

Chapter: VS – Versatile Soil

Feed-back No.	Section	Sub-section	Plan Provision	Feedback	Relief sought
141.11 4	VS 7 Versatile Soil	General		[REDACTED] support recognition of versatile soils in the District Plan and provisions to enable primary production on soils and the avoidance of activities that result in reverse sensitivity impacts on primary production.	
84.11	VS 7 Versatile Soil	General	General	<p>5. Specific Provisions:</p> <p>[REDACTED] provides the following feedback on specific provisions in the Plan:</p> <p>5.4 Versatile Soils</p> <p>Rules</p> <p>VS-R1</p> <p>[REDACTED] requests that [REDACTED] are exempt from rule VS-R1.</p> <p>[REDACTED] [REDACTED]</p> <p>The purpose of the rule (as stated in the VS-O1) is that versatile soils remain available for farming activities and are protected from inappropriate subdivision, use and development. The identified areas on [REDACTED] are already [REDACTED] purposes and as such, should not have restrictions to protect farming land on them. This includes possible future expansions of these schools on their existing grounds.</p>	
43.78	VS 7 Versatile Soil	Objectives	VS-O1 Protectio n of versatile soils Versat	Retain as proposed or preserve the original intent.	

62.5	VS – Versatile Soil	Objectives	VS-O1 Protection of versatile soils	<i>Support in full: Support specific objective to protect versatile soil from inappropriate subdivision, use and development. Retain as proposed.</i>	
43.79	VS – Versatile Soil	Policies	VS-P2 Maintaining availability of versatile soil	<i>Amend wording of (3) to make it clear what is meant by ‘restore the properties of soil to its original level’. i.e. what is ‘its original level’?</i>	
62.6	VS – Versatile Soil	Policies	VS-P2 Maintaining availability of versatile soils	<i>Support in full: Support policy that recognises that activities necessary to support farming activities may at times need to locate on versatile soils. Eg farm buildings. Retain as proposed.</i>	
62.7	VS – Versatile Soil	Policies	VS-P3 Urban activities	<i>Support in full: Support directive policy that seeks to avoid urban or rural lifestyle expansion onto versatile soils and a policy guidance where this might be considered. Retain as proposed.</i>	
62.8	VS – Versatile Soil	Rules	VS-R1 Buildings and impervious surfaces	<i>Oppose in part: Intensive indoor primary production activities, such as indoor pig farming, have a functional need to locate in rural areas which may include areas within the versatile soil overlay. Effluent captured in piggery buildings is a valuable natural fertilizer, and is discharged to pastoral and arable land to improve soil nutrient status and structure, and reduce reliance on synthetic fertilisers. As such, indoor farms need to be located close to suitable discharge fields, which may be in the versatile soils overlay. Buildings used for farming and intensive indoor primary production activities should be excluded from this rule.</i>	

			<p><i>Amend rule as follows:</i></p> <p><i>For that portion of any site that is located within the Versatile soil overlay, the maximum area covered by buildings and impervious surfaces must not exceed 10% of that portion of the site within the overlay or 2000m², whichever is the lesser.</i></p> <p><i>Buildings used for farming and intensive indoor primary production activities are excluded from this rule.</i></p>	
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