

RURAL

The natural resources of the rural environment in the Ruapehu District provide the basis for the existing and potential character, intensity and the scale of the use, development or protection of land. The natural resource base comprises elements of geology, soils, topography, drainage, climate and vegetation. All are closely inter-related.

Imposed on these natural factors are numerous social, economic and cultural factors. These include technology, settlement pattern, cultural belief systems, political climate and transportation facilities.

The rural areas of the District support significant activities including farming and forestry. These are important to both the District and the national economy. The Council wishes to see these activities continued. Therefore, in general terms the rural areas are recognised as places where rural activities should be subject to minimal control, provided the activities are managed sustainably and do not generate unacceptable environmental effects.

The rural environment also offers a range of lifestyle opportunities. It provides a low density environment offering rural scenery and a rural lifestyle. These aspects are often sought by people wishing to reside in the rural environment. These same features are also utilised by people partaking in the recreation and tourism opportunities which exist in the rural areas. However, the establishment of these activities should avoid, remedy or mitigate adverse effects on the rural environment.

Within the rural area there are large areas of non-productive rural land. In particular, as of August 1993 the District Council had written off rates income from over 7,500 hectares of non-productive Maori Land. The Council and Iwi views this as an issue. Therefore, the approach of the Council with respect to the rural areas within this Plan is to minimise the controls on rural activities so no artificial barriers are created to turning non-productive land into productive land while ensuring the rural environment is protected from the adverse environmental effects of activities. In this context non-productive land does not include land with significant values worthy of protection.

RU 1.0 ISSUE

- (a) Degradation and loss of the values of rural environment caused by unsustainable human activities being imposed on the natural and physical resources.**

RU 1.1 OUTCOME

- (a) Protection of the rural environment from unsustainable activities.**

RU 1.2 OBJECTIVE

- (a) A rural environment promoting the establishment and continuation of a range of activities while ensuring the rural environment is sustainably managed.**

RU 1.3 POLICIES

- (a) To ensure that activities established in the rural zone are based on the natural resources of the rural environment and are environmentally sustainable, including:
 - (i) amenity values are maintained and enhanced;
 - (ii) the quality of the rural environment is maintained and enhanced; and
 - (iii) the adverse on site and off site effects are avoided, remedied or mitigated
- (b) To require that the disposal of waste is only undertaken where any adverse effects on the environment are avoided, remedied or mitigated.
- (c) To ensure that the adverse effects of noise are avoided, remedied or mitigated.
- (d) To avoid, remedy or mitigate the adverse effects of the prospecting, exploration, extraction or processing of minerals, including to:
 - (i) maintain the life supporting capacity of air, water, soil, ecosystems and habitats.
 - (ii) avoid, remedy or mitigate adverse effects on adjoining properties, and people and communities.
 - (iii) ensure appropriate site rehabilitation occurs, including progressive reinstatement where appropriate.
 - (iv) protect waterways from adverse effects.

Explanation of Policies

These policies seek to provide flexibility in the manner in which rural land can be utilised. The policies seek to ensure that for all activities adverse environmental effects are avoided, remedied or mitigated. The policies recognise that while providing flexibility for activities to occur in the rural areas there are some activities which produce adverse environmental effects and should be controlled. The policies also recognise that the continuance of sustainable rural activities is desirable.

The policies are necessary in order to promote the sustainable management of natural and physical resources. The policies identify the main effects which are to be addressed in the Rural Zone that require avoidance, remedying or mitigation.

RU 2.0 ISSUES

- (a) Potential loss of rural amenity values and quality of the rural environment as a result of sporadic, fragmented and/or ribbon development being established in the vicinity of an urban zone excluding the townships of Ohura and Pipiriki and State Highway 47.
- (b) Inefficient use and development of existing infrastructure, including roading and reticulated services, as a result of fragmented patterns of development which do not promote the community's social and economic wellbeing.

RU 2.1 OUTCOME

No inappropriate development in the vicinity of an urban zone, excluding the townships of Ohura and Pipiriki, and State Highway 47.

RU 2.2 OBJECTIVES

- (a) The protection of the amenity values and quality of the rural environment from the effects of non-rural activities in the vicinity of an urban zone, excluding the townships of Ohura and Pipiriki.
- (b) The efficient use of existing physical resources, including community utilities and roading, having particular regard to their finite characteristics.
- (c) Maintenance and enhancement of the amenity values and quality of the environment associated with State Highway 47 by avoiding sporadic, fragmented and/or ribbon development.

RU 2.3 POLICIES

- (a) To permit appropriate comprehensive development in the vicinity of State Highway 47 that promotes the maintenance and enhancement of the quality and amenity values of the rural environment by avoiding, remedying or mitigating the effects:
 - i. of traffic conflict, including minimising the number of access points to State Highway 47.
 - ii. on landscape quality.
 - iii. of the cumulative effects on the environment of fragmented and sporadic developments.
 - iv. on the quality of the environment, including ensuring sewage and stormwater disposal promotes the sustainable management of the natural and physical resources.

Landscape Quality Assessment: SH 47.

When considering a resource consent application where this policy requires consideration of landscape quality, the following matters will be taken in to account in determining the application:

- i. The visual prominence of the development within the landscape in which it is to be situated;
- ii. The scenic qualities of the environment in which it is to be situated (which includes the adjacent Tongariro National Park, a World Heritage area) and the methods to be used to integrate the development into that landscape;
- iii. The cultural and historical significance of the landscape in which the development is to be situated; and
- iv. The degree to which the existing landscape quality is altered by the proposed development.

- (b) To protect the amenity values and quality of the rural environment within the vicinity of an urban zone excluding the townships of Ohura and Pipiriki through the avoidance of the development of non-rural activities.**
- (c) To avoid non-rural activities that either individually or cumulatively will potentially result in the inefficient use of existing community infrastructure, or will result in the inefficient expansion, upgrading, or development of community infrastructure in the vicinity of an urban zone excluding the townships of Ohura and Pipiriki.**

Explanation of Policies

The above policies seek to:

- (a) retain the rural environment on the fringe of urban forms;
- (b) protect the community's investment in infrastructure; and
- (c) avoid fragmented patterns of non-rural development in the vicinity of State Highway 47.

The retention of the rural environment on urban fringes is important firstly to maintain and enhance the amenity values and quality of these areas, and secondly to enable the existing urban forms to be managed sustainably. The urban periphery forms a "fence" around the urban areas. In this Plan this is of particular importance due to the flexible nature of the rural and subdivision provisions.

With the proliferation of development with urban characteristics, there is pressure for the community to provide the appropriate urban services, such as water, sewerage, stormwater, sealed roads and lighting, to name a few. Experience indicates that often the pressure comes after the establishment of the activities. Further, existing development is used as a reason to seek further intensification of the activities, which does not recognise the cumulative effects. Policy RU2.3(b) will avoid such a situation arising.

The land adjacent to State Highway 47 is under pressure from developers wishing to establish residential and tourist accommodation activities. The amenity values and quality of this area is highly valued. However, Policy RU 2.3(a) recognises that comprehensive development in certain locations, of an appropriate scale and design, will be sustainable.

Landscape quality is both the physical landscape defined in terms of geological formations and features and the natural biota and the values people place on this in terms of their own experiences and perceptions. At present, the Council has limited information on the landscape characteristics and values of the District, although it recognises that the landscape is dynamic and subject to change. The policy is directed to managing that change. No study of landscape character and values has been undertaken to date, although the Regional Council has identified the outstanding natural features and landscapes of the district.

Rural zoned land adjoining SH47 has been identified as an area where landscape quality should be given special consideration. Resource consent applications or plan change requests will be considered on their merit, case by case, using the policy as a guideline. This will require such applications to identify the landscape in which the development is proposed, and to assess the effects of the development on that landscape. As the community values associated with landscape quality have not been defined, all such applications would be publicly notified to enable community participation.

RU 3.0 METHODS

- (1) To require adequate servicing of development for stormwater and sewage disposal through the Council's power under the Building Act 1991.

RU 4.0 RULES

RU 4.1 Permitted Activities

- (a) Rural Activity
- (b) Residential Activity
- (c) Commercial Activity
- (d) Tourist Accommodation Activity
- (e) Education Activity
- (f) Recreation and Community Activity
- (g) Industrial Activity
- (h) Prospecting Activity
- (i) Exploration Activity
- (j) Extraction Activity
- (k) Earthworks Activity
- (l) Motorised Land Activity
- (m) Waste Disposal Activity for the purpose of disposing farm and domestic waste for not more than one site, located on that site
- (n) Electricity Generation Activity
- (o) Transfer Station Activity
- (p) Temporary Military Training Activity

RU 4.2 Discretionary Activities (Restricted)

- (a) Any permitted activity specified in Rule RU 4.1, excluding extraction, waste disposal, electricity generation and temporary military training activities, which cannot meet all of the relevant conditions for permitted activities.

RU 4.3 Discretionary Activities

- (a) Waste Disposal Activity that is not a permitted activity
- (b) Electricity Generation Activity that is not a permitted activity
- (c) Factory Farming Activity
- (d) Forestry within 75 metres of an urban zone.
- (e) Extraction Activity that is not a permitted activity
- (f) Temporary Military Training Activity that is not a permitted activity.

RU 4.4 Non-Complying Activities

- (a) Any land use or activity not specifically referred to in Rules RU 4.1, RU 4.2 and RU 4.3.

RU 4.5 Conditions For Permitted Activities

For Rural and Residential Activities, compliance with the following conditions is required for the activity to be a permitted activity:

- (1) Front Yard

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- (a) For local roads and collector roads a front yard of a minimum of 10.0 metres shall be provided, and for all other roads a front yard of a minimum of 30 metres shall be provided; or
- (b) Where a site with an area of less than 3,000m² in area was in existence on the date this Plan was notified, a front yard of a minimum of 5.0 metres shall be provided from any road.

(2) Side and Rear Yards

- (a) All sites shall have minimum side and rear yards of 20 metres; or
- (b) Where a site with an area of less than 3,000m² was in existence on the date this Plan was notified, side and rear yards of a minimum of 5.0 metres shall be provided; or

(3) Forestry Separation

- (a) Forestry planting shall not be located within 75 metres of any urban zone.
- (b) Forestry planting shall not be located within 5 metres from the boundary of all sites held under a separate certificate of title and owned by a person or organisation other than who or which is undertaking the planting.
- (c) No vegetation shall be allowed to grow to a position which will shade any carriageway between the hours of 10am and 2pm on the shortest day of the year and where topography is not already preventing direct access of sunlight onto the carriageway.
- (d) No vegetation shall be allowed to grow to a position which will shade any existing dwelling unit, located on a site held in a separate certificate of title and owned by a person or organisation other than who was undertaking the planting, between the hours of 9.30am and 3pm on the shortest day of the year.

(4) Density

- (a) The maximum density of development shall be one dwelling unit per hectare of net site area.
- (b) Each dwelling unit shall be provided with not less than 2,000m² of land associated with it.
- (c) The minimum separation distance between any two dwelling units shall be 20 metres.
- (d) Not more than four dwelling units shall be erected on any one site.

Except

- (e) Where a site with an area of less than 1.0 hectare was in existence on the date this Plan was notified the density of development permissible shall be a single dwelling unit per site.

(5) Height

The maximum height of any building shall be 15.0 metres or 2.0 metres plus the horizontal distance from the nearest site boundary, whichever is less.

(6) Noise

(a) All activities shall be conducted so as to ensure that the following noise levels are not exceeded at, or within, the boundary of any site, other than the site the noise is emanating from, zoned residential or at the notional boundary of any rural dwelling.

(i) Average maximum noise level not to be exceeded:

07:00am to 10:00pm - 55dBA L₁₀

10:00pm to 07:00am - 45dBA L₁₀

(ii) Maximum noise level of 75 dBA L_{max} shall not be exceeded between 10:00pm and 07:00am.

Except

(b) Normal seasonal rural activities such as harvesting or haymaking may exceed the noise control rule during the hours of 5am-10pm.

(c) Subject to the express provisions of this rule, noise levels shall be measured and assessed in accordance with New Zealand Standards NZS 6801:1991 "Measurement of Sound" and NZS 6802:1991 "Assessment of Environmental Sound".

(7) Transport

All activities shall be provided with a minimum of one legal and practical access to a public road formed and maintained to Ruapehu District Council standards.

(8) Location

(a) Any Residential Activity in the Rural Zone within the Urban Periphery or fronting State Highway 47 or within 1,000 metres of State Highway 47, shall be accessory and secondary to a legally established Rural Activity.

Except

(b) Subject to compliance with the relevant permitted activity conditions a single dwelling unit may be erected on any site in existence on the date this Plan was notified.

For Tourist Accommodation, Education, and Recreation and Community Activities, compliance with the following conditions is required for the activity to be a permitted activity:

(9) Scale

(a) No tourist accommodation activity shall provide accommodation for more than 20 people at any one time.

- (b) No education activity shall provide for more than 50 people at any one time.
- (c) No recreation and community activity shall provide for more than 100 people at any one time.

(10) Location

- (a) No activity shall front State Highway 47 or be within 1,000 metres of State Highway 47.
- (b) No activity shall be located within the Urban Periphery.

(11) Integration

All permitted activity conditions for a Rural Activity shall apply to Tourist Accommodation, Education, and Recreation and Community Activities as if the words "Tourist Accommodation, Education, and Recreation and Community Activities" were substituted for "Rural Activity".

For Commercial Activities, compliance with the following conditions is required for the activity to be a permitted activity:

(12) Scale

On any one site the total area used for the sale or hire of goods or services to the public, including passing motorists, shall not be greater than 40m² which shall include gross retail floor area and the portion of the site utilised for the purpose of selling goods and services. In the event that the selling is not from a building the sales area shall be clearly marked by a permanent barrier.

(13) Compatibility

No commercial activity shall provide for any activity other than the sale or hire of professional services and the retailing of goods, including produce, crafts, food, beverages, and other similar materials, but specifically excluding the sale of liquor.

(14) Integration

All permitted activity conditions for a Rural Activity shall apply to a Commercial Activity as if the words "Commercial Activity" were substituted for "Rural Activity".

For Industrial Activities, compliance with the following conditions is required for the activity to be a permitted activity:

(15) Separation

All industrial activities shall have minimum front, side and rear yards of 100 metres.

(16) Height

The maximum height of any building or structure shall be 15.0 metres, or 2.0 metres plus the horizontal distance from the nearest site boundary.

(17) Scale

(a) The maximum gross floor area of any building, or cumulative gross floor area of any buildings, used for any industrial activity or industrial activities on any one site shall be 500m².

(b) The maximum site area on any one site covered by any industrial activity or industrial activities, including loading, and storage and waste areas shall be 5,000m².

(18) Focus

The industrial activity shall primarily provide for the processing of raw material sourced from the rural environment, or the servicing of rural activities.

(19) Odour

There shall be no offensive odour able to be detected at the boundary of the property. For the purpose of this condition an offensive odour is defined as that which can be detected and is defined as offensive by two observers, including at least one Council officer.

(20) Integration

All industrial activities shall meet the permitted activity conditions for Noise and Transportation set out for Rural Activities.

For Prospecting and Exploration Activities, compliance with the following conditions is required for the activity to be a permitted activity:

(21) Work Performance

Prior to the commencement of activities, a written work programme outlining the scope and nature of activities proposed, the areas to be prospected/explored, and the timing of such activities is to be provided to the Council for information purposes. Any variation to this programme is to be advised to the Council.

(22) Prospecting and Exploration Activity Methods

Prospecting and exploration shall be confined to the following, in terms of activities and scale:

- (i) Geological mapping.
- (ii) Seismic surveys.
- (iii) Geophysical surveys involving airborne techniques and/or ground surveys.
- (iv) Geochemical surveys, including soil sampling, sediment stream sampling, rock sampling and vegetation or water sampling. Sampling methods are limited to hand held machinery, soil and rock samples shall not exceed 5.0 kilograms per sample.

- (v) Gridding and line surveying, to maximum of 1.0 metre width vegetation clearance, unless such vegetation clearance requires a resource consent in any other part of this Plan.
 - (vi) Trenching, subject to a maximum depth of 10.0 metres and base width of 2.0 metres. Progressive rehabilitation of trenching is to be undertaken so that no more than 50 metres of trenching is left open at any one time.
 - (vii) Exploration drilling, subject to a maximum drilling pad size of 200m².
 - (viii) Bulk sampling, subject to a maximum of 1,000 m³ per site being undertaken.
 - (ix) Exploration tunnels, subject to compliance with all controls related to waste management and disposal, and to regional rules relating to water use and discharge. The maximum volume of excavated material is not to result in more than 500m² of surface being covered, to a maximum height of 1.0 metre.
 - (x) Investigations related to old mine workings, including de-watering and gathering samples.
- (23) Explosives and Blasting
- (a) Prior to any blasting, the Council and any potentially affected residents, are to be advised in writing, and a notice of blasting times erected at road entrances to the areas affected. Details of all blasts shall be recorded in a record book. The peak overall sound pressure level due to air blast shall not exceed 128 dBA linear unweighted measured at any zone boundary or notational boundary. Ground vibration measured at any zone boundary or dwelling unit shall not exceed 10 millimetres per second peak particle velocity measured in the frequency range 3 - 12 hertz.
 - (b) Blasting shall only occur between the hours of 7.00am and 7.00pm.
- (24) Lighting
- Any night lighting established shall be located and shaded so as not to create a nuisance to adjacent residents, or cause a traffic hazard.
- (25) Noise
- Noise associated with the activity shall not exceed the noise levels set out in RU4.5(6)(a) and (c).
- (26) Cessation of Activities
- At the completion of prospecting and exploration activities, areas physically affected are to be left in a clean and tidy condition. All plant and equipment is to be removed, boreholes filled or capped, and trenches, and bulk sample pits backfilled. Access tracks and associated features are to be left in a stable condition, or removed if of a temporary nature.
- (27) Restoration and Rehabilitation of Affected Areas

Where areas have been disturbed by prospecting or exploration, such areas shall be progressively restored and rehabilitated. Previously stockpiled topsoil shall be replaced over disturbed areas, contoured appropriately, and re-pastured or revegetated. In situations where exploration has involved depositing of overburden and rock on the surface, these shall be either used to back fill excavated areas, or covered with topsoil to prevent acid generation. Native plant species endemic to the area shall be used for revegetation purposes where native vegetation surrounds or adjoins the disturbed site. The rehabilitation areas shall be maintained and managed to a point where they will be able to support themselves.

(28) Fire Precautions

Fire fighting equipment shall be readily available, and preventative measures such as exhaust discharge and spark emission controls shall be utilised where vegetation may potentially ignite on equipment.

(29) Refuse

Any debris, litter, refuse or dangerous, unsightly or offensive matter shall be removed from the area that has been prospected or explored.

(30) Effects of the land use on Soil and Water

Topsoil required to be removed for prospecting and/or exploration purposes shall be stockpiled in a manner suitable for later use for rehabilitation purposes.

(31) Proximity to Waterways

No trenching, exploration drilling, bulk sampling, exploration tunnels, and deposit of debris, litter or refuse shall take place closer than 20 metres from any river.

For Extraction Activities, compliance with the following conditions is required for the activity to be a permitted activity:

(32) Quantity

- (a) Extraction of material shall not exceed 1,000 m³ per site in any one calendar year measured in its non-compacted form.
- (b) The extraction activity shall be limited to a period of not more than 28 days in any one calendar year and seven days in any one calendar month.
- (c) The area of extraction that has not been fully reinstated at anyone time shall not cumulatively exceed 0.25 hectares.

(33) Separation

No extraction activity, including stockpiling and crushing, shall occur within 20 metres of the banks of a waterway.

(34) Separation

No extraction activity shall be located within 100 metres of any site boundary.

No extraction activity shall be located within 500 metres of any urban zone.

(35) Visual

Any extraction activity must be screened from view from any public place, including any public road, and any adjoining site.

(36) Noise

(a) Noise associated with the extraction activity shall not exceed the noise levels set out in Rule RU4.5(6)(a) and (c).

(b) No extraction activity shall be operated outside the hours of 07:00am and 07:00pm.

(37) Information

(a) Prior to the commencement of any extraction activity, the person or organisation undertaking the extraction activity shall for monitoring purposes provide written notice to the Ruapehu District Council setting out the intention to extract, the location of the extraction and the amount of material which will be removed.

(38) Height

All buildings shall comply with the permitted activity conditions for a rural activity.

For Motorised Land Activities, compliance with the following conditions is required for the activity to be a permitted activity:

(39) Nature

The motorised land activity shall be limited to a period of not more than 7 days in any one calendar month or 28 days in any one calendar year.

(40) Noise

(a) Noise associated with the motorised land activity shall not exceed the noise levels in Rule RU4.5(6)(a) and (c).

(b) No motorised land activity shall be operated outside the hours of 07:00am and 07:00pm.

For Waste Disposal Activities, compliance with the following conditions is required for the activity to be a permitted activity:

(41) Size

No waste disposal site shall be larger than 30m² in area.

(42) Location

No waste disposal activity shall be visible from adjoining sites or public places, including public roads.

No waste disposal activity shall be located closer than 100 metres to a water course.

(43) Nature

No waste disposal activity shall include the disposal of hazardous substances.

(44) Odour

There shall be no offensive odour able to be detected at the boundary of the property. For the purpose of this condition an offensive odour is defined as that which can be detected and is defined as offensive by two observers, including at least one Council Officer.

For Electricity Generation Activities, compliance with the following conditions is required for the activity to be considered a permitted activity:

(45) Scale

(a) No electricity generation activity shall utilise electricity generation equipment that produces in excess of 50kw.

(b) The maximum gross floor area of a building, or cumulative gross floor area of buildings, for electricity generation shall be 30 m².

(c) No more than one electricity generation activity shall be established on any one site.

(d) No pipes for the conveyance of water shall exceed 200 millimetres in diameter.

(e) The maximum site area on any one site utilised for electricity generation shall be 100m².

(46) Visual

No more than one series of support structures and lines shall be associated with any one electricity generation activity.

(47) Noise

All electricity generation development shall comply with Rules RU 4.5(6), (a) and (c).

(48) Location

All Electricity Generation activities shall comply with Rules RU4.5(1), (2) and (5).

(49) Hazardous Substances

No hazardous substances shall be utilised during the electricity generation that is not a Permitted Activity in this Plan.

(50) Protected Features

No energy electricity generation activity shall be established on rivers or sites subject to a water conservation order or a heritage protection order.

(51) Notice

Prior to the commencement of any electricity generation activity which is a permitted activity the person or company undertaking the electricity generation activity shall, for monitoring purposes, provide written notice to the Ruapehu District Council at least 10 working days prior to the establishment of the electricity generation activity, or the upgrade of an existing generation activity, setting out the nature of the proposal to be established and the location of the activity.

For Earthworks Activities, compliance with the following conditions is required for the activity to be a permitted activity:

(52) Noise

- (a) Noise from an earthworks activity shall comply with Rule RU4.5(6)(a) and (c).
- (b) No earthworks activity shall be operated outside the hours of 07:00am and 07:00pm.

(53) Separation

No earthworks activity, including stockpiling, shall occur within 20 metres of the banks of a waterway.

For Transfer Station Activities, compliance with the following conditions is required for the activity to be a permitted activity:

(54) Separation

All transfer station activities shall have minimum side, front and rear yards of 5.0 metres.

(55) Relationship

Any transfer station activity shall be principally based on the storage of refuse material from the adjacent community.

(56) Landscapes

- (a) A minimum of 20% of the area used for the transfer station activity shall be covered in grass, trees and shrubs.
- (b) All boundaries of a transfer station activity shall be screened so as the storage area is not visible from any adjoining dwelling units.

(57) Size

The maximum area used for a transfer station activity, including the landscaped area shall be 2,500m², excluding yard requirements.

(58) Height

The maximum height of any building shall be 15.0 metres or 2.0 metres plus the horizontal distance from the nearest site boundary.

(59) Odour

There shall be no offensive odour able to be detected at the boundary of the property. For the purpose of this condition an offensive odour is defined as that which can be detected and is defined as offensive by two observers, including at least one Council Officer.

(60) Traffic

No transfer station activity shall gain practical access from a state highway.

(61) Noise

Any transfer station activity shall meet the permitted activity conditions relating to noise for a rural activity.

For Temporary Military Training Activities, compliance with the following conditions is required for the activity to be a permitted activity:

(62) Duration

The Temporary Military Training Activity shall not take place over more than 31 days.

(63) Noise

The Temporary Military Training Activity shall be undertaken so as to ensure that the following noise levels are not exceeded at or within the boundary of any site, other than the site the noise is emanating from, zoned residential or at the notional boundary of any rural dwelling:

10pm-7am	45dBA(L10)
7am-10pm	60dBA(L10)

except noise generated by the use of explosives, firing, and pyrotechnics as part of the Temporary Military Training Activity are exempt from the above provision provided that such noise does not exceed 122dbC for the duration of the activity.

Subject to the express conditions of this Rule noise levels shall be measured and assessed in accordance with New Zealand Standards 6801:1991 "measurement of sound" and NZS 6802:1991 "assessment of environmental sound".

(64) Structures

Any structure erected shall only be erected for the duration of the exercise. For the purposes of clarification the duration of the exercise shall include a time period to allow the establishment and disestablishment of any site subject to the activity.

(65) Earthworks

For the purposes of clarification earthworks and extraction activities undertaken in conjunction with the activity shall not be undertaken unless provided for elsewhere in this Plan.

RU 4.6 Standards and Terms for Discretionary Activities (Restricted)

For Discretionary Activities (Restricted) compliance with the following standards and terms is required for an activity to be a Discretionary Activity (Restricted).

None.

RU 4.7 Matters over which the Council has Restricted the Exercise of its Discretion for Discretionary Activities (Restricted)

Any actual and potential effects on the environment of the activity due to the non-compliance of the activity with the permitted activity conditions, specifically including cumulative effects which may arise over time or in combination with other effects, but for the purposes of clarification, excluding those actual and potential effects on the environment that would result if the activity complied with all the permitted activity conditions.

Principal Reasons for Adopting the Objectives, Policies and Methods

The principal reasons for the objectives, policies and methods are to provide flexibility for a range of activities to occur in the rural environment, yet ensure that appropriate environmental, including amenity, standards are maintained.

Rules are utilised to ensure that appropriate standards are maintained and to provide a means to ensure that the objectives and policies will be achieved effectively. The mixture of rules and methods are considered to be the most efficient and effective means of addressing the objectives and policies.

The rural environment is a significant natural resource within the Ruapehu District. It is efficient and effective to provide for a range of development opportunities in the Rural Zone that will not be contrary to the objectives and policies. Therefore, a number of activities of a specified intensity are provided for as permitted activities. These activities are based on the natural resources of the rural environment. This promotes the efficient use and development of the rural environment as a finite resource. Controlling the intensity and nature of the activity will ensure that the effects are avoided, remedied or mitigated. This approach reduces private individual's exposure to time and resource costs through unnecessary resource consent processes. The use of permitted activity conditions in the rules is critical in ensuring that the purpose of the Act is achieved.

The Rural Zone provisions recognise that in all but a few areas of the Ruapehu District there is not significant development pressure that could create adverse effects that the permitted activity conditions cannot avoid, remedy or mitigate. Restrictive rules have been included within the Plan addressing the development of non-rural activities within 1,000 metres of State Highway 47 and within the Urban Periphery areas. There is pressure for such activities in these areas. Inappropriate non-rural development within these areas could create adverse effects on the amenity values and degrade the quality of the rural environment. Further, inappropriate development may lead to significant community costs. Managing the establishment of these non-rural activities through the resource consent process is the most efficient and effective means of achieving the purpose of the Act. This management process will enable each proposal to be considered on its merits on a case by case basis.

A strong link has been provided between the land use provisions addressing State Highway 47 and the Urban Periphery and the Subdivision Chapter. This is necessary to promote the integrated management of activities. The subdivision provisions reflect the objectives, policies and rules in the Rural Zone.

In the preparation of this Plan the management of the activities affecting the beds of lakes and rivers have been considered as the function of the Manawatu-Wanganui Regional Council, and particularly in accordance with Section 13 of the Act. Accordingly, this Plan has not attempted to control the actual or potential effects of the use, development or protection of land that is the bed of a lake or river.

RU 5.0 CROSS REFERENCES

As a guide only, any person referring to the above should also refer to the parts of the District Plan addressing the following issues:

- Information Requirements
- District Rules
- Transportation
- Subdivision
- Signs
- Financial Contributions
- Hazardous Substances
- Indigenous Vegetation and Habitats of Indigenous Fauna
- Riparian Management and Public Access
- Outstanding Natural Features and Landscapes
- Relocatable Buildings
- Utilities
- Special Activities
- Natural Hazards
- Heritage

DIAGRAM 1

