

From: Jessica Mangos
Sent: Tue, 22 Nov 2022 19:10:47 +0000
To: District Plan
Subject: Submission Mackenzie District Plan - Proposed Plan Changes 21 and 22
Attachments: Submission – Mackenzie District Plan - Proposed Plan Changes 21 and 22 - 23.11.2022 .pdf

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Morena,

Please see attached submission on behalf of Fire and Emergency New Zealand in relation to the proposed plan changes 21 and 22.

Please do not hesitate to contact me if you have any questions.

Kind regards,

Jessica Mangos

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Sensitivity: General

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Form 5

Submission on notified proposal for policy statement or plan, change or variation

To: Mackenzie District Council

Submission on: Mackenzie District Council Proposed Plan Changes 21 and 22

Name of Submitter: Fire and Emergency New Zealand

Fire and Emergency's submission is:

In achieving the sustainable management of natural and physical resources under the Resource Management Act 1991 (RMA), decision makers must have regard to the health and safety of people and communities. Furthermore, there is a duty to avoid, remedy or mitigate actual and potential adverse effects on the environment. The risk of fire represents a potential adverse effect of low probability but high potential impact. Fire and Emergency has a responsibility under the Fire and Emergency New Zealand Act 2017 to provide for firefighting activities to prevent or limit damage to people, property and the environment. As such, Fire and Emergency has an interest in the land use provisions of the District Plan to ensure that, where necessary, appropriate consideration is given to fire safety and operational firefighting requirements.

The main functions of Fire and Emergency, as identified in section 11 of the Fire and Emergency New Zealand Act 2017, are:

- to promote fire safety, including providing guidance on the safe use of fire as a land management tool,
- to provide fire prevention, response, and suppression services,
- to stabilise or render safe incidents that involve hazardous substances,
- to provide for the safety of persons and property endangered by incidents involving hazardous substances,
- to rescue persons who are trapped as a result of transport accidents or other incidents,
- to provide urban search and rescue services, and
- to efficiently administer the Fire and Emergency New Zealand Act 2017.

Fire and Emergency also assists in the following additional functions, as identified in section 12 of the Fire and Emergency New Zealand Act 2017, to the extent it has capability and capacity to do so:

- responding to medical emergencies,
- responding to maritime incidents,
- performing rescues, including high angle line rescues, rescues from collapsed buildings, rescues from confined spaces, rescues from unrespirable and explosive atmospheres, swift water rescues, and animal rescues, providing assistance at transport accidents (for example, crash scene cordoning and traffic control),
- responding to severe weather-related events, natural hazard events, and disasters,
- responding to incidents in which a substance (other than a hazardous substance) presents a risk to people, property, or the environment,
- promoting safe handling, labelling, signage, storage, and transportation of hazardous substances, and
- responding to any other situation if Fire and Emergency has the capability to assist.

This feedback seeks to enable Fire and Emergency to carry out its requirements under the Fire and Emergency New Zealand Act 2017 more effectively in the protection of lives, property and the surrounding environment. This feedback addresses matters relating to activities required to be undertaken to enable effective firefighting training, emergency response and to provide for the health and safety of people and communities in the Waitaki district.

The provisions of the proposed plan changes to the Mackenzie District Plan that relate to Fire and Emergency's statutory functions and responsibilities are:

- fire safety and fire prevention,
- water supply and access to this supply,
- property access for fire appliances,
- subdivision and development including in remote areas,
- noise from emergency services activities,
- the ability to undertake training activities for the firefighters within the district,
- the operation of existing fire stations, and
- the establishment of new fire stations

There are five fire stations in the Mackenzie District:

Fire station	Physical Address
Twizel Volunteer Fire Brigade	17 Mackenzie Drive, Twizel
Aoraki/Mt Cook Volunteer Fire Brigade	Kitchener Drive
Lake Tekapo Volunteer Fire Brigade	3 Tekapo-Twizel Road
Burkes Pass Volunteer Fire Brigade	30 Rollesby Valley Road
Fairlie Volunteer Fire Brigade	14 Denmark Street

Appendix A sets out the details of Fire and Emergency's feedback, including the amendments sought by Fire and Emergency to specific provisions in Proposed Plan Changes 21 and 22 to the Mackenzie District Council and the reasons for these amendments. Many of these are in favour of retaining the draft provisions as currently proposed.

Fire and Emergency would welcome any questions or further engagement on matters raised in the feedback within. Thank you for the opportunity to provide feedback.



Signature of person authorised to sign on behalf of

Fire and Emergency

Date: 23/11/2022

Electronic address for service of person making submission: Jessica.Mangos@beca.com

Appendix A: Fire and Emergency New Zealand feedback points on the Proposed Plan Change 21 and 22 to the Mackenzie District Plan

The following table sets out the specific feedback points and relief sought by Fire and Emergency. Specific amendments to provisions of the Proposed Plan Changes. These amendments are shown as red underline (for new text sought) and ~~word~~ (for deletion).

ID	DDP provision	Support / oppose	Feedback point	Relief sought
Section 3: Definitions				
1	<p>Emergency Service Facilities:</p> <p><i>means those facilities of authorities which are responsible for the safety and welfare of the people and property in the community and includes fire stations, ambulance stations and police stations.</i></p>	Support	Fire and Emergency support the definition of Emergency Service Facilities as it includes fire stations.	Retain as notified
2	<i>New definition</i>	NEW	<p>Fire and Emergency seek the inclusion of a definition for 'Emergency aviation movements' as it provides for intermittent aircraft and helicopter movements associated with emergencies, including undertaking firefighting or search and rescue duties.</p> <p>Fire and Emergency notes that, while proposed to be defined, emergency aviation movements are not provided for in the rule framework of the specific zone chapters. Fire and Emergency requests that Council provide for emergency aviation movements in the zone rule framework.</p>	<p>New definition sought:</p> <p><u>Emergency Aviation Movements</u></p> <p><u>Means intermittent aircraft and helicopter movements associated with the following:</u></p> <ul style="list-style-type: none"> a. <u>landing or departing in an emergency</u> b. <u>emergency flights required to rescue persons from life threatening situations or to transport patients, human organs or medical personnel in medical emergency</u> c. <u>using an airstrip due to unforeseen circumstances as a necessary alternative to an airstrip elsewhere</u> d. <u>flights required to meet the needs of a national or civil defence emergency declared under the Civil Defence Act 1983</u> e. <u>flights certified by the Minister of Defence necessary for reasons of National security in accordance with section 4 of the Defence Act</u> f. <u>undertaking firefighting or search and rescue duties.</u>
Residential Zones				
Large Lot Residential Zone				
3	<i>New Objective</i>	NEW	Fire and Emergency seeks a new objective that promotes the provision of infrastructure within the Large Lot Residential Zone.	<p>Add new objective as follows:</p> <p><u>LLRZ-O3 Infrastructure</u></p>

ID	DDP provision	Support / oppose	Feedback point	Relief sought
				<u>Public health and safety is maintained through the appropriate provision of infrastructure.</u>
4	<i>New Policy</i>	NEW	Fire and Emergency seeks a new policy that ensures all land use activities in the Large Lot Residential Zone are adequately serviced, particularly in relation to reticulated water supply or an alternative method for firefighting purposes. This will give better effect to LLRZ-O3 and provides a better policy framework for the new standard sought in this zone relating to the requirement to provide water supply.	Add new policy as follows: <u>LLRZ-P6 Servicing</u> <u>Ensure all development is appropriately serviced including wastewater, stormwater, and water supply with sufficient capacity for firefighting purposes.</u>
5	LLRZ-P4 Other Non-Residential Activities <i>Avoid non-residential activities and buildings not provided for in LLRZ-P2, unless:</i> 1. <i>any adverse effects of the activity do not compromise the amenity values of the surrounding area; and</i> 2. <i>the nature, scale and intensity of the activity is compatible with the character and purpose of the zone</i>	Support with amendment	Fire and Emergency requests that LLRZ-P4 is amended to ensure that non-residential activities, including the establishment of emergency service facilities, are enabled within the Large Lot Residential Zone. Emergency service activities, including the establishment of fire stations, are an integral part of providing for the health, safety, and wellbeing of people in the community. The ability to construct and operate fire stations in locations which will enable reasonable response times to fire and other emergencies is paramount to the health, safety, and wellbeing of the community. Fire stations need to be strategically located so that they can efficiently and effectively respond to emergency call outs in a timely way, thus avoiding or mitigating the potential for adverse effects associated with fire hazard and other emergencies. Fire and Emergency therefore seeks that the provision of emergency service facilities be added to LLRZ-P4.	LLRZ-P4 Other Non-Residential Activities <i>Avoid non-residential activities and buildings not provided for in LLRZ-P2, unless:</i> 1. <i>any adverse effects of the activity do not compromise the amenity values of the surrounding area; and</i> 2. <i>the nature, scale and intensity of the activity is compatible with the character and purpose of the zone.</i> 3. <u>There is an operation and / or functional need for an emergency service facility to be located within the area.</u>
6	LLRZ-R1 Residential units LLRZ-R2 Minor Residential Unit LLRZ – R3 Buildings and Structures Not Otherwise Listed LLRZ-R4 Residential activity LLRZ-R5 Residential Visitor accommodation LLRZ-R6 Home business LLRZ-R7 Recreation Activities and Community Gardens LLRZ-R8 Education Facilities Activity status: PER	Support with Amendment	For Fire and Emergency to effectively and efficiently respond to fire emergencies, it is vital developments are supplied with a sufficient firefighting water supply, and access to that supply. The New Zealand Fire Service Firefighting Water Supplies Code of Practice SNZ PAS 4509:2008 is a non-mandatory New Zealand Standard that sets out the requirements for firefighting water and access. The Code of Practice is written to provide flexibility as to how the firefighting water supplies and access can be provided. Subject to the acceptance of any relief sought regarding related standards and assessment criteria for these rules, Fire and Emergency supports LLRZ-R1 to LLRZ-R8.	Add to LLRZ – R1, R2, R3, R4, R5, R6, R7 and R8 Activity status: PER Where: ... <u>the activity complies with LLRZ-S6.</u>

ID	DDP provision	Support / oppose	Feedback point	Relief sought
	<i>Where:</i>			
7	NEW RULE	NEW	<p>Fire and Emergency seeks the addition of a new rule for 'emergency service facilities' for the reasons set out in the previous feedback point on the proposed definitions of 'emergency service facilities'.</p> <p>New fire stations may be necessary in order to continue to achieve emergency response time commitments in stations where development occurs, and populations change. In this regard it is noted that Fire and Emergency is not a requiring authority under section 166 of the RMA, and therefore does not have the ability to designate land for the purposes of fire stations.</p> <p>Fire and Emergency considers that adding a new rule for Emergency Service Facilities provides for emergency service facilities in this zone as a permitted activity. This will better provide for health and safety of the community by enabling the efficient functioning of Fire and Emergency in establishing and operating fire stations</p>	<p>Add new rule as follows:</p> <p>LLRZ-RX Emergency Service Facilities Activity status – Permitted</p>
8	<p>LLRZ-S2 Height</p> <p>1. <i>The maximum height of any building or structure shall not exceed 8m above ground level.</i></p>	Support with amendment	<p>Fire stations are typically single storied buildings of approximately 8-9m in height, and hose drying towers can be around 12 to 15 metres in height. Whilst referred to as 'hose drying towers', they serve several purposes being for hose drying, communications and training purposes on station. Hose drying towers being required at stations is dependent on locational and operational requirements of each station.</p> <p>Fire and Emergency seeks an exemption for hose drying towers and emergency service facilities in order to appropriately provide for the health and safety of the community by enabling the efficient functioning of Fire and Emergency in establishing and operating fire stations and associated structures.</p>	<p>Amendment sought:</p> <p>LLRZ-S2 Height</p> <p>1. The maximum height of building and structure shall not exceed 8m measured above ground level.</p> <p>Note: Emergency service facilities up to 9m and hose drying towers up to 15m are exempt from this rule.</p>
9	<p>LLRZ-S3 Height in Relation to Boundary</p> <p>1. <i>Any building or structure shall comply with the Height in Relation to Boundary requirements in APP1.</i></p>	Support with amendment	<p>As per points raised in relations to LLRZ-S2, Fire and Emergency seeks an exemption for emergency service facilities and hose drying towers in relation to boundary standards.</p>	<p>Amendment sought:</p> <p>LLRZ-S3 Height in relation to boundary</p> <p>1. Any building or structure shall comply with the Height in Relation to Boundary requirements in APP1.</p> <p>Note: Emergency service facilities and hose drying towers are exempt from this rule.</p>

ID	DDP provision	Support / oppose	Feedback point	Relief sought
10	<i>New standard</i>	NEW	Fire and Emergency seeks a new standard that ensures all land use activities in this zone are adequately services, particularly in relation to firefighting water supply. Furthermore, the additional standard requiring the provision of firefighting water supply and access will help give effect to proposed LLRZ-O3 and LLRZ-P6.	<p>Add new standard as follows:</p> <p><u>LLRZ-S6 Servicing</u></p> <ol style="list-style-type: none"> <u>All new developments that will require a water supply, including for firefighting purposes, must be connected to a public reticulated water supply, where one is available.</u> <u>Where the new development will not be connected to a public reticulated water supply, or where an additional level of service is required that exceeds the level of service provided by the reticulated system, the developer must demonstrate how an alternative and satisfactory water supply can be provided to each lot.</u> <p><u>Note: The above does not replace regional rules which control the taking and use of groundwater and surface water. These rules must be complied with prior to the activity proceeding.</u></p> <p><u>Further advice and information about how an alternative and satisfactory firefighting water supply can be provided to a development can be obtained from Fire and Emergency New Zealand and the New Zealand Fire Service Firefighting Water Supplies Code of Practice SNA PAS 4509:2008.</u></p>
Low Density Residential Zone				
11	<i>New Objective</i>	NEW	Fire and Emergency seeks a new objective that promotes the provision of infrastructure within the Low-Density Residential Zone.	<p>Add new objective as follows:</p> <p><u>LRZ-O3 Infrastructure</u></p> <p><u>Public health and safety is maintained through the appropriate provision of infrastructure.</u></p>
12	<i>New Policy</i>	NEW	Fire and Emergency seeks a new policy that ensures all land use activities in the Low-Density Residential Zone are adequately serviced, particularly in relation to reticulated water supply or an alternative method for firefighting purposes. This will give better effect to LRZ-O3 and provides a better policy framework for the new standard sought in this zone relating to the requirement to provide water supply.	<p>Add new policy as follows:</p> <p><u>LLRZ-P6 Servicing</u></p> <p><u>Ensure all development is appropriately serviced including wastewater, stormwater, and water supply with sufficient capacity for firefighting purposes.</u></p>

ID	DDP provision	Support / oppose	Feedback point	Relief sought
13	<p>LRZ-P5 Other Non-Residential Activities</p> <ol style="list-style-type: none"> 1. Avoid non-residential activities and buildings not provided for in LRZ-P2 or LRZ-P4, unless: 1. the activity is an expansion of an existing activity; and/or 2. any adverse effects of the activity do not compromise the amenity values of the surrounding area; and 3. the nature, scale and intensity of the activity is compatible with the character and purpose of the zone. 	Support with amendment	<p>Fire and Emergency requests that LLRZ-P5 is amended to ensure that non-residential activities, including the establishment of emergency service facilities, are enabled within the Large Lot Residential Zone.</p> <p>Emergency service activities, including the establishment of fire stations, are an integral part of providing for the health, safety, and wellbeing of people in the community.</p> <p>The ability to construct and operate fire stations in locations which will enable reasonable response times to fire and other emergencies is paramount to the health, safety, and wellbeing of the community. Fire stations need to be strategically located so that they can efficiently and effectively respond to emergency call outs in a timely way, thus avoiding or mitigating the potential for adverse effects associated with fire hazard and other emergencies.</p> <p>Fire and Emergency therefore seeks that the provision of emergency service facilities be added to LLRZ-P5.</p>	<p>LLRZ-P5 Other Non-Residential Activities</p> <p>Avoid non-residential activities and buildings not provided for in LLRZ-P4, unless:</p> <ol style="list-style-type: none"> 1. Avoid non-residential activities and buildings not provided for in LRZ-P2 or LRZ-P4, unless: 1. the activity is an expansion of an existing activity; and/or 2. any adverse effects of the activity do not compromise the amenity values of the surrounding area; and 3. the nature, scale and intensity of the activity is compatible with the character and purpose of the zone. 4. there is an operation and / or functional need for an emergency service facility to be located within the area.
14	<p>LRZ-R1 Residential Units</p> <p>LRZ-R2 Minor Residential Units</p> <p>LRZ-R3 Buildings and Structures Not Otherwise Listed</p> <p>LRZ-R4 Residential Activity</p> <p>LRZ-R5 Residential Visitor Accommodation</p> <p>LRZ-R6 Home Business</p> <p>LRZ-R7 Recreation Activities and Community Gardens</p> <p>LRZ-R8 Education Facilities</p> <p>LRZ-R9 Community Facilities Not Provided in LLRZ-R7</p> <p>Activity Status: PER</p> <p>Where:</p> <p>....</p>	Support with Amendment	<p>For Fire and Emergency to effectively and efficiently respond to fire emergencies, it is vital developments are supplied with a sufficient firefighting water supply, and access to that supply.</p> <p>The New Zealand Fire Service Firefighting Water Supplies Code of Practice SNZ PAS 4509:2008 is a non-mandatory New Zealand Standard that sets out the requirements for firefighting water and access. The Code of Practice is written to provide flexibility as to how the firefighting water supplies and access can be provided.</p> <p>Subject to the acceptance of any relief sought regarding related standards and assessment criteria for these rules, Fire and Emergency supports LRZ-R1 to LRZ-R9.</p>	<p>Add to LRZ – R1, R2, R3, R4, R5, R6, R7, R8 and R9</p> <p>Activity status: PER</p> <p>Where:</p> <p>...</p> <p>the activity complies with LRZ-S7.</p>
15	NEW RULE	NEW	<p>Fire and Emergency seeks the addition of a new rule for 'emergency service facilities' for the reasons set out in the previous feedback point on the proposed definitions of 'emergency service facilities'.</p> <p>New fire stations may be necessary in order to continue to achieve emergency response time commitments in stations where development occurs, and populations change. In this</p>	<p>Add new rule as follows:</p> <p>LRZ-RX Emergency Service Facilities</p> <p>Activity status – Permitted</p>

ID	DDP provision	Support / oppose	Feedback point	Relief sought
			<p>regard it is noted that Fire and Emergency is not a requiring authority under section 166 of the RMA, and therefore does not have the ability to designate land for the purposes of fire stations.</p> <p>Fire and Emergency considers that adding a new rule for Emergency Service Facilities provides for emergency service facilities in this zone as a permitted activity. This will better provide for health and safety of the community by enabling the efficient functioning of Fire and Emergency in establishing and operating fire stations</p>	
16	<p>LRZ-S2 Height</p> <p>1. <i>The maximum height of any building or structure shall not exceed 8m above ground level.</i></p>	Support with amendment	<p>Fire stations are typically single storied buildings of approximately 8-9m in height, and hose drying towers can be around 12 to 15 metres in height. Whilst referred to as 'hose drying towers', they serve several purposes being for hose drying, communications and training purposes on station. Hose drying towers being required a stations is dependent on locational and operational requirements of each station.</p> <p>Fire and Emergency seeks an exemption for hose drying towers and emergency service facilities in order to appropriately provide for the health and safety of the community by enabling the efficient functioning of Fire and Emergency in establishing and operating fire stations and associated structures.</p>	<p>Amendment sought:</p> <p>LRZ-S2 Height</p> <p>1. The maximum height of any building or structures shall not exceed 8m above ground level.</p> <p><u>Note: Emergency service facilities up to 9m and hose drying towers up to 15m are exempt from this rule.</u></p>
17	<p>LRZ-S3 Height in Relation to Boundary</p> <p>1. <i>Any building or structure shall comply with the Height in Relation to Boundary requirements in APP1.</i></p>	Support with amendment	<p>As per points raised in relation to LLRZ-S2, Fire and Emergency seeks an exemption for emergency service facilities and hose drying towers in relation to boundary standards.</p>	<p>Amendment sought</p> <p>LRZ-S3 Height in Relation to Boundary</p> <p>1. Any building or structure shall comply with the Height in Relation to Boundary requirements in APP1.</p> <p><u>Note: Emergency service facilities and hose drying towers are exempt from this rule.</u></p>
18	<i>New standard</i>	NEW	<p>Fire and Emergency seeks a new standard that ensures all land use activities in this zone are adequately services, particularly in relation to firefighting water supply. Furthermore, the additional standard requiring the provision of firefighting water supply and access will help give effect to proposed LRZ-O3 and LRZ-P6.</p>	<p>Add new standard as follows:</p> <p><u>LRZ-S7 Servicing</u></p> <p>3. <u>All new developments that will require a water supply, including for firefighting purposes, must be connected to a public reticulated water supply, where one is available.</u></p> <p>4. <u>Where the new development will not be connected to a public reticulated water supply, or where an additional level of</u></p>

ID	DDP provision	Support / oppose	Feedback point	Relief sought
				<p><u>service is required that exceeds the level of service provided by the reticulated system, the developer must demonstrate how an alternative and satisfactory water supply can be provided to each lot.</u></p> <p><u>Note: The above does not replace regional rules which control the taking and use of groundwater and surface water. These rules must be complied with prior to the activity proceeding.</u></p> <p><u>Further advice and information about how an alternative and satisfactory firefighting water supply can be provided to a development can be obtained from Fire and Emergency New Zealand and the New Zealand Fire Service Firefighting Water Supplies Code of Practice SNA PAS 4509:2008.</u></p>
Medium Density Residential Zone				
19	<i>New Objective</i>	NEW	Fire and Emergency seeks a new objective that promotes the provision of infrastructure within the Medium Density Residential Zone.	<p>Add new objective as follows:</p> <p><u>MRZ-O3 Infrastructure</u></p> <p><u>Public health and safety is maintained through the appropriate provision of infrastructure.</u></p>
20	<i>New Policy</i>	NEW	Fire and Emergency seeks a new policy that ensures all land use activities in the Large Lot Residential Zone are adequately serviced, particularly in relation to reticulated water supply or an alternative method for firefighting purposes. This will give better effect to LLRZ-O3 and provides a better policy framework for the new standard sought in this zone relating to the requirement to provide water supply.	<p>Add new policy as follows:</p> <p><u>MRZ-P6 Servicing</u></p> <p><u>Ensure all development is appropriately serviced including wastewater, stormwater, and water supply with sufficient capacity for firefighting purposes.</u></p>
21	<p>MRZ-R1 Residential Units</p> <p>MRZ-R2 Buildings and Structures Not Otherwise Listed</p> <p>MRZ-R3 Residential Activity</p> <p>MRZ-R5 Home Business</p> <p>MRZ-R6 Recreation Activities and Community Gardens</p> <p>MRZ-R8 Community Facilities Not Provided in MRZ-R6</p> <p>Activity Status: PER</p>	Support in part	<p>For Fire and Emergency to effectively and efficiently respond to fire emergencies, it is vital developments are supplied with a sufficient firefighting water supply, and access to that supply.</p> <p>The New Zealand Fire Service Firefighting Water Supplies Code of Practice SNZ PAS 4509:2008 is a non-mandatory New Zealand Standard that sets out the requirements for firefighting water and access. The Code of Practice is written to provide flexibility as to how the firefighting water supplies and access can be provided.</p>	<p>Add to MRZ – R1, R2, R3, R5, R6 and R8:</p> <p>Activity Status: PER</p> <p>Where:</p> <p>....</p> <p><u>The activity complies with MRZ – S11</u></p>

ID	DDP provision	Support / oppose	Feedback point	Relief sought
	...		Subject to the acceptance of any relief sought regarding related standards and assessment criteria for these rules, Fire and Emergency supports MRZ-R1 to MRZ-R8.	
22	NEW RULE	NEW	<p>Fire and Emergency seeks the addition of a new rule for 'emergency service facilities' for the reasons set out in the previous feedback point on the proposed definitions of 'emergency service facilities'.</p> <p>New fire stations may be necessary in order to continue to achieve emergency response time commitments in stations where development occurs, and populations change. In this regard it is noted that Fire and Emergency is not a requiring authority under section 166 of the RMA, and therefore does not have the ability to designate land for the purposes of fire stations.</p> <p>Fire and Emergency considers that adding a new rule for Emergency Service Facilities provides for emergency service facilities in this zone as a permitted activity. This will better provide for health and safety of the community by enabling the efficient functioning of Fire and Emergency in establishing and operating fire stations.</p>	<p>Add new rule as follows:</p> <p>MRZ-RX Emergency Service Facilities Activity status – Permitted</p>
23	<p>MRZ-S2 Height</p> <ol style="list-style-type: none"> 1. <i>The maximum height of any building or structure shall not exceed 10m above ground level except a gable roof may exceed the maximum height by no more than 1m.</i> 2. <i>All floors shall have a minimum ceiling height of 2.7m.</i> 	Support with amendment	<p>Fire and Emergency supports MRZ-S2 insofar as it provides a maximum height of 10m for any building.</p> <p>Fire stations are typically single storied buildings of approximately 8-9m in height and are usually able to comply with the height standards in district plans generally. This is considered acceptable for fire stations in this zone.</p> <p>Fire and Emergency however seeks an exemption for hose drying towers associated with emergency service facilities in order to appropriately provide for the operational requirements of Fire and Emergency. Whilst referred to as 'hose drying towers', they serve several purposes being for hose drying, communications and training purposes on station. Hose drying towers being required at stations is dependent on locational and operational requirements of each station. These structures can be around 12 to 15 metres in height.</p> <p>Fire and Emergency considers that the inclusion of an exemption for hose drying towers better provides for the health and safety of the community by enabling the efficient functioning of Fire and Emergency in establishing and operating fire stations.</p>	<p>Amendment sought:</p> <p>MRZ-S2 Height</p> <p>...</p> <p>3. MRZ-S2.1 does not apply to hose drying towers up to 15m in height.</p>

ID	DDP provision	Support / oppose	Feedback point	Relief sought
24	<p>MRZ-S3 Height in Relation to Boundary</p> <p>1. Any building or structure shall comply with the Height in Relation to Boundary requirements in APP1.</p>	Support with amendment	As per the points raised in relation to MRZ- S2, Fire and Emergency seeks an exemption for hose drying towers regarding height in relation to boundary standards.	<p>Amendment sought:</p> <p>MRZ-S3 Height in relation to boundary</p> <p>1. Any building or structure shall comply with the Height in Relation to Boundary requirements in APP1.</p> <p><u>Note: Hose drying towers are exempt from this rule</u></p>
25	<p>MRZ-S6 Landscaping</p> <p>1. The minimum percentage of landscaping on any site shall be 30%.</p>	Support	Fire and Emergency support this standard.	Retain as notified
26	<p><i>New standard</i></p>	NEW	<p>Fire and Emergency seeks a new standard that ensures all land use activities in this zone are adequately serviced, particularly in relation to firefighting water supply. Furthermore, the additional standard requiring the provision of firefighting water supply and access will help give effect to proposed MRZ-O3 and MRZ-P4.</p>	<p>Add new standard as follows:</p> <p><u>MRZ-S11 Servicing</u></p> <ol style="list-style-type: none"> <u>All new developments that will require a water supply, including for firefighting purposes, must be connected to a public reticulated water supply, where one is available.</u> <u>Where the new development will not be connected to a public reticulated water supply, or where an additional level of service is required that exceeds the level of service provided by the reticulated system, the developer must demonstrate how an alternative and satisfactory water supply can be provided to each lot.</u> <p><u>Note: The above does not replace regional rules which control the taking and use of groundwater and surface water. These rules must be complied with prior to the activity proceeding.</u></p> <p><u>Further advice and information about how an alternative and satisfactory firefighting water supply can be provided to a development can be obtained from Fire and Emergency New Zealand and the New Zealand Fire Service Firefighting Water Supplies Code of Practice SNA PAS 4509:2008.</u></p>

Commercial and Mixed-Use Zones

ID	DDP provision	Support / oppose	Feedback point	Relief sought
Large Format Retail Zone				
27	<i>New Objective</i>	NEW	Fire and Emergency seeks a new objective that promotes the provision of infrastructure within the Large Format Retail Zone.	Add new objective as follows: <u>LFRZ-O3 Infrastructure</u> <u>Public health and safety is maintained through the appropriate provision of infrastructure.</u>
28	<i>New Policy</i>	NEW	Fire and Emergency seeks a new policy that ensures all activities in the Large Format Retail Zone are adequately serviced, particularly in relation to reticulated water supply or an alternative method for firefighting purposes. This will give better effect to LLRZ-O3 and provides a better policy framework for the new standard sought in this zone relating to the requirement to provide water supply.	Add new policy as follows: <u>LFRZ-P4 Servicing</u> <u>Ensure all development is appropriately serviced including wastewater, stormwater, and water supply with sufficient capacity for firefighting purposes.</u>
29	LFRZ-R1 Buildings and Structures LFRZ-R2 Retail Activities LFRZ-R3 Ancillary Activities LFRZ-R4 Commercial Activities	Support in part	For Fire and Emergency to effectively and efficiently respond to fire emergencies, it is vital developments are supplied with a sufficient firefighting water supply, and access to that supply. The New Zealand Fire Service Firefighting Water Supplies Code of Practice SNZ PAS 4509:2008 is a non-mandatory New Zealand Standard that sets out the requirements for firefighting water and access. The Code of Practice is written to provide flexibility as to how the firefighting water supplies and access can be provided. Subject to the acceptance of any relief sought regarding related standards and assessment criteria for these rules, Fire and Emergency supports LFRZ-R1 to LFRZ-R4.	Add to LFRZ – R1, R2, R3, and R4: Activity Status: PER Where: <u>The activity complies with LFRZ – S7</u>
30	LFRZ-S1 Height 1. <i>The maximum height of any building or structure shall not exceed 12m above ground level.</i>	Support in part	Fire and Emergency supports MUZ-S1 to the extent that it provides a maximum height of 12m for any building. Fire stations are typically single storied buildings of approximately 8-9m in height and are usually able to comply with the height standards in district plans generally. This is considered acceptable for fire stations in this zone. Fire and Emergency however seek an exemption for fire hose drying towers, for the reasons set out below.	Amend as follows: LFRZ-S1 Height 1. The maximum height of any building or structure shall not exceed 12m above ground level. <u>Note:Hose drying towers up to 15m in height are exempt from this rule.</u>

ID	DDP provision	Support / oppose	Feedback point	Relief sought
31	<p>LFRZ-S2 Height in Relation to Boundary</p> <p>1. Any building or structure shall comply with the Height in Relation to Boundary requirements in APP1, where the boundary adjoins any residential zone.</p>	Support in part	<p>Fire and Emergency seeks an exemption for hose drying towers associated with emergency service facilities in order to appropriately provide for the operational requirements of Fire and Emergency. Whilst referred to as 'hose drying towers', they serve several purposes being for hose drying, communications and training purposes on station. Hose drying towers being required at stations is dependent on locational and operational requirements of each station. These structures can be around 12 to 15 metres in height.</p> <p>Fire and Emergency considers that the inclusion of an exemption for hose drying towers better provides for the health and safety of the community by enabling the efficient functioning of Fire and Emergency in establishing and operating fire stations.</p>	<p>Amend as follows:</p> <p>LFRZ-S2 Height in relation to boundary</p> <p>1. Any building or structure shall comply with the Height in Relation to Boundary requirements in APP1.</p> <p><u>Note: Hose drying towers are exempt from this rule</u></p>
32	<p>LFRZ-S4 Outdoor Storage</p> <p>1. Any outdoor storage of goods (excluding vehicles or the display of goods for sale) and any servicing areas, shall be screened from any public space or adjoining residential site by a fence of no less than 1.8m in height, or dense planting to the same height.</p> <p>2. No outdoor storage shall be located within the minimum setback from road boundaries</p>	Support in part	<p>It is important to Fire and Emergency that screening of outdoor storage areas as a visual mitigation will not obscure emergency or safety signage or obstruct access to emergency panels, hydrants, shut-off valves or other emergency response facilities. Such mitigation should be constructed in a way to ensure the signs and facilities are visible / accessible for Fire and Emergency. Where this is not possible, mitigation should not be required.</p> <p>Fire and Emergency therefore seeks an amendment to LFRZ-S4 to provide for this.</p>	<p>Amend as follows:</p> <p>...</p> <p>3. <u>Screening shall not obscure emergency or safety signage or obstruct access to emergency panels, hydrants, shut-off valves, or other emergency response facilities.</u></p>
33	New standard	NEW	<p>Fire and Emergency seeks a new standard that ensures all land use activities in this zone are adequately serviced, particularly in relation to firefighting water supply. Furthermore, the additional standard requiring the provision of firefighting water supply and access will help give effect to proposed LFRZ-O3 and LFRZ-P4.</p>	<p>Add new standard as follows:</p> <p><u>LFRZ-S7 Servicing</u></p> <p>1. <u>All new developments that will require a water supply, including for firefighting purposes, must be connected to a public reticulated water supply, where one is available.</u></p> <p>2. <u>Where the new development will not be connected to a public reticulated water supply, or where an additional level of service is required that exceeds the level of service provided by the reticulated system, the developer must demonstrate how an alternative and satisfactory water supply can be provided to each lot.</u></p> <p><u>Note: The above does not replace regional rules which control the taking and use of groundwater and surface water. These rules</u></p>

ID	DDP provision	Support / oppose	Feedback point	Relief sought
				<p>must be complied with prior to the activity proceeding.</p> <p>Further advice and information about how an alternative and satisfactory firefighting water supply can be provided to a development can be obtained from Fire and Emergency New Zealand and the New Zealand Fire Service Firefighting Water Supplies Code of Practice SNA PAS 4509:2008.</p>
Mixed Use Zone				
34	<p>MUZ-O1 Zone Purpose</p> <p><i>The Mixed-Use Zone contains residential activities, along with a range of primarily small-scale commercial and community activities that serve the convenience needs of the surrounding residential and rural neighbourhood or visitors.</i></p>	Support in part	<p>Fire and Emergency supports in part MUZ-O1, to the extent that the objective provides for commercial and community activities, however, does not provide for specifically non-commercial activities such as Emergency Service Activities.</p> <p>As noted previously, the ability to construct and operate fire stations in locations which will enable reasonable response times to fire and other emergencies is paramount the health, safety and wellbeing of people in the community. Fire stations therefore need to be strategically located within and throughout communities to maximise their coverage and response times so that they can efficiently and effectively respond to emergency call outs in a timely way, thus avoiding or mitigating the potential for adverse effects associated with fire hazard and other emergencies.</p>	<p>Amend as follows:</p> <p>MUZ-O1 Zone Purpose</p> <p>The Mixed-Use Zone contains residential activities, along with a range of primarily small-scale commercial and non-commercial and community activities that serve the convenience needs of the surrounding residential and rural neighbourhood or visitors.</p>
35	<p>MUZ-R1 Residential Units</p> <p>MUZ-R2 Minor Residential Units</p> <p>MUZ-R3 Buildings and Structures Not Otherwise Listed</p> <p>MUZ-R4 Residential Activities</p> <p>MUZ-R5 Residential Visitor Accommodation</p> <p>MUZ-R6 Commercial Activities</p> <p>MUZ-R7 Community Facilities</p> <p>MUZ-R8 Educational Facilities</p> <p>Activity Status: PER</p> <p>Where:</p> <p>....</p>	Support in part	<p>Fire and Emergency supports in part MUZ-R1, R2, R3, R4, R5, R6, R7 and R8, subject to the inclusion of a new standard MUZ-S8 that requires these activities to provide a firefighting water supply.</p> <p>Therefore, a new standard is required in the MUZ – Mixed Use Zone chapter to require the provision of firefighting water supply where development is not subject to subdivision.</p> <p>An additional assessment matter is also sought. Where water supply servicing requirements cannot be met, this will provide council discretion as to the extent an activity is able to achieve compliance with the NZ Fire Service Firefighting Water Supplies Code of Practice SNZ PAS 4509:2008.</p>	<p>Add to MUZ-R1, R2, R3, R4, R5, R6, R7 and R8 the following:</p> <p>Activity Status: PER</p> <p>Where:</p> <p>....</p> <p>The activity complies with MUZ-S8</p>

ID	DDP provision	Support / oppose	Feedback point	Relief sought
36	NEW RULE	NEW	<p>Fire and Emergency seeks the addition of a new rule for 'emergency service facilities' for the reasons set out in the previous feedback point on the proposed definitions of 'emergency service facilities'.</p> <p>New fire stations may be necessary in order to continue to achieve emergency response time commitments in stations where development occurs, and populations change. In this regard it is noted that Fire and Emergency is not a requiring authority under section 166 of the RMA, and therefore does not have the ability to designate land for the purposes of fire stations.</p> <p>Fire and Emergency considers that adding a new rule for Emergency Service Facilities provides for emergency service facilities in this zone as a permitted activity. This will better provide for health and safety of the community by enabling the efficient functioning of Fire and Emergency in establishing and operating fire stations.</p>	<p>Add new rule as follows:</p> <p>MUZ-RX Emergency Service Facilities</p> <p>Activity status – Permitted</p>
37	<p>MUZ-S2 Height</p> <p>1. <i>The maximum height of any building or structure shall not exceed 8m above ground level.</i></p>	Support in part	<p>Fire and Emergency supports MUZ-S2 to the extent that it provides a maximum height of 8m for any building. Fire stations are typically single storied buildings of approximately 8-9m in height and are usually able to comply with the height standards in district plans generally. This is considered acceptable for fire stations in this zone.</p> <p>Fire and Emergency however seek an exemption for fire hose drying towers, for the reasons set out below.</p>	<p>Amend as follows:</p> <p>MUZ-S2 Height</p> <p>1. The maximum height of any building or structure shall not exceed 8m above ground level.</p> <p>Note:Hose drying towers up to 15m in height are exempt from this rule.</p>
38	<p>MUZ-S3 Height in Relation to Boundary</p> <p>1. <i>Any building or structure shall comply with the Height in Relation to Boundary requirements in APP1.</i></p>	Support in part	<p>Fire and Emergency seeks an exemption for hose drying towers associated with emergency service facilities in order to appropriately provide for the operational requirements of Fire and Emergency. Whilst referred to as 'hose drying towers', they serve several purposes being for hose drying, communications and training purposes on station. Hose drying towers being required at stations is dependent on locational and operational requirements of each station. These structures can be around 12 to 15 metres in height.</p> <p>Fire and Emergency considers that the inclusion of an exemption for hose drying towers better provides for the health and safety of the community by enabling the efficient functioning of Fire and Emergency in establishing and operating fire stations.</p>	<p>Amendment sought:</p> <p>MRZ-S3 Height in relation to boundary</p> <p>1. Any building or structure shall comply with the Height in Relation to Boundary requirements in APP1.</p> <p>Note: Hose drying towers are exempt from this rule</p>
39	MUZ-S5 Outdoor Storage	Support in part	<p>It is important to Fire and Emergency that screening of outdoor storage areas as a visual mitigation will not obscure emergency or safety signage or obstruct access to</p>	<p>Amend as follows:</p> <p>...</p>

ID	DDP provision	Support / oppose	Feedback point	Relief sought
	<ol style="list-style-type: none"> Any outdoor storage of goods (excluding vehicles or the display of goods for sale) and any servicing areas, shall be screened from any public space or adjoining residential site by a fence of no less than 1.8m in height, or dense planting to the same height. 2 No outdoor storage shall be located within the minimum setback from road boundaries 		<p>emergency panels, hydrants, shut-off valves or other emergency response facilities. Such mitigation should be constructed in a way to ensure the signs and facilities are visible / accessible for Fire and Emergency. Where this is not possible, mitigation should not be required.</p> <p>Fire and Emergency therefore seeks an amendment to MUZ-S5 to provide for this.</p>	<ol style="list-style-type: none"> <u>Screening shall not obscure emergency or safety signage or obstruct access to emergency panels, hydrants, shut-off valves, or other emergency response facilities.</u>
40	New standard	NEW	<p>Fire and Emergency understands that servicing in the Mixed-Use Zone is generally reticulated with respect to water supply.</p> <p>A new standard is therefore requested in the MUZ – Mixed-Use Zone chapter requiring the provision of firefighting water supply for activities (such as the construction of a new residential dwelling) not subject to subdivision.</p>	<p>Add new standard as follows:</p> <p><u>MUZ-S8 Servicing</u></p> <ol style="list-style-type: none"> <u>All new developments that will require a water supply must be connected to a public reticulated water supply, where one is available.</u> <u>Where the new development will not be connected to a public reticulated water supply, or where an additional level of service is required that exceeds the level of service provided by the reticulated system, the developer must demonstrate how an alternative and satisfactory water supply can be provided to each lot.</u> <p><u>Note: The above does not replace regional rules which control the taking and use of groundwater and surface water. These rules must be complied with prior to the activity proceeding.</u></p> <p><u>Further advice and information about how an alternative and satisfactory firefighting water supply can be provided to a development can be obtained from Fire and Emergency New Zealand and the New Zealand Fire Service Firefighting Water Supplies Code of Practice SNA PAS 4509:2008.</u></p>
Neighbourhood Centre Zone				
41	<p>NCZ-O1 Zone Purpose</p> <p><i>The Neighbourhood Centre Zone contains a range of primarily small-scale commercial and community activities that support the surrounding residential area.</i></p>	Support	<p>Fire and Emergency supports NCZ-O1 to the extent that it provides for 'small-scale commercial' and 'community-focussed activities' in the Neighbourhood Centre Zone.</p> <p>Fire stations in neighbourhood centre zones are generally compatible with the scale and amenity levels in the Neighbourhood Centre Zone.</p>	Retain as notified

ID	DDP provision	Support / oppose	Feedback point	Relief sought
			<p>As noted previously, the ability to construct and operate fire stations in locations which will enable reasonable response times to fire and other emergencies is paramount the health, safety and wellbeing of people in the community. Fire stations therefore need to be strategically located within and throughout communities to maximise their coverage and response times so that they can efficiently and effectively respond to emergency call outs in a timely way, thus avoiding or mitigating the potential for adverse effects associated with fire hazard and other emergencies.</p>	
42	<p>NCZ-P1 Commercial and Community Activities</p> <p><i>Enable a wide range of small-scale commercial activities and community facilities to establish and operate within the Neighbourhood Centre Zone.</i></p>	Support	<p>Fire and Emergency supports NCZ-P1 to the extent that the policy provides for commercial and community activities. Emergency service facilities are generally of limited scale and support the function and wellbeing of town centres, providing for the health, safety and wellbeing of people.</p> <p>As noted previously, the ability to construct and operate fire stations in location which enable reasonable response times to fire and other emergencies is paramount to the health, safety and wellbeing of people located in the community. Fire stations need to be strategically located within and throughout communities to maximise their coverage and response times so that they can efficiently and effectively respond to emergency call outs in a timely way, thus avoiding or mitigating the potential for adverse effects associated with fire hazard and other emergencies.</p>	Retain as notified
43	<p>NCZ-R1 Buildings and Structures</p> <p>NCZ-R2 Commercial Activities</p> <p>NCZ-R3 Community Facilities</p> <p>NCZ-R4 Educational Facilities</p> <p><i>Activity Status: PER</i></p> <p><i>Where:</i></p> <p>...</p>		<p>Fire and Emergency supports in part NCZ-R1, R2, R3, and R4 subject to the inclusion of a new standard NCZ – S7 that requires these activities to provide a firefighting water supply.</p> <p>Therefore, a new standard is required in the NCZ – Neighbourhood Centre Zone chapter to require the provision of firefighting water supply where development is not subject to subdivision.</p> <p>An additional assessment matter is also sought. Where water supply servicing requirements cannot be met, this will provide council discretion as to the extent an activity is able to achieve compliance with the NZ Fire Service Firefighting Water Supplies Code of Practice SNZ PAS 4509:2008.</p>	<p>Add to NCZ-R1, R2, R3 and R4 the following:</p> <p>Activity Status: PER</p> <p>Where:</p> <p>....</p> <p>The activity complies with NCZ-S7</p>
44	<i>New Rule</i>	NEW	Fire and Emergency seeks the addition of a new rule for 'emergency service facilities' for the reasons set out in the	<p>Add new rule as follows:</p> <p>NCZ-RX Emergency Service Facilities</p>

ID	DDP provision	Support / oppose	Feedback point	Relief sought
			<p>previous feedback point on the proposed definitions of 'emergency service facilities'.</p> <p>New fire stations may be necessary in order to continue to achieve emergency response time commitments in stations where development occurs, and populations change. In this regard it is noted that Fire and Emergency is not a requiring authority under section 166 of the RMA, and therefore does not have the ability to designate land for the purposes of fire stations.</p> <p>Fire and Emergency considers that adding a new rule for Emergency Service Facilities provides for emergency service facilities in this zone as a permitted activity. This will better provide for health and safety of the community by enabling the efficient functioning of Fire and Emergency in establishing and operating fire stations.</p>	<p><u>Activity status – Permitted</u></p>
45	<p>NCZ-S1 Height</p> <p>1. <i>The maximum height of any building or structure shall not exceed 7.5m above ground level, except a gable roof may exceed the maximum height by no more than 1m.</i></p>	<p>Support in part</p>	<p>Fire and Emergency opposes NCZ-S1 to the extent that it provides a maximum height of only 7.5m for any building. Fire stations are typically single storied buildings of approximately 8-9m in height and are usually able to comply with the height standards in district plans generally. This is considered acceptable for fire stations in this zone.</p> <p>Fire and Emergency however seek an exemption for fire hose drying towers, for the reasons set out below.</p>	<p>Amend as follows:</p> <p>NCZ-S2 Height</p> <p>1. The maximum height of any building or structure shall not exceed 7.5m above ground level, except a gable roof may exceed the maximum height by no more than 1m.</p> <p>2. <u>The maximum height of Emergency Service Facilities shall not exceed 8m in height and Hose Drying Towers shall not exceed 15m in height.</u></p>
46	<p>NCZ-S2 Height in Relation to Boundary</p> <p>1. <i>Any building or structure shall comply with the Height in Relation to Boundary requirements in APP1.</i></p>		<p>Fire and Emergency seeks an exemption for hose drying towers associated with emergency service facilities in order to appropriately provide for the operational requirements of Fire and Emergency. Whilst referred to as 'hose drying towers', they serve several purposes being for hose drying, communications and training purposes on station. Hose drying towers being required at stations is dependent on locational and operational requirements of each station. These structures can be around 12 to 15 metres in height.</p> <p>Fire and Emergency considers that the inclusion of an exemption for hose drying towers better provides for the health and safety of the community by enabling the efficient functioning of Fire and Emergency in establishing and operating fire stations.</p>	<p>Amendment sought:</p> <p>MRZ-S3 Height in relation to boundary</p> <p>1. Any building or structure shall comply with the Height in Relation to Boundary requirements in APP1.</p> <p><u>Note: Emergency service facilities and hose drying towers are exempt from this rule</u></p>
47	<p>NCZ-S4 Outdoor Storage</p>		<p>It is important to Fire and Emergency that screening of outdoor storage areas as a visual mitigation will not obscure emergency or safety signage or obstruct access to</p>	<p>Amend as follows:</p> <p>...</p>

ID	DDP provision	Support / oppose	Feedback point	Relief sought
	<ol style="list-style-type: none"> Any outdoor storage of goods (excluding vehicles or the display of goods for sale) and any servicing areas, shall be screened from any public space or adjoining residential site by a fence of no less than 1.8m in height, or dense planting to the same height. No outdoor storage shall be located within the minimum setback from road boundaries. 		<p>emergency panels, hydrants, shut-off valves or other emergency response facilities. Such mitigation should be constructed in a way to ensure the signs and facilities are visible / accessible for Fire and Emergency. Where this is not possible, mitigation should not be required.</p> <p>Fire and Emergency therefore seeks an amendment to MUZ-S5 to provide for this.</p>	<ol style="list-style-type: none"> <u>Screening shall not obscure emergency or safety signage or obstruct access to emergency panels, hydrants, shut-off valves, or other emergency response facilities.</u>
48	New standard	New	<p>Fire and Emergency understands that servicing in the Neighbourhood Centre Zone is generally reticulated with respect to water supply.</p> <p>A new standard is therefore requested in the NCZ – Neighbourhood Centre Zone chapter requiring the provision of firefighting water supply for activities.</p>	<p>Add new standard as follows:</p> <p><u>NCZ-S11 Servicing</u></p> <ol style="list-style-type: none"> <u>All new developments that will require a water supply must be connected to a public reticulated water supply, where one is available.</u> <u>Where the new development will not be connected to a public reticulated water supply, or where an additional level of service is required that exceeds the level of service provided by the reticulated system, the developer must demonstrate how an alternative and satisfactory water supply can be provided to each lot.</u> <p><u>Note: The above does not replace regional rules which control the taking and use of groundwater and surface water. These rules must be complied with prior to the activity proceeding.</u></p> <p><u>Further advice and information about how an alternative and satisfactory firefighting water supply can be provided to a development can be obtained from Fire and Emergency New Zealand and the New Zealand Fire Service Firefighting Water Supplies Code of Practice SNA PAS 4509:2008.</u></p>
Town Centre Zone				
49	<p><i>TCZ-O1 Zone Purpose</i></p> <p><i>The Town Centre Zone is the primary retail destination for comparison and convenience shopping in the District, and is a focal point for the community, providing for a range of</i></p>	Support in part	<p>Fire and Emergency supports in part TCZ-O1 to the extent that it provides for 'community-focussed activities' in the Town Centre Zone.</p>	<p>Amend as follows:</p> <p>The Town Centre Zone is the primary retail destination for comparison and convenience shopping in the District, and is a focal point for the community, providing for a range of</p>

ID	DDP provision	Support / oppose	Feedback point	Relief sought
	<i>commercial and community-focused activities, along with activities that support the vibrancy of these areas.</i>		<p>Fire stations in town centre zones are generally compatible with the scale and amenity levels in the Town Centre Zone.</p> <p>As noted previously, the ability to construct and operate fire stations in locations which will enable reasonable response times to fire and other emergencies is paramount the health, safety and wellbeing of people in the community. Fire stations therefore need to be strategically located within and throughout communities to maximise their coverage and response times so that they can efficiently and effectively respond to emergency call outs in a timely way, thus avoiding or mitigating the potential for adverse effects associated with fire hazard and other emergencies.</p>	commercial, non commercial and community-focused activities, along with activities that support the vibrancy of these areas.
50	<p>TCZ-P1 Commercial and Community Activities</p> <p><i>Enable a wide range of commercial activities and community facilities to establish and operate within the Town Centre Zone</i></p>	Support in part	<p>Fire and Emergency supports TCZ-P1 to the extent that the policy provides for commercial and community activities. Emergency service facilities are generally of limited scale and support the function and wellbeing of town centres, providing for the health, safety and wellbeing of people.</p> <p>As noted previously, the ability to construct and operate fire stations in location which enable reasonable response times to fire and other emergencies is paramount to the health, safety and wellbeing of people located in the community. Fire stations need to be strategically located within and throughout communities to maximise their coverage and response times so that they can efficiently and effectively respond to emergency call outs in a timely way, thus avoiding or mitigating the potential for adverse effects associated with fire hazard and other emergencies.</p>	Retain as notified.
51	<p>TCZ-R1 Buildings and Structures</p> <p>TCZ-R2 Commercial Activities</p> <p>TCZ-R3 Community Facilities</p> <p>TCZ-R4 Residential Activities</p> <p><i>Activity Status: PER</i></p> <p><i>Where:</i></p>		<p>Fire and Emergency supports in part TCZ-R1, R2, R3, and R4, subject to the inclusion of a new standard TCZ-S8 that requires these activities to provide a firefighting water supply.</p> <p>Therefore, a new standard is required in the TCZ – Town Centre Zone chapter to require the provision of firefighting water supply where development is not subject to subdivision.</p> <p>An additional assessment matter is also sought. Where water supply servicing requirements cannot be met, this will provide council discretion as to the extent an activity is able to achieve compliance with the NZ Fire Service Firefighting Water Supplies Code of Practice SNZ PAS 4509:2008.</p>	<p>Add to TCZ-R1, R2, R3, and R4the following:</p> <p>Activity Status: PER</p> <p>Where:</p> <p>....</p> <p><u>The activity complies with TCZ-S8</u></p>

ID	DDP provision	Support / oppose	Feedback point	Relief sought
52	NEW RULE	NEW	<p>Fire and Emergency seeks the addition of a new rule for 'emergency service facilities' for the reasons set out in the previous feedback point on the proposed definitions of 'emergency service facilities'.</p> <p>New fire stations may be necessary in order to continue to achieve emergency response time commitments in stations where development occurs, and populations change. In this regard it is noted that Fire and Emergency is not a requiring authority under section 166 of the RMA, and therefore does not have the ability to designate land for the purposes of fire stations.</p> <p>Fire and Emergency considers that adding a new rule for Emergency Service Facilities provides for emergency service facilities in this zone as a permitted activity. This will better provide for health and safety of the community by enabling the efficient functioning of Fire and Emergency in establishing and operating fire stations.</p>	<p>Add new rule as follows:</p> <p>TCZ-RX Emergency Service Facilities</p> <p>Activity status – Permitted</p>
53	<p>TCZ-S1 Height</p> <p>1. <i>The maximum height of any building or structure shall not exceed 10.5m above ground level.</i></p>	Support in part	<p>Fire and Emergency supports TCZ-S1 to the extent that it provides a maximum height of 10.5m for any building. Fire stations are typically single storied buildings of approximately 8-9m in height and are usually able to comply with the height standards in district plans generally. This is considered acceptable for fire stations in this zone.</p> <p>Fire and Emergency however seek an exemption for fire hose drying towers.</p> <p>Fire and Emergency seeks an exclusion for hose drying towers associated with emergency service facilities in order to appropriately provide for the operational requirements of Fire and Emergency. Whilst referred to as 'hose drying towers', they serve several purposes being for hose drying, communications and training purposes on station. The frequency of hose drying towers being required at stations is dependent on locational and operational requirements of each station. These structures can be around 12 to 15 metres in height.</p> <p>Fire and Emergency considers that the inclusion of an exemption for hose drying towers better provides for the health and safety of the community by enabling the efficient functioning of Fire and Emergency in establishing and operating fire stations.</p>	<p>Amend as follows:</p> <p>TCZ-S1 Height</p> <p>1. The maximum height of any building or structure shall not exceed 10.5m above ground level.</p> <p>Note: Hose drying towers are exempt from this rule.</p>

ID	DDP provision	Support / oppose	Feedback point	Relief sought
54	<p>TCZ-S2 Height in Relation to Boundary</p> <p>1. Any building or structure shall comply with the Height in Relation to Boundary requirements in APP1, where the boundary adjoins any residential zone.</p>	Support in part	<p>Fire and Emergency seeks an exemption for hose drying towers associated with emergency service facilities in order to appropriately provide for the operational requirements of</p> <p>Fire and Emergency. Whilst referred to as 'hose drying towers', they serve several purposes being for hose drying, communications and training purposes on station. Hose drying towers being required at stations is dependent on locational and operational requirements of each station. These structures can be around 12 to 15 metres in height.</p> <p>Fire and Emergency considers that the inclusion of an exemption for hose drying towers better provides for the health and safety of the community by enabling the efficient functioning of Fire and Emergency in establishing and operating fire stations.</p>	<p>Amendment sought:</p> <p>TCZ-S2 Height in relation to boundary</p> <p>1. Any building or structure shall comply with the Height in Relation to Boundary requirements in APP1.</p> <p><u>Note: Hose drying towers are exempt from this rule.</u></p>
55	<p>TCZ -S4 Verandahs</p> <p>1. Where any building is erected, or reconstructed or altered in a way that physically changes a road facing facade, a verandah shall be provided along the full frontage of the building to provide continuous coverage for pedestrians moving along the public footpath or place, with a minimum width of 2.8m in Fairlie, 3m in Twizel, or the width of the footpath.</p>	Support in part	<p>Fire and Emergency seeks an exemption for Emergency Service Facilities in relation to the verandahs as these are not practical on a frontage of a fire station when fire appliances are entering and exiting the fire station.</p>	<p>Amend as follows:</p> <p>1. Where any building is erected, or reconstructed or altered in a way that physically changes a road facing facade, a verandah shall be provided along the full frontage of the building to provide continuous coverage for pedestrians moving along the public footpath or place, with a minimum width of 2.8m in Fairlie, 3m in Twizel, or the width of the footpath.</p> <p><u>Note: Emergency Service Facilities are exempt from this rule.</u></p>
56	<p>TCZ-S5 Outdoor Storage</p> <p>1. Any outdoor storage of goods (excluding vehicles or the display of goods for sale) and any servicing areas, shall be screened from any public space or adjoining residential site by a fence of no less than 1.8m in height, or dense planting to the same height.</p> <p>2. No outdoor storage shall be located within the minimum setback from road boundaries.</p>	Support in part	<p>It is important to Fire and Emergency that screening of outdoor storage areas as a visual mitigation will not obscure emergency or safety signage or obstruct access to emergency panels, hydrants, shut-off valves or other emergency response facilities. Such mitigation should be constructed in a way to ensure the signs and facilities are visible / accessible for Fire and Emergency. Where this is not possible, mitigation should not be required.</p> <p>Fire and Emergency therefore seeks an amendment to MUZ-S5 to provide for this.</p>	<p>Amend as follows:</p> <p>...</p> <p>3. <u>Screening shall not obscure emergency or safety signage or obstruct access to emergency panels, hydrants, shut-off valves, or other emergency response facilities.</u></p>
57	<p>TCZ-S7 Street Frontages</p> <p>1. At least 50% of the ground floor of any façade that faces a road boundary or other public space shall contain transparent glazing, and the glazing may not be obscured by being boarded up, painted, or covered by signage or obscured by other means.</p>	Support	<p>Fire and Emergency support this standard as the frontage of fire stations is predominately glazing.</p>	Retain as notified.

ID	DDP provision	Support / oppose	Feedback point	Relief sought
58	New standard	New	<p>Fire and Emergency understands that servicing in the Town Centre Zone is generally reticulated with respect to water supply.</p> <p>A new standard is therefore requested in the TCZ – Town Centre Zone chapter requiring the provision of firefighting water supply for activities.</p>	<p>Add new standard as follows:</p> <p><u>TCZ-S8 Servicing</u></p> <ol style="list-style-type: none"> <u>All new developments that will require a water supply must be connected to a public reticulated water supply, where one is available.</u> <u>Where the new development will not be connected to a public reticulated water supply, or where an additional level of service is required that exceeds the level of service provided by the reticulated system, the developer must demonstrate how an alternative and satisfactory water supply can be provided to each lot.</u> <p><u>Note: The above does not replace regional rules which control the taking and use of groundwater and surface water. These rules must be complied with prior to the activity proceeding.</u></p> <p><u>Further advice and information about how an alternative and satisfactory firefighting water supply can be provided to a development can be obtained from Fire and Emergency New Zealand and the New Zealand Fire Service Firefighting Water Supplies Code of Practice SNA PAS 4509:2008.</u></p>
General Industrial Zone				
General Industrial Zone				
59	<p>GIZ-O1</p> <p><i>The General Industrial Zone provides primarily for industrial activities and other compatible activities, as well as activities that support the functioning of industrial areas.</i></p>	Support	<p>Fire and Emergency supports in part GIZ-O1 to the extent that it provides for 'other compatible activities in the General Industrial Zone.</p> <p>Fire stations in industrial zones are generally compatible with the scale and amenity levels in the General Industrial Zone.</p> <p>As noted previously, the ability to construct and operate fire stations in locations which will enable reasonable response times to fire and other emergencies is paramount the health, safety and wellbeing of people in the community. Fire stations therefore need to be strategically located within and throughout communities to maximise their coverage and response times so that they can efficiently and</p>	Retain as notified.

ID	DDP provision	Support / oppose	Feedback point	Relief sought
			effectively respond to emergency call outs in a timely way, thus avoiding or mitigating the potential for adverse effects associated with fire hazard and other emergencies.	
60	<p>GIZ-O2 Zone Character and Amenity Values</p> <p><i>The adverse effects of activities and built form within the General Industrial Zone are managed in a way that:</i></p> <ol style="list-style-type: none"> 1. <i>recognises the functional and operational requirements of activities within the zone;</i> 2. <i>maintains a reasonable level of amenity within the zone; and</i> 3. <i>maintains the amenity values anticipated in adjacent zones.</i> 	Support	<p>Fire and Emergency supports GIZ-O2 to the extent that the objective provides for a mix of activities within the General Industrial Zone. Emergency service facilities are largely compatible with industrial activities and support the function and wellbeing of industrial areas, providing for the health, safety and wellbeing of people.</p> <p>As noted previously, the ability to construct and operate fire stations in locations which will enable reasonable response times to fire and other emergencies is paramount the health, safety and wellbeing of people in the community. Fire stations therefore need to be strategically located within and throughout communities to maximise their coverage and response times so that they can efficiently and effectively respond to emergency call outs in a timely way, thus avoiding or mitigating the potential for adverse effects associated with fire hazard and other emergencies.</p>	Retain as notified.
61	<p>GIZ-P1 Industrial Activities</p> <p><i>Enable a range of industrial activities and activities of a similar scale and nature to industrial activities, to establish and operate within the General Industrial Zone.</i></p>	Support	<p>Fire and Emergency supports GIZ-P1 to the extent that the policy provides for a mix of activities within the General Industrial Zone. Emergency service facilities are largely compatible with industrial activities and support the function and wellbeing of industrial areas, providing for the health, safety and wellbeing of people.</p> <p>As noted previously, the ability to construct and operate fire stations in locations which will enable reasonable response times to fire and other emergencies is paramount the health, safety and wellbeing of people in the community. Fire stations therefore need to be strategically located within and throughout communities to maximise their coverage and response times so that they can efficiently and effectively respond to emergency call outs in a timely way, thus avoiding or mitigating the potential for adverse effects associated with fire hazard and other emergencies.</p>	Retain as notified.
62	GIZ-P2 Other Activities	Support	As above.	Retain as notified.

ID	DDP provision	Support / oppose	Feedback point	Relief sought
	<p>Avoid the establishment of activities that are not enabled by GIZ-P1 within the General Industrial Zone, unless they will not result in reverse sensitivity effects with activities enabled by GIZ-P1, and they:</p> <ol style="list-style-type: none"> 1. have a functional need or operational need to establish in the zone; or 2. are commercial activities which support the needs of workers within the zone and will not detract from the character, amenity values or purpose of the Town Centre Zone. 			
63	<p>GIZ-R1 Buildings and Structures</p> <p>GIZ-R2 Industrial Activities</p> <p>GIZ-R3 Commercial Activities (unless specified in GIZ-R7)</p> <p>GIZ-R4 Ancillary Activities</p> <p>Activity Status: PER</p>	Support in Part	<p>Fire and Emergency supports in Part GIZ-1-4, subject to the inclusion of a new standard GIZ-S7 that requires these activities to have firefighting water supply.</p> <p>Therefore, a new standard is requested in the GIZ – General Industrial Zone chapter to require the provision of firefighting water supply where development is not subject to subdivision.</p> <p>An additional assessment matter is also sought. Where water supply servicing requirements cannot be met, this will provide council discretion as to the extent an activity is able to achieve compliance with the NZ Fire Service Firefighting Water Supplies Code of Practice SNA PAS 4509:2008.</p>	<p>Add to GIZ-R1, R2, R3 and R4 the following,</p> <p><u>x. GIZ-S7 Servicing</u></p> <p>Matters of discretion are restricted to:</p> <ol style="list-style-type: none"> a. ... b. ... <p><u>x. The provisions of the NZ Fire Service Firefighting Water Supplies Code of Practice SNA PAS 4509:2008.</u></p>
64	<i>New rule</i>	NEW	<p>Fire and Emergency seeks the addition of a new rule for 'emergency service facilities' for the reasons set out in the previous feedback point on the definitions of 'emergency service facilities'.</p> <p>New fire stations may be necessary in order to continue to achieve emergency response time commitments in stations where development occurs, and populations change. In this regard it is noted that Fire and Emergency is not a requiring authority under section 166 of the RMA, and therefore does not have the ability to designate land for the purposes of fire stations.</p> <p>Fire and Emergency considers that adding a new rule for Emergency Service Facilities provides for emergency service facilities in this zone as a permitted activity. This will better provide for health and safety of the community by enabling the efficient functioning of Fire and Emergency in establishing and operating fire stations</p>	<p>Add new rule as follows:</p> <p><u>GIZ-RX Emergency Service Facilities</u> <u>Activity status – Permitted</u></p>
65	<p>GIZ-S1 Height</p> <ol style="list-style-type: none"> 1. The maximum height of any building or structure shall not exceed 12m above ground level. 	Support in part	<p>Fire and Emergency supports GIZ-S1 to the extent that it provides a maximum height of 12m for any building. Fire stations are typically single storied buildings of approximately 8-9m in height and are usually able to comply</p>	<p>Amend as follows:</p> <p>GIZ-S1 Height</p>

ID	DDP provision	Support / oppose	Feedback point	Relief sought
			<p>with the height standards in district plans generally. This is considered acceptable for fire stations in this zone.</p> <p>Fire and Emergency however seek an exemption for fire hose drying towers.</p> <p>Fire and Emergency seeks an exclusion for hose drying towers associated with emergency service facilities in order to appropriately provide for the operational requirements of Fire and Emergency. Whilst referred to as 'hose drying towers', they serve several purposes being for hose drying, communications and training purposes on station. The frequency of hose drying towers being required at stations is dependent on locational and operational requirements of each station. These structures can be around 12 to 15 metres in height.</p> <p>Fire and Emergency considers that the inclusion of an exemption for hose drying towers better provides for the health and safety of the community by enabling the efficient functioning of Fire and Emergency in establishing and operating fire stations.</p>	<p>2. The maximum height of any building or structure shall not exceed 12m above ground level.</p> <p><u>Note: Hose drying towers are exempt from this rule.</u></p>
66	<p>GIZ-S2 Height in Relation to Boundary</p> <p>1. Any building or structure shall comply with the Height in Relation to Boundary requirements in APP1, where the boundary adjoins any residential zone.</p>	Support in part	Fire and Emergency support in part GIZ-S2 to the extent that it meets height in relation to boundary however to be in line with GIZ-S1. Fire and Emergency seek an exemption for hose drying towers.	<p>Amend as follows:</p> <p>GIZ-S2 Height in Relation to Boundary</p> <p>1. Any building or structure shall comply with the Height in Relation to Boundary requirements in APP1, where the boundary adjoins any residential zone.</p> <p><u>Note: Hose drying towers are exempt from this rule.</u></p>
67	<p>GIZ-S4 Outdoor Storage</p> <p>1. Any outdoor storage of goods (excluding vehicles or the display of goods for sale) and any servicing areas, shall be screened from any public space or adjoining residential site by a fence of no less than 1.8m in height, or dense planting to the same height. 2. No outdoor storage shall be located within the minimum setback from road boundaries.</p>	Support in part	<p>It is important to Fire and Emergency that screening of outdoor storage areas as a visual mitigation will not obscure emergency or safety signage or obstruct access to emergency panels, hydrants, shut-off valves or other emergency response facilities. Such mitigation should be constructed in a way to ensure the signs and facilities are visible / accessible for Fire and Emergency. Where this is not possible, mitigation should not be required.</p> <p>Fire and Emergency therefore seeks an amendment to GIZ-S4 to provide for this.</p>	<p>Amend as follows:</p> <p>....</p> <p>2. <u>Screening shall not obscure emergency or safety signage or obstruct access to emergency panels, hydrants, shut-off valves, or other emergency response facilities.</u></p>

ID	DDP provision	Support / oppose	Feedback point	Relief sought
68	New standard	New	<p>Fire and Emergency understands that servicing in the General Industrial Zone is generally reticulated with respect to water supply.</p> <p>A new standard is therefore requested in the GIZ – General Industrial Zone chapter requiring the provision of firefighting water supply for activities (such as the construction of a new residential dwelling).</p>	<p>Add new standard as follows:</p> <p><u>GIZ-S11 Servicing</u></p> <ol style="list-style-type: none"> 1. <u>All new developments that will require a water supply must be connected to a public reticulated water supply, where one is available.</u> 2. <u>Where the new development will not be connected to a public reticulated water supply, or where an additional level of service is required that exceeds the level of service provided by the reticulated system, the developer must demonstrate how an alternative and satisfactory water supply can be provided to each lot.</u> <p><u>Note: The above does not replace regional rules which control the taking and use of groundwater and surface water. These rules must be complied with prior to the activity proceeding.</u></p> <p><u>Further advice and information about how an alternative and satisfactory firefighting water supply can be provided to a development can be obtained from Fire and Emergency New Zealand and the New Zealand Fire Service Firefighting Water Supplies Code of Practice SNA PAS 4509:2008.</u></p>