

## Public notice of decisions on Proposed Plan Change 2 to the Kapiti Coast District Plan 2021

*Part 6 of Schedule 1, Resource Management Act 1991*

Plan Change 2 ('PC2') to the Operative Kapiti Coast District Plan 2021 ('District Plan') is an Intensification Planning Instrument under section 80E of the Resource Management Act 1991 ('RMA'). The purpose of PC2 is to:

- incorporate the Medium Density Residential Standards ('MDRS') into the District Plan and give effect to the intensification policies (Policies 3 and 4) of the National Policy Statement on Urban Development 2020 ('NPS-UD');
- provide for tangata whenua to develop papakāinga housing; and
- amend financial contributions provisions.

Kāpiti Coast District Council (the 'Council') publicly notified PC2 on 19 August 2022. After receiving submissions, Council established an Independent Hearings Panel (the 'Panel') to hold a hearing and make recommendations on PC2 back to Council. The Panel's recommendations are in a report available online at [www.kapiticoast.govt.nz/AboutPC2#IHPReport](http://www.kapiticoast.govt.nz/AboutPC2#IHPReport) and in physical form at the Council's offices and all public libraries in the district. The Panel's formal recommendations are set out at paragraph 13 of its report.

### The Council's decision

At its meeting on Thursday 10 August 2023, the Council decided to accept all of the Panel's formal recommendations, except for the recommendation set out in the table below:

| Recommendation rejected  | Reasons  | The Council's alternative recommendation   |
|--|--|--|
| [13](b)(i) <b>Allow</b> submission 023 by the Mansell family by rezoning the land covered by the submission from Rural Lifestyle to General Residential Zone | <p>We concur with our Council Officer's reply evidence (point 26, p9) stating the need for a Structure Plan for the wider area of Otaihanga including the block rejected for rezoning off Ratanui Road.</p> <p>"While I appreciate the submitters' willingness to work together to overcome the '10 per cent', and I acknowledge the additional information provided by them in their further evidence lodged after the hearing, we remain in fundamental disagreement about the need for a structure plan. As outlined in paragraph 10 above and onwards, I consider a comprehensive structure plan of the wider area is necessary prior to any rezoning. Ultimately the timeframes set under the ISPP are not conducive to the preparation of a comprehensive structure plan for the area, and I felt it inappropriate to engage in this process as part of the ISPP given the lack of information available on the issues that may need to be addressed in the surrounding area outside of the submitters' site and the lack of ability for other parties potentially affected by the structure planning to input into the process." Quote from Plan Change 2 Council Officer's Reply Evidence; Author: Katie Maxwell; Dated: 28 April 2023 – p9, point 26.</p> | <b>Reject</b> submission 023 by the Mansell family by rezoning the land covered by the submission from Rural Lifestyle to General Residential Zone |

|  |   |  |
|--|---|--|
|  | <p>We disagree with IHP conclusions for supporting the rezone:</p> <p>1) in their report points [240] &amp; [241] rejecting the need for a Structure Plan. The use of Supplementary Statement s023 Hansen Memo 18.04.2023 points 2.2 &amp; 2.3 does not provide enough evidence to support denying the Structure Plan.</p> <p>2) We reference Te Atiawa ki Whakarongotai Submission s100.FS.1 p2 in which they say they only “support in part” s023 then add their reasons: “KCDC has a Future urban development plan change scheduled as part of implementing the District Growth Strategy. It may be more appropriate to consider submitter’s requests for rezoning as part of that plan change. Decision sought: Seek further assessment of environmental effects, including s6 RMA matters and cumulative effects of rezoning all or some of the proposed sites or deferring for future plan change.”</p> |  |
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A copy of the Council’s minutes recording the decision will be available online at <https://www.kapiticoast.govt.nz/your-council/meetings/meetings-and-agendas/> and in physical form at the Council’s offices and all public libraries in the district once the Council has confirmed the minutes of the meeting.

**What happens next – for recommendations that the Council has accepted**

Pursuant to clauses 104 and 20 of Schedule 1 to the RMA, PC2 as amended by the Panel’s formal recommendations that the Council has accepted shall become **operative on 1 September 2023**, except for the parts that relate to the Panel’s recommendation that the Council has rejected.

A copy of PC2 is available online at [www.kapiticoast.govt.nz/AboutPC2#Decisions](http://www.kapiticoast.govt.nz/AboutPC2#Decisions). This document also sets out minor alterations made by the Council pursuant to clause 102(2) of Schedule 1 to the RMA.

A full list of recommendations that the Council has altered pursuant to clause 102(2) is set out in the **Appendix** to this notice.

**What happens next – for the recommendation that the Council has rejected**

Pursuant to clause 101(2) of Schedule 1 to the RMA, the Council will refer the rejected recommendation, along with its reasons for rejecting it and its alternative recommendation, to the Minister for the Environment, who will make the final decision. There is no specified timeframe for the Minister to make their decision.

**Do you have questions about PC2?**

If you have any questions about PC2, please contact the District Planning team by phone on 0800 486 486 or by email at [district.planning@kapiticoast.govt.nz](mailto:district.planning@kapiticoast.govt.nz)

Darren Edwards, Chief Executive  
Kāpiti Coast District Council

The date of this notice is 19 August 2023.