

## Appendix 3: Provisions cascade

For the avoidance of doubt, this cascade does not include recommendations which do not fundamentally alter an objective, policy or rule.

| Objective   | Policy               | Rules                               | Assessment Criteria | Other mechanisms |
|---|----------------------|-------------------------------------|---------------------|------------------|
| <p>4.3.4 Objective – Village built form and amenity</p> <p>(a) Neighbourhood residential amenity values in the Village Zone are maintained.</p> <p>(b) <u>To recognise and provide for non-residential activities that contribute to the health, safety and wellbeing</u></p> | <p>4.3.8, 4.3.11</p> | <p>24.1.1 P9</p> <p>24.1.3 – D2</p> | <p>N/A</p>          | <p>N/A</p>       |

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| <p>g of the community while managing their potential adverse effects to ensure that the activities complement the amenity values of the neighborhood.</p> |  |        |     |     |
| 4.3.4   | <p>4.3.5 Policy – Building Setbacks</p> <p>(a) Maintain existing and promote <del>new</del> vistas and</p> | 24.3.6 | N/A | N/A |

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|       | views between new buildings in the Village Zone when viewed from a road.   |  |     |     |
| 4.3.4 | 4.3.6 - (a) Front setback character as follows: Maintain the existing open and unbuilt character of streets through the use of setbacks.                             | 24.3.6                                 | N/A | N/A |
| 4.3.4 | 4.3.7 Policy – Excessive building scale<br>Enable Development shall only exceed height, bulk and form only where it is in keeping with and does not detract from the | 24.3.3.1<br>24.3.4<br>24.3.5<br>24.3.6 | N/A | N/A |

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|              | amenity values of the street.   |  |     |     |
| 4.3.4        | 4.3.8 Policy – Residential amenity and function (a) Limit the establishment of non-residential activities in the Village Zone except where:<br>(i) They have a functional need to locate within the Village Zone; or<br>(ii) Provide for the health, <u>safety</u> and well-being of the community. | 24.1.1 P9<br>24.1.3 – D2                     | N/A | N/A |
| 4.3.1, 4.3.4 | 4.3.11 Restrict the establishment of <u>non-residential</u> , commercial or industrial activities, unless the activity has a strategic or operational   | 24.1.1 P9<br>24.1.3 – D2<br>24.1.1 P3 and P7 | N/A | N/A |

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|       | <p>need to locate within the Village Zone, and <del>not compromise the effects of such activities on</del> the character and amenity <del>of the neighbourhood</del> are insignificant.</p>   |   |     |     |
| 4.3.4 | <p>4.3.12 Policy – Non-residential activities<br/> (a) Ensure that the design and scope of non-residential activities and associated buildings:<br/> (i) Maintain residential character including the scale and design of buildings and their location on the site, and on-site parking and vehicle</p> | 24.1.1 P3 and P7 (if consent were required) | N/A | N/A |

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|  | <p>manoeuvring areas; and</p> <p>(ii) Mitigate adverse effects related to traffic generation, access, noise, vibration, outdoor storage of materials and light spill, to the extent that they minimise adverse effects on Village Zone character and amenity, and the surrounding transport network.</p> <p><u>(iii) Encourage designs that conform to the principles of Crime Prevention Through Environmental Design (CPTED) where appropriate</u></p> |                          |            |            |
| <p>4.4.1 Objective – Adverse effects of land use and development<br/>The health, <u>safety</u> and well-being of people,</p> | <p>4.4.2<br/>4.4.3<br/>4.4.4<br/>4.4.5</p>   | <p>All of Chapter 24</p> | <p>N/A</p> | <p>N/A</p> |

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| <p>communities and the environment are protected from the adverse effects of land use and development.</p> | <p>4.4.6<br/>4.4.7</p>   |  |            |            |
| <p>4.4.1</p>   | <p>4.4.2 Policy – Noise<br/>(a) The adverse effects of noise on residential amenity are minimised by:<br/>(i) Ensuring that the maximum sound levels are compatible with the surrounding residential environment;<br/>(ii) Limiting the timing and duration of noise-generating activities, including construction and demolition activities;<br/>(iii) Maintaining appropriate setback distances between high noise</p> | <p>Rules within Chapter 16 – Residential that are specific to ‘noise-sensitive’ activities</p> | <p>N/A</p> | <p>N/A</p> |

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|       | <p>environments and sensitive land uses <u>and noise-sensitive activities</u>;</p> <p>(iv) Managing the location of sensitive land uses, particularly in relation to lawfully-established high noise generating activities; and</p> <p>(v) Requiring acoustic insulation where sensitive <u>land uses activities and noise-sensitive activities</u> are located within high noise environments.</p> |                                    |     |     |
| 4.4.1 | <p>4.4.3 Policy – Artificial outdoor lighting</p> <p>(a) Provide for artificial outdoor lighting to enable night time work, farming activities, recreation activities, outdoor living, transport and security.</p>  | All of Chapter 24 (where relevant) | N/A | N/A |



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|       | <p>(b)Manage the adverse effects of glare and lighting to adjacent sites.</p> <p>(c)Ensure artificial outdoor lighting is installed and operated so that light spill does not compromise the safe operation of the transport network.</p> <p><u>(d)Encourage artificial outdoor lighting that conforms to principles of Crime Prevention Through Environmental Design (CPTED) where appropriate</u></p> |          |  |     |     |
| 4.4.1 | <p>4.4.7 Policy – Managing the adverse effects of signs</p> <p>(a)The location, colour, content, and appearance of</p>  | 24.2.7.2 |  | N/A | N/A |

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|                | <p>signs directed at <u>or visible to road users</u> traffic is controlled to ensure signs do not distract, confuse or obstruct motorists, pedestrians and other road users;</p> <p>(b) Discourage signs that generate adverse effects from illumination, light spill, flashing, <u>moving</u> or reflection.</p> |  |   |     |
| 4.3.1<br>4.4.1 | 4.3.11, 4.3.12  | <u>24.1.1 P9 - Emergency services training and management activities</u>             | N/A   | N/A |
| 4.3.1<br>4.4.1 | 4.3.11, 4.3.12  | <u>24.1.2 - Education facilities not exceeding 200m<sup>2</sup> gross floor area</u> | <p><u>a. The extent to which it is necessary to locate the activity in the Village Zone.</u></p> <p><u>b. Reverse sensitivity effects of adjacent</u></p> | N/A |

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|                |                     |  | <p><u>activities.</u></p> <p><u>c. The extent to which the activity may adversely impact on the transport network.</u></p> <p><u>d. The extent to which the activity may adversely impact on the streetscape and the amenity of the neighbourhood.</u></p> <p><u>e. The extent to which the activity may adversely impact on the noise environment.</u></p> |               |
| 4.3.1<br>4.4.1 | 4.3.11, 4.3.12      | <u>24.1.3 – D2 - Emergency service facilities</u>  | N/A   | N/A           |
| 3.5.1          | 3.5.2, 3.5.3, 3.5.4 | <u>24.3.9 – D1 - (a) Any building or structure that is located within any:</u><br><u>(i) Outstanding Natural Character Area;</u><br><u>(ii) High Natural Character Area.</u>   | N/A   | Planning maps |
| 4.3.4          | 4.3.11<br>4.3.12    | <p><b>24.1.1 P3</b></p> <p>(a) It is wholly contained within a building;</p> <p>(b) The storage of materials or machinery associated with the home occupation are wholly contained within a building;</p> <p>(c) No more than 2 people who are not permanent residents of the site are employed at any one time;</p> <p>(d) Unloading and loading of vehicles or the receiving of customers or deliveries only occur after 7:30am and before 7:00pm on any day;</p> <p>(e) Machinery <del>may</del> <u>can only</u> be operated after 7:30am and up to 97pm on any</p> | N/A   | N/A           |

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|        |                  | day.  |  |     |
| 4.3.4  | 4.3.11<br>4.3.12 | <b>24.1.1 P7</b><br><br>(a) No more than 4 temporary residents;<br><del>(b) No more than 2 people who are not permanent residents of the site are employed at any one time.</del> | N/A  | N/A |
| 4.3.14 | 4.3.15           | <b>24.2.4 – PI (a)(ii)</b><br><br>(ii) Not exceed a volume of more than <del>23</del> 50m <sup>3</sup> ;  | (a) Earthworks that do not comply with Rule 24.2.4.1 PI, P2 or P3.<br>(b) Council's discretion is restricted to the following matters:<br>(i) Amenity values and landscape effects;<br>(ii) Volume, extent and depth of earth works;<br>(iii) Nature of fill | N/A |

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|  |  |  | <p>material;</p> <p>(iv)Contaminat<br/>ion<br/>of fill<br/>material;</p> <p>(v)Location of<br/>the eart<br/>hworks<br/>to<br/>waterwa<br/>ys,<br/>significa<br/>nt indige<br/>nous<br/>vegetati<br/>on and<br/>habitat;</p> <p>(vi)Compactio<br/>n of<br/>the fill<br/>material;</p> <p>(vii)Volume<br/>and<br/>depth<br/>of fill<br/>material;</p> <p>(viii)Protection<br/>of the<br/>Hauraki<br/>Gulf<br/>Catchm<br/>ent<br/>Area;</p> <p>(ix)Geotechnic<br/>al</p> |  |
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|        |        |   | <p>stability;</p> <p>(x) Flood risk, including natural water flows and established drainage paths;</p> <p>(xi) Land instability, erosion and sedimentation.</p>                           |     |
| 4.3.14 | 4.3.15 | <p><b>24.2.4 P3 (ii) (if within scope)</b></p> <p>(ii) Not exceed a depth of <u>1.5</u>m;</p> | <p>(a) Earthworks that do not comply with Rule 24.2.4.1 P1, P2 or P3.</p> <p>(b) Council's discretion is restricted to the following matters:</p> <p>(i) Amenity values and landscape</p> | N/A |

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|  |  |  | <p>effects;</p> <p>(ii) Volume, extent and depth of earth works;</p> <p>(iii) Nature of fill material;</p> <p>(iv) Contamination of fill material;</p> <p>(v) Location of the earthworks to waterways, significant indigenous vegetation and habitat;</p> <p>(vi) Compaction of the fill material;</p> <p>(vii) Volume and depth of fill material;</p> |  |
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|       |              |  | <p>(viii) Protection of the Hauraki Gulf Catchment Area;</p> <p>(ix) Geotechnical stability;</p> <p>(x) Flood risk, including natural water flows and established drainage paths;</p> <p>(xi) Land instability, erosion and sedimentation.</p> |     |
| 4.4.1 | 4.4.6, 4.4.7 | <p><b>24.2.7.1 – P2</b></p> <p>(a) A sign must comply with the following conditions:</p> | <p>(a) A sign that does not comply with Rule 24.2.7.1, P1, P2 or P3.</p> <p>(b) Council's</p>  | N/A |



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|  |  | <p>(i) It is the only sign on the site;</p> <p>(ii) The sign is wholly contained on the site;</p> <p>(iii) The sign does not exceed 0.25m<sup>2</sup>;</p> <p>(iv) The sign height does not exceed 2m;</p> <p>(v) The sign is not illuminated;</p> <p>(vi) The sign does not contain any moving parts, fluorescent, flashing or revolving lights or reflective materials;</p> <p>(vii) The sign is set back at least 50m from a state highway and the Waikato Expressway;</p> <p><del>(viii) The sign does not project over road reserve;</del></p> <p>(ix) The sign is not attached to a tree identified in Schedule 30.2 Notable Trees, except for the purpose of identification; and</p> <p>(x) The sign is not attached to a heritage item listed in Schedule 30.1 (Heritage</p> | <p>discretion is restricted to the following matters:</p> <p>(i) Amenity values;</p> <p>(ii) Character of the locality;</p> <p>(iii) Effects on traffic safety;</p> <p>(iv) Glare and artificial light spill;</p> <p>(v) Content, colour and location of the sign; and</p> <p>(vi) Effects on notable trees</p> <p>(vii) Effects on the heritage values of any heritage item due to the</p> |  |
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|       |              | <p>Items) except for the purpose of identification and interpretation;</p> <p>(xi) The sign is not attached to a Maori site of significance listed in Schedule 30.3 (Maori Sites of Significance) except for the purpose of identification and interpretation;</p> <p>(xii)The sign relates to:</p> <p>A.goods or services available on the site; or</p> <p>B.a property name sign.</p>  | <p>size, location, design and appearance of the sign;</p> <p>(viii)Effects on cultural values of any Maori site of significance;</p>   |     |
| 4.4.1 | 4.4.6, 4.4.7 | <p><b>24.2.7.1 P3</b></p> <p>(a)A real estate <del>'for-sale'</del> sign relating to the site on which it is located must comply with all of the following conditions:</p> <p>(i)There is no more than + 3 signs per <u>agency site of which;</u></p> <p><u>(A) There is no more than 1 sign per agency measuring 600mm x 900mm;</u></p> <p><u>(B) There is no more than 1 sign measuring 1800mm x 1200mm; and</u></p> <p><u>(C) There is no more than 1 real estate header sign measuring 1800mm x 1200mm</u></p> | <p>(a) A sign that does not comply with Rule 24.2.7.1, P1, P2 or P3.</p> <p>(b)Council's discretion is restricted to the following matters:</p> <p>(i)Amenity values;</p> <p>(ii)Character of the locality;</p> <p>(iii)Effects on traffic safety;</p> | N/A |

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|  |  | <p>(ii) The sign is not illuminated;</p> <p>(iii) The sign does not contain any moving parts, fluorescent, flashing or revolving lights or reflective materials;</p> <p><del>(i) The sign does not project into or over road reserve.</del></p> | <p>(iv) Glare and artificial light spill;</p> <p>(v) Content, colour and location of the sign; and</p> <p>(vi) Effects on notable trees</p> <p>(vii) Effects on the heritage values of any heritage item due to the size, location, design and appearance of the sign;</p> <p>(viii) Effects on cultural values of any Maa</p> |  |
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|       |              |  | ori site<br>of<br>significa<br>nce; |     |
|-------|--------------|--|-------------------------------------|-----|
| 4.4.1 | 4.4.6, 4.4.7 | <p><b>24.2.7.2 Signs - Effects on Traffic</b></p> <p>PI (a)Any sign directed at road users must <u>comply with the following conditions:</u></p> <p>(i)Not imitate the content, colour or appearance of any traffic control sign;</p> <p>(ii)Be located at least 60m from controlled intersections, pedestrian crossings and any other sign;</p> <p>(iii)Not obstruct sight lines of drivers turning into or out of a site entrance and intersections <u>or at a level rail crossing;</u></p> <p><del>(iv)Be able to be viewed by drivers for at least 130m;</del></p> <p>(v)Contain a no more than 40 characters and no more than 6 symbols;</p> <p>(vi)Have lettering that is at least 150mm high;</p> | N/A                                 | N/A |

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|       |        | (vii) Be located at least 130m from a site entrance, where the sign directs traffic to the entrance.   |   |     |
| 4.3.4 | 4.3.10 | <p><b>24.3.4 – Daylight admission – PI</b></p> <p>A building must not protrude through a height control plane rising at an angle of <del>37</del> <u>45</u> degrees commencing at an elevation of 2.5m above ground level at every point of the site boundary.</p> | <p>(a) A building that does not comply with Rule 24.3.4 PI.</p> <p>(b) Council's discretion is restricted to the following <u>matters</u>:</p> <p>(i) Height of the building;</p> <p>(ii) Design and location of the building;</p> <p>(iii) <del>Extent of shading on adjacent sites;</del> <u>of shading on any other sites;</u></p> <p>(iv) Privacy on other sites; and</p> <p>(v) <del>Effects on a</del> <u>Amenity values and residential character of the locality.</u></p> | N/A |

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| <p>6.1.1<br/>6.1.6</p> | <p>6.1.7<br/>6.1.2<br/>6.1.13</p> | <p><b>24.3.6.1 - Building setbacks – all boundaries - P1</b></p> <p>(a) Any building must be setback a minimum of:</p> <ul style="list-style-type: none"> <li>(i) 3m from a road boundary;</li> <li>(ii) 13m from <u>the centreline of</u> an indicative road;</li> <li>(iii) 1.5m from every boundary other than a road boundary; and</li> <li>(iv) 1.5m from every vehicle access to another site.</li> </ul> <p><u>(v) any new buildings or alterations to an existing building must be setback 5 metres from any designated railway corridor boundary</u></p> <p><u>(b) Despite Rule 24.3.6.1(a)(ii), this rule shall not apply where the indicative road has been formed, is open to the public and has been vested to Council.</u></p> | <p>(a) A building that does not comply with Rules 24.3.6.1 P1, P2 or P3.</p> <p>(b) Council’s discretion is restricted to the following matters:</p> <ul style="list-style-type: none"> <li>(i) Road network safety and efficiency;</li> <li>(ii) Reverse sensitivity effects;</li> <li>(iii) Adverse effects on amenity;</li> <li>(iv) Streetscape;</li> <li>(v) Potential to mitigate adverse effects;</li> <li>(vi) Daylight admission to any adjoining site; and</li> <li>(vii) Effects on privacy at any adjoining site.</li> </ul> <p><u>(viii) The size, nature and</u></p> | <p>Planning maps – locations of indicative roads</p> |
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|                |                |   | <p><u>location of the buildings on the site.</u></p> <p><u>(ix) The extent to which the safety and efficiency of rail and road operations will be adversely affected.</u></p> <p><u>(x) Any characteristics of the proposed use that will make compliance unnecessary.</u></p> |  |
| 4.4.1<br>5.3.1 | 4.4.2<br>5.3.2 | <p><b>24.3.6.2 Building setback – sensitive land use</b></p> <p>(a) Any new building or alteration to an existing building for a sensitive land use must be set back a minimum of:</p> <ul style="list-style-type: none"> <li>(i) 5m from the designated boundary of the railway corridor;</li> <li>(ii) 15m from the boundary of a national route or regional arterial;</li> <li>(iii) 25m from the designated boundary of the Waikato Expressway;</li> <li>(iv) 300m from the edge of oxidation ponds that are part of a municipal wastewater treatment facility on another site; and</li> <li>(v) 30m from a municipal wastewater treatment facility where the treatment process is fully enclosed.</li> </ul> | N/A  | Location of Village zoning extent in relation to intensive farming activities. |

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|                |                         | (vi) 300m from the boundary of another site containing an intensive farming activity.  |     |  |
| 3.5.1<br>8.1.1 | 3.5.4<br>8.1.2<br>8.1.3 | <b>24.3.6.3 Building setback – water bodies - P1</b><br>(a) A building must be set back a minimum of <del>30</del> <u>23m</u> from:<br>(i) the margin of any:<br>A. Lake;<br>B. Wetland; and<br><br>C. River bank, other than the Waikato River and Waipa River.         | N/A | Location of Village zoning extent in relation to lakes, wetlands and rivers        |
| 3.5.1<br>8.1.1 | 3.5.4<br>8.1.2<br>8.1.3 | <b>24.3.6.3 Building setback – water bodies - P2</b><br><br>A building must be set back at least <del>50</del> <u>28m</u> from a bank of the Waikato River and Waipa River.  | N/A | Location of Village zoning extent in relation to the Waikato River and Waipa River |
| 3.5.1<br>8.1.1 | 3.5.4<br>8.1.2<br>8.1.3 | <b>24.3.6.3 Building setback – water bodies - P3</b><br><br>A public amenity of up to 25m <sup>2</sup> , or a pump shed ( <del>public or private</del> ) or maimai of <u>up to 10m<sup>2</sup></u> within any building setback identified in Rule 24.3.6.3 P1, P2 or P3. | N/A | Location of Village zoning extent in relation to lakes, wetlands and rivers        |
| 4.3.1<br>4.3.4 | 4.3.2<br>4.3.3<br>4.3.7 | <b>24.3.5 Building coverage</b><br><br><u>Within Te Kowhai or Tuakau and Ōon</u> a lot connected to public wastewater a  | N/A | Extent and location  |



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|  |  | P1             | the <del>total</del> building coverage must not exceed <del>40%</del> <u>320m<sup>2</sup></u> .   |  | of zone.<br>Subdivisi<br>on rules. |
|  |  | P2             | <u>On a lot outside Te Kowhai and Tuakau, connected to public wastewater and a water supply, the total building coverage must not exceed 40%.</u> |  |                                    |
|  |  | <del>P23</del> | On a lot not connected to public wastewater and a water supply, the <del>total</del> building coverage must not exceed 20%.                       |  |                                    |
|  |  | D1             | <del>A b</del> Building <u>coverage</u> that does not comply with Rules 24.3.5 P1 or P2.  |  |                                    |

