

## RECREATION A (ACTIVE) ZONE

### 5.1 Purpose

This zone is intended to provide for active recreation and consists mainly of large recreation reserves used for active sports and organised games. Such reserves will serve the regional and district function but can also have local significance as pedestrian ways, playgrounds and open spaces. Community facilities that have a vital role in maintaining and contributing to the enhancement of community well-being and amenity are provided for in this zone. Also included in this zone are areas of amenity value provided for both the enjoyment of the public and the protection of the natural environment. A wide range of public recreation facilities is permitted in this zone. In addition, facilities for private sports and cultural clubs are permitted where they are existing and as discretionary uses, where they are proposed.

### 5.2 Anticipated Environmental Results

- Provision for a medium to high level of public use of open spaces and recreation areas within the zone.
- Provision of buildings and facilities necessary for both formal and informal recreation, consistent with overall maintenance of an open space character which is not dominated by buildings or hard-surfacing.
- Enhancement of village/town amenities by the presence and further development of green open spaces and opportunities for tree planting.
- Exclusion or mitigation of activities and buildings which cause adverse effects on surrounding residential zones.
- Provision for existing and future publicly owned buildings and facilities that contribute towards the social and cultural well-being of the community.

### 5.3 District Wide Rules

The following General Provisions containing District Wide Rules apply in the Recreation A zone:

- |  |   |
|--|---|
| <ul style="list-style-type: none"> <li>• Hazardous Substances<br/>Section <del>9</del>10</li> </ul>  | <ul style="list-style-type: none"> <li>Section <del>40</del>11</li> </ul> |
| <ul style="list-style-type: none"> <li>• Heritage Protection</li> </ul>  | <ul style="list-style-type: none"> <li>Section <del>41</del>12</li> </ul> |
| <ul style="list-style-type: none"> <li>• Signs and Outdoor Lighting</li> </ul>   | <ul style="list-style-type: none"> <li>Section <del>12</del>3</li> </ul>  |
| <ul style="list-style-type: none"> <li>• Subdivision, Development and Financial Contributions</li> </ul>                                   | <ul style="list-style-type: none"> <li>Section <del>13</del>4</li> </ul>  |
| <ul style="list-style-type: none"> <li>• Temporary Activities and Buildings and Environmental Noise<br/>Section <del>43</del>14</li> </ul> | <ul style="list-style-type: none"> <li>Section <del>44</del>15</li> </ul> |
| <ul style="list-style-type: none"> <li>• Transportation</li> </ul>   | <ul style="list-style-type: none"> <li>Section <del>45</del>16</li> </ul> |
| <ul style="list-style-type: none"> <li>• Utilities</li> </ul>  | <ul style="list-style-type: none"> <li>Section <del>45</del>16</li> </ul> |

## STATUS OF ACTIVITIES

### 5.4 Permitted Activities

The following are permitted activities provided they comply with all the conditions in 5.4.11 below:

- 5.4.1 Open spaces and picnic areas
- 5.4.2 Lawns, areas of bush, ornamental gardens and other planted areas of landscape features.
- 5.4.3 Playgrounds and areas of open space used informally by the public for outdoor games.
- 5.4.4 Outdoor recreation activities including sports grounds, playing fields and accessory structures.
- 5.4.5 Routes for pedestrians, cyclists and vehicles, including footpaths, cycle tracks, driveways and bridges, and public carparks.
- 5.4.6 Children's play equipment, picnic facilities, public shelters, toilets and seating, changing rooms and first aid rooms, band rotundas, tea kiosks and refreshments rooms all serving members of the public using the reserve.
- 5.4.7 Historic buildings and monuments, museums, information centres and community facilities
- 5.4.8 Publicly owned or operated places of assembly for recreation, stands, swimming pools and accessory buildings.
- 5.4.9 Privately owned and operated places of assembly for recreation existing at the 27 July 1984.
- 5.4.10 Twizel Domain
- 5.4.11 **Conditions On Permitted Activities**
  - 5.4.11.a **Setback**  
All buildings and structures shall be set back 4.5m from all boundaries.
  - 5.4.11.b **Height**  
Buildings shall not project beyond a building envelope constructed by recession lines above all boundaries as set out in Appendix H.
  - 5.4.11.c **Scenic Viewing Areas**  
No buildings shall be erected or trees planted on Scenic Viewing Areas identified on the Planning Maps.
  - 5.4.11.d **Building and Hard Surface Coverage**  
Maximum coverage of the Aorangi Crescent Recreation A Zone with buildings and hard surfaces such as car parking and tennis courts shall be 50%.

5.4.11.e Earthworks

No earthworks associated with the establishment of any permitted or discretionary activity shall be undertaken within the Mackenzie Park Recreation A zone identified on Planning Map 54 and in Appendix S.

## 5.5 Discretionary Activities

5.5.1 Private sports and cultural club facilities and buildings.

5.5.2 Any permitted activity which does not comply with either of the following conditions on Permitted Activities:

- |          |         |
|----------|---------|
| 5.4.11 a | Setback |
| 5.4.11 b | Height  |

5.5.3 Camping Grounds

5.5.4 Any earthworks associated with the establishment of any permitted or discretionary activity within the Mackenzie Park Recreation A zone identified on Planning Map 54 and in Appendix S.

## 5.6 Non Complying Activities

5.6.1 Any activity which is not provided for as a Permitted or Discretionary Activity.

Note: These requirements are in addition to those of the Reserves Act. Notwithstanding that the Plan authorises certain uses or buildings in recreation zones where the land is subject to the Reserves Act 1977, any uses or buildings must comply with the Reserves Act and any management plan approved in respect of any given reserve.

## ASSESSMENT MATTERS

5.7 In considering whether or not to grant consent or impose conditions the Council shall have regard to, but not be limited by the following assessment matters:

5.7.a **Effect on the Zone of the Proposed Building:**

- existing playing areas and areas of open space
- visual qualities of the reserve
- grouping with other buildings on the reserve
- associated car parking

5.7.b **Effect on Amenities of Adjoining Properties**

- nuisance from noise and hours of operation
- obstruction of views
- carparking in local streets
- sunlight and outlook

5.7.c **Effect on Amenities of the Neighbourhood:**

- local and arterial roading network
- grouping of community facilities

5.7.d Earthworks within the Mackenzie Park Recreation A zone:

- In relation to potentially contaminated sites, any soil tests, establishing suitability, and methods to avoid mitigate or remedy the effects, including removal to approved disposal points
- In relation to land filling and excavation operations, the following factors:
  - a. The effects on surrounding properties;
  - b. The natural pattern of surface drainage;
  - c. The type of and placement of fill material;
  - d. Mitigation, or avoidance, of adverse effects caused by dust or siltation affecting neighbouring properties.