

TIMARU



DISTRICT COUNCIL
Te Kaunihera ā-Rohe
o Te Tihi o Maru



YOUR PLAN OUR FUTURE
TIMARU DISTRICT PLAN REVIEW

Strategic Directions

May 2022



YOUR PLAN OUR FUTURE
TIMARU DISTRICT PLAN REVIEW
LAND USE PLAN

TIMARU DISTRICT COUNCIL
Section 32 Report
Strategic Directions Chapter

May 2022

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1 Executive Summary

The Strategic Directions and Urban Form and Development Chapters provide the overarching direction for the Proposed Timaru District Plan (PTDP) and its implementation and interpretation. They cover the topics considered significant in the district and important to achieving the overall vision for use and development within the district. They are also informed by RMA s6, s7 and s8 matters and the direction provided in other key planning documents.

This Section 32 report should be read in conjunction with all other Section 32 reports prepared for the PTDP. The justification for the proposed provisions can be found in these more detailed topic/area-specific assessments.

Internal consultation on the draft provisions has occurred with the Council's drafting team. Comments were also received from members of the Technical Advisory Group. In addition to the direct consultation on the draft strategic direction provisions, the topic areas or themes within the chapters have been canvassed through the consultation and engagement on the individual chapters.

The proposed strategic directions and urban form and development objectives are comparable to those contained in the Proposed Waimakariri District Plan and the Proposed Selwyn District Plan.

The proposed strategic directions and urban form and development objectives address the significant land use issues for the district and respond to key matters set out in the RMA, NZCPS, NPS-UD, CRPS and other national-level documents. The objectives will help ensure that:

- urban development is provided for and appropriately located to achieve safe, efficient, and good quality urban outcomes that are integrated with infrastructure.
- natural hazards are appropriately managed.
- the qualities and character of the district's natural environment is appropriately managed; and
- the district's rural areas continue to remain available for productive activities.

Overall, the proposed strategic directions and urban form and development objectives are the most appropriate.

2 Overview and Purpose

2.1 Purpose of Section 32 RMA

The District Council is required to undertake an evaluation of any proposed district plan provisions before notifying those provisions. Section 32 evaluation reports provide the reasoning and rationale for proposed provisions and should be read in conjunction with those provisions.

Note: This Section 32 report should be read in conjunction with all other Section 32 reports prepared for the Proposed Timaru District Plan (PTDP) due to its broad topic coverage. Most of the reasons for the proposed strategic direction provisions can be found in the individual topic section 32. For example, the justification for the natural hazards approach can be found in the Natural Hazards section 32. An assessment of the relevant statutory and policy context and consideration of alternatives can also be found in the topic section 32s. Each of the topic section 32s also include an analysis of the relevance of the strategic direction.

2.2 Topic description

This section contains strategic directions which provide direction for key resource management issues. The strategic directions cover the topics considered to be both significant in the district and important to achieving the overall vision for use and development within the district. They are also informed by RMA section 6, section 7 and section 8 matters and the direction provided in other key planning documents.

In accordance with the National Planning Standards (NPS), the section is arranged in two chapters: Strategic Directions; and Urban Form and Development. The chapters are located in **Part 2 – District-Wide Matters - Strategic Directions**.

2.2.1 Relationship of Strategic Directions and Urban Form and Development objectives to other parts of the District Plan

The NPS mandates the structure of district plans. The NPS requires that:

1. If the following matters are addressed, they must be located under the Strategic Direction heading:
 - a. an outline of the key strategic or significant resource management matters for the district
 - b. issues, if any, and objectives that address key strategic or significant matters for the district and guide decision making at a strategic level
 - c. policies that address these matters, unless those policies are better located in other, more specific, chapters
 - d. how resource management issues of significance to iwi authorities are addressed in the plan.
2. Rules must not be included under the Strategic Direction heading.
3. An Urban Form and Development Chapter must be included under the Strategic Direction heading.
4. Each strategic direction matter must be its own chapter and be included alphabetically under the Strategic Direction heading.

2.3 Significance of this topic

While high level, these chapters are significant as they set out the key strategic matters for the district that the District Plan must address. Further guidance on their role and interpretation is provided later in this s32.

2.4 Current Objectives, Policies and Methods

There is no comparable chapter in the Operative Timaru District Plan (OTDP). However, outcome statements are provided in the objectives of each of the specific topic chapters. This cover:

- Land resources;
- The natural environment;
- Activities on the surface of water;
- Natural hazards;
- Solid waste, liquid waste, hazardous substances management;
- Air quality;
- Energy;
- Roading;
- Services and infrastructure;
- Heritage values;
- Amenity values;
- Noise; and
- Community enablement and physical resources.

3 Proposed Objectives

3.1 Role and purpose

The PTDP contains strategic directions and urban form and development objectives consistent with the NPS requirements set out earlier in section 2.2.1. These objectives identify and address district-wide sustainable management priorities for the district, give overarching direction, and ensure those matters are addressed to achieve the outcomes sought by higher-order planning documents.

It is noted that there is nothing in the NPS to suggest that there is a hierarchy amongst objectives that must or may be included in the proposed plan or that there is a requirement that they are assessed against each other. Chapter 7, cl 1(b) simply stipulates those objectives that address key strategic matters for the district and guide decision making at a strategic level must be located under the strategic heading. The NPS does not suggest that strategic objectives be any more than to guide decision making at a strategic level. In addition, there is nothing in the NPS preventing a district council from determining how they wish their strategic objectives to be interpreted.

Given the above, and due to interpretation queries arising in relation to other recently developed Canterbury district plans, it is considered appropriate to provide an interpretation and application statement in the Strategic Directions and Urban Form and Development Chapters. The statement included in the chapters is as follows:

“For plan development, including plan changes, the objectives in the Strategic Directions and Urban Form and Development Chapters provide direction for the development of the more detailed provisions contained elsewhere in the District Plan in relation to strategic issues. For plan implementation (including the determination of resource consent applications):

- 1. the strategic objectives provide high level direction on what the related objectives and policies in other chapters of the Plan are seeking to achieve in relation to the strategic issues. The topic and geographic-specific chapters provide the detailed guidance;*
- 2. the relevant objectives and policies of the Plan (including strategic objectives in these chapters) are to be considered together. No fixed hierarchy exists between the strategic objectives.”*

3.2 How Strategic Directions provisions were developed

The following criteria informed the development of the strategic directions:

- Whether the topic covered is significant within the District or at a district level that would benefit from coverage in this Chapter;
- Whether the topic covered is a matter of national importance or something to have regard to;
- Whether the strategic direction is required at an overarching level to respond to an NPS or NES;
- Whether the topic covered is significant by virtue of direction provided in the Canterbury Regional Policy Statement (CRPS);
- Whether the strategic direction is required at an overarching level to respond to District growth strategies or other similar strategies;
- Whether the topic is strategically important for achieving integrated management and the purpose of the RMA;
- Whether the direction helps resolve competing or conflicting provisions with the topic-specific/location-based chapters.

The objectives were developed through an iterative process, having regard to the provisions being developed through each of the chapters that cover the topic in more detail.

3.3 Alternative approaches

The alternative options below were considered for the Strategic Directions chapter.

3.3 More topics covered

The option of covering more topics with additional objectives (for example, including Strategic Directions on contaminated land, light, signs and temporary activities) to more comprehensively align with each of the proposed chapters was considered. This option was discounted, as the possible additional topics did not meet the criteria set out in section 3.2.

3.2 Use of policies

The option of including policies in the Strategic Directions and Urban Form and Development Chapters was considered. This option was discounted because of the potential overlap between the policies and the provisions contained within the topic-specific/location-based chapters.

3.3 What are the proposed Strategic Directions

Appendix 1 contains the proposed strategic directions and urban form and development objectives in full. A brief description of these is set out below.

SD-O1 Residential Areas and Activities

This objective seeks to ensure sufficient residential development capacity in existing urban areas (both brownfield and zoned greenfield). It specifies areas where higher density residential activity is to be located. It also provides for limited rural residential development in specified circumstances and limited residential opportunities in existing rural settlements.

SD-O2 The Natural and Historic Environment

Consistent with the RMA, this objective seeks the preservation/protection (or enhancement/restoration where degradation has occurred) of s6 matters of national importance (natural character, outstanding natural features and landscapes, significant indigenous vegetation, and habits of indigenous fauna). It also seeks to recognise the important contribution of historic heritage to the district.

SD-O3 Climate Change

This objective seeks to recognise the effects of climate change and take an integrated approach to its management. It specifically recognises taking climate change into account as part of natural hazard management, enabling communities to adapt to climate change and encouraging efficiency in urban form and settlement patterns.

SD-O4 Natural Hazards

This objective seeks to identify areas subject to natural hazard risk, and that development is avoided in areas where this risk is unacceptable and is mitigated in other areas.

SD-O5 Mana Whenua

This objective seeks that the mana whenua status of Kāti Huirapa is recognised and their historic and contemporary relationship with the district's land, water bodies and wetlands, coastal environment, and indigenous species is recognised and provided. Specific examples are provided of this.

SD-O6 Business Areas and Activities

This objective seeks to enable business and economic prosperity in appropriate locations in the district by providing sufficient land for business growth and providing for a range of business activities.

SD-O7 Centres

This objective recognises the importance of the district’s centres as key community focal points and the primary focus for retail, office and commercial activity. They also provide for the highest density of activities.

SD-O8 Infrastructure

This objective recognises the importance of coordinated and integrated infrastructure and its safe and efficient operation. It also recognises the benefits of regionally significant infrastructure, but that this infrastructure can also have adverse effects on the environment

SD-O9 Rural Areas

This objective seeks to ensure that rural areas remain available for productive rural activities by managing non-rural activities such as housing and industrial activities and managing reverse sensitivity. It also seeks to ensure future development overlays remain available for future urban or rural lifestyle development. It also seeks to maintain the character, qualities, and amenity values of the rural environment.

SD-O10 Community and Open Space

This objective seeks to enable a range of recreational, social and community facilities and open spaces that meet the long-term needs of the community

UFD-O1 Settlement Patterns

This objective provides guidance for urban development, giving effect to the CRPS and NPS-UD. It seeks urban development and infrastructure that is consolidated and integrated, primarily within the urban areas of Timaru township, Temuka, Geraldine and Pleasant Point. Urban development is to avoid areas with important natural, cultural and character values and where the impacts from natural hazards are unacceptable and which would require additional natural hazards mitigation. It seeks a quality urban environment that is attractive and functional.

3.4 Key resource management issues and how these are responded to

The key resource management issues that the Strategic Direction and Urban Form and Development Chapters respond to are set out in Table 1 below. The various zone and district-wide issues are identified and discussed in more detail within the relevant chapter s32 reports. Collectively the proposed strategic directions and urban form and development provisions respond to the main issues identified for the district as set out in Table 1 below.

Table 1 Key Resource Management

Issue: Key Resource Management Issues	Relevant Strategic Direction
<p>The Natural and Historic Environment</p> <p>Inappropriate development can cause adverse effects on important natural areas and their identified values. For significant natural areas/ indigenous biodiversity, this has occurred over the life of the current District Plan.</p> <p>Within the District, there are identified landscapes and features, significant natural areas, natural character areas, the coastal environment, and the margins of waterbodies. The District also contains important historic heritage. These areas and sites are important to the community, providing both identity and significant amenity values. The RMA also requires these areas to be appropriately managed.</p>	SD-O2

<p>Urban Development</p> <p>Growth and development, if inappropriately designed and located, can reduce the community's well-being through adverse amenity impacts, be inefficient to service (in terms of infrastructure and other Council services) and result in significant adverse effects on the environment. Reverse sensitivity effects can also occur.</p> <p>The district contains four main established urban areas (Timaru, Temuka, Geraldine and Pleasant Point). Out of town centre commercial development can undermine centre viability, thereby undermining the community's investment in them.</p> <p>Without sufficient and appropriately located areas set aside for a range of housing and business activities, the District and economy may not thrive. Without accessible and well-located community spaces and places, the community's physical, social, and cultural well-being may not be adequately supported.</p>	<p>SD-O1, SD-O6, SD-O7, SD-O10, UFD-O1</p>
<p>Infrastructure</p> <p>Uncoordinated and unintegrated land use and infrastructure can result in development inefficiencies and adverse effects on the environment. In addition, inappropriate development can undermine the efficient provision and functioning of the transport network and other infrastructure, potentially resulting in unmet community needs. Transport network effects can also be felt outside of the Timaru District, and as such new growth areas and their servicing need to be carefully managed.</p>	<p>SD-O8</p>
<p>Rural Areas</p> <p>Inappropriate development can adversely affect the productive potential and character of rural areas.</p> <p>The district has experienced rural residential development over the life of the current District plan. Development at these densities has led to a reduction in rural productive potential and rural character in the District through conversion of productive land to additional housing and reverse sensitivity undermining rural activities.</p>	<p>SD-O9</p>
<p>Mana Whenua</p> <p>District plan provisions can adversely affect Ngai Tahu manawhenua exercising kaitiakitanga and the expression of their cultural and spiritual values. They can also inappropriately restrict the use of Māori reserves. Development can adversely affect special sites and areas of significance.</p>	<p>SD-O5</p>
<p>Natural Hazards and Climate Change</p> <p>Inappropriate development can increase risks from natural hazards, which are forecast to change because of climate change.</p> <p>The District is subject to multiple natural hazards risks, including earthquake faults, flooding, and coastal hazards. Given its topography and development locations, flooding is the most significant natural hazard risk to manage. Climate change is anticipated to exacerbate flood risk.</p>	<p>SD-O4, SD-O3</p>

4 Any plans of adjacent or other territorial authorities

The District Council is required to have regard to the extent to which the District Plan needs to be consistent with the plans and proposed plans of adjacent territorial authorities under Section 74(2)(c) of the RMA.

4.1 Waimate District Plan

The Waimate District Plan does not contain comparable chapters. However, like the OTDP, outcome statements are provided in the objectives of each of the specific topic chapters.

4.2 Ashburton District Plan

The Ashburton District Plan does not contain comparable chapters. However, like the OTDP, outcome statements are provided in the objectives of each of the specific topic chapters.

4.3 Proposed Selwyn District Plan

The Proposed Selwyn District Plan (PSDP) also contains strategic directions and urban form and development objectives. Having been developed under the NPS, the PSDP is similarly arranged. It contains objectives covering the topics set out below:

Strategic Directions

- Quality of the environment
- District well-being
- Integration of land uses and water
- Areas with special value
- Vibrant and viable centres
- Infrastructure
- Natural hazards
- Mana whenua values

Urban Form and Development (UFD)

- Compact and sustainable township network
- Urban growth and development
- Integration of land use and infrastructure

The PSDP UFD provisions are far more detailed than the PTDP provisions as they are required to respond to the NPS-UD as a Tier 1 Council and to additional Greater Christchurch requirements. It is considered that the PTDP strategic directions are generally like the PSDP strategic objectives, albeit they have less detail in the UFD Chapter.

4.4 Christchurch District Plan

The Christchurch District Plan also contains strategic directions, however as it was prepared prior to the NPS, it does not follow the same format. It contains strategic directions that cover similar topics but also includes a focus on earthquake recovery and requirements taken from central Government's Statement of Expectations that informed the district plan review. These latter topics are not covered in the PTDP, given their lack of currency and relevance.

4.5 Waimakariri District Plan

The Proposed Waimakariri District Plan (PWDP) also contains strategic directions and urban form and development objectives. Having been developed under the NPS, the Plan is similarly arranged. It contains objectives covering the topics set out below:

Strategic Directions

- Natural environment
- Urban development
- Energy and infrastructure
- Rural land
- Mana whenua values
- Natural hazards and resilience

Urban Form and Development (UFD)

- Feasible development capacity for residential, commercial, and industrial activities
- Density of residential development, intensification/ location of new residential development areas
- Identification/ location of industrial zones and extensions of centres
- Mechanisms to release residential development areas and provide additional commercial, mixed use and industrial areas
- Purpose and character of the Special Purpose Kainga Nohoanga Zone
- Managing reverse sensitivity

Like the PSDP, the PWDP urban form and development provisions are far more detailed than the PTDP provisions as they contain policies and are required to respond to the NPS-UD as a Tier 1 Council and to additional Greater Christchurch requirements. It is considered that the PTDP strategic directions and urban form and development objectives are like those in the PWDP, except for the more specific UFD provisions.

5 Consultation undertaken

Internal consultation has occurred across the Council's departments through the Technical Advisory Group. Councillors have also workshopped the Chapter. This consultation is specified in a separate consultation overview statement.

In addition to the specific consultation outlined below, the topic areas or themes have been canvassed through the consultation and engagement on the individual topic-specific/ location-specific chapters.

The draft Strategic Directions and Urban Form and Development Chapters were prepared and notified for public comment as part of consultation on the draft District Plan. Submissions were received from various stakeholders with interests in the chapters. In summary:

- Most submissions were generally supportive of the proposed provisions
- Some sought clarity on the interpretation of the chapters relative to the rest of the plan, specifically whether there was an internal hierarchy
- Some submitters sought greater recognition of reverse sensitivity, particularly in relation to exiting industrial or rural activities
- Several submitters sought minor changes in wording to align with the RMA more closely or better respond to their concerns
- One submitter requested an objective be split into two
- Some submitters requested additional objectives

6 Evaluation of proposed objectives and policies

Section 32(1) (a) of the RMA requires the District Council to evaluate the extent to which the objectives are the most appropriate way to achieve the purpose of the RMA. The level of detail

undertaken for the evaluation of the proposed objectives has been determined based on the following:

- The strategic directions and urban form and development objectives are pitched at a high level and therefore an assessment at a detailed level is not possible;
- The strategic directions and urban form and development objectives are implemented by the topic-specific/ location-specific chapters which already have their own s32 assessments undertaken at a greater level of detail, including an assessment of efficiency and effectiveness and policy risk.

In accordance with the evaluation in Table 2 below, it is considered that the proposed strategic directions and urban form and development objectives address the significant land use issues for the district and respond to key matters set out in the RMA, NZCPS, NPS-UD, CRPS and other national level policy. Consultation responses indicate the proposed objectives are acceptable. The objectives will help ensure that:

- Urban development is appropriately located and managed and is integrated with infrastructure;
- Natural hazards are appropriately managed;
- Mana whenua rights and values are provided for;
- The qualities and character of the District's natural environment are appropriately managed; and
- The District's rural areas continue to remain available for productive rural activities.

Overall, the proposed strategic directions are the most appropriate.

Table 2: Evaluation of the proposed Strategic Directions and Urban Form and Development objectives

Proposed Objective	Evaluation
SD-O1 Residential areas and activities	<ul style="list-style-type: none"> • This objective responds to RMA s7 (b) (efficient use of natural resources), s7 (ba) (efficient end use of energy) and indirectly responds to various s6 matters by concentrating urban residential development in existing urban areas. • This objective responds to the NPS-UD (objectives 1 (well-functioning urban environments), 2 (housing affordability), 3 (areas for intensification), 4 (urban environments change over time), and 8 (reduction in greenhouse gas emissions)). • This objective responds to the CRPS (objectives 5.2.1 (location design and function of development) and 5.2.2 (integration of land use and regionally significant infrastructure)). • The objective responds to the issues identified in Table 1. <p>Given the above, the proposed objective is relevant and feasible. Consultation responses indicate the proposed objective is acceptable. Given the above, the proposed objective is appropriate.</p>
SD-O2 The natural and historic environment	<ul style="list-style-type: none"> • This objective responds to RMA s6 (a) (natural character), s6 (b) (ONLs/ ONFs), s6(c) (SNAs) and s6(f) (historic heritage). It also directly responds to s7(c) (amenity values) and s7 (f) (quality of the environment). • This objective responds to the NZCPS (objectives 1 (integrity form and function), 2 (natural character, features, and landscapes), and 6 (providing for social, economic, and cultural well-being), and policies 13 (preservation of natural character), 14 (restoration of natural character) and 15 (natural features and landscapes)). • This objective responds to the NPSFM (Objective 1 (water outcomes) and policies 6 (inland wetlands), 7 (river extent and values), 8 (values of outstanding water bodies), 9 (habitats of indigenous freshwater species) and 10 (habitat of trout and salmon)). • This objective responds to CRPS provisions (objective 5.2.1 (location design and function of development), freshwater objectives 7.2.3 (intrinsic values for waterbodies), 7.2.4 (integrated management), Coastal Environment Objective 8.2.4 (preservation, protection and

	<p>enhancement), Ecosystems and Indigenous Biodiversity objectives 9.2.1 (halting the decline), 9.2.2 (restoration and enhancement), 9.2.3 (protection of SNAs) and Landscape objectives 12.2.1 (identification and protection of ONLs/ ONFs), 12.2.2 (identification and management of other landscapes)).</p> <ul style="list-style-type: none"> • The objective responds to the issues identified in Table 1. <p>Given the above, the proposed objective is relevant and feasible. Consultation responses indicate the proposed objective is acceptable. Given the above, the proposed objective is appropriate.</p>
<p>SD-O3 Climate change</p> <p>And</p> <p>SD-O4 Natural hazards</p>	<ul style="list-style-type: none"> • These objectives respond to RMA s6 (h) (management of significant risks from natural hazards) and s7(i) (effects of climate change). • These objectives respond to the NZCPS (Objective 5 (land or waters)). • These objectives respond to the NPS-UD (objectives 1 (well-functioning urban environment) and 8 (climate change)). • These objectives respond to the CRPS (objectives 11.2.1 (risk of natural hazards), 11.2.3 (climate change and natural hazards) and policies 11.3.1 (avoid inappropriate development in high hazard areas), 11.3.2 (avoid development in inundation areas), 11.3.3 (earthquake hazards), 11.3.4 (critical infrastructure), 11.3.5 (risk management) and 11.3.8 (climate change)). • These objectives respond to the issues identified in Table 1. <p>Given the above, the proposed objectives are relevant and feasible. Consultation responses indicate the proposed objectives are acceptable. Given the above, the proposed objective is appropriate.</p>
SD-O5 Mana whenua	<ul style="list-style-type: none"> • This objective responds to RMA s6(c) (relationship of Maori with specified areas), s6 (g) (protection of customary rights), s7 (a) (kaitiakitanga), s8 (Treaty of Waitangi). • This objective responds to the NZCPS (Objective 3 (principles of the Treaty of Waitangi), NPSFM (Objective 1 (water outcomes) and policies 1 (management to achieve Te Mana o te Wai) and 2 (Tangata Whenua involvement)). • This objective responds to NPS-UD Objective 5 (Treaty of Waitangi). • This objective responds to the CRPS (various matters set out in Chapters 2 and 3 and 4, Objective 5.2.1 (location, design, and function of development)). • The objective responds to the issues identified in Table 1. <p>Given the above, the proposed objective is relevant and feasible. Consultation responses indicate the proposed objective is acceptable. Given the above, the proposed objective is appropriate</p>
SD-O6 Business areas and activities	<ul style="list-style-type: none"> • This objective responds to RMA s7 (b) (efficient use of natural resources), s7 (ba) (efficient end use of energy) and indirectly responds to s6 matters by only enabling business development in appropriate locations. • This objective responds to the NPS-UD (objectives 1 (well-functioning urban environments), 3 (areas for intensification), 4 (urban environments change over time), 8 (support a reduction in greenhouse gas emissions)). • This objective responds to the CRPS (Objective 5.2.1 (location design and function of development)). • The objective responds to the issues identified in Table 1. <p>Given the above, the proposed objective is relevant and feasible. Consultation responses indicate the proposed objective is acceptable.</p>

	<p>Given the above, the proposed objective is appropriate.</p>
SD-O7 Centres	<ul style="list-style-type: none"> • This objective responds to RMA s7 (b) (efficient use of natural resources), s7 (ba) (efficient end use of energy) and indirectly responds to s6 matters by focussing urban development in urban centres. • This objective responds to the NPS-UD (objectives 1 (well-functioning urban environments), 2 (housing affordability), 3 (areas for intensification), 4 (urban environments change over time), 8 (support a reduction in greenhouse gas emissions)). • This objective responds to the CRPS (Objective 5.2.1 (location design and function of development)). • The objective responds to the issues identified in Table 1. <p>Given the above, the proposed objective is relevant and feasible. Consultation responses indicate the proposed objective is acceptable. Given the above, the proposed objective is appropriate.</p>
SD-O8 Infrastructure	<ul style="list-style-type: none"> • This objective responds to RMA s7 (b) (efficient use of resources), and s7 (ba) (efficient end use of energy). • This objective responds to the NPS-UD (objectives 1 (well-functioning urban environments), 3 (areas for intensification), 6 (infrastructure planning) and 8 (greenhouse gas emissions)). • This objective responds to the CRPS (objectives 5.2.1 (location design and function of development), 5.2.2 (integration of land use and regionally significant infrastructure), 5.2.3 (transport network) and 16.2.1 (efficient use of energy)). • The objective responds to the issues identified in Table 1. <p>Given the above, the proposed objective is relevant and feasible. Consultation responses indicate the proposed objective is acceptable. Given the above, the proposed objective is appropriate.</p>
SD-O9 Rural areas	<ul style="list-style-type: none"> • This objective responds to RMA s7 (b) (efficient use of natural resources), s7 (ba) (efficient end use of energy) and s7(c) (amenity values), s7 (f) (quality of the environment), s7 (g) (finite characteristics of resources). • This objective responds to the CRPS (Objective 5.2.1 (location design and function of development)). • The objective responds to the issues identified in Table 1. <p>Given the above, the proposed objective is relevant and feasible. Consultation responses indicate the proposed objective is acceptable. Given the above, the proposed objective is appropriate.</p>
SD-O10 Community and open space	<ul style="list-style-type: none"> • This objective responds to RMA s6(d) (public access), s7(c) (amenity values). • This objective responds to the NZCPS (Objective 4 public open space qualities and recreation opportunities, including access). • This objective responds to the CRPS (Objective 5.2.1 (location design and function of development)). • The objective responds to the issues identified in Table 1. <p>Given the above, the proposed objective is relevant and feasible. Consultation responses indicate the proposed objective is acceptable. Given the above, the proposed objective is appropriate.</p>
UFD-O1 Settlement patterns	<ul style="list-style-type: none"> • This objective responds to RMA s6(a) (natural character), s6 (b) (ONLs and ONFs), s6(c) (significant indigenous vegetation and habitats of indigenous fauna), s6 (f) (historic heritage), s6(h) (natural hazards), s7(b) (efficient use of natural resources), s7 (ba) (efficient

	<p>end use of energy), s7(c) (amenity values) and s7 (f) (quality of the environment), s7(i) (the effects of climate change)</p> <ul style="list-style-type: none"> • This objective responds to the NPS-UD (objectives 1 (well-functioning urban environments), 2 (housing affordability), 3 (areas for intensification), 4 (urban environments change over time), 5 (Treaty of Waitangi principles), 6 (infrastructure), and 8 (support a reduction in greenhouse gas emissions)). • This objective responds to the NPSFM (Objective 1 (water outcomes) and policies 6 (inland wetlands), 7 (river extent and values), 8 (values of outstanding water bodies), 9 (habitats of indigenous freshwater species) and 10 (habitat of trout and salmon)). • This objective responds to the CRPS (objectives 5.2.1 (location design and function of development), 7.2.3 (intrinsic values for waterbodies), 7.2.4 (integrated management), 8.2.4 (coastal environment preservation, protection and enhancement), 9.2.1 (halting the decline of indigenous biodiversity), 9.2.2 (restoration and enhancement), 9.2.3 (protection of SNAs), 11.2.1 (risk of natural hazards), 11.2.3 (climate change and natural hazards) 12.2.1 (identification and protection of ONLs/ ONFs), 12.2.2 (identification and management of other landscapes), 16.2.1 (efficient use of energy)). • The objective responds to the issues identified in Table 1. <p>Given the above, the proposed objective is relevant and feasible. Consultation responses indicate the proposed objective is acceptable. Given the above, the proposed objective is appropriate</p>
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Appendices

Appendix 1 – Proposed Strategic Directions and Urban Form and Development Chapter Provisions

Introduction

This section sets out the overarching directions for the sustainable management of growth, land use and development of the Timaru District. The section is arranged in two chapters: Strategic Directions and Urban Form and Development. The strategic directions:

- a. are strategically important for achieving integrated management and for ensuring the Resource Management Act’s purpose is achieved;
- b. give effect to relevant higher order documents such as national policy statements and the Canterbury Regional Policy Statement; and
- c. provide a basis for how decisions relating to resource use will be made in the district over the life of the Plan.

Focusing as it does on high level strategic directions, this section leaves the articulation of activity-specific and location-specific objectives and policies to the subsequent chapters of this Plan.

These provisions have been informed by the Timaru District 2045 Growth Management Strategy which addresses growth and development in the district and sets out a spatial framework for its management. They support achieving a district that has a sustainable lifestyle, a thriving and innovative economy, and a strong identity

Interpretation

For plan development, including plan changes, the strategic objectives in the Strategic Directions Chapter provide direction for the development of the more detailed provisions contained elsewhere in the District Plan in relation to strategic issues. For plan implementation (including the determination of resource consent applications):

1. the strategic objectives provide high level direction on what the related objectives and policies in other chapters of the Plan are seeking to achieve in relation to the strategic issues. The topic and geographic-specific chapters provide the detailed guidance;
2. the relevant objectives and policies of the plan (including strategic objectives in this Chapter) are to be considered together. No fixed hierarchy exists between the strategic objectives.

Objectives

SD-O1 Residential Areas and Activities

- There is sufficient residential development capacity in existing urban areas to meet demand and household choice, provided through:
 - the use of existing zoned greenfield areas;
 - a range of densities in existing urban areas; and
 - higher residential densities near the Timaru and Geraldine town centres, and Highfield Village Mall;
- limited rural residential development opportunities are provided where they concentrate and are attached to existing urban areas, achieve a coordinated pattern of development and are capable of efficiently connecting to reticulated sewer and water infrastructure; and
- limited residential opportunities are maintained in existing rural settlements, subject to adequate servicing.

SD-O2 The Natural and Historic Environment

The district's natural and historic environment is managed so that:

- the health and well-being of the community are recognised as being linked to the natural environment;
- an integrated management approach is adopted that recognises that all parts of the environment are interdependent;
- the natural character of the coastal environment, wetlands and waterbodies is preserved and protected from inappropriate subdivision, use, and development;
- important landscapes and features are protected from inappropriate subdivision, use, and development;
- significant indigenous vegetation and significant habitats of indigenous fauna are identified and their values recognised, protected and where appropriate, enhanced;
- the life-supporting capacity of ecosystems and resources is safeguarded for future generations; and
- the important contribution of historic heritage to the district's character and identity is recognised, and significant heritage and its values are protected from inappropriate subdivision, use, and development.

SD-O3 Climate Change

The effects of climate change are recognised, and an integrated management approach is adopted, including through:

- taking climate change into account in natural hazards management;
- enabling the community to adapt to climate change; and
- encouraging efficiency in urban form and settlement patterns.

SD-O4 Natural Hazards

Natural hazards risks are addressed so that:

- areas subject to natural hazards and risk are identified;
- development is avoided in areas where the risks of natural hazards to people, property and infrastructure are assessed as being unacceptable;
- for other areas, natural hazards risks are appropriately mitigated.

SD-O5 Mana Whenua

The mana whenua status of Kati Huirapa is recognised and their historic and contemporary relationship with the district's land, water bodies and wetlands, coastal environment, and indigenous species is recognised and provided for by ensuring:

- mahika kai resources and habitats of indigenous species are sustained and opportunities for their enhancement or restoration are encouraged;
- the health of water body and wetland environments is protected from adverse effects of land use and development;
- the values of identified sites and areas of significance to Kāti Huirapa are recognised and protected;
- Kati Huirapa retains, and where appropriate can enhance, access to their sites and areas of significance;
- Māori reserve lands can be used by Kati Huirapa for their intended purposes;
- Kati Huirapa can carry out customary activities in accordance with tikanga;
- Kati Huirapa is actively involved in decision making that affects their values and interests in these matters and can exercise their kaitiakitaka responsibilities.

SD-O6 Business Areas and Activities

Business and economic prosperity in the district is enabled in appropriate locations, including by:

- providing sufficient land for a range of business activities to cater for projected growth;
- providing opportunities for a range of business activities to establish and prosper, provided that commercial activities outside of commercial areas are limited so they do not detract from the role and function of the City Centre and Town Centre zones.

SD-O7 Centres

The district's city and town centres:

- are maintained and enhanced as vibrant, attractive community focal points, providing a high level of amenity and opportunities for social interaction;
- are the primary focus for retail, office and other commercial activity;
- provide for the highest density of business, residential and visitor accommodation, and for intensification opportunities.

SD-O8 Infrastructure

Across the District:

- improved accessibility and multimodal connectivity are provided through a safe and efficient transportation network that can adapt to technological changes.
- the provision of new network infrastructure is integrated and coordinated with the nature, timing, and sequencing of new development;
- drinking water supplies are protected from the adverse effects of subdivision, use and development;
- the benefits of regionally significant infrastructure and lifeline utilities are recognised, and their safe, efficient, and effective establishment, operation, maintenance, renewal, upgrading, and development are enabled while managing adverse effects appropriately.

SD-O9 Rural Areas

- A range of primarily productive activities are enabled in the rural environment to enable the ongoing use of land for primary production for present and future generations, while:
- protecting versatile soils for productive use;
- managing the adverse effects of intensive activities on sensitive activities;
- managing the adverse effects of new sensitive activities on primary production;
- avoiding activities that have no functional/operational need to locate in the rural area;
- identifying and maintaining the character, qualities, and amenity values of rural areas;
- ensuring the Future Development Area overlay remains available for future urban or rural lifestyle development.

SD-O1 Community and Open Spaces

A range of recreational, social and community facilities and open spaces that meet the long-term needs of the community are enabled, including:

- the provision of public access to and along the coastal marine area and margins of identified rivers; and
- the provision of a network of facilities and open spaces to support densification and new growth areas, including co-location.

UFD-O1 Settlement Patterns

A consolidated and integrated settlement pattern that:

- efficiently accommodates future growth and capacity for commercial, industrial, community and residential activities, primarily within the urban areas of Timaru township, and the existing townships of Temuka, Geraldine, and Pleasant Point;
- is integrated with the efficient use of infrastructure;
- reduces adverse effects on the environment, including energy consumption, carbon emissions, water use;
- protects drinking water supplies from the adverse effects of subdivision, use and development;
- is well-designed, of a good quality, recognises existing character and amenity, and is attractive and functional to residents, business and visitors;
- avoids areas with important natural, cultural and character values;
- minimises the loss of versatile soils;
- enables kaika nohoaka to occur on ancestral lands;
- avoids locating new growth in areas where the impacts from natural hazards are unacceptable or which would require additional hazard mitigation; and
- controls the location of activities, primarily by zoning, to minimise conflicts between incompatible activities and avoid these where there may be significant adverse effects.