




Initial Ecological Review for the Rezoning Submission for Muriwhenua Land

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1.0 Introduction

The Far North District Council have engaged Wildland Consultants to review the ecological components and provide technical ecological support for the Rezoning Submissions for the Proposed District Plan. I have reviewed the Muriwhenua Land Proposal and have the following initial feedback.

2.0 Review

The proposed rezoning includes a new 'Māori Purpose Rural Settlement' zone as shown in Diagram 5 of the submitters evidence. The proposed rezone will result in increased housing density in areas where vegetation has been identified as being of high ecological value. As such, the rezone and future development has the potential to result in adverse ecological effects such as:

- Loss of indigenous vegetation, including vegetation mapped as high ecological value
- Wetland and/or stream reclamation or drainage
- Fragmentation of habitats and increased edge effects
- Harm or disturbance to indigenous fauna, including avifauna, herpetofauna, bats, and aquatic animals
- Increased pest plants and animals (including predation pressure from pets)
- Run off from increased impervious surfaces
- Discharge of contaminants from on-site wastewater disposal systems
- Sediment discharge
- Barriers to fish passage
- Lighting disturbance to bats
- Bird mortality from window strike
- Accidental spread of pathogens

As this information has not been provided, I am unable to provide a review of the likely level of ecological effects of the proposal, or the appropriateness of the associated effects management actions (if any).

3.0 Recommendations

To review and understand the proposed rezone an assessment should be provided summarising the changes to provisions, including an evaluation of their potential effects. The assessment should also consider mitigation measures, including whether effects can be managed at the subdivision/development stage, or if additional zone provisions are needed to protect indigenous biodiversity.