



Plan Sections: SPZ – Special Purpose Zones
Airport Zone, Buller Coalfield Zone, Future Urban Zone, Hospital Zone, Mineral Extraction Zone, Māori Purpose Zone, Port Zone, Stadium Zone, Scenic Visitor Zone

This is a summary of decisions requested in submissions made on the Proposed Te Tai o Poutini Plan. Note that this document may only contain a subset of decisions requested. Summaries of all decisions requested and details on how to make a further submission are available at www.tppp.nz

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
[Redacted]	[Redacted]	[Redacted]		[Redacted]	[Redacted]	[Redacted]
[Redacted]	[Redacted]	[Redacted]		[Redacted]	[Redacted]	[Redacted]
Skyline Enterprises Limited (S250)	S250.005	SPZ - Special Purpose Zones	SPZ - Special Purpose Zones	Amend	The submitter considers that the same can be said for the TPPP and considers that the best solution to providing for an aerial cableway at Franz Josef would be to have an Amenities Area chapter in the Special Purposes Zones section of the TPPP.	Provide for a New Special Purpose Zone for the Amenities Area to support the Franz Josef Aerial Cableway. It is considered that an Aerial Cableway and ancillary access and parking within the Amenities Area Zone should be a Discretionary Activity supported by the following Objectives and Policy framework: Objective 1(a) Within the Franz Josef Glacier/Ka Roimata o Hinehukare Valley Amenities Area, high quality visitor experiences are provided that enable visitors to access and appreciate the dynamic glacial environment. Objective 1(b) The development of a single Aerial Cableway within the Franz Josef Glacier/Ka Roimata o Hinehukare Valley Amenities Area that provides for appreciation of the outstanding universal values of the park by the general public shall be enabled. Policy 1.1 With the exception of a temporary construction Aerial Cableway (if required), ensure that there is no more than one Aerial Cableway within the Franz Josef Glacier/Ka Roimata o Hinehukare Valley Amenities Area.

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						<p>Policy 1.2 Development of an Aerial Cableway within the Franz Josef Glacier/Ka Roimata o Hinehukitere Valley Amenities Area will only be undertaken to provide public access to views of the Franz Josef Glacier/Ka Roimata o Hinehukitere Valley and where appropriate to do so, recreational access to the glacier valley.</p> <p>Policy 1.3 Development of ancillary commercial and retail facilities beyond the base terminal area within the Franz Josef Glacier/Ka Roimata o Hinehukitere Valley Amenities Area will not be authorised.</p> <p>Policy 1.4 Congestion and diminished visitor satisfaction within the Franz Josef Glacier/Ka Roimata o Hinehukitere Valley Amenities Area will be managed through consideration of the timing of the Aerial Cableway return trip, proposed visitor capacity per hour, and the anticipated extent of time for visitor appreciation at the upper terminus.</p> <p>Policy 1.5 The visitor capacity of an Aerial Cableway and upper terminus within the Franz Josef Glacier/Ka Roimata o Hinehukitere Valley Amenities Area may be limited to ensure the provision of a high-quality visitor experience and the opportunity to view and appreciate the outstanding universal values of the Franz Josef Glacier/Ka Roimata o Hinehukitere Valley is maintained.</p> <p>Objective 2 Development of an Aerial Cableway within the Franz Josef Glacier/Ka Roimata o Hinehukitere Valley Amenities Area only occurs where the risks from natural hazards to visitors and built form are appropriately minimised.</p> <p>Policy 2.1 Recognise that Franz Josef Glacier/Ka Roimata o Hinehukitere Valley Amenities Area is known to be subject to natural hazard risk and minimise such risk on an aerial cableway as far as is reasonably practicable while acknowledging that visitors may be prepared to tolerate a level of residual risk.</p> <p>Policy 2.2 Ensure any future Aerial Cableway within the Franz Josef Glacier/Ka Roimata o Hinehukitere Valley Amenities Area is constructed and located so as to avoid or mitigate:</p> <p>a. significant natural hazard risk to human life; and</p>

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						<p>b. the potential risk of damage to the Aerial Cableway and associated infrastructure from natural hazards to the extent practicable.</p> <p>Policy 2.3 Ensure any proposal to develop an Aerial Cableway within the Franz Josef Glacier/Ka Roimata o Hinehukitere Valley Amenities Area adequately assesses natural hazards inclusive of the following information requirements, ensuring that the level of detail of the assessment is commensurate with the level of natural hazard risk:</p> <ul style="list-style-type: none"> a. the likelihood of the natural hazard event occurring over no less than a 100-year period; b. the type and scale of the natural hazard(s) and the effects of a natural hazard on the Amenities Area; c. the effects of climate change on the frequency and scale of the natural hazard(s); d. the vulnerability of the Aerial Cableway in relation to the natural hazard(s); e. the potential for the Aerial Cableway to exacerbate the natural hazard risk both within and beyond the Amenities Area; f. the location, design and construction of buildings and structures associated with the Aerial Cableway to mitigate the effects of natural hazards, such as the raising of floor levels; g. management techniques that avoid or manage natural hazard risk to a tolerable level, including with respect to ingress and egress of visitors and emergency services during a natural hazard event. <p>Policy 2.4 Visitors to the Franz Josef Glacier/Ka Roimata o Hinehukitere Valley Amenities Area shall be educated of the natural hazard risk by warning signage so they can make an informed decision to utilise the Aerial Cableway.</p> <p>Policy 2.5 Ensure any proposal to develop an Aerial Cableway within the Franz Josef Glacier/Ka Roimata o Hinehukitere Valley Amenities Area includes a Natural Hazards Event Response Plan outlining the process of evacuating visitors if a natural hazard event occurs or is expected to occur during operation.</p>

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						<p>Objective 3(a) The development of an aerial cableway within the Franz Josef Glacier/Ka Roimata o Hinehukitere Valley Amenities Area is enabled where the potential adverse effects on the outstanding universal landscape values are appropriately mitigated.</p> <p>Objective 3(b) The natural features and glaciological and geological history of Ka Tiritiri o Te Moana (Glaciers) Place is preserved and interpreted in an engaging way for visitors.</p> <p>Policy 3.1 Recognise that development of built form is generally inappropriate in Westland Tai Poutini National Park meaning any successful application for an aerial cableway within the Franz Josef Glacier/Ka Roimata o Hinehukitere Valley Amenities Area will be an exceptional case where the landscape can absorb the change and where the aerial cableway, associated buildings, infrastructure, and parking areas will not significantly degrade landscape quality or character, or important views.</p> <p>Policy 3.2 The prominence of all Aerial Cableway structures, and associated buildings shall be mitigated by ensuring the use of recessive colours and materials with a low light reflectance value.</p> <p>Policy 3.3 Encourage development of an Aerial Cableway within the Franz Josef Glacier/Ka Roimata o Hinehukitere Valley Amenities Area to utilise existing access and roading infrastructure, and to locate within the parts of the Amenities Area where it will minimise disruption to natural landforms and character.</p> <p>Policy 3.4 Ensure funding exists for removal of all structures and subsequent environmental rehabilitation of any Aerial Cableway within the Franz Josef Glacier/Ka Roimata o Hinehukitere Valley Amenities Area in the case of failed development by imposing a bond on through the resource consent process.</p> <p>Policy 3.5 Lighting associated with any Aerial Cableway proposal within the Franz Josef Glacier/Ka Roimata o Hinehukitere Valley Amenities Area shall be controlled such that it does not diminish appreciation of the natural</p>

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						<p>night sky.</p> <p>Policy 3.6 All waste (including human waste) associated with an aerial cableway construction and on-going operation within the Franz Josef Glacier/Ka Roimata o Hinehukitere Valley Amenities Area shall be contained and removed from the Westland National Park.</p> <p>Objective 4 Construction of an Aerial Cableway within the Franz Josef Glacier/Ka Roimata o Hinehukitere Valley Amenities Area will be completed in an efficient manner with the minimum of disturbance to existing Westland National Park visitors.</p> <p>Policy 4.1 The temporary construction effects on the quality of the visitor experience shall be controlled through detailed construction management planning detailed at the time of any consent application.</p> <p>Policy 4.2 The maintenance of public access along the Franz Josef Glacier Road and use of the Franz Josef Valley Carpark is to be maintained throughout the temporary construction period of any Aerial Cableway within the Franz Josef Glacier/Ka Roimata o Hinehukitere Valley Amenities Area</p> <p>Policy 4.3 Any proposal for an Aerial Cableway within the Franz Josef Glacier/Ka Roimata o Hinehukitere Valley Amenities Area will ensure that public access to the existing walking tracks in the Franz Josef Glacier Valley remains unimpeded throughout construction.</p> <p>Policy 4.4 Enable the use of aircraft for construction of an Aerial Cableway within the Franz Josef Glacier/Ka Roimata o Hinehukitere Valley Amenities Area provided effects on the quality of visitor experiences on the glacier valley floor walk, Roberts Point walk, Douglas Walk and the Lake Wombat track are managed through controls over timing, frequency of flights, and location of landing areas, to avoid, remedy or mitigate noise</p> <p>Objective 5 Development of Roding and Car Park Areas within the Franz Josef Glacier/Ka Roimata o Hinehukitere Valley Amenities Area is undertaken in a manner which minimises vegetation clearance alteration to natural land forms and adverse effects on landscape and visual</p>

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						<p>amenity values.</p> <p>Policy 5.1 Ensure that the location of roads, car parks and tracks occurs along the edges of existing landforms, vegetation patterns and car parking infrastructure.</p> <p>Policy 5.2 Any change in location of the existing car parking area in Franz Josef Glacier/Ka Roimata o Hinehukare Valley Amenities Area to facilitate operation of base facilities for an Aerial Cableway shall not increase the available area of car parking that existed at the time this plan became operative.</p> <p>Policy 5.3 Any change to the roading and parking layout in Franz Josef Glacier/Ka Roimata o Hinehukare Valley Amenities Area shall be limited to the minimum functional requirement for servicing, maintenance, and public access to the Aerial Cableway operation.</p> <p>Objective 6 Any aerial cableway established in the Franz Josef Glacier/Ka Roimata o Hinehukare Valley Amenities Area will facilitate public and Concessionaire access to the Glacier where it is safe to do so.</p> <p>Policy 6.1 Any proposal for an Aerial Cableway within the Franz Josef Glacier/Ka Roimata o Hinehukare Valley Amenities Area shall provide walking access from the upper terminus structure to the Almer Glacier/Salisbury Snowfield for competent private alpine enthusiasts, guiding Concessionaires and their clients.</p> <p>Policy 6.2 Any proposal for an Aerial Cableway within the Franz Josef Glacier/Ka Roimata o Hinehukare Valley Amenities Area with walking access from the upper terminus structure to the Almer Glacier/Salisbury Snowfield will incorporate a management regime to prevent unauthorised access by the general public.</p> <p>Policy 6.3 Any walking access provided from the upper terminus structure of any Aerial Cableway within the Franz Josef Glacier/Ka Roimata o Hinehukare Valley Amenities Area to the Almer Glacier/Salisbury Snowfield shall be subject to an assessment of natural hazards.</p> <p>Objective 7 Land use and development maintains indigenous biodiversity values.</p> <p>Policy 7.1 Ensure the clearance of indigenous vegetation</p>

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						<p>associated with an Aerial Cableway within the Franz Josef Glacier/Ka Roimata o Hinehukitere Valley Amenities Area does not significantly reduce natural character and indigenous biodiversity values or create erosion.</p> <p>Policy 7.2 Encourage opportunities to remedy adverse effects of constructing an Aerial Cableway within the Franz Josef Glacier/Ka Roimata o Hinehukitere Valley Amenities Area through the retention, rehabilitation, or protection of the same indigenous vegetation community elsewhere within the Amenities Area.</p> <p>Policy 7.3 Minimise disturbance of vegetation clearance associated with Aerial Cableway construction and operation within the Franz Josef Glacier/Ka Roimata o Hinehukitere Valley Amenities Area as the indigenous vegetation communities contribute to the distinct indigenous biodiversity and landscape qualities of the Franz Josef Glacier/Ka Roimata o Hinehukitere Valley and are vulnerable to change.</p> <p>Policy 7.4 Enabling any residual adverse effects of an Aerial Cableway construction and operation within the Franz Josef Glacier/Ka Roimata o Hinehukitere Valley Amenities Area on indigenous vegetation or indigenous fauna to be offset through protection, restoration and enhancement actions that achieve no net loss and preferably a net gain in indigenous biodiversity values having regard to:</p> <ul style="list-style-type: none"> i. limits to biodiversity offsetting due the affected biodiversity being irreplaceable or particularly vulnerable; and (ii) the ability of a proposed offset to demonstrate it can achieve no net loss or preferably a net gain; <p>Objective 8 Mana whenua spiritual, cultural, and physical relationship with the Franz Josef Glacier/Ka Roimata o Hinehukitere Valley is protected and enhanced.</p> <p>Policy 8.1 Ensure that any proposal for an Aerial Cableway includes a cultural impact assessment;</p> <p>Policy 8.2 Promote the communication of mana whenua history and values to visitors of the National Park.</p> <p>Policy 8.2 Ensure that the communication of mana whenua</p>

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						history and values by Aerial Cableway operators is authorised through consultation with Makaawhai and Ngai Tahu.
New Zealand Energy Limited (S463)	S463.002	SPZ - Special Purpose Zones	SPZ - Special Purpose Zones	Amend	We consider that this is consistent with the requirements to give effect to West Coast Regional Policy Statement and the National Policy Statement for Renewable Electricity Generation 2011. The case supporting this change is outlined in detail in the full submission.	Include a new special purpose zone for existing hydroelectric infrastructure in the Plan. This could be modelled on the Queenstown Lakes or Otago District Plan special zones.
Inchbonnie Hydro Limited (S540)	S540.002	SPZ - Special Purpose Zones	SPZ - Special Purpose Zones	Amend	We consider that this is consistent with the requirements to give effect to West Coast Regional Policy Statement and the National Policy Statement for Renewable Electricity Generation 2011. The case supporting this change is outlined in detail in the full submission.	Include a new special purpose zone for existing hydroelectric infrastructure in the Plan. This could be modelled on the Queenstown Lakes or Otago District Plan special zones.
Royal Forest and Bird Protection Society of New Zealand Inc. (Forest & Bird) (S560)	S560.391	SPZ - Special Purpose Zones	SPZ - Special Purpose Zones	Amend	See Key Issues for submissions on these matters.	Amend to include a section "Other relevant Te Tai o Poutini Plan provisions" and list all relevant chapters with an explanation. Include all Natural Environment Chapters and District Wide Chapters.
Royal Forest and Bird Protection Society of New Zealand Inc. (Forest & Bird) (S560)	S560.0541	SPZ - Special Purpose Zones	SPZ - Special Purpose Zones	Amend		Amend to make clear that all vegetation clearance is dealt with by the ECO (and NC) chapter, in both the zone overviews and amend any relevant provisions within each chapter to that effect, and further that the ECO objectives and policies may be relevant to other activities
Royal Forest and Bird Protection Society of New Zealand Inc. (Forest & Bird) (S560)	S560.0542	SPZ - Special Purpose Zones	SPZ - Special Purpose Zones	Amend		Amend all mining activities require consent (except NOSZ where they should be prohibited), and an ecological assessment in accordance with Appendix 1 of WCRPS is required for all mining activity consent applications.
Buller District Council (S538)	S538.580	Airport Zone	AIRPZ	Support	The objectives, policies and rules for the Airport Zone are supported.	Retain as notified.

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Grey District Council (S608)	S608.121	Airport Zone	AIRPZ	Amend	Subsequent amendment	Remove all references to "Site or Area of Significance to Māori" in the Chapter
Westland District Council (S181)	S181.047	Airport Zone	Airport Zone	Support	Westland District Council supports these Objectives, Policies but opposes parts of the rules as outlined	None stated
Gail Dickson (S407)	S407.007	Airport Zone	Airport Zone	Neutral	The airports on the coast are such that they are restricted to small aircraft with only a small number of departures and arrivals per day. It seems to have so many restrictions on buildings and activity in that airport approach zone considering the size of aircraft and number of flights.	Consider making alterations to this zone, the airport approach path in particular for Westport, for permitted activities and to lessen restrictions.
Totally Tourism Limited (S449)	S449.001	Airport Zone	Airport Zone	Support	The intention of the Zone to ensure that the Franz Josef Hell port continues to operate as significant tourism and industry infrastructure is fully supported.	Retain the Franz Josef Heliport Airport Zone.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1060	Airport Zone	Airport Zone	Support	We support well designed critical infrastructure assets associated with airports and helipads on the West Coast that are essential for strong communities maintaining strong social connections which increase social and emotional well-being to ensure good health outcomes for people and resilient communities.	not stated
Grey District Council (S608)	S608.122	Airport Zone	Airport Zone Objectives	Amend	The Greymouth aerodrome has had infrastructure built to allow its use as an outdoor entertainment facility	Insert Temporary activity objective to support Greymouth's aerodrome as an outdoor entertainment facility
Grey District Council (S608)	S608.778	Airport Zone	AIRPZ - O1	Support	Support the objective that supports the continued operation of the Greymouth Aerodrome as critical infrastructure recognising the contribution they make to the economic and social wellbeing and	Retain as proposed

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Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1061	Airport Zone	AIRPZ - O1	Support	health of communities of the West Coast. We strongly support this objective as it recognises the importance of social health and wellbeing of communities.	Retain objective.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1062	Airport Zone	AIRPZ - O2	Support	We support this objective.	Retain objective.
Grey District Council (S608)	S608.779	Airport Zone	AIRPZ - O3	Support	Support the objective the manages the potential reverse sensitivity effects on the airports and Heliports in the AIRPZ by providing noise contours and requirements for mitigation of these effects during subdivision and development.	Retain as proposed.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1063	Airport Zone	AIRPZ - O3	Support	We strongly support this objective as it recognises the importance of managing potential reverse sensitivity effects between airports and heliports and sensitive land uses (e.g. residential) for good public health outcomes and community resilience.	Retain objective.
Bert Hofmans (S504)	S504.015	Airport Zone	AIRPZ - O4	Support	Existing airports should be allowed to operate provided adverse effects are managed.	Retain as notified
Lindy Millar (S505)	S505.015	Airport Zone	AIRPZ - O4	Support	Existing airports should be allowed to operate provided adverse effects are managed.	Retain as notified
Grey District Council (S608)	S608.780	Airport Zone	AIRPZ - O4	Support	Support the objective which ensures that the airport and related activities within the AIRPZ maintain an acceptable level of noise amenity that recognises the inherent airport / heliport function, alongside the need for general amenity.	Retain as proposed.

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Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1064	Airport Zone	AIRPZ - O4	Support	We strongly support this objective as it recognises the importance of an acceptable level of noise amenity for sensitive land uses (e.g. residential) for good public health outcomes and community resilience.	Retain objective.
Grey District Council (S608)	S608.123	Airport Zone	Airport Zone Policies	Amend	The greymouth aerodrome has had infrastructure built to allow its use as an outdoor entertainment facility	Insert Temporary activity policy to support Greymouths aerodrome as an outdoor entertainment facility
Grey District Council (S608)	S608.781	Airport Zone	AIRPZ - P1	Support	Support the policy which enables the efficient operation, use and development of the West Coast public airports and heliports by providing for aviation activities and associated infrastructure necessary for them to operate in a safe and efficient manner.	Retain as proposed.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1065	Airport Zone	AIRPZ - P1	Support	We support this policy.	Retain policy.
Grey District Council (S608)	S608.782	Airport Zone	AIRPZ - P2	Support	Support the policy that ensures that aircraft take off and landing and safe airport and heliport function is not affected by the intrusion of vegetation into approach paths within the Airport Approach Path Overlay.	Retain as proposed.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1066	Airport Zone	AIRPZ - P2	Support	We support this policy.	Retain policy.
Grey District Council (S608)	S608.783	Airport Zone	AIRPZ - P3	Support	Support the policy that manages adverse effects on amenity values arising from the on-going development, use and maintenance of the airports and helipads in the AIRPZ.	Retain as proposed.

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Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190) Grey District Council (S608)	S190.1067	Airport Zone	AIRPZ - P3	Support	We support this policy.	Retain policy.
	S608.784	Airport Zone	AIRPZ - P4	Support	Support the policy in relation to noise associated with the operation of the airports and heliports being within the nationally accepted standards. However, it is not clear whether this policy relates to new airport infrastructure or new noise sensitive activities adjacent to airports and heliports within the AIRPZ.	Clarify
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1068	Airport Zone	AIRPZ - P4	Support	We strongly support this policy as it recognises the adverse effects of noise associated with the operation of airports and heliports on neighbouring sensitive land uses (e.g. residential) for good public health outcomes and community resilience.	Retain policy.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1069	Airport Zone	AIRPZ - P5	Support	We strongly support this policy as it recognises the adverse effects of noise associated with the operation of airports and heliports on neighbouring sensitive land uses (e.g. residential) for good public health outcomes and community resilience.	Retain policy.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1070	Airport Zone	AIRPZ - P6	Support	We support this policy.	Retain policy.
Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae, Te Runanga o Makaanwhio (S620)	S620.251	Airport Zone	AIRPZ - P7	Support	In the draft form the statement was unclear. Separating the statement into two subclauses improves the clarity	To allow for the future expansion of the Hokitika and Westport Airports aviation activities including a lengthened runway, aircraft hangers and expanded terminal whilst: ... c. Recognising natural features and landforms, waterbodies, coastal environment, indigenous vegetation,

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						historic heritage, sites and areas of significance to Poutini Ngāi Tahu, archaeological sites or scheduled features, d. including by using best practice industry requirements and technology to ensure efficient use of land and to reduce effects.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1071	Airport Zone	AIRPZ - P7	Support	We strongly support this policy as it recognises the adverse effects of noise and light associated with the lengthening of the runways at Hokitika and Westport Airports on neighbouring sensitive land uses (e.g. residential) for good public health outcomes and community resilience.	Retain policy.
Grey District Council (S608)	S608.785	Airport Zone	AIRPZ - P8	Support	Support the policy that provides for future additions of airports and heliports to the AIRPZ where these are significant public infrastructure or public benefit	Retain as proposed.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1072	Airport Zone	AIRPZ - P8	Support	We support this policy.	Retain policy.
Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae, Te Runanga o Makaanwhio (S620)	S620.252	Airport Zone	AIRPZ - P9	Support	This policy supports Poutini Ngāi Tahu and provides for the wellbeing of our people as required by the RMA.	Retain notified version
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1073	Airport Zone	AIRPZ - P9	Support	We support this policy.	Retain policy.
Grey District Council (S608)	S608.786	Airport Zone	AIRPZ - P10	Support	Support the policy that provide for the management of risks of natural hazards to the airports and helpads within the AIRPZ	Retain as proposed.

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Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1074	Airport Zone	AIRPZ - P10	Support	We strongly support this policy as it recognises the need to manage the risks of natural hazards to the operation of airports and helipads and signals planning for managed retreat from existing hazards at Westport Airport for good public health outcomes and community resilience.	Retain policy.
Grey District Council (S608)	S608.787	Airport Zone	AIRPZ - P11	Support	Support the policy the minimises the development or location of large areas of open water or land disturbance which could as a significant bird attractant near airports and heliports in the AIRPZ	Retain as proposed.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1075	Airport Zone	AIRPZ - P11	Support	We support this policy.	Retain policy.
Grey District Council (S608)	S608.124	Airport Zone	Airport Zone Rules	Amend	The Greymouth aerodrome has had infrastructure built to allow its use as an outdoor entertainment facility.	Insert permitted temporary activity rules to support Greymouths aerodrome as an outdoor entertainment facility
Totally Tourism Limited (S449)	S449.002	Airport Zone	AIRPZ - R1	Support	The submitter supports the definition of Airport Activities and Rule AIRPZ-R1 which provides for airport activities as a Permitted Activity.	Retain definition of Airport Activities and Rule AIRPZ - R1 as notified.
Grey District Council (S608)	S608.788	Airport Zone	AIRPZ - R1	Support	Support the rule as written.	Retain as proposed.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1076	Airport Zone	AIRPZ - R1	Support	We support this rule.	Retain rule.
Westland District Council (S181)	S181.048	Airport Zone	AIRPZ - R2	Amend	Council and the Airport on behalf of Council have concerns with including cropping as a permitted activity in the Airport Zone. Crops can attract birds	Allow cropping to be considered a permitted activity but introduce a permitted standard stating that Council shall be provided proof of Airport management approval no less than 10 days in advance of ploughing.

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Te Runanga o Ngai Tahu, Te Runanga o Ngai Waewae, Te Runanga o Makaawhio (S620)	S620.253	Airport Zone	AIRPZ - R2	Support	especially when ploughing the ground to sow crops. Aircraft are at increased risk of bird strike during ploughing and some trigger needs to be included so that the Council and Airport are aware of timeframes for intended ploughing	It is recommended that new measurements are given from the site boundaries and uses a standard height recession plan formula or diagram for ease of understanding and implementation.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1077	Airport Zone	AIRPZ - R2	Support	This rule restricts a significant portion of land from any building, structure or tree within this overlay and Appendix 9.	Retain rule.
Grey District Council (S608)	S608.789	Airport Zone	AIRPZ - R3	Support	We support this rule.	Retain as proposed.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1078	Airport Zone	AIRPZ - R3	Support	Support the rule that provides for Emergency service facilities as PA.	Retain rule.
Grey District Council (S608)	S608.790	Airport Zone	AIRPZ - R4	Support	We support this rule.	Retain as proposed.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1079	Airport Zone	AIRPZ - R4	Support	Support this PA rule which provides for network utility buildings and structures within the AIRPZ while ensuring that they do not protrude into the Airport approach path.	Retain rule.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1080	Airport Zone	AIRPZ - R5	Support	We support this rule.	Retain rule.

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NPHS/ Te Whatu Ora (S190)						
Grey District Council (S608)	S608.791	Airport Zone	AIRPZ - R6	Support	Support this rule that provides for Industrial activities at the Greymouth Aerodrome while providing matters of discretion to manage access, traffic and parking and any impacts on the efficiency or function of the main Airport Activity. However, the matters of discretion do not include provisions for the connection, management, design of wastewater, water supply and stormwater.	Amend matters of discretion to include wastewater, water supply and stormwater management, design compliance with NZS4404:2010.
Te Runanga o Ngai Tahu, Te Runanga o Ngai Waewae, Te Runanga o Makaanuihio (S620)	S620.254	Airport Zone	AIRPZ - R6	Support	We support the inclusion of Poutini Ngai Tahu design principles into buildings as a matter of discretion as it helps achieve Policy AIRPZP9.	Retain notified version
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1081	Airport Zone	AIRPZ - R6	Support	We support this rule as it recognises the importance of management of dust and odour nuisances, the impacts on amenity and production value of rural land and the amenity of residential land related to industrial activities at the Hokitika and Westport Airports and the Greymouth Aerodrome for good public health outcomes and community resilience. As AIRPZ - R6	Retain rule.
Grey District Council (S608)	S608.792	Airport Zone	AIRPZ - R7	Support		Amend matters of discretion to include wastewater, water supply and stormwater management, design compliance with NZS4404:2010.
Te Runanga o Ngai Tahu, Te Runanga o Ngai Waewae, Te Runanga o Makaanuihio (S620)	S620.255	Airport Zone	AIRPZ - R7	Support	We support the inclusion of Poutini Ngai Tahu design principles into buildings as a matter of discretion as it helps achieve Policy AIRPZP9.	Retain notified version
Te Mana Ora (Community and	S190.1082	Airport Zone	AIRPZ - R7	Support	We support this rule.	Retain rule.

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
Public Health) of the NPHS/ Te Whatu Ora (S190)						
Grey District Council (S608)	S608.793	Airport Zone	AIRPZ - R8	Support	As AIRPZ - R8	Amend matters of discretion to include wastewater, water supply and stormwater management, design compliance with NZS4404:2010.
Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae, Te Runanga o Makaanwhio (S620)	S620.256	Airport Zone	AIRPZ - R8	Amend	Inclusion of the Poutini Ngāi Tahu design principles into buildings for airport activities that do not meet the permitted activity standards will be consistent	Discretion is restricted to: a. Bulk, design and location of buildings; b. Management of access, traffic and parking; c. Landscape measures; d. Any impacts on the amenity or production value of surrounding rural land; e. Effects on visual amenity; f. Any impacts on the amenity of adjacent residential land; g. Incorporating Poutini Ngāi Tahu design principles into buildings; and h. Any impacts on the efficiency or function of the main Airport Activity in the Zone.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1083	Airport Zone	AIRPZ - R8	Support	We support this rule.	Retain rule.
Westland District Council (S181)	S181.049	Airport Zone	AIRPZ - R9	Amend	Council has concerns with allowing visitor accommodation as a Restricted Discretionary Activity in the Airport Zone, due to the potential impact on Hokitika Town Centre. A specific Visitor Accommodation Zone has been created in Hokitika to encourage visitors to be staying within walking distance of retail opportunities. As such Council opposes visitor accommodation in the Airport Zone	Exclude Hokitika from AIRPZ-R9 making it Discretionary.

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Grey District Council (S608)	S608.794	Airport Zone	AIRPZ - R9	Support	being a restricted discretionary activity. As AIRPZ - R6	Amend matters of discretion to include wastewater, water supply and stormwater management, design compliance with NZS4404:2010.
Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae, Te Runanga o Makaawhio (S620)	S620.257	Airport Zone	AIRPZ - R9	Support	We support the inclusion of Poutini Ngai Tahu design principles into buildings as a matter of discretion as it helps achieve Policy AIRPZP9.	Retain notified version
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1084	Airport Zone	AIRPZ - R9	Support	We strongly support this rule as it specifies noise insulation standards for visitor accommodation at Hokitika and Westport Airports and the Greymouth and Karamea Aerodromes for good public health outcomes and community resilience.	Retain rule.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1085	Airport Zone	AIRPZ - R10	Support	We strongly support this rule as it specifies that industrial and commercial buildings within the Airport Zone (AIRPZ) that do not meet noise insulation standards cannot be used for visitor accommodation for good public health outcomes and community resilience.	Retain rule.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1086	Airport Zone	AIRPZ - R11	Support	We support this rule.	Retain rule.
John Caygill (S290)	S290.005	Buller Coalfield Zone	Buller Coalfield Zone	Oppose	Coal mining is already a lawfully established activity in parts of this proposed zone. However, because of the special -often unique - character of much of this zone there should be no new permissions granted for extensions to current coal mining	Delete the Buller Coalfield Zone from the Plan.

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
Heather Muir (S385)	S385.002	Buller Coalfield Zone	Buller Coalfield Zone	Oppose	<p>operations for new coal mining to be set-up. the special nature of the Denniston-Stockton plateau applies to its flora, its fauna, and visible landforms. '[refer submission re values of Denniston - Stockton plateaux). While not disturbing the facts the world still need coking coal for steel production, and that new or extended coal mining in this region would provide a number of well-paid jobs for a number of years, this does not justify the destruction of this fragile and rare - in many ways unique - ecosystem, particularly given that coal (even good coking coal) is not a scarce resource world-wide, and the anticipated economic benefits of new mining operations would be short-lived, while the habitat destruction would last for millennia.</p> <p>We don't need to have coalfield zones. There is already a process for lawful mining. The zone includes some public conservation land. Promoting new mining activities there fails to recognise the special character of this area- There is wide spread agreement by ecologist and life scientists that the Denniston + Stockton plateau contains rare and unique plant and animal biodiversity, and spectacular land forms. The promotion of new mining activities fails to take this into account. Although we need some coal for making steel it can be sourced from other places that have lesser ecological values. While</p>	Delete Buller Coalfield Zone from the Plan

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Karen Lippiatt (S439)	S439.002	Buller Coalfield Zone	Buller Coalfield Zone	Oppose	more mining might bring short term economic gain- the damage to this area is permanent This zone is superfluous.	Include Buller Coalfield Zone area in Mineral Purpose Zone.
Suzanne Hills (S443)	S443.053	Buller Coalfield Zone	Buller Coalfield Zone	Oppose	This zoning is unnecessary as existing authorised activities are able to continue regardless. Currently unconsented new and expanded coal mines are entirely unacceptable for locking in continued greenhouse gas emissions and all the terrible consequences to climate stability for decades to come. Any short term economic contribution of coal mining to the region is far outweighed by the disastrous consequences.	Delete the Buller Coalfield Zone from the Plan.
Clare Backes (S444)	S444.014	Buller Coalfield Zone	Buller Coalfield Zone	Oppose	Mineral extraction can be authorised through discretionary resource consent in other zones such as rural and general rural. RURZ-05, GRUZ-R11, RLZ- R11, and even SETZ-R15 all allow for mineral prospecting and mineral exploration, and these are not in the mineral extraction zones. Any mineral prospecting, exploration and extraction should be subject to resource consent. All of these activities can have damaging effects on the land and neighbours and so should be subject to rules and regulations at the specific case level	Delete the Buller Coalfield Zone.
Katherine Gilbert (S473)	S473.006	Buller Coalfield Zone	Buller Coalfield Zone	Oppose	A special purpose zone for authorised/lawfully established mining activities is not necessary or appropriate. Managing the adverse effects of these activities should be consistent with the	Remove the Buller Coalfield Zone from the Plan.

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
					underlying/surrounding zone to ensure that adverse effects and remediation are appropriate. In addition, the zones proposed for the BCZ and the MINZ appear to capture areas that are not currently authorised for mineral extraction as well as areas where mining activities have not yet occurred.	
Papahaua Resources Limited (S500)	S500.006	Buller Coalfield Zone	Buller Coalfield Zone	Support	PRL strongly support all provisions that enable mineral extraction across the Region	Retain Buller Coalfield Zone and associated provisions
Straterra (S536)	S536.010	Buller Coalfield Zone	Buller Coalfield Zone	Support	Mining is very important to the West Coast economy, contributing 8.4% of its gross domestic product (GDP). In Buller, mining's contribution is an exceptional 21.3% of GDP and it directly employs 9.7% of its workforce. The indirect contribution is much greater. Mining jobs in the region pay about double the median salary.	Retain the Buller Coalfield Zone
Buller Conservation Group (S552)	S552.189	Buller Coalfield Zone	Buller Coalfield Zone	Oppose	A permissive approach will not address environmental issues adequately.	Delete provisions
Frida Inla (S553)	S553.189	Buller Coalfield Zone	Buller Coalfield Zone	Oppose	This chapter is far too enabling of coal extraction.	Delete provisions
Royal Forest and Bird Protection Society of New Zealand Inc. (Forest & Bird) (S560)	S560.015	Buller Coalfield Zone	Buller Coalfield Zone	Oppose	The approach to mineral extraction and ancillary activities in the Plan is too permissive.	Delete the Buller Coalfield Zone (BCZ) and capture areas of lawfully established mineral extraction and ancillary activities as General Rural Zone (GRUZ) where they occur on private land, NOSZ if on private land but with high natural values, or where they occur on public conservation land, other than where zoning consistency with adjacent land is more appropriate.
Royal Forest and Bird Protection Society of New	S560.392	Buller Coalfield Zone	Buller Coalfield Zone	Oppose	This zone is completely inappropriate, for the reasons set out in the Key Issues section above.	Delete the Buller Coalfield Zone and rezone the affected land as follows:

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Zealand Inc. (Forest & Bird) (S560)						<ul style="list-style-type: none"> GRUZ for private land in pasture NOSZ for private land that has high natural values NOSZ for all public conservation land In other cases, zone consistently with adjacent land zone as appropriate.
Minerals West Coast (S569)	S569.047	Buller Coalfield Zone	Buller Coalfield Zone	Support	coal resources are extensive in area and are well documented.	Retain
Brian Anderson (S576)	S576.020	Buller Coalfield Zone	Buller Coalfield Zone	Oppose	the MEZ and BCZ fail to fulfil s5(2)(b) of the RMA	Delete
Karen Lippiatt (S439)	S439.032	Buller Coalfield Zone	Buller Coalfield Zone Objectives	Not Stated	Reason: Social wellbeing will be brought about by experiencing this area as a natural playground which Mineral Extraction will destroy.	Remove all references to the social wellbeing brought about by the Mineral Extraction.
Buller District Council (S538)	S538.583	Buller Coalfield Zone	Buller Coalfield Zone Objectives	Support	The objectives and policies for the Mineral Extraction Zone are supported.	Retain as notified.
Karen Lippiatt (S439)	S439.033	Buller Coalfield Zone	BCZ - O1	Amend		Remove reference to national significance.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1088	Buller Coalfield Zone	BCZ - O1	Support	We support this objective.	Retain objective.
Jacobus Wiskerke (S95)	S95.005	Buller Coalfield Zone	BCZ - O2	Oppose in part	The objective does not take into account the effects of CO2 accumulation in the atmosphere, widely known as climate change. The continued normalisation of coal extraction, though historically and currently economically important in this region, should in my view not be	Include time limits for coal mining exploration (to end by 2025) and for coal excavation (to end by 2030). For both a clause could be included to delay those dates if alternative steel production methodologies have not yet matured in first-world economies.

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Karen Lippiatt (S439)	S439.034	Buller Coalfield Zone	BCZ - O2	Amend	carried on indefinitely in to the future by anchoring the extraction of coal into the TTPP. To truly minimise adverse effects on the environment, coal should be left in the ground and not extracted and transported to be burnt elsewhere. The consenting of any further coal extraction activities in the Buller Coalfield Zone should be assessed against the developments of non-coal-based technology. Once such technology has sufficiently matured, no further exploration and extraction of coal should be permitted and the priority should be to prevent unnecessary carbon emissions by leaving coal in the ground.	Strength in terms of treatment of adverse effects.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1089	Buller Coalfield Zone	BCZ - O2	Support	We strongly support this objective which includes to ensure adverse effects on the environment, community and Poutini Ngāi Tahu's relationship with their ancestral lands, sites, water, wāhi tapu and other taonga are minimised for good public health outcomes and community resilience.	Retain objective.
Karen Lippiatt (S439)	S439.036	Buller Coalfield Zone	Buller Coalfield Zone Policies	Amend	Needs an additional Policy to balance the access protection sought by mining interests. In order to protect people's interest in survival via the preservation of biodiversity, the additional policy should read	Add a new policy as follows: To prevent mine spoil covering the unique ancient bonsai forest in the unique gullies in the Buller Coalfield Zone.

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Buller District Council (S538)	S538.582	Buller Coalfield Zone	Buller Coalfield Zone Policies	Support	The objectives and policies for the Mineral Extraction Zone are supported.	Retain as notified.
Karen Lippiatt (S439)	S439.035	Buller Coalfield Zone	BCZ - P1	Oppose	If the current mineral extraction is lawfully established, it doesn't need a special zone. Growth and expansion do not meet the country's climate goals. There can be no "managing" adverse effects on the environment when the activity itself (mineral extraction) desecrates the local flora and fauna, and the product creates greenhouse gases that lead to flooding and sea level rise.	Delete the policy.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1090	Buller Coalfield Zone	BCZ - P1	Support	We support these policy.	Retain policy.
Jacobus Wiskerke (S95)	S95.006	Buller Coalfield Zone	BCZ - P2	Oppose	This proposed policy aims to facilitate future access to mineral deposits in the Buller Coalfield Zone, but in doing so it sets unspecified demands to future activities or developments. The policy does not state to which locations it refers, what would be considered as 'compromised access' and which time limit would apply. In my opinion it would be reasonable to expect of a regional plan that it	Adjust clause so it clearly defines the location, duration and quality of access sought, allowing other activities and developments to occur without risk of being struck out by the currently proposed wording of policy BCZ-P2. With respect to duration, I would propose a reasonable limit be used (say: until 31-12-2030) which could be reassessed with each future update of the TTPP.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1091	Buller Coalfield Zone	BCZ - P2	Support	We support these policy.	Retain policy.
Minerals West Coast (S569)	S569.003	Buller Coalfield Zone	BCZ - P3	Amend	What is "best practice"?	Amend to clarify the term best practice

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Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190) Karen Lippiatt (S439)	S190.1092 S439.037	Buller Coalfield Zone Buller Coalfield Zone	BCZ - P3 BCZ - P4	Support Amend	We strongly support this policy to ensure sites used for mineral extraction are rehabilitated to best environmental practice as this will support good public health outcomes. Very weak protection in the phrase "as far as practicable" needs to be much more stringent Waka Kotahi supports the policy as it provides for appropriate consideration of traffic effects to ensure the safety of the transport network by avoiding any significant adverse effects.	Retain policy. May policy more stringent and protective.
Waka Kotahi NZ Transport Agency (S450)	S450.291	Buller Coalfield Zone	BCZ - P4	Support	Support Policy BCZ - P4, and amend it to enable adverse effects on natural character, landscape, historic values and biodiversity to be considered, as adverse effects on significant indigenous vegetation and significant habitats of indigenous fauna are addressed in Policy BCZ-P5.	Retain as proposed.
Department of Conservation (S602)	S602.222	Buller Coalfield Zone	BCZ - P4	Amend	Support Policy BCZ - P4, and amend it to enable adverse effects on natural character, landscape, historic values and biodiversity to be considered, as adverse effects on significant indigenous vegetation and significant habitats of indigenous fauna are addressed in Policy BCZ-P5. Managing traffic generation impacts on the operation, maintenance and safety of the transport network and avoiding significant adverse effects; Managing impacts on significant indigenous vegetation and significant indigenous fauna habitat and associated ecological values natural character, landscape, historical values and biodiversity in accordance with the effects management hierarchy , and avoiding or mitigating other adverse effects; Managing and avoiding adverse effects on Poutini Ngāi Tahu cultural values; Ensure well located appropriately formed vehicle entrances, parking, loading and manoeuvring areas to sufficiently accommodate the requirements of the activity; Ensuring buildings and structures are appropriately located in relation to boundaries and natural features and are of an appropriate scale;	Amend: Maintain the quality of the environment, landscape, ecological values, Poutini Ngāi Tahu cultural values, character and amenity of the areas surrounding the BCZ - Buller Coalfield Zone as far as practicable by: Utilising management, monitoring, rehabilitation and mine closure plans as a key tool; Managing dust, noise, vibration, access and lighting to maintain amenity values and avoid significant adverse effects; Managing traffic generation impacts on the operation, maintenance and safety of the transport network and avoiding significant adverse effects; Managing impacts on significant indigenous vegetation and significant indigenous fauna habitat and associated ecological values natural character, landscape, historical values and biodiversity in accordance with the effects management hierarchy , and avoiding or mitigating other adverse effects; Managing and avoiding adverse effects on Poutini Ngāi Tahu cultural values; Ensure well located appropriately formed vehicle entrances, parking, loading and manoeuvring areas to sufficiently accommodate the requirements of the activity; Ensuring buildings and structures are appropriately located in relation to boundaries and natural features and are of an appropriate scale;

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Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae, Te Runanga o Makaawhio (S620)	S620.258	Buller Coalfield Zone	BCZ - P4	Amend	The removal of the word 'cultural' is to ensure that all Poutini Ngāi Tahu values are taken into account. This better achieves objective BCZ-O2.	Undertaking remedial measures during extraction operations; and Requiring sites to be rehabilitated and ensuring that appropriate methods are used for this purpose. Maintain the quality of the environment, landscape, ecological values, Poutini Ngāi Tahu cultural values, character and amenity of the areas surrounding the BCZ - Buller Coalfield Zone as far as practicable by: ... e. Managing and avoiding adverse effects on Poutini Ngāi Tahu cultural values;
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1093	Buller Coalfield Zone	BCZ - P4	Support in part	We support this policy as it requires comprehensive management plans for mineral extraction zones (MINZ) across a range of important issues, which will support good public health outcomes. Additionally, as discussed in INF-P7, we recommend that an overlay layer be developed for Drinking Water Source Protection Zones for West Coast community networked drinking water supply sources in accordance with Resource Management (National Environmental Standards for Sources of Human Drinking Water) Regulations 2007. We recommend that Drinking Water SPZ are fully excluded from mineral extraction activities to ensure that incidents similar to those that affected the Ross water supply do not happen again on the West Coast.	Amend BCZ-P4 as follows: Maintain the quality of the environment, landscape, ecological values, Poutini Ngāi Tahu cultural values, character and amenity of the areas surrounding the BCZ - Buller Coalfield Zone as far as practical by: a. Utilising management, monitoring, rehabilitation and mine closure plans as a key tool; ... i. Ensuring that the Drinking Water Source Protection Zones (SPZ) are excluded from BCZ- Buller Coalfield Zone.
Karen Lippiatt (S439)	S439.038	Buller Coalfield Zone	BCZ - P5	Oppose	This hinges around the word necessary. I do not think any part of this mineral extraction is "necessary". If it can be shown that in a circular economy it is required then I would consider it.	Delete the policy.

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Minerals West Coast (S569)	S569.004	Buller Coalfield Zone	BCZ - P5	Amend	that support is contingent on the meaning of "original condition".	Amend to clarify the meaning of "original condition".
Department of Conservation (S602)	S602.223	Buller Coalfield Zone	BCZ - P5	Amend	Support Policy BCZ - P5 and amend it so that it accords with section 6(c) the Act, and applies the effects management hierarchy to appropriately address adverse effects.	Amend Policy BCZ - P5: Where the removal of an area of significant indigenous vegetation or significant fauna habitat significant indigenous vegetation and significant habitats of indigenous fauna in whole or in part is necessary to provide for mineral extraction and processing activities and cannot be avoided, adverse effects should be mitigated, remedied, offset or compensated to achieve no net loss in biodiversity values addressed in accordance with the effects management hierarchy.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora. (S190)	S190.1094	Buller Coalfield Zone	BCZ - P5	Support	We support this policy.	Retain policy.
Patrick Cooper (S434)	S434.002	Buller Coalfield Zone	Buller Coalfield Zone Rules	Support	Coopers Drilling Services currently have a quarry operation North of Westport at Jones Creek (Mining permit MP60583). It currently supplied high demand and very high value aggregates including boulders (diorite and granite) for coastal protection. If access to these mining and quarrying areas of the Ranges are put off limits then this will deny the Buller District of an essential resource. It is essential that general rule for mineral extraction are included within the Paparua Ranges including the Buller Coalfield zone.	Retain the general rules for mineral extraction
Katherine Gilbert (S473)	S473.004	Buller Coalfield Zone	Buller Coalfield Zone Rules	Oppose	This is too permissive rather than being more controlled. I object to all the Mining Extractive Zones allowing permitted activities and they should all be removed.	Remove all permitted activities within the zone.

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
Buller District Council (S538)	S538.584	Buller Coalfield Zone	BCZ - R1	Support in part	<p>Council supports Rule 1, but further parameters are requested. The activity should be conducted under an authorised exploration or prospecting permit and setbacks from boundaries are considered necessary to avoid any adverse boundary effects from earthworks.</p> <p>Clause 3 is not considered necessary as it is captured in the requirement for progressive rehabilitation, and effects on riparian margins and habitats (Clause 5) are managed through rules in other Chapters of the Plan Margins of Water Ways and Ecosystems and Indigenous Biodiversity.</p>	<p>Amend Rule 1 as follows:</p> <p>Activity Status Permitted Where: This is authorised under a prospecting or exploration permit from NZPAM;</p> <ol style="list-style-type: none"> 1. Notice is provided to the relevant District Council Consent Authority 10 working days prior to the works commencing; 2. Areas are to be disturbed, topsoil shall be stripped and stockpiled and then replaced over the area of land disturbed as soon as possible but no later than 3 months after the disturbance has occurred; Earthworks are not within 20m of the site boundary; 3. The site shall be is progressively rehabilitated as far as is practicable to its original condition, with rehabilitation to be completed no later than 3 months after activities cease. 4. All stripped material (including vegetation, soil and debris) is not deposited within any riparian margin of a waterbody and is contained in such a manner that it does not enter any waterbody or cause the destruction of habitat.
Buller Conservation Group (S552)	S552.190	Buller Coalfield Zone	BCZ - R1	Oppose	<p>There needs to be a spatial constraint for prospecting drillholes</p>	<p>2. Where areas are to be disturbed, topsoil shall be stripped and stockpiled and then replaced over the area of land disturbedFor areas disturbed, topsoil shall be stripped and stockpiled and then replaced over the area of land disturbed as soon as possible and no later than 3 months after the disturbance has occurred; 5. All drilling limited to 150mm diameter and a density of one drill site per hectare.</p>
Frida Inta (S553)	S553.190	Buller Coalfield Zone	BCZ - R1	Oppose	<p>There needs to be a spatial constraint for prospecting drillholes etc.</p>	<p>2. Where areas are to be disturbed, topsoil shall be stripped and stockpiled and then replaced over the area of land disturbedFor areas disturbed, topsoil shall be stripped and stockpiled and then replaced over the area of land disturbed as soon as possible and no later than 3 months after the disturbance has occurred; 5. All</p>

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Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1095	Buller Coalfield Zone	BCZ - R1	Support in part	We support this rule in part but recommend an amendment. As stated in INF-P7, we recommend that an overlay layer for drinking water infrastructure be developed for West Coast community networked drinking water supply sources in accordance with Resource Management (National Environmental Standards for Sources of Human Drinking Water) Regulations 2007. We also recommend that Drinking Water Source Protection Zones (SPZs) are excluded from mineral prospecting activities to ensure that incidents similar to those that affected the Ross water supply do not happen again on the West Coast.	Amend BCZ-R1 as follows: Activity Status Permitted Where: 5. The site is not within a Drinking Water Source Protection Zone (SPZ).
Lynley Hargreaves (S481)	S481.010	Buller Coalfield Zone	BCZ - R2	Oppose	Rules for mineral extraction are too weak.	Prospecting and Exploration should have similar limits placed on them to the current Westland District Plan
Lynley Hargreaves (S481)	S481.015	Buller Coalfield Zone	BCZ - R2	Oppose	It is very difficult to see why this is necessary - resource consents are granted for a particular period of time because that is how long they are needed for. It is also difficult to see how it is expected to work. Resource consents have timeframes and finishing points, permitted activities do not. If all of the dozens of 'lawfully established' operations become permitted activities then the councils will be managing (or not managing) dozens of different permitted activities with opaque rules. This is in direct conflict with the simplicity and	Delete the rule

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Bathurst Resources Limited and BT Mining Limited (S491)	S491.048	Buller Coalfield Zone	BCZ - R2	Support	<p>efficiency the TTPP was supposed to deliver.</p> <p>Supports on the provision that amendments to definition of Lawfully Established are accepted.</p>	Retain
Buller District Council (S538)	S538.585	Buller Coalfield Zone	BCZ - R2	Support	<p>Council generally supports Rule 2, but request a minor change to Clause 2(b) where the reference to 'rehabilitation' should be changed to 'mine closure'.</p> <p>Council is concerned with Clause 6 and the bonding process given the permitted activity status of mining activities within the Mineral Extraction Zone. Council seeks that the performance standard is amended to ensure an independent bond assessment has been provided to the relevant District Council, prepared by a suitably qualified and experienced person, and that the recommended bond sum is lodged with the relevant District Council.</p> <p>However, this does not address the issue of ensuring that the bonds remains adequate over the life of the mine. Council seeks a mechanism that provides for the bond to be reviewed at suitable intervals to ensure the surety remains sufficient to cover all liabilities and rehabilitation obligations as mine development proceeds. Council seeks a mechanism that provides for the bond to be reviewed at suitable intervals to ensure the surety remains sufficient to</p>	<p>AMEND RULE 2 AS FOLLOWS</p> <p>2. Where the site is active, or intended to be active within the next 12 months:</p> <p>1. To the extent not already required by any coal mining Licence.... These Plans will be required until the relevant district council certifies that rehabilitation mine closure is complete.</p> <p>.....</p> <p>6. A bond is in place with the relevant district council; To the extent not already required by any coal mining licence or resource consent, an independent bond assessment prepared by suitably qualified and experienced person has been provided to the relevant district council a minimum of 20 working days prior to activities commencing and the recommended bond sum is lodged with the relevant District Council.</p> <p>Council seeks provision of a mechanism that provides for on-going review of bonds and adjustment of bond sums when needed.</p>

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Minerals West Coast (S569)	S569.012	Buller Coalfield Zone	BCZ - R2	Amend	cover all liabilities and rehabilitation obligations as mine development proceeds. We urge council planners to understand the implications of making explicit reference to the freshwater regulations in TTPP.	Delete Advice note 3.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1096	Buller Coalfield Zone	BCZ - R2	Support in part	We support this rule in part but recommend the same amendment as noted for BCZ-R1.	Amend BCZ-R2 as follows: Activity Status Permitted Where: 9. The site is not within a Drinking Water Source Protection Zone (SPZ).
Lynley Hargreaves (S481)	S481.016	Buller Coalfield Zone	BCZ - R3	Oppose	This is not necessary - resource consents are granted for a particular period of time because that is how long they are needed for. It is also difficult to see how it is expected to work. Resource consents have timeframes and finishing points, permitted activities do not. If all of the dozens of 'lawfully established' operations become permitted activities then the councils will be managing (or not managing) dozens of different permitted activities with opaque rules. This is in direct conflict with the simplicity and efficiency the TTPP was supposed to deliver	Oppose activities ancillary to mineral extraction that is lawfully established at the date when the Plan becomes operative being Permitted Activities.
Bathurst Resources Limited and BT Mining Limited (S491)	S491.031	Buller Coalfield Zone	BCZ - R3	Amend	Alternative relief to CE - R4	Amend BCZ - R3 to be consistent with CE - R4 so that the existing structures remain permitted.
Bathurst Resources Limited and BT Mining Limited (S491)	S491.049	Buller Coalfield Zone	BCZ - R3	Amend	the activities that are lawfully established at the time of notification should continue.	Delete BCZ- R3 (2) and (3)

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
Buller District Council (S538)	S538.586	Buller Coalfield Zone	BCZ - R3	Support	<p>Council notes that the definition of 'Mineral Extraction' covers, among other things, roads and ancillary buildings and structures and Mineral Extraction activities are managed in Rule 2 above. The relationship between Rules 2 and 3 needs to be clarified and/or the definition of 'Mineral Extraction' reviewed to clarify what activities are managed by the respective rules.</p> <p>Council seeks the removal of Clause 5 relating to dust nuisance. Air discharges are a Regional Council responsibility and inclusion of dust performance standards could cause confusion for plan users on which Council has ultimate responsibility for air discharges and has the potential to be problematic for enforcement.</p> <p>Council also has the same issues with Clause 6 relating to bonds as for Rule 2 above and seeks the same amendment.</p>	<p>Amend Rule 3 as follows:</p> <p>5. There shall be offensive or objectionable dust nuisance at or beyond the property boundary of the mineral extraction site as a result of the activity.</p> <p>6. A bond is in place with the relevant district council. To the extent not already required by any coal mining licence or resource consent, an independent bond assessment prepared by a suitably qualified and experienced person is provided to the relevant district council a minimum of 20 working days prior to activities commencing and the recommended bond sum is lodged with the relevant District Council;</p> <p>.....</p> <p>Council seeks provision of a mechanism that provides for on-going review of bonds and adjustment of bond sums when needed. Council seeks that the relationship between Rules 2 and 3 is clarified.</p>
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1097	Buller Coalfield Zone	BCZ - R3	Support in part	<p>We support this rule in part but recommend the same amendment as noted for BCZ-R1.</p>	<p>Amend MINZ-R3 as follows: Activity Status Permitted Where: 9. The site is not within a Drinking Water Source Protection Zone (SPZ).</p>
Buller District Council (S538)	S538.587	Buller Coalfield Zone	BCZ - R4	Support	<p>Rule 4 is supported.</p>	<p>Retain as notified.</p>
Te Mana Ora (Community and Public Health) of the	S190.1098	Buller Coalfield Zone	BCZ - R4	Support	<p>We support this rule.</p>	<p>Retain rule.</p>

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
NPHS/ Te Whatu Ora (S190)						
Bathurst Resources Limited and BT Mining Limited (S491)	S491.050	Buller Coalfield Zone	BCZ - R5	Amend	BCZ- R5(1)(i) creates significant impediments to achieving the purpose of the zone.	Remove BCZ- R5(1)(i)
Buller District Council (S538)	S538.588	Buller Coalfield Zone	BCZ - R5	Support in part	While Rule 5 is generally supported, clause 1(i) is somewhat confusing and it is assumed that it seeks to exclude activities that would occur within a Significant Natural Area. Council suggests that this performance standard is amended to reflect this.	Amend Rule 5 as follows: 1. This does not occur within: i. An area of indigenous vegetation greater than 5000m2 in size that has not been assessed for its significance; A significant Natural Area
Department of Conservation (S602)	S602.224	Buller Coalfield Zone	BCZ - R5	Oppose	Amend Rule BCZ R5 as a consequential amendment to the submission to Rules BCZ-R2 and R3 and to simplify the rule. Any areas of vegetation removal should be assessed for significance, and if the area is significant then the SNA rules apply.	Amend Rule BCZ R5: BCZ - R5 Mineral Prospecting and Exploration, Mineral Extraction and Processing and Ancillary Activities not meeting Permitted Activity standards Activity Status Restricted Discretionary Where: This does not occur within an area of indigenous vegetation greater than 5000m2 in size that has not been assessed for its significance; This includes ancillary activities, buildings, structure and infrastructure required to enable the mineral prospecting, exploration, extraction or processing activity; and This includes all earthworks associated with the mineral extraction and ancillary activities. Matters of concern are: Discretion is restricted to: Management of access, parking and traffic generation effects from the site; Noise, glare, light, dust and vibration management; Hours of operation; Hazardous substances and waste management; Extent and design of earthworks; Management of effects on natural character, landscape, historical and cultural values, and biodiversity; Effects on ecological values including any threatened fauna or their habitats; Design and location of ancillary buildings, structures and infrastructure;

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Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae, Te Runanga o Makaawhio (S620)	S620.259	Buller Coalfield Zone	BCZ - R5	Amend	Improved clarity and consistency with policy P4 and objective O2 to ensure Poutini Ngāi Tahu values are considered during extraction and processing activities.	Overburden management; Monitoring, reporting and community liaison requirements; Financial contributions and any requirement for bonds; and Site rehabilitation and mine closure requirements. Activity status where compliance not achieved: N/A Discretionary
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1099	Buller Coalfield Zone	BCZ - R5	Support in part	We support this rule but recommend, as mentioned in BCZ-R1 that there is an overlay created for Drinking Water Source Protection Zones (SPZ), and that mining activity should be subject to the overlay of the Drinking Water Source Protection Zone.	Mineral Prospecting and Exploration, Mineral Extraction and Processing and Ancillary Activities not meeting Permitted Activity standards. Matters of control are: Historic and Poutini Ngāi Tahu values requirements; Retain rule noting the addition of the Water Source Protection Zone rules to be applied.
Buller District Council (S538)	S538.589	Buller Coalfield Zone	BCZ - R6	Support	Rules 6 and 7 are supported.	Retain as notified.
Department of Conservation (S602)	S602.225	Buller Coalfield Zone	BCZ - R6	Oppose	Amend Rule BCZ R6 as a consequential amendment to the submission to Rules BCZ-R2, R3, and R5.	Amend: BCZ - R6 Mineral Extraction and Processing and Ancillary Activities not meeting Controlled Restricted Discretionary Activity Standards Activity Status: Restricted Discretionary ... Where: This includes ancillary activities, buildings, structure and infrastructure required to enable the mineral prospecting, exploration, extraction or processing activity, and This includes all earthworks associated with the mineral extraction and ancillary activities. Discretion is restricted to Assessment matters include: Management of access, parking and traffic generation effects from the site; Noise, glare, light, dust, blasting and vibration management; Hours of operation; Hazardous substances and waste management;

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
						Historic and cultural heritage requirements; Extent and design of earthworks and indigenous vegetation clearance; Management of effects on natural character, landscape, historical and cultural values, and biodiversity ; Effects on ecological values including any threatened fauna or their habitats ; Design and location of ancillary buildings, structures and infrastructure; Overburden management; Monitoring, reporting and community liaison requirements; Financial contributions and any requirement for bonds; and Site rehabilitation and mine closure requirements. Activity status where compliance not achieved: N/A Non-complying
Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae, Te Runanga o Makaawhio (S620)	S620.260	Buller Coalfield Zone	BCZ - R6	Amend	Improved clarity and consistency with policy P4 and objective O2 to ensure Poutini Ngai Tahu values are considered during extraction and processing activities.	Mineral Extraction and Processing and Ancillary Activities not meeting Controlled Activity Standards Discretion is restricted to: e. Historic and cultural heritage Poutini Ngai Tahu values requirements;
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1100	Buller Coalfield Zone	BCZ - R6	Support in part	We support this rule but recommend, as mentioned in BCZ-R1 that there is an overlay created for Drinking Water Source Protection Zones (SPZ), and that mining activity should be subject to the overlay of the Drinking Water Source Protection Zone.	Retain rule noting the addition of the Water Source Protection Zone rules to be applied.
Buller District Council (S538)	S538.590	Buller Coalfield Zone	BCZ - R7	Support	Rules 6 and 7 are supported.	Retain as notified.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1101	Buller Coalfield Zone	BCZ - R7	Support	We support this rule.	Retain rule.
Grey District Council (S608)	S608.125	Future Urban Zone	FUZ	Amend	Subsequent amendment	Remove all references to "Site or Area of Significance to Māori" in the Chapter

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Toka Tū Ake EQC (S612)	S612.109	Future Urban Zone	FUZ	Support in part	Land identified for future urban development is subject to land instability.	Amend rule framework for future urban zones in areas subject to land instability to include provision for requiring/encouraging/ enabling- or even leading/implementing area- wide/global land stability mitigation measures prior to development rather than allowing an ad-hoc development of potentially unstable slopes.
Westland District Council (S181)	S181.051	Future Urban Zone	Future Urban Zone	Support	Westland District Council supports these Objectives, Policies and Rules	Retain objectives, policies and rules
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1102	Future Urban Zone	Future Urban Zone	Support	Te Mana Ora strongly supports Future Urban Zones being designated on rural land which is intended for residential and business purposes in the future where it is located in places where the need may arise as a result of natural hazards and the need to manage retreat of settlements. We support resilient communities that plan and prepare for inevitable and significant risks that pose significant health effects as well as social, economic and environmental effects.	Retain approach
Royal Forest and Bird Protection Society of New Zealand Inc. (Forest & Bird) (S560)	S560.393	Future Urban Zone	Overview	Oppose in part	It is inappropriate to provide for subdivision and urban development ahead of rezoning other than through a separate Plan change process.	Amend as follows: The zone is a holding zone where land can continue to be used for a range of rural activities and subdivision and urban development are discouraged until a structure Plan is prepared, or and the land is rezoned.
Chris & Jan Coll (S558)	S558.633	Future Urban Zone	Future Urban Zone Objectives	Support		REtain
Chris J Coll Surveying Limited (S566)	S566.633	Future Urban Zone	Future Urban Zone Objectives	Support		REtain
William McLaughlin (S567)	S567.666	Future Urban Zone	Future Urban Zone Objectives	Support		REtain

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
Laura Coll McLaughlin (S574)	S574.633	Future Urban Zone	Future Urban Zone Objectives	Support		Retain
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1103	Future Urban Zone	FUZ - O1	Support	We strongly support this objective which enables suitable locations to be set aside for vulnerable communities to prepare for inevitable and significant risks that pose significant health effects.	Retain objective.
Toke Tū Ake EQC (S612)	S612.111	Future Urban Zone	FUZ - O2	Support	Future urban land being made available for managed retreat.	Retain
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1104	Future Urban Zone	FUZ - O2	Support	We strongly support this objective which enables communities to be resilient and to prepare for inevitable and significant risks that pose significant health effects as well as social, economic and environmental effects.	Retain objective.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1105	Future Urban Zone	FUZ - O3	Support	We support this objective.	Retain objective.
Waka Kotahi NZ Transport Agency (S450)	S450.292	Future Urban Zone	FUZ - O4	Support	Waka Kotahi supports that urbanisation of sites zones Future Urban Zone are development in a planned manner by either a Plan Change or through the implementation of a Structure Plan. This will ensure that a process is undertaken where consideration of effects on the state highway can be considered prior to development.	Retain as proposed.
Toke Tū Ake EQC (S612)	S612.112	Future Urban Zone	FUZ - O4	Amend	Urbanisation of FUZ sites in a planned manner	Amend to include the process that will be used to identify risk levels regarding natural hazard risk, identification of levels of risk tolerance/risk thresholds and whether risk tolerance levels have been met, an opportunity for engagement or for external agencies and individuals to submit on the plan. The opportunity/ possibility of

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						considering and including area-wide land stability mitigation prior to development as part of defining the infrastructure requirements for the FUZ
Scoped Planning and Design Limited (S617)	S617.002	Future Urban Zone	FUZ - O4	Support	Allow for more than one process in achieving development in the FUZ	Retain
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1106	Future Urban Zone	FUZ - O4	Support	We support this objective.	Retain objective.
Buller Conservation Group (S552)	S552.191	Future Urban Zone	Future Urban Zone Policies	Amend	This proposed policy needs to be included.	6. Avoid FUZ development in areas of indigenous biodiversity and natural character.
Frida Inta (S553)	S553.191	Future Urban Zone	Future Urban Zone Policies	Amend	Although it is stated that general rules and regulations of GRUZ must be followed.	6. Avoid FUZ development in areas of indigenous biodiversity and natural character.
Chris & Jan Coll (S558)	S558.634	Future Urban Zone	Future Urban Zone Policies	Support		Retain
Chris J Coll Surveying Limited (S566)	S566.634	Future Urban Zone	Future Urban Zone Policies	Support		Retain
William McLaughlin (S567)	S567.667	Future Urban Zone	Future Urban Zone Policies	Support		Retain
Laura Coll McLaughlin (S574)	S574.634	Future Urban Zone	Future Urban Zone Policies	Support		Retain
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1107	Future Urban Zone	FUZ - P1	Support	We strongly support this policy as managing conflicts between future urban development and other potentially incompatible land uses, supports appropriate standards being implemented and ensures good public health outcomes.	Retain policy.

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Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1108	Future Urban Zone	FUZ - P2	Support	We support this policy.	Retain policy.
Waka Kotahi NZ Transport Agency (S450)	S450.293	Future Urban Zone	FUZ - P3	Support in part	Waka Kotahi generally supports the policy as it requires that subdivision should be avoided if it compromises the efficient and effective operation of the future urban transport and infrastructure networks. However, it is considered that the policy also identifies that it should not compromise on the safety of the transport network. Amend the policy to include safety and to correct a typo - delete "a" after operation of.	Amend the policy as follows: b. Compromise the safe , efficient and effective operation of a future urban transport and infrastructure networks."
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1109	Future Urban Zone	FUZ - P3	Support	We strongly support this policy as managing conflicts between future urban development and other potentially incompatible land uses, supports appropriate standards being implemented and ensures good public health outcomes.	Retain policy.
Scoped Planning and Design Limited (S617)	S617.003	Future Urban Zone	FUZ - P4	Support	Provides for the potential to implement necessary infrastructure	Retain
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1110	Future Urban Zone	FUZ - P4	Support	We support well designed critical infrastructure especially drinking water, waste water and stormwater infrastructure for future urban developments on the West Coast to ensure the on-going health and wellbeing of residents and resilience of communities.	Retain policy.
Scoped Planning and Design Limited (S617)	S617.004	Future Urban Zone	FUZ - P5	Support	Provides a pragmatic approach to the implementation of a structure plan	Retain

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Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1111	Future Urban Zone	FUZ - P5	Support	We support this policy.	Retain policy.
Royal Forest and Bird Protection Society of New Zealand Inc. (Forest & Bird) (S560)	S560.394	Future Urban Zone	Future Urban Zone Rules	Amend	The rules should make clear that any vegetation clearance associated with the activities is governed by the ECO and/or NC chapters.	Amend rules in line with submission point.
Chris & Jan Coll (S558)	S558.635	Future Urban Zone	FUZ - R1	Amend	Pre-existing non-compliance should be recognised as being acceptable.	Add an advice note explaining that pre-existing non-compliance should be recognised as being acceptable for the application of the rule.
Chris & Jan Coll (S558)	S558.636	Future Urban Zone	FUZ - R1	Support	The escalation of non-compliance is too severe.	Activity status when compliance not achieved should be Controlled Activities.
Chris J Coll Surveying Limited (S566)	S566.635	Future Urban Zone	FUZ - R1	Amend	Pre-existing non-compliance should be recognised as being acceptable.	Add an advice note explaining that pre-existing non-compliance should be recognised as being acceptable for the application of the rule.
Chris J Coll Surveying Limited (S566)	S566.636	Future Urban Zone	FUZ - R1	Support	The escalation of non-compliance is too severe.	Activity status when compliance not achieved should be Controlled Activities.
William McLaughlin (S567)	S567.668	Future Urban Zone	FUZ - R1	Amend	Pre-existing non-compliance should be recognised as being acceptable.	Add an advice note explaining that pre-existing non-compliance should be recognised as being acceptable for the application of the rule.
William McLaughlin (S567)	S567.669	Future Urban Zone	FUZ - R1	Support	The escalation of non-compliance is too severe.	Activity status when compliance not achieved should be Controlled Activities.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1112	Future Urban Zone	FUZ - R1	Support	We support this rule.	Retain rule.
Chris & Jan Coll (S558)	S558.638	Future Urban Zone	FUZ - R2	Amend	Pre-existing non-compliance with noted performance standards should be recognised	Amend so that existing non-compliance with noted performance standards does not preclude the application

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Chris J Coll Surveying Limited (S566)	S566.638	Future Urban Zone	FUZ - R2	Amend	Pre-existing non-compliance with noted performance standards should be recognised	of this rule Amend so that existing non-compliance with noted performance standards does not preclude the application of this rule
William McLaughlin (S567)	S567.670	Future Urban Zone	FUZ - R2	Amend	Pre-existing non-compliance with noted performance standards should be recognised	Amend so that existing non-compliance with noted performance standards does not preclude the application of this rule
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1113	Future Urban Zone	FUZ - R2	Support	We support this rule.	Retain rule.
Waka Kotahi NZ Transport Agency (S450)	S450.294	Future Urban Zone	FUZ - R3	Support	Waka Kotahi supports the reference to reverse sensitivity for noise if a residential building is located in the specified proximities to the state highway.	
Chris & Jan Coll (S558)	S558.639	Future Urban Zone	FUZ - R3	Amend	This rule is too restrictive.	Amend to be more enabling of residential activities.
Chris J Coll Surveying Limited (S566)	S566.639	Future Urban Zone	FUZ - R3	Amend	This rule is too restrictive.	Amend to be more enabling of residential activities.
William McLaughlin (S567)	S567.671	Future Urban Zone	FUZ - R3	Amend	This rule is too restrictive.	Amend to be more enabling of residential activities.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1114	Future Urban Zone	FUZ - R3	Support	We support this rule and the residential unit densities shown in clauses (2) to (4) as the lot sizes should be adequate to support on site wastewater systems operating in a sanitary manner, ensuring the effluent is adequately treated on site and soaks away in the ground so as to not cause a nuisance or adverse health impacts to neighbouring properties.	Retain rule.

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Chris & Jan Coll (S558)	S558.640	Future Urban Zone	FUZ - R4	Amend	Pre-existing non-compliance with noted performance standards should be recognised	Amend so that existing non-compliance with noted performance standards does not preclude the application of this rule.
Chris J Coll Surveying Limited (S566)	S566.640	Future Urban Zone	FUZ - R4	Amend	Pre-existing non-compliance with noted performance standards should be recognised	Amend so that existing non-compliance with noted performance standards does not preclude the application of this rule.
William McLaughlin (S567)	S567.672	Future Urban Zone	FUZ - R4	Amend	Pre-existing non-compliance with noted performance standards should be recognised	Amend so that existing non-compliance with noted performance standards does not preclude the application of this rule.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1115	Future Urban Zone	FUZ - R4	Support	We support this rule.	Retain rule.
Chris & Jan Coll (S558)	S558.641	Future Urban Zone	FUZ - R5	Support		Retain
Chris J Coll Surveying Limited (S566)	S566.641	Future Urban Zone	FUZ - R5	Support		Retain
William McLaughlin (S567)	S567.673	Future Urban Zone	FUZ - R5	Support		Retain
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1116	Future Urban Zone	FUZ - R5	Support	We support this rule.	Retain rule.
Chris & Jan Coll (S558)	S558.208	Future Urban Zone	FUZ - R6	Oppose	These are unnecessary and too restrictive.	Delete
Chris & Jan Coll (S558)	S558.642	Future Urban Zone	FUZ - R6	Oppose	This rule is unnecessary.	Delete.
Chris J Coll Surveying Limited (S566)	S566.208	Future Urban Zone	FUZ - R6	Oppose	These are unnecessary and too restrictive.	Delete

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Chris J Coll Surveying Limited (S566)	S566.642	Future Urban Zone	FUZ - R6	Oppose	This rule is unnecessary.	Delete.
William McLaughlin (S567)	S567.028	Future Urban Zone	FUZ - R6	Oppose	These are unnecessary and too restrictive.	Delete
William McLaughlin (S567)	S567.674	Future Urban Zone	FUZ - R6	Oppose	This rule is unnecessary.	Delete.
New Zealand Heavy Haulage Association Inc (S616)	S616.010	Future Urban Zone	FUZ - R6	Amend	That Council retain a degree of control over relocated buildings through the use of performance standards	Amend permitted activity status to read: ... 2. Any relocated building intended for use as a dwelling must have previously been designed, and built to be and used as a dwelling. 3. A building pre-inspection report shall accompany the application for a building consent for the destination site. That report is to identify all reinstatement works that are to be completed to the exterior of the building. The report shall include a certification by the property owner that the reinstatement works shall be completed within a the specified [12] month period. 4. The building shall be located on permanent foundations approved by building consent, no later than [2] months of the building being moved to the site. 5. All other reinstatement work required by the building inspection report and the building consent to reinstate the exterior of any relocated dwelling shall be completed within [12] months of the building being delivered to the site. Without limiting (c) (above) this reinstatement work is to include connections to all infrastructure services and closing in and ventilation of the foundations.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1117	Future Urban Zone	FUZ - R6	Support	We support this rule setting appropriate standards for relocated building used as dwellings for good public health outcomes and community resilience.	Retain rule.

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Chris & Jan Coll (S558)	S558.643	Future Urban Zone	FUZ - R7	Amend	Pre-existing non-compliance with noted performance standards should be recognised	Amend so that existing non-compliance with noted performance standards does not preclude the application of this rule.
Chris J Coll Surveying Limited (S566)	S566.643	Future Urban Zone	FUZ - R7	Amend	Pre-existing non-compliance with noted performance standards should be recognised	Amend so that existing non-compliance with noted performance standards does not preclude the application of this rule.
William McLaughlin (S567)	S567.675	Future Urban Zone	FUZ - R7	Amend	Pre-existing non-compliance with noted performance standards should be recognised	Amend so that existing non-compliance with noted performance standards does not preclude the application of this rule.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1118	Future Urban Zone	FUZ - R7	Support	We support this rule.	Retain rule.
Chris & Jan Coll (S558)	S558.644	Future Urban Zone	FUZ - R8	Amend	do not support that the rule requires compliance with NOISE - R3	Delete advice note regarding NOISE - R3 requirements
Chris & Jan Coll (S558)	S558.645	Future Urban Zone	FUZ - R8	Amend	Pre-existing non-compliance with noted performance standards should be recognised	Amend so that existing non-compliance with noted performance standards does not preclude the application of this rule.
Chris J Coll Surveying Limited (S566)	S566.644	Future Urban Zone	FUZ - R8	Amend	do not support that the rule requires compliance with NOISE - R3	Delete advice note regarding NOISE - R3 requirements
Chris J Coll Surveying Limited (S566)	S566.645	Future Urban Zone	FUZ - R8	Amend	Pre-existing non-compliance with noted performance standards should be recognised	Amend so that existing non-compliance with noted performance standards does not preclude the application of this rule.
William McLaughlin (S567)	S567.676	Future Urban Zone	FUZ - R8	Amend	do not support that the rule requires compliance with NOISE - R3	Delete advice note regarding NOISE - R3 requirements
William McLaughlin (S567)	S567.677	Future Urban Zone	FUZ - R8	Amend	Pre-existing non-compliance with noted performance standards should be recognised	Amend so that existing non-compliance with noted performance standards does not preclude the application of this rule.
Grey District Council (S608)	S608.126	Future Urban Zone	FUZ - R8	Amend	To ensure compliance is undertaken on this rule.	Amend rule 8.5 to change records of letting to be provided annually. Rule to read: 5 "Records of letting activity must be provided to the District Council annually ea

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
						requent;"
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1119	Future Urban Zone	FUZ - R8	Support	We support this rule and appropriate standards in the Plan for residential visitor accommodation activities for good public health outcomes	Retain rule.
Buller Conservation Group (S552)	S552.192	Future Urban Zone	FUZ - R9	Amend	Ridiculous to allow mineral prospecting in a FUZ.	delete
Frida Inta (S553)	S553.192	Future Urban Zone	FUZ - R9	Amend	Ridiculous to allow mineral prospecting in a FUZ.	delete
Chris & Jan Coll (S558)	S558.646	Future Urban Zone	FUZ - R9	Amend	Not all prospecting or exploration is required to have a permit from NZPAM	Amend point 1 as follows: This is authorised under a prospecting or exploration permit from NZPAM where legally required;
Chris & Jan Coll (S558)	S558.647	Future Urban Zone	FUZ - R9	Amend	We believe the rule is also too restrictive.	Delete point 3 or extend the timeframe until a period after cessation of mining activity.
Chris J Coll Surveying Limited (S566)	S566.646	Future Urban Zone	FUZ - R9	Amend	Not all prospecting or exploration is required to have a permit from NZPAM	Amend point 1 as follows: This is authorised under a prospecting or exploration permit from NZPAM where legally required;
Chris J Coll Surveying Limited (S566)	S566.647	Future Urban Zone	FUZ - R9	Amend	We believe the rule is also too restrictive.	Delete point 3 or extend the timeframe until a period after cessation of mining activity.
William McLaughlin (S567)	S567.678	Future Urban Zone	FUZ - R9	Amend	Not all prospecting or exploration is required to have a permit from NZPAM	Amend point 1 as follows: This is authorised under a prospecting or exploration permit from NZPAM where legally required;
William McLaughlin (S567)	S567.679	Future Urban Zone	FUZ - R9	Amend	We believe the rule is also too restrictive.	Delete point 3 or extend the timeframe until a period after cessation of mining activity.
Minerals West Coast (S569)	S569.027	Future Urban Zone	FUZ - R9	Amend	Illogical to enable prospecting and exploration, but the same provisions classify mining as non-complying.	Amend to include mineral extraction.
Te Mana Ora (Community and Public Health) of the	S190.1120	Future Urban Zone	FUZ - R9	Support in part	We support this rule in part but recommend an amendment. As stated in INF-P7, we recommend that	Amend FUZ-R9 as follows: Activity Status Permitted Where:

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NPHS/ Te Whatu Ora (S190)					an overlay layer for drinking water infrastructure be developed for West Coast community networked drinking water supply sources in accordance with Resource Management (National Environmental Standards for Sources of Human Drinking Water) Regulations 2007. We also recommend that Drinking Water Source Protection Zones (SPZs) are excluded from mineral prospecting activities to ensure that incidents similar to those that affected the Ross water supply do not happen again on the West Coast.	5. The site is not within a Drinking Water Source Protection Zone (SPZ).
Chris & Jan Coll (S558)	S558.649	Future Urban Zone	FUZ - R10	Amend	A stronger definition of Structure Plan that ensures robust community consultation.	Amend the rule to give a clearer idea of what a Structure Plan is and to ensure that it's formulation involves community consultation.
Royal Forest and Bird Protection Society of New Zealand Inc. (Forest & Bird) (S560)	S560.395	Future Urban Zone	FUZ - R10	Oppose	This appears to allow permitted activities to occur ahead of rezoning Plan change. This is inappropriate as a rezoning Plan change could make changes to a structure Plan and may issue on the site that require specific management not achieved under the permitted zone rules. If it is intended not to apply until after rezoning Plan change is operative, then there is no need for the rule in any case.	Delete
Chris J Coll Surveying Limited (S566)	S566.649	Future Urban Zone	FUZ - R10	Amend	A stronger definition of Structure Plan that ensures robust community consultation.	Amend the rule to give a clearer idea of what a Structure Plan is and to ensure that it's formulation involves community consultation.
William McLaughlin (S567)	S567.680	Future Urban Zone	FUZ - R10	Amend	A stronger definition of Structure Plan that ensures robust community consultation.	Amend the rule to give a clearer idea of what a Structure Plan is and to ensure that it's formulation involves community consultation.

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Scoped Planning and Design Limited (S617)	S617.005	Future Urban Zone	FUZ - R10	Support	Provides for development where a structure has been adopted	Retain
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1121	Future Urban Zone	FUZ - R10	Support	We support this rule.	Retain rule.
Chris & Jan Coll (S558)	S558.219	Future Urban Zone	FUZ - R11	Oppose	These are unnecessary and too restrictive.	Delete
Chris & Jan Coll (S558)	S558.650	Future Urban Zone	FUZ - R11	Oppose	This rule is unnecessary.	Delete
Chris J Coll Surveying Limited (S566)	S566.219	Future Urban Zone	FUZ - R11	Oppose	These are unnecessary and too restrictive.	Delete
Chris J Coll Surveying Limited (S566)	S566.650	Future Urban Zone	FUZ - R11	Oppose	This rule is unnecessary.	Delete
William McLaughlin (S567)	S567.029	Future Urban Zone	FUZ - R11	Oppose	These are unnecessary and too restrictive.	Delete
William McLaughlin (S567)	S567.681	Future Urban Zone	FUZ - R11	Oppose	This rule is unnecessary.	Delete
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1122	Future Urban Zone	FUZ - R11	Support	We support this rule.	Retain rule.
Chris & Jan Coll (S558)	S558.651	Future Urban Zone	FUZ - R12	Amend	Pre-existing non-compliance with performance standards should be recognised.	Amend so that existing non-compliance with performance standards in Rule FUZ - R1 and R3 does not preclude the application of this rule.
Chris J Coll Surveying Limited (S566)	S566.651	Future Urban Zone	FUZ - R12	Amend	Pre-existing non-compliance with performance standards should be recognised.	Amend so that existing non-compliance with performance standards in Rule FUZ - R1 and R3 does not preclude the application of this rule.
William McLaughlin (S567)	S567.682	Future Urban Zone	FUZ - R12	Amend	Pre-existing non-compliance with performance standards should be recognised.	Amend so that existing non-compliance with performance standards in Rule FUZ - R1 and R3 does not preclude the application of this rule.

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
						application of this rule.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1123	Future Urban Zone	FUZ - R12	Support	We support this rule.	Retain rule.
Chris & Jan Coll (S558)	S558.652	Future Urban Zone	FUZ - R13	Amend	Pre-existing non-compliance with performance standards in Rule FUZ - R1 and R3 should be recognised.	Amend so that existing non-compliance with performance standards in Rule FUZ - R1 and R3 does not preclude the application of this rule.
Chris J Coll Surveying Limited (S566)	S566.652	Future Urban Zone	FUZ - R13	Amend	Pre-existing non-compliance with performance standards in Rule FUZ - R1 and R3 should be recognised.	Amend so that existing non-compliance with performance standards in Rule FUZ - R1 and R3 does not preclude the application of this rule.
William McLaughlin (S567)	S567.663	Future Urban Zone	FUZ - R13	Amend	Pre-existing non-compliance with performance standards in Rule FUZ - R1 and R3 should be recognised.	Amend so that existing non-compliance with performance standards in Rule FUZ - R1 and R3 does not preclude the application of this rule.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1124	Future Urban Zone	FUZ - R13	Support	We support this rule.	Retain rule.
Chris & Jan Coll (S558)	S558.653	Future Urban Zone	FUZ - R14	Amend	Pre-existing non-compliance with performance standards should be recognised	Amend so that existing non-compliance with performance standards in Rule FUZ - R1 and R3 does not preclude the application of this rule.
Chris J Coll Surveying Limited (S566)	S566.653	Future Urban Zone	FUZ - R14	Amend	Pre-existing non-compliance with performance standards should be recognised	Amend so that existing non-compliance with performance standards in Rule FUZ - R1 and R3 does not preclude the application of this rule.
William McLaughlin (S567)	S567.664	Future Urban Zone	FUZ - R14	Amend	Pre-existing non-compliance with performance standards should be recognised	Amend so that existing non-compliance with performance standards in Rule FUZ - R1 and R3 does not preclude the application of this rule.
Te Mana Ora (Community and Public Health) of the	S190.1125	Future Urban Zone	FUZ - R14	Support	We support this rule and appropriate standards in the Plan for residential	Retain rule.

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
NPHS/ Te Whatu Ora (S190)					visitor accommodation activities for good public health outcomes	
Chris & Jan Coll (S558)	S558.654	Future Urban Zone	FUZ - R15	Amend	We support the rule in principle though point a. and b. do not provide sufficient certainty.	Provide advice note on how points a. and b. would be assessed.
Chris J Coll Surveying Limited (S566)	S566.654	Future Urban Zone	FUZ - R15	Amend	We support the rule in principle though point a. and b. do not provide sufficient certainty.	Provide advice note on how points a. and b. would be assessed.
William McLaughlin (S567)	S567.685	Future Urban Zone	FUZ - R15	Amend	We support the rule in principle though point a. and b. do not provide sufficient certainty.	Provide advice note on how points a. and b. would be assessed.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1126	Future Urban Zone	FUZ - R15	Support in part	We support this rule in part but recommend an amendment. As stated in INF-P7, we recommend that an overlay layer for drinking water infrastructure be developed for West Coast community networked drinking water supply sources in accordance with Resource Management (National Environmental Standards for Sources of Human Drinking Water) Regulations 2007. We also recommend that Drinking Water Source Protection Zones (SPZs) are excluded from mineral prospecting activities to ensure that incidents similar to those that affected the Ross water supply do not happen again on the West Coast.	Amend FUZ-R15 as follows: Activity Status Restricted Discretionary p. The site being not within a Drinking Water Source Protection Zone (SPZ).
Chris & Jan Coll (S558)	S558.655	Future Urban Zone	FUZ - R16	Amend	Pre-existing non-compliance with performance standards should be recognised	Amend so that existing non-compliance with performance standards in Rule FUZ - R1 and R3 does not preclude the application of this rule.
Chris J Coll Surveying Limited (S566)	S566.655	Future Urban Zone	FUZ - R16	Amend	Pre-existing non-compliance with performance standards should be recognised	Amend so that existing non-compliance with performance standards in Rule FUZ - R1 and R3 does not preclude the application of this rule.

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William McLaughlin (S567)	S567.686	Future Urban Zone	FUZ - R16	Amend	Pre-existing non-compliance with performance standards should be recognised	Amend so that existing non-compliance with performance standards in Rule FUZ - R1 and R3 does not preclude the application of this rule.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1127	Future Urban Zone	FUZ - R16	Support	We support this rule.	Retain rule.
Chris & Jan Coll (S558)	S558.656	Future Urban Zone	FUZ - R17	Amend	Pre-existing non-compliance with performance standards should be recognised	Amend so that existing non-compliance with performance standards in Rule FUZ - R1 and R3 does not preclude the application of this rule.
Chris J Coll Surveying Limited (S566)	S566.656	Future Urban Zone	FUZ - R17	Amend	Pre-existing non-compliance with performance standards should be recognised	Amend so that existing non-compliance with performance standards in Rule FUZ - R1 and R3 does not preclude the application of this rule.
William McLaughlin (S567)	S567.687	Future Urban Zone	FUZ - R17	Amend	Pre-existing non-compliance with performance standards should be recognised	Amend so that existing non-compliance with performance standards in Rule FUZ - R1 and R3 does not preclude the application of this rule.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1128	Future Urban Zone	FUZ - R17	Support	We support this rule.	Retain rule.
Chris & Jan Coll (S558)	S558.230	Future Urban Zone	FUZ - R18	Amend	These are unnecessary and too restrictive.	Delete rules related to relocated buildings and/or the references to relocated buildings.
Chris & Jan Coll (S558)	S558.657	Future Urban Zone	FUZ - R18	Amend	Remove reference to relocated buildings.	Remove reference to relocated buildings.
Chris & Jan Coll (S558)	S558.658	Future Urban Zone	FUZ - R18	Amend	The rule is too restrictive in its application.	Delete point 1.
Chris & Jan Coll (S558)	S558.660	Future Urban Zone	FUZ - R18	Amend		Amend "Non-complying" to "N/A" under "Activity status where compliance not achieved".
Chris J Coll Surveying Limited (S566)	S566.230	Future Urban Zone	FUZ - R18	Amend	These are unnecessary and too restrictive.	Delete rules related to relocated buildings and/or the references to relocated buildings.

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
Chris J Coll Surveying Limited (S566)	S566.657	Future Urban Zone	FUZ - R18	Amend	Remove reference to relocated buildings.	Remove reference to relocated buildings.
Chris J Coll Surveying Limited (S566)	S566.658	Future Urban Zone	FUZ - R18	Amend	The rule is too restrictive in its application.	Delete point 1.
Chris J Coll Surveying Limited (S566)	S566.660	Future Urban Zone	FUZ - R18	Amend		Amend "Non-complying" to "N/A" under "Activity status where compliance not achieved".
William McLaughlin (S567)	S567.030	Future Urban Zone	FUZ - R18	Amend	These are unnecessary and too restrictive.	Delete rules related to relocated buildings and/or the references to relocated buildings.
William McLaughlin (S567)	S567.688	Future Urban Zone	FUZ - R18	Amend	Remove reference to relocated buildings.	Remove reference to relocated buildings.
William McLaughlin (S567)	S567.689	Future Urban Zone	FUZ - R18	Amend	The rule is too restrictive in its application.	Delete point 1.
William McLaughlin (S567)	S567.690	Future Urban Zone	FUZ - R18	Amend		Amend "Non-complying" to "N/A" under "Activity status where compliance not achieved".
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1129	Future Urban Zone	FUZ - R18	Support	We support this rule.	Retain rule.
Chris & Jan Coll (S558)	S558.661	Future Urban Zone	FUZ - R19	Amend	The rule is too restrictive in its application.	Delete point 1.
Chris & Jan Coll (S558)	S558.662	Future Urban Zone	FUZ - R19	Amend		Amend "Non-complying" to "N/A" under "Activity status where compliance not achieved".
Royal Forest and Bird Protection Society of New Zealand Inc. (Forest & Bird) (S560)	S560.396	Future Urban Zone	FUZ - R19	Support	Support that Intensive indoor primary production is a non-complying activity	Retain
Chris J Coll Surveying Limited (S566)	S566.661	Future Urban Zone	FUZ - R19	Amend	The rule is too restrictive in its application.	Delete point 1.

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
Chris J Coll Surveying Limited (S566)	S566.662	Future Urban Zone	FUZ - R19	Amend		Amend "Non-complying" to "N/A" under "Activity status where compliance not achieved".
William McLaughlin (S567)	S567.691	Future Urban Zone	FUZ - R19	Amend	The rule is too restrictive in its application.	Delete point 1.
William McLaughlin (S567)	S567.692	Future Urban Zone	FUZ - R19	Amend		Amend "Non-complying" to "N/A" under "Activity status where compliance not achieved".
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1130	Future Urban Zone	FUZ - R19	Support	We support this rule.	Retain rule.
Chris & Jan Coll (S558)	S558.663	Future Urban Zone	Non Complying Activities	Oppose	These rules are not appropriate. The rules are too restrictive in its application.	Delete
Chris J Coll Surveying Limited (S566)	S566.663	Future Urban Zone	Non Complying Activities	Oppose	These rules are not appropriate. The rules are too restrictive in its application.	Delete
William McLaughlin (S567)	S567.693	Future Urban Zone	Non Complying Activities	Oppose	These rules are not appropriate. The rules are too restrictive in its application.	Delete
Laura Coll McLaughlin (S574)	S574.663	Future Urban Zone	Non Complying Activities	Oppose	These rules are not appropriate. The rules are too restrictive in its application.	Delete
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1131	Future Urban Zone	FUZ - R20	Support	We support this rule.	Retain rule.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1132	Future Urban Zone	FUZ - R21	Support	We support this rule.	Retain rule.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1133	Future Urban Zone	FUZ - R22	Support	We support this rule.	Retain rule.

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
NPHS/ Te Whatu Ora (S190)						
Royal Forest and Bird Protection Society of New Zealand Inc. (Forest & Bird) (S560)	S560.397	Future Urban Zone	FUZ - R23	Support	Support that Intensive indoor primary production is a non-complying activity	Retain
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1134	Future Urban Zone	FUZ - R23	Support	We support this rule.	Retain rule.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1135	Future Urban Zone	FUZ - R24	Support	We support this rule.	Retain rule.
Westland District Council (S181)	S181.052	Hospital Zone	Hospital Zone	Support	Westland District Council supports these Objectives, Policies and Rules	Retain objectives, policies and rules
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1136	Hospital Zone	Overview	Support in part	We support well designed critical infrastructure assets associated with public hospitals, major medical centres and aged care facilities on the West Coast/ Te Tai Poutini. These are essential for maintaining health, safety and wellbeing of all people. We are also aware of medical centres/clinics operated by Te Whatu Ora (Health NZ) at Ngakawau, Moana and Whataroa.	Amend the overview as follows: There are also medical centres at Fox Glacier/Weheka, Franz Joseph/ Waiou, Haast, Harihari, Hokitika, Ngakawau, Moana, Whataroa and Karamea and aged care facilities in Westport/ Kawatiri, Greymouth/ Māwhera and Hokitika included within the zone.
Buller District Council (S538)	S538.592	Hospital Zone	Hospital Zone Objectives	Support	The objectives and policies for the Hospital zone are supported.	Retain as notified.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1137	Hospital Zone	HOSZ - O1	Support	We strongly support this objective as it ensures safe and efficient operation, maintenance, upgrading and expansion of hospitals, medical centres and aged care facilities,	Retain objective.

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Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1138	Hospital Zone	HOSZ - O2	Support	enabling good health outcomes for people and resilient communities. We support this objective.	Retain objective.
Buller District Council (S538)	S538.593	Hospital Zone	Hospital Zone Policies	Support	The objectives and policies for the Hospital zone are supported.	Retain as notified.
The O'Conor Institute Trust Board (S466)	S466.003	Hospital Zone	HOSZ - P1	Amend	Although the O'Connor Home is within the proposed Hospital Zone, aged care is only mentioned in the overview and objectives, but not specifically in the policies.	That 'aged care facilities and associated residential activities, including independent living' be added to the Hospital Zone Policy 1 (HOSZ - P1).
Frank and Jo Dooley (S478)	S478.046	Hospital Zone	HOSZ - P1	Amend	Although the O'Connor Home is within the proposed Hospital Zone, aged care is only mentioned in the overview and objectives, but not specifically in the policies.	That 'aged care facilities and associated residential activities, including independent living' be added to the Hospital Zone Policy 1 (HOSZ - P1).
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1139	Hospital Zone	HOSZ - P1	Support	We support this policy.	Retain policy.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1140	Hospital Zone	HOSZ - P2	Support	We strongly support this policy as it recognises the importance of managing potential reverse sensitivity effects by designing sufficient buffers between hospitals, medical centres and aged care facilities and sensitive land uses (e.g. residential) for good public health outcomes and community resilience.	Retain policy.
The O'Conor Institute Trust Board (S466)	S466.004	Hospital Zone	HOSZ - R1	Support	The board requests that 'aged care facilities and associated residential activity, including independent living' be incorporated into clause (k) of this definition as a part of ensuring the definition as a part of ensuring the	That 'aged care facilities and associated residential activity, including independent living' be incorporated into clause (k) of this definition as a part of ensuring the activities long established at 190 Queen Street, Westport are provided for. It is also noted that the above 'o' point

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
The O'Conor Institute Trust Board (S466)	S466.007	Hospital Zone	HOSZ - R1	Support in part	<p>activities long established at 190 Queen Street, Westport are provided for.</p> <p>HOSZ - R10 - Residential Activity not provided for as a Permitted Activity. This is supported, so long as 'aged care facilities and associated residential activity, including independent living' is provided for in HOSZ - R1. Aged care and associated residential activity including independent living, is necessary to ensure the O'Conor Home can continue to serve and provide for a vital community need.</p>	<p>has 'laundries' misspelt as 'laudries' which needs to be corrected also.</p> <p>Retain provision for "aged care facilities and associated residential activity, including independent living" is provided for in HOSZ - R1.</p>
Frank and Jo Doolley (S478)	S478.047	Hospital Zone	HOSZ - R1	Support	<p>The board requests that 'aged care facilities and associated residential activity, including independent living' be incorporated into clause (k) of this definition as a part of ensuring the activities long established at 190 Queen Street, Westport are provided for.</p>	<p>That 'aged care facilities and associated residential activity, including independent living' be incorporated into clause (k) of this definition as a part of ensuring the activities long established at 190 Queen Street, Westport are provided for. It is also noted that the above 'o' point has 'laundries' misspelt as 'laudries' which needs to be corrected also.</p>
Frank and Jo Doolley (S478)	S478.050	Hospital Zone	HOSZ - R1	Support in part	<p>HOSZ - R10 - Residential Activity not provided for as a Permitted Activity. This is supported, so long as 'aged care facilities and associated residential activity, including independent living' is provided for in HOSZ - R1. Aged care and associated residential activity including independent living, is necessary to ensure the O'Conor Home can continue to serve and provide for a vital community need.</p>	<p>Retain provision for "aged care facilities and associated residential activity, including independent living" is provided for in HOSZ - R1.</p>
Buller District Council (S538)	S538.594	Hospital Zone	HOSZ - R1	Oppose in part	<p>Rule 1 is supported, but it is noted that there are performance standards for screening of waste storage areas (Clause 4) and recession planes</p>	<p>Amend the performance standards for waste storage areas (Clause 4) and recession planes (Clause 6) consistent with the requested changes for other chapters of the plan.</p>

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
					(Clause 6) and if the submission points are accepted for the equivalent provisions in other chapters, these should be amended for consistency across the plan. We support this rule.	
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1141	Hospital Zone	HOSZ - R1	Support		Retain rule.
Buller District Council (S538)	S538.595	Hospital Zone	HOSZ - R2	Oppose in part	Rule 2 limits permitted helicopter pads to Grey, Reefton and Buller hospitals, whereas Council staff have been made aware that there are helicopter pads at some of the other medical centres including Ngakawau and Karamea. Given the vital community service that these emergency landing provisions provide, Council seeks that all helicopter landing sites associated with both hospitals and medical centres are permitted activities. This is consistent with the rules across other plan chapters e.g. TEMP R6 and NOISE R2 where helicopter movements are permitted activities.	Amend Rule 2 as follows: Helicopter facilities including helicopter pads and associated fueling and servicing facilities Activity Status Permitted Where: These are located at the Te Nikau Grey Hospital, Reefton Hospital, or Buller Integrated Health Facility or Medical Centre sites only; and All performance standards for Rule HOSZ-R1 are complied with.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1142	Hospital Zone	HOSZ - R2	Support	We support this rule.	Retain rule.
The O'Conor Institute Trust Board (S466)	S466.005	Hospital Zone	HOSZ - R3	Amend	HOSZ - R1.3 and HOSZ - R1.5 contradict each other. R1.3 says the maximum building length is 20m where this is within 5m of an adjoining RESZ- Residential zone but R1.5 says that all buildings must be set	Amend rules R1.3 and R1.5 so they don't contradict each other.

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The O'Conor Institute Trust Board (S466)	S466.006	Hospital Zone	HOSZ - R3	Amend	back 5m from any residential zone. It is submitted that these rules need to be amended to ensure the TTTP is clear in its intentions. There are no setback requirements for boundaries zoned 'General Rural Zone' which is supported, however a 2m setback from a General Rural Zone boundary may be appropriate.	Consider whether a 2m setback from a General Rural Zone boundary may be appropriate.
Frank and Jo Doolley (S478)	S478.048	Hospital Zone	HOSZ - R3	Amend	HOSZ - R1.3 and HOSZ - R1.5 contradict each other. R1.3 says the maximum building length is 20m where this is within 5m of an adjoining RESZ- Residential zone but R1.5 says that all buildings must be set back 5m from any residential zone. It is submitted that these rules need to be amended to ensure the TTTP is clear in its intentions.	Amend rules R1.3 and R1.5 so they don't contradict each other.
Frank and Jo Doolley (S478)	S478.049	Hospital Zone	HOSZ - R3	Amend	There are no setback requirements for boundaries zoned 'General Rural Zone' which is supported, however a 2m setback from a General Rural Zone boundary may be appropriate.	Consider whether a 2m setback from a General Rural Zone boundary may be appropriate.
Buller District Council (S538)	S538.596	Hospital Zone	HOSZ - R3	Oppose in part	Rule 1 covers Healthcare and Medical Activities which is defined as including ambulance facilities, therefore Council suggests that Rule 3 does not need to refer to 'Emergency Service Facilities' which has a wider scope and includes fire stations and police stations. Council also considers that fire stations are unlikely to be located within the hospital zone, therefore the reference to hose drying towers in Clause 1 should be removed.	Amend Rule 3 as follows: Community Facilities and Emergency Service Facilities Activity Status Permitted Where: 1. All performance standards for Rule HOSZ-R1 are complied with except that hose drying towers associated with Emergency Service Facilities are exempt from height standards; and 2. Any community facility is ancillary to and/or supports healthcare and medical activity.

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1143	Hospital Zone	HOSZ - R3	Support	We support this rule.	Retain rule.
Buller District Council (S538)	S538.597	Hospital Zone	HOSZ - R4	Support	Rules 4 to 5 are supported.	Retain as notified.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1144	Hospital Zone	HOSZ - R4	Support	We support this rule.	Retain rule.
Buller District Council (S538)	S538.598	Hospital Zone	HOSZ - R5	Support	Rules 4 to 5 are supported.	Retain as notified.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1145	Hospital Zone	HOSZ - R5	Support	We support this rule.	Retain rule.
Buller District Council (S538)	S538.599	Hospital Zone	HOSZ - R6	Oppose	For the reasons stated above, Council seeks the removal of controls for relocated buildings given they are managed through the Building Act.	Delete Rule 6
Grey District Council (S608)	S608.795	Hospital Zone	HOSZ - R6	Support	Support that the rule includes the requirement for relocated dwellings reinstatement work to include connections to all infrastructure services within 12 months of the building being delivered to site.	Retain as proposed.
New Zealand Heavy Haulage Association Inc (S616)	S616.011	Hospital Zone	HOSZ - R6	Amend	That Council retain a degree of control over relocated buildings through the use of performance standards	Amend permitted activity status to read: ... 2. Any relocated building intended for use as a dwelling must have previously been designed, and built to-be and used as a dwelling. 3. A building pre-inspection report shall accompany the application for a building consent for the destination site. That report is to identify all reinstatement works that are to be completed to the exterior of the building. The report shall include a certification by the property owner that the

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						reinstatement works shall be completed within a the specified [12] month period. 4. The building shall be located on permanent foundations approved by building consent, no later than [2] months of the building being moved to the site. 5. All other reinstatement work required by the building inspection report and the building consent to reinstate the exterior of any relocated dwelling shall be completed within [12] months of the building being delivered to the site. Without limiting (c) (above) The reinstatement work is to include connections to all infrastructure services and closing in and ventilation of the foundations.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1146	Hospital Zone	HOSZ - R6	Support	We support this rule.	Retain rule.
Buller District Council (S538)	S538.600	Hospital Zone	HOSZ - R7	Support	Rules 7 to 12 are supported.	Retain as notified.
Grey District Council (S608)	S608.796	Hospital Zone	HOSZ - R7	Support in part	Support the intent of the rule, however, matters of discretion do not provide for the design and location of access nor the connection, management, design of wastewater, water supply and stormwater. We support this rule.	Amend matters of discretion to include wastewater, water supply and stormwater management, design compliance with NZS4404:2010 and design and location of accesses
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1147	Hospital Zone	HOSZ - R7	Support	We support this rule.	Retain rule.
Buller District Council (S538)	S538.601	Hospital Zone	HOSZ - R8	Support	Rules 7 to 12 are supported.	Retain as notified.
Te Mana Ora (Community and Public Health) of the	S190.1148	Hospital Zone	HOSZ - R8	Support	We support this rule.	Retain rule.

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NPHS/ Te Whatu Ora (S190)						
Buller District Council (S538)	S538.602	Hospital Zone	HOSZ - R9	Support	Rules 7 to 12 are supported.	Retain as notified.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1149	Hospital Zone	HOSZ - R9	Support	We support this rule.	Retain rule.
Buller District Council (S538)	S538.603	Hospital Zone	HOSZ - R10	Support	Rules 7 to 12 are supported.	Retain as notified.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1150	Hospital Zone	HOSZ - R10	Support	We support this rule.	Retain rule.
Buller District Council (S538)	S538.604	Hospital Zone	HOSZ - R11	Support	Rules 7 to 12 are supported.	Retain as notified.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1151	Hospital Zone	HOSZ - R11	Support	We support this rule.	Retain rule.
Buller District Council (S538)	S538.605	Hospital Zone	HOSZ - R12	Support	Rules 7 to 12 are supported.	Retain as notified.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1152	Hospital Zone	HOSZ - R12	Support	We support this rule.	Retain rule.
SOPHIA ALLAN (S82)	S82.003	Mineral Extraction Zone	MINZ	Oppose		Do not apply MINZ anywhere on the West Coast
Trevor Hayes (S377)	S377.010	Mineral Extraction Zone	MINZ	Amend	This submission addresses that objective in relation to proposed expansion of sand mining activities during the life of the TPPP and the potential for unanticipated	Develop new MINZ rules relating to the management of sand mining activities in support of MINZ - O2. Rules should provide for HMC mining as a Discretionary activity. Rules should include No night-time truck movements where the trucks pass within 40m of houses on RLZ

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					<p>consequences associated with the predicted rapid expansion of sand (heavy mineral concentrate) mining. Heavy mineral concentrate (HMC) mining is a new activity on the West Coast.</p> <p>These developments are recent - within the last 6 months - and if the predictions of these companies are correct, the expansion of HMC sand mining on the Coast is likely to be ongoing and substantial throughout the life of the TPP.</p> <p>Large-scale HMC mining activities are different in scale and impact compared with artisanal/small-scale gold mining that has been a feature of the West Coast for over 150 years and which continues today as an accepted part of life in the Region. These proposed HMC mining areas are on coastal placer deposits (mostly pastoral land) which are in many cases adjacent to coastal Rural Lifestyle zones over which the council has allowed substantial subdivision and residential housing development over the last 4-5 decades. The potential for conflict between communities living in the Rural Lifestyle Zone and this new form of mining is evident, as is potential conflict between local businesses and mining activities.</p> <p>A major difference between HMC sand mining and other forms of mining is the large volumes of material being shipped from the mine site in very large articulated trucks to</p>	<p>properties. E.g. no heavy truck movements between 11 pm and 6 am [as currently for milk tankers]. Maximum allowable daily heavy truck movements be established for a road (or sections thereof) at the time of granting the first mining consent application using that road. Allowable truck movements for subsequent applications will be limited to the designated maximum allowable truck movements minus the existing consented daily truck movements from other mine sites. Consent applications should be widely notified.</p>

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Richard Arlidge (S419)	S419:002	Mineral Extraction Zone	MINZ	Oppose	<p>two ports for export. If not adequately managed, this will lead to excessive truck movements along major arterial routes and congestion close to the ports. The effect of cumulative sand mining consents needs to be considered in relation to their impacts on communities and businesses along the routes taken from mine to port in terms of noise, dust, traffic congestion, and amenity values en route.</p> <p>Large scale HMC mining thus requires some additional thinking with regards to TTPP rules and permissions.</p>	<p>Why not make all the West Coast a mineral extraction zone? Let those who wish to dig do it in a carbon neutral and low impact manual way. Change the rules to encourage the manual method of gold mining and for the extraction of other minerals.</p>
Karen Lippiatt (S439)	S439:039	Mineral Extraction Zone	MINZ	Oppose	<p>I challenge the need for this zone. To pre-designate an area for mineral extraction is not compatible with climate change goals of reduction in deforestation. The Overview states that it is anticipated that there will continue to be widespread mineral extraction outside of the MINZ, which again indicates no need for a separate designation when it is clear there are expectations that the really necessary mineral extractions will be allowed under existing zones and designations.</p>	<p>Delete Mineral Extraction Zone and Provisions from the Plan.</p>

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Suzanne Hills (S443)	S443.052	Mineral Extraction Zone	MINZ	Oppose	It is unnecessary and appears to be introduced in order to rip away the resource consent process. The lack of detail in Appendix 7 on Mineral Extraction Management Plans provides little reassurance regarding the complexity of the identification and management of adverse effects and compliance to plans.	Remove this zoning designation from the plan.
Aggregate and Quarry Association (S521)	S521.003	Mineral Extraction Zone	MINZ	Amend	Recent case law has deemed the word 'avoid' to mean avoid in a prohibitive sense	Amend to remove the terms avoid where inconsistent with the permissive rules and activity statuses for extraction activities within the TTPP
Alvin & Kay Godfrey (S580)	S580.001	Mineral Extraction Zone	MINZ	Support	Quarry provides local employment directly and indirectly	Retain
Nicholas Johnston (S14)	S14.003	Mineral Extraction Zone	Mineral Extraction Zone	Oppose	You destroyed the whole hill side of Mount Buckley for the kiwi quarry which was in an SNA and then the council government excluded it from the SNA area due to existing land use rights. You were meant to protect this area as a special corridor but you didn't you destroyed the whole ecosystem and now its been closed due to unsafe issues (which they knew of before they destroyed it. undercutting of the river and road.	Reinstate the land and forest you destroyed at Kiwi Quarry.
Christine Robertson (S99)	S99.003	Mineral Extraction Zone	Mineral Extraction Zone	Oppose	My reading of this section of the plan makes me think that the rights of mining companies takes precedent over those of the residents with the latter having little right to object to such a major change to their environment and the former almost assured of getting permission.	I do not wish to see areas identified as mineral extraction zones, in particular, Barrytown, to be allowed
Westland District Council (S181)	S181.054	Mineral Extraction Zone	Mineral Extraction Zone	Support	Westland District Council supports these Objectives, Policies and Rules	Retain the objectives, policies and rules.

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Newcoast Resources Limited (S191)	S191.001	Mineral Extraction Zone	Mineral Extraction Zone	Support	The West Coast needs industry and employment. Mineral extraction projects will deliver new economic opportunities and offshoots to other businesses including construction, sciences, engineering, transport, mechanical and the hospitality, retail and accommodation sectors. Future projects are likely to bring services to the port and rail and services - providing resilience for those services, AF8 and investment opportunities. The region therefore has a low level of "non DOC" land, and we need to ensure that this residual land is used for its highest and best value use while ensuring environmental effect are managed. Mining activities can achieve this. The government has identified green minerals as a target area for growth, and the West Coast is fortunate enough to contain these green minerals. The West Coast should be extracting the green mineral to provide much-needed benefits to the region.	Retain mineral extraction zones, including at Barrytown
Deb Langridge (S252)	S252.008	Mineral Extraction Zone	Mineral Extraction Zone	Amend	This submission addresses that objective in relation to proposed expansion of sand mining activities during the life of the TPP and the potential for unanticipated consequences associated with the predicted rapid expansion of sand (heavy mineral concentrate) mining. Heavy mineral concentrate (HMC) mining is a new activity on the West Coast. Large-scale HMC mining activities are	Develop new appropriate sand mining rules - HMC mining should be a Discretionary activity Negate the possibility of reverse sensitivity arguments being used for existing consented mineral extraction operations where subsequent consents allow an unacceptable increase in heavy truck movements along the same stretch of road to a level which would generate a minor or more than minor effect on the communities or businesses along the road. No night-time truck movements where the trucks pass within 40m of houses on RLZ properties. E.g. no heavy truck movements between 11 pm and 6 am [as currently

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					<p>different in scale and impact compared with artisanal/small-scale gold mining that has been a feature of the West Coast for over 150 years and which continues today as an accepted part of life in the Region. These proposed HMC mining areas are on coastal placer deposits (mostly pastoral land) which are in many cases adjacent to coastal Rural Lifestyle zones over which the council has allowed substantial subdivision and residential housing development over the last 4-5 decades. The potential for conflict between communities living in the Rural Lifestyle Zone and this new form of mining is evident, as is potential conflict between local businesses and mining activities. A major difference between HMC sand mining and other forms of mining is the large volumes of material being shipped from the mine site in very large articulated trucks to two ports (Westport or Greymouth) for export. If not adequately managed, this will lead to excessive truck movements along major arterial routes and congestion close to the ports. The effect of cumulative sand mining consents needs to be considered in relation to their impacts on communities and businesses along the routes taken from mine to port in terms of noise, dust, traffic congestion, and amenity values en route.</p>	<p>for milk tankers]. Monitoring of cumulative effects of dust, noise, effects on wildlife and loss of amenity values from increasing numbers of articulated mining trucks along routes to the port. Maximum allowable daily heavy truck movements be established for a road (or sections thereof) at the time of granting the first mining consent application using that road. Allowable truck movements for subsequent applications will be limited to the designated maximum allowable truck movements minus the existing consented daily truck movements from other mine sites. Notification. The Council should take a broad view when identifying affected parties and making notification decisions. E.g. considering whether the effects of heavy truck movements from a mine site to a port will affect commercial tourism and hospitality businesses on the trucking route, potentially many kilometres away from the mine site. The Council should be proactive in consulting potentially affected parties along the transport routes from mine to port (where minor or more than minor effects are anticipated) prior to making notification decisions in accordance with S95E of the RMA and associated point 6 under Notification rules in the TTPP General Approach section (6. Are there any persons who are adversely affected in a minor or more than minor way in relation to the activity?)</p>

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Jane Neale (S262)	S262.002	Mineral Extraction Zone	Mineral Extraction Zone	Amend	<p>Large scale HMC mining thus requires some additional thinking with regards to TTPP rules and permissions. While we submit that these rules should be developed by professional planners in consultation with community stakeholders, here are some preliminary suggestions for rules specifically aimed at controlling the impact of large-scale HMC mining on local businesses and rural communities:</p> <p>Any mineral prospecting, exploration and extraction should be subject to a resource consent. These activities can have damaging effects on the land and neighbours and so should be subject to rules and regulations at the specific case level. The zoning of large areas as Mineral Extraction Zone will be detrimental to those people who already own land in those areas. Land values will fall if a mine can be established in the neighbourhood. Mineral extraction should not be favoured over other types of use and development of the land.</p> <p>The non-mining residents should have as many rights as the miners.</p>	<p>Do not prioritise mineral extraction over other uses.</p> <p>Recognise that coal mining is a sunset industry and should not be given preference over other land uses, including protection and conservation of the land.</p>
John Caygill (S290)	S290.004	Mineral Extraction Zone	Mineral Extraction Zone	Oppose	<p>Mineral Extraction Zones not justifiable and should be removed. It is not necessary to create a special purpose zone for lawfully established mining activities.</p> <p>A Zoning approach would override</p>	<p>Delete Mineral Extraction Zones from the plan, and re-zone these areas as appropriate (e.g. Natural open space if currently public conservation land, General Rural Zone or as consistent with adjacent zoning)</p>

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Collin Robertson (S293)	S293.001	Mineral Extraction Zone	Mineral Extraction Zone	Oppose	<p>due consideration being given to other natural character, landscape and biodiversity values that are required to be protected by the RPS and the RMA.</p> <p>Furthermore, the proposed rules for the proposed zones are to permissive: they are inconsistent with protection requirements as set-out in the RPS and the RMA; they do not address adverse effects appropriately and they are inconsistent with regulatory practice for the activities with more than minor adverse effect, and thus conducive to further biodiversity loss. Management of the adverse effects of mining activities should be consistent with the surrounding zone to ensure appropriate remediation.</p> <p>Impact on birdlife and other wildlife from dust, blasting, lighting, truck movements. Impact on road safety of significant amount of traffic. No economic benefit to area as all employment will be drawn in from elsewhere as are specialist skills. We would be accepting damage, disruption and impact on native fauna for absolutely no benefit.</p> <p>There are already too many large trucks on the road (dairy) which should also be routed via reeferon. Heavy, large trucks are unsafe and each contributes to more ear and damage to vulnerable roads than thousands of cars.</p>	No mining as a permitted activity on the plan on the Barrytown flats

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Dean Mason (S356)	S356.004	Mineral Extraction Zone	Mineral Extraction Zone	Amend	The types of mining recently proposed may expose residents to additional dust, traffic and other nuisances. It will also affect businesses and other residents along the mine to port road. The considerable loss of pastoral land runs against the existing use of this coastal strip, which has been lifestyle and general rural.	additional rules to incorporate new activities including but not limited to heavy mineral concentrate, small and large scale, monitoring cumulative impacts.
Heather Muir (S385)	S385.001	Mineral Extraction Zone	Mineral Extraction Zone	Oppose	We don't need special mineral extraction zones. There is already a process for lawful mining. The zone includes public conservation land. Although we need some coal for making steel it can be sourced from other places that have lesser ecological values. While more mining might bring short term economic gain- the damage to this area is permanent	Delete Mineral Extraction Zones from the Plan
Peter Haddock (S417)	S417.007	Mineral Extraction Zone	Mineral Extraction Zone	Support	I support the Mineral Extraction Zones as the industry is a huge financial income stream for our region and also the wider NZ economy. The opportunity for work for our young people through apprenticeships and jobs in the supporting industries is important to retain our youth is higher paying employment.	Retain mineral extraction zone
Anne Chapman (S425)	S425.007	Mineral Extraction Zone	Mineral Extraction Zone	Support	I support the Mineral extraction zones as stated in this report. Mineral extraction is an important industry on the West Coast, with Coal, Gold and heavy metals. We have a work force who are trained to work in these industries	Retain Mineral Extraction Zone

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Karen Lippiatt (S439)	S439.003	Mineral Extraction Zone	Mineral Extraction Zone	Oppose	I strongly oppose this zone if it means any Mineral Extraction becomes a Permitted Activity.	Delete the zone, or make or Mineral Extraction in the Zone require a resource consent
Clare Backes (S444)	S444.015	Mineral Extraction Zone	Mineral Extraction Zone	Oppose	The Mineral extraction Zones should be removed. Mineral extraction can be authorised through discretionary resource consent in other zones such as rural and general rural. RURZ-05, GRUZ-R11, RLZ- R11, and even SETZ-R15 all allow for mineral prospecting and mineral exploration, and these are not in the mineral extraction zones. Any mineral prospecting, exploration and extraction should be subject to resource consent. All of these activities can have damaging effects on the land and neighbours and so should be subject to rules and regulations at the specific case level	Delete the Mineral Extraction Zone.
Alistair Cameron (S452)	S452.007	Mineral Extraction Zone	Mineral Extraction Zone	Support	Ensure economic opportunities on the West Coast into the future	Retain
Alistair Cameron (S452)	S452.009	Mineral Extraction Zone	Mineral Extraction Zone	Support	The restriction on incompatible activities being established before and during mining, including residential activity	Retain
Murray Stuart and Karen Jury Rob Lawrence (S455)	S455.003	Mineral Extraction Zone	Mineral Extraction Zone	Support	The proposed framework for mineral extraction activity will result in unacceptable environmental impacts, that will harm Kumara. It is clear that there is an imbalance in the proposed One Plan for mining to be enabled at the detriment of existing land use and residential settlements.	Mineral extraction to require a resource consent so that impacts on surrounding communities are able to be avoided, remedied or mitigated.
Greenstone Retreat (S459)	S459.003	Mineral Extraction Zone	Mineral Extraction Zone	Amend	The proposed Kumara Mineral Extraction Zone is ultra vires	The provisions that relate to mineral extraction be rewritten, so that the TTPP identifies how mining activity will be managed to ensure the activity

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Davis Ogilvie & Partners Ltd (S465)	S465.009	Mineral Extraction Zone	Mineral Extraction Zone	Amend	We submit that the provisions of the TPP covering the MINZ Mineral Extraction Zone need further work to: (i) ensure that the description of the zone is accurate and refers to current legislation as well as the historic legislation governing coal mines (ii) ensure that the zone overlay covers all appropriate permits in keeping with the purpose of the zone (iii) ensure that all appropriate land uses are permitted within the zone including provision for rural industries, and long-term land uses after mining is completed	does not harm neighbours and communities Amend the provisions of the mineral extraction zone to: (i) ensure that the description of the zone is accurate and refers to current legislation as well as the historic legislation governing coal mines (ii) ensure that the zone overlay covers all appropriate permits in keeping with the purpose of the zone (iii) ensure that all appropriate land uses are permitted within the zone including provision for rural industries, and long-term land uses after mining is completed
New Zealand Coal & Carbon Limited (S472)	S472.037	Mineral Extraction Zone	Mineral Extraction Zone	Support	(iii) ensure that all appropriate land uses are permitted within the zone including provision for rural industries, and long-term land uses after mining is completed	Retain the provision of a Mineral Extraction Zone (MINZ).
Katherine Gilbert (S473)	S473.007	Mineral Extraction Zone	Mineral Extraction Zone	Oppose	A special purpose zone for authorised/lawfully established mining activities is not necessary or appropriate. Managing the adverse effects of these activities should be consistent with the underlying/surrounding zone to ensure that adverse effects and remediation are appropriate. In addition, the zones proposed for the BCZ and the MINZ appear to capture areas that are not currently authorised for mineral extraction as well as areas where mining activities have not yet occurred	Remove the Mineral Extraction Zone from the Plan
Rocky Mining Limited (S474)	S474.011	Mineral Extraction Zone	Mineral Extraction Zone	Support	RML also strongly supports the introduction of the Mineral Extraction Zone (MEZ)	Retain the Mineral Extraction Zone

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Rocky Mining Limited (S474)	S474.013	Mineral Extraction Zone	Mineral Extraction Zone	Support	RML support the provisions and rule framework of the MEZ,	Retain provisions as notified
Lynley Hargreaves (S481)	S481.004	Mineral Extraction Zone	Mineral Extraction Zone	Oppose	They are unnecessary as mining can be managed in other zones. Much of the land included within the zone is not currently being actively mined or subject to a resource consent.	Delete Mineral Extraction Zones from the Plan
Papahaua Resources Limited (S500)	S500.007	Mineral Extraction Zone	Mineral Extraction Zone	Support	PRL strongly support all provisions that enable mineral extraction across the Region	Retain Mineral Extraction Zone and associated provisions
Trevor Thorpe (S528)	S528.001	Mineral Extraction Zone	Mineral Extraction Zone	Support	I support recognising the importance of mining on the West Coast	Retain the Mineral Extraction Zone
John Thorpe (S529)	S529.004	Mineral Extraction Zone	Mineral Extraction Zone	Support	Mineral extraction provides economic opportunities	Retain the mineral extraction zone
Straterra (S536)	S536.011	Mineral Extraction Zone	Mineral Extraction Zone	Support	Mining is very important to the West Coast economy, contributing 8.4% of its gross domestic product (GDP). In Buller, mining's contribution is an exceptional 21.3% of GDP and it directly employs 9.7% of its workforce. The indirect contribution is much greater. Mining jobs in the region pay about double the median salary.	Retain the mineral extraction zone.
Royal Forest and Bird Protection Society of New Zealand Inc. (Forest & Bird) (S560)	S560.016	Mineral Extraction Zone	Mineral Extraction Zone	Oppose	Providing special permissive zoning for these activities is inconsistent with how other activities are provided for within and across various zones.	Delete the Mineral Extraction Zone (MINZ) and capture areas of lawfully established mineral extraction and ancillary activities as General Rural Zone (GRUZ) where they occur on private land, NOSZ if on private land but with high natural values, or where they occur on public conservation land, other than where zoning consistency with adjacent land is more appropriate.
Catherine Smart-Simpson (S564)	S564.003	Mineral Extraction Zone	Mineral Extraction Zone	Support	We support the Mineral Extraction Zone remaining in the Plan	Retain

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Minerals West Coast (S569)	S569.048	Mineral Extraction Zone	Mineral Extraction Zone	Amend	Zoning is not an appropriate planning solution for minerals activities except existing operations	Amend to classify mineral extraction in zones as permitted, controlled, restricted discretionary or discretionary activities - except in towns and airports etc.
Brian Anderson (S576)	S576.019	Mineral Extraction Zone	Mineral Extraction Zone	Oppose	the MEZ and BCZ fail to fulfil s5(2)(b) of the RMA	Delete
Brian Anderson (S576)	S576.021	Mineral Extraction Zone	Mineral Extraction Zone	Oppose	The MEZ precludes many common activities that would be undertaken in the General Rural Zone	delete
Paula Jones (S590)	S590.004	Mineral Extraction Zone	Mineral Extraction Zone	Support		Retain
WMS Group (HQ) Limited and WMS Land Co. Limited (S599)	S599.162	Mineral Extraction Zone	Mineral Extraction Zone	Support	Recognises the uniquely high importance of mineral extraction activities to the West Coast Economy	Retain
Phil and Helen Cook (S600)	S600.004	Mineral Extraction Zone	Mineral Extraction Zone	Support		Retain
Birchfield Coal Mines Ltd (S601)	S601.101	Mineral Extraction Zone	Mineral Extraction Zone	Support	Recognises the uniquely high importance of mineral extraction activities to the West Coast Economies.	Retain the Minerals Extraction Zone, with amendments as proposed in relation to specific provisions throughout this submission.
Department of Conservation (S602)	S602.220	Mineral Extraction Zone	Mineral Extraction Zone	Oppose	Oppose all provisions in the Mineral Extraction Zone as these largely duplicate the provisions in the Buller Coalfield Zone, and combine these zones into one to simplify the Plan and improve consistency.	Delete the Mineral Extraction Zone chapter in its entirety, rename the 'Buller Coalfield Zone' to the 'Mineral Extraction Zone', integrate policies MINZ-P6-P8, and rule MINZ-R5 and any other inconsistent provisions into the one zone chapter.
Birchfield Ross Mining Limited (S604)	S604.091	Mineral Extraction Zone	Mineral Extraction Zone	Support	Supports the inclusion of the Minerals Extractions Zones	Retain the Minerals Extraction Zone
Whyte Gold Limited (S607)	S607.076	Mineral Extraction Zone	Mineral Extraction Zone	Support	Recognises the uniquely high importance of mineral extraction activities to the West Coast Economy	Retain the Minerals Extraction Zones
Avery Brothers (S609)	S609.096	Mineral Extraction Zone	Mineral Extraction Zone	Support	Recognising the importance of mining to the West Coast	Retain Mineral Extraction Zone

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Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1153	Mineral Extraction Zone	Mineral Extraction Zone	Support	We recognise that mineral extraction provides employment opportunities for residents. We support the balanced approach suggested, however, wish to highlight that the benefits associated with mineral extraction are in tension with the health and wellbeing of the environment and communities due to the adverse effects of mineral extraction. It is important that these adverse effects are mitigated and minimised following the adverse management hierarchy - and rehabilitation of land occurs following mineral extraction.	retain approach
Michael Hill (S70)	S70.006	Mineral Extraction Zone	Overview	Support		Retain the criteria for identifying a land parcel as a Mineral Extraction Zone.
Ross Wildbore (S389)	S389.002	Mineral Extraction Zone	Overview	Support	We generally support the guidelines in the draft TPPP for Mineral extraction zones where long term activities are already existing, and not impacting on other businesses, housing & farms etc.	Only zone areas mineral extraction zone where they fit with the approach outlined in the overview.
Davis Ogilvie & Partners Ltd (S465)	S465.004	Mineral Extraction Zone	Overview	Amend	The Overview section of the MINZ Mineral Extraction Zone describes how the zone has been defined. This overview omits the current legislation that governs mineral extraction activities; that is, the Crown Minerals Act 1991. A brief review of some Minerals Permits held over areas within the MINZ Mineral Extraction Zone shows that some permits are more recent than the Coal Mines Act 1979, nor are all permits relating to coal. It also appears that some permits that have been included in the	Amend the Overview to more accurately describe how the zone has been defined and refer to the Crown Minerals Act.

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New Zealand Coal & Carbon Limited (S472)	S472.038	Mineral Extraction Zone	Overview	Support	MINZ Mineral Extraction Zone may not be "long term" as described in the zone overview section. There are a number of other authorisations not listed which are applicable so a broader reference would be more appropriate.	3rd para, 2nd sentence : <input type="checkbox"/> delete "is from three different" and insert "includes the". <input type="checkbox"/> delete "and includes" and insert "of".
Rocky Mining Limited (S474)	S474.045	Mineral Extraction Zone	Overview	Amend		that the overlays do not apply to the MEZ zoning
Stevenson Mining Limited (S502)	S502.002	Mineral Extraction Zone	Overview	Support	an appropriate mechanism to include discrete, long term mineral extraction activities.	Retain
Straterra (S536)	S536.014	Mineral Extraction Zone	Overview	Support	The proposed plan intends mineral extraction outside the Special Purpose Zones to be enabled. We support this, specifically the statement in the Overview of the Mineral Extraction Zone: "It is anticipated that there will continue to be widespread mineral extraction outside of the MINZ - Mineral Extraction Zone."	Retain the statement and approach of enablement of mineral extraction
Straterra (S536)	S536.068	Mineral Extraction Zone	Overview	Support	There are a number of other authorisations not listed which are applicable so a broader reference would be more appropriate.	In the third paragraph, second sentence, replace "is from three different mechanisms and includes" with "includes the mechanisms of".
Straterra (S536)	S536.069	Mineral Extraction Zone	Overview	Amend	This is an important authorisation that should be included.	In the third paragraph, add a fourth point, "Minerals permits under the Crown Minerals Act (1991)".
Terra Firma Mining Limited (S537)	S537.024	Mineral Extraction Zone	Overview	Support in part	The overview states that the MINZ - Mineral Extraction Zone covers areas where there are discrete, long term mineral extraction activities that are currently authorised from coal mining licences, ancillary coal mining licences and resource consents.	Amend Para 3 of Overview to include mining permits as instruments that can authorise mineral extraction activities.
Geoff Volckman (S563)	S563.147	Mineral Extraction Zone	Overview	Amend	Some effects of activities in the proposed MINZ derived from existing use rights.	Add a 4th point: existing use rights.

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Catherine Smart-Simpson (S564)	S564.156	Mineral Extraction Zone	Overview	Amend	Authorisation regarding some effects of activities in the proposed MINZ derived from existing use rights.	Amend to add a 4th point to include existing use rights .
William McLaughlin (S567)	S567.694	Mineral Extraction Zone	Overview	Amend	Authorisation regarding some effects of activities derived from existing use rights.	Add a 4th point to include existing use rights .
Koiterangi Lime Co LTD (S577)	S577.123	Mineral Extraction Zone	Overview	Amend	note that authorisation regarding some effects of activities in the proposed MINZ derived from existing use rights.	Amend to add a 4th point existing use rights .
Peter Langford (S615)	S615.211	Mineral Extraction Zone	Overview	Amend	support though note effects of activities with existing use rights.	Amend to add a 4th point to include existing use rights
New Zealand Coal & Carbon Limited (S472)	S472.039	Mineral Extraction Zone	Mineral Extraction Zone Objectives	Support		Retain as notified
Stevenson Mining Limited (S502)	S502.003	Mineral Extraction Zone	Mineral Extraction Zone Objectives	Support		Retain
Buller District Council (S538)	S538.607	Mineral Extraction Zone	Mineral Extraction Zone Objectives	Support	The objectives and policies for the Mineral Extraction Zone are supported.	Retain as notified.
Chris & Jan Coll (S558)	S558.668	Mineral Extraction Zone	Mineral Extraction Zone Objectives	Support		Retain
Geoff Volckman (S563)	S563.150	Mineral Extraction Zone	Mineral Extraction Zone Objectives	Support		Retain
Catherine Smart-Simpson (S564)	S564.159	Mineral Extraction Zone	Mineral Extraction Zone Objectives	Support		Retain

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Chris J Coll Surveying Limited (S566)	S566.668	Mineral Extraction Zone	Mineral Extraction Zone Objectives	Support		Retain
William McLaughlin (S567)	S567.698	Mineral Extraction Zone	Mineral Extraction Zone Objectives	Support		Retain
Koiterangi Lime Co LTD (S577)	S577.125	Mineral Extraction Zone	Mineral Extraction Zone Objectives	Support		Retain
Karen Lippiatt (S439)	S439.040	Mineral Extraction Zone	MINZ - O1	Oppose	Social wellbeing will be brought about by experiencing this area as a natural playground which Mineral Extraction will destroy.	Remove all references to the social wellbeing brought about by the Mineral Extraction
TiGa Minerals and Metals Limited (S493)	S493.110	Mineral Extraction Zone	MINZ - O1	Support	This objective enables mineral extraction activities in the MINZ and is supported	Retain as notified.
Terra Firma Mining Limited (S537)	S537.025	Mineral Extraction Zone	MINZ - O1	Support	MIN-O1 appropriately recognises the scale and operating characteristics of mineral extraction activities and their contribution to economic and social wellbeing.	Retain MIN-O1
WMS Group (HQ) Limited and WMS Land Co. Limited (S599)	S599.125	Mineral Extraction Zone	MINZ - O1	Support	Enables mineral extraction activities in the MINZ	Retain
Birchfield Coal Mines Ltd (S601)	S601.102	Mineral Extraction Zone	MINZ - O1	Support	This objective enables mineral extraction activities in the MINZ and is supported	Retain as notified.
BRM Developments Limited (S603)	S603.053	Mineral Extraction Zone	MINZ - O1	Support	This objective enables mineral extraction activities in the MINZ and is supported	Retain as notified.

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
Birchfield Ross Mining Limited (S604)	S604.092	Mineral Extraction Zone	MINZ - O1	Support	This objective enables mineral extraction activities in the MINZ and is supported	Retain as notified.
Phoenix Minerals Limited (S606)	S606.077	Mineral Extraction Zone	MINZ - O1	Support	Enables mineral extraction activities in the MINZ and is supported	Retain as notified.
Whyte Gold Limited (S607)	S607.077	Mineral Extraction Zone	MINZ - O1	Support	This objective enables mineral extraction activities	Retain as notified.
Karamea Lime Company (S614)	S614.214	Mineral Extraction Zone	MINZ - O1	Support		Retain
Peter Langford (S615)	S615.214	Mineral Extraction Zone	MINZ - O1	Support		Retain
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1154	Mineral Extraction Zone	MINZ - O1	Support	We support this objective.	Retain objective.
Lindy Mason (S355)	S355.006	Mineral Extraction Zone	MINZ - O2	Amend	Predicted HMC heavy mineral concentrate expansion needs to be covered in the rules as it is very likely to happen during the life of TTTP. Westland Mineral Sands Ltd and TiGA Minerals and Metals Ltd are breaking their necks to mine 1600 ha of our region. How this can be done without unfair repercussions on existing land occupants and users is already the challenge of our decade. Level-headed leadership that respects the land is required urgently	Include management of HMC mineral concentrate in the objective recognising that sand mining rules are required to provide for appropriate extraction where the balance of benefits to harms is in favor.
Waka Kotahi NZ Transport Agency (S450)	S450.295	Mineral Extraction Zone	MINZ - O2	Support	Waka Kotahi supports the objective as this requires that effects on the environment are minimised.	Retain as proposed.
TiGa Minerals and Metals Limited (S493)	S493.111	Mineral Extraction Zone	MINZ - O2	Amend	To allow for the full effects management hierarchy.	Amend: To ensure exploration, extraction and processing of minerals within the MINZ - Mineral Extraction Zone manages manages adverse effects on the environment,

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
Terra Firma Mining Limited (S537)	S537.026	Mineral Extraction Zone	MINZ - O2	Support	MINZ-O2 seeks to ensure that mining activity minimises adverse effects, however this is not an RMA concept and will result in confusion and uncertainty. The objective should refer to the effects hierarchy of avoid, remedy, mitigate, offset or compensate.	the community and the relationship of Poutini Ngāi Tahu with their ancestral lands, sites and areas of significance, water, wāhi tapu and other taonga. Amend MINZ-O2 to refer to the effects hierarchy.
WMS Group (HQ) Limited and WMS Land Co. Limited (S599)	S599.126	Mineral Extraction Zone	MINZ - O2	Amend	To allow for the full effects management hierarchy.	To ensure exploration, extraction and processing of minerals within the MINZ - Mineral Extraction Zone minimises manages adverse effects on the environment, the community and the relationship of Poutini Ngāi Tahu with their ancestral lands, sites and areas of significance, water, wāhi tapu and other taonga."
Birchfield Coal Mines Ltd (S601)	S601.103	Mineral Extraction Zone	MINZ - O2	Amend	To allow for the full effects management hierarchy.	Amend MINZ - O2 as follows: To ensure exploration, extraction and processing of minerals within the MINZ - Mineral Extraction Zone minimises manages adverse effects on the environment, the community and the relationship of Poutini Ngāi Tahu with their ancestral lands, sites and areas of significance, water, wāhi tapu and other taonga.
BRM Developments Limited (S603)	S603.054	Mineral Extraction Zone	MINZ - O2	Amend	To allow for the full effects management hierarchy.	Amend MINZ - O2 as follows: To ensure exploration, extraction and processing of minerals within the MINZ - Mineral Extraction Zone minimises manages adverse effects on the environment, the community and the relationship of Poutini Ngāi Tahu with their ancestral lands, sites and areas of significance, water, wāhi tapu and other taonga.
Birchfield Ross Mining Limited (S604)	S604.093	Mineral Extraction Zone	MINZ - O2	Support in part	To allow for the full effects management hierarchy.	Amend MINZ - O2 as follows: To ensure exploration, extraction and processing of minerals within the MINZ - Mineral Extraction Zone minimises manages adverse effects on the environment, the community and the

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
						relationship of Poutini Ngāi Tahu with their ancestral lands, sites and areas of significance, water, wāhi tapu and other taonga.
Phoenix Minerals Limited (S606)	S606.078	Mineral Extraction Zone	MINZ - O2	Amend	To allow for the full effects management hierarchy.	Amend MINZ - O2 as follows: To ensure exploration, extraction and processing of minerals within the MINZ - Mineral Extraction Zone minimises manages adverse effects on ...
Whyte Gold Limited (S607)	S607.078	Mineral Extraction Zone	MINZ - O2	Support in part	A wording amendment is proposed to allow for the full effects management hierarchy.	Amend MINZ - O2 as follows: To ensure exploration, extraction and processing of minerals within the MINZ - Mineral Extraction Zone minimises manages adverse effects on the environment, the community and the relationship of Poutini Ngāi Tahu with their ancestral lands, sites and areas of significance, water, wāhi tapu and other taonga.
Karamea Lime Company (S614)	S614.215	Mineral Extraction Zone	MINZ - O2	Support		Retain
Peter Langford (S615)	S615.215	Mineral Extraction Zone	MINZ - O2	Support		Retain
Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae, Te Runanga o Makaawhio (S620)	S620.261	Mineral Extraction Zone	MINZ - O2	Support	Supports Poutini Ngāi Tahu and provides for the wellbeing of our people as required by the RMA.	Retain notified version
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1155	Mineral Extraction Zone	MINZ - O2	Support	We strongly support this objective to ensure adverse effects on the environment, community and Poutini Ngāi Tahu's relationship with their ancestral lands, sites, water, wāhi tapu and other taonga are minimised. We are in a climate emergency and should be considering this now.	Retain objective.
Deb Langridge (S252)	S252.002	Mineral Extraction Zone	Mineral Extraction Policies	Amend		Mining applications (or any heavy fossil fuel use industry) should be including offsetting.

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New Zealand Coal & Carbon Limited (S472)	S472.040	Mineral Extraction Zone	Mineral Extraction Policies	Support		Retain as notified
Stevenson Mining Limited (S502)	S502.004	Mineral Extraction Zone	Mineral Extraction Policies	Support		Retain
Buller District Council (S538)	S538.608	Mineral Extraction Zone	Mineral Extraction Policies	Support	The objectives and policies for the Mineral Extraction Zone are supported.	Retain as notified.
Chris & Jan Coll (S558)	S558.669	Mineral Extraction Zone	Mineral Extraction Policies	Support		Retain
Geoff Volckman (S563)	S563.151	Mineral Extraction Zone	Mineral Extraction Policies	Support		Retain
Catherine Smart-Simpson (S564)	S564.160	Mineral Extraction Zone	Mineral Extraction Policies	Support		Retain
Chris J Coll Surveying Limited (S566)	S566.669	Mineral Extraction Zone	Mineral Extraction Policies	Support		Retain
William McLaughlin (S567)	S567.699	Mineral Extraction Zone	Mineral Extraction Policies	Support		Retain
[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]		[REDACTED]
Koiterangi Lime Co LTD (S577)	S577.126	Mineral Extraction Zone	Mineral Extraction Policies	Support		Retain
Karamea Lime Company (S614)	S614.216	Mineral Extraction Zone	Mineral Extraction Policies	Support		Retain
Peter Langford (S615)	S615.216	Mineral Extraction Zone	Mineral Extraction Policies	Support		Retain
TiGa Minerals and Metals Limited (S493)	S493.112	Mineral Extraction Zone	MINZ - P1	Support	The recognition of important mineral resources through mineral extraction zones	Retain as notified.

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WMS Group (HQ) Limited and WMS Land Co. Limited (S599)	S599.127	Mineral Extraction Zone	MINZ - P1	Support	Encourages the recognition of important mineral resources through mineral extraction zones	Retain
Birchfield Coal Mines Ltd (S601)	S601.104	Mineral Extraction Zone	MINZ - P1	Support	Encourages the recognition of important mineral resources through mineral extraction zones	Retain as notified.
BRM Developments Limited (S603)	S603.055	Mineral Extraction Zone	MINZ - P1	Support	Encourages the recognition of important mineral resources through mineral extraction zones and is supported	Retain as notified.
Birchfield Ross Mining Limited (S604)	S604.094	Mineral Extraction Zone	MINZ - P1	Support	This policy encourages the recognition of important mineral resources through mineral extraction zones and is supported	Retain as notified.
Phoenix Minerals Limited (S606)	S606.079	Mineral Extraction Zone	MINZ - P1	Support	Encourages the recognition of important mineral resources	Retain as notified.
Whyte Gold Limited (S607)	S607.079	Mineral Extraction Zone	MINZ - P1	Support	Encourages the recognition of important mineral resources through mineral extraction zones	Retain as notified.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1156	Mineral Extraction Zone	MINZ - P1	Support	We support this policy.	Retain policy.
TiGa Minerals and Metals Limited (S493)	S493.113	Mineral Extraction Zone	MINZ - P2	Support	Recognises the need to protect mineral resources from reverse sensitivity effects .	Retain as notified.
Terra Firma Mining Limited (S537)	S537.027	Mineral Extraction Zone	MINZ - P2	Support	MINZ-P2 is supported for its explicit acknowledgement of the importance of mineral deposits in the MINZ Zone and the need to future-proof their access.	Retain MINZ-P2
WMS Group (HQ) Limited and WMS Land Co. Limited (S599)	S599.128	Mineral Extraction Zone	MINZ - P2	Support	Recognises the need to protect mineral resources from reverse sensitivity effects	Retain

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Birchfield Coal Mines Ltd (S601)	S601.105	Mineral Extraction Zone	MINZ - P2	Support	Recognises the need to protect mineral resources from reverse sensitivity effects	Retain as notified.
BRM Developments Limited (S603)	S603.056	Mineral Extraction Zone	MINZ - P2	Support	Recognises the need to protect mineral resources from reverse sensitivity effects and is supported.	Retain as notified.
Birchfield Ross Mining Limited (S604)	S604.095	Mineral Extraction Zone	MINZ - P2	Support	To protect mineral resources from reverse sensitivity effects	Retain as notified.
Phoenix Minerals Limited (S606)	S606.080	Mineral Extraction Zone	MINZ - P2	Support	Recognises the need to protect mineral resources from reverse sensitivity effects	Retain as notified.
Whyte Gold Limited (S607)	S607.080	Mineral Extraction Zone	MINZ - P2	Support	Recognises the need to protect mineral resources from reverse sensitivity effects	Retain as notified.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1157	Mineral Extraction Zone	MINZ - P2	Support	We support this policy.	Retain policy.
TiGa Minerals and Metals Limited (S493)	S493.114	Mineral Extraction Zone	MINZ - P3	Amend	To refer to the best practicable environmental outcome rather than best practice.	Amend: To ensure that after mineral extraction, all mine sites in the MINZ - Mineral Extraction Zone are rehabilitated to the best practicable practice environmental standards ...
Straterra (S536)	S536.070	Mineral Extraction Zone	MINZ - P3	Amend	Best practice not always fit for purpose.	Replace "best practice" with "best practicable option".
Terra Firma Mining Limited (S537)	S537.028	Mineral Extraction Zone	MINZ - P3	Support in part	MINZ-P3 should recognise that rehabilitation can occur both during and following mining operations, consistent with MINZ-P4.g.	Amend MINZ-P3 to allow for rehabilitation to occur both during and after mining activities
WMS Group (HQ) Limited and WMS Land Co. Limited (S599)	S599.129	Mineral Extraction Zone	MINZ - P3	Amend	amendment is sought to refer to the best practicable environmental outcome	Amend MINZ - P3 as follows: To ensure that after mineral extraction, all mine sites in the MINZ - Mineral Extraction Zone are rehabilitated to the best practicable practice environmental standards and to provide for future use and activities appropriate to the area.

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Birchfield Coal Mines Ltd (S601)	S601.106	Mineral Extraction Zone	MINZ - P3	Amend	To refer to the best practicable environmental outcome rather than best practice.	Amend MINZ - P3 as follows: To ensure that after mineral extraction, all mine sites in the MINZ - Mineral Extraction Zone are rehabilitated to the best practicable practice environmental standards and to provide for future use and activities appropriate to the area.
BRM Developments Limited (S603)	S603.057	Mineral Extraction Zone	MINZ - P3	Amend	To refer to the best practicable environmental outcome rather than best practice.	Amend MINZ - P3 as follows: To ensure that after mineral extraction, all mine sites in the MINZ - Mineral Extraction Zone are rehabilitated to the best practicable practice environmental standards and to provide for future use and activities appropriate to the area.
Birchfield Ross Mining Limited (S604)	S604.096	Mineral Extraction Zone	MINZ - P3	Amend	To refer to the best practicable environmental outcome rather than best practice.	Amend MINZ - P3 as follows: To ensure that after mineral extraction, all mine sites in the MINZ - Mineral Extraction Zone are rehabilitated to the best practicable practice environmental standards and to provide for future use and activities appropriate to the area.
Phoenix Minerals Limited (S606)	S606.081	Mineral Extraction Zone	MINZ - P3	Amend	Best practicable environmental outcome rather than best practice.	Amend MINZ - P3 as follows: To ensure that after mineral extraction, all mine sites in the MINZ - Mineral Extraction Zone are rehabilitated to the best practicable practice environmental standards and to provide for future use and activities appropriate to the area.
Whyte Gold Limited (S607)	S607.081	Mineral Extraction Zone	MINZ - P3	Support	A wording amendment is sought to refer to the best practicable environmental outcome rather than best practice.	Amend MINZ - P3 as follows: To ensure that after mineral extraction, all mine sites in the MINZ - Mineral Extraction Zone are rehabilitated to the best practicable practice environmental standards and to provide for future use and activities appropriate to the area.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1158	Mineral Extraction Zone	MINZ - P3	Support	We strongly support this policy to ensure sites used for mineral extraction are rehabilitated using best environmental practice as this will support good public health outcomes.	Retain policy.
Waka Kotahi NZ Transport Agency (S450)	S450.296	Mineral Extraction Zone	MINZ - P4	Support	Waka Kotahi supports the policy as it manages effects on the operation and maintenance of the transport network	Retain as proposed.

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
TiGa Minerals and Metals Limited (S493)	S493.115	Mineral Extraction Zone	MINZ - P4	Amend	from traffic generation, load type and vehicle characteristics. To allow for the full effects management hierarchy.	Amend MINZ - P4 as follows: Maintain ... as far as practicable by: a. ... d. Managing adverse effects impacts on significant indigenous vegetation and significant habitats of indigenous fauna;
Terra Firma Mining Limited (S537)	S537.029	Mineral Extraction Zone	MINZ - P4	Support	MINZ-P4 appropriately seeks to maintain the quality of the environment, landscape, ecological values, character and amenity of the areas surrounding the MINZ - Mineral Extraction Zone as far as practicable through various means, include air pollution.	Retain MINZ - P4
Buller Conservation Group (S552)	S552.193	Mineral Extraction Zone	MINZ - P4	Support		b. air pollution d Managing impacts on natural character and significant indigenous vegetation and significant habitats of indigenous fauna;
Frida Inta (S553)	S553.193	Mineral Extraction Zone	MINZ - P4	Support	include air pollution.	b. air pollution d Managing impacts on natural character and significant indigenous vegetation and significant habitats of indigenous fauna;
WMS Group (HQ) Limited and WMS Land Co. Limited (S599)	S599.130	Mineral Extraction Zone	MINZ - P4	Amend	amendment is proposed to allow for the full effects management hierarchy	Maintain the quality of the environment, landscape, ecological values, character and amenity of the areas surrounding the MINZ - Mineral Extraction Zone ... d. Managing adverse effects impacts on significant indigenous vegetation and significant habitats of indigenous fauna; "
Birchfield Coal Mines Ltd (S601)	S601.107	Mineral Extraction Zone	MINZ - P4	Amend	To allow for the full effects management hierarchy.	Amend MINZ - P4 as follows: Maintain the quality of the environment, landscape, ecological values, character and amenity of the areas surrounding the MINZ - Mineral Extraction Zone as far as practicable by: a. Utilising management, monitoring, rehabilitation and mine closure plans as a key tool; b. Managing dust, noise, vibration, access and lighting to maintain amenity values; c. Managing traffic generation, load type and vehicle

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BRM Developments Limited (S603)	S603.058	Mineral Extraction Zone	MINZ - P4	Amend	To allow for the full effects management hierarchy.	<p>characteristics on the operation and maintenance of the transport network; d. Managing adverse effects impacts on significant indigenous vegetation and significant habitats of indigenous fauna;</p> <p>Amend MINZ - P4 as follows: Maintain the quality of the environment, landscape, ecological values, character and amenity of the areas surrounding the MINZ - Mineral Extraction Zone as far as practicable by: a. Utilising management, monitoring, rehabilitation and mine closure plans as a key tool; b. Managing dust, noise, vibration, access and lighting to maintain amenity values; c. Managing traffic generation, load type and vehicle characteristics on the operation and maintenance of the transport network; d. Managing adverse effects impacts on significant indigenous vegetation and significant habitats of indigenous fauna;</p>
Birchfield Ross Mining Limited (S604)	S604.097	Mineral Extraction Zone	MINZ - P4	Amend	To allow for the full effects management hierarchy.	<p>Amend MINZ - P4 as follows: Maintain the quality of the environment, landscape, ecological values, character and amenity of the areas surrounding the MINZ - Mineral Extraction Zone as far as practicable by: a. ... d. Managing adverse effects impacts on significant indigenous vegetation and significant habitats of indigenous fauna;</p>
Phoenix Minerals Limited (S606)	S606.082	Mineral Extraction Zone	MINZ - P4	Amend	To allow for the full effects management hierarchy.	<p>Amend MINZ - P4 as follows: Maintain the quality of the environment, landscape, ecological values, character and amenity of the areas surrounding the MINZ - Mineral Extraction Zone as far as practicable by: a. Utilising management, monitoring, rehabilitation and mine closure plans as a key tool; b. Managing dust, noise, vibration, access and lighting to maintain amenity values; c. Managing traffic generation, load type and vehicle characteristics on the operation and maintenance of the transport network; d. Managing adverse effects impacts on significant indigenous vegetation and significant habitats of indigenous fauna;</p>

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Whyte Gold Limited (S607)	S607.082	Mineral Extraction Zone	MINZ - P4	Amend	A wording amendment is proposed to allow for the full effects management hierarchy.	Amend MINZ - P4 as follows: Maintain the quality of the environment, landscape, ecological values, character and amenity of the areas surrounding the MINZ - Mineral Extraction Zone as far as practicable by: a. Utilising management, monitoring, rehabilitation and mine closure plans as a key tool; b. Managing dust, noise, vibration, access and lighting to maintain amenity values; c. Managing traffic generation, load type and vehicle characteristics on the operation and maintenance of the transport network; d. Managing adverse effects impacts on significant indigenous vegetation and significant habitats of indigenous fauna;
Grey District Council (S608)	S608.797	Mineral Extraction Zone	MINZ - P4	Support	Support the policy as it manages traffic generation, load type and vehicle characteristics on the operation and maintenance of the transport network, ensure well located appropriately formed vehicle entrances, parking, loading and manoeuvring areas.	Retain as proposed.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1159	Mineral Extraction Zone	MINZ - P4	Support in part	We support this policy as it requires comprehensive management plans for mineral extraction zones (MINZ) across a range of important issues, which will support good public health outcomes. Additionally, as discussed in INF-P7, we recommend that an overlay layer be developed for Drinking Water Source Protection Zones for West Coast community networked drinking water supply sources in accordance with Resource Management (National Environmental Standards for Sources of Human Drinking Water) Regulations 2007. We recommend that Drinking Water SPZ are fully excluded from mineral extraction activities to ensure that	Amend MINZ-P4 as follows: Maintain the quality of the environment, landscape, ecological values, Poutini Ngāi Tahu cultural values , character and amenity of the areas surrounding the MINZ - Mineral Extraction Zone as far as practical by: a. Utilising management, monitoring, rehabilitation and mine closure plans as a key tool; ... i. Ensuring that the Drinking Water Source Protection Zones (SPZ) are excluded from MINZ - Mineral Extraction Zone.

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
					incidents similar to those affecting the Ross water supply do not happen again on the West Coast. We also note that unlike BCZ-P4, this policy does not refer to Poutini Ngāi Tahu values, and we recommend amending this.	
Craig Schwitzer (S96)	S96.007	Mineral Extraction Zone	MINZ - P5	Oppose	Areas of significant indigenous vegetation or significant fauna habitat are generally of greater value than the minerals potentially extracted from these areas.	No Mineral extraction in areas of significant indigenous vegetation or significant fauna habitat
Karen Lippiatt (S439)	S439.041	Mineral Extraction Zone	MINZ - P5	Oppose	There is no way that removal of an area of significant indigenous vegetation "cannot be avoided" unless a life is at stake.	Delete the policy.
TiGa Minerals and Metals Limited (S493)	S493.116	Mineral Extraction Zone	MINZ - P5	Support	Provides for adverse effects to be managed using the effects management hierarchy.	Retain as notified.
Terra Firma Mining Limited (S537)	S537.030	Mineral Extraction Zone	MINZ - P5	Support	It is appropriate that when removing some or all of an area of significant indigenous vegetation or significant fauna habitat, adverse effects that cannot be avoided should be mitigated, remedied, offset or compensated to achieve no net loss in biodiversity values.	Retain MINZ - P5
Buller Conservation Group (S552)	S552.194	Mineral Extraction Zone	MINZ - P5	Amend	The adverse effects hierarchy be mitigated, remedied, offset or compensated	adverse effects should use the adverse effects hierarchy be mitigated, remedied, offset or compensated to achieve no net loss and preferably a net gain in biodiversity values.
Frida Inta (S553)	S553.194	Mineral Extraction Zone	MINZ - P5	Amend	adverse effects should use the adverse effects hierarchy be mitigated, remedied, offset or compensated to achieve no net loss and preferably a net gain in biodiversity values.	adverse effects should use the adverse effects hierarchy be mitigated, remedied, offset or compensated to achieve no net loss and preferably a net gain in biodiversity values.

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
WMS Group (HQ) Limited and WMS Land Co. Limited (S599)	S599.131	Mineral Extraction Zone	MINZ - P5	Support	Provides for adverse effects to be managed using the effects management hierarchy	Retain
Birchfield Coal Mines Ltd (S601)	S601.108	Mineral Extraction Zone	MINZ - P5	Support	This policy provides for adverse effects to be managed using the effects management hierarchy and is supported.	Retain as notified.
BRM Developments Limited (S603)	S603.059	Mineral Extraction Zone	MINZ - P5	Support	Effectively manage the relationship between the MINZ and SNA/SASM	Retain
Birchfield Ross Mining Limited (S604)	S604.098	Mineral Extraction Zone	MINZ - P5	Support	Manage the relationship between the MINZ and SNA/SASM	Retain
Phoenix Minerals Limited (S606)	S606.083	Mineral Extraction Zone	MINZ - P5	Support	Recourse to rules for indigenous vegetation and SASM are not required.	Retain
Whyte Gold Limited (S607)	S607.083	Mineral Extraction Zone	MINZ - P5	Support	These policies effectively manage the relationship between the MINZ and SNA/SASM	Retain
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1160	Mineral Extraction Zone	MINZ - P5	Support	We support this policy.	Retain policy.
TiGa Minerals and Metals Limited (S493)	S493.117	Mineral Extraction Zone	MINZ - P6	Support	This policy recognises the need for Poutini Ngai Tahu involvement in certain resource consent processes and is supported.	Retain as notified.
WMS Group (HQ) Limited and WMS Land Co. Limited (S599)	S599.132	Mineral Extraction Zone	MINZ - P6	Support	Recognises the need for Poutini Ngai Tahu involvement in certain resource consent processes	Retain
Birchfield Coal Mines Ltd (S601)	S601.109	Mineral Extraction Zone	MINZ - P6	Support	Recognises the need for Poutini Ngai Tahu involvement in certain resource consent processes	Retain as notified.
BRM Developments Limited (S603)	S603.060	Mineral Extraction Zone	MINZ - P6	Support	Effectively manage the relationship between the MINZ and SNA/SASM	Retain

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
Birchfield Ross Mining Limited (S604)	S604.099	Mineral Extraction Zone	MINZ - P6	Support	These policies effectively manage the relationship between the MINZ and SNA/SASM, so recourse to rules for indigenous vegetation and SASM are not required.	Retain
Phoenix Minerals Limited (S606)	S606.084	Mineral Extraction Zone	MINZ - P6	Support	Effectively manage the relationship between the MINZ and SNA/SASM	Retain
Whyte Gold Limited (S607)	S607.084	Mineral Extraction Zone	MINZ - P6	Support	Effectively manage the relationship between the MINZ and SNA/SASM	Retain
Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae, Te Runanga o Makaawhio (S620)	S620.262	Mineral Extraction Zone	MINZ - P6	Support	Consistency with the application of Poutini Ngāi Tahu values throughout the plan.	amend the policy as follows: b. Requiring ongoing liaison and communication where Poutini Ngāi Tahu values cultural resources may be affected by mineral extraction, processing or rehabilitation activities. c. Recognising the ownership of the pounamu resource lies with Te Rūnanga o Ngāi Tahu Poutini Ngāi Tahu ; and
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1161	Mineral Extraction Zone	MINZ - P6	Support	We support this policy particularly MINZ-P6 clause(c) protecting the relationship and mana of Poutini Ngāi Tahu with their lands, sites, water, wāhi tapu and other taonga.	Retain policy.
TiGa Minerals and Metals Limited (S493)	S493.118	Mineral Extraction Zone	MINZ - P7	Amend	A wording amendment is proposed for consistency.	Amend: Manage conflicts between mineral extraction activities and other land uses by ensuring that: a. Performance standards to manage adverse effects minimise impacts on the amenity, rural character and natural values of adjacent areas are met; ...
Terra Firma Mining Limited (S537)	S537.031	Mineral Extraction Zone	MINZ - P7	Support in part	Policy MINZ-P7 will help reduce the potential for reverse sensitivity effects compromising existing or future mineral extraction activities due to sensitive activities establishing in the Mineral Extraction Zone. However, TFM is concerned that the wording of a. (to "minimise impacts") is not	Amend MINZ-P7 a. to read as follows: <i>Performance standards to maintain amenity, character and natural values of adjacent areas are met;</i>

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
WMS Group (HQ) Limited and WMS Land Co. Limited (S599)	S599.133	Mineral Extraction Zone	MINZ - P7	Amend	consistent with the RMA or other parts of the plan. Amendment is proposed for consistency.	Manage conflicts between mineral extraction activities and other land uses by ensuring that: a. Performance standards to manage adverse effects on the amenity, rural character and natural values of adjacent areas are met; and ...
Birchfield Coal Mines Ltd (S601)	S601.110	Mineral Extraction Zone	MINZ - P7	Amend	A wording amendment is proposed for consistency.	Amend MINZ - P7 as follows: Manage conflicts between mineral extraction activities and other land uses by ensuring that: a. Performance standards to manage adverse effects on the amenity, rural character and natural values of adjacent areas are met; and b. Activities that are incompatible with the effects of mineral extraction and ancillary activities are not established in the MINZ - Mineral Extraction Zone.
BRM Developments Limited (S603)	S603.061	Mineral Extraction Zone	MINZ - P7	Amend	To allow for the full effects management hierarchy.	Amend MINZ - P4 as follows: Maintain the quality of the environment, landscape, ecological values, character and amenity of the areas surrounding the MINZ - Mineral Extraction Zone as far as practicable by: a. ... d. Managing adverse effects on significant indigenous vegetation and significant habitats of indigenous fauna;
Birchfield Ross Mining Limited (S604)	S604.100	Mineral Extraction Zone	MINZ - P7	Amend	To allow for the full effects management hierarchy.	Amend MINZ - P4 as follows: Maintain the quality of the environment, landscape, ecological values, character and amenity of the areas surrounding the MINZ - Mineral Extraction Zone as far as practicable by: a. Utilising management, monitoring, rehabilitation and mine closure plans as a key tool; b. Managing dust, noise, vibration, access and lighting to maintain amenity values; c. Managing traffic generation, load type and vehicle characteristics on the operation and maintenance of the transport network; d. Managing adverse effects on significant indigenous vegetation and significant habitats of indigenous fauna;

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Phoenix Minerals Limited (S606)	S606.085	Mineral Extraction Zone	MINZ - P7	Support in part	To allow for the full effects management hierarchy.	Amend: Maintain the quality of the environment, landscape, ecological values, character and amenity of the areas surrounding the MINZ - Mineral Extraction Zone as far as practicable by: a. ... d. Managing adverse effects on significant indigenous vegetation and significant habitats of indigenous fauna;
Whyte Gold Limited (S607)	S607.085	Mineral Extraction Zone	MINZ - P7	Amend	Amendment is proposed to allow for the full effects management hierarchy.	Amend MINZ - P4 as follows: Maintain the quality of the environment... MINZ - Mineral Extraction Zone as far as practicable by: ...k; d. Managing adverse effects on significant indigenous vegetation and significant habitats of indigenous fauna;
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1162	Mineral Extraction Zone	MINZ - P7	Support	We strongly support this policy as it recognises the adverse effects mineral extraction and processing can have on neighbouring sensitive land uses and encourages buffering to separate incompatible activities.	Retain policy.
TiGa Minerals and Metals Limited (S493)	S493.119	Mineral Extraction Zone	MINZ - P8	Support	This policy seeks to ensure coordination with the West Coast Regional Council.	Retain as notified.
WMS Group (HQ) Limited and WMS Land Co. Limited (S599)	S599.134	Mineral Extraction Zone	MINZ - P8	Support	Ensure coordination with the West Coast Regional Council	retain
Birchfield Coal Mines Ltd (S601)	S601.111	Mineral Extraction Zone	MINZ - P8	Support	This policy seeks to ensure coordination with the West Coast Regional Council	Retain as notified.
BRM Developments Limited (S603)	S603.062	Mineral Extraction Zone	MINZ - P8	Support	Provides for adverse effects to be managed using the effects management hierarchy and is supported.	Retain as notified.
Birchfield Ross Mining Limited (S604)	S604.101	Mineral Extraction Zone	MINZ - P8	Support	This policy provides for adverse effects to be managed using the effects management hierarchy and is supported.	Retain as notified.

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Phoenix Minerals Limited (S606)	S606.086	Mineral Extraction Zone	MINZ - P8	Support	Provides for adverse effects to be managed	Retain as notified.
Whyte Gold Limited (S607)	S607.086	Mineral Extraction Zone	MINZ - P8	Support	Provides for the effects management hierarchy	Retain as notified.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1163	Mineral Extraction Zone	MINZ - P8	Support	We support this policy.	Retain policy.
Michael Hill (S70)	S70.007	Mineral Extraction Zone	Rules	Amend	<p>Heavy mineral concentrate (HMC) mining is a new activity on the West Coast. Companies pursuing this resource are confidently predicting a large increase in this activity across many sites. If the predictions of these companies are correct, the expansion of sand mining on the Coast is likely to be ongoing and substantial throughout the life of the TPP.</p> <p>Large-scale HMC mining activities are different in scale and impact compared with artisanal/small-scale gold mining that has been a feature of the West Coast for over 150 years and which continues today as an accepted part of life in the Region. A major difference between HMC sand mining and other forms of mining is the large volumes of material being shipped from the mine site in very large articulated trucks to two ports (Westport or Greymouth) for export. If not adequately managed, this will lead to excessive truck movements along major arterial routes and congestion close to the ports. The effect of cumulative sand mining</p>	<p>Develop new MINZ rules relating to the management of HMC sand mining activities in support of MINZ - O2. HMC mining should be a Discretionary activity. Key considerations in the rules should be:</p> <ul style="list-style-type: none"> the cumulative effects of heavy truck movements along the same stretch of road, night time movements, cumulative effects of dust, noise, effects on wildlife and loss of amenity values from increasing numbers of articulated mining trucks along routes to the port. Notification: should include considering whether the effects of heavy truck movements from a mine site to a port will affect commercial tourism and hospitality businesses on the trucking route, potentially many kilometres away from the mine site.

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Katherine Crick (S101)	S101.004	Mineral Extraction Zone	Rules	Amend	<p>consents needs to be considered in relation to their impacts on communities and businesses along the routes taken from mine to port in terms of noise, dust, traffic congestion, and amenity values en route. Large scale HMC mining thus requires some additional thinking with regards to TTPP rules and permissions.</p> <p>Large-scale heavy mineral concentrate (HMC) mining is a very recent activity in the South Island and its potentially wide-ranging adverse effects on community and environment as yet unproven. By contrast, relatively small-scale artisanal gold mining has been carried out as part of generally accepted West Coast life. The sheer scale of these new potential HMC activities, if carried out, sets the scene for many conflicts between developers and the community: residents living and moving here to rural lifestyle zones for the peace and proximity to abundant unique nature. Not to mention threats to the environment and biodiversity from pollution, noise, increased traffic, habitat disturbance, loss and degradation, dust from vastly increased commercial mining activities. The TTPP needs to add new rules to best manage this possibility. [refer submission for more detail]</p>	<p>Add new rules to mitigate any future and as yet unproven, adverse effects of large scale heavy mineral concentrate mining.</p> <ul style="list-style-type: none"> • Heavy Mineral Concentrate mining should be a Discretionary activity • Negate the possibility of reverse sensitivity arguments being used for existing consented mineral extraction operations where subsequent consents allow an increase in heavy truck movements along the same stretch of road to a level which would generate a minor or more than minor effect on the communities or businesses along the road. • Restrict the movements of trucks at night between the hours of 11pm and 6am. • Monitoring of cumulative effects of dust, noise, effects on wildlife and loss of amenity values from increasing numbers of articulated mining trucks along routes to the port. • Maximum allowable daily heavy truck movements be established for a road (or sections) at the time of granting the first mining consent application using that road. Allowable truck movements for subsequent applications will be limited to the designated maximum allowable truck movements minus the existing consented daily truck movements from other mine sites.

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
						<ul style="list-style-type: none"> Notification Decisions should consider whether the effects of heavy truck movements from a mine site to a port will affect commercial tourism and hospitality businesses on the trucking route, potentially many kilometres away from the mine site.
Katherine Crick (S101)	S101.025	Mineral Extraction Zone	Rules	Amend	As large-scale sand mining on the Barrytown Flats is very likely to have adverse effects on the environment and people as more than minor, all resource consents associated with this sort of activity should be publicly notified.	Ensure that all resource consents in the future regarding large-scale mining on the Barrytown flats be publicly notified.
Laura Garber (S278)	S278.008	Mineral Extraction Zone	Rules	Amend	<p>MINZ Objective O2 states: To ensure exploration, extraction and processing of minerals within the MINZ - Mineral Extraction Zone minimises adverse effects on the environment, the community and the relationship of Poutini Ngāi Tahu with their ancestral lands, sites and areas of significance, water, wāhi tapu and other taonga.</p> <p>Mineral extraction proposed at Barrytown will not be consistent with this objective (refer to submission for more detail)</p> <p>Therefore I ask for the following to be considered</p> <ul style="list-style-type: none"> * HMC mining should always be Discretionary * No night time trucking * A maximum of truck movements to be established with the first resource consent and any subsequent applications will be limited to the designated maximum allowable truck movements minus the existing consented daily truck movements 	Develop new MINZ rules relating to the management of sand mining activities to be consistent with MINZ - O2

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Riarnne Klempel (S296)	S296.004	Mineral Extraction Zone	Rules	Oppose	<p>from other mine sites.</p> <p>* Monitoring of the cumulative effects such as noise, dust and light pollution</p> <p>* There should be an active dialogue between the council and the communities living along the truck route to better understand the effects on tourism or other businesses. Some of the effects can be much further away from the actual mine site so a broader view is necessary</p> <p>* Council should notify and consult with the wider community along the coast road rather than exclusively the directly affected parties</p> <p>Create greater provisions and definitions for regulation of large-scale industry including mineral extraction. Consider every large-scale proposal on a case-by-case basis. Mineral extraction is causing harm to the environment and people, which cannot be mitigated or remedied. [refer submission for detailed examples]</p>	Create greater provisions and definitions for regulation of large-scale industry including mineral extraction. Consider every large-scale proposal on a case-by-case basis.
Alistair Cameron (S452)	S452.003	Mineral Extraction Zone	Rules	Amend	<p>Provision should be made to allow appropriate land uses after mining is completed</p>	<p>Add Rule MINZ - Rx: Activities after Mining Works Completed</p> <p>Activity Status Permitted Where: 1. All mineral extraction works have been completed on a site, and the land fully rehabilitated in accordance with the mine closure plan and rehabilitation programme in the Mineral Extraction Management Plan required by Rule MINZ - R2; 2. The Permitted Activity rules for the GRUZ - General Rural Zone shall apply as if the site were located in that zone, except that: (a) No sensitive activities shall be located within [xx] metres of land in the Mineral Extraction Zone that has not been mined. Proposed Rule MINZ - Rx: Activities after Mining Works Completed not meeting Permitted</p>

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Davis Ogilvie & Partners Ltd (S465)	S465.005	Mineral Extraction Zone	Rules	Amend	No consideration appears to have been given to appropriate land uses after mining has been completed in the Mineral Extraction Zone. There is no provision in the rules for "future use and activities" other than "Conservation, Recreation and Research Activities" (MINZ - R4) or "Grazing of Animals" (MINZ - R5). All other activities, including rural industries or rural-residential development, have non-complying status (MINZ - R9 and MINZ - R10).	Activity Standards/Activity Status Discretionary Amend the rules for land use in the Mineral Extraction Zone to allow for long term development of land that has been mined.
Davis Ogilvie & Partners Ltd (S465)	S465.006	Mineral Extraction Zone	Rules	Amend	We support the restriction on incompatible activities being established before and during mining. However, in accordance with Policy MINZ - P7(b), the rules for land use in the Mineral Extraction Zone should allow activities that are not incompatible with the effects of mineral extraction and ancillary activities. For example, rural industries could be established in the zone without triggering reverse sensitivity effects.	That a new Permitted Activity rule should be included in the TPPP allowing the establishment of rural industries (defined in the TPPP as "an industry or business undertaken in a rural environment that directly supports, services, or is dependent on primary production") in the Mineral Extraction Zone. Proposed wording for this rule, as follows, is similar to that for ancillary mining activities Proposed Rule MINZ - Rx: <i>Rural Industries/Activity Status Permitted Where:</i> (a) <i>Maximum building height above ground level is 10m;</i> (b) <i>Buildings are setback a minimum of 10m from the road boundary and 10m from internal boundaries;</i> (c) <i>There is a maximum of 30 heavy vehicle movements per day (excluding internal movements within the mineral extraction site);</i> (d) <i>There shall be no offensive or objectionable dust nuisance at or beyond the property boundary as a result of the activity;</i> (e) <i>Noise meets the Permitted Activity Standards in Rule NOISE - R7; and</i> (f) <i>Light and glare meet the Permitted Activity standards in Rule LIGHT - R4.</i>

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
Davis Ogilvie & Partners Ltd (S465)	S465.007	Mineral Extraction Zone	Rules	Amend	This would allow for non-mining activities to occur after the mining has been completed without the need for rezoning/plan change.	That provision should be made within the Mineral Extraction Zone rules to allow appropriate land uses (similar to the General Rural Zone) to establish in the zone after mining is completed for example: <i>Proposed Rule MINZ - Rx: Activities after Mining Works Completed</i> <i>Activity Status Permitted Where: 1. All mineral extraction works have been completed on a site, and the land fully rehabilitated in accordance with the mine closure plan and rehabilitation programme in the Mineral Extraction Management Plan required by Rule MINZ - R2; 2. The Permitted Activity rules for the GRUZ - General Rural Zone shall apply as if the sitewere located in that zone, except that: (a) No sensitive activities shall be located within [xx] metres of land in the Mineral Extraction Zone that has not been mined. Proposed Rule MINZ - Rx: Activities after Mining Works Completed not meeting Permitted Activity Standards</i> <i>Activity Status Discretionary</i>
Katherine Gilbert (S473)	S473.005	Mineral Extraction Zone	Rules	Oppose	This is too permissive rather than being more controlled. I object to all the Mining Extractive Zones allowing permitted activities and they should all be removed.	Remove all permitted activities within the zone.
Straterra (S536)	S536.013	Mineral Extraction Zone	Rules	Amend	many of the restrictions and conditions around some of the ancillary activities are too strict and need amending.	Amend the provisions for ancillary activities to make more enabling
Frida Inta (S553)	S553.196	Mineral Extraction Zone	Rules	Amend	Woefully inadequate to cover the issue of light pollution at mining sites.	Subsequent amendment from Light Chapter: a. Have a colour corrected temperature of no greater than 2200K 3000K (warm white); b. 10 Lux measured at the boundary, not inside the boundary. Light should not create effects on visual amenity, people and neighborhoods
Karen and Dana Vincent (S591)	S591.004	Mineral Extraction Zone	Rules	Amend	Dust, noise, traffic etc, all a big threat to the peace and quiet.	Amend rules to manage adverse effects from dust, noise, traffic, etc.

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Alistair Cameron (S452)	S452.002	Mineral Extraction Zone	Permitted Activities	Amend	new Permitted Activity rule should be included in the TTPP allowing the establishment of rural industries	Add Rule MINZ - Rx: Rural Industries Activity Status Permitted Where: (a) Maximum building height above ground level is 10m;(b) Buildings are setback a minimum of 10m from the road boundary and 10m from internal boundaries;(c) There is a maximum of 30 heavy vehicle movements per day (excluding internal movements within the mineral extraction site);(d) There shall be no offensive or objectionable dust nuisance at or beyond the property boundary as a result of the activity;(e) Noise meets the Permitted Activity Standards in Rule NOISE - R7; and(f) Light and glare meet the Permitted Activity standards in Rule LIGHT - R4.
Greenstone Retreat (S459)	S459.015	Mineral Extraction Zone	Permitted Activities	Support	It is unacceptable to us that the TTPP Committee have not adequately considered the negative impact that the current mineral extraction framework will have on small settlements	mineral extraction zone on the edge of Kumara Village be revoked
Rocky Mining Limited (S474)	S474.047	Mineral Extraction Zone	Permitted Activities	Amend		that rural activities are provided for as a permitted activity in the MEZ
TiGa Minerals and Metals Limited (S493)	S493.120	Mineral Extraction Zone	Permitted Activities	Amend	Add farming activity and buildings as a permitted activity.	Include GRUZ-R1 as Permitted Activity in MINZ.
Brian Anderson (S576)	S576.004	Mineral Extraction Zone	Permitted Activities	Oppose	The permitted activity rule for mining in Historically Mined areas is ideologically-driven and unworkable	Delete
Brian Anderson (S576)	S576.010	Mineral Extraction Zone	Permitted Activities	Oppose	Fossil fuel must be phased out by 2030 for thermal use	Oppose
Karen and Dana Vincent (S591)	S591.002	Mineral Extraction Zone	Permitted Activities	Oppose	All mining activity should be transparent and discretionary, rather than a permitted activity	Amend permitted activities to discretionary
Te Mana Ora (Community and Public Health) of the	S190.1170	Mineral Extraction Zone	Permitted Activities	Support	We support this rule.	Retain rule.

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NPHS/ Te Whatu Ora (S190)						
New Zealand Coal & Carbon Limited (S472)	S472.041	Mineral Extraction Zone	MINZ - R1	Support in part	Some drill programs go for longer than 3 months so may not be practical to rehabilitate in this timeframe.	At Item 2, increase the timeframe to 1 year.
Lynley Hargreaves (S481)	S481.011	Mineral Extraction Zone	MINZ - R1	Oppose	Rules for mineral extraction are too weak.	Prospecting and Exploration should have similar limits placed on them to the current Westland District Plan
Stevenson Mining Limited (S502)	S502.008	Mineral Extraction Zone	MINZ - R1	Amend	Overlays should be matters to have regard to for activities in the zone..	Amend Advice Note from compliance with to have regard to.
Straterra (S536)	S536.071	Mineral Extraction Zone	MINZ - R1	Support	Some drill programmes go for longer than three months so may not be practical to rehabilitate in this timeframe.	Under 2, increase the timeframe to one year.
Buller District Council (S538)	S538.609	Mineral Extraction Zone	MINZ - R1	Support in part	<p>Council supports Rule 1, but further parameters are requested. The activity should be conducted under an authorised exploration or prospecting permit and setbacks from boundaries are considered necessary to avoid any adverse boundary effects from earthworks.</p> <p>Clause 3 is not considered necessary as it is captured in the requirement for progressive rehabilitation, and effects on riparian margins and habitats (Clause 5) are managed through rules in other Chapters of the Plan - Margins of Water Ways and Ecosystems and Indigenous Biodiversity.</p>	<p>Amend Rule 1 as follows:</p> <p>Activity Status Permitted Where: This is authorised under a prospecting or exploration permit from NZPAM where legally required;</p> <p>3. Notice is provided to the relevant District Council Consent Authority 10 working days prior to the works commencing;</p> <p>4. Areas are to be disturbed, topsoil shall be stripped and stockpiled and then replaced over the area of land disturbed as soon as possible but no later than 3 months after the disturbance has occurred. Earthworks are not within 20m of the site boundary;</p> <p>5. The site shall be progressively rehabilitated as far as is practicable to its original condition, with rehabilitation to be completed no later than 3 months after activities cease;</p> <p>6. All stripped material (including vegetation, soil and debris) is not deposited within any riparian margin of a waterbody and is contained in such a manner that it does not enter any waterbody or cause the destruction of habitat.</p>

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Buller Conservation Group (S552)	S552.195	Mineral Extraction Zone	MINZ - R1	Amend	There needs to be a restriction on the spatial extent of land disturbed. Instate BDP 5.3.2.1.4	5. Any prospecting activities as defined by the Crown Minerals Act 1991 and all reconnaissance exploration activities up to and including drilling, scout trenching and geophysical surveys, subject to:a. All drilling limited to 150mm diameter and a density of one drill site per hectare.b. Scout trenching or sampling by hand methods, or by mechanical means where there is existing access to the area to be trenched or sampled, or by the use of explosives where the aggregate length of the samples taken using explosives does not exceed 50 linear metres of sample per hectare.c. Geophysical surveys not using explosives.d. For prospecting activities as per 5.3.2.1.4, where areas are disturbed, topsoil shall be stockpiled and replaced over such areas, and the site shall be rehabilitated and restored generally to its original condition.6. Vegetation also needs to be stockpiled to be reinstated after the works finish.
Frida Inta (S553)	S553.195	Mineral Extraction Zone	MINZ - R1	Amend	There needs to be a restriction on the spatial extent of land disturbed.	5. Any prospecting activities as defined by the Crown Minerals Act 1991 and all reconnaissance exploration activities up to and including drilling, scout trenching and geophysical surveys, subject to:a. All drilling limited to 150mm diameter and a density of one drill site per hectare.b. Scout trenching or sampling by hand methods, or by mechanical means where there is existing access to the area to be trenched or sampled, or by the use of explosives where the aggregate length of the samples taken using explosives does not exceed 50 linear metres of sample per hectare.c. Geophysical surveys not using explosives.d. For prospecting activities, where areas are disturbed, topsoil shall be stockpiled and replaced over such areas, and the site shall be rehabilitated and restored generally to its original condition.6. Vegetation also needs to be stockpiled to be reinstated after the works

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
						finish.
Chris & Jan Coll (S558)	S558.671	Mineral Extraction Zone	MINZ - R1	Amend	Point two is unnecessarily restrictive.	Delete point 2.
Geoff Volckman (S563)	S563.152	Mineral Extraction Zone	MINZ - R1	Amend	point two is unnecessarily restrictive.	Delete point 2.
Catherine Smart-Simpson (S564)	S564.161	Mineral Extraction Zone	MINZ - R1	Amend	point two is unnecessarily restrictive.	Delete point 2
Chris J Coll Surveying Limited (S566)	S566.671	Mineral Extraction Zone	MINZ - R1	Amend	Point two is unnecessarily restrictive.	Delete point 2.
William McLaughlin (S567)	S567.700	Mineral Extraction Zone	MINZ - R1	Amend	Point two is unnecessarily restrictive.	Delete point 2.
Koiterangi Lime Co LTD (S577)	S577.127	Mineral Extraction Zone	MINZ - R1	Amend	point two is unnecessarily restrictive.	Delete point 2.
Karamea Lime Company (S614)	S614.217	Mineral Extraction Zone	MINZ - R1	Amend	support the principle of this rule. However, point two is unnecessarily restrictive.	Delete point 2.
Peter Langford (S615)	S615.217	Mineral Extraction Zone	MINZ - R1	Amend	support the principle of this rule. However, point two is unnecessarily restrictive.	Delete point 2.
Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae, Te Runanga o Makaanuihio (S620)	S620.263	Mineral Extraction Zone	MINZ - R1	Support in part	Aotea and Pounamu are important toanga for Poutini Ngai Tahu	Retain advice note regarding SASM - R7 application
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1164	Mineral Extraction Zone	MINZ - R1	Support in part	We support this rule in part but recommend an amendment. As stated in INF-P7, we recommend that an overlay layer for drinking water infrastructure be developed for West	Amend MINZ-R1 as follows: Activity Status Permitted Where: 5. The site is not within a Drinking Water Source

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					Coast community networked drinking water supply sources in accordance with Resource Management (National Environmental Standards for Sources of Human Drinking Water) Regulations 2007. We also recommend that Drinking Water Source Protection Zones (SPZs) are excluded from mineral prospecting activities to ensure that incidents similar to those that affected the Ross water supply do not happen again on the West Coast.	Protection Zone (SPZ).
New Zealand Coal & Carbon Limited (S472)	S472.042	Mineral Extraction Zone	MINZ - R2	Support	Matters contained in Appendix 7 may also be covered by a number of other authorisations, not just those currently identified, so this provision requires broadening.	At Item 2. a. delete "coal mining licence or resource consent" and insert "existing authorisations".
New Zealand Coal & Carbon Limited (S472)	S472.043	Mineral Extraction Zone	MINZ - R2	Support in part	Potential issues of overlap, conflicts and re-litigation of matters already settled. We understand the intent to be that these matters are addressed and not duplicated or re-litigated.	At Item 2. a. with respect to the Mineral Extraction Management Plan (Appendix 7) insert an Advice Note to say something along the lines of ... "this process of certification is not to relitigate matters rather to check that what is required is there".
New Zealand Coal & Carbon Limited (S472)	S472.044	Mineral Extraction Zone	MINZ - R2	Support in part	There are instances where the land administrator or another regulator is the primary holder of the bond, e.g. Department of Conservation or Regional Council. This avoids unnecessary duplication of bonds.	At Item 6. Insert "or evidence that the bond is in place with another regulatory authority or land administrator".
Lynley Hargreaves (S481)	S481.017	Mineral Extraction Zone	MINZ - R2	Oppose	This is not necessary - resource consents are granted for a particular period of time because that is how long they are needed for. It is also difficult to see how it is expected to work. Resource consents have timeframes and finishing points, permitted activities do not. If all of the dozens of 'lawfully established'	Delete the rule

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TiGa Minerals and Metals Limited (S493)	S493.121	Mineral Extraction Zone	MINZ - R2	Amend	operations become permitted activities then the councils will be managing (or not managing) dozens of different permitted activities with opaque rules. This is in direct conflict with the simplicity and efficiency the TPPP was supposed to deliver It is unclear why this rule is required.	Add advice note: This rule does not override the protection of consented activities under Section 9(3)(a) of the Resource Management Act 1991 or existing use rights provided for under Section 10 of the Act.
Stevenson Mining Limited (S502)	S502.009	Mineral Extraction Zone	MINZ - R2	Amend	Overlays should be matters to have regard to for activities in the zone..	Amend Advice Note from compliance with to have regard to.
Aggregate and Quarry Association (S521)	S521.009	Mineral Extraction Zone	MINZ - R2	Amend	It is important that there is not duplication of regulation requirements.	Amend Item 3. - Mineral Extraction Management Plan.
Straterra (S536)	S536.009	Mineral Extraction Zone	MINZ - R2	Amend	Also, under MINZ-R2, mineral extraction and processing that is lawfully established at the date the Plan becomes operative has a permitted activity status. But to avoid uncertainty in the transition period, this should be from the date the proposed plan was notified.	Amend the rule so that ral extraction and processing that is lawfully established at the date the Plan was proposed has a permitted activity status
Straterra (S536)	S536.072	Mineral Extraction Zone	MINZ - R2	Amend	Matters contained in Appendix 7 may also be covered by a number of other authorisations, not just those currently identified, so this provision requires broadening.	At Item 2. a. delete, "coal mining licence or resource consent" and insert "existing authorisations".
Straterra (S536)	S536.073	Mineral Extraction Zone	MINZ - R2	Amend	Potential issues of overlap, conflicts and re-litigation of matters already settled.	At Item 2. a. with respect to the Mineral Extraction Management Plan (Appendix 7) insert an Advice Note to say something along the lines of ... 'this process of certification is not to re-litigate matters rather to check that what is required is there'.

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
Straterra (S536)	S536.074	Mineral Extraction Zone	MINZ - R2	Support	There are instances where the land administrator or another regulator is the primary holder of the bond, e.g. Department of Conservation or Regional Council. NZP&M now issues mine permits, not coal mining licences, and these should be referred to in the rule. Council generally supports Rule 2, but request a minor change to Clause 2(b) where the reference to 'rehabilitation' should be changed to 'mine closure'.	At Item 6. Insert, "or evidence that the bond is in place with another regulatory authority or land administrator".
Terra Firma Mining Limited (S537)	S537.032	Mineral Extraction Zone	MINZ - R2	Support in part	Council is concerned with Clause 6 and the bonding process given the permitted activity status of mining activities within the Mineral Extraction Zone. Council seeks that the performance standard is amended to ensure an independent bond assessment has been provided to the relevant District Council, prepared by a suitably qualified and experienced person, and that the recommended bond sum is lodged with the relevant District Council.	Amend MINZ-R2 2a and 2b to include "mine permit" in the list of requirements that may require plans to be developed
Buller District Council (S538)	S538.610	Mineral Extraction Zone	MINZ - R2	Support	However, this does not address the issue of ensuring that the bonds remains adequate over the life of the mine. Council seeks a mechanism that provides for the bond to be reviewed at suitable intervals to ensure the surety remains sufficient to cover all liabilities and rehabilitation obligations as mine development proceeds.	Amend rule 2 as follows: 3. Where the site is active, or intended to be active within the next 12 months: 2. To the extent not already required by any coal mining Licence.... These Plans will be required until the relevant district council certifies that rehabilitation mine closure is complete. 7. A bond is in place with the relevant district council; To the extent not already required by any coal mining licence or resource consent, an independent bond assessment prepared by a suitably qualified and experienced person has been provided to the relevant district council a minimum of 20 working days prior to activities commencing and the recommended bond sum is lodged with the relevant District Council Council seeks provision of a mechanism that provides for on-going review of bonds and adjustment of bond sums when needed.

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
Buller Conservation Group (S552)	S552.196	Mineral Extraction Zone	MINZ - R2	Amend	R4 is woefully inadequate to cover the issue of light pollution at mining sites.	Subsequent amendment from Light Chapter: a. Have a colour corrected temperature of no greater than 2200K 3000K (warm white);b. 10 Lux measured at the boundary, not inside the boundary.c. Light should not create effects on visual amenity, people and neighborhoods
Chris & Jan Coll (S558)	S558.672	Mineral Extraction Zone	MINZ - R2	Support		Retain
Geoff Volckman (S563)	S563.153	Mineral Extraction Zone	MINZ - R2	Support		Retain
Catherine Smart-Simpson (S564)	S564.162	Mineral Extraction Zone	MINZ - R2	Support		Retain
Chris J Coll Surveying Limited (S566)	S566.672	Mineral Extraction Zone	MINZ - R2	Support		Retain
William McLaughlin (S567)	S567.701	Mineral Extraction Zone	MINZ - R2	Support		Retain
[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]		[REDACTED]
Koiterangi Lime Co LTD (S577)	S577.128	Mineral Extraction Zone	MINZ - R2	Amend	We support this rule in principle.	Retain
WMS Group (HQ) Limited and WMS Land Co. Limited (S599)	S599.135	Mineral Extraction Zone	MINZ - R2	Support	Unclear why this rule is required, providing for activities which may already be provided for through the protection of consented activities under section 9 (3)(a) of the Resource Management Act 1991, or existing use rights afforded by section 10 of the Act	An additional advice note is sought as follows: This rule does not override the protection of consented activities under Section 9(3)(a) of the Resource Management Act 1991 or existing use rights provided for under Section 10 of the Act.

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
Birchfield Coal Mines Ltd (S601)	S601.112	Mineral Extraction Zone	MINZ - R2	Amend	Providing for activities which may already be provided for through the protection of consented activities, or existing use rights	An additional advice note is sought as follows: "This rule does not override the protection of consented activities under Section 9(3)(a) of the Resource Management Act 1991 or existing use rights provided for under Section 10 of the Act."
BRM Developments Limited (S603)	S603.063	Mineral Extraction Zone	MINZ - R2	Amend	Appears to be providing for activities which may already be provided for	An additional advice note is sought as follows: This rule does not override the protection of consented activities under Section 9(3)(a) of the Resource Management Act 1991 or existing use rights provided for under Section 10 of the Act.
Birchfield Ross Mining Limited (S604)	S604.102	Mineral Extraction Zone	MINZ - R2	Amend	Appears to be providing for activities which may already be provided for under section 9(3)(a) of the Resource Management Act 1991, or existing use rights afforded by section 10 of the Act.	An additional advice note is sought as follows: "This rule does not override the protection of consented activities under Section 9(3)(a) of the Resource Management Act 1991 or existing use rights provided for under Section 10 of the Act."
Phoenix Minerals Limited (S606)	S606.087	Mineral Extraction Zone	MINZ - R2	Amend	It is unclear why this rule is required	An additional advice note is sought as follows: "This rule does not override the protection of consented activities under Section 9(3)(a) of the Resource Management Act 1991 or existing use rights provided for under Section 10 of the Act."
Whyte Gold Limited (S607)	S607.087	Mineral Extraction Zone	MINZ - R2	Amend	Seeks to provide for minerals extraction activities where lawfully established, which is generally not required in a District Plan context.	An additional advice note is sought as follows: "This rule does not override the protection of consented activities under Section 9(3)(a) of the Resource Management Act 1991 or existing use rights provided for under Section 10 of the Act."
Karamea Lime Company (S614)	S614.218	Mineral Extraction Zone	MINZ - R2	Support		REtain
Karamea Lime Company (S614)	S614.220	Mineral Extraction Zone	MINZ - R2	Support	Amend to allow for existing non-compliance	Amend rule to allow for non-compliance for existing activity
Peter Langford (S615)	S615.218	Mineral Extraction Zone	MINZ - R2	Support		REtain

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
Peter Langford (S615)	S615.220	Mineral Extraction Zone	MINZ - R2	Support	Amend to allow for existing non-compliance	Amend rule to allow for non-compliance for existing activity
Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae, Te Runanga o Makaanhio (S620)	S620.264	Mineral Extraction Zone	MINZ - R2	Support in part	Aotea and Pounamu are important toanga for Poutini Ngāi Tahu	Retain advice note regarding SASM - R7 application
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1165	Mineral Extraction Zone	MINZ - R2	Support in part	We support this rule in part but recommend the same amendment as noted for MINZ-R1.	Amend MINZ-R2 as follows: Activity Status Permitted Where: 9. The site is not within a Drinking Water Source Protection Zone (SPZ).
Waka Kotahi NZ Transport Agency (S450)	S450.297	Mineral Extraction Zone	MINZ - R3	Support in part	The intent of the rule is generally supported. However, this rule could provide for a permitted pathway for activities that are ancillary to lawfully established mineral extraction and processing in the Mineral Extraction Zone where 30 heavy vehicle movements can be generated without consideration to road safety if using an existing access. If the site had an unsealed vehicle crossing with poor visibility, then this level of vehicle movements would be permitted. Based on current Waka Kotahi guidelines, this level of activity would trigger the need for at least a NZTA Diagram E vehicle crossing standard. It is recommended that the rule either reduce the level of permitted vehicle movements or require appropriate consideration of the transport rules and standards to ensure safe access.	Amend the rule to include reference to the transport rules and standards to ensure safe access is achieved with appropriate vehicle crossing design.
New Zealand Coal & Carbon Limited (S472)	S472.045	Mineral Extraction Zone	MINZ - R3	Support in part	There are instances where the land administrator or another regulator is the primary holder of the bond, e.g.	At Item 4, increase the heavy vehicle movement to 100. At Item 6, Insert "or evidence that the bond is in place with

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
Lynley Hargreaves (S481)	S481.018	Mineral Extraction Zone	MINZ - R3	Oppose	Department of Conservation or Regional Council. This is not necessary - resource consents are granted for a particular period of time because that is how long they are needed for. It is also difficult to see how it is expected to work. Resource consents have timeframes and finishing points, permitted activities do not. If all of the dozens of 'lawfully established' operations become permitted activities then the councils will be managing (or not managing) dozens of different permitted activities with opaque rules. This is in direct conflict with the simplicity and efficiency the TPP was supposed to deliver	another regulatory authority or land administrator". Oppose activities ancillary to mineral extraction that is lawfully established at the date when the Plan becomes operative being Permitted Activities.
TiGa Minerals and Metals Limited (S493)	S493.122	Mineral Extraction Zone	MINZ - R3	Support	This rule provides for ancillary activities and is supported.	Retain as notified.
Papahaua Resources Limited (S500)	S500.014	Mineral Extraction Zone	MINZ - R3	Support		Retain the provisions for 30 heavy vehicle movements per day as a Permitted Activity
Stevenson Mining Limited (S502)	S502.010	Mineral Extraction Zone	MINZ - R3	Amend	Overlays should be matters to have regard to for activities in the zone..	Amend Advice Note from compliance with to have regard to.
Aggregate and Quarry Association (S521)	S521.010	Mineral Extraction Zone	MINZ - R3	Oppose	Unnecessary duplication of requirements in MINZ-R2, is extremely restrictive.	Delete Item 4. - Truck movement restricted to 30 per day.
Straterra (S536)	S536.075	Mineral Extraction Zone	MINZ - R3	Amend	There are instances where the land administrator or another regulator is the primary holder of the bond, e.g. Department of Conservation or Regional Council.	At Item 6. Insert, "or evidence that the bond is in place with another regulatory authority or land administrator".
Straterra (S536)	S536.076	Mineral Extraction Zone	MINZ - R3	Amend		At Item 4. increase the heavy vehicle movement to 100.

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
Buller District Council (S538)	S538.611	Mineral Extraction Zone	MINZ - R3	Support	<p>Council notes that the definition of 'Mineral Extraction' covers, among other things, roads and ancillary buildings and structures and Mineral Extraction activities are managed in Rule 2 above. The relationship between Rules 2 and 3, Rule 3 needs to be clarified and/or the definition of 'Mineral Extraction' reviewed to clarify what activities are managed by the respective rules.</p> <p>Council seeks the removal of Clause 5 relating to dust nuisance. Air discharges are a Regional Council responsibility and inclusion of dust performance standards could cause confusion for plan users on which Council has ultimate responsibility for air discharges and has the potential to be problematic for enforcement.</p> <p>Council also has the same issues with Clause 6 relating to bonds as for Rule 2 above, and seeks the same amendment</p>	<p>Amend Rule 3 as follows: 7. There shall be offensive or objectionable dust nuisance at or beyond the property boundary of the mineral extraction site as a result of the activity.</p> <p>8. A bond is in place with the relevant district council. To the extent not already required by any coal mining licence or resource consent, an independent bond assessment prepared by a suitably qualified and experienced person is provided to the relevant district council a minimum of 20 working days prior to activities commencing and the recommended bond sum is lodged with the relevant District Council; </p> <p>Council seeks provision of a mechanism that provides for on-going review of bonds and adjustment of bond sums when needed.</p> <p>Council seeks that the relationship between Rules 2 and 3 is clarified.</p>
Buller Conservation Group (S552)	S552.197	Mineral Extraction Zone	MINZ - R3	Amend		<p>5. There shall be no offensive or objectionable dust nuisance, odour or air pollution at or beyond the zone boundary</p>
Frida Inta (S553)	S553.197	Mineral Extraction Zone	MINZ - R3	Amend		<p>5. There shall be no offensive or objectionable dust nuisance, odour or air pollution at or beyond the zone boundary</p>
Chris & Jan Coll (S558)	S558.673	Mineral Extraction Zone	MINZ - R3	Amend	<p>point two is unnecessarily restrictive.</p>	<p>Delete point 2.</p>

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
Chris & Jan Coll (S558)	S558.674	Mineral Extraction Zone	MINZ - R3	Amend	Existing non-compliance with the points noted should be recognised as being acceptable.	Amend so that existing non-compliance with points 2 and 3 does not preclude the application of this rule.
Geoff Volckman (S563)	S563.154	Mineral Extraction Zone	MINZ - R3	Amend	point two is unnecessarily restrictive.	Delete point 2.
Geoff Volckman (S563)	S563.155	Mineral Extraction Zone	MINZ - R3	Amend	Existing non-compliance with the points noted should be recognised as being acceptable.	Amend so that existing non-compliance with points 2 and 3 does not preclude the application of this rule.
Catherine Smart-Simpson (S564)	S564.163	Mineral Extraction Zone	MINZ - R3	Amend	point two is unnecessarily restrictive.	Delete point 2.
Catherine Smart-Simpson (S564)	S564.164	Mineral Extraction Zone	MINZ - R3	Amend	Existing non-compliance with the points noted should be recognised as being acceptable.	Amend so that existing non-compliance with points 2 and 3 does not preclude the application of this rule.
Chris J Coll Surveying Limited (S566)	S566.673	Mineral Extraction Zone	MINZ - R3	Amend	point two is unnecessarily restrictive.	Delete point 2.
Chris J Coll Surveying Limited (S566)	S566.674	Mineral Extraction Zone	MINZ - R3	Amend	Existing non-compliance with the points noted should be recognised as being acceptable.	Amend so that existing non-compliance with points 2 and 3 does not preclude the application of this rule.
William McLaughlin (S567)	S567.702	Mineral Extraction Zone	MINZ - R3	Amend	point two is unnecessarily restrictive.	Delete point 2.
William McLaughlin (S567)	S567.703	Mineral Extraction Zone	MINZ - R3	Amend	Existing non-compliance with the points noted should be recognised as being acceptable.	Amend so that existing non-compliance with points 2 and 3 does not preclude the application of this rule.
[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]
[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]
Koiterangi Lime Co LTD (S577)	S577.129	Mineral Extraction Zone	MINZ - R3	Amend	point two is unnecessarily restrictive.	Delete point 2.
Koiterangi Lime Co LTD (S577)	S577.130	Mineral Extraction Zone	MINZ - R3	Amend	Existing non-compliance with the points noted should be recognised as being acceptable	Amend so that existing non-compliance with points 2 and 3 does not preclude the application of this rule.

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
WMS Group (HQ) Limited and WMS Land Co. Limited (S599)	S599.136	Mineral Extraction Zone	MINZ - R3	Support	Provides for ancillary activities	Retain
Birchfield Coal Mines Ltd (S601)	S601.113	Mineral Extraction Zone	MINZ - R3	Support	This rule provides for ancillary activities and is supported.	Retain as notified.
BRM Developments Limited (S603)	S603.064	Mineral Extraction Zone	MINZ - R3	Support	This rule provides for ancillary activities and is supported.	Retain as notified.
Birchfield Ross Mining Limited (S604)	S604.103	Mineral Extraction Zone	MINZ - R3	Support	This rule provides for ancillary activities and is supported.	Retain as notified.
Phoenix Minerals Limited (S606)	S606.088	Mineral Extraction Zone	MINZ - R3	Support	This rule provides for ancillary activities	Retain as notified.
Whyte Gold Limited (S607)	S607.088	Mineral Extraction Zone	MINZ - R3	Support	This rule provides for ancillary activities	Retain as notified.
Karamea Lime Company (S614)	S614.219	Mineral Extraction Zone	MINZ - R3	Amend	Point two is unnecessarily restrictive.	Delete point 2.
Peter Langford (S615)	S615.219	Mineral Extraction Zone	MINZ - R3	Amend	Point two is unnecessarily restrictive.	Delete point 2.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1166	Mineral Extraction Zone	MINZ - R3	Support in part	We support this rule in part but recommend the same amendment as noted for MINZ-R1.	Amend MINZ-R3 as follows: Activity Status Permitted Where: 9. The site is not within a Drinking Water Source Protection Zone (SPZ).
Buller District Council (S538)	S538.613	Mineral Extraction Zone	MINZ - R4	Support	Rules 4 and 5 are supported. However, Council seeks the removal of the Advice Note for Rule 5 as not being relevant to grazing of animals.	Remove the Advice Note for Rule 5.
Chris & Jan Coll (S558)	S558.675	Mineral Extraction Zone	MINZ - R4	Support		Retain

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
Chris J Coll Surveying Limited (S566)	S566.675	Mineral Extraction Zone	MINZ - R4	Support		Retain
William McLaughlin (S567)	S567.704	Mineral Extraction Zone	MINZ - R4	Support		Retain
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1167	Mineral Extraction Zone	MINZ - R4	Support	We support this rule.	Retain rule.
Buller District Council (S538)	S538.612	Mineral Extraction Zone	MINZ - R5	Support	Rules 4 and 5 are supported. However, Council seeks the removal of the Advice Note for Rule 5 as not being relevant to grazing of animals.	Remove the Advice Note for Rule 5.
Chris & Jan Coll (S558)	S558.676	Mineral Extraction Zone	MINZ - R5	Support		Retain
Chris & Jan Coll (S558)	S558.677	Mineral Extraction Zone	MINZ - R5	Support		Retain
Geoff Volckman (S563)	S563.156	Mineral Extraction Zone	MINZ - R5	Support		Retain
Catherine Smart-Simpson (S564)	S564.165	Mineral Extraction Zone	MINZ - R5	Support		Retain
Chris J Coll Surveying Limited (S566)	S566.676	Mineral Extraction Zone	MINZ - R5	Support		Retain
Chris J Coll Surveying Limited (S566)	S566.677	Mineral Extraction Zone	MINZ - R5	Support		Retain
William McLaughlin (S567)	S567.705	Mineral Extraction Zone	MINZ - R5	Support		Retain

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
William McLaughlin (S567)	S567.706	Mineral Extraction Zone	MINZ - R5	Support		Retain
Koiterangi Lime Co LTD (S577)	S577.131	Mineral Extraction Zone	MINZ - R5	Support		Retain
Karamea Lime Company (S614)	S614.221	Mineral Extraction Zone	MINZ - R5	Support		Retain
Peter Langford (S615)	S615.221	Mineral Extraction Zone	MINZ - R5	Support		Retain
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1168	Mineral Extraction Zone	MINZ - R5	Support	We support this rule.	Retain rule.
Waka Kotahi NZ Transport Agency (S450)	S450.298	Mineral Extraction Zone	MINZ - R6	Support	Waka Kotahi supports the matters of control that relate to the management of access, traffic generation and transport of minerals from the site.	Retain as proposed.
New Zealand Coal & Carbon Limited (S472)	S472.046	Mineral Extraction Zone	MINZ - R6	Support		Retain as notified
TiGa Minerals and Metals Limited (S493)	S493.123	Mineral Extraction Zone	MINZ - R6	Support	The activity status for vegetation clearance is supported.	Retain as notified.
Stevenson Mining Limited (S502)	S502.011	Mineral Extraction Zone	MINZ - R6	Amend	Overlays should be matters to have regard to for activities in the zone..	Amend Advice Note from compliance with to have regard to .
Buller District Council (S538)	S538.614	Mineral Extraction Zone	MINZ - R6	Support in part	While Rule 6 is generally supported, clause 1(i) is somewhat confusing and it is assumed that it seeks to	Amend Rule 6 as follows: 3. This does not occur within:

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
						i. An area of indigenous vegetation greater than 5000m ² in size that has not been assessed for its significance; A significant Natural Area
Chris & Jan Coll (S558)	S558.678	Mineral Extraction Zone	MINZ - R6	Support		Retain
Geoff Volckman (S563)	S563.157	Mineral Extraction Zone	MINZ - R6	Support		Retain
Catherine Smart-Simpson (S564)	S564.166	Mineral Extraction Zone	MINZ - R6	Support		Retain
Chris J Coll Surveying Limited (S566)	S566.678	Mineral Extraction Zone	MINZ - R6	Support		Retain
William McLaughlin (S567)	S567.707	Mineral Extraction Zone	MINZ - R6	Support		Retain
Koiterangi Lime Co LTD (S577)	S577.132	Mineral Extraction Zone	MINZ - R6	Support		Retain
WMS Group (HQ) Limited and WMS Land Co. Limited (S599)	S599.137	Mineral Extraction Zone	MINZ - R6	Support	Activity status for vegetation clearance is supported	Retain
Birchfield Coal Mines Ltd (S601)	S601.114	Mineral Extraction Zone	MINZ - R6	Support	The activity status for vegetation clearance is supported.	Retain as notified.
BRM Developments Limited (S603)	S603.065	Mineral Extraction Zone	MINZ - R6	Support	The activity status for vegetation clearance is supported.	Retain as notified.
Birchfield Ross Mining Limited (S604)	S604.104	Mineral Extraction Zone	MINZ - R6	Support	The activity status for vegetation clearance is supported.	Retain as notified.

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
Phoenix Minerals Limited (S606)	S606.089	Mineral Extraction Zone	MINZ - R6	Support	The activity status for vegetation clearance is supported.	Retain as notified.
Whyte Gold Limited (S607)	S607.089	Mineral Extraction Zone	MINZ - R6	Support	The activity status for vegetation clearance is supported.	Retain as notified.
Grey District Council (S608)	S608.798	Mineral Extraction Zone	MINZ - R6	Support	Support the rule in relation to the matters of control for the management of access, parking, traffic generation and transport of minerals from the site, design and location of ancillary buildings, structures and infrastructure.	Retain as proposed.
Karamea Lime Company (S614)	S614.222	Mineral Extraction Zone	MINZ - R6	Support		Retain
Peter Langford (S615)	S615.222	Mineral Extraction Zone	MINZ - R6	Support		Retain
Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae, Te Runanga o Makaawhio (S620)	S620.265	Mineral Extraction Zone	MINZ - R6	Support	Improved clarity and consistency with policy P6 and objective O2 to ensure Poutini Ngāi Tahu values are considered during extraction and processing activities.	Mineral Prospecting and Exploration, Mineral Extraction and Processing Activities and Ancillary Activities not meeting Permitted Activity Standards Discretion is restricted to: e. Historic and cultural heritage Poutini Ngāi Tahu values requirements;
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1169	Mineral Extraction Zone	MINZ - R6	Support in part	We support this rule but recommend, as mentioned in MINZ-R1 that there is an overlay created for Drinking Water Source Protection Zones (SPZ), and that mining activity should be subject to the overlay of the Drinking Water Source Protection Zone.	Amend MINZ-R6 as follows: Activity Status Controlled Matters of control are: m. The site being not within a Drinking Water Source Protection Zone (SPZ). Noting the addition of Water Source Protection Zone Overlay rules is recommended .
Waka Kotahi NZ Transport Agency (S450)	S450.299	Mineral Extraction Zone	MINZ - R7	Support	Waka Kotahi supports the matters of discretion that relate to the management of access and traffic generations from the site.	Retain as proposed.

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
New Zealand Coal & Carbon Limited (S472)	S472.047	Mineral Extraction Zone	MINZ - R7	Support	Support MINZ-R7 and the Restricted Discretionary activity status of MINZ-R7.	Retain as notified
TiGa Minerals and Metals Limited (S493)	S493.124	Mineral Extraction Zone	MINZ - R7	Support	The activity status for mineral extraction activities is supported	Retain as notified.
Stevenson Mining Limited (S502)	S502.012	Mineral Extraction Zone	MINZ - R7	Amend	Overlays should be matters to have regard to for activities in the zone..	Amend Advice Note from compliance with to have regard to.
Buller District Council (S538)	S538.615	Mineral Extraction Zone	MINZ - R7	Support	Rules 7 to 10 are supported.	Retain as notified.
Chris & Jan Coll (S558)	S558.679	Mineral Extraction Zone	MINZ - R7	Support		Retain
Geoff Volkman (S563)	S563.158	Mineral Extraction Zone	MINZ - R7	Support		Retain
Catherine Smart-Simpson (S564)	S564.167	Mineral Extraction Zone	MINZ - R7	Support		Retain
Chris J Coll Surveying Limited (S566)	S566.679	Mineral Extraction Zone	MINZ - R7	Support		Retain
William McLaughlin (S567)	S567.708	Mineral Extraction Zone	MINZ - R7	Support		Retain
[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]		[REDACTED]
Koiterangi Lime Co LTD (S577)	S577.133	Mineral Extraction Zone	MINZ - R7	Support		Retain
WMS Group (HQ) Limited and WMS Land Co. Limited (S599)	S599.138	Mineral Extraction Zone	MINZ - R7	Support	Activity status for mineral extraction activities is supported	Retain

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
Birchfield Coal Mines Ltd (S601)	S601.115	Mineral Extraction Zone	MINZ - R7	Support	The activity status for mineral extraction activities is supported	Retain as notified.
BRM Developments Limited (S603)	S603.066	Mineral Extraction Zone	MINZ - R7	Support	The activity status for mineral extraction activities is supported	Retain as notified.
Birchfield Ross Mining Limited (S604)	S604.105	Mineral Extraction Zone	MINZ - R7	Support	The activity status for mineral extraction activities is supported	Retain as notified.
Phoenix Minerals Limited (S606)	S606.090	Mineral Extraction Zone	MINZ - R7	Support	The activity status for mineral extraction activities is supported	Retain as notified.
Whyte Gold Limited (S607)	S607.090	Mineral Extraction Zone	MINZ - R7	Support	The activity status for mineral extraction activities is supported	Retain as notified.
Grey District Council (S608)	S608.799	Mineral Extraction Zone	MINZ - R7	Support	Support the rule in relation to the matters of control for the management of access, parking, traffic generation and transport of minerals from the site, design and location of ancillary buildings, structures and infrastructure.	Retain as proposed.
Karamea Lime Company (S614)	S614.223	Mineral Extraction Zone	MINZ - R7	Support		Retain
Peter Langford (S615)	S615.223	Mineral Extraction Zone	MINZ - R7	Support		Retain
Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae, Te Runanga o Makaawhio (S620)	S620.266	Mineral Extraction Zone	MINZ - R7	Amend	Improved clarity and consistency with policy P6 and objective O2 to ensure Poutini Ngai Tahu values are considered during extraction and processing activities.	Mineral Prospecting and Exploration, Mineral Extraction and Processing Activities and Ancillary Activities not meeting Permitted Activity Standards Discretion is restricted to: e. Historic and cultural heritage Poutini Ngai Tahu values requirements;
Te Mana Ora (Community and Public Health) of the	S190.1171	Mineral Extraction Zone	MINZ - R7	Support in part	We support this rule but recommend, as mentioned in MINZ-R1 that there is an overlay created for Drinking Water Source Protection Zones (SPZ), and	Amend MINZ-R7 as follows: Activity Status Restricted Discretionary Discretion is restricted to: m. The site being not within a Drinking Water Source

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
NPHS/ Te Whatu Ora (S190)					that mining activity should be subject to the overlay of the Drinking Water Source Protection Zone.	Protection Zone (SPZ). Noting the addition of Water Source Protection Zone Overlay rules is recommended.
Stevenson Mining Limited (S502)	S502.005	Mineral Extraction Zone	MINZ - R8	Support		Retain
Buller District Council (S538)	S538.616	Mineral Extraction Zone	MINZ - R8	Support	Rules 7 to 10 are supported.	Retain as notified.
Chris & Jan Coll (S558)	S558.680	Mineral Extraction Zone	MINZ - R8	Support		Retain
Chris J Coll Surveying Limited (S566)	S566.680	Mineral Extraction Zone	MINZ - R8	Support		Retain
William McLaughlin (S567)	S567.709	Mineral Extraction Zone	MINZ - R8	Support		Retain
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1172	Mineral Extraction Zone	MINZ - R8	Support	We support this rule.	Retain rule.
William McLaughlin (S567)	S567.710	Mineral Extraction Zone	Non-complying Activities	Support		Retain
Alistair Cameron (S452)	S452.004	Mineral Extraction Zone	MINZ - R9	Amend	S452.003 consequential amendment	Consequential amendment: MINZ - R9 Residential Activities not meeting Permitted Activity Standard MINZ - Rx
Davis Ogilvie & Partners Ltd (S465)	S465.008	Mineral Extraction Zone	MINZ - R9	Amend	In conjunction with the new proposed rule for activities on sites once mining is completed, the title for Rule MINZ - R9 (non-complying status) would also need to be amended to read "MINZ - R9 Residential Activities not meeting	Amend the Rule title to read MINZ - R9 Residential Activities not meeting Permitted Activity Standard MINZ - Rx" referring back to the new rule proposed but retaining the non-complying status for residential activity until mining has been completed.

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
					Permitted Activity Standard MINZ - Rx" i.e., referring back to the new rule proposed but retaining the non-complying status for residential activity until mining has been completed.	
Stevenson Mining Limited (S502)	S502.006	Mineral Extraction Zone	MINZ - R9	Support		Retain
Buller District Council (S538)	S538.617	Mineral Extraction Zone	MINZ - R9	Support	Rules 7 to 10 are supported.	Retain as notified.
Geoff Volckman (S563)	S563.159	Mineral Extraction Zone	MINZ - R9	Support		Retain
Catherine Smart-Simpson (S564)	S564.168	Mineral Extraction Zone	MINZ - R9	Support		Retain
Koiterangi Lime Co LTD (S577)	S577.134	Mineral Extraction Zone	MINZ - R9	Support		Retain
Karamea Lime Company (S614)	S614.224	Mineral Extraction Zone	MINZ - R9	Support		Retain
Peter Langford (S615)	S615.224	Mineral Extraction Zone	MINZ - R9	Support		Retain
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1173	Mineral Extraction Zone	MINZ - R9	Support	We support this rule.	Retain rule.
Stevenson Mining Limited (S502)	S502.007	Mineral Extraction Zone	MINZ - R10	Support		Retain
Buller District Council (S538)	S538.618	Mineral Extraction Zone	MINZ - R10	Support	Rules 7 to 10 are supported.	Retain as notified.

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
Geoff Volckman (S563)	S563.160	Mineral Extraction Zone	MINZ - R10	Oppose		Delete
Catherine Smart-Simpson (S564)	S564.169	Mineral Extraction Zone	MINZ - R10	Support		Retain
Koiterangi Lime Co LTD (S577)	S577.135	Mineral Extraction Zone	MINZ - R10	Amend		Retain
Karamea Lime Company (S614)	S614.225	Mineral Extraction Zone	MINZ - R10	Oppose		Delete
Peter Langford (S615)	S615.225	Mineral Extraction Zone	MINZ - R10	Oppose		Delete
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1174	Mineral Extraction Zone	MINZ - R10	Support	We support this rule.	Retain rule.
Royal Forest and Bird Protection Society of New Zealand Inc. (Forest & Bird) (S560)	S560.399	Māori Purpose Zone	MPZ	Amend	Forest & Bird supports this chapter, provided that it is made clearer that the provisions of the ECO chapter, as amended by this submission, apply.	Make clear in the Overview, and in the rules for this zone, that the provisions of the ECO chapter (as amended by the F&B submission) also apply. Also specify the other chapters that are relevant, including CE, EW, NC, NFL.
Westland District Council (S181)	S181.055	Māori Purpose Zone	Māori Purpose Zone	Support	Westland District Council supports these Objectives, Policies and Rules	Retain the objectives, policies and rules.
Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae, Te Runanga o Mākaawhio (S620)	S620.267	Māori Purpose Zone	Māori Purpose Zone	Support	The Māori Purpose Zone is a critical part of Te Tai o Poutini Plan to enable Tino rangatiratanga for Poutini Ngāi Tahu.	Retain notified version, except where specified below.
Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae, Te Runanga o Mākaawhio (S620)	S620.305	Māori Purpose Zone	Māori Purpose Zone	Amend	The Lake Moeraki Reserve was vested back to Te Rūnanga o Ngāi Tahu through the Ngāi Tahu Claims Settlement Act.	Change the zoning for the cultural redress land known as Lake Moeraki Reserve (Lot 1 Deposited Plan 3772), SASM 185 within this plan, from General Rural Zone to Māori Purpose Zone.

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
The Proprietors of Mawhera Tiamana Mawhera Incorporation (S621) Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S621.030 S190.1175	Māori Purpose Zone Māori Purpose Zone	Māori Purpose Zone Māori Purpose Zone	Oppose Support	Mawhera Inc. opposes any type of zoning categorized over Mawhera Inc. property Te Mana Ora supports Poutini Ngāi Tahu being enabled to exercise tino rangatiratanga in relation to their own lands, to allow for their unique social, cultural, environmental and economic needs to be met. Poutini Ngāi Tahu have strong social connections and strong connections to the natural environment which nourishes physical, emotional, and cultural wellbeing. Poutini Ngāi Tahu rural businesses provide quality employment and job security which increases health and wellbeing for people and communities, as well as making it easier to pursue a healthy lifestyle.	Oppose zoning OSREZ - P6' CMUZ - P1, CMUZ-PREC 1, P1, P3, P5 c, GRUZ - R18 e, GRUZ - R25 e, RLZ - R15 e, BCZ 4 e, MINZ -P6, MPZ, SVZ- P5 & P6 and R5 d over Mawhera Inc property Retain support for Tino rangatiratanga
Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae, Te Runanga o Makaawhio (S620)	S620.268	Māori Purpose Zone	Overview	Amend	Seek that the Zone applies a consistent framework irrespective of land tenure, which would simplify the provisions for this zone and provide better clarity.	Amend as follows: The MPZ—Māori Purpose Zone incorporates a variety of land types, but it is only Māori Land that should benefit from these provisions and enjoy the additional activities that can be undertaken within the Zone. When land is no longer Māori Land in this zone, other zone provisions should apply and a Plan Change will be required to amend the zone. Other relevant Te Tai o Poutini Plan provisions It is important to note that in addition to the provisions in this chapter, a number of Part 2: District-wide Matters chapters also contain provisions that may be relevant for activities in the GRUZ—General Rural Zone Māori Purpose Zone , including: Overlay Chapters - the Overlay Chapters have provisions in relation to historic heritage; notable trees; sites and areas of significance to Māori; biodiversity; landscape ; riparian areas; natural hazards; and the coastal

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
Te Tumu Paeroa - The office of the Māori Trustee (S440)	S440.048	Māori Purpose Zone	MPZ - O1	Support in part	<p>The Māori Trustee is generally comfortable with the objectives in the 'Māori Purpose Zone' chapter.</p> <p>The Māori Trustee supports and acknowledges Poutini Ngāi Tahu position as mana whenua of their lands and their ability to exercise tino rangatiratanga over their whenua. However, the Māori Trustee administers whenua Māori on behalf of Māori landowners in Te Tai o Poutini and notes that it is likely that not all Māori landowners are registered members of Poutini Ngāi Tahu. The Māori Trustee considers that all Māori landowners with land zoned Māori Purpose should be able to exercise tino rangatiratanga over their whenua.</p> <p>Furthermore, the Māori Trustee reiterates her point made in paragraph 11 that ancestral lands, Poutini Ngāi Tahu land and Te Rūnanga o Ngāi Tahu needs to be defined to preclude ambiguity within the Proposed Plan.</p>	<p>environment. Where an activity is located within an overlay area (as identified in the planning maps) then the relevant overlay provisions apply. General District Wide Matters - provisions in relation to subdivision, financial contributions, earthworks, signs and activities on the surface of water in particular may be relevant to many activities.</p> <p>The Māori Trustee considers that 'ancestral lands', 'Poutini Ngāi Tahu land' and 'Te Rūnanga o Ngāi Tahu land' should be defined in the definitions chapter of the Proposed Plan.</p> <p>The Māori Trustee considers that the following amendment needs to be made to objective MPZ O1.</p> <p>Amendments O1. The use and possession of ancestral land by Poutini Ngāi Tahu, Te Rūnanga o Ngāi Tahu and Māori landowners is recognised and provided for within the MPZ - Māori Purpose Zone, within which Ngāi Tahu and Māori landowners are able to exercise tino rangatiratanga.</p>
Te Runanga o Ngāi Tahu, Te Runanga o Ngāti Waewae,	S620.269	Māori Purpose Zone	MPZ - O1	Amend	<p>It is critical that Ngāi Tahu Poutini are appropriately enabled to make decisions about development that</p>	<p>Amend as follows: The use and possession of ancestral land by Poutini Ngāi Tahu and Te Rūnanga o Ngāi Tahu is recognised and</p>

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Te Runanga o Makaawhio (S620)					takes place on Māori Purpose Zone land.	provided for within the MPZ - Māori Purpose Zone, within which Ngāi Tahu are able to exercise Tino rangatiratanga.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1176	Māori Purpose Zone	MPZ - O1	Support	We support this objective.	Retain objective
Te Tumu Paeroa - The office of the Māori Trustee (S440)	S440.049	Māori Purpose Zone	MPZ - O2	Support in part	The Māori Trustee supports and acknowledges Poutini Ngāi Tahu position as mana whenua and treaty partner in Te Tai o Poutini. The Māori Trustee administers whenua Māori on behalf of Māori landowners in Te Tai o Poutini and notes that it is likely that not all Māori landowners are registered members of Poutini Ngāi Tahu. As some of the lands we administer are within the Māori Purpose Zone, it is integral that the zone recognises and provides for all Māori landowner needs and activities not just those that are registered members of Poutini Ngāi Tahu.	The Māori Trustee considers that the following amendment needs to be made to objective MPZ O2. Amendments O2. The MPZ - Māori Purpose Zone specifically provides for Poutini Ngāi Tahu and Māori landowners' needs and activities, including residential, social, cultural, environmental and economic use and development to:
Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae, Te Runanga o Makaawhio (S620)	S620.270	Māori Purpose Zone	MPZ - O2	Support	This objective sets out the context and necessity for the Māori Purpose zone provisions.	Retain notified version.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1177	Māori Purpose Zone	MPZ - O2	Support	We strongly support this objective which recognises the importance of provision of safe, nurturing environments for ngā uri (descendants), whānau (family), hapū (extended family), iwi me ngā manuhiri (tribe and visitors).	Retain objective
WMS Group (HQ) Limited and WMS	S599.139	Māori Purpose Zone	MPZ - O3	Support	Enables appropriate use and development, which can include mineral extraction.	Retain

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Land Co. Limited (S599)						
Te Runanga o Ngai Tahu, Te Runanga o Ngai Waewae, Te Runanga o Makaawhio (S620)	S620.271	Māori Purpose Zone	MPZ - O3	Amend	The current wording does not flow well and we suggest this is reconfigured.	The use and development significant coverage of identified natural environment overlays across some parts of the MPZ - Māori Purpose Zone and the contribution their values make to the wider community is recognised, and the appropriate use and development of the Zone is provided for while recognising identified natural environment overlays and the contributions their values make to the wider community.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1178	Māori Purpose Zone	MPZ - O3	Support	We support this objective.	Retain objective
Buller Conservation Group (S552)	S552.198	Māori Purpose Zone	Māori Purpose Zone Policies	Amend	Adjoining landowners could bear the burden of adverse effects.	Ensuring any significant adverse effects from these activities on adjoining landowners beyond the zone and the wider environment are avoided mitigated ;
Frida Inta (S553)	S553.198	Māori Purpose Zone	Māori Purpose Zone Policies	Amend	Adjoining landowners, including the DOC estate, adverse effects of activities from a MPZ	Ensuring any significant adverse effects from these activities on adjoining landowners beyond the zone and the wider environment are avoided mitigated ;
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1179	Māori Purpose Zone	MPZ - P1	Support	We support this policy.	Retain policy.
Te Tumu Paeroa - The office of the Māori Trustee (S440)	S440.050	Māori Purpose Zone	MPZ - P2	Support in part	The Māori Trustee is generally comfortable with the policies in the 'Māori Purpose Zone' chapter. The Māori Trustee supports and acknowledges Poutini Ngāi Tahu position as mana whenua of their lands and the exercise of tino rangatiratanga over these lands. However, the Māori Trustee	The Māori Trustee considers the following amendments need to be made to policy MPZ P2. Amendments P2. Enable the use and development of the land in the MPZ - Māori Purpose Zone for a wide range of activities to support the Poutini Ngāi Tahu community and Māori landowners, including:

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WMS Group (HQ) Limited and WMS Land Co. Limited (S599)	S599.140	Māori Purpose Zone	MPZ - P2	Support	<p>administers whenua Māori on behalf of Māori landowners in Te Tai o Poutini and notes that it is likely that not all Māori landowners are registered members of Poutini Ngāi Tahu. The Māori Trustee reiterates her position to MPZ O2 that the Māori Purpose Zone should benefit all Māori landowners, whether they are registered members of Poutini Ngāi Tahu or not.</p> <p>The Māori Trustee also considers that there needs to be consistency in the Proposed Plan with reference to Poutini Ngāi Tahu as stated in paragraph 10.</p> <p>Provides for "other economic activities", which in appropriate circumstances could include minerals extraction</p>	Retain
Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae, Te Runanga o Makaawhio (S620)	S620.273	Māori Purpose Zone	MPZ - P2	Amend	<p>Propose minor amendments to provide for remediation where mitigation of effects may not be possible or appropriate;</p>	<p>Amend as follows: Enable the use and development of the land in the MPZ - Māori Purpose Zone for a wide range of activities to support the Poutini Ngāi Tahu community, including: a....e... While i.Ensuring any significant adverse effects from these activities on adjoining landowners beyond the zone and wider environment are mitigated or remedied; and</p>
Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae, Te Runanga o Makaawhio (S620)	S620.406	Māori Purpose Zone	MPZ - P2	Amend	<p>specify the type of servicing to provide better clarity for how this policy is intended to work in practice.</p>	<p>...ii. Requiring that the above activities are adequately serviced with on-site or community scale facilities for water supply, wastewater and stormwater.</p>

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Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1180	Māori Purpose Zone	MPZ - P2	Support	We support this policy.	Retain policy.
Buller Conservation Group (S552)	S552.199	Māori Purpose Zone	MPZ - P3	Amend	This is a mandate under Section 6(c) of the RMA	e. Indigenous biodiversity is protected.
Frida Inta (S553)	S553.199	Māori Purpose Zone	MPZ - P3	Amend	There is nothing in any of the MPZ rules protecting indigenous biodiversity.	e. Indigenous biodiversity is protected.
Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae, Te Runanga o Makaawhio (S620)	S620.274	Māori Purpose Zone	MPZ - P3	Oppose	Duplicates matters in MPZ - P2.	Delete the policy as follows: Enable the establishment of compatible activities within the MPZ - Māori Purpose Zone while ensuring that: Use and development is consistent with the purpose of the zone; The Poutini Ngāi Tahu community is sustained; Cultural values are maintained or enhanced; and The quality of the environment within or adjacent to the zone is not adversely affected.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1181	Māori Purpose Zone	MPZ - P3	Support	We support this policy.	Retain policy.
Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae, Te Runanga o Makaawhio (S620)	S620.275	Māori Purpose Zone	MPZ - P4	Support	Ensure no activities that are likely to be incompatible with the purpose of the Zone are undertaken without a Cultural Impact Assessment	Retain notified version
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1182	Māori Purpose Zone	MPZ - P4	Support	We support this policy.	Retain policy.
Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae,	S620.276	Māori Purpose Zone	MPZ - P5	Support	Provides for the development of Iwi/Papatipu Rūnanga management plans	Amend as follows: Provide for the use of Papatipu Rūnanga mandated Iwi/Papatipu Rūnanga management plans to provide for development in different areas within the MPZ - Māori

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
Te Runanga o Makaawhio (S620)						<p>Purpose Zone; ensuring that these plans contain the level of detail necessary to ensure that comprehensive, coordinated and efficient development occurs, including a description of activities, buildings and structures existing or proposed to be established within the development area; b. The bulk and location of any buildings and structures; c. How adverse effects resulting from proposed activities, in particular at zone boundaries, will be avoided, remedied or mitigated; d. The provision of sufficient infrastructure to service the needs of all activities proposed to be established; and e. The protection of the mauri of any identified features potentially affected by any activities, buildings or structures proposed to be established.</p>
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1183	Māori Purpose Zone	MPZ - P5	Support	We support this policy.	Retain policy.
Te Tumu Paeroa - The office of the Māori Trustee (S440)	S440.051	Māori Purpose Zone	MPZ - P6	Support in part	<p>The Māori Trustee supports and acknowledges Poutini Ngāi Tahu position as mana whenua and treaty partner in Te Tai o Poutini. The Māori Trustee administers whenua Māori on behalf of Māori landowners in Te Tai o Poutini and notes that it is likely that not all Māori landowners are registered members of Poutini Ngāi Tahu. The Māori Trustee reiterates her previous point in MPZ O2 that the Māori Purpose Zone should benefit and meet the needs of all Māori landowners within the zone. This will provide consistency in the objectives, policies and rules of the Māori Purpose Zone.</p>	<p>The Māori Trustee considers the following amendment needs to be made to policy MPZ P6.</p> <p>Amendments</p> <p>P6. Support the future application of the MPZ - Māori Purpose Zone to locations where it will enable the use and development of land in accordance with tikanga Māori and to meet Poutini Ngāi Tahu and Māori landowners' needs.</p>
Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae,	S620.277	Māori Purpose Zone	MPZ - P6	Support	Provides for the future application of the Māori Purpose to additional sites.	Retain as notified

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
Te Runanga o Mākaawhio (S620)						
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1184	Māori Purpose Zone	MPZ - P6	Support	We support this policy.	Retain policy.
Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae, Te Runanga o Mākaawhio (S620)	S620.278	Māori Purpose Zone	Māori Purpose Zone Rules	Support	In some cases it may be more appropriate for the MPZ provisions to have primacy over overlays.	Consequential amendments following from relief sought above regarding the identification of which specific overlays apply.
Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae, Te Runanga o Mākaawhio (S620)	S620.279	Māori Purpose Zone	Permitted Activities	Support	Consistent with other district plans, we seek the addition of "emergency services facility" and "public amenities" as permitted activities in the Māori Purpose Zone.	Include "emergency services facility" and "public amenities" as permitted activities in the Māori Purpose Zone and develop appropriate activity standards.
Waka Kotahi NZ Transport Agency (S450)	S450.300	Māori Purpose Zone	MPZ - R1	Support	Waka Kotahi supports the advice note on reverse sensitivity for noise if a residential building or noise sensitive activity is located in the specified proximities to the state highway.	Retain as proposed.
Grey District Council (S608)	S608.800	Māori Purpose Zone	MPZ - R1	Support	Support this PA in relation to the management of wastewater, water supply and stormwater systems. Recommend that R1 - 5 include that all units shall connect to the reticulated services, R1 - 6 include that Wastewater, stormwater and water supply to be designed and constructed in compliance with NZS4404:2010	Amend wording of R5 and R6 to require connection to reticulated services in areas fully serviced, and in areas not serviced systems to be designed and constructed in compliance with NZS4404:2010.
Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae, Te Runanga o Mākaawhio (S620)	S620.280	Māori Purpose Zone	MPZ - R1	Amend	Consider the built form standards included as part of MPZ-R1 to be overly restrictive, and not reflective of best practice Māori Purpose Zone provisions.	Amend as follows: Māori Purpose Activities: Activity Status Permitted Where: 1. The maximum gross ground floor area of a single building is 500m ² ; 2. Maximum building height above ground levels is 10m; 3. Maximum building site-coverage is 450%;

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Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1185	Māori Purpose Zone	MPZ - R1	Support	We support this rule and the residential unit densities shown in clause (1) as the minimum lot sizes should be adequate to support on-site wastewater systems operating in a sanitary manner, ensuring the effluent is adequately treated on site so as to not cause a nuisance to neighbouring properties.	4. Buildings are setback a minimum of 40 4.5m from the road boundary, 20m from the State Highway Boundary, and 51m from internal boundaries, except that: a. In the Arahura Pā settlement buildings are set back 5m from the road and any GRUZ - General Rural Zone or INZ - Industrial Zone boundary and 1m from internal boundaries; 5. The average residential density is no more than 1 unit per 5300m ² net site area in areas fully serviced by a network utility operator with wastewater, water supply and stormwater systems; and 6. In areas not serviced by network utility operated wastewater, stormwater and water supply the average dwelling/papakāinga building density is no more than one unit and one minor residential unit per 1000m ² net site area or the density is proportionate to the carrying capacity of the land and infrastructure to manage wastewater and stormwater on-site.
Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae, Te Runanga o Makaawhio (S620)	S620.281	Māori Purpose Zone	MPZ - R2	Support	It is appropriate for Agricultural, Pastoral or Horticultural Activities or Buildings to be a permitted activity to provide for the economic wellbeing of Poutini Ngāi Tahu.	Retain rule.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1186	Māori Purpose Zone	MPZ - R2	Support	We support this rule.	Retain rule.

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Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae, Te Runanga o Makaawhio (S620)	S620.282	Māori Purpose Zone	MPZ - R3	Support	Conservation and Recreation Activities should be a permitted activity to enable the cultural and social wellbeing of Poutini Ngāi Tahu, and exercise of kaiiakitanga. We support this rule.	Retain notified version.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1187	Māori Purpose Zone	MPZ - R3	Support		Retain rule.
Waka Kotahi NZ Transport Agency (S450)	S450.301	Māori Purpose Zone	MPZ - R4	Support	Waka Kotahi supports the advice note on reverse sensitivity for noise if a residential building or noise sensitive activity is located in the specified proximities to the state highway.	Retain as proposed.
Westport Rifle Club Incorporated (S457)	S457.012	Māori Purpose Zone	MPZ - R4	Amend		add a point: vi. to read 250m of a Rifle Range Protection Area identified in the Rifle Range Protection Area overlay then the acoustic insulation requirements as set out in Rule NOISE - R3 will apply.
Grey District Council (S608)	S608.801	Māori Purpose Zone	MPZ - R4	Support	Support if MPZ - R1 is amended as provided above	Not stated
Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae, Te Runanga o Makaawhio (S620)	S620.283	Māori Purpose Zone	MPZ - R4	Support	Residential Activities should be a permitted activity to provide for the social, cultural and economic wellbeing of Poutini Ngāi Tahu and ensured the community is sustained. We support this rule.	Retain notified version.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1188	Māori Purpose Zone	MPZ - R4	Support		Retain rule.
Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae, Te Runanga o Makaawhio (S620)	S620.284	Māori Purpose Zone	MPZ - R5	Support	Minor Structures should be a permitted activity and for the performance standards to be more flexible if an Iwi/Papatipu Rūnanga management plan is in place.	Retain notified version.

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1189	Māori Purpose Zone	MPZ - R5	Support	We support this rule.	Retain rule.
Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae, Te Runanga o Makaawhio (S620)	S620.285	Māori Purpose Zone	MPZ - R6	Amend	One of the activity standards prevents advertising, which is more appropriately dealt with in the Signs chapter.	Amend as follows: MPZ-R6 Fences, Walls and Retaining Wall - Activity Status Permitted Where: 1. Fences, walls and retaining walls are a maximum 2m height above ground level; and 2. The fence, wall or retaining wall is not used for advertising or any other purpose other than a fence, retaining wall or wall.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1190	Māori Purpose Zone	MPZ - R6	Support	We support this rule.	Retain rule.
Grey District Council (S608)	S608.802	Māori Purpose Zone	MPZ - R7	Support	Support that the rule includes the requirement for relocated dwellings reinstatement work to include connections to all infrastructure services within 12 months of the building being delivered to site.	Retain as proposed.
New Zealand Heavy Haulage Association Inc (S616)	S616.013	Māori Purpose Zone	MPZ - R7	Amend	That Council retain a degree of control over relocated buildings through the use of performance standards	Amend permitted activity status to read: ... 2. Any relocated building intended for use as a dwelling must have previously been designed, and built to be and used as a dwelling. 3. A building pre-inspection report shall accompany the application for a building consent for the destination site. That report is to identify all reinstatement works that are to be completed to the exterior of the building. The report shall include a certification by the property owner that the reinstatement works shall be completed within a the specified [12] month period. 4. The building shall be located on permanent foundations

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Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae, Te Runanga o Makaawhio (S620)	S620.286	Māori Purpose Zone	MPZ - R7	Support	Given some of the land tenure situations for Māori land, short leases often mean relocatable buildings are necessary.	approved by building consent, no later than [2] months of the building being moved to the site. 5. All other reinstatement work required by the building inspection report and the building consent to reinstate the exterior of any relocated dwelling shall be completed within [12] months of the building being delivered to the site. Without limiting (c) (above) this reinstatement work is to include connections to all infrastructure services and closing in and ventilation of the foundations.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1191	Māori Purpose Zone	MPZ - R7	Support	We support this rule setting appropriate standards for relocated building used as dwellings for good public health outcomes and community resilience.	Retain rule.
Westport Pistol Club (S336)	S336.015	Māori Purpose Zone	MPZ - R8	Amend	It makes no sense to constrain Noise Insulation requirements only to commercial or accommodation providers as it pertains to noise insulation for habitable rooms and not have this in effect for residential building requirements. We require all Sensitive Activities, such as residential activity; visitor accommodation; retirement home; healthcare facility; community facility; and education facility to hold this level of acoustic insulation.	Point vi. Should be redrafted to read 250m of a Rifle Range Protection Area identified in the Rifle Range Protection Area overlay.
Waka Kotahi NZ Transport Agency (S450)	S450.302	Māori Purpose Zone	MPZ - R8	Support	Waka Kotahi supports the advice note on reverse sensitivity for noise if a residential building or noise sensitive activity is located in the specified proximities to the state highway.	Retain as proposed.

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Westport Rifle Club Incorporated (S457)	S457.013	Māori Purpose Zone	MPZ - R8	Amend		Point vi. Should be redrafted to read 250m of a Rifle Range Protection Area identified in the Rifle Range Protection Area overlay.
Grey District Council (S608)	S608.127	Māori Purpose Zone	MPZ - R8	Amend	To ensure compliance is undertaken on this rule.	Amend rule to read: 5 "Records of letting activity must be provided to the District Council annually on request ,"
Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae, Te Runanga o Makaanwhio (S620)	S620.287	Māori Purpose Zone	MPZ - R8	Support	It is appropriate for Visitor Accommodation that is not a Marae Complex to be a permitted activity.	Retain notified version.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1192	Māori Purpose Zone	MPZ - R8	Support	We support this rule and appropriate standards in the Plan for residential visitor accommodation activities.	Retain rule.
Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae, Te Runanga o Makaanwhio (S620)	S620.288	Māori Purpose Zone	MPZ - R9	Support	It is appropriate for Community Facilities to be a permitted activity to provide for the cultural and economic wellbeing of Poutini Ngāi Tahu.	Retain notified version.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1193	Māori Purpose Zone	MPZ - R9	Support	We support this rule.	Retain rule.
Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae, Te Runanga o Makaanwhio (S620)	S620.289	Māori Purpose Zone	MPZ - R10	Support	It is appropriate for a wide range of other activities (not already listed) to be permitted when done in accordance with an Iwi/Papatipu Rūnanga Management Plan.	Retain notified version.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1194	Māori Purpose Zone	MPZ - R10	Support	We support this rule.	Retain rule.

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Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae, Te Runanga o Makaawhio (S620)	S620.290	Māori Purpose Zone	Restricted Discretionary Activities	Amend	No environmental effects based reason for the restricted discretionary activities to be publicly notified and seek that this is made clear in the plan to ensure consistent decision-making regarding notification.	Insert the follow statement: Any application for a restricted discretionary activity shall not be publicly notified, and may be limited notified only to directly abutting landowners (where the consent authority considers this is required, and absent of written approval).
Grey District Council (S608)	S608.803	Māori Purpose Zone	MPZ - R11	Support	Support the matters of discretion include methods of water supply, wastewater and stormwater, however, matters of discretion do not provide for the design and location of access	Amend the matters of discretion to include provisions for the design and location of an access.
Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae, Te Runanga o Makaawhio (S620)	S620.291	Māori Purpose Zone	MPZ - R11	Amend	The matters of discretion should be amended to make clear that if there is an Iwi/Papatipu Rūnanga Management Plan in place for the site, then the other matters of discretion do not apply.	Amend as follows: Discretion is restricted to: a. The extend to which the proposal complies with any Iwi/Papatipu Rūnanga management plan in place for the site; or b. If there is no Iwi/Papatipu Rūnanga management plan in place: i. Size, height, design and location of any buildings and structures; eii. landscape measures; eiii. Density of any residential buildings; and eiv. Methods of water supply, wastewater and stormwater treatment and disposal.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1195	Māori Purpose Zone	MPZ - R11	Support	We support this rule.	Retain rule.
Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae, Te Runanga o Makaawhio (S620)	S620.292	Māori Purpose Zone	MPZ - R12	Amend	Should be amended to make clear that if there is an Iwi/Papatipu Rūnanga Management Plan in place for the site, then the other matters of discretion do not apply.	Amend as follows: Discretion is restricted to: 1. Compliance with any Iwi/Papatipu Rūnanga management plan in place for the site; or 2. If there is no Iwi/Papatipu Rūnanga management plan in place: i. Design and location of structures; and ii. Landscape measures.

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Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1196	Māori Purpose Zone	MPZ - R12	Support	We support this rule.	Retain rule.
Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae, Te Runanga o Makaawhio (S620)	S620.293	Māori Purpose Zone	MPZ - R13	Amend	As per reason directly above.	Amend as follows: Discretion is restricted to: a. Compliance with any Iwi/Papatipu Rūnanga management plan in place for the site; or b. If there is no Iwi/Papatipu Rūnanga management plan in place:i. Design and location of structures;eii. Appearance of buildings; anddēiii. Landscape measures.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1197	Māori Purpose Zone	MPZ - R13	Support	We support this rule.	Retain rule.
Grey District Council (S608)	S608.804	Māori Purpose Zone	MPZ - R14	Support	Support the matters of discretion in relation to management of traffic and parking, methods of water supply and effluent and stormwater treatment and disposal.	Retain as proposed.
Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae, Te Runanga o Makaawhio (S620)	S620.294	Māori Purpose Zone	MPZ - R14	Amend	As per reason directly above.	Amend as follows: Discretion is restricted to: a. Compliance with any Iwi/Papatipu Rūnanga management plan in place for the site; orb. If there is no Iwi/Papatipu Rūnanga management plan in place:i. Bulk and location of buildings;eii. Management of traffic and parking; anddēiii. Management of odour;eiv. Landscape
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1198	Māori Purpose Zone	MPZ - R14	Support	We support this rule on Māori Purpose Zones (MPZ), however we recommend that the addition of Drinking Water Source Protection Zones (SPZs) to ensure that sources of community reticulated/networked water supplies are fully excluded from	Amend MPZ-R14 as follows: Activity Status Restricted Discretionary Where: 3. The activity does not occur within a Drinking Water Source Protection Zone (SPZ).

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					intensive indoor primary production. We recommend an overlay layer for drinking water infrastructure be developed for West Coast community networked drinking water supply sources in accordance with Resource Management (National Environmental Standards for Sources of Human Drinking Water) Regulations 2007, as discussed in INF-P7. This will help ensure that contamination and discharge incidents do not have an adverse impact on drinking water supply sources.	
Grey District Council (S608)	S608.805	Māori Purpose Zone	MPZ - R15	Support	Support the matters of discretion in relation to management of traffic and parking, methods of water supply and effluent and stormwater treatment and disposal.	Retain as proposed.
Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae, Te Runanga o Makaawhio (S620)	S620.295	Māori Purpose Zone	MPZ - R15	Amend	Seek that MPZ-R15 be changed to remove "temporary worker accommodation" as we do not consider this to be a separate activity to residential activities as their are no specific environmental effects to be managed.	Amend as follows: Visitor and temporary worker accommodation not meeting Permitted Activity Standards ... Discretion is restricted to: 1. Compliance with any Iwi/Papatipu Rūnanga management plan in place for the site; or2. If there is no Iwi/Papatipu Rūnanga management plan in place: i. Number of visitors/workers staying on site; ...
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1199	Māori Purpose Zone	MPZ - R15	Support	We support this rule.	Retain rule.
Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae, Te Runanga o Makaawhio (S620)	S620.296	Māori Purpose Zone	MPZ - R16	Amend	As per reason directly above.	Amend as follows: Discretion is restricted to: 1. Compliance with any Iwi/Papatipu Rūnanga management plan in place for the site; or2. If there is no Iwi/Papatipu Rūnanga management plan in place:i.

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						Management of access ...
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1200	Māori Purpose Zone	MPZ - R16	Support	We support this rule.	Retain rule.
WMS Group (HQ) Limited and WMS Land Co. Limited (S599)	S599.141	Māori Purpose Zone	MPZ - R17	Oppose	Non-rural activities is not defined. Without any definition it is unclear what is sought to be controlled by this rule	Delete
Grey District Council (S608)	S608.806	Māori Purpose Zone	MPZ - R17	Support	Support the matters of discretion in relation to management of traffic and parking, methods of water supply and effluent and stormwater treatment and disposal.	Retain as proposed.
Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae, Te Runanga o Makaawhio (S620)	S620.297	Māori Purpose Zone	MPZ - R17	Oppose	The activity status when MPZ-R3 is not complied with is a discretionary therefore this rule appears to have no purpose within the plan.	Delete the rule.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1201	Māori Purpose Zone	MPZ - R17	Support	We support this rule.	Retain rule.
Grey District Council (S608)	S608.807	Māori Purpose Zone	MPZ - R18	Support	Support the matters of discretion in relation to management of traffic and parking, methods of water supply and effluent and stormwater treatment and disposal.	Retain as proposed.
Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae, Te Runanga o Makaawhio (S620)	S620.298	Māori Purpose Zone	MPZ - R18	Amend	As per reason directly above.	Amend as follows: Discretion is restricted to: a. Compliance with any Iwi/Papatipu Rūnanga management plan in place for the site; orb. If there is no Iwi/Papatipu Rūnanga management plan in place.i. The extent to which the activity could be undertaken more appropriately in another zone...

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Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1202	Māori Purpose Zone	MPZ - R18	Support	We support this rule.	Retain rule.
Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae, Te Runanga o Makaanwhio (S620)	S620.299	Māori Purpose Zone	MPZ - R19	Amend	When the Permitted or Restricted Discretionary activity rules cannot be met, a discretionary status is appropriate and the relevant hapū should be limited notified.	Amend as follows: Agricultural, Pastoral and Horticultural Activities, Conservation and Recreation Activities not meeting Permitted, Controlled or Restricted Discretionary Activity Rules
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1203	Māori Purpose Zone	MPZ - R19	Support	We support this rule.	Retain rule.
Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae, Te Runanga o Makaanwhio (S620)	S620.300	Māori Purpose Zone	MPZ - R20	Support	As per reason directly above.	Retain notified version.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1204	Māori Purpose Zone	MPZ - R20	Support	We support this rule.	Retain rule.
Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae, Te Runanga o Makaanwhio (S620)	S620.302	Māori Purpose Zone	MPZ - R21	Oppose	The only non-rural activity that does not have an equivalent rule as a Restricted Discretionary or discretionary pathway is R3 - Conservation and Recreation. Change sought is to correct this omission.	Amend as follows: Conservation and recreation Non-rural Activities not meeting Permitted Activity Standards
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1205	Māori Purpose Zone	MPZ - R21	Support	We support this rule.	Retain rule.

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Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae, Te Runanga o Makaanwhio (S620)	S620.303	Māori Purpose Zone	MPZ - R22	Support	As per reason directly above.	Retain notified version.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1206	Māori Purpose Zone	MPZ - R22	Support	We support this rule.	Retain rule.
Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae, Te Runanga o Makaanwhio (S620)	S620.301	Māori Purpose Zone	MPZ - R23	Support	As per reason directly above.	Retain notified version.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1207	Māori Purpose Zone	MPZ - R23	Support	We support this rule.	Retain rule.
WMS Group (HQ) Limited and WMS Land Co. Limited (S599)	S599.142	Māori Purpose Zone	MPZ - R24	Amend	mineral extraction should be provided for as a discretionary activity, to enable runanga to benefit from potential future mining access arrangements should they choose	Provide for minerals extraction as a discretionary activity
Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae, Te Runanga o Makaanwhio (S620)	S620.304	Māori Purpose Zone	MPZ - R24	Support	Any activities not provided for in another rule should be noncomplying.	Retain notified version.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1208	Māori Purpose Zone	MPZ - R24	Support	We support this rule.	Retain rule.
Westland District Council (S181)	S181.056	Port Zone	Port Zone	Support	Westland District Council supports these Objectives, Policies and Rules	Retain the objectives, policies and rules.
WMS Group (HQ) Limited and WMS	S599.144	Port Zone	Overview	Amend	Seek that the Overview includes reference to Jackson Bay, which is	Westport, and Greymouth and Jackson Bay Ports are the major ports on the West Coast/Te Tai o Poutini and

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Land Co. Limited (S599)					also listed in the West Coast Regional Policy Statement as Regionally Significant infrastructure.	are considered critical infrastructure. They are significant connections to the rest of New Zealand/Aotearoa me Te Waipounamu as well as providing the bases for the West Coast/Te Tai o Poutini fishing fleet. The West Coast ports are critical infrastructure because they are essential for local industry, but also have the potential to be used for alternatives to land-based transport and may provide an important lifeline for emergency response to natural disasters.
Grey District Council (S608)	S608.128	Port Zone	Overview	Amend	To give effect to the West Coast Regional Policy Statement	Amend objectives and policies to be consistent with "regionally significant infrastructure" in the RPS.
Buller District Council (S538)	S538.619	Port Zone	Port Zone Objectives	Support	The objectives and policies for the Port Zone are supported.	Retain as notified.
Grey District Council (S608)	S608.129	Port Zone	Port Zone Objectives	Amend	The regions ports are deemed regionally significant infrastructure (RSI) by the West Coast Regional Policy Statement.	Add new objectives to read: 1. Recognise and provide for the importance of the regions Port's as regionally significant infrastructure and the contribution they make to the economic and social wellbeing of the Region2. Regional Ports are protected from incompatible land use, subdivision and development that may result in reverse sensitivity effects to ensure their effective operation, maintenance and upgrading
WMS Group (HQ) Limited and WMS Land Co. Limited (S599)	S599.145	Port Zone	PORTZ - O1	Amend	Does not sufficiently give effect to the West Coast Regional Policy Statement	Manage Enable the safe and efficient operation of West Coast/Te Tai o Poutini ports-to and sustain their current and future potential use and development.
Grey District Council (S608)	S608.808	Port Zone	PORTZ - O1	Support	Support this objective that recognises the management of the West Coast ports to sustain their current and future potential use and development	Retain as proposed.
Te Mana Ora (Community and	S190.1210	Port Zone	PORTZ - O1	Support	We support this objective.	Retain objective.

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Public Health) of the NPHS/ Te Whatu Ora (S190)						
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1211	Port Zone	PORTZ - O2	Support	We support this objective.	Retain objective.
Buller District Council (S538)	S538.620	Port Zone	Port Zone Policies	Support	The objectives and policies for the Port Zone are supported.	Retain as notified.
WMS Group (HQ) Limited and WMS Land Co. Limited (S599)	S599.146	Port Zone	Port Zone Policies	Amend	Does not recognise that ports have a functional and operational need to locate within the coastal environment and adjacent to/within the Coastal Marine Area.	Include a new policy as follows: Recognise the functional and operational needs of activities within the Port Zone, while managing their adverse effects on the surrounding environment.
Grey District Council (S608)	S608.130	Port Zone	Port Zone Policies	Amend	Add a policy that reflects the presence of and ability to set up non-port activities in the port zone.	Add a new policy to read: Provide for other industrial activities within the Port Zone, where such activities do not adversely affect port activities.
WMS Group (HQ) Limited and WMS Land Co. Limited (S599)	S599.147	Port Zone	PORTZ - P1	Amend	The submitter supports the intent of this policy, however it contains two important policy directives which should be separated. The West Coast ports should be enabled, not just with respect to restricting incompatible activities. Ports need to be enabled through both enabling provisions and protection against reverse sensitivity effects.	Enable the efficient operation, use and development of West Coast/Te Tai o Poutini ports. by ensuring incompatible activities or developments do not compromise port operations or development of port and maritime facilities. Add new Port Zone policy as follows: Ensure incompatible activities or developments do not compromise port operations or development of port and maritime facilities.
Grey District Council (S608)	S608.131	Port Zone	PORTZ - P1	Amend	Subsequent amendment Policy 1 is proposed to be re-written	Policy to be rewritten to read: 1. Enable the efficient operation, use and development of West Coast/Te Tai o Poutini ports 2. Avoid incompatible activities or developments locating within the zone that would adversely effect the efficient operation of port activities, including those likely to result in reverse sensitivity effects.

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Grey District Council (S608)	S608.809	Port Zone	PORTZ - P1	Support	Support this policy that enables the efficient operation, use and development while ensuring incompatible activities or developments do not adversely affect the efficient and safe operation of marine and port activities.	Retain as proposed.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1212	Port Zone	PORTZ - P1	Support	We support this policy.	Retain policy.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1213	Port Zone	PORTZ - P2	Support	We support this policy.	Retain policy.
Grey District Council (S608)	S608.810	Port Zone	PORTZ - P3	Support	Support this policy that provides for the maintenance and development activities that increase the ports resilience to natural hazards	Retain as proposed.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1214	Port Zone	PORTZ - P3	Support	We support this policy.	Retain policy.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1215	Port Zone	PORTZ - P4	Support	We support this policy.	Retain policy.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1216	Port Zone	PORTZ - P5	Support	We support this policy.	Retain policy.
WMS Group (HQ) Limited and WMS	S599.148	Port Zone	PORTZ - P6	Oppose	Does not give effect to the West Coast Regional Policy Statement	Delete

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Land Co. Limited (S599)					which seeks to provide for Regionally Significant Infrastructure.	
Grey District Council (S608)	S608.811	Port Zone	PORTZ - P6	Support	Support the use of performance standards on development and land use in the PORTZ that protects the amenity values of the adjacent commercial, residential and rural areas as long as the ability of the port to function and develop isn't hindered. We support this policy.	not stated
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1217	Port Zone	PORTZ - P6	Support		Retain policy.
WMS Group (HQ) Limited and WMS Land Co. Limited (S599)	S599.149	Port Zone	Port Zone Rules	Amend	require significant revision to adequately provide for port activities, and remove drafting errors and ultra vires provisions	Amend to give effect to concerns
Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae, Te Runanga o Makaawhio (S620)	S620.306	Port Zone	Port Zone Rules	Support	There is no ability to implement Policy 4 in the rules as Ngāi Tahu activities and values (apart from pou whenua) are not permitted in this zone which is limited to industrial and commercial activities.	That the rules of this chapter are amended to reflect Poutini Ngāi Tahu continuing cultural significance to the water and wider ocean as identified within this policy
Buller District Council (S538)	S538.621	Port Zone	PORTZ - R1	Support in part	Council supports Rule 1 with the exception of the following matters: Clause 3 requires a 5m setback from road boundaries and specified zone boundaries. A greater setback is considered desirable particularly when residential activities adjoin an industrial zone, with Council seeking a 10m setback. Clause 4 is missing reference to the fact that the required fencing should be a solid fence to provide effective screening and that 1.8m is missing	Amend rule 1 as follows Buildings are setback a minimum: a. 5 10m from road boundaries, the rail corridor and any RESZ - Residential Zone or MUZ - Mixed Use Zone boundary; b. 10m from State Highways. 4. All external storage and car parking areas shall be screened by a minimum 1.8m high solid fence or landscaping so that ... 6. Airblast overpressure from blasting shall not exceed a peak sound pressure level of 120dB(C) at the notional boundary of any noise sensitive activity; 7. There shall be no offensive or objectional dust nuisance at or beyond the PORTZ - Port Zone boundary as a result of the acidity;

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					<p>reference to this being a minimum height requirement. Clause 6 addresses blasting which is not considered appropriate given the proximity of the Port to urban Westport.</p> <p>Clauses 7 and 8 address dust and odour. Council's preference is that these clauses are removed as air discharges including odour are a Regional Council responsibility and inclusion of such performance standards could cause confusion for plan users on which Council has ultimate responsibility for air discharges and has the potential to be problematic for enforcement.</p> <p>Clause 10 deals with contaminated stormwater run-off and water quality which are a Regional Council responsibility. For the same reasons as discussed above, Council seeks removal of this clause.</p> <p>Clause 11 references the exception for infringement of recession boundaries where neighbours written approval has been obtained i.e. the Deemed Permitted Boundary Activities process. It is suggested that reference to this process would be better placed as an Advice Note rather than in the body of the rule, particularly given it has wider relevance than just recession planes and is also applicable to internal boundary infringements.</p>	<p>8. No Noxicous or offensive odour shall be detected beyond the PORTZ Port Zone boundary that the activity occurs in;....</p> <p>10. Stormwater run-off associated with any Port, industrial or commercial activity or building, including earthworks, shall be collected and treated prior to discharge to ensure there are no significant adverse effects on water quality.</p> <p>11. No building shall project beyond a building envelope defined by a recession plane as defined in Appendix Two to commence 2.5m above any site boundary except where neighbouring property owners written approval is provided to the Council at least 10 working days prior to the works commencing. This standard does not apply to:</p> <p>Advice Notes:..... Where boundary setbacks are infringed, the Deemed Permitted Activity Boundaries process will apply where the neighbouring property owner's written approval is provided to Council.</p>

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WMS Group (HQ) Limited and WMS Land Co. Limited (S599)	S599.150	Port Zone	PORTZ - R1	Amend	Contains a number of problematic provisions for port activities, and fails to recognise the regional significance of these operations	<p>Amend PORTZ - R1 as follows, and delete Advice Note 2 relating to stormwater: Where:</p> <p>... 4. All external storage and car parking areas shall be screened by a 1.8m fence or landscaping so that it is not visible from any adjoining RESZ - Residential Zone boundary or adjoining public place outside of the PORTZ - Port Zone;</p> <p>5. Vibration from any site due to blasting shall not exceed a peak particle velocity of 5mm/sec measured in the frequency range 3-12 Hz at the notional boundary of any noise sensitive activity;</p> <p>6. Airblast overpressure from blasting shall not exceed a peak sound pressure level of 120 dBC at the notional boundary of any noise sensitive activity;</p> <p>7. There shall be no offensive or objectionable dust nuisance at or beyond the PORTZ - Port Zone boundary as a result of the activity; 8. No noxious or offensive odour shall be detected beyond the PORTZ - Port Zone boundary that the activity occurs in;</p> <p>9. The area adjoining the road frontage of all sites, and the side boundary of a site that adjoins a RESZ - Residential, OSRZ - Open Space and Recreation Zone or MUZ - Mixed Use Zone, shall contain landscaping with a minimum width of 2 metres which includes planting that will, within two years of being planted, reach a height of 1m, except that this does not apply to any emergency services facility or vehicle access to the site; 10. Stormwater run-off associated with any Port, industrial or commercial activity or building, including earthworks, shall be collected and treated prior to discharge to ensure there are no significant adverse effects on water quality;</p> <p>11. No building shall project beyond a building envelope defined by a recession plane as defined in Appendix Two to commence 2.5m above any site RESZ - Residential Zone boundary, except where neighbouring property owner's written approval is provided to the Council at least</p>

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
						40 working days prior to the works commencing- This standard does not apply to: ...
Grey District Council (S608)	S608.132	Port Zone	PORTZ - R1	Amend	Rules that are overly restrictive will impinge on the operation and development of the port.	Amend rule to remove conditions 5, 6, 7, 8, 10
Grey District Council (S608)	S608.812	Port Zone	PORTZ - R1	Support in part	Support the intention of the rule, recommend that R1 - 9 be amended to include that landscaping does not restrict visibility to or from vehicle access to the site; add a performance standard that requires buildings to connect to available network utility services where available, or for water supply, wastewater and stormwater systems to be designed and constructed in compliance with NZS4404:2010	Amend wording of performance standard
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1218	Port Zone	PORTZ - R1	Support	We support this rule as it recognises the importance of management of odour nuisances, vibration, air blast pressure, noxious or offensive odours, and management of stormwater run-off on the impacts on amenity nearby and/or adjacent sensitive land uses (e.g. residential).	Retain rule.
Buller District Council (S538)	S538.622	Port Zone	PORTZ - R2	Oppose in part	Minor structures are required to comply with the Rule 1 standards with the exception of setback standards (Clause 1). The remaining standards do not appear to be applicable to minor structures, therefore Council requests that Clause 1 is removed.	Amend Rule 2 as follows: 2. All performance standards for Rule G1Z-R1 are complied with except that compliance with standard 3 (setbacks) is not required....
Grey District Council (S608)	S608.133	Port Zone	PORTZ - R2	Oppose	Given the zoning it seems excessive to have a rule of this nature.	Remove rule
Te Mana Ora (Community and	S190.1219	Port Zone	PORTZ - R2	Support	We support this rule.	Retain rule.

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
Public Health) of the NPHS/ Te Whatu Ora (S190)						
Buller District Council (S538)	S538.623	Port Zone	PORTZ - R3	Support	Rules 3 to 5 are supported.	Retain as notified.
Grey District Council (S608)	S608.134	Port Zone	PORTZ - R3	Oppose	Given the zoning it seems excessive to have a rule of this nature.	Remove rule
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1220	Port Zone	PORTZ - R3	Support	We support this rule.	Retain rule.
Buller District Council (S538)	S538.624	Port Zone	PORTZ - R4	Support	Rules 3 to 5 are supported.	Retain as notified.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1221	Port Zone	PORTZ - R4	Support	We support this rule.	Retain rule.
Buller District Council (S538)	S538.625	Port Zone	PORTZ - R5	Support	Rules 3 to 5 are supported.	Retain as notified.
WMS Group (HQ) Limited and WMS Land Co. Limited (S599)	S599.151	Port Zone	PORTZ - R5	Oppose	Contains an ultra vires requirement to obtain confirmation from the District Council	delete
Grey District Council (S608)	S608.135	Port Zone	PORTZ - R5	Support	The West Coast Wilderness Trail is within the Greymouth Port Zone.	Retain rule as notified.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1222	Port Zone	PORTZ - R5	Support	We support this rule.	Retain rule.
Buller District Council (S538)	S538.626	Port Zone	PORTZ - R6	Support in part	Rule 6 is largely supported, however Council is concerned that the reference in Clause 1 to 'one single' residential unit has the potential to be confusing as it implies that the residential unit caters for a single	Amend Rule 6 as follows: 1. One single residential unit per site is provided; and.... 2. The residential activity is located at the rear of the site or above ground level. Matters of control are:

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
					<p>person, whereas Council assumes the intent is for one residential unit. Council seeks that the reference to 'single' is removed.</p> <p>Council is also unclear by what is meant by the residential activity being located at the 'rear' of the site, when Westport Port zone comprises a long narrow strip and suggests that this clause is removed along with the requirement that the site be located above ground level.</p> <p>As regards the matters of control, Council seeks the removal of clause (d) relating to internal air quality requirements. This is not considered a matter within the scope of the RMA considerations.</p>	<p>a. Residential unit design; b. Residential unit location; c. Noise insulation requirements; and Internal air quality requirements</p> <p>Removal of the Advice Note as per the changes sought to the Noise rules.</p>
Grey District Council (S608)	S608.813	Port Zone	PORTZ - R6	Support in part	This rule is supported if the amendments requested at PORTZ - R1 are adopted.	Amendment to the wording at PORTZ - R1
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1223	Port Zone	PORTZ - R6	Support	We support this rule as it recognises the importance of noise insulation and internal air quality for residential units within the Port Zone (PORTZ). This provides protection and supports good public health.	Retain rule.
Buller District Council (S538)	S538.627	Port Zone	PORTZ - R7	Oppose	Council does not agree with the activity status approach to breaches of recession planes and requests that all infringements of standards for port/industrial activities are treated as discretionary activities. It is further noted that some of the discretionary matters listed for Rule 9 are not directly relevant to recession plane breaches e.g. management of	Delete Rule 7.

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
WMS Group (HQ) Limited and WMS Land Co. Limited (S599)	S599.152	Port Zone	PORTZ - R7	Amend	hazardous substances and location of parking and access. Does not make sense and needs to be revised	Amend PORTZ - R7 as follows: Activity Status Restricted Discretionary Where: 1. The building does not comply with a recession plane as defined in Appendix Two to commence 2.5m above any boundary with a RESZ - Residential Zone projects into the 35-degree recession plane; 2. All other performance standards for Rule PORTZ - R1 are complied with; and 3. Rules NOISE - R8 and LIGHT - R2 are complied with. Discretion is restricted to: a. Design, height, bulk and location of buildings; b. Whether the activity has a functional or operational need to be located within the recession plane; Design and location of parking and access; c. Management of hazardous substances in accordance with the objectives and policies of the Hazardous Substances chapter; and...
Grey District Council (S608)	S608.814	Port Zone	PORTZ - R7	Support in part	This rule is supported if the amendments requested at PORTZ - R1 are adopted.	Amendment to the wording at PORTZ - R1
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1224	Port Zone	PORTZ - R7	Support	We support this rule as it recognises the importance of management of noise, light and hazardous substances within the Port Zone (PORTZ) on nearby and/or adjacent sensitive land uses (e.g. residential). Rules 8 to 12 are supported.	Retain rule.
Buller District Council (S538)	S538.628	Port Zone	PORTZ - R8	Support		Retain as notified.
Grey District Council (S608)	S608.136	Port Zone	PORTZ - R8	Oppose	Given the zoning it seems excessive to have a rule of this nature.	Remove rule
Te Mana Ora (Community and Public Health) of the	S190.1225	Port Zone	PORTZ - R8	Support	We support this rule.	Retain rule.

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
NPHS/ Te Whatu Ora (S190)						
Buller District Council (S538)	S538.629	Port Zone	PORTZ - R9	Support	Rules 8 to 12 are supported.	Retain as notified.
Grey District Council (S608)	S608.137	Port Zone	PORTZ - R9	Oppose	Given the zoning it seems excessive to have a rule of this nature.	Remove rule
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1226	Port Zone	PORTZ - R9	Support	We support this rule.	Retain rule.
Buller District Council (S538)	S538.630	Port Zone	PORTZ - R10	Support	Rules 8 to 12 are supported.	Retain as notified.
Grey District Council (S608)	S608.138	Port Zone	PORTZ - R10	Oppose	Given the zoning it seems excessive to have a rule of this nature.	Remove rule
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1227	Port Zone	PORTZ - R10	Support	We support this rule.	Retain rule.
Buller District Council (S538)	S538.631	Port Zone	PORTZ - R11	Support	Rules 8 to 12 are supported.	Retain as notified.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1228	Port Zone	PORTZ - R11	Support	We support this rule as it recognises the importance of management of hazardous substances within the Port Zone (PORTZ) on nearby and/or adjacent sensitive land uses (e.g. residential).	Retain rule.
Buller District Council (S538)	S538.632	Port Zone	PORTZ - R12	Support	Rules 8 to 12 are supported.	Retain as notified.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1229	Port Zone	PORTZ - R12	Support	We support this rule.	Retain rule.
Westland District Council (S181)	S181.057	Stadium Zone	Stadium Zone	Support	Westland District Council supports these Objectives, Policies and Rules	Retain the objectives, policies and rules.

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1231	Stadium Zone	Stadium Zone Objectives			
Grey District Council (S608)	S608.815	Stadium Zone	STADZ - O1	Support	Spelling error 'Stadia'	Fix spelling of stadium
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1232	Stadium Zone	STADZ - O1	Support	We support this objective.	Retain objective.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1233	Stadium Zone	STADZ - O2	Support	We support this objective.	Retain objective.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1234	Stadium Zone	STADZ - P1	Support	We support this policy.	Retain policy
Grey District Council (S608)	S608.816	Stadium Zone	STADZ - P2	Support	Spelling error 'Stadia'	Fix spelling of stadium
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1235	Stadium Zone	STADZ - P2	Support	We support this policy.	Retain policy
Buller Conservation Group (S552)	S552.200	Stadium Zone	STADZ - P3	Amend		Require land use activities and development to be designed and operated to ensure that adverse effects of noise and light on the amenity of adjacent residential areas are minimised. Any lighting must have adequate hooding to ensure no upwards light spill.
Frida Inta (S553)	S553.200	Stadium Zone	STADZ - P3	Amend		Require land use activities and development to be designed and operated to ensure that adverse effects of noise and light on the amenity of adjacent residential areas are minimised. Any lighting must have adequate

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
						hooding to ensure no upwards light spill.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1236	Stadium Zone	STADZ - P3	Support	We strongly support this policy as it recognises the adverse effects noise associated with the operation of stadiums on neighbouring sensitive land uses (e.g. residential).	Retain policy.
Buller Conservation Group (S552)	S552.201	Stadium Zone	STADZ - R1	Amend	Needs to include constraints on noise and light levels as in P3.	6. All effects of noise and light on the amenity of adjacent residential areas are minimised. Any lighting must have adequate hooding to ensure no upwards light spill.
Frida Inta (S553)	S553.201	Stadium Zone	STADZ - R1	Amend	Needs to include constraints on noise and light levels as in P3.	6. All effects of noise and light on the amenity of adjacent residential areas are minimised. Any lighting must have adequate hooding to ensure no upwards light spill.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1237	Stadium Zone	STADZ - R1	Support	We support this rule.	Retain rule.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1238	Stadium Zone	STADZ - R2	Support	We support this rule.	Retain rule.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1239	Stadium Zone	STADZ - R3	Support	We support this rule.	Retain rule.
Grey District Council (S608)	S608.817	Stadium Zone	STADZ - R4	Support	Support that relocated buildings are required to connect to all infrastructure services within 12 months of the building being delivered to the site.	Retain as proposed.
New Zealand Heavy Haulage	S616.012	Stadium Zone	STADZ - R4	Amend	That Council retain a degree of control over relocated buildings	Amend permitted activity status to read: ... 2. Any relocated building intended for use as a dwelling

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
Association Inc (S616)					through the use of performance standards	<p>must have previously been designed, and built to be and used as a dwelling.</p> <p>3. A building pre-inspection report shall accompany the application for a building consent for the destination site. That report is to identify all reinstatement works that are to be completed to the exterior of the building. The report shall include a certification by the property owner that the reinstatement works shall be completed within a the specified [12] month period.</p> <p>4. The building shall be located on permanent foundations approved by building consent, no later than [2] months of the building being moved to the site.</p> <p>5. All other reinstatement work required by the building inspection report and the building consent to reinstate the exterior of any relocated dwelling shall be completed within [12] months of the building being delivered to the site. Without limiting (c) (above) the reinstatement work is to include connections to all infrastructure services and closing in and ventilation of the foundations.</p>
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1240	Stadium Zone	STADZ - R4	Support	We support this rule.	Retain rule.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1241	Stadium Zone	STADZ - R5	Support	We support this rule.	Retain rule.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1242	Stadium Zone	STADZ - R6	Support	We support this rule.	Retain rule.

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1243	Stadium Zone	STADZ - R7	Support	We support this rule.	Retain rule.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1244	Stadium Zone	STADZ - R8	Support	We support this rule.	Retain rule.
Westland District Council (S181)	S181.065	Scenic Visitor Zone	Scenic Visitor Zone	Support	Westland District Council supports these Objectives, Policies and Rules	Retain the objectives, policies and rules
Karen Lippiatt (S439)	S439.001	Scenic Visitor Zone	Scenic Visitor Zone	Oppose	This zone is superfluous - Settlement Zone can be used	Delete Scenic Visitor Zone. Use Settlement Zone instead.
Jane Whyte & Jeff Page (S467)	S467.002	Scenic Visitor Zone	Scenic Visitor Zone	Amend		That the Plan enable the continuation of the mixed of uses of Punakaiki Village, and if necessary, the upgrade and replacement of the various buildings and structures associated with this
Department of Conservation (S602)	S602.234	Scenic Visitor Zone	Scenic Visitor Zone	Support	Support all scenic visitor zone provisions as they appropriately enable subdivision, use and development of the zone, while protecting important values, and avoiding significant natural hazards.	Retain all Scenic Visitor Zone provisions as notified.
Chris & Jan Coll (S558)	S558.683	Scenic Visitor Zone	Scenic Visitor Zone Objectives	Support		Retain
Chris J Coll Surveying Limited (S566)	S566.683	Scenic Visitor Zone	Scenic Visitor Zone Objectives	Support		Retain
William McLaughlin (S567)	S567.711	Scenic Visitor Zone	Scenic Visitor Zone Objectives	Support		Retain
Laura Coll McLaughlin (S574)	S574.683	Scenic Visitor Zone	Scenic Visitor Zone Objectives	Support		Retain

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
Jane Whyte & Jeff Page (S467)	S467.009	Scenic Visitor Zone	SVZ - O1	Support		Retain as notified
Neil Mouat (S535)	S535.070	Scenic Visitor Zone	SVZ - O1	Support	We support this objective.	Retain as notified.
Paparoa Track Services Ltd, Craig and Sue Findlay, Tim Findlay, Punakaiki Beach Camp Ltd (S605)	S605.033	Scenic Visitor Zone	SVZ - O1	Support	To provide for community and visitor needs.	Retain as notified.
Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae, Te Runanga o Makaawhio (S620)	S620.307	Scenic Visitor Zone	SVZ - O1	Amend	Amend to be consistent with other objectives in the plan that balances growth and visitor needs with Poutini Ngai Tahu values.	To provide for community and visitor needs in the Fox Glacier/Weheka, Franz Josef/Waiau and Punakaiki townships in a way that delivers protection of the unique values that attracts visitors and benefits the local and regional economies and communities, and minimises adverse effects on the environment, the community and the relationship of Poutini Ngai Tahu with their ancestral lands, sites and areas of significance, water, wahi tapu and other taonga.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1246	Scenic Visitor Zone	SVZ - O1	Support	We support this policy.	Retain policy.
Neil Mouat (S535)	S535.071	Scenic Visitor Zone	SVZ - O2	Support	We support this objective.	Retain as notified.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1247	Scenic Visitor Zone	SVZ - O2	Support	We strongly support this objective as it recognises potential negative impacts of natural hazards on Fox Glacier and Franz Josef, and supports the managed retreat of these townships into areas of lower risks of hazards.	Retain policy.
Jane Whyte & Jeff Page (S467)	S467.010	Scenic Visitor Zone	SVZ - P1	Amend		Amend by adding as follows: <i>d. Recognises the existing mixed character of commercial and residential uses of Punakaiki Township</i>

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
Neil Mouat (S535)	S535.072	Scenic Visitor Zone	SVZ - P1	Support in part	Provide for growth and change to the Fox Glacier, Franz Josef/Waiatu and Punakaiki townships that: a. Supports the long-term viability of the commercial areas and the communities that support them; b. Recognises the unique scenic qualities of the environments and does not compromise the dominance of the natural landscape setting in which the townships are located; and c. Avoids locating further development in areas at greatest risk from significant natural hazards.	
Chris & Jan Coll (S558)	S558.684	Scenic Visitor Zone	SVZ - P1	Support		Retain
Chris J Coll Surveying Limited (S566)	S566.684	Scenic Visitor Zone	SVZ - P1	Support		Retain
William McLaughlin (S567)	S567.712	Scenic Visitor Zone	SVZ - P1	Support		Retain
Laura Coll McLaughlin (S574)	S574.684	Scenic Visitor Zone	SVZ - P1	Support		Retain
Paparoa Track Services Ltd, Craig and Sue Findlay, Tim Findlay, Punakaiki Beach Camp Ltd (S605)	S605.034	Scenic Visitor Zone	SVZ - P1	Support in part	Seeks to include recognition of the existing mixed character of the commercial and residential uses of the Punakaiki Township	amend as follows d. Recognises the existing mixed character of commercial and residential uses of Punakaiki Township
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1248	Scenic Visitor Zone	SVZ - P1	Support	We strongly support this policy particularly clauses (c) and (e) as they recognise the importance of natural hazards and the avoidance of further development in areas of greatest risk for overall community (resident and visitor) health and safety.	Retain policy.
Neil Mouat (S535)	S535.073	Scenic Visitor Zone	SVZ - P2	Oppose in part	Provide for new commercial development areas beyond the	

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
Chris & Jan Coll (S558)	S558.685	Scenic Visitor Zone	SVZ - P2	Support	current Fox Glacier and Franz Josef/Waiata centres where these are at lower risk from natural hazards and avoid areas of high hazard risk.	Retain
Chris J Coll Surveying Limited (S566)	S566.685	Scenic Visitor Zone	SVZ - P2	Support		Retain
William McLaughlin (S567)	S567.713	Scenic Visitor Zone	SVZ - P2	Support		Retain
Laura Coll McLaughlin (S574)	S574.685	Scenic Visitor Zone	SVZ - P2	Support		Retain
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1249	Scenic Visitor Zone	SVZ - P2	Support	We strongly support this policy as it provides for managed retreat of new commercial development areas to areas of lower risk from natural hazards for overall community (resident and visitor) health and safety.	Retain policy.
Jane Whyte & Jeff Page (S467)	S467.011	Scenic Visitor Zone	SVZ - P3	Support		Retain as notified
Neil Mouat (S535)	S535.074	Scenic Visitor Zone	SVZ - P3	Support	We support this objective.	Retain as notified.
Chris & Jan Coll (S558)	S558.686	Scenic Visitor Zone	SVZ - P3	Support		Retain
Chris J Coll Surveying Limited (S566)	S566.686	Scenic Visitor Zone	SVZ - P3	Support		Retain
William McLaughlin (S567)	S567.714	Scenic Visitor Zone	SVZ - P3	Support		Retain
Laura Coll McLaughlin (S574)	S574.686	Scenic Visitor Zone	SVZ - P3	Support		Retain
Paparoa Track Services Ltd, Craig and Sue Findlay, Tim Findlay,	S605.035	Scenic Visitor Zone	SVZ - P3	Support	Recognises the significance of the three townships to the wider visitor economy of the West Coast/Te Tai o Poutini	Retain as notified.

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
Punakaiki Beach Camp Ltd (S605)						
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1250	Scenic Visitor Zone	SVZ - P3	Support	We support this policy.	Retain policy.
Jane Whyte & Jeff Page (S467)	S467.012	Scenic Visitor Zone	SVZ - P4	Amend		Amend to recognise develop is to be sympathetic to existing built environments as follows: ...scenic and built environments ...
Neil Mouat (S535)	S535.075	Scenic Visitor Zone	SVZ - P4	Support in part	Staff/worker accommodation needs to be better recognised in the policy.	Amend to: Support the development of appropriate tourism and visitor businesses such as visitor accommodation, tourism attractions, worker accommodation and tourism support facilities that relate to the scenic environment in which they are located.
Chris & Jan Coll (S558)	S558.687	Scenic Visitor Zone	SVZ - P4	Amend	Staff/worker accommodation needs to be better recognised in the policy.	Amend to: Support the development of appropriate tourism and visitor businesses such as visitor accommodation, tourism attractions, worker accommodation and tourism support facilities that relate to the scenic environment in which they are located.
Chris J Coll Surveying Limited (S566)	S566.687	Scenic Visitor Zone	SVZ - P4	Amend	Staff/worker accommodation needs to be better recognised in the policy.	Amend to: Support the development of appropriate tourism and visitor businesses such as visitor accommodation, tourism attractions, worker accommodation and tourism support facilities that relate to the scenic environment in which they are located.
William McLaughlin (S567)	S567.715	Scenic Visitor Zone	SVZ - P4	Amend	Staff/worker accommodation needs to be better recognised in the policy.	Amend to: Support the development of appropriate tourism and visitor businesses such as visitor accommodation, tourism attractions, worker accommodation and tourism support facilities that relate to the scenic environment in which they are located.

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
Laura Coll McLaughlin (S574)	S574.687	Scenic Visitor Zone	SVZ - P4	Amend	Staff/worker accommodation needs to be better recognised in the policy.	Amend to: Support the development of appropriate tourism and visitor businesses such as visitor accommodation, visitor attractions, worker accommodation and tourism support facilities that relate to the scenic environment in which they are located.
Paparoa Track Services Ltd, Craig and Sue Findlay, Tim Findlay, Punakaiki Beach Camp Ltd (S605)	S605.036	Scenic Visitor Zone	SVZ - P4	Amend	To recognise that development is sympathetic to the existing built environment	Amend: ...scenic and built environments ...
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1251	Scenic Visitor Zone	SVZ - P4	Support	We support this policy.	Retain policy.
Waka Kotahi NZ Transport Agency (S450)	S450.303	Scenic Visitor Zone	SVZ - P5	Support	Waka Kotahi supports that provision for stormwater, roading, footpath and parking is provided as part of any new development.	Retain as proposed.
Neil Mouat (S535)	S535.076	Scenic Visitor Zone	SVZ - P5	Support	We support this objective.	Retain as notified.
Chris & Jan Coll (S558)	S558.688	Scenic Visitor Zone	SVZ - P5	Support		Retain.
Chris J Coll Surveying Limited (S566)	S566.688	Scenic Visitor Zone	SVZ - P5	Support		Retain.
William McLaughlin (S567)	S567.716	Scenic Visitor Zone	SVZ - P5	Support		Retain.
Laura Coll McLaughlin (S574)	S574.688	Scenic Visitor Zone	SVZ - P5	Support		Retain.
Te Runanga o Ngai Tahu, Te Runanga o Ngai Waewae, Te Runanga o Makaanwhio (S620)	S620.308	Scenic Visitor Zone	SVZ - P5	Support	This objective supports Poutini Ngāi Tahu and provides for the wellbeing of our people in relation to new wastewater infrastructure.	Retain notified version

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Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1252	Scenic Visitor Zone	SVZ - P5	Support	We support this policy.	Retain policy.
Jane Whyte & Jeff Page (S467)	S467.013	Scenic Visitor Zone	SVZ - P6	Oppose in part		Amend to recognise develop is to be sympathetic to existing built environments as follows: <i>f. Reflect the character of the existing built environment</i>
Chris & Jan Coll (S558)	S558.689	Scenic Visitor Zone	SVZ - P6	Support		Retain.
Chris J Coll Surveying Limited (S566)	S566.689	Scenic Visitor Zone	SVZ - P6	Support		Retain.
William McLaughlin (S567)	S567.717	Scenic Visitor Zone	SVZ - P6	Support		Retain.
Laura Coll McLaughlin (S574)	S574.689	Scenic Visitor Zone	SVZ - P6	Support		Retain.
Laura Coll McLaughlin (S574)	S574.701	Scenic Visitor Zone	SVZ - P6	Support		Retain
Paparoa Track Services Ltd, Craig and Sue Findlay, Tim Findlay, Punakaiki Beach Camp Ltd (S605)	S605.037	Scenic Visitor Zone	SVZ - P6	Amend	Is not sympathetic to the existing built environment.	Amend to recognise develop is to be sympathetic to existing built environments as follows: f. Reflect the character of the existing built environment
Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae, Te Runanga o Makaanwhio (S620)	S620.309	Scenic Visitor Zone	SVZ - P6	Support	Removal of the word 'cultural' so that it is clear that all identified Poutini Ngāi Tahu values need to be considered. This improves clarity.	Require high quality design outcomes within the SVZ - Scenic Visitor Zone that: ... d. Recognise and provide for Poutini Ngāi Tahu-cultural values; ...
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1253	Scenic Visitor Zone	SVZ - P6	Support	We strongly support this policy, particularly clauses (c) and (e) as they recognise the importance of natural hazards and the avoidance of further development in areas of greatest risk	Retain policy.

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
					for overall community (resident and visitor) health and safety.	
Chris & Jan Coll (S558)	S558.690	Scenic Visitor Zone	SVZ - P7	Support		Retain.
Chris J Coll Surveying Limited (S566)	S566.690	Scenic Visitor Zone	SVZ - P7	Support		Retain.
William McLaughlin (S567)	S567.718	Scenic Visitor Zone	SVZ - P7	Support		Retain.
Laura Coll McLaughlin (S574)	S574.690	Scenic Visitor Zone	SVZ - P7	Support		Retain.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1254	Scenic Visitor Zone	SVZ - P7	Support	We support this policy.	Retain policy.
Davis Ogilvie & Partners Ltd (S465)	S465.037	Scenic Visitor Zone	Scenic Visitor Zone Rules	Amend		That the rules for outdoor living spaces in the SVZ - Scenic Visitor Zone include a minimum dimension or shape factor to ensure that living spaces are practical and contribute to residential amenity.
Jane Whyte & Jeff Page (S467)	S467.014	Scenic Visitor Zone	SVZ - R1	Oppose in part		Delete SVZ-R1 4iv and replace to allow residential buildings of no more than 200 m2 in Gross Ground Floor Area per site with any new building not exceeding 100 m2 Gross Ground Floor Area per site.
Neil Mouat (S535)	S535.058	Scenic Visitor Zone	SVZ - R1	Oppose in part	We believe these rules are too restrictive.	Amend to be more enabling of development.
Neil Mouat (S535)	S535.077	Scenic Visitor Zone	SVZ - R1	Oppose in part	Aspects of this rule are far too onerous particularly those relating to external storage and waste management space and colour specifications.	Delete SVZ - R1 2. or, if compliance not achieved, this should default to a RDA not a DA. Delete SVZ - R1 4.
Chris & Jan Coll (S558)	S558.691	Scenic Visitor Zone	SVZ - R1	Amend	do not support that the rule requires compliance with NOISE - R3	Delete advice note regarding NOISE - R3 requirements
Chris & Jan Coll (S558)	S558.693	Scenic Visitor Zone	SVZ - R1	Amend	Aspects of this rule are far too onerous.	Delete SVZ - R1 2. or, if compliance not achieved, this should default to a RDA not a DA.

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
Chris & Jan Coll (S558)	S558.694	Scenic Visitor Zone	SVZ - R1	Amend		Delete SVZ - R1 4.
Chris & Jan Coll (S558)	S558.695	Scenic Visitor Zone	SVZ - R1	Amend		Point 8 should be amended to accommodate projection beyond the recession plane building envelope if this is due to satisfying natural hazard related provisions.
Chris & Jan Coll (S558)	S558.696	Scenic Visitor Zone	SVZ - R1	Amend		Non-compliance should be lead to a Controlled Activity.
Chris J Coll Surveying Limited (S566)	S566.691	Scenic Visitor Zone	SVZ - R1	Amend	do not support that the rule requires compliance with NOISE - R3	Delete advice note regarding NOISE - R3 requirements
Chris J Coll Surveying Limited (S566)	S566.693	Scenic Visitor Zone	SVZ - R1	Amend	Aspects of this rule are far too onerous.	Delete SVZ - R1 2. or, if compliance not achieved, this should default to a RDA not a DA.
Chris J Coll Surveying Limited (S566)	S566.694	Scenic Visitor Zone	SVZ - R1	Amend		Delete SVZ - R1 4.
Chris J Coll Surveying Limited (S566)	S566.695	Scenic Visitor Zone	SVZ - R1	Amend		Point 8 should be amended to accommodate projection beyond the recession plane building envelope if this is due to satisfying natural hazard related provisions.
Chris J Coll Surveying Limited (S566)	S566.696	Scenic Visitor Zone	SVZ - R1	Amend		Non-compliance should be lead to a Controlled Activity.
William McLaughlin (S567)	S567.719	Scenic Visitor Zone	SVZ - R1	Amend	do not support that the rule requires compliance with NOISE - R3	Delete advice note regarding NOISE - R3 requirements
William McLaughlin (S567)	S567.720	Scenic Visitor Zone	SVZ - R1	Amend	Aspects of this rule are far too onerous.	Delete SVZ - R1 2. or, if compliance not achieved, this should default to a RDA not a DA.
William McLaughlin (S567)	S567.721	Scenic Visitor Zone	SVZ - R1	Amend		Delete SVZ - R1 4.
William McLaughlin (S567)	S567.722	Scenic Visitor Zone	SVZ - R1	Amend		Point 8 should be amended to accommodate projection beyond the recession plane building envelope if this is due to satisfying natural hazard related provisions.
William McLaughlin (S567)	S567.723	Scenic Visitor Zone	SVZ - R1	Amend		Non-compliance should be lead to a Controlled Activity.

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
Laura Coll McLaughlin (S574)	S574.691	Scenic Visitor Zone	SVZ - R1	Amend	do not support that the rule requires compliance with NOISE - R3	Delete advice note regarding NOISE - R3 requirements
Laura Coll McLaughlin (S574)	S574.693	Scenic Visitor Zone	SVZ - R1	Amend	Aspects of this rule are far too onerous.	Delete SVZ - R1 2. or, if compliance not achieved, this should default to a RDA not a DA.
Laura Coll McLaughlin (S574)	S574.694	Scenic Visitor Zone	SVZ - R1	Amend		Delete SVZ - R1 4.
Laura Coll McLaughlin (S574)	S574.695	Scenic Visitor Zone	SVZ - R1	Amend		Point 8 should be amended to accommodate projection beyond the recession plane building envelope if this is due to satisfying natural hazard related provisions.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1255	Scenic Visitor Zone	SVZ - R1	Support	We support this rule.	Retain rule.
Neil Mouat (S535)	S535.059	Scenic Visitor Zone	SVZ - R2	Oppose in part	We believe these rules are too restrictive.	Amend to be more enabling of development.
Chris & Jan Coll (S558)	S558.697	Scenic Visitor Zone	SVZ - R2	Support		Retain
Chris J Coll Surveying Limited (S566)	S566.697	Scenic Visitor Zone	SVZ - R2	Support		Retain
William McLaughlin (S567)	S567.724	Scenic Visitor Zone	SVZ - R2	Support		Retain
Laura Coll McLaughlin (S574)	S574.697	Scenic Visitor Zone	SVZ - R2	Support		Retain
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1256	Scenic Visitor Zone	SVZ - R2	Support	We support this rule.	Retain rule.
Neil Mouat (S535)	S535.060	Scenic Visitor Zone	SVZ - R3	Oppose in part	We believe these rules are too restrictive.	Amend to be more enabling of development.
Chris & Jan Coll (S558)	S558.698	Scenic Visitor Zone	SVZ - R3	Support		Retain

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
Chris J Coll Surveying Limited (S566)	S566.698	Scenic Visitor Zone	SVZ - R3	Support		Retain
William McLaughlin (S567)	S567.725	Scenic Visitor Zone	SVZ - R3	Support		Retain
Laura Coll McLaughlin (S574)	S574.698	Scenic Visitor Zone	SVZ - R3	Support		Retain
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1257	Scenic Visitor Zone	SVZ - R3	Support	We support this rule.	Retain rule.
Neil Mouat (S535)	S535.061	Scenic Visitor Zone	SVZ - R4	Oppose in part	We believe these rules are too restrictive.	Amend to be more enabling of development.
Chris & Jan Coll (S558)	S558.241	Scenic Visitor Zone	SVZ - R4	Oppose	These are unnecessary and too restrictive.	Delete
Chris & Jan Coll (S558)	S558.699	Scenic Visitor Zone	SVZ - R4	Oppose	This rule is unnecessary.	Delete
Chris J Coll Surveying Limited (S566)	S566.241	Scenic Visitor Zone	SVZ - R4	Oppose	These are unnecessary and too restrictive.	Delete
Chris J Coll Surveying Limited (S566)	S566.699	Scenic Visitor Zone	SVZ - R4	Oppose	This rule is unnecessary.	Delete
William McLaughlin (S567)	S567.031	Scenic Visitor Zone	SVZ - R4	Oppose	These are unnecessary and too restrictive.	Delete
William McLaughlin (S567)	S567.726	Scenic Visitor Zone	SVZ - R4	Oppose	This rule is unnecessary.	Delete
Laura Coll McLaughlin (S574)	S574.241	Scenic Visitor Zone	SVZ - R4	Oppose	These are unnecessary and too restrictive.	Delete
Laura Coll McLaughlin (S574)	S574.699	Scenic Visitor Zone	SVZ - R4	Oppose	This rule is unnecessary.	Delete
New Zealand Heavy Haulage Association Inc (S616)	S616.014	Scenic Visitor Zone	SVZ - R4	Support		Amend permitted activity status to read: ... 2. Any relocated building intended for use as a dwelling must have previously been designed, and built to be and used as a dwelling.

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
						<p>3. A building pre-inspection report shall accompany the application for a building consent for the destination site. That report is to identify all reinstatement works that are to be completed to the exterior of the building. The report shall include a certification by the property owner that the reinstatement works shall be completed within a the specified [12] month period.</p> <p>4. The building shall be located on permanent foundations approved by building consent, no later than [2] months of the building being moved to the site.</p> <p>5. All other reinstatement work required by the building inspection report and the building consent to reinstate the exterior of any relocated dwelling shall be completed within [12] months of the building being delivered to the site. Without limiting (c) (above) This reinstatement work is to include connections to all infrastructure services and closing in and ventilation of the foundations.</p>
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1258	Scenic Visitor Zone	SVZ - R4	Support	We support this rule	Retain rule.
Neil Mouat (S535)	S535.062	Scenic Visitor Zone	SVZ - R5	Oppose in part	We believe these rules are too restrictive.	Amend to be more enabling of development.
Chris & Jan Coll (S558)	S558.700	Scenic Visitor Zone	SVZ - R5	Amend	Pre-existing non-compliance with performance standards should be recognised	Amend so that existing non-compliance with performance standards in Rule SVZ - R1 does not preclude the application of this rule.
Chris J Coll Surveying Limited (S566)	S566.700	Scenic Visitor Zone	SVZ - R5	Amend	Pre-existing non-compliance with performance standards should be recognised	Amend so that existing non-compliance with performance standards in Rule SVZ - R1 does not preclude the application of this rule.
William McLaughlin (S567)	S567.727	Scenic Visitor Zone	SVZ - R5	Amend	Pre-existing non-compliance with performance standards should be recognised	Amend so that existing non-compliance with performance standards in Rule SVZ - R1 does not preclude the application of this rule.

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
Laura Coll McLaughlin (S574)	S574.700	Scenic Visitor Zone	SVZ - R5	Amend	Pre-existing non-compliance with performance standards should be recognised	Amend so that existing non-compliance with performance standards in Rule SVZ - R1 does not preclude the application of this rule.
Te Runanga o Ngai Tahu, Te Runanga o Ngati Waewae, Te Runanga o Makaawhio (S620)	S620.310	Scenic Visitor Zone	SVZ - R5	Amend	Removal of the world 'cultural' so that it is clear that all identified Poutini Ngāi Tahu values need to be considered. This improves clarity.	Discretion is restricted to: d. Effects on Poutini Ngāi Tahu Cultural-values;
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1259	Scenic Visitor Zone	SVZ - R5	Support	We support this rule.	Retain rule.
William McLaughlin (S567)	S567.728	Scenic Visitor Zone	Discretionary Activities	Support		Retain
Neil Mouat (S535)	S535.063	Scenic Visitor Zone	SVZ - R6	Oppose in part	We believe these rules are too restrictive.	Amend to be more enabling of development.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1260	Scenic Visitor Zone	SVZ - R6	Support	We support this rule.	Retain rule.
Neil Mouat (S535)	S535.064	Scenic Visitor Zone	SVZ - R7	Oppose in part	We believe these rules are too restrictive.	Amend to be more enabling of development.
Chris & Jan Coll (S558)	S558.252	Scenic Visitor Zone	SVZ - R7	Amend	These are unnecessary and too restrictive.	Delete rules related to relocated buildings and/or the references to relocated buildings.
Chris J Coll Surveying Limited (S566)	S566.252	Scenic Visitor Zone	SVZ - R7	Amend	These are unnecessary and too restrictive.	Delete rules related to relocated buildings and/or the references to relocated buildings.
William McLaughlin (S567)	S567.032	Scenic Visitor Zone	SVZ - R7	Amend	These are unnecessary and too restrictive.	Delete rules related to relocated buildings and/or the references to relocated buildings.
Laura Coll McLaughlin (S574)	S574.252	Scenic Visitor Zone	SVZ - R7	Amend	These are unnecessary and too restrictive.	Delete rules related to relocated buildings and/or the references to relocated buildings.

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1261	Scenic Visitor Zone	SVZ - R7	Support	We support this rule.	Retain rule.
Laura Coll McLaughlin (S574)	S574.00743	Scenic Visitor Zone	SVZ - R7	Support		Retain
Neil Mouat (S535)	S535.065	Scenic Visitor Zone	SVZ - R8	Oppose in part	We believe these rules are too restrictive.	Amend to be more enabling of development.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1262	Scenic Visitor Zone	SVZ - R8	Support	We support this rule.	Retain rule.
Neil Mouat (S535)	S535.066	Scenic Visitor Zone	SVZ - R9	Oppose in part	We believe these rules are too restrictive.	Amend to be more enabling of development.
Chris & Jan Coll (S558)	S558.702	Scenic Visitor Zone	SVZ - R9	Oppose	We do not support this rule.	Delete.
Chris J Coll Surveying Limited (S566)	S566.702	Scenic Visitor Zone	SVZ - R9	Oppose	We do not support this rule.	Delete.
William McLaughlin (S567)	S567.729	Scenic Visitor Zone	SVZ - R9	Oppose	We do not support this rule.	Delete.
Laura Coll McLaughlin (S574)	S574.702	Scenic Visitor Zone	SVZ - R9	Oppose	We do not support this rule.	Delete.
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1263	Scenic Visitor Zone	SVZ - R9	Support	We support this rule.	Retain rule.
Neil Mouat (S535)	S535.078	Scenic Visitor Zone	SASM 31	Support	We support that there are no relevant permitted activity rules relating to SASM 31.	Retain as notified.
Royal Forest and Bird Protection Society of New Zealand Inc. (Forest & Bird) (S560)	S560.398	Mineral Extraction Zone	Mineral Extraction Zone	Oppose	This zone is completely inappropriate, for the reasons set out in the Key Issues section above.	Delete the Mineral Extraction Zone and rezone the affected land as follows: <ul style="list-style-type: none"> GRUZ for private land in pasture

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
						<ul style="list-style-type: none"> NOSZ for any private land that has high natural values NOSZ for all public conservation land In other cases, zone consistently with adjacent land zone as appropriate
Alvin & Kay Godfrey (S580)	S580.007	Mineral Extraction Zone	Mineral Extraction Zone	Support		Retain
Anna & Jeremy Hart (S582)	S582.004	Mineral Extraction Zone	Mineral Extraction Zone	Support		Retain
Steve and Anne Staples (S584)	S584.004	Mineral Extraction Zone	Mineral Extraction Zone	Support		Retain
Tim Burden (S585)	S585.004	Mineral Extraction Zone	Mineral Extraction Zone	Support		Retain
Tane & Rachel Little (S586)	S586.004	Mineral Extraction Zone	Mineral Extraction Zone	Support		Retain
Linda Elcock (S587)	S587.004	Mineral Extraction Zone	Mineral Extraction Zone	Support		Retain
Marty & Nicky Von Ah (S588)	S588.004	Mineral Extraction Zone	Mineral Extraction Zone	Support		Retain
Charmaine Michell (S589)	S589.004	Mineral Extraction Zone	Mineral Extraction Zone	Support		Retain
Toka Tū Ake EQC (S612)	S612.110	Future Urban Zone	Future Urban Zone	Support	The identification and management of land for future urban development	Retain
Buller District Council (S538)	S538.579	Māori Purpose Zone	Māori Purpose Zone	Support	Due to time constraints, Council staff have not reviewed all the provisions of the Special Zones in detail and it is anticipated that key stakeholders will provide feedback on these. The exception to this is the Airport, Buller Coalfield, Port, Mineral Extraction and	Retain as notified.

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
Buller District Council (S538)	S538.591	Hospital Zone	Overview	Support in part	<p>Hospital Zones where some matters of concern have been raised below.</p> <p>As a consequence of the lack of review of the Special Purposes Zones, there may be requested changes across other chapters that should be addressed for these zones to e.g. relocated buildings etc.</p> <p>The Ngakawau Health Facility (1B Main Road, Hector) has been missed off the list of medical centres in the introduction section. Council requests that this facility is included in the listed medical centres.</p>	Amend the second paragraph as follows: There are also medical centres at Fox Glacier/Weheka, Franz Josef/Waiau, Haast, Harihari, Ngakawau , Hokitika and Karamea and
Chris & Jan Coll (S558)	S558.664	Mineral Extraction Zone	Overview	Amend	Authorisation regarding some effects of activities derived from existing use rights.	Add a 4th point to include existing use rights .
Chris J Coll Surveying Limited (S566)	S566.664	Mineral Extraction Zone	Overview	Amend	Authorisation regarding some effects of activities derived from existing use rights.	Add a 4th point to include existing use rights .
BRM Developments Limited (S603)	S603.052	Mineral Extraction Zone	Overview	Support	Recognises the uniquely high importance of mineral extraction activities to the West Coast Economy, support though note effects of activities with existing use rights.	Retain the Minerals Extraction Zone
Karamea Lime Company (S614)	S614.211	Mineral Extraction Zone	Overview	Amend		Amend to add a 4th point to include existing use rights
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1087	Buller Coalfield Zone	Overview	Support	We support mineral extraction and prospecting in special purpose zones such as the Buller Coalfield Zone (BCZ) as mineral extraction businesses provide quality employment and job security which increases health and wellbeing for rural residents as well as making it easier to pursue a healthy lifestyle. We strongly support the balanced approach that adverse effects are minimised and rehabilitation of land	support the balanced approach that adverse effects are minimised and rehabilitation of land occurs following mineral extraction for good public health outcomes.

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1209	Port Zone	Overview	Support	occurs following mineral extraction for good public health outcomes. Te Mana Ora supports the two major ports of Greymouth and Westport in the port zone (PORTZ) as well designed critical infrastructure assets are essential for thriving communities. Prosperous businesses associated with the major ports, especially fishing and fish processing, provide quality employment and job security which promotes the health and wellbeing of residents as well as making it easier to pursue a healthy lifestyle.	retain Port Zone for Westport and Greymouth ports
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1230	Stadium Zone	Overview	Support	Te Mana Ora supports the two major stadium facilities in the stadium zone (STADZ). These facilities help support healthy and resilient communities. Well-designed public spaces and facilities encourage use by local residents and support social, cultural, physical and emotional wellbeing.	
Te Mana Ora (Community and Public Health) of the NPHS/ Te Whatu Ora (S190)	S190.1245	Scenic Visitor Zone	Overview	Support	Te Mana Ora supports the balanced management of scenic visitor zones (SVZ) which are essential to ensuring good health outcomes for residents and visitors to Fox Glacier/Weheka, Franz Josef/Waiau and Punakaiki. We agree that these are important areas of spectacular natural and cultural value, while at the same time being threatened by significant natural hazards which are likely to be exacerbated by global warming. Prosperous tourism businesses provide quality employment and job security which increases health and wellbeing of residents as well as	

Submitter	Submission Point	Plan Section	Provision	Position	Reasons	Decision Requested
Chris & Jan Coll (S558)	S558.682	Mineral Extraction Zone	Non-Complying Activities	Support	making it easier to pursue a healthy lifestyle.	Retain
Chris J Coll Surveying Limited (S566)	S566.682	Mineral Extraction Zone	Non-Complying Activities	Support		Retain
Chris & Jan Coll (S558)	S558.701	Scenic Visitor Zone	Discretionary Activities	Support		Retain
Chris J Coll Surveying Limited (S566)	S566.701	Scenic Visitor Zone	Discretionary Activities	Support		Retain