



WHANGAREI
DISTRICT COUNCIL
www.wdc.govt.nz

Notification of Proposed Plan Change

Whangarei District Council gives notice that it has prepared the following proposed plan change to the Whangarei District Plan:

Plan Change 94B – Papakāinga: Proposes to amend provisions relating to papakāinga developments in the Whangarei District Plan. The purpose of PC94B is to provide opportunities for Māori land owners to develop and live on their ancestral land and to develop guidelines and standards for the papakāinga development plan process. Key features are:

- Chapter title change from “Papakāinga Housing” to “Papakāinga.”
- Existing objectives and policies are not subject to any proposed alterations.
- Permitted activity status for papakāinga developments on Māori freehold land administered under Te Ture Whenua Māori Act 1993 provided that a papakāinga development plan is submitted and certain controls are met.
- Discretionary activity status for papakāinga developments on land that is General land owned by Māori where the land is subject to proceedings before the Māori Land Court to change the land from general title to ancestral Māori land, or where the land is General land owned by Māori where an ancestral link has been identified.
- Non-complying activity status for papakāinga developments on all other land.
- Provisions noting transfer of powers, and the opportunity for applicants for resource consent to request that it is heard by an Independent Commissioner(s) with expertise and qualifications in tikanga and Mātauranga Māori and resource management.

Pursuant to Section 86B of the Resource Management Act 1991, Whangarei District Council has resolved that all the rules in PC94B shall have legal effect only once the proposed plan change becomes operative in accordance with Clause 20 of Schedule 1 to the RMA Act.

Public Inspection

The proposal may be inspected from 5 April 2016 onwards on the Council’s website at: www.wdc.govt.nz/planchanges and at Whangarei District Council Service Centres at Forum North, Rust Avenue, Whangarei; Ruakaka Service Centre, Takutai Place, Ruakaka and Whangarei Central Library, Rust Avenue, Whangarei.

Please contact Council’s Policy and Monitoring Department if you have any questions about the proposal.

Submissions

Any person may make a submission on the proposal. Submissions can be made in writing or electronically. Submissions must be in Form 5, or a similar format that complies with Resource Management Act Regulations 2003 and must state whether you wish to be heard on the submission. Copies of this form are available on the Council’s website, at the locations listed above, or by contacting Council’s Policy and Monitoring Department.

The closing date for submissions is 4pm on 31 May 2016.

Submissions should be posted to:

Whangarei District Council
Private Bag 9023
WHANGAREI 0148
Attention: Policy and Monitoring Department

Faxed to: 09 438 7632

Delivered to: Whangarei District Council Offices, Forum North, Rust Avenue, Whangarei.

Emailed to: mailroom@wdc.govt.nz.

Public Participation Process

The process for public participation in the consideration of the proposal under the Act is as follows:

- After the closing date for submissions, Whangarei District Council must prepare a summary of the submissions and this summary must be publicly notified.
- There must be an opportunity to make a further submission in support of, or in opposition to, the submissions already made.
- If a person making a submission asks to be heard in support of his or her submission, a hearing must be held.
- Whangarei District Council must give its decision on the proposal (including its reasons for accepting or rejecting submissions).
- Any person who has made a submission has the right to appeal the decision on the proposal to the Environment Court.

This notice is given pursuant to Clause 5 of the First Schedule of the Resource Management Act 1991.

R Forlong
CHIEF EXECUTIVE