

QLDC PDP Stage 3b Walter Peak Rezoning

Amendments to Notified Chapter 46 Provisions specific to Walter Peak RVZ

Additional text shown in **bold and underlined**

Deleted text shown in ~~**bold and strikethrough**~~

Add the following Policies to 46.2 Objectives and Policies

46.2.2.9 Ensure the ongoing management and maintenance of existing hazard mitigation measures, including management systems and evacuation plans, where new or relocated buildings within the Hazard Management Area identified on the District Plan web mapping application in the Walter Peak Rural Visitor Zone rely on those measures.

46.2.2.10 Avoid development for living purposes (including visitor accommodation) in the Natural Hazard Building Restriction Areas identified on the District Plan web mapping application in the Walter Peak Rural Visitor Zone.

Amend / Add to the Rules in 46.4 Rules – Activities

46.4.7	<p>Construction of buildings</p> <p>46.4.7.1: The construction, relocation or exterior alteration of buildings (other than identified in Rules 46.4.8 to 46.4.12, <u>46.4.17 and 4.4.18</u>).</p> <p>46.4.7.2: In the Gibbston Valley Rural Visitor Zone, the construction, relocation or exterior alteration of buildings within the Developable Areas identified on the District Plan maps.</p> <p><u>46.4.7.3: In the Walter Peak Rural Visitor Zone, the construction or relocation of buildings or structures used for living purposes (including visitor accommodation) within an area identified on the District Plan web mapping application as a Hazard Management Area (other than identified in Rules 46.4.8 to 46.4.12).</u></p> <p>Control is reserved to:</p> <p>a. The compatibility of the building density, scale, design and location with landscape, cultural and heritage, and visual amenity values;</p> <p>b. Landform modification, landscaping and planting;</p>	C
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	<ul style="list-style-type: none"> c. Lighting; d. Servicing including water supply, fire-fighting, stormwater and wastewater; e. Natural Hazards; and f. Design and layout of site access, on-site parking, manoeuvring and traffic generation. 	
<u>46.4.17</u>	<p><u>In the Walter Peak Rural Visitor Zone, the construction or relocation of buildings or structures within an area identified on the District Plan web mapping application as a Natural Hazard Building Restriction Area (NHBRA) (other than identified in Rules 46.4.11, 46.4.12 and 4.4.18)</u></p> <p><u>Discretion is restricted to:</u></p> <ul style="list-style-type: none"> a. <u>The compatibility of the building density, scale, design and location with landscape, cultural and heritage, and visual amenity values;</u> b. <u>Landform modification, landscaping and planting;</u> c. <u>Lighting;</u> d. <u>Servicing including water supply, fire-fighting, stormwater and wastewater;</u> e. <u>Natural Hazards; and</u> f. <u>Design and layout of site access, on-site parking, manoeuvring and traffic generation.</u> 	<u>RD</u>
<u>46.4.18</u>	<p><u>In the Walter Peak Rural Visitor Zone, the construction or relocation of buildings or structures used for living purposes (including visitor accommodation) within an area identified on the District Plan web mapping application as a Natural Hazard Building Restriction Area (NHBRA).</u></p>	<u>NC</u>