



Draft District Plan Engagement Report

October to November 2018

porirua city

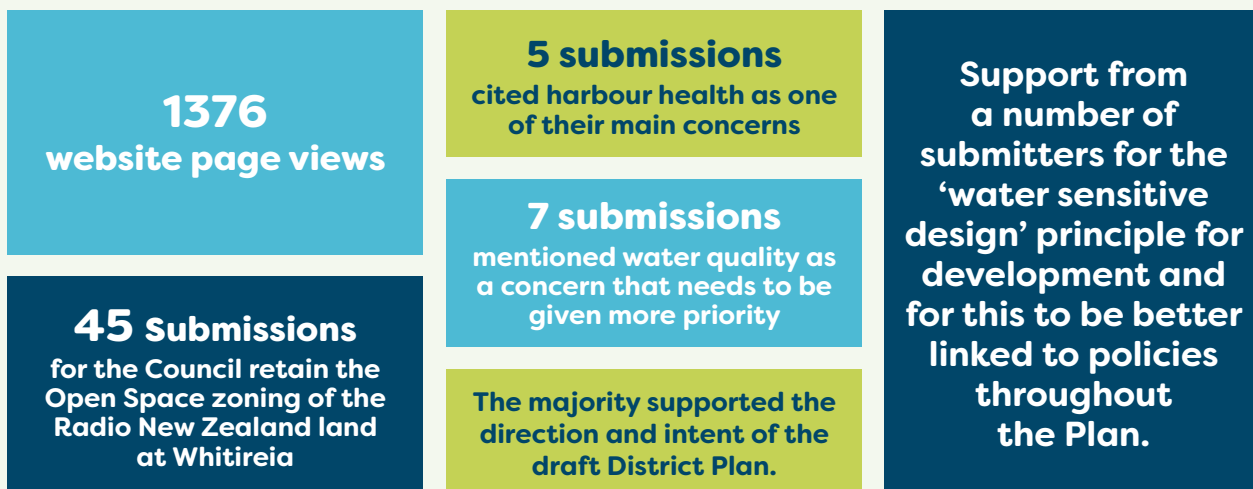
Overview

The draft District Plan was developed from feedback gathered from the 2017 Make Your Mark campaign. It included draft definitions, objectives and policies (no rules or maps) and was released for community consultation on 8 October 2018. The deadline for providing feedback was 30 November 2018. There were 93 submissions received via email or the ePlan feedback portal and the key messages from these submissions were:

- The majority of feedback supported the direction and intent of the draft District Plan.
- 45 submissions were received that requested the Council retain the Open Space zoning of the Radio New Zealand land at Whitireia (despite the draft District Plan not proposing any rezoning as no zoning maps have been released).
- Seven submissions mentioned water quality as a concern that needs to be given more priority.
- Five submissions cited harbour health as one of their main concerns that requires more attention.
- General support for higher densities in appropriate areas and the promotion of non-vehicular modes of transport.
- Support from a number of submitters for the ‘water sensitive design’ principle for development and for this to be better linked to policies throughout the Plan.
- A number of submissions sought a more enabling Plan with the term ‘avoid’ replaced with other terms such as ‘remedy’ or ‘mitigate’.

The draft District Plan webpage also had 1376 views over the consultation period.

Snapshot of submissions



Background

Draft District Plan

The District Plan directs how we change, develop and use our environment, as well as how we protect and safeguard it for future generations. The Porirua City Council is reviewing its District Plan in partnership with Ngāti Toa to ensure it enables economic and residential growth while protecting the things that make Porirua special.

We worked with the community in the 2017 Make Your Mark campaign to understand the land use issues Porirua is facing, clarify outcomes the community would like and consider the range of options we have to deal with particular issues.

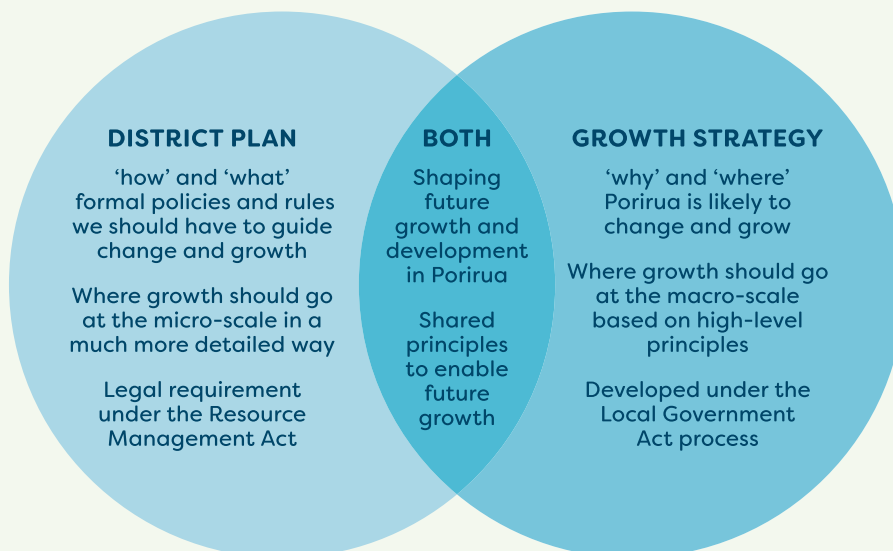
Based on this and other feedback we developed the objectives and policies for the draft District Plan. We wanted to check that we are on the right track before we refine these objectives and policies and develop rules before notifying the Proposed District Plan.

The Growth Strategy and draft District Plan

Porirua City is changing and to help guide and shape this change we are not only reviewing our District Plan but also developing a Growth Strategy parallel to this review process. The Council is consulting on the draft Growth Strategy which was released for public consultation on 20 December 2018. This will be a key supporting document for the District Plan and will help to inform long term city planning and investment in Porirua.

Our Growth Strategy is looking at ‘why’ and ‘where’ Porirua is likely to change and grow whereas the District Plan is considering what formal policies and rules should be put in place to guide this change and growth – the ‘how’ and the ‘what’.

Although there are differences between these two planning and policy documents, there are substantial overlaps and the Growth Strategy will provide direction and high level principles which will inform the District Plan.



Why did the draft District Plan not contain draft rules and maps?

The draft District Plan contains objectives and policies which set the direction of the District Plan, and how it will manage resource management issues in the district, and will ultimately guide decision making on resource consent applications.

There were no rules in the draft District Plan. This was intended to ensure that the policy approach was on the right track before the package of rules to implement these policies is developed.

The draft District Plan does not contain maps. These will be developed in conjunction with the Porirua Growth Strategy, as well as targeted consultation with the community. The maps will include zones, significant natural areas, outstanding landscapes and natural hazard maps.

Overall, the draft District Plan shows the overall direction the District Plan could take and allows for the community to have input and give us feedback before we notify the Proposed District Plan.

Key features of the draft District Plan

Strategic direction

This section introduces an overarching direction by giving clarity on what the plan is trying to achieve as a whole. This will help to guide applicants, submitters and decision makers around significant resource consents or plan changes.

Protect and manage Te Awarua-o-Porirua Harbour health

We are looking to achieve better outcomes for waterways which feed into the harbour through water sensitive design, as well as protection for significant natural areas, coastal and riparian areas, and landscapes.

More enabling for housing

The draft plan encourages a variety of housing types in response to a changing market, including new zones for medium density residential developments (town houses, low level apartment buildings) and rural residential living.



Unlocking economic growth

The draft plan seeks to establish the city centre as the focal point for commercial, retail and community activities, identifies and protects industrial land resources, and identifies and promotes areas for mixed use development to provide greater flexibility for business.

Ngāti Toa values

This plan has been developed in partnership with Ngāti Toa. Their values and principles will be interwoven and provide direction throughout the plan.

Achieving urban design outcomes

This draft plan encourages quality development through introducing a multi-unit housing design guide, a design guide for

apartment buildings, a design guide for local centres and a central city design guide based on good practice urban design principles.

Addressing natural hazards

This plan introduces a robust risk-based policy to proactively address flooding, fault rupture, tsunami, coastal erosion and inundation, and liquefaction. These are being developed and implemented through community involvement and consultation.

Digital 'ePlan' format

The draft plan introduces the District Plan in a digital format. Although it doesn't have the same level of functionality as it will when the plan is notified in 2019, it's easier to use than the current district plan format.

Community feedback on the draft District Plan

Community workshops

The Environment and City Planning team in conjunction with the Growth Strategy team did extensive informal engagement with the community from 8 October to 30 November 2018 by holding a variety of community wide and targeted workshops. This included workshops with the business and developer community as well as an invitation to attend two residents association meetings. The aim of this was to highlight the overarching direction of the draft Plan and the main changes that we have made to respond previous feedback on the District Plan.

Through these workshops we encouraged participants to give us specific and detailed feedback on the direction and provisions in the draft District Plan.

We received feedback in the community workshops about our general approach. We also consulted using online marketing tools and received detailed feedback through the ePlan submissions tool and via email.

Who provided feedback via the email and ePlan portal submission process?

A breakdown of the 93 public submissions from the ePlan and email submission process included:

- 51 responses received through the ePlan feedback tool
- 42 responses received via email

Of these submissions:

- 70 submissions were from residents
- Seven submissions were from government agencies
- 16 submissions were from non-governmental organisations

The draft District Plan webpage also had 1,376 views over the consultation period.

What did we hear from the community?

The majority of feedback supported the direction and intent of the draft District Plan. Submissions from a number of people and organisations requested amendments to the wording of policies, objectives and definitions to better align with resource management terminology, resource management and local government documents, such as the Building Act 2004, and current best practice such as biodiversity off-setting. Other key messages from submissions included:

- 45 submissions requested that the Council retain the Open Space zoning of the Radio New Zealand land at Whitireia (it should be noted that no zoning maps have been released and it was not proposed by the draft District Plan to change the zoning).

- Seven submissions mentioned water quality as a concern that needs to be given more priority.
- Five submissions cited harbour health as one of their main concerns that requires more attention.
- General support for higher densities in appropriate areas, better use of structure plans to guide development and the promotion of non-vehicular modes of transport.
- A number of submissions mentioned other supporting documents and their interaction with the draft District Plan such as the mapped proposed Significant Natural Areas and Outstanding Natural Features and the impact these overlays would have on land development.
- Support from a number of submissions for the 'water sensitive design' principle for development and for this to be better linked to policies throughout the Plan.
- A number of submissions supported Council's reduction in minimum car parking requirements for residential and commercial activities.
- A number of submissions requested amendments to definitions.
- A number of submissions sought a more enabling plan, for example, with the term 'avoid' replaced with other terms such as 'remedy' or 'mitigate'.

What's next?

- Responding to the desired outcomes of the Porirua Growth Strategy, including identified growth zones and areas identified for significant development and change.
 - Developing the substantial content of rules for each chapter of the plan (e.g. setting maximum building heights, maximum lot sizes, numbers of carparks, vegetation clearance rules etc).
 - Developing a multi-unit residential design guide, and collaborating on water sensitive design technical guidance being developed by Wellington Water.
 - Developing comprehensive development plans for large greenfield developments.
 - Consulting on natural hazard areas and management options.
 - Responding to Te Awarua-o-Porirua
- Whaitua committee (an advisory body established by the Greater Wellington Regional Council on matters regarding the Te Awarua-o-Porirua catchment) recommendations including their objectives and limits.
 - Working with Ngāti Toa to address their resource management issues and desired outcomes.
 - Completing 'Section 32' reports, required by the Resource Management Act 1991 to outline expected outcomes, costs and benefits of all of the provisions in the District Plan.
 - Finalising the District Plan for formal notification.

District Plan Review Timeline



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