

PROPOSED PRIVATE PLAN CHANGE 84 – KĀPITI AIRPORT

AMENDMENTS SOUGHT TO THE DISTRICT PLAN - MARK-UP

The text shown in black ~~strike-through~~ and underlined are the amendments sought by KCAHL:

PART C – OBJECTIVES AND POLICIES

C.19 AIRPORT ZONE

POLICY 2: USES

A range of activities in the "Airport Mixed Use Precinct" will be permitted to support aviation activities and provide for non-aviation, commercial and other employment opportunities.

Explanation: The "Airport Mixed Use Precinct" permits aviation activity to grow beyond the "Airport Core Precinct". Non-aviation business and commercial activity and development is permitted to support the sustainability of the Airport Core Precinct activities. Certain specified activities are non-complying (i.e. residential activity, offensive trades, certain retail/commercial activities etc), discretionary (i.e. work associated with heritage buildings) or controlled activities (i.e. the external design, appearance and siting of buildings and associated development) to enable to the Council to manage potential adverse effects. ~~Supermarkets, Department Stores and more than one small scale retail grocery outlet are prohibited activities.~~ More than one Supermarket in the zone is a non-complying activity, and more than one department Store is a prohibited activity.

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PART D – RULES AND STANDARDS

D.9.1 Airport Zone Rules

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D.9.1.4 Discretionary Activities

The following are discretionary activities:

- (i) The alteration or modification, which is not a minor work as defined in Part Q of this Plan, and the demolition or removal of any heritage feature or building recorded in the Heritage Register. In relation to historic buildings, "modification" includes any subdivision of land containing the historic building and its curtilage.
- (ii) Activities within the "Aviation Heritage Precinct" not provided for as permitted activities and not defined as non-complying or prohibited.
- (iii) The alteration or modification which is not a minor work as defined in Part Q of this Plan and the demolition or removal of the control tower, as a historic building. In relation to historic buildings, "modification" includes any subdivision of land containing the historic building and its curtilage (except where specified in this Plan to be a non-complying activity or prohibited activity).

- (iv) Activities which do not comply with any restricted discretionary activity standards are discretionary activities.
- (v) Noise sensitive activities outside the Air Noise Boundary not specifically provided for as a permitted activity.
- (vi) One only supermarket within the zone.
- (vii) More than one store of between 151m² and 1,500m² gross floor area that retails groceries or non-specified food lines.

D.9.1.5 Non-Complying Activities

The following are non-complying activities:

- (i) Offensive trades.
- (ii) The keeping of free flight birds.
- (iii) Retail and commercial service activities, not being a prohibited activity, that are not listed as permitted activities in rule D.9.1.1 or do not comply with the permitted activity retail/commercial activity floorspace threshold standards in D.9.2.1.
- (iv) Aircraft operations occurring between 10.30pm and 6am that are not exempt by the "Noise from Aircraft Operations" permitted activity noise standard.
- (v) Any other activity not being a permitted, controlled, discretionary (restricted), discretionary or prohibited activity.
- (vi) Any development in the Airport Zone, not being a prohibited activity, which results in the development in the Airport Zone exceeding 339,400m² gross floor area.
- (vii) Any above ground development, within the area defined on the Precinct Plan as Runway 12/30, which is inconsistent with the use of that area for imperative landings and other limited uses.
- (viii) One only Department Store within the zone.
- (ix) Supermarkets other than as provided for in rule D.9.1.4.

D.9.1.6 Prohibited Activities

The following are prohibited activities:

- (i) Noise sensitive activities within the Airport Noise Boundary not specifically provided for as a permitted activity.
- (ii) Department Stores other than as provided for in rule D.9.1.5.
- (iii) ~~Supermarkets.~~
- (iv) ~~More than one store of between 151m² and 1,500m² gross floor area that retails groceries or non-specified food lines.~~