

# FAST TRACK RESOURCE CONSENT APPLICATIONS



VERSION 1 – EFFECTIVE FROM 18 OCTOBER 2017

[www.waikatodistrict.govt.nz](http://www.waikatodistrict.govt.nz)

0800 492 452

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/WaikatoDistrictCouncil



If your activity is a controlled land use activity and you provide an electronic address for service, you qualify for a fast track application process. On average Council receives around 20 of these applications a year.

## What does it mean for me?

Instead of the typical 20 statutory working day process, land use applications that qualify as a fast track are processed in 10 statutory working days. These applications are also required to be processed without notification unless special circumstances exist. All you need to do to apply for a fast track application is collate your application with all necessary information required on the Land Use Application Form, check that your application does in fact comply as a controlled activity and if it does, tick the relevant boxes on the first page of the land use consent application form. It's that easy. If you have questions about fast tracks please contact the Duty Planner on 0800 492 452

The most common application types that qualify as a fast track are listed below:

### Waikato Section of District Plan

1. **Relocated Building** under Rule 21.62A, 22.52A.1, 23.62A, 24.54A.1, 25.69A, 26.52, 27.61A & 28.49A (**Various Zones**).
2. **Construction of alteration of a building in the Coastal Zone** under Rule 26.44.1 and other **Coastal Zone** rules.
3. A **Comprehensive Development Plan (CDP)** which is closely similar to the Rangitahi Peninsula Structure Plan in Rule 21C.3 shall be approved as a controlled activity prior to any subdivision or development taking place within the Rangitahi Peninsula Structure Plan Area under Rule 21C.10 (**Rangitahi Living Zone / Rangitahi Peninsula Structure Plan**).
4. **Papakaainga housing** that does not permitted activity requirements under Rule 25.63A (**Rural Zone**) or Rule 26.53B (**Coastal Zone**).
5. Construction or alteration of a **Wind Measurement System** under Rule 25.69B (**Rural Zone**) or Rule 26.57A (**Coastal Zone**).
6. Construction or alteration of an **aerial and its support structures** under Rule 26.51B (**Coastal Zone**) or Rule 26A.51B (**Whaanga Coast**).

**Postal Address**  
Waikato District Council  
Private Bag 544  
Ngaruawahia

**Huntly Office**  
142 Main Street,  
Huntly

**Ngaruawahia Office**  
15 Galileo Street,  
Ngaruawahia

**Raglan Office**  
7 Bow Street,  
Raglan

**Te Kauwhata Office**  
1 Main Road,  
Te Kauwhata

**Tuakau Office**  
2 Dominion Road,  
Tuakau

7. Development on the site of a **heritage item** listed in Appendix C1 (Historic Heritage Items) under Rule 26.57.1 (**Coastal Zone**).
8. Construction or alteration of a **Dwelling or Dependent Persons Dwelling** under Rule 24D.7 (**Te Kauwhata Structure Plan Industrial Zone**).
9. **Construction or alteration of a building** in the **Whaanga Coast** under Rule 26A.44.1 and other Whaanga Coast rules.
10. **Construction or alteration of a building in the Matangi heritage precinct** or the **Huntly heritage precinct** identified on the planning map under Rule 21.62 (**Living Zone**).

## Franklin Section of District Plan

1. **Poultry hatcheries** under Rule 23A.1.2 (3.) (**Rural Zone**).
2. **Free range poultry farming** under Rule 23A.1.2 (4.) (**Rural Zone**) and Rule 23B.1.2 (**Coastal Zone**).
3. **Accessory buildings and ancillary activities** under Rule 23A.1.2 (5.) (**Rural Zone**) or Rule 23B.1.2 (5.) (**Coastal Zone**).
4. **Additions and alterations** to existing community facilities including halls, churches, clubs, and existing schools under rule 23a.1.2 (2.) (**Rural Zone**) or Rule 23B.1.2 (1.) (**Coastal Zone**).
5. **Accessory buildings and ancillary activities** for any of the activities listed in Rule 23C.1.2, under Rule 23C.1.2 (7.) (**Village Zone**).
6. **Accessory buildings and structures**, not exceeding 30 square metres in area, for any of the Permitted activities listed in Rule 24.1, under Rule 24.2 (**Wetland Conservation Zone**).
7. **Buildings ancillary** to lawfully established horticulture where not permitted by Rule 27.1, under Rule 27.2 (**Residential Zone**).
8. **Alterations or additions** for lawfully established non-residential activities complying with all the standards for permitted activities, under Rule 27.2 (**Residential Zone**).
9. **Buildings ancillary** to lawfully established horticulture where not permitted by rule 28.2 above, under Rule 28.2 (**Rural Residential Zone**).
10. **Building alterations or additions** for lawfully established non-residential activities, where not provided for by rule 28.2, under Rule 28.2 (**Rural Residential Zone**).
11. **The construction, addition or alteration of any building** accommodating the foregoing controlled activities and complying with rule 39A.6 development standards except where that activity is specifically identified in Rules 39A.1, 39A.3, 39A.4 or 39A.5. , under Rule 39A.2 (6.) (**Tuakau Industrial Services Zone**).
12. **The construction of, or addition or alteration to, any building** accommodating the foregoing controlled activities and complying with Rule 42A.6 development standards, except where the activity is specifically identified in 42A.1, 42A.3, 42A.4 or 42A.5 (**Tuakau Industrial Zone**).
13. **Travellers' accommodation** under Rule 23C.1.2 (4.) (**Village Zone**).
14. **Travellers' accommodation** on front or corner sites, of not more than 5 units including the manager's residence, under Rule 27.2 (**Residential Zone**).

15. **Papakaainga** housing under Rule 23C.1.2 (2.) (**Village Zone**).
16. **Papakaainga** housing where not provided for as a permitted activity, under Rule 27.2 (**Residential Zone**).
17. **Marae** where not provided for as a permitted activity, under Rule 27.2 (**Residential Zone**).
18. **Marae** under Rule 23C.1.2 (3.) (**Village Zone**) or Rule 29A.1.2 (**Village Business Zone**).
19. **Multi-unit housing** where the development includes more than one set of 3 attached units on the site, complying with the relevant prerequisites or standards, Rule 27.6.1.1a and provided always that the private way (driveway) standards set out in Rule 26 (subdivision) and the requirements of Rule 27.6 are complied with, under Rule 27.2 (**Residential Zone**).
20. Any activity requiring a **vehicle crossing** wider than 6 metres under Rule 29.2 (Business Zone) and 29A.1.2 (**Village Business Zone**).
21. **Antenna dishes** that are buildings under Rule 23C.1.2 (1.) (**Village Zone**), Rule 27.2 (**Residential Zone**), Rule 28.2 (**Rural Residential Zone**) and Rule 29A.1.2 (**Village Business Zone**).
22. **One dwellinghouse** per site in the tuakau rural residential zone provided that for sites that existed prior to 31 may 1994, a land area of at least 3000 square metres must be available, such area to be made up of one or more contiguous land titles with no part thereof separated by road, under Rule 28.2 (**Rural Residential Zone**).
23. **Production Forestry** on sites over 5000m<sup>2</sup> where located within Village Growth Areas B and D (refer to planning maps) under Rule 23C.1.2 (5.) (**Village Zone**).
24. **Conservation Forestry** on sites over 5000m<sup>2</sup> where located within Village Growth Areas B and D (refer to planning maps) under Rule 23C.1.2 (6.) (**Village Zone**).
25. **Any activity on Lot 1 DP 43146 or on Pt Allotments 54 and 54A SO 2194 (Waikato Byproducts Ltd) or on the zoned sites in the Tuakau South 'industrial' area** (west side of River Road) and which complies with the development standards of Rule 29.5 and the performance standards of Rule 29.6 and requirements of Rule 29.8 (relating to hazardous substances) except where the activity is specifically identified in Rules 29.3, 29.4 or 29.4A, under Rule 29.2 (**Business Zone**).
26. **The construction of any building** that complies with Rule 29C.5 (Development Standards), under Rule 29C.2 (**Light Industrial Zone**).
27. **Any new permanent ancillary construction, building or structure** over 6 metres in height which would be visible from off the site and which would not be substantially screened within 3 years by existing or proposed vegetation; evidence shall be given, preferably at the time of building consent, of any new planting intended to achieve the required screening, under Rule 35.2 (**Aggregate Extraction and Processing Zone**).
28. **Service retail** and ancillary activities to **service retail**, under Rule 39A.2 (1.) & Rule 39A.2 (2.) (**Tuakau Industrial Services Zone**).
29. **Wholesale activities** where each individual **wholesale unit** has a gross floor area of 400m<sup>2</sup> or less, under rule 39A.2 (3.) (**Tuakau Industrial Services Zone**).
30. **Manufacturing, processing, assembly, storage and distribution activities** where each individual manufacturing, processing, assembly, storage and distribution unit has a gross floor area of 400m<sup>2</sup> or less. , under rule 39A.2 (4.) (**Tuakau Industrial Services Zone**).

31. **Buildings used by New Zealand police** for the purposes of policing activities, under rule 39A.2(5.) (Tuakau Industrial Services Zone) and under rule 42A.2 (2.) (**Tuakau Industrial Zone**).
32. **Manufacturing, processing, assembly, storage and freighting of goods** that complies with Rule 42A.6, 42A.7 and 42A.11, under Rule 42A.2 (1.) (**Tuakau Industrial Zone**).
33. **Network and other utilities** which are not a permitted activity and meet criteria in Rule 15.1.2.3 (**All Zones**).
34. **Filming activities** with a duration of greater than 3 months under Rule 15.2.1.2 (**All Zone's**).
35. **Cemeteries** under rule 23a.1.2 (1.) (Rural zone) or Rule 23b.1.2 (2.) (**Coastal Zone**).

**Please Note:** *This list is not designed to replace the District Plan and merely provides a helpful quick reference list so that our customers can understand with easy the types of applications that will meet the criteria for the fast track process.*