

Porirua's Proposed District Plan 2020

Submission on City Plan update

To - Strategic Urban and Regional Planning Unit
 Date received 19/11/2020
 Submission Reference Number #50

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Submission points

Point 50.1

Date received

Source

Section: Definitions

Sub-section: Definitions

Provision

Potentially-Hazard-Sensitive Activities

means activities that are potentially sensitive to natural hazards, including:

- a. buildings associated with primary production (excluding residential units, minor residential units, residential activities or buildings identified as Less-Hazard-Sensitive Activities);
- b. commercial activity;
- c. commercial service activity;
- d. community corrections activity;
- e. entertainment facility;
- f. food and beverage activity;
- g. industrial activities;
- h. integrated retail activity;
- i. large format retail activity;
- j. major sports facility;
- k. offices;
- l. retail activities;
- m. retirement village; and
- n. rural industry.

It excludes Hazard-Sensitive Activities even if they are ancillary to Potentially-Hazard-Sensitive Activities.

Support / Support in part / Oppose

Support in part

Area related

Division

Submission

Remove retirement villages from this definition

Point 50.2

Date received

Source

Section: Definitions

Sub-section: Definitions

Provision

Less-Hazard-Sensitive Activities means activities that are less sensitive to natural hazards, including:

- a. accessory buildings used for non-habitable purposes;
- b. boating facilities (above MHWS);
- c. parks facilities;
- d. parks furniture; and
- e. buildings associated with temporary activities.

It excludes Hazard-Sensitive Activities and Potentially-Hazard-Sensitive Activities even if they are ancillary to Less-Hazard-Sensitive Activities.

Support / Support in part / Oppose

Support in part

Area related

Division

Submission

Need to include buildings, and structures that do not have habitable rooms or provide employment to this definition. This is to stop unintended consequences where structures like fencing, signage etc could be captured at a higher definition when this is not the intended outcome.

Point 50.3

Date received

Source

Section: NH - Natural Hazards

Sub-section: Rules

Provision

NH-R6 Any Hazard-Sensitive Activity and Potentially-Hazard-Sensitive Activity and associated buildings in Low Hazard Areas in a Natural Hazard Overlay

Support / Support in part / Oppose

Support in part

Area related

Division

Submission

This approach works well. I would suggest making more variations between hazard sensitive and potentially hazard sensitive activities.

Point 50.4

Date received

Source

Section: CE - Coastal Environment

Sub-section: Rules

Provision

CE-R10 All Potentially-Hazard-Sensitive Activities within the Medium Hazard Area of the Tsunami Hazard - 1:500 year inundation extent or any new buildings for a Potentially-Hazard-Sensitive Activity within the Medium Hazard Area of the Coastal Hazard - Future Erosion and Coastal Hazard - Future Inundation area of the Coastal Hazard Overlays

Support / Support in part / Oppose

Support in part

Area related

Division

Submission

The rule is fine but the wording of the rule is cumbersome and i suggest removing the reference to 1:500 year as this is covered in the appendix. The addition of describing the return period of the coastal hazard in the rule, makes the rule long.

Point 50.5

Date received

Source
Section: Definitions
Sub-section: Definitions
Provision

**Hazard-Sensitive
Activities**

means activities that are sensitive to natural hazards, including:

- a. childcare services;
- b. community facility;
- c. educational facility;
- d. emergency service facilities;
- e. healthcare activity;
- f. hospital;
- g. marae;
- h. multi-unit housing;
- i. places of worship; and
- j. residential units and minor residential units (including those associated with pakakāinga)

Support / Support in part / Oppose

Support in part

Area related

Division

Submission

Retirement villages need to be added to this definition

Point 50.6

Date received

Source

Section: CE - Coastal Environment

Sub-section: Rules

Provision

CE-R4 **Less-Hazard-Sensitive Activities within the Low and Medium Hazard Areas of the Coastal Hazard Overlays**

Support / Support in part / Oppose

Support in part

Area related

Division

Submission

The District Plan is silent on less hazard sensitive activities in high hazard areas. Having read the s.32 report, it appears that it is missing from this rule and it needs to be included. Alternatively, a new rule for less hazard sensitive activity is needed.

Amendment Item No.

Point 50.7

Date received

Source

Section: NH - Natural Hazards

Sub-section: Rules

Provision

NH-R7	Any Hazard-Sensitive Activity and Potentially-Hazard-Sensitive Activity and associated buildings within the Medium Hazard Area in a Natural Hazard Overlay
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Support / Support in part / Oppose

Support in part

Area related

Division

Submission

See previous comments

Point 50.8

Date received

Source

Section: APP10 - Natural Hazard Risk Assessment

Sub-section: APP10 - Natural Hazard Risk Assessment

Provision

Potentially-Hazard-Sensitive Activities

- Buildings associated with primary production (excluding residential units, minor residential units, residential activities or buildings identified as Less-Hazard-Sensitive Activities)
- Commercial activity
- Commercial service activity
- Community corrections activity.
- Entertainment facility
- Food and beverage activity
- Industrial activities
- Integrated retail activity
- Large format retail activity
- Major sports facility
- Offices

- Retail activities
- Retirement village
- Rural industry

Support / Support in part / Oppose

Oppose

Area related

Division

Submission

The section 32 report talks about retirement villages being a hazard sensitive activity. This is not the case in this list. This list needs to be updated to make retirement villages a Hazard Sensitive Activity.

Also service stations are missing from this list. In the summary of submissions of the draft plan this is identified as a potentially hazard sensitive activity