

## Na Intensive Farming Activities

### Na1 Introduction

#### Na1.1

This appendix is referred to when assessing [intensive farming](#) operations. Intensive farming can have adverse effects on the environment and it is the intention of this Appendix to ensure that any adverse effects are adequately assessed. Rules in the Rural Zone and Coastal Zone provide for intensive farming as a restricted discretionary activity, subject to the matters of discretion stated in this Appendix; the activity not locating in the Landscape Policy Area; and the setbacks, site coverage and building height being achieved. In other zones, intensive farming is a discretionary activity. While discretion is not restricted in those zones, the contents of this Appendix will be considered in the assessment of effects.

#### Na1.2

Applications for the establishment of a new intensive farm or expansion of an existing intensive farm that do not meet internal setback distances will be assessed against the items in this schedule. Where there is a significant non-compliance with the internal setbacks, then assessment will not be limited to the matters listed below. Account will be taken of the extent to which topographic and other natural features may enable a reduction in internal setbacks. Similarly in the case of expansions, account will be taken of these matters and the extent to which changes to technology and operations will avoid or minimise increases in adverse effects. In the case of odour, account will also be taken of any air discharge consent or a certificate of compliance from the Waikato Regional Council.

### Na2 Matters where discretion is restricted

#### Na2.1 Matters referred to in:

- (a) [Appendix A](#): Traffic;
- (b) [Appendix B](#): Engineering Standards;
- (c) The Management Plan referred to in [Na3.2](#).

#### Na2.2 Effects on amenity values including:

- (a) Odour including:
  - (i) Wind and cold air drainage patterns.
- (b) Visual impact and landscape including:
  - (i) Scale, building form, bulk, building location, building height, external cladding and colour;
  - (ii) Location and quantity of earthworks and filling.

(Note that Na2.2(b)(i) matters are only relevant considerations for discretionary activity applications as standards control these matters for restricted discretionary activities)

- (c) Topography and geographical features
  - (i) Visibility of the proposed buildings from other properties;
  - (ii) Integration into landscape and topography
- (d) Proposed planting and screening.

#### Na2.3 Location, type and scale of development:

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- (a) Setbacks;
- (b) Site coverage (if over 3%);
- (c) Traffic effects, hours of operation for trucks and number of vehicle movements, location of noise sources in relation to boundaries, including vehicle entranceway and internal road proximity to neighbouring properties;
- (d) Wastewater, stormwater and management of waste or effluent, including litter and compost.

### Na3 Information to accompany a resource consent application

Applications for consents relating to [intensive farming](#) activities shall include information on the following additional matters:

#### **Na3.1 Confirmation of relevant consents from the Waikato Regional Council including:**

- (a) Discharge to air
- (b) Effluent and/or wastewater discharge

Note: It would be a condition of the Land Use Consent that the applicant obtains the relevant Regional Council Consent.

#### **Na3.2 A management plan for the facility which includes:**

- (a) System description which includes environmental objectives and targets
- (b) Shed details including ventilation
- (c) Landscaping and screening
- (d) Stormwater management
- (e) Effluent management
- (f) Noise control
- (g) Dust control
- (h) Odour control
- (i) Bedding material
- (j) Carcass disposal
- (k) Feed handling
- (l) Disease management (including control of flies and vermin)
- (m) Hazardous goods, emergency and incident management including fire
- (n) Recording and reporting, monitoring and maintenance; and
- (o) For free range animals:
  - Animal movement management
  - Maintenance of ground cover and grazing rotation of land
  - Effects on ground and surface water
  - Landscape planting and maintenance; and
- (p) For plants:
  - Storage of sprays and pesticides and application
  - Storage of fertilizer and application

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- Lighting details
- Disposal of contaminated water and soil
- Mitigation methods to deal with leaching.

**Na3.3 A topographical plan** detailing any natural features relevant to the application and the provision of information as to the prevailing weather patterns particularly wind patterns and cold air drainage patterns in winter.