

<p style="text-align: center;"><b>Wellington City District Plan – Omnibus Plan Change</b> <b>SUB-R15 - Relevant Matters of Control and Discretion</b></p>
<p><b>Scope of Proposed Change</b></p> <p>In SUB-R15 (Subdivision of land within the coastal environment outside of high coastal natural character areas and outside of coastal margins and riparian margins), replace the reference to PA-P1 with PA-P2 in the matters of control listed in SUB-R15.1 and the matters of discretion listed in SUB-R15.2 to correct an identified error in the rules.</p>
<p><b>Background</b></p> <p>PA-P1 (Appropriate activities) is a policy that seeks to enable activities within coastal and riparian margins. The issue being is that SUB-R15 only applies to subdivision outside of coastal and riparian margins. Therefore PA-P1 has no relevance in the context of this subdivision rule.</p> <p>Instead, the relevant Public Access policy that should be referenced is PA-P2 (Maintenance and enhancement of public access) which, among other matters, seeks that public access is maintained and enhanced to, along, or adjacent to the coast and waterbodies by:</p> <ol style="list-style-type: none"> <li>1. <i>Ensuring that subdivision design and layout in and along coastal and riparian margins allows for public access to the coastline and waterbodies;</i></li> <li>2. <i>Requiring the creation of esplanade reserves and/or esplanade strips along the coastal environment and waterbodies (in accordance with SUB-P8);</i></li> </ol> <p>It is evident that PA-P2 is the appropriate Public Access policy that should have been referenced in SUB-R15. This issue likely arose from policy renumbering during the drafting of the Proposed District Plan.</p>
<p><b>Assessment of Options</b></p> <p>For the purposes of this evaluation, the following options have been considered:</p> <p><b><u>Option 1 - Status quo (retain PA-P1 as a matter of control / discretion in SUB-R15)</u></b></p> <p>This is not the intent of the rule and inhibits the rule from functioning as intended. This creates inefficiencies with the implementation of the Plan.</p> <p><b><u>Option 2 – Replace references to PA-P1 with PA-P2 in SUB-R15</u></b></p> <p>This would ensure the rule can operate as intended with the correct Public Access policy being referenced in SUB-R15. Amending the matter of control in SUB-R15.1 and matter of discretion in SUB-R15.2 enables the rules to be implemented as was originally intended and will have no economic, environmental, social or cultural costs or benefits that have not been previously assessed in the <a href="#">Subdivision Section 32 Report</a>.</p>
<p><b>Consultation</b></p> <p>No consultation has been undertaken.</p>

### Recommended Option

Following the assessment above, Option 2 is recommended.

### Recommended Change

**SUB-R15 Subdivision of land within the coastal environment outside of high coastal natural character areas and outside of coastal margins and riparian margins**

#### SUB-R15.1

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Matters of control are:

1. The matters in ~~PA-P1~~PA-P2, SUB-P9 and SUB-P23.

#### SUB-R15.2

...

Matters of discretion are:

1. The matters in ~~PA-P1~~PA-P2, SUB-P9 and SUB-P23.