

Waitangi Estate Special Purpose Zone – Assessment against the PDP Strategic Direction

Part 2 - Strategic Direction Assessment		Comment
Cultural prosperity		
SD-CP-O1	<i>Te Tiriti o Waitangi partnerships support <u>iwi</u> and <u>hapū</u> to deliver on the social, economic, environmental and cultural wellbeing outcomes for <u>tangata whenua</u>.</i>	<p>The Waitangi Estate lands have been set aside under a legislative mandate for the historic protection, cultural and recreational wellbeing of all New Zealanders. The Waitangi Treaty grounds are the historic location of the signing of the Te Tiriti o Waitangi. The site has national significance as the birthplace of the nation (Te Pitowhenua) and the venue for national Waitangi Day celebrations. Historic heritage on the Estate is scheduled for protection in both the operative and proposed Far North District Plan and by Heritage NZ. The Waitangi Treaty grounds are identified as NZ's only national landmark under the Heritage New Zealand Pouhere Taonga Act 2014.</p> <p>The Waitangi Limited management of the Estate involves close working relationships with local Nga Puhi hapu, Ngati Kawa, Ngati Rahiri and Te Tii marae.</p> <p>A special purpose zone over the Estate land would assign policy status to the land that recognises the cultural and historic significance of the site, which gives effect to section 6(e) of the Resource Management Act 1991 . Maori cultural values would be supported through the recognition of a significant partnership agreement between tangata whenua and the</p>
SD-CP-O2	<i>Te ao māori, <u>tikanga</u> māori and <u>tangata whenua</u> as kaitiaki, embedded in and integral to decision making.</i>	
SD-CP-O3	<i>The district's diverse cultures and communities are celebrated and cultural heritage recognised.</i>	
SD-CP-O4	<i>The district's <u>historic heritage</u> is identified and managed to ensure its long-term protection for current and future generations.</i>	
SD-CP-O5	<i>A district wide approach to the impacts of climate change and <u>natural hazards</u>, which includes a te ao māori decision making framework, developed with <u>iwi</u> and <u>hapū</u>.</i>	

		<p>Crown celebrated each year at Waitangi, educating the public about historic events associated with the signing of Te Tiriti and ongoing customary activities occurring at the site, such as traditional Maori kapa haka, carving and waka ama.</p> <p>For these reasons, a special purpose zone over the Estate land is strongly aligned with the strategic directions relating to cultural prosperity.</p>
Social prosperity		
SD-SP-O1	<i>Community wellbeing is heightened by a sense of place.</i>	<p>The Waitangi Estate has national significance for all New Zealanders as the place where Te Tiriti o Waitangi was signed. Annual celebratory events each year attract large numbers of people to the Waitangi week celebrations. Waitangi Estate is an important place of cultural and historic significance that contributes to the local district and a national sense of place. Local mana whenua has a central role in annual celebrations and hosting manuhiri (visitors) to Waitangi. The application of a special purpose zone over the Estate will elevate the policy importance of the Estate lands to the social wellbeing of Far North residents and the wider New Zealand population. For these reasons, a special purpose zone over the Estate land is strongly aligned with the strategic directions relating to social prosperity.</p>
	<i>Development of initiatives that will support the wellbeing of <u>Tangata Whenua</u>, in partnership with <u>Iwi</u> and <u>hapū</u>.</i>	
	<i>Encourage opportunities for fulfilment of the community's cultural, social, environmental, and economic wellbeing.</i>	
	<i>Promotion of communities and places that will meet the needs for not only the present population but future generations which are adaptive to climate change.</i>	
Economic Prosperity		

SD-EP-01	<i>A high-earning diverse local economy which is sustainable and resilient to economic downturns, with the district's Māori economy making a significant contribution.</i>	<p>Waitangi Estate contributes indirectly to the economic prosperity of the District as an employer of staff within the Waitangi Limited organisation and also by the Copthorne Hotel, and the Waitangi golfcourse. Large numbers of domestic and international people visit the site each year with a downstream effect on the local economy. The Waitangi week event attracts in excess of 60,000 people. Other events throughout the year include Anzac Day, Matariki, and Cruzn' in the Bays. The Waitangi Estate and its hui facilities provide large venue options for associated conferences and gatherings. In terms of its own revenue generation, Waitangi Trust Board relies heavily on Treaty Ground entrance fees and revenue generated from leases to cover the operational costs of the Estate. Waitangi receives no direct funding from central government.</p>
SD-EP-02	<i>Existing industries and enterprises are supported and continue to prosper under volatile and changing economic conditions.</i>	
SD-EP-03	<i>Development and retention of highly motivated, educated and skilled people in the district.</i>	
SD-EP-04	<i>People, businesses and places are connected digitally and through integrated transport networks.</i>	
SD-EP-05	<i>A district economy that is responsive, resilient and adaptive to the financial costs of a changing climate.</i>	
Urban form and development		
SD-UFD-01	<i>The wellbeing of people who live in and visit towns in the Far North is considered first when it comes to planning places and spaces.</i>	<p>This strategic direction objective relates to urban form and development. In any planning exercise, the wellbeing of people who live in and visit Far North towns is to be prioritised. The PDP defines 'urban' as any area of land that is zoned 'General Residential', Kororareka Russell Township, 'Mixed Use' or 'Light Industrial'.</p> <p>The majority of the Waitangi Estate is subject to a non-urban land use zone, except for the Copthorne Hotel site Lot 1 DP 152502, which has the proposed Mixed-Use zone applied to it. The Waitangi Estate is not an urban environment</p>
SD-UFD-02	<i><u>Urban</u> growth and development consolidated around existing reticulated networks within town centres, supporting a more compact <u>urban</u> form, affordability and providing for a mix of housing typologies.</i>	
SD-UFD-03	<i>Adequate <u>development infrastructure</u> in place or planned to meet the anticipated demands for housing and business activities.</i>	
SD-UFD-04	<i>Urban growth and development is resilient and adaptive to the impacts from <u>natural hazards</u> or climate change.</i>	

		<p>insofar as it is land set aside for the protection of historic heritage associated with the signing of the Te Tiriti o Waitangi and as a wider parkland type area intended for the recreation enjoyment of the New Zealand public. Other than water supply to the Treaty Grounds, the Estate is not serviced with reticulated 3 waters services.</p> <p>As non-urban environment, the adoption of special purpose zone over the Estate will not affect the strategic objectives for urban areas.</p>
Infrastructure and Electricity		
SD-IE-O1	<i>The benefits of <u>infrastructure and renewable electricity generation activities</u> across the district are recognised and provided for, while ensuring their adverse <u>effects</u> are well managed.</i>	The benefit of infrastructure and renewable electricity generation activities across the district is recognised and provided. The Waitangi Estate would place no additional burden on existing urban infrastructure and is largely self reliant in terms of 3 waters services. Waitangi Limited has expressed an interest in decreasing the Estates reliance on reticulated electricity services through the development of solar generation infrastructure. District-wide rules provide for this type of activity.
SD-IE-O2	<i><u>Infrastructure and renewable electricity generation activities</u> are protected from incompatible land use, <u>subdivision</u> and development that may compromise their effective operation, <u>maintenance</u> and upgrading.</i>	
Rural Environment		
SD-RE-O1	<i><u>Primary production</u> activities are able to operate efficiently and effectively and the contribution they make to the economic and social well-being and prosperity of the district is recognised.</i>	The proposed Rural Environment includes the following land use zones, Rural Production, Rural Lifestyle, Rural Residential and Settlement. The Rural Production Zone is the largest rural zone in the Far North District where primary production
SD-RE-O2	<i>Protection of <u>highly productive land</u> from inappropriate development to ensure its production potential for generations to come.</i>	

		<p>activities are prioritised. The other rural zones are un-serviced living zones at varying residential densities and where rural production activities may still be undertaken.</p> <p>As proposed the Rural Production Zone would apply to the majority of the Waitangi Estate lands including the Treaty Grounds. Rural production activity on the Estate is limited to leased pastoral grazing for dry stock cattle as a means to managing pastoral land. The removal of a rural zone over the Estate lands would not conflict with this strategic direction for the rural environment, particularly as rural production is not a priority activity on the Estate.</p>
Natural Environment (Environmental prosperity)		
SD-EP-O1	<i>A culture of stewardship in the community that increases the district's biodiversity and environmental sustainability.</i>	<p>The Waitangi Estate lands are within the coastal environment and contain natural environment features and values that are protected by the PDP. These include areas of indigenous vegetation, wetlands, coastal foreshore and estuarine environments. These features are subject to various Plan overlays that regulate their use and development. Waitangi Limited is activity engaged in the management of the Estate lands to protect its historic and natural environment values. The Estate land comprise in one managed landholding, many of the natural environment values found throughout the District. The Estate is accessible to the public via established roads, walking tracks, the Treaty</p>
SD-EP-O2	<i>Collaborative relationships with <u>iwi</u> and <u>hapū</u> in order to support <u>tangata whenua</u> to carry out their obligation and responsibility as kaitiaki.</i>	
SD-EP-O3	<i>Active management of ecosystems to protect, maintain and increase indigenous biodiversity for future generations.</i>	
SD-EP-O4	<i>Land use practices reverse climate change by enabling carbon storage and reducing carbon emissions.</i>	
SD-EP-O5	<i>The natural character of the <u>coastal environment</u> and outstanding natural features and landscapes are managed to ensure their long-term protection for future generations.</i>	
SD-EP-O6	<i>Areas of significant indigenous vegetation and significant habitats of indigenous fauna and protected for current and future generations.</i>	

		<p>Grounds. Development of the Estate is subject to rigorous considerations made by the Waitangi Board, and with input from Heritage NZ and mana whenua. PDP natural environment (and coastal) provisions would continue to apply in addition to special purpose land use zone, meaning that the proposal aligns with these strategic directions.</p>
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