of the catchments, marine area and islands is split between different councils and agencies and controlled under different legislation.

B9. Toitū te tuawhenua- Rural environment

Me tupu te ora ki te tuawhenua

Grow your livelihood inland

B9.1. Issues

The Auckland region is not just the location of New Zealand's largest city. Most of the Auckland region's land is rural and contains extensive, productive and valuable areas used for farming (agriculture, horticulture and grazing), rural service industries, forestry and rural recreation. The rural parts of Auckland also contain important natural resources, including native bush, significant ecological areas and outstanding natural landscapes. The contributions made by rural areas and rural communities to the well-being of the region must be acknowledged and enabled.

The outward expansion of urban areas and people's lifestyle choices and recreational activities place significant pressures on maintaining the amenity values and the quality of the environment in rural areas. Specific issues in the Auckland region are:

- protecting the finite resource of elite quality soils from urban expansion;
- managing subdivision to prevent undue fragmentation of large sites in ways that restrict rural production activities;
- addressing reverse sensitivity effects which rural-residential development can have on rural production activities; and
- managing the opportunities for countryside living in rural areas in ways that provide for rural-residential development in close proximity to urban areas and the larger rural and coastal towns and villages while minimising the loss of rural production land.

B9.2. Rural activities

B9.2.1. Objectives

- (1) Rural areas make a significant contribution to the wider economic productivity of, and food supply for, Auckland and New Zealand.
- (2) Areas of land containing elite soil are protected for the purpose of food supply from inappropriate subdivision, urban use and development.
- (3) Rural production and other activities that support rural communities are enabled while the character, amenity, landscape and biodiversity values of rural areas, including within the coastal environment, are maintained.
- (4) Auckland's rural areas outside the Rural Urban Boundary and rural and coastal towns and villages are protected from inappropriate subdivision, urban use and development.
- (5) Auckland's rural areas inside the Rural Urban Boundary are not compromised for future urbanisation by inappropriate subdivision, use and development.

B9.2.2. Policies

- (1) Enable a diverse range of activities while avoiding significant adverse effects on and urbanisation of rural areas, including within the coastal environment, and avoiding, remedying, or mitigating other adverse effects on rural character, amenity, landscape and biodiversity values.
- (2) Minimise the potential for reverse sensitivity effects by:
 - (a) preventing sensitive activities (such as countryside living) from establishing in areas where rural production activities could be adversely affected; or
 - (b) requiring sensitive activities (such as new countryside living) to adopt on-site methods to avoid reverse sensitivity effects on rural production activities; and
 - (c) avoiding subdivision and development that would result in incompatible uses or sensitive activities (such as countryside living) being introduced into areas containing mineral resources identified in the plan for future extraction.
- (3) Encourage improved land management practices in rural production areas to progressively reduce and contain adverse environmental effects.

B9.3. Land with high productive potential

B9.3.1. Objectives

- (1) Land containing elite soils is protected through land management practices to maintain its capability, flexibility and accessibility for primary production.
- (2) Land containing prime soil is managed to enable its capability, flexibility and accessibility for primary production.
- (3) The productive potential of land that does not contain elite or prime soil is recognised.

B9.3.2. Policies

[CIV-2016-404-002339: Horticulture New Zealand Incorporated] – Addition sought

- (1) Avoid new countryside living subdivision, use and development on land containing elite soil and discourage them on land containing prime soil.
- (2) Encourage activities that do not depend on using land containing elite and prime soil to locate outside these areas.
- (3) Recognise the productive potential of land that does not contain elite or prime soil and encourage the continued use of this land for rural production.
- (4) Provide for non-soil dependent rural enterprises (including post-harvest facilities) on land containing elite or prime soil where there are economic and operational benefits associated with concentrating such enterprises in specific rural localities.

- (5) Encourage land management practices that retain the physical and chemical capability of rural soils.

B9.4. Rural subdivision

B9.4.1. Objectives

- ¹[ENV-189];²[ENV-206];
³[ENV-207];⁴[ENV-212];
⁵[ENV-215];⁶[ENV-216];
⁷[ENV-219];⁸[ENV-227];
¹⁰[ENV-248]
- (1) Further fragmentation of rural land by sporadic and scattered subdivision for urban and rural lifestyle living purposes is prevented.
- (2) Subdivision does not undermine the productive potential of land containing elite soils.
- (3) Subdivision of rural land avoids, remedies or mitigates adverse effects on the character, amenity, natural character, landscape and biodiversity values of rural areas (including within the coastal environment), and provides resilience to effects of natural hazards.
- (4) Land subdivision protects and enhances significant indigenous biodiversity.

B9.4.2. Policies

- ¹[ENV-189];²[ENV-206];
³[ENV-207];⁴[ENV-212];
⁵[ENV-215];⁶[ENV-216];
⁷[ENV-219];⁸[ENV-227];
⁹[ENV-234];¹⁰[ENV-248]
- (1) Enable the permanent protection and enhancement of areas of significant indigenous biodiversity.
- (2) Enable subdivision for the following purposes:
- (a) the creation of parks and reserves, including esplanade reserves;
 - (b) the establishment and operation of infrastructure;
 - (c) rural production purposes;
 - (d) marae, papakāinga, urupā and other activities that support Māori relationships with their land where this land is managed by the Te Ture Whenua Māori Land Act 1993; and
 - (e) special circumstances that provide for significant benefit to the local rural community, and that cannot be met through the use of existing titles.

¹[ENV-2016-AKL-000189: Cabra Rural Developments Limited and Others]

²[ENV-2016-AKL-000206: Cato Bolam Consultants Limited]

³[ENV-2016-AKL-000207: David Mason, Better Living Landscapes Ltd, Parallax Surveyors Ltd, Fluker Surveyors Ltd, and Sayes In Trust Ltd]

⁴[ENV-2016-AKL-000212: Smithies Family Trust]

⁵[ENV-2016-AKL-000215: Man O'War Farm Limited]

⁶[ENV-2016-AKL-000216: Zakara Investments Limited]

⁷[ENV-2016-AKL-000219: Houghton Family Trust]

⁸[ENV-2016-AKL-000227: Kumeu-Huapai Residents and Ratepayers Association Incorporated]

⁹[ENV-2016-AKL-000234: Radiata Properties Limited]

¹⁰[ENV-2016-AKL-000248: Terra Nova Planning Limited]

- ¹[ENV-189];²[ENV-206];
³[ENV-207];⁴[ENV-212];
⁵[ENV-215];⁶[ENV-216];
⁷[ENV-219];⁸[ENV-227];
⁹[ENV-234];¹⁰[ENV-248]
- (3) Provide for and encourage the transfer of the residential development potential of rural sites to Countryside Living zones to reduce the impact of fragmentation of rural land from in-situ subdivision, as well as the rearrangement of site boundaries to:
- (a) promote the productivity of rural land;
 - (b) manage the adverse effects of population growth across all rural areas;
 - (c) improve environmental outcomes associated with the protection of identified areas of high natural values;
 - (d) improve the management of reverse sensitivity conflicts; and
 - (e) avoid unplanned demand for infrastructure in remote areas, or across areas of scattered development.
- (4) Provide for new rural lifestyle subdivision in locations and at scales and densities so as to:
- (a) avoid areas that would undermine the integrity of the Rural Urban Boundary or compromise the expansion of the satellite towns of Warkworth and Pukekohe, and rural and coastal towns and villages;
 - (b) protect areas where natural and physical resources have been scheduled in the Unitary Plan in relation to natural heritage, Mana Whenua, natural resources, coastal, historic heritage and special character;
 - (c) avoid land containing elite soil;
 - (d) avoid where practicable land containing prime soil;
 - (e) avoid areas that would constrain the operation of existing mineral extraction activities or areas containing mineral resources identified in the plan for future extraction;
 - (f) maintain or enhance landscape, rural and, where relevant, coastal, character and amenity values;
 - (g) avoid the potential for reverse sensitivity effects that could hinder the continued operation or growth of existing rural activities, or the establishment of new rural activities; and

¹[ENV-2016-AKL-000189: Cabra Rural Developments Limited and Others]

²[ENV-2016-AKL-000206: Cato Bolam Consultants Limited]

³[ENV-2016-AKL-000207: David Mason, Better Living Landscapes Ltd, Parallax Surveyors Ltd, Fluker Surveyors Ltd, and Sayes In Trust Ltd]

⁴[ENV-2016-AKL-000212: Smithies Family Trust]

⁵[ENV-2016-AKL-000215: Man O'War Farm Limited]

⁶[ENV-2016-AKL-000216: Zakara Investments Limited]

⁷[ENV-2016-AKL-000219: Houghton Family Trust]

⁸[ENV-2016-AKL-000227: Kumeu-Huapai Residents and Ratepayers Association Incorporated]

⁹[ENV-2016-AKL-000234: Radiata Properties Limited]

¹⁰[ENV-2016-AKL-000248: Terra Nova Planning Limited]

(h) safeguard the operation, maintenance, upgrading or development of existing or planned infrastructure.

(5) Provide the amalgamation and transfer of rural sites to Countryside Living zones to remedy the impact of past fragmentation of rural land from in-situ subdivision.

¹[ENV-189];²[ENV-206];
³[ENV-207];⁴[ENV-212];
⁵[ENV-215];⁶[ENV-216];
⁷[ENV-219];⁸[ENV-227];
⁹[ENV-234];¹⁰[ENV-248]

B9.5. Principal reasons for adoption

¹[ENV-189];⁴[ENV-212];
⁵[ENV-215];⁶[ENV-216];
⁷[ENV-219];⁸[ENV-227];
¹⁰[ENV-248] The purpose of sustainable management includes safeguarding the life-supporting capacity of natural resources now and in the future. This includes protecting the productive potential of the land to provide for present and future generations as well as significant indigenous biodiversity. It is also to maintain or enhance the character of rural areas for their contribution to regional amenity values, particularly the landscape and natural character.

Rural and coastal towns and villages, and areas zoned for countryside living, play an important role in enabling people to live, work and play in rural areas. They also can accommodate a portion of Auckland's growth.

Auckland, especially areas in Franklin, has land of high productive potential for farming classified as elite land (Land Use Capability Class 1) and prime land (Land Use Capability Classes 2 and 3). This land is mapped on the Land Use Capability maps. The priority in these areas is to maintain the potential for these high quality soils to be used for agricultural purposes, rather than activities that are not dependent on soil quality.

There are other areas of rural Auckland that support specialised horticultural production which are not on Class 1, 2 or 3 soils. These areas have other advantages such as climate, drainage, water availability or established infrastructure that are equally beneficial as soil quality. No matter what type of rural production occurs, retaining land with high productive potential for primary production provides flexibility to improve economic performance, sustainably manage land resources and enable communities to pursue sustainable lifestyles.

Significant areas of land with high productive potential have been lost to the expansion of urban areas and countryside living development. While countryside living opportunities need to be concentrated around the Rural Urban Boundary, they should also be located out of the way of any future urban expansion. As a consequence there will be a loss of some productive land. Countryside living produces a pattern of relatively small sites that are impractical for primary production due to their size and the expectations of owners and occupiers. New countryside living subdivision is directed away from elite and prime land and from other rural areas with recognised local production advantages.

¹[ENV-2016-AKL-000189: Cabra Rural Developments Limited and Others]

²[ENV-2016-AKL-000206: Cato Bolam Consultants Limited]

³[ENV-2016-AKL-000207: David Mason, Better Living Landscapes Ltd, Parallax Surveyors Ltd, Fluker Surveyors Ltd, and Sayes In Trust Ltd]

⁴[ENV-2016-AKL-000212: Smithies Family Trust]

⁵[ENV-2016-AKL-000215: Man O'War Farm Limited]

⁶[ENV-2016-AKL-000216: Zakara Investments Limited]

⁷[ENV-2016-AKL-000219: Houghton Family Trust]

⁸[ENV-2016-AKL-000227: Kumeu-Huapai Residents and Ratepayers Association Incorporated]

⁹[ENV-2016-AKL-000234: Radiata Properties Limited]

¹⁰[ENV-2016-AKL-000248: Terra Nova Planning Limited]

The provisions of the Unitary Plan include provisions that assist in managing activities and their effects on the rural environment to retain and use its productive potential, biodiversity values, rural character and amenity values. This involves recognising that a rural lifestyle is attractive to many people so that countryside living is enabled in identified areas, while also recognising the importance of protecting the productive potential of rural land as well as its rural amenity values.

The policies seek to ensure that uses and subdivision do not undermine or significantly compromise the productive potential of Auckland's rural areas, while maintaining those qualities which the community values. The policies therefore prevent urban growth and restrict inappropriate activities from certain locations.

¹[ENV-189];⁴[ENV-212];
⁵[ENV-215];⁶[ENV-216];
⁷[ENV-219];⁸[ENV-227];
¹⁰[ENV-248] The subdivision policies also enable and encourage the transfer of the residential development potential from sites in productive rural zones to Countryside Living Zones, and for title boundaries to be amalgamated and a residential development right to be realised in Countryside Living Zones.

¹[ENV-2016-AKL-000189: Cabra Rural Developments Limited and Others]

⁴[ENV-2016-AKL-000212: Smithies Family Trust]

⁵[ENV-2016-AKL-000215: Man O'War Farm Limited]

⁶[ENV-2016-AKL-000216: Zakara Investments Limited]

⁷[ENV-2016-AKL-000219: Houghton Family Trust]

⁸[ENV-2016-AKL-000227: Kumeu-Huapai Residents and Ratepayers Association Incorporated]

¹⁰[ENV-2016-AKL-000248: Terra Nova Planning Limited]

B10. Ngā tūpono ki te taiao - Environmental risk

Kia o-whiti, kia mahara te ao tūroa

Vigilance and consideration of the natural environment.

B10.1. Issues

Natural hazards and climate change

Auckland's growth will increase pressure to develop areas more susceptible to natural hazards. There may be conflict between where people want to live and where they can live safely, particularly in some coastal areas. Some existing development, including infrastructure, is already located on land that may be subject to natural hazards. This needs managing to ensure that the risk is not increased.

Climate is changing, in both the short and long term. This creates significant risks, (including exacerbating natural hazards), uncertainties and challenges for Auckland. How the region manages land use in response to climate change will determine the resilience of Auckland's economy, environment, and communities in the future.

Hazardous substances

Auckland contains the largest quantities of hazardous substances of any region in New Zealand. In many instances, these are located close to residential areas and valued environmental areas such as the groundwater aquifer system, and the Waitemātā and Manukau harbours

If hazardous substances are not stored, handled, located or transported with proper care they can affect the health and safety of people working and living in these areas and the natural environment.

Contaminated land

The use of chemicals and hazardous substances in a range of industries and activities has resulted in the contamination of sites within the region.

Contamination of soil or groundwater can affect people's health and safety, limit land use, reduce land value, and degrade ecosystems.

Contaminated sites need to be identified, assessed, managed and where necessary remediated to minimise risks to public health and the environment.

Genetically modified organisms

[CIV-2016-404-002299: Federated Farmers of New Zealand Incorporated]

The outdoor use of genetically modified organisms could adversely affect the environment, economy and social and cultural resources and values.

There is disagreement concerning the effects of genetically modified organisms in the environment and the level of risk of irreversible adverse effects.

There is also disagreement concerning the relationship between and demarcation of the management regimes for genetically modified organisms under the Hazardous Substances and New Organisms Act 1996 and the Resource Management Act 1991.

Given the potentially broad range of possible genetically modified organisms, the range of risks could be substantial and may be irreversible.

In these circumstances a cautious approach to managing the risks associated with the outdoor use of genetically modified organisms is appropriate.

B10.2. Natural hazards and climate change

B10.2.1. Objectives

- (1) Communities are more resilient to natural hazards and the effects of climate change.
- (2) The risks to people, property, infrastructure and the environment from natural hazards are not increased in existing developed areas.
- (3) New subdivision, use and development avoid the creation of new risks to people, property and infrastructure.
- (4) The effects of climate change on natural hazards, including effects on sea level rise and on the frequency and severity of storm events, is recognised and provided for.
- (5) The functions of natural systems, including floodplains, are protected from inappropriate subdivision, use and development.
- (6) The conveyance function of overland flow paths is maintained.

B10.2.2. Policies

Identification and risk assessment

- (1) Identify areas potentially affected by natural hazards, giving priority to those at high risk of being affected, particularly in the coastal environment.
- (2) Undertake natural hazard identification and risk assessments as part of structure planning.
- (3) Ensure the potential effects of climate change are taken into account when undertaking natural hazard risk assessments.
- (4) Assess natural hazard risks:
 - (a) using the best available and up-to-date hazard information; and
 - (b) across a range of probabilities of occurrence appropriate to the hazard, including, at least, a 100-year timeframe for evaluating flooding and coastal hazards.
- (5) Manage subdivision, use and development of land subject to natural hazards based on all of the following:
 - (a) the type and severity of potential events, including the occurrence natural hazard events in combination;

- (b) the vulnerability of the activity to adverse effects, including the health and safety of people and communities, the resilience of property to damage and the effects on the environment; and
 - (c) the cumulative effects of locating activities on land subject to natural hazards and the effects on other activities and resources.
- (6) Adopt a precautionary approach to natural hazard risk assessment and management in circumstances where:
- (a) the effects of natural hazards and the extent to which climate change will exacerbate such effects are uncertain but may be significant, including the possibility of low-probability but high potential impact events; or
 - (b) the level of information on the probability and/or impacts of the hazard is limited.

Management approaches

- (7) Avoid or mitigate the effects of activities in areas subject to natural hazards, such as earthworks, changes to natural and built drainage systems, vegetation clearance and new or modified structures, so that the risks of natural hazards are not increased.
- (8) Manage the location and scale of activities that are vulnerable to the adverse effects of natural hazards so that the risks of natural hazards to people and property are not increased.
- (9) Encourage activities that reduce, or do not increase, the risks posed by natural hazards, including any of the following:
- (a) protecting and restoring natural landforms and vegetation;
 - (b) managing retreat by relocation, removal or abandonment of structures;
 - (c) replacing or modifying existing development to reduce risk without using hard protection structures;
 - (d) designing for relocatable or recoverable structures; or
 - (e) providing for low-intensity activities that are less vulnerable to the effects of relevant hazards, including modifying their design and management.
- (10) Encourage redevelopment on land subject to natural hazards to reduce existing risks and ensure no new risks are created by using a range of measures such as any of the following:
- (a) the design and placement of buildings and structures;
 - (b) managing activities to increase their resilience to hazard events; or
 - (c) change of use to a less vulnerable activity.

Role of natural systems

- (11) Strengthen natural systems such as flood plains, vegetation and riparian margins, beaches and sand dunes in preference to using hard protection structures.

Infrastructure

- (12) Minimise the risks from natural hazards to new infrastructure which functions as a lifeline utility by:
 - (a) assessing the risks from a range of natural hazard events including low probability but high potential impact events such as tsunami, earthquake and volcanic eruptions;
 - (b) utilising design, location and network diversification to minimise the adverse effects on infrastructure and to minimise the adverse effects on the community from the failure of that infrastructure.

Coastal hazards

- (13) Require areas potentially affected by coastal hazards over the next 100 years to do all of the following:
 - (a) avoid changes in land use that would increase the risk of adverse effects from coastal hazards;
 - (b) do not increase the intensity of activities that are vulnerable to the effects of coastal hazards beyond that enabled by the Plan;
 - (c) in the event of redevelopment, minimise natural hazard risks through the location and design of development; and
 - (d) where it is impracticable to locate infrastructure outside of coastal hazard areas, then ensure coastal hazard risks are mitigated.

B10.3. Land – hazardous substances

B10.3.1. Objectives

- (1) The environment is protected from adverse effects associated with the storage, use, disposal and transport of hazardous substances.
- (2) The storage, use, disposal and transport of hazardous substances are provided for and the social and economic benefits of these activities are recognised.

B10.3.2. Policies

- (1) Manage the use and development of land for hazardous facilities and industrial or trade activities to avoid adverse effects on human health and the environment and remedy or mitigate these effects where they cannot be avoided.
- (2) Manage the use and development of land for hazardous facilities:

- (a) so that such facilities are resilient to the effects of natural hazards;
 - (b) to avoid, remedy or mitigate adverse effects on people and property;
 - (c) to avoid as far as practicable the contamination of air, land, and water; and
 - (d) to minimise risks caused by natural hazards.
- (3) Manage the effects associated with use and development of land for hazardous facilities by all of the following:
- (a) restricting the establishment of sensitive activities near hazardous facilities or areas identified for hazardous facilities if the activities are likely to be adversely affected by a hazardous facility or if they have the potential to limit the operation of the hazardous facility;
 - (b) ensuring new hazardous facilities are not located near sensitive activities unless significant adverse effects, including cumulative effects, are avoided and other adverse effects are mitigated; and
 - (c) providing areas for hazardous facilities away from sensitive activities so that the facilities may carry out their operations without unreasonable constraints.

B10.4. Land – contaminated

B10.4.1. Objective

- (1) Human health and the quality of air, land and water resources are protected by the identification, management and remediation of land that is contaminated.

B10.4.2. Policies

- (1) Identify land that is or may be contaminated based on:
- (a) sites known to have supported contaminating land use activities in the past;
 - (b) sites with a significant potential risk to human health; or
 - (c) sites having significant adverse effects on the environment.
- (2) Land which may be contaminated due to having supported contaminating land use activities in the past but has not been investigated will be identified as being potentially contaminated.
- (3) Manage or remediate land that is contaminated where:
- (a) the level of contamination renders the land unsuitable for its existing or proposed use; or
 - (b) the discharge of contaminants from the land is generating or is likely to generate significant adverse effects on the environment; or

(c) development or subdivision of land is proposed.

B10.5. Genetically modified organisms

[CIV-2016-404-002299: Federated Farmers of New Zealand Incorporated]

B10.5.1. Objective

(1) The natural and physical resources of Auckland are protected from adverse effects of the outdoor use of genetically modified organisms.

B10.5.2. Policy

(1) Adopt a cautious approach, including adaptive responses, to the outdoor use of genetically modified organisms.

B10.6. Explanation and principal reasons for adoption

Natural hazards and climate change

Auckland is affected by a wide range of natural hazards, including:

- those that occur frequently such as flooding (coastal and freshwater) and land instability; and
- those that occur less frequently including volcano activity, tsunamis, earthquakes, meteorological hazards (cyclones, tornadoes, drought) and fire.

The risk that these hazards pose is not just a reflection of the frequency of these events, rather it is made up of a number of factors including:

- the nature and likely scale of the hazard;
- the likelihood of the hazard occurring; and
- the exposure and vulnerability of the things at risk – people, buildings, infrastructure or natural resources.

Predicted changes in climate could have an effect on the environmental processes that cause natural hazard events and should be taken into account when assessing these factors.

Each of these factors needs to be considered to determine the most effective way to reduce or otherwise manage the risks from natural hazards. Some risks can be effectively managed through land use planning and are addressed through objectives, policies and rules in the Unitary Plan or under the building control regime. Some are appropriately addressed through the provision of new or upgraded infrastructure. Other risks are better managed through public education, emergency preparedness, early warnings and insurance.

Existing land use activities in areas prone to natural hazards may cause or worsen risk. New growth and intensification may also cause or worsen risk, depending on the degree to which natural hazards are avoided, mitigated or accepted during planning and development.

The objectives and policies seek to ensure adequate spatial planning to reduce the risk from natural hazards. They also seek to ensure that new development (including

infrastructure) is located and designed to deal with the impacts from hazards that may be experienced over their lifetime.

Land - hazardous substances

Industry and commercial activities (including the energy sector), farms and homes may all use, store, transport or dispose of hazardous substances, including fuels, fertilisers, agrichemicals, industrial and commercial gases, solvents, cleaners, oils and corrosive substances. Some of these activities rely on bulk storage and distribution facilities. All activities involving hazardous substances have the potential to create adverse effects if they escape into the environment, burn, explode, or react with each other. Adverse effects resulting from inadequate management or an accidental release or spill, can include contamination of water, soil and air, damage to ecosystems, human health and property.

The storage, use, disposal and transport of hazardous substances are subject to minimum performance requirements that are set by regulations under the Hazardous Substances and New Organisms Act 1996. These requirements apply regardless of circumstances such as activity and location.

Additional land use controls may also be made under the Resource Management Act 1991 for the prevention or mitigation of any adverse effects of the storage, use, disposal and transport of hazardous substances. Land use controls may manage the risk, likelihood and consequence, of adverse effects, such as those resulting from spills, fires and explosions, having regard to the site-specific circumstances of an activity.

To manage the effect of hazardous substances, the Unitary Plan focuses on the facilities and activities which use, store or dispose of hazardous substances, rather than on the substances themselves. New hazardous facilities should not be located near sensitive activities or other hazardous facilities where significant cumulative effects may occur.

Land - contaminated

Contaminated land is an area where the quality of the soil, groundwater or surface water has been compromised by human activities, usually from the manufacture, use, storage, transport and disposal of hazardous substances.

Land contamination can limit the use of land, cause corrosion that may threaten building structures, reduce land value, and directly endanger the health and safety of people through contact with contaminated soil, swallowing food or water from contaminated environments, or breathing vapours or contaminated dust.

Contaminants leaching from soil into groundwater or running off into surface water and eventually into the coastal marine area affect water quality, ecosystems and flora and fauna.

Auckland has a legacy of soil contamination from past activities including:

- use of agrichemicals;
- storage and use of petroleum products;

- timber treatment; and
- sheep-dipping.

Identification of contaminated sites is the first step in any management regime. Initial assessments conducted on behalf of the Ministry for the Environment suggest Auckland may have more than 1700 contaminated sites. This assessment has only targeted sites that are, or have been, occupied by activities historically associated with site contamination, rather than sites that have actually been confirmed as contaminated. Systematic identification of sites needs to continue.

To protect human health, the National Environmental Standard for Assessing and Managing Contaminants in Soil to Protect Human Health was issued in January 2011. This has established soil contaminant standards that protect human health for a range of land uses. It aims to identify and assess land affected by contaminants in soil when the land use changes, or the land is being subdivided, and, if necessary, require the remediation of the site or the containment of the contaminants to make the land safe for human use.

Genetically Modified Organisms

[CIV-2016-404-002299: Federated Farmers of New Zealand Incorporated]

Genetic modification refers to a set of techniques that alter genetic makeup by adding, deleting or moving genes (within or between species) to produce new and different organisms. Genetically modified organisms are products of genetic modification.

The benefits and risks of genetically modified organisms are continually being redefined as biotechnology advances. However, there remains disagreement about the potential adverse effects of genetically modified organisms on natural resources and ecosystems. The risks could be substantial and certain consequences could be irreversible. Once released into the environment, most genetically modified organisms would be very difficult to eradicate. For these reasons, the activity status of genetically modified organism field trials is discretionary and that of genetically modified organisms' releases is prohibited.

The regulation of genetically modified organisms in New Zealand is under the Hazardous Substances and New Organisms Act 1996. The Hazardous Substances and New Organisms Act 1996 establishes a framework for assessment of genetically modified organisms by the Environmental Protection Authority. This Act sets minimum standards for the creation and use of genetically modified organisms and enables the Environmental Protection Authority to set additional conditions for a particular genetically modified organism.

The Council also has jurisdiction under the Resource Management Act 1991 to control discharges of contaminants and land use, including genetically modified organism field trials and genetically modified organism releases. In exercising this jurisdiction, the Council will seek to ensure that adverse effects on the environment are appropriately avoided, remedied or mitigated, including:

- to ensure that those who are using land to release genetically modified organisms are fully accountable for all costs associated with the genetically modified organism activity including taking all practicable steps to avoid unintentional contamination, and to undertake appropriate clean-up, monitoring and remediation;
- to adopt a cautious approach to the management of potential risks (economic, environmental, social and cultural) associated with the outdoor use of genetically modified organisms;
- to address cultural concerns of Mana Whenua.

The Council does not seek to foreclose potential opportunities associated with a particular genetically modified organism that could benefit the community or the area. If it became evident during field trials or in light of new information that release would be of benefit to Auckland and that potential risks can be managed satisfactorily, the status of a particular activity involving a genetically modified organism could be assessed as part of a plan change.

B11. Monitoring and environmental results anticipated

B11.1. Background

Environmental results anticipated identify the outcomes expected as a result of implementing the policies and methods in the regional policy statement and provide the basis for monitoring the efficiency and effectiveness of those policies and methods as required by section 35 of the Resource Management Act 1991. Environmental results anticipated are not additional objectives, policies or rules: they are indicators to be used when assessing progress towards achieving the objectives in the regional policy statement. These indicators should be used:

- to assess the condition of the environment;
- to identify changes to that condition;
- to diagnose the causes of environmental problems; and
- to guide future changes to objectives, policies and methods.

The objectives in the regional policy statement have been written as outcome statements. The objectives therefore closely align with the purpose of environmental results anticipated and many objectives contain their own indicators. This section does not duplicate those objectives but sets out the particular indicators that will be used for monitoring the policies and methods in the regional policy statement.

The objectives and policies in each section of the regional policy statement, together with these environmental results anticipated, should be read as a whole. Where resource management issues in different sections are related and overlap, those sections should also be read together so that all relevant objectives, policies and environmental results anticipated are considered in respect of each issue. In this way, the complexity of the environment and its many parts (including people, communities and ecosystems) can be assessed in an integrated way.

The nature and extent of monitoring and reporting on the regional policy statement will reflect these related objectives, policies and environmental results anticipated so that appropriate changes to the regional policy statement, or consequently to any of the plans, can occur on a timely basis in response to the evidence obtained from monitoring and reporting. It is equally important that the indicators themselves be reviewed regularly to ensure that they remain clear and responsive to environmental conditions and changes, while also seeking to ensure consistency in their use so that data obtained over time enable trends to be identified and understood.

Table B11.1 Urban growth and form (B2)

Reference	Objective	Indicators
B2.2.1(3)	Sufficient development capacity and land supply is provided to accommodate residential, commercial, industrial growth and social facilities to support growth.	<p>The ratio of median dwelling price to median household income decreases over time.</p> <p>Commercial, industrial and social facility development is not constrained by the amount or location of suitably zoned land which is available at any time.</p> <p>Land is available for residential, commercial and industrial uses in a variety of locations at a reasonable cost.</p>
B2.2.1(4)	Urbanisation is contained within the Rural Urban Boundary, towns, and rural and coastal towns and villages.	<p>Urbanisation does not occur without prior structure planning and plan changes.</p> <p>Large scale residential and business development only occurs in urban zones.</p>
B2.2.1(5)	The development of land within the Rural Urban Boundary, towns, and rural and coastal towns and villages is integrated with the provision of appropriate infrastructure.	<p>Structure planning and plan changes make explicit provision for infrastructure.</p> <p>Infrastructure to support development is delivered in a timely manner so that housing, commercial and business growth is not restricted by it.</p>
B2.4.1(1)	Residential intensification supports a quality, compact urban form.	The number of dwellings per hectare in areas zoned for residential intensification (Residential - Mixed Housing Urban Zone and Residential - Terrace House and Apartment Buildings Zone) increases over time.
B2.4.1(3)	Land within and adjacent to centres and corridors or in close proximity to public transport and social facilities (including open space) or employment opportunities is the primary focus for residential intensification.	The number of dwellings per hectare in areas close to a centre or accessible to public transport and social facilities is greater than for other residential-zoned areas and increases over time.
B2.4.1(4)	An increase in housing capacity and range of housing choice which meets the varied needs and	Regular (at least biennial) housing market assessments demonstrate increasing provision of a range of

	lifestyles of Auckland's diverse and growing population.	dwelling types, sizes and affordability over time.
B2.5.1(1)	Employment and commercial and industrial capacity meets current and future demands.	Employment and productivity are not constrained by a lack of land zoned for employment, commercial and industrial activities.
B2.5.1(2)	Commercial growth and activities are enabled within a hierarchy of centres and corridors that supports a compact urban form.	The amount of floorspace within centres and along corridors zoned for commercial activities increases over time.
B2.5.1(3)	Industrial growth and activities are enabled in a manner that does all of the following: (a) promotes economic development; (b) provides for the efficient use of buildings, land and infrastructure in industrial zones; (c) manages conflicts between incompatible activities; and (d) recognises the particular locational requirements of some industries.	Land area zoned for industrial activities, including for land extensive industrial activities and for heavy industry, increases over time. Reverse sensitivity complaints against industry decrease over time.
B2.6.1(2)	Growth and development of existing or new rural and coastal towns and villages are enabled in ways that avoid elite soils and avoid where practicable prime soils which are significant for their ability to sustain food production.	No rural land containing elite soil which is capable of supporting rural production activities is developed for non-rural activities.
B2.7.1(1)	Recreational needs of people and communities are met through the provision of a range of quality open spaces and recreation facilities.	The levels of accessibility, total area and quality of parks and recreational facilities increase over time.
B2.7.1(2)	Public access to and along Auckland's coastline, coastal marine area, lakes, rivers, streams and wetlands is maintained and enhanced.	The amount of open space-zoned land adjoining the region's water bodies, and the ability for the public to access this land, increases over time.
B2.8.1(3)	Reverse sensitivity effects between social facilities and neighbouring land uses are avoided, remedied or	Reverse sensitivity complaints against social facilities decrease over time.

	mitigated.	
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Table B11.2 Infrastructure, transport and energy (B3)

Reference	Objective	Indicators
B3.2.1(4)	Infrastructure planning and land use planning are integrated to service growth efficiently.	Structure planning and plan changes make explicit provision for infrastructure. Housing, commercial and industrial development and growth is not restricted by infrastructure.
B3.2.1(5)	Infrastructure is protected from reverse sensitivity effects caused by incompatible subdivision, use and development.	Reverse sensitivity complaints against infrastructure reduce over time.
B3.2.1(7)	The national significance of the National Grid is recognised and provided for and its effective operation, maintenance, upgrading and development are enabled.	No sensitive activities are consented within the National Grid Yard Structure planning and plan changes make explicit provision for the National Grid.
B3.3.1(1)	Effective, efficient and safe transport that: (a) supports the movement of people, goods and services; (b) integrates with and supports a quality compact urban form; (c) enables growth; (d) avoids, remedies or mitigates adverse effects on the quality of the environment and amenity values and the health and safety of people and communities; and (e) facilitates transport choices, recognises different trip characteristics and enables accessibility and mobility for all sectors of the community.	Structure planning and plan changes make explicit provision for all modes of transport. Congestion levels on the strategic freight network do not increase and preferably decrease over time. Public transport patronage increases over time. The number of dwellings per hectare in areas accessible to public transport is greater than for other residential zoned areas and increases over time. Journey to work times do not increase and preferably decrease over time. Road crash fatalities and serious injuries decrease over time.

Table B11.3 Natural Heritage (B4)

Reference	Objective	Indicators
B4.2.1(1)	Outstanding natural features and landscapes are identified and protected from inappropriate subdivision, use and development.	<p>The number, type, extent and distribution of scheduled outstanding natural landscapes and outstanding natural features do not decrease, and preferably increase, over time.</p> <p>The identified values of outstanding natural features and outstanding natural landscapes are protected from inappropriate subdivision, use and development over time.</p> <p>The identified values of outstanding natural features and outstanding natural landscapes are maintained and enhanced over time.</p>
B4.3.1(1)	Regionally significant public views to and between Auckland's maunga are protected from inappropriate subdivision, use and development.	<p>The number, type and extent of regionally significant public views to and between Auckland's maunga do not decrease, and preferably increase, over time.</p> <p>The identified values of regionally significant views to and between the maunga are protected from inappropriate subdivision, use and development over time.</p>
B4.4.1(1)	The natural and historic resources, including the significant environmental values and heritage features of the Waitākere Ranges, are protected, restored and enhanced for the benefit, use and enjoyment of the community.	<p>The total area of habitat restored in the Waitākere Ranges does not decrease over time.</p> <p>The total area of land in the Waitākere Ranges under active management for plant and animal pests does not decrease over time.</p>
B4.5.1(1)	Notable trees and groups of trees with significant historical, botanical or amenity values are protected and retained.	The number and distribution of identified notable trees and groups of trees with significant historical, botanical or amenity values increases over time.

Table B11.4 Built heritage (B5)

Reference	Objective	Indicators
B5.2.1(1)	Significant historic heritage places are identified and protected from inappropriate subdivision, use and development.	The total number and distribution of scheduled significant historic heritage places increases over time.
B5.2.1(2)	Significant historic heritage places are used appropriately and their protection, management and conservation are encouraged, including retention, maintenance and adaptation.	The identified values of significant historic heritage places are protected from inappropriate subdivision, use and development over time.
B5.3.1(2)	The character and amenity values of identified special character areas are maintained and enhanced.	The identified character of scheduled special character areas is protected from inappropriate subdivision, use and development over time.

Table B11.5 Mana Whenua (B6)

Reference	Objective	Indicators
B6.5.1(1)	The tangible and intangible values of Mana Whenua cultural heritage are identified, protected and enhanced.	<p>The identified values of scheduled sites and places of significance to Mana Whenua are protected from inappropriate subdivision, use and development over time.</p> <p>The number of partnerships with Mana Whenua to develop and update performance measures and state of the environment reporting based on mātauranga Māori increases over time.</p>

Table B11.6 Natural resources (B7)

Reference	Objective	Indicators
B7.2.1(1)	Areas of significant indigenous biodiversity value in terrestrial, freshwater, and coastal marine areas are protected from the adverse effects of subdivision use and development.	The identified values of scheduled significant ecological areas are protected from inappropriate subdivision, use and development.
B7.3.1(1)	Degraded freshwater systems are enhanced.	Degraded freshwater systems decrease over time.
B7.3.1(2)	Loss of freshwater systems is minimised.	Freshwater systems are maintained and enhanced over time.
B7.4.1(1)	Coastal water, freshwater and geothermal water are used within identified limits while safeguarding the life-supporting capacity and the natural, social and cultural values of the waters.	The ecosystem services provided by coastal water, freshwater and geothermal are maintained or enhanced over time. Over-allocation of freshwater and geothermal water in the region decreases over time.
B7.4.1(2)	The quality of freshwater and coastal water is maintained where it is excellent or good and progressively improved over time where it is degraded.	Degraded freshwater systems and coastal water decreases over time. Sedimentation in freshwater systems and coastal water decreases over time.
B7.5.1(1)	The discharge of contaminants to air from use and development is managed to improve region-wide air quality, enhance amenity values in urban areas and to maintain air quality at appropriate levels in rural and coastal areas.	Identified air quality is protected from inappropriate subdivision, use and development.
B7.6.1(1)	Auckland's mineral resources are effectively and efficiently utilised.	Structure planning and plan changes identify potential mineral resources. Development is not constrained by the availability of mineral resources.

Table B11.7 Coastal environment (B8)

Reference	Objective	Indicators
B8.2.1(1)	Areas of the coastal environment with outstanding and high natural character are preserved and protected from inappropriate subdivision, use and development.	The quality, integrity and distribution of scheduled Significant Ecological Areas - Marine are maintained or enhanced over time. The total area of the coastal environment with identified outstanding and high natural character is maintained or increased over time.
B8.3.1(1)	Subdivision, use and development in the coastal environment are located in appropriate places and are of an appropriate form and within appropriate limits, taking into account the range of uses and values of the coastal environment.	The total area of the coastal environment with identified outstanding and high natural character is maintained or increased over time.
B8.4.1(1)	Public access to and along the coastal marine area is maintained and enhanced, except where it is appropriate to restrict that access, in a manner that is sensitive to the use and values of an area.	The amount of open space zoned land adjoining the region's water bodies, and the ability for the public to access this land, increases over time

Table B11.8 Rural environment (B9)

Reference	Objective	Indicators
B9.2.1(2)	Areas of land containing elite soil are protected for the purpose of food supply from inappropriate subdivision, urban use and development.	No rural land containing elite soil which is capable of supporting rural production activities is developed for non-rural activities.
B9.2.1(4)	Auckland's rural areas outside the Rural Urban Boundary, towns, and rural and coastal towns and villages are protected from inappropriate subdivision, urban use and development.	No additional sites are created for non-rural production purposes over time.
B9.3.1(2)	Land containing prime soil is managed to enable its capability, flexibility and accessibility for primary production.	No additional sites are created for non-rural production purposes on land with elite soils over time.
B9.4.1(3)	Subdivision of rural land avoids, remedies or mitigates adverse effects on the character, amenity, natural character, landscape and biodiversity values of rural areas (including within the coastal environment), and provides resilience to effects of natural hazards.	<p>The identified values of rural areas are protected from inappropriate subdivision, use and development over time.</p> <p>The area of erosion-prone land that is rehabilitated and retired is increased.</p>

Table B11.9 Environmental risks (B10)

Reference	Objective	Indicator
B10.2.1(2)	The risks to people, property, infrastructure and the environment from natural hazards are not increased in existing developed areas.	Personal injuries and property damage in developed areas resulting from natural hazards and the effects of climate change do not increase over time.
B10.2.1(3)	New subdivision, use and development avoid the creation of new risks to people, property and infrastructure.	Structure planning and plan changes make explicit provision for natural hazards and the effects of climate change.
B10.2.1(6)	The conveyance function of overland flow paths is maintained.	Areas of surface flooding in developed areas do not increase over time.
B10.3.1(1)	The environment is protected from adverse effects associated with the storage, use, disposal and transport of hazardous substances.	The total area of contaminated land does not increase and preferably decreases over time.
B10.4.1(1)	Human health and the quality of the air, land and water resources are protected by the identification, management and remediation of land that is contaminated.	The total area of contaminated land does not increase and preferably decreases over time.
B10.5.1(1)	The natural and physical resources of Auckland are protected from adverse effects of the outdoor use of genetically modified organisms	No adverse effects from outdoor use of genetically modified organisms occur.