

Schedules / SCHED8 – Significant Natural Areas

Sub-part / Chapter / Provision	Submitter Name	Sub No / Point No	Position	Summary of Submission	Decisions Requested
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	David Edmonds	1.1	Support	Considers that the extent of the SNA overlay is incorrect and should be amended. The land covered by the SNA is in fact part of the built environment - the trees cover footpaths, driveways, garages and a cable car landing area. The remaining part of the SNA very small and consists of poor quality scrub and weeds. [Refer to original submission for full reason, including attachment].	Retain as notified with no Significant Natural Area overlay in residential areas.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	David Edmonds	1.2	Amend	Considers that the extent of the SNA overlay is incorrect and should be amended. The land covered by the SNA is in fact part of the built environment - the trees cover footpaths, driveways, garages and a cable car landing area. The remaining part of the SNA very small and consists of poor quality scrub and weeds. [Refer to original submission for full reason, including attachment].	Remove Significant Natural Area overlay from the legal road outside 2 & 4 Governor Rd and 6 & 8 The Rigi, Northland (WC092)
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Aaron Chester	6.1	Support	Considers that the Northern part SNA on 215 Takapu Road does not meet any of the 5 criteria used to assign SNA's. The area is manmade. The land has high human impact and has never had livestock excluded from it. There is no original or significant native flora in the area. [Refer to original submission for full details of current vegetation]. The SNA will prevent the construction of a planned disabled access to the house for elderly relatives and the intended planting of natives.	Seeks that 215 Takapu Road is retained as notified - with no Significant Natural Area.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Aaron Chester	6.2	Support	Considers that the Southern part SNA on 215 Takapu Road does not meet any of the 5 criteria used to assign SNA's. The area is manmade. The land has high human impact and has never had livestock excluded from it. There is no original or significant native flora in the area. The SNA will prevent the construction of a planned disabled access to the house for elderly relatives and the intended planting of natives.	Seeks that 215 Takapu Road is retained as notified - with no Significant Natural Area.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Peter Kelly	16.7	Support	Considers that it will not fragment the SNA area if the area at 170 Parkvale Road is not classified as a SNA. [Refer to original submission for SNA coordinates]. The cleared area is flat and suitable for residential purposes.	Seeks that 170 Parkvale Road is retained as notified - with no Significant Natural Area.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Barry Insull	32.9	Amend	WC144 (Wellington coastal cliffs scrub and shrubland) makes no mention of the Red Rocks Historic Reserve designation and should be amended.	Seeks that WC144 (South Wellington coastal cliffs scrub and shrubland) have a reference to the site's Historic Reserve designation.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Barry Insull	32.10	Not specified	Considers that in WC144 (Wellington coastal cliffs scrub and shrubland), Sinclair Head could comprise two reserves depending on what defines the feature. [refer to original submission]	Not Specified.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Barry Insull	32.11	Amend	The Site Summary in WC144 (Wellington coastal cliffs scrub and shrubland) does not describe the purpose of specialist reserves in the area, namely Pariwhero / Red Rocks and Sinclair Head / Te Rimurapa Scientific Reserves and should be amended.	Seeks that WC144 (South Wellington coastal cliffs scrub and shrubland) have a reference to the purpose of specialist reserves.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Barry Insull	32.12	Amend	The Site Summary in WC122 does not list bird species similarly to WC144 and should be amended to match WC144.	Seeks that WC122 (Tongue Point coastal platform) make mention of bird species in the area to match WC144 (South Wellington coastal cliffs scrub and shrubland).
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Barry Insull	32.13	Amend	The Site Summary in WC146 does not list bird species similarly to WC144 and should be amended to match WC144.	Seeks that WC146 (Karori Stream estuary) make mention of bird species in the area to match WC144 (South Wellington coastal cliffs scrub and shrubland).
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Barry Insull	32.14	Support	Supports that credit is being given to the Wellington Cross Country Vehicle Club in WC144 in relation to their conservation input to protect and enhance the covenanted Kinnoull dunes. The club has been active in a number of like activities for many years.	Not specified.

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Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Barry Insull	32.15	Amend	Considers that the Coastal Cliffs East of Karori Stream Estuary does not qualify as a historic habitat for Long Bay Beach Weevil.	Seeks that language in Site Summary of WC144 (South Wellington coastal cliffs scrub and shrubland) be amended to remove mention of "the only known North Island population of speargrass weevil (<i>Lyperobius huttonii</i>)". [Inferred decision requested]
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Ian Law	101.8	Support	Opposes any attempts to reinstate Significant Natural Areas on private land.	Retain SCHED8 (Significant Natural Areas) as notified - with no SNA's on private land.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Janice Young	140.8	Oppose	Opposes the reinstatement of Significant Natural Areas on private land.	Retain SCHED8 - Significant Natural Areas as notified (with no Significant Natural Areas on private land).
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Sarah Packman and Simon Fern	150.1	Support	Supports the removal of the SNA on 65A Holloway Road, Aro Valley. The submitter would like to have options available in the future to build or garden on this area.	Retain SCHED8 - Significant Natural Areas as notified (with no SNA on 65A Holloway Road).
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	David Stevens	151.18	Support	Supports no SNAs on private residential land as notified. Considers that most SNAs, which rightly need to be protected, are not on private residential land. Reinstating SNAs on private land would impinge on homeowners' rights to enjoy their property as they wish and would be a disincentive to further protection of native flora. Many parts of the proposed SNAs on private land are not significant native bush areas but just happen to show up green in aerial photographs.	Retain SCHED8 - Significant Natural Areas as notified (with no SNAs on private residential land).
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	David Stevens	151.19	Oppose	Opposes reinstatement of SNAs on private residential land. Considers that most SNAs, which rightly need to be protected, are not on private residential land. Reinstating SNAs on private land would impinge on homeowners' rights to enjoy their property as they wish and would be a disincentive to further protection of native flora. Many parts of the proposed SNAs on private land are not significant native bush areas but just happen to show up green in aerial photographs.	Seeks that Significant Natural Areas are not included on residential land.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	M&P Makara Family Trust	159.13	Amend	Considers that the area of SNA WC042 should be amended by removing a portion of gully land to the south of the stream running uphill (refer to submission for illustration). The gully in question can not justifiably be included as an SNA, and no ecological study that would suggest it should be has been provided. The gully has been partially fenced in recent years so it can regenerate and it has a pond or wetland area that was created when a residential and farm access road was constructed, but it is not of a standard that would warrant inclusion, largely consisting of manuka, mahoe and punga, as are many scrub areas in Makara that are not otherwise included as SNA's. The submission does not object to the majority area of land in this SNA being included. The s32 report on the previous submission concerning this location misrepresents the objection as being to the inclusion of all SNA areas on the property.	Amend the area covered by SNA WC042 (Scrub along Makara Stream tributary Quartz Hill No2) by removing a portion of gully land to the south of the stream running uphill. [Refer to submission for illustration of area].

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Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Thomas Brent Layton	164.7	Oppose	<p>Considers that the WCC should abandon the SNA overlay and instead enter into negotiations. This will focus WCC and the community's mind on what value they place on conserving areas.</p> <p>Considers that If the council thinks that there is a net benefit to society from an SNA it should negotiate with the current owners over the imposition of controls and impose the costs of preservation on all ratepayers. If they don't think the community will bear the costs sought by the landowner, then, clearly, the community (which includes the landowner) will be better off if the land is not subject to an SNA.</p> <p>[Refer to original submission for full reasons].</p>	Remove the Significant Natural Area overlays from the Proposed District Plan.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Trelissick Park Group	168.27	Amend	<p>Considers that Heke Reserve (in Ngaio) should be included in SCHED8 - Significant Natural Areas.</p> <p>Considers that the degradation of the streams in the Kaiwharawhara catchment from stormwater and slips like the recent Wilton Park slump, causing downstream silting is a concern. Mitigation following increasingly frequent storm water events needs to be a priority to maintain the stream ecosystem.</p>	Amend SCHED8 - Significant Natural Areas to include Heke Reserve (in Ngaio).
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Helen Grove	197.3	Support in part	<p>Supports the removal of SNAs on private property from urban land.</p> <p>[Refer to original submission for full reasons].</p>	<p>Retain SCHED8 - Significant Natural Areas, with respect to not having Significant Natural Areas on private residential land.</p> <p>[Inferred decision requested].</p>
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Helen Grove	197.4	Amend	<p>Considers that SNAs should be removed from private rural land.</p>	Amend SCHED8 - Significant Natural Areas, to remove Significant Natural Areas from private rural land.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Boston Real Estate Limited	220.4	Amend	<p>Considers that the planning and Environment Committee deemed that the SNAs will apply to public and rural land. As this land is currently held in private ownership and zoned business and outer residential, the SNA cannot apply to this property.</p> <p>Relatedly considers that the area zoned Natural Open Space should be rezoned as medium density residential zone. As such the SNA should be removed from this part of the property.</p> <p>Considers that the information base for the Councils approach to SNAs is flawed and inaccurate.</p> <p>Considers that the site does not have significant ecological value.</p> <p>[Refer to original submission for full reason]</p>	Remove Significant Natural Area overlay from 62 Kaiwharawhara Road (WC079).
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Tyers Stream Group	221.81	Support	<p>Supports the classification of WC114 (Tyers Stream) as an SNA.</p> <p>Considers that the description of the SNA includes the significance of the Tyers Stream Reserve SNA for both land and instream flora and fauna.</p>	Retain the significant natural area WC114 (Tyers Stream) as notified.

Sub-part / Chapter / Provision	Submitter Name	Sub No / Point No	Position	Summary of Submission	Decisions Requested
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Tyers Stream Group	221.82	Amend	<p>Considers that the neighbouring SNA's protect the increasingly important habitat and biodiversity of the Wellington area.</p> <p>The Reserve and those parts of the SNA on private land adjoining the reserve and stream, form an important part of the ecological corridor from Wellington Harbour to Khandallah Park, and beyond including Huntleigh Park, Otari/Wilton's Bush and Zealandia.</p> <p>The SNAs on private property also provide an ecological buffer and increase the area of continuous vegetation thereby increasing the biological carrying capacity of the area and its biodiversity potential.</p>	Amend SCHED8 - Significant Natural Areas to include significant natural areas on privately owned residentially zoned properties.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Russell Taylor	224.5	Oppose	Opposes SNAs on private land	<p>Only apply SCHED8 - Significant Natural Areas to publicly owned land.</p> <p>[Inferred decision requested]</p>
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Karepa Dell Developments	241.4	Support	<p>Considers that the imposition of a Significant Natural Area over the property at 11 Makomako Road is an unreasonable means of meeting Council's obligation to recognise and provide for significant areas under Section 6 of the RMA. Considers that reliance on the Wildlands report is not justified given the high-level nature of the report, and no on-site audits have occurred to ground truth the classification. Considers there is no evidence to show the listed plant types and birds are located on the site, and as no site-specific assessment has been completed, then the status quo (i.e. no SNA) should prevail. Considers the SNA is unreasonable as it follows property boundaries rather than physical realities, the SNA is located in an urban area, data discontinuities exist. Notes the Wildlands report states that the significance is likely, but further work to confirm this is required. Contends that other ecological analysis do not place the same importance on the area as the Wildlands report (cites Park and MWH NZ). Considers the Darroch valuation report to justify approach to SNAs, which is considered flawed due to redaction, adoption of social benefit approach, Darroch being property valuers and therefore not being within their area of expertise, reliance on overseas data, the report being out of date (2019), and the wide range of valuation outcomes. Considers the SNA removes property rights from owners and sends a signal that native bush is a liability in the future and will have the unintended effect of promoting the removal of bush prior to an SNA being imposed. Considers there are anomalies in the analysis e.g. the SNA covers a road and bridge, significant bush removal has been undertaken in some areas including earthworks and retaining walls, the SNA covers sewer lines that will require bush clearance to maintain, it encompasses known areas of weeds and pests, and covers a stormwater detention pond that has likely resulted in some measure of contamination.</p>	Retain SCHED8 as notified - with no Significant Natural Area applying to 11 Makomako Road.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Dominic Hurley	260.3	Oppose	<p>Considers that site owners will lose control and value of their land due to SNA's.</p> <p>SNA's on land will drive owners to remove the native bush to avoid SNA status, having the opposite effect.</p> <p>Incentives should be offered instead.</p>	Remove the Significant Natural Areas overlays from the PDP.

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Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Horokiwi Quarries Ltd	271.93	Amend	<p>Opposes the extent of WC109 and seeks amendment to the boundary of SNA area WC109. [Refer to Figure 6 of the original submission for detail of the amended SNA boundary sought].</p> <p>Considers that the removal of these areas from the wider SNA would not remove any value special to this area or diminish in a meaningful way the size or viability of the WC109 SNA, or faunal resource. It also does not change or affect buffering or connectivity.</p>	<p>Amend extent of WC109 (Coast escarpment broadleaved forest, Hutt Road between Ngauranga and Horokiwi) in SCHED8 – Significant Natural Areas.</p> <p>[Refer to original submission for attachments, including Figure 6 showing detail of the amended SNA boundary sought].</p>
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Horokiwi Quarries Ltd	271.94	Amend	<p>Considers that there is a restrictive policy and rule framework that would apply to SNAs (and in particular where the sites are within a Coastal Environment overlay) and wishes to ensure any sites that are identified are in fact warranted as significant areas. Horokiwi does have concerns with particular areas on both its site and on the adjoining land to the west, in terms of whether the biodiversity values merit the specific areas being identified as SNAs. Based on the independent ecological assessment, Horokiwi seeks amendment to the SNA area identified. [Refer to original submission for full reason, including attachments]</p>	<p>Seeks that the Significant Natural Area overlay be amended as it relates to the Horokiwi quarry site including to remove the SNA from the Horokiwi site which is subject to the existing use certificate reference 1048648.</p> <p>[Refer to original submission, including figure and attachments]</p>
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Onslow Residents Community Association	283.15	Support	<p>Considers that significant Natural Areas on residential land can risk property owners removing the native bush to avoid status as an SNA.</p> <p>There are very few SNA's on residential land and the amount protected does not outweigh the loss to property value and further loss to biodiversity.</p> <p>[Refer to original submission for full reason]</p>	<p>Retain SCHED8 - Significant Natural Areas as notified (with no Significant Natural Areas on private residential land).</p>
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Jane Hurley	286.2	Support	<p>Opposes significant natural area controls in residential areas and seeks that are not applied in residential areas as per the Council decision to notify the plan.</p> <p>Considers that SNAs:</p> <ul style="list-style-type: none"> - go against the principles of natural justice and are unconstitutional. - penalise people who have taken care of bush and incentivises clearing. - are a form of theft <p>[Refer to original submission for full reason]</p>	<p>Retain Proposed District Plan as notified with no Significant Natural Area overlay in residential areas.</p>
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Tawa Community Board	294.19	Amend	<p>Considers that there are a number of currently zoned rural areas which under the Proposed District Plan will become residential type areas and the SNA protections will then not apply. These areas include the Upper Stebbings Valley Development area (including the area above Redwood Bush currently in private hands), and a number of large lot properties that were previously rural and are proposed to be designated as large lot residential zone, which includes those sections above the Peterhouse Street, Westhaven Drive and Westwood Road on the western hills of Tawa, and also Gladys Scott, Bing Lucas Drive and Woodburn Drive properties on the eastern hills of Tawa.</p> <p>The removal of the SNA designations on these properties puts at risk the removal of a large proportion of the green space landscape outlook that Tawa residents enjoy. It also risks being a pathway to allowing further intensive development on these sections. Such development would also place these steeper slope areas at risk to greater erosion effects, slippages (both from rain and seismic effects), and lead to even more flooding and sediment of the Porirua Stream and Porirua Harbour.</p>	<p>Seeks that residential properties that were zoned as Rural under the Operative District Plan but have been rezoned to a Residential Zone in the Proposed District Plan retain their Significant Natural Areas.</p>

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Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Te Marama Ltd	337.15	Amend	Considers that SNAs should not be on private property.	Amend SCHED8 - Significant Natural Areas to not include SNAs on private property. [Inferred decision requested].
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Te Marama Ltd	337.16	Amend	Considers that Item WC054 (Makara Peak) should be removed from SCHED8 as it imposes an SNA on Te Marama property. WC054 states “Much of the site is WCC public land” and SNAs being imposed on public land is not opposed.	Amend SCHED8 - Significant Natural Areas to remove, Item WC054 (Makara Peak to not include 171 South Makara Road (Part Section 16 Makara DIST) and Lot 6 DP477282.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Yvonne Weeber	340.140	Support	SCHED8 is generally supported.	Retain SCHED8 - Significant Natural Areas as notified
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Yvonne Weeber	340.141	Support	Supports the inclusion of WC144 - South Wellington coastal cliffs scrub and shrubland in SCHED8. Considers that these cliffs represent the most significant coastal habitat of Wellington City.	Retain WC144 - South Wellington coastal cliffs scrub and shrubland in SCHED8 - Significant Natural Areas.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Yvonne Weeber	340.142	Support	Supports the inclusion of WC147 - Owhiro Bay and shore platform in SCHED8.	Retain WC147 - Owhiro Bay and shore platform in SCHED8 - Significant Natural Areas.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Yvonne Weeber	340.143	Support	Supports the inclusion of WC148 - Island Bay foreshore including Sirens Rock and Island Bay dunes in SCHED8.	Retain WC148 - Island Bay foreshore including Sirens Rock and Island Bay dunes in SCHED8 - Significant Natural Areas.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Yvonne Weeber	340.144	Support	Supports the inclusion of WC149 - Houghton Bay foreshore including Elsdon Point, Princess rock stacks and Princess Bay dunes in SCHED8.	Retain WC149 - Houghton Bay foreshore including Elsdon Point, Princess rock stacks and Princess Bay dunes in SCHED8 - Significant Natural Areas.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Yvonne Weeber	340.145	Support	Supports the inclusion of WC150 - Te Raekaihau Point Princess Bay in SCHED8.	Retain WC150 - Te Raekaihau Point Princess Bay in SCHED8 - Significant Natural Areas.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Yvonne Weeber	340.146	Support	Supports the inclusion of WC151 - Waitaha Cove duneland in SCHED8.	Retain WC151 - Waitaha Cove duneland in SCHED8 - Significant Natural Areas.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Yvonne Weeber	340.147	Support	Supports the inclusion of WC152 - Dorrie Leslie Park rocky coast in SCHED8.	Retain WC152 - Dorrie Leslie Park rocky coast in SCHED8 - Significant Natural Areas.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Yvonne Weeber	340.148	Support	Supports the inclusion of WC153 - Strathmore coastal shrubland in SCHED8.	Retain WC153 - Strathmore coastal shrubland in SCHED8 - Significant Natural Areas.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Yvonne Weeber	340.149	Support	Supports the inclusion of WC154 - Moa Point coastal platform and shrubland in SCHED8.	Retain WC154 - Moa Point coastal platform and shrubland in SCHED8 - Significant Natural Areas.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Yvonne Weeber	340.150	Support	Supports the inclusion of WC155 - Palmer Head rocky coast and Tarakena Bay duneland in SCHED8.	Retain WC155 - Palmer Head rocky coast and Tarakena Bay duneland in SCHED8 - Significant Natural Areas.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Yvonne Weeber	340.151	Support	Supports the inclusion of WC156 - Breaker Bay coastal scrub and forest remnants in SCHED8.	Retain WC156 - Breaker Bay coastal scrub and forest remnants in SCHED8 - Significant Natural Areas.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Yvonne Weeber	340.152	Support	Supports the inclusion of WC157 - Point Dorset coastal shrubland and duneland in SCHED8.	Retain WC157 - Point Dorset coastal shrubland and duneland in SCHED8 - Significant Natural Areas.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Yvonne Weeber	340.153	Support	Supports the inclusion of WC174 - Taputeranga Island in SCHED8.	Retain WC174 - Taputeranga Island in SCHED8 - Significant Natural Areas.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Yvonne Weeber	340.154	Support	Supports the inclusion of WC153 - Moa Point gravel dunes in SCHED8. These gravel dunes have a mix of plants and animal species living in this area that will be protected through this inclusion.	Retain WC153 - Moa Point gravel dunes in SCHED8 - Significant Natural Areas.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Yvonne Weeber	340.155	Support	Supports the inclusion of WC176 - Lyall Bay dunes in SCHED8. These dune system have substantially increased since past practices of sand removal and sculpturing have stopped and dune planting and management have increased. Both plants such as pingao and spinifex have enable the dune to be stable for a number of years. Ongoing restoration planting and management is required to increase the distribution of dune planting between Maranui Surf Club building and the children's playground by Onepu Road.	Retain WC176 - Lyall Bay dunes in SCHED8 - Significant Natural Areas.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Royal Forest and Bird Protection Society	345.411	Support	Supports this schedule.	Retain SCHED8 - Significant Natural Areas as notified.

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Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Greater Wellington Regional Council	351.345	Oppose	<p>Though Greater Wellington supports WCC's identification of SNAs in line with RPS Policy 23, we oppose the omission of SNAs on private residential land from the Proposed District Plan (PDP) because:</p> <ul style="list-style-type: none"> the removal of identified SNAs from the PDP contradictory to national direction for indigenous biodiversity protection. Section 6(c) of the RMA 1991 states that 'the protection of areas of significant indigenous vegetation and significant habitats of indigenous fauna' is a matter of national importance, and that this matter must be 'recognised and provided for' by all persons exercising functions and powers under the RMA, including local authorities under Sections 30 and 31. the removal of SNAs on private residential land from the PDP is contrary to Policy 24 of RPS. Policy 24 directs district councils to include in their district plans policies, rules and methods to protect the indigenous ecosystems and habitats identified in accordance with policy 23. Policy 24 requires district councils to protect all areas identified in accordance with policy 23 through provisions in their district plans. the removal of identified SNAs on private residential land from the PDP to be inconsistent with WCC's vision and aspirations for protecting and restoring the city's indigenous biodiversity. The Our Natural Capital: Wellington's Biodiversity Strategy and Action Plan 2015[1] states that WCC will protect biodiversity by 'focussing on the protection of priority biodiversity sites on public and private land and rare, threatened, or locally significant species', and that it will build natural capital by 'respect[ing] the importance of indigenous biodiversity to New Zealand and its intrinsic right to exist'. We do not consider the exclusion of SNA on private residential land to align with this direction. 	Seeks to apply SNAs to all zones as intended by section 6 of the RMA and Policy 24 of the RPS.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Greater Wellington Regional Council	351.346	Support in part	Supports WCC's identification and scheduling of SNAs in the PDP as per Policy 23 and 24 of the RPS.	Retain provision, subject to amendments, as outlined other submission points.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Greater Wellington Regional Council	351.347	Amend	Considers that based on Greater Wellington's analysis, several additional areas within WCC's jurisdiction meet one or more of the criteria in Policy 23.	<p>Seeks the inclusion of the following sites as SNAs in the PDP:</p> <ul style="list-style-type: none"> areas of significant bird habitat in parts of Island Bay, Lyall Bay, Owhiro Bay, Tongue Point, Makara Estuary and Pipinui Point South; and active and stabilised dunelands in Worsler Bay (southern end), Seatoun Beach, Churchill Park, Island Bay (north area, playground, south end), Owhiro Bay (southeast end), Waiariki Stream and Makara Beach (east end).
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Greater Wellington Regional Council	351.348	Amend	Seeks that several site summaries for SNAs incorrectly refer to a Greater Wellington 'Biodiversity Management Area'. The correct term is 'Key Native Ecosystem' site.	Seeks to amend site descriptions for SNAs so that 'Key Native Ecosystem sites' are referred to instead of 'Biodiversity Management Areas', e.g., "Parts of this site are included in a GWRC Biodiversity Management Area Key Native Ecosystem area".
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Greater Wellington Regional Council	351.349	Amend	Seeks that several site summaries for SNAs incorrectly refer to a Greater Wellington 'Biodiversity Management Area'. The correct term is 'Key Native Ecosystem' site.	Seeks for WCC to consider capturing all areas identified as, or overlapping with, Key Native Ecosystem (KNE) as SNAs in Appendix 8 (Quantitative wind study and qualitative wind assessment - modelling and reporting).
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Greater Wellington Regional Council	351.350	Amend	Seeks that several site summaries for SNAs incorrectly refer to a Greater Wellington 'Biodiversity Management Area'. The correct term is 'Key Native Ecosystem' site.	Seeks for SNA sites name should, where possible, align with the KNE site that they are within.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Richard Herbert	360.12	Support in part	Supports the provision of significant natural areas to protect the residual indigenous ecosystems and green areas in the context of the wellbeing of the wider population of the city build landscape, and the mitigation of climate change effects.	Retain SCHED8 - Significant Natural Areas with amendment.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Richard Herbert	360.13	Amend	<p>Considers that SNAs should be reinstated on residential zones as originally proposed in earlier drafts of the Proposed District Plan, and prior to the Councillor Amendment to remove SNAs from Residential zones in June 2022.</p> <p>SNAs on Medium Residential Zones and Large Lot Residential Zones are supported. [Refer to original submission for full reason]</p>	Reinstate Significant Natural Areas in Medium Density Residential Zones and Large Lot Residential Zones.

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Sub-part / Chapter / Provision	Submitter Name	Sub No / Point No	Position	Summary of Submission	Decisions Requested
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Te Kamaru Station Ltd Ratings	362.20	Amend	Considers that SNAs should not be on private property.	Amend SCHED8 - Significant Natural Areas to remove Significant Natural Areas on private property in both urban and rural environments. [Inferred decision requested].
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Te Kamaru Station Ltd Ratings	362.21	Amend	Considers that Item WC037 (Side gully off Shepherds Gully, Terawhiti Station) should be removed from SCHED8 as it is arbitrarily imposed. The imposition of SNAs will put at risk the voluntary and co-operative conservation programme Te Kamaru Station has made with Capital Kiwi. The programme works to ensure the rural landscape is fit for the return of kiwi. Negative impacts from this SNA may lead Te Kamaru Station to withdraw from the programme, should the legislative risk remain or worsen.	Delete Item WC037 (Side gully off Shepherds Gully, Terawhiti Station) from SCHED8 - Significant Natural Areas.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Te Kamaru Station Ltd Ratings	362.22	Amend	Considers that Item WC042 (Scrub along Makara Stream tributary Quartz Hill No2) should be removed from SCHED8 as it is arbitrarily imposed. The imposition of SNAs will put at risk the voluntary and co-operative conservation programme Te Kamaru Station has made with Capital Kiwi. The programme works to ensure the rural landscape is fit for the return of kiwi. Negative impacts from this SNA may lead Te Kamaru Station to withdraw from the programme, should the legislative risk remain or worsen.	Delete Item WC042 (Scrub along Makara Stream tributary Quartz Hill No2) from SCHED8 - Significant Natural Areas.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Te Kamaru Station Ltd Ratings	362.23	Amend	Considers that Item WC047 (Terawhiti Station shrubland) should be removed from SCHED8 as it is arbitrarily imposed. The imposition of SNAs will put at risk the voluntary and co-operative conservation programme Te Kamaru Station has made with Capital Kiwi. The programme works to ensure the rural landscape is fit for the return of kiwi. Negative impacts from this SNA may lead Te Kamaru Station to withdraw from the programme, should the legislative risk remain or worsen.	Delete Item WC047 (Terawhiti Station shrubland) from SCHED8 - Significant Natural Areas.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Te Kamaru Station Ltd Ratings	362.24	Amend	Considers that Item WC049 (Terawhiti Farm Road forest remnants) should be removed from SCHED8 as it is arbitrarily imposed. The imposition of SNAs will put at risk the voluntary and co-operative conservation programme Te Kamaru Station has made with Capital Kiwi. The programme works to ensure the rural landscape is fit for the return of kiwi. Negative impacts from this SNA may lead Te Kamaru Station to withdraw from the programme, should the legislative risk remain or worsen.	Delete Item WC049 (Terawhiti Farm Road forest remnants) from SCHED8 - Significant Natural Areas.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Te Kamaru Station Ltd Ratings	362.25	Amend	Considers that Item WC050 (Oteranga Bay Road forest remnant) should be removed from SCHED8 as it is arbitrarily imposed. The imposition of SNAs will put at risk the voluntary and co-operative conservation programme Te Kamaru Station has made with Capital Kiwi. The programme works to ensure the rural landscape is fit for the return of kiwi. Negative impacts from this SNA may lead Te Kamaru Station to withdraw from the programme, should the legislative risk remain or worsen.	Delete Item WC050 (Oteranga Bay Road forest remnant) from SCHED8 - Significant Natural Areas.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Te Kamaru Station Ltd Ratings	362.26	Amend	Considers that Item WC119 (Nikau stand in side gully off Oteranga Strm, Terawhiti Stn.) should be removed from SCHED8 as it is arbitrarily imposed. The imposition of SNAs will put at risk the voluntary and co-operative conservation programme Te Kamaru Station has made with Capital Kiwi. The programme works to ensure the rural landscape is fit for the return of kiwi. Negative impacts from this SNA may lead Te Kamaru Station to withdraw from the programme, should the legislative risk remain or worsen.	Delete Item WC119 (Nikau stand in side gully off Oteranga Strm, Terawhiti Stn.) from SCHED8 - Significant Natural Areas.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Te Kamaru Station Ltd Ratings	362.27	Amend	Considers that Item WC120 (Nikau and broadleaf forest side gully of South Karori golf course) should be removed from SCHED8 as it is arbitrarily imposed. The imposition of SNAs will put at risk the voluntary and co-operative conservation programme Te Kamaru Station has made with Capital Kiwi. The programme works to ensure the rural landscape is fit for the return of kiwi. Negative impacts from this SNA may lead Te Kamaru Station to withdraw from the programme, should the legislative risk remain or worsen.	Delete Item WC120 (Nikau and broadleaf forest side gully of South Karori golf course) from SCHED8 - Significant Natural Areas.

Sub-part / Chapter / Provision	Submitter Name	Sub No / Point No	Position	Summary of Submission	Decisions Requested
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Te Kamaru Station Ltd Ratings	362.28	Amend	Considers that Item WC121 (Tawa forest remnant Karori Golf Course, South Makara Road) should be removed from SCHED8 as it is arbitrarily imposed. The imposition of SNAs will put at risk the voluntary and co-operative conservation programme Te Kamaru Station has made with Capital Kiwi. The programme works to ensure the rural landscape is fit for the return of kiwi. Negative impacts from this SNA may lead Te Kamaru Station to withdraw from the programme, should the legislative risk remain or worsen.	Delete Item WC121 (Tawa forest remnant Karori Golf Course, South Makara Road) from SCHED8 - Significant Natural Areas.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	WCC Environmental Reference Group	377.517	Support in part	Generally supportive but oppose the removal of residential SNAs.	Seeks to retain SCHED8 - Significant Natural Areas with amendments.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	WCC Environmental Reference Group	377.518	Amend	Considers that Schedule 8 should include all the SNAs identified in the draft district plan version provided to the Council's environment committee from officers. "Wellington, wild at heart" is what our unique capital city trades upon - and as the population grows and urban areas densify, preserving and enhancing significant natural areas will become increasingly important. Research shows that access to natural areas, and 'biophilic' environments are keys to human health and well-being and are a critical part of protecting biodiversity. On this matter, Wellington as a city is playing a critical role in providing refuge for formerly at risk native birds, e.g. kaka, and with efforts such as the Halo Project and Predator Free initiatives being undertaken by thousands of Wellingtonians, it is important our city's district plan provides legal and policy support to this. The failure to include SNA areas in residential zones means that the district plan is not in accordance with section 6 of the RMA, nor is it giving effect to relevant provisions of GWRC's regional policy statement and regional plan.	Amend SCHED8 - Significant Natural Areas to add all the SNA areas in the residential zones recommended by officers in the draft district plan version provided to the Council's environment and planning committee on June 23 2022.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Director-General of Conservation	385.88	Support	Supports the Council to identify, map and protect the 177 identified Significant Natural Areas under SCHED8, in line with section 6 of the RMA.	Supports Council's efforts to identify, map and protect the 177 identified Significant Natural Areas under SCHED8.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Director-General of Conservation	385.89	Oppose in part	Considers that there are likely to be significantly more wetland SNAs identified if the Policy 6 of the NPS-FM, Policy 23 of the RPS, and section 6(a) of the RMA were applied. The SNA report prepared for the Wellington City Proposed District Plan does not reference the NPS-FM. There are six SNAs that reference wetlands out of the notified 177 within the Plan.	Seeks that all wetlands within Wellington City's boundaries should be properly identified and protected in accordance with the NPS-FM 2020.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Director-General of Conservation	385.90	Amend	Considers that there are likely to be significantly more wetland SNAs identified if the Policy 6 of the NPS-FM, Policy 23 of the RPS, and section 6(a) of the RMA were applied. The SNA report prepared for the Wellington City Proposed District Plan does not reference the NPS-FM. There are six SNAs that reference wetlands out of the notified 177 within the Plan.	Seeks amendment within schedule 8. Requests that all wetlands within Wellington City's boundaries should be properly identified and protected in accordance with the NPS-FM 2020.

Sub-part / Chapter / Provision	Submitter Name	Sub No / Point No	Position	Summary of Submission	Decisions Requested
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Director-General of Conservation	385.91	Oppose	<p>Oppose Council decision on 23 June 2022 at the Planning and Environment Committee on significant natural areas applying to residential land.</p> <p>Considers actions to be contrary to section 6(c) of the RMA and Policies 23 & 24 of the RPS.</p> <p>The SNAs on private land were originally proposed to be included in SCHED9 as 'Urban Environment Allotments' in accordance with the requirements of section 76 of the RMA. The section 32 report for Ecosystems and Indigenous Biodiversity still refers to SCHED9 as 'Urban Environment Allotments', though in the Proposed District Plan, SCHED9 is instead listed as 'Indigenous Tree Sizes'.</p> <p>Considers that the removal of SNAs on private residential land will also be contrary to the exposure draft for the National Policy Statement for Indigenous Biodiversity. It is noted that this document has no legal effect, however, it is expected to come into effect in December 2022 during the further submissions and hearing process for the Proposed District Plan. It is considered effective and efficient to align the review of the Proposed District Plan provisions with the policy direction and requirements anticipated under the National Policy Statement on Indigenous Biodiversity.</p>	Opposes significant natural areas not applying to residential land, seeks amendment.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Director-General of Conservation	385.92	Oppose	<p>Oppose Council decision on 23 June 2022 at the Planning and Environment Committee on significant natural areas applying to residential land.</p> <p>SNAs are considered a 'qualifying matter' under the National Policy Statement for Urban Development (NPS-UD), meaning that the intensification requirements of the NPS-UD should not apply in these areas. The new Medium and High Density Residential Zones of the Proposed District Plan include enabling standards to provide for intensification and increased housing opportunities in accordance with the requirements of the NPS-UD8, however SNAs have been removed from the private land in these zones.</p> <p>The submitter holds concerns that the NPS-UD rules will have legal effect or become operative, before the missing SNAs are incorporated into the District Plan which could lead to the inappropriate removal of significant indigenous vegetation and the loss of significant habitats of indigenous fauna. Even without the consideration of the NPS-UD rules, there is concern that inappropriate development will take place in residential areas that should be protected by the SNA status.</p>	Opposes significant natural areas not applying to residential land, seeks amendment.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Wellington International Airport Ltd	406.549	Oppose	<p>Opposes the mapped extent of the Lyall Bay and Moa Point Dunes.</p> <p>[See paragraphs 4.50 to 4.53 of original submission for full reason]</p>	Delete item WC175 (Moa Point Gravel Dunes) from SCHED8 - Significant Natural Areas.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Wellington International Airport Ltd	406.550	Oppose	<p>Opposes the mapped extent of the Lyall Bay and Moa Point Dunes.</p> <p>[See paragraphs 4.50 to 4.53 of original submission for full reason]</p>	Delete item WC176 (Lyall Bay Dunes) from SCHED8 - Significant Natural Areas.

Schedules / SCHED8 – Significant Natural Areas

Sub-part / Chapter / Provision	Submitter Name	Sub No / Point No	Position	Summary of Submission	Decisions Requested
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Wellington International Airport Ltd	406.551	Amend	<p>There are two SNAs identified in the vicinity of the Airport. These are WC175 and WC176. The analysis of the site acknowledges that the assessment was based on a desktop analysis and these sites require site visits.</p> <p>The submitter considers that the presence of the SNA in such close proximity to the runway poses a potential risk to aircraft due to some of the bird species that reside in this area. While WIAL has mechanisms in place to actively manage such threats to aircraft safety, WIAL considers it is more appropriate to avoid enhancing habitats that have the potential to create a risk to aircraft in close proximity to the Airport and instead encourage them to locate elsewhere within the coastal environment.</p>	<p>Requests that the following SNAs are deleted in their entirety from SCHED8:</p> <ul style="list-style-type: none"> - The Moa Point Gravel Dunes (WC175); and - The Lyall Bay Gravel Dunes (WC176). <p>The submitter notes that a site visit is needed for these sites if they are to be included in the SCHED8. (Option A).</p>
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Wellington International Airport Ltd	406.552	Amend	<p>There are two SNAs identified in the vicinity of the Airport. These are WC175 and WC176. The analysis of the site acknowledges that the assessment was based on a desktop analysis and these sites require site visits.</p> <p>The submitter considers that the presence of the SNA in such close proximity to the runway poses a potential risk to aircraft due to some of the bird species that reside in this area. While WIAL has mechanisms in place to actively manage such threats to aircraft safety, WIAL considers it is more appropriate to avoid enhancing habitats that have the potential to create a risk to aircraft in close proximity to the Airport and instead encourage them to locate elsewhere within the coastal environment.</p>	<p>Should the SNAs remain in the plan, the submitter seeks that the relevant infrastructure provisions of the Proposed Plan provide a potential consenting pathway for the potential removal of vegetation within these SNAs where necessary to protect the safe operation and functioning of regionally significant infrastructure. (Option B).</p>
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Cheryl Robilliard	409.8	Support	[No specific reason given beyond decision requested - see original submission]	<p>Retain SCHED8 - Significant natural areas as notified.</p> <p>[Inferred decision requested]</p>
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Terawhiti Farming Co Ltd (Terawhiti Station)	411.26	Amend	<p>Oppose SNAs on private property.</p> <p>Considers that sites have been incorrectly identified.</p> <p>Considers that a regulatory regime puts voluntary conservation programmes at risk.</p> <p>[See original submission for full reasons]</p>	<p>Seeks that SNA overlays WC030, WC031, WC033, WC172, WC121 are removed from the following title:</p> <p>Fee Simple, 1/1, Lot 4 Deposited Plan 375401 and Section 1-4, 8, 10-13, 13A, 14-16, 19-26, 26, 29-32, 51-52, 55-59, 94, 17, 17, 17, 98, 98, 98, 98 Terawhiti District and Part Section 9, 33, 50, 54, 60-64, 73, 75 Terawhiti District and Lot 3 Deposited Plan 5864 and Lot 3 Deposited Plan 5864 and Lot 3 Deposited Plan 5864 and Lot 3 Deposited Plan 5864 and Lot 3 Deposited Plan 5864 and Lot 3 Deposited Plan 5864, 26,748,701 m2</p>
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Terawhiti Farming Co Ltd (Terawhiti Station)	411.27	Amend	<p>Oppose SNAs on private property.</p> <p>Considers that sites have been incorrectly identified.</p> <p>Considers that a regulatory regime puts voluntary conservation programmes at risk.</p> <p>[See original submission for full reasons]</p>	[Inferred decision requested] Seeks that significant natural areas do not apply to privately owned land.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Penny Griffith	418.6	Support	Supports the removal of SNA's from residentially zoned land.	Retain SCHED8 - Significant Natural Areas as notified (With no Significant Natural Areas on residentially zoned land).
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Johnsonville Community Association	429.43	Support in part	<p>Considers that unilaterally taking over of private property is a major intrusion on rights of the property owners, and may lead to removal of major natural areas on urban property.</p> <p>Opposes SNA's on private urban or rural land.</p>	<p>Retain SCHED8 - Significant Natural Areas, with respect to not having Significant Natural Areas on private urban property.</p> <p>[Inferred decision requested].</p>

Schedules / SCHED8 – Significant Natural Areas

Sub-part / Chapter / Provision	Submitter Name	Sub No / Point No	Position	Summary of Submission	Decisions Requested
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Johnsonville Community Association	429.44	Amend	<p>Considers that unilaterally taking over of private property is a major intrusion on rights of the property owners, and may lead to removal of major natural areas on urban property.</p> <p>Opposes SNA's on private urban or rural land.</p>	Amend SCHED8 - Significant Natural Areas, to remove Significant Natural Areas from private rural land.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Paul M Blaschke	435.13	Amend	<p>Considers that the Council should allow SNAs on residentially zoned properties. The Council should be consistent with its overall policy objectives and let its original decisions on SNAs stand on their merits. The decision from Council's Planning & Environment Committee to remove SNAs from all residentially zoned properties on 23 June 2022 is opposed. This decision renders the Ecosystems and Indigenous Biodiversity section much less effective than it could and should be.</p> <p>It greatly hinders the achievement of Council's Te Atakura blueprint and other moves towards sustainability and resilience.</p> <p>It disadvantages the great majority of the city's residents except for a tiny number of suburban residential landowners who become privileged over all others including other suburban residential landowners with portions of SNAs within their properties and who have welcomed or not objected to the provisions.</p> <p>It overturns the very good process adopted by the council team and consultants who have planned and undertaken the SNA survey and policy development. Finally, it renders ECO-O1, ECO-P1, ECO-P2, and ECO-P3, and the rules supporting these objectives and policies, incapable of being properly implemented, and perpetuates the uncertainty caused by lack of a comprehensive statutory process around significant areas and indigenous biodiversity.</p> <p>[Refer to original submission for full reason]</p>	Seeks to extend Significant Natural Areas to residentially zoned properties.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Paul M Blaschke	435.14	Support	SCHED8 is strongly supported for its general direction.	Retain SCHED8 -Significant Natural Areas as notified.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Guardians of the Bays	452.99	Support	Supports the inclusion WC153 Strathmore coastal shrubland in Schedule 8 of the significant natural areas.	Retain WC153 Strathmore coastal shrubland in Schedule 8 of the significant natural areas as notified.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Guardians of the Bays	452.100	Support	Supports the inclusion WC154 Moa Point coastal platform and shrubland in Schedule 8 of the significant natural areas.	Retain WC154 Moa Point coastal platform and shrubland in Schedule 8 of the significant natural areas as notified.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Guardians of the Bays	452.101	Support	Supports the inclusion WC153 Moa Point gravel dunes in Schedule 8 of the significant natural areas.	Retain WC153 Moa Point gravel dunes in Schedule 8 of the significant natural areas as notified.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Guardians of the Bays	452.102	Support	Supports the inclusion WC176 Lyall Bay dunes in Schedule 8 of the significant natural areas.	Retain WC176 Lyall Bay dunes in Schedule 8 of the significant natural areas as notified.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Grant and Marilyn Griffiths, Griffiths Family Trust	460.3	Amend	Opposes Significant Natural Areas on Private land.	Seeks to remove all Significant Natural Areas from Private Land.
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Smith Geursen	475.2	Not specified	Considers that it could be argued that an area of land should not have special environmental protections (SNA) based on aspirational outcomes (possible regeneration of certain species) unless it had been carefully assessed by an ecologist to confirm that it was desired native species that would likely become dominant (rather than invasive ones).	Not specified.

Sub-part / Chapter / Provision	Submitter Name	Sub No / Point No	Position	Summary of Submission	Decisions Requested
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	Smith Geursen	475.3	Amend	<p>Considers that parts of the area encompassed by WC135 in SCHED8 - Significant Natural Areas fit the description in WC135 and should be protected as a SNA.</p> <p>Considers that parts of the area encompassed by WC135 in SCHED8 - Significant Natural Areas appear to have not met the description in WC135 for decades and should not be protected as a part of the SNA.</p> <p>Considers that parts of the area encompassed by WC135 in SCHED8 - Significant Natural Areas appear to have not met the description in WC135 for decades and should not be protected as a part of the SNA.</p> <p>Considers that parts of the area encompassed by WC135 in SCHED8 - Significant Natural Areas appear to have not met the description in WC135 for decades and should not be protected as a part of the SNA.</p> <p>Considers that some parts of the site have been cleared recently, as a complying activity, and as such do not represent the habitat that would benefit from protection. These areas should be excluded from the SNA as the ecological value is now largely lost.</p> <p>[Refer to original submission for full detail, including diagrams].</p>	<p>Seeks that the extent of the area encompassed by WC135 (Carey Gully scrub and shrubland, South Coast) in SCHED8 - Significant Natural Areas is altered to:</p> <ul style="list-style-type: none"> - Encompass the 3m+ vegetation that is north and west of the loop shaped farm track; and - Also encompass the stand of 3m+ vegetation in the centre to the south of the site. <p>[The new boundaries suggested for WC135 (Carey Gully scrub and shrubland, South Coast) are approximated in Figure 8 in the submission]</p>
Schedules Subpart / Schedules / SCHED8 – Significant Natural Areas	John Mulholland	497.3	Amend	<p>Considers that parts of the area encompassed by WC135 in SCHED8 - Significant Natural Areas fit the description in WC135 and should be protected as a SNA.</p> <p>Considers that parts of the area encompassed by WC135 in SCHED8 - Significant Natural Areas appear to have not met the description in WC135 for decades and should not be protected as a part of the SNA.</p> <p>Considers that parts of the area encompassed by WC135 in SCHED8 - Significant Natural Areas appear to have not met the description in WC135 for decades and should not be protected as a part of the SNA.</p> <p>Considers that parts of the area encompassed by WC135 in SCHED8 - Significant Natural Areas appear to have not met the description in WC135 for decades and should not be protected as a part of the SNA.</p> <p>Considers that some parts of the site have been cleared recently, as a complying activity, and as such do not represent the habitat that would benefit from protection. These areas should be excluded from the SNA as the ecological value is now largely lost.</p> <p>[Refer to original submission for full detail, including diagrams].</p>	<p>Seeks that the extent of the area encompassed by WC135 (Carey Gully scrub and shrubland, South Coast) in SCHED8 - Significant Natural Areas is altered to:</p> <ul style="list-style-type: none"> - Encompass the 3m+ vegetation that is north and west of the loop shaped farm track; and - Also encompass the stand of 3m+ vegetation in the centre to the south of the site. <p>The new boundaries suggested for WC135 (Carey Gully scrub and shrubland, South Coast) are approximated in Figure 8 in the submission.</p>