



SECOND GENERATION DISTRICT PLAN

Plan Change 1 – Minor Improvements

Section 32 Report

Appendix D: Supporting Documents

Regular Plan User Survey

20 November 2024

Variation 3 Regular Plan User Feedback Survey

Background

Variation 3 will include proposals for minor improvements to the 2GP. The minor improvements being explored include changes to rules to improve their effectiveness or efficiency, minor adjustments to zoning to correct split-zoning, alignment with site boundaries or to provide for established activities, and the addition of scheduled items (heritage buildings and trees).

Variation 3 will not include fundamental changes to methods in the 2GP, such as substantive changes to strategic objectives and policies or reviewing the zoning of land other than for minor adjustments. Please bear this in mind in completing the survey.

The scope of Variation 3 is being limited to ensure efficient progress can be made on the variation alongside other projects within resource and time constraints. The scope of changes is also being managed to ensure the 2GP can become fully operative as soon as possible. Having the 2GP fully operative will provide certainty and reduce the time and costs for many consents.

Feedback Sought

We would like your feedback on some of the minor improvements we are considering making to the 2GP.

At the end of the survey there is space to suggest other minor improvements you think we should explore as part of Variation 3. Any suggestions for changes to the 2GP will be screened to see whether they are appropriate for inclusion based on whether the suggestion:

- Is 'minor' in nature (not a fundamental change to a plan method)
- Identifies a valid planning or implementation issue
- Is of high or low relative priority compared to other changes being considered
- Overlaps with an outstanding 2GP appeal or Variation 2 change
- Is more appropriate for a later variation or plan change process.

The number of times a suggestion is received will not be a factor in whether a suggestion is included or not, so please do not send in duplicate survey responses. You can submit one survey form on behalf of multiple people or organisations where you have been authorised by them to do so.

Note that rezoning of land will not be considered, other than for minor adjustments to correct split-zoning, alignment with site boundaries, or to provide for established activities.

Suggestions screened out as inappropriate for Variation 3 will not be included in the Section 32 Report. Any submissions received on these suggestions through the later formal submission process will be considered outside of the scope of the variation and may be struck out.

Suggestions considered worthy of evaluation, but not appropriate for Variation 3, will be recorded for consideration in later plan change processes, where appropriate.

Contact Information and Privacy Act 2020 Requirements

To enable us to contact you if we have any questions about your feedback, or to provide you updates on the Variation 3 project, please provide your name, email address and phone number below. This information will not be shared with third parties or publicised. Providing your contact information is optional.

You have the right to ask for a copy of any personal information we hold about you, and to ask for it to be corrected if you think it is wrong. If you'd like to ask for a copy of your information, or to have it corrected, please contact us at privacy@dcc.govt.nz, or 03 477 4000, or PO Box 5045, Moray Place, Dunedin 9058. More information about the DCC's Privacy Policy is available online [here](#).

[COMPULSORY TO SELECT ONE OR MORE]

- I wish to be contacted if you have questions about my feedback
- I wish to be emailed updates on the Variation 3 project
- I do not wish to be contacted

First Name [content box - COMPULSORY]

Surname [content box - COMPULSORY]

Email Address [content box – COMPULSORY IF EITHER OF FIRST TWO BOXES TICKED]

Phone number [content box – COMPULSORY IF FIRST BOX TICKED]

If your response is given on behalf of multiple people or organisations, please list them below:

[content box - OPTIONAL]

- I have been authorised by all people or organisations listed above to submit this survey on their behalf

Questions

Issue 1 – Outdoor living space performance standard (Rule 15.5.11)

Feedback has indicated that the outdoor living space performance standard is difficult to understand and administer and is resulting in the need for unnecessary resource consent applications. Issues identified include lack of clarity regarding how it applies on sloping sites and the meaning of some of the quality and location requirements.

1. What is your feedback regarding Issue 1 on outdoor living space?

[COMPULSORY TO SELECT ONE]

- I agree Issue 1 is a problem
- I disagree Issue 1 is a problem
- I have no feedback on Issue 1

2. Do you have any suggested solutions for Issue 1 (please give reasons)?

[OPEN FIELD – 100 word limit]

Issue 2 – Building length performance standard (Rule 15.6.1)

Feedback has indicated that the building length performance standard may be triggering the need for resource consent in circumstances when adverse effects on neighbourhood residential character and amenity are unlikely (e.g. due to contravention at side or rear boundaries rather than street boundaries). Feedback has also indicated that the degree of building modulation required by Rule 15.6.1 may be insufficient to adequately mitigate adverse effects on neighbourhood residential character and amenity.

3. What is your feedback regarding Issue 2 on building length?

[COMPULSORY TO SELECT ONE]

- I agree Issue 2 is a problem
- I disagree Issue 2 is a problem
- I have no feedback on Issue 2

4. Do you have any suggested solutions for Issue 2 (please give reasons)?

[OPEN FIELD – 100 word limit]

Issue 3 – Residential activity in tiny homes and campervans

Anecdotal evidence suggests that there is increasing use of non-traditional dwellings (tiny homes, campervans, or other forms of non-traditional dwellings) for short-term, semi-permanent, or permanent accommodation. Feedback indicates that the 2GP rules are not clear around the use of these non-traditional dwelling types across these circumstances.

5. What is your feedback regarding Issue 3 on residential activity in tiny homes and campervans?

[COMPULSORY TO SELECT ONE]

- I agree Issue 3 is a problem
- I disagree Issue 3 is a problem
- I have no feedback on Issue 3

6. Do you have any suggested solutions for Issue 3 (please give reasons)?

[OPEN FIELD – 100 word limit]

Issue 4 – Firefighting performance standard (Rule 9.3.3)

The firefighting performance standard incorporates aspects of SNZ/PAS:4509:2008 New Zealand Fire Service Firefighting Water Supplies Code of Practice into the 2GP. However, the performance standard does not include all relevant aspects of that standard to account for the range of different scenarios. Feedback suggests this makes the performance standard difficult to interpret and apply and can lead to perverse outcomes. Some amendments are already being considered through Variation 2, but these do not address all the issues identified. Options to resolve this issue could include deleting the performance standard altogether or making additional amendments.

7. What is your feedback regarding Issue 4 on the firefighting performance standard?

[COMPULSORY TO SELECT ONE]

- I agree Issue 4 is a problem
- I disagree Issue 4 is a problem
- I have no feedback on Issue 4

8. Do you have any suggested solutions for Issue 4 (please give reasons)?

[OPEN FIELD – 100 word limit]

Issue 5 – Management of health practices and facilities

Some health-related activities have been identified as potentially falling in between, or within more than one, activity definition in the 2GP. This is known to affect the definitions of community and leisure, hospital, and registered health practitioners, and relates to services such as blood collection, medical imaging, and community and Māori wellness hubs.

9. What is your feedback regarding Issue 5 on the management of health practices and facilities?

[COMPULSORY TO SELECT ONE]

- I agree Issue 5 is a problem
- I disagree Issue 5 is a problem
- I have no feedback on Issue 5

10. Do you have any suggested solutions for Issue 5 (please give reasons)?

Issue 6 – Approach to family flats in the Rural Residential and Rural zones

Through Variation 2 to the 2GP, the approach to family flats in the residential zones was proposed for change. The proposed changes included removing the limitation on who could occupy a family flat, removing requirements for service connections and access to be shared with the primary residential unit, and introducing a maximum gross floor area of 80m² over which a family flat becomes a primary residential unit. Subject to the final decisions on Variation 2 and any appeals received, the family flat provisions for the Rural Residential and Rural zones will no longer be consistent with those for the Residential zones. There is the potential to extend the Variation 2 changes to the corresponding provisions for family flats in the Rural Residential and Rural Zones.

11. What is your feedback regarding Issue 6 on family flats in Rural Residential and Rural zones?

[COMPULSORY TO SELECT ONE]

- I agree Issue 6 is a problem
- I disagree Issue 6 is a problem
- I have no feedback on Issue 6

12. Do you have any suggested solutions for Issue 6 (please give reasons)?

Please note that the above is not an exhaustive list of issues being considered for inclusion in Variation 3 and is focused on issues likely to be of broad interest to regular plan users. Details of other issues being considered will be made available as they are confirmed.

13. Please note below any additional minor improvements you think should be made to the 2GP.

[OPEN FIELDS:

Issue [50 words]

Suggested Solution [100 words]

Reasons [100 words]

Allow the above three fields to repeat below when the first three are completed]

If you wish to provide any documents in support of your feedback, you can upload these below.

[State any limits on file number, size and format]